

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. 3841

ORDINANCE COUNCIL SERIES NO. _____

COUNCIL SPONSOR BINDER/DAVIS

PROVIDED BY: PLANNING

INTRODUCED BY MR. STEFANCIK SECONDED BY: MR. CANULETTE

ON THE 5TH DAY OF JUNE 2008

ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF ST. TAMMANY PARISH, LA, TO RECLASSIFY A CERTAIN PARCEL LOCATED AT THE SOUTHWEST INTERSECTION OF LA HIGHWAY 1077 & RODNEY ROAD AND WHICH PROPERTY COMPRISES A TOTAL OF 1.2 ACRES OF LAND MORE OR LESS, FROM ITS PRESENT R (RURAL) DISTRICT TO A LC (LIGHT COMMERCIAL) DISTRICT, WARD 1, DISTRICT 1. (ZC08-05-021)

Whereas, the Zoning Commission of the Parish of St. Tammany after hearing in accordance with law, Case No. ZC08-05-021, 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 R (Rural) District to a LC (Light Commercial) District (see Exhibit "A") for complete boundaries.

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

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 LC (Light Commercial) 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 R (Rural) District to a LC (Light Commercial) 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REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.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:

EXHIBIT "A"

ZC08-05-021

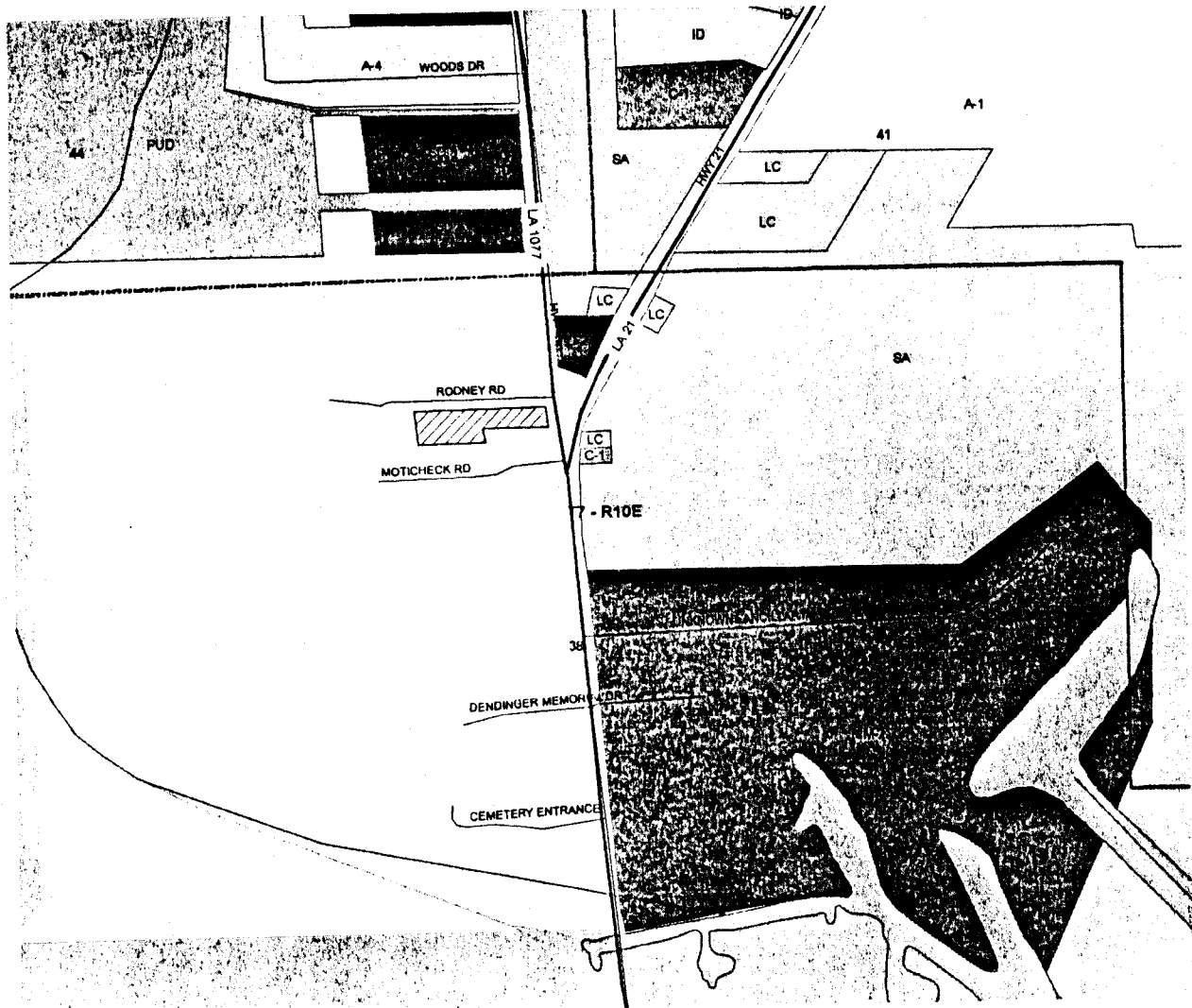
A CERTAIN PIECE OR PORTION OF GROUND, together with all the buildings and improvements thereon, and all of the rights, ways, means, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, situated in Section 38, Township 7 South, Range 10 East, St. Tammany Parish, Louisiana, more fully described as follows, to-wit:

From the Section Corner common to Sections 38, 41 of the above Township and Range go South 46 degrees 40 minutes West 101.5 feet; thence South 01 degree 40 minutes West 521.5 feet to the POINT OF BEGINNING.

From the POINT OF BEGINNING go North 89 degrees 50 minutes 52 seconds West (Title South 88 degrees 43 minutes West) 253.2 feet to an old wood fence post; thence South 11 degrees 14 minutes East 55.0 feet; thence North 89 degrees 58 minutes West 258.37 feet to a 1/2" iron rod; thence North 04 degrees 48 minutes 34 seconds West 130.28 feet to a 1/2 inch iron rod on the south edge of Rodney Road; thence along the south edge of Rodney Road South 89 degrees 46 minutes 07 seconds East (Title North 89 degrees 52 minutes East 501.30) 504.39 feet to a point on the western edge of LA Hwy. 1077 (Turnpike Road); thence along said highway South 05 degrees 39 minutes 24 seconds East (Title - South 08 degrees 57 minutes East) 75.0 feet to the POINT OF BEGINNING.

Said parcel contains 1.19 acres.

CASE NO.: ZC08-05-021
PETITIONER: Rod Rodrigue
OWNER: Tim and Cathy Sharp
REQUESTED CHANGE: From R (Rural) District to LC (Light Commercial) District
LOCATION: Parcel located at the southwest intersection of LA Highway 1077 & Rodney Road; S38, T7S, R10E; Ward 1, District 1
SIZE: 1.2 acres



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2008-05-021

A SURVEY OF THE PROPERTY OF TIMOTHY AND CATHERINE SHARP



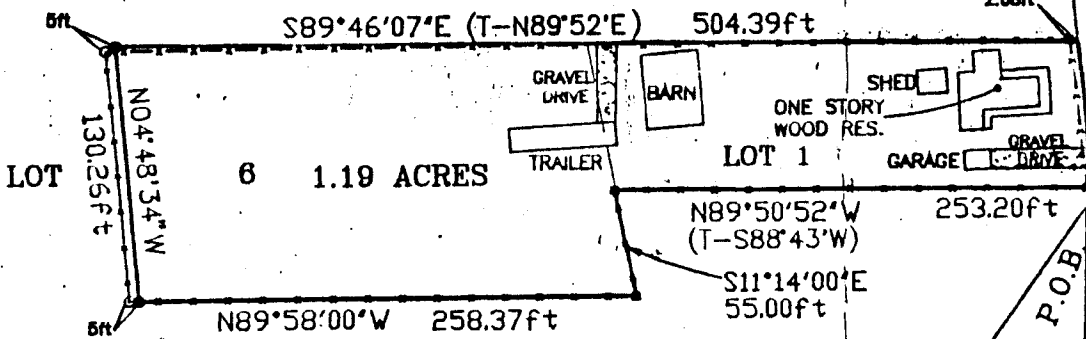
SEC. 44

SEC. 41

SEC. 38

LA. HWY. 1077 (TURNPIKE ROAD)

RODNEY ROAD (GRAVEL)



LEGEND

- 1/2" iron rod set
- 1" iron pipe found
- old wood fence post

THIS CORNER IS REPORTED TO BE S46°40'W 101.50ft; thence S01°40'W 521.50ft from the Section Corner common to Sections 38, 41 and 44, T7S, R10E, St. Tammany Parish.

CERTIFIED CORRECT TO: Catherine A. Sharp, Timothy S. Sharp, Hibernia National Bank and Winters Title Agency, Inc.

DESCRIPTION: A CERTAIN PIECE OR PORTION OF GROUND situated in Section 38, Township 7 South, Range 10 East, St. Tammany Parish, Louisiana and more fully described as follows: From the Section Corner common to Sections 38, 41 and 44, T7S, R10E go S46°40'W 101.5ft; thence S01°40'W 521.5ft to the Point of Beginning. From the P.O.B. go N89°50'52"W (T-S88°43'W) 253.2ft to an old wood fence post; thence S11°14'E 55.0ft to an old wood fence post; thence N89°58'W 258.37ft to a 1/2" iron rod; thence NO4°48'34"W 130.26ft to a 1/2" iron rod on the south edge of Rodney Road; thence along the south edge of Rodney Road S89°46'07"E (T-N89°52'E) 504.39ft to a point on the western edge of La. Hwy 1077 (Turnpike Road); thence along said highway S05°39'24"E (T-S06°57'E) 75.0ft to the point of beginning. Said parcel contains 1.19 acres.

- Reference: 1) Survey for Mr. and Mrs Ernest Lange by Robert A. Berlin, Land Surveyor, dated May 16, 1969, No. 69-2418. Designated as Lots 1, 6 and 7.
- 2) Description recorded in Amended Judgment of the Succession of Alexander Curo. Said description and survey on file in the official records of the Clerk of Court for St. Tammany Parish.
- 3) Survey by C. R. Schultz, Land Surveyor, dated October 18, 1972. Said description and surveys were used as the basis of bearings and title(T) calls shown.

NOTE: Said property is located in Flood Zone "A13" per the Flood Insurance Rate Map for St. Tammany Parish, Community Panel #225205 0220C, map revised April 2, 1991. Base Flood Elevation 11.0ft. M.S.L.