

**ZBA PUBLIC HEARING – July 19, 2023
MEETING NOTICE AND AGENDA**

DATE: Wednesday, July 19, 2023
TIME: 3:00 p.m.
LOCATION: Government Plaza Chamber
505 Travis Street
Shreveport, LA 71101

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0. **Work Session** *(The ZBA Board will meet in the MPC Conference Room at 1:30 PM prior to the regularly scheduled meeting)*
 1. **Open Meeting** *(Meeting is being recorded)*
 2. **Invocation**
 3. **Pledge of Allegiance**
 4. **Opening Remarks by Chair**
 5. **Approval of Minutes** – June 21, 2023
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SCHEDULED PUBLIC HEARINGS

6. [CASE NUMBER 23-13-BAC VARIANCE](#)

Applicant: **Nathan R. Hutchings**
Owner: Nathan R. Hutchings
Location: 2804 Marty Lane (Northeast corner of Marty Lane and Risinger Drive.)
Existing Zoning: **R-A**
Request: **Variance in on-site development standards**
Proposed Use: Accessory Storage Structure in the Front Yard
APPROVED

[Interactive Map](#)
PLANNER: Jomari Smith
City Council District: A/ Taylor
Parish Commission District: 12/ Epperson, Sr.

7. [CASE NUMBER 23-16-BAC VARIANCE](#)

Applicant: **K-DEVELOPERS, LLC**
Owner: K-DEVELOPERS, LLC
Location: 300 W 84TH ST (NE Corner of Linwood Ave and W 84th Street)
Existing Zoning: **C-2**
Request: **Variance to use standards - Liquor Sales**
Proposed Use: Accessory Storage Structure in the Front Yard
DENIED

[Interactive Map](#)
PLANNER: Lauren Witt
City Council District: A/ Taylor
Parish Commission District: 12/ Epperson, Sr.

8. [CASE NUMBER 23-19-BAC SPECIAL EXCEPTION USE](#)

Applicant: **Willie D Harris**
Owner: Ryan Paul Johnson
Location: 2453 ROY RD (east side of Roy Rd., approx. 270 ft north of Sidney St.)
Existing Zoning: **R-1-5**
Request: **Special Exception Use - Manufacture Home**
Proposed Use: Residential Use
APPROVED

[Interactive Map](#)
PLANNER: Emily Trant
City Council District: A/ Taylor
Parish Commission District: 2/ Johnson

9. [CASE NUMBER 23-20-BAC VARIANCE](#)

Applicant: **Piggly Wiggly Cost Plus**
Owner: KLS Investments
Location: 3723 Lakeshore Drive (SW corner of Lakeshore Drive and Jewella Avenue)
Existing Zoning: **C-2**
Request: **Variance to use standards - Liquor Sales**
Proposed Use: Liquor Sales
DENIED

[Interactive Map](#)
PLANNER: Lauren Witt
City Council District: G/ Bowman
Parish Commission District: 5/ Burrell

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10. [CASE NUMBER 23-17-BAC SPECIAL EXCEPTION USE](#)

[Interactive Map](#)

PLANNER: Ben Koby
City Council District: A/ Taylor
Parish Commission District: 3/ Jackson

Applicant: **Mary Lee Brown**
Owner: Mary Lee Brown
Location: 1637 LAUREL ST (1637 Laurel St (southside of Laurel St., approx, 185' east of Park Ave.))
Existing Zoning: **R-3**
Request: **Special Exception Use for Manufactured Home**
Proposed Use: Residential
APPROVED

—end of public hearing—

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11. Old Business
 - Committee Chair Reports
 12. New Business
 - Research
 13. Other Matters to be Reviewed by the Commission
 - Director's Report
 - Public Comments
 14. Chair / Board Member's Comments
 15. Adjournment