

CADDO PARISH COMMISSION
505 TRAVIS STREET, GOVERNMENT PLAZA
PUBLIC NOTICE
WORK SESSION AGENDA
Streaming at www.caddo.org
October 31, 2022
3:30 P.M.

1. ROLL CALL:

Commissioners:

Hopkins	District 1	Gage-Watts	District 7
Johnson	District 2	Taliaferro	District 8
Jackson	District 3	Atkins	District 9
Young	District 4	Chavez	District 10
Burrell	District 5	Lazarus	District 11
Jones	District 6	Epperson	District 12

2. INVOCATION:

3. PLEDGE OF ALLEGIANCE:

Veterans and active military members saluting during recitation of the Pledge of Allegiance would be appropriate, should you wish to do so. All others, please recite with your hands over your hearts, and we **ask that everyone please remember our POW-MIA's** as we say the Pledge of Allegiance.

4. AGENDA ADDITIONS:

5. CITIZENS COMMENTS:

Citizens who wish to address the Commission on any issue other than zoning, please fill out a comment card located in the chamber foyer and return to the President or the Clerk of the

Commission. Individual comments are limited to 3 minutes

6. VISITORS:

- 6.I. Visitor: United Way Representative With Presentation Related To 2-1-1 Program
(Gage-Watts & Johnson)

7. Master Plan Update

8. REPORTS:

Administrator Report

8.I. Administrative Report

Documents:

[ADMINISTRATION REPORT 10.31.22.PDF](#)

9. COMMISSION REMARKS:

Communiques, reports, and other items related to Work Session Agenda.

10. PRESIDENT'S REPORT:

11. OLD BUSINESS:

12. NEW BUSINESS:

12.I. Authorize Consideration Of Resolution No. 48 Of 2022

A resolution approving the holding of an election in Caddo Parish Fire District No. Six,
State of Louisiana, on Saturday, March 25, 2023, to authorize continuation of a
special tax and the renewal of a service charge therein

(Finance)

Documents:

[RESOLUTION 48 OF 2022- PC APPROVAL RESOLUTION.PDF](#)

12.II. Authorize Special Resolution Honoring Luther Cox And Inner City Modern Row Dance Company On Their 40th Anniversary
(Burrell)

12.III. Authorize Special Resolution Recognizing Veterans Celebration Week
(Epperson)

12.IV. Authorize Special Resolution Acknowledging National Diabetes Awareness Month
(Gage-Watts)

12.V. Authorize Consideration Of Use Of Previously Approved Funding For TruFund For MLK CDC For \$25,000 For Business Entrepreneurial Training
(Johnson)

Documents:

[MLK APP.PDF](#)

12.VI. Authorize Consideration Of The Use Of Previously Approved Funding For Green Infrastructure For Shreveport Green For A Project To Capture Stormwater In The Amount Of \$121,179
(Young)

Documents:

[ARP PROJECT NARRATIVE COMPLETED FINAL.PDF](#)

12.VII. Authorize Consideration Of The Recommendations Of The Alcoholic Beverage Committee

(Alcoholic Beverage Committee)

Documents:

[10.20.2022 ALCOHOL BEVERAGE COMMITTEE MEETING MINUTES.PDF](#)

12.VIII. Authorize Visitor From Lifeshare Blood Center For Regular Session Agenda
(Chavez)

13. COMMUNIQUEs AND COMMITTEE REPORTS:

14. CITIZENS COMMENTS (Late Arrivals):

Citizens who wish to address the Commission on any issue other than zoning, please fill out a

comment card located in the chamber foyer and return to the President or the Clerk of the Commission. Individual comments are limited to 3 minutes

15. CONSENT AGENDA:

15.I. Ordinance No. 6262 Related To 22-20-P

AN ORDINANCE TO AMEND VOLUME II OF THE CODE OF ORDINANCES OF THE PARISH OF CADDO, AS AMENDED, THE CADDO PARISH UNIFIED DEVELOPMENT CODE, BY AMENDING THE ZONING OF PROPERTY LOCATED ON THE EAST SIDE OF FLOURNOY LUCAS ROAD, APPROXIMATELY SIX HUNDRED AND FIFTY FEET, SOUTH OF WINDERWEEDLE ROAD, CADDO PARISH, LOUISIANA, FROM R-A RURAL AGRICULTURAL ZONING DISTRICT TO C-2 CORRIDOR COMMERCIAL ZONING DISTRICT, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

(District 12)

Documents:

[ORD 6062 22-20-P PACKET \(1\)_ORGANIZED.PDF](#)

15.II. Ordinance No. 6263 Related To 22-21-P

AN ORDINANCE TO AMEND VOLUME II OF THE CODE OF ORDINANCES OF THE PARISH OF CADDO, AS AMENDED, THE CADDO PARISH UNIFIED DEVELOPMENT CODE, BY AMENDING THE ZONING OF PROPERTY LOCATED EAST OF CESSNA DRIVE, APPROXIMATELY ONE THOUSAND THREE HUNDRED AND TWENTY-FEET SOUTH OF EAST FLOURNOY LUCAS ROAD, CADDO PARISH, LOUISIANA, FROM R 1-7 SINGLE-FAMILY RESIDENTIAL ZONING DISTRICT TO R-1-5 SINGLE-FAMILY RESIDENTIAL ZONING DISTRICT, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

(District 9)

Documents:

[ORD 6263 REV22-21-P PACKET_MERGED_ORGANIZED.PDF](#)

15.III. Ordinance No. 6265 Of 2022

AN ORDINANCE TO AMEND CHAPTER 4, ARTICLE II, DIVISION 3 RELATIVE TO ALCOHOLIC BEVERAGE EMPLOYEE HANDLING CARD, TO PROVIDE FOR COMPATIBILITY WITH CITY OF SHREVEPORT REQUIREMENTS FOR SUCH CARDS, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

(Chavez)

Documents:

[ORD 6265 ABO CARD ORDINANCE.PDF](#)
[ORD 6265 REDLINED VERSION.PDF](#)

15.IV. Ordinance No. 6266 Of 2022

AN ORDINANCE ADOPTING THE BUDGET OF ESTIMATED REVENUES AND
EXPENDITURES FOR THE SHREVE MEMORIAL LIBRARY FOR THE YEAR 2023

(Finance)

Documents:

[ORD 6266 2023 BUDGET ORDINANCE LIBRARY.PDF](#)

16. ADJOURN:

To all persons desiring to attend and observe a meeting of the Caddo Parish Commission, or who wish to present information to the body: If you have physical limitations that require special accommodations in order for you to attend and participate in a meeting of the Caddo Parish Commission, please contact the office of the Caddo Parish Commission Clerk at (318) 226-6596, at least 24 hours in advance of the meeting so that an effort can be made to provide those accommodations.

INTER-OFFICE CORRESPONDENCE

PARISH OF CADDO

ADMINISTRATION REPORT

DATE: OCTOBER 31, 2022

TO: CADDO PARISH COMMISSION

FROM: ADMINISTRATION

INFORMATION

- 1.) Budget Retreat – November 9th – 9:30 a.m.
- 2.) Juvenile Detention
- 3.) Covid-19 Update

The following resolution was offered by _____ and seconded
by _____:

RESOLUTION NO. 48 of 2022

A resolution approving the holding of an election in Caddo Parish Fire District No. Six, State of Louisiana, on Saturday, March 25, 2023, to authorize continuation of a special tax and the renewal of a service charge therein.

WHEREAS, the Board of Commissioners of Caddo Parish Fire District No. Six, State of Louisiana (the "Governing Authority"), acting as the governing authority of Caddo Parish Fire District No. Six, State of Louisiana (the "District"), adopted a resolution on October 20, 2022, calling a special election in the District on Saturday, March 25, 2023, to authorize continuation of a special tax and the renewal of a service charge therein; and

WHEREAS, the governing authority of the District has requested that the Caddo Parish Commission, acting as the governing authority of the Parish of Caddo, State of Louisiana, give its consent and authority for the District to hold the aforesaid election, and in the event that the election carries to continue to levy and collect the special tax and service charge provided for therein; and

WHEREAS, as required by Article VI, Section 15 of the Constitution of the State of Louisiana of 1974, it is now the desire of the Caddo Parish Commission to approve the holding of said election and in the event that the election carries, to continue to levy and collect the special tax and service charge provided for therein;

NOW, THEREFORE, BE IT RESOLVED by the Caddo Parish Commission, acting as the governing authority of said Parish, that:

SECTION 1. In compliance with the provisions of Article VI, Section 15 of the Constitution of the State of Louisiana of 1974, and in accordance with the request of the Board of Commissioners of Caddo Parish Fire District No. Six, State of Louisiana, the Caddo Parish Commission hereby approves the holding of an election in the District, on Saturday, March 25, 2023, at which election there will be submitted the following propositions, to-wit:

**PROPOSITION NO. 1 OF 2
(MILLAGE CONTINUATION)**

Shall Caddo Parish Fire District No. Six, State of Louisiana (the "District"), continue to levy a special tax of ten and sixteen hundredths (10.16) mills on all property subject to taxation in the District (an estimated \$490,000 reasonably expected at this time to be collected from the levy of the tax for an entire year), for a period of ten (10) years, beginning with the year 2024 and ending with the year 2033, for the purpose of fire protection, all emergency service incidental thereto, maintenance and operational expenses, said millage to represent a sixteen hundredths of a mill (.16) increase (due to reappraisal) over the 10 mills tax authorized to be levied through the year 2023 pursuant to an election held on May 3, 2014?

**PROPOSITION NO. 2 OF 2
(SERVICE CHARGE RENEWAL)**

Shall Caddo Parish Fire District No. Six, State of Louisiana (the "District"), continue to levy and collect a service charge of \$75.00 per year for a period of 10 years, on each residential dwelling and commercial structure, whether occupied or unoccupied, located wholly or partly within the boundaries of the District, beginning with the year 2024 and ending with the year 2033 (an estimated \$216,375 reasonably expected at this time to be collected from the levy of the service charge for an entire year), for the purpose of fire protection and all emergency service incidental thereto?

SECTION 2. In the event the election carries, the Caddo Parish Commission does hereby further consent to and authorize the District to continue to levy and collect the special tax and service charge provided for therein.

This resolution having been submitted to a vote, the vote thereon was as follows:

<u>Member</u>	<u>Yea</u>	<u>Nay</u>	<u>Absent</u>	<u>Abstaining</u>
Todd A. Hopkins	_____	_____	_____	_____
Lyndon B. Johnson	_____	_____	_____	_____
Steven Jackson	_____	_____	_____	_____
John-Paul Young	_____	_____	_____	_____
Roy Burrell	_____	_____	_____	_____
Steffon D. Jones	_____	_____	_____	_____
Stormy Gage-Watts	_____	_____	_____	_____
Jim Taliaferro	_____	_____	_____	_____
John E. Atkins	_____	_____	_____	_____
Mario Chavez	_____	_____	_____	_____
Ed Lazarus	_____	_____	_____	_____
Kenneth Epperson, Sr.	_____	_____	_____	_____

And the resolution was declared adopted on this, the 3rd day of November, 2022.

/s/ Jeff Everson
Clerk

/s/ John E. Atkins
President

STATE OF LOUISIANA

PARISH OF CADDO

I, the undersigned Clerk of the Caddo Parish Commission, do hereby certify that the foregoing pages constitute a true and correct copy of a resolution adopted by said Commission on November 3, 2022, approving the holding of an election in Caddo Parish Fire District No. Six, State of Louisiana, to authorize continuation of a special tax and the renewal of a service charge therein.

IN FAITH WHEREOF, witness my official signature at Shreveport, Louisiana, on this, the 3rd day of November, 2022.

Clerk



PARISH OF CADDO, LOUISIANA
AMERICAN RESCUE PLAN FUNDING APPLICATION

INTRODUCTION AND FUNDING PURPOSE

1. Name of Entity: Martin Luther King Community Development Corporation

Type of Entity: Non-Profit Organization

Parish Funded Agency Other Public Body Non-Government Agency

Address: 3067 Dr. Martin L. King, Jr. Drive
Shreveport, LA 71107

Contact Person: Irma D. Rogers

Title: Board President

Phone Number: 318-681-9550

Email: office@mlkcdc.com

2. Purpose for which Parish funds would be used (Check one and give a brief description):

Economic Development Infrastructure

Revenue Replacement COVID Expenses

This grant would support business entrepreneurial training for start up and new business ventures. Primary targets would be for moderate income individuals, minorities and women owned businesses. There will also be a component for youth to encourage business interests and entrepreneurship.

3. Amount of request: \$25,000.00

4. Please attach any other information that you wish to submit in support of your application.

The MLK area in Shreveport is the second largest predominately African American community in the U. S. This particular population has been divested of large business ventures with the exception of the KCS Railway and North Shreveport Industrial Park for many years since its inception. The area was founded primarily with "Mom & Pop" small businesses, which is still the norm today. There were more than 40 small businesses in this area in 2005 which marked the first printing of the MLK Business directory by the MLK-CDC. However, currently this number has been trimmed to less than half. Therefore, there is an overwhelming need to provide many citizens with economic development educational initiatives. This would encourage more business ventures that meet the needs of the current population.

5. Applicant agrees to provide additional documentation as need and comply with reporting requirements as established by Caddo Parish and US Treasury.

lor (Initial here)

PROJECT INFORMATION

Description

This summary should provide an overview of how funds will be used.

The MLK-CDC will create seminars that are designed to teach best business practices to young/new entrepreneurs. There will also be a workforce development component.

1. Writing a good business plan for my particular business.
2. Financial literacy-which includes taxes, credit, and startup capital.
3. Banking on me for my business - first steps to success including personal finances.
4. Iniatiate workforce development protocols.

Timeline

This summary should provide a written timeline to show benchmarks of implementation and completion.

Goal #	Tasks	Goal
1.	Solicit names to enroll in the class.	Approximately 15
2.	Set class schedules and implement program classes.	4-6 weeks
3.	Design a competition and award for best practices with startup capital for beginning bank balances, insurance, funding, licensing, etc.	4-6 weeks
4.	Initiate multi-layered concepts by teaching and understanding what content can be used for labeling and which cannot for their particular business (intellectual properties). Include information on trademarks, copyrights and patents.	6-8 weeks
5.	Provide pro-bono legal services to assist with startups.	6-8 weeks

Outcomes

Explain the outcomes of the project and how it will benefit Caddo Parish.

The organization has already initiated a partnership with a financial institution and Small Business Development for this area. Assistance will be given from other sources such as the Shreveport-Bossier African American Chamber of Commerce, Shreveport Chamber of Commerce and a local bank. There will also be input from current business owners to lend experiences for the new business owners. Workforce Development will offer a newly

trained and skilled workforce which enhances drawing larger business ventures to the parish. The outcomes will be; 1. to alleviate small businesses going under within a couple of years due to lack of training. This will add to the tax rolls for the parish; 2. Educational training and workforce development are generally solicited by outside agencies and new industrial developers prior to locating within a city or parish; 3. Workforce development will add to the overall parish economy.

Affidavit

I hereby certify that the information provided in this application and all accompanying forms is true and accurate as of the date of completion.

Signature:

Sumner Rogers

Title:

President

Date:

6/30/2021

Organization :

**Shreveport Green
Caddo Parish
American Rescue Plan Act
Grantee Project Narrative**

Grant narrative should include the purpose and objectives of your project. The narrative should concretely state the significance and contribution to the citizens of Caddo Parish. Each project should have 3-5 solid goal and objectives. A grant narrative should include a timeline or work plan. Finally, the grant narrative should include the projected outcomes of the project.

Narrative

Narrative:

Green infrastructure is a much needed and often overlooked addition to any city. Caddo Parish currently has the potential to invest funding into bolstering the vitality and resilience of the community through specific implementation of this sustainability project. We understand that there is not a credentialed sustainability expert in our region, therefore, we believe, through our extensive experience in greening the parish, we are most suited to delegate the manner in which these funds are used. Shreveport Green has been working towards the creation of a cleaner, greener, and more economically vital community for over 30 years. We have long term experience working with federal and state dollars, and put an emphasis on collaboration and partnerships throughout the parish. After much deliberation among the entire staff at our organization, we have decided on a plan in which these funds will most support the resilience of our parish communities with the most need. On this particular phase of the project, we are suggesting a focus specifically on the capturing of stormwater. We hope to best allocate this money to reach areas of Shreveport that need the most help. We plan to execute our project through administering the following steps:

1. Stormwater capture project:
 - a. Large rainwater capture systems on every property that our organization irrigates, including, but not limited to farms, school gardens, recreational center, and public parks. This will greatly reduce the amount of drinking water used to grow produce for disadvantaged communities. It will also give the community the chance to see and learn ways in which they can apply this similar green infrastructure to their homes.
2. Equipment necessary to carry out green infrastructure implementation projects
 - a. Tractor with front end loader, blade, auger, and back hoe attachment. This is most necessary for digging swales, planting trees, and unloading/moving cisterns.
3. Contract Labor
 - a. Funding for contract labor to insure the development and implementation of project roll out and completion.

Organization :

Please use separate page if more space is needed.

Organization :

Project Goals & Objectives

GOAL: a broad statement of what you wish to accomplish. Goals are broad, general, intangible, and abstract. A goal is really about the final impact or outcome that you wish to bring about. In the case of goals for a grant proposal, make sure they are linked back to your need statement. Use words such as decrease, deliver, develop, establish, improve, increase, produce, and provide.

OBJECTIVE: a step toward accomplishing a goal. In contrast to the goal, an objective is narrow, precise, tangible, concrete, and can be measured.

- State your objectives in quantifiable terms.
- State your objectives in terms of outcomes, not process.
- Objectives should specify the result of an activity.
- Objectives should identify the target audience or community being served.
- Objectives need to be realistic and capable of being accomplished within the grant period.

Goal #1
Stormwater capture project
Goal #1 – Objectives
Purchase five large-scale, 3k gallon cisterns, two mid-scale, 500 gallon cisterns, and eighty small-scale rain barrels. Place them at partnering public areas around the city in order to capture stormwater runoff at an optimal level. Purchase 1000 feet of PVC pipe attachments for unground water navigation for potential runoff to large-scale cisterns placed around the city. Purchase 2000 feet of rain gutters to build roof runoff stormwater collection systems. Purchase 300 feet of metal panels to create roofs for runoff where there isn't any. This will collect stormwater for open places like public fruit orchards. Purchase five water pumps to help push water out of the large-scale cisterns. This will be the best way to irrigate orchards and gardens in flatter areas. These properties include, but are not limited to farms, school gardens, recreational centers, and public parks. This will greatly reduce the amount of drinking water used to grow produce for disadvantaged communities. It will also give the community the chance to see and learn ways in which they can apply this similar green infrastructure to their homes.

Organization :

Goal #2

Placing cisterns & digging swales for stormwater collection

Goal #2 Objectives

Purchase of tractor for digging swales to capture stormwater along tree lines in community areas where we are currently growing fruit trees. This specific equipment will allow us to further capture water through the permaculture method which uses rainwater to water trees and gardens. These areas include, but are not limited to, farms, school gardens, recreational centers, public parks. This will greatly reduce the amount of drinking water used to grow fruit and other produce for disadvantaged communities. The tractor will also give us the ability to move rain barrels and cisterns into areas where we are unable to directly unload them. This will add to future usage of tree planting as well.

Goal #3

Professional contract labor & consultation

Goal #3 – Objectives

Hiring the appropriate people to install rain capture system sso that we receive maximum input of stormwater to most benefit disadvantaged communities through saving money on drinking water usage. Much of this work needs the eye of a professional engineer to achieve the maximum amount of stormwater collection. This includes assessing best potential system, leveling land areas, building cistern stands, and installing cistern water pumps.

Organization :

Budget Narrative

Budget Category	Year 1	Year 2	Year 3
Personnel	0		
Fringe Benefits	0		
Travel	0		
Equipment	\$30,500		
Supplies	\$41,100		
Contractual	\$40,000		
Other	0		
Total Direct Cost	\$111,600		
Indirect Cost *	\$9,579		
Total Cost	\$121,179		

* Organization must have an approved Negotiated Indirect Cost Rate Agreement to utilize anything above the de minimis rate of up to 10% of its modified total direct costs per federal award regulation.

Please be sure to attach the Budget Worksheet.

MINUTES OF THE MEETING OF THE
CADDO PARISH COMMISSION'S
ALCOHOL BEVERAGE COMMITTEE
HELD ON THE 20TH DAY OF OCTOBER, 2022

The Caddo Parish Alcohol Beverage Committee met in legal session on the above date at 2:00 p.m., in the Government Plaza Chambers, with Mr. Atkins, presiding, and the following members in attendance: Commissioners Atkins, Epperson, Johnson, and Lazarus (4). ABSENT: Commissioners Hopkins and Taliaferro (2).

Mr. Lazarus gave the invocation, and Mr. Epperson led the Committee in the Pledge of Allegiance.

Mr. Epperson requested that the oath be added to the agenda as an agenda item. The Clerk of the Commission stated that he would add it on future agendas under the Pledge of Allegiance

NEW BUSINESS

At this time, the Clerk of the Commission swore the deputies and representatives of the businesses in.

- Stonewall Beverage Company—12800 Mansfield Road, Keithville, LA (3rd citation) (District 11)

Sgt. Scoggins said that on July 20, 2022, the Caddo Parish Sheriff's Office conducted an underage alcohol sales operation. Det. Ardoin, Det. Harris, and the CI went to Stonewall Beverage Company around 7:20 p.m. Det. Ardoin witnessed the 19 year old CI purchase a 22 oz bottle of Heineken beer for \$3.33 from store clerk, Dawson Taytum. He did not check the CI's driver's license, and he was issued a summons for unlawful sales to a person under 21.

Cole Dixon, Manager of Stonewall Beverage Company, said that Dawson Taytum was guilty. He went back and watched the video.

Mr. Dixon then wanted to know the reason for this being a third citation. He said that the previous clerk who sold to an underage person and the charges were dropped by the District Attorney. Attorney Frazier pointed out that those proceedings are separate from these proceedings. She said that the person being charged is criminal, and this one is civil. Mr. Dixon then questioned that the person who was originally summoned had their charges dropped, and this is now being charged as a third citation. Attorney Frazier stated that was correct and explained that they do not know if the charges were removed as a result of a plea to another incident. She said that the reason those charges were dismissed may have nothing to do with this incident.

Mr. Dixon then wanted to know why he was not serve any papers for the March 10, 2022 incident. Mr. Atkins explained that the store is ultimately responsible for the actions of its employees. He further stated that there may have been an administrative oversight with respect to serving papers on the March 10, 2022 incident, but if an act of serving a minor occurred, then it still occurred. Mr. Dixon stated that he was not given the opportunity to come and speak before the Commission. The Clerk of the Commission stated that he does have a receipt for the certified letter that was signed for. Sgt. Scoggins said that the Sheriff's Office only serves papers when the registered letters are returned.

Mr. Atkins asked for the proper mailing address for Stonewall Beverage Company. Mr. Dixon said that the mailing address is 121 Stone Creek Drive.

Mr. Johnson requested that the penalties be stated for each offense. Attorney Frazier said that the first offense is \$500, second offense is \$750, and the third offense is \$1,000. The revocation or suspension of a permit is in addition to, and not in lieu of the limitation of a penalty imposed by law. Attorney Frazier further stated that this is what is stated in the Code of Ordinances.

Mr. Johnson further stated that the employee who sold to the underage person is a completely separate process than the penalty for the establishment. Mr. Johnson said that he will not be standing against the Mothers Against Drunk Drivers saying that they did not do enough to protect their children. He further stated that he is adamant about utilizing penalties that are in place to ensure that owners hire qualified people to work there or they have technology in place to aid them in not selling to persons under the age of 21.

Mr. Dixon wanted to know what the businesses put in place to ensure that they are 100% perfect. Mr. Johnson said that there are card readers that alert when a person is under the age of 21. Mr. Dixon argued that he could have another person's identification who is over the age of 21. Mr. Dixon said that he cannot watch the employees all of the time.

The Clerk of the Commission stated for the record that Mr. Dixon was at the last alcohol hearing.

It was **moved by Mr. Lazarus**, seconded by Mr. Epperson, *to recommend to the full body*

a third offense fine of \$1,000 to Stonewall Beverage Company. Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Epperson, and Lazarus (3). NAYS: Commissioner Johnson (1). ABSENT: Commissioners Johnson and Taliaferro (2). ABSTAIN: None (0).

- The Relay Station—10281 Highway 1, Shreveport, LA 71115 (1st citation) (District 8)

Sgt. Scoggins said that on July 20, 2022, the Caddo Parish Sheriff's Office conducted an underage alcohol sales operation. Det. Ardoin, Det. Harris, and the CI went to Stonewall Beverage Company around 5:40 p.m. Det. Ardoin witnessed the 19 year old CI purchase a 25 oz can of Natural Light beer for \$2.00 from store clerk, Heather Williams. She was issued a summons for unlawful sales to a person under 21.

Mr. Anthony Crawford, Relay Station Manager, stated that he reviewed the video, and the testimony that Sgt. Scoggins gave was true. He said that they have a zero-tolerance policy in place, and Heather Williams was terminated. Mr. Crawford also said that they have a card reader at every point of sale. They did update the training after this incident.

Mr. Atkins wanted to know if the clerk used the scanner. Mr. Crawford stated that she did not.

It was **moved by Mr. Epperson**, seconded by Mr. Johnson, *to recommend to the full body a first offense fine of \$500 to The Relay Station.* Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Epperson, Johnson, and Lazarus (4). NAYS: None (0). ABSENT: Commissioners Hopkins and Taliaferro (2). ABSTAIN: None (0).

Attorney Frazier said that the Clerk of the Commission has notified her that the fines have been updated to: 1st offense fine of \$250, 2nd offense fine of \$500, and the third offense fine of \$750. She explained that the digital version of the Code of Ordinances have not been updated. Mr. Atkins said that Stonewall Beverage Company's fine has been modified to \$750, and The Relay Station's fine has been modified to \$250.

Mr. Johnson wanted to know if the revocation or suspension of the license is included. Attorney Frazier said that the Commission can revoke or suspend the license under any circumstance.

- Triple J Travel Plaza—8311 Springridge Texas Line Road, Keithville, LA 71047 (3rd citation) (District 12)

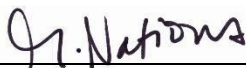
Sgt. Scoggins said that on July 20, 2022, the Caddo Parish Sheriff's Office conducted an underage alcohol sales operation. Det. Ardoin, Det. Harris, and the CI went to Triple J Travel Plaza around 8:30 p.m. Det. Ardoin witnessed the 19 year old CI purchase a 40 oz bottle of Bud Ice beer for \$3.49 from store clerk, Tasha Wilson. She did not check the CI's driver's license, and he was issued a summons for unlawful sales to a person under 21. Sgt. Scoggins pointed out that this is Ms. Wilson's second offense. She was also issued a summons for not having an ABO card.

Mr. John Settle, agent for Mr. Simon and Triple J Travel Plaza, stated that Mr. Simon does admit that these events did occur. He also said that Ms. Wilson sold to an underage person on March 10, 2022, but appealed to Mr. Simon's emotions, so he did not terminate her then. After this incident, he did terminate her employment. Mr. Settle also said that there are scanners installed, and Mr. Simon is aware of the seriousness of consequences.

The Clerk of the Commission explained that after this committee, these actions will be placed on the next Work Session and Regular Session agendas to come before the full body for final vote. He said that the next Regular Session is November 3, 2022.

It was **moved by Mr. Epperson**, seconded by Mr. Lazarus, *to recommend to the full body a third offense fine of \$750 to Triple J Travel Plaza.* Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Epperson, and Lazarus (3). NAYS: Commissioner Johnson (1). ABSENT: Commissioners Johnson and Taliaferro (2). ABSTAIN: None (0).

There being no further business to come before the Committee, the meeting was adjourned at 3:15 p.m.



Michelle Nations
Assistant Commission Clerk

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE TO AMEND VOLUME II OF THE CODE OF ORDINANCES OF THE PARISH OF CADDO, AS AMENDED, THE CADDO PARISH UNIFIED DEVELOPMENT CODE, BY AMENDING THE ZONING OF PROPERTY LOCATED ON THE EAST SIDE OF FLOURNOY LUCAS ROAD, APPROXIMATELY SIX HUNDRED AND FIFTY FEET, SOUTH OF WINDERWEEDLE ROAD, CADDO PARISH, LOUISIANA, FROM R-A RURAL AGRICULTURAL ZONING DISTRICT TO C-2 CORRIDOR COMMERCIAL ZONING DISTRICT, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BE IT ORDAINED by the Caddo Parish Commission in due, legal and regular session convened, that Volume II of the Code of Ordinances of the Parish of Caddo, as amended, the Caddo Parish Unified Development Code, is hereby amended and re-enacted to read as follows, to wit:

The official Zoning Map of the Shreveport Metropolitan Planning Area of Caddo Parish, Louisiana, be amended by rezoning property located on the east side of Flournoy Lucas Road, approximately six hundred and fifty feet, south of Winderweedle Road, Caddo Parish, LA, more particularly described below, be and the same is hereby amended **from R-A Rural Agricultural Zoning District to C-2 Corridor Commercial Zoning District:**

Commencing at the northeast corner of Lot 126 of Broad Acres, a subdivision of Caddo Parish, Louisiana, as per plat recorded in Book 50, page 207, of the conveyance records of Caddo Parish, Louisiana, run west along the north line of said Lot 126 a distance of 212 feet to the point of beginning; thence continue west along the north line of said Lot 126 a distance of 212.96 feet, more or less, to the east right of way of Flournoy Lucas as described in the Order of Expropriation recorded under registry no. 819096 of the conveyance records of Caddo Parish, Louisiana; thence run along the east right of way of Flournoy Lucas Road along a curve to the left having a radius of 662.20 feet, a chord bearing south 31°34'44" east 379.25 feet, an arc distance of 384.64 feet, more or less, to a point lying 212 feet, west of the east line of said Lot 126; thence run north a distance of 319.01 feet, more or less, to the point of beginning, being the 1.99 acre, more or less, tract of land shown and described as Tract A on the Map of Survey dated November 15, 1967, attached to the Act of Sale recorded under registry no. 451293, less and except the 1.115 acre, more or less, portion thereof expropriated to the State of Louisiana Department of Transportation and Development, as per the order recorded under registry no. 819096 of the conveyance records of Caddo Parish, Louisiana, together with all buildings and improvements located thereon, Section 27, T17N, R15W, Caddo Parish, Louisiana.

BE IT FURTHER ORDAINED, that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications which can be given effect without the invalid provisions, items or applications, and to this end, the provisions of this ordinance are hereby declared severable.

BE IT FURTHER ORDAINED that this ordinance shall become effective ten (10) days after publication in the official journal.

BE IT FURTHER ORDAINED, that all ordinances or parts thereof in conflict herewith are hereby repealed.

Approved as to legal form:

Parish Attorney

Date

22-20-P
Craving Croquettes

**CADDO PARISH PLANNING AND ZONING BOARD
SUMMARY MINUTES OF THE PUBLIC HEARING SEPTEMBER 28, 2022**

A regularly scheduled public hearing of the Shreveport Metropolitan Planning Commission of Caddo Parish was held on Wednesday, September 28, 2022 at 3:00 p.m. at Government Plaza Chamber, 505 Travis Street, Shreveport, Caddo Parish, LA. Members met in the MPC Conference room prior to the hearing for case manager presentations.

Members Present

Laura Neubert, Chairperson
Constance L. Green
Phyllis Hart
Damon Humphrey, Sr.
Lauren Marchive, III

Staff Present

Alan Clarke, Executive Director
Adam Bailey, Community Planning & Design Manager
Henry Bernstein, Parish Attorney's Office
Shari Culbert, Executive Assistant
Reginald Jordan, Zoning Administrator
Ben Koby, Planner I

Members Absent

Jake Brown

The hearing was opened with prayer by **MR. HUMPHREY, SR.** . The Pledge of Allegiance was led by **MS. HART.**

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. Any written comments that were submitted may be viewed in the public record files.

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. MARCHIVE, III, seconded by MR. HUMPHREY, SR., to approve the minutes of the August 24, 2022 public hearing as submitted.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: Messrs. BROWN

CONSENT AGENDA

PUBLIC HEARING

CASE NO. 22-20-P ZONING REQUEST

Applicant: KENDRICK FARRIS
Owner: KENDRICK FARRIS
Location: 0 Flournoy Lucas (east side of Flournoy Lucas Rd., approx. 650 ft., south of Winderweedle Road.)
Existing Zoning: R-A
Request: R-A TO C-4
Proposed Use: Restaurant

Representative &/or support:

KENDRICK FARRIS P.O.Box 19134 Shreveport, La. 71149

Mr. Farris spoke of the proposed use for the property.

Board members asked questions of the applicant concerning the alternative C-2 zoning option.

draft

Opposition:

Carolyn Price 7382 Winderweedle Rd. Shreveport, La. 71129

Mrs. Price spoke of her concerns with drainage, preservation of wildlife, and traffic.

The board addressed the opposed about her concerns.

Claude Price 7382 Winderweedle Rd. Shreveport, La. 71129

Mr. Price spoke of his concerns with traffic, vegetation, wildlife, property value, quality of well water.

The board addressed the opposed about him concerns.

Melinda Schexnaider 7397 Winderweedle Rd. Shreveport, La. 71129

Mrs. Schexnaider spoke of her concerns with wildlife, traffic, and property value.

Mrs. Schexnaider read a letter from a neighbor in opposition. The letter was submitted into record.

Mr. Farris spoke in rebuttal.

A motion was made by MR. MARCHIVE, III seconded by MR. HUMPHREY, SR. to recommend approval of the application to a C-2 Corridor Commercial Zoning District.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: Messrs. BROWN

END OF PUBLIC HEARING

OLD BUSINESS

NEW BUSINESS

MR. CLARKE announced that the board has gained two new members and introduced new board member, Mrs. Green. MR. BERNSTEIN spoke of the terms to be drawn by the board at the October hearing.

OTHER MATTERS TO BE REVIEWED BY THE COMMISSION

CHAIR/BOARD MEMBER'S COMMENTS

**A motion was made by MR. HUMPREYS to adjourn the meeting.
ADJOURN 4:01 p.m.**

Laura Neubert, Chair

Secretary



CADDO PARISH PLANNING AND ZONING COMMISSION

Office of the MPC | 505 Travis Street, Suite 440 | Shreveport, LA 71101 | 318-673-6480 | shreveportcaddompc.com

STAFF REPORT

SEPTEMBER 28, 2022

AGENDA ITEM NUMBER: 6

MPC Staff Member: Emily Trant

Parish Commission District: 12/Ken Epperson

CASE NUMBER 22-20-P: ZONING REQUEST

APPLICANT: CRAVING CROQUETTES

OWNER: Kendrick Farris

LOCATION: 0 Flournoy Lucas Rd (east side of Flournoy Lucas Rd., approx. 650 ft., south of Winderweedle Road.)

EXISTING ZONING: R-A

REQUEST: R-A to C-4

PROPOSED USE: Restaurant with Drive-Thru/Outdoor Dining

DESCRIPTION: The applicant is proposing to rezone undeveloped property totaling approximately .9 acres, from R-A, Rural Agricultural to C-4, Heavy Commercial for commercial uses such as a restaurant with a drive thru and outdoor dining. The properties north of the subject site are currently used for warehouses in the I-1, Light Industrial zoning district. The properties east of the subject site are zoned R-A and are either undeveloped or are being used for residential purposes. The I-2, Heavy Industrial properties to the south and west of the site are separated by the Union Pacific rail line and Bert Kouns Industrial Loop Expressway. Field observation reveal that the expressway, railroad, and topography in the vicinity screen much of the activity that occurs in the Heavy Industrial districts, preserving the rural character of this particular portion on Flournoy Lucas Road.

There are no prior cases at this site. Nearby relevant cases include:

- Site plan approval for a warehouse (P-15-09; P-3-11; P-13-12; P-15-15; P-11-16).
- Approval to rezone from R-A to I-2 (P-16-78)
- Approval to rezone from R-A to B-1 (P-37-79)
- Denial of a funeral chapel (P-7-01)
- Denial to rezoned from R-A to R-A(PUD) for truck parking and workshop (21-13-P)

Nearby neighborhoods include: Fox Crossing, Greenwood Acres

REMARKS: The application submitted is to rezone the undeveloped property on Flournoy Lucas Road for a restaurant to serve the community. As stated in Article 4.3 of the Unified Development Code (UDC), C-4 is defined as "The C-4 Heavy Commercial Zoning District is intended for areas of more intense commercial use, including uses related to motor vehicles and those that may require outdoor storage. Because of the impacts from more intensive commercial uses, the district regulations ensure that setbacks, buffering, and site development controls are in place to mitigate negative impacts on neighboring uses.". The permitted by right uses in the C-4 zoning district include *Agriculture, Amusement Facility – Indoor, Amusement Facility – Outdoor, Animal Care Facility, Animal Shelter, Animal Shelter – Operated by Public Authority, Art Gallery, Arts Studio, Automated Teller Machine – Standalone, Bar, Body Modification Establishment, Brewery, Broadcasting Facility TV/Radio - With Antennae, Broadcasting Facility TV/Radio - Without Antennae, Bus Transfer Station, Car Wash,*



CADDO PARISH PLANNING AND ZONING COMMISSION

Office of the MPC | 505 Travis Street, Suite 440 | Shreveport, LA 71101 | 318-673-6480 | shreveportcaddompc.com

STAFF REPORT

Contractor Office, Cultural Facility, Day Care Center, Drive-Through Facility, Dwelling – Above the Ground Floor, Educational Facility - Primary or Secondary, Educational Facility – University of College, Educational Facility – Vocational, Financial Institution, Financial Institution with Drive-Through, Food Truck Park-Minor, Funeral Home, Gas Station, Government Office, Greenhouse/Nursery – Retail, Healthcare Institution, Heavy Retail, Rental, and Service, Hotel, Industrial - Artisan Industrial Design, Live Performance Venue, Lodge/Meeting Hall, Medical/Dental Office, Micro-Brewery/Distillery/Winery, Office, Outdoor Dining, Parking Lot (Principal Use) Parking Structure (Principal Use), Pay Day/Title Loan Agency, Passenger Terminal, Personal Service Establishment, Place of Worship, Public Park, Public Safety Facility, Public Works Facility, Reception Facility, Research and Development, Residential Care Facility, Restaurant, Retail Goods Establishment, Retail Sales of Alcohol-Liquor, Retail Sales of Beer/Wine, Self-Storage Facility: Climate-Controlled, Self-Storage Facility – Outdoor, Shelter Housing, Social Service Center, Specialty Food Service, Storage Yard – Outdoor Utility, Vehicle Dealership – Enclosed, Vehicle Dealership – With Outdoor Storage/Display, Vehicle Operation Facility, Vehicle Rental – Enclosed Vehicle Rental – With Outdoor Storage/Display, Vehicle Repair/Service– Major, Vehicle Repair/Service – Minor Winery, Wireless Telecommunications – Attachments to Existing Structures (Other than Towers) Wireless Telecommunications – Modifications, Batch Plant/Rock Crushing, Farmers’ Market, Food Truck Vendor, Temporary Contractors Office, Temporary Outdoor Entertainment, Temporary Outdoor Sales, and Temporary Outdoor Storage Center.

When determining whether a rezoning request should be granted or not, there are several standards to consider, as outlined in Article 16.2.E. Zoning Map Amendment Approval Standards, of the Caddo Parish UDC. The approval of a zoning map amendment is based on the balancing of these standards.

The compatibility with the existing use and zoning of nearby property. While the proposed C-4 district would be compatible with the industrial uses and zoning districts, it is incompatible to the residentially zoned properties that are east of the site.

The extent to which the proposed amendment promotes the public health, safety, and welfare. Typically, it is not best practice for a residential district to be adjacent to an industrial district. The ideal zoning designation of any given location would show a gradual transition of uses that increase in density or intensity. There are mechanisms to minimize the impact of a use when a commercial or industrial district abuts a residential district, however, industrial uses are generally incompatible to those permitted in the residential districts. Approval of a commercial district at this site would provide a more appropriate transition from the industrial and residential uses, although a less intense commercial district than what was requested would be better suited.

The suitability of the property for the purposes for which it is presently zoned, i.e., the feasibility of developing the property in question for one or more of the uses allowed under the existing zoning classification. The property is still practicable for residential uses.

The consistency of the proposed amendment with the Master Plan and any adopted land use policies. The zoning districts as they exist now along this portion of Flournoy Lucas Road are consistent with Future Land Use Map of the Master Plan; therefore, rezoning this property to a



CADDO PARISH PLANNING AND ZONING COMMISSION

Office of the MPC | 505 Travis Street, Suite 440 | Shreveport, LA 71101 | 318-673-6480 | shreveportcaddompc.com

STAFF REPORT

commercial district would go against those recommendations.

That the proposed amendment will benefit Caddo Parish as a whole, and not just the applicant, property owner(s), neighbors of any property under consideration, or other special interest groups, and the extent to which the proposed use would be in the public interest and would not serve solely the interest of the applicant. It is unclear how this request would benefit Caddo Parish as a whole and not just the applicant.

The extent to which the proposed amendment creates nonconformities. The site is undeveloped; therefore, the requested rezoning would not create nonconformities.

The trend of development, if any, in the general area of the property in question. There have been limited requests to rezone residential properties in the vicinity, leaving unnoteworthy trends in development.

Whether adequate public facilities are available including, but not limited to, schools, parks, police and fire protection, roads, sanitary sewers, storm sewers, and water lines, or are reasonably capable of being provided prior to the development of the uses, which would be permitted on the subject property if the amendment were adopted. The site is located within an established area where public facilities are available.

As previously mentioned, a commercial designation at this site would provide a better transition from Industrial to Residential. When analyzing all uses that would be permitted by right in the C-4 district, it is apparent that some may be too intense for the adjacent residential uses that are east of the site. The applicants desire for a restaurant and outdoor dining could be accomplished with a much less intense zoning district, such as C-2, Corridor Commercial. The applicants desire for a drive-thru would require approval of a special use permit by this Commission. As stated in Article 4.3 of the Unified Development Code (UDC), C-2 is defined as "The C-2 Corridor Commercial Zoning District is intended to accommodate the commercial corridors of the City of Shreveport. The C-2 District addresses primarily auto-oriented retail, both individual businesses and retail centers, with the intent of improving the pedestrian environment along the corridor. Mixed-use development is encouraged with residential dwelling units allowed above the ground floor." The permitted by right uses in C-2 zoning district include Agriculture, Amusement Facility – Indoor, Animal Care Facility, Animal Shelter, Animal Shelter – Operated by Public Authority, Art Gallery, Arts Studio, Automated Teller Machine – Standalone, Body Modification Establishment, Broadcasting Facility TV/Radio - Without Antennae, Bus Transfer Station, Community Center, Community Garden, Cultural Facility, Day Care Center, Dwelling – Above the, Ground Floor, Educational Facility - Primary or Secondary, Financial Institution, Food Truck Park-Minor, Government Office, Healthcare Institution, Lodge/Meeting Hall, Medical/Dental Office, Office, Outdoor Dining, Personal Service Establishment, Place of Worship, Public Park, Public Safety Facility, Restaurant, Retail Goods Establishment, Retail Sales of Alcohol – Beer/Wine, Specialty Food Service, Wireless Telecommunications – Attachments to Existing Structures (Other than Towers), Wireless Telecommunications – Modifications, Farmers' Market, Food Truck Vendor, Temporary Contractor's Office, Temporary Outdoor Entertainment, Temporary Outdoor Sales, Temporary Outdoor Storage Container.



CADDO PARISH PLANNING AND ZONING COMMISSION

Office of the MPC | 505 Travis Street, Suite 440 | Shreveport, LA 71101 | 318-673-6480 | shreveportcaddompc.com

STAFF REPORT

The applicant hosted a Neighborhood Participation Plan (NPP) meeting on September 14th at 7:00PM. According to the applicant, there was nobody in attendance.

STAFF

ASSESSMENT: Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that denial of the request to rezone the parcel from R-A, Rural-Agricultural to C-4, Heavy Commercial is warranted.

Alternatively, the Commission may:

- a. Recommend approval of the C-2, Corridor Commercial District.
 - b. Recommend approval of the request as submitted.
-

PUBLIC ASSESSMENT: One person spoke in support. The people spoke in opposition.

PZC

RECOMMENDATION: The board voted 5-0 to recommend approval of the C-2, Corridor Commercial District.

22-20-P

I-1

IN SIDE CITY LIMITS

OUTSIDE CITY LIMITS

I-2

Julie Francis

I-1

Winderweede

Bert Kouns Industrial

Flournoy Lucas

R-A

R-A to C-4

Flournoy Lucas

1500' NOTIFICATION AREA



SCALE: 1"=500'

I-2

22-20-P AREA REF MAP

IN SIDE CITY LIMITS

OUTSIDE CITY LIMITS

Julie Francis

Bert Kouns Industrial

Windrweede

R-A to C-4

Fbumpy Lucas

Bert Kouns Industrial

Flournoy Lucas



SCALE: 1"=500'



A white rectangular sign with a red seal at the top center. The seal features a figure holding a scale. Below the seal, the text is printed in red and black. The sign is placed in a field of tall grass and weeds, with a dense forest of trees in the background.

**PUBLIC
HEARING
NOTICE**

AFFECTING THIS PROPERTY
FOR MORE INFO CALL: 318-673-6480
(from 8:00 a.m. to 5:00 p.m.)
VISIT: shreveportcaddmpc.com/agendas
EMAIL: info@shreveportcaddmpc.com
DO NOT REMOVE SIGN UNTIL AFTER THE HEARING





09/15/22 08:12 AM



09/15/22 08:12 AM

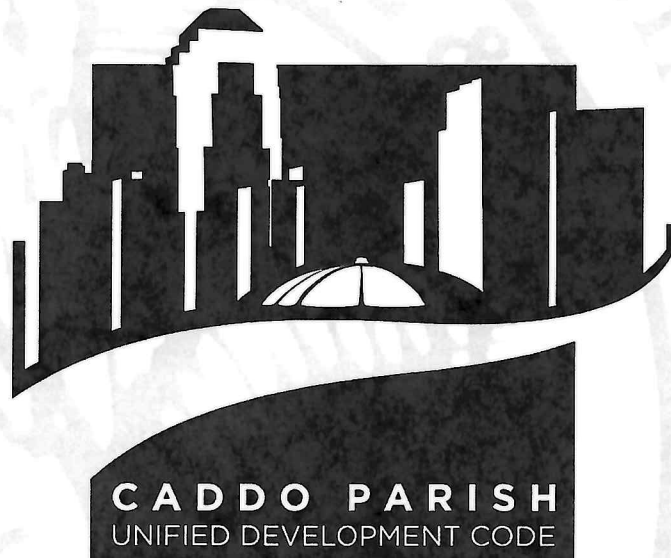
OWNER	STREET AD	CITY	STATE	ZIP
Union Paci	1400 Doug	Omaha	Ne	68179-1640
Horne, Dou	7330 Flour	Shreveport La		71129-3016
Amerivest	Po Box 193	Shreveport La		71149-0390
Amerivest	7230 Wind	Shreveport La		71129
Bowen, Thi	6430 Faust	Shreveport La		71129
(P.S.) Unior	1400 Doug	Omaha	Ne	68179-1640
Abc Skateb	10043 Lov	Shreveport La		71106
Daxon Inve	601 Se 30t	Oklahoma OK		73129
Caddo Pari	Po Box 320	Shreveport La		71130-2000
(P.S.) Unior	1700 Farna	Omaha	Ne	68102-2022
Missionary	P.O. Box 1	Shreveport La		71149
Emily Trant	505 Travis	Shreveport La		71105
Fox Crossin	PO Box 291	Shreveport La		71129

Metropolitan**Planning**Commission

Shreveport | Caddo Parish

Unified Development Code Development Application

Caddo Parish UDC Development Application and Review Packet
(Revised August 21, 2020)



Land Development Department

505 Travis Street, Suite 440
Shreveport, LA 71101 | phone 318-673-6480

www.shreveportcaddompc.com

Land Development

505 Travis Street | Suite 440 | Shreveport, LA | 71101
 318-673-6480 | fax 318-673-6461

UDC DEVELOPMENT APPLICATION

The following application is required for all properties within the MPC's five-mile Caddo Parish Planning Limits. Members of the MPC's Land Development department are available to outline the development review process, verify submittal requirements and identify UDC requirements specific to all development requests.

DO NOT WRITE IN THIS AREA-OFFICIAL USE ONLY		
Date: _____ Planner: _____ Case No: _____ Application Fee: _____		
1. PROPERTY INFORMATION		
Project Name: <u>Crawling Croquettes</u>	Associated Case: _____	
Project Address/Location: <u>TBA 0 Floumay Lucas</u>		
Current Zoning District: <u>RA</u>	Proposed Zoning District (if applicable): <u>C-4</u>	Parcel Number(s): <u>171327-003-0181-00</u>
2. CASE TYPE		
<input checked="" type="checkbox"/> Zoning Map Amendment (Rezoning)	<input type="checkbox"/> Planned Unit Development (PUD)	<input type="checkbox"/> Public Right-of-Way Closure and Abandonment
<input type="checkbox"/> Special Use Permit	Zoning Map Amendment and Preliminary Site Plan	<input type="checkbox"/> Site Plan Approval
<input type="checkbox"/> Preliminary & Final Plat (7 or more lots)	<input type="checkbox"/> PUD Site Plan (Administrative)	<input type="checkbox"/> Site Plan Revision
<input type="checkbox"/> Final Plat (Less than 7 lots)	<input type="checkbox"/> Small Planned Unit Development (SPUD)	<input type="checkbox"/> Site Plan Modification
<input type="checkbox"/> Re-Plat	Zoning Map Amendment and Site Plan	<input type="checkbox"/> Other: _____
3. PARCEL DESCRIPTION		
<i>(existing platted subdivision name, block and lot designation; if un-platted, provide a detailed metes and bounds description)</i>		
Subdivision: <u>Broad Acres - Outside</u>		
4. GENERAL LOCATION OF PROPERTY		
<i>(street address and/or frontage, and distance to cross street)</i>		
<u>Floumay Lucas Road Shreveport, LA 71129</u>		
5. PROPOSED USE OF THE PROPERTY		
<input type="checkbox"/> Single-Family Residential <input type="checkbox"/> Multi-Family Residential <input checked="" type="checkbox"/> Mixed-Use <input type="checkbox"/> Townhouse Residential <input type="checkbox"/> Duplex Residential <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Industrial		
Provide a brief explanation, attach additional sheets, if necessary		
<u>We looking to set up commercial property for families in the community</u>		



Land Development

505 Travis Street | Suite 440 | Shreveport, LA | 71101
318-673-6480 | fax 318-673-6461

UDC DEVELOPMENT APPLICATION

6. ZONING INFORMATION		7. BUILDING INFORMATION	
Current Zoning District(s): RA	Proposed Zoning District(s): C-4	Proposed Building Use(s):	
If more than one district, provide the acreage of each:		Existing Building(s) sq. ft. gross:	
Special Purpose Overlay District (if applicable):		Proposed Building(s) sq. ft. gross:	
Total Site Acres:	0.840 ACS	Total sq. ft. gross (existing & proposed):	
Off-Street Parking Required:	Yes	Proposed height of building(s):	Number of stories:
Off-Street Parking Provided:	No	Ceiling height of First Floor:	
8. DIMENSIONAL STANDARDS			
Lot Area (square footage): 40,965 Sq Feet		Lot Coverage (Total Area in square feet):	
Lot Coverage Percentage of Total Lot Area: 0.040 Acres			
9. STORMWATER INFORMATION			
Existing Impervious Surface:	acres/square feet	Hazard Flood Area	<input type="checkbox"/> Yes <input type="checkbox"/> No
Proposed Impervious Surface:	acres/square feet	Red River	<input type="checkbox"/> Yes <input type="checkbox"/> No
Cross Lake Watershed	<input type="checkbox"/> Yes <input type="checkbox"/> No	Wetlands	<input type="checkbox"/> Yes <input type="checkbox"/> No

Land Development

505 Travis Street | Suite 440 | Shreveport, LA | 71101
 318-673-6480 | fax 318-673-6461

UDC DEVELOPMENT APPLICATION

10. CONTACT INFORMATION	
IMPORTANT NOTE ABOUT PROJECT CONTACT	<p>If property owner designates an agent as the coordinator for the project, this person (the applicant) shall attend all necessary meetings and public hearings, will receive the agenda, recommendations, and case reports, and will communicate all case information to other parties as required. All contact for this project will be made through the applicant listed below.</p> <p>NAME, ADDRESS, AND SIGNATURE OF ALL PROPERTY OWNERS: ALL property owners must sign. All property owners must sign unless one person has the power of attorney to sign for others and that power of attorney is submitted with the application. A managing partner in a corporation may sign and submit written authorization. <u>If in business name or corporation, list all persons owning 6% or more. Attach separate sheet if necessary.</u></p>
<p>APPLICANT CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/></p> <p>Name: <u>Brittany & Kendrick Farris</u> Company: <u>Crowing Croquettes</u></p> <p>E-mail: <u>malahogenymurray22@gmail.com</u> Phone: <u>318-200-7538 or 318-670-6706</u></p> <p>Address: <u>6512 Dianne St</u> City: <u>Shreveport</u> State: <u>LA</u> Zip: <u>71119</u></p>	
<p>ARCHITECT CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/></p> <p>Name: _____ Company: _____</p> <p>E-mail: _____ Phone: _____ Fax: _____</p> <p>Address: _____ City: _____ State: _____ Zip: _____</p>	
<p>ENGINEER CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/></p> <p>Name: _____ Company: _____</p> <p>E-mail: _____ Phone: _____ Fax: _____</p> <p>Address: _____ City: _____ State: _____ Zip: _____</p>	
<p>CURRENT PROPERTY OWNER CONTACT INFORMATION: Check if Primary Contact <input checked="" type="checkbox"/></p> <p>Name: <u>Kendrick Farris</u> Company: _____</p> <p>E-mail: <u>KendrickJFarris@gmail.com</u> Phone: <u>318-840-6766</u> Fax: _____</p> <p>Address: <u>6512 Dianne Street</u> City: <u>Shreveport</u> State: <u>Louisiana</u> Zip: <u>71119</u></p> <p>Designee Contact Name: _____ Email Address: _____ Phone Number: _____</p>	
<p>PROPERTY OWNER, CHECK ONE OF THE FOLLOWING:</p> <p><input checked="" type="checkbox"/> I will represent the application myself; OR <input type="checkbox"/> I hereby designate _____ (name of project representative) to act in the capacity as my agent for submittal, processing, representation, and/or presentation of this request. The designated agent shall be the principal contact person for responding to all requests for information and for resolving all issues of concern relative to this request.</p>	
<p>ACKNOWLEDGEMENT:</p> <p>I hereby certify that I am the owner of the property and further certify that the information regarding property ownership provided on this development application is true and correct.</p>	
<p><u>Brittany Danielle Murray Farris</u> Property Owner Signature</p>	<p><u>8-5-22</u> Date</p>
<p><u>Kendrick-James Farris, BENE</u> Applicant Signature</p>	<p><u>8-5-22</u> Date</p>

CC3825

NOTICE TO THE PUBLIC

Notice is hereby given that the Caddo Parish Planning and Zoning Board will hold a public hearing on Wednesday, September 28, 2022 at 3:00 p.m. in the **Government Plaza Chamber, 1st Floor, 505 Travis Street, Shreveport, LA**, for the purpose of considering the following subdivision applications &/or amendments to the Caddo Parish Unified Development Codes & the official Zoning Map for the Shreveport Metropolitan Planning Area of Caddo Parish, LA.

CASE NO. 22-20-P: 0 Flournoy Lucas. Application by KENDRICK FARRIS for approval to rezone property located on east side of Flournoy Lucas Rd., approx. 650 ft., south of Winderweedle Road, from R-A to C-4, being more particularly described as Commencing at the northeast corner of Lot 126 of Broad Acres, a subdivision of Caddo Parish, Louisiana, as per plat recorded in Book 50, page 207, of the conveyance records of Caddo Parish, Louisiana, run west along the north line of said Lot 126 a distance of 212 feet to the point of beginning; thence continue west along the north line of said Lot 126 a distance of 212.96 feet, more or less, to the east right of way of Flournoy Lucas as described in the Order of Expropriation recorded under registry no. 819096 of the conveyance records of Caddo Parish, Louisiana; thence run along the east right of way of Flournoy Lucas Road along a curve to the left having a radius of 662.20 feet, a chord bearing south 31°34'44" east 379.25 feet, an arc distance of 384.64 feet, more or less, to a point lying 212 feet, west of the east line of said Lot 126; thence run north a distance of 319.01 feet, more or less, to the point of beginning, being the 1.99 acre, more or less, tract of land shown and described as Tract A on the Map of Survey dated November 15, 1967, attached to the Act of Sale recorded under registry no. 451293, less and except the 1.115 acre, more or less, portion thereof expropriated to the State of Louisiana Department of Transportation and Development, as per the order recorded under registry no. 819096 of the conveyance records of Caddo Parish, Louisiana, together with all buildings and improvements located thereon, Section 27, T17N, R15W, Caddo Parish, Louisiana.

Alan Clarke, Executive Director
Metropolitan Planning Commission

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE TO AMEND VOLUME II OF THE CODE OF ORDINANCES OF THE PARISH OF CADDO, AS AMENDED, THE CADDO PARISH UNIFIED DEVELOPMENT CODE, BY AMENDING THE ZONING OF PROPERTY LOCATED EAST OF CESSNA DRIVE, APPROXIMATELY ONE THOUSAND THREE HUNDRED- AND TWENTY- FEET SOUTH OF EAST FLOURNOY LUCAS ROAD, CADDO PARISH, LOUISIANA, FROM R-1-7 SINGLE-FAMILY RESIDENTIAL ZONING DISTRICT TO R-1-5 SINGLE-FAMILY RESIDENTIAL ZONING DISTRICT, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BE IT ORDAINED by the Caddo Parish Commission in due, legal and regular session convened, that Volume II of the Code of Ordinances of the Parish of Caddo, as amended, the Caddo Parish Unified Development Code, is hereby amended and re-enacted to read as follows, to wit:

The official Zoning Map of the Shreveport Metropolitan Planning Area of Caddo Parish, Louisiana, be amended by rezoning property located east of Cessna Drive, approximately one thousand three hundred- and twenty-feet South of East Flournoy Lucas Road, Caddo Parish, LA, more particularly described below, be and the same is hereby amended **from R-1-7 Single-Family Residential ZONING District to R-1-5 Single-Family Residential Zoning District:**

A tract of land located in the southeast quarter (SE ¼) of Section 7 and the southwest quarter (SW ¼) of Section 8, Township 16 North, Range 13W, Caddo Parish, Louisiana. Said Tract more full described as follows: beginning at the northeast corner of Lot 112, Lucien Field Estates Phase II – Unit A as recorded in book 9000, pages 47 thru 49, records of Caddo Parish, Louisiana, proceed S 89°21'03" E a distance of 2,026.79 feet to a point on the westerly right of way line of the Kansas City Southern Railroad, thence proceed 25°34'43" E along the westerly right of way line of the Kansas City Southern Railroad a distance 1,445.86 feet, thence proceed N 89°27'02" W a distance of 2,664.32 feet to the southeast corner of lot 1001, Lucien Field Estates Phase II- Unit C as recorded in book 9000, pages 130 thru 132, records of Caddo Parish, Louisiana, thence proceed N 00°35'06" E along the east line of Lucien Field Estates Phase II, Units C, D, and A, a distance of 1,301.65 feet returning to the point of beginning, said tract containing 69.981 acres, Section 7 & 8, T16N, R13W, Caddo Parish, Louisiana.

BE IT FURTHER ORDAINED, that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications which can be given effect without the invalid provisions, items or applications, and to this end, the provisions of this ordinance are hereby declared severable.

BE IT FURTHER ORDAINED that this ordinance shall become effective ten (10) days after publication in the official journal.

BE IT FURTHER ORDAINED, that all ordinances or parts thereof in conflict herewith are hereby repealed.

Approved as to legal form:

Parish Attorney

Date

22-21-P
VINTAGE CONSTRUCTION GROUP

**CADDO PARISH PLANNING AND ZONING BOARD
SUMMARY MINUTES OF THE PUBLIC HEARING SEPTEMBER 28, 2022**

A regularly scheduled public hearing of the Shreveport Metropolitan Planning Commission of Caddo Parish was held on Wednesday, September 28, 2022 at 3:00 p.m. at Government Plaza Chamber, 505 Travis Street, Shreveport, Caddo Parish, LA. Members met in the MPC Conference room prior to the hearing for case manager presentations.

Members Present

Laura Neubert, Chairperson
Constance L. Green
Phyllis Hart
Damon Humphrey, Sr.
Lauren Marchive, III

Staff Present

Alan Clarke, Executive Director
Adam Bailey, Community Planning & Design Manager
Henry Bernstein, Parish Attorney's Office
Shari Culbert, Executive Assistant
Reginald Jordan, Zoning Administrator
Ben Koby, Planner I

Members Absent

Jake Brown

The hearing was opened with prayer by **MR. HUMPHREY, SR.** . The Pledge of Allegiance was led by **MS. HART.**

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. Any written comments that were submitted may be viewed in the public record files.

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. MARCHIVE, III, seconded by MR. HUMPHREY, SR., to approve the minutes of the August 24, 2022 public hearing as submitted.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: Messrs. BROWN

CONSENT AGENDA

PUBLIC HEARING

CASE NO. 22-21-P ZONING REQUEST

Applicant: VINTAGE CONSTRUCTION GROUP
Owner: LLC FORBING MANAGEMENT
Location: 137 E FLOURNOY LUCAS RD (east of Cessna Dr., approx. 1,320 ft. south of East Flournoy Lucas Rd.)
Existing Zoning: R-1-7
Request: R-1-7 TO R-1-5
Proposed Use: Single-Family Residence

Representative &/or support:

Justin Sevier 1922 Chestnut Park Lane Shreveport, La. 71106
Mr. Sevier of Vintage Construction spoke of the proposed use for the property.

Opposition: None

draft

A motion was made by MR. MARCHIVE, III seconded by MS. HART to recommend the application for approval.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: Messrs. BROWN

CASE NO. 22-2-CTAC CODE TEXT AMENDMENT

Applicant: Caddo Planning and Zoning Commission

Request: Code Text Amendments to the Caddo Parish UDC regarding surface requirements

Representative &/or support: None

Opposition: None

A motion was made by MR. MARCHIVE, III seconded by MS. NEUBERT to recommend the application for approval.

The motion was adopted by the following 5-0 vote: Ayes: Messrs. HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: Messrs. BROWN

END OF PUBLIC HEARING

OLD BUSINESS

NEW BUSINESS

MR. CLARKE announced that the board has gained two new members and introduced new board member, Mrs. Green. MR. BERNSTEIN spoke of the terms to be drawn by the board at the October hearing.

OTHER MATTERS TO BE REVIEWED BY THE COMMISSION

CHAIR/BOARD MEMBER'S COMMENTS

A motion was made by MR. HUMPREYS to adjourn the meeting.
ADJOURN 4:01 p.m.

Laura Neubert, Chair

Secretary



CADDO PARISH PLANNING AND ZONING COMMISSION

Office of the MPC | 505 Travis Street, Suite 440 | Shreveport, LA 71101 | 318-673-6480 | shreveportcaddompc.com

STAFF REPORT

SEPTEMBER 28, 2022

AGENDA ITEM NUMBER: 7

MPC Staff Member: Emily Trant

Parish Commission District: 9/John Atkins

CASE NUMBER 22-21-P: ZONING REQUEST

APPLICANT: VINTAGE CONSTRUCTION GROUP
OWNER: LLC FORBING MANAGEMENT
LOCATION: 137 Flournoy Lucas Rd (east of Cessna Dr., approx. 1,320 ft. south of East Flournoy Lucas Rd.)
EXISTING ZONING: R-1-7
REQUEST: R-1-7 to R-1-5
PROPOSED USE: Single-family Residential

DESCRIPTION: The applicant is requesting to rezone approximately 70 acres of undeveloped land from R-1-7, Single-Family Residential to R-1-5, Single-Family Residential for the purpose of Lucien Field Estates Phase III Subdivision. The proposed 264 lot subdivision will be considered as a separate application. The remaining property to the north of the site and the properties to the east are zoned R-1-7; R-E, Residential Estate to the south; and R-1-5 to the west.

Prior cases include:

- Approval to rezone from R-A to R-1 (P-165)

Nearby relevant cases include:

- Approval to rezone from R-A to R-3, B-1, B-2, and B-3 (P-164 & P-495). *Note, both properties were undeveloped, and the zoning districts were designated R-E upon the adoption of the UDC.
- Approval to rezone from R-A to B-2 PUD (C-62-14)
- Approval to rezone from R-A to B-2 and R-1H (P-20-15)

Nearby neighborhoods include: East Ridge, Huckleberry Ridge, Suburban Acres, Wallace Lake, Wallace Lake Heights

REMARKS: As stated, the applicant is requesting approval to rezone the property from R-1-7 to R-1-5 for the purpose of developing Lucien Field Estates Phase III. Annexation into the city limits of Shreveport has been requested and will be heard by the Metropolitan Planning Commission Board on October 5th. As stated in Article 4.3 of the Unified Development Code (UDC), the R-1-5 district is defined as *"The R-1-5 Single-Family Residential Zoning District is intended to provide for a neighborhood environment of single-family detached dwellings located on 5,000 square foot lots that have been established with a smaller lot size than the predominant pattern of single-family residential development. Limited non-residential uses that are compatible with surrounding residential neighborhoods may be permitted"*. The land uses that are permitted by right within the R-1-5 district include: *Agriculture, Bus Transfer Station, Community Center, Community Garden, Day Care Home, Dwelling - Single-Family Detached, Group Home, Place of Worship, Public Park, Soup Kitchen, Accessory, Wireless Telecommunications – Attachments to Existing Structures (Other than Towers) and Wireless Telecommunications – Modifications, Farmers' Market, Temporary Outdoor Events and*



CADDO PARISH PLANNING AND ZONING COMMISSION

Office of the MPC | 505 Travis Street, Suite 440 | Shreveport, LA 71101 | 318-673-6480 | shreveportcaddompc.com

STAFF REPORT

Temporary Subdivision Sales Office. There are no differences in the uses that are permitted by right between the R-1-7 and R-1-5 zoning districts. The appropriateness for a change in density should be analyzed when considering a zoning request that does not involve a change in permitted uses. In this case, the R-1-5 zoning district would allow a minimum lot size of 5,000 square feet, as opposed to 7,000 square feet which is the minimum requirement in the R-1-7 district. There are several standards to consider when reviewing a request to rezone property, as outlined in Article 16.2.E. Zoning Map Amendment Approval Standards, of the Caddo Parish UDC. The approval of a zoning map amendment is based on the balancing of these standards.

The compatibility with the existing use and zoning of nearby property. The proposed zoning district and use is compatible to the surrounding residential land uses.

The extent to which the proposed amendment promotes the public health, safety, and welfare. The proposed rezoning promotes the public health, safety, and welfare as it would not introduce inappropriate land uses in the vicinity.

The suitability of the property for the purposes for which it is presently zoned, i.e., the feasibility of developing the property in question for one or more of the uses allowed under the existing zoning classification. The current zoning designation is suitable for residential lots.

The consistency of the proposed amendment with the Master Plan and any adopted land use policies. The request to rezone from R-1-7 to R-1-5 would be consistent with the Future Land Use Map of the Mast Plan recommendation of residential low.

That the proposed amendment will benefit Caddo Parish as a whole, and not just the applicant, property owner(s), neighbors of any property under consideration, or other special interest groups, and the extent to which the proposed use would be in the public interest and would not serve solely the interest of the applicant. The request would be a benefit to Caddo Parish as it will allow an opportunity for a greater number of lots to be developed, which may encourage more real estate transactions and homeownership during a time of a national housing shortage.

The extent to which the proposed amendment creates nonconformities. The site is undeveloped; therefore, the requested rezoning would not create nonconformities.

The trend of development, if any, in the general area of the property in question. This area of Shreveport has seen a notable trend in developed for residential uses over the years, most notably Lucien Field Estates Phase I and II, which the subject site would be an extension of. Approval of the R-1-5 district would allow the site to be consistent with the existing subdivision, thus it is a reasonable request.

Whether adequate public facilities are available including, but not limited to, schools, parks, police and fire protection, roads, sanitary sewers, storm sewers, and water lines, or are reasonably capable of being provided prior to the development of the uses, which would be permitted on the subject property if the amendment were adopted. The site is located within an



CADDO PARISH PLANNING AND ZONING COMMISSION

Office of the MPC | 505 Travis Street, Suite 440 | Shreveport, LA 71101 | 318-673-6480 | shreveportcaddompc.com

STAFF REPORT

established area where public facilities are available.

Field observations reveal that this property will only be accessible through the existing development at Cessna Drive that currently terminates at a Cul-De-Sac. The site is undeveloped and is partially cleared but does contain a significant number of existing trees. No dissimilar land use was observed near the proposed site.

The applicant was not required to host a Neighborhood Participation Plan (NPP) meeting.

STAFF

ASSESSMENT: Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that approval of the request to rezone the parcel from R-1-7, Single-Family Residential to R-1-5, Single-Family Residential is warranted.

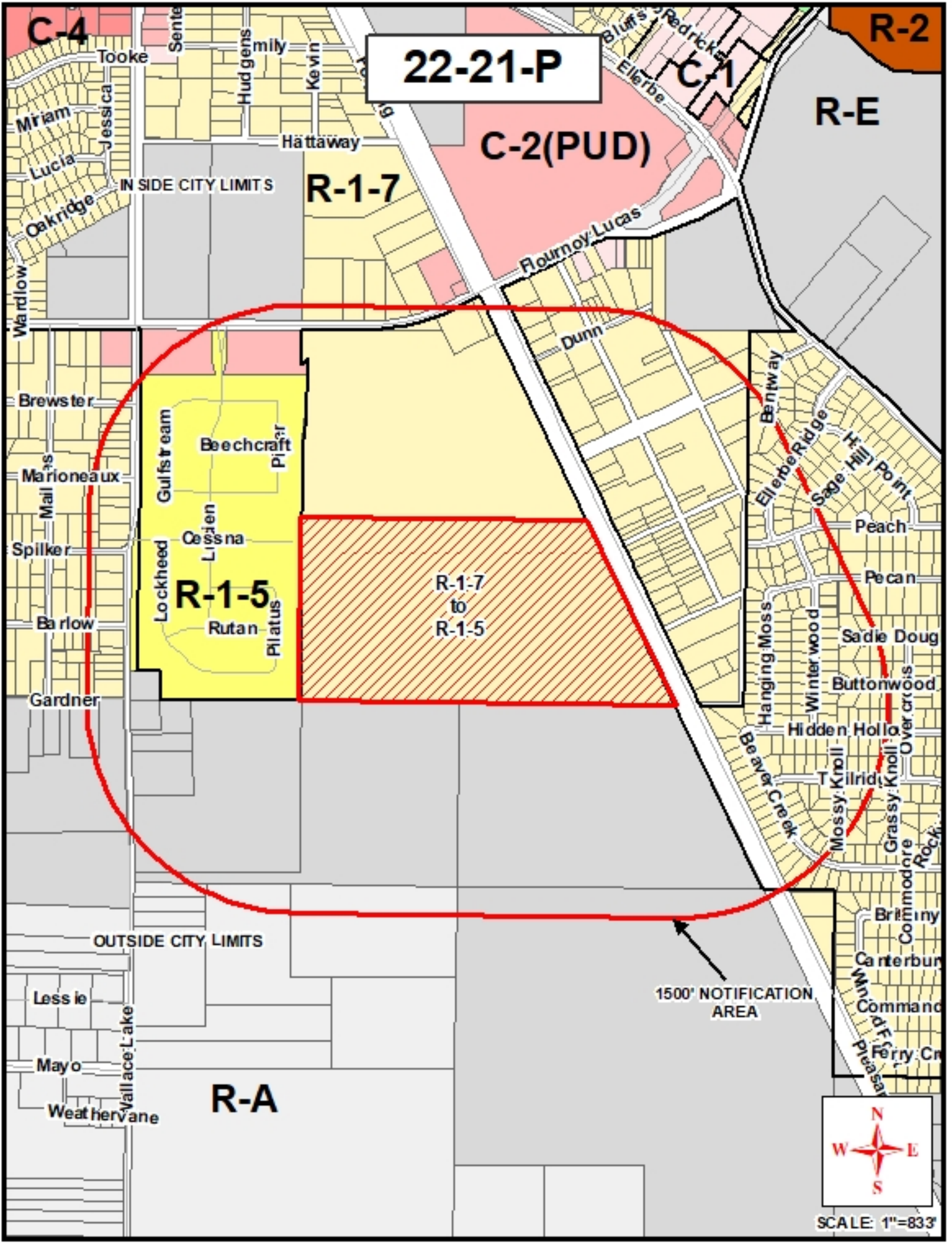
Alternatively, the Commission may:

- a. Recommend denial of the request.
- b. Recommend approval of an alternative zoning district.

PUBLIC ASSESSMENT: One person spoke in support. There was no opposition.

PZC

RECOMMENDATION: The board voted 5-0 to recommend approval of the request to rezone the parcel from R-1-7, Single-Family Residential zoning to R-1-5, Single-Family Residential zoning.



22-21-P

C-2(PUD)

R-1-7

R-1-5

R-1-7
to
R-1-5

R-2

R-E

OUTSIDE CITY LIMITS

R-A

1500' NOTIFICATION
AREA



SCALE: 1"=83.3'

22-21-P AREA REF MAP

IN SIDE CITY LIMITS

Flournoy Lucas

Dunn

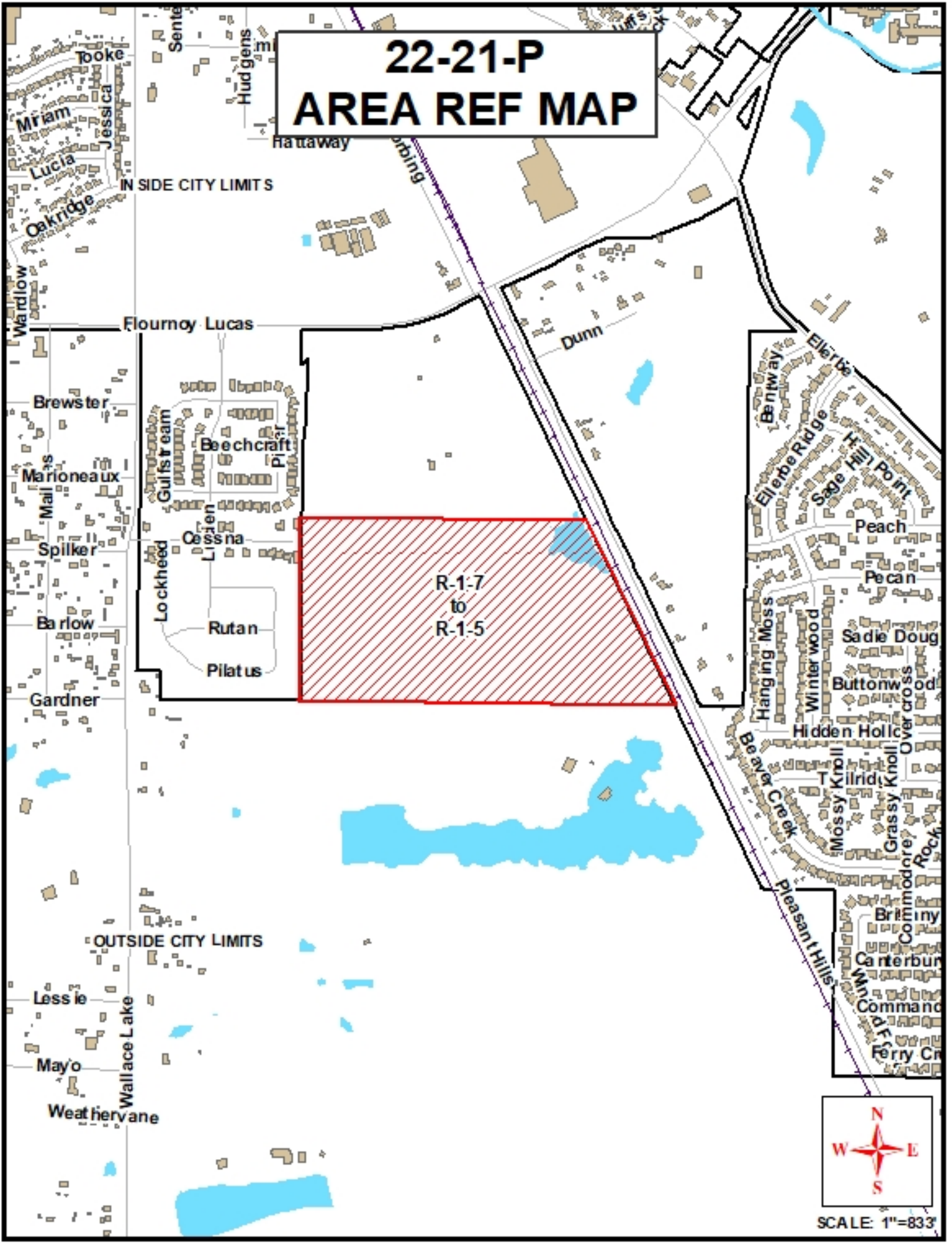
R-1-7
to
R-1-5

OUTSIDE CITY LIMITS

Wallace Lake



SCALE: 1"=833'





**PUBLIC
HEARING
NOTICE**

AFFECTING THIS PROPERTY
FOR MORE INFO CALL: 318-673-6480
(from 8:00 a.m. to 5:00 p.m.)
VISIT: shreveportcaddompc.com/agendas
EMAIL: info@shreveportcaddompc.com
DO NOT REMOVE SIGN UNTIL AFTER THE HEARING





22-21-P - Zoning Map Amendment (Rezoning)

Project Address Information:

Address: 137 E FLOURNOY LUCAS RD
City: SHREVEPORT
State: LA
Zip: 71106

Project Details:

Designation: Caddo Parish
Status: Open
Project Name: Lucien Field Estates - Phase III
Project Number: 22-21-P
Project Description:
Application Category: Planning Case - Parish
Parcel Legal Description: see attached
General Location of Property: east of Cessna Dr., approx. 1,320 ft. south of East Flournoy Lucas Rd.
Council:
Caddo Parish Commissioner District: 9 - Atkins
Request: R-1-7 to R-1-5
Proposed Use: Single-Family Residential
Subdivision: Lucien Field Estates Phase III

GEO Number: 161307000001800
Township:
Section: 07
Range: 16-13
Existing Zone: R-1-5

Project Fees:

Rezoning

Contact information:

Applicant:			
	Vintage Construction Group	Justin Sevier	1922 Chestnut Park Lane Shreveport, LA 71106
	Mobile:	Home:	Office: (318) 683-0636
Architect:			
			, LA
	Mobile:	Home:	Office:
Business Owner:			
			, LA
	Mobile:	Home:	Office:
Engineer:			
	Forte & Tablada	Desmond Sprawls	920 Pierremont Road, Suite 520 Shreveport, LA 71106
	Mobile:	Home:	Office: (318) 798-3344
Property Owner:			

Property Owner:	LLC FORBING MANAGEMENT		9540 Rochel Drive Shreveport, LA 71115
	Mobile: (318) 795-0870	Home:	Office:

CC3825

NOTICE TO THE PUBLIC

Notice is hereby given that the Caddo Parish Planning and Zoning Board will hold a public hearing on Wednesday, September 28, 2022 at 3:00 p.m. in the **Government Plaza Chamber, 1st Floor, 505 Travis Street, Shreveport, LA**, for the purpose of considering the following subdivision applications &/or amendments to the Caddo Parish Unified Development Codes & the official Zoning Map for the Shreveport Metropolitan Planning Area of Caddo Parish, LA.

CASE NO. 22-21-P: 137 E FLOURNOY LUCAS RD. Application by VINTAGE CONSTRUCTION GROUP for approval to rezone property located east of Cessna Dr., approx. 1,320 ft. south of East Flournoy Lucas Rd., from R-1-7 to R-1-5, being more particularly described as A tract of land located in the southeast quarter (SE ¼) of Section 7 and the southwest quarter (SW ¼) of Section 8, Township 16 North, Range 13W, Caddo Parish, Louisiana. Said Tract more full described as follows: beginning at the northeast corner of Lot 112, Lucien Field Estates Phase II – Unit A as recorded in book 9000, pages 47 thru 49, records of Caddo Parish, Louisiana, proceed S 89°21'03" E a distance of 2,026.79 feet to a point on the westerly right of way line of the Kansas City Southern Railroad, thence proceed 25°34'43" E along the westerly right of way line of the Kansas City Southern Railroad a distance 1,445.86 feet, thence proceed N 89°27'02" W a distance of 2,664.32 feet to the southeast corner of lot 1001, Lucien Field Estates Phase II-Unit C as recorded in book 9000, pages 130 thru 132, records of Caddo Parish, Louisiana, thence proceed N 00°35'06" E along the east line of Lucien Field Estates Phase II, Units C, D, and A, a distance of 1,301.65 feet returning to the point of beginning, said tract containing 69.981 acres, Section 7 & 8, T16N, R13W, Caddo Parish, Louisiana.

Alan Clarke, Executive Director
Metropolitan Planning Commission

ORDINANCE NO. 6265 of 2022

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE TO AMEND CHAPTER 4, ARTICLE II, DIVISION 3 RELATIVE TO ALCOHOLIC BEVERAGE EMPLOYEE HANDLING CARD, TO PROVIDE FOR COMPATIBILITY WITH CITY OF SHREVEPORT REQUIREMENTS FOR SUCH CARDS, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

WHEREAS, the City of Shreveport and Parish both have Alcoholic Beverage Employee Handling Card ordinances;

WHEREAS, amending the Parish ordinance to parallel the City provisions would aid businesses in having employees obtain cards;

NOW, THEREFORE, BE IT ORDAINED, by the Caddo Parish Commission in due, legal and regular session convened, that Chapter 4, Article II, Division 3 is hereby amended to read as follows:

“DIVISION 3. ALCOHOLIC BEVERAGE EMPLOYEE HANDLING CARD

Sec. 4-83. Required .

(a) It shall be unlawful for any alcoholic beverage permit holder issued pursuant to Division 2 of this Article to allow any employee to handle, sell or serve alcoholic beverages of high or low alcoholic content for consumption on or off the premises, unless such employee is in possession of an alcoholic beverage handling employee card issued under the authority of this division. Before employing any person to handle, sell or serve alcoholic beverages, the permit holder shall notify the sheriff of the intended employment and shall have such person obtain an alcoholic beverage handling employee card prior to handling, selling or serving alcoholic beverages for consumption on or off the premises of any establishment for which a permit is required by this chapter. The permit holder shall also notify the sheriff upon termination of employment of any alcoholic beverage handling employee.

(b) It shall be unlawful for any employee to handle, sell or serve alcoholic beverages for consumption on or off the premises of any establishment for which a permit is required by this chapter unless such employee has in his or her possession a current valid alcoholic beverage handling employee card and displays it upon demand of any law enforcement officer or agent.

(1) If such establishment sells for on or off premises consumption as a liquor store, bar, casino, microbrewery or microdistillery, alcohol caterer or similar establishment where alcohol is the primary commodity sold, such employee must hold a Class A alcoholic beverage handling card.

(2) If such establishment sells for on or off premises consumption as a box store, convenience store, grocery store, restaurant, wholesaler, or other establishment where alcohol is not the primary commodity sold, such employee must hold a Class B alcoholic beverage handling card.

(c) For purposes of this section, the term "possession" shall mean the employee shall have the card on his or her person. The employer shall also maintain on file a copy of the current card for all current employees. In the event the employee does not have the card on his or her person, but the employer has the card on file, it shall not be considered a violation of this section by the employer.

(d) The sheriff may in his discretion grant special oral dispensations of the employee card requirement in specific cases, upon valid reasons shown. Such dispensations are not to exceed the period from time granted until the close of the next normal business day.

Sec. 4-84. Qualifications of applicant.

(a) Each applicant for a Class A alcoholic beverage handling employee card shall meet the following qualifications and conditions:

(1) He/she must be a person of good character and reputation and 18 years of age or older.

(2) If the person has been convicted of a felony under the laws of the United States, the State of Louisiana or any other state or country, he/she will not be eligible until the expiration of the sentence, including probation and parole. This provision shall not apply to a conviction for which the applicant has received a first offense pardon under the laws of the State of Louisiana.

(3) He/she has not been convicted in the last two years in this or in any other state or by the United States or any other country of soliciting for prostitution, pandering, letting premises for prostitution, contributing to the delinquency of juveniles, keeping a disorderly place, letting a disorderly place, illegally dealing in controlled dangerous substances or any violation of the controlled dangerous substance statute.

(4) He/she must not have been convicted of an offense within the last two years of two or more violations of the provisions of any municipal or parish ordinance or state law relating to alcoholic beverages.

(5) He/she must not have had a dealer's permit revoked in the last three years which was issued in his name or in the name of a partnership of which he was a partner or in the name of a corporation in which he was a stockholder.

(6) He/she must not have had his alcoholic beverage handling employee card revoked within the last two years.

(7) An applicant must certify in writing on a form approved by the sheriff that prior to issuance of an ABO card, he or she has read and is familiar with and will comply with the requirements of this chapter. A new applicant must have completed, or must complete within 45 days of the issuance of an alcoholic beverage handling employee card, a responsible alcohol service program approved by the sheriff. In addition, all applicants shall complete a recertification program every four years after the initial program.

(b) Each applicant for a Class B alcoholic beverage handling employee card shall meet the following qualifications and conditions:

(1) He/she must be a person of good character and reputation and 18 years of age or older.

(2) He/she must not have been convicted of an offense within the last two years of two or more violations of the provisions of any municipal or parish ordinance or state law relating to alcoholic beverages.

(3) He/she must not have had his alcoholic beverage handling employee card revoked within the last two years.

(4) An applicant must certify in writing on a form approved by the sheriff that prior to issuance of an ABO card, he or she has read and is familiar with and will comply with the requirements of this chapter. A new applicant must have completed, or must complete within 45 days of the issuance of an alcoholic beverage handling employee card, a responsible alcohol service program approved by the sheriff of the parish. In addition, all applicants shall complete a recertification program every four years after the initial program.

Sec. 4-85. Issuance and appeal from denial.

The sheriff of the parish is hereby authorized to issue, without delay, an alcoholic beverage handling employee card when he finds the applicant to be qualified. If the sheriff finds that the applicant is not qualified, he shall deny the permit. A person whose permit is denied may appeal the denial of the permit to the parish commission by filing a request for such an appeal with the clerk of the parish commission within ten days after being notified of the denial of the permit.

Sec. 4-86. Contents.

A card issued pursuant to this division shall contain the picture and right thumbprint of the person to whom it is issued.

Sec. 4-87. Fee, term; renewal.

The fee for an alcoholic beverage handling employee card shall be as established by the parish commission, from time to time. This card will be for a period of one year and must be renewed prior to the expiration date.

Sec. 4-88. Premises applicable to.

A card for an alcoholic beverage handling employee shall be good and valid for use on the premises of any alcoholic beverage permit holder.

Sec. 4-89. Suspension or revocation.

(a) An alcoholic beverage handling employee card may be suspended or revoked by the sheriff if, at any time, the holder thereof fails to meet the qualifications prescribed by section 4-84 or if he violates any provision of this chapter.

(b) Before any alcoholic beverage handling employee card is suspended or revoked, the holder thereof shall be given notice of his right to a hearing before the sheriff. Such notice shall inform the card holder of the reasons for which the sheriff proposes to suspend or revoke the card and shall inform the card holder that, unless a hearing is requested within ten days from the date the notice is sent, the sheriff will suspend or revoke the card. Such notice shall be delivered either personally to the card holder or shall be sent by registered mail to the card holder's last known address. In the event a hearing is not requested within ten days of the date of such notice, the sheriff may proceed to revoke or suspend the alcoholic beverage handling employee card. In the event a hearing is requested by the card holder, the sheriff shall inform the card holder of the date of such hearing, which hearing shall be held within ten days of the date of the request for a hearing.

(c) The holder of an alcoholic beverage handling employee card who feels aggrieved by a decision of the sheriff in suspending or revoking such card may, within ten days of the notification of the decision of the sheriff, appeal to the parish commission. The decision of the sheriff shall be affirmed, unless a majority of the parish commission, at a hearing on such appeal, votes to overrule or modify the action of the sheriff.

BE IT FURTHER ORDAINED, that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications which can be given effect without the invalid provisions, items or applications, and to this end the provisions of this ordinance are hereby declared severable.

BE IT FURTHER ORDAINED, that this ordinance shall take effect upon adoption.

BE IT FURTHER ORDAINED, that all ordinances or parts thereof in conflict herewith are hereby repealed.

Approved as to legal form:

Parish Attorney

Date

ORDINANCE NO. 6265 of 2022

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE TO AMEND CHAPTER 4, ARTICLE II, DIVISION 3 RELATIVE TO ALCOHOLIC BEVERAGE EMPLOYEE HANDLING CARD, TO PROVIDE FOR COMPATIBILITY WITH CITY OF SHREVEPORT REQUIREMENTS FOR SUCH CARDS, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

WHEREAS, the City of Shreveport and Parish both have Alcoholic Beverage Employee Handling Card ordinances;

WHEREAS, amending the Parish ordinance to parallel the City provisions would aid businesses in having employees obtain cards;

NOW, THEREFORE, BE IT ORDAINED, by the Caddo Parish Commission in due, legal and regular session convened, that Chapter 4, Article II, Division 3 is hereby amended to read as follows:

“DIVISION 3. ALCOHOLIC BEVERAGE EMPLOYEE HANDLING CARD

Sec. 4-83. Required.

(a) It shall be unlawful for any alcoholic beverage permit holder issued pursuant to Division 2 of this Article to allow any employee to handle, sell or serve alcoholic beverages of high or low alcoholic content for consumption on or off the premises, unless such employee is in possession of an alcoholic beverage handling employee card issued under the authority of this division. Before employing any person to handle, sell or serve alcoholic beverages, the permit holder shall notify the sheriff of the intended employment and shall have such person obtain an alcoholic beverage handling employee card prior to handling, selling or serving alcoholic beverages for consumption on or off the premises of any establishment for which a permit is required by this chapter. The permit holder shall also notify the sheriff upon termination of employment of any alcoholic beverage handling employee. The permit holder shall notify the sheriff of the intended employment, and apply to the sheriff to obtain such card

(b) Every alcoholic beverage handling employee shall obtain an alcoholic beverage handling employee card prior to handling, selling or serving alcoholic beverages for consumption on premises for which a permit is required by this chapter. It shall be unlawful for any employee to handle, sell or serve alcoholic beverages for consumption on or off the premises of any establishment for which a permit is required by this chapter unless such employee has in his or her possession a current valid alcoholic beverage handling employee card and displays it upon demand of any law enforcement officer or agent.

(1) If such establishment sells for on or off premises consumption as a liquor store, bar, casino, microbrewery or microdistillery, alcohol caterer or similar establishment where alcohol is the primary commodity sold, such employee must hold a Class A alcoholic beverage handling card.

(2) If such establishment sells for on or off premises consumption as a box store, convenience store, grocery store, restaurant, wholesaler, or other establishment where alcohol is not the primary commodity sold, such employee must hold a Class B alcoholic beverage handling card.

(c) For purposes of this section, the term "possession" shall mean the employee shall have the card on his or her person. The employer shall also maintain on file a copy of the current card for all current employees. In the event the employee does not have the card on his or her person, but the employer has the card on file, it shall not be considered a violation of this section by the employer.

(d) The sheriff may in his discretion grant special oral dispensations of the employee card requirement in specific cases, upon valid reasons shown. Such dispensations are not to exceed the period from time granted until the close of the next normal business day.

Sec. 4-84. Qualifications of applicant.

(a) Each applicant for an alcoholic beverage handling employee card shall meet the following qualifications and conditions: Each applicant for a Class A alcoholic beverage handling employee card shall meet the following qualifications and conditions:

(1) He/she must be a person of good character and reputation and 18 years of age or older.

(2) If the person has been convicted of a felony under the laws of the United States, the State of Louisiana or any other state or country, at least five years must have passed since the expiration of the sentence given for the conviction of the felony, including probation and parole. If the person has been convicted of a felony under the laws of the United States, the State of Louisiana or any other state or country, he/she will not be eligible until the expiration of the sentence, including probation and parole. This provision shall not apply to a conviction for which the applicant has received a first offense pardon under the laws of the State of Louisiana.

(3) He/she has not been convicted in the last two years in this or in any other state or by the United States or any other country of soliciting for prostitution, pandering, letting premises for prostitution, contributing to the delinquency of juveniles, keeping a disorderly place, letting a disorderly place, illegally dealing in controlled dangerous substances or any violation of the controlled dangerous substance statute.

(4) He must not have been convicted of any offense within the last two years of violating any of the provisions of this chapter. He/she must not have been convicted of an offense within the last two years of two or more violations of the provisions of any municipal or parish ordinance or state law relating to alcoholic beverages.

(5) He/she must not have had a dealer's permit revoked in the last year last three years which was issued in his name or in the name of a partnership of which he was a partner or in the name of a corporation in which he was a stockholder.

(6) He/she must not have had his alcoholic beverage handling employee card revoked within the last year two years.

(7) A new applicant must have completed, or must complete within 30 days of the issuance of an alcoholic beverage handling employee card, a responsible alcohol service program approved by the sheriff of the parish. An applicant must certify in writing on a form approved by the sheriff that prior to issuance of an ABO card, he or she has read and is familiar with and will comply with the requirements of this chapter. A new applicant must have completed, or must complete within 30 45 days of the issuance of an alcoholic beverage handling employee card, a responsible alcohol service program approved by the sheriff. In addition, all applicants shall complete a recertification program every four years after the initial program.

(b) Each applicant for a Class B alcoholic beverage handling employee card shall meet the following qualifications and conditions:

(1) He/she must be a person of good character and reputation and 18 years of age or older.

(2) He/she must not have been convicted of an offense within the last two years of two or more violations of the provisions of any municipal or parish ordinance or state law relating to alcoholic beverages.

(3) He/she must not have had his alcoholic beverage handling employee card revoked within the last two years.

(4) An applicant must certify in writing on a form approved by the sheriff that prior to issuance of an ABO card, he or she has read and is familiar with and will comply with the requirements of this chapter. A new applicant must have completed, or must complete within 45 days of the issuance of an alcoholic beverage handling employee card, a responsible alcohol service program approved by the sheriff of the parish. In addition, all applicants shall complete a recertification program every four years after the initial program.

Sec. 4-85. Issuance and appeal from denial.

The sheriff of the parish is hereby authorized to issue, without delay, an alcoholic beverage handling employee card when he finds the applicant to be qualified. If the

sheriff finds that the applicant is not qualified, he shall deny the permit. A person whose permit is denied may appeal the denial of the permit to the parish commission by filing a request for such an appeal with the clerk of the parish commission within ten days after being notified of the denial of the permit.

Sec. 4-86. Contents.

A card issued pursuant to this division shall contain the picture and right thumbprint of the person to whom it is issued.

Sec. 4-87. Fee, term; renewal.

The fee for an alcoholic beverage handling employee card shall be as established by the parish commission, from time to time. This card will be for a period of one year and must be renewed prior to the expiration date.

Sec. 4-88. Premises applicable to.

A card for an alcoholic beverage handling employee shall be good and valid for use on the premises of any alcoholic beverage permit holder.

Sec. 4-89. Suspension or revocation.

(a) An alcoholic beverage handling employee card may be suspended or revoked by the sheriff if, at any time, the holder thereof fails to meet the qualifications prescribed by section 4-84 or if he violates any provision of this chapter.

(b) Before any alcoholic beverage handling employee card is suspended or revoked, the holder thereof shall be given notice of his right to a hearing before the sheriff. Such notice shall inform the card holder of the reasons for which the sheriff proposes to suspend or revoke the card and shall inform the card holder that, unless a hearing is requested within ten days from the date the notice is sent, the sheriff will suspend or revoke the card. Such notice shall be delivered either personally to the card holder or shall be sent by registered mail to the card holder's last known address. In the event a hearing is not requested within ten days of the date of such notice, the sheriff may proceed to revoke or suspend the alcoholic beverage handling employee card. In the event a hearing is requested by the card holder, the sheriff shall inform the card holder of the date of such hearing, which hearing shall be held within ten days of the date of the request for a hearing.

(c) The holder of an alcoholic beverage handling employee card who feels aggrieved by a decision of the sheriff in suspending or revoking such card may, within ten days of the notification of the decision of the sheriff, appeal to the parish commission. The decision of the sheriff shall be affirmed, unless a majority of the parish commission, at a hearing on such appeal, votes to overrule or modify the action of the sheriff.

BE IT FURTHER ORDAINED, that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications which can be given effect without the invalid provisions, items or applications, and to this end the provisions of this ordinance are hereby declared severable.

BE IT FURTHER ORDAINED, that this ordinance shall take effect upon adoption.

BE IT FURTHER ORDAINED, that all ordinances or parts thereof in conflict herewith are hereby repealed.

Approved as to legal form:

Parish Attorney

Date

ORDINANCE NO. 6266 OF 2022

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE ADOPTING THE BUDGET OF ESTIMATED
REVENUES AND EXPENDITURES FOR THE **SHREVE**
MEMORIAL LIBRARY FOR THE YEAR 2023

BE IT ORDAINED by the Caddo Parish Commission, in legal and regular session
convened, that the Budget of Estimated Revenues and Expenditures for the **Shreve Memorial Library** for
the year 2023, is hereby adopted and appropriated as follows, to wit

2023 BUDGET

Revenues

Ad Valorem Taxes	\$	16,377,900
State Revenue Sharing		340,000
Charges for Services		80,000
Interest Earned		10,000
Other Receipts		200,000
Fines and Forfeitures		<u>6,000</u>
Total Revenues		<u>17,013,900</u>

Expenditures

Shreve Memorial Library Maintenance and Operation		17,189,800
Library Debt Service		-
Capital		<u>6,009,300</u>
Total Expenditures		<u>23,199,100</u>
Excess (Deficiency) of Revenues Over Expenditures		<u>(6,185,200)</u>
Fund Balance at Beginning of Year		<u>24,766,900</u>
Fund Balance at End of Year	\$	<u><u>18,581,700</u></u>

BE IT FURTHER ORDAINED that any time during the year the Shreve Memorial Library Board of Control shall have the authority to transfer part or all of the unencumbered appropriation from one budget category to another budget category within the Library Fund.