

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 5709

ORDINANCE COUNCIL SERIES NO: _____

COUNCIL SPONSOR: DEAN/BRISTER

PROVIDED BY: PLANNING DEVELOPMENT

INTRODUCED BY: _____

SECONDED BY: _____

ON THE 3 DAY OF NOVEMBER , 2016

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA, TO RECLASSIFY A CERTAIN PARCEL LOCATED ON THE SOUTH SIDE OF CYPRESS DRIVE, WEST OF PEACH TREE DRIVE, BEING LOTS 20A, SQUARE 23, RIVER GARDENS SUBDIVISION AND WHICH PROPERTY COMPRISES A TOTAL OF 22,500 SQ. FT OF LAND MORE OR LESS, FROM ITS PRESENT A-3 (SUBURBAN DISTRICT) TO AN A-3 (SUBURBAN DISTRICT) & MHO (MANUFACTURED HOUSING OVERLAY), (WARD 8, DISTRICT 9). (2016-329-ZC)

WHEREAS, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. 2016-329-ZC, 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-3 (Suburban District) to an A-3 (Suburban District) & MHO (Manufactured Housing Overlay) 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 A-3 (Suburban District) & MHO (Manufactured Housing Overlay).

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-3 (Suburban District) to an A-3 (Suburban District) & MHO (Manufactured Housing Overlay).

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REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.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 DECEMBER, 2016; AND BECOMES ORDINANCE COUNCIL SERIES NO _____.

MARTY DEAN, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK

PATRICIA P. BRISTER, PARISH PRESIDENT

Published Introduction: OCTOBER 27, 2016

Published Adoption: _____, 2016

Delivered to Parish President: _____, 2016 at _____

Returned to Council Clerk: _____, 2016 at _____

Exhibit "A"

2016-329-ZC

ALL THAT CERTAIN PIECE OR PORTION OF GROUND, situated in the Parish of St. Tammy, State of Louisiana, in that part thereof known as RIVER GARDENS SUBDIVISION, a subdivision of the S.W. 1/4 of S.W. 1/4 of Section 29, and the N 1/2 of N.W. 1/4 of Section 32, Township 8 South, Range 15 East, St. Tammany Parish, designated on a blue print survey by H.G. Fritchie, Parish Surveyor, dated January 6, 1954 and more particularly described as follows, to-wit:

PREVIOUSLY RECORDED AS LOTS 19, 20, & 21, SQUARE 23, RIVER GARDENS SUBDIVISION, St. Tammany Parish, Louisiana have been re-subdivided and are now recorded as LOT 20A, SQUARE 23, RIVER GARDENS SUBDIVISION, St. Tammany Parish, Louisiana.

Case No.: 2016-329-ZC

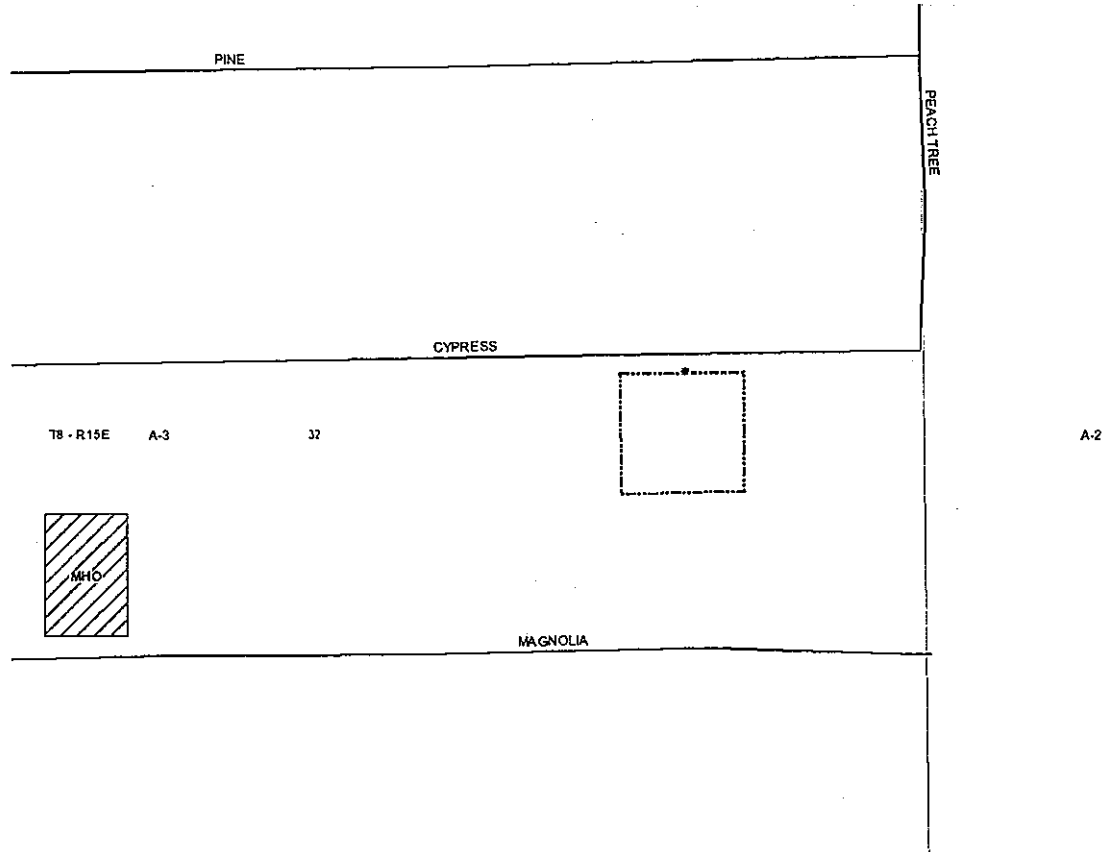
PETITIONER: Robt Maser

OWNER: Barbara A. Garcia

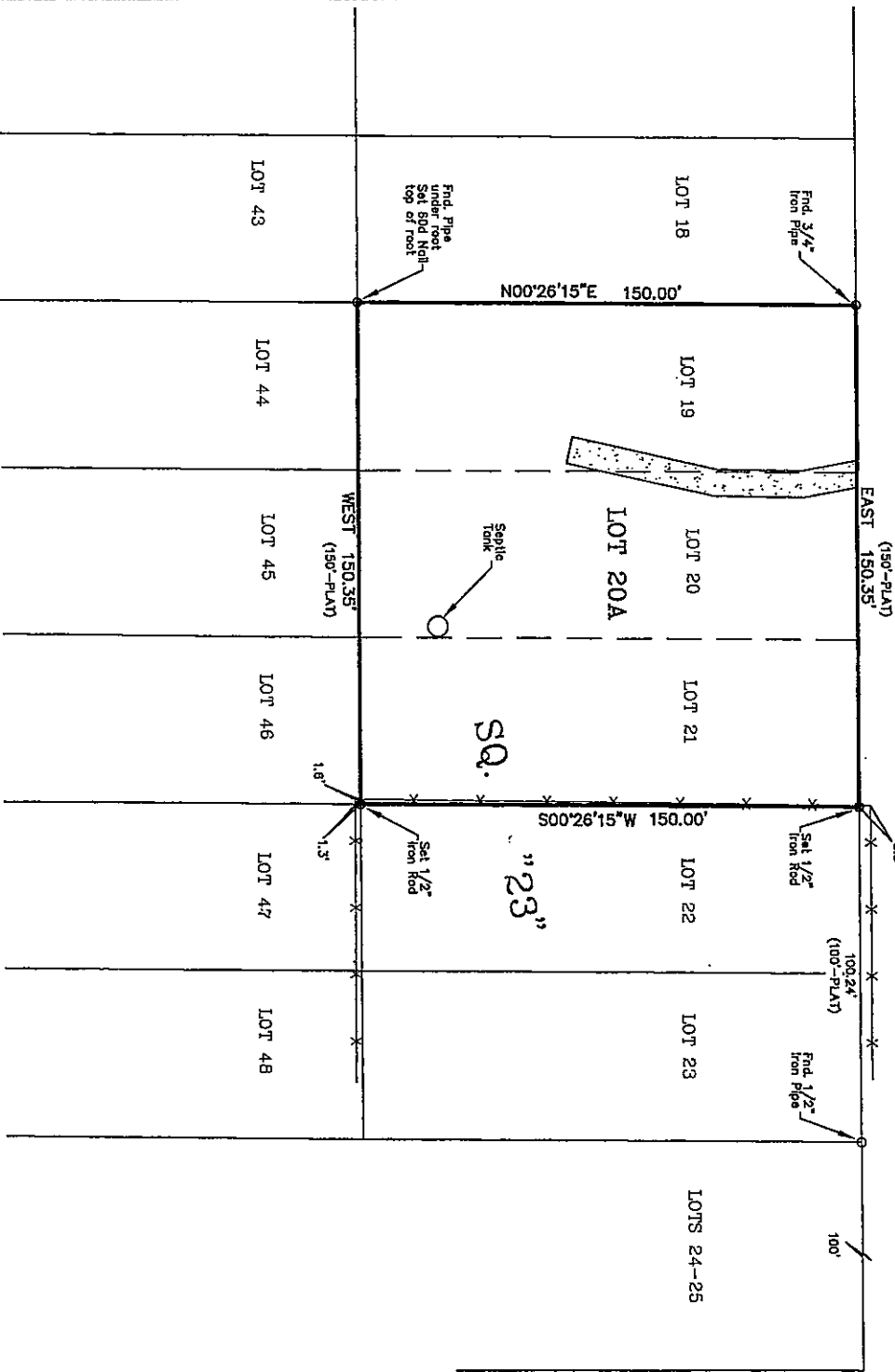
REQUESTED CHANGE: From A-3 Suburban District to A-3 Suburban District & MHO Manufactured Housing Overlay

LOCATION: Parcel located on the south side of Cypress Drive, west of Peach Tree Drive, being lot 20A, Square 23, River Gardens Subdivision; S32, T8S, R15E; Ward 8, District 9

SIZE: 22,500 sq. ft.



2016-329-ZC

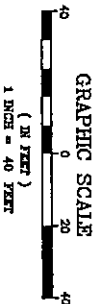


CYPRESS DRIVE

PEACH TREE DRIVE

APPROVED: *Don Keller*
 SECRETARY OF PLANNING COMMISSION
 DATE: _____
 DIRECTOR OF ENGINEERING: *Barbara A. Garcia*
 DATE: _____
 CLERK OF COURT: _____
 DATE FILED: 4-8-2015
 FILE NO. 53628
 TOTAL AREA: 22,552 SQ. FT. OR 0.518 ACRES

REFERENCE SURVEYS:
 1.) SURVEY BY THIS FIRM DATED 6/28/00, REVISED 1/25/01, DRAWING NO. 1001116.



SCALE: 1" = 40'

DATE: 3/11/15

DRAWN BY: JDJ CHECKED BY: RMK

DWG. NO.: 20150100

SHEET 1 OF 1

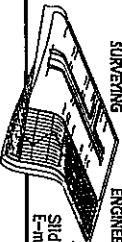
I certify that this plat does represent an actual ground survey and that to the best of my knowledge no encroachments exist either on or across any of the property hereon or not necessarily exclusive. Encroachments of record as shown on title opinion or title policy will be added hereto upon request, as surveyor has not performed any title search or abstract.

I have consulted the Flood Insurance Rate Maps and found this property is in Flood Hazard Area. FIRM: 225205 0430 D DATE: 4/27/99 FIRM: 15-N/A * Verify prior to construction with local governing body.

A. RESUBDIVISION MAP OF LOT 19, LOT 20 & LOT 21 INTO LOT 20A, SQ. 23, RIVER GARDENS IN SECTION 32, T-8-S, R-15-E, ST. TAMMANY PARISH, LOUISIANA

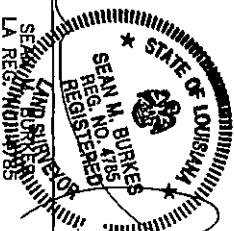
BARBARA A. GARCIA

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



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 Mississippi Phone: 228-435-5800



2016-329-ZC

PINE

PEACH TREE

CYPRESS

T8-R15E A-3

32

2016-329-ZC

A-2

MAGNOLIA

0 200 Feet

N



