

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 5824

ORDINANCE COUNCIL SERIES NO: _____

COUNCIL SPONSOR: MR. STEFANCIK

PROVIDED BY: COUNCIL OFFICE

INTRODUCED BY: _____

SECONDED BY: _____

ON THE 1 DAY OF JUNE , 2017

ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA. TO RECLASSIFY A PARCEL OF LAND LOCATED ON THE NORTH SIDE OF HWY 190 BEARING THE PHYSICAL ADDRESS OF 31055 HWY 190 IN SECTION 34, TOWNSHIP 8 SOUTH, RANGE 13 EAST FROM NC-4 (NEIGHBORHOOD INDUSTRIAL DISTRICT) TO HC-2 (HIGHWAY COMMERCIAL DISTRICT) (WARD 9, DISTRICT 11) (STEFANCIK)

WHEREAS, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law 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 NC-4 (Neighborhood Industrial District) to HC-2 (Highway Commercial District) (see Exhibit "A" for complete boundaries; and

WHEREAS, the St. Tammany Parish Council 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 HC-2 (Highway Commercial District).

THE PARISH OF ST. TAMMANY HEREBY ORDAINS:

REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.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 1 DAY OF JUNE , 2017 ; AND BECOMES ORDINANCE COUNCIL

SERIES NO _____.

STEVE STEFANCIK, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK

PATRICIA P. BRISTER, PARISH PRESIDENT

Published Introduction: MAY 24 , 2017

Published Adoption: _____, 2017

Delivered to Parish President: _____, 2017 at _____

Returned to Council Clerk: _____, 2017 at _____

CASH
SALE OF PROPERTY

United States of America
STATE OF LOUISIANA - PARISH OF ST. TAMMANY

BE IT KNOWN, that on this 12th day of June 19 76, BEFORE ME, a Notary Public, duly commissioned and qualified, in and for the above named Parish and State, and in the presence of the undersigned competent witnesses, PERSONALLY CAME AND APPEARED:

DONALD P. FORET, and wife, WILLA MAE TOUPS FORET, both persons of the full age of majority and both domiciled in the State of Louisiana, Parish of St. Tammany, who declared unto me, Notary, that each has been married but once, and then to each other, and that they are presently living and residing together at Route 1, Box 144-B, Lacombe, Louisiana 70445,

hereinafter called vendors,

who declare that ~~he~~ / 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 action of warranty which they have or may have against all preceding owners and vendors, unto

FRANK PETER SAMPERE, a person of the full age of majority and domiciled in the State of Louisiana, Parish of St. Tammany, who declared unto me, Notary, that he is single, having never been married, and that he is presently living and residing at Route 1, Box 140 G, Lacombe, Louisiana 70445,

hereinafter called purchaser,

here present and accepting, purchasing for himself, his heirs and assigns, and acknowledging due delivery and possession, thereof, the following described property, to wit;

THAT CERTAIN LOT OR PARCEL OF GROUND, together with all the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining situated in the Parish of St. Tammany, State of Louisiana; and being designated as Lot 10 of Pine Grove Subdivision.

Said Lot 10 fronts 200.00 feet on U. S. Highway 190 same width in the rear by a depth of 200.00 feet between equal and parallel lines.

All in accordance with plat of survey by Land Surveying, Inc. and filed for record in St. Tammany Parish, Louisiana, Clerk of Courts office on March 13, 1974 being file no. 1691.

Being a portion of the same property acquired by vendors from Landmark Development Corp. by act of credit sale passed before Wendell E. Tanner, a Notary Public, on May 3, 1974, and registered in COB 729, Folio 762, St. Tammany Parish, Covington, Louisiana.

The above and foregoing act of credit sale, dated May 3, 1974, and registered in COB 729, Folio 762, recites, in part:

"This sale is to be made subject to the restrictive covenants effective and bearing against the property and all minerals, including oil, gas and sulphur are retained by vendor."

Section 34
Township 8 Range 13

To have and to hold the above described property unto the said purchaser his heirs ar
assigns forever.

This sale is made and accepted for and in consideration of the price and sum of EIGHT THOUSAND
ONE HUNDRED AND NO/100 (\$8,100.00) DOLLARS cash
which the said purchaser has well and truly paid, in ready and current money, to the said vendors,
who hereby acknowledge the receipt thereof and grant ful
acquittance and discharge therefor.

All State and Parish Taxes up to and including the taxes due and exigible in 1975 are paid as per Tax
Research Certificate No. 9625, dated June 10, 1976, attached hereto.
Purchaser hereby agrees to pay 1976 taxes, which have been properly prorated
by and between the parties, as well as all future taxes.

The certificate of mortgage and conveyance required by Article 3364 of the Revised Civil Code of this State are
annexed hereto. Vendors hereby agree to have partially cancelled, at once,
the Vendor's Lien and Privilege set forth therein, with which declaration
purchaser agrees. These certificates shall be redated and resigned.

THUS DONE AND PASSED in my office at Slidell, St. Tammany Parish, Louisiana, on the day, month and year herein fi
above written, in the presence of

the undersigned

competent witnesses who hereunto sign their names with the said appearers and me, Notary, after reading of the whole.

WITNESSES:

Jane Johnson Champagne
Jane Johnson Champagne

Donald P. Foret
DONALD P. FORET

A. Richard Moulin
A. Richard Moulin

Willa Mae Toups Foret
WILLA MAE TOUPS FORET

Frank Peter Sampere
FRANK PETER SAMPERE

Walter Watson van Benthuyzen, Jr.
WALTER WATSON VAN BENTHUYSEN, JR.
Notary Public

COB. 790 FOLIO 39

MOB. - - - FOLIO - - -

8:30 A. M.

June 15, 1976

ST. TAMMANY PARISH, LA.

CERTIFIED A TRUE COPY

Walter Watson van Benthuyzen, Jr.
Notary Public