

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 4452

ORDINANCE COUNCIL SERIES NO: _____

COUNCIL SPONSOR: BINDER/DAVIS

PROVIDED BY: PLANNING

INTRODUCED BY: MR. STEFANCIK

SECONDED BY: MR. GOULD

ON THE 2 DAY OF DECEMBER, 2010

ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA, TO RECLASSIFY A CERTAIN PARCEL LOCATED ON THE WEST SIDE OF 10TH STREET, ON THE EAST SIDE OF 11TH STREET, NORTH OF MARQUETTE STREET, BEING LOT 1C-2, SQUARE 10, CHINCHUBA SUBDIVISION AND WHICH PROPERTY COMPRISES A TOTAL 0.40 ACRE OF LAND MORE OR LESS, FROM ITS PRESENT A-5 (TWO FAMILY RESIDENTIAL DISTRICT) TO AN NC-1 (PROFESSIONAL OFFICE DISTRICT), (WARD 4, DISTRICT 4). (ZC10-11-132)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC10-11-132, 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-5 (Two Family Residential District) to an NC-1 (Professional Office District) 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 NC-1 (Professional Office District).

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-5 (Two Family Residential District) to an NC-1 (Professional Office District).

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REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.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 1 DAY OF January, 2010; AND BECOMES ORDINANCE COUNCIL SERIES NO _____.

JERRY BINDER, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK

KEVIN DAVIS, PARISH PRESIDENT

Published Introduction: NOVEMBER 25, 2010

Published Adoption: _____, 2010

Delivered to Parish President: _____, 2010 at _____

Returned to Council Clerk: _____, 2010 at _____

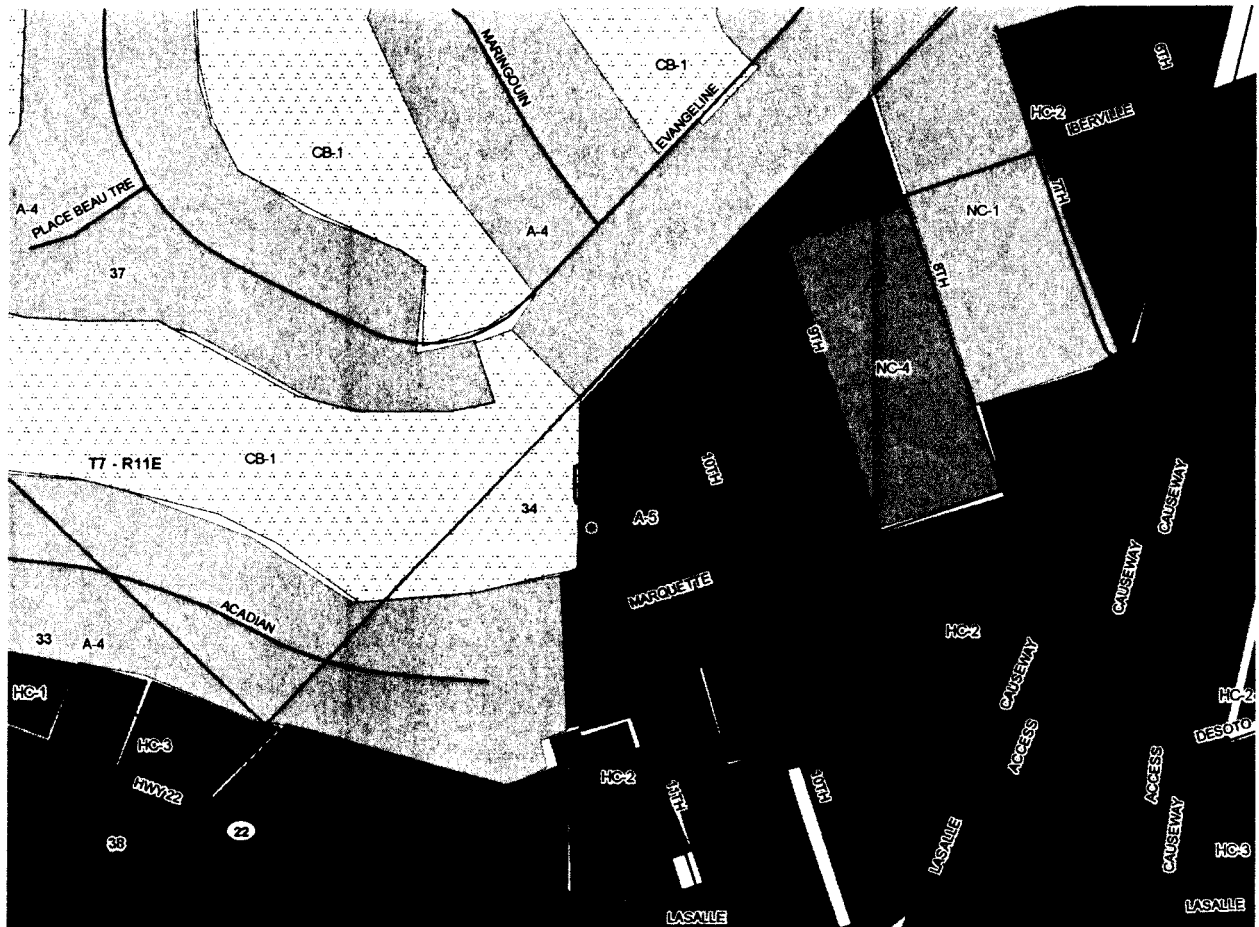
EXHIBIT "A"

ZC10-11-132

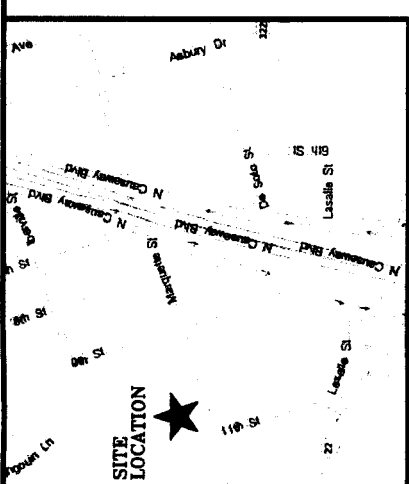
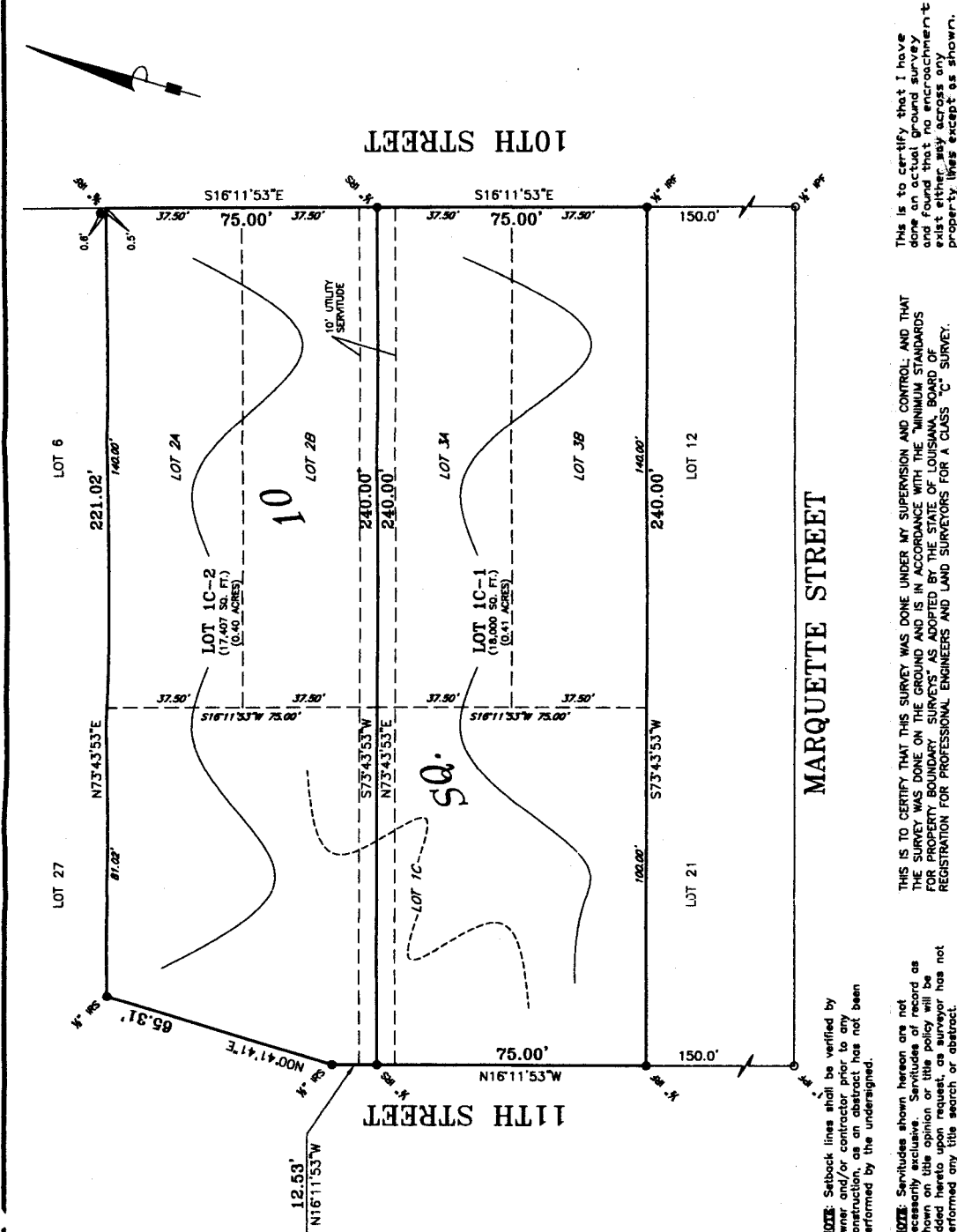
ALL THAT CERTAIN PIECE OF PARCEL OF GROUND, together with all buildings and improvements thereon, and all the rights, ways, privileges, servitudes, prescriptions, advantages, and appurtenance, THEREUNTO belonging or in anywise appertaining, situated in the Parish of St. Tammany Parish, State of Louisiana, in Chinchuba Subdivision, being more fully described as follows, to-wit:

Lot 1C-2, Square 10, Chinchuba Subdivision, Parish of St. Tammany Parish, State of Louisiana

CASE NO.: ZC10-11-132
PETITIONER: Paul J Mayronne
OWNER: Resource Bank/ Douglas Ferrer
REQUESTED CHANGE: From A-5 (Two Family Residential District) to NC-1 (Professional Office District)
LOCATION: Parcel located on the west side of 10th Street, on the east side of 11th Street, north of Marquette Street, being lot 1C-2, Square 10, Chinchuba Subdivision ; S34, T7S, R11E; Ward 4, District 4
SIZE: 0.40 acre



2010-11-132



VICINITY MAP
N.T.S.

APPROVALS:

SECRETARY - ST. TAMMANY PLANNING COMMISSION _____
 PARISH ENGINEER _____
 CLERK OF COURT _____
 DATE FILED _____ MAP FILE NO. _____

REFERENCE DRAWING:
 LOTS 1A, 1B, 2A, 2B, 3A & 3B, SQUARE 10, CHINCHUBA
 SUBDIVISION.
 BY: WILSON-POPE, INC. DATED: MARCH 24, 2005
 JOB No.: 11055

NOTES: This is to certify that I have consulted the Federal
 Insurance Administration Flood Hazard Boundary Maps and found
 the property described is located in Flood Zone(s) "C" with a
 Base Flood Elevation of N/A in accordance with
 Community Panel No. 225205 0240 E Revised: AUGUST 16, 1995

NOTE: Setback lines shall be verified by
 owner and/or contractor prior to any
 construction, as an abstract has not been
 performed by the undersigned.

NOTE: Servitudes shown herein are not
 necessarily exclusive. Servitudes of record as
 shown on title opinion or title policy will be
 added hereto upon request, as surveyor has not
 performed any title search or abstract.

MARQUETTE STREET

THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE UNDER MY SUPERVISION AND CONTROL AND THAT
 THE SURVEY WAS DONE ON THE GROUND AND IN ACCORDANCE WITH THE MINIMUM STANDARDS
 FOR PROPERTY BOUNDARY SURVEYS AS ADOPTED BY THE STATE OF LOUISIANA, BOARD OF
 REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS FOR A CLASS "C" SURVEY.

THIS IS TO CERTIFY THAT I HAVE
 DONE AN ACTUAL GROUND SURVEY
 AND FOUND THAT NO ENCROACHMENT
 EXISTS EITHER ASY OR ACROSS ANY
 PROPERTY LINES EXCEPT AS SHOWN.

RESUBDIVISION MAP OF

**LOTS 1C, 2A, 2B, 3A & 3B, SQUARE 10, CHINCHUBA SUBDIVISION INTO
 LOT 1C-2, SQUARE 10, CHINCHUBA SUBDIVISION**

St. Tammany Parish, Louisiana
 for

JEFF ST. ROMAIN

Survey No. 2007809 Drawn by: L.F.R. Scale: 1" = 30'
 Date: SEPTEMBER 25, 2007 Revised:

JOHN E. BONNEAU & ASSOCIATES, INC.
 Professional Land Surveyors • Planners and Consultants

420 HWY. 1085, EXIT 57, MADISONVILLE, LA. 70447
 (985) 845-1012 • (985) 845-1013 • (985) 845-1351 • FAX No.: (985) 845-1778
 www.JEBCOLandSurveying.com • e-mail: jebco1@bellsouth.net

This Survey is Certified
 True and Correct By

[Signature]
 John E. Bonneau
 Professional Land Surveyor
 Registration No. 4423