

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3420 ORDINANCE COUNCIL SERIES NO. \_\_\_\_\_

COUNCIL SPONSOR: MR. DEAN PREPARED BY COUNCIL ATTORNEY

INTRODUCED BY MR. DEAN SECONDED BY MR. THOMPSON

ON THE 5<sup>TH</sup> DAY OF OCTOBER 2006

ORDINANCE TO IMPOSE A SIX (6) MONTH MORATORIUM ON THE SUBMISSION OF APPLICATIONS TO REZONE PROPERTY LOCATED WITHIN THE TRIANGULAR SHAPED AREA BOUNDED ON THE SOUTH BY HIGHWAY 190, ON THE EAST BY THE TCHEFUNCTE RIVER, AND ON THE WEST BY THE ST. TAMMANY PARISH AND TANGIPAOHA PARISH LINE (WARD 1, DISTRICT 1).

WHEREAS, the Parish has instituted a process and schedule for Comprehensive Amendments to the Parish Zoning District and Regulations. Following adoption of those amendments, currently scheduled for January 2007, the parish will initiate a comprehensive rezoning of areas within unincorporated St. Tammany Parish, including Council District 1; and \_\_\_\_\_

WHEREAS, the property located within the triangular shaped area bounded on the South by Highway 190, on the East by the Tchefuncte River, and on the West by the St. Tammany Parish and Tangipahoa Parish line, is expected to be one of the initial areas subject to the Parish's comprehensive study and rezoning; and

WHEREAS, the area subject to this moratorium has become an area of rapid substantial growth and development through the rezoning process, including several significant Planned Unit Development Projects; and

WHEREAS, the anticipated pace of continued growth in the moratorium area has a significant potential to adversely impact the character of the area, the aesthetics, traffic infrastructure and drainage infrastructure unless a comprehensive study is first conducted and a comprehensive plan for future growth and development of the area is timely implemented through the comprehensive rezoning process, in order to keep pace with the anticipated growth; and

WHEREAS, to protect and preserve the health, safety and property interests of residents from the adverse impacts of traffic, drainage and development of property that has the potential to be inconsistent with the overall development and land use of the area, and to insure consistent and compatible development of property in the future, it is necessary to impose a six (6) month moratorium on the submission of applications to rezone property located in the area described in detail herein after.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS that, in accordance with Section 2-14 of the Home Rule Charter, the Parish Council imposes a six (6) month moratorium on the submission of applications to rezone property within a portion Ward 1, District 1, which is particularly described as follows:

Any property, or part thereof, that is situated within the triangular shaped area that is bounded on the South by Highway 190, on the East by the Tchefuncte River, and on the West by the St. Tammany Parish and Tangipahoa Parish line and more specifically described as follows: From the Point of Beginning, at the intersection of the Tchefuncte River and the St. Tammany Parish and Tangipahoa Parish line, proceed in a southerly direction along the western bank of the Tchefuncte River to its intersection with Highway 190, thence proceed in a westerly direction along Highway 190 to its intersection with the St. Tammany Parish and Tangipahoa Parish line, thence proceed northerly along the St. Tammany Parish and Tangipahoa Parish line to its intersection with the Tchefuncte River, the Point of Beginning  
(See Attached Exhibit A).

ORDINANCE CALENDAR NO. 3420

ORDINANCE COUNCIL SERIES NO. \_\_\_\_\_

PAGE 2 OF 2

BE IT FURTHER ORDAINED that this Ordinance shall be effective immediately upon final adoption and shall remain in effect through May 5, 2007.

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.

WHEREUPON THIS ORDINANCE WAS SUBMITTED TO A VOTE AND RESULTED IN THE FOLLOWING:

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

YEAS: \_\_\_\_\_

NAYS:

ABSTAIN:

ABSENT:

THIS ORDINANCE WAS DECLARED DULY ADOPTED AT A REGULAR MEETING OF THE PARISH COUNCIL ON THE \_\_\_\_ DAY OF \_\_\_\_\_ 2006; AND BECOMES ORDINANCE COUNCIL SERIES NO. \_\_\_\_\_.

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

ATTEST:

\_\_\_\_\_  
DIANE HUESCHEN, COUNCIL CLERK

\_\_\_\_\_  
KEVIN DAVIS, PARISH PRESIDENT

Published Introduction \_\_\_\_\_, 2006  
Published Adoption: \_\_\_\_\_, 2006  
Delivered to Parish President: \_\_\_\_\_, 2006 at \_\_\_\_\_  
Returned to Council Clerk: \_\_\_\_\_, 2006 at \_\_\_\_\_

Ord. 3420

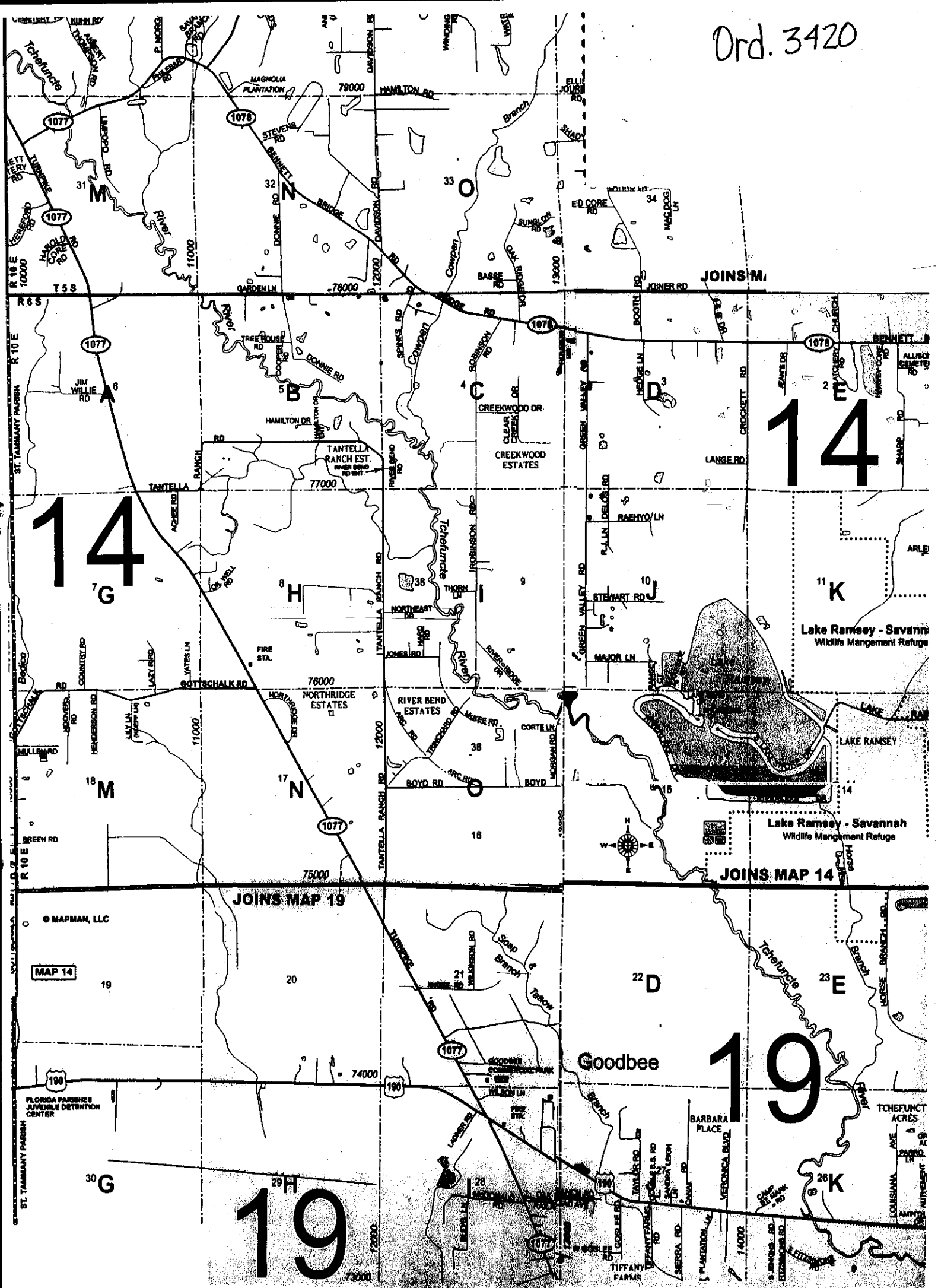


Exhibit "A"