

**SHREVEPORT METROPOLITAN PLANNING COMMISSION OF CADDO PARISH
SUMMARY MINUTES OF THE PUBLIC HEARING
March 7, 2018**

A regularly scheduled public hearing of the Shreveport Metropolitan Planning Commission of Caddo Parish was held on Wednesday, March 7, 2018, at 3:00 p.m. at Government Plaza Chamber, 505 Travis Street, Shreveport, Caddo Parish, LA. The members met for lunch prior to the public hearing.

Members Present

Theron Jackson, Chair
Nancy Cooper, Vice Chair
Winzer Andrews, Secretary
Curtis Joseph, Jr.
Bessie Smith
Alan Young
Lea Desmarteau

Staff Present

Mark Sweeney, Executive Director
Stephen Jean, Deputy Director
Alan Clarke, Zoning Administrator
Ebony Mapp, Senior Planner
Marybeth Findley, Executive Assistant
Alice Correa, Planner I

Members Absent

Dale Colvin
Ronnie Remedies

Others Present

None

The hearing was opened with prayer by **MR. ANDREWS**. The Pledge of Allegiance was led by **MS. DESMARTEAU**.

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.

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. ANDREWS, seconded by MRS. SMITH, to approve the minutes of the February 7, 2018 public hearing as submitted.

The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Meses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

CONSENT AGENDA – THERE WERE NO CONSENT AGENDA ITEMS.

END OF CONSENT AGENDA

PUBLIC HEARING

CASE NO. CA-2-18: CLOSURE & ABANDONMENT

CADDO PARISH DEPARTMENT OF PUBLIC WORKS

Caddo Parish

200 Block of Golf Ridge Drive (East of Ellerbe Rd., 1,100' North of Redrick Drive)

R-E

Close and Abandon Golf Ridge Drive

Los Robles Subdivision

Representative &/or support:

Tom Arceneaux, 333 Texas Street, Ste. 700, Shreveport, LA 71101

Neil Erwin, 415 Texas Street, Suite 101, Shreveport, LA 71101

Applicant is requesting the closure and abandonment of a previously dedicated and developed 20' wide street known as Golf

Ridge Drive that runs east from Ellerbe Road 540 feet and ending in a cul-de-sac.

There was no opposition present.

A motion was made by MR. YOUNG, seconded by MRS. SMITH, to recommend for approval this application as submitted.

The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Meses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

CASE NO. CA-3-18: CLOSURE & ABANDONMENT

CITY OF SHREVEPORT

City of Shreveport

800 Block Aero Drive (North of Aero Drive and West of Fullerton Street)

I-2

**Close and Abandon Undeveloped Street Dedications
Manchester Subdivision**

Representative &/or support:

William Talton, 505 Travis Street, Suite 300, Shreveport, LA 71101

Walter Pipes, P O Box 38210, Shreveport, LA 71133

Applicant is requesting the closure and abandonment of previously dedicated, but never developed streets that run within the Manchester Subdivision.

There was no opposition present.

A motion was made by MR. YOUNG, seconded by MRS. SMITH, to recommend for approval this application as submitted.

The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Meses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

CASE NO. CA-4-18: CLOSURE & ABANDONMENT

CADDO PARISH DEPARTMENT OF PUBLIC WORKS

Caddo Parish

4800 Block of N. Market (North of N. Market, 321' North of Devereaux Road)

R-1-7

**Close and Abandon an Undeveloped Street Dedication (Elina Drive)
Elina Park Subdivision**

Representative &/or support:

Jimmy Whittington, Caddo Parish Public Works, 505 Travis Street, Ste. 820, Shreveport, LA 71101

Randall Liles, 6270 Sandhill Ave., Shreveport, LA 71107

Applicant is requesting the closure and abandonment of a previously dedicated, but never developed 50' wide street that runs north from N. Market Street approximately 710' within the Elina Park Subdivision.

There was no opposition present.

A motion was made by MR. ANDREWS, seconded by MR. JOSEPH, to recommend for approval this application as submitted.

The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Meses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

CASE NO. CA-5-18: CLOSURE & ABANDONMENT

CADDO PARISH DEPARTMENT OF PUBLIC WORKS

Caddo Parish

4500 Block of N. Lakeshore Drive (Northeast of Riviera Street, North of N. Lakeshore Drive)

I-2

**Close and Abandon an Undeveloped Street Dedication (Riveiera Street)
Lakeview Subdivision**

Representative &/or support:

Jimmy Whittington, Caddo Parish Public Works, 505 Travis Street, Ste. 820, Shreveport, LA 71101

Applicant is requesting the closure and abandonment of a previously dedicated, but never developed 60' wide portion of Riviera Street that runs northeast from N. Lakeshore Drive 350 feet and ends at the KCS Deramus Yard.

There was no opposition present.

A motion was made by MR. ANDREWS, seconded by MRS. SMITH, to recommend for approval this application as submitted.

The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Meses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

CASE NO. CA-6-18: CLOSURE & ABANDONMENT

CADDO PARISH DEPARTMENT OF PUBLIC WORKS

Caddo Parish

4600 Block of N. Lakeshore Drive (Northeast end of Edson Boulevard, North of N. Lakeshore Drive)

I-2

**Close and Abandon an Undeveloped Street Dedication (Edson Blvd.)
Lakeview Subdivision**

Representative &/or support:

Jimmy Whittington, Caddo Parish Public Works, 505 Travis Street, Ste. 820, Shreveport, LA 71101

Applicant is requesting the closure and abandonment of a previously dedicated, but never developed 100' wide portion of Edson Boulevard that runs northeast from N. Lakeshore Drive 350' and ends at the KCS Deramus Yard.

There was no opposition present.

A motion was made by MS. DESMARTEAU, seconded by MRS. SMITH, to recommend for approval this application as submitted.

The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Meses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

CASE NO. CA-7-18: CLOSURE & ABANDONMENT

CADDO PARISH DEPARTMENT OF PUBLIC WORKS

Caddo Parish

8500 Block of Simpson Rd. (West side of Simpson Rd., 1,440' North of Brossette Road)

R-MHS

**Close and Abandon an Undeveloped Street Dedication
Simpson Acres Unit 2-A**

Representative &/or support:

Jimmy Whittington, Caddo Parish Public Works, 505 Travis Street, Ste. 820, Shreveport, LA 71101

Applicant is requesting the closure and abandonment of a previously dedicated but never developed 60' wide road dedication within Simpson Acres U-2A.

There was no opposition present.

A motion was made by MR. ANDREWS, seconded by MRS. SMITH, to recommend for approval this application as submitted.

The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Mses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

CASE NO. P-2-18: PLANNED UNIT DEVELOPMENT & PRELIMINARY SITE PLAN

MOHR & ASSOCIATES, INC.

Brookhaven Enterprises, LLC.

10355 Linwood Avenue (East side of Linwood Ave., 260' North of Buckley Blvd.)

R-1-7

**R-1-7 to C-1 Planned Unit Development (PUD) with Preliminary Site Plan
Welding & Fabrication Shop**

Representative &/or support:

Andy Craig, 1324 N. Hearne, Suite 301, Shreveport, LA 71107

Applicant is requesting a zoning change for a 4.959 acre site from single family residential zoning (R-1-7) to a neighborhood commercial (C-1) planned unit development (PUD).

There was no opposition present.

A motion was made by MR. YOUNG, seconded by MRS. Smith, to recommend for approval this request for a C-1 (PUD) with a welding and fabrication use to reestablish this vacant site and bring it back into active use; subject to the applicant's compliance with the following:

- Development of the subject property shall be in substantial accord with the approved preliminary site plan;
- Approval of the requested use along with the proposed site amenities and ordinance relief as documented in this report;
- Submittal of a revised preliminary site plan addressing the following outstanding items for the review and approval of the Executive Director prior to the issuance of any permits: (1) removal of the middle driveway on Linwood Avenue, extension of the proposed landscaping across the former driveway and sodding of the remaining driveway area, (2) relocation of the dumpster and required screening, (3) designate the length of the expanded paving on the Buckley Street driveways, (4) show the decorative gates on each of the four remaining driveways, (5) provide a photo or drawing showing the type of decorative gate that is proposed, and (6) show landscaping to the UDC standard at the both the Linwood Avenue and Buckley Street R.O.W., 10' buffers and parking area;
- Submit an administrative re-plat application of the multiple subdivided lots into one cohesive development; and
- Provision of a final site plan, noting any minor changes to the design, layout, etc. for the review and approval of the Executive Director prior to the issuance of any permits

The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Mses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

CASE NO. P-5-18: ZONING REQUEST

iARCHITECTURE, LLC.

Plum Orchard Properties, LLC & Forbing Hill, LLC.

200 Block of E. Flournoy Lucas Road (South side of E. Flournoy Lucas Rd., 850' East of First Street)

R-1-7

R-1-7 to C-2

Office and Restaurant Development

There was no representative or support present.

Applicant is requesting approval to change the zoning of a 1.370 acre (59,677 square feet) site from R-1-7 Single Family Residential to C-2 Corridor Commercial to allow for an office and restaurant development.

There was no opposition present.

A motion was made by MR. ANDREWS, seconded by MRS. SMITH, to recommend for approval C-1 zoning as an alternative to the requested C-2 zoning because all of the contiguous adjacent properties are developed as residential in which C-1 would be more compatible. The applicant's proposed office and restaurant uses can be accommodated under C-1 zoning, and if he wishes to pursue outdoor dining he can apply for a Special Use Permit (SUP).

The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Mses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

END OF PUBLIC HEARING

OLD BUSINESS

Mr. Sweeney, Executive Director, informed the Board that the Mayor, CAO, and other city department heads will be meeting with the MyGovernmentOnline representative on March 26th at 10:15 a.m. for a demonstration. Mr. Sweeney reiterated that if this software program is implemented it will be a major benchmark and accomplishment for not only the MPC, but for all City and Parish government departments involved.

NEW BUSINESS

Mr. Sweeney, Executive Director, announced a Board/Staff mixer to be held at the Chamber of Commerce, March 22nd, 4:30 to 6:30 p.m. sponsored by Nancy Cooper in order for the Board to become more familiar with the staff. Mr. Sweeney also announced that the first Master Plan Committee meeting will be held March 22nd as well at 12:00 to 1:30 p.m. in the conference room. Lunch will be provided to those in attendance at 11:45 a.m.

Mr. Sweeney also announced that the April Board luncheon will be held off-site at a restaurant with details forthcoming.

OTHER MATTERS TO BE REVIEWED BY THE COMMISSION

CHAIR/BOARD MEMBER'S COMMENTS

No Board Members wished to speak at this time.

EXECUTIVE SESSION IN ACCORDANCE WITH LA R.S. SEC. 42.16, ET SEQ.

The Hearing was suspended at 3:34 p.m. for the Board to recuse themselves for an Executive Session in the Chamber Conference Room.

RECONVENE THE REGULAR MEETING TO CONSIDER ANY ACTIONS TO BE TAKE BY THE MPC BOARD PERTAINING TO DISCUSSION CONDUCTED DURING THE EXECUTIVE SESSION

The motion was wade by MR. JOSEPH, seconded by MR. ANDREWS, to reconvene the regular meeting. The motion was adopted by the following 7-0 vote: Ayes: Messrs. JACKSON, ANDREWS, YOUNG, & JOSEPH & Mses. SMITH, DESMARTEAU & COOPER. Nays: None. Absent: COLVIN & REMEDIES.

There were no actions to be taken.

ADJOURN 4:47 p.m.

Mary Findley, Erec Adams
Name Title

hereby certify that the above is a true and correct copy of the official minutes of the SHREVEPORT METROPOLITAN PLANNING COMMISSION for the meeting of

March 7, 2018
Date


Theron Jackson, Chair


Winzer Andrews, Secretary

