

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3036 ORDINANCE COUNCIL SERIES NO. _____
COUNCIL SPONSOR MR. FITZMORRIS PROVIDED BY: PLANNING
INTRODUCED BY: MR. FITZMORRIS SECONDED BY: MR. DEAN
ON THE 3RD DAY OF MARCH, 2005

An Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the east side of LA Highway 25, south of St. Gertrude Drive, north of Hard Hat Road and which property comprises a total of 1.81 acres of land more or less, from its present LC (Light Commercial) District to a C-2 (Highway Commercial) District, Ward 3, District 2. (ZC04-12-106)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC04-12-106, has recommended Denial to the Council of the Parish of St. Tammany, Louisiana, that the zoning classification of the above referenced area remain LC (Light Commercial) District.

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 (see Exhibit "A") for complete boundaries.

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 LC (Light Commercial) 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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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 no 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:

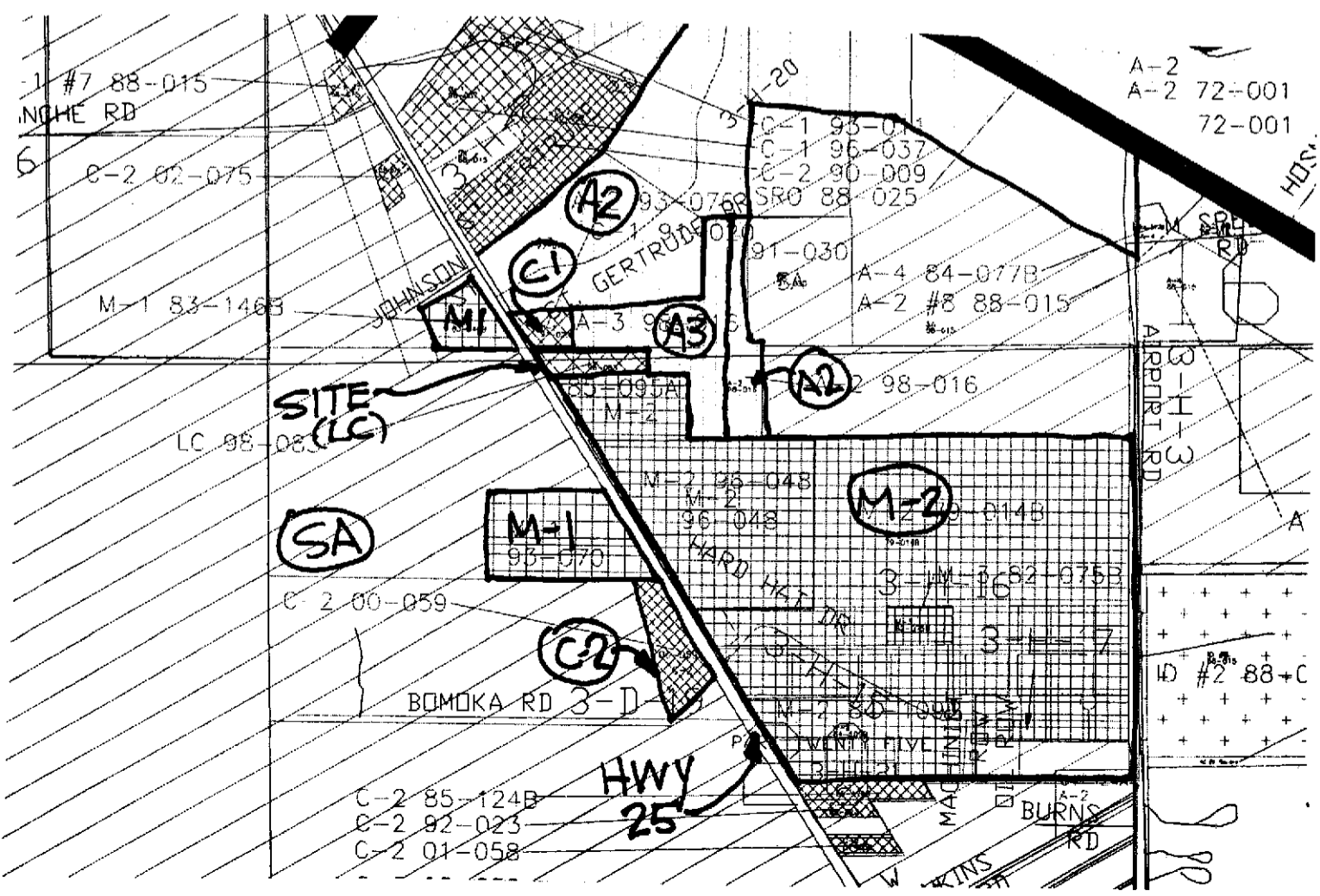
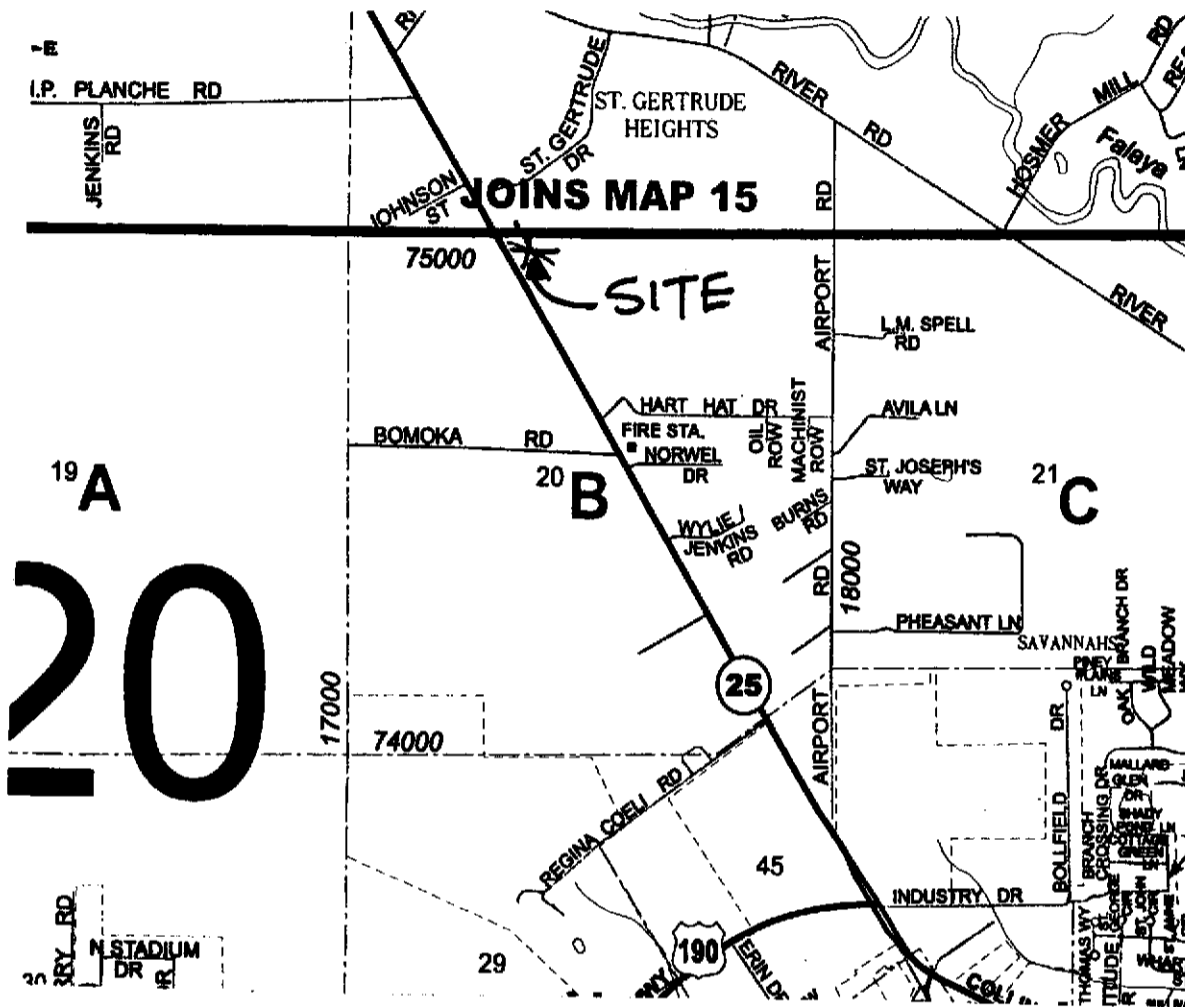
EXHIBIT "A"

ZC04-12-106

A CERTAIN PIECE OR PORTION OF LAND BEING 1.81 ACRES MORE OR LESS SITUATED IN SECTION 20, TOWNSHIP 6 SOUTH, RANGE 11 EAST, ST. TAMMANY PARISH, LOUISIANA AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

FROM THE SECTION CORNER COMMON TO SECTIONS 16, 17, 20 & 21, TOWNSHIP 6 SOUTH, RANGE 11 EAST, ST. TAMMANY PARISH, LOUISIANA RUN SOUTH 89 DEGREES 15 MINUTES WEST A DISTANCE OF 2,259.56 FEET; THENCE RUN SOUTH 00 DEGREES 07 MINUTES 06 SECONDS EAST A DISTANCE OF 564.89 FEET; THENCE RUN SOUTH 89 DEGREES 25 MINUTES 00 SECONDS WEST A DISTANCE OF 457.82 FEET; THENCE RUN NORTH 00 DEGREES 07 MINUTES 01 SECONDS WEST A DISTANCE OF 403.75 FEET; THENCE RUN SOUTH 89 DEGREES 10 MINUTES 28 SECONDS WEST A DISTANCE OF 262.12 FEET TO THE POINT OF BEGINNING. FROM THE POINT OF BEGINNING RUN SOUTH 89 DEGREES 10 MINUTES 28 SECONDS WEST A DISTANCE OF 583.2 FEET TO A POINT LOCATED ON THE EASTERLY RIGHT OF WAY LINE OF LOUISIANA HIGHWAY 25; THENCE RUN ALONG SAID EASTERLY RIGHT OF WAY LINE NORTH 31 DEGREES 19 MINUTES WEST A DISTANCE OF 145 FEET; THENCE LEAVING SAID EASTERLY RIGHT OF WAY LINE OF LOUISIANA HIGHWAY 25 RUN NORTH 89 DEGREES 15 MINUTES EAST A DISTANCE OF 222.6 FEET; THENCE RUN NORTH 87 DEGREES 14 MINUTES 11 SECONDS EAST A DISTANCE OF 111.28 FEET; THENCE RUN NORTH 89 DEGREES 09 MINUTES 01 SECONDS EAST A DISTANCE OF 322.85 FEET; THENCE RUN SOUTH 00 DEGREES 50 MINUTES 59 SECONDS EAST A DISTANCE OF 128.88 FEET BACK TO THE POINT OF BEGINNING.

CASE NO.: ZC04-12-106
PETITIONER: Gayle Betz
OWNER: John Ray Bufkin, Jr.
REQUESTED CHANGE: From LC (Light Commercial) District to C-2 (Highway Commercial) District
LOCATION: Parcel located on the east side of LA Highway 25, south of St. Gertrude Drive, north of Hard Hat Road ; S20, T6S, R11E; Ward 3, District 2
SIZE: 1.81 acres

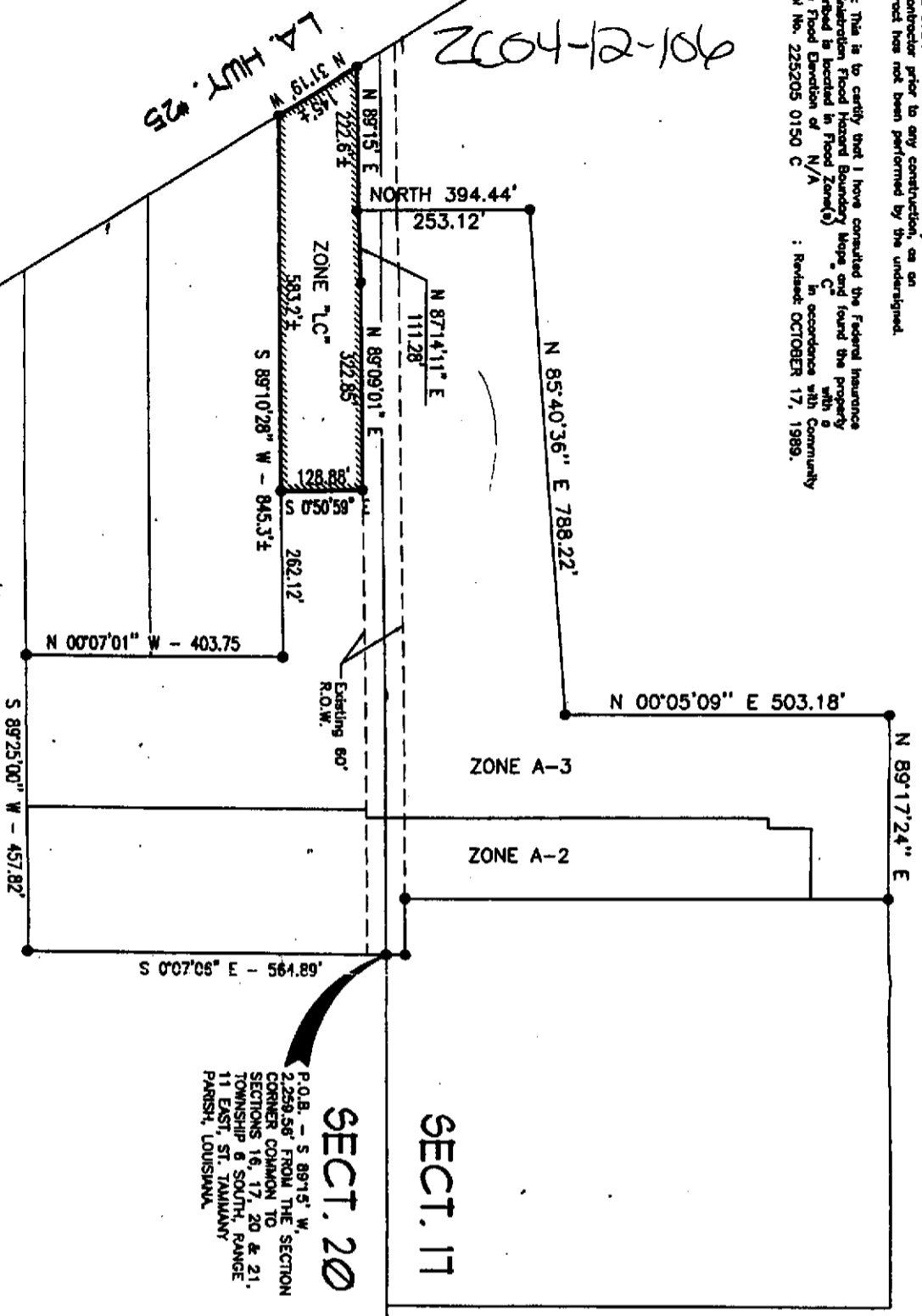


NOTE: Setback lines shall be verified by owner or contractor prior to any construction, as an abstract has not been performed by the undersigned.

Note: This is to certify that I have consulted the Federal Insurance Administration Flood Hazard Boundary Maps and found the property described is located in Flood Zone(s) C. In accordance with Community Base Flood Elevation of N/A. Revised: OCTOBER 17, 1989. Panel No. 225205 0150 C

2004-12-106

Note: Servitudes shown hereon are not necessarily exclusive. Servitudes of record as shown on this opinion or title policy will be added hereto upon request, as surveyor has not performed any title search or abstract.



SKETCH OF A
1.81 ACRE PARCEL OF
LAND SITUATED IN
SECTION 20,
T-6-S, R-11-E,
ST. TAMMANY PARISH, LA.
FOR
JOHN RAY BUFKIN, JR.

THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION AND CONTROL, AND THAT THE SURVEY WAS DONE ON THE GROUND AND IS IN ACCORDANCE WITH THE "MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS" AS ADOPTED BY THE STATE OF LOUISIANA, BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS FOR A CLASS "D" SURVEY.

This Survey is Certified
True and Correct By

APPROVED BY: J.E.B.

DATE: AUGUST 21, 1998

SURVEY NO.: 980218

DRAWING NO. 980218-01

REVISIONS

NO.	DESCRIPTION

JOHN E. BONNEAU & ASSOCIATES, INC.
Professional Land Surveyors • Planners and Consultants
1011 N. CAUSEWAY BLVD., SUITE 34 • MANDEVILLE, LA. 70471 (504)626-0808
SUDBELL (504)843-2808 • MANDEVILLE (504) 626-3546 • N.O. (504)456-2042
FAX NO. (504) 626-0057

John E. Bonneau
Professional Land Surveyor
Registration No. 4423