

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3391 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 north side of North Parkline Boulevard, north of Brownsvillage Road and which property comprises a total of 37.11 acres of land more or less, from its present SA (Suburban Agricultural) District to a M-1 (Light Industrial) District, Ward 9, District 6 and 14. (ZC06-09-087)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC06-09-087, 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 M-1 (Light Industrial) 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 M-1 (Light Industrial) 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 a M-1 (Light Industrial) 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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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"

3391

ZC06-09-087

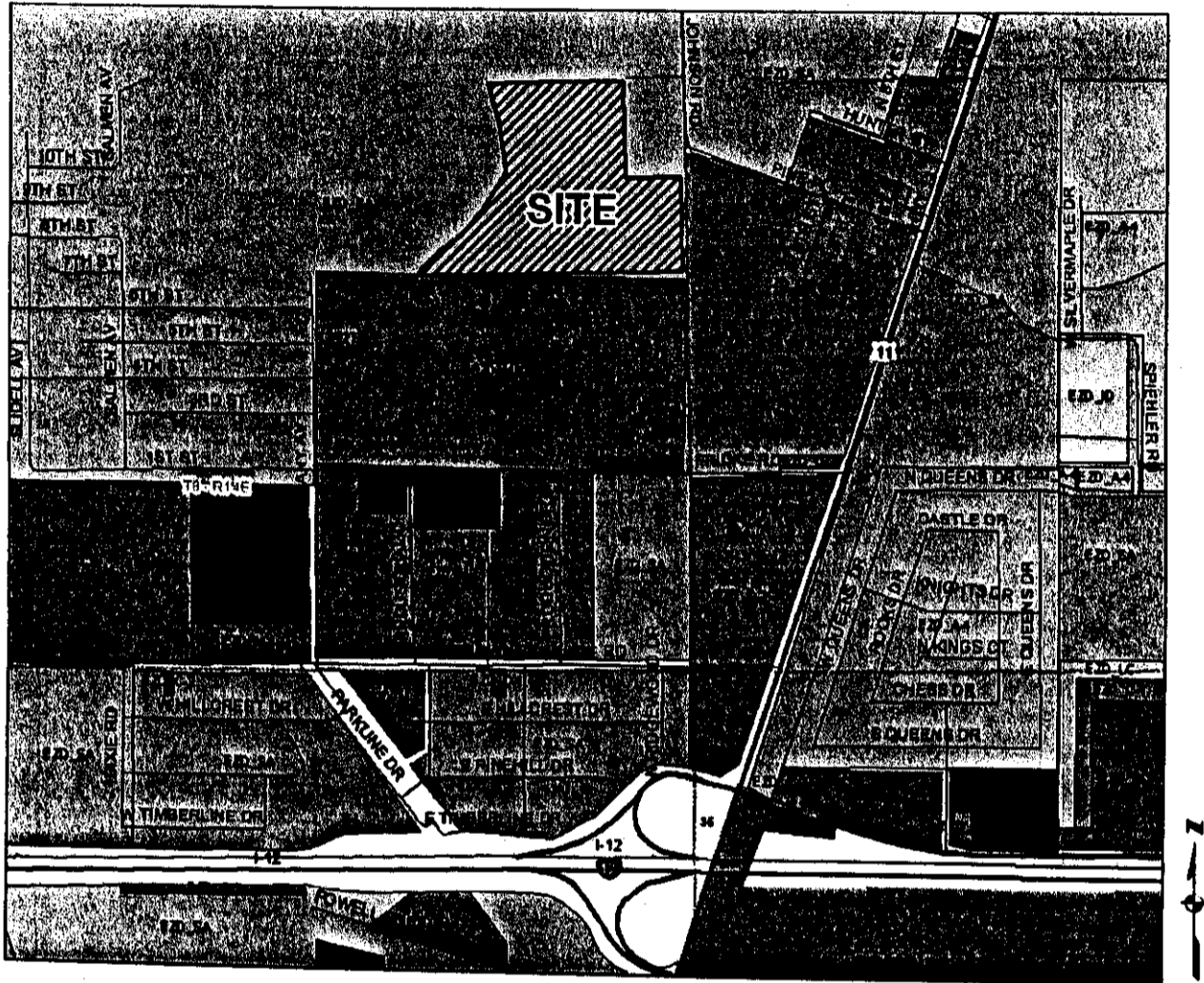
A certain parcel of land located in Section 27, T-8-S, R-14-E, St. Tammany Parish, Louisiana, more fully described as follows.

Commence at the Southwest corner of the Northeast Quarter of the Northwest Quarter of Section 27, T-8-S, R-14-E, and measure North 88 degrees 31 minutes 29 seconds East a distance of 2600.63 feet to the POINT OF BEGINNING.

From the POINT OF BEGINNING continue North 88°31'29" East a distance of 963.36 feet; thence South 01°28'31" East a distance of 660.00 feet; thence North 88°31'29" East a distance of 396.00 feet; thence South 01°28'31" East a distance of 660.00 feet; thence South 88°31'29" West a distance of 1,887.67 feet; thence North 28°41'10" East a distance of 50.19 feet; thence North 41°49'13" East a distance of 83.03 feet; thence North 48°59'27" East a distance of 99.26 feet; thence North 51°53'33" East a distance of 211.08 feet; thence North 39°10'25" East a distance of 226.85 feet; thence North 33°41'24" East a distance of 152.65 feet; thence North 31°51'58" East a distance of 141.88 feet; thence North 04°34'26" West a distance of 81.68 feet; thence North 09°07'04" West a distance of 267.17 feet; thence North 16°57'58" West a distance of 275.26 feet to the POINT OF BEGINNING and containing 37.11 Acre(s) of land, more or less.

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CASE NO.: ZC06-09-087
PETITIONER: Jeff Schoen, Atty.
OWNER: Livaudais Company, LLC c/o Chris Jean Authorized Agent
REQUESTED CHANGE: From SA (Suburban Agricultural) District to M-1 (Light Industrial) District
LOCATION: Parcel located on the north side of North Parkline Boulevard, north of Brownsvillage Road; S27, T8S, R14E; Ward 9, District 6 and 14
SIZE: 37.11 acres



P.O.B.

N 88°31' 29" E 983.36'

2006-09-087

3391

APPROXIMATE LOCATION OF THE FLOOD ZONE LINE

FLOOD ZONE A1
FLOOD ZONE C

S 01°28' 31" E 660.00'

N 88°31' 29" E 396.00'

S 01°28' 31" E 660.00'

37.11 ACRES

N 16°57' 58" W 275.26'

N 09°07' 04" W 267.17'

N 04°34' 26" W 81.68'

N 31°51' 58" E 141.88'

N 33°41' 24" E 152.65'

N 39°10' 25" E 226.85'

N 51°53' 33" E 211.08'

N 48°59' 27" E 99.26'

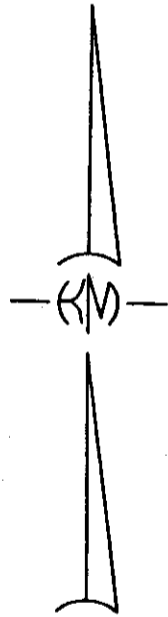
N 28°41' 10" E 50.19'

N 41°49' 13" E 83.03'

S 88°31' 29" W 1887.67'

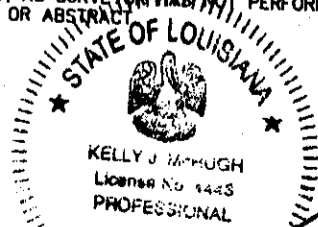
JOHNNY F. SMITH MEMORIAL BUSINESS PARK

THE P.O.B. IS DESCRIBED AS BEING N 88° 31' 29" E - 2600.63' FROM THE S.W. CORNER OF THE N.E. QUARTER OF THE N.W. QUARTER OF SECTION 27, T-8-S, R-14-E.



THIS PROPERTY IS LOCATED IN FLOOD ZONES A1 & C; BASE FLOOD ELEV. 20'; F.I.R.M. PANEL NO. 225205 0410 D; REV. 04-21-99

NOTE: SERVITUDES SHOWN HEREON ARE NOT NECESSARILY EXCLUSIVE. SERVITUDES 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.



[Signature]
KELLY J. McHUGH 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 SIGNIFIES CORRECT PLAT.

BOUNDARY SURVEY OF:	
37.11 ACRES IN SECTION 27, T-8-S, R-14-E, ST. TAMMANY PARISH, LA.	
PREPARED FOR:	
PARIS PROPERTIES LLC	
KELLY J. McHUGH & ASSOC., INC. CIVIL ENGINEERS & LAND SURVEYORS 845 GALVEZ ST., MANDEVILLE, LA. 626-5611	
SCALE: 1" = 300'	DATE: 07-14-06
DRAWN: DRJ	JOB NO.: 06-322
REVISED:	