

Board Members will meet for lunch at 1:30 prior to the public hearing0
SHREVEPORT METROPOLITAN PLANNING COMMISSION OF CADDO PARISH
GOVERNMENT PLAZA CHAMBER – 505 TRAVIS STREET
MAY 3, 2017 @ 3:00 P.M.

1. CALL TO ORDER Posted on 4-27-17 @ 4:00 p.m.
2. INVOCATION
3. PLEDGE OF ALLEGIANCE
4. OPENING REMARKS BY CHAIR
 - ▶ Presentation of MPC Board Service Plaque to Dr. Phillip Pennywell
 - ▶ Great Places in Louisiana Great Street Award from the APA Louisiana Chapter presented to Liz Swaine, Shreveport DDA Director
5. APPROVAL OF MINUTES – April 5, 2017 - **APPROVED**

CONSENT AGENDA:

Public Comments Provided Upon Request For The Following Items:

6. **CASE NO. SP-67-17: RE-PLAT (MINOR)** District 10/Chavez
Interactive Map
Applicant: POLARIS SERVICES
Owner: Inglesia De Dios Oakmont
Location: 200 blk Mt Zion Road (South side of Mt Zion approximately 885' west of Box Road)
Existing Zoning: R-A
Proposed Use: **1 Lot Residential Subdivision**
Suburban Acres, Tenth Filing
APPROVED
7. **CASE NO. SP-68-17: FINAL PLAT (MINOR)** District 12/Johnson
Interactive Map
Applicant: RALEY & ASSOC INC
Owner: Tealwood Properties LLC
Location: 7900 blk LA Hwy 169 (778' east of LA Hwy 169 & 1750' north of Shirley Francis)
Existing Zoning: R-A
Proposed Use: **1 Lot Single Family Residential Subdivision**
Walker 169 Estates
APPROVED
8. **CASE NO. SP-71-17: FINAL PLAT (MINOR)** District 2/Johnson
Interactive Map
Applicant: BRANDI BATTS
Owner: Barbara Laing
Location: 6500 Smith Lane (West side of Smith Lane approximately 1313' north of Shreveport-Blanchard Hwy)
Existing Zoning: R-A
Proposed Use: **2 Lot Single Family Residential Subdivision**
Laing Subdivision
APPROVED
9. **CASE NO. SC-72-17: FINAL PLAT (MINOR)** District G/Bowman
12/Johnson
Interactive Map
Applicant: EXECUTIVE HOLDINGS LLC
Owner: Metro Investments et al
Location: 6600 blk Bert Kouns (NE corner of W Bert Kouns & Buncombe Road)
Existing Zoning: I-1
Proposed Use: **1 Lot Industrial Subdivision**
Corey J Smith Subdivision
APPROVED
10. **CASE NO. SP-75-17: FINAL PLAT (MINOR)** District 9/Atkins
Interactive Map
Applicant: JOHN R BOWMAN JR
Owner: Timothy P Donald & Ona Virginia Mitchell Donald
Location: 10000 blk Lasso Lane (SE end of Lasso Lane)
Existing Zoning: R-A-E
Proposed Use: **1 Lot Single Family Residential Subdivision**
Country Club Acres Unit 4
APPROVED

11. **CASE NO. C-40-17: USE APPROVAL** District B/Everson
4/Linn
Interactive Map
Applicant/Owner: US ASSETS LLC
Location: 533 Jordan (SW corner of Jordan Street & Stephens Avenue)
Existing Zoning: SPI-1
Request: **Use Approval**
Proposed Use: **Office Building**

REMOVED FROM CONSENT AGENDA – APPROVED WITH STIPS

END OF CONSENT AGENDA

PUBLIC HEARING:

12. **CASE NO. P-10-17: ZONING REQUEST** District 10/Chavez
Interactive Map
Applicant: BRAD BARRE
Owner: Gutman Properties LLC
Location: 9391 Ellerbe Road (North side of Ellerbe Road, 500' west of Golf Ridge Drive)
Existing Zoning: R-A
Request: **R-A to B-2**
Proposed Use: **Office Building**

RECOMMEND APPROVAL OF B-1 WITH USE APPROVAL WITH STIPS

13. **CASE NO. C-75-16: REMANDED – ZONING REQUEST** District G/Bowman
7/Gage-Watts
Interactive Map
Applicant/Owner: DEBORAH VANCE-MOZELL
Location: 4611 Monkhouse (East side of Monkhouse approximately 1629' north of Lyba Street)
Existing Zoning: B-1
Request: **B-1 to B-2**
Proposed Use: **Commercial Strip Center (Previously denied by the MPC & appealed to the City Council)**
On April 5th, this case was deferred & continued to the May 3, 2017 public hearing.

DEFERRED & CONTINUED TO THE JUNE 7, 2017 PUBLIC HEARING

14. **CASE NO. C-41-17: PUD ZONING REQUEST & PRELIMINARY SITE PLAN** District D/Corbin
9/Atkins
Interactive Map
Applicant: CENTERPOINT INTEGRATED SOLUTIONS LLC
Owner: The Business Park of S'port-Bossier LLC; Brook Hollow Business Park LLC
Location: 775 Brook Hollow Drive (South side of Brook Hollow Drive, 415' west of Bert Kouns Ind'l Loop)
Existing Zoning: B-3
Request: **B-3 to B-3(PUD) with Preliminary Site Plan Approval**
Proposed Use: **CarMax Auto Superstore**

RECOMMEND APPROVAL WITH STIPS

15. **CASE NO. C-39-17: PUD ZONING REQUEST & PRELIMINARY SITE PLAN** District G/Bowman
5/Bowman
Interactive Map
Applicant: SHREVEPORT COMMUNITY CLUB LLC
Owner: Winner's Circle International LLC
Location: 3101 Esplanade Avenue (East side of Esplanade, 2770' north of Greenwood Road)
Existing Zoning: R-1D
Request: **R-1D to R-1D(PUD) with Preliminary Site Plan Approval**
Proposed Use: **Drug & Alcohol Rehabilitation Facility & Future Single Family Residential Development**

RECOMMEND DENIAL 5-4

END OF PUBLIC HEARING

16. **Reconsideration of the MPC Board Meeting Time Schedule – NO CHANGE**

17. **OTHER BUSINESS**

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

18. **CHAIR/ BOARD MEMBERS COMMENTS**

19. **ADJOURN – 6:20 P.M.**