

ORDINANCE NO. 1739 OF 2018

**ORDINANCE AMENDING THE GEOGRAPHICAL BOUNDARIES OF
ECONOMIC DEVELOPMENT DISTRICT NO. 1 OF THE CITY OF
RUSTON, STATE OF LOUISIANA**

WHEREAS, by Ordinance No. 1733 of 2018 (the “District Creation Ordinance”), pursuant to La. R.S. 33:9038.31, et seq., the Mayor and Board of Aldermen of the City of Ruston, Louisiana (the “City”) created Economic Development District No. 1 of the City of Ruston, State of Louisiana (the “District”), having geographical boundaries as set forth in the parcel list and map referred to in the District Creation Ordinance; and,

WHEREAS, the Mayor and Board of Aldermen of the City desire to amend the geographical boundaries of the District; and,

NOW THEREFORE, BE IT ORDAINED by the Mayor and Board of Aldermen of the City of Ruston, State of Louisiana, that:

§1. All of the above "Whereas" clauses are adopted as part of this Ordinance.

§2. Amendment of Geographical Boundaries of District. The geographical boundaries of the District are amended to those as described on the parcel list set forth in Exhibit A attached hereto and the map referred to therein.

§3. Severability. If any provision of this Ordinance shall be held to be illegal or invalid, such illegality or invalidity shall not affect any other provision of this ordinance, but this ordinance shall be construed and enforced as if such illegal or invalid provisions had not been contained herein. Any constitutional or statutory provision enacted after the date of this ordinance which validates or makes legal any provision of this ordinance which would not otherwise be valid or legal, shall be deemed to apply to this ordinance.

§4. Repealer. All Ordinances or resolution, or parts thereof, in conflict herewith are hereby repealed.

§5. Publication; Effective Date. This Ordinance shall be published one time in the official journal of the City and shall become effective in the manner provided by La. R.S. 33:406(C).

This Ordinance was introduced on November 5, 2018, by Alderwoman Angela Mayfield, Notice of Public Hearing was published on November 8, 2018. A Public Hearing was held, the title having been read and the Ordinance considered, on motion to adopt, by Alderwoman Carolyn Cage seconded by Alderwoman Angela Mayfield, a record vote was taken and the following result was had:

YEA:	ALDERWOMAN CAROLYN ELMORE CAGE ALDERMAN JEDD LEWIS ALDERWOMAN ANGELA R. MAYFIELD ALDERMAN JIM PEARCE ALDERMAN BRUCE SIEGMUND
-------------	--

NAY:	NONE
-------------	------

ABSENT:	NONE
----------------	------

WHEREUPON, the presiding officer declared the above Ordinance duly adopted on the 29th day of November, 2018.

ATTEST:

LAURA HARTT, CLERK

RONNY WALKER, MAYOR

EXHIBIT A
To Ordinance Amending District Boundaries

**PARCEL LIST AND WEB ADDRESS DISPLAYING MAP OF
ECONOMIC DEVELOPMENT DISTRICT NO. 1
OF THE CITY OF RUSTON, STATE OF LOUISIANA**
(Parcel list furnished by City of Ruston Economic Development 11/26/18)

MAP AVAILABLE AT:
http://www.ruston.org/downloads/ruston_economic_development_district_1_112918.pdf

<u>Parcel Owner Name (Business Name)</u>	<u>Parcel Address</u>	<u>Parcel No. / Business Assessment No.</u>	<u>Approx. Acreage</u>
Brister Enterprises, LLC (Brister's Smokehouse BBQ)	1420 Cooktown Road Ruston, LA 71270	14183138118/ 100318	0.94
Quarles Properties, LLC (Dairy Queen)	1428 Cooktown Road Ruston, LA 71270	14183138117/ 106266	0.94
JL Holding 1 LLC of Louisiana (Burger King)	1409 N Trenton Street Ruston, LA 71270	14183281002/ 100616	1.00
C & R Sweet Delights, LLC (Daylight Donuts)	108 Monticello Drive Ruston, LA 71270	02183367009/ 100652	0.44
Pinecrest of Ruston, Inc. (Orange Leaf Yogurt)	1516 N Trenton Street Ruston, LA 71270	13183000A01/ 104949	1.03
Wendelta Property Holdings, LLC (Wendy's)	1400 N Trenton Street Ruston, LA 71270	13183805318/ 101315	0.81
Haury, Karl E Jr (Captain D's)	1324 N Vienna Street Ruston, LA 71270	13183000026/ 100865	1.10
USA Stop & Save, LLC (Subway)	110 Woodward Avenue Ruston, LA 71270	13183000008/ 101042	0.67
North Vienna Properties (Peking)	1315 N Vienna Street Ruston, LA 71270	13183000015/ 101128	0.72
BR-J2911 Ruston Property Holding Co (Fit Blendz)	101 N Service Road E, #2 Ruston, LA 71270	13183026028/ TBD	0.20
BR-J2911 Ruston Property Holding Co (Little Caesars)	103 N Service Road E, #3 Ruston, LA 71270	13183026028/ 104236	0.20
Ruston Center, LLC (La Bamba)	207 N Service Road E Ruston, LA 71270	13183334001/ 105235	0.10
Ruston Center, LLC (Applebee's)	297 N Service Road E Ruston, LA 71270	13183APPLEB/ 103000	0.41
McDonald's Corp 88-17 (McDonalds's #5721)	301 N Service Road E Ruston, LA 71270	13183000020/ 100932	0.82
Pizza Pie, LLC (Rotolo's)	1314 Maxwell Boulevard Ruston, LA 71270	1318344401B/ TBD	0.87
Chick-Fil-A, Inc.	1206 Maxwell Boulevard	1318344401A/	1.39

(Chick-Fil-A)	Ruston, LA 71270	106583	
Ellis, Edwin C et al (Huddle House)	501 N Service Road E Ruston, LA 71270	13183745284/ 100991	0.46
Jedco Properties, LLC (Chili's)	649 N Service Road E Ruston, LA 71270	13183116129/ 100477	1.46
Jedco Properties, LLC (Raising Canes's)	659 N Service Road E Ruston, LA 71270	13183300001/ 100663	0.88
Celebrity Centre of Ruston, LLC (El Jarrito)	704 Celebrity Drive Ruston, LA 71270	13183000665/ 103578	0.10
Celebrity Centre of Ruston, LLC (Wingstop)	720 Celebrity Drive Ruston, LA 71270	13183000665/ 103026	0.10
Celebrity Centre of Ruston, LLC (Roly Poly)	732 Celebrity Drive Ruston, LA 71270	13183000665/ 105898	0.10
Kilpatrick Investments, LLC (Whataburger)	801 N Service Road E Ruston, LA 71270	13183809156/ 105255	1.37
Dauzat Investments, LLC (Logan's Roadhouse)	931 N Service Road E Ruston, LA 71270	13183111LOG/ 104737	1.36
SFP Pool Seven, LLC (Ronin Steak & Sushi House)	1419 Eagle Drive Ruston, LA 71270	13183000668/ 104028	4.89
SFP Pool Seven, LLC (Avocado's)	1429 Eagle Drive Ruston, LA 71270	13183000668/ TBD	4.89
Kees, Charles L & (Hot Rod Bar B Que)	1911 Farmerville Highway Ruston, LA 71270	18182000047/ 100599	0.35
Domangue's Steak & Seafood Family (Z Buffet)	1917 Farmerville Highway Ruston, LA 71270	18182135264/ 100670	0.66
Moojon Properties, LLC (Portico)	1821 Northpointe Lane Ruston, LA 71270	1818200PORT/ 103979	0.17
Magic Star Properties, LLC (El Jarrito)	2017 Farmerville Highway Ruston, LA 71270	18182000020/ 105269	0.37
Milner-Doull Partnership (Taco Bell #26920)	2103 Farmerville Highway Ruston, LA 71270	1818241201A/ 104268	1.04
BBWI Investments (Sonic #4973)	2105 Farmerville Highway Ruston, LA 71270	18182145282/ 100316	0.89
Ruston Petro Partners, LLC (Arby's)	2111 Farmerville Highway Ruston, LA 71270	18182187666/ 104575	0.73
6-K Development, LLC (Johnny's Pizza)	2029 E Kentucky Avenue Ruston, LA 71270	18182000848/ 105881	0.86
6-K Development, LLC (Eskamoe's)	1913 E Kentucky Avenue Ruston, LA 71270	18182003103/ 104530	2.81
6-K Development, LLC (Teriyaki Grill)	1913 E Kentucky Avenue Ruston, LA 71270	18182003103/ 104570	2.81

Chhay, Sonika (In-N-Out Donuts)	2375 Hwy 33 Ruston, LA 71270	07182COM01B/ TBD	0.70
Moose's Cabin, LLC (Log Cabin)	1906 Farmerville Highway Ruston, LA 71270	18182000022/ 101055	1.58
WH Capital, LLC (Waffle House)	1121 Cooktown Road Ruston, LA 71270	23183064007/ 100128	0.50
Johnny's Pizza House, Inc. (Johnny's Pizza)	1109 Cooktown Road Ruston, LA 71270	23183000052/ 101139	0.75
Ruston Rentals, LLC (Subway)	1105 Cooktown Road Ruston, LA 71270	23183114001/ 100916	0.60
Mueller, Michael H (Domino's)	995 Tech Drive Ruston, LA 71270	23183132001/ 100875	0.36
Griffs of America, Inc. (Griff's)	815 W California Avenue Ruston, LA 71270	26183107003/ 100947	0.42
Ruston Rentals, LLC (In-N-Out Donuts)	802 W California Avenue Ruston, LA 71270	26183092B02/ 104863	0.12
D & B Enterprises of Ruston, LLC (Sam's Southern Eatery)	703 W California Avenue Ruston, LA 71270	26183245300/ 106639	0.55
Flemto California, LLC (Subway)	701 W California Avenue Ruston, LA 71270	26183245302/ 100195	0.50
Community Real Estate Investments (Nina's Eatery)	601 W California Avenue Ruston, LA 71270	26183245E18/ 106624	0.40
BBWI Investments, A Limited Partner (Sonic #2797)	507 W California Avenue Ruston, LA 71270	26183245280/ 101232	0.65
Ruston Rentals, LLC (Papa John's)	503 W California Avenue Ruston, LA 71270	26183245888/ 100137	0.33
Thirty Year Partnership, LLC (Popeye's)	501 W California Avenue Ruston, LA 71270	261832452A5/ 101143	0.66
Fast Foods of Monroe, Inc. (Church's)	407 W California Avenue Ruston, LA 71270	26183245205/ 100909	0.69
Mercer, Robert L (El Jarrito)	306 W California Avenue Ruston, LA 71270	26183931B04/ 100701	0.76
Doull, James et al (Taco Bell #23192)	301 W California Avenue Ruston, LA 71270	26183245104/ 101262	0.55
T & K Investment Property, LLC (KFC)	211 W California Avenue Ruston, LA 71270	26183249001/ 101026	0.40
Cardwell, Douglas (In-N-Out Donuts #2)	206 W California Avenue Ruston, LA 71270	2618393030A/ 106259	0.46
Hamilton Jones & Mays Bldg Partner (Jimmy John's)	600 S Trenton Street Ruston, LA 71270	2618324952a/ 106317	0.25
Potts, Truman A	1314 S Vienna Street	25183000120/	0.26

(Rib Shack)	Ruston, LA 71270	104029	
McDonalds Corp (McDonalds #12543)	400 S Trenton Street Ruston, LA 71270	26183929A02/ 100933	0.96
Watson, Perry W Jr & (Taqueria Mi Casa)	202 W Louisiana Avenue Ruston, LA 71270	23183985A08/ 106383	0.06
First Baptist Church of Ruston, LA (The Depot)	211 Railroad Avenue Ruston, LA 71270	23183985019/ not on tax rolls	0.33
Davis, Bert & (Dawg House)	102 Homer Street Ruston, LA 71270	23183992001/ 100860	0.51
SLM Investments, LLC (Nana's Soulfood)	400 W Alabama Street Ruston, LA 71270	23183925E32/ 105957	0.25
Railway Coffee, LLC (Railway Coffee)	202 W Mississippi Avenue Ruston, LA 71270	23183963001/ 105962	0.03
Park Avenue Plaza, LLC (Roma Italian Restaurant)	102 N Monroe Street Ruston, LA 71270	23183984017/ 105254	0.23
Webb, Dallas N & Juanita A W (Champ Sports Bar & Restaurant)	101 N Trenton Street Ruston, LA 71270	23183984A01/ 106675	0.08
Ballina Farms, Inc. (Starbuck's)	1200 Cooktown Road Ruston, LA 71270	23183069008/ 102712	0.40
A & M Restaurant Operations, LLC (Zaxby's)	1103 S Service Road W Ruston, LA 71270	23183069021/ 105281	0.89
S & B of Ruston, Inc. (Flying Burger)	1104 Cooktown Road Ruston, LA 71270	23183194934/ 106581	1.20
DUB Investments Ruston, LLC (Smoothie King)	1100 Cooktown Road Ruston, LA 71270	23183000017/ 100190	0.40
Realty Income Corp (Pizza Hut)	1103 N Trenton Street Ruston, LA 71270	24183000048/ 101098	0.52
Graham Properties, LLC (Parish Press)	1007 N Trenton Street Ruston, LA 71270	23183001009/ 100314	2.95
Sky Blue Sky, LLC (Utility Brewing)	206 N Vienna Street Ruston, LA 71270	24183973188/ 106718	0.05
Baldwin Interest, LLC (RAW)	114 W Park Avenue Ruston, LA 71270	24183971009/ 103973	0.25
Baldwin Interest, LLC (Social Bites)	106 W Park Avenue Ruston, LA 71270	24183971009/ 104540	0.25
Moose's Restaurant, LLC (Ponchatoula's)	109 W Park Avenue Ruston, LA 71270	24183972004/ 100244	0.07
Van Zandt Ventures, LLC (Sundown Tavern)	111 W Park Avenue Ruston, LA 71270	24183972005/ 101255	0.14
Triple L Holdings, LLC (Uptown Downtown)	94 S Vienna Street Ruston, LA 71270	24183900001/ 106717	0.14

Old Main Investments, LLC (Newk's)	301 S Vienna Street Ruston, LA 71270	24183908311/ 105980	0.89
Desoto Development Co, LLC (Mi Casa Latin Restaurant)	601 S Vienna Street Ruston, LA 71270	2518324771A/ TBD	0.45
Rosemary's Kitchen, LLC (Rosemary's Kitchen)	400 S Bonner Street Ruston, LA 71270	25183909015/ 104563	0.56
Backus, Joe C and (Amigos)	307 E Georgia Avenue Ruston, LA 71270	24183321307/ 103609	0.23
Fanning, Howard W (Southern Classic Chicken)	1010 E Georgia Avenue Ruston, LA 71270	24183000100/ 100672	1.11
Waffle House, Inc. (Waffle House #2233)	1506 Farmerville Highway Ruston, LA 71270	19182000026/ 106656	1.01
Food Truck (Tacos the Guero)	105 N Service Road E Ruston, LA 71270	13183334001/ 	0.10
City of Ruston (Grown & Grazed)	93 Railroad Avenue Ruston, LA 71270	24183702315/ 	0.79
Dade, Anthony et al (Dade Boy Café)	810 S Farmerville Street Ruston, LA 71270	25183077019/ 	0.36
MIC RLA, LLC (Hampton Inn)	1315 N Trenton Street Ruston, LA 71270	14183900019/ 100957	2.15
Going Yard, LLC (Courtyard Marriott)	1309 Maxwell Boulevard Ruston, LA 71270	13183136584/ 106582	3.35
Ruston Choice Hotels, LLC (Quality Inn)	1951 N Service Road E Ruston, LA 71270	18182000A20/ 101152	1.31
Sunrise Hospitality VI, LLC (Holiday Inn Express)	1312 Hospitality Street Ruston, LA 71270	18182562003/ 106300	2.94
Govin Group (Super 8)	1101 Cooktown Road Ruston, LA 71270	23183000060/ 101258	1.42
Ruston Lodging, Inc. (Travel Inn)	1705 W California Avenue Ruston, LA 71270	27183117S05/ 101136	0.86
SIS of Ruston, LLC (Sleep Inn & Suites)	106 S Service Road E Ruston, LA 71270	24183000720/ 103030	2.11
Ruston Lodging Partners, LLC (Best Western Plus)	1011 Willow Glen Drive Ruston, LA 71270	24183WGCP01/ 106584	2.16
Kilpatrick Hotels Number One, LLC (Fairfield Inn)	1707 Roberta Avenue Ruston, LA 71270	19182000007/ 103027	2.70
La Dhillon Investments, LLC (Country Inn & Suites)	1825 Roberta Avenue Ruston, LA 71270	19182122263/ 100065	2.34
City of Ruston Louisiana (Sports Complex)	Farmerville Street Ruston, LA 71270	36183167001	53.10
City of Ruston Louisiana	S Vienna Street	36183000057	0.98

(Sports Complex)	Ruston, LA 71270		
City of Ruston Louisiana (Sports Complex)	1901 S Vienna Street Ruston, LA 71270	36183COR124	0.41
City of Ruston Louisiana (Sports Complex)	S Vienna Street Ruston, LA 71270	36183000018	3.49
City of Ruston Louisiana (Sports Complex)	Ball Park Road Ruston, LA 71270	36183167761	54.80
City of Ruston Louisiana (Sports Complex)	2317 S Vienna Street Ruston, LA 71270	36183000028	23.45
City of Ruston Louisiana (Sports Complex)	S Vienna Street Ruston, LA 71270	36183COR735	3.97
City of Ruston Louisiana (Sports Complex)	Farmerville Street Ruston, LA 71270	36183130790	3.30
City of Ruston Louisiana (Sports Complex)	2505 S Vienna Street Ruston, LA 71270	36183000093	13.66
City of Ruston (Sports Complex)	Farmerville Street Ruston, LA 71270	36183000198	6.29
Town of Ruston (Sports Complex)	Farmerville Street Ruston, LA 71270	25183000900	3.00 partial parcel
Town of Ruston (Sports Complex)	McAllister Street Ruston, LA 71270	36183000111	4.00
City of Ruston (Sports Complex)	Farmerville Street Ruston, LA 71270	36183122911	11.62
City of Ruston (Sports Complex)	Farmerville Street Ruston, LA 71270	36183000888	12.17
City of Ruston Louisiana (Sports Complex)	2201 Farmerville Street Ruston, LA 71270	36183954349	14.45
Vienna Street U-Pak-It, Inc. (Cajun Crawdads Foodtruck)	504 S Vienna Street Ruston, LA 71270	25183911003/	0.48
Estes, Brian D (Ruston Crawfish Shack)	1300 Farmerville Hwy Ruston, LA 71270	19182893100/ not on tax roll	0.38
Brasuell, Alfa A Jr. (Crawfish Stand)	1006 Cooktown Road Ruston, LA 71270	23183000065/ not on tax roll	0.60