



CADDO PARISH PLANNING AND ZONING COMMISSION
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CADDO PARISH UDC CODE TEXT AMENDMENT SUMMARY: 23-6-CTAP

— Clean-Ups—

The Caddo Parish Unified Development Code ("Caddo Parish UDC" or "UDC") undergoes regular review by MPC staff in an attempt to better ensure sound, stable and desirable development within PZC's planning limits. Periodically, revisions are required. Sometimes those revisions reflect the changing nature of business in the community, and sometimes they are to correct "errors" in the Code.

PZC Case #23-6-CTAP recommends four (4) text amendments that are intended to be more user-friendly:

REQUEST: To revise Articles 1, Article 2, Article 4 and Article 7 of the Caddo Parish UDC, addressing various clean-up items.

FINDINGS: Staff certifies that the proposed UDC amendments are consistent with the master plan.

CASE HISTORY: Proposed revisions were created in conjunction with MPC staff, the Zoning Administrator, and the City Attorney.

MASTER PLAN

CONSISTENCY: These changes are consistent with the following provisions of the Shreveport-Caddo 2030 Great Expectations Master Plan:

- Ensuring equitable health and safety outcomes for all,
- Ensuring regulatory processes are responsive, efficient, and customer friendly,
- Making the UDC more customer friendly, and
- Revising regulations for best practices and enforcement.

STAFF ANALYSIS: Code text amendment changes may be reviewed at any time and are not subject to any annual review requirements. These amendments:

- Repeal and replace address language concerning the UDC's relation to private agreements,
- To address accessory structures on waterfront property, new definitions for *Shoreline* and *Waterfront Lot* were added,
- New standards that establish the front yard of a waterfront lot is the yard that faces the shoreline in the Cross Lake Overlay District, and
- Amending language for exterior lighting luminaire standards. Existing language states that a luminaire greater than 25 feet in total height requires special use approval. Proposed language would instead require a variance.

RECOMMENDATION: MPC Staff concludes that the recommendation to APPROVE these code text amendments is warranted.