

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3221                      ORDINANCE COUNCIL SERIES NO. \_\_\_\_\_  
COUNCIL SPONSOR STEFANCIK/DAVIS            PROVIDED BY: PLANNING  
INTRODUCED BY: \_\_\_\_\_                      SECONDED BY: \_\_\_\_\_  
ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2006

An Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the west side of LA Highway 1077, north of US Highway 190, south of Gottschalk Road and which property comprises a total of 99.692 acres of land more or less, from its present SA (Suburban Agricultural) & R (Rural) Districts to an A-1 (Suburban) District, Ward 1, District 1. (ZC06-01-007)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC06-01-007, 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) & R (Rural) Districts to a A-1 (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-1 (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) & R (Rural) Districts to an A-1 (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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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:

EXHIBIT "A"

ZC06-01-007

3221

**ALL THAT CERTAIN PIECE OR PARCEL OF GROUND, together with all the buildings and improvements thereon, and all the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining thereto, situated in Sections 20 and 21, Township 6 South, Range 10 East, St. Tammany Parish, Louisiana and more fully described as follows:**

Commence at the Quarter Section Corner common to Sections 20 and 21, Township 6 South, Range 10 East, said point being the POINT OF BEGINNING, and run South 09 degrees 15 minutes 00 seconds West a distance of 1,332.58 feet; thence South 89 degrees 49 minutes 15 seconds West a distance of 1,315.63 feet; thence North 00 degrees 13 minutes 12 seconds West a distance of 2,653.61 feet; thence North 89 degrees 37 minutes 36 seconds East a distance of 1,326.01 feet; thence North 00 degrees 00 minutes 34 seconds East a distance of 335.42 feet; thence South 31 degrees 08 minutes 52 seconds East a distance of 1,933.78 feet; thence South 89 degrees 39 minutes 22 seconds West a distance of 994.64 feet back to the POINT OF BEGINNING, and containing 99.692 acres of land, more or less.

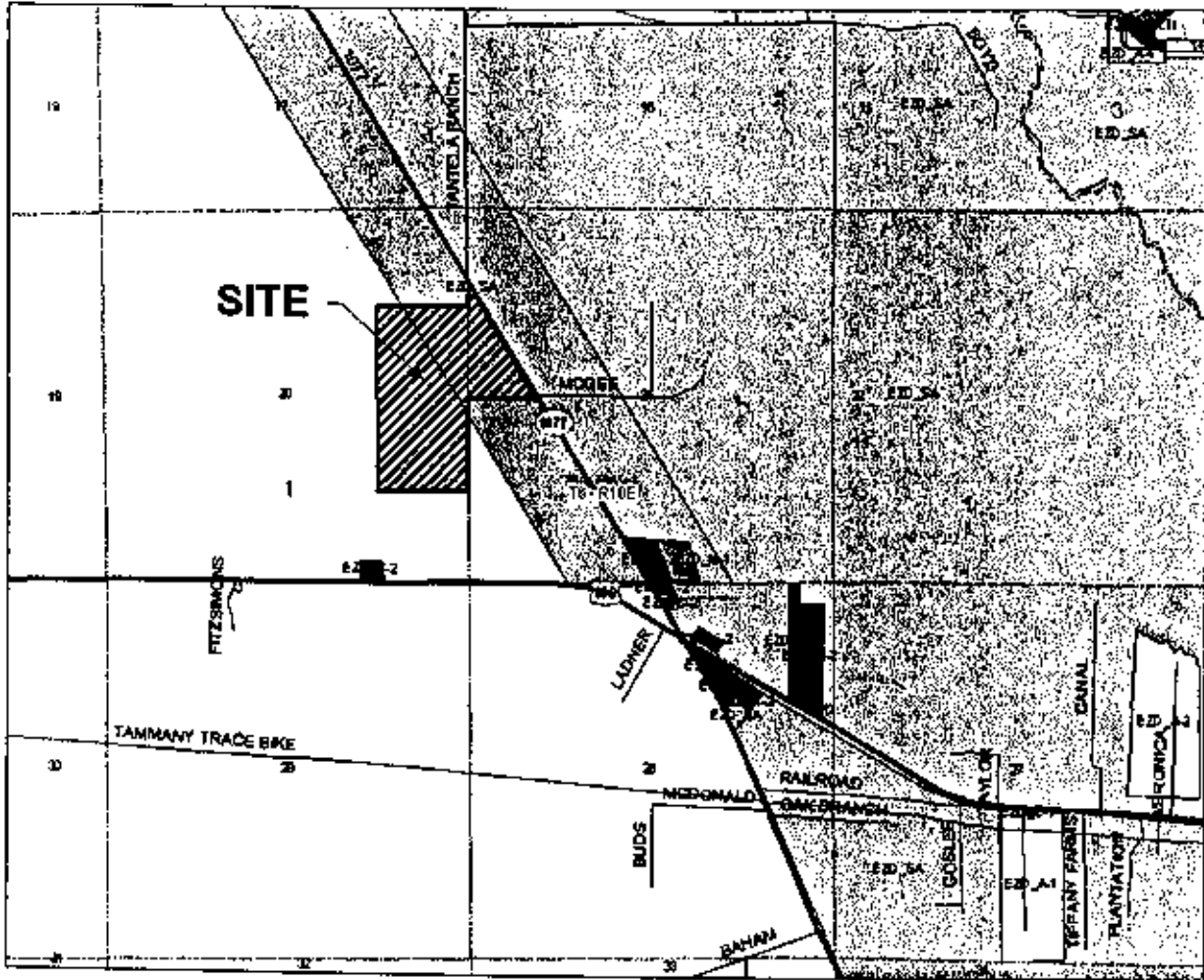
All as per the survey by Kelly J. McHugh & Associates, Inc. dated March 7, 2005 being Job No. 04-033.

**SAID PROPERTY HAS ALSO BEEN HISTORICALLY DESCRIBED AS BEING:**

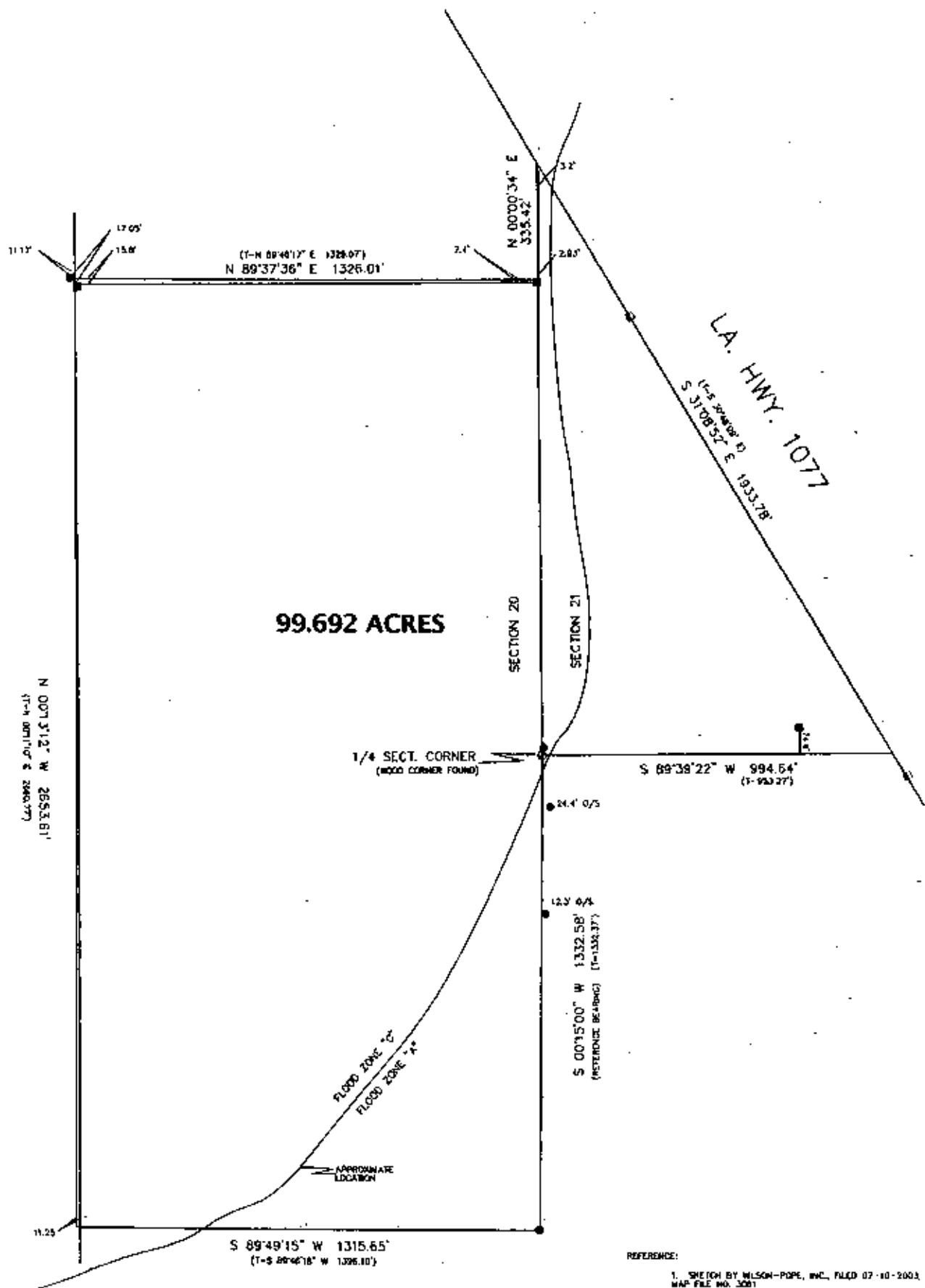
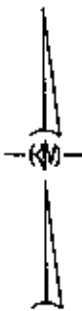
The Southeast Quarter of the Northeast Quarter and also the Northeast Quarter of the Southeast Quarter of Section 20, Township 6 South, Range 10 East, and all that portion of the Northwest Quarter of Section 21, Township 6 South, Range 10 East, which lies south and west of State Highway 1877, all in St. Tammany Parish, Louisiana.

**CASE NO.:** ZC06-01-007  
**PETITIONER:** Daniel Harper, Pinnacle Eng.  
**OWNER:** Pass It On Property L.L.C.  
**REQUESTED CHANGE:** From SA (Suburban Agricultural) & R (Rural) Districts to A-1 (Suburban) District  
**LOCATION:** Parcel located on the west side of LA Highway 1077, north of US Highway 190, south of Gottschalk Road; S20 & 21, T6S, R10E; Ward 1, District 1  
**SIZE:** 99.692 acres

3221



ZC06-01-007 3221



99.692 ACRES

LA. HWY. 1077  
(T-5 20480' E 1933.78'  
S 31°08'52\"

1/4 SECT. CORNER  
(WOOD CORNER FOUND)

REFERENCE:  
1. SKETCH BY WILSON-POPE, INC., FILED 07-10-2003  
MAP FILE NO. 3001

- LEGEND**
- - 1/2" IRON ROD SET
  - - 1/2" IRON ROD FOUND
  - - 1/2" IRON PIPE FOUND
  - - 1" IRON PIPE FOUND
  - - 3/8" IRON ROD FOUND
  - - 3/8" IRON ROD FOUND
  - - CONC. IRON MONUMENT FOUND
  - - 6" ROUND CONC MONUMENT W/BRASS CAP

NOTE: SERVITUDES SHOWN HEREON ARE NOT NECESSARILY EXCLUSIVE. SERVITUDES OF RECORD AS SHOWN ON TITLE OPPOON OR WIDE PROJECT WILL BE ADDED HEREON UPON REQUEST, AS SURVEYOR HAS NOT PERFORMED ANY TITLE SEARCH OR ABSTRACT.

THIS PROPERTY IS LOCATED IN  
FLOOD ZONES A, B & C  
BASED UPON FLEV. UNDETERMINED  
F.I.N. PANEL NO. 225205 0125 G  
REV. 10-17-89

Survey & Mapping, REG. NO. 4443

CERTIFIED CORRECT AND IN ACCORDANCE WITH A PHYSICAL SURVEY MADE ON THE GROUND AND COMPLYING WITH THE CURRENT APPLICABLE STANDARDS OF PRACTICE FOR A CLASS "C" SURVEY. RED STAMP SURVEYOR'S CORRECT PLAT.

PROPERTY SURVEY OF  
**99.692 ACRES**  
SECTIONS 20 & 21, T-6-S, R-10-E  
ST. TAMMANY PARISH, LA.

Prepared for  
**PASS ON IT PROPERTIES, L.L.C.**

REVISIONS		KELLY McHUGH & ASSOCIATES, INC.	
MARK	DATE	CIVIL ENGINEERS & LAND SURVEYORS	
		845 GALVEZ ST., MANDEVILLE, LA	
		824-5011	
		SCALE: 1" = 100'	DATE: 03-07-2003
		DRAWN: R.C.D.	JOB NO: 04-013
		CHECKED: H.J.M.	DWG NO:

**NOTE:**  
**THIS SURVEY WAS REPRODUCED AT A**