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2000-0062

INTRODUCED BY: ALBERT D. LAQUE, PARISH PRESIDENT  
(DEPT. OF PLANNING AND ZONING)

ORDINANCE NO. 00-5-7

An ordinance to amend Ordinance No. 99-12-8; an ordinance amending the St. Charles Parish Zoning Ordinance of 1981 and the St. Charles Parish Subdivision Regulations of 1981, to change setback requirements from property line to servitude line; to require a soil analysis, soil borings and geotechnical reports during subdivision review; to require right of way along major drainage canals during subdivision process; and to require buildable areas to be defined on final subdivision plats; to limit the affects of the aforementioned Ordinance to lots created after the effective date of the ordinance.

WHEREAS, the St. Charles Parish Council passed Ordinance No. 99-12-8 on December 8, 1999; and,

WHEREAS, Ordinance No. 99-12-8 has come into question by landowners in St. Charles Parish; and,

WHEREAS, existing subdivisions were not planned with the increased setback in mind; and,

WHEREAS, the new setback requirement severely reduces the buildable area in certain older subdivisions.

THE ST. CHARLES PARISH COUNCIL HEREBY ORDAINS:

SECTION I. X.B. be amended by adding the following statement:

B. *Exceptions to Area Regulations*

3. Whenever property abuts a major drainage canal as defined by the Subdivision regulations the required setback for all structures shall be twenty feet measured from the inner boundary of such servitude or right of way, **not withstanding any other provision of law, this provision shall not apply to any lot of record created and existing prior to the effective date of ordinance #99-12-8, December 15, 1999.**

The foregoing ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS: FAUCHEUX, HILAIRE, FABRE, ABADIE, AUTHEMENT, BLACK, MARINO, MINNICH  
NAYS: RAMCHANDRAN  
ABSENT: NONE

And the ordinance was declared adopted this 1<sup>st</sup> day of May 2000, to become effective five (5) days after publication in the Official Journal.

CHAIRMAN: [Signature]  
SECRETARY: [Signature]  
DLVD/PARISH PRESIDENT: 5-2-00  
APPROVED: [Signature] DISAPPROVED: \_\_\_\_\_

PARISH PRESIDENT: Albert D. Laque  
RETD/SECRETARY: 5-3-2000  
AT: 9:20 AM RECD BY: [Signature]

AMENDED

99-12-8