

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 4029 As Amended ORDINANCE COUNCIL SERIES NO. 09-

COUNCIL SPONSOR BINDER/DAVIS PROVIDED BY PLANNING

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

ON THE 2<sup>ND</sup> DAY OF APRIL, 2009

ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT CODE, VOLUME 1 – ZONING, BY ADOPTING THE RECOMMENDATION OF THE ST. TAMMANY PARISH ZONING COMMISSION RELATIVE TO THE COMPREHENSIVE REZONING OF THE SOUTH WEST STUDY AREA

WHEREAS, St. Tammany Parish's last comprehensive re-zoning was conducted from 1984 to 1988 by the St. Tammany Parish Police Jury;

WHEREAS, in the late 1990's, the St. Tammany Parish Police Jury recognized the need for and initiated a new comprehensive planning effort to address the continuing rapid growth expected for St. Tammany Parish Government;

WHEREAS, the new Charter government continued that effort through numerous public meetings, including but not limited to the New Directions 2025 planning effort, and initiated the drafting of a new Unified Development Code;

WHEREAS, the text of the Unified Development Code, Vol. 1- Zoning was adopted by the Parish Council on May 3, 2007 as the basis for the regulation of land use in St. Tammany Parish;

WHEREAS, the St. Tammany Parish Government then initiated the process to map out the zoning patterns in the "South West Study Area" (being the second of five "study areas) generally bounded by Highway 59 on the east, Lake Pontchartrain on the south, the Tangipahoa Parish Line on the west, and the Tchefuncta River to Highway 190 to Highway 36 on the north;

WHEREAS, the St. Tammany Parish Planning Department after holding a kickoff meeting for the South West Study Area, received public input at the kickoff meeting, during walk-in periods dedicated to this project and correspondence with citizens made a recommendation to the Zoning Commission for the new zoning base map for the subject area;

WHEREAS, the St. Tammany Parish Zoning Commission, having held five public meetings, including three public hearings, reviewed the staff recommendation for the South West Study Area and forwarded said recommendation, with amendments to the Parish Council;

WHEREAS, the St. Tammany Parish Council has held its public hearings 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 adopt the recommendations of the Zoning Commission, as amended.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS that the Unified Development Code, Volume 1 is hereby amended to include the Zoning Map recommended by the St. Tammany Parish Zoning Commission on February 10, 2009, as amended. (See Attached Map) The attached map being the Zoning Base Map for the South West Study Area.

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BE IT FURTHER ORDAINED that, upon the effective date of this ordinance, all land uses within the area bounded by Highway 59 on the east, Lake Pontchartrain on the south, the Tangipahoa Parish Line on the west, and the Tchefuncta River to Highway 190 to Highway 36 on the north shall be regulated in accordance with the Unified Development Code and this map.

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:

THIS ORDINANCE WAS DECLARED 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: FEBRUARY 26, 2009  
Published adoption on: \_\_\_\_\_, 2009

Delivered to Parish President: \_\_\_\_\_, 2009 @ \_\_\_\_\_  
Returned to Council Clerk: \_\_\_\_\_, 2009 @ \_\_\_\_\_