

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 2950 ORDINANCE COUNCIL SERIES NO. \_\_\_\_\_

COUNCIL SPONSOR BRISTER/PRESIDENT PROVIDED BY: PLANNING

INTRODUCED BY: \_\_\_\_\_ SECONDED BY: \_\_\_\_\_

ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2004

An Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the east side of Krentel Road, south of Bayou Lacombe and which property comprises a total of 6.667 acres of land more or less, from its present SA (Suburban Agriculture) District to a C-2 (Highway Commercial) District, Ward 7, District 7. (ZC04-10-086)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC04-10-086, has recommended to the Council of the Parish of St. Tammany, Louisiana, that the zoning classification of the above referenced area be changed from its present SA (Suburban Agriculture) District to a C-2 (Highway Commercial) District (see Exhibit "A") for complete boundaries.

Whereas, the St. Tammany Parish Council has held its public hearing in accordance with law:

Whereas, the St. Tammany Parish Council has found it necessary for the purpose of protecting the public health, safety and general welfare, to designate the above described property as C-2 (Highway Commercial) District.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS, in regular session convened that:

SECTION I: The zoning classification of the above described property is hereby changed from its present SA (Suburban Agriculture) District to a C-2 (Highway Commercial) District.

SECTION II: The official zoning map of the Parish of St. Tammany shall be and is hereby amended to incorporate the zoning reclassification specified in Section I hereof.

REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.

SEVERABILITY: If any provision of this Ordinance shall be held to be invalid, such invalidity shall not affect other provisions herein which can be given effect without the invalid provision and to this end the provisions of this Ordinance are hereby declared to be severable.

EFFECTIVE DATE: This Ordinance shall become effective fifteen (15) days after adoption.

MOVED FOR ADOPTION BY: \_\_\_\_\_, SECONDED BY: \_\_\_\_\_

WHEREUPON THIS ORDINANCE WAS SUBMITTED TO A VOTE AND RESULTED IN THE FOLLOWING:

YEAS:

NAYS:

ABSTAIN:

ABSENT:

EXHIBIT "A"

ZC04-10-086

All that certain lot or parcel of land, together with all of the buildings and improvements thereon, all the rights, ways, means, privileges, servitudes, prescriptions, advantages and appurtenances thereunto belonging or anywise appertaining thereto, situated in Section 8, Township 8 South, Range 13 East, St. Tammany Parish, Louisiana, described according to a survey by J. V. Burkes & Associates, Inc. dated May 8, 2004, as follows, to-wit:

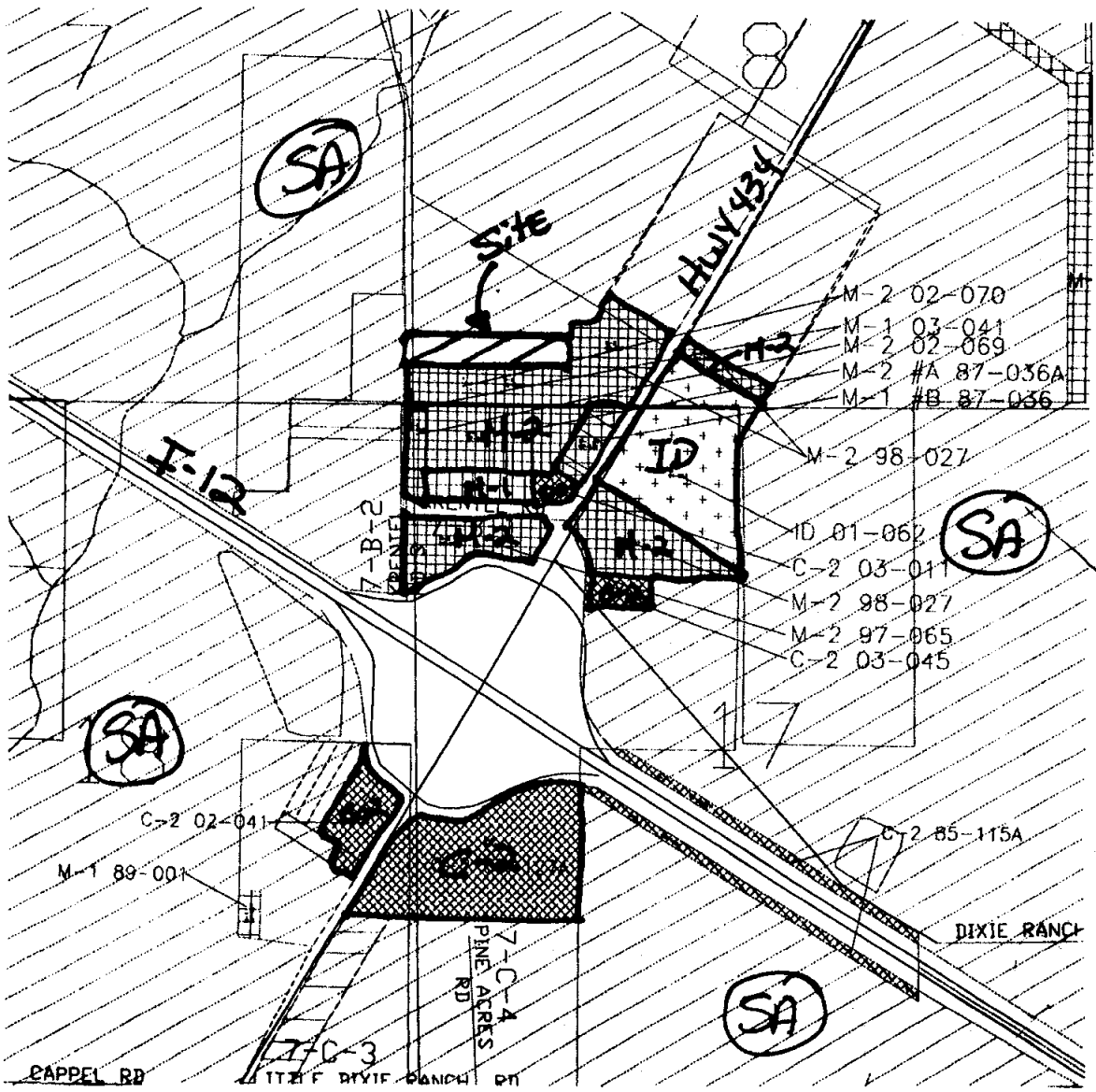
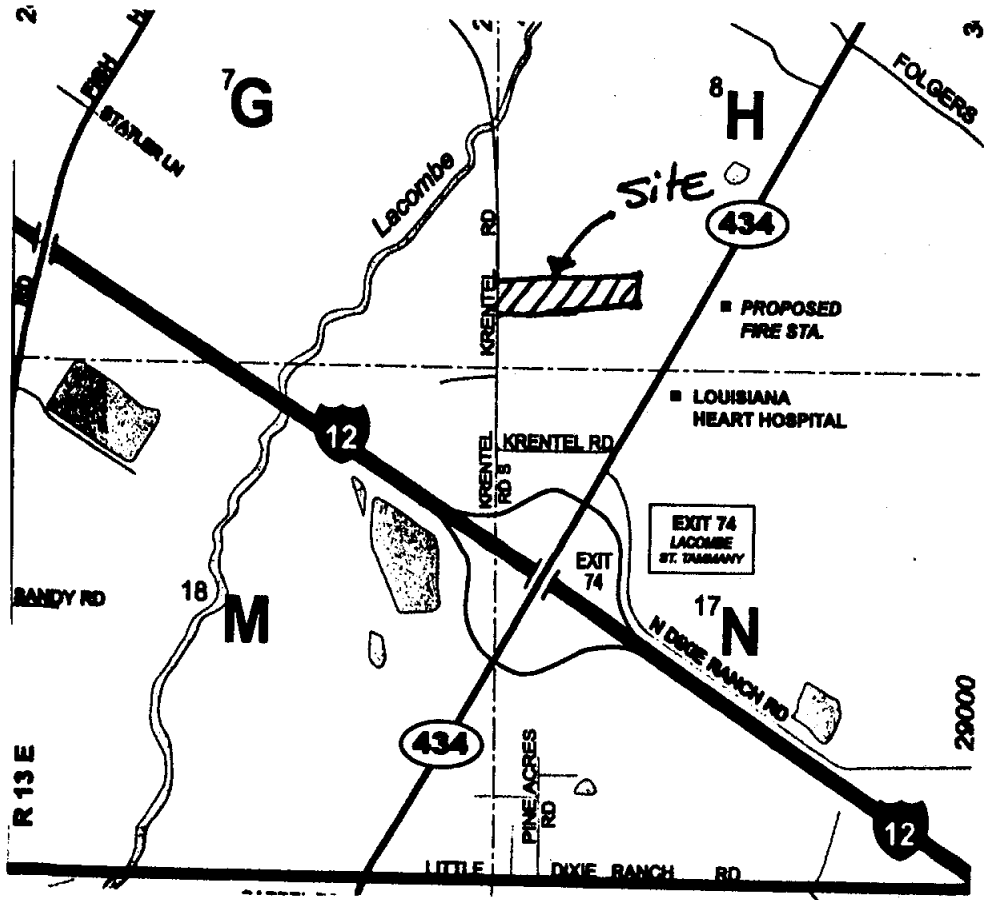
From the Section corner common to Sections 7, 8, 17 and 18, Township 8 South, Range 13 East, go North 525.19 feet; thence go East 16.87 feet to the northwest corner of the property and the Point of Beginning.

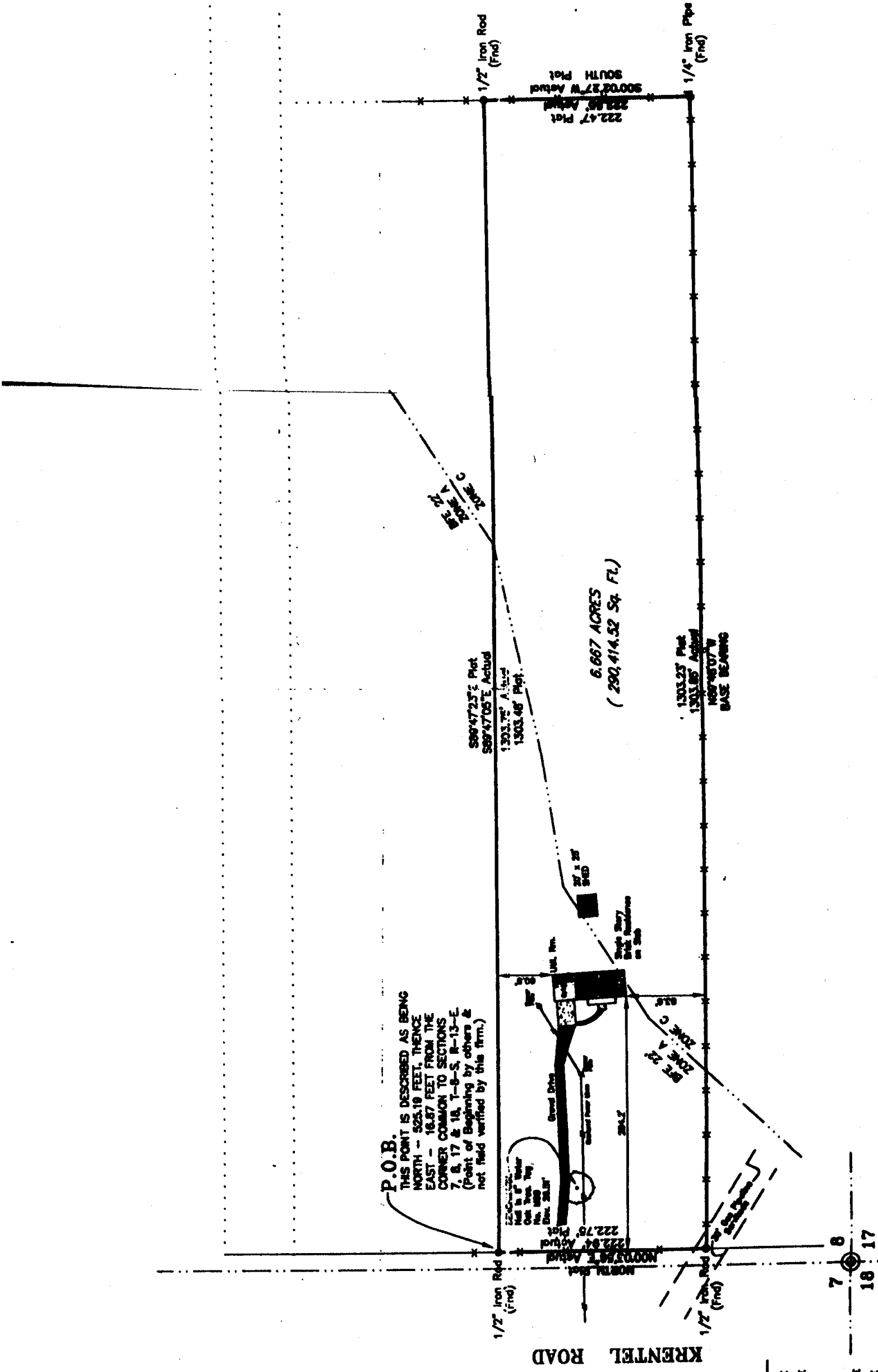
From the Point of Beginning go South 89 degrees 47 minutes 05 seconds East 1303.75 feet (South 89 degrees 47 minutes 23 seconds East 1303.48 feet Plat) to an iron; thence go South 00 degrees 02 minutes 27 seconds West 222.55 feet (South 222.47 feet Plat) to an iron; thence go North 89 degrees 48 minutes 07 seconds West 1303.85 feet (1303.23 feet Plat) to an iron situated on Krentel Road; thence go North 00 degrees 03 minutes 56 seconds East 222.94 feet (North 222.75 feet Plat) to an iron set and the Point of Beginning. Said parcel contains 6.667 acres (290,414.52 square feet) according to survey.

Being the same property acquired by Deborah East Chabreck wife of/and John J. Chabreck, III from Genevieve Bianchi Ayrod by deed dated August 29, 1979 recorded at COB 941, folio 423 of the official records of St. Tammany Parish, Louisiana; further by John J. Chabreck, III from Deborah East Chabreck by community property settlement and Consent Judgment dated May 27, 1993 recorded at COB 1552, folio 688 of the official records of St. Tammany Parish, Louisiana; and further by Kristie Varisco Chabreck wife of/and John J. Chabreck, III by deed dated May 26, 1994 recorded as conveyance instrument number 907730 of the official records of St. Tammany Parish, Louisiana.

2950

**CASE NO.:** ZC04-10-086  
**PETITIONER:** Donald Jenkins  
**OWNER:** St. Tammany Home Builders Association  
**REQUESTED CHANGE:** From SA (Suburban Agriculture) District to C-2 (Highway Commercial) District  
**LOCATION:** Parcel located on the east side of Krentel Road, south of Bayou Lacombe; S8, T8S, R13E; Ward 7, District 7  
**SIZE:** 6.667 acres





**P.O.B.**  
 THIS POINT IS DESCRIBED AS BEING  
 NORTH - 525.19 FEET, THENCE  
 EAST - 16.67 FEET FROM THE  
 CORNER COMMON TO SECTIONS  
 7, 8, 17 & 18, T-8-S, R-13-E  
 (Point of Beginning by others &  
 not field verified by this firm.)

**KRENTEL ROAD**

**6.667 ACRES**  
 ( 290,414.52 Sq. Ft.)

7 8  
 18 17