

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3899

ORDINANCE COUNCIL SERIES NO. _____

COUNCIL SPONSOR BINDER/DAVIS

PROVIDED BY: PLANNING

INTRODUCED BY: MR. STEFANCIK

SECONDED BY: MR. ARTIGUE

ON THE 7th DAY OF AUGUST, 2008

ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA, TO RECLASSIFY A CERTAIN PARCEL LOCATED ON THE NORTHWEST CORNER OF LA HIGHWAY 59 & LABARRE STREET AND WHICH PROPERTY COMPRISES A TOTAL OF 0.121 ACRE OF LAND MORE OR LESS, FROM ITS PRESENT A-2 (SUBURBAN) DISTRICT TO A C-2 (HIGHWAY COMMERCIAL) DISTRICT, WARD 4, DISTRICT 10. (ZC08-07-036)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC08-07-036, 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 C-2 (Highway 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 C-2 (Highway 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 C-2 (Highway 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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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:

3899

EXHIBIT "A"

ZC08-07-036

A certain piece or portion of land situated in SECTION 38, TOWNSHIP 8 SOUTH, RANGE 11 EAST, within the CITY OF MANDEVILLE, ST. TAMMANY PARISH, LOUISIANA being more fully described as follows:

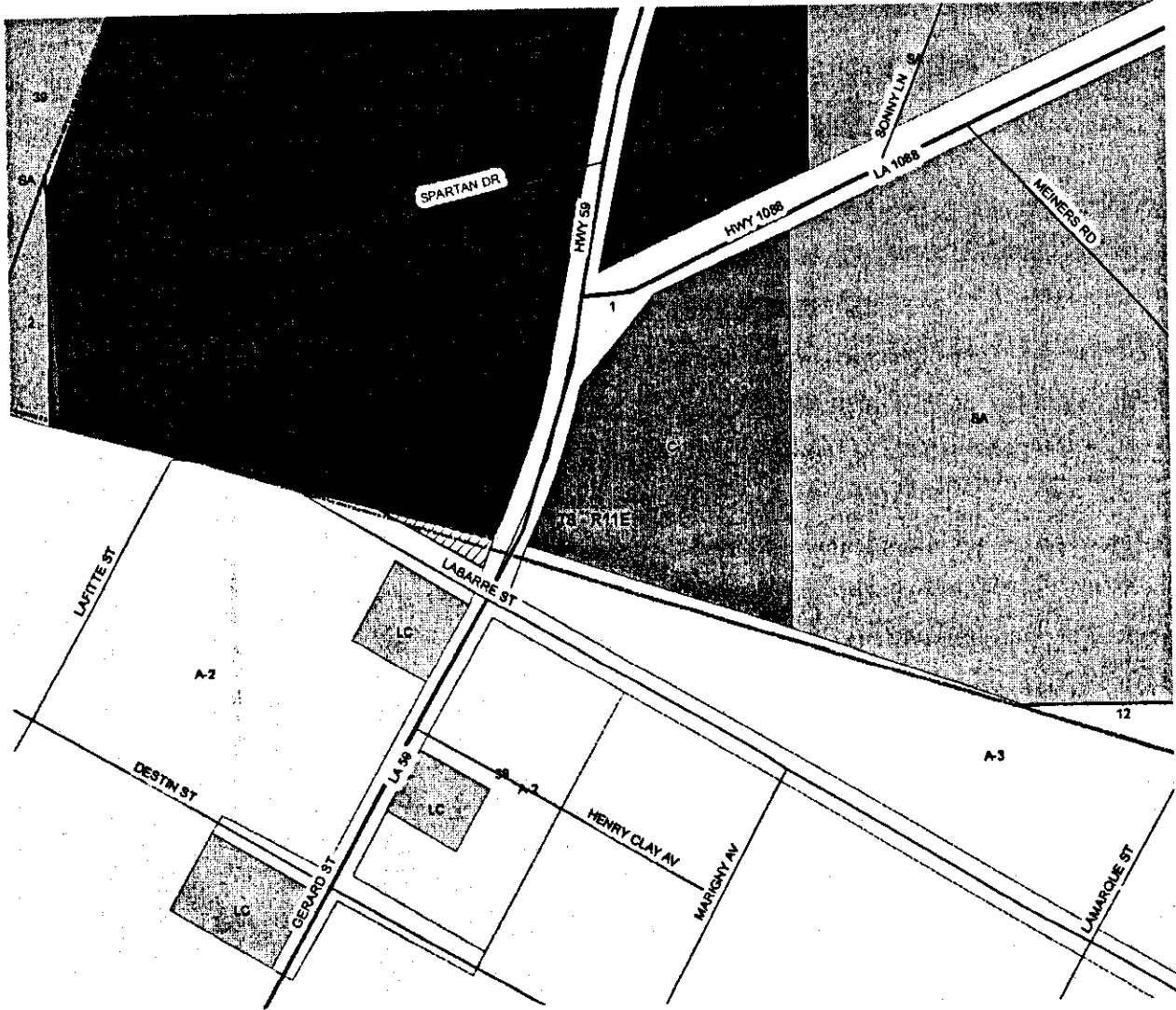
Commencing from the corner common to Sections 1, 38 and 39, Township 8 South, Range 11 East, within the City of Mandeville, St. Tammany Parish, Louisiana and run South 72 degrees 50 minutes 16 seconds East for a distance of 127.17 feet to a point; thence run North 76 degrees 07 minutes 19 seconds East for a distance of 805.99 feet to a point on the westerly right-of-way of Louisiana Highway 59 and said point being on a curve to the right (clockwise & non-tangent); thence run along said curve with a chord bearing of south 18 degrees 52 minutes 07 seconds west and a chord length of 415.78 feet to the point of beginning.

From the point of beginning continue along said curve with a chord bearing of south 30 degrees 00 minutes 02 seconds west and chord distance of 50.06 feet to a point on the northerly right-of-way of Labarre Street; thence leaving said westerly right-of-way of Louisiana Highway 59 and running along said right-of-way of Labarre Street north 59 degrees 25 minutes 59 seconds west for a distance of 210.53 feet to a point; thence run South 72 degrees 50 minutes 16 seconds East for a distance of 215.93 feet back to the point of beginning.

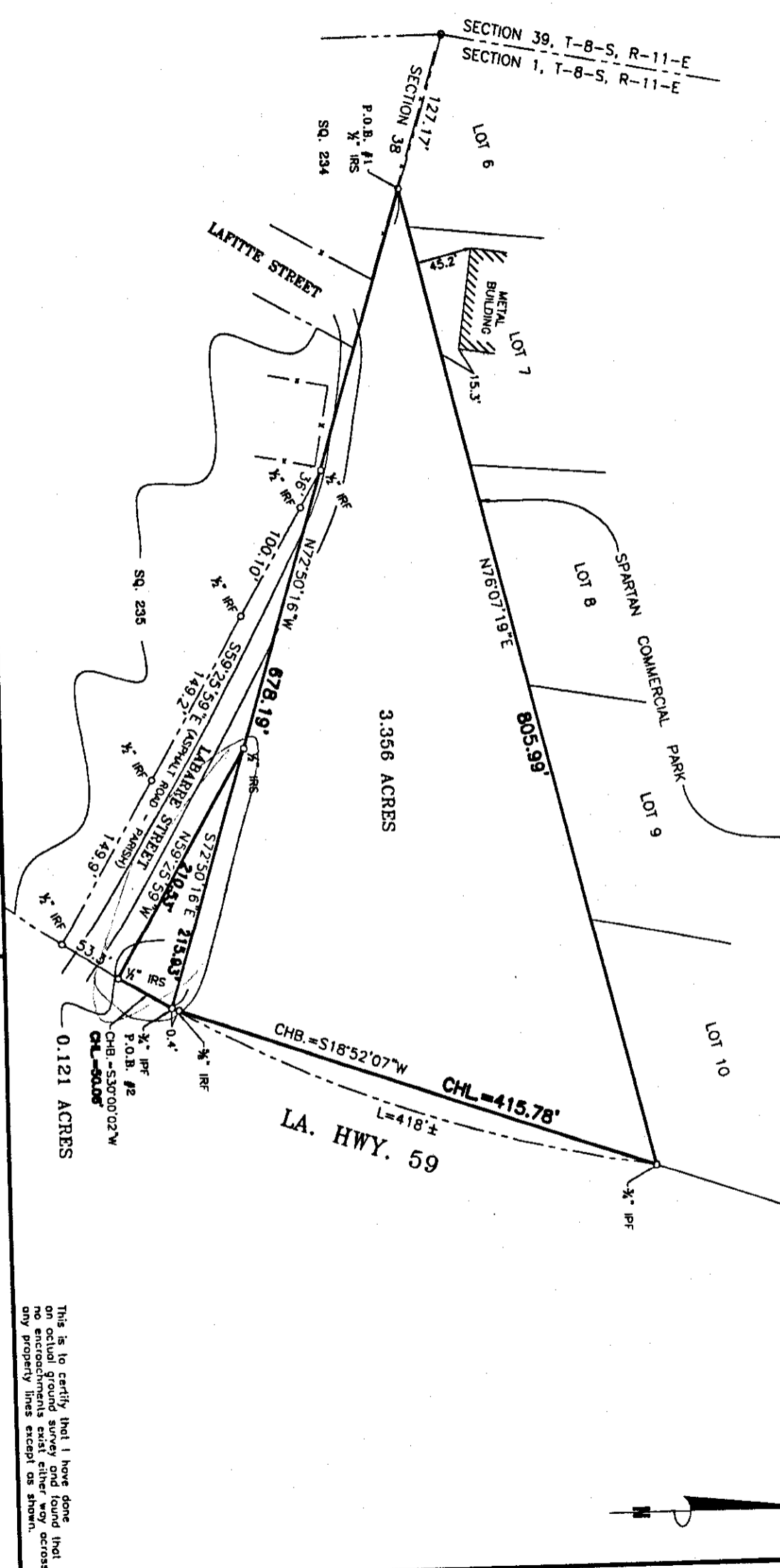
Said parcel of land contains 0.121 acres (5278.41 sq. ft.) more or less.

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CASE NO.: ZC08-07-036
PETITIONER: Jeffrey D. Schoen
OWNER: 59, LLC
REQUESTED CHANGE: From A-2 (Suburban) District to C-2 (Highway Commercial) District
LOCATION: Parcel located on the northwest corner of LA Highway 59 & Labarre Street; S1, T8S, R11E; Ward 4, District 10
SIZE: 0.121 acre



SURVEY MAP



SURVEY MAP OF
**A 3.356 ACRE PARCEL &
 A 0.121 ACRE PARCEL OF LAND**
 situated in
SECTION 1, TOWNSHIP 8 SOUTH, RANGE 11 EAST
 in
 St. Tammany Parish, Louisiana
 for
TIM RICHARDSON

Note: This is to certify that I have consulted the Federal Insurance Administration Flood Hazard Boundary Maps and found this property described is located in Flood Zone(s) "C" with a Base Flood Elevation of N/A in accordance with Community Panel No. 225205 0360 C
 Revised: APRIL 2, 1991

THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION AND CONTROL AND THAT THE SURVEY WAS DONE ON THE GROUND AND IS IN ACCORDANCE WITH THE MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS AS ADOPTED BY THE STATE OF LOUISIANA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS FOR A CLASS "D" SURVEY.

This is to certify that I have done on actual ground survey and found that no encroachments exist either way across any property lines except as shown.

Survey No. 2007 6698
 Date: JULY 13, 2007
 Drawn by: SPH
 Revised: JANUARY 02, 2008

Scale: 1" = 80'
 This Survey is Certified True and Correct By

JOHN E. BONNEAU & ASSOCIATES, INC.
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NOTE: Servitudes shown hereon are not necessarily exclusive. Servitudes or title record as shown on title should be requested. Servitudes or title record as shown on title should be requested. Servitudes or title record as shown on title should be requested.

John E. Bonneau
 Professional Land Surveyor
 Registration No. 4423