

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. C-2416

COUNCIL SPONSOR: BINDER/DAVIS

PROVIDED BY: CAO

RESOLUTION TO CONCUR/NOT CONCUR WITH THE VILLAGE OF FOLSOM ANNEXATION AND REZONING OF 2 ACRES OF LAND MORE OR LESS FROM PARISH RURAL DISTRICT TO VILLAGE OF FOLSOM C-2 HIGHWAY COMMERCIAL DISTRICT WHICH PROPERTY IS LOCATED 83103 HIGHWAY 25, SECTION 3, TOWNSHIP 5 SOUTH, RANGE 10 EAST, ST TAMMANY PARISH, LOUISIANA, WARD 2, DISTRICT 3.

WHEREAS, the VILLAGE OF FOLSOM is contemplating annexation of 2 ACRES of land more or less owned by Curtis & Lauren Spencer, and located 83103 HIGHWAY 25, SECT 3, TOWNSHIP 5 SOUTH, RANGE 10 EAST, ST TAMMANY PARISH, LOUISIANA, Ward 2, District 3 (see attachments for complete description); and

WHEREAS, the proposed annexation is consistent with the Annexation Agreement entered into by the VILLAGE OF FOLSOM and St. Tammany Parish effective April 1, 2003; and

WHEREAS, the property requires rezoning from Parish Rural District to VILLAGE OF FOLSOM C-2 HIGHWAY COMMERCIAL District which is an intensification of zoning; and

WHEREAS, the property is developed and the proposed annexation **would not** result in a split of the sales tax revenues, *all sales tax revenue accrues to the Village of Folsom.*

THE PARISH OF ST. TAMMANY HEREBY RESOLVES to **Concur/Not Concur** with the VILLAGE OF FOLSOM annexation and rezoning of 2 ACRES of land more or less, located 83103 HIGHWAY 25, SECT 3, TOWNSHIP 5 SOUTH, RANGE 10 EAST, ST TAMMANY PARISH, LOUISIANA from Parish Rural District to VILLAGE OF FOLSOM C-2 HIGHWAY COMMERCIAL District in accordance with *the April 1, 2003 Annexation Agreement between the Parish and the VILLAGE OF FOLSOM.*

BE IT FURTHER RESOLVED that should this property be annexed, the St. Tammany Parish Council requires that the VILLAGE OF FOLSOM review development proposals utilizing the applicable Parish Drainage Model and compliance with Parish Drainage Regulations.

BE IT FURTHER RESOLVED that the St. Tammany Parish Council requires that the VILLAGE OF FOLSOM require a Traffic Impact Analysis be performed and that the Parish Department of Engineering be consulted on the traffic and access impacts of any proposed development.

THIS RESOLUTION HAVING BEEN SUBMITTED TO A VOTE, THE VOTE THEREON WAS AS FOLLOWS:

MOVED FOR ADOPTION BY _____, SECONDED BY _____

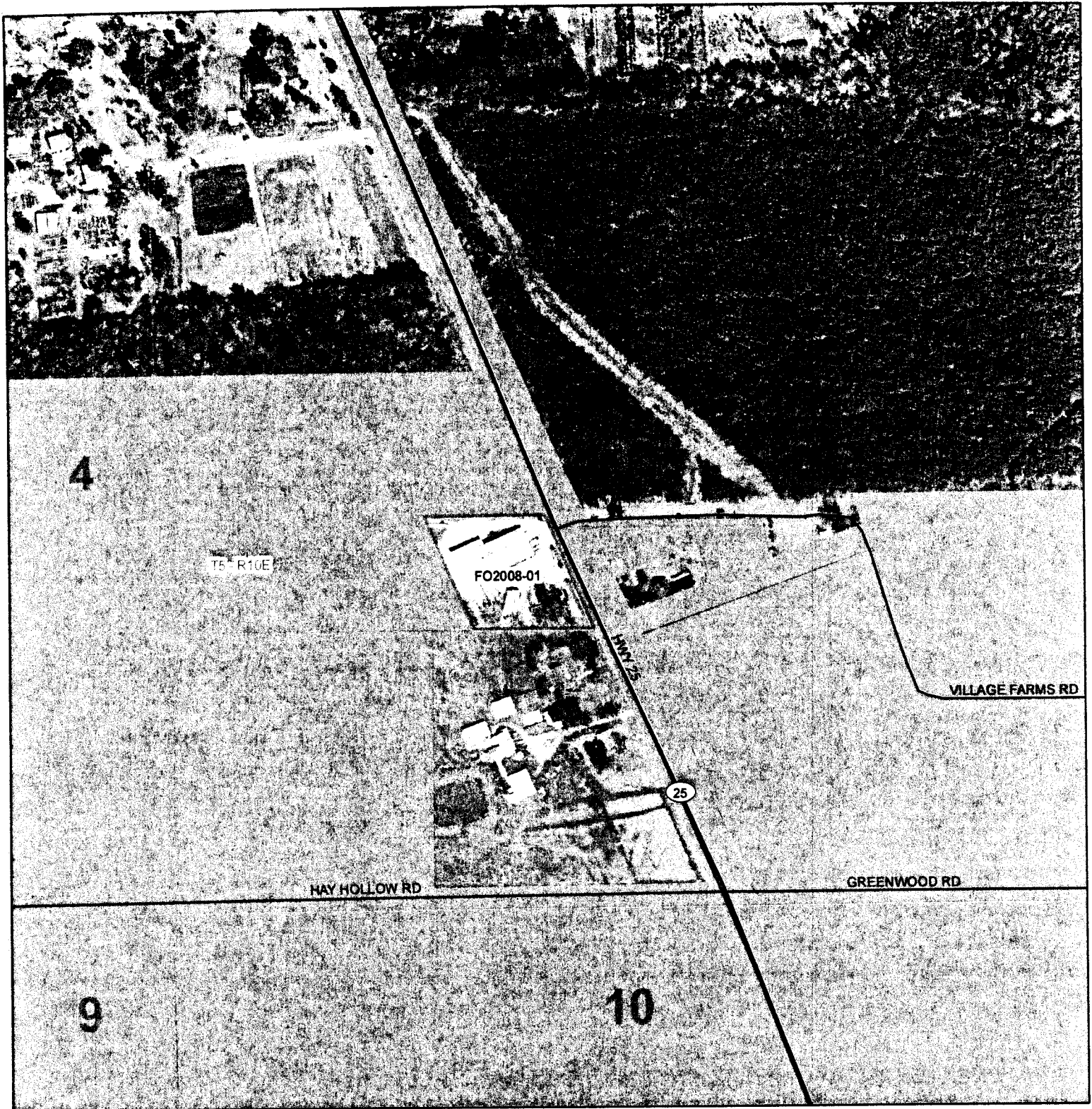
YEAS:

NAYS:

ABSTAIN:

ABSENT:

THIS RESOLUTION WAS DECLARED ADOPTED ON THE ____ DAY OF _____, 2008, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.



St. Tammany Parish

Folsom Annexation Request FO2008-01

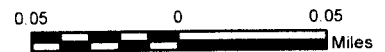


St. Tammany Parish Government
P.O. Box 628
Covington, LA 70434

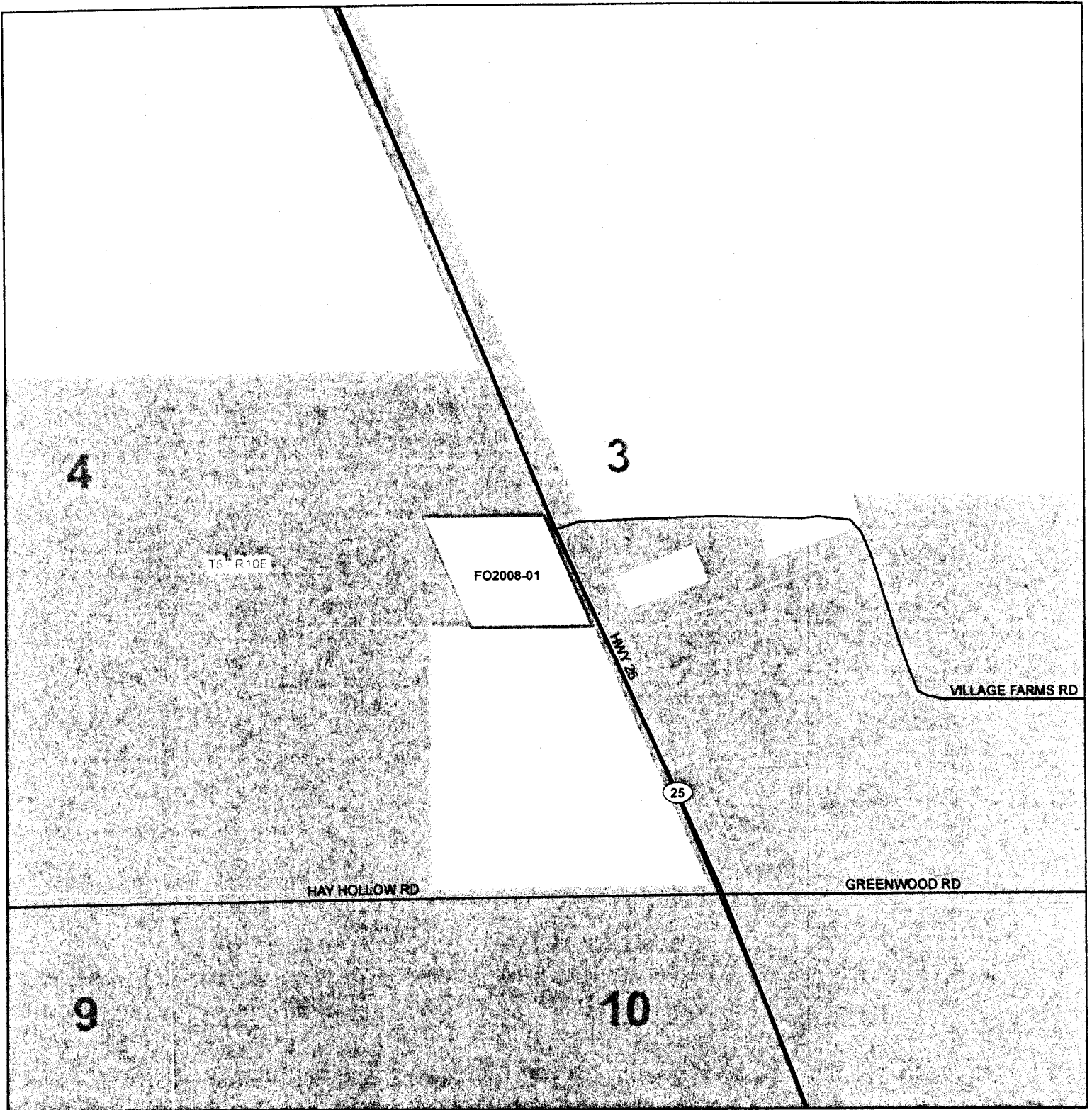
Kevin C. Davis,
President

Legend

- Streets
- Streams
- Major Roads
- Sections
- Township/Range
- FO2008-01
- Municipalities



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St. Tammany Parish

Folsom Annexation Request FO2008-01

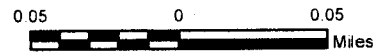


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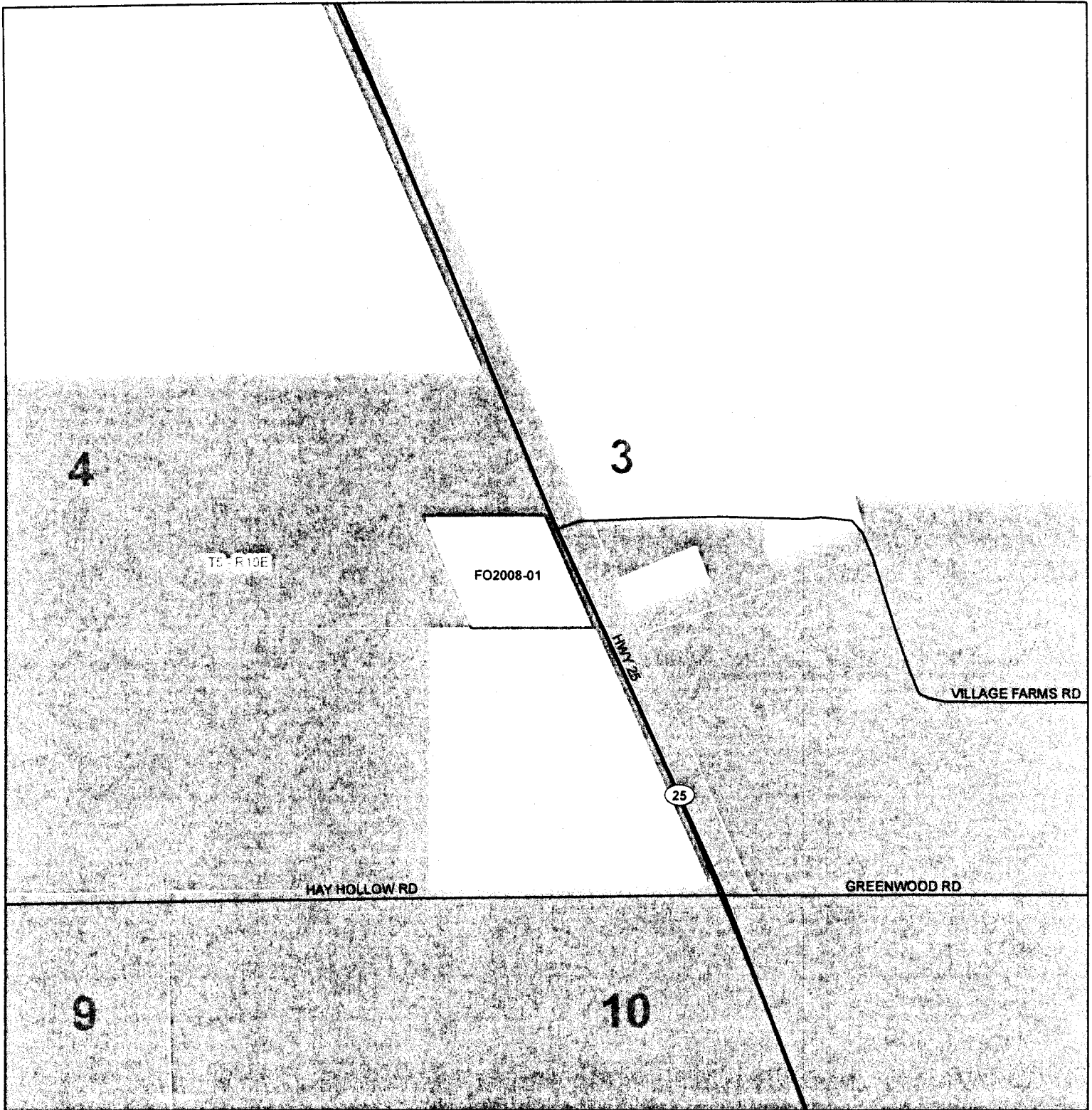
Kevin C. Davis,
President

Legend

- | | |
|----------------|------------------------|
| Streets | Municipalities |
| Streams | Folsom_UG_Areas |
| Major Roads | TAX_TYPE |
| Sections | Priority 1 |
| Township/Range | Priority 2 |
| FO2008-01 | Growth Management |



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St. Tammany Parish

Folsom Annexation Request FO2008-01

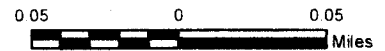


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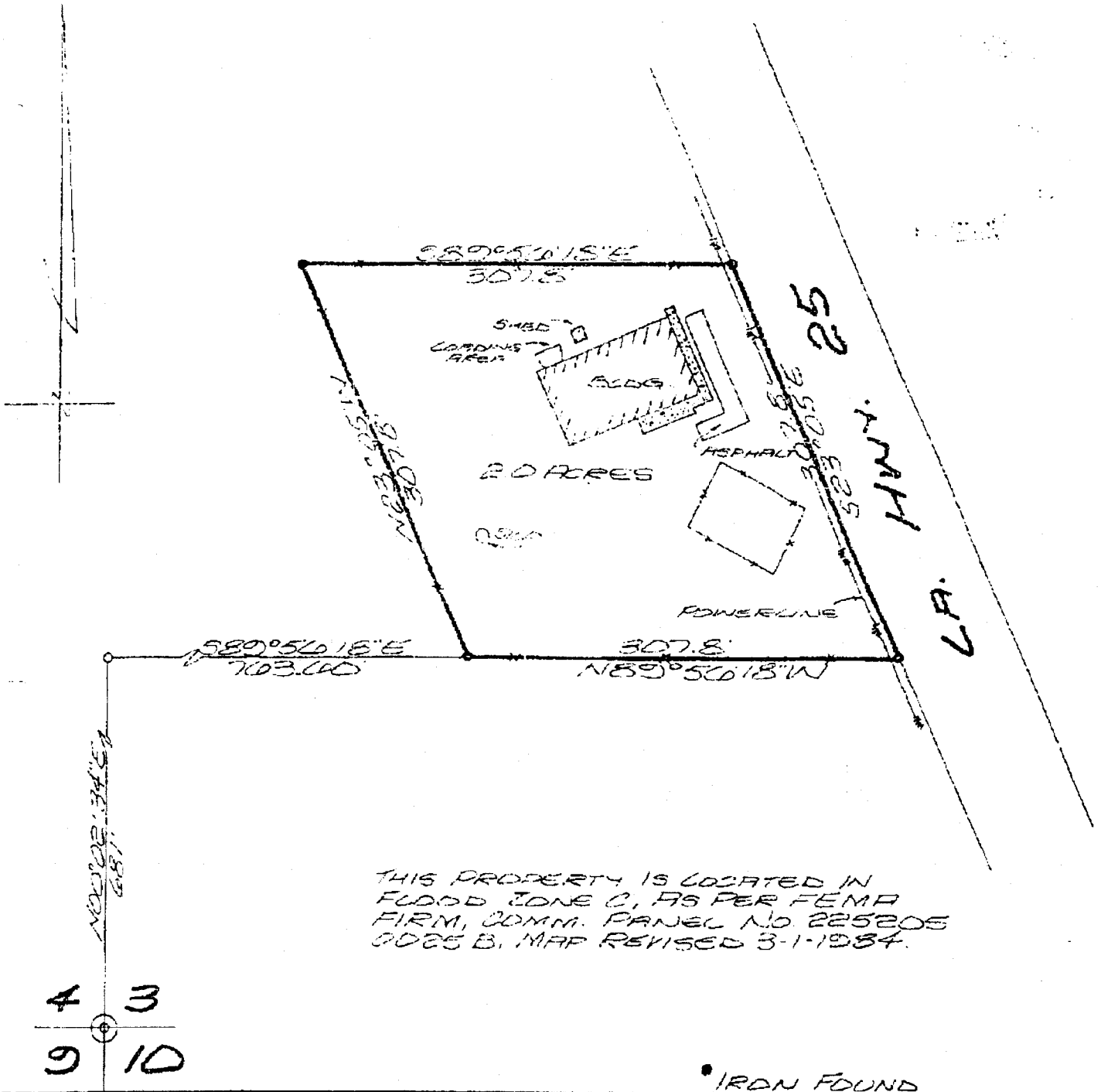
Kevin C. Davis,
President

Legend

— Streets	A-1 Suburban	ID Institutional
— Streams	A-2 Suburban	PUD Planned Unit Development
— Major Roads	A-3 Suburban	LC Light Commercial
Sections	A-4 Single Family Residential	C-1 Neighborhood Commercial
--- Township/Range	MH Mobile Home	C-2 Highway Commercial
□ FO2008-01	A-5 Two Family Residential	C-3 Planned Commercial
▨ Municipalities	A-6 General Multiple Family	M-1 Light Industrial
▩ Rural	SD Special District	M-2 Intermediate Industrial
▧ SA Suburban Agriculture	RC Recreation/Conservation	M-3 Heavy Industrial



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MAP PREPARED FOR **SPENCER FEED AND SEED AND
 LAWN AND GARDEN, INC.**
 SHOWN A SURVEY MADE OF PROPERTY LOCATED IN *section 3 Township 5 South,
 Range 10 East, St. Tammany Parish, Louisiana*
 THIS MAP IS IN ACCORDANCE WITH A PHYSICAL SURVEY MADE ON THE GROUND UNDER THE SUPERVISION OF THE UNDERSIGNED.
 SIGNATURE AND STAMPED SEAL MUST BE IN RED OR THIS PLAT IS NOT A TRUE COPY.

LAND SURVEYING Inc.
 COVINGTON, LOUISIANA

CERTIFIED CORRECT

[Signature]
 LOUISIANA REGISTERED LAND SURVEYOR

SCALE: 1"=100'

DATE: February 28, 1997

NUMBR: 7537

ALL THAT CERTAIN PIECE OR PARCEL OF GROUND, Together with all the buildings and improvements thereon, and all the rights, ways, means, privileges, servitudes, prescriptions, appurtenances, and advantages thereunto belonging or in anywise appertaining thereto, situated in Section 3, Township 5 South, Range 10 East, Greensburg District, St. Tammany Parish, Louisiana, and being more fully described as follows, to-wit:

Commencing from the section corner common to Sections 3, 4, 9, and 10, Township 5 South, Range 10 East, go North 00 degrees 02 minutes 34 seconds East 681.00 feet; thence go South 89 degrees 56 minutes 18 seconds East 763.60 feet to the point of beginning.

From said point of beginning, thence go North 23 degrees 05 minutes West 307.8 feet to the western line of Louisiana Highway No. 25; thence along the Western line of said highway, go South 23 degrees 05 minutes East 307.8 feet; thence leaving Louisiana Highway No. 25, go North 89 degrees 56 minutes 18 seconds West 307.8 feet back to the point of beginning.

Said parcel contains 2.0 acres, all as per survey of Richard B. Edwards, Registered Land Surveyor, dated April 14, 1987.

Being a portion of the same property acquired by Clara Fay Jenkins Turner, et al from the "Succession of Grady Leon Turner", No. 10-397 on the docket of the 22nd J.D.C for the Parish of Washington, State of Louisiana, by virtue of the Judgment of Possession rendered and signed therein on July 24, 1995, of record under Instrument No. 958728 of the official records of St. Tammany Parish.

VILLAGE OF FOLSOM
Information for Proposed Annexation

1. General description of property to be considered for annexation:

(Location)

Retail Business of Feed + Seed - Animal Health Supplies
Lawn + Garden - Hardware - Lumber - Propane - Fencing

2. Number of acres involved: 2.0 ACRES

3. Present use or uses of property: Retail Business

4. Proposed use or uses of property: SAME

5. Zoning classification(s) requested for proposed annexation:

C-2 Highway Commercial

6. Number of existing residential units/commercial structures in proposed area to be annexed:

- Existing single family structures: _____
- Existing multi-family structures: _____
- Existing multi-family housing units: _____
- Existing commercial structures: 1

7. Existing services and infrastructure in area requesting annexation:

WATER

- a) What type(s) of water system serves the area?
currently on private well
- b) Who owns and maintains the system?
Spencer's Feed
- c) What are the minimum and maximum size water lines in area (on public right-of-way)?
n/a

SEWER

- a) What type of sewer system serves the area?
private septic tank
- b) Who owns and maintains the system?
Spencer's Feed
- c) What are the minimum and maximum size sewer lines in area (in public right-of-way)?
N/A

STREETS

- a) Approximately how many linear feet of street/road is in the area?
SEE ATTACHED MAP APPROX (307.8)
- b) Who maintains the streets?
STATE HIGHWAY DEPARTMENT
- c) What is the present street right-of-way width?
APPROX 100 FT.
- d) Are any streets less than 50 feet in width (r.o.w.)?
N/A
- e) With what material are the streets paved? (may check more than one below):
 - concrete
 - gravel
 - dirt
 - asphalt
 - other

LIGHTING

- a) Is there any street lighting in area? N/A
- b) Who maintains street lighting? N/A

SANITATION

- a) How is garbage and trash collection now handled?
Waste Management

8. What are the major streets presently used for vehicular access to the area?

HWY 25

9. Are any new streets proposed to be built for access to the area? NO

10. If public water and sewer service is not available in any or all parts of the area under consideration, how will these services be paid for and by whom?

Have on water & SEWER TANK

11. Is a map indicating the location and boundaries of the proposed annexation attached here? YES If not, please attach one.

12. What portions of the proposed annexation are contiguous with present Village of Folsom boundaries?

All Frontage 75%

13. Please attach a petition and legal description of the area that you would like to annex.

Name and phone number of each person requesting annexation. (Or attach a list.)

NAMES

PHONE NUMBERS

Spencer's Feed

(985) 796-3970

Curtis B. Spencer


(985) 264-9030

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ANNEXATION FORM

We, the undersigned, do hereby petition the Village of Folsom for annexation of our properties into the corporate limits of Folsom. We are registered voters in St. Tammany Parish and/or owners of the property to be annexed.

PROPERTY OWNER/VOTER NAME (PLEASE PRINT)	PHYSICAL ADDRESS OF PROPERTY TO BE ANNEXED	MAILING ADDRESS OF OWNER	ASSESSMENT #	SIGNATURE (S) OF OWNER (S)
Curdiss & Laureen Spencer	83103 Hwy 25 N. Folsom, La. 70437	103 N. Kingsley Dr. Covington, La. 70433		

**ORDINANCE ENLARGING THE BOUNDARIES
OF THE VILLAGE OF FOLSOM, LOUISIANA
AND DESCRIBING THE AREA TO BE ANNEXED**

WHEREAS, Spencer Feed and Seed and Lawn and Garden, Inc. has been shown to be the owner of the following described immovable property situated in the Parish of St. Tammany:

ALL THAT CERTAIN PARCEL OF LAND, together with all the buildings and improvements thereon, and all rights, ways, means, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, situated in Section 3, Township 5 South, Range 10 East, Greensburg Land District, Parish of St. Tammany, State of Louisiana and being more fully described as follows:

From the section corner common to Sections 3, 4, 9 and 10, Township 5 South, Range 10 East, go North 00 degrees 02 minutes 34 seconds East a distance of 681.00 feet to a point; thence go South 89 degrees 56 minutes 18 seconds East a distance of 763.60 feet to the point of beginning.

From the point of beginning, go North 23 degrees 05 minutes West a distance of 307.8 feet to a point; thence go South 89 degrees 56 minutes 18 seconds East to a point on the western line of Louisiana Highway 25; thence go along the western line of Louisiana Highway 25 South 23 degrees 05 minutes East a distance of 307.8 feet to a point; thence go North 89 degrees 56 minutes 18 seconds West a distance of 307.8 feet to the point of beginning.

All in accordance with map and plat of survey by Land Surveying, Inc., Jeron R. Fitzmorris, registered land surveyor, dated February 28, 1997 as job number 7537.

WHEREAS,

- The above described parcel of 2.0 acres, more or less, is contiguous with the municipal limits of the Village of Folsom,
- Spencer Feed and Seed and Lawn and Garden, Inc. has petitioned the Mayor and Board of Aldermen to annex the parcel into the Village of Folsom.
- The petition for annexation has met all requirements of law, specifically including Louisiana Revised Statute 33:172, and the Mayor and Board of Aldermen of the Village of Folsom consider annexation of the above described immovable property to be beneficial to the Village of Folsom,
- The petition for annexation was accompanied by the certificate of the duly elected and qualified Assessor for the Parish of St. Tammany, State of Louisiana, showing the above described immovable property and certifying the estimated valuation of the immovable property for the year 2007.
- The notice of the petition for annexation of the above described immovable property was duly given by publication on May 8, 2008, 2008, in the "St. Tammany Farmer," a weekly newspaper having general circulation in the Village of Folsom and the Parish of St.

Tammany,

• More than ten days have elapsed since the date of said publication and all public meetings and public hearings required by law have been held,

BE IT ORDAINED by the Board of Aldermen of the Village of Folsom, State of Louisiana that the above described parcel be, and it is hereby, incorporated within the municipal limits and boundaries of the Village of Folsom, State of Louisiana with a zoning classification of "Residential."

BE IT FURTHER ORDAINED that a true and correct copy of this ordinance be filed in the conveyance records of the Clerk of Court for the Parish of St. Tammany to serve as occasion may require.

BE IT FURTHER ORDAINED that this ordinance shall take effect on and after its promulgation.

Folsom, Louisiana this 12th day of May, 2008.

Phillip Bickham
PHILLIP BICKHAM, Alderman

Ronald W. Holliday
RONALD HOLLIDAY, Alderman

Charles K. Wilt
CHARLES K. WILT, Alderman

Approved:

VILLAGE OF FOLSOM

By: *Marshall Brumfield*
MARSHALL BRUMFIELD, Mayor

CERTIFICATE

I, Joyce Core, certify that the above is a true and correct extract of the minutes of the Folsom Board of Aldermen held at the Town Hall in the Village of Folsom, Louisiana on May 12, 2008. Present: Marshall Brumfield, Mayor, Phillip Bickham, Alderman, Ronald W. Holliday, Alderman, Charles K. Wilt, Alderman. All present voted yea and there were no nays.

JOYCE CORE, Municipal Clerk