

Link to original [Document here](#)

PUBLISHED MAY 27, 2004 AND POSTED AT PARISH COMPLEXES BY JUNE 1, 2004

AGENDA

ST. TAMMANY PARISH COUNCIL MEETING

THURSDAY, JUNE 3, 2004 AT 6:00 P.M.

ST. TAMMANY GOVERNMENT COMPLEX

21490 KOOP DRIVE, MANDEVILLE, LA.

Call to Order by Honorable Patricia Brister, Chairman

Invocation by

Pledge of Allegiance by

Roll Call: Marty Dean

Russell Fitzmorris

James A. "Red" Thompson

Marty Gould

Gary Singletary

Joe Impastato

Patricia Brister

Steve Stefancik

Chris Canulette

Barry D. Bagert

Henry Billiot

Jerry Binder

Joe "Coach" Thomas

Ken Burkhalter

PRESENTATIONS

1) Certificate of Recognition to Lacombe True Value Hardware as Business of the Month for outstanding service to the community.

2) Certificates of Recognition to Nathan McCrimon and Chris Kaufman for service as members of Communications District No. 1.

3) Presentation by Ben Badon - Fire Ops 101.

CONSENT CALENDAR

MINUTES

Regular Council Meeting May 6, 2004

Special Council Meeting May 26, 2004

Council Committee Meetings May 26, 2004**ORDINANCES FOR INTRODUCTION****(Public Hearing July 1, 2004)**

1) Ord. Cal. No. 2857 - Ordinance to extend for an additional six (6) months the moratorium on the receipt of submissions by the Parish Zoning and Planning Commissions for rezoning of property and/or the issuance of building permits for construction or placement of any commercial structures in a certain area of Ward 4, District 5, as established by Ordinance C.S. No. 04-0818, adopted January 15, 2004.

2) Ord. Cal. No. 2858 - Ordinance to extend for an additional six (6) months the moratorium on receipt of submissions by the Parish Planning and Zoning Commissions for the rezoning and/or resubdivision of property for new development in the Bayou Liberty area, specifically those portions of Precincts 907, 906, 905, 904, 901, 913, 915, 908 and 912, from which water flows to the Bayou Liberty Drainage Basin, as established by Ordinance C.S. No. 04-0817, adopted January 15, 2004. (District 11)

PARISH COUNCIL MEETING JUNE 3, 2004 PAGE 2

3) Ord. Cal. No. 2859 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the north side of Bay Ridge Drive and Nighthawk Drive, west of the West Pearl River, containing 132.6 acres, from A-2 Suburban, A-3 Suburban and SA Suburban Agriculture to A-3 Suburban. (Ward 8, District 9) (ZC 04-05-036) (Zoning Commission approved 5/4/2004)

4) Ord. Cal. No. 2860 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the northeast corner of Hwy. 36 and Dahlia Street, containing 19,522 sq. ft., from R-Rural to C-2 Highway Commercial. (Ward 10, District 2) (ZC 04-05-038) (Zoning Commission approved 5/4/2004)

5) Ord. Cal. No. 2861 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the north side of Krentel Road, west of Hwy. 434, containing 0.92 acres, from M-1 Light Industrial to C-2 Highway Commercial. (Ward 7, District 7) (ZC 04-05-040) (Zoning Commission approved 5/4/2004)

6) Ord. Cal. No. 2862 - Ordinance accepting dedication of Guste Island Road for inclusion into road maintenance system. (Ward 1, District 1)

7) Ord. Cal. No. 2863 - Ordinance accepting finalized subdivisions into the road and drainage inventories, specifically Alamosa Park, Phase 2-A. (Ward 4, District 7)

8) Ord. Cal. No. 2864 - Ordinance to rename Rhonda Road Extension as Gum Creek Road, Martha Drive as Virginia Drive, and the 1700 block of Atalin Street as Hazel Drive. (Wards 4 & 8, Districts 6 & 10)

9) Ord. Cal. No. 2865 - Ordinance to correct road inventory to include Courtano Drive, a portion of 9th Street, and an extension of Julian Drive; also to correct the drainage inventory to include ditch located off M. P. Planche Road. (Wards 3 & 9, Districts 3, 5 & 11)

**10) Ord. Cal. No. 2866 - Ordinance to adopt Voluntary Developmental Agreement between the Parish and Marigold Court, LLC, developer of Vintage Courts Subdivision.
(Ward 3, District 5)**

**11) Ord. Cal. No. 2867 - Ordinance to adopt Voluntary Developmental Agreement between the Parish and Golden Properties, LLC, developer of Koop Office Park Subdivision.
(Ward 4, District 7)**

RESOLUTIONS

12) Resolution C.S. No. C-1115 - Resolution approving holding election in Recreation District No. 12 on July 17, 2004 to authorize incurring of debt and issuance of bonds therein.

13) Resolution C.S. No. C-1116 - Resolution authorizing and perfecting the transfer of Voluntary Developmental Agreement Escrow Funds from District to District for Council Districts 5, 7, 8, and 10, as a result of redistricting.

14) Resolution C.S. No. C-1117 - Resolution to concur with City of Slidell rezoning of 2.02 acres located at the northwest corner of Hoover Drive and Lawes Street (Section 12, Township 9 South, Range 14 East), from City of Slidell A-7 Multi-Family Urban District to City of Slidell C-2 Neighborhood Commercial District. (Ward 8, District 13)

15) Resolution C.S. No. C-1118 - Resolution stating Council endorsement of Medline Industries, Inc. for participation in benefits of Louisiana Enterprise Zone Program.

16) Resolution C.S. No. C-1119 - Resolution stating Council endorsement of American's Furniture Club for participation in benefits of Louisiana Enterprise Zone Program.

17) Resolution C.S. No. C-1120 - Resolution stating Council endorsement of Olive Garden for participation in benefits of Louisiana Enterprise Zone Program.

PARISH COUNCIL MEETING JUNE 3, 2004 PAGE 3

**18) Resolution C.S. No. C-1121 - Resolution stating Council endorsement of Fairway Imaging Center, LLC for participation in benefits of Louisiana Enterprise Zone Program.
(Brister/President)**

19) Resolution C.S. No. C-1122 - Resolution to concur/not concur with the City of Slidell annexation and rezoning of 2.5 acres at the southeast corner of Howze Beach Road and Old Spanish Trail (being 1819 Old Spanish Trail) from Parish C-2 Highway Commercial to City of Slidell C-4 Highway Commercial. (Ward 9, District 12)

20) Resolution C.S. No. C-1123 - Resolution to concur/not concur with City of Covington annexation and rezoning of 1.15 acres on the east side of Highway 190 Business, south of SPEEDEE Oil Change, from Parish C-2 Highway Commercial to City of Covington C-3 Highway Business. (Ward 3, District 3)

21) Resolution C.S. No. C-1124 - Resolution to concur/not concur with City of Slidell annexation and rezoning of 6.512 acres in Village Square Subdivision (being Lots 1-15, 17, 18, 20-27) from

**Parish C-2 Highway Commercial to City of Slidell C-4 Highway Commercial.
(Ward 8, District 9)**

22) Resolution C.S. No. C-1125 - Resolution to amend Ord. C.S. No. 03-0775, the 2004-2008 Capital Improvement Budget, Fixed Asset and Grant Awards.

23) Resolution C.S. No. C-1126 - Resolution authorizing Parish Government's concurrence of the fare structure to be implemented by Council on Aging, contracted operator of demand response public transportation within the rural areas of St. Tammany.

24) Resolution C.S. No. C-1127 - Resolution to authorize expenditure of FEMA flood mitigation assistance money to elevate flood-prone residences, or to acquire, demolish and remove same.

25) Resolution C.S. No. C-1128 - Resolution to support Parish application for assistance from DOTD for reconstructing the Bayou Lacombe Bridge.

26) Resolution C.S. No. C-1129 - Resolution to support Parish application for assistance from DOTD for constructing Lonesome Road bike path connecting the Tammany Trace with area subdivisions.

27) Resolution C.S. No. C-1130 - Resolution to support Parish application for assistance from DOTD for constructing Thompson Road bike path connecting the Tammany Trace with area subdivisions.

28) Resolution C.S. No. C-1131 - Resolution establishing Warranty Obligations.

W A R R A N T Y

NAME OF SUBDIVISION RECOMMENDATION

**ARBOR WALK SUBDIVISION, PHASE 2 EXTEND FOR ONE (1) YEAR OR
AMOUNT: \$79,800 UNTIL WORK IS SATISFACTORILY
EXPIRES: JULY 10, 2004 ACCOMPLISHED
WARD: 1 DISTRICT: 1**

**ASHTON OAKS SUBDIVISION, PHASE 3 EXTEND FOR ONE (1) YEAR OR
AMOUNT: \$36,400 UNTIL WORK IS SATISFACTORILY
EXPIRES: JULY 8, 2004 ACCOMPLISHED
WARD: 8 DISTRICT: 9**

PARISH COUNCIL MEETING JUNE 3, 2004 PAGE 4

Warranty Obligations continued:

NAME OF SUBDIVISION RECOMMENDATION

**EMERALD PINES SUBDIVISION CALL L.O.C.
AMOUNT: \$7,700 TO REMAIN IN THE OWNERSHIP OF**

EXPIRES: JULY 8, 2004 **HOMEOWNERS' ASSOCIATION**
WARD: 4 **DISTRICT: 5**

LAKEVIEW REGIONAL MEDICAL CENTER **RELEASE L.O.C.**
SUBDIVISION, PHASE 3 **TO BE BROUGHT INTO THE**
AMOUNT: \$13,700 **MAINTENANCE SYSTEM**
EXPIRES: MARCH 20, 2005
WARD: 4 **DISTRICT: 5**

KINGSPPOINT SUBDIVISION, PHASE 8Q-1 **RELEASE L.O.C.**
AMOUNT: \$26,900 **TO BE BROUGHT INTO THE**
EXPIRES: JUNE 27, 2004 **MAINTENANCE SYSTEM**
WARD: 8 **DISTRICT: 14**

KINGSPPOINT SUBDIVISION, PHASE 8Q-2 **RELEASE L.O.C.**
AMOUNT: \$35,600 **TO BE BROUGHT INTO THE**
EXPIRES: JULY 2, 2004 **MAINTENANCE SYSTEM**
WARD: 8 **DISTRICT: 14**

KINGSPPOINT SUBDIVISION, PHASE 8Q-4 **RELEASE L.O.C.**
AMOUNT: \$18,100 **TO BE BROUGHT INTO THE**
CASH IN ESCROW **MAINTENANCE SYSTEM**
WARD: 8 **DISTRICT: 14**

MADISON FARMS SUBDIVISION, PH 3-B **RELEASE L.O.C.**
AMOUNT: \$26,700 **TO BE BROUGHT INTO THE**
EXPIRES: AUGUST 12, 2004 **MAINTENANCE SYSTEM**
WARD: 1 **DISTRICT: 1**

MASTERS POINT SUBDIVISION, PH 2 **RELEASE L.O.C.**
AMOUNT: \$48,100 **TO REMAIN IN THE OWNERSHIP OF**
EXPIRES: JULY 8, 2004 **HOMEOWNERS' ASSOCIATION**
WARD: 9 **DISTRICT: 12**

THE WOODLANDS SUBDIVISION, PH 8 **RELEASE L.O.C.**
AMOUNT: \$20,700 **TO REMAIN IN THE OWNERSHIP OF**
EXPIRES: AUGUST 16, 2004 **HOMEOWNERS' ASSOCIATION**
WARD: 4 **DISTRICT: 10**

29) Resolution C.S. No. C-1132 - Resolution to amend Ord. C.S. No. 03-0775, the 2004-2008 Capital Improvement Budget and Program, to make changes to Council District 3 list to include Delaune Road.

30) Resolution C.S. No. C-1133 - Resolution to amend Ord. C.S. No. 03-0775, the 2004-2008 Capital Improvement Budget and Program, to make changes to Council District 2 list to include Bienville Road, North and F. Jenkins Road.

31) Resolution C.S. No. C-1134 - Resolution authorizing issuance of requests for statements of interest and capabilities from sewerage service providers for financing, constructing, installing, and operating water and sewerage systems for St. Tammany under a Service Franchise Agreement.

END OF CONSENT CALENDAR**PARISH COUNCIL MEETING JUNE 3, 2004 PAGE 5****APPEALS**

1) Applicant Jonathan Pearson, Pearson Real Estates Services, Inc., appealing the Zoning Commission DENIAL on February 3, 2004 to rezone 29.46 acres of land on the west side of I-59, south of the East Pearl River, from C-2 Highway Commercial to M-2 Intermediate Industrial. (Ward 6, District 6) (ZC 04-01-004) (Tabled 3/4/2004, 4/1/2004 and 5/6/2004)

2) Applicant Wilfred Lewis appealing the Zoning Commission DENIAL on May 4, 2004 to rezone 21,875 sq. ft. of property on the northeast corner of Coast Boulevard and Bosworth Avenue (being Lots 22-28 of Square 6 in Central Park Subdivision), from Special District #14 to C-2 Highway Commercial. (Ward 8, District 12) (ZC 04-05-034)

3) Applicant Joseph E. Scott appealing the Zoning Commission DENIAL on May 4, 2004 to rezone 15,625 sq. ft. of property on the northwest corner of Coast Boulevard and Cass Avenue (being Lots 29-33 of Square 6 in Central Park Subdivision), from Special District #14 to C-2 Highway Commercial. (Ward 8, District 12) (ZC 04-05-035)

4) Save Our Wetlands, Inc. through Attorney Luke Fontana, appealing the Zoning Commission APPROVAL on May 4, 2004 to amend the conditions of the Lakeshore Estates & Lakeshore Villages Planned Unit Developments (Ward 9, District 13) (ZC 01-11-072) (Applicant Shelby LaSalle/Tammany Holding Corp., et al)

5) Colleen D. Hawley appealing the Zoning Commission APPROVAL on May 4, 2004 for issuance of a conditional use permit for a 20,000 sq. ft. commercial building on the east side of Hwy. 21, south of I-12 and north of Christwood Boulevard, in a C-2 Highway Commercial District. (Ward 1, District 1) (CP 04-04-041) (Applicant Jim Rehkopf/Stirling Properties)

ORDINANCES FOR ADOPTION**(Public Hearing)**

1) Ord. Cal. No. 2757 As Amended -Ordinance to amend the Parish Code of Ordinances, Chapter 14, Article I, to amend and reenact Section 14-002.00 Illustrative Enumeration, and to create a new Section 14-010.00 entitled Prohibited Tree Cuttings and Associated Debris. (Reintroduced as amended 5/6/2004)

2) Ord. Cal. No. 2808 - Ordinance accepting finalized subdivisions into road and drainage inventories, specifically Forest Brook, Phase 4C1. (Ward 4, District 7) (Introduced 4/1/2004) (Tabled 5/6/2004)

3) Ord. Cal. No. 2812 - Ordinance to declare Lot 556, Moonraker Subdivision, Phase 3-D, as surplus property and authorize sale of same. (Ward 9, District 13) (Introduced 5/6/2004)

4) Ord. Cal. No. 2827 - Ordinance to impose a six (6) month moratorium on issuance of building permits for construction or placement of building structures on all properties within

unincorporated St. Tammany Parish abutting, in whole or in part, Soult Street between Highway 190 and Highway 1088 and which use Soult Street for purposes of gaining access to said properties. (Ward 4, Districts 7 and 10) (Introduced 4/28/2004)

5) Ord. Cal. No. 2828 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the east side of Hwy. 59, south of Mire Drive and north of Ponchitalawa Creek, being Lot 9 of Square 3 in Red Gap Acres Subdivision, Addition #1, containing 25,350 sq. ft., from SA Suburban Agriculture to C-2 Highway Commercial. (Ward 3, District 5) (ZC 04-03-019) (Zoning Commission approved 4/6/2004)(Introduced 5/6/2004)

6) Ord. Cal. No. 2829 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the east side of Dupre Street, north of Caroline Street, being Lot 173-A of Square 173 in Town of Mandeville Subdivision, containing 3.5 acres, from A-2 Suburban to A-4 Single Family Residential. (Ward 4, District 7) (ZC 04-04-021) (Zoning Commission approved 4/6/2004) (Introduced 5/6/2004)

PARISH COUNCIL MEETING

JUNE 3, 2004

PAGE 6

7) Ord. Cal. No. 2830 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the west side of Hwy. 21, north of intersection of Hwy. 21 and Hwy. 1077, containing 2.8 acres, from SA Suburban Agriculture to C-1 Neighborhood Commercial. (Ward 1, District 1) (ZC 04-04-022) (Zoning Commission approved 4/6/2004) (Introduced 5/6/2004)

8) Ord. Cal. No. 2831 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the west side of Collins Boulevard, north of West Magee Street, containing 0.54 acres, from SA Suburban Agriculture to C-2 Highway Commercial. (Ward 3, District 2) (ZC 04-04-023) (Zoning Commission approved 4/6/2004) (Introduced 5/6/2004)

9) Ord. Cal. No. 2832 - Ordinance amending the official zoning map of St. Tammany Parish to reclassify land on the northeast corner of Rose Street and Hwy. 36, being Lots 19, 21, 23, 25, 27 and 29 of Square 24 in West Abita Springs Subdivision, containing 12,309 sq. ft., from R-Rural to C-2 Highway Commercial. (Ward 10, District 3) (ZC 04-04-024) (Zoning Commission approved 4/6/2004) (Introduced 5/6/2004)

10) Ord. Cal. No. 2833 - Ordinance amending the official zoning map of St. Tammany Parish to reclassify land on the west side of Hwy. 40, north of Stermer Road, containing 37.11 acres, from R-Rural to A-1 Suburban. (Ward 2, District 2) (ZC 04-04-027) (Zoning Commission approved 4/6/2004) (Introduced 5/6/2004)

11) Ord. Cal. No. 2834 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the east side of Hwy. 59, south of I-12, being Lots 9-13 of DeVal Estates Subdivision, containing 2.58 acres, from LC Light Commercial to C-1 Neighborhood Commercial. (Ward 4, District 5) (ZC 04-04-028) (Zoning Commission approved 4/6/2004) (Introduced 5/6/2004)

12) Ord. Cal. No. 2835 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the north side of Hwy. 1085, west of intersection of Hwy. 1085 and Hwy. 1077, containing 118.9 acres, from R-Rural to M-2 Intermediate Industrial. (Ward 1, District 1)

(ZC 04-04-030) (Zoning Commission approved 4/6/2004) (Introduced 5/6/2004)

13) Ord. Cal. No. 2836 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the north side of Montmartre Street, between Jackson Avenue and Atalin Street, containing 2.85 acres, from A-3 Suburban to A-4 Single Family Residential. (Ward 4, District 10) (ZC 04-04-031) (Zoning Commission approved 4/6/2004) (Introduced 5/6/2004)

14) Ord. Cal. No. 2837 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the west side of Penn Mill Road, north of Hwy. 190, containing 32 acres, from SA Suburban Agriculture to PUD (Planned Unit Development). (Ward 3, District 3) (ZC 04-04-032) (Zoning Commission approved 4/6/2004) (Introduced 5/6/2004)

15) Ord. Cal. No. 2838 - Ordinance establishing a "No Truck Route" on Burns Cemetery Road. (Ward 2, District 3) (Introduced 5/6/2004)

16) Ord. Cal. No. 2839 - Ordinance to authorize Parish to purchase Lots 1, 2, 8, 9 and 10, Pinehurst Subdivision, commonly referred to as "Animal Services Property." (Introduced 5/6/2004)

17) Ord. Cal. No. 2840 - Ordinance to authorize Parish to accept donation of a 10-foot strip of land north of Koop Drive. (Introduced 5/6/2004)

18) Ord. Cal. No. 2841 - Ordinance to authorize the Parish to purchase Lots 1, 3 and 5, Square 345A, Town of Mandeville to relocate lateral canal of Bayou Castine. (Introduced 5/6/2004)

19) Ord. Cal.No. 2842 - Ordinance to adopt Voluntary Developmental Agreement between the Parish and Pass On It Properties, LLC, developer of Tammany West Multiplex Subdivision. (Ward 1, District 1) (Introduced 5/6/2004)

PARISH COUNCIL MEETING JUNE 3, 2004 PAGE 7

20) Ord. Cal. No. 2843 - Ordinance to adopt Voluntary Developmental Agreement between the Parish and Lonesome Development, developer of The Landing At Tchefuncta Subdivision. (Ward 1, District 1) (Introduced 5/6/2004)

21) Ord. Cal. No. 2844 - Ordinance to revoke Berry Avenue right-of-way in Pinecrest Subdivision. (Ward 7, District 7) (Introduced 5/6/2004)

22) Ord. Cal. No. 2845 - Ordinance amending the 2004 Operating Budget. (Introduced 5/6/2004)

23) Ord. Cal. No. 2846 - Ordinance to amend Ord. C.S. No. 04-0828, adopted 2/5/2004, establishing and validating rates and fees for sewerage and water services provided by systems owned and operated by the Parish to include Cross Gates Utility. (Introduced 5/6/2004)

24) Ord. Cal. No. 2847 - Ordinance to impose a six (6) month moratorium on issuance of permits for construction or placement of building structures on certain properties within

unincorporated St. Tammany Parish abutting, in whole or in part, a portion of the East I-10 Service Road, Slidell, Louisiana. (Ward 8, District 8) (Introduced 5/6/2004)

25) Ord. Cal. No. 2848 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the east side of Military Road, north of Crowe's Landing Road, containing 23.9 acres, from SA (Suburban Agriculture) A-3 (Suburban). (Ward 8, District 9) (ZC04-04-029) (Introduced from appeal 5/6/2004)

26) Ord. Cal. No. 2849 - Ordinance amending the official zoning map of St. Tammany to reclassify land on the north side of Highway 21, west of the intersection of Highway 21 and Highway 40, containing 5+ acres, from R (Rural) to C-2 (Highway Commercial). (Ward 5, District 2) (ZC04-03-016) (Introduced from appeal 5/6/2004)

27) Ord. Cal. No. 2850 - Ordinance authorizing purchase of one lot in Tall Timbers Subdivision and authorizing the Parish President to execute documents in connection therewith. (Introduced 5/6/2004)

28) Ord. Cal. No. 2852 - Ordinance to impose a six (6) month moratorium on the issuance of permits for construction or placement of building structures within a portion of Cypress Park Subdivision. (Ward 7, District 7) (Introduced 5/6/2004)

29) Ord. Cal. No. 2853 - Ordinance to authorize Parish President to accept the donation of a 5.6836 acre slough in Covington Meadows per exhibit attached. (Introduced 5/6/2004)

30) Ord. Cal. No. 2854 - Ordinance to permit Parish President to accept donation of property and enter Cooperative Endeavor Agreement with St. Tammany West Chamber for use of said property. (Introduced 5/6/2004)

31) Ord. Cal. No. 2855 - Ordinance to amend Parish Code, Chapter 15, Article I, Litter Prevention, to add a definition to Section 15-001.00. (Introduced 5/6/2004)

AWARD OF BIDS

BID ITEM BID NUMBER FUND

Towers Building Roof Project 520-04-01-04-11-2C

Official Journal 502-03-04-08-2C