

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO.: C-6912

COUNCIL SPONSOR: CORBIN/COOPER

PROVIDED BY: PLANNING & DEVELOPMENT

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

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

ON THE 4<sup>TH</sup> DAY OF APRIL, 2024

RESOLUTION TO CONCUR/NOT CONCUR (CIRCLE ONE) WITH THE CITY OF SLIDELL ANNEXATION AND REZONING OF LOT 2A, SQ. 8 LINDBERG GLEN S/D, FROM PARISH HC-2 (HIGHWAY COMMERCIAL) TO CITY OF SLIDELL C-4 (HIGHWAY COMMERCIAL). PROPERTY IS LOCATED NEAR INTERSECTION OF INTERSTATE 10 AND ORION STREET, SLIDELL, LA, SITUATED IN SECTION 12, TOWNSHIP 9 SOUTH, RANGE 14 EAST. (WARD 8, DISTRICT 13)

WHEREAS, The City of Slidell is contemplating annexation of Lots 2A, Square 8, Lindberg Glen Subdivision, owned by BMA, LLC. Situated in Section 12, Township 9 South, Range 14 East, Ward 8, District 13 as described below:

SEE ATTACHED EXHIBIT A FOR REFERENCE

WHEREAS, the property upon annexation, will be rezoned from Parish HC-2 (highway commercial) to City of Slidell C-4 (highway commercial): a change which **is not** an intensification of zoning; and

WHEREAS, no sales tax revenue has been generated by this property.

The property that is proposed to be annexed appears to have had no recent use. Pictometry images indicate that, except for a billboard lease, the site was vacant for at least two (2) years prior to the date of the Petition for Annexation. It is contiguous to SL2023-03.

WHEREAS, Article 1 of the Agreement addresses annexation. Per Section B, "undeveloped" means, among other things, vacant land.

Article 1, Section B (2) of the agreement states that:

"In all cases where undeveloped properties as annexed in accordance with state law, following the effective date of this agreement, dealers in retail sales shall collect only the District's 2% sales tax and remit the entire amount to the District. An amount equal to fifty (50%) percent of the net proceeds of these taxes shall be paid to the City in the manner hereinafter specified. The net sales tax revenues shall be those received by the District after accounting for all expenses of collection and as set forth in Article 3.

a) In cases of undeveloped property being annexed subsequent to this agreement, the Parties agree that either the Parish's drainage and traffic impact regulations shall apply to the development of the property or the City's drainage and traffic impact regulations shall apply, whichever is the most restrictive. If, in the opinion of the Parish and City Engineers, a different application of regulations should apply to the property, modifications to the applicable regulations may be made upon the written concurrence of the Engineering Departments. In this regard, the Parties agree to cooperate in the review and approval of any drainage plans and traffic impact analysis, in order to ensure the least amount of adverse drainage impacts and traffic on surrounding areas and on existing and future drainage and traffic infrastructure."

Therefore, STD#3 proceeds shall be divided 50/50 Parish/City.

WHEREAS Article 4, Zoning of Annexed Properties, states in part that:

In the event that the Parish Council does not concur with the proposed change in zoning, the District shall retain all net proceeds for a period of two (2) years following annexation of the property by the City. Following the two (2) year period, the District shall retain fifty (50%) percent of the net proceeds and fifty (50%) percent of the net proceeds shall be paid to the City in the manner previously specified.

WHEREAS, the proposed City zoning is C-4, which is not an intensification of the Commercially zoned portion.

THE PARISH COUNCIL OF ST. TAMMANY HEREBY RESOLVES to **concur/not concur (circle one)** with the City of Slidell annexation and rezoning of the Property from Parish HC-2 (Highway Commercial) to City of Slidell C-4 Highway Commercial, in accordance with the Sales Tax Enhancement Plan.

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

MOVED FOR ADOPTION BY \_\_\_\_\_, SECONDED BY \_\_\_\_\_

YEAS:

NAYS:

ABSTAIN:

ABSENT:

THIS RESOLUTION WAS DECLARED ADOPTED ON THE 4<sup>TH</sup> DAY OF APRIL 2024, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

\_\_\_\_\_  
ARTHUR A. LAUGHLIN, COUNCIL CHAIR

ATTEST:

\_\_\_\_\_  
KATRINA L. BUCKLEY, COUNCIL CLERK

**ADMINISTRATIVE COMMENT**

**April 4, 2024 - St. Tammany Parish Council Meeting**

**Planning & Development (SL2024-01)**

The City of Slidell requests to annex Lot 2A, Sq. 8, Lindberg Glen S/D located near the intersection of I-10 & Orion Street – Slidell, LA

Current Use – Vacant.

Current Zoning – (HC-2) Highway Commercial.

Proposed City of Slidell Zoning – (C-4) Hwy Commercial