

MPC PUBLIC HEARING – NOVEMBER 4, 2020

**The Board will meet November 3rd, 2020 via Zoom for case manager presentations
MEETING NOTICE AND AGENDA**

DATE: Wednesday, November 4, 2020
TIME: 3:00 p.m.
LOCATION: Government Plaza Chamber
505 Travis Street
Shreveport, LA 71101

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1. **Open Meeting** (*Meeting is being recorded*)
 2. **Invocation**
 3. **Pledge of Allegiance**
 4. **Opening Remarks by Chair**
 5. **Approval of Minutes** – *October 7th, 2020*
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CONSENT AGENDA

6. **CASE NUMBER 20-5-SP FINAL PLAT (MINOR)**

[Interactive Map](#)

PLANNER: Emily Trant

City Council District: N/A

Parish Commission District: 4/Young

Applicant: MOHR AND ASSOCIATES, INC
Owner: Carolyn H. & Forest Dean Griffen, et al
Location: 4668 and 4669 Dixie Garden Loop (Located on the north side of Dixie Gardens Loop, approx. 3,650 ft. east of E. Kings Hwy.
Existing Zoning: R-E
Request: **4-lot subdivision**
Proposed Use: **Single-Family Residential**

SCHEDULED PUBLIC HEARING

7. **CASE NUMBER 20-11-P ZONING REQUEST**

[Interactive Map](#)

PLANNER: Jake Palant

City Council District: N/A

Parish Commission District: 12/Epperson

Applicant: MOHR AND ASSOCIATES, INC.
Owner: Testament Real Estate, LLC
Location: 7115 Greenwood Rd. (South side of Greenwood Road at Calderwood Dr.)
Existing Zoning: R-A
Request: **R-A to I-1 & C-1**
Proposed Use: **Industrial and commercial subdivision**

8. **CASE NUMBER 20-124-C ZONING REQUEST**

[Interactive Map](#)

PLANNER: Alice Correa

City Council District: C/Nickelson

Parish Commission District: 4/Young

Applicant: CAPTAIN SHREVE AUTO
Owner: A & M Property Investments, LLC
Location: 1343 Captain Shreve Dr. (NE corner of Captain Shreve Dr. and E Preston St.)
Existing Zoning: C-2
Request: **C-2 to C-3**
Proposed Use: **Minor Vehicle Repair & Vehicle Dealership with Outdoor Display**

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9. **CASE NUMBER 20-125-C SPECIAL USE PERMIT & SITE PLAN**

[Interactive Map](#)

PLANNER: Alice Correa
City Council District: C/Nickelson
Parish Commission District: 4/Young

Applicant: CAPTAIN SHREVE AUTO
 Owner: A & M Property Investments, LLC
 Location: 1343 Captain Shreve Dr. (NE corner of Captain Shreve Dr. and E Preston St.)
 Existing Zoning: C-2
 Request: **Special Use Permit and Site Plan Approval**
 Proposed Use: **Vehicle Display with Outdoor Display**

10. **CASE NUMBER 20-128-C ZONING REQUEST**

[Interactive Map](#)

PLANNER: Alice Correa
City Council District: F/Green
Parish Commission District: 7/Gage-Watts

Applicant: CITY OF SHREVEPORT, SPAR
 Owner: City of Shreveport
 Location: 7401 Jewella Ave. (East side of Jewella Ave., approx. 790 ft. south of Valley View Dr.)
 Existing Zoning: OS
 Request: **OS to I-MU**
 Proposed Use: **Industrial Light**

11. **CASE NUMBER 20-8-SC PRELIMINARY & FINAL PLAT (MAJOR)**

[Interactive Map](#)

PLANNER: Emily Trant
City Council District: D/Boucher
Parish Commission District: 9/Atkins

Applicant: PROVENANCE DEVELOPMENT COMPANY, LLC
 Owner: Provenance Development Company, LLC
 Location: NONE (North side of the Copper Lily Lane and Bridgewater Ave. intersection in the Provenance Subdivision)
 Existing Zoning: R-2 (PUD)
 Request: **12-Lot Subdivision Provenance Phase III-Unit C**
 Proposed Use: **Single-Family Residential**

12. **CASE NUMBER 20-141-C ZONING REQUEST**

[Interactive Map](#)

PLANNER: Benjamin Mohler
City Council District: G/Bowman
Parish Commission District: 5/Burrell

Applicant: BONNIE SUMMERS
 Owner: Lorraine Summers 1/3 Mull
 Location: 2629 S Lakeshore Dr. (NE corner of S Lakeshore Dr. and Lakeshore Dr.)
 Existing Zoning: R-1-7
 Request: **R-1-7 to C-1**
 Proposed Use: **Light Commercial**

13. **CASE NUMBER 20-7-P SPECIAL USE PERMIT & SITE PLAN**

[Interactive Map](#)

PLANNER: Alice Correa
City Council District: N/A
Parish Commission District: 1/Hopkins

Applicant: RILEY CO
 Owner: Joyce O'Neal Haynes
 Location: 0 L.Q. Buckley Comm Station Rd (East side if L Q Buckley Comp Station Rd. approx. 1,600' north of Furrh Rd.)
 Existing Zoning: R-A
 Request: **Special Use Permit and Site Plan Approval**
 Proposed Use: **Wireless Telecommunication Tower**

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14. **CASE NUMBER 20-127-C SPECIAL USE PERMIT & SITE PLAN**

[Interactive Map](#)

PLANNER: Alice Correa
City Council District: E/Flurry
Parish Commission District: 10/Chavez

Applicant: SHEPARD'S FLOCC LLC DBA CONNECTED BOTTLE SHOP
Owner: Reda Bey
Location: 8982 Mansfield Rd. (SW corner of Mansfield Rd. and Southside Dr.)
Existing Zoning: C-UC
Request: **Special Use Permit and Site Plan Approval**
Proposed Use: **Retail Sales of Alcohol-Liquor**

15. **CASE NUMBER 20-129-C ZONING REQUEST**

[Interactive Map](#)

PLANNER: Benjamin Mohler
City Council District: A/Taylor
Parish Commission District: 2/Johnson

Applicant: BOSS LIVE2 LOUNGE & EVENT CENTER
Owner: Cheeriton LLC
Location: 3151 N Market ST (West side of N Market St. approx. 1000 ft. North of Ravendale Dr.)
Existing Zoning: C-2
Request: **C-2 to C-3**
Proposed Use: **Reception Hall**

16. **CASE NUMBER 20-130-C SPECIAL USE PERMIT & SITE PLAN**

[Interactive Map](#)

PLANNER: Jake Palant
City Council District: B/Fuller
Parish Commission District: 4/Young

Applicant: ROBYN STEWART
Owner: Beau Stewart
Location: 3890 Fairfield Ave. (NW corner of Fairfield Dr. and Ockley Dr.)
Existing Zoning: R-1-7
Request: **Special Use Permit & Site Plan Approval**
Proposed Use: **Home-based Beauty Salon**

17. **CASE NUMBER 20-131-C SPECIAL USE PERMIT & SITE PLAN**

[Interactive Map](#)

PLANNER: Jake Palant
City Council District: G/Bowman
Parish Commission District: 5/Burrell

Applicant: VERNELL MILLER
Owner: Vernell Miller
Location: 1409 Cross Lake Cir. (West side of Cross Lake Circle, approx. 160' southwest of Cross Lake Blvd)
Existing Zoning: **R-1-7**
Request: **Special Use Permit & Site Plan Approval**
Proposed Use: **Home-Based Beauty Salon**

18. **CASE NUMBER 20-132-C ZONING REQUEST**

[Interactive Map](#)

PLANNER: Benjamin Mohler
City Council District: B/Fuller
Parish Commission District: 4/Young

Applicant: DOROTHY FARNELL
Owner: Heartland Ministries
Location: 657 Jordan St. (South side of Jordan St., approx. 250ft east of Irving Place)
Existing Zoning: R-HU
Request: **R-HU to C-UC**
Proposed Use: **Community Center**

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19. [CASE NUMBER 20-134-C SPECIAL USE PERMIT & SITE PLAN](#)

[Interactive Map](#)

PLANNER: Jake Palant
City Council District: G/Bowman
Parish Commission District: 12/Epperson

Applicant: VINTAGE DESIGN GROUP
Owner: Fulco-Woodson, L.L.C.
Location: 6109 Greenwood Rd. (South side of Greenwood Rd. approx.565 ft. west of Danny R Wimberly Drive)
Existing Zoning: C-3
Request: **Special Use Permit & Site Plan Approval**
Proposed Use: **Heavy retail, rental, and service**

20. [CASE NUMBER 20-9-SC PRELIMINARY PLAT \(MAJOR\)](#)

[Interactive Map](#)

PLANNER: Jake Palant
City Council District: A/Taylor
Parish Commission District: 2/Johnson

Applicant: MOHR AND ASSOCIATES, INC.
Owner: Harper Homes, LLC
Location: 0 NONE (North End of Jayce Michael Drive, approx. 750 ft north of Pine Hill Road.)
Existing Zoning: R-1-7
Request: **47-lot subdivision**
Proposed Use: **Single-Family Residential**

21. [CASE NUMBER 20-2-AXM ANNEXATION](#)

[Interactive Map](#)

PLANNER: Maryam Moradian
City Council District: D/Boucher
Parish Commission District: 9/Atkins

Applicant: CITY OF SHREVEPORT
Owner: Aramco Inc.
Location: 10400 blk. Norris Ferry Road (NW corner of Norris Ferry Road and Southern Loop)
Existing Zoning: R-E
Request: **Annexation**
Proposed Use: **Retail Grocery Store**

22. [CASE NUMBER 20-119-C CODE TEXT AMENDMENT](#)

PLANNER: Adam Bailey

Applicant: MPC
Request: Amending the City of Shreveport Unified Development Code

—end of public hearing—

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23. **Old Business**
 - Committee Chair Reports
 24. **New Business**
 - Research
 - MPC to pass a resolution to halt the acceptance of new annexation applications for a period of six (6) months. **Deferred and continued from the October 7th Public Hearing**
 - Nominating the proposed slate of officers for 2021
 25. **Other Matters to be Reviewed by the Commission**
 - Director's Report
 - Public Comments
 26. **Chair / Board Member's Comments**
 27. **Adjournment**