

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 6031 ORDINANCE COUNCIL SERIES NO: \_\_\_\_\_

COUNCIL SPONSOR: BLANCHARD/BRISTER PROVIDED BY: PLANNING DEVELOPMENT

INTRODUCED BY: \_\_\_\_\_ SECONDED BY: \_\_\_\_\_

ON THE 6 DAY OF SEPTEMBER , 2018

(2018-1096-ZC) AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA, TO RECLASSIFY A CERTAIN PARCEL LOCATED ON THE WEST SIDE OF EUGENE WALLACE ROAD, SOUTH OF CLELAND ROAD AND WHICH PROPERTY COMPRISES A TOTAL OF 1.27 ACRES OF LAND MORE OR LESS, FROM ITS PRESENT A-1A (SUBURBAN DISTRICT) TO AN A-3 (SUBURBAN DISTRICT-32,471.26 SQ. FT.) & A-5 (TWO FAMILY RESIDENTIAL DISTRICT -22,979.50 SQ. FT.) (WARD 10, DISTRICT 6) (2018-1096-ZC)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. 2018-1096-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-1A (Suburban District) to an A-3 (Suburban District-32,471.26 sq. ft.) & A-5 (Two Family Residential District -22,979.50 sq. ft.) 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-32,471.26 sq. ft.) & A-5 (Two Family Residential District -22,979.50 sq. ft.).

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-1A (Suburban District) to an A-3 (Suburban District-32,471.26 sq. ft.) & A-5 (Two Family Residential District -22,979.50 sq. ft.).

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REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.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 4 DAY OF OCTOBER , 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: AUGUST 29 , 2018

Published Adoption: \_\_\_\_\_, 2018

Delivered to Parish President: \_\_\_\_\_, 2018 at \_\_\_\_\_

Returned to Council Clerk: \_\_\_\_\_, 2018 at \_\_\_\_\_

## EXHIBIT "A"

### 2018-1096-ZC

#### A-3 Zoning

Located in Section 8 Township 6 South Range 12 East, St. Tammany Parish, Louisiana.

From the Section Corner common to Sections 7, 8 & 18 Township 6 South, Range 12 East, St. Tammany Parish, Louisiana run North 00 degrees 14 minutes West, 1578.5 feet; thence North 00 degrees 14 minutes 34 seconds West, 1089.63 feet; thence South 89 degrees 06 minutes 38 seconds East, 1270.32 feet; thence North 00 degrees 10 minutes 33 seconds East, 862.12 feet to the Point of Beginning.

From the Point of Beginning run North 89 degrees 29 minutes 56 seconds West, 330.00 feet to a point; thence North 00 degrees 19 minutes 26 seconds East, 168.00 feet to a point; thence South 89 degrees 32 minutes 19 seconds East, 138.18 feet to a point; thence South 00 degrees 12 minutes 57 seconds West, 120.00 feet to a point; thence South 89 degrees 32 minutes 19 seconds East, 191.50 feet to a point on the West Right-of-way of Eugene Wallace Road; thence follow said Right-of-way South 00 degrees 12 minutes 57 seconds West, 48.23 feet back to the Point of Beginning. This tract contains 32,471.26 Sq. Ft:

#### A-5 Zoning

Located in Section 8 Township 6 South Range 12 East, St. Tammany Parish, Louisiana.

From the Section Corner common to Sections 7, 8 & 18 Township 6 South Range 12 East, St. Tammany Parish, Louisiana run North 00 degrees 14 minutes West, 1578.5 feet; thence North 00 degrees 14 minutes 34 seconds West 1089.63 feet; thence South 89 degrees 06 minutes 38 seconds East, 1270.32 feet; thence North 00 degrees 10 minutes 33 seconds East, 862.12 feet; thence North 00 degrees 12 minutes 57 seconds East, 48.23 feet to the Point of Beginning.

From the Point of Beginning run North 89 degrees 32 minutes 19 seconds West, 191.50 feet to a point; thence North 00 degrees 12 minutes 57 seconds East, 120.00 feet to a point; thence South 89 degrees 32 minutes 19 seconds East, 191.50 feet to a point on the West Right-of-way of Eugene Wallace Road; thence run along said Right-of-way South 00 degrees 12 minutes 57 seconds West, 120.00 feet back to the Point of Beginning. This tract contains 22,979.50 Sq. Ft.

**Case No.:** 2018-1096-ZC

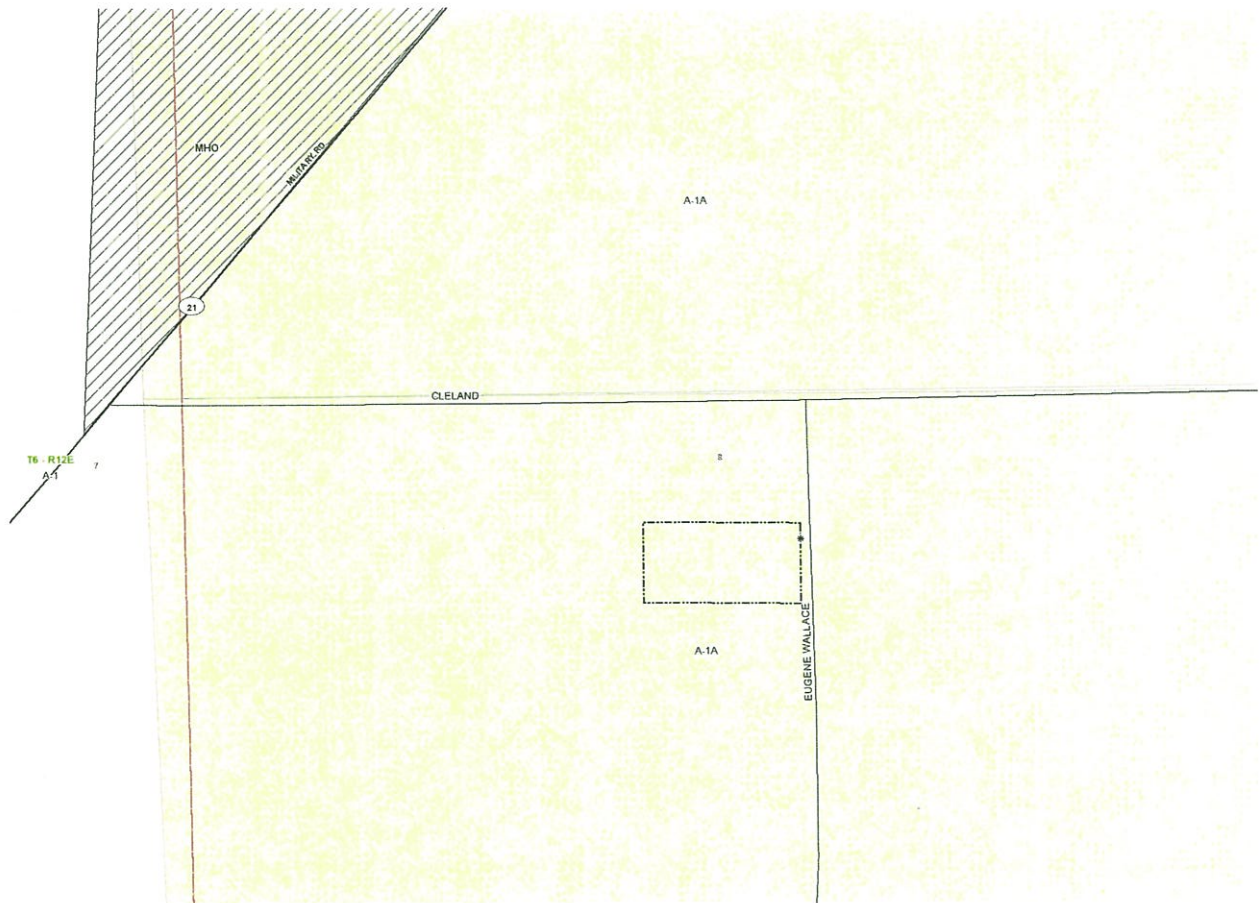
**PETITIONER:** James Robert & Carrie Landry Boltin

**OWNER:** James Robert & Carrie Landry Boltin

**REQUESTED CHANGE:** From A-1A Suburban District to A-3 Suburban District (32,471.26 sq.ft.) & A-5 Two Family Residential District (22,979.5 sq.ft.)

**LOCATION:** Parcel located on the west side of Eugene Wallace Road, south of Cleland Road ; S8, T6S, R12E; Ward 10, District 6

**SIZE:** 1.27 acres



2018-1096-2C

Reference: A Survey Map by John Bonneau, Dated 5-1-1996, Job #96449, Basis of Bearings  
Reference bearing calls not shown

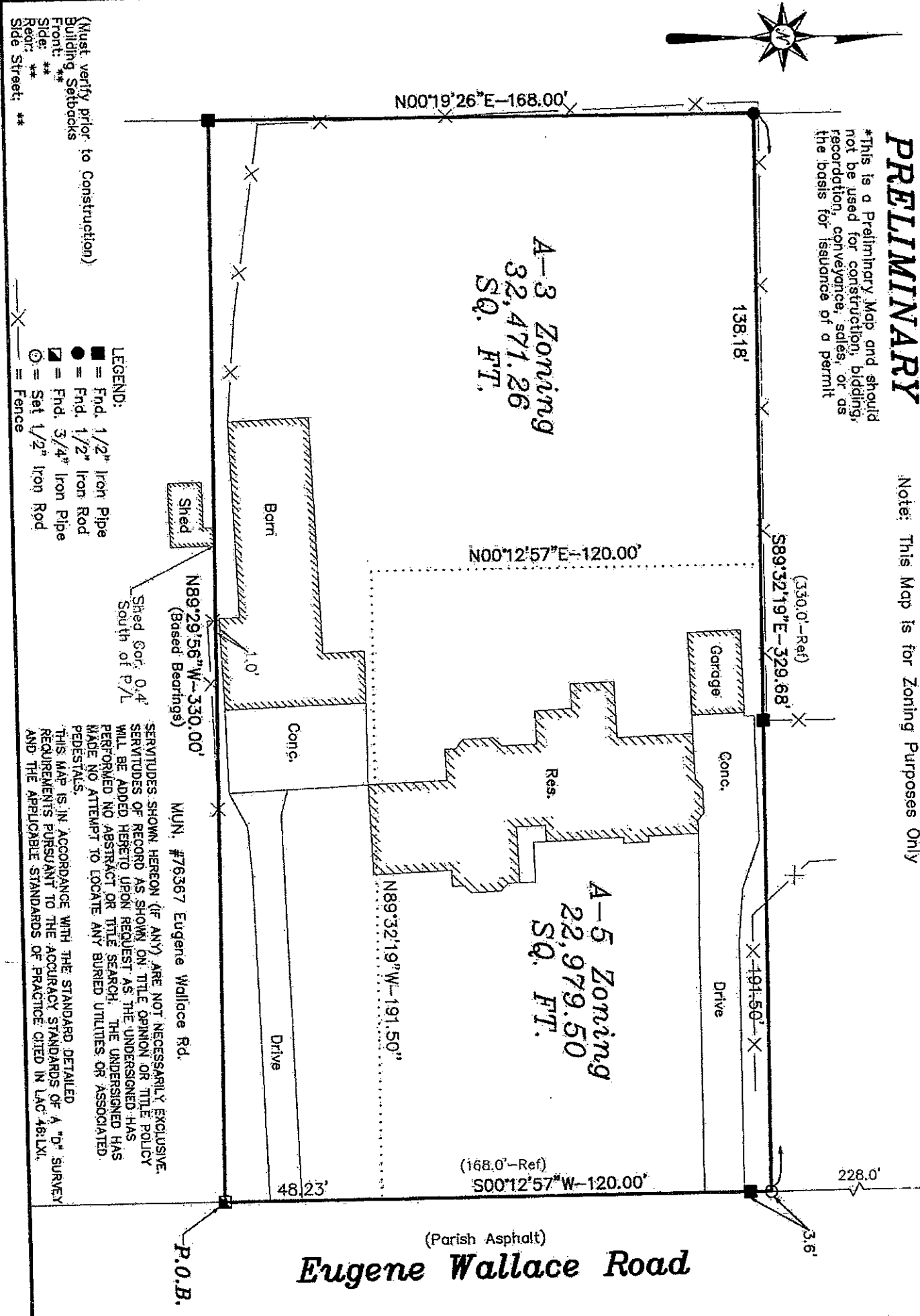
# PRELIMINARY

\*This is a Preliminary Map and should not be used for construction, bidding, recordation, conveyance, sales, or as the basis for issuance of a permit

Note: This Map is for Zoning Purposes Only

The P.O.B. is reported to be N00°14'W-1578.5'; N00°14'34"W-1089.63'; S89°06'38"E-1270.32'; N00°10'33"E-862.12' from the Section Corner common to Sections 7, 8 & 18, T-6-S, R-12-E, St. Tammany Parish, Louisiana

## Cleland Rd.



(Must verify prior to Construction)  
Building Setbacks  
Front: \*\*  
Side: \*\*  
Rear: \*\*  
Side Street: \*\*

LEGEND:

- = Fnd. 1/2" Iron Pipe
- = Fnd. 1/2" Iron Rod
- ▣ = Fnd. 3/4" Iron Pipe
- = Set 1/2" Iron Rod
- = Fence

SERVITUDES SHOWN HEREON (IF ANY) ARE NOT NECESSARILY EXCLUSIVE. SERVITUDES OF RECORD AS SHOWN ON TITLE OPINION OR TITLE POLICY WILL BE ADDED HEREON UPON REQUEST AS THE UNDERSIGNED HAS PERFORMED NO ABSTRACT OR TITLE SEARCH. THE UNDERSIGNED HAS MADE NO ATTEMPT TO LOCATE ANY BURIED UTILITIES OR ASSOCIATED PEDESTALS.

THIS MAP IS IN ACCORDANCE WITH THE STANDARD DETAILED REQUIREMENTS PURSUANT TO THE ACCURACY STANDARDS OF A "D" SURVEY AND THE APPLICABLE STANDARDS OF PRACTICE CITED IN LAC 48:141.

MUN. #76367 Eugene Wallace Rd.

## Eugene Wallace Road

### JAMES ROBERT BOLTIN JR.

MAP PREPARED FOR  
SHOWN A SURVEY MADE OF PROPERTY LOCATED IN SECTION 8, T-6-S, R-12-E, ST. TAMMANY PARISH, LA.

THIS MAP IS IN ACCORDANCE WITH A PHYSICAL SURVEY MADE ON THE GROUND UNDER THE SUPERVISION OF THE UNDERSIGNED. SIGNATURE AND STAMPED SEAL MUST BE IN RED OR THIS PLAT IS NOT A TRUE COPY. CERTIFIED CORRECT

**LAND SURVEYING LLC**  
518 N. Columbia Street, Covington, LA 70433  
(985) 892-6277 office (985) 898-0355 fax  
landsurl@bellsouth.net email

*Preliminary*  
BRUCE M. BUTLER, III  
LOUISIANA PROFESSIONAL LAND SURVEYOR  
LICENSE NO. 4894

1" = 40'

DATE:

2-6-2018

NUMBER: 18585

2018-1096-ZC



T6-R12E

8

A-1A

EUGENE WALLACE

OAKALLEY

0 280 Feet

N

