

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3597

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

COUNCIL SPONSOR BAGERT/DAVIS

PROVIDED BY: PLANNING

INTRODUCED BY MR. BURKHALTER

SECONDED BY MR. CANULETTE

ON THE 5<sup>TH</sup> DAY OF JULY 2007

An Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the south side of Brownswitch Road, west of Military Road, and which property comprises a total of 0.586 acres of land more or less, from its present A-2 (Suburban) District to a LC (Light Commercial) District, Ward 8, District 9. (ZC07-06-029)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC07-06-029, 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 A-2 (Suburban) District to a LC (Light Commercial) 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 LC (Light Commercial) 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 A-2 (Suburban) District to a LC (Light Commercial) 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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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"**

**ZC07-06-029**

3597

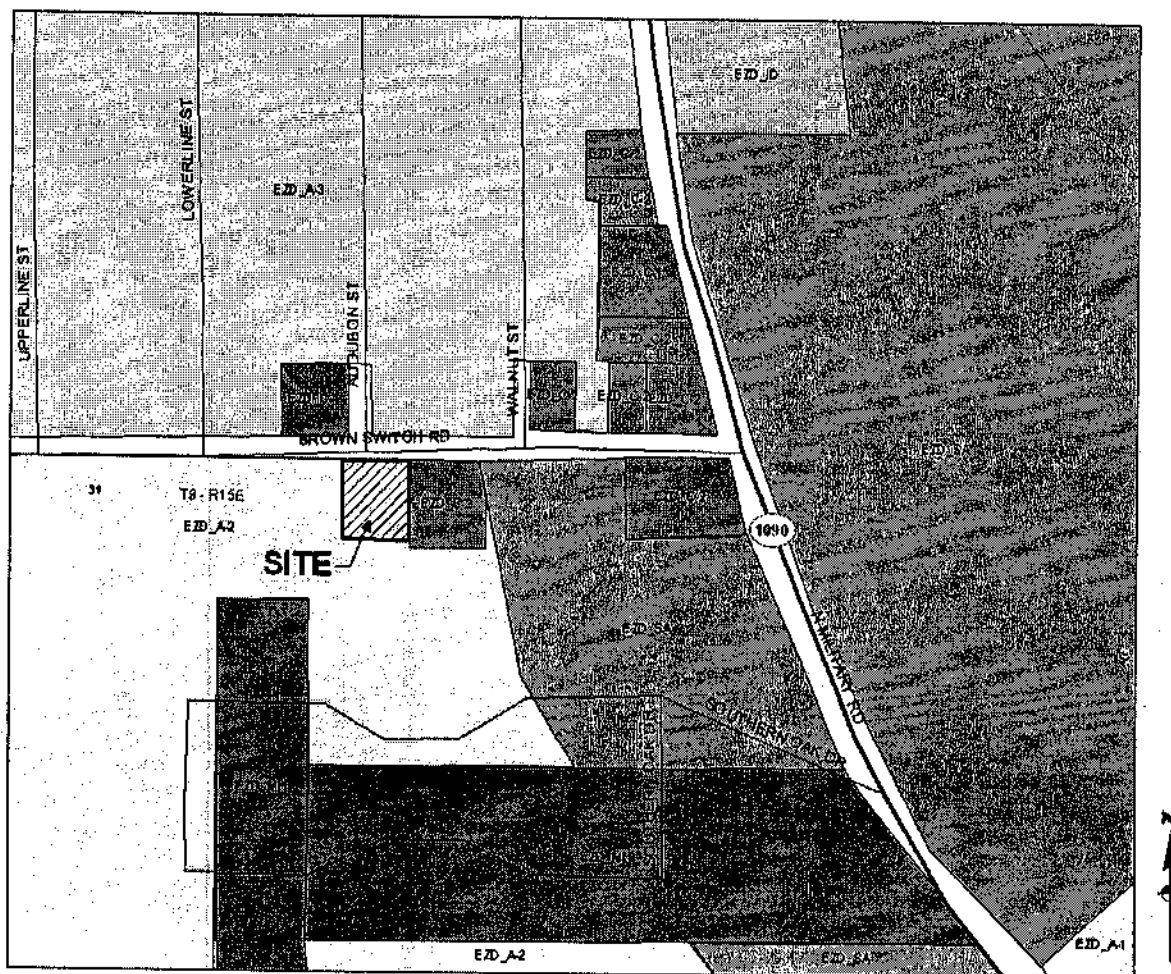
A certain parcel of land, lying and situated in Section 31, Township 8 South, Range 15 East, Saint Tammany Parish, Louisiana and more fully described as follows.

From the Northwest corner of the Southeast quarter of the Northwest quarter of Section 31, Township 8 South, Range 15 East; thence go South 00 degrees 04 minutes East 25.0 feet to a point; thence go North 89 degrees 30 minutes East 96.0 feet to the point of beginning

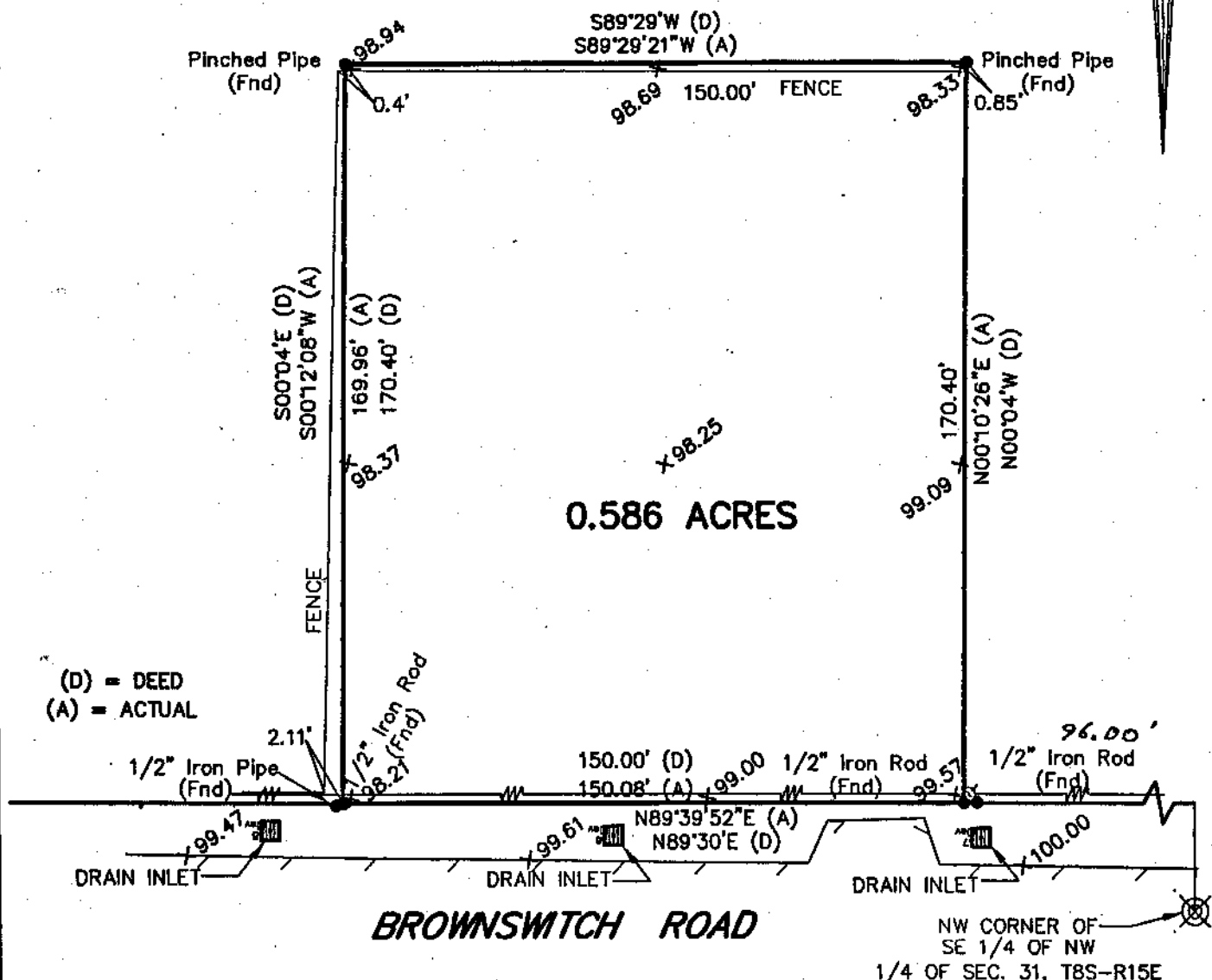
Thence from the point of beginning, continue North 89 degrees 30 minutes East 150.0 feet to a point; thence go South 00 degrees 04 minutes East 170.4 feet to a point; thence go North 89 degrees 29 minutes West 150.0 feet to a point; thence go North 00 degrees 04 minutes West 170.4 feet back to the point of beginning.

All in accordance with a current survey by J.V. Burkes & Associates, Inc. Dated March of 1995.

**CASE NO.:** ZC07-06-029  
**PETITIONER:** Anto and Janja Cutura  
**OWNER:** Anto Cutura  
**REQUESTED CHANGE:** From A-2 (Suburban) District to LC (Light Commercial) District  
**LOCATION:** Parcel located on the south side of Brownswitch Road, west of Military Road, ; S31, T8S, R5E; Ward 8, District 9  
**SIZE:** 0.586 acres



ZC07-06-029



(D) = DEED  
(A) = ACTUAL

REFERENCE  
DRAWING No. 950354 BY J.V. BURKES  
& ASSOC. DATED MARCH 08, 1995.

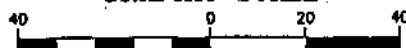
NOTE: PROPERTY IS LOCATED IN THE  
PEARL RIVER BASIN AS DEFINED BY  
ST. TAMMANY PARISH. THE PARISH  
SHOULD BE CONTACTED TO DETERMINE  
IF THEY HAVE A MINIMUM B.F.E.  
REQUIREMENT.

## LEGEND

- 1/2" Iron Rod Set
- 1/2" Iron Rod Found
- ⊕ Cross

ADDRESS:

## GRAPHIC SCALE



( IN FEET )  
1 INCH = 40 FEET

## BENCHMARK

MAG NAIL IN EDGE OF  
ASPHALT NEAR N/W  
PROPERTY CORNER.

ELEV. = 100.0' (ASSUMED)

BUILDING SETBACKS  
(\* Verify Prior to Construction)

Front Setback.....  
Side Setback.....  
Rear Setback.....

I CERTIFY THAT THIS PLAT DOES REPRESENT 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.

PROPERTY IS 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.

F.I.R.M. No. 225205 0440 D

F.I.R.M. Date 04/21/1999

ZN: C B.F.E. N/A

\* Verify prior to construction with  
Local Governing Body.

DRAWING NO.

1061169TOP0

DATE:

05/17/2006

J.V. Burkes &amp; Associates, Inc.

SURVEYING

ENGINEERING • ENVIRONMENTAL

1805 HWY. 190 EAST

Slidell, Louisiana 70458

E-mail: jvbassoc@jvburkes.com

Phone: 985-649-0075 Fax: 985-649-0154  
Mississippi Phone: 228-435-5800

DECLARATION IS MADE TO ORIGINAL PURCHASER OF THE  
SURVEY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS  
OR SUBSEQUENT OWNERS. SURVEY IS VALID ONLY IF PRINT HAS  
ORIGINAL SEAL OF SURVEYOR.

DRAWN BY:

BPT

CHECKED BY:

MD

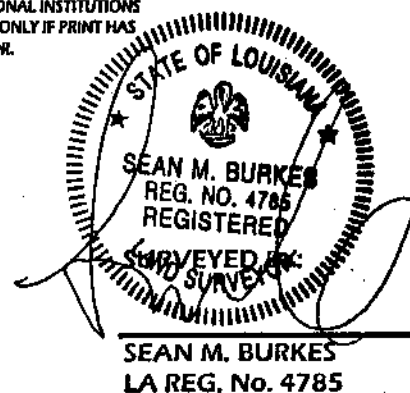
SCALE:

1" = 40'

TOPOGRAPHIC SURVEY OF A  
0.586 ACRE PARCEL OF LAND  
LOCATED IN SECTION 31, T8S - R15E  
NEAR THE CITY OF SLIDELL  
ST. TAMMANY PARISH, LOUISIANA

CERTIFIED

TO: ANTO CUTURA



SEAN M. BURKES  
LA REG. No. 4785