

**SHREVEPORT METROPOLITAN PLANNING COMMISSION OF CADDO PARISH
SUMMARY MINUTES OF THE PUBLIC HEARING OCTOBER 5, 2022**

A regularly scheduled public hearing of the Shreveport Metropolitan Planning Commission of Caddo Parish was held on Wednesday, October 5, 2022 at 3:00 p.m. at Government Plaza Chamber, 505 Travis Street, Shreveport, Caddo Parish, LA. The members met virtually on June 21 for case manager presentations.

Members Present

Winzer Andrews, Chair
Gabriel Balderas
Fred Moss, IV
Bill Robertson
Toni Thibeaux

Staff Present

Alan Clarke, Executive Director
Adam Bailey, Community Planning & Design Manager
Shari Culbert, Executive Assistant
Manushka Desgage, City Attorney's Office
Stephen Jean, Deputy Director
Reginald Jordan, Zoning Administrator
Benjamin Koby

Members Absent

Chris Elberson
Rachel Jackson
Rose Wilson McCulloch
Harold Sater

The hearing was opened with prayer by **MR. MOSS** . The Pledge of Allegiance was led by **MR. ROBERTSON**

The meeting was called to order & the procedure for hearing the applications on today's agenda was explained. Speakers should speak clearly into the microphone & give their name & mailing address for further reference. Comments on any item not on the agenda will be limited to 3 minutes at the end of the public hearing. Any written comments that were submitted may be viewed in the public record files.

All decisions rendered by the Metropolitan Planning Commission are subject to appeal to the appropriate governing body, either the City Council or the Caddo Parish Commission. Appeals must be filed within 10 days from the date a decision is rendered by the Metropolitan Planning Commission.

A motion was made by MR. MOSS, seconded by MR. ROBERTSON, to amend the date of the minutes to 2022 from 2021.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, MOSS & ROBERTSON and & Mses. THIBEAUX Nays: NONE. Absent: Messrs. SATER, Mses. WILSON MCCULLOCH & JACKSON

A motion was made by MR. MOSS, seconded by MR. ROBERTSON, to approve the minutes of the September 7, 2022 public hearing as submitted.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, MOSS & ROBERTSON and & Mses. THIBEAUX Nays: NONE. Absent: Messrs. SATER, Mses. WILSON MCCULLOCH & JACKSON

MR. CLARKE advised the audience that the Residential Rental Ordinance was removed from the agenda.

CONSENT AGENDA

CASE NO. 22-15-SC MINOR SUBDIVISION

Applicant: Mohr and Associates, Inc.
Owner: Jabez Family Enterprises, LLC
Location: 3414 Curtis Lane (SW Corner of Curtis Lane and Revere Ave)
Existing Zoning: R-1-10
Request: 22 lot single family residential subdivision
Proposed Use: Single Family Residential

draft

Representative &/or support: None

Opposition: None

A motion was made by MR. BALDERAS, seconded by MR. ROBERTSON to approve the application.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, MOSS & ROBERTSON and & Mses. THIBEAUX Nays: NONE. Absent: Messrs. SATER, Mses. WILSON MCCULLOCH & JACKSON

PUBLIC HEARING

CASE NO. 22-175-C ZONING REQUEST

Applicant: Unity Worship Center Shreveport
Owner: Unity Worship Center Shreveport
Location: 4340 GREENWOOD RD (north side of Greenwood Rd., approx. 600 ft. west of Curtis Ln.)
Existing Zoning: I-1
Request: I-1 to C-3
Proposed Use: Place of Worship and Reception Facility

Representative &/or support:

Darius Louis 4340 Greenwood Rd. Shreveport, La. 71109

Mr. Louis, pastor of the Unity Worship Center Shreveport spoke of the proposed use of the property. He answered questions from board members regarding uses for the facility.

Opposition: None

A motion was made by MR. MOSS, seconded by MR. ROBERTSON to recommend the application for approval.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, MOSS & ROBERTSON and & Mses. THIBEAUX Nays: NONE. Absent: Messrs. SATER, Mses. WILSON MCCULLOCH & JACKSON

CASE NO. 22-2-CAC CLOSURE & ABANDONMENT

Applicant: City of Shreveport
Owner: City of Shreveport
Location: Boisseau Street (east of Sycamore St., between Anna St and Abbie St.)
Existing Zoning: R-1-7
Request: Closure and Abandonment
Proposed Use: Public Park

Representative &/or support:

William Talton, no address given

Mr. Talton of the office of engineers for the City of Shreveport spoke of the proposed park on the property.

Opposition: None

A motion was made by MR. ROBERTSON, seconded by MR. MOSS to recommend approval of the application.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, MOSS & ROBERTSON and & Mses. THIBEAUX Nays: NONE. Absent: Messrs. SATER, Mses. WILSON MCCULLOCH & JACKSON

CASE NO. 22-2-AXM ANNEXATION

Applicant: City of Shreveport
Owner: FORBING MANAGEMENT LLC
Location: 137 E FLOURNOY LUCAS RD (east of Cessna Dr., approx. 1,320 ft. south of East Flournoy Lucas Rd.)
Existing Zoning: R-UC
Request: Annexation
Proposed Use: Single-Family Residential

Representative &/or support:

Justin Sevier 1922 Chestnut Park Lane Shreveport, La. 71106

Mr. Sevier of Vintage Construction spoke of the proposed use for the property.

Opposition: None

A motion was made by MR. MOSS, seconded by MS. THIBEAUX to recommend the application for approval.

**The motion was adopted by the following 4-1 vote: Ayes: Messrs. ANDREWS, BALDERAS & MOSS, and Meses. THIBEAUX
Nays: ROBERTSON. Absent: Messrs. SATER, Meses. WILSON MCCULLOCH & JACKSON**

CASE NO. 22-192-C SPECIAL USE PERMIT & SITE PLAN

Applicant: Kennedy 5 Management CO, LLC
Owner: Speedy Drive Throux, LLC
Location: 1927 N Market St (West side of N Market St, approx. 260' south of Kitty Lane)
Existing Zoning: C-3
Request: Special Use Permit & Site Plan Approval
Proposed Use: Vehicle Dealership - with Outdoor Display

Representative &/or support:

Marcus Kennedy 1700 Campground Way Aubrey, Tx. 76227

Mr. Kennedy spoke of the proposed use of the property. He answered questions from the board members concerning details of the lay-out.

Cindy Eastep 9673 Heron Springs Drive Shreveport, La. 71106

Ms. Eastep, realtor of the applicant, spoke in favor of the application.

Opposition: None

A motion was made by MR. ROBERTSON, seconded by MR. MOSS to recommend approval of the application.

**The motion was adopted by the following 5-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, MOSS & ROBERTSON and &
Meses. THIBEAUX Nays: NONE. Absent: Messrs. SATER, Meses. WILSON MCCULLOCH & JACKSON.**

CASE NO. 22-193-C SPECIAL USE PERMIT & SITE PLAN

Applicant: Timmy Lane
Owner: Southpark Crossing
Location: 8805 Jewella (SE corner of Meriwether Rd and Jewella Ave)
Existing Zoning: C-UC, C-UC
Request: Special Use Permit
Proposed Use: Funeral Home

Representative &/or support:

Timmy Lane 1528 Grace Street Shreveport, La. 71108

Mr. Lane spoke of the proposed use for the property. He answered questions from the board in regards to how the facility would be used.

draft

Opposition: None

A motion was made by MR. ROBERTSON, seconded by MR. MOSS to recommend approval of the application.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, MOSS & ROBERTSON and & Mses. THIBEAUX Nays: NONE. Absent: Messrs. SATER, Mses. WILSON MCCULLOCH & JACKSON.

CASE NO. 22-8-CTAC CODE TEXT AMENDMENT

Applicant: Timmy Lane
Request: Special Use Permit

Representative &/or support: None

Opposition: None

A motion was made by MR. ROBERSON, seconded by MR. BALDERAS to recommend approval of the application.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, MOSS & ROBERTSON and & Mses. THIBEAUX Nays: NONE. Absent: Messrs. SATER, Mses. WILSON MCCULLOCH & JACKSON.

END OF PUBLIC HEARING

OLD BUSINESS

MR. JORDAN gave a report of CO's and violations.

NEW BUSINESS

OTHER MATTERS TO BE REVIEWED BY THE COMMISSION

Public Comments:

Jayne Tappe 4380 Acorn Circle Shreveport, La. 71107

Ms. Tappe spoke to her concerns with the Residential Rental Ordinance.

CHAIR/BOARD MEMBER'S COMMENTS

ADJOURN 4:07 p.m.

Winzer Andrews, Chair

Secretary