ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO.: 8209 ORDINANCE COUNCIL SERIES NO.: 26-_____

COUNCIL SPONSOR: MR. CORBIN PROVIDED BY: COUNCIL OFFICE

INTRODUCED BY: _____ SECONDED BY: _____

ON THE 5TH DAY OF NOVEMBER, 2026

ORDINANCE TO EXTEND FOR SIX (6) MONTHS THE MORATORIUM ON RECEIPT OF SUBMISSIONS BY THE PARISH PLANNING AND ZONING COMMISSION FOR THE RE-SUBDIVISION OR RE-ZONING OF PROPERTY AND/OR ON THE ISSUANCE OF PERMITS BY THE PARISH DEPARTMENT OF PLANNING AND DEVELOPMENT/PERMITS FOR THE CONSTRUCTION OR PLACEMENT OF BUILDING STRUCTURES ON PROPERTY WITHIN AVERY ESTATES (WARD 8, DISTRICT 13).

WHEREAS, on December 01, 2022, the Parish Council adopted Ordinance C.S. No. 22-5033, imposing a six (6) month moratorium, which was extended on June 01, 2023, December 07, 2023, June 06, 2024, December 05, 2024, June 05, 2025, December 04, 2025, and June 04, 2026 on the receipt of submissions by the Parish Planning and Zoning Commission for the re-subdivision or re-zoning of property and/or on the issuance of Permits by the Parish Department of Planning and Development/Permits for the construction or placement of building structures on property within Avery Estates; and

WHEREAS, Avery Estates Subdivision in unincorporated St. Tammany Parish, bounded by Avery Drive, Heather Mist Drive, Seicshnaydre Drive, and Richards Drive, and including Sea Spray Drive, Honeydew Drive, Schokley Drive, and Pinehazel Drive, has experienced frequent flooding and wind damage from hurricanes; and

WHEREAS, St. Tammany Parish Government had applied for and received grant funding to buyout certain properties in Avery Estates that have experienced extensive and/or repetitive damage; and

WHEREAS, St. Tammany Parish Government is in the process of appraising properties that may be subject to buyout, and with state and federal partners, beginning the process of acquiring those properties; and

WHEREAS, due to significant deterioration of marsh land south and west of Avery Estates, St. Tammany Parish Government intends to study the effects of any potential marsh restoration projects in the vicinity of Avery Estates to protect property owners who may not be eligible for buyout; and

WHEREAS, while St. Tammany Parish Government is in the process of completing the appraisals and acquisitions of properties eligible for buyout grants, as well as studying the efficacy of marsh restoration projects, it is necessary to temporarily suspend receipt of submissions by the Parish Planning and Zoning Commissions for the re-subdivision or re-zoning of property and/or on the issuance of permits for the construction or placement of building structures within Avery Estates subdivision; and

WHEREAS, in accordance with the St. Tammany Parish Code of Ordinances, Chapter 2, Article XVI, Section 2-620, all requirements of said section have been met prior to its introduction; and

WHEREAS, this moratorium will not affect the development of property for which the issuance of permits has already been approved by the Parish Department of Planning & Development or Department of Permits prior to adoption of this ordinance.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS that it extends for six (6) months the moratorium on the receipt of submissions by the Parish Planning and Zoning Commissions for the re-subdivision or re-zoning of property and/or on the issuance of permits by the Parish Department of Planning and Development or Department of Permits for the construction or placement of building structures within Avery Estates subdivision, bounded by Avery Drive, Heather Mist Drive, Seicshnaydre Drive, and Richards Drive, and including Sea Spray Drive, Honeydew Drive, Schokley Drive, and Pinehazel Drive, Ward 8, District 13.

BE IT FURTHER ORDAINED, that the ordinance shall be effective immediately upon final adoption and shall remain in effect through June 04, 2026.

BE IT FURTHER ORDAINED, that the moratorium imposed may be vacated, in whole or in part, by resolution of this governing body pursuant to Chapter 2, Article XVI, Section 2-264 of the Parish Code of Ordinances.

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 immediately upon final 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 ADOPTED AT A REGULAR MEETING OF THE PARISH COUNCIL ON THE 3RD DAY OF DECEMBER, 2026; AND BECOMES ORDINANCE COUNCIL SERIES NO. 26-_____.

_____
CHERYL TANNER, COUNCIL CHAIR

ATTEST:

_____
KATRINA L. BUCKLEY, COUNCIL CLERK

_____
MICHAEL B. COOPER, PARISH PRESIDENT

Published Introduction: OCTOBER 28, 2026

Published Adoption on: _____, 2026

Delivered to Parish President: _____, 2026 @_____

Returned to Council Clerk: _____, 2026 @_____