

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 8119

ORDINANCE COUNCIL SERIES NO: 26-

COUNCIL SPONSOR: MR. IMPASTATO/MR. LAUGHLIN PROVIDED BY: COUNCIL OFFICE

INTRODUCED BY: _____ SECONDED BY: _____

ON THE 4TH DAY OF JUNE, 2026

ORDINANCE TO EXTEND THE SIX (6) MONTH MORATORIUM WITHIN THE BOUNDARIES OF COUNCIL DISTRICT 7 AND WITHIN COUNCIL DISTRICT 11 ABOVE INTERSTATE 12 AND BELOW HWY 36 ON THE RECEIPT OF SUBMISSIONS BY THE ST. TAMMANY PARISH DEPARTMENT OF PLANNING AND/OR THE ISSUANCE OF PERMITS BY THE DEPARTMENT OF PERMITS AND INSPECTIONS FOR THE REZONING AND/OR SUBDIVISION/RE-SUBDIVISION AND/OR ANY CONSTRUCTION OR PLACEMENT FOR ANY OF THE FOLLOWING: (1) ANY NEW PLANNED UNIT DEVELOPMENT (PUD) OR (2) ANY NEW MULTIFAMILY DEVELOPMENT IN ANY ZONING DISTRICT.

WHEREAS, in Ordinance Council Series No. 24-5359, the St. Tammany Parish Council imposed a six (6) month moratorium for Council District 7 and within Council District 11 above Interstate 12 and below Highway 36 with an effective date of February 8, 2024; and

WHEREAS, on October 02, 2025, the Council amended the moratorium to read as: “moratorium within the boundaries of Council District 7 and within Council District 11 above Interstate 12 and below Hwy 36 on the receipt of submissions by the St. Tammany Parish Department of Planning and/or the issuance of permits by the Department of Permits and Inspections for the rezoning and/or subdivision/re-subdivision and/or any construction or placement for any of the following: (1) any residential permitted use in a Planned Unit Development (PUD) or (2) any new multifamily development in any zoning district”; and

WHEREAS, the Council subsequently amended the moratorium to read as: “...moratorium within the boundaries of Council District 7 and within Council District 11 above Interstate 12 and below Hwy 36 on the receipt of submissions by the St. Tammany Parish Department of Planning and/or the issuance of permits by the Department of Permits and Inspections for the rezoning and/or subdivision/re-subdivision and/or any construction or placement for any of the following: (1) any new Planned Unit Development (PUD) or (2) any new multifamily development in any zoning district; and

WHEREAS, the St. Tammany Parish Code of Ordinances, Chapter 2, Article XVI, Section 2-620 provides for the issuances of moratoriums in the Parish when necessary to protect and preserve the health, safety and property interests of residents; and

WHEREAS, the St. Tammany Parish Code of Ordinances, Chapter 2, Article XVI, Section 2-619 specifically allows for a moratorium in the submission of rezoning requests to the St. Tammany Parish Zoning Commission and Planning Commission; and

WHEREAS, the St. Tammany Parish Code of Ordinances, Chapter 2, Article XVI, Section 2-619 specifically allows for a moratorium in the issuance of building permits for the construction and/or placement of structures by the St. Tammany Parish Permits and Inspection Department; and

WHEREAS, high density residential developments within the Parish are rapidly expanding to outpace the Parish's current infrastructure, including roads, bridges, and highways; drainage; water and sewerage utilities; schools; and fire, law enforcement, and recreational resources; and

WHEREAS, in order to maintain such stability, it is necessary to suspend receipt of high-density residential rezoning applications while the Parish's studies are performed, and plans are formulated.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS that it extends, for a period of six (6) months moratorium within the boundaries of Council District 7 and within Council District 11 above Interstate 12 and below Hwy 36 on the receipt of submissions by the St. Tammany Parish Department of Planning and/or the issuance of permits by the Department of Permits and Inspections for the rezoning and/or subdivision/re-subdivision and/or any construction or placement for any of the following: (1) any residential permitted use in a Planned Unit Development (PUD) or (2) any new multifamily development in any zoning district.

BE IT FURTHER ORDAINED that this moratorium shall not apply to property zoned for non-residential uses.

BE IT FURTHER ORDAINED that nothing in this moratorium shall prevent the Parish Zoning and Planning Commission from considering matters for which an application has been received by the Department of Planning and Development prior to the effective date of this moratorium.

BE IT FURTHER ORDAINED, that the ordinance shall be effective immediately upon final adoption and shall remain in effect through January 07, 2027.

BE IT FURTHER ORDAINED that the moratorium herein imposed may be vacated, in whole or in part, either by resolution or ordinance of the governing body pursuant to Chapter 2, Article XVI, Section 2-624 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 be effective upon adoption and signature of the Council Chairman and Parish President.

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 9TH DAY OF JULY, 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: MAY 27, 2026
Published Adoption: _____, 2026
Delivered to Parish President: _____, 2026 at _____
Returned to Council Clerk: _____, 2026 at _____