

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3612 ORDINANCE COUNCIL SERIES NO. _____

COUNCIL SPONSOR BAGERT/DAVIS PROVIDED BY: PLANNING

INTRODUCED BY: MR. STEFANCIK SECONDED BY: MR. BURKHALTER

ON THE 2ND DAY OF AUGUST, 2007

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 21, south of Arbor Walk, north of Dummyline Road and which property comprises a total of 4.76 acres of land more or less, from its present SA (Suburban Agricultural) District to a LC (Light Commercial) District, Ward 1, District 1. (ZC07-07-042)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC07-07-042, 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 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 SA (Suburban Agricultural) 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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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:

ZC07-07-042

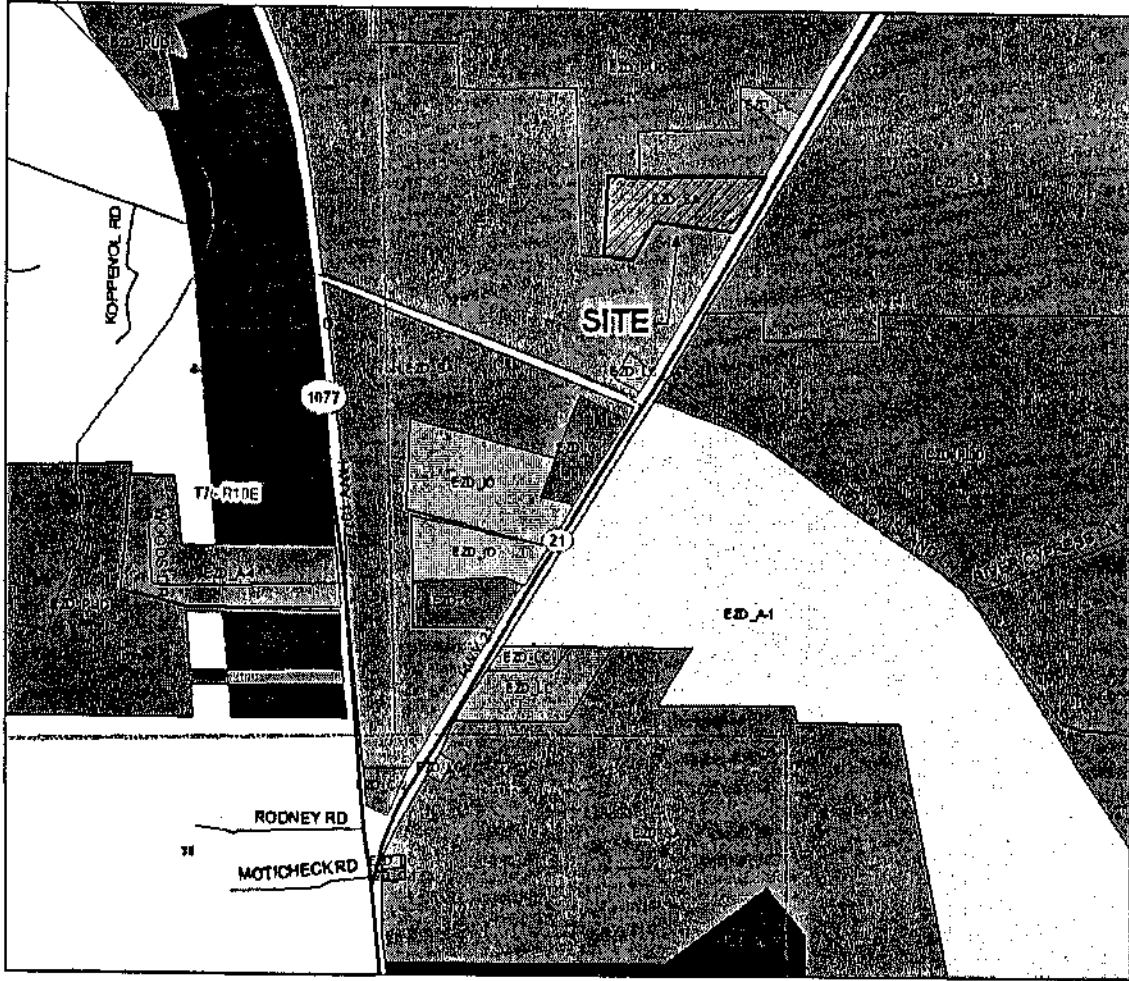
ALL THAT CERTAIN PARCEL OF GROUND, together with all the buildings and improvements thereon and all the rights, ways, means, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, being located in Section 41, Township 7 South, Range 10 East, St. Tammany Parish, Louisiana, and being fully described by reference to that survey of Raymond C. Impastato, dated August 23, 1993, a copy of which is annexed hereto and made a part hereof as follows, to-wit:

From the section corner common to Sections 41, 44 and 38, Township 7 South, Range 10 East, St. Tammany Parish, Louisiana, run North 26 degrees 55 minutes East, 2614.3 feet to a point which is the point of beginning.

From the point of beginning run North 03 degrees 02 minutes East, 388.8 feet to a point; thence South 87 degrees 44 minutes East, 164.1 feet to a point; thence North 89 degrees 06 minutes East, 648.7 feet to a point on the West right of way line of La. Hwy 21; thence run along said right of way South 31 degrees 13 minutes West, 523.9 feet to a point; thence North 81 degrees 45 minutes West 134.4 feet to a point; thence North 83 degrees 19 minutes West, 176.3 feet to a point; thence North 86 degrees 20 minutes West, 234.0 feet back to the Point of Beginning. This tract contains 6.55 acres.

Being the same property acquired by the vendors herein by act of sale before Larry J. Green, Notary Public, dated September 11, 1986, recorded with the Clerk of Court, St. Tammany Parish as COB. 1275, folio 556.

CASE NO.: ZC07-07-042 3612
PETITIONER: Julian Rodrigue, Jr.
OWNER: Colleen S. Collier, Trustee of the Erin Ellison Trust
REQUESTED CHANGE: From SA (Suburban Agricultural) District to LC (Light Commercial) District
LOCATION: Parcel located on the west side of LA Highway 21, south of Arbor Walk, north of Dummyline Road; S41, T7S, R10E; Ward 1, District 1
SIZE: 4.76 acres



LEGAL DESCRIPTION:

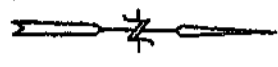
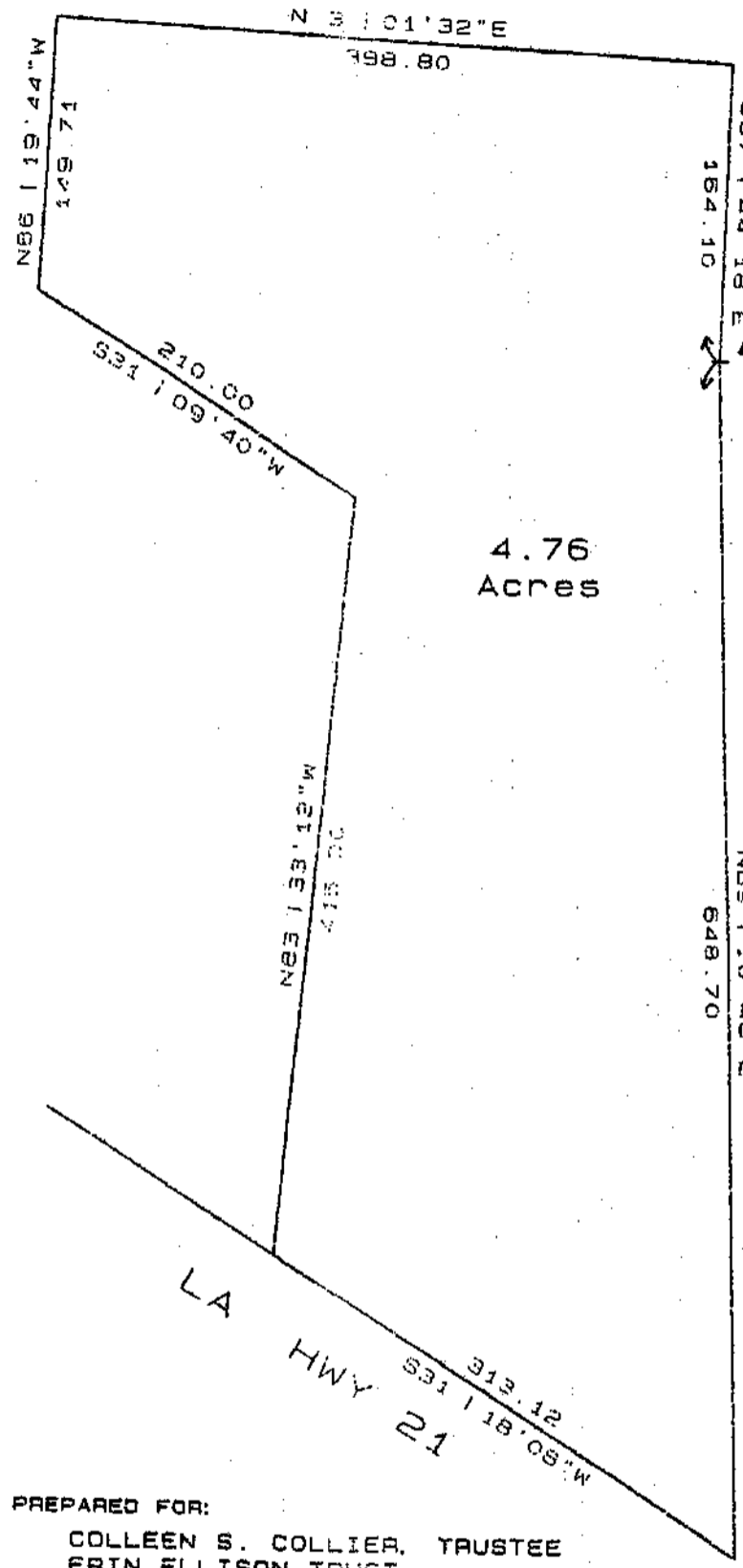
LC07-07-042

A 4.76 acre Parcel of Land located in Section 41, Township 7 South, Range 10 East, as per survey by JERON R. FITZMORRIS (PLS), dated 15 JUN 2004, St. Tammany Parish, Louisiana.

3612

NOTE:

This plat is prepared for the purpose of rezoning the property and is in accordance with a survey by Jeron R. Fitzmorris, dated June 15, 2004.



This point is described as being North 26 degrees 46 minutes East 3038.3 feet from the Section corner common to Sections 38, 41, & 44, Township 7 South, Range 10 East, St. Tammany Parish, Louisiana.

4.76 Acres

LA HWY 21

PREPARED FOR:
COLLEEN S. COLLIER, TRUSTEE
ERIN ELLISON TRUST

LEGEND:

- SET 1/2" IRON ROD
- FOUND IRON ROD
- FOUND OLD WOOD
- FENCE ---X---X---
- BEARINGS: RECORD
- SETBACK LINES - - - - -
- FRONT SIDES
- REAR STREET

PRIOR TO CONSTRUCTION, OWNER OR BUILDER MUST VERIFY SETBACK LINES AND BASE FLOOD ELEVATIONS WITH THE APPROPRIATE CITY/PARISH GOVERNING OFFICIALS.

This survey is based upon the description furnished by the client. There may be other restrictions not shown on this plat that may exist in the public records. There are no visible encroachments existing except where shown herein. If not otherwise noted, Elevations refer to NAVD 1988 datum.

DATE	25 APR 07	CPN: 225205 0220 C
FORMBOARDS		FIRM DATE: 2 APR 91
SLAB TIE		FIRM ZONE: "B/C"
AS-BUILT		BASE FLOOD:
JOB NO.	12479	REVISED: 11 MAY 07
		SCALE: 1 inch = 100ft

RURAL

NED R. WILSON, PLS

LOUISIANA REGISTERED LAND SURVEYOR # 4336
1990 SURGI DRIVE
MANDEVILLE, LOUISIANA 70448
TEL: (985) 626-5551 FAX: (985) 626-5526