

**MPC PUBLIC HEARING – JANUARY 9, 2019  
MEETING NOTICE AND AGENDA**

**DATE:** Wednesday, January 9, 2019  
**TIME:** 3:00 p.m.  
**LOCATION:** Government Plaza Chamber  
505 Travis Street  
Shreveport, LA 71101

1. **Open Meeting** (*Meeting is being recorded*)
2. **Invocation**
3. **Pledge of Allegiance**
4. **Opening Remarks by Chair**
5. **Approval of Minutes – December 5, 2018 - APPROVED**

**CONSENT AGENDA ITEMS**

—public comments provided upon request for the following items—

6. **CASE NUMBER SC-2-19: FINAL PLAT (MINOR)**

[Interactive Map](#)

**PLANNER:** Jake Palant  
**City Council District:** D/Boucher  
**Parish Commission District:** 8/Middleton

Applicant: MOHR & ASSOCIATES, INC.  
Owner: Feist Properties, LLC  
Location: 7000 Block of East Kings Highway (NW corner of E Kings Hwy and E Bert Kouns Loop)  
Existing Zoning: C-4 and R-A  
Request: **3 Lot Commercial Subdivision**  
Proposed Use: **Orr Auto Park Subdivision**  
**DEFERRAL APPROVED**

—end of consent agenda—

**SCHEDULED PUBLIC HEARINGS**

7. **CASE NUMBER SC-1-19: PRELIMINARY & FINAL PLAT (MAJOR)**

[Interactive Map](#)

**PLANNER:** Jake Palant  
**City Council District:** D/Boucher  
**Parish Commission District:** 9/Atkins

Applicant: PROVENANCE DEVELOPMENT CO.  
Owner: Provenance Development Co.  
Location: 9850 Block of Wallace Lake Rd. (East side of Wallace Lake Rd., approx. 3000' North of Southern Loop)  
Existing Zoning: R-2 (PUD)  
Request: **30 Lot Single Family Subdivision**  
Proposed Use: **The Grove – Phase 1**  
**APPROVED**

8. **CASE NUMBER C-85-18: ZONING REQUEST**

[Interactive Map](#)

**PLANNER:** Alice Correa  
**City Council District:** B/Fuller  
**Parish Commission District:** 5/Bowman

Applicant: SMITH POSITIVE STEP, LLC  
Owner: Smith Positive Step, LLC  
Location: 3020 Missouri Ave. (NW corner of Missouri Ave. and Jackson St.)  
Existing Zoning: R-2  
Request: **R-2 to C-3**  
Proposed Use: **Reception Facility**  
**RECOMMENDED FOR APPROVAL**

9. **CASE NUMBER C-1-19: ZONING REQUEST**

[Interactive Map](#)

**PLANNER:** Manasvini Thiagarajan  
**City Council District:** B/Fuller  
**Parish Commission District:** 3/Jackson

Applicant: JAMES R. MARTIN  
Owner: Janine Martin  
Location: 838 Hope Street (West side of Hope Street, approx. 250' Northwest of Snow Street)

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Existing Zoning: R-3  
Request: **R-3 to C-3**  
Proposed Use: **Office for Construction Business**  
**RECOMMENDED FOR APPROVAL**

10. **CASE NUMBER C-2-19: SPECIAL USE PERMIT (SUP) & SITE PLAN**

[Interactive Map](#)

**PLANNER:** Manasvini Thiagarajan  
**City Council District:** B/Fuller  
**Parish Commission District:** 3/Jackson

Applicant: JAMES R. MARTIN  
Owner: Janine Martin  
Location: 838 Hope Street (West side of Hope Street, approx. 250' Northwest of Snow Street)  
Existing Zoning: C-3 (Pending Approval of C-1-19)  
Request: **Special Use Permit (SUP) & Site Plan Approval**  
Proposed Use: **Office for Construction Business**  
**APPROVED**

11. **CASE NUMBER C-3-19 & P-5-19: PLANNED UNIT DEVELOPMENT (PUD) & PRELIMINARY SITE PLAN**

[Interactive Map](#)

**PLANNER:** Alice Correa  
**City Council District:** D/Boucher  
**Parish Commission District:** 10/Chavez

Applicant: MONTROSE INVESTMENTS, LLC  
Owner: Montrose Investments, LLC  
Location: 400 Block E. Floumoy Lucas Rd. (North side of E. Floumoy Lucas Rd., approx. 1,000' East of Ellerbe Rd.)  
Existing Zoning: R-1-7  
Request: **R-1-7 to Neighborhood Commercial C-1 (PUD) with Preliminary Site Plan Approval**  
Proposed Use: **Commercial Development**  
**RECOMMENDED FOR APPROVAL W/STIPS**

12. **CASE NUMBER C-4-19: SPECIAL USE PERMIT (SUP) & SITE PLAN**

[Interactive Map](#)

**PLANNER:** Manasvini Thiagarajan  
**City Council District:** B/Fuller  
**Parish Commission District:** 3/Jackson

Applicant: SHREVEPORT CITY MARSHAL  
Owner: City of Shreveport  
Location: 1412 Peabody Street (North of Peabody Street, approx. 100' West of Hope Street)  
Existing Zoning: R-UC  
Request: **Special Use Permit (SUP) & Site Plan Approval**  
Proposed Use: **Training Facility**  
**APPROVED W/STIPS**

13. **CASE NUMBER C-5-19: TEMPORARY USE PERMIT**

[Interactive Map](#)

**PLANNER:** Alice Correa  
**City Council District:** B/Fuller  
**Parish Commission District:** 5/Bowman

Applicant: 2R CONSTRUCTION, LLC  
Owner: Dillard Farms, LLC  
Location: 2444 Midway St. (NW corner of Midway St. and Mansfield Rd.)  
Existing Zoning: I-2  
Request: **Temporary Use Permit**  
Proposed Use: **Rock Crushing Facility**  
**APPROVED AS AMENDED**

14. **CASE NUMBER C-6-19: ZONING REQUEST**

[Interactive Map](#)

**PLANNER:** Jake Palant  
**City Council District:** A/Bradford  
**Parish Commission District:** 3/Jackson

Applicant: SHREVEPORT CADDO MPC  
Owner: Terhaar & Cronley Development Company  
Location: 1124 Forum Drive (NE side of Forum Dr., approx. 410' Northwest of Corporate Drive)  
Existing Zoning: NA  
Request: **NA to I-2**  
Proposed Use: **Existing Armored Car Facility**  
**RECOMMENDED FOR APPROVAL**

—end of public hearing—

**MPC PUBLIC HEARING – JANUARY 9, 2019**

15. **Old Business**
  - Committee Chair Reports: Search, Rules & Procedures
16. **New Business**
  - Recommendation Report on Billboard Ordinance as tasked by Chair
  - Macro Cell Tower UDC Recommendations
  - Presentation by CEO, SPORTRAN, Dinero Washington
  - Appointment of Executive Director for 2019
17. **Other Matters to be Reviewed by the Commission**
  - Director's Report – July MPC Meeting
  - Public Comments
18. **Chair / Board Member's Comments**
19. **Adjournment**