

CITY OF ST. GEORGE

BY COUNCIL MEMBER EDMONDS:

ORDINANCE NO. 2025-041

AN ORDINANCE REZONING A 2.53 ACRE PARCEL FROM THE R (RURAL) ZONING DISTRICT TO THE CW1 COMMERCIAL WAREHOUSING ONE ZONING DISTRICT TO PERMIT THE CONSTRUCTION OF A NEW TWO-STORY OFFICE BUILDING AND TO PROVIDE FOR RELATED MATTERS (15961 Airline Hwy.)

WHEREAS, application has been made (Case No. Z25-09) to rezone a 2.53 acre parcel from R (Rural) to CW1 Commercial Warehousing One to permit the construction of a new two-story, 12,800 sq. ft. office building; and

WHEREAS, the subject property is currently developed with a 16,000 sq. ft. office building, a 6,000 office/warehouse building, and a 5,700 sq. ft. warehouse building along with associated parking; and

WHEREAS, the proposed building will replace the existing warehouse building ; and

WHEREAS, a public hearing was held on August 4, 2025, before the City of St. George Zoning Commission at which the Zoning Commission recommended the grant of the rezoning request and granted site plan approval for the new office building, subject to the approval of the rezoning (Case No. SP25-03).

NOW THEREFORE, BE IT ORDAINED by the St. George City Council, State of Louisiana, as follows:

Section 1: That the property that is the subject of this Ordinance is legally described in Exhibit A attached hereto and made a part hereof.

Section 2: That the subject property is hereby rezoned from the R (Rural) to CW1 Commercial Warehousing One to permit the construction of a new two-story, 12,800 sq. ft. office building in conformance with the site plan approved by the Zoning Commission on August 4, 2025.

Section 3: The specific terms and conditions of this Ordinance shall prevail against other ordinances of the City to the extent that there may be any conflict. Except for the foregoing, the use of the subject property is subject to the terms of all applicable ordinances and regulations of the City of St. George, including any amendment thereto.

Section 4: Severability. If any provision of this Ordinance is declared invalid by any court of competent jurisdiction, the other provisions shall remain in full force and effect.

EXHIBIT A

TRACT 3-A-1 (2.53 ACRES), EDNA D. MARTIN TRACT, IN SEC. 37, T8S-R2E,
GREENSBURG LAND DISTRICT, CITY OF ST. GEORGE, EAST BATON ROUGE
PARISH, LOUISIANA

Section 5: Effective Date. This ordinance shall be effective upon publication.

For: Cook, Dellucci, Edmonds, Himmel, Monachello, Murrell, Talbot

Against:

Absent:

Adopted this 26th day of August, 2025

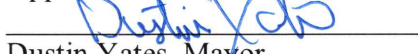
Signed this 28th day of August, 2025

Delivered to the Mayor on the 29th day of August, 2025



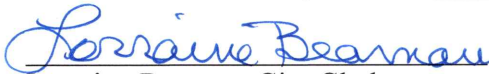
Lorraine Beaman, City Clerk

Approved:



Dustin Yates, Mayor

Received from the Mayor on the 2nd day of Sept, 2025



Lorraine Beaman, City Clerk

Adopted Ordinance published in The Advocate on the 9th day of Sept, 2025.