

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3788 ORDINANCE COUNCIL SERIES NO. _____

COUNCIL SPONSOR BINDER/DAVIS PROVIDED BY: PLANNING

INTRODUCED BY: MR. GOULD SECONDED BY: MR. STEFANCIK

ON THE 3RD DAY OF APRIL, 2008

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA, TO RECLASSIFY A CERTAIN PARCELS LOCATED ON THE NORTH SIDE OF OCHSNER BOULEVARD EXTENSION AND WHICH PROPERTY COMPRISES A TOTAL OF 57.23 ACRES OF LAND MORE OR LESS, FROM ITS PRESENT SA (SUBURBAN AGRICULTURAL) DISTRICT TO AN A-4 (SINGLE FAMILY RESIDENTIAL) DISTRICTS, WARD 1, DISTRICT 1. (ZC08-03-014)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC08-03-014, 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 A-4 (Single Family Residential) Districts (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 A-4 (Single Family Residential) Districts.

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 A-4 (Single Family Residential) Districts.

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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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"

ZC08-03-014

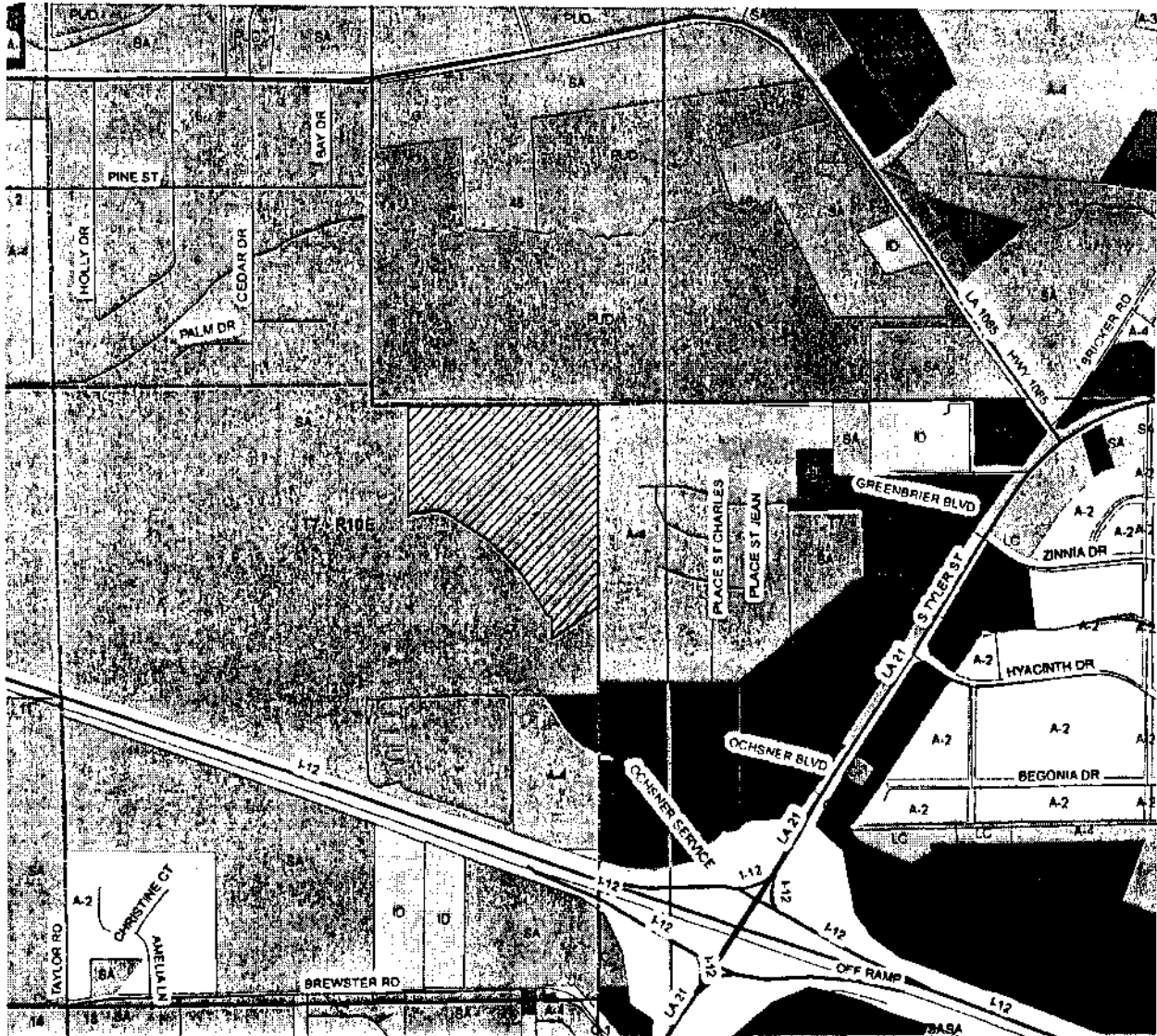
A CERTAIN PIECE OR PORTION OF LAND SITUATED IN SECTION 12, TOWNSHIP 7 SOUTH, RANGE 10 EAST, ST. TAMMANY PARISH, LOUISIANA BEING MORE FULLY DESCRIBED AS FOLLOWS:

FROM THE SECTION CORNER COMMON TO SECTIONS 12, 45, & 46 TOWNSHIP 7 SOUTH, RANGE 10 EAST, ST. TAMMANY PARISH, LOUISIANA SAID POINT BEING THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING RUN SOUTH 00 DEGREES 15 MINUTES 04 SECONDS WEST FOR A DISTANCE OF 1751.40 FEET TO A POINT; THENCE RUN SOUTH 57 DEGREES 43 MINUTES 34 SECONDS WEST FOR A DISTANCE OF 506.06 FEET TO A POINT; THENCE RUN NORTH 00 DEGREES 59 MINUTES 46 SECONDS EAST FOR A DISTANCE OF 193.13 FEET TO A POINT ON A CURVE TO THE RIGHT (CLOCKWISE & NON-TANGENT); THENCE RUN ALONG SAID CURVE WITH A RADIUS OF 70.00 FEET, AN ARC LENGTH OF 69.24 FEET, A CHORD BEARING OF NORTH 60 DEGREES 39 MINUTES 59 SECONDS WEST AND A CHORD LENGTH OF 66.45 FEET TO A POINT; THENCE RUN NORTH 32 DEGREES 19 MINUTES 44 SECONDS WEST FOR A DISTANCE OF 411.59 FEET TO A POINT ON A CURVE TO THE LEFT (COUNTERCLOCKWISE & TANGENT); THENCE RUN ALONG SAID CURVE WITH A RADIUS OF 900.00 FEET AND AN ARC LENGTH OF 396.11 FEET TO A POINT; THENCE RUN NORTH 57 DEGREES 32 MINUTES 47 SECONDS WEST FOR A DISTANCE OF 460.20 FEET TO A POINT ON A CURVE TO THE LEFT (COUNTERCLOCKWISE & TANGENT); THENCE RUN ALONG SAID CURVE WITH A RADIUS OF 725.00 FEET AND AN ARC LENGTH OF 362.49 FEET TO A POINT ON A CURVE TO THE LEFT (COUNTERCLOCKWISE & TANGENT); THENCE RUN ALONG SAID CURVE WITH A RADIUS OF 20.00 FEET AND AN ARC LENGTH OF 3.26 FEET TO A POINT ON A CURVE LEFT (COUNTERCLOCKWISE & TANGENT); THENCE RUN ALONG SAID CURVE WITH A RADIUS OF 772.98 FEET AND AN ARC LENGTH OF 30.54 FEET TO A POINT ON A CURVE TO THE RIGHT (CLOCKWISE & TANGENT); THENCE RUN ALONG SAID CURVE WITH A RADIUS OF 764.44 FEET AND AN ARC LENGTH OF 148.85 FEET TO A POINT ON A CURVE TO THE LEFT (COUNTERCLOCKWISE & TANGENT); THENCE RUN ALONG SAID CURVE WITH A RADIUS OF 50.00 FEET AND AN ARC LENGTH OF 79.95 FEET TO A POINT; THENCE RUN NORTH 01 DEGREES 37 MINUTES 31 SECONDS EAST FOR A DISTANCE OF 855.13 FEET TO A POINT; THENCE RUN NORTH 89 DEGREES 32 MINUTES 41 SECONDS EAST FOR A DISTANCE OF 1085.36 FEET TO A POINT; THENCE RUN NORTH 89 DEGREES 35 MINUTES 32 SECONDS EAST FOR A DISTANCE OF 842.45 FEET BACK TO THE POINT OF BEGINNING.

SAID PARCEL OF LAND CONTAINS 57.23 ACRES MORE OR LESS.

CASE NO.: ZC08-03-014
PETITIONER: Wayne Buras
OWNER: All State Financial Company
REQUESTED CHANGE: From SA (Suburban Agricultural) District to A-4 (Single Family Residential) District
LOCATION: Parcels located on the north side of Ochsner Blvd. extension; S12, T7S, R10E; Ward 1, District 1
SIZE: 57.23 acres



410-30-8072

Plot created with pdfSurvey Pro and not for publication.



NOTICE TO CONTRACTORS
 This map is a legal document and should be read in conjunction with the zoning ordinance and other applicable laws. It is the responsibility of the contractor to verify all measurements and locations before construction begins.

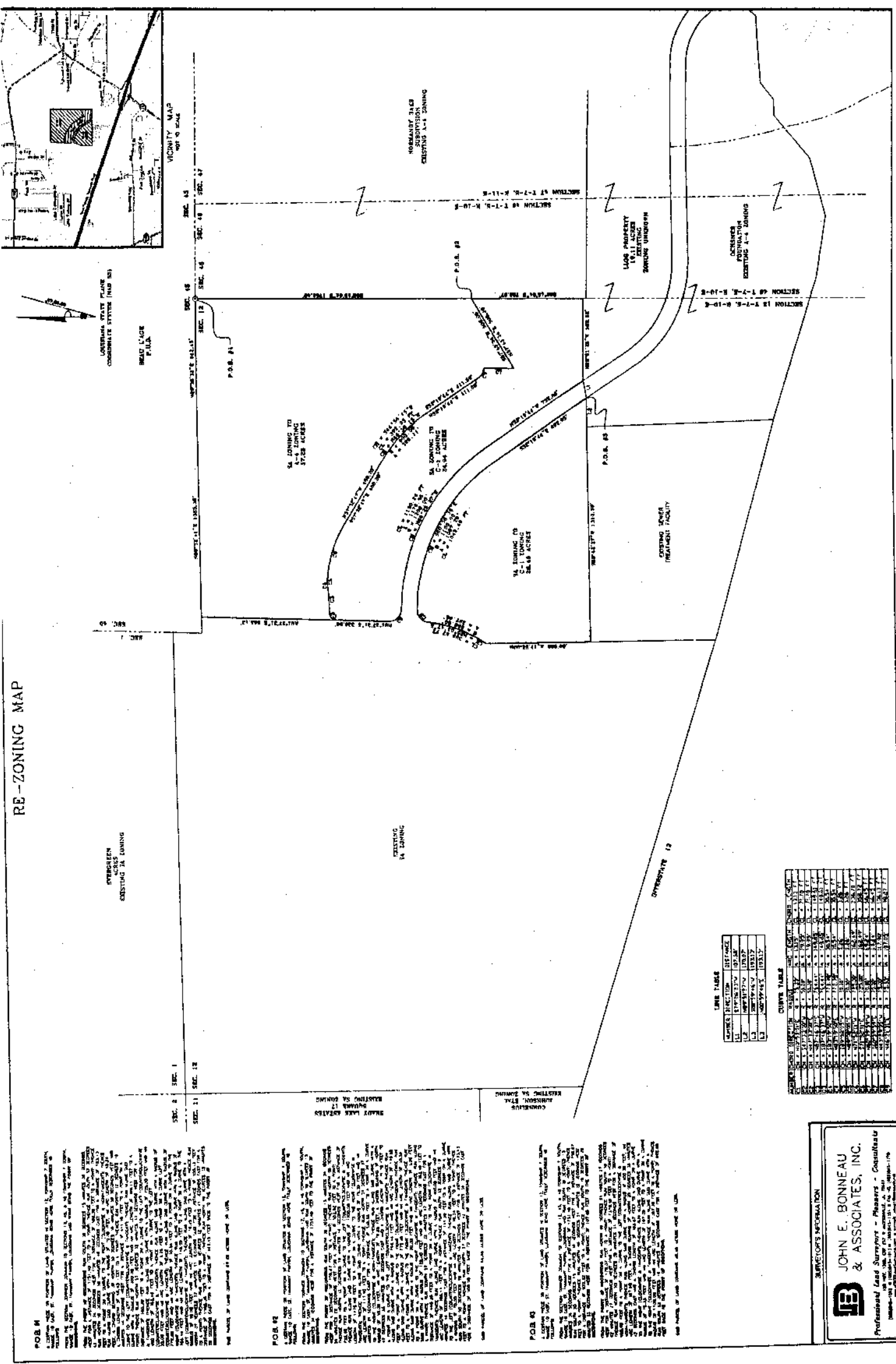
DATE 12/17/07
DRAWN BY JEM

PERSON
DATE
CHECKED JES

PAC. NO. 10088400
SCALE 1" = 250'

PROPERTY
 REZONING MAP OF VARIOUS TRACTS OF LAND LOCATED IN SECTION 12, TOWNSHIP 7 SOUTH, RANGE 10 EAST, ST. TAMMANY PARISH, LOUISIANA

SHEET NUMBER
 1



RE-ZONING MAP

POB M
 THE POINT OF BEGINNING OF THE CURVE IS AT THE INTERSECTION OF THE CENTERLINE OF THE CURVE AND THE TANGENT LINE TO THE CURVE AT THAT POINT. THE CURVE IS A CIRCULAR ARC WITH A RADIUS OF 100.00 FEET AND A CHORD BEARING OF S 89° 58' 14" W 100.00 FEET. THE POINT OF BEGINNING IS AT THE INTERSECTION OF THE CENTERLINE OF THE CURVE AND THE TANGENT LINE TO THE CURVE AT THAT POINT.

POB R1
 THE POINT OF BEGINNING OF THE CURVE IS AT THE INTERSECTION OF THE CENTERLINE OF THE CURVE AND THE TANGENT LINE TO THE CURVE AT THAT POINT. THE CURVE IS A CIRCULAR ARC WITH A RADIUS OF 100.00 FEET AND A CHORD BEARING OF S 89° 58' 14" W 100.00 FEET. THE POINT OF BEGINNING IS AT THE INTERSECTION OF THE CENTERLINE OF THE CURVE AND THE TANGENT LINE TO THE CURVE AT THAT POINT.

POB R2
 THE POINT OF BEGINNING OF THE CURVE IS AT THE INTERSECTION OF THE CENTERLINE OF THE CURVE AND THE TANGENT LINE TO THE CURVE AT THAT POINT. THE CURVE IS A CIRCULAR ARC WITH A RADIUS OF 100.00 FEET AND A CHORD BEARING OF S 89° 58' 14" W 100.00 FEET. THE POINT OF BEGINNING IS AT THE INTERSECTION OF THE CENTERLINE OF THE CURVE AND THE TANGENT LINE TO THE CURVE AT THAT POINT.

LINE TABLE

LINE NO.	BEARING	DISTANCE
1	S 89° 58' 14" W	100.00
2	S 89° 58' 14" W	100.00
3	S 89° 58' 14" W	100.00

CURVE TABLE

LINE NO.	BEARING	DISTANCE	CHORD BEARING	CHORD DISTANCE	AREA
1	S 89° 58' 14" W	100.00	S 89° 58' 14" W	100.00	10000.00
2	S 89° 58' 14" W	100.00	S 89° 58' 14" W	100.00	10000.00
3	S 89° 58' 14" W	100.00	S 89° 58' 14" W	100.00	10000.00

SURVEYOR'S INFORMATION

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