

**Board Members will meet for lunch at 11:30 a.m. in the MPC Conference Room**

**AGENDA  
METROPOLITAN SHREVEPORT ZONING BOARD OF APPEALS  
GOVERNMENT PLAZA CHAMBERS  
NOVEMBER 9, 2016 1:00 P.M.**

1. CALL TO ORDER
2. REMARKS BY CHAIRMAN
3. APPROVAL OF MINUTES –

**PUBLIC HEARING**

4. **CASE NO. BAP-35-16: SPECIAL EXCEPTION USE** District 2/Johnson  
**Interactive Map**  
**Applicant/Owner:** CARRIE ANGELA PHARR  
**Location:** 3025 Lakeview Road (East side of Lakeview Road peninsula, 347' west of Bellows Road)  
**Existing Zoning:** R-1D  
**Requested Use:** **Mobile Home (Modular Home)**
  
5. **CASE NO. BAP-36-16: SPECIAL EXCEPTION USE** District 2/Johnson  
**Interactive Map**  
**Applicant/Owner:** ELIZABETH ANN CARTER  
**Location:** 6486 Smith Lane (West side of Smith Lane, 1896' north of Shreveport-Blanchard Hwy)  
**Existing Zoning:** R-A  
**Requested Use:** **Secondary Residence**
  
6. **CASE NO. BAC-85-16: SPECIAL EXCEPTION USE & VARIANCE** District G/Bowman  
2/Johnson  
**Interactive Map**  
**Applicant/Owner:** THE FINBACK GROUP  
**Location:** 2901 Milam Avenue (SW corner of Milam & Arkansas Avenue)  
**Existing Zoning:** B-2  
**Requested Use:** **Package Sale of Beer & High Alcoholic Content Wine in a Convenience Store**  
**Requested Variance:** **Parking**
  
7. **CASE NO. BAC-86-16: VARIANCE** District G/Bowman  
12/Epperson  
**Interactive Map**  
**Applicant/Owner:** RANDALL LANG  
**Location:** 6208 Yarbrough Road (North side of Yarbrough approximately 290' west of Pines Road)  
**Existing Zoning:** R-1D  
**Requested Variance:** **Size & Exterior Façade for an Accessory Structure**
  
8. **CASE NO. BAC-87-16: VARIANCE** District C/Jenkins  
8/Middleton  
**Interactive Map**  
**Applicant:** GLENN V KINSEY  
**Owner:** Glenn V. & Ellen S. Kinsey  
**Location:** 6323 Querbes Drive (East side of Querbes Drive, 300' south of Berkshire Place)  
**Existing Zoning:** R-1D  
**Requested Variance:** **Fence Height**

9. **CASE NO. BAC-89-16: SPECIAL EXCEPTION USE & VARIANCE** District E/Flurry  
 Interactive Map 11/Smith  
Applicant: GPD GROUP INC  
Owner: Cordell Shreveport Property Owners  
Location: 9595 Mansfield Road (East side of Mansfield Road, 200' south of Ardis Taylor Road)  
Existing Zoning: B-3  
Requested Use: **On-premise Sale & Consumption of Beer, Wine, & High Alcoholic Content Beverages in a Restaurant**  
Requested Variance: **Hours of Operation**
10. **CASE NO. BAC-90-16: SPECIAL EXCEPTION USE** District E/Flurry  
 Interactive Map 10/Chavez  
Applicant: DE3 INC  
Owner: Mansfield Road LLC & BBR Shreveport LLC  
Location: 9012 Mansfield Rd (SW corner of Mansfield Rd & Jewella Ave in Southside Village Shopping Ctr)  
Existing Zoning: B-3  
Requested Use: **Package Sale of Beer, Wine, & High Alcoholic Beverages in a Daiquiri Shop**
11. **CASE NO. BAC-91-16: VARIANCE** District B/Everson  
 Interactive Map 5/Bowman  
Applicant: ASHE BROUSSARD WIENZETTLE ARCHITECTS  
Owner: Claiborne & Mansfield LLC  
Location: 3405 Mansfield Road (NE corner of Mansfield Road & Claiborne Avenue)  
Existing Zoning: B-3  
Requested Use: **Front Yard Setback**
12. **CASE NO. BAC-92-16: SPECIAL EXCEPTION USE** District B/Everson  
 Interactive Map 4/Linn  
Applicant: STEM EVENTS INC  
Owner: Mid-City Plaza LLC  
Location: 1513 Line Avenue (Suite 115 / SE corner of Line Avenue & Jordan Street)  
Existing Zoning: B-2-E  
Requested Uses: **Sale & On-Premise Consumption of Beer, Wine, & High Alcoholic Content Beverages in a Restaurant & an Outdoor Dining Area**

**END OF PUBLIC HEARING**

**13. OTHER BUSINESS**

- Master Plan Implementation Report
- Other Staff Reports
- Items for Future Discussion

**14. CHAIRMAN / BOARD MEMBERS' COMMENTS**

- Nominating Committee to Make Report & Vote for 2017 Board Officers –  
**CHAIR – ALAN BERRY, VICE-CHAIR – RICK HOLLAND, SECRETARY – BETTY OSBORN**

**15. ADJOURN - 2:10**