

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3183 ORDINANCE COUNCIL SERIES NO. _____

COUNCIL SPONSOR STEFANCIK/PRESIDENT PROVIDED BY: PLANNING

INTRODUCED BY: _____ SECONDED BY: _____

ON THE _____ DAY OF _____, 2005

An Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the east side of Plantation Street, north of Shady Lane, south of Wilson Road and which property comprises a total of 21.27 acres of land more or less, from its present SA (Suburban Agricultural) District to an A-2 (Suburban) District, Ward 3, District 3. (ZC05-07-049)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC05-07-049, 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 Agricultural) District to a A-2 (Suburban) 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 A-2 (Suburban) 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 Agricultural) District to an A-2 (Suburban) 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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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:

ZC05-07-049

A Certain Piece or Parcel of Land situated in Section 25, Township 6 South, Range 11 East, Parish of St. Tammany, State of Louisiana, and more fully described as follows:

Commence at the Section Corner common to Sections 23, 24, 25, & 26, Township 6 South, Range 11 East, thence measure $S00^{\circ}14'E$, a distance of 2009.40 feet to a point; thence measure $N00^{\circ}24'E$, a distance of 300.03 feet to the Point of Beginning.

From the Point of Beginning, measure $N00^{\circ}24'E$, a distance of 88.61 feet to a point; thence measure $N89^{\circ}49'27''E$, a distance of 233.09 feet to a point; thence measure $N00^{\circ}10'33''W$, a distance of 301.90 feet to a point; thence measure $N89^{\circ}20'55''E$, a distance of 52.51 feet to a point; thence measure $S89^{\circ}33'09''E$, a distance of 654.34 feet to a point; thence measure $S00^{\circ}53'29''W$, a distance of 29.80 feet to a point; thence measure $N87^{\circ}03'28''E$, a distance of 415.80 feet to a point; thence measure $S00^{\circ}11'13''W$, a distance of 682.23 feet to a point; thence measure $N89^{\circ}50'W$, a distance of 1117.29 feet to a point; thence measure $N00^{\circ}10'33''W$, a distance of 301.43 feet to a point; thence measure $S89^{\circ}49'27''W$, a distance of 233.98 feet back to the Point of Beginning, containing 18.044 Acres.

A Certain Piece or Parcel of Land situated in Section 25, Township 6 South, Range 11 East, Parish of St. Tammany, State of Louisiana, and more fully described as follows:

Commence at the Section Corner common to Sections 23, 24, 25, & 26, Township 6 South, Range 11 East, thence measure $S00^{\circ}14'E$, a distance of 2009.40 feet to a point; thence measure $N00^{\circ}24'E$, a distance of 388.64 feet to the Point of Beginning.

From the Point of Beginning, continue $N00^{\circ}24'E$, a distance of 300.01 feet to a point; thence measure $N89^{\circ}20'55''E$, a distance of 230.09 feet to a point; thence measure $S00^{\circ}10'33''E$, a distance of 301.90 feet to a point; thence measure $S89^{\circ}49'27''W$, a distance of 233.09 feet back to the Point of Beginning, containing 1.600 Acres.

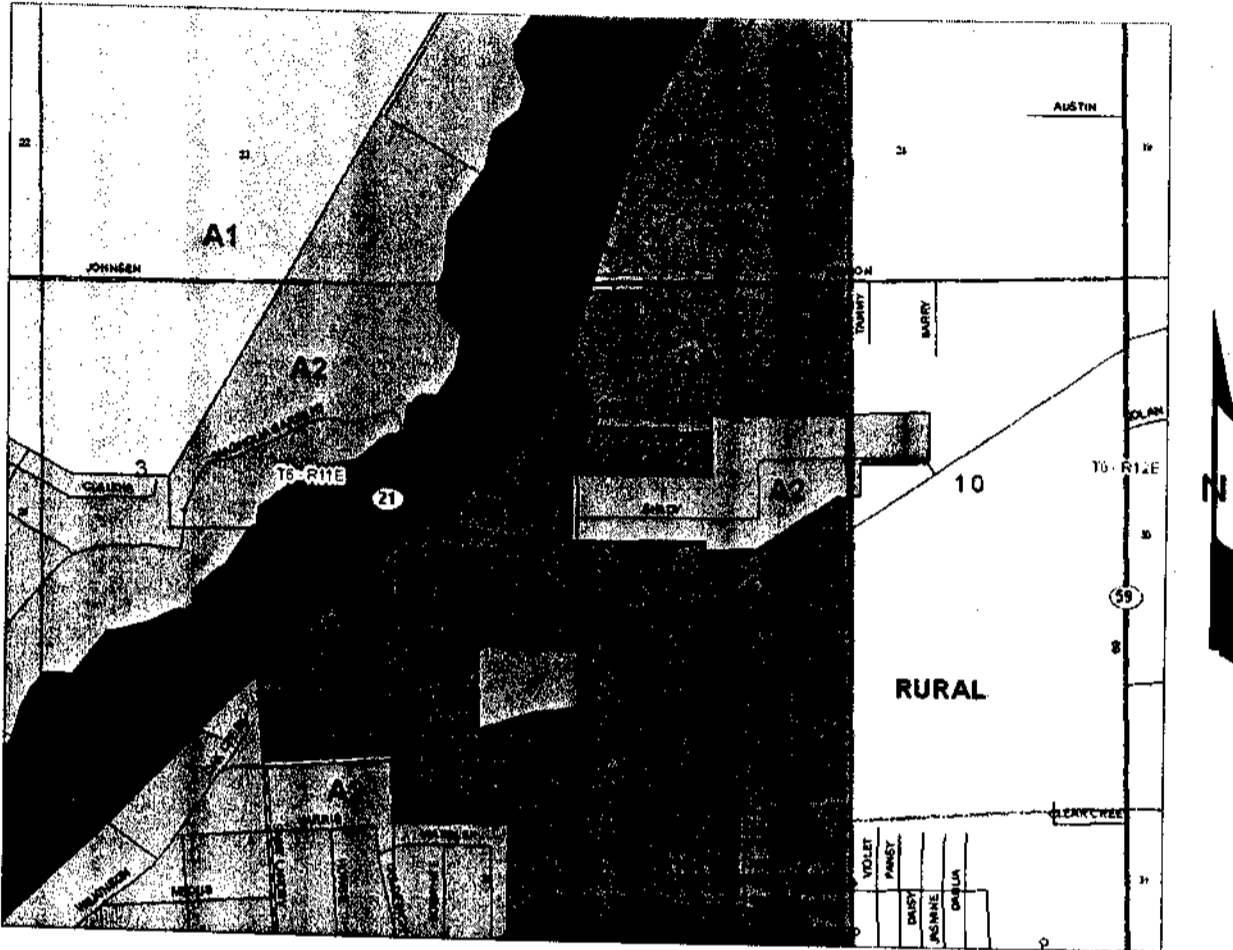
A Certain Piece or Parcel of Land situated in Section 25, Township 6 South, Range 11 East, Parish of St. Tammany, State of Louisiana, and more fully described as follows:

Commence at the Section Corner common to Sections 23, 24, 25, & 26, Township 6 South, Range 11 East, thence measure $S00^{\circ}14'E$, a distance of 2009.40 feet to the Point of Beginning.

From the Point of Beginning, measure $N00^{\circ}24'E$, a distance of 300.03 feet to a point; thence measure $N89^{\circ}49'27''E$, a distance of 233.98 feet to a point; thence measure $S00^{\circ}10'33''E$, a distance of 301.43 feet to a point; thence measure $N89^{\circ}50'W$, a distance of 237.00 feet back to the Point of Beginning, containing 1.626 Acres.

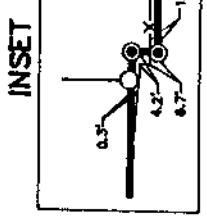
3183

CASE NO.: ZC05-07-049
PETITIONER: Brad Noble
OWNER: Bel Oaks Builders Assoc.
REQUESTED CHANGE: From SA (Suburban Agricultural) District to A-2 (Suburban) District
LOCATION: Parcel located on the east side of Plantation Street, north of Shady Lane, south of Wilson Road; S25, T6S, R11E; Ward 3, District 3
SIZE: 21.27 acres



2005-07-049 3183

REFERENCE BEARING:
Iron Rod A to Iron Rod B
S89°21'W
(per Reference Survey # 1)



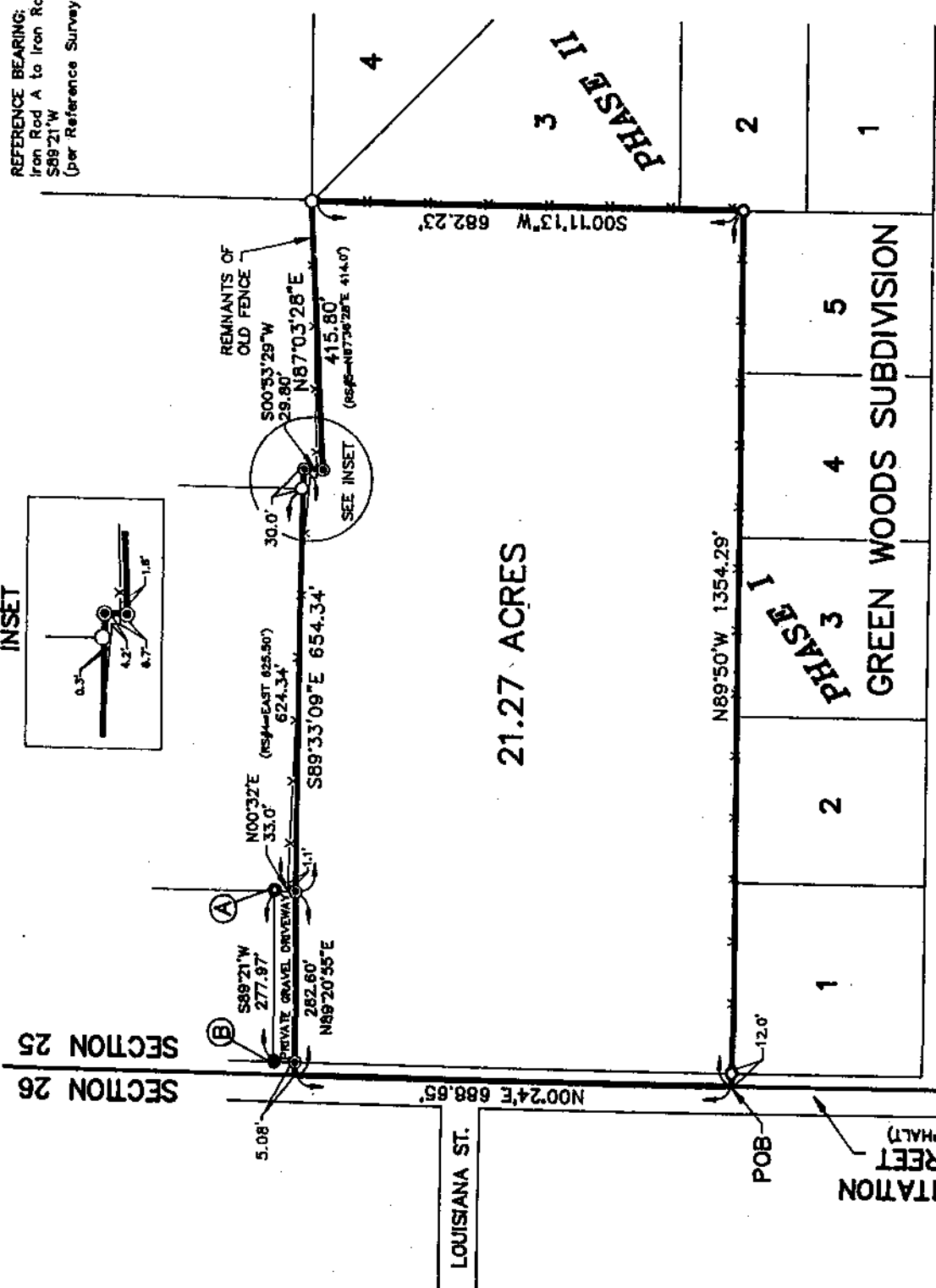
LEGEND

- = 1" Iron Pipe Found
- = 1/2" Iron Pipe Found
- = 1/2" Iron Rod Found
- = 5/8" Iron Rod Found
- = 1/2" Iron Rod Set

NOTE: This property is located in Flood Zone C,
per F.E.M.A. Map No. 225205 0235 C,
dated October 17, 1989.

REFERENCE SURVEYS:

1. Survey for Mr. W. S. West by Robert A Berlin, Surveyor, dated 11-11-64.
2. Plat of Green Woods Subdivision, Phase I, by Joseph C. Foy, Civil Engineer, dated 11-16-68
3. Plat of Green Wood Subdivision, Phase II, by Eddie J. Champagne, Filed for Record 12-23-70, File No. 1311.
4. Survey for Wade Mott by Edward J. Murphy, Surveyor, dated 7-26-76, revised 8-20-76.
5. Survey for Wade Mott by Edward J. Murphy, Surveyor, dated 11-8-1979.



POB is reported to be S007°4'E 2009.40'
from the Section Corner common to
Sections 23, 24, 25, & 26, T6S, R11E, per
per Plat of Green Woods Subdivision, Phase I.



John G. Cummings and Associates
Professional Land Surveyors
(MS) 888-1849
Cochitons, La. 70439

PLAT PREPARED FOR: **Bob Fuhrer**

SHOWING A SURVEY OF: A PARCEL OF LAND LOCATED IN SECTION
25, TOWNSHIP 6 SOUTH, RANGE 11 EAST,
ST. TAMMANY PARISH, LOUISIANA.

THIS PLAT REPRESENTS A PHYSICAL SURVEY MADE ON
THE GROUND BY ME, OR THOSE UNDER MY DIRECTION,
AND CONFORMS TO ALL APPLICABLE STANDARDS SET
FORTH BY THE STATE OF LOUISIANA, AND BEARS A
CLASS C SURVEY.

SCALE: 1" = 200' DATE: 7/21/05 NUMBER: 05033

PROFESSIONAL LAND SURVEYOR

THERE IS NO REPRESENTATION THAT ALL APPLICABLE SERVITUDES AND/OR
RESTRICTIONS HAVE BEEN SHOWN HEREON. ANY SERVITUDES AND/OR
RESTRICTIONS SHOWN ON THIS PLAT ARE LIMITED TO THOSE SET FORTH
IN THE DESCRIPTION AND/OR INFORMATION FURNISHED THE UNDERSIGNED.
A TITLE OR PUBLIC RECORD SEARCH FOR SUCH INFORMATION WAS NOT MADE
BY THE UNDERSIGNED IN COMPLYING DATA FOR THIS SURVEY.