

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. C-1382

COUNCIL SPONSOR: Stefancik/President PROVIDED BY: Planning

RESOLUTION TO CONCUR/ NOT CONCUR WITH THE TOWN OF PEARL RIVER ANNEXATION AND REZONING OF 21.462 ACRES OF LAND MORE OR LESS FROM PARISH RURAL DISTRICT TO TOWN OF PEARL RIVER R-1A RESIDENTIAL DISTRICT WHICH PROPERTY IS ON THE WEST SIDE OF LA HWY 41 BETWEEN D.G. HOLLY DRIVE AND MURRAY ROAD IN SEC.2, T-8S, R14E, WARD 8, DISTRICT 6.

WHEREAS, the Town of Pearl River is contemplating Annexation of 21.462 acres of land more or less owned by Mid- South Developers, located on the west side of LA Hwy 41 between D.G. Holly Drive and Murray Road, part of Sec.2, T-8S, R14E, Ward 8, District 6 (see attachments for complete description), and

WHEREAS, the property requires rezoning from Parish Rural District to Town of Pearl River R-1A Residential District which is not an intensification of zoning, and

WHEREAS, the property is not developed and the proposed annexation would/would not result in a split of the sales tax revenues as per the Sales Tax Enhancement Plan, Resolution P. J. S. No. 88-3636 As Amended and Adopted by the Police Jury on July 21, 1988 providing for the annexation of property in Sales Tax District # 3.

THE PARISH OF ST. TAMMANY HEREBY RESOLVES that it does/does not concur with the Town of Pearl River to annex and rezone 21.462 acres of land more or less, located in District 6 from Parish Rural District to Town of Pearl River R-1A Residential District in accordance with Resolution P. J. Series No. 88-3636 As Amended.

BE IT FURTHER RESOLVED that should this property be annexed, the St. Tammany Parish Council request that the Town of Pearl River require review of development proposals utilizing the applicable Drainage Model and compliance with Parish Drainage Regulations, AND:

THE ST. TAMMANY PARISH COUNCIL FURTHER request that the Town of Pearl River require that a Traffic Impact Analysis be performed and that the Parish Department of Engineering be consulted on the traffic and access impacts of any proposed development.

THIS RESOLUTION HAVING BEEN SUBMITTED TO A VOTE, THE VOTE THEREON WAS AS FOLLOWS:

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

YEAS:

NAYS:

ABSTAIN:

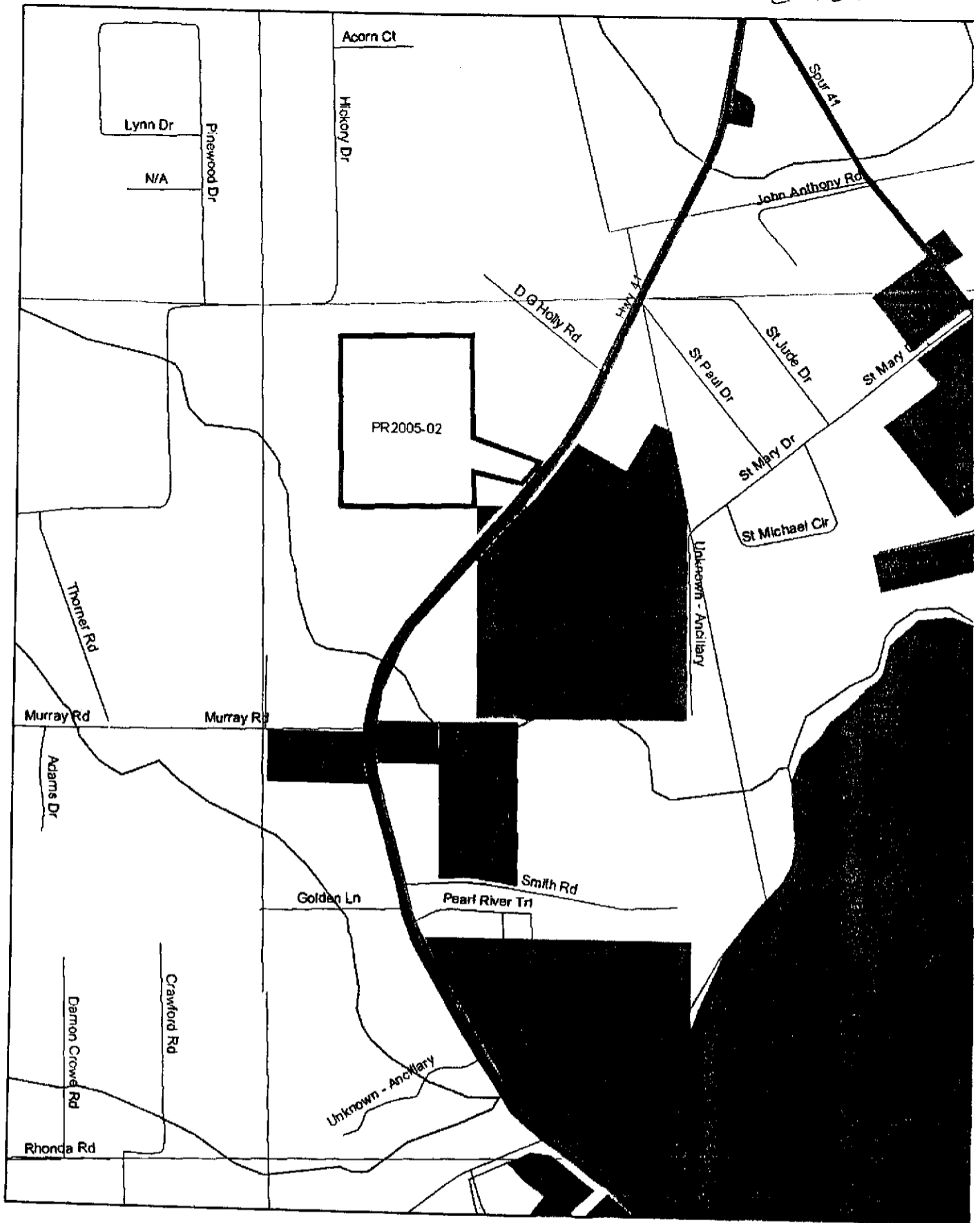
ABSENT:

THIS RESOLUTION WAS DECLARED ADOPTED ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2005, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

\_\_\_\_\_  
STEVE STEFANCIK, COUNCIL CHAIRMAN

ATTEST:

\_\_\_\_\_  
DIANE HUESCHEN, CLERK OF COUNCIL  
(Ref. no. PR2005-02)



## Pearl River Annexations

St. Tammany Parish Government  
 P.O. Box 628  
 Covington, LA 70433

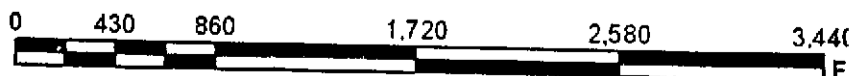
Kevin Davis, President



### Legend

- |                     |                               |                             |
|---------------------|-------------------------------|-----------------------------|
| ep-pr2005-02        | Rural                         | RC Recreation/Conservation  |
| Str-text.shp        | SA Suburban Agriculture       | ID Institutional            |
| Section Line        | A-1 Suburban                  | PUD Planned Unit Developme  |
| Township/Range Line | A-2 Suburban                  | LC Light Commercial         |
| Major_Roads         | A-3 Suburban                  | C-1 Neighborhood Commerce   |
| Streets & Roads     | A-4 Single Family Residential | C-2 Highway Commercial      |
| Streams             | MH Mobile Home                | C-3 Planned Commercial      |
| Pearl_River         | A-5 Two Family Residential    | M-1 Light Industrial        |
|                     | A-6 General Multiple Family   | M-2 Intermediate Industrial |
|                     | SD Special District           | M-3 Heavy Industrial        |

This map was produced by St. Tammany Parish Information Services with the assistance of Department of Planning. This map is for planning purposes only. (C) 2004 St. Tammany Parish Government





**JAMES LAVIGNE**  
Mayor

# TOWN OF PEARL RIVER

P.O. Box 1270  
Pearl River, Louisiana 70452  
Telephone (985) 863-5800  
FAX (985) 863-2586

C-1382  
**RUBY GAULEY**  
Mayor Pro Tempore

**VIRGIL PHILLIPS**  
**DAVID McQUEEN**  
**THERESA ZECHENELLY**  
**MARIE CROWE**  
Aldermen

**BENNIE RAYNOR**  
Chief of Police

**ELIZABETH ALLEN**  
Town Clerk

**RONALD W. "RON" GUTH**  
Town Attorney

**LEBA FOLK**  
Deputy Clerk

March 9, 2005

Mr. Sidney Fontenot  
% St. Tammany Parish  
Planning & Zoning  
P.O. Box 628  
Covington, LA 70435

RE: Annexation

Dear Mr. Fontenot,

The Town of Pearl River was petitioned by Mid-South Developers to annex the described property of 21.462 acres into the corporate limits, for the purpose of public services. This property is contiguous to the present boundaries of the Town. As agreed with the parish Sales Tax Split Agreement the Town is asking for the Parish's okay to annex this property.

Sincerely,

*Elizabeth Allen*  
Elizabeth Allen,  
Town Clerk

cc: Honorable Gary Singletary



AN EQUAL OPPORTUNITY EMPLOYER

PR2005-02

Town of Pearl River

C-1382

Annexation Request

Planning Commission Meets First and Third Tuesdays at 7:00 P.M.

Please include:

- 1. Map
- 2. Description

**A Fee of \$25.00 per Acre**

Date of Request 3-8-05

Petition is hereby made to the planning commission and the TOWN OF PEARL RIVER for annexation into the TOWN OF PEARL RIVER, by:

Name: Mid-South Developers, LLC

Street Address: 2160 Gause Blvd, Slidell, LA. 70461

Telephone Number: 985-643-4200

Zoning of Property to be Annexed: RIA

Reason of Annexation: City Water + Sewage + other Services

Description of Property: See Attached

(or attach copy of Deed & Map)

IF A PUBLIC HEARING MUST BE HELD, THE PERSON REQUESTING ANNEXATION MUST BE PRESENT.

**For Office Use Only**

Date Presented to Commission: \_\_\_\_\_

Date of Public Hearing: \_\_\_\_\_

Result of Public Hearing: \_\_\_\_\_

Zoning After Annexation: \_\_\_\_\_

PR 2005-02

C-1382

February 22, 2005

Attachment to J. V. Burkes & Assoc. survey # 1050548 A (02-17-2005).

**LEGAL DESCRIPTION**

**21.462 ACRES OF LAND**

**SECTION 2 - TOWNSHIP 8 SOUTH - RANGE 14 EAST**

**SAINT TAMMANY PARISH, LOUISIANA**

**For : Mid - South Developers, LLC**

A certain parcel of land lying and situated in Section 2, Township 8 South, Range 14 East, Saint Tammany Parish, Louisiana and more fully described as follows:

From the **Point of Beginning**, ½" iron pipe at the southeast corner of the Northwest ¼ of the Northwest ¼ of Section 2, Township 8 South, Range 14 East; thence go

South 89 Degrees 28 minutes 21 seconds West – 832.00 feet (A),(T) to a ½" iron rod; thence

North – 1048.00 feet (A),(T) to a ½" iron rod in an old stump; thence

North 89 Degrees 28 minutes 12 seconds East – 825.82 feet (A); East – 832 ft. (T) to a ½" iron rod; thence

South – 208.00 feet (A),(T) to a ½" iron rod; thence

South 00 Degrees 25 minutes 17 seconds East – 126.60 feet (A) to a ½" iron rod; thence

South 00 Degrees 19 minutes 50 seconds East – 143.85 feet (A) to a ½" iron rod; thence

South 02 Degrees 22 minutes 05 seconds East – 51.86 feet (A) to a ½" iron rod; thence

South 00 Degrees 06 minutes 51 seconds East – 100.53 feet (A) to a ½" iron rod; thence

South 69 Degrees 47 minutes 29 seconds East – 437.44 feet (A); S.70°05'E.- 439.5 ft.(T) to a ½" iron pipe and fence corner on the western r/w line of La. Hwy # 41; thence

South 41 Degrees 15 minutes 49 seconds West – 176.88 feet (A); S.41°18'W.- 177.5 ft. along said r/w line to a Highway r/w marker; thence

North 75 Degrees 35 minutes 44 seconds West – 302.97 feet (A); N.75°45'W.- 303.1 ft.(T) to a ½" iron pipe; thence

South 00 Degrees 20 minutes 31 seconds East – 89.77 feet (A) to a ½" iron rod; thence

South 00 Degrees 32 minutes 27 seconds East – 118.71 feet (A) to the **Point of Beginning**.

Containing **21.462 acres of land more or less**, lying and situated in Section 2, Township 8 South, Range 14 East, Saint Tammany Parish, Louisiana.

PR 2005-02

