

Introduced September 23rd, 1980 by
Councilman Singletary (By Request),
seconded by Councilman Martinez (By Request)

Item Number 80-9-210

Amended November 11th, 1980: A & B

ORDINANCE NO. 1309

An ordinance amending the Slidell Zoning Ordinance No. 795.

BE IT ORDAINED by the Slidell City Council, in legal session convened,
that the present Part 8 of the Slidell Zoning Ordinance No. 795 is hereby
repealed and replaced with the following:

Part 8. AMENDMENTS

Section 8.1: No Amendment, Supplement, or Change of the Zoning Ordinance or
District Map Shall Become Effective Unless and Until:

8.101: Property owner(s) submits the form titled "Petition for Amendment
of Zoning Ordinance", in QUADRUPLICATE, to the Secretary of the
Planning Department and Zoning Commission in the City Planning
Department no later than seventeen (17) calendar days prior to
the meeting of the Planning and Zoning Commission at which it is
first to be considered. The form must be properly completed, signed,
and notarized. Forms are available in the City Planning Department.

8.102: Property owner(s) deposits with the Slidell Permit Department the
sum of \$25.00 for each acre of land, or portion thereof, for each
change of classification proposed. The maximum sum shall not exceed
\$200.00. This fee must be deposited no later that seventeen (17)
calendar days prior to the Planning and Zoning Commission meeting
at which the petition is to be first considered.

(a) The Planning and Zoning Commission may suspend the seventeen (17)
day deadline for a petition or deposit if in the opinion of the
Commission a delay to the following meeting would cause property
owner(s) unusual hardship or expense. Late petitions must
include all requirements as set forth in Section 8.103.

8.103: When the request is for a change of the District Map, the petitioner(s)
must submit four (4) copies of each of the following:

(a) The "Petition for Amendment of Zoning Ordinance" (properly
completed, signed, and notarized).

(b) A map of the petitioned property drawn to a scale of 1"=200'
or larger.

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2 (c) A legal description of the petitioned property.
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4 8.104: City Planning Department shall make a preliminary review of the
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6 petition.
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8 8.105: City Planning Department shall notify the petitioner(s) in writing
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10 of the date, time, and place of the Commission meeting at which the
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12 petition will be presented for acceptance.
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14 8.106: At least one (1) of the petitioner(s), who shall be sufficiently
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16 knowledgeable of the petition to answer questions and who shall
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18 be empowered to make changes in the petition shall be present at
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20 the Commission meeting at which the petition is presented for
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22 acceptance. If the petitioner is a corporation, the person repre-
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24 senting the corporation shall be an officer of the corporation.
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26 Failure of a qualified petitioner to be present may result in the
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28 petition being rejected.
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30 At this meeting, the Commission shall be permitted to discuss the
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32 petition among themselves, with the petitioner, and with City
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34 officials. The Commission shall have the privilege of making any
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36 comments or recommendations. However, the Commission is specifically
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38 denied the right to direct or order the petitioner to change in any
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40 way the petition presented, or to deny holding a public hearing on
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42 a petition if a qualified petitioner is present at this meeting.
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44 (The discussion at this meeting SHALL NOT replace a public hearing
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46 and no input from the general public shall be permitted at this
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48 Commission meeting. However, experts requested by the Commission
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50 or the petitioner(s) may be heard.)
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52 Should the petitioner(s) choose to modify the "Petition for Amendment
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54 of Zoning Ordinance", the petitioner(s) may do so at this meeting.
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56 Before the conclusion of the meeting, the Commission shall set a
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58 date for a public hearing on the petition as presented or as
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60 modified by the petitioner(s) at the meeting.
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62 8.107: There shall be a public hearing regarding the petition before the
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64 Planning and Zoning Commission at which parties in interest and
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66 citizens shall have an opportunity to be fully heard.
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8.108: Notice of the proposed change and date, time, and place of the public hearing shall be published in accordance with law.

8.109: A printed notice in bold type shall be posted for not less than ten (10) consecutive calendar days prior to the public hearing, on signs not less than one and one-half (1-1/2) square feet in area; prepared, furnished, and placed by the Slidell Building Official on EACH block of EACH street adjoining the area proposed for a change in zoning classification. Said signs shall contain an accurate statement of the proposed change(s) and also the date, time, and place of the public hearing as provided above.

8.110: The Planning and Zoning Commission shall submit its final report and recommendations regarding the change(s) to the secretary of the City Council. This report shall be made within ten (10) calendar days of the Commission meeting at which the final action has taken place. The City Council shall not take action on the proposed change(s) until it receives the final report of the Commission.

8.111: The City Council shall hold a public hearing on the petition.

8.112: Any amendment that has failed to receive the approval of the Planning and Zoning Commission shall not be passed by the City Council except by an affirmative vote of the majority of the authorized membership of the legislative body.

8.113: A final yea and nay vote shall be taken on the proposal by the City Council within one hundred and twenty (120) days dated from the introduction of the ordinance in correct form.

8.114: However, in case of a protest against such a change signed by the owners of twenty percent (20%) or more of the lots immediately adjacent, extending two hundred (200) feet from the nearest property lines of the lots proposed for change, or those directly opposite thereto extending five hundred (500) feet from the street frontage of such opposite lots, such amendment(s) shall not become effective except by favorable vote of at least the majority of the authorized membership of the legislative body.

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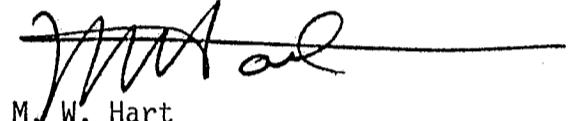
8.115: After publishing notice required by Section 8.1, the City Council may hold any public hearing required by this article or the statutes of Louisiana pertaining to zoning jointly with any public hearing required to be held by the Planning and Zoning Commission, but the legislative body shall not take action until it has received the final report of the Commission.

ADOPTED this 11th day of November, 1980.

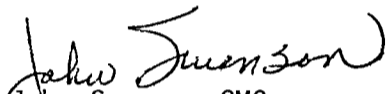
DELIVERED 11-14-80
9:15 ^A *m* to the Mayor
RECEIVED 11-17-80
3:30 ^P *m* from the Mayor



Alvin D. Singletary
Councilman-at-Large
President of the Council



M. W. Hart
Mayor



John Swenson CMC
Clerk of the Council