

ORDINANCE NO. 495-2024

**AN ORDINANCE OF THE CITY OF YOUNGSVILLE, LOUISIANA
AUTHORIZING THE CITY OF YOUNGSVILLE TO SELL CERTAIN IMMOVABLE
SURPLUS PROPERTY LOCATED AT 301 FOURTH STREET, YOUNGSVILLE,
LOUISIANA, WHICH IS NOT NEEDED FOR PUBLIC PURPOSES**

BE IT ORDAINED by the Mayor and City Council of the City of Youngsville that:

WHEREAS, the City of Youngsville is the owner of immovable property and all improvements thereon, located at the 301 Fourth Street, Youngsville, Louisiana, 70592 (the “Property”), more particularly described as follows:

That certain tract or parcel of ground, together with all improvements located thereon, situated in Section 7, Township 11 South, Range 5 East, measuring ninety-six feet (96’) by ninety-six feet (96’) and containing 0.212 acres, more or less and designated as the western half (W/2) of Lot #1 Block 11 of the Town of Youngsville all as more fully shown on that plat of survey prepared by Roamin Francez dated February 24, 1890 and filed of record with Act No. 21789 of the records of Lafayette Parish.

Being the same property acquired by the Village of Youngsville by Cash Sale dated November 22, 1957, and recorded in the records for the Parish of Lafayette under entry number 35891.

WHEREAS, under the provisions of La. R.S. 33:4712, a municipality may sell or otherwise dispose of property to private persons at a public or private sale which is, in the opinion of the governing authority, not needed for public purposes; and

WHEREAS, it is the opinion of the City Council for the City of Youngsville that the property is no longer needed for a public purpose and shall be declared surplus property by City of Youngsville; and

WHEREAS, selling this property will allow for development of the property and allows the City of Youngsville to repurpose all proceeds of the sale for the benefit of the community; and

WHEREAS, on July 18, 2024, Associated Appraisers, Ltd. performed a residential appraisal report for the Property, and determined that the market value of the Property is Thirty Thousand Dollars (\$30,000) Dollars (the “Fair Market Value”).

NOW, THEREFORE, BE IT FURTHER ORDAINED by the City Council of the City of Youngsville that:

SECTION 1: The aforescribed “WHEREAS” clauses are herein adopted as part of this ordinance.

SECTION 2: The City of Youngsville is hereby authorized and directed to sell the Property at a public or private sale on the terms and conditions set forth herein.

SECTION 3: The Property shall be sold for a price not less than the Fair Market Value and the Mayor shall have authority to reject any and all bids.

SECTION 4: The City of Youngsville shall adhere to all requirements of state law pertaining to the sale property no longer needed for public purposes, including, without limitation, those set forth at La. R.S. 33:4712 and 33:4712.12.

SECTION 5: The Property shall be sold “as-is, where-is,” without any warranty of title, expressed or implied. Likewise, the City does not warrant the fitness of any improvements situated thereon. The act transferring the Property from the City of Youngsville to the purchaser shall contain language expressly excluding all such warranties as well as a waiver by Purchaser for any redhibition claims Purchaser may assert now or in the future.

SECTION 6: In accordance with La. R.S. 33:4712(C), any opposition to this Ordinance shall be made in writing and filed with the Clerk of the City of Youngsville within fifteen days after its first publication, which shall occur following introduction of this Ordinance but prior to the adoption hereof.

SECTION 7: The Mayor of the City of Youngsville is hereby authorized to execute any and all documents necessary to carry out the sale of the Property or take any action in furtherance or necessary to complete the terms and intent of this Ordinance.

SECTION 8: In accordance with La. R.S. 33:4712(C), this Ordinance shall become effective ten (10) days after its passage.

This ordinance having been introduced on September 12, 2024 was submitted for a vote and the vote therein was as follows:

YEAS:

NAYS:

ABSENT:

ABSTAIN:

The ordinance was adopted on this the 10th day of October, 2024.

Ken Ritter, Mayor

Nicole Guidry, City Clerk

LEGAL NOTICE

NOTICE OF INTENTION FOR A PUBLIC HEARING TO CONSIDER ADOPTION OF ORDINANCE NO. 495-2024 DECLARING IMMOVABLE SURPLUS PROPERTY AND AUTHORIZING DISPOSITION OF SUCH PROPERTY

WHEREAS, La. R.S. 33:4712 authorizes any political subdivision of the state to sell immovable surplus property at public auction or by other methods provided by law for such sales; and

WHEREAS, the governing authority believes the property described below is surplus property, that is not useful or needed for a public purpose; and

WHEREAS, said property is more particularly described as follows:

That certain tract or parcel of ground, together with all improvements located thereon, situated in Section 7, Township 11 South, Range 5 East, measuring ninth-six feet (96') by ninety-six feet (96') and containing 0.212 acres, more or less and designated as the western half (W/2) of Lot #1 Block 11 of the Town of Youngsville all as more fully shown on that plat of survey prepared by Roamin Francez dated February 24, 1890 and filed of record with Act No. 21789 of the records of Lafayette Parish.

Being the same property acquired by the Village of Youngsville by Cash Sale dated November 22, 1957, and recorded in the records for the Parish of Lafayette under entry number 35891.

LOCATED AT 301 FOURTH STREET

WHEREAS, an appraisal of the property was conducted by Associated Appraisers, Ltd. certification #G0861, on July 18, 2024, and the appraisal returned a fair market value of \$30,000 for the property; and

WHEREAS, the property will be listed for sale in accordance with the provisions of R.S. 33:4712.12; and

WHEREAS, this ordinance was introduced by councilmembers ----- and ----- in lawful session of the governing authority on September 12, 2024.

THE GOVERNING AUTHORITY WILL MEET ON THURSDAY, OCTOBER 10, 2024 AT 6:00 PM, IN THE COUNCIL CHAMBERS LOCATED AT 201 IBERIA STREET, YOUNGSVILLE, LA, AT WHICH TIME A PUBLIC HEARING WILL BE HELD.