

**ZBA PUBLIC HEARING – OCTOBER 16, 2024
MEETING NOTICE AND AGENDA**

DATE: Wednesday, October 16, 2024
TIME: 3:00 p.m.
LOCATION: Government Plaza Chamber
505 Travis Street
Shreveport, LA 71101

0. **Work Session** (*The ZBA Board will meet in the MPC Conference Room at 1:30 PM prior to the regularly scheduled meeting*)
1. **Open Meeting** (*Meeting is being recorded*)
2. **Invocation**
3. **Pledge of Allegiance**
4. **Opening Remarks by Chair**
5. **Approval of Minutes** – September 18, 2024 **APPROVED**

SCHEDULED PUBLIC HEARINGS

6. [CASE NUMBER 24-23-BAC VARIANCE](#) [InteractiveMap](#)

PLANNER: Jomari Smith
City Council District: F/Green
Parish Commission District: 6/ Jones

Applicant: Kenny & Sonya Phelps
Owner: KENNY AND SONYA PHELPS PHELPS
Location: 331 W 75TH ST (SW corner of W 75th St and Dowdell Ave)
Existing Zoning: R-1-7
Request: Variance to fence height within front yard.
DENIED

7. [CASE NUMBER 24-24-BAC VARIANCE](#) [InteractiveMap](#)

PLANNER: Kamrin Hooks
City Council District: A/Taylor
Parish Commission District: N/A

Applicant: MAKERS DESIGN, LLC
Owner: Moore's Air Conditioning & Heating Inc.
Location: 1100 HAWN AV (ne corner of Hawn Ave and Kansas City Ave)
Existing Zoning: I-2
Request: Variance for warehouse expansion to encroach into interior side setback
APPROVED

8. [CASE NUMBER 24-26-BAC VARIANCE](#) [InteractiveMap](#)

PLANNER: Staci Matz
City Council District: G/Bowman
Parish Commission District: 12/ Epperson, Sr.

Applicant: Atlas Signs Holdings, LLC
Owner: CFT NV Developments, LLC
Location: 6225 GREENWOOD RD (S side of Greenwood Rd, approx. 350' W of Pines Rd)
Existing Zoning: C-3
Request: Variance to pole sign height
APPROVED HEIGHT VARIANCE WITH STIPULATIONS
DENIED WALL SIGNAGE

9. [CASE NUMBER 24-27-BAC VARIANCE](#) [InteractiveMap](#)

PLANNER: Christian Terrell
City Council District: C/Taliaferro
Parish Commission District: 4/ J.P. Young

Applicant: Wilhite Electric
Owner: KURT THOMAS AND PRISCILLA PATTERSON GROZINGER
Location: 461 DREXEL DR (southwest end of Drexel Dr)
Existing Zoning: R-1-7
Request: on-site development standards variance
APPROVED WITH STIPULATIONS

—end of public hearing—

ZBA PUBLIC HEARING – OCTOBER 16, 2024

10. Old Business
 - Committee Chair Reports
11. New Business
 - Research
12. Other Matters to be Reviewed by the Commission
 - Director's Report
 - Public Comments
13. Chair / Board Member's Comments
14. Adjournment