

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. C-1488

COUNCIL SPONSOR: STEFANCIK/PRESIDENT PROVIDED BY: CAO

RESOLUTION TO CONCUR/ NOT CONCUR WITH THE CITY OF SLIDELL ANNEXATION AND REZONING OF 18000 SQ FT OF LAND MORE OR LESS FROM PARISH A-4 SINGLE FAMILY RESIDENTIAL DISTRICT TO CITY OF SLIDELL C-2 NEIGHBORHOOD COMMERCIAL DISTRICT WHICH PROPERTY IS LOCATED AT ROBBERT PARK SUBDIVISION(CORNER OF KISATCHIE AND TYLER DRIVE) IN S12, T9S, R15E, WARD 8, DISTRICT 13.

WHEREAS, the City of Slidell is contemplating Annexation of 18000 Sq Ft of land more or less owned by Larry & Tonya Pennington, located at Robbert Park Subdivision(Corner of Kisatchie and Tyler Drive) , being part of Robbert Park, S12, T9S, R15E, Ward 8, District 13 (see attachments for complete description), and

WHEREAS, the property requires rezoning from Parish A-4 Single family residential District to City of Slidell C-2 Neighborhood commercial 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 City of Slidell to annex and rezone 18000 Sq Ft of land more or less, located in District 13 from Parish A-4 Single family residential District to City of Slidell C-2 Neighborhood commercial 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 City of Slidell 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 City of Slidell 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
(SL2005-13)



St. Tammany Parish

District 3 Coordinator
P. O. Box 628
Covington, LA 70434
Phone: (985) 898-2865
Fax: (985) 898-5238
e-mail: rthompson@stpgov.org

Kevin Davis
Parish President

0-1488

July 17, 2005

Please be advised that we have received the Annexation Request listed below.

City of Slidell, submitted this annexation request on 7/11/2005. The city case number assigned is A05-14/Z05-23 and the parish reference number is SL2005-13.

SL2005-13

Q-1488

THE CITY OF SLIDELL

Planning and Zoning Commission

July 1, 2005

JUL 11 2005

CERTIFIED MAIL 7003 8110 0000 7861 6298

Coach "Joe" Thomas
Councilman, District 13
St. Tammany Parish
P.O. Box 628
Covington, LA 70434

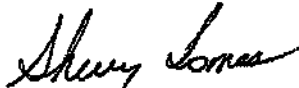
Re: A05-14/Z05-23: A request by Larry and Tonya Pennington to annex Lot 3, Sq. 5, Robbert Park Subdivision (corner of Kisatchie Drive and Tyler Drive), and zone from Parish A-4 Single Family Residential to City C-2 Neighborhood Commercial

Dear Councilman Thomas:

This is to advise you that the Slidell Planning and Zoning Commission will introduce a request to consider the annexation and zoning of the above referenced. The introductions will be held on Monday, July 18, 2005, at 7:00 p.m. in the City Council Chambers, 2nd floor of City Hall, 2055 Second Street, Slidell, LA. The public hearings will be held the following month on Monday, August 15, 2005. Final action will not take place by the City Council until after the August 15th meeting of the Planning and Zoning Commission.

We request your concurrence on the zoning change from Parish A-4 Single Family Residential to City C-2 Neighborhood Commercial.

Sincerely,



Sherry Tomes, Secretary
Slidell Planning & Zoning Commission

Enclosures- Applications (Annexation & Zoning)
Survey

cc: Mayor Ben Morris
Martin Bruno, Jr., FAICP, Director of Planning
Mr. Bill Oiler, CAO, St. Tammany Parish
Rusty Waldrup, St. Tammany Parish Department of Development/w enclosures
Michael Sevante, Parish Council Administrator
Robert K. Thompson /w enclosures

SL2005-13
A05-14

CO-1488

CITY OF SLIDELL
PETITION FOR ANNEXATION

RECEIVED

JUN 29 2005

Date: PLANNING DEPT.

City of Slidell
Parish of St. Tammany
State of Louisiana

According to the attached certificate of the Registrar of Voters for the Parish of St. Tammany, Louisiana, and according to our information and belief, there are 0 registered voters residing in the area to be annexed. To obtain this information call the Registrar of Voters office in Covington at (985) 809-5500.

2) The property owners of this area are: (please print clearly)

NAME	MAILING ADDRESS	PHONE NUMBER
Tonya L. Pennington	103 S. Holiday Dr. Slidell La	648-7752
Larry E. Pennington	103 S. Holiday Dr. Slidell La	643-7752

There are: Resident property owners
 / Non-resident property owners

- 3) I/we do hereby certify that the undersigned are the sole owners of the property to be annexed. A copy of the Act of Sale/Deed must be attached. Attach a plat of survey or a map drawn to scale of no smaller than 1" equals 100' showing the location, measurements, and ownership of all property proposed for annexation.
 - 4) The legal description of the property to be annexed must be attached so that the new City boundaries can be defined with certainty and precision.
 - 5) If the petitioner(s) are a corporation, partnership or other entity, the petitioner must attach a copy of the resolution authorizing the petitioner to sign and authorizing the petition for annexation. If a couple, both husband and wife must sign the petition.
 - 6) Petitioner(s) desire to have the property as described in paragraph 4 annexed to the City of Slidell, St. Tammany Parish, Louisiana.
 - 7) A copy of the last paid tax statement must be submitted with this petition for annexation. ✓
- Original Certificate of Assessor certifying ownership and assessed valuation of property must be completed by the Assessor's office. A copy of last tax statement and survey of property should be attached when submitting form to the Assessor's office for completion. Assessor's telephone number is (985) 809-8180 if you have any questions.

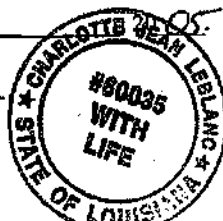
The undersigned petitioner(s), after being duly sworn, deposed and said that all of the allegations and statements of fact are true and correct.

Tonya L. Pennington
Larry E. Pennington

SWORN TO AND SUBSCRIBED before me this 28 day of June

Charon LeBlanc
Notary Public

CHARLOTTE JEAN LEBLANC #60035



SL2005-13

205.23

C-1488

CITY OF SLIDELL
PETITION TO CHANGE ZONING DISTRICT CLASSIFICATION

Planning and Zoning Commission
City of Slidell, Parish of St. Tammany
State of Louisiana

Date: 6-24-05

Petition is hereby made to the City of Slidell, Louisiana to change the zoning classification of hereinafter described property.

(Instructions: Please print all information so that it can be easily read.)

1) Location of Property. The property petitioned for zoning/rezoning is bounded by the following streets:

Tyler Dr. and Kisatchie Dr.

and identified by Lot, Square/Block, and Subdivision Name as follows:

Lot 3 Square 5 Robert Park Subdivision
Annex #2, ST TAMMANY Parish Louisiana

Note: If the property does not have Lot, Square/Block, and Subdivision Name, attach separate sheet giving description by metes and bounds.

2) Total number of acres or part thereof: 18,000 sq feet

3) The reasons for requesting the zoning change are as follows:

To gain access to city utilities.
To have the ability to use property for light commercial use.

4) A copy of the Act of Sale/Deed must be attached. Attach a plat of survey or a map drawn to scale of no smaller than 1" equals 100' showing the location, measurements, and ownership of all property proposed for a change in zoning classification, so that the new zoning/rezoning can be defined with certainty and precision.

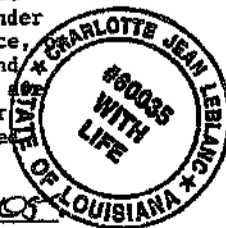
5) If the petitioner(s) are a corporation, partnership or other entity, the petitioner must attach a copy of the resolution authorizing the petitioner to sign and authorizing the petition for zoning. If a couple, both husband and wife must sign the petition.

6) The following list of owners or authorized agents of 50% or more of the area of the land in which a change of classification is requested hereby petition the zoning classification of the aforescribed property be changed

FROM A-4 TO C-2
(existing classification) (proposed classification)

Signature	Mailing Address	Phone #	% Land Owned
<u>[Signature]</u>			<u>50%</u>
<u>Inya Pennington</u>	<u>103 S. Holiday Dr</u>	<u>643-7752</u>	<u>50%</u>

BEFORE ME, the undersigned authority, personally appeared the persons whose signatures are affixed above, all of full age and majority, who declare under oath to me, Notary, that they are the owners of all that certain lot, piece, parcel of land located as set forth beside their respective signatures, and that they know of their own personal knowledge that the above petitioners are the owners of at least fifty percent of the area hereinabove described for which a zoning change is requested, and that their signatures were executed freely and voluntarily and that they are duly qualified to sign.

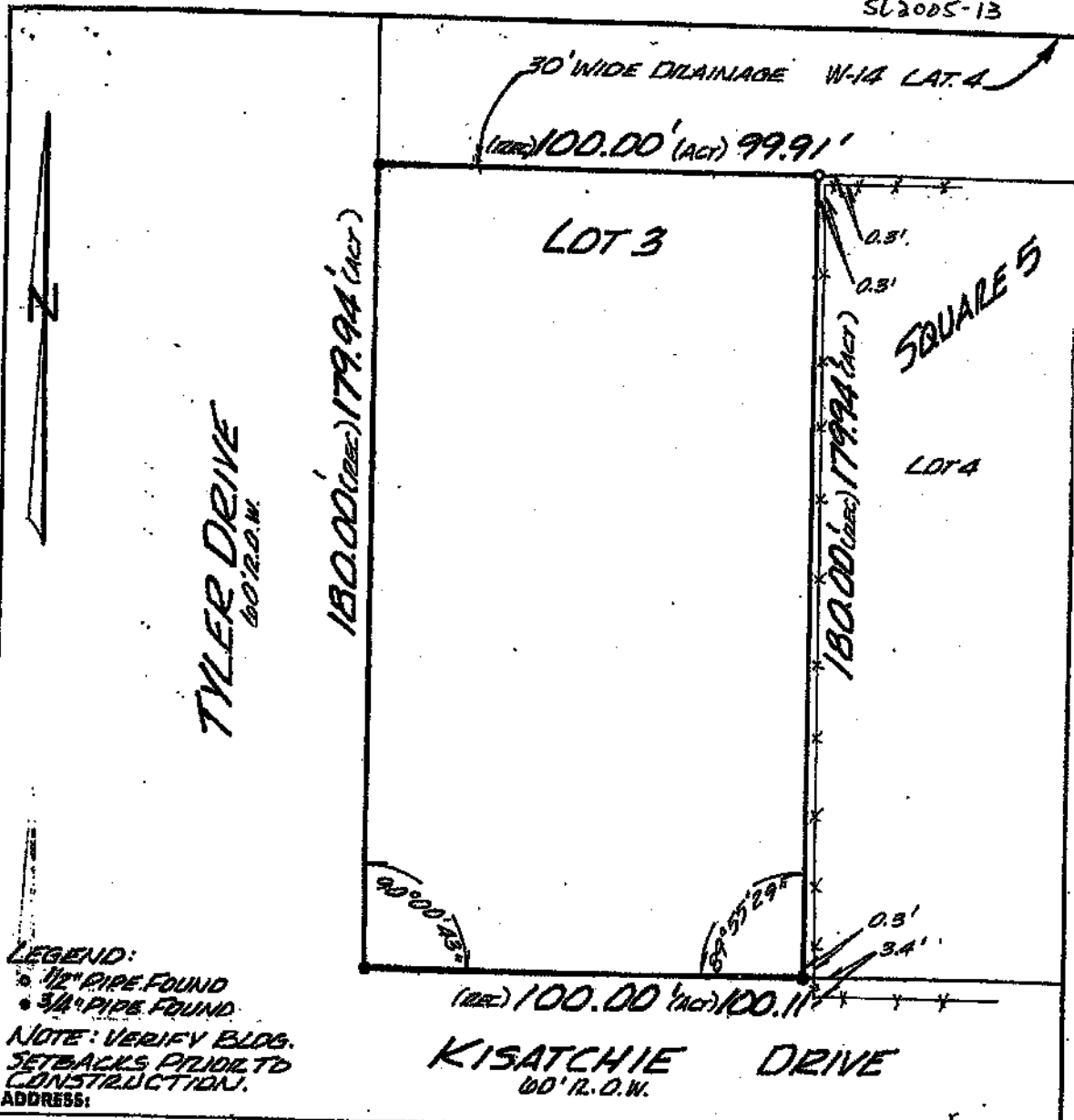


SWORN TO AND SUBSCRIBED before me this 28 day of June, 2005

Charlotte Jean LeBlanc
CHARLOTTE JEAN LEBLANC Notary Public

SL2005-13

C-1488



LEGEND:

- 1/2" PIPE FOUND
- 3/4" PIPE FOUND

NOTE: VERIFY BLDG. SETBACKS PRIOR TO CONSTRUCTION.
ADDRESS:

I CERTIFY THAT THIS PLAT REPRESENTS AN ACTUAL GROUND SURVEY AND THAT TO THE BEST OF MY KNOWLEDGE NO ENCROACHMENTS EXIST EITHER WAY ACROSS ANY OF THE PROPERTY LINES, EXCEPT AS SHOWN.

SURVEYED IN ACCORDANCE WITH THE LOUISIANA "MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS" FOR A CLASS C SURVEY. BEARINGS ARE BASED ON RECORD BEARINGS UNLESS NOTED OTHERWISE.

ENCUMBRANCES SHOWN HEREON ARE NOT NECESSARILY EXCLUSIVE. ENCUMBRANCES OF RECORD AS SHOWN ON TITLE OPINION OR TITLE POLICY WILL BE ADDED HERETO UPON REQUEST, AS SURVEYOR HAS NOT PERFORMED ANY TITLE SEARCH OR ABSTRACT.

R.I.B.M. 22520504400
4-21-99

ZONE C S.F.L. N/A
*Verify prior to Construction with Local Governing Body

SURVEY NO. 1021558
DATE: 6-5-02

J. V. BURKES & ASSOC., INC.
2990 GAUSE BLVD. EAST, STE. B • SLIDELL, LA 70461
985-649-0075 FAX 985-649-0154

DRAWN BY: [Signature]
SCALE: 1"=30'

REVISED:

SURVEY MAP OF LOT 3 SQUARE 5



The City of Slidell
 2055 SECOND STREET
 P.O. BOX 828
 SLIDELL, LOUISIANA 70459-0828

St. Tammany Parish
 CAO/IGR
 P.O. Box 698
 Covington, LA 70434
 Attention: Robert Thompson

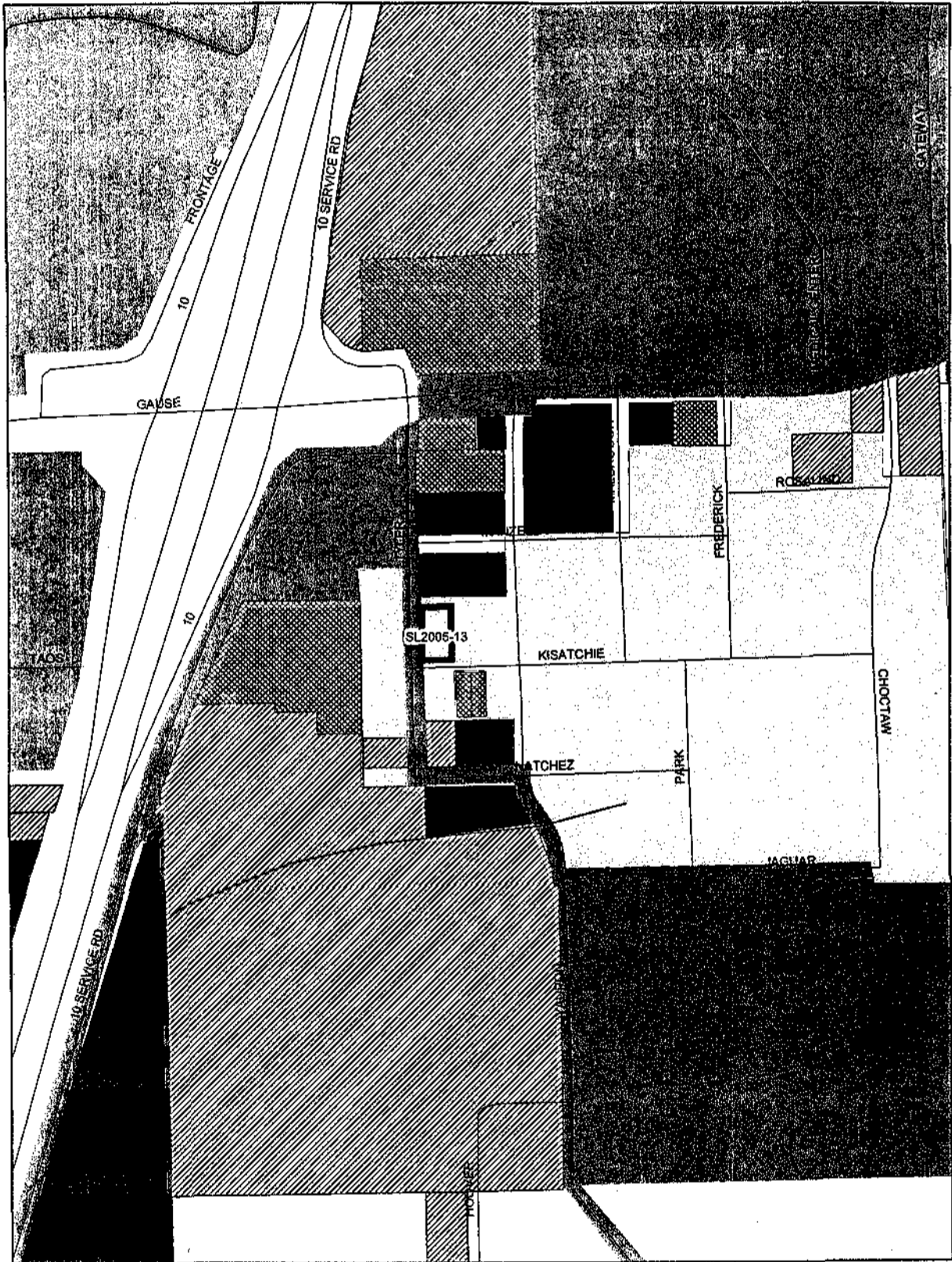
70434+0628



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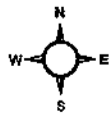
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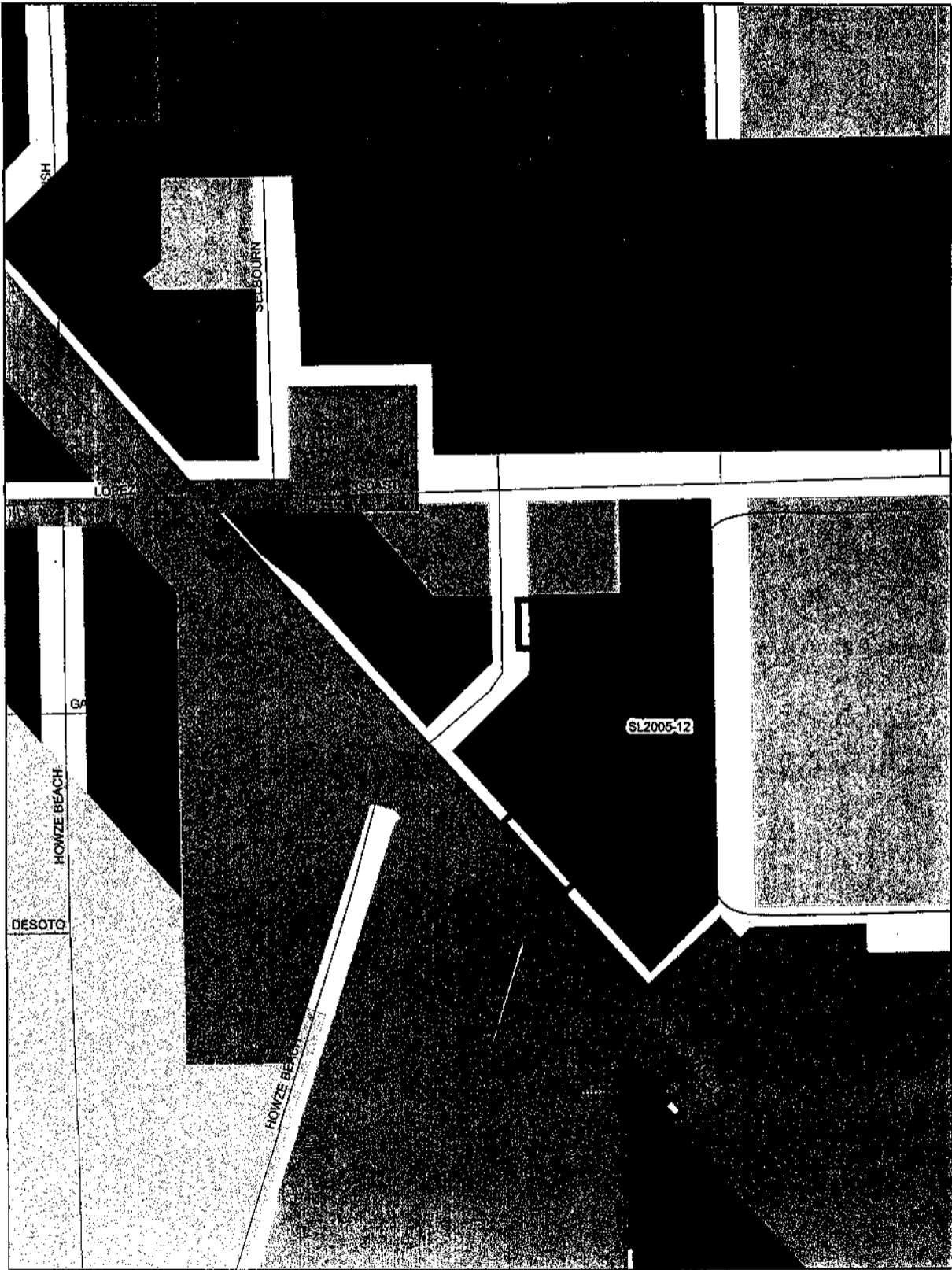
- Legend**
- Rural
 - SA Suburban Agriculture
 - A-1 Suburban
 - A-2 Suburban
 - A-3 Suburban
 - A-4 Single Family Residential
 - MH Mobile Home
 - A-6 Two Family Residential
 - A-8 General Multiple Family
 - SD Special District
 - RC Recreation/Conservation
 - ID Institutional
 - PUD Planned Unit Development
 - LC Light Commercial
 - C-1 Neighborhood Commercial
 - C-2 Highway Commercial
 - C-3 Planned Commercial
 - M-1 Light Industrial
 - M-2 Intermediate Industrial
 - M-3 Heavy Industrial
 - SL2005-13
 - slp-roads-e911-120204-u15
 - slp-streams
- Slidell SALES_TAX**
- City
 - Parish
 - Split
 - MRO/NLP
 - Residential
 - ROW

Slidell Annexation



This map was produced by St. Tammany Parish Information Services.
 Note: This map is for planning purposes only. It is not a legally recorded plan, survey, official tax map or engineering schematic, and it is not intended to be used as such. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.
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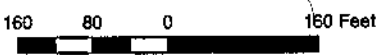
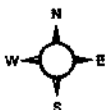
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Slidell Annexation

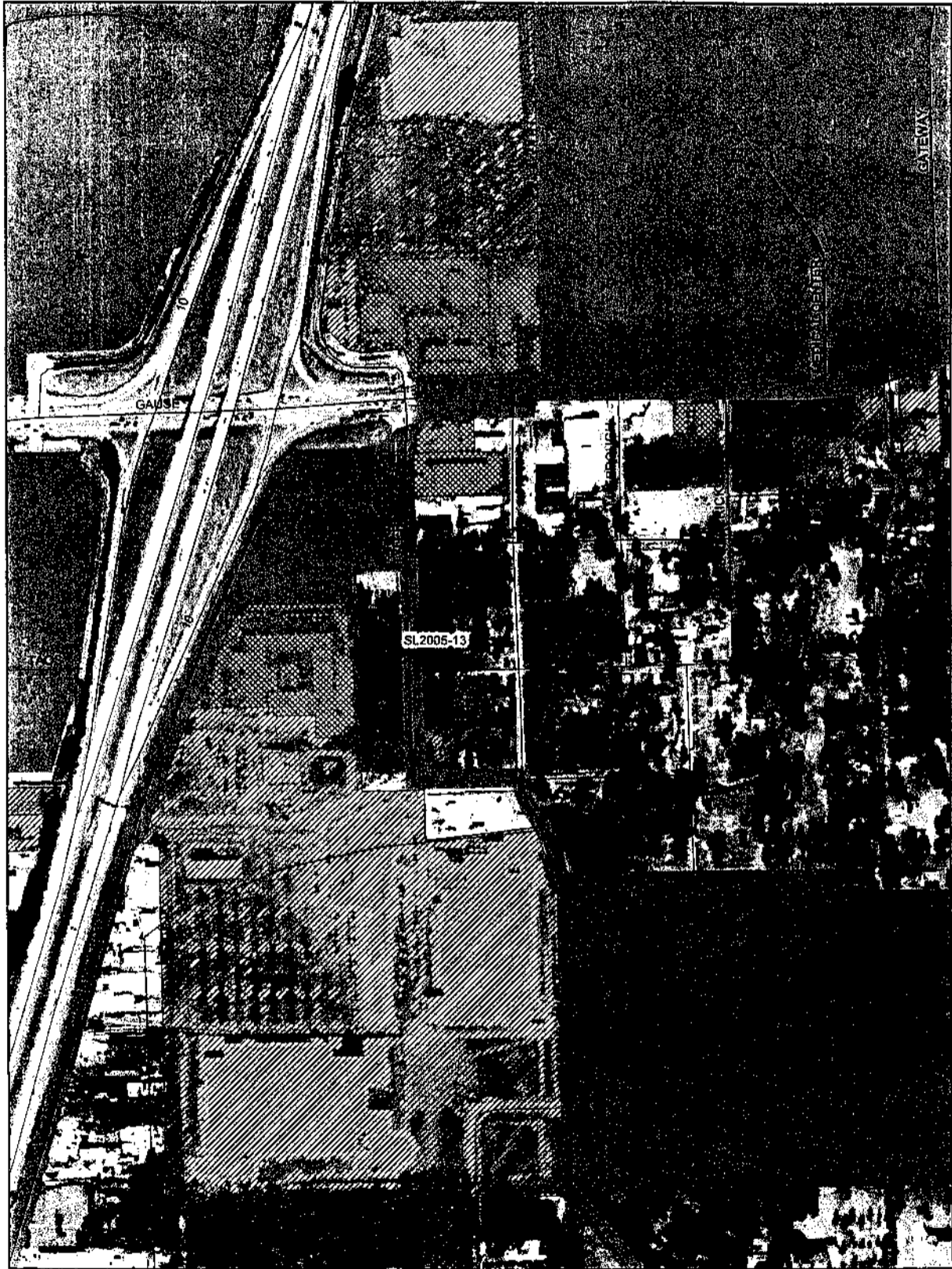


- Legend**
- GMA Rural
 - SA Suburban Agriculture
 - A-1 Suburban
 - A-2 Suburban
 - A-3 Suburban
 - A-4 Single Family Residential
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 - C-1 Neighborhood Commercial
 - C-2 Highway Commercial
 - C-3 Planned Commercial
 - M-1 Light Industrial
 - M-2 Intermediate Industrial
 - M-3 Heavy Industrial
 - stp-roads-e811-120204-v16
 - stp-streams
 - Slidell
 - SL2005-12



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C-1488



Slidell Annexation

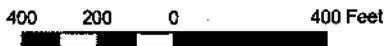
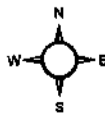


Legend

- slp-42005-13
- slp-roads-4911-120204-u15
- slp-streams

Slidell

- SALES TAX**
- City
 - Parish
 - Split
 - MRO/NLP
 - Residential
 - ROW



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ST. TAMMANY PARISH
SPECIAL REVENUE MANGER
P. O. BOX 628
COVINGTON, LA 70434
PHONE: (985) 898-2865
FAX: (985) 898-5238
EMAIL: RTHOMPSON@STPGOV.ORG

0-1488

Kevin Davis
Parish President

Memo

TO: Mr. Bill Oiler
CAO

FROM: Robert Thompson
Special Revenue Manager

DATE: May 16, 2005

RE: Pertinent Department comments (Ework notes history)

DATE	WHO	NOTE
7/13/05	R Waldrup	I did not enter the data in the old access annexation database or create a resolution the old way..
7/14/05	S Fontenot	Complies with Louisiana Revised Statutes relative to annexations Zoning is intensified from Parish A-4 Single Family Residential to Slidell C-2 Neighborhood Commercial
7/14/05	B Thompson	As indicated, this property is undeveloped and, as such, no vendors currently reside on this property. (See attached aerials)