

NPP Neighborhood Meeting Invitation Letter

Case# 24-13-P

Dear Neighbor:

I, Truc Tran own a vacant lot at 261 E. Flourney Lucas Rd, Shreveport, LA 71106. I'm attempting to rezone the property so that I would be able to use the property commercially. If possible, I would like to use the space for retail purposes or possibly a restaurant.

The site is currently zoned R-1-7 (Single-Family Residential), at the current moment a restaurant or other similar retail use(s) are not allowed within this zoning district, according to Article 5, Section 5.2 (Table 5-1) of the Unified Development Code. Therefore, we are applying for a zoning change to C-1 (Neighborhood Commercial) to operate. If approved the site will be a single-story commercial structure located to the west of the already existing structure at the property.

Because you are a nearby neighbor or otherwise interested in the neighborhood, I am inviting you to a meeting where you can learn more about our plans and provide the opportunity to answer questions or concerns regarding the rezoning. Our application has to be heard by the PZC (Parish Zoning Commission), and soon after the Caddo Commission. We are required to do this before we submit our application to the Metropolitan Planning Commission.

The meeting will take place:

Wednesday, May 22nd, 2024 at 6:00 PM
261 E Flourney Lucas Rd
Shreveport, LA 71106

At the meeting, I'll provide a sign-in sheet to obtain email addresses, so that I can keep you updated if there are any changes to the project. If you are unable to attend and would like to receive info about the meeting, please feel free to contact me. I've provided my email below, if you have any additional questions or comments please contact me. I hope to see you at the meeting on May 22nd, 2024.

Sincerely,

Truc Tran

Email: Regal3638@gmail.com