

ST. TAMMANY PARISH COUNCIL
ORDINANCE

ORDINANCE CALENDAR NO. 3027 COUNCIL ORDINANCE SERIES NO. _____

COUNCIL SPONSOR STEFANCIK/PRESIDENT PROVIDED BY: PLANNING

INTRODUCED BY MR. CANULETTE, SECONDED BY MR. BURKHALTER, ON THE
3RD DAY OF MARCH, 2005

AN ORDINANCE TO ADOPT A VOLUNTARY DEVELOPMENTAL AGREEMENT BETWEEN THE PARISH OF ST. TAMMANY AND ADVANCE MORTGAGE COMPANY, L.L.C., THE DEVELOPER OF A PORTION OF SQUARES 42 AND 48, TAMMANY HILLS SUBDIVISION, LOCATED IN WARD 3, DISTRICT 5

WHEREAS, Advance Mortgage Company, L.L.C., developer of a portion of Squares 42 and 48, Tammany Hills Subdivision, has agreed in principle to enter into a voluntary developmental agreement with the Parish of St. Tammany; and

WHEREAS, the St. Tammany Parish Planning Commission and Council have held public hearings concerning said agreement and do hereby concur and conclude that said agreement is mutually acceptable, binding on all parties, and shall derive benefits for the development and to the Parish.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS: that it hereby accepts and enters into said voluntary developmental agreement with the developer of a portion of Squares 42 and 48, Tammany Hills Subdivision, as well as any other boards, commissions, organizations or districts duly created or endorsed by the Parish Council that may be a party hereto.

BE IT FURTHER ORDAINED, that this agreement shall be recorded within the records of the St. Tammany Parish Clerk of Courts Office, if applicable, and this ordinance shall serve as an attachment thereto.

REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.

SEVERABILITY: If any provision of this Ordinance is held to be invalid, such invalidity shall not affect other parts or provisions 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:

AND THIS ORDINANCE WAS DECLARED DULY ADOPTED AT A REGULAR MEETING OF THE PARISH COUNCIL ON THE _____ DAY OF _____, 2005; AND BECOMES COUNCIL ORDINANCE SERIES NO. _____.

ATTEST:

STEVE STEFANCIK, COUNCIL CHAIRMAN

DIANE HUESCHEN, COUNCIL CLERK

KEVIN C. DAVIS, PARISH PRESIDENT

Published introduction _____, 2005

Published adoption _____, 2005

Delivered to the Parish President on _____, 2005 @ _____

Returned to the Council Clerk on _____, 2005 @ _____

**DEVELOPMENTAL AGREEMENTS
DISPOSITION REPORT
(As of February 9, 2005)**

Tammany Hills (East ½ of Sq. 42 and a part of Sq. 48), Ward 3, District 5

The developer has agreed in principle to donate a 44' strip of land, which constitutes five (5) acres more or less to the Parish of St. Tammany for drainage purposes; and in return, the developer seeks to receive credit of equal compensation from the parish relative to drainage impact fees for certain lots within Squares 42 and 48.

Penn Mill Place, Ward 1, District 1

The developer has agreed in principle to participate in the Parish's voluntary developmental agreement process. However, as of this writing, the developer has not submitted or conveyed to the staff any specific proposal. Therefore, the staff recommends tabling.

Little Bogue Falaya, Ward 2, District 2

The developer has agreed in principle to donate a \$500.00 per lot cash impact fee to be used for improvements within the council district in which the subdivision is located. However, the developer has requested that this matter be tabled until they are ready to move forward with the development. Therefore, the staff recommends that this matter be tabled indefinitely.

Note: All developmental agreements are subject to additional negotiations and or amendment prior to the final agreements being recorded for public record, if applicable.