

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-6148

COUNCIL SPONSOR: LORINO/ BRISTER

PROVIDED BY: DATA MANAGEMENT

RESOLUTION TO CONCUR/NOT CONCUR WITH THE CITY OF SLIDELL ANNEXATION AND REZONING OF 0.995 ACRES, MORE OR LESS, FROM PARISH HC2 (HIGHWAY COMMERCIAL DISTRICT) TO SLIDELL C-4 (HIGHWAY COMMERCIAL DISTRICT) PROPERTY IS LOCATED AT 1515 MCKINNEY ROAD IN SECTION 11, TOWNSHIP 9 SOUTH, RANGE 14 EAST. (WARD 8, DISTRICT 14)

WHEREAS, the City of Slidell is contemplating annexation of 0.995 acres, more or less, owned by Chad and Joleen Samrow, and is located at 1515 McKinney Road, in Section 11, Township 9 South, Range 14 East (see attachments for complete description); and

WHEREAS, the property requires rezoning from Parish HC2 (Highway Commercial District) to City of Slidell C-4 (Highway Commercial District) which is not an intensification of zoning; and

WHEREAS, the property is not 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 0.995 acres, more or less, located at 1515 McKinney Road in Section 11, Township 9 South, Range 14 East from Parish HC2 (Highway Commercial District) to Slidell C-4 (Highway Commercial District) in accordance with the provisions of the Sales Tax Enhancement Plan.

BE IT FURTHER RESOLVED that should this property be annexed, McKinney Road shall be maintained by the Parish, and the City of Slidell shall reimburse the Parish for the cost of maintaining and improving that portion of the Road that is in the City. The City of Slidell and the Parish shall execute an agreement to this effect.

BE IT FURTHER RESOLVED that should this property be annexed, the McKinney Road Ditch Lateral shall be maintained by the City of Slidell.

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, and, furthermore, should this lot be developed in the future it must comply with St Tammany Parish traffic regulations as access is provided via McKinney Road, which is a Parish maintained road.

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:

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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](mailto:bthompson@stpgov.org)

Re: Administrative Comment

Date: 6/24/2019

**Annexation SL2019-04:**

The City of Slidell is contemplating annexation of property owned by Chad and Joleen Samrow, property is located at 1515 McKinney Road, and is identified as a parcel of land containing 0.995 Acres, in Section 11, Township 9 South, Range 14 East, Ward 8, and District 14.

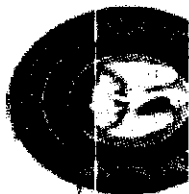
Robert K. Thompson  
Special Revenue Manager  
Phone: (985) 898-2865

**2019-04: 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 including the consideration of all drainage ditches.
- **Public Works: Joey Lobrano:**
  - Property has McKinney Rd. (R08K002) a parish maintained road going across the northern portion of property and Lateral Ditch (D08KW02002) that runs south from McKinney Rd is either on or close to the entire eastern property line. Consultation with our civil division to see how to proceed.
- **Environmental Services: Jay Watson:**
  - There are no DES issues.
- **Engineering: Jay Watson:**
  - Development of this lot must comply with STP traffic regulations as access is provided via a Parish maintained road.
- **Data Management: Bob Thompson:**
  - If STP Council concurs with this annexation and this property is ever commercially Developed, St Tammany Parish will share 50% of Sales Tax Revenue with the City of Slidell.
  - Property is not commercially developed.
- **GIS: Adam Skeete**
  - GIS has determined that the adjacent lot(s) east of the annexation property does share a common boundary with Annexation SL2019-04; GIS will correct associated maps.
- **Civil Division: Deborah Henton**
  - The property proposed to be annexed (the "Property") appears to have had a residence on it; however, according to an unsigned 2019 survey in the Annexation Packet, there is no structure on the Property. The Certificate from the Registrar of Voters in the Annexation Packet indicates that there are no registered voters on the Property. A review of current aerial photographs does not show structures on the Property. According to Article 1 of the 2006 Sales Tax Enhancement Plan by and Between the Parish, Sales Tax District No. 3 and the City of Slidell (the "Agreement"), the Property appears to meet the definition of an "undeveloped subsequently annexed property." Therefore, under Article 1, Section B (2), Sales Tax District No. 3 and the City of Slidell (the "City") shall share any future Sales Tax District No. 3 tax proceeds fifty percent (50%) to the Parish and fifty percent (50%) to the City.
  - McKinney Road (R08K002) (the "Road") is a tacitly-dedicated road of approximately 3,485 feet that was taken into the St. Tammany Parish Government's (the "Parish's") maintenance system in August 1997 per Ord. No. 97-2759, but which had been maintained by the Parish since at least 1984. A small portion of the Road passes through Property. Article 2 of the Agreement states that, "The City shall be responsible for the maintenance and improvement of all roads, streets, and drainage infrastructure brought

within the corporate limits of the City through annexation. . .” Although per the terms of the Agreement, the City should take over this portion of the Road, under these unique circumstances, it is suggested that the Parish maintain the entirety of the Road and the City reimburse the Parish for the cost of maintaining and improving that portion of the Road that is in the City. The Parish and the City should execute an agreement to this effect.

- The McKinney Road Ditch (K08KW02002) (the “Lateral”) is a tacitly-dedicated drainage feature that begins at the curve of the Road by Norvell, Inc. and runs 550 feet south, partially along the 416 foot eastern border of the Property, to a large canal. Per Ord. No. 08-1955, the Parish Road and Drainage Inventory was corrected to add the Lateral. Article 2 of the Agreement states that, “When the City annexes property on both sides of a road, street, drainage feature or other infrastructure, said infrastructure must also be annexed.” Because the Lateral, after this annexation, will be completely (both sides annexed) or partially (one side annexed) on annexed properties for its entire length, it is recommended that the City take the Lateral into its maintenance system. Article 1(B)(2)(a) requires the most restrictive, Parish or City, drainage regulations apply to a drainage feature that is located on undeveloped, subsequently annexed property.



# St. Tammany Parish Government

Government that Works

## Annexation

City: Stddl

City Case No: A19-03719-03

Staff Reference SA 2019-04

Notification Date: 6/12/2019



Dead Line 7/9/2019



Priority 1



Owner: Chad and Joleen Samrow

Ward 8 Council District: 14

Map

Location: Property is located at 1515 Midkney Road, more particularly identified as a parcel of land containing 0.995 Acres, in Section 11, Township 9 South, Range 14 East

Parish Zoning: H-C-2: Highway Commercial

City Zoning: C-4: Highway Commercial

Subdivision:

Existing Use: Undeveloped

Developed  Intensification  Concur w/ City

Size: 0.995 acres

Population:  Concur:

STR: S11-T9-S, R-14-E

Annex Status:  Sales Tax:

### 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 0.995 acres, more or less, from Parish HC2: Highway Commercial District to Slidell C-4: Highway Commercial District, property is located at 1515 McKinney Road, more particularly identified as a parcel of land containing 0.995 Acres, in Section 11, Township 9 South, Range 14 East, Ward 8, District 14.

WHEREAS, the City of Slidell is contemplating annexation of 0.995 acres, more or less, owned by Chad and Joleen Samrow, and is located at 1515 McKinney Road, more particularly identified as a parcel of land containing 0.995 Acres, in Section 11, Township 9 South, Range 14 East, Ward 8, District 14 (see attachments for complete description); and

WHEREAS, the property requires rezoning from Parish HC2: Highway Commercial District, to City of Slidell C-4: Highway Commercial District which **is not** an intensification of zoning; and

WHEREAS, the property **is not** 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.)*

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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 (SL2019-04)

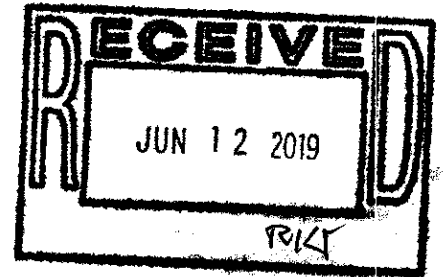
SL2019-04



# 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. Robert K. Thompson, Special Revenue Manager  
St. Tammany Parish Government, Finance Dept.  
21490 Koop Drive  
Mandeville, Louisiana 70471

**CERTIFIED MAIL**  
**RETURN RECEIPT REQUESTED**  
**NO.: 7018 0680 0001 5178 2012**

RE: ANNEXATION (A19-03) and ZONING (Z19-03): A request by Chad and Joleen Samrow to annex and rezone property located at 1515 McKinney Road, more particularly identified as a parcel of land containing 0.995 acre (43,342.2 sq. ft.) in Section 11, 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 the City of Slidell jurisdictional limits.

Dear Mr. Thompson:

This is to advise you that the Slidell Planning and Zoning Commissions will consider a Petition for Annexation by Chad and Joleen Samrow. This property is located at 1515 McKinney Road. 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: Chad and Joleen Samrow (w/o encl)
- Robert Piper (w/o encl)
- Greg Cromer, Mayor (w/o encl)
- City of Slidell City Council (w/o encl)
- Mr. Thomas J. "T.J." Smith, District 14 - 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: April 1, 2019

- 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 \_\_\_\_\_ 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>Chad Shirkow</u>	<u>215 Marie Avenue Slidell, LA 70458</u>	<u>985-960-7776</u>
<u>Joleen Shirkow</u>	<u>215 Marie Ave. Slidell, LA 70458</u>	<u>985-640-7776</u>

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:

<u>Chad Shirkow</u>	_____
Signature	Date
<u>Joleen Shirkow</u>	_____
Signature	Date
_____	_____
Signature	Date
_____	_____
Signature	Date

SWORN TO AND SUBSCRIBED before me this 1<sup>st</sup> day of April, 2019.

Bette L. Bensen  
#12043 NOTARY PUBLIC

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

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

DATE: April 1, 2019

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:

McKinney Road to the North

And identified by Lot, Square/Block, and Subdivision Name as follows:  
Section 11, Township 9, Range 14 in St. Tammany Parish, LA

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: 0.963 acres

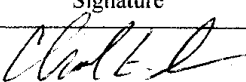

3) The reasons for requesting the zoning change are as follows:  
The property will be resubdivided into 1540 Lindberg Drive and developed as a storage facility.

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: HC2 (Highway Commercial 2) TO: C-4 Highway Commercial  
(Existing classification) (Proposed classification)

Signature	Printed Name	Mailing Address	Phone #	% Land Owned
	Chad Samrow	215 Maine Avenue Slidell, LA 70458	985- 960.7776	50%
	Joleen Samrow	215 Maine Avenue Slidell, LA 70458	985-640.7776	50%

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 1st day of April, 2019.

  
NOTARY PUBLIC



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

**Louis Fitzmorris**  
Assessor

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

**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 **Samrow, Chad E., Etux** as owner for the tax year **2018** and whose address is **101 Marina Drive, Slidell, LA 70460**, 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: 110-015-8127**

1 ACRE NE .25 OF SE .25 SEC 11 9 14 CB 166 237 CB 304 643 CB 1176 50  
INST NO 875054 INST NO 1371303 INST NO 1418197 INST NO 1478755  
INST NO 1484862 INST NO 1767827

- I. The total assessed value of all property within the above described area is \$ 1,500.
- 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 \$ 1,500.
- III. I do further certify that the assessed valuation of the above described tract is as follows:

2018 ASSESSED VALUATION : \$ 1,500

In faith whereof, witness my official signature and the impress of my official seal, at Covington, Louisiana this the 9th day of April, 2019.

\_\_\_\_\_  
**LOUIS FITZMORRIS, Assessor**  
**TROY DUGAS, Chief Deputy Assessor**



**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 110-015-8127

OWNERS: Samrow, Chad E., Etux  
101 Marina Drive  
Slidell, LA 70460

PROPERTY DESCRIPTION: **2018 TAX ROLL**

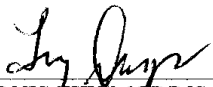
1 ACRE NE .25 OF SE .25 SEC 11 9 14 CB 166 237 CB 304 643 CB 1176 50 INST NO  
875054 INST NO 1371303 INST NO 1418197 INST NO 1478755 INST NO 1484862  
INST NO 1767827

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

<b>2018 VALUATION:</b>	Land	-	1,500
	Improvements	-	0
	<b>TOTAL ASSESSED VALUATION</b>		<b>1,500</b>

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

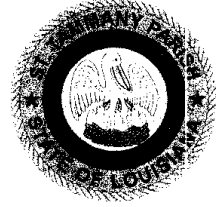
Covington, Louisiana this the 9th day of April, 2019.

  
\_\_\_\_\_  
LOUIS FITZMORRIS, Assessor  
TROY DUGAS, Chief Deputy Assessor

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**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 J.V. Burkes & Associates, Inc., Survey No. 20190093 dated February 22, 2019 and further identified as all that certain lot or parcel of land containing 0.963 acres of land, situated in the Northeast quarter of said Southeast quarter of Section 11, Township 9 South, Range 14 East, Eight Ward 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 30<sup>th</sup> day of April 2019.

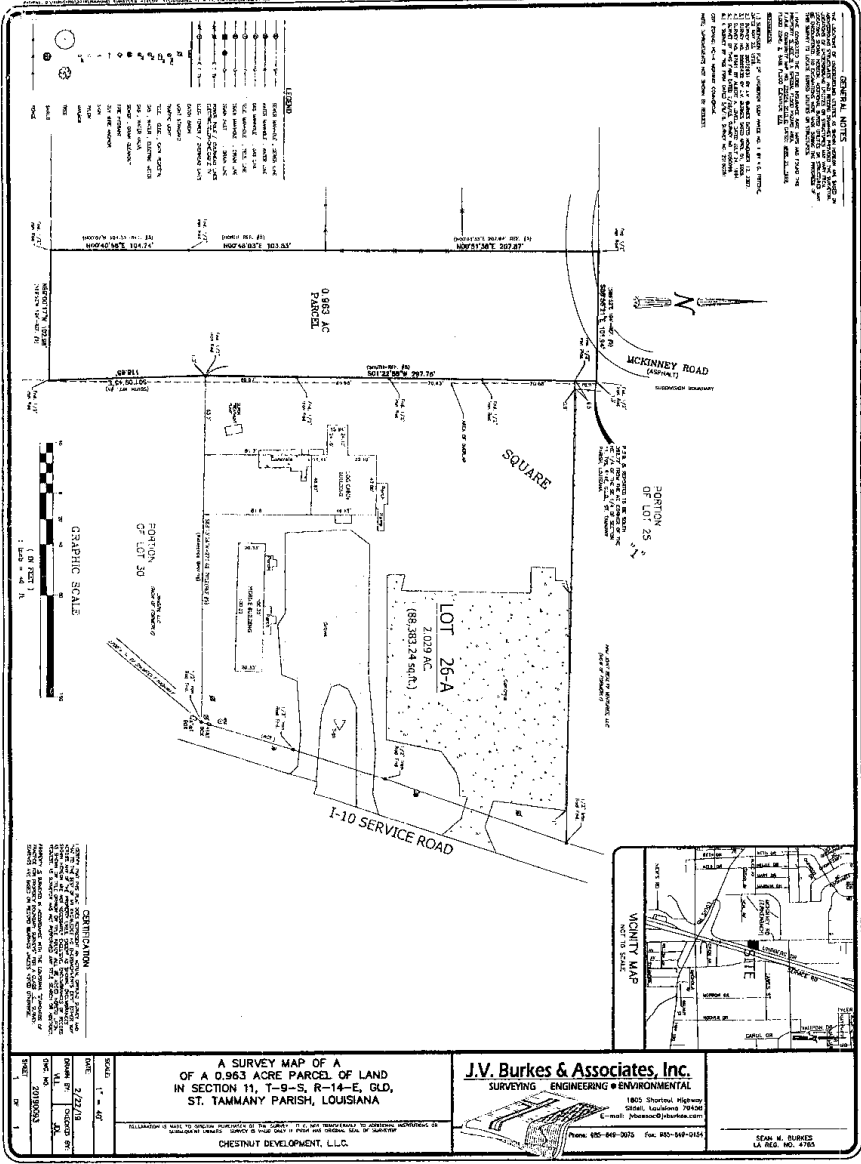
A handwritten signature in cursive script, appearing to read "M. Dwayne Wall", written over a horizontal line.

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

**Attachments:**

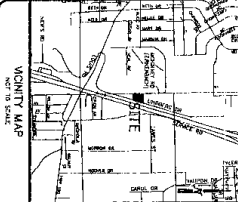
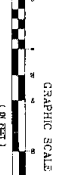
Legal description, Map and Survey

Cc: Alise Babin, Elections Division, Secretary of State



LEGEND

0.963 AC	0.963 AC
2.029 AC	2.029 AC
188,383.24 SQ. FT.	188,383.24 SQ. FT.
0.963 AC	0.963 AC
2.029 AC	2.029 AC
188,383.24 SQ. FT.	188,383.24 SQ. FT.
0.963 AC	0.963 AC
2.029 AC	2.029 AC
188,383.24 SQ. FT.	188,383.24 SQ. FT.



A SURVEY MAP OF A  
 OF A 0.963 ACRE PARCEL OF LAND  
 IN SECTION 11, T-9-S, R-14-E, GLD,  
 ST. TAMMANY PARISH, LOUISIANA

CRESTNUT DEVELOPMENT, L.L.C.

**J.V. Burkes & Associates, Inc.**  
 SURVEYING • ENGINEERING • ENVIRONMENTAL

1805 Shortall Highway  
 Slidell, Louisiana 70669  
 E-mail: jvbureau@jvburkes.com  
 Phone: 855-846-3070 Fax: 855-549-0151

SEAN M. BURKES  
 LA REG. NO. 4782

TC#050106-3  
CASH SALE OF IMMOVABLE PROPERTY

UNITED STATES OF AMERICA

BY: BRIAN JAY GAYLE  
(SELLER)

STATE OF LOUISIANA

PARISH OF ST. TAMMANY

TO: JOLEEN GAYLE SAMROW  
WIFE OF/AND  
CHAD E. SAMROW  
(BUYERS)

St. Tammany Parish 1992  
Instrmnt #: 1484862  
Registry #: 1485756 ICV  
03/24/2005 8:30:00 AM  
ME CE X MI UCC

BE IT KNOWN, That on this 11<sup>th</sup> day of March, 2005.

BEFORE ME, Louise Sale Landry, a Notary Public, duly commissioned and qualified, in and for the State of Louisiana, therein residing, and in the presence of the witnesses hereinafter named and undersigned.

**PERSONALLY CAME AND APPEARED:**

**BRIAN JAY GAYLE (SS# 438-73-2725)**, a person of the full age of majority, and residents of the Parish of St. Tammany, State of Louisiana, who declared before me, Notary, under oath, that he has been married but once and then to Beth Gayle with whom he is presently living and residing, having a mailing address of 604 Maine Avenue, Slidell, LA 70458;

(hereinafter referred to as Seller, notwithstanding that there may be more than one),

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

**JOLEEN GAYLE SAMROW (SS# 435-31-8084), WIFE OF/AND  
CHAD E. SAMROW (SS# 437-73-1405)**, both persons of the full age of majority, and residents of the Parish of St. Tammany, State of Louisiana, who declared before me, Notary, under oath, that they have been married but once and then to each other, having a mailing address of 1414 West Hall Avenue, Slidell, LA 70460.

(hereinafter referred to as **Buyers**, notwithstanding that there may be more than one)

here present accepting, and purchasing for Buyer, Buyer's heirs, successors and assigns and acknowledging due delivery and possession thereof, all and singular the following described property, to wit:

**ONE ACRE OF LAND**, situated in the Northeast quarter of said Southeast quarter of Section 11, Township 9 South, Range 14 East, Eighth Ward, St. Tammany Parish Louisiana and is more fully described as follows:

From the Northeast corner of said Northeast quarter of said Southeast quarter go South 392.77 feet to the point of beginning; thence continue South 416 feet to the Southeast corner of that certain one acre portion of ground purchased by Mrs. Bonnie McKinney from J.B.Howze, Sr., as per deed recorded in Book 162,

416 feet; thence South 80 degrees 52 minutes East 104 feet to the point of departure.

The South half of the tract hereinabove conveyed was acquired as per COB 162, folio 353 as above stated and the North half was acquired from J.B. Howze, Sr., as per COB 166, folio 237; subject to restrictions, servitudes, rights of way, and outstanding mineral rights.

**The Improvements thereon bear the Municipal Number: 1515 McKinney Road, Slidell, Louisiana 70458.**

Being the same property acquired by Brian Jay Gayle from William J. Gayle, Jr., dated February 21, 2005, registered in Instrument No. 1478755, Parish of St. Tammany, State of Louisiana.

**THIS ACT IS MADE, EXECUTED AND ACCEPTED SUBJECT TO ANY/AND ALL RESTRICTIONS, RIGHTS OF WAY, ENCROACHMENTS, AND SERVITUDES OF RECORD.**

To have and to hold the above described property unto the said Buyer, Buyer's heirs, successors and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of **THIRTY SIX THOUSAND DOLLARS (\$36,000.00)**, which the said Buyer has well and truly paid, in ready and current money to the said Seller who hereby acknowledges the receipt thereof and grants full acquittance and discharge therefor.

The parties hereto waive the production of any and all certificates required by law or customarily obtained and relieve and release me, Notary, from any and all responsibility or liability in connection therewith. The parties also agree to indemnify me, Notary, against any penalty or liability incurred as a result of this waiver.

All State and City taxes up to and including the taxes due and exigible in 2004 are Paid per tax research.

The parties hereto take cognizance of the fact that no survey has been requested of me, Notary, nor was any made, and they do hereby relieve and release me from any liability or responsibility in connection therewith.

The parties hereto declare that they have not requested any Environmental Site Assessment and/or Environmental Impact Study of the herein conveyed property; nor have they requested any kind of study or evaluation of the property or the buildings thereon for any harmful, pollutant or noxious substances (including asbestos); nor have they requested any opinion or evaluation of the useability of said property due to any considerations of the environment (including a declaration that the said property is "wetlands"). The parties further acknowledge that said Notary has advised them of the availability of obtaining any of the above evaluations or studies, and said Notary has further advised them of the potential liabilities inherent in ownership of property with harmful substances or limiting environmental determinations, and, despite all of the above, they have chosen to proceed without such studies; and they do hereby relieve and release me, Notary, from any responsibility in connection therewith.

The sale of the subject property is made "as is" and "where is", which is acknowledged by the Purchaser. The Purchaser further declared and acknowledged that the Seller does not warrant that the within conveyed property is free from redhibitory or latent defects or vices and releases the Seller of any liability for redhibitory or latent defects or vices under Louisiana Civil Code Article 2520 (1870) through Article 2548 (1870). Purchaser declared and acknowledged that it does hereby waive the warranty of fitness for intended purposes of guarantee against hidden or latent redhibitory vices under Louisiana law, including Louisiana Civil Code Articles 2520 (1870) through Article 2548 (1870), and that warranty imposed by Louisiana Civil Code Article 2475, and waive all rights in redhibition pursuant to Louisiana Civil Code Article 2520, et seq. Purchaser further declared and acknowledged that this express waiver



shall be considered a material and integral part of this sale and the consideration thereof. Purchaser further declared and acknowledged that this waiver has been brought to the attention of the Purchaser and explained in detail and that Purchaser has voluntarily and knowingly consented to this waiver of warranty of fitness and/or warranty against redhibitory vices and defects for the herein conveyed property.

INITIALS: Bib cf JS \_\_\_\_\_

THIS DONE AND PASSED, on the day, month and year herein first above written, in the presence of the undersigned and competent witnesses, who hereunto sign their names with the said appoorters, and me, Notary, after reading of the whole.

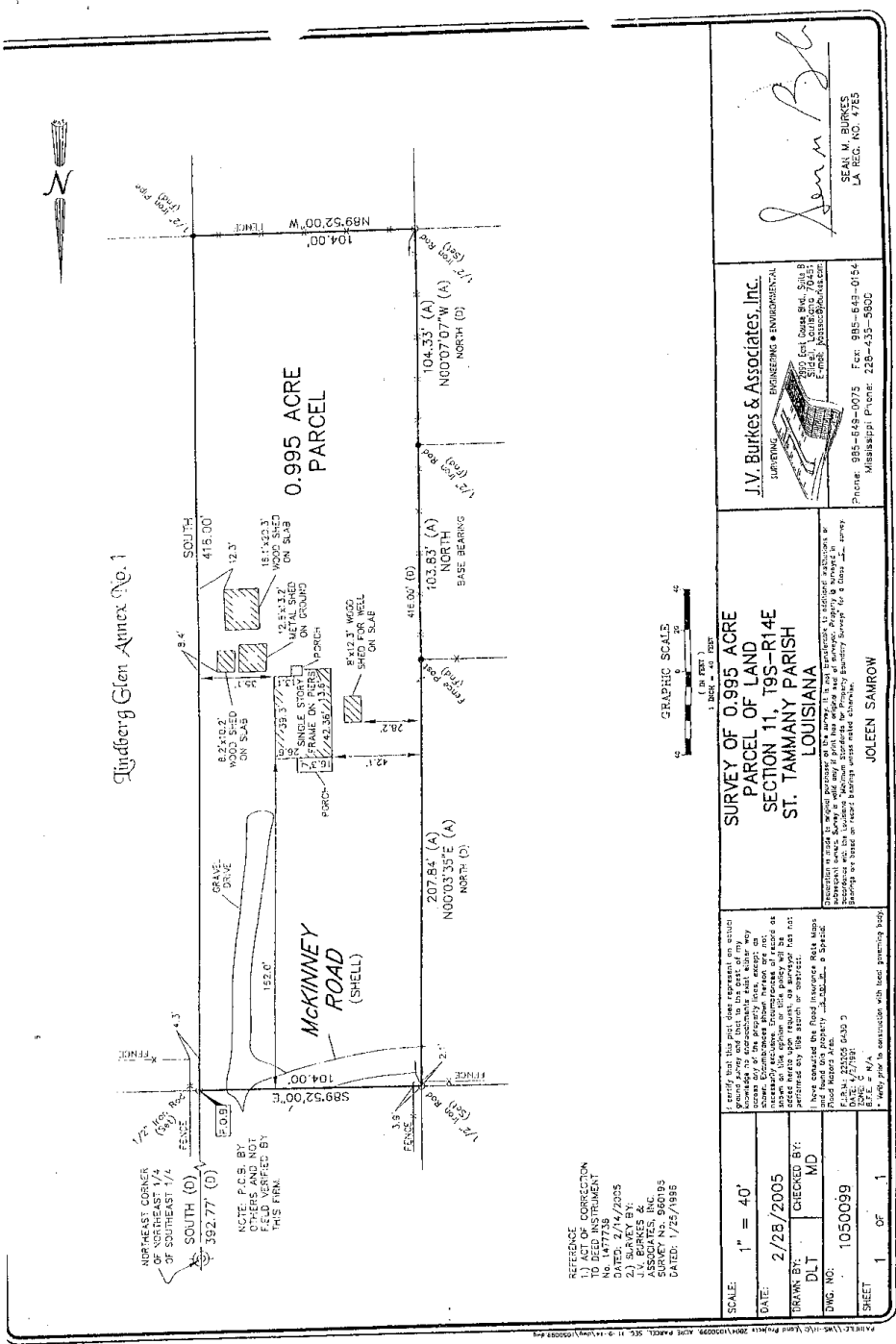
WITNESSES:  
Andrei Panano  
Margie Kennedy

Brian Jay Gayle  
BRIAN JAY GAYLE (SELLER)

Joelen Gayle Samrow  
JOELEN GAYLE SAMROW (BUYER)

Chad E. Samrow  
CHAD E. SAMROW (BUYER)

Louise Sale Landry  
Notary Public  
LOUISE SALE LANDRY



Ludberg Glen Annex No. 1

0.995 ACRE PARCEL

McKINNEY ROAD (SHELL)

SOUTH (D) 382.77 (D)  
 1/4" E.O.B.  
 FENCE 1'3"  
 1/4" E.O.B.  
 FENCE 1'3"  
 58952.00'E  
 104.00'  
 152.0'  
 GRAVE DRIVE  
 SOUTH 415.00  
 12.3'  
 181'x23.3'  
 WOOD SHED ON SLAB  
 12.5'x13.7'  
 METAL SHED ON GROUND  
 10'x7'33.3"  
 22'  
 PORCH  
 7'x5'  
 9'x12'  
 42.1'  
 207.84' (A)  
 N00°03'35"E (A)  
 NORTH (D)  
 415.00' (D)  
 103.83' (A)  
 NORTH  
 BASE BEARING  
 104.33' (A)  
 N00°07'07"W (A)  
 NORTH (D)  
 104.00'  
 W 009°52'00"E

NOTE: P.C.S. BY THIS SURVEY FIELD VERIFIED BY THIS FIRM.

REFERENCE  
 1) ACT OF CORRECTION TO DEED INSTRUMENT DATED: 4/14/2005  
 2) SURVEY BY: J.V. BURKES & ASSOCIATES, INC. SURVEY NO. 0620195 DATED: 1/25/1986

I certify that this plat represents the actual ground survey and that to the best of my knowledge and belief the same are true and correct. All distances shown herein are true as shown on this plan or this plat, and the surveyor has no objection to the use of this plat as a title deed or abstract.

I have examined the flood insurance Risk Map for this property and certify that the same are correct and true.

F.P.S. No. 20509 6439 D  
 DATE: 2/28/2005

SURVEY OF 0.995 ACRE PARCEL OF LAND SECTION 11, T9S-R14E ST. TAMMANY PARISH LOUISIANA

JOLEEN SAMROW

J.V. Burkes & Associates, Inc. ENGINEERING • SURVEYING

Phone: 985-648-0075 Fax: 985-648-0154  
 Mississippi Phone: 228-433-3500

SCALE: 1" = 40'

DATE: 2/28/2005

DRAWN BY: DLT CHECKED BY: MD

DWG. NO.: 1050099

SHEET 1 OF 1

SEAL M. BURKES  
 LA. REC. NO. 725

PARCEL: 135-14E-11C-Vard Pvd-11120099-ACRE PARCEL, SEC. 11, T.9S, R.14E, 1505099-05

Exhibit A

EXHIBIT "A"

Attached to and made a part of that Act of Mortgage executed by Joleen Gayle Samrow wife of and Chad E. Samrow in favor of Central Progressive Bank, dated March 11, 2006.

**ALL THAT CERTAIN LOT OR PARCEL OF LAND**, together with all the buildings and improvements thereon, and all the rights, ways, privileges, servitudes, advantages and appurtenances thereunto belonging or in anywise appertaining, situated in the Northwest Quarter of the Southwest Quarter of Section 11, Township 9 South, Range 14 East, Eighth Ward St. Tammany Parish, Louisiana, being more fully described as follows, to-wit:

From the Northwest corner of said Northeast Quarter of said Southeast Quarter go South 392.77 feet to the point of beginning; thence continue South 416 feet to the Southwest corner of that certain one acre portion of ground purchased by Mrs. Bonnie McKinney from J.B. Howzo, Sr. as per deed recorded in Book 162, folio 353; thence go North 89 degrees 52 minutes East 104 feet to the point of departure. The South half of the tract hereinabove conveyed was acquired from J.B. Howzo, Sr. as per COB 166, folio 237; subject to restrictions, servitudes, rights-of-way and outstanding mineral rights.

The Improvements thereon bear the Municipal Number: 1515 McKinney Road, Slidell, Louisiana 70458.

Being the same property acquired by Brian Jay Gayle from William J. Gayle, Jr., dated March 11, 2006, registered in Instrument No.1478755, Parish of St. Tammany, State of Louisiana.

**THIS ACT IS MADE, EXECUTED AND ACCEPTED SUBJECT TO ANY/AND ALL RESTRICTIONS, RIGHTS OF WAY, ENCROACHMENTS, AND SERVITUDES OF RECORD.**

**MARITAL STATUS OF MORTGAGOR(S):**  
JOLEEN GAYLE SAMROW (SSN [REDACTED]-8084) WIFE OF/AND  
CHAD E. SAMROW (SSN [REDACTED]-1405) both persons of the full age of majority, and residents of the Parish of St. Tammany, State of Louisiana, who declared before me, Notary, under oath, that they have been married but once and then to each other and are presently living and residing together, having a mailing address of 1414 West Hill Avenue, Slidell, LA 70460.

Louisiana Secretary of State

**Street Address List**

For Parish ST. TAMMANY - 52 AND Ward <ALL> AND Precinct <ALL> AND City <ALL> AND Street <ALL> MCKINNEY RD FROM 1515 TO 1515 ALL

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

Report Count: 0





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

Rivers  
Roads  
Major Roads

T/R/S  
Slidell  
SL2019-04

0 50 100  
Feet

Map ID: 2019-aps-165 Date: 06/17/2019

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## Slidell Annexation SL2019-04

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 Development
NC-2 Indoor Retail Service	SWM-1 Solid Waste Management	TND-2 Traditional Neighborhood Development
NC-3 Lodging	SWM-2 Solid Waste Management	EO Entertainment Overlay
NC-4 Neighborhood Institutional	MD-1 Medical Residential	RBCO Regional Business Center Overlay

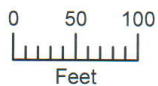


**Slidell Annexation  
SL2019-04**



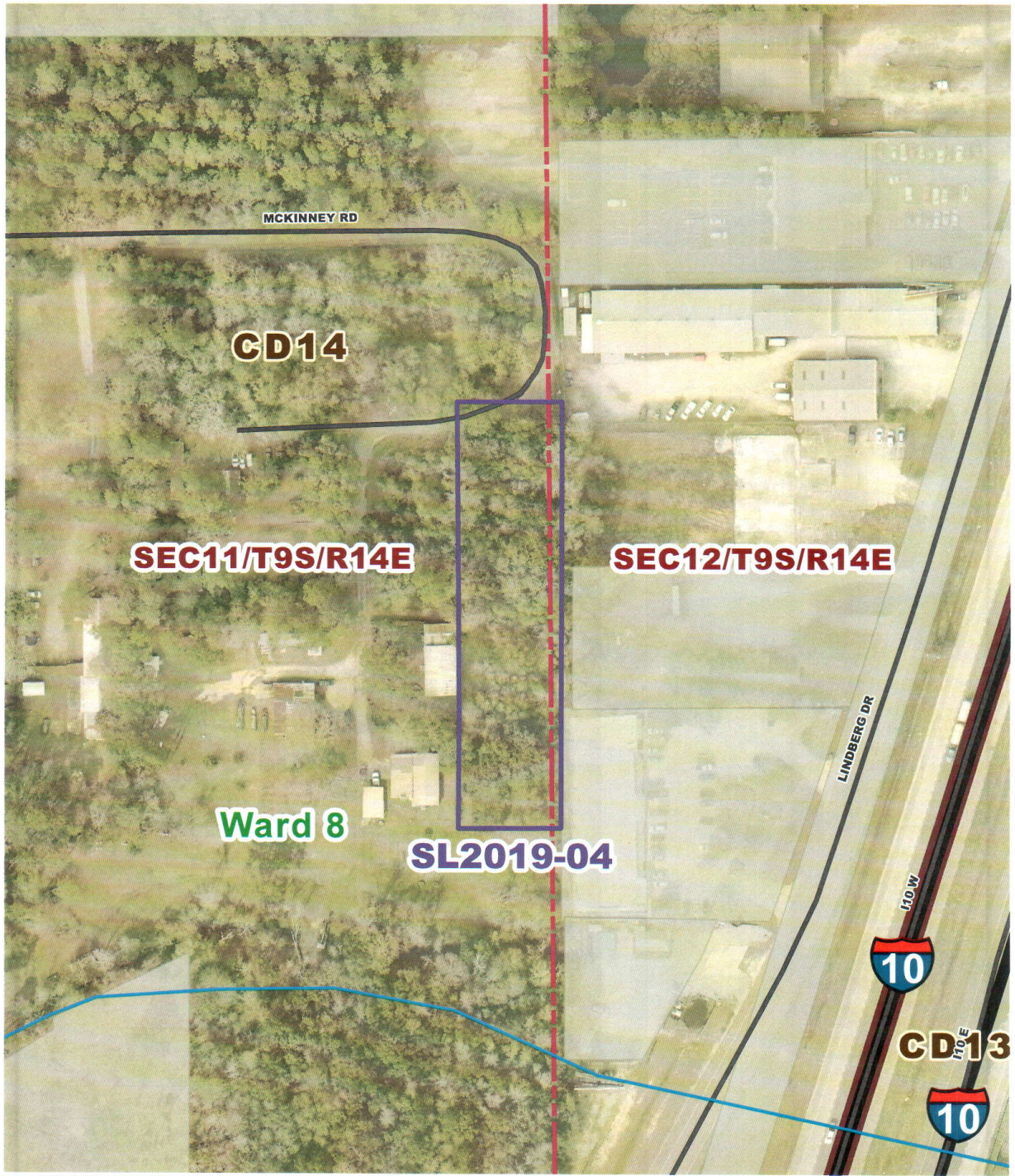
St. Tammany Parish Government  
P.O. Box 628  
Covington, LA 70434

-  Rivers
-  Roads
-  Major Roads
-  T/R/S
-  Slidell
-  SL2019-04



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Map : 2019-aps-163      Date: 06/17/2019

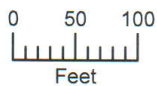


**Slidell Annexation  
SL2019-04**



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

- Roads
- Major Roads
- Rivers
- T/R/S
- Council Districts
- Wards
- Slidell
- SL2019-04

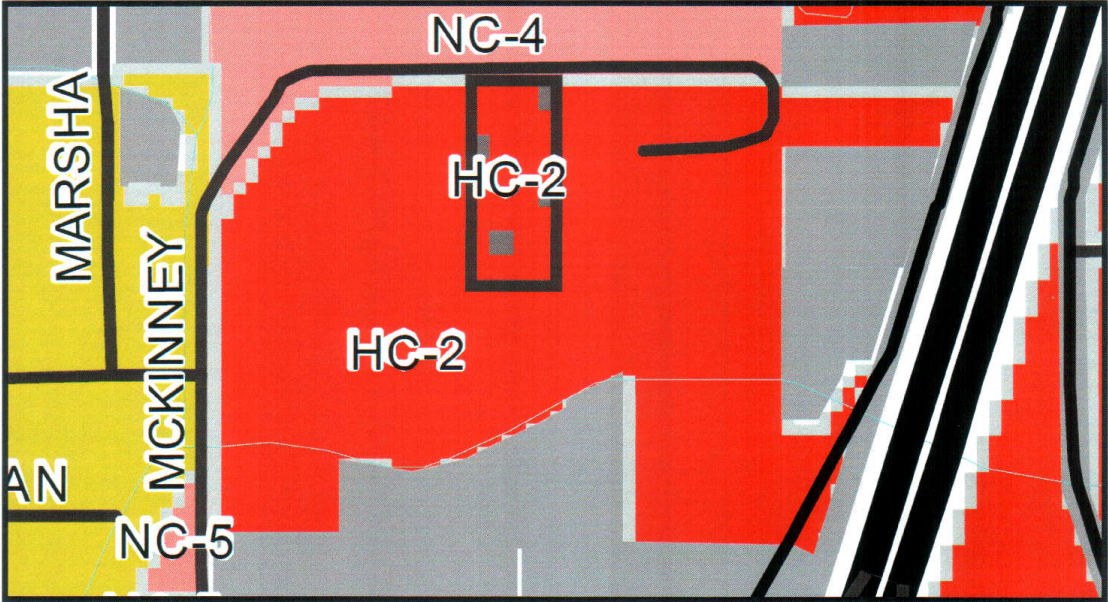


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Map ID: 2019-aps-164 Date: 06/17/2019



PROPERTY LOCATED AT  
1515 MCKINNEY ROAD



ANNEXATION OF 0.983 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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STPBasicMap  
MIS/GIS Department

# Map



- |             |                |                |
|-------------|----------------|----------------|
| Address     | Township/Range | Land Parcels   |
| Major Roads | Subdivisions   | Cities         |
| Streets     | SD Parcels     | Precincts 2019 |

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**Untitled Map**  
Write a description for your map.

**Legend**  
Untitled Polygon



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