

## ST. CHARLES PARISH PUBLIC NOTICES



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Michael A. Mobley  
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Division B  
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### Public Notice

#### PLANNING & ZONING COMMISSION

THE ST. CHARLES PARISH PLANNING & ZONING COMMISSION WILL MEET ON JANUARY 9, 2025 AT 6:00 P.M. IN THE COUNCIL CHAMBER OF THE PARISH COURTHOUSE LOCATED AT 15045 RIVER ROAD, HAHNVILLE TO HEAR:

**2024-11-HOP** requested by **Victoria Bourg** for a home occupation – "Victoria M. Bourg, CPA, LLC" an accounting service – at **411 Honeysuckle Drive, Norco**, Council District 6  
**2024-12-HOP** requested by **Zachary Falgout** for a home occupation – "DuckDown Charters" a hunting and fishing guide service – at **210 Mimosa Avenue, Luling**, Council District 7.

**2024-13-HOP** requested by **Tawanda Thomas** for a home occupation – "Heart Arrangements Floral Designs, LLC" – at **579 Cypress Drive, Luling**, Council District 2.

**2024-18-MIN** requested by Andrew Lemmon for Simoneaux Family Land, LLC for a subdivision of undivided land into two lots, **3945 and 4381 Bayou Gauche Road, Bayou Gauche**, Zoning Districts R-1A(M) and W, Council District 4.

**2024-20-MIN** requested by Lynnette Richards for a subdivision of one lot into two, **106 Early Street, Paradis**, Zoning District R-1A(M), Council District 4.

**2024-21-MIN** requested by Denver Penilloux et als. for a subdivision of three lots into five, **17956 and 17962 River Road, Montz**, Zoning Districts B-2, R-1A(M) and O-L, Council District 6.

**2024-21-R** requested by **Danny Alexander** for a change of zoning from R-1A(M) to R-2 on Lots 35 and 36, Oak Ridge Park Subdivision, **925 and 935 Paul Fredrick Drive, Luling**, Council District 1.

**2024-22-R** requested by **Pether Alonso** for a change of zoning from R-1A to M-1 on Lot 127X, Coteau de France, **16076 Hwy 631, Paradis**, Council District 4.

**2024-23-R** requested by **Bruce Pitre and Robin Rogers** for a change of zoning from C-1 to R-1A(M) on a Portion of Lot 1, P.R. Vicknair Property, **167 Post Street, Killona**, Council District 1.

**2024-24-R** requested by **Malcolm Darenbourg, III for M.A.D. III, LLC** for a change of zoning from C-2 to C-3 on Lot 25A, Good Hope Subdivision Annex "C", **196 Good Hope Street, Norco**, Council District 6.

ALTERNATE DATE: None  
PUBLISH: 12/26, 1/2, 1/9

### Public Notice



#### ADVERTISEMENT FOR BIDS

##### A. PROJECT IDENTIFICATION

Sealed bids are requested by St. Charles Parish School Board from general contractors for construction of:

#### ST. CHARLES PARISH SCHOOL BOARD LULING ELEMENTARY SCHOOL BUILDINGS B, C & D RENOVATION

Bids will be received at the **St. Charles Parish School Board**, Physical Plant Services, 13855 River Road, Luling, Louisiana 70070 at 2:00 P.M., LOCAL TIME, JANUARY 28, 2025, at which time the bids will be publicly opened and read aloud in the St. Charles Parish School Board Annex Conference Room.

##### B. BID DOCUMENTS AND DEPOSITS

Complete Bid Documents for this project are available in electronic form. They may be obtained without charge and without deposit by visiting the public projects area at [www.cityblueprint.com](http://www.cityblueprint.com). Printed copies are not available from the Designer, but arrangements can be made to obtain them through City Blueprint & Supply Co. or most other reprographic firms. Please note that Plan holders are responsible for their own reproduction costs. Questions about this procedure shall be directed to:

City Blueprint & Supply Co.  
1904 Poydras Street  
New Orleans, LA 70112  
504-522-0387  
[planroom@cityblueprint.com](mailto:planroom@cityblueprint.com)

Bidding documents are also available at [www.wearencps.org](http://www.wearencps.org) under "Resources," select "Online Bids, RFP's, etc."

All other questions regarding the scope of work of the project should be directed to the Project Architect in writing via email only: [tabb@murnyarchitects.net](mailto:tabb@murnyarchitects.net).

##### C. BID SECURITY AND PERFORMANCE AND PAYMENTS BONDS

Bids must be accompanied by a bid security at least equal to five percent (5%) of the base bid and all additive alternates in the form of a certified check, cashier's check or bid bond. The successful bidder will be required to furnish a performance bond and a payment bond, each in an amount equal to one hundred percent (100%) of the contract amount.

Contract, if awarded, will be on the basis of the lowest responsive and responsible bidder, if within the budget. No bid may be withdrawn for a period of 45 days after bid opening except as provided by law.

Bidders must meet the requirements of the State of Louisiana Contractor's Licensing Law, R.S. 37:2151 et seq.

##### D. REJECTION OF BIDS

St. Charles Parish School Board reserves the right to award the project on whatever basis is in the interest of the Owner and to accept or reject any or all bids and to waive technicalities and informalities as allowed by law.

##### E. PRE-BID CONFERENCE

A PRE-BID CONFERENCE will be held at the **St. Charles Parish School Board Annex Conference Room**, 13855 River Road, Luling, LA on **JANUARY 14, 2025, at 2:00 PM**. Attendance at this pre-bid conference is **Mandatory**.

##### F. ADVERTISEMENT DATES

LEGAL AD TO RUN:  
December 26, 2024  
January 2, 2025  
January 9, 2025

St. Charles Parish Public Schools  
Ellis A. Alexander, President  
Dr. Ken Oertling, Superintendent  
13855 River Road  
Luling, LA 70070

### Public Notice

#### ST. CHARLES PARISH ZONING BOARD OF ADJUSTMENT

THE ST. CHARLES PARISH ZONING BOARD OF ADJUSTMENT WILL MEET ON JANUARY 16, 2025 AT 6:00 P.M. IN THE COUNCIL CHAMBER OF THE PARISH COURTHOUSE LOCATED AT 15045 RIVER ROAD, HAHNVILLE TO HEAR:

##### NEW CASES:

**2024-52-ZBA** requested by **Gregory & Stacey Jacob** to allow an accessory building to occupy more than 25% of the required rear yard, **381 Evangeline Road, Montz**, Zoning District R-1A, Council District 6.

ALTERNATE DATE: 1/23  
PUBLISH 1/2, 1/9, 1/16

### Public Notice

Notice is hereby given, pursuant to Article IV, Section 21(D)(1) of the Louisiana Constitution and Louisiana Public Service Commission General Order 7/1/2019 (Docket R-34738), that on December 30, 2024, Entergy Louisiana, LLC ("ELL"), a public utility providing retail electric and gas service in various parishes throughout the State of Louisiana, filed with the Louisiana Public Service Commission ("LPSC") an Application ("Application") for recovery in rates of costs related to Hurricane Francine.

The Application requests that the LPSC, among other things: (1) find the costs incurred by ELL in restoring serving and repairing its facilities in the wake of Hurricane Francine, totaling \$183,572,459, to be reasonable and necessary and, therefore, eligible for recovery from customers; (2) specify and approve the functionalization of the costs incurred by ELL in responding to Hurricane Francine; (3) as to the distribution-related capital costs incurred by ELL in responding to Hurricane Francine (the "Francine Distribution Capital Costs"), approve ELL's authority to recover those costs pursuant to Section 3.A.1 or, alternatively, through Section 3.C of the Formula Rate Plan Rider Schedule FRP ("Rider FRP"), approve the recovery of the functionalized Francine Distribution Capital Costs pursuant to the terms (except the cap) of the Distribution Recovery Mechanism ("DRM") of Rider FRP, and vote to take up, and approve, at the LPSC's February 2025 Business and Executive Session recovery by ELL of the Francine Distribution Capital Costs through Rider FRP on an interim basis, subject to refund and true-up, with such interim rate adjustment beginning with the first billing cycle for March 2025 and pending such time as the LPSC completes its full prudence review and the LPSC's Order becomes final; (4) authorize ELL to recover carrying costs on the Francine Distribution Capital Costs from the date on which the storm costs were incurred until the date ELL begins recovering its storm costs through rates; (5) as to the operations and maintenance costs incurred by ELL in responding to Hurricane Francine and the referenced carrying costs, affirm ELL is authorized to withdraw \$30,000,000 from ELL's previously funded storm escrow for those costs; and (6) grant such other relief to which ELL shows itself to be entitled.

The estimated bill effect of the costs sought by ELL in the Application for responding to Hurricane Francine is an estimated increase of \$0.80 per month for a residential customer that receives 1,000 kWh of electric service per month, with an annualized typical monthly bill for such a customer increasing from \$127.44 per month to an estimated \$128.24 per month.

For questions and comments regarding ELL's filing, please call the LPSC toll free at (800) 256-2397. Additionally, the filing, including its attachments may be viewed in the Records Division of the LPSC at the following address:

Records Division  
602 N. 5<sup>th</sup> Street, 12<sup>th</sup> Floor  
Baton Rouge, Louisiana 70802  
Telephone: (225) 342-3157

ENERGY LOUISIANA, LLC  
\$62.20

PUBLISH: January 9, 2025

### Public Notice

#### ORDINANCES AND RESOLUTIONS INTRODUCED FOR PUBLIC HEARING BY THE ST. CHARLES PARISH COUNCIL, ON MONDAY, JANUARY 27, 2025, 6:00 P.M., COUNCIL CHAMBERS, PARISH COURTHOUSE, 15045 RIVER ROAD, HAHNVILLE:

**2024-0441** (1/6/25, Jewell, M. Bingham)

An ordinance approving and authorizing the execution of Amendment No. 1 to Ordinance No. 22-1-2, which approved a Professional Services Agreement with EJES Inc., to perform engineering services for Kinler and Paul Frederick Roadway and Drainage Improvements (Project No. P210704), in the not to exceed amount of \$547,877.00.

**2025-0001** (1/6/25, Jewell, M. Bingham)

An ordinance approving and authorizing the execution of Amendment No. 3 to Ordinance No. 22-7-2, which approved the Professional Services Agreement with Digital Engineering & Imaging, Inc., to perform planning services for Road Maintenance 2022-23 (Project No. P220501), in the amount of \$90,086.00.

PUBLISH: January 9, 16, 23, 2025

### Public Notice

We are applying to the Commissioner of Alcohol and Tobacco Control of the State of Louisiana for a permit to sell beverages of **Low & High** alcohol content at retail in the Parish of St. Charles at the following address:

**E Killona Store LLC**  
158 Killona Dr.  
Killona, LA 70057  
Owner: Cheryl / Iyad Rabee

PUBLISH: January 2 & 9, 2025

### Public Notice

We are applying to the Commissioner of Alcohol and Tobacco Control of the State of Louisiana for a permit to sell beverages of **Low & High** alcohol content at retail in the Parish of St. Charles at the following address:

**KS Discount Express**  
12139 Highway 90  
Luling, LA 70070  
Member: Fouad Azaar

PUBLISH: January 2 & 9, 2025

### Public Notice

"Anyone knowing the whereabouts of a certain Promissory Note payable to ARGENT MORTGAGE COMPANY, LLC, executed by JULIETTE SUAREZ HARLOW, and dated August 15, 2006, from dated until paid, and providing reasonable attorney fees, and all charges associated with the collection of same. Please contact Herschel C. Adcock, Jr., Attorney at Law, at P.O. Box 87379, Baton Rouge, LA 70879-8379, (225) 756-0373."

PUBLISH: January 9, 16, & 23, 2025

### Public Notice

We are applying to the St. Charles Parish Sheriff's Office for a permit to conduct the **St. Charles Borromeo's Top Chef Cookoff** at the Front parking lot of SCB at 13396 River Rd., Destrehan, LA 70047 in the Parish of St. Charles. Alcohol will be served at this event.

The time of the event:  
**March 22 2025 from 11:30am - 2:30pm**

Publish: January 9 & 16, 2025

**Sheriff's Sale**

**SHERIFF'S SALE  
SHERIFF'S OFFICE  
Suit No: (45) 94508-C  
Date: Friday, November 01, 2024  
FIRST AMERICAN BANK AND  
TRUST**

vs

**JOEL FAUCHEUX III AND  
NICHOLE FAUCHEUX  
GREG CHAMPAGNE, SHERIFF  
P.O. Box 426  
HAHNVILLE, LA 70057  
Parish of St. Charles  
29th Judicial District Court  
State of Louisiana**

By virtue of and in obedience to a Writ of SEIZURE AND SALE directed to me by the Honorable 29TH JUDICIAL DISTRICT COURT in and for the PARISH OF ST. CHARLES, State of Louisiana, dated: SATURDAY, SEPTEMBER 21, 2024, in the above entitled and numbered cause, I shall proceed to sell at public auction at the principal front door of the Courthouse of which the Civil District Court of the Parish of St. Charles is held on WEDNESDAY, JANUARY 15, 2025, at 10:00 A.M., to the last and highest bidder for cash, the following described property, to wit: ONE CERTAIN LOT OR PARCEL OF GROUND, together with all buildings and improvements thereon and all rights, ways, privileges and servitudes belonging or in anywise appertaining, situated in Des Allemands, in the Parish of St. Charles, State of Louisiana, as per plan of survey by E.M. Collier, Surveyor, dated November 23, 1953, and according to said survey said portion of ground is designated as LOT THREE (3) and TWELVE (12) FEET OF LOT 4, adjoining Lot 3, said Lot 3 and Twelve Feet of Lot 4 adjoining Lot 3 together measure One Hundred Sixty-Two (162) feet, by a depth along line of remaining portion of Lot 4 of Seventy-One (71) feet, subject to restrictions, servitudes, rights-of-way and outstanding mineral rights or record affecting the property. Improvements thereon bear Municipal No. 208 Tregle Lane, Des Allemands, LA 70030

And from the proceeds of said sale to pay petitioner by preference over all other claims, the sum of: **ONE HUNDRED AND SEVENTEEN THOUSAND THREE HUNDRED AND NINE-TY-EIGHT AND SEVENTY-FIVE (\$117,398.75) DOLLARS**, along with interest and attorney's fees and all other costs including my own costs and charges.

**TERMS AND CONDITIONS OF SALE: CASH IN THE FORM OF A CASHIER'S CHECK DUE BY 2:00 P.M. PAY OF THE SALE. PUBLISH ON: December 12, 2024 January 9, 2025**

**GREG CHAMPAGNE-SHERIFF & EX-OFFICIO TAX COLLECTOR  
ST. CHARLES PARISH  
ATTORNEY FOR PLAINTIFF:  
Wayne A. Maiorana  
3510 Causeway Blvd., Suite 300  
Metairie, LA 70005  
504-837-9040  
SCSO-CIV-209-0402**

**Sheriff's Sale**

**SHERIFF'S SALE  
SHERIFF'S OFFICE  
Suit No: (45) 94435-C  
Date: Tuesday, October 29, 2024  
METAIRIE BANK & TRUST  
COMPANY**

vs

**BRENT C. DEEMER, JR. AND  
SHANNON A. DEEMER  
GREG CHAMPAGNE, SHERIFF  
P.O. Box 426  
HAHNVILLE, LA 70057  
Parish of St. Charles  
29th Judicial District Court  
State of Louisiana**

By virtue of and in obedience to a Writ of SEIZURE AND SALE directed to me by the Honorable 29TH JUDICIAL DISTRICT COURT in and for the PARISH OF ST. CHARLES, State of Louisiana, dated: TUESDAY, OCTOBER 15, 2024, in the above entitled and numbered

cause, I shall proceed to sell at public auction at the principal front door of the Courthouse of which the Civil District Court of the Parish of St. Charles is held on WEDNESDAY, JANUARY 15, 2025, at 10:00 A.M., to the last and highest bidder for cash, the following described property, to wit: State of Louisiana, Parish of St. Charles, Lot 36, Riverbend Estates. COB 888/745 447203 sale Antoinette Ferrara and Nicolas Nassar to Shannon and Brett Deemer Dated 2/20/2020 filed 2/27/2020. Municipal No. 215 Rue Landry, St. Rose, LA 70087

And from the proceeds of said sale to pay petitioner by preference over all other claims, the sum of: **SEVENTY-TWO THOUSAND FOUR HUNDRED AND TWENTY AND TWENTY-EIGHT (\$72,420.28) DOLLARS**, along with interest and attorney's fees and all other costs including my own costs and charges.

**TERMS AND CONDITIONS OF SALE: CASH IN THE FORM OF A CASHIER'S CHECK DUE BY 2:00 P.M. DAY OF THE SALE. PUBLISH ON: December 12, 2024 January 9, 2025**

**GREG CHAMPAGNE-SHERIFF & EX-OFFICIO TAX COLLECTOR  
ST. CHARLES PARISH  
ATTORNEY FOR PLAINTIFF:  
Jeffrey Toepfer  
3501 North Causeway Blvd, Ste 300  
Metairie, LA 70002  
504-838-7747**

**Sheriff's Sale**

**SHERIFF'S SALE  
SHERIFF'S OFFICE  
Suit No: (45) 93945-E  
Date: Monday, October 28, 2024  
REGIONS BANK**

vs

**MICHAEL ANTHONY TASSARA, JR., (A/KIA  
MICHAEL ANTHONY  
TASSARA, MICHAEL  
TASSARAJR., MICHAEL  
TASSARA), ET AL  
GREG CHAMPAGNE, SHERIFF  
P.O. Box 426  
HAHNVILLE, LA 70057  
Parish of St. Charles  
29th Judicial District Court  
State of Louisiana**

By virtue of and in obedience to a Writ of SEIZURE AND SALE directed to me by the Honorable 29TH JUDICIAL DISTRICT COURT in and for the PARISH OF ST. CHARLES, State of Louisiana, dated: TUESDAY, MARCH 19, 2024, in the above entitled and numbered cause, I shall proceed to sell at public auction at the principal front door of the Courthouse of which the Civil District Court of the Parish of St. Charles is held on WEDNESDAY, JANUARY 15, 2025, at 10:00 A.M., to the last and highest bidder for cash, the following described property, to wit:

ONE CERTAIN LOT OR PORTION OF ROUND, situated in the Parish of St. Charles, State of Louisiana, in that subdivision thereof known as FASHION PLANTATION, III, FASHION ACRES, as shown on a survey by Lucien C. Gassen, P.L.S., dated June 27, 2006, entitled "Final Plat of Fashion Plantation III, Fashion Acres, a Resubdivision of a Portion of Lots 11, 12 & 13 of Fashion Plantation into Lots 315 through 358 and a Resubdivision of Parcels A & B Fashion Plantation Estates, Phase II into Lots 308 through 314 in Sections 7, 8, 75 & 76 T13S-R20E, St. Charles Parish, Louisiana," which resubdivision was approved by the St. Charles Parish Council on August 21, 2006 by Ordinance No. 06-88, and recorded on August 25, 2006 in COB 677, folio 54, Entry No. 321981 of the official records of St. Charles Parish, Louisiana. And according to the aforementioned Final Plat, the lot or portion of ground is more particularly described as follows:

LOT 358 measures 95.70 feet in the front along South Fashion Boulevard along an arc of a curve having a radius of 500.00 feet, an arc length of 95.70 feet and a chord length of 95.55 feet, with a second front along South Fashion Boulevard of 39.27 feet along an arc

of a curve having a radius of 25.00 feet, an arc length of 39.27 feet and a chord length of 35.36 feet, with a width in the rear of 116.88 feet, by a depth along the sideline in common with Lot 357 of 462.67 feet and a depth along the opposite sideline of 444.01 feet. Which has the address of 800 South Fashion Boulevard, Hahnville, LA 70057

And from the proceeds of said sale to pay petitioner by preference over all other claims, the sum of: **THREE HUNDRED AND FIFTY-FIVE THOUSAND THREE HUNDRED AND FIVE AND FORTY-FIVE (\$355,305.45) DOLLARS**, along with interest and attorney's fees and all other costs including my own costs and charges.

**TERMS AND CONDITIONS OF SALE: CASH IN THE FORM OF A CASHIER'S CHECK DUE BY 2:00 P.M. DAY OF THE SALE. PUBLISH ON: December 12, 2024 January 9, 2025**

**GREG CHAMPAGNE-SHERIFF & EX-OFFICIO TAX COLLECTOR  
ST. CHARLES PARISH  
ATTORNEY FOR PLAINTIFF:  
Amy R. Ortis  
3510 N. Causeway Blvd., Suite 600  
Metairie, LA 70002  
SCSO-CIV-209-0402**

**Sheriff's Sale**

**SHERIFF'S SALE  
SHERIFF'S OFFICE  
Suit No: (45) 94339-C  
Date: Tuesday, November 12, 2024  
GREENSPRING CAPITAL MAN-  
AGEMENT LLC, NOT IN ITS  
INDIVIDUAL CAPACITY, BUT  
SOLELY AS ADMINISTRATOR  
OF THE RMH 2023-2 TRUST**

vs

**KENNETH ALLEN BOURG, JR.,  
SOLELY IN HIS CAPACITY AS  
INDEPENDENT ADMINISTRATOR  
OF THE SUCCESSIONS OF  
KENNETH ALLEN BOURG, SR.  
AND LAQUITA JEAN BOURG  
GREG CHAMPAGNE, SHERIFF  
P.O. Box 426  
HAHNVILLE, LA 70057  
Parish of St. Charles  
29th Judicial District Court  
State of Louisiana**

By virtue of and in obedience to a Writ of SEIZURE AND SALE directed to me by the Honorable 29TH JUDICIAL DISTRICT COURT in and for the PARISH OF ST. CHARLES, State of Louisiana, dated:

MONDAY, JUNE 17, 2024, in the above entitled and numbered cause, I shall proceed to sell at public auction at the principal front door of the Courthouse of which the Civil District Court of the Parish of St. Charles is held on WEDNESDAY, FEBRUARY 12, 2025, at 10:00 A.M., to the last and highest bidder for cash, the following described property, to wit: THAT CERTAIN PIECE OR PORTION OF GROUND, together with all the buildings and improvements thereon, and all the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, situated in the Parish of St. Charles, State of Louisiana, on the right bank of the Mississippi River, in what is known as Lagattuta Addition No. 2 to Mimosa Park Subdivision, in Section 4.6, Township 13 South, Range 21 East, St. Charles Parish, Louisiana, and being a portion of Lone Star Plantation as per plan of E. M. Collier, Surveyor, dated July, 1956, a copy of which is filed in the Office of the Clerk of Court and Ex-officio Recorder of the Parish of St. Charles for reference. According to said plan the portion of ground conveyed herein consists of Sixty-two feet (62') of Lot 11, adjoining Lot 12, and Thirty-four feet (34') of Lot 12, adjoining Lot 11, all in Block 10-A, said portion of ground has a width fronting on St. Nicholas Street of Ninety-six (96'), by a depth between equal and parallel lines of One hundred feet (100'), and a width in the rear of Ninety-six feet (96'). And according to plan of survey by Lucien C. Gassen, Surveyor, dated July 18, 1975, annexed hereto, the portion of ground conveyed herein has the same dimensions as stated above, is located in the same block and subdivision, and

commences at a distance of 264' from the intersection of St. Nicholas and Second Streets.

And from the proceeds of said sale to pay petitioner by preference over all other claims, the sum of:

**ONE HUNDRED AND THIRTY-SEVEN THOUSAND TWO HUNDRED AND SIXTY-THREE AND FORTY-TWO (\$137,263.42) DOLLARS**, along with interest and attorney's fees and all other costs including my own costs and charges.

**TERMS AND CONDITIONS OF SALE: CASH IN THE FORM OF A CASHIER'S CHECK DUE BY 2:00 P.M. DAY OF THE SALE. PUBLISH ON: January 9, 2025 February 6, 2025  
GREG CHAMPAGNE-SHERIFF & EX-OFFICIO TAX COLLECTOR  
ST. CHARLES PARISH  
ATTORNEY FOR PLAINTIFF:  
L. GRAHAM ARCENEUX  
3850 N. CAUSEWAY BVLD.,  
SUITE 1695  
METAIRIE, LA 70002  
SCSO-CIV-209-0402**

**Sheriff's Sale**

**SHERIFF'S SALE  
SHERIFF'S OFFICE  
Suit No: (45) 94632-C  
Date: Thursday, November 07, 2024**

**J.P. MORGAN MORTGAGE  
ACQUISITION CORP.  
vs  
CURTIS P. PETIT, JR.  
GREG CHAMPAGNE, SHERIFF  
P.O. Box 426  
HAHNVILLE, LA 70057  
Parish of St. Charles  
29th Judicial District Court  
State of Louisiana**

By virtue of and in obedience to a Writ of SEIZURE AND SALE directed to me by the Honorable 29TH JUDICIAL DISTRICT COURT in and for the PARISH OF ST. CHARLES, State of Louisiana, dated: MONDAY, OCTOBER 14, 2024, in the above entitled and numbered cause, I shall proceed to sell at public auction at the principal front door of the Courthouse of which the Civil District Court of the Parish of St. Charles is held on WEDNESDAY, FEBRUARY 12, 2025, at 10:00 A.M., to the last and highest bidder for cash, the following described property, to wit:

ONE CERTAIN LOT OR PORTION OF GROUND, together with the rights, ways, privileges, servitudes and advantages thereunto belonging or in anywise appertaining, situated in AMA, PARISH OF ST. CHARLES, STATE OF LOUISIANA, on the right bank of the Mississippi River; at about twenty (20) miles above the City of New Orleans, The North boundary line of the lot herein conveyed begins at a point One Hundred Thirty-Two and 76/100 (132.76) feet from the southern boundary of the public highway or River Road, The lot herein conveyed has a width of Fifty-One and No/100 (51') feet and a depth approximately Four Hundred Twenty One and 24/100 (421.24) feet between equal and parallel lines and is bounded on the North by the property of the Estate of Curtis P. Petit, Sr. on the South by Property of Achille J. Petit, on the upper or western boundary by property of Mrs. Charles Dugas and on the lower or Eastern boundary by a lane of approximately Seventeen (17) feet wide which starts at the River Road and proceeds in a Southerly direction; subject to restrictions, servitudes, rights-of-way and outstanding mineral rights of record affecting the property. And from the proceeds of said sale to pay petitioner by preference over all other claims, the sum of: **SIXTY THOUSAND TWO HUNDRED AND TWENTY-SIX AND NINETEEN (\$60,226.19) DOLLARS**, along with interest and attorney's fees and all other costs including my own costs and charges. **TERMS AND CONDITIONS OF SALE: CASH IN THE FORM OF A CASHIER'S CHECK DUE BY 2:00 P.M. DAY OF THE SALE. PUBLISH ON: January 9, 2025 February 6, 2025  
GREG CHAMPAGNE-SHERIFF**

**& EX  
-OFFICIO TAX COLLECTOR  
ST. CHARLES PARISH  
ATTORNEY FOR PLAINTIFF:  
Zachary G. Young  
1505 North 19th Street P.O. Box  
2867  
Monroe, LA 71207  
SCSO-CIV-209-0402**

**Public Notice**

I, Lawrence Gene Madere, have been convicted of Sexual Battery Date of Conviction: 07/25/18. My address is: 249 Murray Hill Dr, Destrehan, LA 70047.

RACE: White  
SEX: Male  
DOB: 10/24/1965  
HGT: 5'11"  
WGT: 265  
HAIR COLOR: Brown  
EYE COLOR: Brown

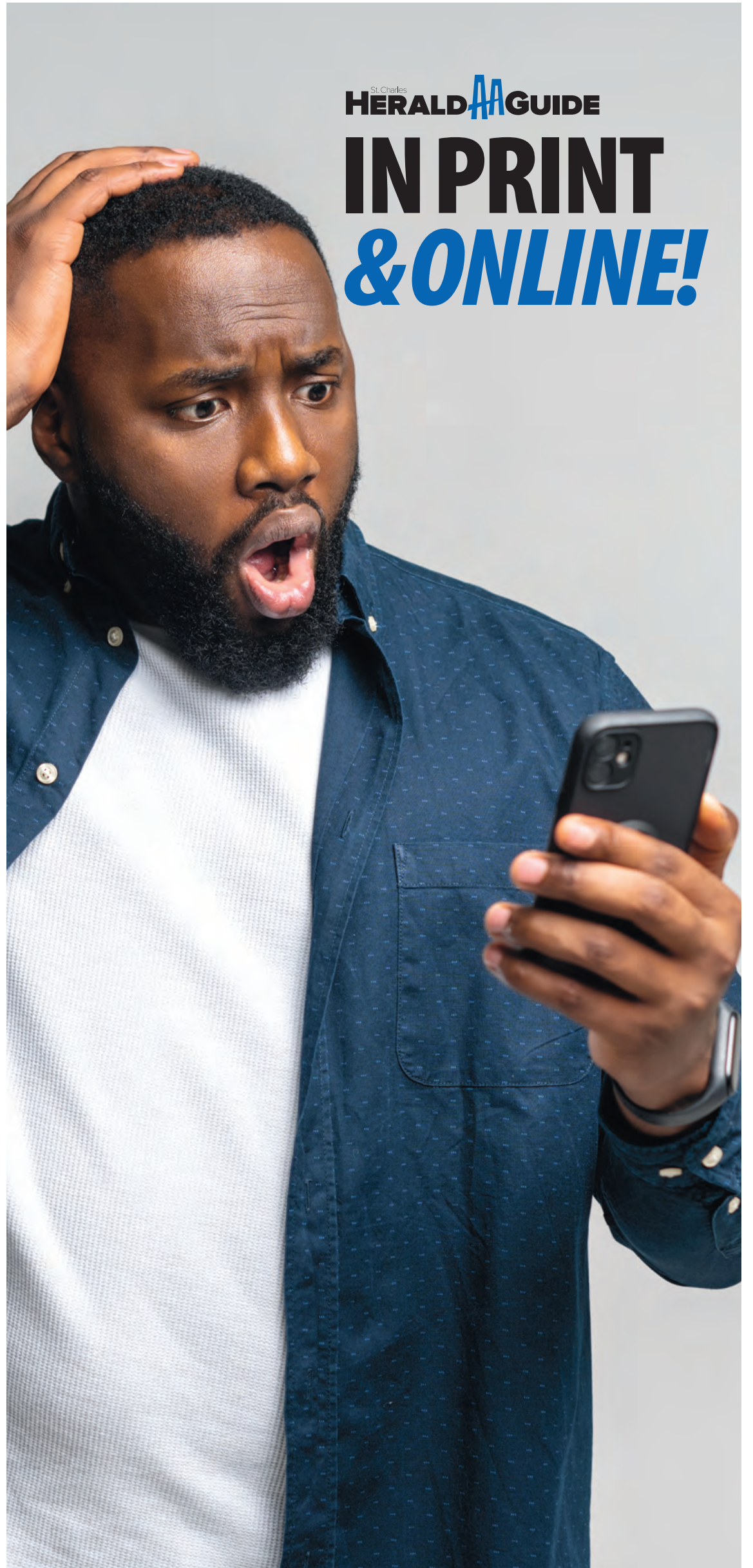
PUBLISH: January 9 and 16, 2024

**Public Notice**

The names of the following persons were drawn to serve as Petit Jurors for Jury Number 98, for the session of said Court beginning Monday, February 3, 2025 at 9:00 a.m. - Division "E"

- |                                |                                 |
|--------------------------------|---------------------------------|
| 1 ACOSTA, KATE ALEJANDRA       | 101 LOCOCO, KELLY BADEAUX       |
| 2 ADAMS, TEJANIA DEJAUN        | 102 LONG, AMY TROSCLAIR         |
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| 6 AUTHEMENT, DANE LOUIS        | 106 MATYLIS, CHRISTINA SCHEER   |
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| 9 BABIN, DAVID JOSEPH          | 109 MCCANN, KEVIN PAUL          |
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| 11 BAILEY, MARVELL ANN         | 111 MCPHAIL JR, CHAD LEE        |
| 12 BAKER, MAALI                | 112 MEADOWS JR, JAMES DEFOREST  |
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| 14 BENOIT, KATIE LYNN          | 114 MEYERS, CYNTHIA HARTMANN    |
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| 16 BERGERON, KYLE JOSEPH       | 116 MIRANDA, ALBERTO J          |
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