ORDINANCE # 2025-13
INTRODUCED BY BURRELL
DATE INTRODUCED 07-01-2025
ITEM NUMBER 2025-07-02
PUBLIC HEARING 09-09-2025
ADOPTED/TABLED 09-09-2025
EFFECTIVE 09-24-2025
BOOK # _____ PAGE # _____
RECORDATION # _____
AMENDED BY ORDINANCE # _____
DATE AMENDED _____

ADOPTION

INTRODUCTION

CITY OF COVINGTON
STATE OF LOUISIANA

ORDINANCE NUMBER 2025-13

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF COVINGTON TO REZONE A PARCEL OF PROPERTY CONTAINING 5.11 ACRES IN SECTION 42-7-11, CITY OF COVINGTON FROM CN-NEIGHBORHOOD COMMERCIAL TO CBD-COMMUNITY BUSINESS DISTRICT (ZONING CASE 25-06-04 ZC)

(This Ordinance Was Previously Tabled At The August 05, 2025 Council meeting)

WHEREAS, the property to be rezoned is described as

That certain Piece or Parcel of Land, situated in Section 42, Township 7 South, Range 11 East, City of Covington, St. Tammany Parish, Louisiana and more fully described as follows to wit:

From the Southwest corner of Section 42, Township 7 South, Range 11 East, go South 48 degrees 30 minutes East 254.1 feet; thence North 76 degrees 15 minutes East 212.0 feet; thence North 57 degrees 15 minutes East 170.5 feet; thence North 28 degrees 50 minutes East 140.1 feet; thence North 38 degrees 45 minutes East 166.7 feet; thence North 75 degrees 00 minutes East 175.7 feet; thence North 47 degrees 15 minutes East 226.3 feet; thence North 26 degrees 15 minutes East 558.8 feet; thence South 58 degrees 55 minutes East 27.0 feet; thence North 26 degrees 45 minutes East 283.1 feet; thence North 12 degrees 50 minutes East 60.0 feet; thence North 27 degrees 30 minutes East 565.0 feet; thence North 05 degrees 35 minutes East 71.0 feet; thence North 73 degrees 34 minutes East 55.0 feet; thence South 75 degrees 11 minutes East 223.0 feet; thence North 30 degrees 56 minutes West 683.5 feet; thence North 54 degrees 26 minutes East 40.0 feet; thence North 31 degrees 56 minutes West 207.0 feet; thence North 58 degrees 42 minutes East 339.63 feet; thence South 31 degrees 35 minutes 09 seconds East 162.0 feet; thence North 58 degrees 21 minutes 03 seconds East 25.0 feet to the Point of Beginning.

From the Point of Beginning go North 32 degrees 27 minutes 21 seconds West 228.87 feet to an iron; thence North 58 degrees 30 minutes 52 seconds East 67.86 feet to an iron; thence North 16 degrees 54 minutes 59 seconds West 190.0 feet to an iron; thence North 19 degrees 45 minutes 41 seconds West 248.89 feet to an iron pipe set on the south bank of the Bogue Falaya River; thence along the bank of the Bogue Falaya River in a northeasterly direction 215.34 feet to an iron; thence South 34 degrees 15 minutes 25 seconds East 562.97 feet to an iron; thence South 34 degrees 00 minutes 51 seconds East 126.53 feet to an iron; thence South 58 degrees 41 minutes 06 seconds West 414.89 feet to a mag nail; thence North 23 degrees 53 minutes 35 seconds West 33.08 feet to the Point of Beginning.

All as more fully shown on the survey by Land Surveying, LLC dated April 23,

2025, said property containing 5.11 acres more or less; and

WHEREAS, the property owner requested to rezone the property to CR-Regional Commercial; and

WHEREAS, the request to rezone the property was reviewed by the Covington Zoning Commission at their meeting held June 16, 2025; and

WHEREAS, the Covington Zoning Commission unanimously recommended rezoning of the property to CBD-Community Business District; and

WHEREAS, the Covington City Council concurs in the recommendation of the Covington Zoning Commission,

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Covington, at its regular session convened, that the following described property, to wit:

That certain Piece or Parcel of Land, situated in Section 42, Township 7 South, Range 11 East, City of Covington, St. Tammany Parish, Louisiana and more fully described as follows to wit:

From the Southwest corner of Section 42, Township 7 South, Range 11 East, go South 48 degrees 30 minutes East 254.1 feet; thence North 76 degrees 15 minutes East 212.0 feet; thence North 57 degrees 15 minutes East 170.5 feet; thence North 28 degrees 50 minutes East 140.1 feet; thence North 38 degrees 45 minutes East 166.7 feet; thence North 75 degrees 00 minutes East 175.7 feet; thence North 47 degrees 15 minutes East 226.3 feet; thence North 26 degrees 15 minutes East 558.8 feet; thence South 58 degrees 55 minutes East 27.0 feet; thence North 26 degrees 45 minutes East 283.1 feet; thence North 12 degrees 50 minutes East 60.0 feet; thence North 27 degrees 30 minutes East 565.0 feet; thence North 05 degrees 35 minutes East 71.0 feet; thence North 73 degrees 34 minutes East 55.0 feet; thence South 75 degrees 11 minutes East 223.0 feet; thence North 30 degrees 56 minutes West 683.5 feet; thence North 54 degrees 26 minutes East 40.0 feet; thence North 31 degrees 56 minutes West 207.0 feet; thence North 58 degrees 42 minutes East 339.63 feet; thence South 31 degrees 35 minutes 09 seconds East 162.0 feet; thence North 58 degrees 21 minutes 03 seconds East 25.0 feet to the Point of Beginning.

From the Point of Beginning go North 32 degrees 27 minutes 21 seconds West 228.87 feet to an iron; thence North 58 degrees 30 minutes 52 seconds East 67.86 feet to an iron; thence North 16 degrees 54 minutes 59 seconds West 190.0 feet to

an iron; thence North 19 degrees 45 minutes 41 seconds West 248.89 feet to an iron pipe set on the south bank of the Bogue Falaya River; thence along the bank of the Bogue Falaya River in a northeasterly direction 215.34 feet to an iron; thence South 34 degrees 15 minutes 25 seconds East 562.97 feet to an iron; thence South 34 degrees 00 minutes 51 seconds East 126.53 feet to an iron; thence South 58 degrees 41 minutes 06 seconds West 414.89 feet to a mag nail; thence North 23 degrees 53 minutes 35 seconds West 33.08 feet to the Point of Beginning.

All as more fully shown on the survey by Land Surveying, LLC dated April 23, 2025, said property containing 5.11 acres more or less, be rezoned as CBD - Community Business District.

BE IT FURTHER ORDAINED that the official Zoning Map of the City of Covington be amended to reflect this zoning change.

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 Botsford, seconded by Inman

YEAS: 7 **ABSENT:** 0

NAYS: 0 **ABSTAIN:** 0

PASSED AND ADOPTED this 9th day of September, 2025.

/s/ _____
MARK W. VERRET
COUNCIL PRESIDENT

/s/ JoAnn D. Rucker
JOANN D. RUCKER
COUNCIL CLERK

Presented to the Mayor on this 10th day of September , 2025, at 10:00 o'clock A.M.

/s/ JoAnn D. Rucker
JOANN D. RUCKER
COUNCIL CLERK

Approved ✓ or Vetoed ___ by the Mayor on this 11th day of September, 2025.

/s/ Mark R. Johnson
MARK R. JOHNSON
MAYOR

Received from the Mayor on this 11th day of September, 2025, at 1:45 o'clock P.M.

/s/ JoAnn D Rucker
JOANN D. RUCKER
COUNCIL CLERK