

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 4073 ORDINANCE COUNCIL SERIES NO. _____

COUNCIL SPONSOR BINDER/DAVIS PROVIDED BY: PLANNING

INTRODUCED BY: MR. GOULD SECONDED BY: MR. FALCONER

ON THE 4TH DAY OF JUNE, 2009

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA, TO RECLASSIFY A CERTAIN PARCEL LOCATED ON THE NORTH SIDE OF LA HIGHWAY 36, WEST OF ST. LANDRY STREET, BEING LOT 6, BLOCK 9, GARLAND'S COVINGTON & CLAIBORNE ADDITION AND WHICH PROPERTY COMPRISES A TOTAL OF 35,800 SQ.FT. OF LAND MORE OR LESS, FROM ITS PRESENT SA (SUBURBAN AGRICULTURAL) DISTRICT TO A C-2 (HIGHWAY COMMERCIAL) DISTRICT, WARD 3, DISTRICT 3. (ZC09-05-008)

WHEREAS, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC09-05-008, 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 C-2 (Highway Commercial) District (see Exhibit "A" for complete boundaries); and

WHEREAS, the St. Tammany Parish Council has held its public hearing in accordance with law; and

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 SA (Suburban Agricultural) 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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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:

ORDINANCE CALENDAR NUMBER: 4073

ORDINANCE COUNCIL SERIES NO. _____

PAGE 2 OF 2

THIS ORDINANCE WAS DECLARED DULY ADOPTED AT A REGULAR MEETING OF THE PARISH COUNCIL ON THE ____ DAY OF _____, 2009; AND BECOMES ORDINANCE COUNCIL SERIES NO. 09-_____.

JERRY BINDER, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK

KEVIN DAVIS, PARISH PRESIDENT

Published Introduction: MAY 28, 2009

Published Adoption: _____, 2009

Delivered to Parish President: _____, 2009 at _____

Returned to Council Clerk: _____, 2009 at _____

EXHIBIT "A"

ZC09-05-008

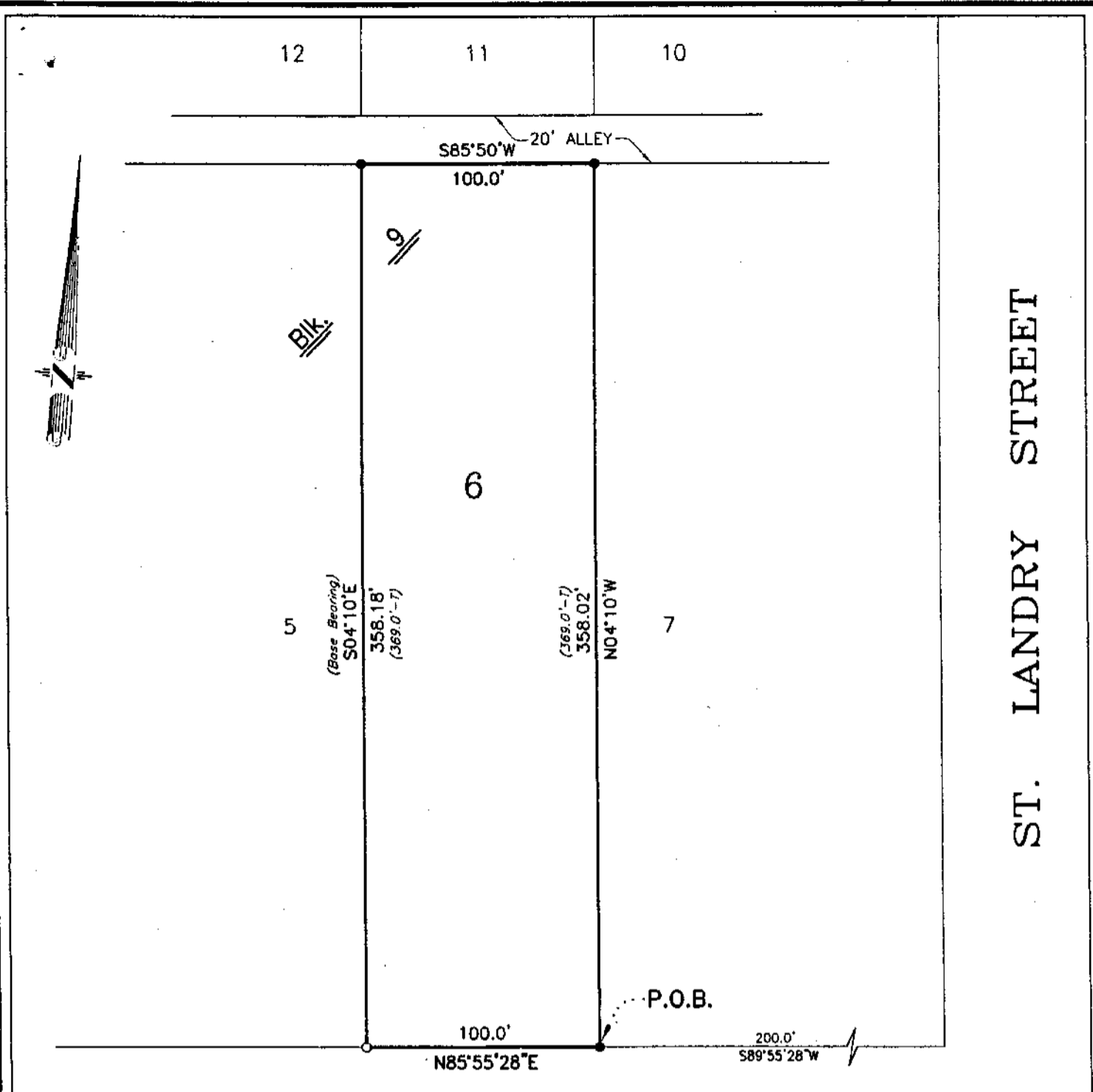
ONE (1) CERTAIN LOT OF GROUND, together with all the buildings and improvements thereon, and all the rights, ways, privileges, servitudes, prescriptions, appurtenances and advantages thereunto belonging or in anywise appertaining, situated Section 42, Township 6 South, Range 11 East, Greensburg Land District, St. Tammany Parish, Louisiana, all as more fully described as follows, to-wit;

LOT SIX (6), BLOCK NINE (9), GARLAND'S COVINGTON AND CLAIBORNE ADDITION, all as per map made by C.R. Schultz, Surveyor, on July 18, 1961

From the intersection of the Covington-Abita Springs Highway with St. Landry Street, measure in a westerly direction along the R/W line of the Covington-Abita Springs Highway a distance of 300.0 feet to an iron stake, the POINT OF BEGINNING. From the point of beginning run North 04 degrees 10 minutes West 369.0 feet-(title) to an iron stake; thence run North 85 degrees 50 minutes East 100.0 feet along a 20.0 foot alley in the rear of said subject property to an iron stake; thence run South 04 degrees 10 minutes East 369.0 feet-(title) to an iron stake located on the R/W line of the Covington-Abita Springs Highway; thence run along the R/W of said Covington-Abita Springs Highway in a westerly direction 100.0 feet to the point of beginning.

CASE NO.: ZC09-05-008
PETITIONER: Sam Ethridge
OWNER: Elegant Home Builders INC
REQUESTED CHANGE: From SA (Suburban Agricultural) District to C-2 (Highway Commercial) District
LOCATION: Parcel located on the north side of LA Highway 36, west of St. Landry Street, being lot 6, block 9, Garland's Covington & Claiborne Addition; S42, T6S, R11E; Ward 3, District 3
SIZE: 35,800 sq.ft.





LA. HWY. 36

NOTE:
BASE BEARING ORIGIN IS FROM TITLE CALLS.

LEGEND
● = IRON ROD SET
○ = IRON PIPE FOUND
T = TITLE

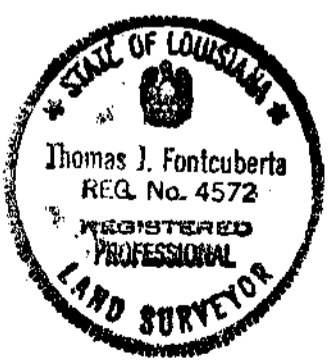
NOTE:
ANY UTILITIES, DITCHES, AND/OR SERVITUDES THAT MAY EXIST WITHIN THIS PROPERTY, IF ANY, ARE NOT SHOWN HEREON.

I HAVE CONSULTED THE F.E.M.A. FLOOD INSURANCE RATE MAPS AND FIND THAT THE SUBJECT PROPERTY IS LOCATED IN FLOOD ZONE "C" PER PANEL NUMBER 225205 0230 C, DATED 10-17-89.

THIS PLAT REPRESENTS AN ACTUAL SURVEY MADE ON THE GROUND UNDER THE DIRECT SUPERVISION OF THE UNDERSIGNED AND IS IN ACCORDANCE WITH THE ADOPTED LOUISIANA MINIMUM STANDARDS OF PRACTICE FOR PROPERTY BOUNDARY SURVEYS FOR A CLASS "C" SURVEY.

SURVEY OF
LOT 6
BLOCK 9
GARLAND'S COVINGTON
& CLAIBORNE ADDITION
SITUATED IN
SECTION 42, T6S-R11E
ST. TAMMANY PARISH, LA

PREPARED FOR:
ELEGANT HOME BUILDERS, INC.



FONTCUBERTA
Surveys
INCORPORATED

PROFESSIONAL
LAND SURVEYORS

Thomas J. Fontcuberta
SURVEYOR

DATE	SCALE	P.O. BOX 1792 COVINGTON, LA. 70434 PHONE: (985) 893-7461	DRAWN BY	CHECKED BY	JOB NO.	PLAT FILE NO.
2-11-2009	1" = 60'		DPB	TJF	496243	131-132