ORDINANCE # 2024-05
INTRODUCED BY Verret
DATE INTRODUCED 03-05-2024
ITEM NUMBER 2024-03-01
PUBLIC HEARING 04-09-2024
ADOPTED/TABLED 04-09-2024
EFFECTIVE 04-24-2024
BOOK # _____ PAGE # _____
RECORDATION # _____
AMENDED BY ORDINANCE # _____
DATE AMENDED _____

ADOPTION

INTRODUCTION

CITY OF COVINGTON
STATE OF LOUISIANA

ORDINANCE NUMBER 2024-05
AN ORDINANCE OF THE CITY OF COVINGTON AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF COVINGTON, LOUISIANA TO RECLASIFY A CERTAIN PARCEL OF LAND FROM CBD –COMMUNITY BUSINESS DISTRICT, HDC- MUOD HISTORIC DOWNTOWN COVINGTON MIXED-USE OVERLAY DISTRICT TO PCUD, PLANNED COMBINED USE DISTRICT (ZONING CASE# 24-02-01ZC)

Whereas, the Zoning Commission of the City of Covington, after having held its public hearing in accordance with law, has recommended to the City Council of the City of Covington, Louisiana the approval of the reclassification of a certain parcel of land from CBD community business and HDC – MUOD Historic Downtown Covington Mixed– Use Overlay District to a PCUD Planned Combined Use District; and

Whereas, the subject property is more fully described as follows to wit:

That Certain Parcel of ground, together with all the buildings and improvements thereon situated in Square 12, Division of St. John, City of Covington, St. Tammany Parish, Louisiana and more particularly described as follows:

From the point formed by the South line of Gibson Street and the East line of New Hampshire Street, go along the east line of New Hampshire Street at right angle to Gibson Street 68.8 feet to the Point of Beginning. From said Point of Beginning, go in a southerly direction along the east line of New Hampshire Street 51.4 feet to an iron corner; thence go at a right angle to the left parallel to Gibson Street 100.0 feet to an iron corner; thence turn at a right angle and go in a northerly direction parallel to New Hampshire Street 51.4 feet to an iron corner; thence at a right angle to the left parallel to Gibson Street in a westerly direction 100.0 feet to an iron corner hereto for set as the Point of Beginning.

AND

All that certain lot or parcel of ground designated as Lot 4 – B in Square 12, Division of St. John, City of Covington, Parish of St. Tammany, Louisiana and more fully described as follows, to wit:

Commencing at the intersection of the southerly line of E. Gibson St. and the easterly line of the public alley, thence measuring a southerly direction along the easterly line of the public alley within Square 12, a distance of 60.0 feet to a point

in a transition break line in concrete sidewalks said point being the Point of Beginning.

From the Point of Beginning, measure in an easterly direction along said concrete line in sidewalk a distance of 50.0 feet to a point; thence measuring a southerly direction along a line parallel to the public alley, a distance of 32.8 feet to a point; thence measure in a westerly direction along the line common to Lots 4 – B and 4 – C, a distance of 50.0 feet to a point located on the easterly line of the public alley; thence measure in a northerly direction along the easterly line of the public alley, a distance of 32.3 feet back to the Point of Beginning, all as more fully shown on the plan of re-subdivision by Fonctuberta Surveys, Inc., dated September 6, 1996 and being Map File 1477 of the records of St. Tammany Parish.

Whereas, the Covington City Council has held its public hearing in accordance with law; and

Whereas, the Covington City Council has found that the PCUD zoning is consistent with the benefits resulting from the Mixed Use Overlay zone and accommodates the redevelopment of the property at this specific location;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Covington, at its regular session convened, that the zoning classification of the following described property is hereby changed to PCUD Planned Combined Use District, said property being more fully described as follows:

That Certain Parcel of ground, together with all the buildings and improvements thereon situated in Square 12, Division of St. John, City of Covington, St. Tammany Parish, Louisiana and more particularly described as follows:

From the point formed by the South line of Gibson Street and the East line of New Hampshire Street, go along the east line of New Hampshire Street at right angle to Gibson Street 68.8 feet to the Point of Beginning. From said Point of Beginning, go in a southerly direction along the east line of New Hampshire Street 51.4 feet to an iron corner; thence go at a right angle to the left parallel to Gibson Street 100.0 feet to an iron corner; thence turn at a right angle and go in a northerly direction parallel to New Hampshire Street 51.4 feet to an iron corner; thence at a right angle to the left parallel to Gibson Street in a westerly direction 100.0 feet to an iron corner hereto for set as the Point of Beginning.

AND

All that certain lot or parcel of ground designated as Lot 4 – B in Square 12,

Division of St. John, City of Covington, Parish of St. Tammany, Louisiana and more fully described as follows, to wit:

Commencing at the intersection of the southerly line of E. Gibson St. and the easterly line of the public alley, thence measuring a southerly direction along the easterly line of the public alley within Square 12, a distance of 60.0 feet to a point in a transition break line in concrete sidewalks said point being the Point of Beginning.

From the Point of Beginning, measure in an easterly direction along said concrete line in sidewalk a distance of 50.0 feet to a point; thence measuring a southerly direction along a line parallel to the public alley, a distance of 32.8 feet to a point; thence measure in a westerly direction along the line common to Lots 4 – B and 4 – C, a distance of 50.0 feet to a point located on the easterly line of the public alley; thence measure in a northerly direction along the easterly line of the public alley, a distance of 32.3 feet back to the Point of Beginning, all as more fully shown on the plan of re-subdivision by Fonctuberta Surveys, Inc., dated September 6, 1996 and being Map File 1477 of the records of St. Tammany Parish.

BE IT FURTHER ORDAINED that the Official Zoning Map of the City of Covington shall be amended accordingly.

BE IT FURTHER ORDAINED that 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.

WHEREUPON, this ordinance having been submitted in writing, having been read by title and adopted at a public meeting of the City Council of the City of Covington, State of Louisiana, was then submitted to an official vote as a whole, the vote thereon being as follows:

MOVED FOR ADOPTION by Vemet, seconded by Gibergia

YEAS: 7 **ABSENT:** 0

NAYS: 0 **ABSTAIN:** 0

PASSED AND ADOPTED this 9th day of April, 2024.

MARK VERRET
COUNCIL PRESIDENT

JOANN RUCKER
COUNCIL CLERK

Presented to the Mayor on this 10th day of April, 2023, at 8:00 o'clock A.M.

JOANN RUCKER
COUNCIL CLERK

Approved ✓ or Vetoed ___ by the Mayor on this 11th day of April, 2024.

MARK R. JOHNSON
MAYOR

Received from the Mayor on this 11th day of April, 2024, at 11:30 o'clock A.M.

JOANN RUCKER
COUNCIL CLERK