

**West Calcasieu Parish Community Center Authority
Board of Directors-Special Meeting
April 22, 2015
West Cal Arena & Events Center
Sulphur, Louisiana**

Meeting was called to order at 4:00 p.m. by Coy Vincent

ROLL CALL:

Roll call was made with the following results:

Present: Coy Vincent-Chairman	Meg Lovejoy-Vice Chairman
Greg Robertson-Secretary/Treasurer	George Vincent-Board Member
Evelyn White-Board Member	Mike O'Quinn-Board Member
Adrian Moreno-Executive Director	Joyce Anderson-Operations Manager

Absent: J.C. Cormier-Board Member

AMENDMENTS, ADDITIONS, DELETIONS TO THE PROPOSED AGENDA:

Meg Lovejoy made a motion to accept the proposed agenda as presented. Greg Robertson seconded the motion. All voted and approved.

Review and discuss request from CPPJ-Go Group

The Southwest Louisiana Task Force for Growth and Opportunity (GO Group), a division of the CPPJ which facilitates the coordination of programs, projects, construction, and other activities among participating agencies throughout the Parish is formally requesting the usage of the Events Center on June 23, 2015 at 2:00 p.m. for a member meeting and again on July 16, 2015 at 6:00 p.m. for a public forum.

After discussion, Greg Robertson made a motion to allow the Calcasieu Parish Police Jury's GO Group organization to utilize the Events Center facility at no charge for the requested dates of June 23 and July 16, 2015. Meg Lovejoy seconded the motion. All voted and approved.

Review and discuss surplus and unusable property

Mr. Moreno informed the board of a recent meeting with the representative from the Opelram Group, a real estate group who owns the property to the East of the Arena parking lot and North of the facilities main entrance drive. The purpose of the meeting was to discuss the excess property the Authority purchased several years ago to facilitate the entrance road for the facility.

Mr. Moreno gave a brief update on how the property for the entrance road was acquired. During the preliminary design of the property, several tracks of land were purchased from multiple land owners with the idea that a four lane boulevard would be constructed and serve as the primary entrance and exit roads for the Authorities development. A section of property eighty feet wide was purchased from one land owner while the remaining property, roughly a 40 foot wide strip was purchased at a

discounted rate while the remainder of the value was donated by the Opelram group. The group is reaching out to the Authority regarding the use of that property and future development.

Several years back when the development of the Events Center moved to the north side of the Arena, the Authority dispensed with the notion of needing a four lane boulevard at its current location. The Opelram group have a potential developer interested in purchasing their property but have several issues at hand. First, the current road in question has yet to be officially adopted by the City of Sulphur as a dedicated city road, leaving the developer no frontage access. Secondly, although the Authority allotted future curb cuts in the final selling documents from the original land purchase with Opelram, the developer needs to address the city required set-backs due to the right-away between the road and their property. The Opelram group is requesting the Authority sell this property back to assist with this issue.

After discussion, Greg Robertson made a motion to adopt a resolution to request that the City of Sulphur adopt and maintain the entrance road from Hwy 1256 to the entrance gate of the Authorities property. Meg Lovejoy seconded the motion. All voted and approved

Dr. George Vincent made a motion to deem the property in question, located to the north of the entrance road, a roughly 40 foot wide x 1,300 foot long section of the Authorities property as surplus and unusable. Evelyn White seconded the motion. All voted and approved.

ADJOURNMENT:

With no further business to discuss, Coy Vincent entertained a motion to adjourn.