

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 5998 ORDINANCE COUNCIL SERIES NO: _____

COUNCIL SPONSOR: BLANCHARD/BRISTER PROVIDED BY: PLANNING DEVELOPMENT

INTRODUCED BY: _____ SECONDED BY: _____

ON THE 5 DAY OF JUNE , 2018

(2018-918-ZC) AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA, TO RECLASSIFY PARCEL LOCATED ON THE NORTH SIDE OF STRAIN ROAD, EAST OF LA HIGHWAY 59, BEING LOT 1, MANDABITA SUBDIVISION, AND WHICH PROPERTY COMPRISES 2.988 ACRES OF LAND MORE OR LESS, FROM ITS PRESENT A-2 (SUBURBAN DISTRICT) TO AN A-4A (SINGLE FAMILY RESIDENTIAL DISTRICT), (WARD 4, DISTRICT 5). (2018-918-ZC)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. 2018-918-ZC, has recommended Denial to the Council of the Parish of St. Tammany, Louisiana, that the zoning classification of the above referenced area remains A-2 (Suburban District); and

Whereas, the St. Tammany Parish Council has held its public hearing in accordance with law; and

Whereas, the St. Tammany Parish Council has found it necessary for the purpose of protecting the public health, safety and general welfare, to designate the above described property as A-4A (Single Family Residential District) see Exhibit "A" for complete boundaries

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-2 (Suburban District) to an A-4A (Single Family Residential 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REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.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 12 DAY OF JULY , 2018 ; AND BECOMES ORDINANCE COUNCIL SERIES NO _____.

S. MICHELE BLANCHARD, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK

PATRICIA P. BRISTER, PARISH PRESIDENT

Published Introduction: _____, 2018

Published Adoption: _____, 2018

Delivered to Parish President: _____, 2018 at _____

Returned to Council Clerk: _____, 2018 at _____

EXHIBIT "A"

2018-918-ZC

ALL THAT CERTAIN PIECE OR PORTION of ground, together with all the buildings and improvements thereon, and all rights, ways, means, privileges, servitudes, prescriptions and appurtenances thereunto belonging or in anywise appertaining thereto, situated in the Northeast Quarter of the southwest Quarter of Section Nineteen (19) Township 7 South, Range 12 East, Greensburg District, St. Tammany Parish, Louisiana, which has been subdivided into a subdivision known as MANDABITA all according to map and plat of survey of E. J. Champagne dated May 28, 1954, of record in book "3", page 48 of "Various Maps and Plats" of the clerk of Court and Ex-Officio recorder of St. Tammany Parish, Louisiana, more fully described as follows, to-wit:

Being LOT ONE (1) of the aforesaid subdivision of Mandabita, which said Lot One (1) is described as follows: From the Quarter Section corner on the West line of Section Nineteen (19) and the East line of Section 24 of the above township and range go south 89 degrees,45 minutes East 1346.4 feet to the Northeast corner of the aforesaid subdivision and the Point of Beginning: from the aforesaid point of beginning go south 0 degrees 45 minutes West 534 feet to the North side of a gravel road; thence go North 86 degrees 07 minutes East along the North side of said road 251.0 feet; thence go North 0 degrees 45 minutes East along the line separating Lot One (1) from Lot Two (2) 513.5 feet to the North line of the subdivision; thence go along the North line of the said subdivision North 89 degrees 45 minutes West 250. Feet to the point of beginning heretofore set.

Case No.: 2018-918-ZC

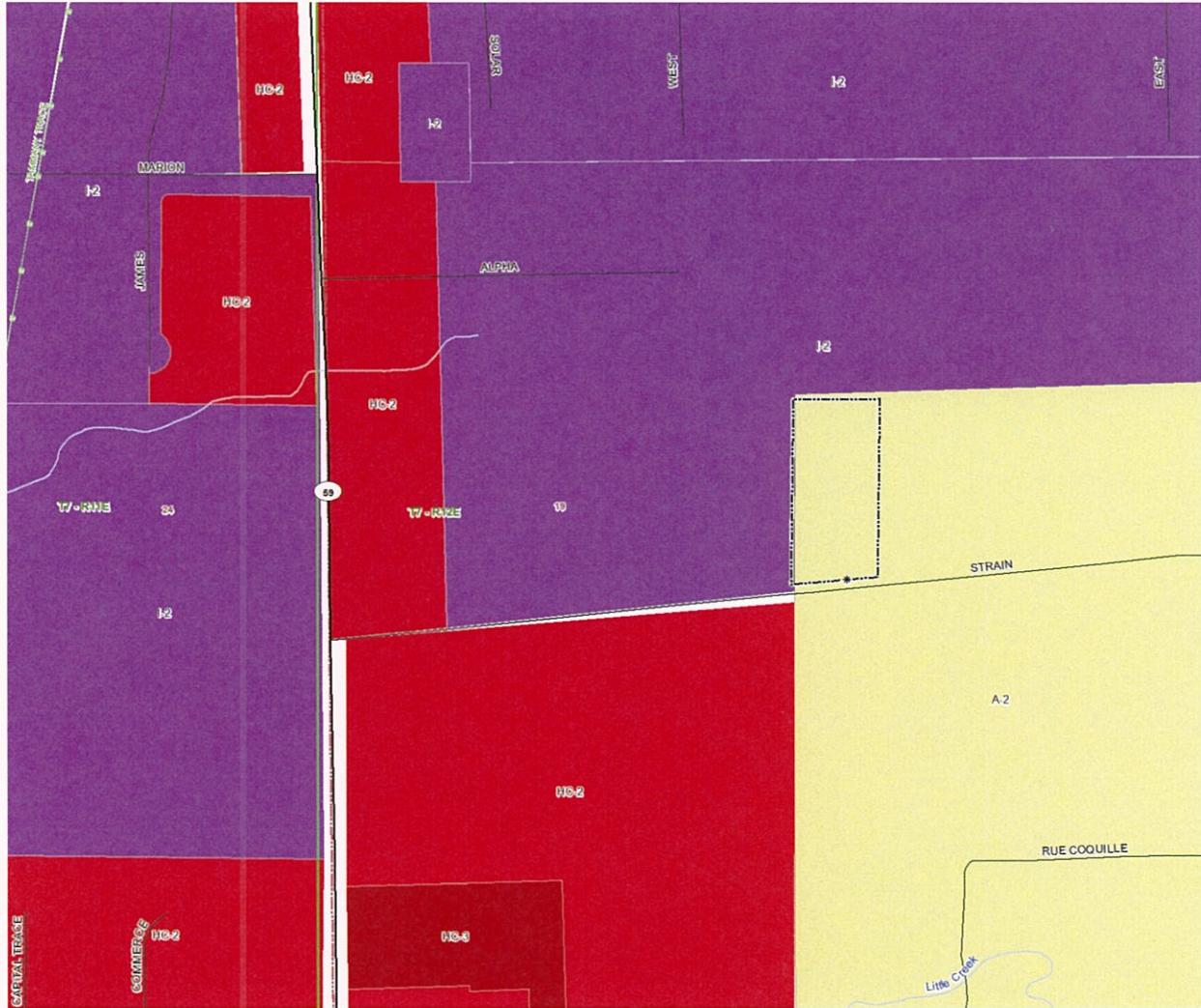
PETITIONER: Black Oak Holdings, LLC C/O Jeffrey D. Shoen

OWNER: June Barrios Wiley C/O Jeffrey D. Shoen

REQUESTED CHANGE: From A-2 Suburban District to A-4A Single Family Residential District

LOCATION: Parcel located on the north side of Strain Road, east of LA Highway 59, being Lot 1, Mandabita Subdivision ; S19, T7S, R12E; Ward 4, District 5

SIZE: 2.988 acres



2018-918-ZC

SECTION 24, T-7-S, R-11-E
SECTION 19, T-7-S, R-12-E

RANGE LINE
1/4 CORNER

S 89°45'00" W
1546.4'

(T - N 89°45'00" E 250.0')
A - N 89°51'43" E 249.87'

REFERENCE BEARING
(T - 534.00')

A - N 00°45'00" E 533.35'

GRAVEL DRIVE

RESIDENCE

SHED

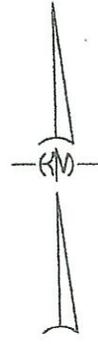
LOT 1
(2.998 acres)

LOT 2

A - S 00°46'03" W 512.46'
(T - S 00°45'00" W 513.5')

A - S 85°05'15" W 250.90'
(T - 251.00')

STRAIN ROAD



--- LEGEND ---

- = 3/4" IRON ROD FOUND
- = 1/2" IRON ROD SET
- = 1" IRON BOLT FOUND

REFERENCE:
MAP OF MANDABITA BY E. J. CHAMPAGNE DATED 28 MAY 1954.
FROM WHICH BASIS OF BEARING WAS TAKEN. NO SERVITUDE
OR SETBACKS ARE SHOWN.

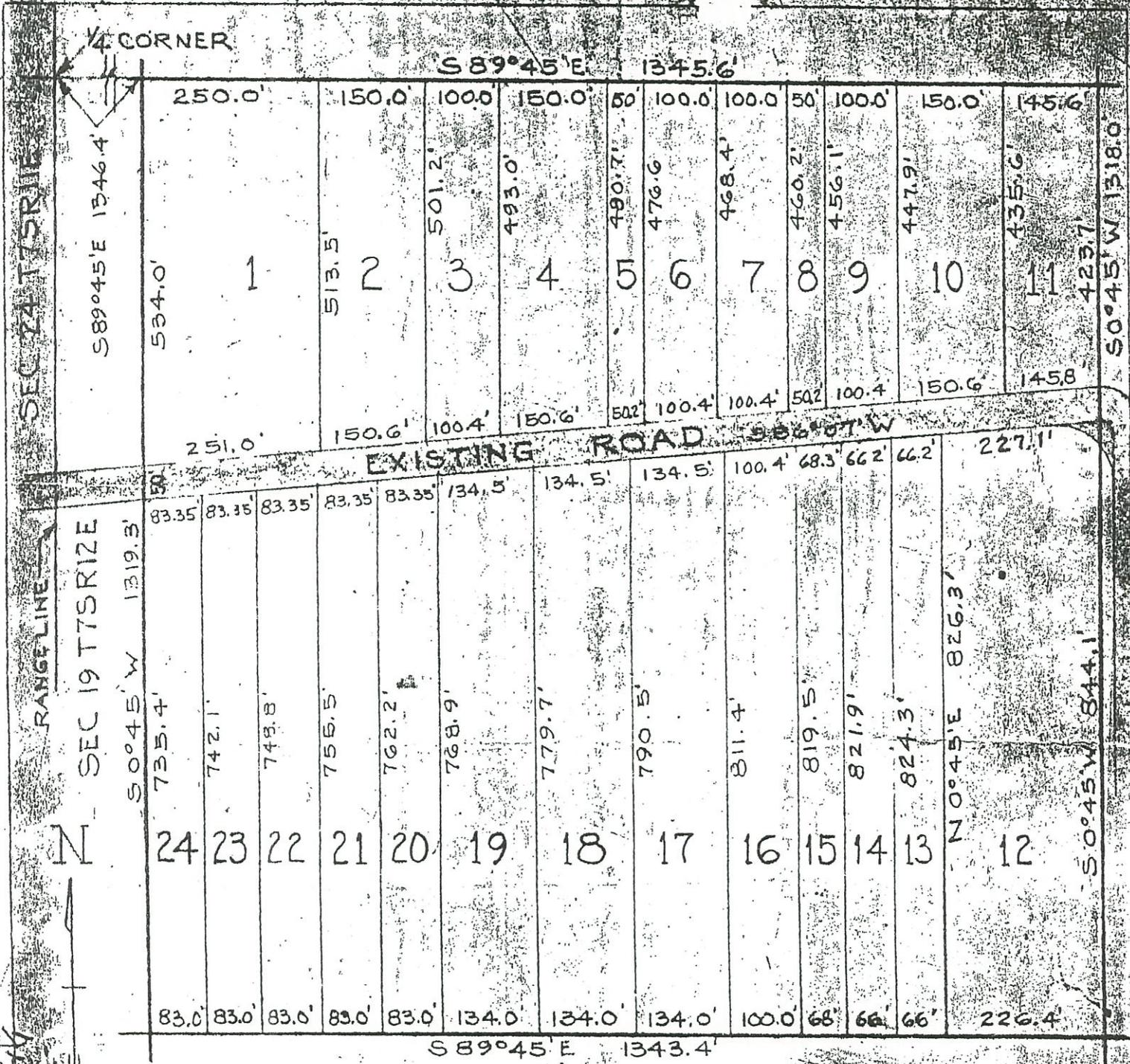
THIS PROPERTY IS LOCATED IN FLOOD
ZONE C; BASE FLOOD ELEV. N/A; F.I.R.M.
PANEL NO. 225205-0245 C; REV. 10-17-89.

NOTE: SERVITUDES SHOWN HEREON ARE NOT NECESSARILY
EXCLUSIVE. SERVITUDES OF RECORD AS SHOWN ON TITLE
ORIGIN OR TITLE POLICY WILL BE ADDED HERETO UPON

BOUNDARY SURVEY OF:

LOT 1, MANDABITA SUBDIVISION
SECTION 19, T-7-S, R-12-E
ST. TAMMANY PARISH, LOUISIANA

Filed April 25, 1955 2018-918-ZC
 Clerk, Hazard Kutt



NE 1/4 OF SW 1/4 SEC 19 T7S R12E
 MAP OF
MANDABITA
 PROPERTY OF C. J. COMMANDER

Handwritten notes and signatures on the left margin, including a date '5-15-55' and a signature.

LOCATION NE 1/4 of SW 1/4 in Sec 19 T7S R12E Greensburg District, La.
 SURVEY REQUESTED BY Commander
 SURVEY BY E. J. Champagne & Earl Engineering Associates 28 May 1954
 Civil Engineers & Land Surveyors
 MAP BY etc Scale 1"=200'

DWG. No. S 891

2018-918-ZC

OLAR

WEST

ALPHA

I-2

T7-R12E

10

STRAIN

A-2

HC-2

HC-3

RUE COQUILLE

0 375 Feet

