

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. C-7204

COUNCIL SPONSOR: MR. COUGLE

PROVIDED BY: COUNCIL OFFICE

RESOLUTION TO VACATE, IN PART, THE MORATORIUM ORIGINALLY ESTABLISHED BY ORDINANCE COUNCIL SERIES NO. 24-5360 ON THE RECEIPT OF SUBMISSIONS BY THE ST. TAMMANY PARISH DEPARTMENT OF PLANNING & DEVELOPMENT AND/OR THE ISSUANCE OF PERMITS BY THE ST. TAMMANY PARISH DEPARTMENT OF PERMITS AND INSPECTIONS FOR THE REZONING AND/OR SUBDIVISION/RESUBDIVISION AND/OR ANY CONSTRUCTION OR PLACEMENT FOR ANY OF THE FOLLOWING: (1) ANY PARCEL OF LAND TEN (10) ACRES OR LARGER WHICH WOULD RESULT IN AN ALLOWABLE DENSITY OF ANY RESIDENTIALLY ZONED PARCEL GREATER THAN OR MORE DENSE THAN A-2 SUBURBAN DISTRICT (ONE [1] SINGLE FAMILY UNIT PER ACRE); OR (2) ANY PARCEL OF LAND LESS THAN OR SMALLER THAN TEN ACRES (10) WHICH WOULD RESULT IN AN ALLOWABLE DENSITY GREATER THAN OR MORE DENSE THAN A-3 SUBURBAN DISTRICT (TWO (2) SINGLE FAMILY UNITS PER ACRE); OR (3) ANY RESIDENTIAL PERMITTED USE IN A PLANNED UNIT DEVELOPMENT OVERLAY ("PUDS") OR; (4) ANY RESIDENTIAL PERMITTED USE IN A TRADITIONAL NEIGHBORHOOD DEVELOPMENT ("TNDS"); OR (5) ANY SINGLE FAMILY DWELLING AND/OR LODGING PERMITTED USE IN ANY HIGHWAY COMMERCIAL ZONING DISTRICT OR; (6) ANY RESIDENTIAL PERMITTED USE IN A PLANNED BUSINESS CAMPUS ("PBC") ZONING DISTRICT OR; (7) ANY RESIDENTIAL PROPERTIES ONE ACRE OR GREATER ON ALL ROADS WITHOUT A LAND CLEARING PERMIT, SPECIFICALLY THE 112.87 ACRES OF LAND LOCATED IN SECTIONS 33 AND 34, TOWNSHIP 7 SOUTH, RANGE 14 EAST ON CHRIS KENNEDY ROAD IN PEARL RIVER, LA. (WARD 9, DISTRICT 9)

WHEREAS, on February 08, 2024, the Parish Council adopted Ordinance Council Series No. 24-5360, establishing a moratorium on property in District 9, as established by Ordinance Council Series No. 22-5061, on the receipt of submissions by the St. Tammany Parish Department of Planning & Development and/or the issuance of permits by the St. Tammany Parish Department of Permits and Inspections for the rezoning and/or subdivision/resubdivision and/or any construction or placement for any of the following: (1) any parcel of land ten (10) acres or larger which would result in an allowable density of any residentially zoned parcel greater than or more dense than A-2 suburban district (one [1] single family unit per acre); or (2) any parcel of land less than or smaller than ten acres (10) which would result in an allowable density greater than or more dense than A-3 suburban district (two (2) single family units per acre); or (3) any residential permitted use in a Planned Unit Development Overlay ("PUDS") or; (4) any residential permitted use in a Traditional Neighborhood Development ("TNDS"); or (5) any single family dwelling and/or lodging permitted use in any Highway Commercial Zoning District or; (6) any residential permitted use in a Planned Business Campus ("PBC") Zoning District or; (7) any residential properties one acre or greater on all roads without a land clearing permit; and

WHEREAS, it has been requested that 112.87 acres of land located in Sections 33 and 34, Township 7 South, Range 14 East on Chris Kennedy Road in Pearl River, LA 70452 be removed from the moratorium; and

WHEREAS, said lots being more fully described as follows and on the attached exhibit:

Located in Sections 33 and 34 Township 7 South Range 14 East, St. Tammany Parish, Louisiana.

From the Section Corner common to Sections 3 & 4 Township 7 South, Range 14 East, St. Tammany Parish, Louisiana run North 02 degrees 06 minutes 41 seconds East, 660.0 feet to the Point of Beginning.

From the Point of Beginning run South 89 degrees 23 minutes 35 seconds West, 1541.64 feet to a point; thence South 02 degrees 08 minutes 57 seconds West, 660.00 feet to a point; thence South 89 degrees 22 minutes 52 seconds West, 214.655 feet to a point on the Easterly Right-of-way of Chris Kennedy Road; thence run along said Right-of-way in the following 3 courses: North 03 degrees 37 minutes 34 seconds East, 151.54 feet to a point; thence with a curve to the right having a Radius of 612.14 feet and an Arc of 266.54 feet, Chord: North 16 degrees 06 minutes 00 seconds East, 264.44 feet to a point; thence North 27 degrees 07 minutes 19 seconds East, 434.59 feet to a point; thence leaving said Right-of-way South 50 degrees 20 minutes 33 seconds East, 574.60 feet to a point; thence North 44 degrees 14 minutes 55 seconds East, 325.53 feet to a point; thence North 16 degrees 58 minutes 02 seconds West, 189.29 feet to a point; thence North 38 degrees 13 minutes 50 seconds West 522.90 feet to a point on the Easterly Right-of-way of Chris Kennedy Road; thence run along said Right-of-way North 68 degrees 17 minutes 44 seconds East, 202.72 feet to a point; thence leaving said Right-of-way South 36 degrees 56 minutes 45 seconds East, 222.12 feet to a point; thence North 66 degrees 05 minutes 05 seconds East, 267.38 feet to a point; thence North 51 degrees 43 minutes OS seconds East, 118.78 feet to a point; thence North 89 degrees 28 minutes 30 seconds East, 1138.01.feet to a point; thence North 89 degrees 58 minutes 18 seconds East, 470.08 feet to a point; thence North 88' degrees 58 minutes 48 seconds East, 862.56 feet to a point; thence North 00 degrees S9 minutes 30 seconds West, 660.00 feet to a point; thence North 89 .degrees 56 minutes 30 seconds East, 1302.53 feet to a point; thence South 00 degrees 58 minutes 36 seconds East, 1316.57 feet to a point; thence South 89 degrees 55 minutes 42 seconds West, 1302.52 feet to the Point of Beginning; and

WHEREAS, it has been determined that the lifting of the moratorium on the aforementioned property will not have adverse effects on the infrastructure.

THE PARISH OF ST. TAMMANY HEREBY RESOLVES, that pursuant to Chapter 2, Article XVI, Sec. 2-264 of the Code of Ordinances, the Parish Council vacates, in part, the moratorium established by Ordinance Council Series No. 24-5360, and any subsequent extension thereof, to remove therefrom the restriction 112.87 acres of land located in Sections 33 and 34, Township 7 South, Range 14 East on Chris Kennedy Road in Pearl River, LA 70452. (District 9)

MOVED FOR ADOPTION BY: _____

SECONDED BY: _____

THIS RESOLUTION HAVING BEEN SUBMITTED TO A VOTE, THE VOTE THEREON WAS AS FOLLOWS:

YEAS:

NAYS:

ABSTAIN:

ABSENT:

THIS RESOLUTION WAS DECLARED ADOPTED ON THE 6TH DAY OF NOVEMBER, 2025, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

JOE IMPASTATO, COUNCIL CHAIR

ATTEST:

KATRINA L. BUCKLEY, COUNCIL CLERK