

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 6833

ORDINANCE COUNCIL SERIES NO: _____

COUNCIL SPONSOR: LORINO/COOPER

PROVIDED BY: PLANNING DEVELOPMENT

INTRODUCED BY: _____

SECONDED BY: _____

ON THE 2 DAY OF DECEMBER , 2021

AN ORDINANCE TO OFFICIALLY NAME THE 35 FOOT PRIVATE ACCESS SERVITUDE SHOWN ON THE ATTACHED SURVEY TO CHEFS ROAD (WARD 8, DISTRICT 9).

WHEREAS, a petition has been submitted to the Department of Planning & Development and forwarded to the Parish 911 Communications District signed by at least 50 percent plus one of the property owners owning or fronting the 35 foot private access servitude has been submitted; and

WHEREAS, the St. Tammany Parish 911 Communications District has received, reviewed and approved the Road Name Request Form for the unnamed 35 foot private access servitude. Pending Approved Name: Chefs Road, Nearest Cross-street: Crowe’s Landing Road, Covington, LA 70452. Since future structures will be addressed off the newly name 35 foot private access servitude, the Road will be added to the 911 Database and to the 911 Dispatch Map;

THE PARISH OF ST. TAMMANY HEREBY ORDAINS: that St. Tammany Parish Government officially name the 35 foot private access servitude shown on the attached survey as Chefs Road.

REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.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 DULY ADOPTED AT A REGULAR MEETING OF THE PARISH COUNCIL ON THE 6 DAY OF JANUARY , 2022 ; AND BECOMES ORDINANCE COUNCIL SERIES NO _____.

MICHAEL R. LORINO, JR. , COUNCIL CHAIRMAN

ATTEST:

KATRINA L. BUCKLEY, COUNCIL CLERK

MICHAEL B. COOPER, PARISH PRESIDENT

Published Introduction: NOVEMBER 24 , 2021

Published Adoption: _____ , 2021

Delivered to Parish President: _____ , 2021 at _____

Returned to Council Clerk: _____ , 2021 at _____

Naming Servitude

Ross Eirich

2389 Sunset Blvd

Slidell La. 70461

centry19@hotmail.com

504-655-0064

The Eirich Family is asking to Name the Servitude Access for Parcel A Off of Crowe's Landing to be approved as Chefs Road.

Thanks and Best Regards

Ross Eirich



St. Tammany Parish Communications District

28911 Krentel Road
Lacombe, LA 70445
Phone: (985) 898-4911 Fax: (985) 898-4974
Email: address@stp911.org

REQUEST TO APPROVE ROAD NAME

Date: 10/25/21

Proposed Road Name: CHEFS RD

Submitted by:

Name: HELEN LAMBERT

Phone: 985-898-2529

Email: HLAMBERT@STPGOV.ORG

- STP Planning and Development Department
- STP Department of Public Works
- Developer (for subdivisions which have not received Final Plat Approval)
- STP Communications District No. 1
- Municipality _____

Disclaimer: This approval form only states that the proposed Road Name does not cause any duplication errors, could not potentially cause a delay in 911 call-taking, and meets the criteria for an appropriate Road Name for use within St. Tammany Parish. This approval form is valid for 60 days after date of approval.

Reviewed by the STP Communications District No. 1

- The STP Communications District No. 1 has no objection to this request.
- The STP Communications District No. 1 objects to this request for the following reasons:

Signed: Rodney Hart Date: 10/25/2021
Rodney Hart, Director

Approved

For Office Use Only:

St. Tammany Parish/City Government:

- Parish/City Ordinance _____
- Attached Survey
- (if applicable), list of all property owners with contact information

911 Office:

- VOID Date: _____
- Completed Date: _____
- Map USPS
- MSAG Readdressing



A. Settlement Statement (HUD-1)

B. Type of Loan							
1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> RHS	3. <input type="checkbox"/> Conv. Unins.	6. File Number:	7. Loan Number:	8. Mortgage Insurance Case Number:		
4. <input type="checkbox"/> VA	5. <input type="checkbox"/> Conv. Ins.			CASH SALE			
C. Note: This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(p.o.c.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.							
D. Name & Address of Borrower: Gina Kolber Eirich Ross Jeffrey Eirich 2389 Sunset Blvd. Slidell, LA 70461			E. Name & Address of Seller: Linda McCain Crowe A. Mason Barnes 201 Crowe's Landing Road Pearl River, LA 70452		F. Name & Address of Lender: CASH SALE		
G. Property Location: Parcel A 4.730 Acres St. Tammany Parish, LA			H. Settlement Agent: Gary J. Williams, Atty		I. Settlement Date:		
			Place of Settlement: 750 E. I-10 Service Road		Suite D Slidell, LA		

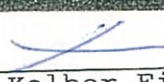
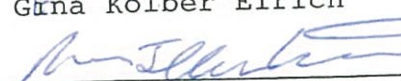
J. Summary of Borrower's Transaction	
100. Gross Amount Due from Borrower	
101. Contract sales price	150,000.00
102. Personal property	
103. Settlement charges to borrower (line 1400)	1,330.20
104.	
105.	
Adjustment for items paid by seller in advance	
106. City/town taxes to	
107. County taxes to	
108. Assessments to	
109.	
110.	
111.	
112.	
120. Gross Amount Due from Borrower	151,330.20
200. Amount Paid by or in Behalf of Borrower	
201. Deposit or earnest money	1,000.00
202. Principal amount of new loan(s)	
203. Existing loan(s) taken subject to	
204.	
205.	
206.	
207.	
208.	
209.	
Adjustments for items unpaid by seller	
210. City/town taxes to	
211. County taxes 1/1 to 7/11	456.96
212. Assessments to	
213.	
214.	
215.	
216.	
217.	
218.	
219.	
220. Total Paid by/for Borrower	1,456.96
300. Cash at Settlement from/to Borrower	
301. Gross amount due from borrower (line 120)	151,330.20
302. Less amounts paid by/for borrower (line 220)	(1,456.96
303. Cash: <input checked="" type="checkbox"/> From <input type="checkbox"/> To Borrower	149,873.24

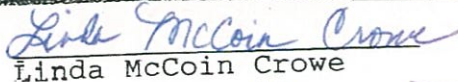
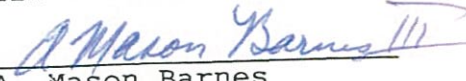
K. Summary of Seller's Transaction	
400. Gross Amount Due to Seller	
401. Contract sales price	150,000.00
402. Personal property	
403.	
404.	
405.	
Adjustment for items paid by seller in advance	
406. City/town taxes to	
407. County taxes to	
408. Assessments to	
409.	
410.	
411.	
412.	
420. Gross Amount Due to Seller	150,000.00
500. Reductions in Amount Due to seller	
501. Excess deposit (see instructions) ***	1,000.00
502. Settlement charges to seller (line 1400) --	510.00
503. Existing loan(s) taken subject to	
504. Payoff of first mortgage loan Barnes *	69,000.00
505. Payoff of second mortgage loan Release	10,000.00
506. purchase money d.p.	
507. from A. Mason Barnes	
508.	
509.	
Adjustments for items unpaid by seller	
510. City/town taxes to	
511. County taxes 1/1 to 7/11	456.96
512. Assessments to	
513. **Sellers proceeds	
514. are 50/50 less deposit & release	
515. Crowe \$29,016.52***	
516. Barnes \$40,016.52	
517.	
518.	
519.	
520. Total Reduction Amount Due Seller	30,966.96
600. Cash at Settlement to/from Seller	
601. Gross amount due to seller (line 420)	150,000.00
602. Less reductions in amounts due seller (line 520)	(30,966.96
603. Cash: <input checked="" type="checkbox"/> To <input type="checkbox"/> From Seller	69,033.04

The Public Reporting Burden for this collection of information is estimated at 35 minutes per response for collecting, reviewing, and reporting the data. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. No confidentiality is assured; this disclosure is mandatory. This is designed to provide the parties to a RESPA covered transaction with information during the settlement process.

L. Settlement Charges

700. Total Real Estate Broker Fees			
Division of commission (line 700) as follows:			
701. \$	to	Pad From Borrower's Funds at Settlement	Pad From Seller's Funds at Settlement
702. \$	to		
703. Commission paid at settlement			
704.			
800. Items Payable in Connection with Loan			
801.	Origination charge	\$ (from GFE #1)	
802.	Your credit or charge (points) for the specific interest rate chosen	\$ (from GFE #2)	
803.	Your adjusted origination charges	(from GFE #A)	
804.	Appraisal fee to	(from GFE #3)	
805.	Credit report to	(from GFE #3)	
806.	Tax service to	(from GFE #3)	
807.	Flood certification to	(from GFE #3)	
808.			
809.			
810.			
811.			
900. Items Required by Lender to be Paid in Advance			
901.	Daily interest charges from to @ \$ /day	(from GFE #10)	
902.	Mortgage insurance premium for months to	(from GFE #3)	
903.	Homeowner's insurance for years to	(from GFE #11)	
904.			
1000. Reserves Deposited With Lender			
1001.	Initial deposit for your escrow account	(from GFE #9)	
1002.	Homeowner's insurance months @ \$ per month \$		
1003.	Mortgage insurance months @ \$ per month \$		
1004.	Property Taxes months @ \$ per month \$		
1005.	months @ \$ per month \$		
1006.	months @ \$ per month \$		
1007.	Aggregate Adjustment	\$	
1100. Title Charges			
1101.	Title services and lender's title insurance	(from GFE #4)	
1102.	Settlement or closing fee Vendors's Closing Fee	\$	250.00
1103.	Owner's title insurance	(from GFE #5)	
1104.	Lender's title insurance	\$	
1105.	Lender's title policy limit \$		
1106.	Owner's title policy limit \$ Bayou Title		770.20
1107.	Agent's portion of the total title insurance premium to	\$	
1108.	Underwriter's portion of the total title insurance premium to	\$	
1109.	Abstract Bayou Title		150.00
1110.	Document Preparation Gary J. Williams		150.00
1111.	Notary Fees Gary J. Williams		150.00
1200. Government Recording and Transfer Charges			
1201.	Government recording charges	(from GFE #7)	
1202.	Deed \$ 110.00 Mortgage \$ Release \$ 110.00		110.00 110.00
1203.	Transfer taxes	(from GFE #8)	
1204.	City/County tax/stamps Deed \$ Mortgage \$		
1205.	State tax/stamps Deed \$ Mortgage \$		
1206.			
1300. Additional Settlement Charges			
1301.	Required services that you can shop for	(from GFE #5)	
1302.	\$		
1303.	\$		
1304.	Preparation of Partial Release		150.00
1305.			
1400. Total Settlement Charges (enter on lines 103, Section J and 502, Section K)		1,330.20	510.00


 Gina Kolber Eirich

 Ross Jeffrey Eirich


 Linda McCain Crowe

 A. Mason Barnes

CASH SALE

STATE OF LOUISIANA

PARISH OF ST. TAMMANY

BE IT KNOWN, That on this 12th day of July, 2021, before me, the undersigned Notary Public for St. Tammany Parish, Louisiana, and in the presence of the undersigned competent witnesses, **PERSONALLY CAME AND APPEARED:**

LINDA McCOIN CROWE, (SS#xxx-xx-3943) -WIFE OF ALMOND GASTON CROWE, JR.,(SS#xxx-xx-6925) a person of the full age of majority and residents of the Parish and State aforesaid who declared unto me, Notary, that she has been married but once and to Almond Gaston Crowe, Jr., with whom she is living and residing in lawful wedlock at 201 Crowe's Landing, Pearl River, Louisiana, 70452;

and

A. MASON BARNES, III, (#Ssxxx-xx-0244), a person of the full age of majority and resident of the State of Louisiana, who declared unto me, Notary, that he has been married but once and to Cecelia Marcantel Barnes from whom he was divorced; now single; Mailing address: 2331 Tifton St., Suite E, Kenner, LA 70062;

who declared that they do by these presents, grant, bargain, sell, convey, transfer, assign, set over and deliver, with all legal warranties and with full substitution and subrogation in and to all rights and act of warranty which they have or may have against all preceding owners and vendors unto:

ROSS JEFFREY EIRICH(SS#xxx-xx-2844), a person of the full age of majority and resident of the Parish and State aforesaid who declared unto me, Notary, that he has been married but once and to Gena Kolber Eirich with whom he is living and residing in lawful wedlock, appearing herein to purchase the following described property for their community estate; Mailing address 2389 Sunset Blvd., Slidell, LA 70461;

here present and accepting, purchasing for themselves, their heirs and assigns, and acknowledging due delivery and possession, thereof, the following described property, to-wit:

ALL THAT CERTAIN PIECE OR PORTION OF LAND, together with all the buildings and improvements thereon, and all the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining thereto, situated in Section 19, Township 8 South, Range 15 East, in the Parish of St. Tammany, State of Louisiana, and being more fully

described as follows, to-wit:

Commencing at the section corner common to Sections 13 and 24, Township 8 South, Range 14 East, and Sections 18 and 19, Township 8 South, Range 15 East, run North 89 degrees 18 minutes 55 seconds East a distance of 1313.40 feet to an angle iron (found) and the POINT OF BEGINNING.

From the POINT OF BEGINNING run South 87 degrees 24 minutes 23 seconds East 399.39 feet to an 1 ½ inch iron pipe (found); thence run South 40 degrees 00 minutes 03 seconds East 277.12 feet to an angle iron (found); thence run North 77 degrees 29 minutes 46 seconds East 98.91 feet to a ½ inch rod (found); thence South 12 degrees 05 minutes 58 seconds East 54.63 feet to an ½ inch iron rod (set); thence run South 72 degrees 06 minutes 07 seconds West 720.01 feet to an ½ inch iron rod (set); thence North 00 degrees 00 minutes 00 seconds West 483.79 feet back to the POINT OF BEGINNING.

All as more fully shown on the survey prepared by J. V. Burkes & Associates, Inc., Sean M. Burkes, Registered Land Surveyor, dated November 21, 2006, a copy of which is attached to Instrument # 1632044, in the official records of St. Tammany Parish, Louisiana.

THIS ACT IS MADE AND ACCEPTED SUBJECT TO THE FOLLOWING:

1. Restrictive covenants, leases, building restrictions, setback requirements and servitudes and any other limitations, covenants, requirements or restrictions as may be contained in the public records and/or plan of subdivision or resubdivision, but deleting any covenant, condition or restriction, if any, based upon race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that such covenants, conditions or restrictions (a) are exempt under Chapter 42, Section 3607 of the United States Code or (b) relate to handicap but do not discriminate against handicapped persons.
2. Fence misalignment on the East line of the property shown on the survey by J. V. Burkes & Associates dated November 21, 2006, attached to CIN 1632044.
3. Predial Servitude of Passage recorded in CIN 1632044, in the official records of St. Tammany Parish, Louisiana.
4. Central Louisiana Electric Company, Inc., servitude recorded at COB Inst. # 654524.
5. Boundary Agreement recorded as Inst. 960658.

Vendor's acquisitions: Inst. 2110147 & 2244659.

To have and to hold the above described property unto the said purchasers, their heirs and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of ONE HUNDRED FIFTY THOUSAND AND NO/100-- (\$150,000.00)

DOLLARS cash, which the said purchasers have well and truly paid, in ready and current money, to the sellers who hereby acknowledge the receipt thereof and grant full acquittance and discharge therefore.

BUYER TAKE SPECIAL NOTE OF THE FOLLOWING PROVISION:

That Buyer or its representatives have fully examined and inspected the entire building which comprise the premises prior to the execution of this Cash Sale, and that buyer knows and is satisfied with the physical condition of the premises in all respects, including but not limited to, any visible or hidden termite infestation and resultant damage therefrom, and that same is acceptable to buyer "AS IS" and that buyer agrees that no representation, statement or warranties have at any time been made by sellers, or their agents, as to the physical condition or state of repair of the premises in any respect, and that the purchase price takes into consideration the condition of the premises.

Sellers and purchaser hereby acknowledge and recognize that this sale is in an "AS IS" condition, and accordingly, purchaser does hereby relieve and release sellers and all previous owners thereof from any and all claims for any vices or defects in said property, whether obvious of latent, known or unknown, easily discoverable or hidden, and particularly for any claim or cause of action for redhibition pursuant to Louisiana Civil Code Articles 2520, et seq., or for diminution of purchase price pursuant to Louisiana Civil Code Articles 2541, et. seq., or for fitness for Purchaser's ordinary use pursuant to Civil Code Article 2524, et seq.

Purchasers acknowledge that the foregoing waivers have been called to their attention and read and explained to them and that they are a material and integral consideration for the Act of Sale.

Seller represents and warrants: (1) that no other sale or grant of interest in said property has been, or will be made by Seller, and (2) that said property is not, and will not be subject to any lien or encumbrance by act of omission of Seller, or claim against Seller, except as otherwise noted or excepted.

The parties hereto waive the production of a new survey and relieve and release me, Notary, from any liability or responsibility for the non-production thereof.

Seller declares that all real estate taxes due for the year 2020 have been paid. The taxes for 2021 have been prorated and are assumed by the Purchasers. The parties acknowledge that the Purchasers at the address set forth above are the proper recipients of all future notices of ad valorem tax bills and special assessments for the above described property, bearing Tax Assessment No. 127-807-4826.

The certificates of mortgage and conveyance have been dispensed with by the parties hereto.

Whenever used herein the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

THUS DONE AND PASSED, in the presence of the undersigned competent witnesses, and before me, Notary, after due reading of the whole, on this 12th day of July, 2021.

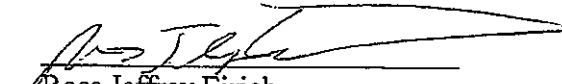
WITNESSES:



Celia Estis


Linda McCain Crowe

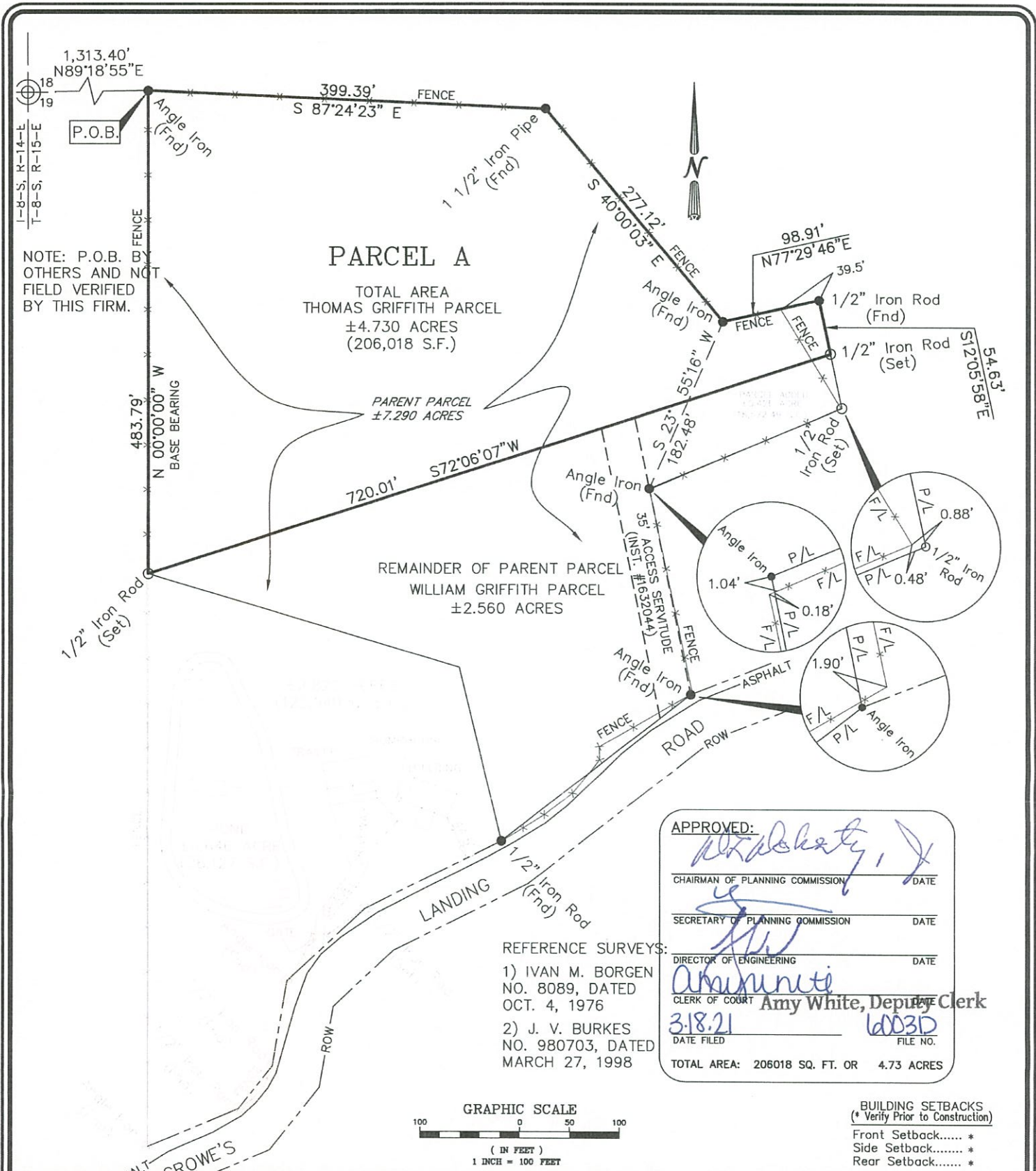

Robert C. Brandt


A. Mason Barnes


Ross Jeffrey Eirich


DONELL M. WILLIAMS, NOTARY PUBLIC
ID # 42194
COMMISSIONED FOR LIFE

Title Insurance Information: WFG NATIONAL TITLE INSURANCE
COMPANY issued by Bayou Title Inc., 1349 Corporate Sq. #4, Slidell, LA 70458
Lic. No. 257049, Charmagne S. Simon, Bar Roll # 24889



APPROVED:
[Signature]
CHAIRMAN OF PLANNING COMMISSION DATE
[Signature]
SECRETARY OF PLANNING COMMISSION DATE
[Signature]
DIRECTOR OF ENGINEERING DATE
[Signature]
CLERK OF COURT **Amy White, Deputy Clerk** DATE
3.18.21 FILE NO. 6003D
TOTAL AREA: 206018 SQ. FT. OR 4.73 ACRES

REFERENCE SURVEYS:
1) IVAN M. BORGEN NO. 8089, DATED OCT. 4, 1976
2) J. V. BURKES NO. 980703, DATED MARCH 27, 1998

BUILDING SETBACKS
(* Verify Prior to Construction)
Front Setback..... *
Side Setback..... *
Rear Setback..... *

I CERTIFY THAT THIS PLAT DOES REPRESENT AN ACTUAL GROUND SURVEY AND THAT TO THE BEST OF MY KNOWLEDGE NO ENCROACHMENTS EXIST EITHER WAY ACROSS ANY OF THE PROPERTY LINES, EXCEPT AS SHOWN.

PROPERTY IS SURVEYED IN ACCORDANCE WITH THE LOUISIANA "MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS" FOR A CLASS C SURVEY. BEARINGS ARE BASED ON RECORD BEARINGS UNLESS NOTED OTHERWISE.

ENCUMBRANCES SHOWN HEREON ARE NOT NECESSARILY EXCLUSIVE. ENCUMBRANCES OF RECORD AS SHOWN ON TITLE OPINION OR TITLE POLICY WILL BE ADDED HERETO UPON REQUEST, AS SURVEYOR HAS NOT PERFORMED ANY TITLE SEARCH OR ABSTRACT.

F.I.R.M. No. 225205 0430 C
F.I.R.M. Date 04/21/1999
ZN: C B.F.E. N/A
* Verify prior to construction with Local Governing Body.

DRAWING NO. 1063769
DATE: 11/21/2006

J.V. Burkes & Associates, Inc.
SURVEYING ENGINEERING • ENVIRONMENTAL
1805 HWY. 190 EAST
Slidell, Louisiana 70458
E-mail: jvbassoc@jvburkes.com

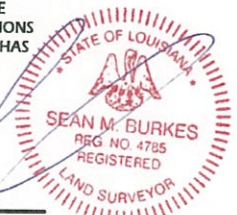
DRAWN BY: DGH
CHECKED BY: MD
SCALE: 1" = 100'

A MINOR SUBDIVISION OF A 7.290 AC. TRACT INTO PARCEL A & A 2.560 AC. PARCEL IN SECTION 19, T-8-S, R-15-E, GREENSBURG LAND DISTRICT, ST. TAMMANY PARISH, LOUISIANA

CERTIFIED TO: A.G. CROWE

Phone: 985-649-0075 Fax: 985-649-0154
Mississippi Phone: 228-435-5800
DECLARATION IS MADE TO ORIGINAL PURCHASER OF THE SURVEY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS. SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL SEAL OF SURVEYOR.

SURVEYED BY:
[Signature]
SEAN M. BURKES
LA REG. No. 4785



Administrative Comments

An Ordinance to officially name the 35-foot private access servitude shown on the attached survey to Chefs Road (Ward 8, District 9).