

**Board Members will meet earlier for lunch at 1:00 p.m. prior to the public hearing  
in order to have time to discuss the 2018 Budget**

**SHREVEPORT METROPOLITAN PLANNING COMMISSION OF CADDO PARISH  
GOVERNMENT PLAZA CHAMBER – 505 TRAVIS STREET  
August 2, 2017 @ 3:00 P.M.**

1. CALL TO ORDER Posted on 7/27/2017 @5:30 pm
2. INVOCATION
3. PLEDGE OF ALLEGIANCE
4. OPENING REMARKS BY CHAIR
5. APPROVAL OF MINUTES – July 5, 2017

**CONSENT AGENDA:**

**Public Comments Provided Upon Request For The Following Items:**

6. **CASE NO. SP-100-17: RE-PLAT (MINOR)** District 9/Atkins  
**Interactive Map**  
Applicant: STEVE SIMON CONSTRUCTION, INC.  
Owner: Christopher & Kendra Wheeler  
Location: 2000 Block of Pepper Ridge Dr. (SW side of Pepper Ridge, 315' SE of Leonard Road)  
Existing Zoning: R-A  
Proposed Use: **1 Lot Single Family Residential Subdivision  
Pepper Ridge Estate Unit 4**
7. **CASE NO. SP-101-17: FINAL PLAT (MINOR)** District 1/Dominick  
**Interactive Map**  
Applicant: APPE, LLC.  
Owner: Schuyler Wright  
Location: 4838 Quiet Acres Rd (West side of Quiet Acres Rd., approx. 761' north of Calm St.)  
Existing Zoning: R-A  
Proposed Use: **1 Lot Single Family Residential Subdivision  
Quiet Country Unit No. 6**
8. **CASE NO. SP-107-17: FINAL PLAT (MINOR)** District 1/Dominick  
**Interactive Map**  
Applicant: JMH Inc.  
Owner: Ricky Lynn & Jerrie Renae Self  
Location: 8911 Blanchard Furrh Road (South side of Blanchard Furrh Rd., approx. 534' east of Springwood Ln)  
Existing Zoning: R-A  
Proposed Use: **1 Lot Single Family Residential Subdivision for a Proposed Cell Tower  
R.L. Self Subdivision**

**END OF CONSENT AGENDA**

**PUBLIC HEARING:**

9. **CASE NO. SC-47-17: PRELIMINARY & FINAL PLAT (MAJOR)** District D/Corbin  
9/Atkins  
**Interactive Map**  
Applicant/Owner: PROVENANCE DEVELOPMENT CO., LLC  
Location: 2100 block of Sweetleaf Avenue (Sweetleaf Ave. between Fairwoods Dr. and Woodberry Ave)  
Existing Zoning: R-2 (PUD)  
Proposed Use: **18 Lot Single Family Residential Subdivision  
Provenance Phase II, Unit G**
10. **CASE NO. SP-103-17: PRELIMINARY & FINAL PLAT (MAJOR)** District 9/Atkins  
**Interactive Map**  
Applicant: MOHR & ASSOCIATES, LLC  
Owner: WDS Development Company, LLC  
Location: 200 block of Springland Dr (North end of Springland Drive, 407' NW of Heron Springs Drive)  
Existing Zoning: R-1D (PUD)  
Proposed Use: **32 Lot Single Family Residential Subdivision  
Lake Shreve Estates Phase 2**

11. **CASE NO. SC-104-17: PRELIMINARY & FINAL PLAT (MAJOR)** District E/Flurry  
Interactive Map 10/Chavez  
Applicant: MOHR & ASSOCIATES, LLC  
Owner: Gammed Investment Company, LLC  
Location: 9300 block of Baird Road (West side of Baird Rd., 625' south of Bert Kouns)  
Existing Zoning: R-3  
Proposed Use: **27 Lot Single Family Residential Subdivision  
Baird Road Estates Unit 1**
12. **CASE NO. C-72-17: ZONING REQUEST** District D/Corbin  
Interactive Map 10/Chavez  
Applicant: PROGRESSIVE BANK  
Owner: Larry Hudson  
Location: 9405 Ellerbe Rd. (NE Corner of Ellerbe Rd & Golf Ridge Dr)  
Existing Zoning: R-E  
Request: **R-E To C-2**  
Proposed Use: **Drive-thru Bank and Commercial Use**
13. **CASE NO. C-73-17: ZONING REQUEST** District B/Everson  
Interactive Map 4/Linn  
Applicant: ROYAL OF MONROE, LLC  
Owner: Gallery Property Investment, LLC  
Location: 3100 Highland Ave. (NW Corner of Highland Ave. & Atkins St.)  
Existing Zoning: C-1  
Request: **C-1 To C-2**  
Proposed Use: **Convenience Store/Gas Station**
14. **CASE NO. C-74-17: ZONING REQUEST** District A/Bradford  
Interactive Map 3/Jackson  
Applicant: WALKER ALLEY & ASSOCIATES, INC  
Owner: Mansel O. Holmes, Inc.  
Location: 1100 Block of Forum Dr. (East of Twelve Mile Bayou, bounded by Nelson St. & Forum Dr.)  
Existing Zoning: NA  
Request: **NA To I-2**  
Proposed Use: **Industrial**
15. **CASE NO. C-76-17: PUD ZONING REQUEST & PRELIMINARY SITE PLAN** District E/Flurry  
Interactive Map 10/Chavez  
Applicant/Owner: LINWOOD DEVELOPMENT, LLC  
Location: 500 block of Astor Place (Astor Pl. between Briarcrest St. & Mykanos Tr.)  
Existing Zoning: C-3  
Request: **C-3 To R-1-7 (PUD) with Preliminary Site Plan**  
Proposed Use: **21 Lot Single Family Residential Subdivision**
16. **CASE NO. P-17-17: PROPOSED AMENDMENTS TO THE PROPOSED CADDO PARISH UDC**  
Application by the Caddo Parish Commission for changes to the proposed UDC

**END OF PUBLIC HEARING**

17. **Presentation and Approval of the Proposed 2018 MPC Annual Budget**
18. **UDC Zoning Map Report and Recommended Policy**
19. **OTHER BUSINESS**
- Master Plan Implementation Report
  - Other Staff Reports
  - Items for Future Discussion
20. **CHAIR/BOARD MEMBERS COMMENTS**
21. **ADJOURN**