

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-6142

COUNCIL SPONSOR: LORINO/ BRISTER

PROVIDED BY: DATA MANAGEMENT

RESOLUTION TO CONCUR/NOT CONCUR WITH THE CITY OF SLIDELL ANNEXATION AND REZONING OF 0.275 ACRES LAND, MORE OR LESS, FROM PARISH HC-2 HIGHWAY COMMERCIAL DISTRICT TO THE CITY OF SLIDELL C-4 HIGH COMMERCIAL DISTRICT, WHICH PROPERTY IS ADJACENT TO 1935 GAUSE BLVD EAST, MORE PARTICULARLY, IDENTIFIED AS LOT 2B OF SLIDELL SUBURBAN ACRES SUBDIVISION, CONTAINING APPROX. 0.275 ACRES IN SECTION 1, TOWNSHIP 9 SOUTH, RANGE 14 EAST, WARD 8, DISTRICT 13.

WHEREAS, the City of Slidell is contemplating annexation of 0.275 acres, more or less, owned by Pet Care Center Realty LLC, represented by Steven Slaton, and is adjacent to 1935 Gause Blvd East, more particularly identified as Lot 2B of Slidell Suburban Acres Subdivision, containing approx. 0.275 acres in Section 1, Township 9 South, range 14 East, Ward 8, District 13 (see attachments for complete description); and

WHEREAS, the property requires rezoning from Parish HC-2 Highway Commercial District to City of Slidell C-4 High Commercial District which is not an intensification of zoning; and WHEREAS, the property is not commercially developed and the proposed annexation would result in a split of the sales tax revenues, as per the Sales Tax Enhancement Plan for the Parish and the City of Slidell, Ordinance C.S. No. 06-1413 adopted by the Parish Council on October 5, 2006 and providing for the annexation of property in Sales Tax District # 3 by the City of Slidell. (If Council does not concur, consider additional language explaining non-concurrence decision.)

THE PARISH OF ST. TAMMANY HEREBY RESOLVES that to Concur/Not Concur with the City of Slidell annexation and rezoning of 0.275 acres of land, more or less, and is adjacent to 1935 Gause Blvd, East, more particularly identified as Lot 2B of Slidell Suburban Acres Subdivision, containing approx. 0.275 acres in Section 1, Township 9 South, range 14 East from Parish HC-2 Highway Commercial District to Slidell C-4 High Commercial District in accordance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED that should this property be annexed, the St. Tammany Parish Engineering Department will cooperate with the City of Slidell in the review of development proposals utilizing the applicable Parish or City Drainage Regulations, whichever is more restrictive, and in compliance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED that should this property be annexed, The St. Tammany Parish Engineering Department will cooperate with the City of Slidell in the review of development proposals utilizing the applicable Parish or City Traffic Impact Regulations, whichever is more restrictive and in compliance with the provisions of the Sales Tax Enhancement Plan.

THIS RESOLUTION HAVING BEEN SUBMITTED TO A VOTE, THE VOTE THEREON WAS AS FOLLOWS:

MOVED FOR ADOPTION BY: _____ SECONDED BY: _____

YEAS: _____

NAYS: _____

ABSTAIN: _____

ABSENT: _____

THIS RESOLUTION WAS DECLARED ADOPTED ON THE 8 DAY OF AUGUST, 2019, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

MICHAEL R. LORINO, JR. , COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK



Pat Brister
Parish President

St. Tammany Parish Government

Assistant Chief Administrative Office

Data Management

P. O. Box 628

Covington, LA 70434

Phone: (985) 898-2865

Fax: (985) 898-5238

Email: bthompson@stpgov.org

Re: Administrative Comment

Date: 6/24/2019

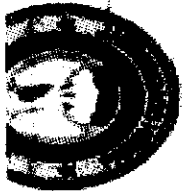
Annexation SL2019-03:

the of City of Slidell is contemplating annexation of property owned by Pet Care Center Realty LLC, represented by Steven Slaton. This property is located adjacent to 1935 Gause Blvd East, more particularly identified as Lot 2B of Slidell Suburban Acres Subdivision, containing approx. 0.275 acres in Section 1, Township 9 South, range 14 East, Ward 8, District 13 (see attachments for complete description); and

Robert K. Thompson
Special Revenue Manager
Phone: (985) 898-2865

2019-03: Notes Summary:

- **Development: Sidney Fontenot:**
 - The proposal is consistent with the Louisiana Revised Statutes relative to annexation
 - The proposal is consistent with the sales tax agreements with the City of Slidell.
 - The proposal is not an intensification of zoning.
- **Engineering: Hollie Thomas:**
 - BE IT FURTHER RESOLVED that should this property be annexed, the St. Tammany Parish Council requires that the City of Slidell review development proposals utilizing the applicable Parish Drainage Model and comply with Parish Drainage Regulations.
- **Public Works: Joey Lobrano:**
 - No Public Works issues
- **Environmental Services: Jay Watson:**
 - There are no DES issues.
- **Engineering: Jay Watson:**
 - There are no traffic issues.
- **Data Management: Bob Thompson:**
 - Property is commercially undeveloped.
 - If Property is developed in the future St Tammany Parish Government will share 50% of Sales Tax Revenue with the City of Slidell.



St. Tammany Parish Government

Government that Works

Annexation

City: Slidell City Case No: A19-02/Z19-02 Staff Reference SL2019-03

Notification Date: 6/5/2019  Dead Line 7/9/2019  Priority 1 

Owner: Pet Care Center Realty LLC, Represented by Steven Sla Ward 8 Council District: 13  Map

Location: Property is adjacent to 1935 Gause Blvd, East, more particularly identified as Lot 2B of Slidell Suburban Acres Subvision, containing approx. 0.275 acres in Section 1, Township 9 South, range 14 East Parish Zoning HC-2 Highway Commercial City Zoning: C-4 High Commercial District Subdivision: Slidell Suburban Acres

Existing Use: Undeveloped Developed Intensification Concur w/ City Population: _____ Concur: _____

Size: 0.275 acres Annex Status: _____ Sales Tax: _____

STR: Sect 1 - T-9-S, R-14-E

City Actions

Ordinance: _____ City Date: _____ 

Council Actions

Resolution: _____ Council Date: _____ 

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. _____

COUNCIL SPONSOR: MICHAEL LORINO/PAT BRISTER PROVIDED BY: DATA MANAGEMENT

RESOLUTION TO Concur/not concur with the City of Slidell annexation and rezoning of 0.275 acres land, more or less, from Parish HC-2 Highway Commercial District to the City of Slidell C-4 High Commercial District, Which property is adjacent to 1935 Gause Blvd East, more particularly, identified as Lot 2B of Slidell Suburban Acres Subdivision, containing approx. 0.275 acres in Section 1, Township 9 South, range 14 East, Ward 8, District 13.

WHEREAS, the City of Slidell is contemplating annexation of 0.275 acres, more or less, owned by Pet Care Center Realty LLC, represented by Steven Slaton, and is adjacent to 1935 Gause Blvd East, more particularly identified as Lot 2B of Slidell Suburban Acres Subdivision, containing approx. 0.275 acres in Section 1, Township 9 South, range 14 East, Ward 8, District 13 (see attachments for complete description); and

WHEREAS, the property requires rezoning from Parish HC-2 Highway Commercial District to City of Slidell C-4 High Commercial District which is **not** an intensification of zoning; and

WHEREAS, the property is **not** commercially developed and the proposed annexation **would** result in a split of the sales tax revenues, *as per the Sales Tax Enhancement Plan for the Parish and the City of Slidell, Ordinance C.S. No. 06-1413 adopted by the Parish Council on October 5, 2006 and providing for the annexation of property in Sales Tax District # 3 by the City of Slidell. (If Council does not concur, consider additional language explaining non-concurrence decision.)*

THE PARISH OF ST. TAMMANY HEREBY RESOLVES to **Concur/Not Concur** with the City of Slidell annexation and rezoning of 0.275 acres of land, more or less, and is adjacent to 1935 Gause Blvd, East, more particularly identified as Lot 2B of Slidell Suburban Acres Subdivision, containing approx. 0.275 acres in Section 1, Township 9 South, range 14 East from Parish HC-2 Highway Commercial District to Slidell C-4 High Commercial District in accordance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED that should this property be annexed, the St. Tammany Parish Engineering Department will cooperate with the City of Slidell in the review of development proposals utilizing the applicable Parish or City Drainage Regulations, whichever is more restrictive, and in compliance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED that should this property be annexed, The St. Tammany Parish Engineering Department will cooperate with the City of Slidell in the review of development proposals utilizing the applicable Parish or City Traffic Impact Regulations, whichever is more restrictive and in compliance with the provisions of the Sales Tax Enhancement Plan.

THIS RESOLUTION HAVING BEEN SUBMITTED TO A VOTE, THE VOTE THEREON WAS AS FOLLOWS:

MOVED FOR ADOPTION BY _____, SECONDED BY _____

YEAS:

NAYS:

ABSTAIN:

ABSENT:

THIS RESOLUTION WAS DECLARED ADOPTED ON THE _____ DAY OF _____, 2019, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

MICHAEL LORINO, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, CLERK OF COUNCIL (SL2019-03)



The City of Slidell

PLANNING DEPARTMENT

250 Bouscaren Street, Suite 203 • Slidell, Louisiana 70458
P.O. Box 828 • Slidell, Louisiana 70459-0828
Telephone (985) 646-4320 • Fax (985) 646-4356
<http://myslidell.com>

June 4, 2019

Mr. Sidney Fontenot, Planning Director
St. Tammany Parish Planning Department
21454 Koop Drive, Suite 1B
Mandeville, Louisiana 70471

CERTIFIED MAIL
RETURN RECEIPT REQUESTED
NO.: 7018 0680 0001 5278 2074

RE: ANNEXATION (A19-02) and ZONING (Z19-02): A request by Pet Care Center Realty LLC, through its authorized representative, Steven Slaton, to annex and rezone property adjacent to 1935 Gause Boulevard, East, more particularly identified as Lot 2B of Slidell Suburban Acres Subdivision, containing approximately 0.275 acre (11,972.6 sq. ft.), in Section 1, Township 9 South, Range 14 East, rezoning from St. Tammany Parish Zoning District HC-2 (Highway Commercial) to City of Slidell Zoning District C-4 (Highway Commercial) in connection with its annexation into City of Slidell jurisdictional limits.

Dear Mr. Fontenot:

This is to advise you that the Slidell Planning and Zoning Commissions will consider a Petition for Annexation by Pet Care Center Realty LLC, through Dr. Steven Slaton. This property is a vacant lot adjacent to 1935 Gause Blvd. East. The public hearing for this request will be held on Monday, July 15, 2019 at 7:00 p.m. in the Slidell City Council Chambers located at 2045 Second Street, Third Floor. Final action on the Petition for Annexation and Zoning will not take place by the Slidell City Council until after the public hearing of the Slidell Planning and Zoning Commissions.

If you have any comments or questions regarding this annexation, please do not hesitate to contact the City Planning Department at (985) 646-4320.

Sincerely,

Theresa B. Alexander, Secretary
Slidell Planning and Zoning Commissions

Enclosures

Cc: Dr. Steven Slaton (w/o encl)
Greg Cromer, Mayor (w/o encl)
City of Slidell City Council (w/o encl)
Ms. S. Michele Blanchard, District 13 - Parish Council (w/o encl)
W. Eric Lundin, Director of Planning (w/o encl)

/tba

**CITY OF SLIDELL
PETITION FOR ANNEXATION**

Planning and Zoning Commissions
City of Slidell, Parish of St. Tammany
State of Louisiana

DATE: 3/20/19

- 1) According to the attached certificate of the Registrar of Voters for the Parish of St. Tammany, Louisiana, and according to our information and belief, there are 0 registered voters residing in the area to be annexed. To obtain this information call the Registrar of Voters office in Covington at (985) 809-5500.
- 2) The property owners of this area are: (please print clearly):

NAME	MAILING ADDRESS	TELEPHONE NO.
<u>STEVEN V. SLATON</u>	<u>20484 Lower Davis Rd</u>	<u>504-858-1029</u>
<u>ERICA C. BROOKS</u>	<u>Covington, La</u>	
<u>MICHELLE BOUDREAU</u>	<u>70435</u>	

*Pet Care Center
Realty LLC,*

There are: Resident property owners
 Non-Resident property owners

- 3) I/we do hereby certify that the undersigned are the sole owners of the property to be annexed. **A copy of the Act of Sale/Deed must be attached.** Attach a plat of survey or a map drawn to scale of no smaller than 1" equals 100' showing the location, measurements, and ownership of all property proposed for annexation.
- 4) The legal description of the property to be annexed must be attached so that the new City boundaries can be defined with certainty and precision.
- 5) If the petitioner(s) is/are a corporation, partnership or other entity, the petitioner(s) must attach a copy of the resolution authorizing the petitioner to sign and authorizing the petition for annexation. If a couple, both husband and wife must sign the petition.
- 6) Petitioner(s) desire to have the property as described in paragraph 4 annexed to the City of Slidell, St. Tammany Parish, Louisiana.
- 7) A copy of the last paid tax statement must be submitted with this petition for annexation.
- 8) Original Certificate of Assessor certifying ownership and assessed valuation of property must be completed by the Assessor's office. A copy of last tax statement and survey of property should be attached when submitting form to the Assessor's office for completion. Assessor's telephone number is (985) 809-8180 if you have any questions.

***Petitioner, by signature below, acknowledges that they have been informed as to the estimated cost of connection to City utilities.**

The undersigned petitioner(s), after being duly sworn, did depose and say that all the allegations and statements of fact are true and correct.

PETITIONER(S) / OWNER(S) OF RECORD:

Steven Slaton
Signature Date

Erica Brooks 3/20/19
Signature Date

Dr. Michelle Boudreau 3/20/19
Signature Date

Signature Date

SWORN TO AND SUBSCRIBED before me this 20 day of March, 2019.

Alan E. Swann

NOTARY PUBLIC
Alain E. Swann, Notary Public
Parish of St. Tammany
Louisiana
My commission expires 03/31/2019
My commission is for life

**CITY OF SLIDELL
PETITION TO CHANGE ZONING DISTRICT CLASSIFICATION**

Planning and Zoning Commission
City of Slidell, Parish of St. Tammany
State of Louisiana

DATE: 3/20/19

Petition is hereby made to the City of Slidell, Louisiana, to change the zoning classification of hereinafter described property.

(INSTRUCTIONS: Please print all information clearly.)

1) LOCATION OF PROPERTY: The property petitioned for zoning/rezoning is bounded by the following streets:
Gauze Blvd & Choctaw St.

And identified by Lot, Square/Block, and Subdivision Name as follows:

Lot 2B Slidell Suburban Acres Subdivision
Lot 2A Slidell Suburban Acres Subdivision

NOTE: If the property does not have Lot, Square/Block, and Subdivision Name, attach a separate sheet giving description by Metes and Bounds.

2) TOTAL NUMBER OF ACRES or part thereof: ± .1 Acre

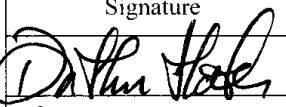
3) The reasons for requesting the zoning change are as follows:
Combine with existing property that has already been annexed into the City of Slidell

4) A copy of the **ACT OF SALE/DEED** must be attached. Attach a **PLAT SURVEY** or a **MAP DRAWN TO SCALE** no smaller than 1" = 100' showing the location, measurements, and ownership of all property proposed for a change in zoning classification, so that the new zoning/rezoning can be defined with certainty and precision.

5) If the petitioner(s) is/are a corporation, partnership or other entity, the petitioner must attach a **COPY OF THE RESOLUTION AUTHORIZING THE PETITIONER TO SIGN** and **AUTHORIZING THE PETITION FOR ZONING**. If a couple, both husband and wife must sign the petition.

6) The following list of owners or authorized agents of 50% or more of the area of the land in which a change of classification is requested hereby petition the zoning classification of the afore described property be changed –

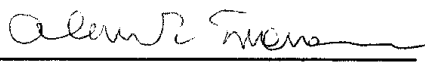
FROM: St. Tammany Parish 40-2 TO: City of Slidell C-4
(Existing classification) (Proposed classification)

Signature	Printed Name	Mailing Address	Phone #	% Land Owned
	STEVE SLATON	20489 Lowe Davis Rd Cov, LA 70435	504-858 1029	100%
PETCARECENTER REALTY				

BEFORE ME, the undersigned authority, personally appeared the persons whose signatures are affixed above, all of full age and majority, who declare under oath to me, **NOTARY**, that they are the owners of all that certain lot, piece, or parcel of land located as set forth beside their respective signatures, and that they know of their own personal knowledge that the above petitioners are the owners of at least fifty percent of the area hereinabove described for which a zoning change is requested, and that their signatures were executed freely and voluntarily and that they are duly qualified to sign.

SWORN TO AND SUBSCRIBED before me this 20 day of March, 2019.

ALAN R. LINDSEY
Attorney & Notary Public
Parish of Jefferson
Louisiana
Bar #05344
Notary #01-043
My commission expires for life


NOTARY PUBLIC



**St. Tammany Parish
Assessor's Office**

Louis Fitzmorris
Assessor

St. Tammany Parish Justice Center
701 North Columbia Street • Covington, Louisiana 70433

CERTIFICATE OF OWNERSHIP AND ASSESSED VALUATION

I, the undersigned Assessor of the Parish of St. Tammany, State of Louisiana, do hereby certify that according to the assessment rolls maintained by the Assessor's Office, the following are the current owners of the following described property, to-wit:

2018 Tax Roll - Assessment Number 110-016-3937

OWNERS: Faust, Michael Etux
1935 Gause Blvd
Slidell, LA 70461

PROPERTY DESCRIPTION: **2018 TAX ROLL**

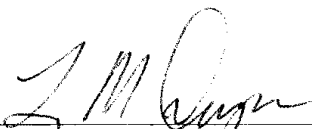
Lot 2A Slidell Suburban Acres CB 1032 696 INST NO 878635 INST NO 1158837

I do further certify that the assessed valuation of the above described tract is as follows:

2018 VALUATION:	Land	-	1,650
	Improvements	-	<u>0</u>
	TOTAL ASSESSED VALUATION		1,650

In faith whereof, witness my official signature and the impress of my official seal, at

Covington, Louisiana this the 21st day of March, 2019.



LOUIS FITZMORRIS, Assessor
TROY DUGAS, Chief Deputy Assessor



**St. Tammany Parish
Assessor's Office**

St. Tammany Parish Justice Center
701 North Columbia Street • Covington, Louisiana 70433

Louis Fitzmorris
Assessor

ASSESSOR'S CERTIFICATE OF OWNERSHIP

STATE OF LOUISIANA

PARISH OF ST. TAMMANY

I, the undersigned Assessor of St. Tammany Parish, Louisiana hereby certifies that the following property is assessed in the name **Faust, Michael Etux** as owner for the tax year **2018** and whose address is **1935 Gause Blvd., Slidell, LA 70461**, and that the following certification is applicable to the property described as follows which is proposed for annexation into the **City of Slidell**:

PROPERTY DESCRIPTION

2018 Tax Roll Assessment: Assessment Number: 110-016-3937

Lot 2A Slidell Suburban Acres CB 1032 696 INST NO 878635
INST NO 1158837

- I. The total assessed value of all property within the above described area is \$ 1,650.
- II. The total assessed value of the resident property owners within the above described area is \$ 0 and the total assessed value of the property of non-resident property owners is \$ 1,650.
- III. I do further certify that the assessed valuation of the above described tract is as follows:

2018 ASSESSED VALUATION : \$ 1,650

In faith whereof, witness my official signature and the impress of my official seal, at Covington, Louisiana this the 21st day of March, 2019.

LOUIS FITZMORRIS, Assessor
TROY DUGAS, Chief Deputy Assessor

**CITY OF SLIDELL
PETITION TO CHANGE ZONING DISTRICT CLASSIFICATION**

Planning and Zoning Commission
City of Slidell, Parish of St. Tammany
State of Louisiana

DATE: 3/20/19

Petition is hereby made to the City of Slidell, Louisiana, to change the zoning classification of hereinafter described property.

(INSTRUCTIONS: Please print all information clearly.)

1) LOCATION OF PROPERTY: The property petitioned for zoning/rezoning is bounded by the following streets:

Gauze Blvd & Choctaw St.

And identified by Lot, Square/Block, and Subdivision Name as follows:

Lot 2B Slidell Suburban Acres Subdivision
Lot 2A Slidell Suburban Acres Subdivision

NOTE: If the property does not have Lot, Square/Block, and Subdivision Name, attach a separate sheet giving description by Metes and Bounds.

2) TOTAL NUMBER OF ACRES or part thereof: ± 1 Acre 0.275 ac.

3) The reasons for requesting the zoning change are as follows:
Combine with existing property that has already been annexed into the City of Slidell

4) A copy of the ACT OF SALE/DEED must be attached. Attach a PLAT SURVEY or a MAP DRAWN TO SCALE no smaller than 1" = 100' showing the location, measurements, and ownership of all property proposed for a change in zoning classification, so that the new zoning/rezoning can be defined with certainty and precision.

5) If the petitioner(s) is/are a corporation, partnership or other entity, the petitioner must attach a COPY OF THE RESOLUTION AUTHORIZING THE PETITIONER TO SIGN and AUTHORIZING THE PETITION FOR ZONING. If a couple, both husband and wife must sign the petition.

6) The following list of owners or authorized agents of 50% or more of the area of the land in which a change of classification is requested hereby petition the zoning classification of the afore described property be changed –

FROM: St. Tammany Parish LC-2 (Existing classification) TO: City of Slidell C-4 (Proposed classification)

Signature	Printed Name	Mailing Address	Phone #	% Land Owned
	STEVE SLATON	20484 Lowe Davis Rd Cov, LA 70435	504-858 1029	100%
PETCARECENTER REALTY				

BEFORE ME, the undersigned authority, personally appeared the persons whose signatures are affixed above, all of full age and majority, who declare under oath to me, NOTARY, that they are the owners of all that certain lot, piece, or parcel of land located as set forth beside their respective signatures, and that they know of their own personal knowledge that the above petitioners are the owners of at least fifty percent of the area hereinabove described for which a zoning change is requested, and that their signatures were executed freely and voluntarily and that they are duly qualified to sign.

SWORN TO AND SUBSCRIBED before me this 20 day of March, 2019.

NOTARY PUBLIC

ALAN D. GIBSON
Attorney at Law
Parish of Jefferson
Lafayette
Bar #25144
Notary #12043
My Commission is for 10a

**ST. TAMMANY PARISH
REGISTRAR OF VOTERS**

M. DWAYNE WALL, CERA
REGISTRAR



**STATE OF LOUISIANA
PARISH OF ST. TAMMANY**

CERTIFICATE OF REGISTRAR OF VOTERS

I, the undersigned Registrar of Voters for the Parish of St. Tammany, State of Louisiana, do hereby certify that the property described in the attached survey by Land Surveying LLC, dated April 29, 2019 and further identified as all that certain lot or parcel of land being Lot 2A of Slidell Suburban Acres Subdivision situated in Section 1, Township 9 South, Range 14 East, Greensburg Land District, near the City of Slidell in St. Tammany Parish, State of Louisiana, and by the records in the Registrar of Voters office has no registered voters within said property.

In faith whereof, witness my official signature and the impress of my official seal at Covington, Louisiana, on this 30th day of April 2019.

M. Dwayne Wall, CERA
Registrar of Voters
St. Tammany Parish, Louisiana

Attachments:

Legal description, Map and Survey

Cc: Alise Babin, Elections Division, Secretary of State

**CASH SALE
STATE OF LOUISIANA**

On May 4, 2018, before me, Notary Public for the above state and residing therein, and in the presence of the subscribing witnesses, personally appeared:

MICHAEL JOSEPH FAUST and COLLEEN O'NEAL FAUST, both persons of the full age of majority, residents of the Parish of St. Tammany, State of Louisiana, who declared under oath, unto me, Notary, that they have been married but once to each other and are presently living and residing together; their mailing address being 179 WEST PEARL DRIVE, SLIDELL, LA 70461; HIS SSN: XXX-XX-1824; HER SSN: XXX-XX-6522;

herein called SELLER, who declared that for the price and sum of **Seven Hundred Ten Thousand and 00/100 (\$710,000.00) DOLLARS** cash, receipt of which is acknowledged, SELLER hereby sells and delivers with full warranty of title and subrogation to all rights and actions of warranty SELLER may have, unto:

PET CARE CENTER REALTY LLC, a Louisiana Limited Liability Company, domiciled and doing business in the Parish of Jefferson, State of Louisiana, herein represented by Steven Slaton, by virtue of the Certificate of authorization the original of which is recorded at CIN 2100894 in the official records of the office of the Clerk of Court for St. Tammany Parish, Louisiana; their mailing address being 2212 DAVID DRIVE, METAIRIE, LA 70003;

herein called BUYER, resident(s) of and domiciled in State of Louisiana, here present and accepting, purchasing for themselves, their heirs and assigns, the following described property, the possession and delivery of which BUYER acknowledges:

PARCEL 1 :

ALL THAT CERTAIN LOT OR PARCEL OF LAND, together with all buildings and improvements thereon, situated in St. Tammany Parish, Louisiana, and being more fully described as follows, to-wit:

LOT 2A of SLIDELL SUBURBAN ACRES SUBDIVISION, St. Tammany Parish, Louisiana. All in accordance with survey by J.V. Burkes & Associates, Inc. dated August 12, 1993, being Survey No. 930904.

PARCEL 2 :

ALL THAT CERTAIN LOT OR PARCEL OF LAND, together with all buildings and improvements thereon, situated in St. Tammany Parish, Louisiana, and being more fully described as follows, to-wit:

LOT 2B, SLIDELL SUBURBAN ACRES SUBDIVISION, located in Section 1, Township 9 South, Range 14 East, Greensburg Land District, near the City of Slidell, St. Tammany Parish, Louisiana.

Lot 2B has a frontage along Gause Road of 105.07 feet, a depth of 133.18 feet along the side line adjacent to Lot 3, a width in the rear of 100.0 feet, and a depth of 100.34 feet along the side line adjacent to Lot 2A.

All in accordance with survey by Albert A. Lovell & Associates, Inc., C.E., Job No. 101396 dated October 12, 1992.

St. Tammany Parish 1328
Instrmnt #: 2109748
Registry #: 256409a bdf
05/09/2018 4:02:00 PM
ME CB X MI UCC

NAME, RESIDENCE AND MARITAL STATUS OF PRINCIPAL:

MICHAEL JOSEPH FAUST, SR., a person of the full age of majority, resident of the Parish of St. Tammany, State of Louisiana, who declared under oath, unto me, Notary, that he has been married but once to Colleen O'Neal Faust with whom he is presently living and residing together;
Social Security Number: HIS ***-**-1824;
Mailing Address: 179 West Pearl Drive, Slidell, LA 70461

NAME AND RESIDENCE OF AGENT:

COLLEEN O'NEAL FAUST
Mailing Address: 179 West Pearl Drive, Slidell, LA 70461

DESCRIPTION OF REAL ESTATE FORMING THE SUBJECT OF THIS POWER OF ATTORNEY:

MUNICIPAL ADDRESS: 1935 Gaust Blvd., Slidell, LA 70461

LEGAL DESCRIPTION:

PARCEL 1 : ALL THAT CERTAIN LOT OR PARCEL OF LAND, together with all buildings and improvements thereon, situated in St. Tammany Parish, Louisiana, and being more fully described as follows, to-wit: LOT 2A of SLIDELL SUBURBAN ACRES SUBDIVISION, St. Tammany Parish, Louisiana. All in accordance with survey by J.V. Burkes & Associates, Inc. dated August 12, 1993, being Survey No. 930904.

PARCEL 2 : ALL THAT CERTAIN LOT OR PARCEL OF LAND, together with all buildings and improvements thereon, being part of LOT NUMBER 2 in SLIDELL SUBURBAN ACRES in the South 1/2 of the Southeast 1/4 of Section 1, Township 9 South, Range 14 East, 8th Ward, St. Tammany Parish, being more fully described as follows, to-wit: From the SE corner of said Lot 2 which is the point of beginning, go North 89 deg 55 min West 60 feet to a point; thence go 145.73 feet to the southerly right of way line on Gause Road; thence go along the said southerly right of way line of Gause Road in a Northeast direction being North 72 deg 18 min East 62.97 feet to a point; thence go South 164.8 feet to the point of beginning. All in accordance with Survey No. 24636 by Ivan M. Borgen, C.E. dated July 25, 1980.

and

ALL THAT CERTAIN LOT OR PARCEL OF LAND, together with all buildings and improvements thereon, being part of LOT NUMBER 2 in SLIDELL SUBURBAN ACRES in the South 1/2 of the Southeast 1/4 of Section 1, Township 9 South, Range 14 East, 8th Ward, St. Tammany Parish, being more fully described as follows, to-wit: From the SE corner of said Lot 2 which is the point of beginning, go North 89 deg 55 min West 60 feet to the point of beginning. Thence continue North 89 deg 55 minutes West 40 feet to a point; thence go North 132.4 feet to a point located on the Southern right of way line of Gause Road; thence go along the said Southerly right of way line of Gause Road in a northeasterly direction being North 72 deg 18 min East 42.04 feet to a point; thence go South 145.36 feet to the point of beginning.

The said Parcels 1 and 2 comprise all of Lot 2 South of the Right of Way for Gause Road.

PARCEL 2 IS FURTHER DESCRIBED AS LOT 2B IN ACCORDANCE WITH SURVEY BY ALBERT A LOVELL & ASSOCIATES, INC., C.E., JOB NO 101396 DATED OCTOBER 12, 1992

THUS DONE AND PASSED, at the City and State aforesaid on the date set forth, in the presence of the undersigned competent witnesses, who have hereunto signed their names with the said **PRINCIPAL**, and me, Notary, after due reading of the whole.

WITNESSES:

[Handwritten signature]
[Handwritten signature]
[Handwritten signature]
Amanda B. [unclear]

[Handwritten signature]
PRINCIPAL: MICHAEL JOSEPH FAUST, SR.



[Handwritten signature]
NOTARY PUBLIC

April Dinehew
NOTARY PUBLIC NO. 131988
STATE OF LOUISIANA
PARISH OF ST. TAMMANY
My Commission is for Life

**RESOLUTION
OF
FAUST VETERINARY HOSPITAL, INC.**

On motion duly made, seconded and unanimously adopted it was:

RESOLVED, That, Colleen O'Neal Faust, be and she is hereby authorized and empowered on behalf of the said FAUST VETERINARY HOSPITAL, INC., to sell building, components and other permanently installed improvements on the below described property, including all veterinary client files, all medical supplies including vaccines, injectables and prescription drugs, all equipment and fixtures, including but not limited to: veterinary machinery and equipment, grooming equipment, cages, computer equipment, office equipment and furniture and any other movables currently located on the below described property:

PARCEL 1 :

ALL THAT CERTAIN LOT OR PARCEL OF LAND, together with all buildings and improvements thereon, situated in St. Tammany Parish, Louisiana, and being more fully described as follows, to-wit:

LOT 2A of SLIDELL SUBURBAN ACRES SUBDIVISION, St. Tammany Parish, Louisiana. All in accordance with survey by J.V. Burkes & Associates, Inc. dated August 12, 1993, being Survey No. 930904.

PARCEL 2 :

ALL THAT CERTAIN LOT OR PARCEL OF LAND, together with all buildings and improvements thereon, situated in St. Tammany Parish, Louisiana, and being more fully described as follows, to-wit:

LOT 2B, SLIDELL SUBURBAN ACRES SUBDIVISION, located in Section 1, Township 9 South, Range 14 East, Greensburg Land District, near the City of Slidell, St. Tammany Parish, Louisiana.

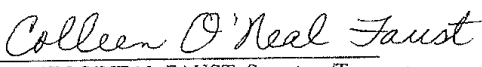
Lot 2B has a frontage along Gause Road of 105.07 feet, a depth of 133.18 feet along the side line adjacent to Lot 3, a width in the rear of 100.0 feet, and a depth of 100.34 feet along the side line adjacent to Lot 2A.

All in accordance with survey by Albert A. Lovell & Associates, Inc., C.E., Job No. 101396 dated October 12, 1992.

BE IT FURTHER RESOLVED, That the said Colleen O'Neal Faust, be and she is hereby authorized and empowered, for and on behalf of this corporation to appear before any Notary Public in the State of Louisiana, to do any and all things necessary, in her sole and uncontrolled discretion, to carry out the intent and purposes of this resolution, and this Board does hereby ratify and approve any such action taken by agent by virtue of this resolution.

CERTIFICATE

I hereby certify that the above and foregoing is a true and correct copy of a resolution of the Board of Directors of FAUST VETERINARY HOSPITAL, INC., adopted at a special meeting of the Board of said corporation held at its domicile, on the 4th day of May, 2018, at which a quorum was present and voting and that the same has not been heretofore revoked or rescinded.


COLLEEN O'NEAL FAUST, Secretary/Treasurer

Louisiana Secretary of State

Street Address List

For Parish ST. TAMMANY - 52 AND Ward <ALL> AND Precinct <ALL> AND City <ALL> AND Street <ALL> GAUSE BLVD E FROM 1935 TO 1935 ALL

City	Zip	Street	Apt	Ward	Prct	CT	SB	TX	JP	House#	R	Stat	Reg #	Name
------	-----	--------	-----	------	------	----	----	----	----	--------	---	------	-------	------

Report Count: 0

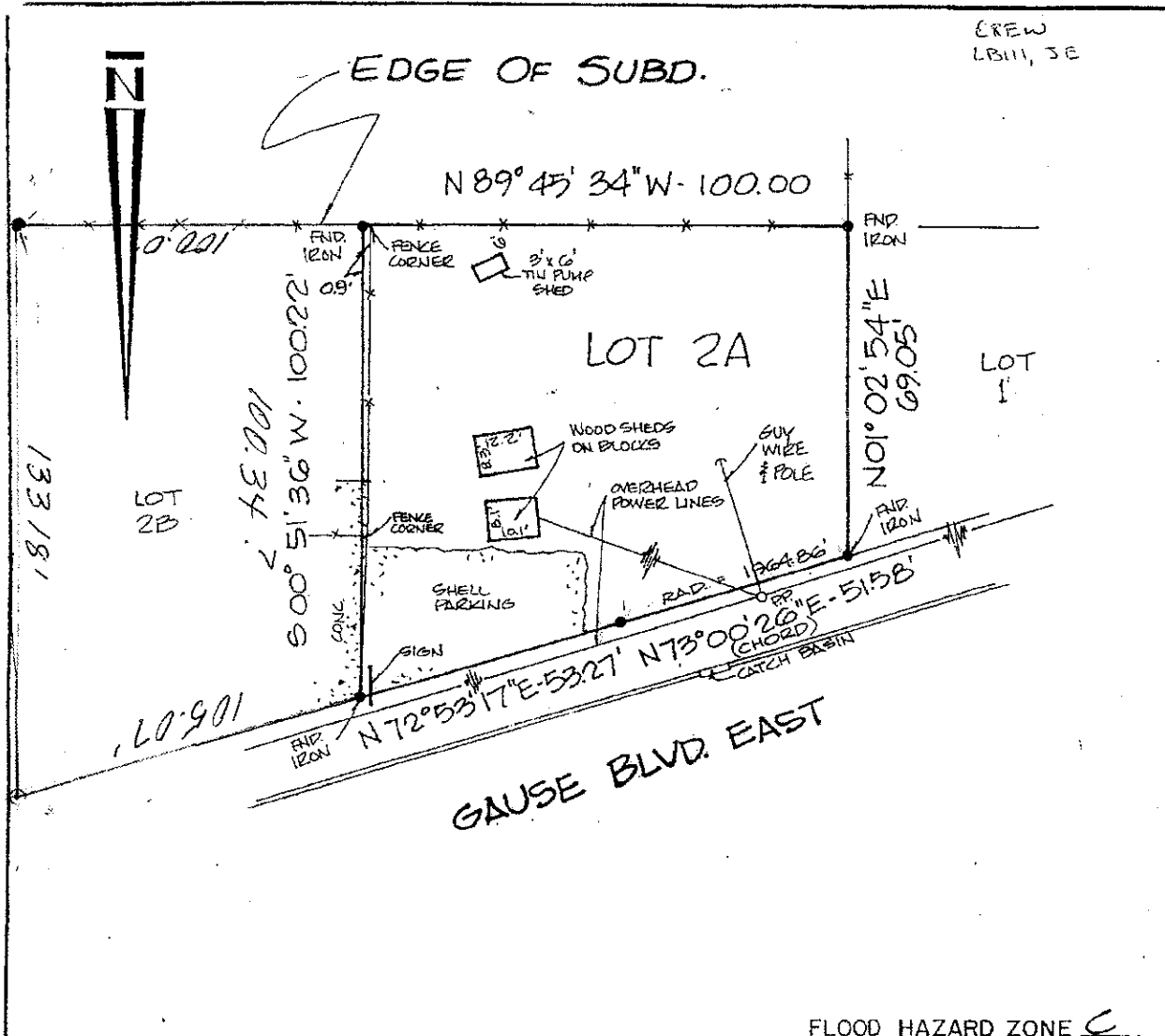
SL2019-03

Pet Care Center Realty Boundary

Tammany Clerk of Court - Inst#878635

DATE 3-27-19 4hrs Page 5 of 5

CREW
LBH, JE



FLOOD HAZARD ZONE C

SURVEY NO. 930904

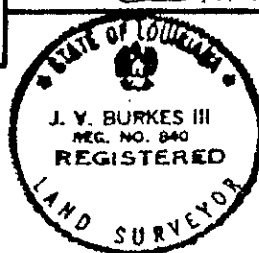
J. V. BURKES & ASSOC., INC.

DWN. BY: CAD/MM

DATE: 8-12-1993

P. O. BOX 1568

SLIDELL, LA. 70459



SURVEY MAP OF: LOT 2A
LOCATED IN: SLIDELL SUBURBAN ACRES S/D

ST. TAMMANY PARISH, LA.

CERTIFIED TO: R.L. MOREAU

SURVEYED BY:
J. V. Burkes III
J. V. BURKES III
LA. REG. NO. 840
SLIDELL, LA.

SCALE: 1"=30'

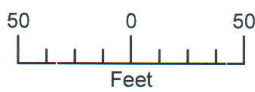


**Slidell Annexation
SL2019-03**



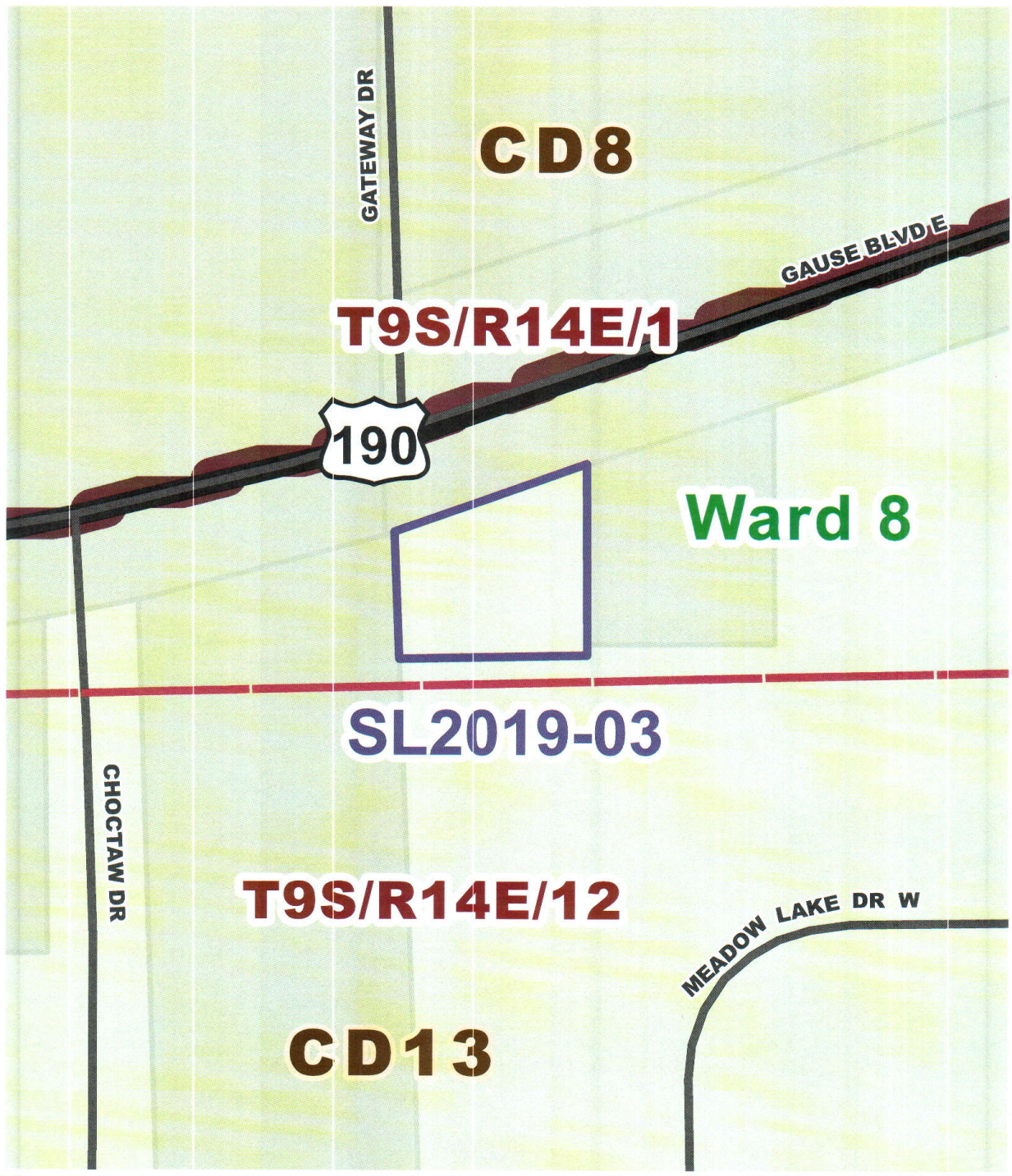
St. Tammany Parish Government
P.O. Box 628
Covington, LA 70434

-  Rivers
-  Roads
-  Major Roads
-  T/R/S
-  Slidell
-  SL2019-03



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Map : 2019-aps-156 Date: 06/10/2019

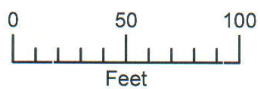


**Slidell Annexation
SL2019-03**



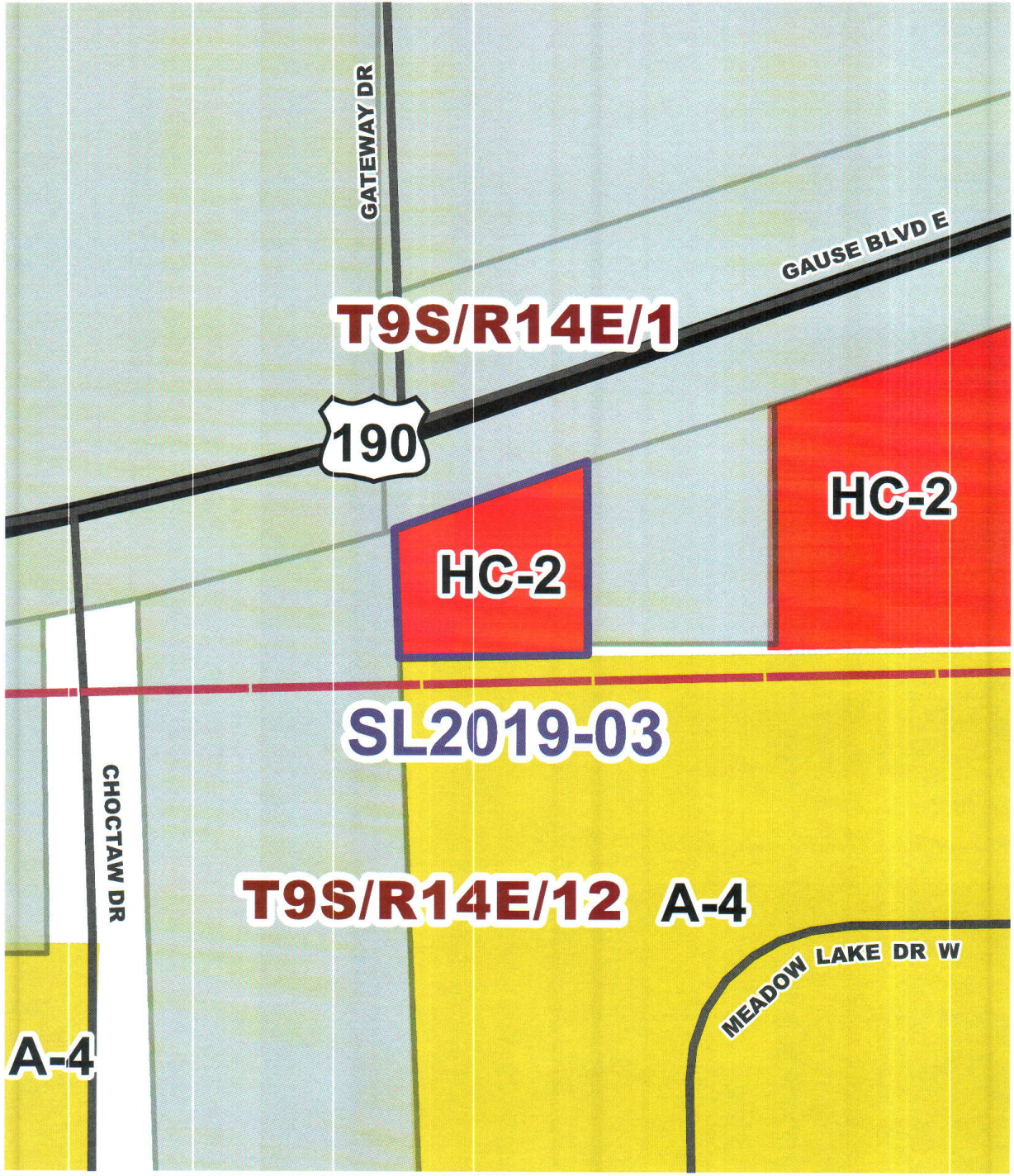
St. Tammany Parish Government
P.O. Box 628
Covington, LA 70434

- | | |
|-------------|-------------------|
| Roads | Council Districts |
| Major Roads | Wards |
| Rivers | Slidell |
| T/R/S | SL2019-03 |



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Map ID: 2019-aps-157 Date: 06/10/2019



St. Tammany Parish Government
 P.O. Box 628
 Covington, LA 70434

Rivers
 Roads
 Major Roads

T/R/S
 Slidell
 SL2019-03



Map ID: 2019-aps-158 Date: 06/10/2019

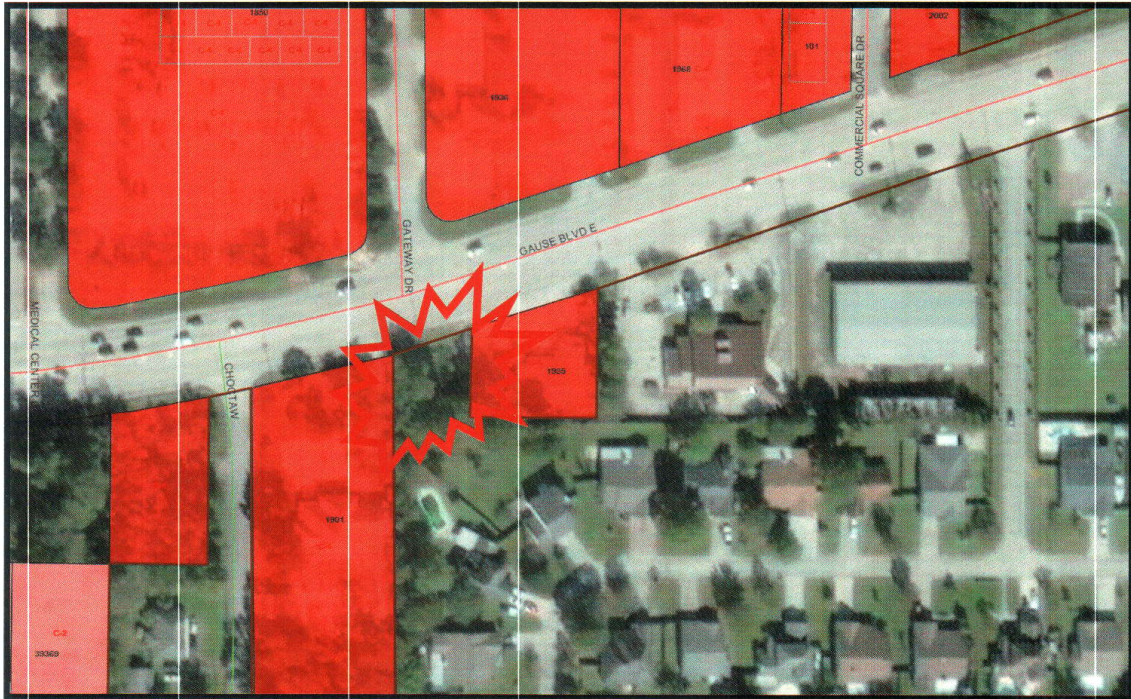
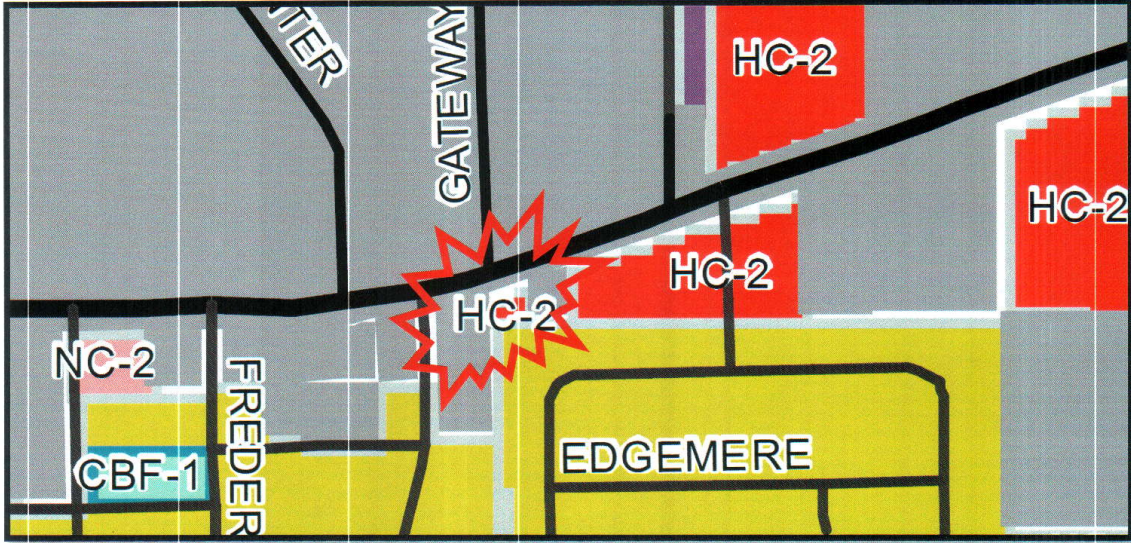
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Slidell Annexation SL2019-03

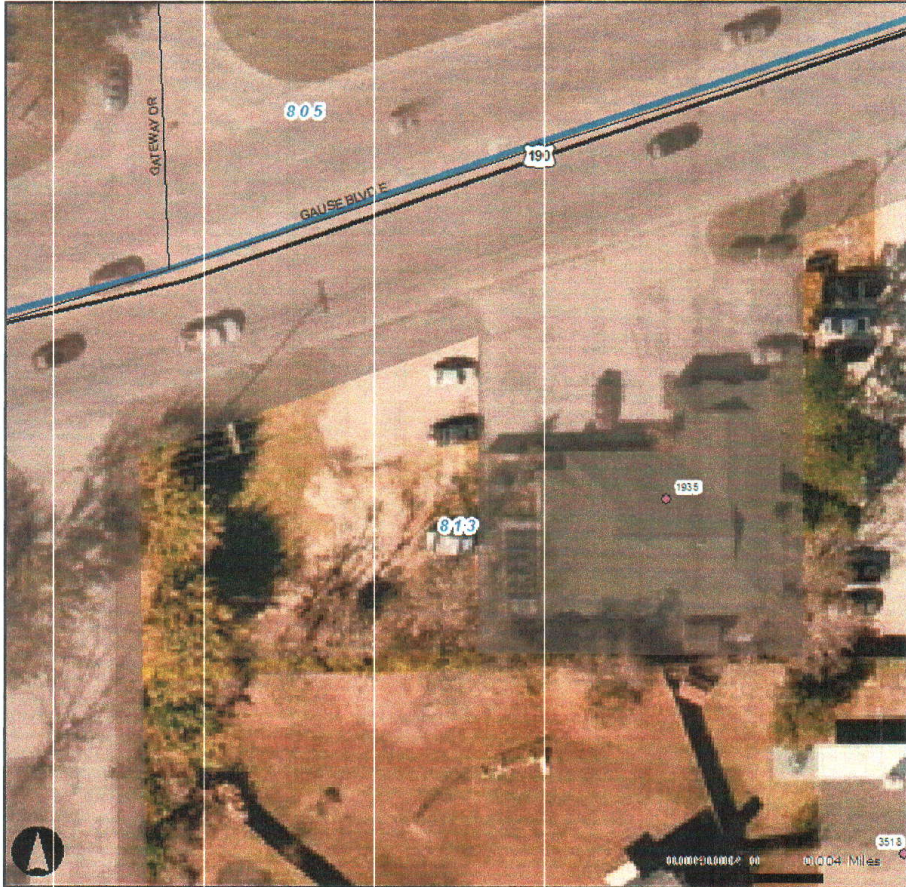
- | | | |
|---------------------------------|--|---|
| E-1 Estate | NC-5 Retail and Service | MD-2 Medical Clinical |
| E-2 Estate | NC-6 Public, Cultural and Recreational | MD-3 Medical Facility |
| E-3 Estate | PBC-1 Planned Business Campus | MD-4 Medical Research |
| E-4 Estate | PBC-2 Planned Business Campus | PF-1 Public Facilities |
| A-1 Suburban | HC-1 Highway Commercial | PF-2 Public Facilities |
| A-1A Suburban | HC-2 Highway Commercial | CB-1 Community Based Facilities |
| A-2 Suburban | HC-2A Highway Commercial | ED-1 Primary Education |
| A-3 Suburban | HC-3 Highway Commercial | ED-2 Higher Education |
| A-4 Single Family Residential | HC-4 Highway Commercial | AT-1 Animal Training/Housing |
| A-4A Single Family Residential | HC-5 Highway Commercial | RBG Riverboat Gaming District |
| A-5 Two Family Residential | I-1 Industrial | PUD Planned Unit Development |
| A-6 Multiple Family Residential | I-2 Industrial | AAO Abita Airport Overlay |
| A-7 Multiple Family Residential | I-3 Heavy Industrial | MHO Manufactured Housing Overlay |
| A-8 Multiple Family Residential | I-4 Heavy Industrial | RO Rural Overlay |
| NC-1 Professional Office | Advanced Manufacturing & Logistics | TND-1 Traditional Neighborhood Developm |
| NC-2 Indoor Retail Service | SWM-1 Solid Waste Management | TND-2 Traditional Neighborhood Developm |
| NC-3 Lodging | SWM-2 Solid Waste Management | EO Entertainment Overlay |
| NC-4 Neighborhood Institutional | MD-1 Medical Residential | RBCO Regional Business Center Overlay |

VACANT PROPERTY
ADJACENT TO 1935 GAUSE BLVD. EAST



ANNEXATION OF 0.275 ACRE
REZONING FROM PARISH HC-2 (Highway Commercial) TO
CITY C-4 (Highway Commercial)

Map



- Address
- Major Roads
- Streets
- Cities
- Precincts 2019

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