

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 5842 ORDINANCE COUNCIL SERIES NO: _____

COUNCIL SPONSOR: STEFANCIK/BRISTER PROVIDED BY: PLANNING DEVELOPMENT

INTRODUCED BY: MR. CANULETTE SECONDED BY: MR. BELLISARIO

ON THE 13 DAY OF JULY , 2017

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA, TO RECLASSIFY A CERTAIN PARCEL LOCATED ON THE SOUTHEAST CORNER OF ROBERT ROAD & ROB ROAD AND WHICH PROPERTY COMPRISES A TOTAL OF 10.64 ACRES OF LAND MORE OR LESS, FROM ITS PRESENT A-1 (SUBURBAN DISTRICT) & MHO (MANUFACTURED HOUSING OVERLAY) TO AN A-2 (SUBURBAN DISTRICT) & MHO (MANUFACTURED HOUSING OVERLAY), (WARD 2, DISTRICT 6). (2017-644-ZC)

WHEREAS, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. 2017-644-ZC, 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-1 (Suburban District) & MHO (Manufactured Housing Overlay) to an A-2 (Suburban District) & MHO (Manufactured Housing Overlay) 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 A-2 (Suburban District) & MHO (Manufactured Housing Overlay).

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-1 (Suburban District) & MHO (Manufactured Housing Overlay) to an A-2 (Suburban District) & MHO (Manufactured Housing Overlay).

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REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.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

THIS ORDINANCE WAS DECLARED DULY ADOPTED AT A REGULAR MEETING OF THE PARISH COUNCIL ON THE 3 DAY OF AUGUST , 2017 ; AND BECOMES ORDINANCE COUNCIL SERIES NO _____.

STEVE STEFANCIK, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK

PATRICIA P. BRISTER, PARISH PRESIDENT

Published Introduction: JUNE 28 , 2017

Published Adoption: _____, 2017

Delivered to Parish President: _____, 2017 at _____

Returned to Council Clerk: _____, 2017 at _____

EXHIBIT "A"

2017-644-ZC

ALL THAT CERTAIN PIECE OR PARCEL OF LAND together with all the buildings and improvements thereon and all rights, ways, means, privileges, servitudes, prescriptions, appurtenances and advantages thereunto belonging or in any way appertaining thereto situated in and being a part of Section 15, Township 5 South, Range 11 East, Greensburg District, St. Tammany Parish, Louisiana, and more fully described in accordance with map and plat of survey of Herbert C. Sanders, Surveyor, dated June 11, 1974, and designated as Lot No. 1 thereon, as follows, to-wit:

From the northwest corner of the Southeast Quarter(SE 1/4) of the Northwest Quarter (NW 1/4) of said Section 15, Township 5 South, Range 11 East, go South 89 degrees 11 minutes 29 seconds East, a distance of 1326.04 feet to a concrete post; thence go South 89 degrees 07 minutes 46 seconds East, a distance of 1667.07 feet to an iron, the point of beginning of the property herein described.

From the said point of beginning, go South 1 degree 06 minutes 25 seconds West, a distance of 683.64 feet to an iron; thence go North 89 degrees 12 minutes 56 seconds West, a distance of 594.90 feet to a point; thence go North a distance of 13.0 feet to an iron; thence go North 89 degrees 12 minutes 56 seconds West, a distance of 47.48 feet to an iron; thence go North, a distance of 463.65 feet to an iron; thence go North 89 degrees 07 minutes 46 seconds West, a distance of 93.2 feet to an iron; thence go North 1 degree 6 minutes 25 seconds East, a distance of 208.0 feet to an iron; thence go South 89 degrees 07 minutes 46 seconds East, a distance of 745.25 feet to an iron, the point of beginning heretofore set.

Case No.: 2017-644-ZC

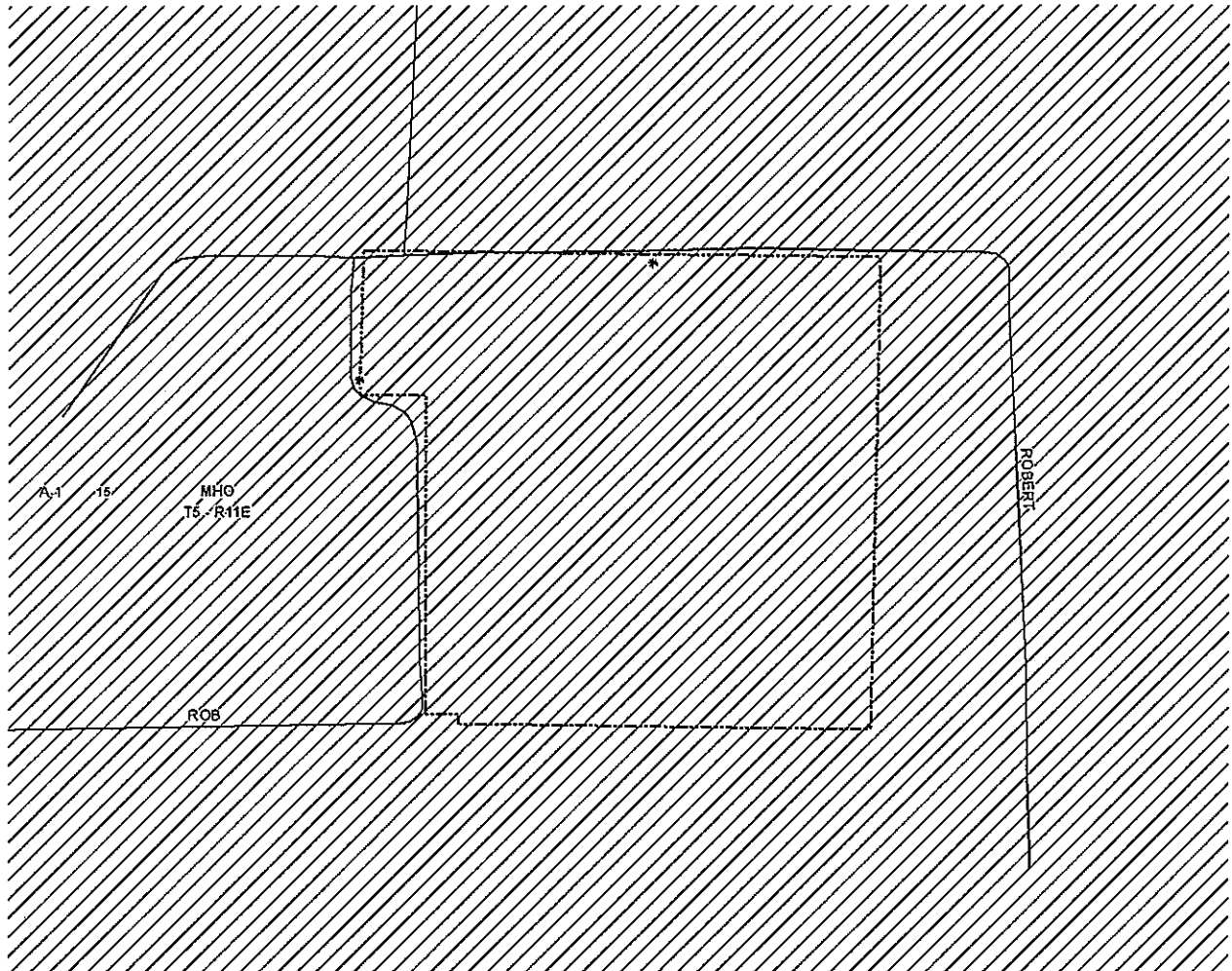
PETITIONER: Paula Sharp

OWNER: Derrick Spell, Gregory A. Sharp, Vickie R. Sharp, Paula Sharp, Kelly Rogers, Sherri Spell Montgomery Gregory & Paula Sharp

REQUESTED CHANGE: From A-1 Suburban District & MHO Manufactured Housing Overlay to A-2 Suburban District & MHO Manufactured Housing Overlay

LOCATION: Parcel located on the southeast corner of Robert Road & Rob Road; S15, T5S, R11E; Ward 2, District 6

SIZE: 10.64 acres





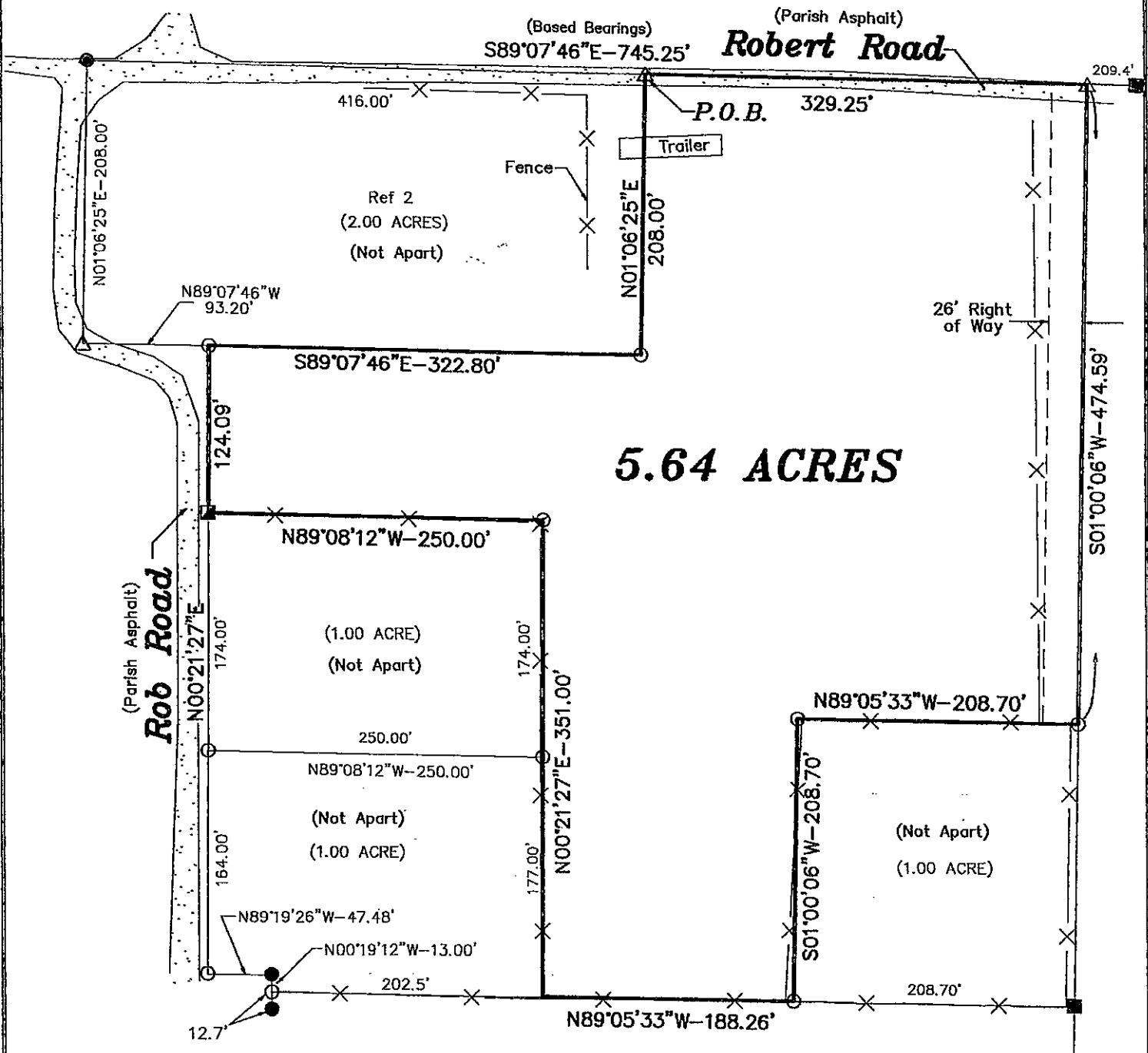
Reference:

- 1) A Survey Plat by Herbert Sanders, Dated 6-11-1974 (Basis of Bearings)
- 2) A Survey Plat by John Bonneau, Dated 12-17-1993, #931882

2017-644-ZC

The P.O.B. is reported to the NE Corner of SW 1/4 of NE 1/4 of Section 15, T-5-S, R-11-E, St. Tammany Parish, Louisiana (per Ref 2)

*Improvements not located



SERVITUDES SHOWN HEREON (IF ANY) ARE NOT NECESSARILY EXCLUSIVE. SERVITUDES OF RECORD AS SHOWN ON TITLE OPINION OR TITLE POLICY WILL BE ADDED HERETO UPON REQUEST AS THE UNDERSIGNED HAS PERFORMED NO ABSTRACT OR TITLE SEARCH. THE UNDERSIGNED HAS MADE NO ATTEMPT TO LOCATE ANY BURIED UTILITIES OR ASSOCIATED PEDESTALS.

THIS MAP IS IN ACCORDANCE WITH THE STANDARD DETAILED REQUIREMENTS PURSUANT TO THE ACCURACY STANDARDS OF A "D" SURVEY AND THE APPLICABLE STANDARDS OF PRACTICE CITED IN LAC.46:LXI.

LEGEND:

- = Fnd. 1/2" Iron Rod
- = Fnd. 5/8" Iron Rod
- ▣ = Fnd. Fence Post
- = Set 1/2" Iron Rod
- △ = Set Mag Nail
- ◻ = Fnd. 1/2" Sq. Rod

MAP PREPARED FOR

PAULA SHARP

SHOWN A SURVEY MADE OF PROPERTY LOCATED IN SECTION 15, T-5-S, R-11-E, ST. TAMMANY PARISH, LOUISIANA

THIS MAP IS IN ACCORDANCE WITH A PHYSICAL SURVEY MADE ON THE GROUND UNDER THE SUPERVISION OF THE UNDERSIGNED. SIGNATURE AND STAMPED SEAL MUST BE IN RED OR THIS PLAT IS NOT A TRUE COPY.

LAND SURVEYING LLC

518 N. Columbia Street, Covington, LA 70433
 (985) 892-6271 office (985) 898-0355 fax
 landsurl@bellsouth.net email

Bruce M. Butler III
 CERTIFIED LICENSE No. 4884
 PROFESSIONAL
 4-11-2017

BRUCE M. BUTLER III
 LOUISIANA PROFESSIONAL LAND SURVEYOR
 LICENSE NO. 4884

SCALE: 1" = 110'

DATE: 4-11-2017

NUMBER: 18001

Proposed RESUB.

FINAL APPROVAL

DIR. DEPT. OF ENGINEERING

SECRETARY PLANNING COMM.

CLERK OF COURT

DATE

FILE NO.

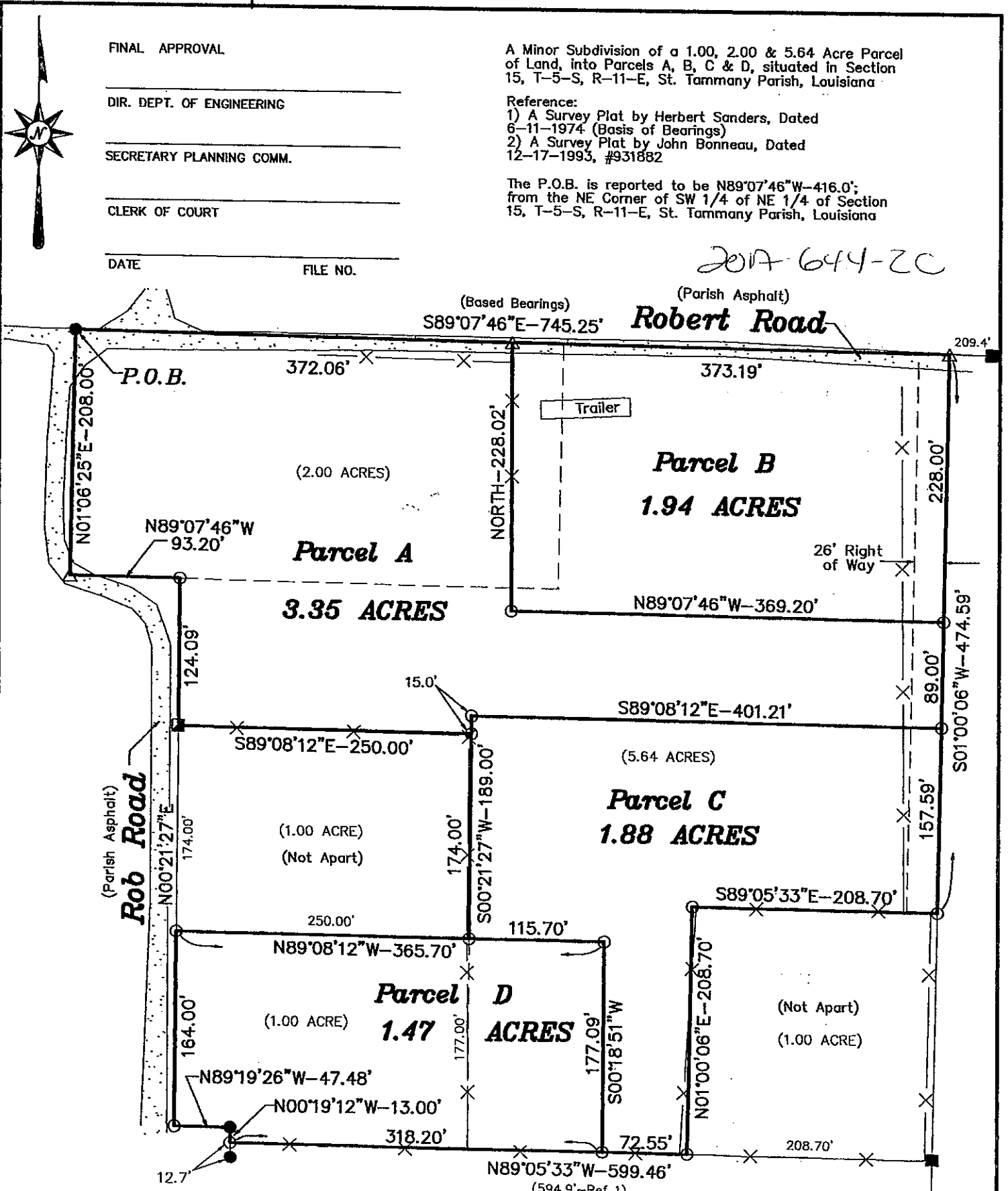
A Minor Subdivision of a 1.00, 2.00 & 5.64 Acre Parcel of Land, into Parcels A, B, C & D, situated in Section 15, T-5-S, R-11-E, St. Tammany Parish, Louisiana

Reference:

- 1) A Survey Plat by Herbert Sanders, Dated 6-11-1974 (Basis of Bearings)
- 2) A Survey Plat by John Bonneau, Dated 12-17-1993, #931882

The P.O.B. is reported to be N89°07'46"W-416.0'; from the NE Corner of SW 1/4 of NE 1/4 of Section 15, T-5-S, R-11-E, St. Tammany Parish, Louisiana

2017-644-ZC



SERVITUDES SHOWN HEREON (IF ANY) ARE NOT NECESSARILY EXCLUSIVE. SERVITUDES OF RECORD AS SHOWN ON TITLE OPINION OR TITLE POLICY WILL BE ADDED HERETO UPON REQUEST AS THE UNDERSIGNED HAS PERFORMED NO ABSTRACT OR TITLE SEARCH. THE UNDERSIGNED HAS MADE NO ATTEMPT TO LOCATE ANY BURIED UTILITIES OR ASSOCIATED PEDESTALS.

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*Improvements not located

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landsur@bellsouth.net email

STATE OF LOUISIANA
BRUCE M. BUTLER, III
 CERTIFIED COPIER No. 4884
 PROFESSIONAL
 3-10-2017
 BRUCE M. BUTLER, III
 LOUISIANA PROFESSIONAL LAND SURVEYOR
 LICENSE NO. 17933

SCALE: 1" = 110'

DATE: 3-03-2017

NUMBER: 17933

2017-644-ZC



ROBERT

A-1

T5-R11E

15

ROB

0 400 Feet



