

Board Members will meet for lunch at 1:30 p.m. in the MPC Conference Room
SHREVEPORT METROPOLITAN PLANNING COMMISSION OF CADDO PARISH
GOVERNMENT PLAZA CHAMBER – 505 TRAVIS STREET
FEBRUARY 1, 2017 @ 3:00 P.M.

1. CALL TO ORDER
2. INVOCATION
3. PLEDGE OF ALLEGIANCE
4. OPENING REMARKS BY CHAIR
5. APPROVAL OF MINUTES – January 4, 2017

CONSENT AGENDA:

Public Comments Provided Upon Request For The Following Items:

6. **CASE NO. SP-14-17: FINAL PLAT (MINOR)** District: 1/Dominick
Interactive Map
Applicant/Owner: PHIL & JULIA LANE
Location: 6844 Alvin York Lane (West side of Alvin York, approx. 927' north of Bostwick Road)
Existing Zoning: R-A
Proposed Use: **1 Lot Residential Subdivision**
J & P Acres Unit 1
APPROVED
7. **CASE NO. SC-16-17: FINAL PLAT (MINOR)** District G/Bowman
Interactive Map 12/Johnson
Applicant: MOHR & ASSOC INC
Owner: Mills & Co LLC
Location: 6200 blk Greenwood Road (SW corner of Greenwood Road & Pines Road)
Existing Zoning: R-A
Proposed Use: **3 Lot Commercial Subdivision**
Zaxby's Pines Commercial Subdivision
APPROVED
8. **CASE NO. SC-23-17: RE-PLAT (MINOR)** District B/Everson
Interactive Map 3/Jackson
Applicant: DEPT OF COMMUNITY DEVELOPMENT
Owner: City of Shreveport
Location: 1200 blk Milam (NW corner of Milam & Christian Streets)
Existing Zoning: R-3
Proposed Use: **1 Lot Commercial Subdivision**
Milam & Christian Commercial Subdivision
APPROVED
9. **CASE NO. SC-24-17: FINAL PLAT (MINOR)** District G/Bowman
Interactive Map 12/Johnson
Applicant: POLARIS SERVICES
Owner: Southwestern Packing & Seals Co Inc
Location: 6905 Westport Avenue (3750' east of W Bert Kouns Ind'l Loop)
Existing Zoning: I-2
Proposed Use: **1 Lot Industrial Subdivision**
Westport Avenue Industrial Subdivision, Unit 2
APPROVED
10. **CASE NO. SC-26-17: FINAL PLAT (MINOR)** District D/Corbin
Interactive Map 9/Atkins
Applicant: MOHR & ASSOC INC
Owner: Y-S Partners LLC
Location: 8700 blk Youree Drive (West side of Youree, 220' north of Sophia Lane)
Existing Zoning: B-3
Proposed Use: **1 Lot Commercial Subdivision**
South Broadmoor Subdivision, Unit 12
APPROVED
11. **CASE NO. SC-27-17: FINAL PLAT (MINOR)** District C/Jenkins
Interactive Map 8/Middleton
Applicant/Owner: FERN MARKETPLACE LTD
Location: 8700 blk Youree Drive (West side of Fern Loop, 500' north of E 70th Street)
Existing Zoning: B-3
Proposed Use: **2 Lot Commercial Subdivision**
Fern Marketplace, Unit 11
APPROVED

12. **CASE NO. SP-29-17: FINAL PLAT (MINOR)** District 8/Middleton
Interactive Map
Applicant/Owner: JOSHUA PAUL JOHNSON
Location: 9675 Charis Road (South side of Charis Road approx 2867' west of Gayle Levee Road)
Existing Zoning: R-A
Proposed Use: **1 Lot Residential Subdivision**
Johnson Place
APPROVED
13. **CASE NO. SP-30-17: FINAL PLAT (MINOR)** District 9/Atkins
Interactive Map
Applicant: JOHN R BOWMAN & ASSOC INC
Owner: Casey Phillips & Grace Phillips
Location: 10000 blk Lasso Lane (South end of Lasso Lane)
Existing Zoning: R-A
Proposed Use: **1 Lot Residential Subdivision**
Country Club Acres, Unit 3
APPROVED
14. **CASE NO. SC-31-17: FINAL PLAT (MINOR)** District A/Bradford 2/Johnson
Interactive Map
Applicant: JOHN R BOWMAN & ASSOC INC
Owner: Russell Scott Rothell
Location: 3949 N Market (East side of N Market approx 200' north of Pine Hill Road)
Existing Zoning: R-A
Proposed Use: **2 Lot Single Family Residential Subdivision**
Rothell Subdivision
APPROVED
15. **CASE NO. SC-32-17: REPLAT (MINOR)** District D/Corbin 9/Atkins
Interactive Map
Applicant/Owner: PROVENANCE DEVELOPMENT CO LLC
Location: NW corner of Woodberry Avenue & Fairwoods Drive
Existing Zoning: R-2(PUD)
Proposed Use: **2 Lot Single Family Residential Subdivision**
Provenance Phase I, Unit E-1
APPROVED
16. **CASE NO. SP-34-17: FINAL PLAT (MINOR)** District 6/Cawthorne
Interactive Map
Applicant/Owner: NORMAN PARKER III
Location: 8373 Moore Road (East side of Moore Road, approx. 600' south of Idema Street)
Existing Zoning: R-A
Proposed Use: **1 Lot Single Family Residential Subdivision**
Norman Parker Subdivision
APPROVED

END OF CONSENT AGENDA

PUBLIC HEARING:

17. **CASE NO. D-1-17: DEDICATION** District: E/Flurry 10/Chavez
Interactive Map
Applicant: FORTE & TABLADA
Owner: Moffitt Investment Property LLC & Brookwood Baptist Church of Shreveport
Location: 300 blk Bert Kouns Ind'l Loop (North side of Bert Kouns approx 1116' west of I-49)
Existing Zoning: B-3
Proposed Use: **Public Use Dedication**
Brookwood Church Way
APPROVED WITH ONE ABSTENTION
18. **CASE NO. SC-25-17: PRELIMINARY & FINAL PLAT** District E/Flurry 10/Chavez
Interactive Map
Applicant: LINWOOD DEVELOPMENT LLC
Owner: Christopher Trust & SSD Trust
Location: 400 blk Bert Kouns Ind'l Loop (North side of Bert Kouns approx 835' west of Linwood)
Existing Zoning: B-3
Proposed Use: **8 Lot Commercial Subdivision**
Aegean-Mijalis Subdivision, Unit 2
APPROVED
19. **CASE NO. P-2-17: ZONING REQUEST & PRELIMINARY SITE PLAN** District 9/Atkins
Interactive Map
Applicant: JOHN R BOWMAN & ASSOC INC
Owner: Silver Point LLC
Location: 1100 blk Silver Point Drive (Extension of Abbie Glenn Lane)
Existing Zoning: R-A
Request: **R-A to R-1B(PUD) with Preliminary Site Plan**
Proposed Use: **37 Lot Single Family Residential Development**
RECOMMEND APPROVAL WITH STIPS

20. **CASE NO. SP-33-17: FINAL PLAT (MAJOR)** District 9/Atkins
Interactive Map
Applicant: JOHN R BOWMAN & ASSOC INC
Owner: Silver Point LLC
Location: 1000 blk Abbie Glenn Lane (Extension of Abbie Glenn Lane)
Existing Zoning: R-A
Proposed Use: **37 Lot Single Family Residential Subdivision
Silver Point at Lakeside, Unit 1
APPROVED WITH STIP WITH ONE ABSTENTION**
21. **CASE NO. P-3-17: ZONING REQUEST** District 1/Dominick
Interactive Map
Applicant: POLARIS SERVICES
Owner: E & L Development Inc
Location: 8100 blk Blanchard Latex Road (South of Blanchard Latex, across from Quiet Acres Road)
Existing Zoning: R-A
Request: **R-A to R-MHS**
Proposed Use: **15 Lot Residential Mobile Home Subdivision
RECOMMEND APPROVAL**
22. **CASE NO. SP-22-17: PRELIMINARY & FINAL PLAT** District 1/Dominick
Interactive Map
Applicant: POLARIS SERVICES
Owner: E & L Development Inc
Location: 8100 blk Blanchard Latex Road (South of Blanchard Latex, across from Quiet Acres Road)
Existing Zoning: R-A
Proposed Use: **15 Lot Residential Mobile Home Subdivision
Liv Anne Acres Subdivision, Unit 1
APPROVED WITH STIP**
23. **CASE NO. C-12-17: ZONING REQUEST** District C/Jenkins
4/Linn
Interactive Map
Applicant/Owner: HOME FEDERAL BANK
Location: 920, 924 & 934 Mitchell Street (North side of Mitchell, 280' west of Thornhill Avenue)
Existing Zoning: R-1D
Request: **R-1D to B-1(SPI-6)**
Proposed Use: **Bank Facility
RECOMMEND APPROVAL**
24. **CASE NO. C-13-17: ZONING REQUEST** District G/Bowman
12/Johnson
Interactive Map
Applicant: MOHR & ASSOC INC
Owner: Mills & Co of LA et al
Location: SW corner of Greenwood Road & Pines Road
Existing Zoning: R-A
Request: **R-A to B-3**
Proposed Use: **Zaxby's Chicken Restaurant
RECOMMEND APPROVAL**
25. **CASE NO. C-14-17: ZONING REQUEST** District E/Flurry
10/Chavez
Interactive Map
Applicant: JANICE ANTWINE
Owner: Lambert Development Co, Shelby Smith & Delton Harrison
Location: 9400 blk Ferrara Drive (East side of Ferrara, 355' north of Baird Road)
Existing Zoning: R-3
Request: **R-3 to B-2**
Proposed Use: **Proposed Offices & Daycare Expansion
RECOMMEND APPROVAL OF B-1 WITH USE APPROVAL**
26. **CASE NO. C-15-17: ZONING REQUEST & USE APPROVAL** District B/Everson
3/Jackson
Interactive Map
Applicant: CITY OF SHREVEPORT DEPT OF COMMUNITY DEVELOPMENT
Owner: City of Shreveport
Location: 1200 blk Milam (NW corner of Milam & Christian Streets)
Existing Zoning: R-3
Request: **R-3 to B-3 with Use Approval for a Reception Facility**
Proposed Use: **Culinary Medicine & Kitchen Incubator
RECOMMEND APPROVAL**

END OF PUBLIC HEARING

27. **OTHER BUSINESS**

- Master Plan Implementation Report
- Other Staff Reports
- Items for Future Discussion

28. CHAIR/ BOARD MEMBERS COMMENTS

- Discussion concerning Board travel

29. ADJOURN – 6:15