

CADDO PARISH COMMISSION
GOVERNMENT PLAZA CHAMBERS
505 TRAVIS STREET, SHREVEPORT, LA 71101
PUBLIC NOTICE
REGULAR SESSION AGENDA
Streaming at <http://www.caddo.org/civicmedia> and
<https://www.facebook.com/parishofcaddo>
July 6th, 2023
3:30 P.M.

1. ROLL CALL:

Commissioners:

Hopkins	District 1	Gage-Watts	District 7
Johnson	District 2	Cothran	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:

- 4.I. Potential Agenda Addition: Visit Regarding Prolec /GE Plant (In Caddo) Holding Its Job Fair In Bossier City On July 12, 2023.

(Epperson)

- 4.II. Potential Agenda Addition: Reallocate Up To \$75,000 In ARPA Funds From TruFund To The Shreveport Police Department To Provide Additional Resources Related To The Recent Mass Shooting Incident On July 4th.
(Johnson)

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

NOTE: Citizens who wish to address the Commission on matters relative to public hearings (items listed on the agenda only) will be limited to a cumulative total of 15 minutes each, for or against an issue. Those who wish to speak or make a presentation are asked to select their speakers and address the points they wish considered with this limitation in mind.

6. VISITORS:

- 6.I. Visit From Loving Little Ones
(Jones)

7. ADOPT REGULAR SESSION MINUTES:

- 7.I. Regular Session Minutes From June 22, 2023

Documents:

[6.22.2023 REGULAR SESSION MINUTES.PDF](#)

8. SPECIAL RESOLUTIONS:

- 8.I. Special Resolution For Dr. Glenell Lee-Pruitt
(Burrell)

Documents:

[SR DR. LEE-PRUITT.PDF](#)

9. COMMUNIQUEES AND COMMITTEE REPORTS:

Administration response to information requests from Commissioners

10. PRESIDENT'S REPORT:

11. PUBLIC HEARING ON ZONING ORDINANCES & CASES:

- 11.I. Public Hearing For Ordinance 6337 Of 2023 Related To PZC Case #22-37- 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 WEST SIDE OF WALLACE LAKE ROAD, APPROXIMATELY SEVEN
HUNDRED- AND EIGHTY- FEET SOUTH OF OVERTON BROOKS ROAD, CADDO
PARISH, LOUISIANA, FROM R-A RURAL-AGRICULTURAL ZONING DISTRICT to R-
A (PUD) RURAL-AGRICULTURAL PLANNED UNIT DEVELOPMENT ZONING
DISTRICT, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

(District 9)

Documents:

[ORD 6337- 22-37-P PACKET TO PARISH.REVISED.PDF](#)
[ORD 6337 01_ELEVATIONS.PDF](#)
[ORD 6337 CADDO ELECTRIC SITE PLAN_ELEVATION REVISED
6_20_23.PDF](#)

- 11.II. Public Hearing For Ordinance No. 6338 Of 2023 In Regards To PZC Case #23-12-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 WEST SIDE OF ALBANY ROAD, APPROXIMATELY THREE THOUSAND
FEET NORTH OF OLD MOORINGSPORT ROAD, CADDO PARISH, LOUISIANA,
FROM R-A RURAL AGRICULTURAL ZONING DISTRICT TO C-4 HEAVY
COMMERCIAL ZONING DISTRICT, AND TO OTHERWISE PROVIDE WITH
RESPECT THERETO

(District 2)

Documents:

[ORD 6338- RE 23-12-P PACKET TO PARISH.PDF](#)
[LETTER TO CADDO COMMISSIONERS RE 23-12-P.PDF](#)

12. PUBLIC HEARING ON ORDINANCES:

- 12.I. Public Hearing For Ordinance 6336 Of 2023
ORDINANCE AMENDING THE 2023 BUDGET OF ESTIMATED REVENUES AND
EXPENDITURES FOR THE PARKS AND RECREATION AND OIL AND GAS FUNDS
TO APPROPRIATE FUNDS FOR SHREVEPORT GREEN

(Jackson)

Documents:

[ORD 6336--SHREVEPORT GREEN.PDF](#)
[ORD 6366 FACT SHEET - SHREVEPORT GREEN.PDF](#)

- 12.II. Public Hearing For Ordinance 6339 Of 2023
ORDINANCE AMENDING THE 2023 BUDGET OF ESTIMATED REVENUES AND

EXPENDITURES FOR THE RESERVE TRUST FUND

(Jackson, Gage-Watts, Johnson, Burrell, Jones, and Hopkins)

Documents:

[FACT SHEET - FOOD BANK.PDF](#)
[ORD 6339--FOOD BANK.PDF](#)

13. ZONING ORDINANCES (For Final Passage):

13.I. Ordinance 6337 Of 2023 Related To PZC Case #22-37- 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 WEST SIDE OF WALLACE LAKE ROAD, APPROXIMATELY SEVEN HUNDRED- AND EIGHTY- FEET SOUTH OF OVERTON BROOKS ROAD, CADDO PARISH, LOUISIANA, FROM R-A RURAL-AGRICULTURAL ZONING DISTRICT to R-A (PUD) RURAL-AGRICULTURAL PLANNED UNIT DEVELOPMENT ZONING DISTRICT, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

(District 9)

Documents:

[ORD 6337- 22-37-P PACKET TO PARISH.REVISED.PDF](#)
[ORD 6337 01_ELEVATIONS.PDF](#)
[ORD 6337 CADDO ELECTRIC SITE PLAN_ELEVATION REVISED 6_20_23.PDF](#)

13.II. Ordinance No. 6338 Of 2023 In Regards To PZC Case #23-12-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 WEST SIDE OF ALBANY ROAD, APPROXIMATELY THREE THOUSAND FEET NORTH OF OLD MOORINGSPORT ROAD, CADDO PARISH, LOUISIANA, FROM R-A RURAL AGRICULTURAL ZONING DISTRICT TO C-4 HEAVY COMMERCIAL ZONING DISTRICT, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

(District 2)

Documents:

[ORD 6338- RE 23-12-P PACKET TO PARISH.PDF](#)
[LETTER TO CADDO COMMISSIONERS RE 23-12-P.PDF](#)

14. ORDINANCES (For Final Passage):

14.I. Ordinance 6336 Of 2023

ORDINANCE AMENDING THE 2023 BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR THE PARKS AND RECREATION AND OIL AND GAS FUNDS TO APPROPRIATE FUNDS FOR SHREVEPORT GREEN

(Jackson)

Documents:

[ORD 6336--SHREVEPORT GREEN.PDF](#)
[ORD 6366 FACT SHEET - SHREVEPORT GREEN.PDF](#)

14.II. Ordinance 6339 Of 2023

ORDINANCE AMENDING THE 2023 BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR THE RESERVE TRUST FUND

(Jackson, Gage-Watts, Johnson, Burrell, Jones, and Hopkins)

Documents:

[FACT SHEET - FOOD BANK.PDF](#)
[ORD 6339--FOOD BANK.PDF](#)

15. ZONING ORDINANCES (For Introduction By Title):

16. ORDINANCES (For Introduction By Title):

16.I. Introduce Ordinance 6342 Of 2023

AN ORDINANCE TO ESTABLISH AND MERGE PRECINCTS CONSISTENT WITH THE 2023 CADDO PARISH COMMISSION DISTRICTS IN ACCORDANCE WITH LOUISIANA REVISED STATUTES 18:532 AND 18:532.1, TO AMEND CERTAIN PRECINCT LEGAL DESCRIPTIONS

(Administration)

Documents:

[ORD 6342 2023 CADDO PARISH PRECINCT MERGE ORDINANCE.PDF](#)
[2023 CADDO PARISH MERGE PRECINCTS ORDINANCE NO 6342.PDF](#)
[2023 CADDO PARISH MERGE PRECINCTS TABLE-CRF.PDF](#)

16.II. Introduce Ordinance 6343 Of 2023

AN ORDINANCE AMENDING THE BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR PUBLIC WORKS FUND TO PROVIDE DEBRIS REMOVAL AFTER THE JUNE 16 STORM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

(Caddo Commission) (Companion to Emergency Ordinance)

Documents:

[ORD 6343 FOR DEBRIS REMOVAL.PDF](#)

16.III. Introduce Ordinance 6344 Of 2023

AN ORDINANCE AMENDING THE BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR RESERVE TRUST FUND TO PROVIDE PUBLIC ASSISTANCE TO CADDO CITIZENS AS A RESULT OF THE JUNE 16 STORM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

(Caddo Commission) (Companion to Emergency Ordinance)

Documents:

[ORD 6344 FOR STORM ASSISTANCE.PDF](#)

17. WORK SESSION MINUTES:

17.I. Work Session Minutes For June 29, 2023

Documents:

[6.29.2023 WORK SESSION MINUTES.PDF](#)

18. RESOLUTIONS:

18.I. Resolution 34 Of 2023

A RESOLUTION TO AUTHORIZE THE PARISH ADMINISTRATOR TO SEEK PROPOSALS FOR A 6 MONTH PILOT PROJECT TEST RUN OF AN AUTOMATED TRAFFIC ENFORCEMENT SYSTEM TO BE OPERATED ON ROADS IN THE UNINCORPORATED AREAS OF THE PARISH, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

(Johnson, Epperson, Burrell)

Documents:

[RESOLUTION 34 OF 2023- TRAFFIC ENFORCEMENT.PDF](#)

19. OLD BUSINESS:

20. NEW BUSINESS:

20.I. Appeal Of The Parish Planning & Zoning Commission Related To Case #23-5-BAP

Appeal Concerning a requested variance at 6994 Vancouver.

(District 2)

Documents:

[23-5-BAP W DECISIONS .PDF](#)
[02_SITE PLAN.PDF](#)
[5 - MAY 24, 2023.PDF](#)
[6994 VANCOUVER APPEAL.PDF](#)

21. COMMUNIQUE AND REPORTS:

22. CITIZEN COMMENTS (Late Arrivals)

23. 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.

MINUTES OF THE REGULAR SESSION OF
THE CADDO PARISH COMMISSION
HELD ON THE 22nd DAY OF JUNE, 2023

The Caddo Parish Commission met in a Regular Session, on the above date, at 3:35 p.m., in the Government Chambers, with Mr. Burrell, presiding, and the following members in attendance constituting a quorum: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Hopkins, Jackson, Johnson, Jones, Lazarus, and Young (12). ABSENT: None (0).

The invocation was given by Mr. Cothran with a moment of silence, and Mr. Lazarus led the Commission in the Pledge of Allegiance.

AGENDA ADDITIONS

It was **moved by Mr. Young**, seconded by Mr. Chavez, *to expand the agenda and add Special Resolution Recognizing the Caddo OHSEP Office.*

The Chair held a moment of silence on behalf of the MPC Director.

The Chair opened the floor for anyone to speak in favor or opposition to the agenda addition. There being no one to speak in favor or against the agenda addition, the Chair closed the public hearing.

Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Chavez, Epperson, Hopkins, Johnson, Lazarus, Cothran, and Young (9). NAYS: None (0). ABSENT: Commissioners Gage-Watts, Jackson, and Jones (3). ABSTAIN: None (0).

CITIZENS COMMENTS

Public comment by Constance L. Green regarding isolated disrupted utility service.

VISITORS

- Visit from Mrs. Cathy Bonds, Fair Park HS Alumni Association Director

Mrs. Cathy Bonds presented to the Commission a proposal for the Fair Park High School, which aims to establish full-time medical profession high school on the Fair Park campus. Mrs. Bonds explained dual enrollment of high school students into the medical program, the outreach with local partnerships and collaboration to initiate the program, workforce development and the progress of the program. Mrs. Bonds addressed Mr. Cothran's inquiry about the issues that caused the program to discontinue. Mrs. Bonds addressed Mr. Atkins' inquiry regarding the feasibility and readiness of the program. Mr. Jackson discussed creating a career center at Booker T. Washington High School. Mrs. Bonds requested the Commission to connect her with the Chancellor at SUSLA. Mr. Johnson discussed the history of the Fair Park Medical career center program. Mr. Epperson discussed shortage of medical professionals. Mr. Burrell suggested Mrs. Bonds speak with the Chamber of Commerce. Mrs. Gladys Stars spoke in support of the Fair Park Medical Career Program. Mrs. Bonds introduced graduates of Fair Park High School.

It was **moved by Mr. Chavez**, seconded by Mrs. Gage-Watts, *to suspend the rules and allow citizen comment.* Motion carried by acclamation.

Public comment by Shelley McMillan regarding Project Swim.

It was **moved by Mr. Young**, seconded by Mrs. Gage-Watts, *to return to regular session.* Motion carried unanimously.

ADOPT REGULAR SESSION MINUTES

It was **moved by Mr. Young**, seconded by Mr. Jackson, *that Regular Session Minutes June 8, 2023 and Special Session Minutes June 20, 2023 be adopted.* Motion carried.

It was **moved by Mr. Young**, seconded by Mrs. Gage-Watts, *to suspend the rules and consider Confirm Clay Walker as Assistant Parish Administrator.* Motion carried unanimously.

It was **moved by Mr. Chavez**, seconded by Mr. Jones, *to confirm Clay Walker as Assistant Parish Administrator.* Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Hopkins, Jackson, Johnson, Jones, Lazarus, and Young (12). NAYS: None (0). ABSENT: None (0). ABSTAIN: None (0).

Mr. Clay Walker discussed his goals as Assistant Parish Administrator. The Commission discussed expectations of Mr. Clay Walker as Assistant Parish Administrator.

It was **moved by Mr. Young**, seconded by Mrs. Gage-Watts, *to return to regular session.*
Motion carried unanimously.

SPECIAL RESOLUTIONS

It was **moved by Mr. Burrell**, seconded by Mrs. Gage-Watts, *that Special Resolution Celebrating The 50th Anniversary of Ernest And Shirley Baylor.* Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Johnson, Jones, Lazarus, and Young (10). NAYS: None (0). ABSENT: Commissioners Hopkins, and Jackson (2). ABSTAIN: None (0).

Mr. Burrell announced the 45th Annual Sickle Cell Softball Tournament would be held on July 7th-9th, 2023. Mr. Burrell acknowledged the Commission's support for the public video regarding the Sickle Cell Softball Tournament.

It was **moved by Mr. Johnson**, seconded by Mr. Chavez, *to englobo and adopt the following resolutions:*

- *Special Resolution of Recognition and Appreciation for Caddo Football Stars and Their Families*
- *Special Resolution of Appreciation for Retiring Administrator & CEO Dr. Woodrow Wilson*
- *Special Resolution Recognizing LSUS' Office of Diversity's Juneteenth Celebration*
- *Special Resolution Recognizing The 45th Annual Sickle Cell Softball Tournament*
- *Special Resolution Recognizing the Caddo OHSEP Office*

Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Jackson, Johnson, Jones, Lazarus, and Young (11). NAYS: None (0). ABSENT: Commissioner Hopkins (1). ABSTAIN: None (0).

It was **moved by Mr. Epperson**, seconded by Mr. Johnson, *to move up Resolution No. 32 Of 2023.* Motion carried by acclamation.

It was **moved by Mrs. Gage-Watts**, seconded by Mr. Johnson, *to adopt Resolution No. 32 Of 2023.* Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Hopkins, Jackson Johnson, Jones, Lazarus, and Young (12). NAYS: None (0). ABSENT: None (0). ABSTAIN: None (0).

It was **moved by Mr. Jackson**, seconded by Mr. Jones, *to return to Regular Session.*
Motion carried unanimously.

COMMUNIQUEs AND COMMITTEE REPORTS

- Administration Report

Mrs. Bryant announced that citizens may contact the Providence House at 318-221-7887 to apply for repairs to restore power and debris removal.

- Mr. Burrell announced a Zoom meeting with Homeland Security Robert Jump is scheduled for June 23, 2023 at 10 am and an invite would be sent out.

- At Mr. Epperson's request, Attorney Frazier advised that price gouging should be reported to the local law enforcement agency or the Attorney General's Office. Mr. Epperson requested that the Administration include the price gouging information on the caddo.org website. Mr. Epperson addressed Mrs. Constance Green's concern. Mr. Epperson announced a teleconference call would be held on Thursday, June 29th at 6:30 p.m. regarding the emergency disaster, and requested the Parish Administrator be available for the teleconference call. Mr. Epperson requested the Clerk to investigate the death of the lineman that passed away in Waskom, Tx and to send a condolence letter and copy of the relative special resolution. Mr. Epperson announced June 14th as the 248th anniversary of the U.S. Army.

- Mr. Burrell announced the atty general phone number to report price gouging: 1-866-801-2549. Mr. Burrell announced the Zoom call meeting has been rescheduled to June 23rd at 10:00 a.m.

- Mr. Chavez discussed the disposal of debris on the right of way, which Councilwoman

Taylor and Mrs. Bryant addressed.

- Mr. Cothran discussed eligibility of assistance, which Mrs. Bryant explained the eligibility is based upon income.
- Mr. Jackson discussed loss of power and requested that the Chair continue hosting meetings regarding loss of power for vulnerable communities. Mr. Jackson announced that the 318 Football Camp on Sunday, June 25th.
- Mr. Johnson discussed community support in the MLK area, the issues from the lack of utilities in the MLK area, and the need to serve.
- Mr. Hopkins advised the Administration that he had not received information from Comcast regarding internet, which Mrs. Bryant advised that the Administration would send that information to all Commissioners.
- Mr. Burrell requested the Administration to provide information from the Chamber of Commerce and information regarding broadband to all commissioners.
- Mrs. Gage-Watts discussed the work of the Parish, and volunteers supporting the cooling centers and food distribution sites. Mrs. Gage-Watts suggested citizens sign up with the Everbridge system for local alerts.
- Mr. Johnson discussed the readiness and benefit of the lighthouse project.
- Mr. Epperson requested for the status of the old Sam's Warehouse on the corner of Jewella and Meriwether, which Mrs. Bryant explained that the state cite had lost power and that the Administration would try to find out why there was not generator power.

PRESIDENT'S REPORT

Mr. Burrell discussed the scheduled meeting with Homeland Security and requested the commission attend the meeting. Mr. Burrell discussed public speaking.

PUBLIC HEARING ON ORDINANCES

The President of the Commission opened the public hearing for the following ordinances:

- *Ordinance No. 6332 Of 2023, an ordinance setting the Parish millage for the purpose of paying principal and interest, due in 2023 on outstanding Parish bond issues and to instruct the assessor to include said millage on the tax roll of the Parish of Caddo for the year 2023, and to otherwise provide with respect thereto*
- *Ordinance No. 6333 Of 2023, an ordinance to adopt the values fixed, or to be fixed by the Louisiana Tax Commission on all assessments for railways and other public service corporations, and to instruct the assessor to extend such assessments and values on the tax roll of the Parish of Caddo for the year 2023, and to otherwise provide with respect thereto*
- *Ordinance No. 6334 Of 2023, an ordinance to set the general purpose and special purpose millages providing for millage rate adjustments, as allowed by Article vii, section 23 of the Louisiana Constitution of 1974 and La R.S. 47:1705 (b), levying and imposing taxes and assessments for 2023 on all the property subject to taxation in the Parish of Caddo, and to otherwise provide with respect thereto*
- *Ordinance No. 6335 Of 2023, Ordinance to set the 2023 assessment for property classified as timberlands at eight cents (\$.08) per acre. There is an annual tax of eight cents per acre on each acre of timberland in the State of Louisiana to be paid by the owners known as the forest protection tax. This tax is in addition to the assessment of timberland at its use value. The Commission must adopt an ordinance each year to set the forest protection tax at eight cents per acre. The revenue from this tax is remitted to the Louisiana Forestry Commission.*

There being no one to speak in favor or against these ordinances, the President closed the public hearing on ordinances.

ORDINANCES (for final passage)

It was **moved by Mr. Johnson**, seconded by Mrs. Gage-Watts, to englobo and adopt the following ordinances:

- Ordinance No. 6332 Of 2023, an ordinance setting the Parish millage for the purpose of paying principal and interest, due in 2023 on outstanding Parish bond issues and to instruct the assessor to include said millage on the tax roll of the Parish of Caddo for the year 2023, and to otherwise provide with respect thereto
- Ordinance No. 6333 Of 2023, an ordinance to adopt the values fixed, or to be fixed by the Louisiana Tax Commission on all assessments for railways and other public service corporations, and to instruct the assessor to extend such assessments and values on the tax roll of the Parish of Caddo for the year 2023, and to otherwise provide with respect thereto
- Ordinance No. 6334 Of 2023, an ordinance to set the general purpose and special purpose millages providing for millage rate adjustments, as allowed by Article vii, section 23 of the Louisiana Constitution of 1974 and La R.S. 47:1705 (b), levying and imposing taxes and assessments for 2023 on all the property subject to taxation in the Parish of Caddo, and to otherwise provide with respect thereto
- Ordinance No. 6335 Of 2023, Ordinance to set the 2023 assessment for property classified as timberlands at eight cents (\$.08) per acre. There is an annual tax of eight cents per acre on each acre of timberland in the State of Louisiana to be paid by the owners known as the forest protection tax. This tax is in addition to the assessment of timberland at its use value. The Commission must adopt an ordinance each year to set the forest protection tax at eight cents per acre. The revenue from this tax is remitted to the Louisiana Forestry Commission.

Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Hopkins, Jackson, Johnson, and Jones (10). NAYS: None (0). ABSENT: Lazarus, and Young (2). ABSTAIN: None (0).

ZONING ORDINANCES (for introduction by title)

- Ordinance No. 6337 Of 2023 Related To PZC Case #22-37- 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 west side of Wallace Lake Road, approximately seven hundred- and eighty- feet south of Overton Brooks Road, Caddo Parish, Louisiana, from R-A Rural-Agricultural Zoning District to R-A (PUD) Rural-Agricultural Planned Unit Development Zoning District, and to otherwise provide with respect thereto
- Ordinance No. 6338 Of 2023 In Regards To PZC Case #23-12-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 west side of Albany Road, approximately three thousand feet north of Old Mooringsport Road, Caddo Parish, Louisiana, from R-A rural Agricultural Zoning District to C-4 Heavy Commercial Zoning District, and to otherwise provide with respect thereto

ORDINANCES (for introduction by title)

- Ordinance No. 6336 Of 2023, ordinance amending the 2023 Budget of Estimated Revenues and Expenditures for the Parks and Recreation and Oil and Gas Funds to appropriate funds for Shreveport Green
- Ordinance No. 6339 Of 2023, ordinance amending the 2023 Budget of Estimated Revenues and Expenditures for the Reserve Trust Fund

WORK SESSION MINUTES

It was **moved by Mr. Jackson**, seconded by Mr. Jones, that Work Session Minutes from June 19, 2023 be ratified. Motion carried.

RESOLUTIONS

It was **moved by Mr. Jones**, seconded by Mr. Jackson, to englobo and adopt the following items:

- Resolution No. 23 of 2022, a resolution urging the United States Congress to

improve the United States Postal Service's reliability and timeliness of its deliveries, and otherwise providing with respect thereto

- *Resolution No. 24 of 2022, urge and request the State of Louisiana to pursue any legislative solutions or improved enforcement of existing prohibitions to minimize the occurrences of and negative impact to the public associated with drag racing on public roads and to otherwise provide with respect thereto*
- *Resolution No. 25 of 2022, urging and requesting the Louisiana Legislature to adopt Senate Bill 322 of 2022, concerning the Official Journal and advertising for local governments to otherwise provide with respect thereto*

Amendment by Mr. Jackson, seconded by Mr. Jackson, *to include the following items in the englobo:*

- Authorize Administration to Adjust ARPA Appropriations to Move \$25k From Security Trailers, Then Apply \$15k Of That to Crime Stoppers And \$10k To Rock Solid
- Reappoint Robert Green to The North Caddo Medical Center Board
- Authorize Parish to Use Up To \$500,000 In Emergency Funds to Help Citizens with Tree and Debris Removal
- Establish the Incoming Administrator's Salary as A 10% Increase in Current Salary Per Parish Personnel Policy

Mr. Jones' motion carried as amended, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Hopkins, Jackson, and Jones (9). NAYS: None (0). ABSENT: Commissioners Johnson, Lazarus, and Young (3). ABSTAIN: None (0).

COMMUNIQUE AND REPORTS

- Mrs. Bryant confirmed that former Parish Administrator's event has a cocktail hour at 5:45 p.m. and the event starts at 6:30 p.m.
- Mr. Jackson discussed the Juneteenth celebration, and the Rho Omega's 36th Annual Let the Good Times Roll event.

There was no further discussion to come before the Commission, so the meeting was adjourned at 5:43 p.m.



Linda J. Montgomery
Administrative Specialist I

Roy Burrell
President

SPECIAL RESOLUTION OF RECOGNITION TO
DR. GLENELL LEE-PRUITT

WHEREAS, the Caddo Parish Commission recognizes the significant contributions made by individuals in the field of education and acknowledges the importance of celebrating exceptional leadership and achievements in academia, and

WHEREAS, the Jarvis Christian University Board of Trustees has unanimously selected Dr. Glenell M. Lee-Pruitt as the university's 13th president, effective July 1, 2023, following a distinguished career in higher education, and

WHEREAS, Dr. Lee-Pruitt brings a wealth of experience and knowledge to the university, having served as the Provost and Vice President for Academic Affairs at Jarvis since August 2012, during which she has made significant contributions to the institution's growth and success having been instrumental in increasing student enrollment, expanding articulation agreements, and establishing innovative programs such as the Renaissance Program for Adult Learners and the JCU Dallas Teaching Site, and

WHEREAS, her visionary leadership has resulted in the enhancement of academic program offerings, including the development of online degree completion programs and two online graduate programs, and

WHEREAS, Dr. Lee-Pruitt's prior experience at Mississippi Valley State University, where she served as Dean of University College and First Year Experience, Director of Community/Service Learning, and Director of the Renaissance Learning Adult Education Program, has further enriched her expertise in higher education administration and academic affairs, and

WHEREAS, Dr. Lee-Pruitt's commitment to her community and her faith is evident through her active involvement in campus, community, and ministry activities, as well as her role as the current pastor of St. Matthew A.M.E Church in Shreveport, Louisiana, as well as her service work through her sorority, Alpha Kappa Alpha; and

WHEREAS, Dr. Lee-Pruitt's dedication to continuous learning and professional development is evident in her completion of the Council of Independent Colleges' Presidential Vocation and Institutional Mission Program and the Millennium Leadership Institute, and

WHEREAS, Dr. Lee-Pruitt holds a Bachelor of Social Work from Jackson State University, a Master of Social Work from Temple University, a Doctor of Philosophy in Social Work from Jackson State University, and a Master of Divinity from Payne Theological Seminary, and

WHEREAS, Dr. Lee-Pruitt's appointment as President of Jarvis Christian University represents a significant milestone in her career and further exemplifies her commitment to empowering students and preparing them for success in today's global economy, both intellectually and holistically.

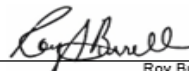
NOW, THEREFORE, BE IT RESOLVED that the Caddo Parish Commission extends its sincere congratulations to Dr. Glenell M. Lee-Pruitt on her appointment as the 13th President of Jarvis Christian University, and


BE IT FURTHER RESOLVED that the Caddo Parish Commission commends the Jarvis Christian University Board of Trustees and members who served on the Presidential Transition Committee and Executive Committee for their thoughtful selection process, and

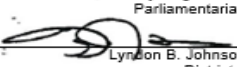
BE IT FURTHER RESOLVED that the Caddo Parish Commission wishes Dr. Lee-Pruitt continued success in her new role, confident that her leadership will further the mission of Jarvis Christian University and empower students to achieve their career goals.


ATTEST:

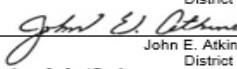

Jeff Everson
Commission Clerk

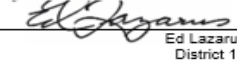

Roy Burrell
President

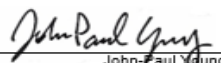

Stormy Gage-Watts
Parliamentarian

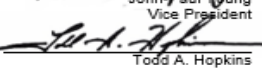

Lyndon B. Johnson
District 2



Steffon D. Jones
District 6



John E. Atkins
District 9



Ed Lazarus
District 11



John Paul Young
Vice President


Todd A. Hopkins
District 1


Steven Jackson
District 3


Ron Cothran
District 8


Mario Chavez
District 10


Kenneth Epperson, Sr.
District 12

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 WEST SIDE OF WALLACE LAKE ROAD, APPROXIMATELY SEVEN HUNDRED- AND EIGHTY- FEET SOUTH OF OVERTON BROOKS ROAD, CADDO PARISH, LOUISIANA, FROM R-A RURAL-AGRICULTURAL ZONING DISTRICT to R-A (PUD) RURAL-AGRICULTURAL PLANNED UNIT DEVELOPMENT 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 West side of Wallace Lake Road, approximately seven hundred- and eighty-feet South of Overton Brooks Road, Caddo Parish, Louisiana, more particularly described below, be and the same is hereby amended **from R-A Rural-Agricultural Zoning District to R-A (PUD) Rural-Agricultural Planned Unit Development Zoning District:**

BEING A DESCRIPTION OF A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 16 NORTH, RANGE 13 WEST, CADDO PARISH, LOUISIANA. SAID TRACT BEING MORE FULLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 19, RUN THENCE SOUTH 00°55'55" WEST A DISTANCE OF 662.92 FEET, THENCE RUN SOUTH 88°40'30" EAST A DISTANCE OF 1539.48 FEET TO A FOUND 3/4" IRON ROD AT THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED. FROM SAID POINT OF BEGINNING, RUN THENCE SOUTH 88°40'30" EAST A DISTANCE OF 764.16 FEET TO A SET "PK" NAIL ON THE WEST RIGHT-OF-WAY OF WALLACE LAKE ROAD, THENCE RUN SOUTH 00°49'07" WEST ALONG SAID WEST RIGHT-OF-WAY A DISTANCE OF 329.44 FEET TO A FOUND 3/4" IRON ROD, THENCE RUN NORTH 88°43'30" WEST A DISTANCE OF 764.15 FEET TO A FOUND 3/4" IRON ROD, THENCE RUN NORTH 00°49'07" EAST A DISTANCE OF 330.11 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINING 5.785 ACRES.

BE IT FURTHER ORDAINED that the rezoning of the property described herein is approved subject to compliance with the following stipulations:

REQUESTED USES & ORDINANCE RELIEF:

The applicant requests the following uses in addition to those allowed in the R-A base zoning district:

- Contractors Office

PROPOSED SITE AMENITIES:

- An 8' privacy fence.
- Increase the building setback in the front yard by 300'.
- Preservation of existing trees.
- Enhanced landscaping in the buffer yard, exceeding the proposed site plan.
- Parking spaces to the rear of the building to reduce the commercial appearance of a parking lot from Wallace Lake Road.

- Incorporate features to enhance the residential character of the front façade with a porch overhang, a decorative gable, increasing the size or number of windows on the front façade, and/or shutters on windows.
- Brick façade on front and both sides of the building.
- Exterior lighting that is residential in appearance. Pole lighting and spotlights are prohibited.

PRELIMINARY SITE PLAN CONSIDERATION:

1. Re-plot to create a legal lot of record will be required prior to obtaining building permits.
2. One shrub, measuring a minimum of 18 inches in height at planting and reaching a minimum of three feet in height at maturity, must be planted for every three linear feet of buffer yard length, spaced linearly.
3. Indicate the material type and height of the dumpster enclosure. It must be stored in the interior side or rear yard. If you are proposing curbside pickup the bin storage must be in an interior side or rear yard and screened from view of the street.
4. Show all entrances to the building.
5. Indicate the height of the gates.
6. Show where work vehicles will be stored.
7. Show the swept path for the largest vehicle transiting the site.
8. Use shading or some other means to distinguish between grass/landscape and hard surface.
9. Indicate/label the hard surface material for the parking area.
10. Indicate or label the curbing height around the parking areas. (6-inch height is required otherwise, wheel stops will be required and need to be shown on the site plan.)
11. Windows must be recessed no less than two inches, or projected out from the façade plane to provide depth and shadow.
12. The ground floor of the front facade must maintain a transparency of 50%, measured between two and 14 feet in height from grade.
13. Development of the subject property shall be in substantial accord with the approved site plan.

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

22-37-P
Raley and Associates, Inc.

NOTICE TO THE PUBLIC

Notice is hereby given that the Caddo Parish Planning and Zoning Board will hold a public hearing on Wednesday, March 29, 2023 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.

22-37-P: PLANNED UNIT DEVELOPMENT & SITE PLAN: Wallace Lake Road. Application by RALEY AND ASSOCIATES, INC. for approval to rezone from R-A, Rural Agriculture to C-1 PUD, Neighborhood Commercial Planned Unit Development on the west side of Wallace Lake Rd., approx. 780' south of Overton Brooks Rd., to allow a contractors office and outdoor storage yard, being more particularly described as BEING A DESCRIPTION OF A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 16 NORTH, RANGE 13 WEST, CADDO PARISH, LOUISIANA. SAID TRACT BEING MORE FULLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 19, RUN THENCE SOUTH 00°55'55" WEST A DISTANCE OF 662.92 FEET, THENCE RUN SOUTH 88°40'30" EAST A DISTANCE OF 1539.48 FEET TO A FOUND 3/4" IRON ROD AT THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED. FROM SAID POINT OF BEGINNING, RUN THENCE SOUTH 88°40'30" EAST A DISTANCE OF 764.16 FEET TO A SET "PK" NAIL ON THE WEST RIGHT-OF-WAY OF WALLACE LAKE ROAD, THENCE RUN SOUTH 00°49'07" WEST ALONG SAID WEST RIGHT-OF-WAY A DISTANCE OF 329.44 FEET TO A FOUND 3/4" IRON ROD, THENCE RUN NORTH 88°43'30" WEST A DISTANCE OF 764.15 FEET TO A FOUND 3/4" IRON ROD, THENCE RUN NORTH 00°49'07" EAST A DISTANCE OF 330.11 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINING 5.785 ACRES, Caddo Parish, Louisiana.

Alan Clarke, Executive Director
Metropolitan Planning Commission

**CADDO PARISH PLANNING AND ZONING COMMISSION
SUMMARY MINUTES OF THE PUBLIC HEARING APRIL 26, 2023**

A regularly scheduled public hearing of the Shreveport Metropolitan Planning and Zoning Commission of Caddo Parish was held on Wednesday, April 26, 2023 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
Jake Brown
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
Alexis DeJohn, Planner
Stephen Jean, Deputy Director
Reginald Jordan, Zoning Administrator
Emily Trant, Planner II

Members Absent

None

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.

Attorney Bernstein advised of corrections to the minutes.

A motion was made by MR. BROWN, seconded by MS. HART, to approve the minutes of the March 29, 2023 public hearing with corrections.

The motion was adopted by the following 6-0 vote: Ayes: Messrs. BROWN, HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: NONE

PUBLIC HEARING

CASE NO. 22-37-PPLANNED UNIT DEVELOPMENT & SITE PLAN

Applicant:	RALEY AND ASSOCIATES, INC
Owner:	David Alvis
Location:	Wallace Lake Road (west side of Wallace Lake Rd., approx. 780' south of Overton Brooks Rd.)
Existing Zoning:	R-A
Request	R-A to C-1 (PUD)
Proposed Use:	Contractor's office and outdoor storage yard
	DEFERRED FROM MARCH HEARING

Representative &/or support:

John Lorick 9242 Ellerbe Road Shreveport, La. 71106

Mr. Lorick spoke of the appraisal that was done at the request of the board at the March hearing. He also spoke of the businesses in the area.

David Alvis 1069 St. Francis Way Shreveport, La. 71106

Mr. Alvis spoke in support of the case.

Michael Kelsh 4913 Shed Rd Bossier City, La 71111

Mr. Kelsh, representing the developer, spoke of the amenities that they have agreed to, also some that were discussed at the NPP.

Opposition:

Jerome Nicholas 9922 Wallace Lake Road Shreveport, La.

Mr. Nicholas spoke of the opposition letter and petition that was presented to the staff. There were 11 people who stood in support of his opposition. his opposition and his concerns.

Geoff Westmoreland 330 Marshall St Shreveport, La 71101

Mr. Westmoreland spoke in opposition the commercial use intended for the property and look of the building.

Mary Guy 235 Overton Brooks Rd. Shreveport, La. 71106

Ms. Guy spoke of her opposition to the proposed commercial use for the property as well as possible traffic and crime.

Terry Williams 9926 Wallace Lake Rd Shreveport, La 71106

Mrs. Williams spoke of her opposition and unpleasant conversation during the NPP. She presented a damaged MPC sign that was placed on the property.

Steve Thornton 9846 Wallace Lake Rd Shreveport, La 71106

Mr. Thornton spoke of his opposition and concerns for traffic.

Patrick Cobb 9854 Wallace Lake Rd Shreveport, La 71106

Mr. Cobb spoke of his opposition due to traffic and light pollution.

Mr. Clarke read the appraisal report.

Rebuttal:

John Lorick

Mr. Lorick spoke of the NPP as well as clarified concerns for traffic.

Staff and commissioners had discussion regarding the details of the case.

Mrs. Trant spoke of proposed amenities and answered the commissioner's questions.

A motion was made by MR. BROWN seconded by MR. HUMPHREY, SR. to approve the application to an R-A PUD with the stipulations outlined by staff as well as those outlined by Mr. Brown.

Mr. Marchive asked that all stipulations be read into records.

Mr. Brown added stipulations of parking in the rear, brick façade on front and both sides, lighting to be more residential with no pole lights or spot lights, and more buffering than what's outlined.

Mr. Marchive ask staff for clarification on the stone drive near the property.

A motion was made by MR. HUMPHREY, SR. seconded by MS. NEUBERT to have the proposed owner to come up and answer questions.

draft

The motion was adopted by the following 6-0 vote: Ayes: Messrs. BROWN, HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: NONE

Speaker:

Shaun Pendleton 340 Kelly Lane Frierson, La. 71027

Mr. Pendleton stated that he will not be accessing the gravel road near the property. He agreed to understand and comply with all stipulations.

The motion to approve the application to an R-A PUD was adopted by the following 4-2 vote: Ayes: Messrs. BROWN, HUMPHREYS and Meses. GREEN & HART. Nays: Mr. MARCHIVE and Mrs. NEUBERT. Absent: NONE

END OF PUBLIC HEARING

OLD BUSINESS

NEW BUSINESS

Committee Chair Report:

Master Plan Committee will meet on May 4th @1:30 in the MPC large conference room.

OTHER MATTERS TO BE REVIEWED BY THE COMMISSION

CHAIR/BOARD MEMBER'S COMMENTS

A motion was made by MR. MARCHIVE, III seconded by MR. HUMPHREY, SR. to adjourn the meeting.

ADJOURN 4:58 p.m.

Laura Neubert, Chair

Phyllis Hart, Secretary



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STAFF REPORT

APRIL 26, 2023

AGENDA ITEM NUMBER: 8

MPC Staff Member: Emily Trant

Parish Commission District: 9/John Atkins

CASE NUMBER 22-37-P: PLANNED UNIT DEVELOPMENT (PUD) & SITE PLAN

APPLICANT: RALEY AND ASSOCIATES, INC.

OWNER: David Alvis

LOCATION: 0 Wallace Lake Rd (west side of Wallace Lake Rd., approx. 780' south of Overton Brooks Rd.)

EXISTING ZONING: R-A

REQUEST: R-A to C-1 (PUD)

PROPOSED USE: Contractor's office and outdoor storage yard

DESCRIPTION: The applicant is proposing to rezone an undeveloped 5.78 acres tract of land from R-A, Rural Agriculture District to C-1 (PUD) Neighborhood Commercial Planned Unit Development for purpose of a contractor's office with an outdoor storage yard. The subject property is surrounded by the R-A and R-E, Residential Estate District.

Prior cases include a request to rezone the site from R-A to R-E with site plan approval of storage condominiums; however, the application was withdrawn prior to the public hearing (P-6-16). Nearby relevant cases include rezoning approval from R-A to C-UV (22-24-P) and R-A to R-2 (PUD).

Nearby neighborhoods include: Wallace Lake, Wallace Lake Heights, The Grove.

REMARKS: This application was initially presented to the Parish Planning and Zoning Commission in January as a request to rezone the property to C-4, Heavy Commercial. Although the C-4 district would allow the use by right, the implications to the surrounding neighborhood would be negative considering all uses that are allowed within that district. Thus, the PZC deferred this application to allow the applicant to explore a Planned Unit Development (PUD). The applicant agreed to the recommended path forward and the case was deferred to allow development of the PUD request and site plan. **The request for a C-1 (PUD) was presented at the March 29th public hearing, which was met with great opposition. While several reasons were noted, a reoccurring concern was how the property values would be impacted if this application were approved. The Board deferred and continued the application, instructing the applicant to provide an estimated appraisal of property values.**

Pursuit of a PUD designation allows an applicant to request ordinance relief across a variety of areas within one application, including: permitted uses from other zoning districts, specific use approvals, variances, etc. In exchange, the applicant agrees to provide substantive amenities that benefit the surrounding area or the tenant/property owner exclusively, align with the goals of the Master Plan, or otherwise provide some added aesthetic benefit. This tool provides flexibility for projects that have complex uses or introduce potential impacts and offers the opportunity to claim benefits for the site and the surrounding area. **PUD approval is subject to a 2-year expiration as described in Article 16.7, subparagraph F of the Caddo Parish UDC.**



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The C-1 base zoning of the requested SPUD is defined in Article 4.3 of the Unified Development Code (UDC) as *"The C-1 Neighborhood Commercial District is intended to accommodate local non-residential uses that predominantly serve the needs of the nearby residential neighborhoods and are similar in character of the surrounding residential neighborhood. Residential dwelling units are allowed above the ground floor."* The permitted by right uses in C-1 zoning district include Agriculture, Amusement Facility – Indoor, Animal Shelter – Operated by Public Authority, Art Gallery, Arts Studio, Automated Teller Machine – Standalone, Bus Transfer Station, Community Center, Community Garden, Cultural Facility, Day Care Center, Dwelling – Above the Ground Floor, Educational Facility – Primary or Secondary, Financial Institution, Financial Institution with Drive-Through, Food Truck and Trailer Vendor, Government Office, Lodge/Meeting Hall, Medical/Dental Office, Office, Personal Service Establishment, Place of Worship, Public Park, Public Safety Facility, Restaurant, Retail Goods Establishment, Soup Kitchen, Soup Kitchen – Accessory, Specialty Food Service, Wireless Telecommunications – Attachments to Existing Structures (Other than Towers), Wireless Telecommunications – Modifications (Eligible Facility), Temporary Farmers' Market, Temporary Outdoor Events, Temporary Sale of Non-Seasonal Merchandise, Temporary Seasonal Sales. Thus, the C-1 base zoning of the requested SPUD is an appropriate designation and would not introduce uses that are considered too intense to the surrounding residential properties.

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. Currently, there are residential uses on the properties that are directly north and south of the site. Across the street from the site is another residential use, however the structure is set back approximately 650' from the right of way. Approximately 500' south of the subject site is The Grove at Garrett Farms subdivision, which is partially developed. There are several large undeveloped properties in the area, but they are viable for residential use. The proposed C-1 district would introduce uses that are intended to support residentially zoned districts. The use of contractor's office would not be permitted in the C-1 zoning district as it is typically understood to be a more intense commercial use, considering the storage and type of vehicles that can be associated with it.

The extent to which the proposed amendment promotes the public health, safety, and welfare. There are mechanisms to minimize the impact of a use when a commercial district abuts a residential district through the site plan approval process. Those mitigation tools can be enhanced during the PUD review process.

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 feasible 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 Wallace Lake Road are



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STAFF REPORT

consistent with Future Land Use Map of the Master Plan; therefore, rezoning this property to a commercial district would go against those recommendations. Rezoning to R-A PUD may be more appropriate to limit that inconsistency.

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 not evident that this 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. Most of the commercial development has occurred along Southern Loop; therefore, there are no commercial trends in development in this vicinity.

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 and would be reasonably capable of being provided prior to the development of the requested use.

MASTER PLAN

CONSIDERATIONS:

The 2030 Great Expectations Master Plan Future Land Use Map shows this area as remaining as Rural Enterprise which encourages rural and nature related uses such as agriculture, single family houses on large lots, nature recreation, or schools and churches. Given the land use trends in the vicinity, this property is still feasible to develop residentially.

REQUESTED USES

& ORDINANCE

RELIEF:

The applicant requests the following uses in addition to those allowed in the C-1 base zoning district:

- Contractors Office

PROPOSED SITE

AMENITIES:

To establish amenities that would be meaningful to the neighbors who are impacted by this development, the applicant hosted a neighborhood participation meeting on February 27th at 6:00 PM. The meeting was attended by 14 people that predominately reside or own property on Wallace Lake Road. Neighborhood concerns were related to how the development would impact property values, increased traffic and 18-wheeler traffic, lighting, screening, and design of the building. The NPP report indicated that there was little interest by the attendees to collaborate with the applicant on amenities and that it was not very productive.



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The proposed site amenities offered in exchange for the requested use includes:

- An 8' privacy fence.
- Increase the building setback in the front yard by 300'.
- Preservation of existing trees.
- Enhanced landscaping in the buffer yard.

PRELIMINARY

SITE PLAN

CONSIDERATION:

As indicated, the site will be used for a contractor's office which deals primarily with electrical repairs and upgrades for residential, commercial, and industrial services. The plan submitted with this application shows the planned layout, with the proposed public amenities. The proposed building will consist of office space, a warehouse, and a covered storage area to the rear of the building totaling 12,600 sq ft. Work vehicles will be parked behind the fenced and gated area. There is an existing 100' gas right of way intersecting the property; the proposed development will not encroach over this right of way. Per UDC requirements, outdoor storage areas are prohibited outside of the fence and items may not exceed the height of the fence if they are located within 25 ft of the fence. These standards are designed to minimize the impact to adjacent properties. Staff suggested that the site plan be revised to propose employee parking spaces on the north side or rear of the building to reduce the commercial appearance of a parking lot from Wallace Lake Road. This consideration could be included as part of the PUD amenities if recommended by the PZC Board. **Prior to building permits being obtained, the site plan must be revised to include a few basic requirements, as follows:**

1. Re-plat to create a legal lot of record will be required prior to obtaining building permits.
2. One shrub, measuring a minimum of 18 inches in height at planting and reaching a minimum of three feet in height at maturity, must be planted for every three linear feet of buffer yard length, spaced linearly.
3. Indicate the material type and height of the dumpster enclosure. It must be stored in the interior side or rear yard. If you are proposing curbside pickup the bin storage must be in an interior side or rear yard and screened from view of the street.
4. Show all entrances to the building.
5. Indicate the height of the gates.
6. Show where work vehicles will be stored.
7. Show the swept path for the largest vehicle transiting the site.
8. Use shading or some other means to distinguish between grass/landscape and hard surface.
9. Indicate/label the hard surface material for the parking area.
10. Indicate or label the curbing height around the parking areas. (6-inch height is required otherwise, wheel stops will be required and need to be shown on the site plan.)

The proposed building will be 18' tall on center and depicts a façade that consists of standard size brick and 4" split concrete block which will offer a textured appearance. The proposed materials are harmonious with the existing houses in the vicinity. Staff has recommended that the applicant consider revising the front façade elevations to promote residential character by incorporating



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STAFF REPORT

features such as a porch overhang, a decorative gable, increasing the size or number of windows on the front façade, and/or shutters on windows. This consideration could be included as part of the PUD amenities if recommended by the PZC Board. **Regardless, the elevations must be revised to meet the minimum requirements of Article 4 of the UDC, which states:**

1. Windows must be recessed no less than two inches, or projected out from the façade plane to provide depth and shadow.
2. The ground floor of the front facade must maintain a transparency of 50%, measured between two and 14 feet in height from grade.

STAFF

ASSESSMENT: Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that rezoning the site from R-A to R-A (PUD) is warranted with the following additional amenities:

1. Revised employee parking spaces on the north side or rear of the building to reduce the commercial appearance of a parking lot from Wallace Lake Road.
2. Incorporate features to enhance the residential character of the front façade with a porch overhang, a decorative gable, increasing the size or number of windows on the front façade, and/or shutters on windows.

And with the following stipulations:

3. A revised site plan is submitted that reflects items 1-10 noted above.
4. Development of the subject property shall be in substantial accord with the approved site plan.

Alternately, based on of information provided at the public hearing the MPC may:

1. Approve the C-1 (PUD) as submitted with the following stipulations:
 - a. A revised site plan is submitted that reflects items 1-10 noted above.
 - b. Development of the subject property shall be in substantial accord with the approved site plan.
- OR
2. Deny the requested C-1 (PUD) designation.

PUBLIC ASSESSMENT: On January 25th, no one spoke in support; four people spoke in opposition.

On March 29th, four people spoke in support, 5 people spoke in opposition.

On April 26th, three people spoke in support, six people spoke in opposition.

MPC BOARD

RECOMMENDATION: On January 25th, the board voted unanimously to defer the case.

On March 29th, the board voted 5-1 to defer the case until the April hearing.



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On April 26th, the board voted 4-2 to approve the application to an R-A PUD with stipulations.

Alan Clarke, Executive Director
Metropolitan Planning Committee
Caddo Parish Planning and Zoning Commission
Alan.Clarke@Shreveportla.gov

Date: April 23, 2023
Re: Case number: 22-37-P
Name of Applicant: Raley and Associates, Inc.
Property Location: West Side of Wallace Lake Road, Approx. 780' South of Overton Brooks Road
Meeting Date: April 26, 2023 3:00 p.m.

Dear Mr. Clarke,

We are writing to express my strong opposition to 22-37-P rezoning from RA to Commercial, the proposed rezoning at West Side of Wallace Lake Road, approximately 780' South of Overton Brooks Road. While the local community may be unable to prevent development, that will be detrimental to the area, nearly all residents in our community are completely opposed to the rezoning of this piece of property, that will cause traffic and safety problems, and potentially lower the property values of the existing community. We thought the goal of the Planning Commission is to preserve existing neighborhoods and communities. We are simply baffled that the zoning board would allow this intrusion of spot zoning into an area that is clearly and currently all residential. This would be totally disharmonious with the residential character and land use that currently exists along Wallace Lake Road from Mayo Road south to Southern Loop. The detrimental effect this rezoning will have on our properties will be devastating to those of us who have made a substantial investment in our individual properties.

Traffic and the safety of pedestrians are major areas of concern. Traffic has increased considerably since Southern Loop opened, and placing a commercial property in our community will only increase the traffic with not only their personal vehicles but company trucks and semi-trucks. The local neighborhood traffic will disproportionately surge during morning and evening rush hours, causing traffic issues during critical times for the neighborhoods. The traffic surge during morning rush hours will also negatively impact safety. In general, the area traffic is continuing to increase, and heavy traffic is already common at times for this area.

Property values are likely to go down in the area if commercial is situated in the middle of our community.

Our opposition is also based on these potential/probable negative effects:

- The loss of community character
- A decrease in the market value of our homes
- Increased traffic congestion adds to an already dangerous traffic issue
- This type of business/commercial does not fit into our community
- Once the property is rezoned, they can potentially open for more commercial property in our community
- Increase crime threats in the area
- Light Pollution
- Noise Pollution
- Visual Intrusion on our space

We urge you to disapprove the proposed rezoning, and from recent meetings and discussions with my neighbors, we know our opinions are shared by many who have not managed to attend meeting or write letters and emails.

Thank you for your continued service and support of our community. Please forward this email to the committee members.

Best regards,

*See attached list of residents who have read this letter, agree with the contents, and have agreed to be included in this letter to signify that they are opposed to the rezoning:

Steve and Cyndi Thornton
9846 Wallace Lake Road
Shreveport, LA 71106

Johnny & Terry Williams
9926 Wallace Lake Road
Shreveport, La. 71106

Jerome and Judy Nicholas
9922 Wallace Lake Road
Shreveport, LA 71106

Stephanie and Ronnie Lambert
9890 Wallace Lake Road
Shreveport, LA 71106

Alicia Ardoin
9880 Wallace Lake Road
Shreveport, LA 71106

John M. Thompson
9900 Wallace Lake Road
Shreveport, LA 71106

Todd Weaver
9928 Wallace Lake Road
Shreveport, LA 71106

Joe Thompson
9898 Wallace Lake Road
Shreveport, LA 71106

Steven and Kelly Thornton
9846 Wallace Lake Road
Shreveport, LA 71106

Jason and Stepheni Bertrand
9850 Wallace Lake Road
Shreveport, LA 71106

Robby Giglio
9847 Wallace Lake Road
Shreveport, LA

Pete and Zena Cobb
225 Overton Brooks Road
Shreveport, LA 71106

Mary Guy
235 Overton Brooks Road
Shreveport, LA 71106

Pat Cobb
9854 Wallace Lake Road
Shreveport, LA 71106

22-37-P

R-A

R-A

**R-A to
C-1 (PUD)**

R-E

**1,500' NOTIFICATION
AREA**

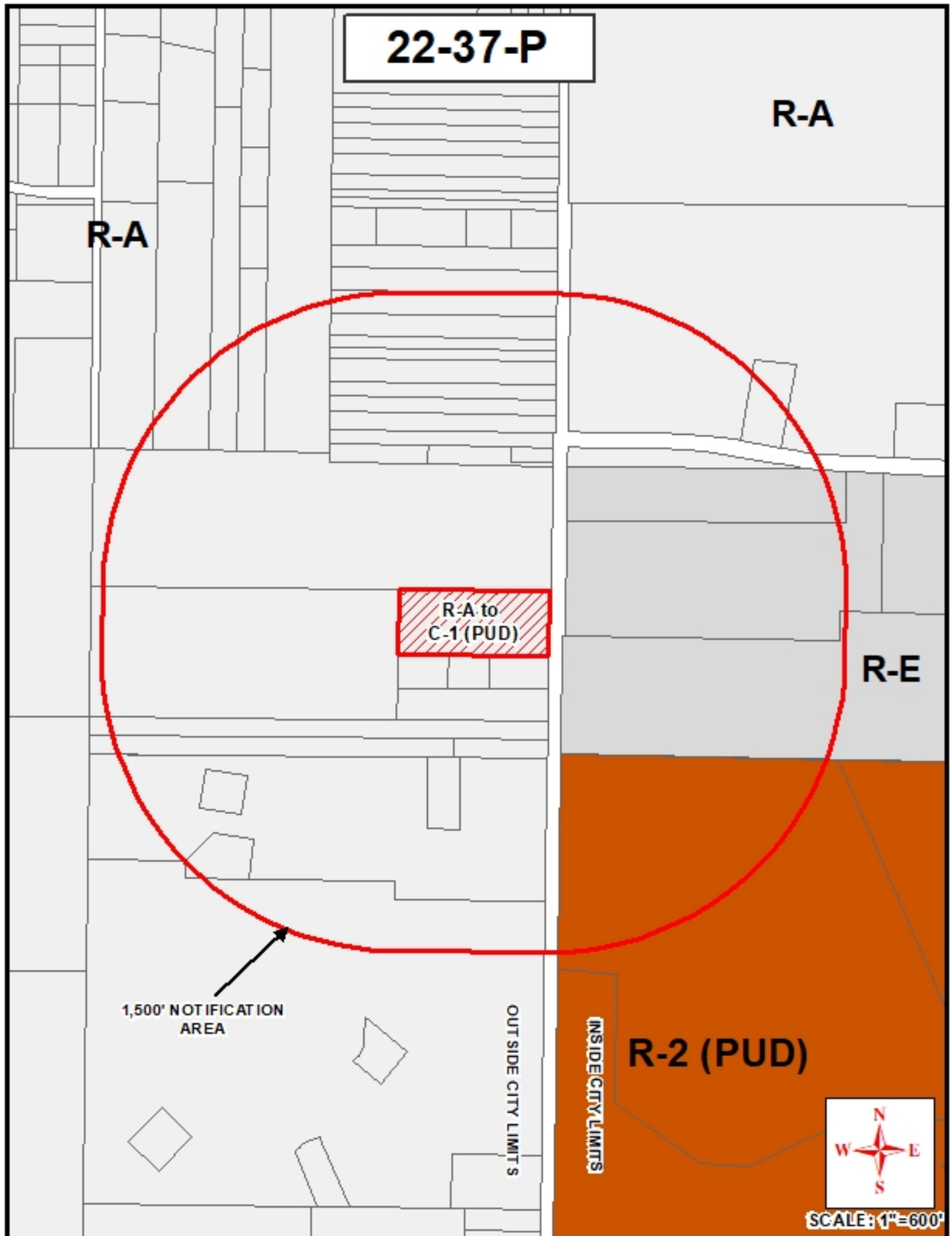
OUTSIDE CITY LIMITS

INSIDE CITY LIMITS

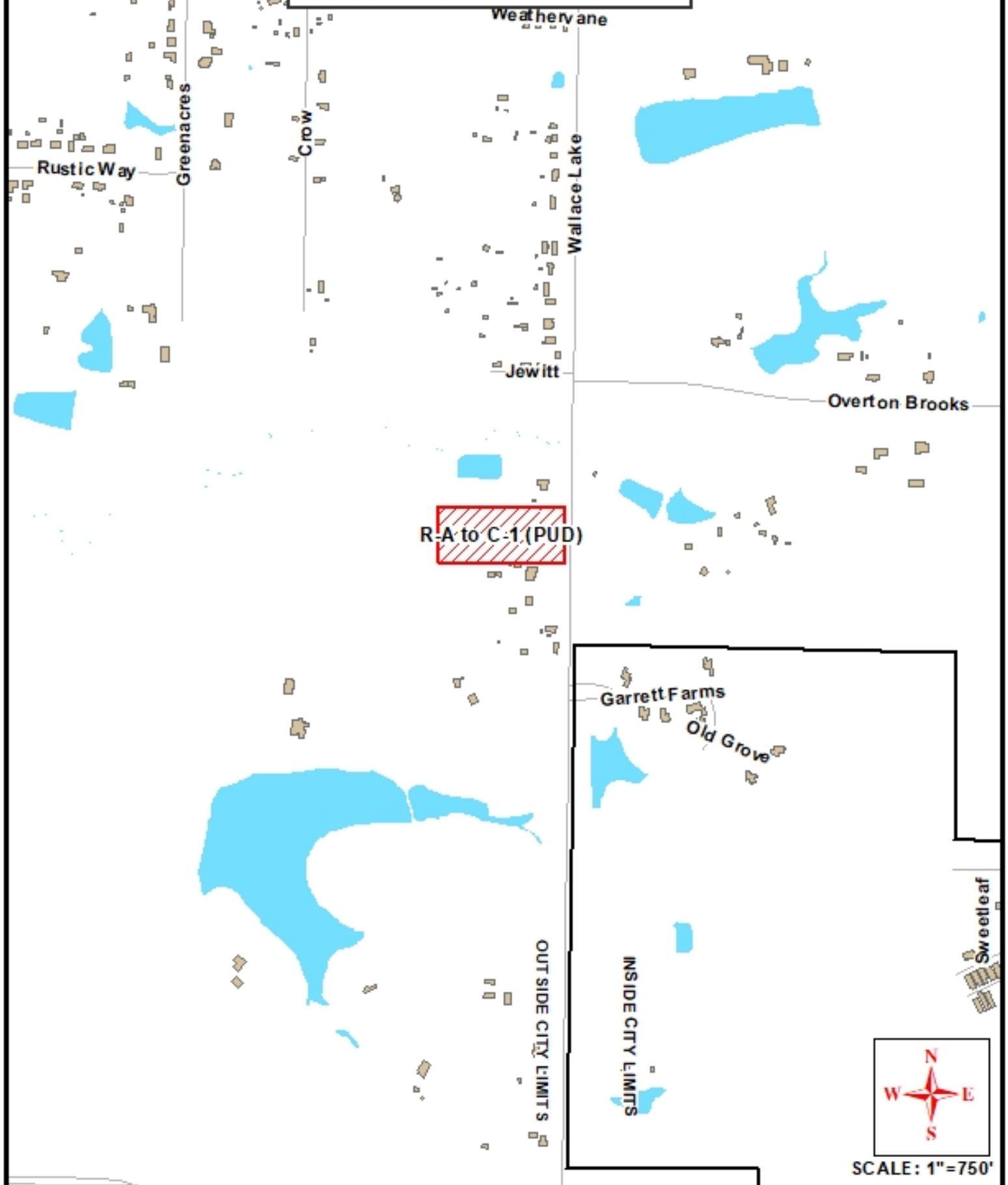
R-2 (PUD)



SCALE: 1"=600'



22-37-P AREA REF MAP



SCALE: 1"=750'



GENERAL NOTES:

- CONTRACTOR TO LOCATE ALL UTILITIES PRIOR TO BEGINNING CONSTRUCTION. THE ENGINEER / SURVEYOR DOES NOT GUARANTEE THAT THE UNDERGROUND UTILITIES OR ALL UTILITY SERVITUDES AFFECTING THIS TRACT ARE SHOWN IN THEIR EXACT LOCATION. THEY HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION PROVIDED BY ONE CALL OR THE LOCAL UTILITY COMPANY, LOUISIANA ONE CALL 811 OR UTILITY COMPANY.
- THE ENGINEER, AS REPRESENTATIVE OF THE OWNER, SHALL NOT GUARANTEE THE WORK OF ANY CONTRACTOR OR SUBCONTRACTOR. SHALL HAVE NO AUTHORITY TO STOP WORK, SHALL HAVE NO SUPERVISION OR CONTROL AS TO THE WORK OR PERSONS DOING THE WORK, SHALL NOT HAVE CHARGE OF THE WORK, SHALL NOT BE RESPONSIBLE FOR SAFETY IN, ON, OR ABOUT THE JOB SITE OR HAVE ANY CONTROL OF THE SAFETY OR ADEQUACY OF ANY EQUIPMENT, BUILDING COMPONENT, SCAFFOLDING, SUPPORTS, FORMS, OR OTHER WORK AIDS, AND SHALL HAVE NO DUTIES OR RESPONSIBILITIES IMPOSED BY THE STRUCTURAL WORK ACT.
- CONTRACTOR SHALL INSTALL SILT FENCES, HAY BALES AND NECESSARY STORM WATER CONTROL MEASURES DURING CONSTRUCTION AS REQUIRED BY THE CITY.
- CONTRACTOR(S) SHALL KEEP EXISTING PAVING CLEAN OF MUD AND OTHER CONSTRUCTION DEBRIS.
- ALL TRENCH EXCAVATION SHALL BE PERFORMED IN STRICT ACCORDANCE WITH OSHA REGULATIONS AND APPLICABLE LOCAL CODES AND ORDINANCES.
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- CONTRACTOR SHALL REDISTRIBUTE TOPSOIL IN 4" LAYER AS PER OWNER.
- CONTRACTOR SHALL COORDINATE AND PROVIDE FOR ALL SAFEGUARDS, SAFETY DEVICES AND REQUIRED JOB SITE SAFETY REGULATIONS AS NEEDED.
- MATERIALS AND CONSTRUCTION SHALL BE IN STRICT COMPLIANCE WITH LOCAL SPECIFICATION STANDARDS AND/OR LOCAL BUILDING CODES.
- CONTRACTOR SHALL COORDINATE WITH CITY AND LOCAL UTILITY COMPANIES FOR TYING INTO EXISTING MAINS. ALL UTILITY SERVICES SHALL BE INSTALLED PER CITY CODE AND GOVERNING UTILITY CODE.

- ALL DISTURBED EARTH TO RECEIVE SLAB SOD UNLESS OTHERWISE DIRECTED BY OWNER/ENGINEER. POSITIVE DRAINAGE SHOULD BE MAINTAINED AT ALL TIMES.
- MAXIMUM SLOPE IN ANY DIRECTION IN HANDICAP SPACES TO BE 2%.
- ALL EXITS MUST HAVE A MINIMUM 5' x 5' LEVEL LANDING.
- MAX. CROSS-SLOPE OF ALL SIDEWALKS = 2%
- SIDEWALKS TO HAVE A MAXIMUM RISE ALONG PATH OF TRAVEL NOT TO EXCEED 1:20.
- MAXIMUM SLOPE OF CURB RAMPS NOT TO EXCEED 1:12.

UTILITY NOTES:

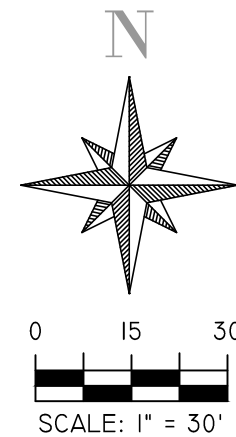
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION, DEPTH AND SIZE OF ALL UNDERGROUND UTILITIES AND STRUCTURES, AND SHALL BE LIABLE FOR ANY DAMAGE CAUSED BY FAILURE TO COMPLY WITH THESE INSTRUCTIONS.

PARKING:

REQ'D. PARKING SPACES = 11
PROVIDED PARKING SPACES = 14

GEOMETRIC NOTES:

- ALL PAVEMENT STRIPING SHALL BE 4-INCH-WIDE YELLOW UNLESS OTHERWISE NOTED OR SHOWN.
- PAINT SHALL BE APPLIED TO PAVEMENT BY SPRAYING WITH A MECHANICAL SPRAYER DEVELOPED FOR SUCH PURPOSES TO ASSURE UNIFORM STRAIGHT LINES.
- ALL DIMENSIONS FOR PAVEMENT SHOWN HEREIN, UNLESS OTHERWISE NOTED, ARE TAKEN AT THE BACK OF CURB.
- ALL CURBING UNLESS OTHERWISE NOTED SHALL BE 6" BARRIER CURB.



REVISIONS	BY

DIMENSIONED SITE PLAN

Caddo Electric

Caddo Parish, Louisiana

RA

RALEY AND ASSOCIATES, INC.

Civil & Structural Engineering, Surveying, Planning & Consulting

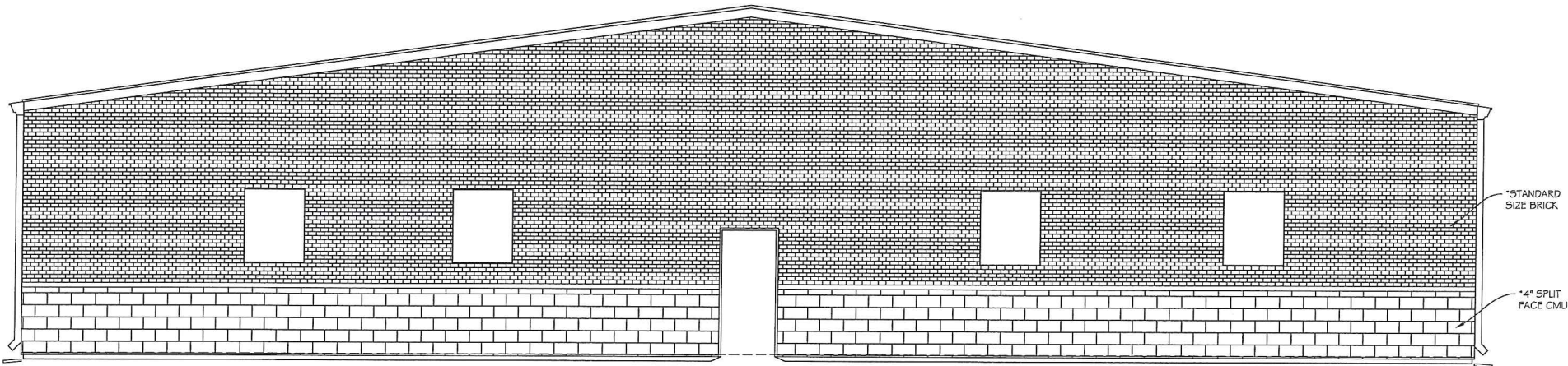
4913 Shed Road
Bossier City, LA 71111

Phone 318.752-9023
Fax 318.752-9025
www.raleyandassociates.com

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DATE: 02/27/2023
SCALE: 1" = 30'
DRAWN: NDV
CHECKED: MK
JOB: 22443
SHEET: C1
OF - SHEET

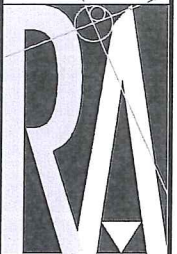
22443 CIVIL DESIGN.DWG



*COLORS TO BE
CHOSEN BY OWNER

REVISIONS	BY
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SHEET:
A3
OF 8 SHEETS

21012 KINGSTON RD 11-11-22.DWG



A map showing a section of Wallace Lake Rd and Norris Ferry Rd. Wallace Lake Rd runs vertically, and Norris Ferry Rd runs horizontally at the bottom. A grey rectangular area is highlighted on Wallace Lake Rd, with a purple oval shape overlapping it. The map includes various colored regions (yellow, pink, blue) and black outlines representing buildings or structures. The text 'Wallace Lake Rd' is written vertically along the road, and 'NORRIS FERRY RD' is written horizontally along the bottom road.

Wallace Lake Rd

NORRIS FERRY RD



FOR SALE
PRIME LOCATION
Call
John W. Lark
781-238-1841 781-462-1841
5.7 Acres ML

**PUBLIC
HEARING
NOTICE**



12/04/2023



12/04/2023



12/04/2023

These Businesses are at Mayo Road on
Wallace Lake Road







This is neighbor #1
North of the subject property.



This is neighbor #2 North of
the subject property.



Property located directly across
from the subject property.



THIS APPEARS TO BE A HOME
BUSINESS CLOSE TO THE SOUTHERN
LOOP ON WALLACE LAKE ROAD



This Business is located on WANCE HAKE RD
South of the Southern loop and is adjacent to
Southern TRACE.



NPP Meeting Invitation
Proposed Caddo Electric
Warehouse/Office
PUD/Zoning Change
02/14/2023

Dear Neighbor:

Our Client, Caddo Electrical Contracting, LLC, is planning a new building on Wallace Lake Road approximately 750 feet south of Overton Brooks Road on the west side of Wallace Lake Road.

The current site is R-A zoning. We are proposing a C-1 PUD zoning. The property is bordered by Residential Zoning.

Because you are a nearby neighbor or otherwise interested in the neighborhood, I am inviting you to a meeting where you can learn more about what is proposed and present questions or concerns. Our application has to be heard by the Parish Planning and Zoning Commission and the Caddo Commission and we are required to do this before we submit our application to the Parish Planning and Zoning Commission

The meeting will take place:

Monday February 27, 2023 at 6:00 PM
Location: ReMax Real Estate Services
9242 Ellerbe Road, Suite 300
Shreveport, LA 71106

At the meeting I will provide a sign-in sheet to obtain email addresses, so that I can keep you updated if there are any changes to the project. If you cannot attend the meeting and would like to receive information from the meeting, please contact us at the address below. I hope to see you at the meeting on February 27th at 6:00 PM.

Sincerely,



Mike Kelsch, P.E.

Raley and Associates, Inc.

4913 Shed Rd

Bossier City, LA 71111

(318) 752-9023

Email: mike@raleyardassociates.com

Neighborhood Participation Plan Report

- 1) Project Name: Caddo Electrical Contracting Rezoning
- 2) Contact Name: Michael Kelsch, P.E.
- 3) Meeting Date: Monday, February 27, 2023
- 4) Meeting Location: 9242 Ellerbe Road, Suit 300, Shreveport, LA 71106
- 5) Meeting Start time: 6:00 PM
- 6) Meeting End time: 7:00 PM
- 7) Number of people in attendance: 14
- 8) Date of Filing of Land Use Application: N/A
- 9) General Introduction: We put together a neighborhood meeting invitation that the MPC helped send out to nearby residents within a certain radius of the proposed project. We had the meeting at 9242 Ellerbe Road, and 14 people were present at the meeting. The developer, landowner, and engineer opened the meeting by explaining the project, presenting the site plan and building elevation, and explaining the operation of the proposed business. We explained some of the things we were trying to do to help the concerns of the residents, such as pushing the building back off of the ROW approximately 300 feet, leaving the property located near the front of the site undeveloped so that existing trees would remain, planting new landscaping, etc... The majority of the concerned residents had little interest in the amenities presented, and had little interest in offering amenities to help facilitate the project.
- 10) Summary of Concerns and issues raised at the Meeting:

The major concern of the residents was what the commercial zoning would do to their property value. There was some brief conversation regarding the vehicle and 18-wheeler traffic, and it was explained that there would only be about 1 18-wheeler/week and very little traffic caused by this type of business. The conversation quickly went back to the property value. It became very clear that the residents were only concerned with opposing any type of commercial development, and that no amenities proposed would change their mind. One resident did bring up a few questions regarding the height of the proposed building, and we mentioned that the eave would be about 14', with the roof height being about 18' in the center. The resident also brought up lighting, and we mentioned that there would be parking lighting per the MPC ordinance. The same resident also asked if planting/landscaping was allowed in the gas easement, and we stated that we would have to get with the gas company, but typically the gas company would want the easement to remain cleared. A question was brought up regarding the fence requirements, and we stated that a 6' wood fence is required adjacent to the residential. A represented from Provenance was present at the meeting, and stated that they are not opposed to C-1, but they would be focused on the type of construction, type of architecture, and making sure it fit with the area. The

represented also mentioned that Provenance is not as directly impacted as the adjacent neighbors, and that they did have concerns with how it may impact the adjacent neighbors. The Parish Commissioner for this district was also at the meeting. He introduced himself, and explained that he was there to listen to the meeting. The Parish Commissioner made the following statement toward the end of the meeting (paraphrasing): He could see that the developers are trying to do what they can to please the neighbors, but could also see the neighbors' concerns, and that a process is in place for each party to go to the public hearing to present their case, and that the public bodies will vote on the case.

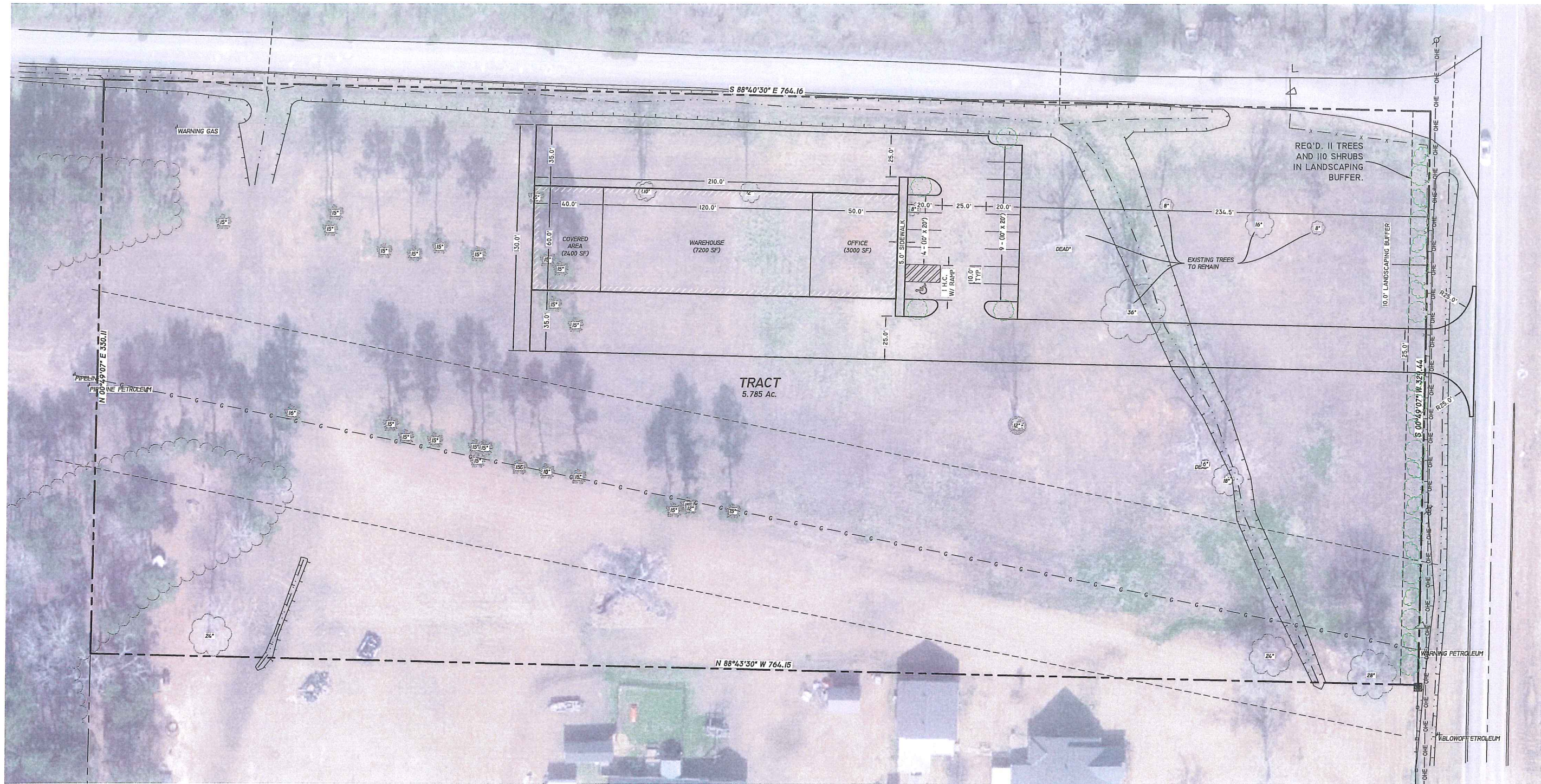
All in all, it was very difficult to keep up with the minutes and discussions as the discussions went at a rapid pace, with many conversations happening at the same time. I have attempted to summarize as best as possible. I would say the meeting was not very productive and a bit hostile at times.

Because there was little interest by the residents to propose amenities to make this work, we can only add some of the things that were brought up at the meeting. We will propose an 8' privacy fence in lieu of a 6' fence, we will set back the building approximately 300' from the property line as previously discussed, we will leave many of the existing trees, and we will install additional trees beyond the landscaping requirements. The developer is willing to entertain other amenities if the residents would like to propose them.

- 11) Additional Required items: Attached is the sign in sheet, site plan, and elevation presented at the meeting. We will also be submitting the revised conceptual site plan containing the fence and additional trees.

SIGN IN SHEET

Name	Address	Phone Number	Email Address
MICHAEL KELSCH	4913 SHED RD., BOSSIER CITY, LA 71111	318-752-9023	MIKE@ALLEYANDASSOCIATES.COM
Steve Thornton	9846 Wallace Lake Rd, Shreveport, LA 71106	318-383-6894	tc141@comcast.net
Cyndi Thornton	✓	318-470-5258	✓
John Thompson	9900 Wallace Lake Rd.	318-840-4398	MIKE@Thompson-drywall.com
John M. J.	10555 ELLERBE Spout LA	318-208-1584	JLORICK@AOL.COM
Terry Williams	9926 Wallace Lake Spout LA	318-573-1307	tlsh52williams@yahoo.com
JOHN ATKINS	333 Texas St, #2300 Shreveport 71101	318-560-4122	JEATKINS@LATIMBER.COM
Johnny Bridges	333 Texas St, Suite 2000 Spout, LA 71101	318-344-4445	johnny@cartravelsindges.com
Shawn Brelton	399 W. Rds Spout 71106	318-716-1054	SP@cdlectd.com
Jerome Nichols	9922 Wallace Lake Rd 71106	318-572-1728	thejeromaniac@gmail.com
HERT WALKER	2010 GARNETT FARM RD, SHREVEPORT, LA 71105	318-469-9280	HERTWALKER@GMAIL.COM
David Alvis	1069 St. Francis Way Shreveport, LA 71106	318-426-7797	Dan@Sikerstarm.net
Jennifer Weaver	9928 Wallace Blvd, Spout, LA 71106	318-426-2013	Jenniferw576@gmail.com
TODD WEAVER	9928 WALLACE LAKE RD, SHREVEPORT, LA 71106	318-426-2069	dweaver9@gmail.com



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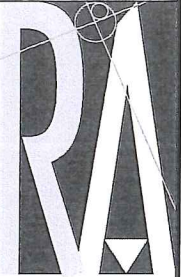
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- SIDEWALKS TO HAVE A MAXIMUM RISE ALONG PATH OF TRAVEL NOT TO EXCEED 1:20.
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REVISIONS	BY

DIMENSIONED SITE PLAN
Caddo Electric
Caddo Parish, Louisiana



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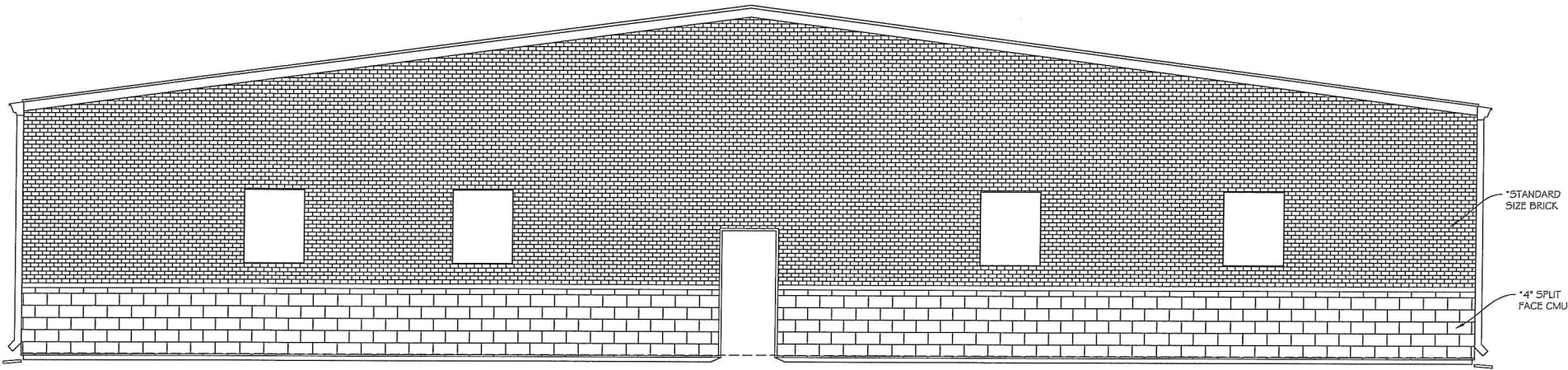
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DATE: 02/27/2023
SCALE: 1" = 30'
DRAWN: NDV
CHECKED: MK
JOB: 22443

SHEET:
C1
OF - SHEET

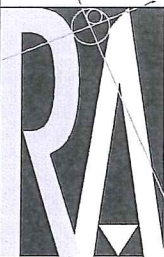
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*COLORS TO BE
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1/31/2023	ECP

ELEVATIONS
CADDO ELECTRICAL
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JOB:	21012

SHEET:
A3
OF 8 SHEETS

21012 KINGSTON RD 11-11-22.DWG

OWNER	STREET ADDRESS	CITY	STATE	ZIP
Hudco Construction Llc	PO Box 8530	Bossier City	LA	71113
Hudco Construction Llc	2839 Sligo Road	Haughton	LA	71037
Sanchez, Hector D Gallego And	2038 Garrett Farms Row	Shreveport	La	71106
MJ Construction, LLC	729 Smokehouse Loop	Benton	LA	71006
Johnson, Philip And	612 Buckhead Cir	Shreveport	La	71115
Tyler, David Gerald And	2104 Old Grove Cir	Shreveport	La	71106
Scott, Losten Albert, Sr. And Robert	Po Box 6281	Shreveport	La	71136-6281
Ardoyn, Alicia Renee Mc Connell	9880 Wallace Lake Rd	Shreveport	La	71106-8010
Giglio, Joseph Christopher 25%, Etal	C/O Michael J Giglio	Land O Lakes	FL	34638
Lambert, Ronald Steven And	9870 Wallace Laked Rd	Shreveport	La	71106-8010
Rogers, Rosia Brown 1/2 Etal	9774 Wallace Lake Rd	Shreveport	La	71106-8008
Whyte, Edna Gertrude Laborde	250 Overton Brooks Rd	Shreveport	La	71106-8506
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Lambert, Ronald Steven And	9870 Wallace Lake Rd	Shreveport	La	71106
Hazard, Linda Williamson 1/2 And	127 Patton Ave	Shreveport	La	71105
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Boutwell, Kenneth Wayne	11270 Greenacres Rd	Shreveport	La	71106
Provenance Development Company Llc	330 Marshall St Ste 200	Shreveport	La	71101-3015
Cobbs, Patrick Wayne	9854 Wallace Lake Rd	Shreveport	La	71106-8010
Alvis, David Charles And	379 St. Charles Blvd	Shreveport	La	71106
Bryant, Jousha E.	4548 Curtis Ln	Shreveport	La	71109-6814
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Hawthorne, Gerald Wayne	9945 Crow Rd	Shreveport	La	71106
Bryant, Jousha E. And Ella Dinkins Bryant	4548 Curtis Ln	Shreveport	La	71109-6814
Marsala, Shawne Christy	2021 Garrett Farms Row	Shreveport	La	71106
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Walker, Richard Kent And	2010 Garrett Farms Row	Shreveport	La	71106
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Jenkins Construction Of Shreveport Llc	9452 Milbank Dr	Shreveport	La	71115
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Clark, Thomas Malcolm And	2017 Garrett Farms Row	Shreveport	La	71106
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Buseick, Brad Alan And	2033 Garrett Farms Row	Shreveport	La	71106
Stansell, Christopher S And	2838 Long Lake Dr	Shreveport	La	71106
Ford, Laura L., Trustee, Etal	PO Box 1902	Cedar Hill	TX	75106
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Glass, David Wayland And	9814 Canebrake Lane	Shreveport	La	71106
Venture One Enterprise Llc	7340 Caspistrano	Shreveport	La	71105
Thornton, Steven Ray, Jr.	9846 Wallace Lake Rd	Shreveport	La	71106-8010
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Johnson, Precious Simone Pouncy	9778 Wallace Lake Rd	Shreveport	La	71106-8008
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Thornton, Stepheni R.	9850 Wallace Lake Rd	Shreveport	La	71106-8010
Tyler, Eric Jr And Leanna Tyler	2108 Old Grove Cir	Shreveport	La	71106
M J Construction Llc	729 Smokehouse Loop	Benton	LA	71006
Provenance Development Company Llc	330 Marshall St Ste 200	Shreveport	La	71101-3015
Bryant, Jousha E. And Ella Dinkins Bryant	4548 Curtis Ln	Shreveport	La	71109-6814
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Hudco Construction Llc	PO Box 8530	Bossier City	LA	71113
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Lambert, Ronald Steven And	9890 Wallace Lake Rd	Shreveport	La	71106
Thomas, Mae Hartwell 1/4, Etal	3826 Powell Street	Shreveport	La	71109
Burns, James And Daisy Lee Burns	9794 Wallace Lake Rd	Shreveport	La	71106-8008
Jones, Linda Pouncy	9784 Wallace Lake Rd	Shreveport	La	71106-8008
Walker, Barbara M.	9770 Wallace Lake Rd	Shreveport	La	71106
Giglio, Joseph John	7205 N Lakeshore Dr	Shreveport	La	71107-8376

Brown, Robert T Jr And	2014 Garret Farms Row	Shreveport	La	71106
Thornton, Steven Ray And	9846 Wallace Lake Rd	Shreveport	La	71106-8010
Spilker, Raymond Frederick 1/2 And	9856 Wallace Lake Rd	Shreveport	La	71106-8010
Patero, Charlie Willis 1/4 Etal	125 Mayo Rd	Shreveport	La	71106-8003
Headley, Travis Aaron And	2034 Garrett Farms Row	Shreveport	La	71106
Spilker, Raymond Frederick 1/2 And	9856 Wallace Lake Rd	Shreveport	La	71106-8010
Salgado, Brandon And	2030 Garrett Farms Row	Shreveport	La	71106
Balderas, Gabriel And Brooke Balderas	3005 Newberry Ln	Shreveport	La	71106
Scott, Losten Albert, Sr. And Robert	Po Box 6281	Shreveport	La	71136-6281
Giglio, Joseph John	7205 N Lakeshore Dr	Shreveport	La	71107-8376
Knighton, Christopher C And	9819 Canebrake Ln	Shreveport	La	71106
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Byrd Family Farms Llc	399 Laguna Beach Road	Ringgold	LA	71068
M J Construction Llc	729 Smokehouse Loop	Benton	LA	71006
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Thompson, Joe Boyd	9898 Wallace Lake Rd	Shreveport	La	71106-8010
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Spilker, Raymond Frederick	3282 Lakewood Drive	Shreveport	La	71107
Provenance Development Company Llc	330 Marshall St Ste 200	Shreveport	La	71101-3015
Pender, Connie Whyte	180 Overton Brooks Rd	Shreveport	La	71106-8504
Walter F. Johnson	505 Travis Street, Suite 440,	Shreveport	LA	71101



Grayson Boucher, Louisiana State Certified Residential Appraiser LAR1104

9008 Vue Fleur Lane

Shreveport, Louisiana 71106

(318) 797-4020

April 24, 2023

Re/Max Real Estate Services

Attn: John Lorick

9242 Ellerbe Road

Shreveport, Louisiana 71106

Re: David Alvis Property, Wallace Lake Road

Dear Mr. Lorick,

As per your request I have visited the subject site and the surrounding areas. I also reviewed the proposed plans for the new electrical shop and site plan.

In my professional opinion, this new development will not reduce the value of adjacent landowners. The appraiser has researched the area and similar developments in Southern Caddo Parish and there is no historical market data that supports a decrease in value of adjacent property owners to similar commercial developments. The following pages are some supporting facts that this appraiser used to make this determination.



***Note the metal building, just to the South of the subject property on Wallace Lake Road



***Note the property less than 500 yards North of the subject property near the intersection of Wallace Lake Road and Overton Brooks Road. Storage buildings and what appears to be many possible property standards violations.



***Mixed use manufactured home with large metal building to the North of the subject property.



***Large office complex and equipment yard located less than ½ mile to the North of the subject property.

The photos before this page are a few examples of mixed use and possibly some property standard issues in the immediate subject area. The addition of the proposed office/warehouse with stipulations and assuming all of Caddo Parish property standards are adhered to, the development should have little impact on the adjacent property owners.

My research also revealed that new commercial developments in Southeast Shreveport and Southeast Caddo Parish, which were located within close proximity to existing single family home, within the last 10 years, saw very little impact on the marketability due to such development. Furthermore, the list price to sales price ratio saw no impact from these developments.

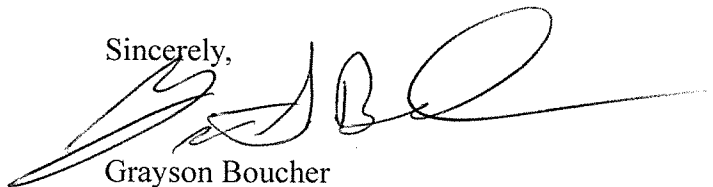
Data pertaining to list price to sales price ratio is based on such developments as:

- Camp Forbing Shopping Center – Golf Ridge Subdivision and The Bluffs at Ellerbe
- Fern Ave Development area which includes a hospital and office complexes adjacent to single family home in Pierremont Place
- Mixed use along Wallace Lake Road – The Grove at Garrett Farms and Lucien Field Estates.

These findings are based on data and are only supported by said developments and sales. Property value is a snapshot in time and the appraiser warrants the marketability of the area in the future in no way, however based on the data used and zoning and property standards, if enforced, the appraiser sees no issues in the future.

If I can assist with this matter any further or you have any questions, please feel free to reach out.

Sincerely,

A handwritten signature in black ink, appearing to read 'Grayson Boucher', with a long horizontal flourish extending to the right.

Grayson Boucher

Louisiana Certified Residential Appraiser LAR1104

22-37-P - Planned Unit Development (PUD)

Project Address Information:

Address: Wallace Lake Road

City: Shreveport

State: LA

Zip: 71106

Project Details:

Designation: Caddo Parish

Status: Open

Project Name: Caddo Electrical Rezoning

Project Number: 22-37-P

Project Description:

Application Category: Planning Case - Parish

Parcel Legal Description: see attached

General Location of Property: west side of Wallace Lake Rd., approx. 780' south of Overton Brooks Rd.

Council:

Caddo Parish Commissioner District: 9 - Atkins

Request: R-A to C-1 (PUD)

Proposed Use: Contractors office and outdoor storage yard

Subdivision:

GEO Number:

Township:

Section:

Range:

Existing Zone: R-A

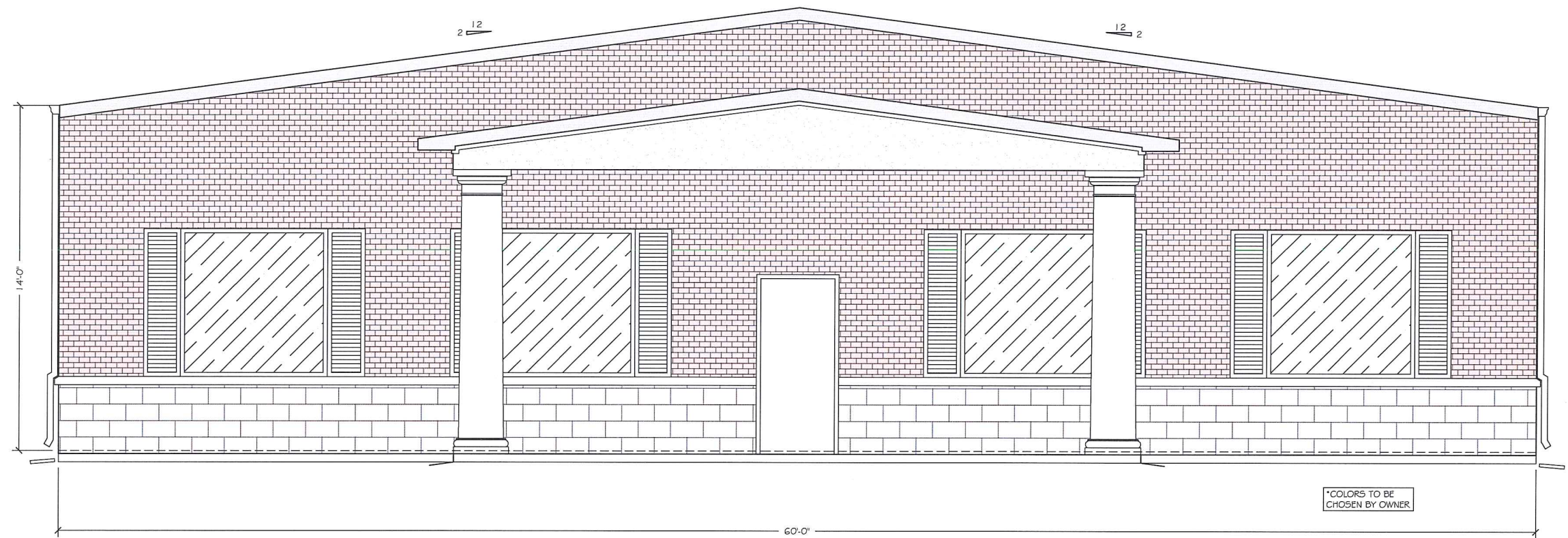
Project Fees:

Rezoning

Contact information:

Applicant:			
	Raley and Associates, Inc.	Michael Kelsch	4913 Shed Road Bossier City, LA 71111
	Mobile:	Home:	Office: (318) 752-9023
Architect:			
			, LA
	Mobile:	Home:	Office:
Business Owner:			
	Caddo Electrical Contracting, LLC	Shaun Pendleton	399 Watts Road Shreveport, LA 71106
	Mobile:	Home:	Office: (318) 716-1054
Engineer:			
	Raley and Associates, Inc.	Michael Kelsch	4913 Shed Road Bossier City, LA 71111
	Mobile:	Home:	Office: (318) 752-9023

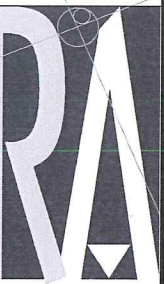
Property Owner:			
		David Alvis	379 St. Charles Blvd Shreveport, LA 71106
	Mobile:	Home:	Office:



1
A1 FRONT ELEVATION
SCALE: 3/8" = 1'-0"

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FRONT ELEVATION
Caddo Electrical
Caddo Parish, Louisiana



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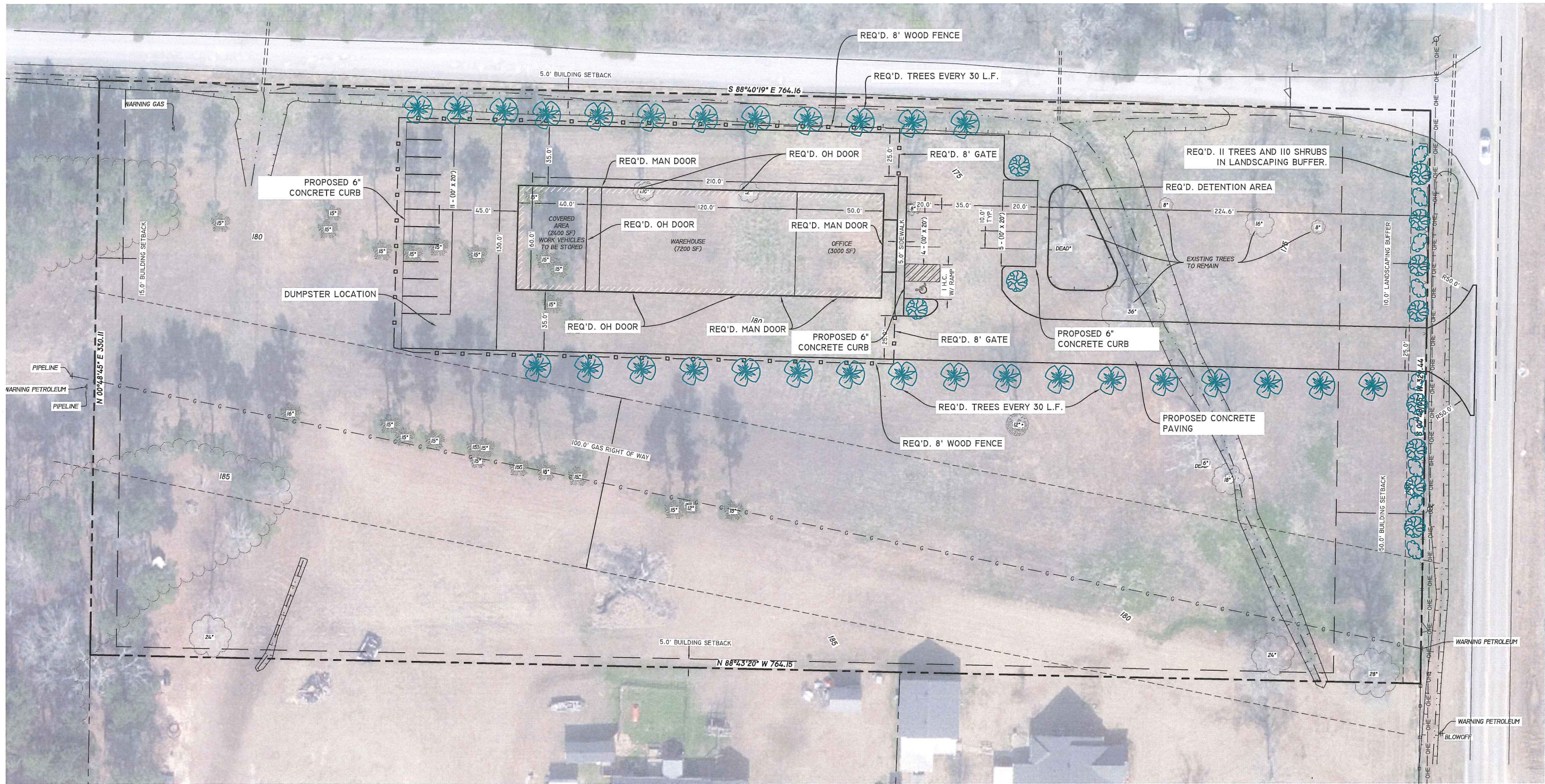
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GENERAL NOTES:

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UTILITY NOTES:

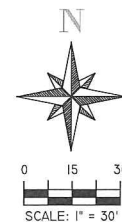
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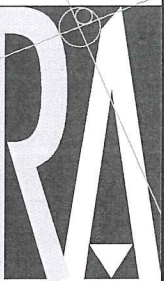
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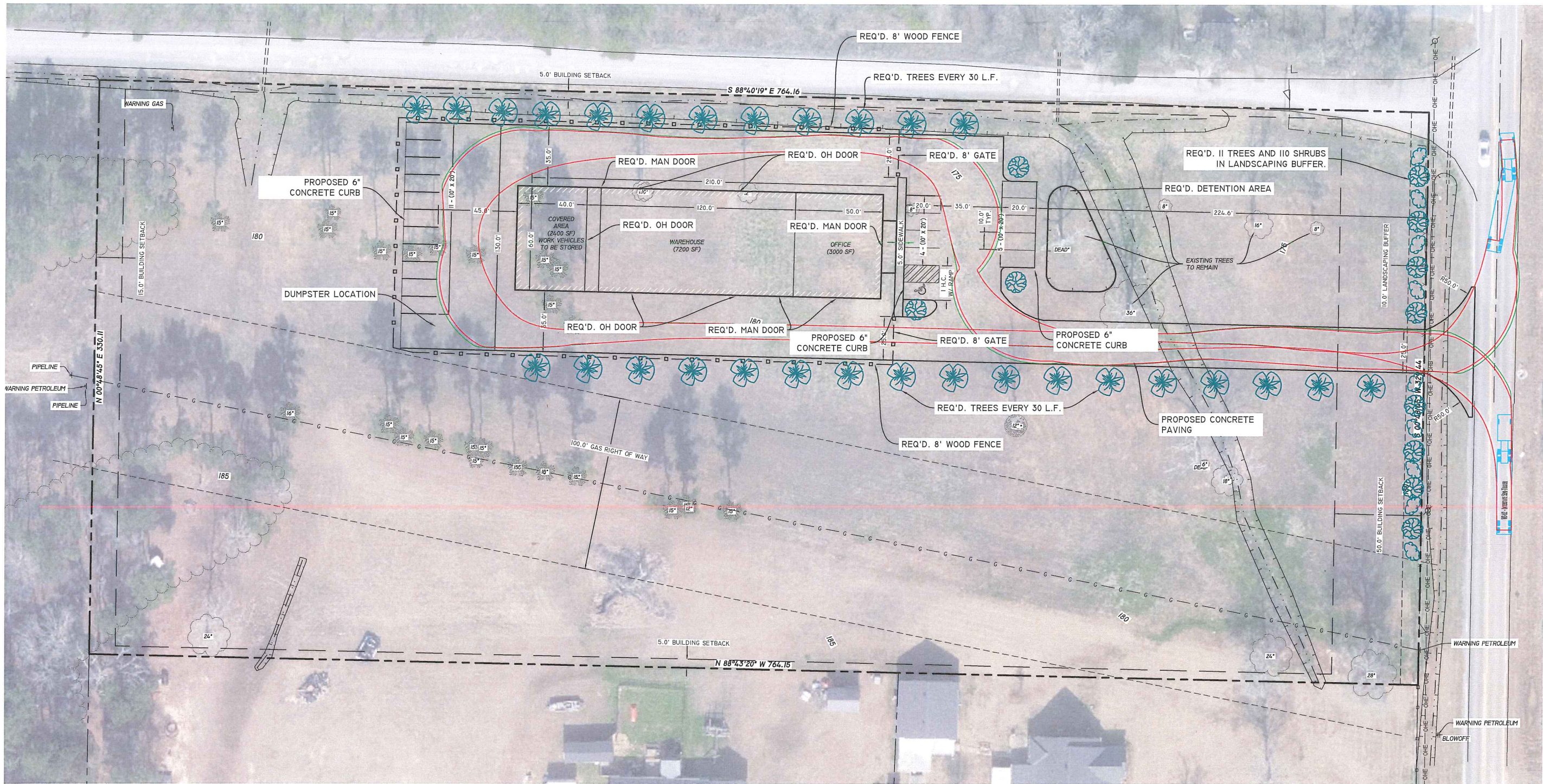
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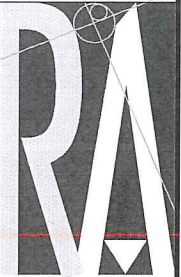
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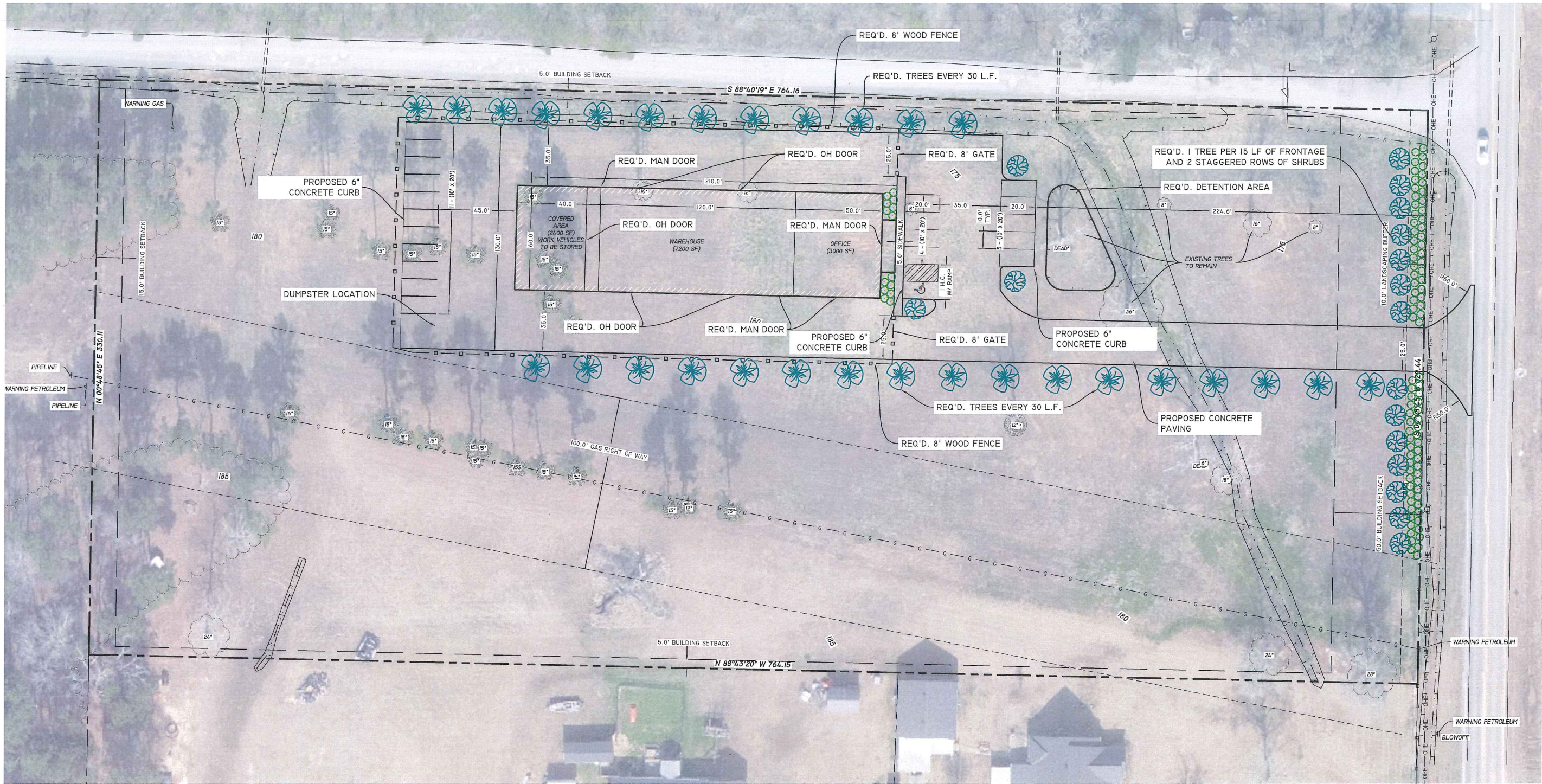
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BUILDING SIDE
TO BE BRICK

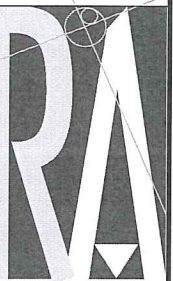


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BY THE CADDO PARISH COMMISSION:

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 WEST SIDE OF ALBANY ROAD, APPROXIMATELY THREE THOUSAND FEET NORTH OF OLD MOORINGSPOUT ROAD, CADDO PARISH, LOUISIANA, FROM R-A RURAL-AGRICULTURAL ZONING DISTRICT TO C-4 HEAVY 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 West side of Albany Road, approximately three thousand feet North of Old Mooringsport Road, Caddo Parish, Louisiana, more particularly described below, be and the same is hereby amended **from R-A Rural-Agricultural Zoning District to C-4 Heavy Commercial Zoning District:**

20.08 ACS. M/L - BEGIN AT MOST E'LY COR. OF OAK NORTH SUBD., IN SEC. 30(19-14), BEING ON W'LY R/W LINE OF ALBANY ROAD, RUN ALONG SAID SUBN. N. 89 DEG. 46 MIN. W. 621.14 FT., THENCE CON'T. ALONG SAID SUBN. S. 0 DEG. 14 MIN. W. 306.15 FT., THENCE CON'T ALONG SAID SUBN. N. 89 DEG. 46 MIN. W. 591.89 FT., THENCE ALONG W. LINE OF SAID SUBN. N. 00 DEG. 14 MIN. E. 555.39 FT., THENCE N. 16 DEG. 42 MIN. 34 SEC. W. 261.26 FT., THENCE N. 16 DEG. 42 MIN. 34 SEC. W. 269.25 FT., THENCE N. 16 DEG. 32 MIN. 44 SEC. W. 274.52 FT., THENCE N. 12 DEG. 53 MIN. 30 SEC. W. 281.07 FT., THENCE N. 12 DEG. 39 MIN. 30 SEC. W. 267.9 FT. TO S. LINE OF LOT D, PARTITION SURVEY OF ESTATE OF DAVE MC CRADY IN C. B. 1000-137, THENCE W. ALONG SAME TO E'LY R/W LINE OF I-49 PER C.B. 4055-52, THENCE S. 11 DEG. 55 MIN. 59 SEC. E. 130.38 FT., THENCE S. 04 DEG. 12 MIN. 19 SEC. E. 323.62 FT., THENCE S. 07 DEG. 04 MIN. 04 SEC. E. 3094.13 FT. TO S. LINE OF SEC. 30, THENCE E. ALONG SAME TO SW COR. OF BETHELEE BAPTIST CHURCH SUBDIVISION, THENCE ALONG W. LINE OF SAID SUBN. RUN N. 00 DEG. 14 MIN. 00 SEC. E. 1083.37 FT. (CALL 1083.65 FT.), THENCE ALONG N. LINE OF SAID SUBN. RUN S. 89 DEG. 47 MIN. 53 SEC. E. 1055.90 FT. (CALL 1056.02 FT.) TO W'LY LINE OF ALBANY ACRES, UNIT 2, THENCE NW'LY ALONG SAME TO SW COR. OF LOT 15 OF SAID SUBN., THENCE N. 89 DEG. 46 MIN. W. 483.9 FT., THENCE N. 00 DEG. 14 MIN. E. 335.49 FT., THENCE S. 89 DEG. 46 MIN. E. 632.16 FT. TO E. LINE OF SAID SEC. 30, THENCE N. TO W'LY LINE OF ALBANY ROAD, THENCE NW'LY ALONG SAME TO POINT OF BEGINNING, 191430-112

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

23-12-P
Clint Allen

NOTICE TO THE PUBLIC

Notice is hereby given that the Caddo Parish Planning and Zoning Board will hold a public hearing on Wednesday, May 24, 2023 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. 23-12-P REZONING: 0 Albany Rd. Application by CLINT ALLEN for approval to rezone property located on the west side of Albany Rd., approx. 3,000 ft. n of Old Mooringsport Rd., from R-A Rural-Agricultural Zoning District to C-4 Heavy Commercial Zoning District, being more particularly described as 20.08 ACS. M/L - BEGIN AT MOST E'LY COR. OF OAK NORTH SUBD., IN SEC. 30(19-14), BEING ON W'LY R/W LINE OF ALBANY ROAD, RUN ALONG SAID SUBN. N. 89 DEG. 46 MIN. W. 621.14 FT., THENCE CON'T. ALONG SAID SUBN. S. 0 DEG. 14 MIN. W. 306.15 FT., THENCE CON'T ALONG SAID SUBN. N. 89 DEG. 46 MIN. W. 591.89 FT., THENCE ALONG W. LINE OF SAID SUBN. N. 00 DEG. 14 MIN. E. 555.39 FT., THENCE N. 16 DEG. 42 MIN. 34 SEC. W. 261.26 FT., THENCE N. 16 DEG. 42 MIN. 34 SEC. W. 269.25 FT., THENCE N. 16 DEG. 32 MIN. 44 SEC. W. 274.52 FT., THENCE N. 12 DEG. 53 MIN. 30 SEC. W. 281.07 FT., THENCE N. 12 DEG. 39 MIN. 30 SEC. W. 267.9 FT. TO S. LINE OF LOT D, PARTITION SURVEY OF ESTATE OF DAVE MC CRADY IN C. B. 1000-137, THENCE W. ALONG SAME TO E'LY R/W LINE OF I-49 PER C.B. 4055-52, THENCE S. 11 DEG. 55 MIN. 59 SEC. E. 130.38 FT., THENCE S. 04 DEG. 12 MIN. 19 SEC. E. 323.62 FT., THENCE S. 07 DEG. 04 MIN. 04 SEC. E. 3094.13 FT. TO S. LINE OF SEC. 30, THENCE E. ALONG SAME TO SW COR. OF BETHELEE BAPTIST CHURCH SUBDIVISION, THENCE ALONG W. LINE OF SAID SUBN. RUN N. 00 DEG. 14 MIN. 00 SEC. E. 1083.37 FT. (CALL 1083.65 FT.), THENCE ALONG N. LINE OF SAID SUBN. RUN S. 89 DEG. 47 MIN. 53 SEC. E. 1055.90 FT. (CALL 1056.02 FT.) TO W'LY LINE OF ALBANY ACRES, UNIT 2, THENCE NW'LY ALONG SAME TO SW COR. OF LOT 15 OF SAID SUBN., THENCE N. 89 DEG. 46 MIN. W. 483.9 FT., THENCE N. 00 DEG. 14 MIN. E. 335.49 FT., THENCE S. 89 DEG. 46 MIN. E. 632.16 FT. TO E. LINE OF SAID SEC. 30, THENCE N. TO W'LY LINE OF ALBANY ROAD, THENCE NW'LY ALONG SAME TO POINT OF BEGINNING, Section 30, T19N, R14W, Caddo Parish Louisiana.

Alan Clarke, Executive Director
Metropolitan Planning Commission

**CADDO PARISH PLANNING AND ZONING COMMISSION
SUMMARY MINUTES OF THE PUBLIC HEARING MAY 24, 2023**

A regularly scheduled public hearing of the Caddo Parish Planning and Zoning was held on Wednesday, May 24, 2023 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
Jake Brown
Constance L. Green
Phyllis Hart
Damon Humphrey, Sr.
Lauren Marchive, III

Staff Present

Alan Clarke, Executive Director
Henry Bernstein, Parish Attorney's Office
Shari Culbert, Executive Assistant
Alexis DeJohn, Planner
Stephen Jean, Deputy Director

Members Absent

None

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 Caddo Parish Planning And Zoning Commission are subject to appeal to the Caddo Commission. Appeals must be filed within 10 days from the date a decision is rendered by the Caddo Parish Planning And Zoning Commission.

A motion was made by MR. MARCHIVE, III, seconded by MR. HUMPHREY, SR., to approve the minutes of the May 24, 2023 public hearing as submitted.

The motion was adopted by the following 6-0 vote: Ayes: Messrs. BROWN, HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: NONE

PUBLIC HEARING

CASE NO. 23-12-P ZONING REQUEST

Applicant:	CLINT ALLEN
Owner	CLINT ALLEN
Location:	0 Albany Rd (west side of Albany Rd., approx. 3,000 ft. n of Old Mooringsport Rd.)
Existing Zoning:	R-A
Request	R-A to C-4
Proposed Use:	RV-Park & Outdoor Storage

Representative &/or support:

Clint Allen 4805 Fairway View Shreveport, La. 71107

Mr. Allen spoke of his plans for the property.

Opposition:

Beverly Zaia 5265 Albany Rd. Shreveport, La. 71107

Mrs. Zaia spoke of her and her neighbors' opposition to the application.

draft

Diane Waldon 4866 Albany Rd. Shreveport, La 71107

Mrs. Waldon spoke of her opposition of the application. She provided pictures to the board of the surrounding area.

Kathleen Fuller 5126 Albany Rd. Shreveport, La. 71107

Ms. Fuller spoke of her opposition to the application.

Genavee Bowers 5230 Albany Rd. Shreveport, La. 71107

Ms. Bowers spoke of her opposition to the application.

Patrick Hawthorne 5105 Albany Rd. Shreveport, La. 71107

Mr. Hawthorne spoke of his opposition to the application.

Sarah Harville 5340 Albany Rd. Shreveport, La. 71107

Ms. Harville spoke of her opposition to the application.

A motion was made by MR. MARCHIVE, III seconded by MR. BROWN to deny the application.

The motion was adopted by the following 6-0 vote: Ayes: Messrs. BROWN, HUMPHREYS & MARCHIVE and Mses. GREEN, HART & NEUBERT Nays: NONE. Absent: NONE

END OF PUBLIC HEARING

OLD BUSINESS

NEW BUSINESS

OTHER MATTERS TO BE REVIEWED BY THE COMMISSION

MR. CLARKE reminded the board to complete their financial disclosures.

CHAIR/BOARD MEMBER'S COMMENTS

ADJOURN 4:27 p.m.

Laura Neubert, Chair

Phyllis Hart, 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

MAY 24, 2023

AGENDA ITEM NUMBER: 6

MPC Staff Member: Emily Trant

Parish Commission District: 2/Lyndon B. Johnson

CASE NUMBER 23-12-P: ZONING REQUEST

APPLICANT: CLINT ALLEN
OWNER: Clint Allen
LOCATION: TBD Albany Rd (west side of Albany Rd., approx. 3,000 ft. n of Old Mooringsport Rd.)
EXISTING ZONING: R-A, Rural Agriculture
REQUEST: R-A to C-4
PROPOSED USE: RV-Park & Outdoor Storage

DESCRIPTION: The applicant is requesting to rezone approximately 20 acres of undeveloped land from R-A, Rural Agriculture to C-4, Heavy Commercial for the purpose of a Recreational Vehicle Park and Outdoor Storage. The site is bound by the R-A district on all sides. Due to an irregular lot shape, it is also adjacent to R-E, Residential Estate and R-1-7, Single-Family Residential.

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

- 22-7-P– Rezoning approval from R-A to R-1-5 and R-1-7.
- 22-3-SP – Approval of a 279 lot subdivision.
- P-2-13 – Rezoning approval from R-A to R-1D for single-family residential housing.
- P-9-11 – Denied rezoning request from R-A to B-3 for a travel trailer and RV park.
- P-12-10 – Approval of a borrow pit.
- P-3-83 – Denied rezoning to B-2 for retail sales and catering business.
- P-39-82 – Rezoning approval from R-A to R-A-C for a sewerage treatment facility.
- P-8-77 – Rezoning approval from R-A to R-1 and B-2 for a residential and commercial development.

Nearby neighborhoods include: Northwood and Wilton Place

REMARKS: There are only two zoning districts that would be applicable for the use of an RV Park; C-4 and OS, Open Space. Both districts would require the applicant to obtain approval of a Special Use Permit for the RV Park. The Outdoor Storage component of the request would not be permitted in the OS district; thus, the applicant submitted the request to rezone from R-A to C-4. The permitted uses in the C-4 zoning district are considerably more intense than what is currently allowed in the area. 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 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, Body Modification



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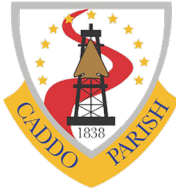
STAFF REPORT

Establishment, Brewery, Broadcasting Facility TV/Radio - With Antennae, Broadcasting Facility TV/Radio - Without Antennae, Bus Transfer Station, Retail Sales of Alcohol-Beer/Wine, Business Support Services, Car Wash, Commercial Facility For Pop-Up Use, Contractor Office, Cultural Facility, Day Care Center, Distillery, Drive-Through Facility, Dwelling – Above the Ground Floor, Educational Facility - Primary or Secondary Financial Institution, Financial Institution with Drive-Through, Food Truck and Trailer Vendor, Funeral Home, Furniture, Furnishings and Equipment Sales, Gas Station, Government Office, Greenhouse/Nursery – Retail, Healthcare Institution, Heavy Retail, Rental, and Service, Hotel, Industrial - Artisan Industrial Design, Industrial Services, Live Performance Venue, Lodge/Meeting Hall, Medical/Dental Office, Office, Retail Sales of Alcohol-Liquor, Outdoor Dining, Parking Lot (Principal Use) Parking Structure (Principal Use) 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 Self-Service Ice Vending Unit, Self-Storage Facility: Climate-Controlled, Self-Storage Facility – Outdoor, Shelter Housing, Social Service Center, Soup Kitchen, Soup Kitchen, Accessory, 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 Farmers' Market, Temporary Outdoor Events, Temporary Sale of Non-Seasonal Merchandise and Temporary Seasonal Sales.

Although the OS district would only allow the applicant to proceed with half of their desired uses, it is worth noting the intent and permitted uses of the district. As stated in Article 4.6 of the Unified Development Code (UDC), OS is defined as " The OS Open Space Zoning District is intended to provide and protect open space and public recreational facilities, both outdoor and indoor, located within Caddo Parish. Larger regional open spaces/parks may include both active and passive recreation areas and certain ancillary commercial activities, such as cultural facilities, performance venues, and restaurants". The permitted by right uses in OS zoning district include *Agriculture, Bus Transfer Station, Campground, Cemetery, Community Center, Community Garden, Conservation Area, Country Club, Cultural Facility, Food Truck and Trailer Vendor, Golf Course/Driving Range, Parking Lot (Principal Use), Parking Structure (Principal Use), Public Park, Wireless Telecommunications – Attachments to Existing Structures (Other than Towers), Wireless Telecommunications – Modifications, Farmers' Market and Temporary Outdoor Events.*

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. Currently, the site is surrounded entirely by residential uses. The closest commercially zoned property is located along N Market, approximately 1,500ft from the subject site. The compatibility standard is not met when considering other uses that could be granted by right in the C-4 zoning district.



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STAFF REPORT

The extent to which the proposed amendment promotes the public health, safety, and welfare.

There are mechanisms to minimize the impact of a use when a commercial district abuts a residential district through the site plan approval process. This includes a minimum 10' buffer yard and screening requirements such as landscaping and fencing. However, it is not best practice for heavy commercial districts to be adjacent to residential districts considering the uses that could be introduced and the increase of vehicle traffic within a residential area.

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 feasible for residential uses.

The consistency of the proposed amendment with the Master Plan and any adopted land use policies. The Future Land Use Map of the Master Plan envisions this area consisting of Rural Enterprise and Residential Low zoning; therefore, any request to a commercial district would be inconsistent with the Master Plan.

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. There appears to be a trend in development for RV Parks, which may be a benefit to Caddo Parish in terms of business development; however, at this particular property, a request to the C-4 zoning district would be intrusive to existing residences.

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. Most of the commercial development has occurred along N Market, west of I-49. There have been no trends in development in the vicinity.

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 may be available. The applicant will have to secure all public utilities needed for their development, which includes water and sewer.

The applicant hosted a well-attended Neighborhood Participation Plan (NPP) meeting on May 2nd at 6:00PM. According to the sign in sheet, there were 27 attendees; however, the applicant stated that approximately 50 people were in attendance. There were several discussions related to property value, accessibility for RVs on Albany Road, whether the rezoning will cause other property to be rezoned, the clientele that will be using the services, and other general questions about their operating plans.



CADDO PARISH PLANNING AND ZONING COMMISSION

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STAFF REPORT

STAFF

ASSESSMENT: Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that the Parish Planning and Zoning Commission is warranted to recommend denial of the request to rezone from R-A, Rural Agriculture to C-4, Heavy Commercial, as the use permitted in the C-4 zoning district are incompatible to the surrounding residential properties.

Alternatively, based on information provided at the public hearing the PZC may:

- a. Recommend approval of the submitted request.
- b. Recommend approval for a district other than what was requested by the applicant, such as the OS district.

PUBLIC ASSESSMENT: One person spoke in support. Six people spoke in opposition. There were eighteen people in attendance that opposed.

PZC

RECOMMENDATION: The board voted 6-0 to deny the application.

23-12-P

ALBANY

1,500' NOTIFICATION
AREA

INTERSTATE 49

R-A

R-A

R-E

R-A to
C-4

R-1-7

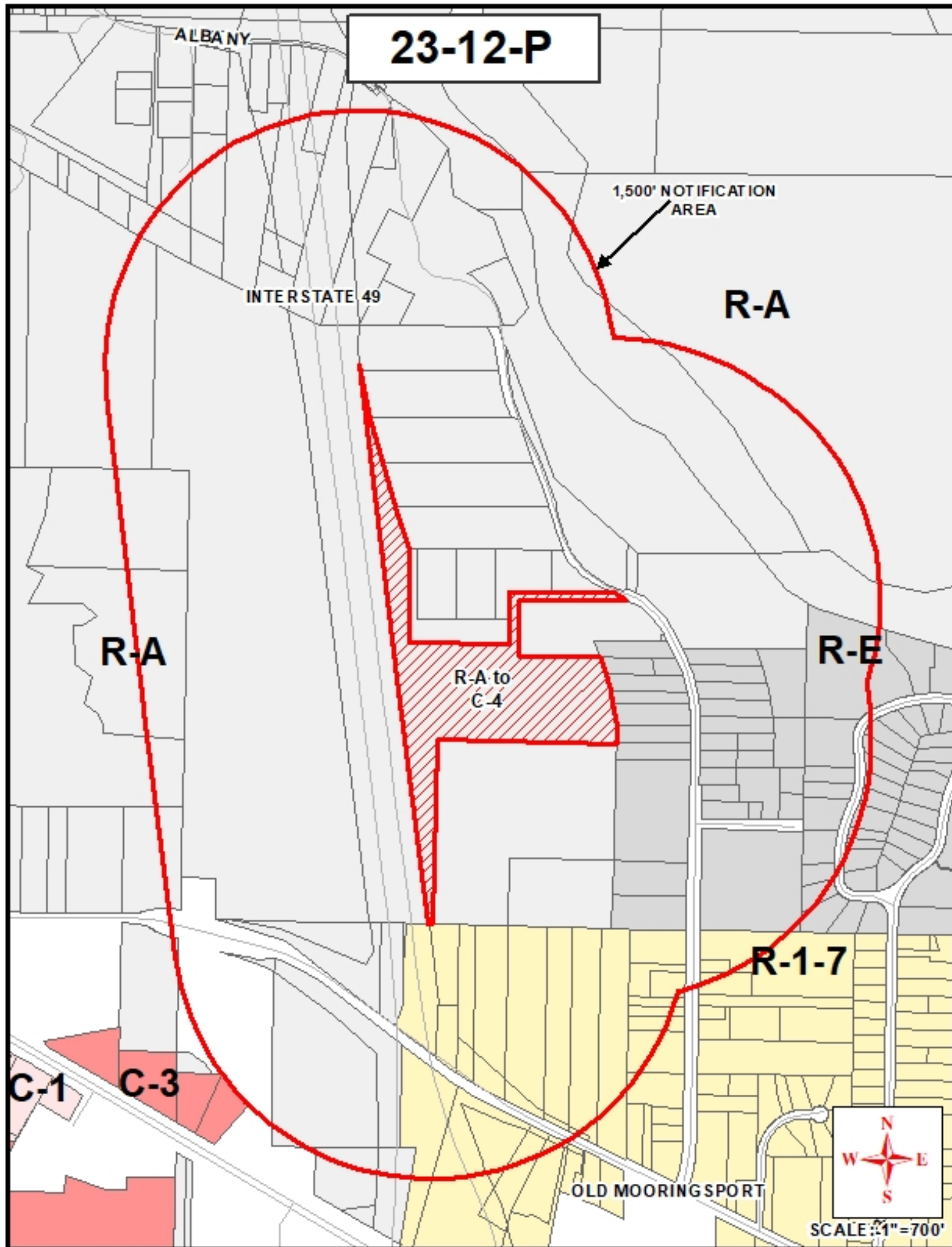
C-1

C-3

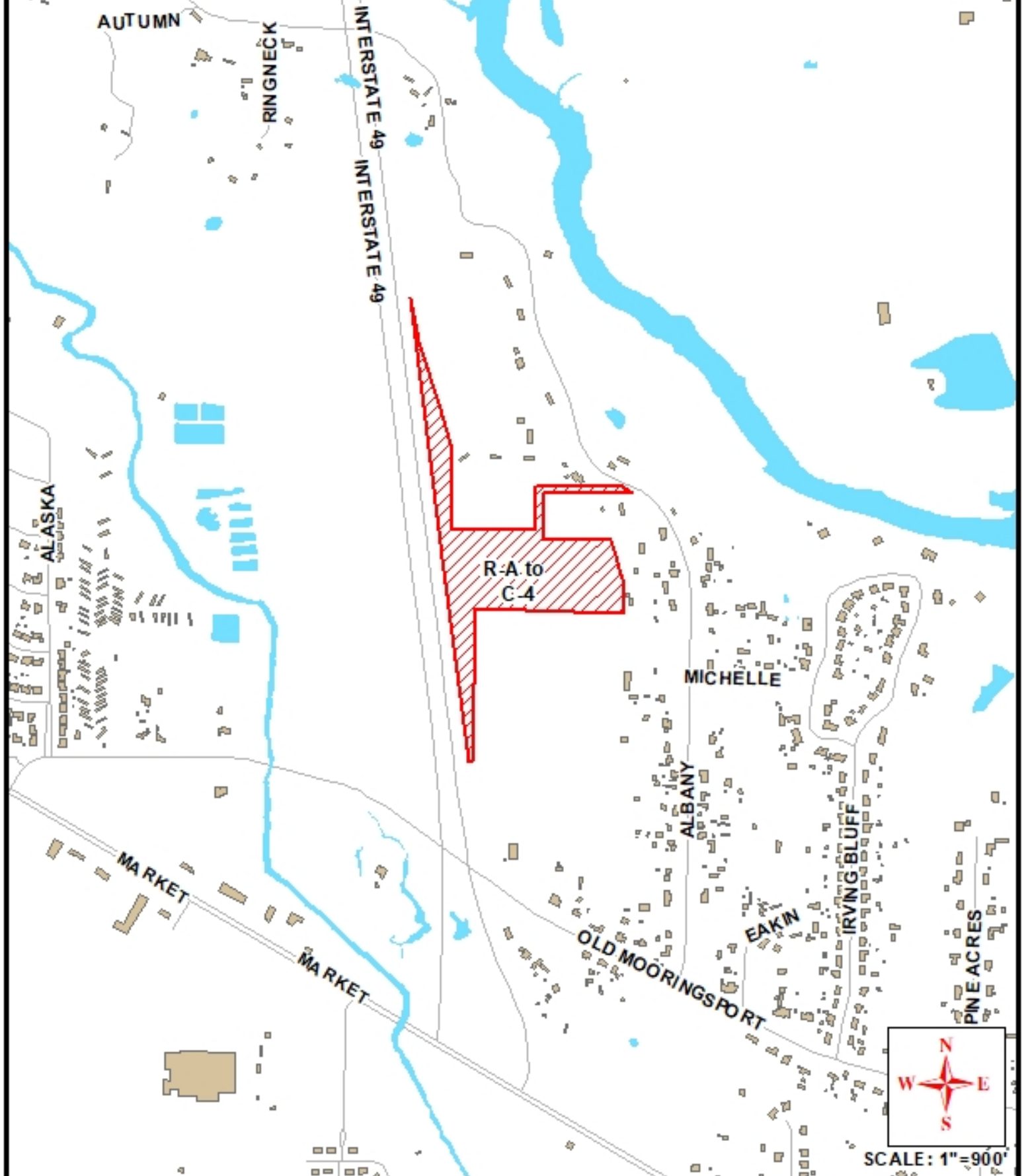
OLD MOORINGS PORT



SCALE: 1" = 700'



23-12-P AREA REF MAP



BEVERLY & ANTONINO ZAIA
5265 Albany Road
Shreveport, LA 71107
(318) 272-9399
bjwzaia@outlook.com

May 9, 2023

Caddo Parish Planning and Zoning Commission
Office of MPC, Attn: Jomari Smith
505 Travis Street, Suite 440
Shreveport, LA. 71101

Sent via E-Mail to:
Jomari.smith@shreveportla.gov

SUBJECT: Case Number 23-12-P, Applicant: Clint Allen

Dear Jomari Smith and the Metropolitan Planning Commission,

My name is Beverly Zaia and I live at 5265 Albany Road, with my husband Antonino Zaia and this is our letter of Opposition to the above subject zoning change case. Our land is located across the street from the narrow right of way that goes back to this property in the above subject rezoning request. My husband, Antonino, and I, are both in opposition to this proposed change to the R-A zoning in our neighborhood to C-4 Heavy Commercial for this proposed RV Park and Outdoor storage requested by Clint Allen, owner of the property.

My husband Antonino and I are TOTALLY against this change to our zoning R-A. We do not want to see any commercial businesses or commercial zoning on our road. Albany Road is a residential area and we want it to remain that way. Albany Road is a dead end road where kids feel free to ride bikes and adults enjoy walking on without a lot of traffic to worry about. Albany Road is where families have the peace of mind that comes with being able to live in the low traffic, quiet country setting.

We, the residents of Albany Road have had requests for proposed changes to our zoning in the past, and as we did then, we do now. We will continue to stand up against this happening to us once again. We want our road to remain residential with NO commercial on it! Commercial businesses need to stay on the other side of Old Mooringsport Road, where they are now, and not be spread way over on Albany Road. Keep it on North Market and let all of our residential areas remain residential. Look at what is happening to the neighborhoods on North Market. More and more are disappearing and being turned into commercial projects. Keep it there!

Once the zoning is changed for one request, it is the beginning of a never ending battle and before long whole residential communities are lost to commercial. There is a place in our parish for both residential and Commercial but it is best to keep them separated. Keep the commercial area to North Market Street and keep the Residential area to Old Mooringsport Road, Albany Road and all the streets along Old Mooringsport Road to Hwy 71. Let our neighborhoods stay as they are.

At the present time, when driving on Albany Road should a large vehicle, such as a truck, come and you are driving towards it, there is just enough room to pass each other, but you have to stay close to the shoulder. It would be difficult for two large RV's going opposite ways to pass each other without going onto the shoulder. Also Albany Road is small so if a commercial vehicle misses the small right of way to the property in this rezoning request, there is no place or room for them to turn around.

The land in question for the zoning is located off the road with only a very small right of way approximately 25-27 feet that abuts the road. Mr. Allen did not bring any actual survey maps to the NPP meeting, so I do not know the exact width. Our driveway is the first one on the right side just past that right of way and we do not want to have RVs and campers try to use our driveway to turn around. We have seen 18 wheelers not finding a place to turn around, back out the entire road which is a very dangerous thing to do especially with the curves in the road. Many say with GPS, drivers would not miss the entrance. That is not always the case. Our own property continues along the road. GPS says our house and driveway is approximately 1/10th of a mile farther down the road than where it actually is. I have had many come to our house for the first time using GPS, go by, and have to turn around and call to see where our driveway is. The majority of the property in this zoning change request is located behind several neighbor's homes. It is quite possible the same problem could exist for this property causing the problem of missing the entrance and needing a place to turn around.

I have spoken with Mr. Allen briefly and was told by him that at the present time, he has no plans of building a home on the property, just a RV park and Storage area. I told him my concerns about safety and the possibility of unruly guests staying there. He said he would not let that happen but if he does not live there or be there constantly, it would be impossible to stop it. With crime rising, we do not need to have a storage area or RV park near our home. We do not want increased traffic in our neighborhood, increased crime, or to lose any of our rural country peacefulness. We attended the NPP meeting on May 2, 2023, and along with many of our neighbors and residents have not changed our minds and we do not want this Zoning change to be approved. My husband and I will be attending the public hearing for this case on May 24, 2023 at 3 PM.

A few years ago, another project for a RV park requiring a zoning change from residential to commercial to be located on Old Mooringsport Road on land next to where the new residential homes development is now being built on the other side of I-49 was proposed, brought up and was declined. Residents spoke up against it then and it was turned down. A RV park was not wanted there and a RV Park and Storage Area is not wanted now over on this side of I-49 on our road. Please listen to us, the residents, once again and turn down this request to rezone the property. Keep Albany Road residential/Agriculture now and always. Residential zoning areas are just as important as Commercial zoning. Please decline this zoning change request and do not let it go forward.

Sincerely,

Beverly & Antonino Zaia

Jomari Smith

From: Gen Bowers <gengen0626@gmail.com>
Sent: Monday, April 24, 2023 8:20 AM
To: Jomari Smith
Subject: Concerns regarding Rezoning of Albany rd

Hey Mr Smith,

I appreciate you taking my call the other day and have wrote to discuss my concerns about the rezoning/ building of Rv Park/storage facility on Albany rd. I reside at 5230 Albany rd, and this rv park could be built on the property behind mine with the only access point in and out being within feet of my driveway and home. We moved here in 2006 when my mom purchased the land. It was a wonderful friendly neighborhood to grow up in that is why I didn't hesitate to move back to raise my daughter after my mom passed in 2012. It has always been a safe peaceful neighborhood but the thought of a 15 acre rv park within walking distance to my back door through my horse pasture is unsettling. People can stay nightly, weekly, or monthly, so thats a steady increase of traffic on our street, plus people accessing their storage. The only "road" in or out will be right passed my driveway and will run the length of my property. Which will mean a constant flow of people by my house and horse pasture. More traffic/people means more chance of accidents and it will be us land owners who have to deal with Mr. Allen's tenant's if and when things occur, since he's not taking any liability for them. Not to mention no vetting of people means pedophiles and criminals could be within feet of my home. The point of buying land in this area is because it's residential. Its mainly families that will be here a while. You get to know people and you feel safe letting your kids play outside. Knowing random people from all over will be coming and going at all hour does not make me feel safer. These are just a few concerns along with the increased traffic, chance of robberies, and property damage, there will be increased pollution and littering. I dont feel like the Rv park or storage facility will be beneficial or add any value to our properties or neighborhood. There is plenty of commercial property for sale within miles of here that might better suit the needs of Mr. Allen but I see no reason our neighborhood should have to conform to his unreasonable wants. Thank you again for taking time to read my concerns and I looked forward to continuing this discussion at the meeting. Have a blessed day.

Sincerely,
Genavee Bowers
318-200-4873

From: [Jomari Smith](#)
To: [Emily Trant](#)
Subject: FW: RV Park on Albany Rd.
Date: Monday, May 1, 2023 8:08:38 AM

Good Morning,

I wanted to forward this to you.

I don't know if you want them to draft a formal letter of opposition, however they are in opposition.

If you want me to reply and write a email back I can.

From: kyleann <kyleann@bellsouth.net>
Sent: Sunday, April 30, 2023 8:19 PM
To: Jomari Smith <Jomari.Smith@shreveportla.gov>
Subject: RV Park on Albany Rd.

NO to an RV Park on Albany Rd.

Sent from my Verizon, Samsung Galaxy Tablet

From: [Gen Bowers](#)
To: [Jomari Smith](#)
Subject: Concerns regarding Rezoning of Albany rd
Date: Monday, April 24, 2023 8:20:40 AM

Hey Mr Smith,

I appreciate you taking my call the other day and have wrote to discuss my concerns about the rezoning/ building of Rv Park/storage facility on Albany rd. I reside at 5230 Albany rd, and this rv park could be built on the property behind mine with the only access point in and out being within feet of my driveway and home. We moved here in 2006 when my mom purchased the land. It was a wonderful friendly neighborhood to grow up in that is why I didn't hesitate to move back to raise my daughter after my mom passed in 2012. It has always been a safe peaceful neighborhood but the thought of a 15 acre rv park within walking distance to my back door through my horse pasture is unsettling. People can stay nightly, weekly, or monthly, so thats a steady increase of traffic on our street, plus people accessing their storage. The only "road" in or out will be right passed my driveway and will run the length of my property. Which will mean a constant flow of people by my house and horse pasture. More traffic/people means more chance of accidents and it will be us land owners who have to deal with Mr. Allen's tenant's if and when things occur, since he's not taking any liability for them. Not to mention no vetting of people means pedophiles and criminals could be within feet of my home. The point of buying land in this area is because it's residential. Its mainly families that will be here a while. You get to know people and you feel safe letting your kids play outside. Knowing random people from all over will be coming and going at all hour does not make me feel safer. These are just a few concerns along with the increased traffic, chance of robberies, and property damage, there will be increased pollution and littering. I dont feel like the Rv park or storage facility will be beneficial or add any value to our properties or neighborhood. There is plenty of commercial property for sale within miles of here that might better suit the needs of Mr. Allen but I see no reason our neighborhood should have to conform to his unreasonable wants. Thank you again for taking time to read my concerns and I looked forward to continuing this discussion at the meeting. Have a blessed day.

Sincerely,
Genavee Bowers
318-200-4873

From: [Gen Bowers](#)
To: [Emily Trant](#)
Subject: Re: Opposition to 23-12-P
Date: Tuesday, May 16, 2023 4:11:41 PM

Hello again, my names Genavee Bowers and I live at 5230 Albany road. I've wrote once with my opposition for the rezoning to commercial property but feel it's important to extend my email since I wrote it before the meeting May 2.

Mr Allen is not a resident on the street. He's asking for variance on a property he owns but doesn't plan to live on so its not going to effect his home life or family but it will have a huge impact on ours.

We are supposed to be a residential neighborhood so the roads weren't built to handle these types of vehicles coming and going

A rv park will cause increased traffic, possible accidents, more property damage and chances of crime. I dont believe any traffic impact analysis has been done either. Other concerns are:

- there is no where to turn around if they pass the driveway.
- the further down Albany you drive it becomes one lane with no side and comes to a deadend.
- lanes aren't wide enough to accommodate rvs safely.
- entrance/exit to rv park will be right after a blind curve increasing the chance for accident.
- school busses travel down our road wouldn't be able to safely pass a rv on any of the many blind curves on Albany rd.
- is his easement even wide enough to accommodate two rvs safely passing with the required buffers without encroaching on other property.

The park will surround about three fourths of my property and his entrance will be feet after my driveway, making me and my family more vulnerable to crime and having to deal with the traffic. This is sacrificing our basic safety and impacting our daily life.

I'm raising my 11 year old daughter here and the last thing I want is her getting snatched while she's checking the mail by someone leaving his rv park or having a rv park within walking distance of our backdoor when she's a teen staying home alone.

At the meeting we attended I asked Mr. Allen if he had a survey done for the property he said no. When I asked how big his easement is, he couldn't tell me. When we asked what type of sewage systems he was planning to install, we were told engineers were going to engineer things. When we asked him how he was going to keep criminals and drugs out of his rv park and off our street, he said he'd do things if he was "legally allowed" to but never laid out how he'd accomplish it. He has no actual plans that he informed us of. He just says whatever he thinks will help him get the land rezoned. He's told multiple neighbors plans for the size of the rv park and everyone has been told something different. It ranged from 4 to 20 camp sites. At this point I'm not even sure he

wants to build or if he wants to rezone and sell.

Rezoning his property will make any property that goes up for sale in the future easier to rezone commercially, basically destroying the integrity of our neighborhood and what its supposed to be.

This in no way benefits or brings any value to our neighborhood, the only ones who would truly profit is Mr. Allen.

I don't understand why people who plan on spending their lives in these homes on this street should have to be inconvenienced on account of him. I feel if someone proposed to build a rv park/ storage behind Mr. Allen's forever home he wouldn't be as excited as he's asking us to be.

There won't be a park, pool, or anything to attract families or bring any value to the area. We'll have people coming and going on the street littering and causing pollution with no concern cause it's not their permanent residence.

It seems entitled that he would buy land in a residential area knowing he wanted to build commercial because it was cheaper and he doesn't wanna spend the money. Especially when you can stand at the begining of Albany and spit on commercial property for sale across the street.

All I'm asking is that you keep our little area for what it was designed for, families that live here!

I'm attaching pictures of the curve before my driveway and leaving my driveway. Also pictures of how close his driveway will be to mine and my home for reference. I'll also be sending a copy of the petition of opposition asap. Thanks again for taking the time to hear out my concerns. Hope yall have a blessed week.

On Tue, May 16, 2023, 3:58 PM Gen Bowers <gengen0626@gmail.com> wrote:

Thank you so much!! Just trying to get a few more things together for you!!

On Tue, May 16, 2023, 3:53 PM Emily Trant <Emily.Trant@shreveportla.gov> wrote:

Genavee,

Here's my email when you're ready to send the additional info.

Emily Trant

Land Development Coordinator

Metropolitan Planning Commission

505 Travis St Suite 440

Shreveport LA 71101

318-673-6498









May 11, 2023

Caddo Parish Planning and
Zoning Commission
Office of the MPC
505 Travis Street, Suite 440
Shreveport, LA 71101

OPPOSITION

CASE Number: 23-12-P

Dear Commissioners:

I am writing to oppose the re-zoning of the above listed Case Number: 23-12-P. I own property almost adjacent to the listed property requesting the re-zoning.

I have been told that if this re-zoning is accomplished, it will open the rest of the properties on Albany Road to be commercial. That would mean that anyone could come in, buy property and open another business, of any kind, causing more traffic into the neighborhood, basically destroying the neighborhood.

Albany Road is a quite neighborhood. Most of the residents have lived here for decades, raising their families in this community. It has always been a nice neighborhood and everyone have always looked out for each other. We know our neighbors.

Now with the upcoming opening of Love's Truck Stop the neighborhood will be changed and not really for the best. Truck stops are historically known for attracting the less desirable criminal element of humanity, i.e., prostitutes, drug dealing. If you were to have a RV park just about ½ mile up Albany Road, it would be a prime location to basically "set up shop". The proposal indicates that there would be a curfew on the RV Park of 10 o'clock p.m. each day. However, per the owner of said property, there would be no one on site to enforce this curfew after 10 o'clock p.m. thereby allowing anyone to access the property.

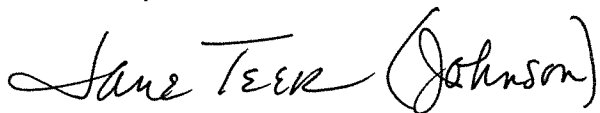
The proposed access also seems to be problematic. It doesn't seem to be wide enough to allow two RVs room to pass while entering and existing the property. Albany Road is a narrow, little country road and not designed to accommodate RVs, especially of a wide/large variety that may want to park at the RV Park. If they were to make the error of turning left, which you know some would, they would be stuck on a very narrow, curving road, with a lot of low hanging tree limbs, with no available area to turn the RV around. There is only one way in and one way out of Albany Road.

If an emergency were to occur and emergency vehicles were called it could easily block the road access. It doesn't appear that these problems have been well thought out and addressed. It kind of seems it's like, here's the road, good luck making it in and out, and hope you don't turn left accidentally.

While I do not currently live on the property that I own on Albany Road, I am very sympathetic and supportive of the problems that would effect my property and my neighbors. The main concern being the possible and likely increase in the criminal element destroying our neighborhood.

I hope that you take all these concerns I have voiced, not only from me but my neighbors, under serious consideration and do not destroy our neighborhood.

Sincerely,

A handwritten signature in black ink that reads "Jane Teer Johnson". The signature is written in a cursive, flowing style.

Jane Teer Johnson
5040 Albany Road
Shreveport, LA 71107

PETITION OF OPPOSITION FOR CASE # 23-12-P

Case Number: 23-12-P

Opposition to proposed change in zoning or plan for Old Mooringsport Rd from R-A to C-4 for RV-Park and Outdoor Storage. Case Number: 20-0000

To the Caddo Parish Planning and Zoning Commission, we, the undersigned, affix our signatures to this petition, protesting the proposed change in zoning. Allowing this heavy commercial zoning in the neighborhood would create traffic problems on this road, end road. It would impact our children's safety as well as increase the opportunity for crime. It would not be a good benefit for all residents living on Albany Road.

We, the undersigned do not want the zoning change to happen.

[illegible]

OPPOSITION TO PROPOSED CHANGE IN ZONING OF PROPERTY LOCATED ON WEST SIDE OF ALBANY ROAD, APPROXIMATELY 3,000 FT NORTH OF OLD MOORINGSPT RD FROM R-A TO C-4 FOR RV-PARK AND OUTDOOR STORAGE. CASE NUMBER: 23-12-P

To the Caddo Parish Planning and Zoning Commission, we, the undersigned, affix our signatures in support of this petition for opposing this proposed change in zoning. Allowing this heavy commercial zoning in the neighborhood would create traffic problems on this rural, narrow, dead end road. It would impact our children's safety as well as increase the opportunity for crime. It would not be a good benefit for all residents living on Albany Road.

We, the undersigned do not want the zoning change to happen.

DATE	PRINTED NAME	ADDRESS	CONTACT NUMBER	SIGNATURE
5/10/23	Beverly Zaia	5265 Albany Rd, Shreveport LA	318 202 9399	Beverly Zaia
5/10/23	ANTONIO ZAIA	5265 ALBANY Rd, SHREVEPORT LA	318, 761-0921	Antonio Zaia
5/10/23	Genevieve Bowers	5330 Albany Rd, Shreveport LA	318-200-4813	MBowers
5/12/23	JARVIS	5963 ALBANY Rd.	318-9348379	Genevieve Bowers
5/12/23	Heather Brown	5959 ALBANY RD	318 7803625	Heather Brown
5/12/23	Douglas Gerald	4946 ALBANY Rd.	318 5104802	Douglas Gerald
5/13/23	Joseph Smith	4951 Albany Rd	318-7730903	Joseph Smith
5/13/23	JACK WYNN	4959 ALBANY RD	318-294-2815	JACK WYNN
5-13-23	Joyce Roberts	4959 Albany Rd	318-218-2170	Joyce Roberts
5-13-23	Tony Robert	4959 ALBANY Rd	318-247-7165	Tony Robert
5-13-23	JOHNSCHMIDT	4979 Albany Rd.	318-425-1707	JOHNSCHMIDT
5/13/23	Hyle Domingins	4997 Albany Rd.	318-564-9012	Hyle Domingins
5/13/23	Heather Brown	4997 ALBANY Rd.		Heather Brown
5-13	Heather Brown	4954 Albany Rd	724 49852	Heather Brown
5/13	Calvin C. Bowers	4911 Albany Rd	518-9834	Calvin C. Bowers
5/13	Shawn Bowers	4911 Albany Rd	639-6913	Shawn Bowers

PETITION OF OPPOSITION FOR CASE # 23-12-P

Opposition to proposed change in zoning of property located on West side of Albany Road, approximately 3,000 ft North of Old Mooringsport Rd from R-A to C-4 for RV-Park and Outdoor Storage. Case Number: 23-12-P

To the Caddo Parish Planning and Zoning Commission, we, the undersigned, affix our signatures in support of this petition for opposing this proposed change in zoning. Allowing this heavy commercial zoning in the neighborhood would create traffic problems on this rural, narrow, dead end road. It would impact our children's safety as well as increase the opportunity for crime. It would not be a good benefit for all residents living on Albany Road.

We, the undersigned do not want the zoning change to happen.

DATE	PRINTED NAME	ADDRESS	CONTACT NUMBER	SIGNATURE
5-13-23	Dorothy Green	5944 Albany Rd	517-3703	Dorothy Green
5-13-23	Beulah Gilme	5915 Albany Rd,	517-9867	Beulah Gilme
5-13-23	Debra Mitchell	5360 AUTUMN RD	318-205-3218	Debra Mitchell
5-13-23	Chad Cooley	5060 Albany Rd	318-235-8312	Chad Cooley
5-15-23	Symette Spikes	6076 Albany Rd. Shreveport	318-272-1276	Symette Spikes
5-15-23	Adrian Caskey	6050 Albany Rd	318-272-1277	Adrian Caskey
5-15-23	Kristen Lipsitz	5368 Albany	318-472-7651	Kristen Lipsitz
5-15-23	Vanessa Watson	5390 Albany Rd.	318-716-9210	Vanessa Watson
5-15-23	Beau Watson	5390 Albany Rd	219-921-3288	Beau Watson
5-17-23	Charles Taylor	5256 ALBANY RD	318-402-6116	Charles Taylor
5-17-23	Betty Hymel	5250 Albany Rd	318-470-6619	Betty Hymel
5-17-23	Nellie Corn	5151 Albany Rd.	318-519-7980	Nellie Corn
5-17-23	Leah Naman	5133 Albany Rd	318-519-9494	Leah Naman
5-17-23	Elizabeth Taylor	5015 Albany Rd	318-344-3744	Elizabeth Taylor

PETITION OF OPPOSITION FOR CASE # 23-12-P

Opposition to proposed change in zoning of property located on West side of Albany Road, approximately 3,000 ft North of Old Mooringsport Rd from R-A to C-4 for RV-Park and Outdoor Storage. Case Number: 23-12-P

To the Caddo Parish Planning and Zoning Commission, we, the undersigned, affix our signatures in support of this petition for opposing this proposed change in zoning. Allowing this heavy commercial zoning in the neighborhood would create traffic problems on this rural, narrow, dead end road. It would impact our children's safety as well as increase the opportunity for crime. It would not be a good benefit for all residents living on Albany Road.

We, the undersigned do not want the zoning change to happen.

[illegible]

To: MPC

Subject: Case Number 23-12-P
Clint Allen

I am writing this, as our Neighborhood's reply to the unsigned Participation Plan Report submitted to you by Clint Allen that is in this case's file.

At the beginning of the meeting, some of us were under the impression that someone from the MPC would be attending this meeting also. It was a disappointment not finding someone from the MPC there.

Mr. Allen began the meeting by talking about his plans for the parcel and then began the question and answer session. The questions he included in his report did come up and he answered them. However, the report makes it look like they were all that was asked. We do not agree with that. He answered them. However, when he would give us an answer, various members of the neighborhood had more questions to be answered about that current subject being talked about. Several residents were commenting back and forth with him, including myself with more questions in between the original questions that he included in his report and to let him know why we did not agree with him on them.

Here are some examples:

For the question about drainage. This question was asked by a homeowner who's property borders with Mr. Allen's property. The property owner is concerned because the land in question is very wet. The property owner is concerned that the drainage from Mr. Allen's land will be directed toward their property. Another homeowner wanted to know, where he planned on sending the water. He said he would send it toward I-49. One person said good luck with that. He then did say he would have engineers design a plan.

Another resident told Mr. Allen that the land he bought is always wet back there. They had inquired in the past about using it as a crawfish farm when they were interested in buying the property but at the time the price for the parcel was too high for them to purchase it. They had researched it for zoning purposes and were told it would be ok for someone to have a crawfish farm in our zoning. Mr. Allen's remark was maybe I will have to have a crawfish farm then.

For the question Are you going to have someone on premises 24 hours a day. He did say no he will not.

During that discussion, Mr. Allen was also asked the question. Do you have any other RV parks? He said that he had two RV parks down south and his sister also stayed at one of them when she was in the area. He did not go into any detail but went right on to the next question.

The question What will this do for our property value? What benefits will it bring to this area? While discussing this many of us residents were disagreeing with him and telling him this will not be a benefit to us at all. When we were disagreeing with him, he said he was doing this for us not for him. There was a very loud NO followed by This is only for you not for us being said outloud by many of the people in the room. He also said we would be better off having him doing this than someone else.

We had a question about the right of way/driveway being very narrow and what would happen if a RV was on it driving towards the park and another RV was trying to drive out of the park at the same time. His answer to this was "One of them would have to back up." It sounded like he agreed that the driveway would be too narrow for two RV's to pass each other.

I also asked a question, not the one about someone making a left turn leaving the park instead of turning right. My question was what would happen if someone happened to go past the driveway for the park trying to come to it and continue down Albany Road. My driveway would be the first one they would come to past the entrance, and there is no way I would want them to turn around in my driveway with a big rv or camper being pulled by a truck. This started another discussion with more residents talking about Albany Road being very curvy, and further up the road even becoming narrower with no place to turn around.

The meeting came to a close and we left just as upset about this zoning change as we were before, if not more, but even more determined to have our voices heard.

Beverly Zaia

BEVERLY ZAIA
5265 Albany Road
Shreveport, LA 71107
(318) 272-9399
bjwzaia@outlook.com

May 20, 2023

Caddo Parish Planning and Zoning Commission
Office of MPC,
505 Travis Street, Suite 440
Shreveport, LA. 71101

Sent via E-Mail to:
Jomari.smith@shreveportla.gov

SUBJECT: Case Number 23-12-P, Applicant: Clint Allen

In reviewing the online file for case 23-12-P, applicant Clint Allen, I noticed OS being mentioned in the staff report. I do not feel that OS would be appropriate for this case.

What is the difference between Campground, RV Park, and mobile home park. Campgrounds and Rv Recreational Vehicle Parks are about the same except Campgrounds would allow tents, along with recreational vehicles to stay there. RV parks are just for RVs and campers. A Mobile home park is intended for living there in a manufactured home the year around and many also have spaces for long term usage by RVs.

Many states only allow camping in their parks for 14 - 15 days at a time. For example, Louisiana State Parks are 15 days, and New York is 14. Days. Why has this practice not been extended to privately owned RV Parks?. Unfortunately, it has not.

I bring this up for a reason. Since many private RV Parks, such as this one proposed for Albany Road, allow people to stay as many months as they want, including up to a year or more.

Staying long term in a Campground or RV park should not be considered as transient. It should be classified as a long term, constant living like being in an apartment is. When the occupants plan to stay a month or more, they are not just passing through, they are settling in as they would in an apartment or a mobile home park. If these RV Parks are allowing people to live there long term, then shouldn't the RV Park be required to meet the same requirements for Apartment complexes or Mobile Home Parks?

Our neighborhood fought and won a case back in 2006, when a zoning change was requested to build a mobile home park here on Albany Road. We did not want a mobile home park then for the same reasons we do not want this change now for a RV Park or Campground.

Allowing Mr. Allen to either change the zoning to C-4 or to get OS for this parcel, would be extremely detrimental to our neighborhood, both in traffic congestion, criminal activity, safety, and not good for our home values. Neither changing the zoning, or doing the OS, would be acceptable to our community.

Residential is Residential.. homes, built or placed permanently on land, not living on campgrounds or in RV Parks. especially when people will try to live there for long periods of time and not be there just a week or two passing through in a recreational vehicle.

Some may argue that it would be good for out of town construction workers to have a place to live while working in the area. There are enough well qualified construction workers who live

and work here in our area to fill the positions. Look at all the work going on now on North Market. Companies need to hire local people and not bring them in from other areas.

Another example, many Louisiana Downs horse racing workers, come for the season and they live in their RV's and campers while here but they have their campers in Mobile Home Parks in Haughton. Not RV parks but Mobile Home Parks.

An RV park is not a good use for that land. Mr. Allen's parcel of land would be good for building a home, a ranch, or raising horses or livestock but not as a campground or RV park. Setting up any kind of park on that parcel of land using OS would not be good for the area or contribute to the neighborhood.

The OS Open Space Zoning District is to provide and protect public Recreational facilities . The plans for this parcel are for a PRIVATE owned RV Park not public and there would not be anything recreational there that local residents would be able to use, only the strangers staying there. If it is gated as the applicant suggests, we residents would not even be allowed to even walk on the property. Again, in the beginning I noted the difference between a campground and a RV Park was tents are allowed along with RV vehicles in a campground but in his requested RV park, only RVs would be allowed - not tents. Therefore it should not be allowed to be considered as a campground. It is a RV Park.

So being that campgrounds are different from RV Parks, and RV Parks are not listed as a permitted by right use, only campgrounds are. This parcel should not be considered for OS.

Everything, including campgrounds, that are listed as a permitted use for OS would bring in Heavy traffic on our road, which would not be able to handle it, and create safety problems for our children and grandchildren. Bringing in any of those listed as permitted by right use on OS would not be compatible with our neighborhood. We want our neighborhood to remain as it is. Residential and no commercial businesses. Campground, RV Park, neither one is residential. A definition of commercial is - made or done for profit, which is the only reason Mr. Allen wants this. Not for the benefit of our neighborhood but to make a profit.

Sincerely,

Beverly Zaia




**PUBLIC
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NOTICE**
AFFECTING THIS PROPERTY
FOR MORE INFO CALL: 318-673-6480
From 9:00 a.m. to 5:00 p.m.
VISIT: www.portlandmaine.gov/legislation
EMAIL: info@portlandmaine.gov
DO NOT REMOVE SIGN UNTIL AFTER THE HEARING

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NOTICE



Neighborhood Participation Plan Report

Project name: proposed rezone of 0 Albany Rd. Shreveport LA

Contact name: Clint Allen & Candice Allen

Meeting date: May 2, 2023

Meeting location: Trejos Mexican restaurant
5750 N market St.
Shreveport LA 71107

Meeting start time: 6:00 o'clock PM

Meeting in time: approximately 6:50 PM

Number of people in attendance: 27 signature, 50 persons

Data filing of land use application: April 10th, 2023

General Introduction: We reached out to the immediate neighbors via a welcome letter prior to the May 2nd meeting. We also provided a copy of the proposal letter, the current realtor provided a satellite map, and a map of possible property layout. The meeting was conducted in an open forum with questions and answers. Neighbors who could not attend were provided contact information to reach out with questions or comments. No engineers or attorneys were present.

Summary of concerns and issues raised at the meeting:

- Will a privacy fence be put in place? What kind of fence do you plan to put up?
Answer: There currently is a wire fence around the property. We plan to leave a 20-to-25-foot buffer of trees.
- Where will your water source come from? Will this affect our water pressure?
Answer: Pinehill Water Works. As far as the pressure issue, I can't answer that question.
- Do you have sewer access? If there is a septic system, will you have a treatment plant, or a pond related to such?
Answer: The city does not provide us with sewer so a septic system will have to be engineered into our plans. There won't be any sort of pond associated.
- Once your RV covered storage is built and designated as storage, can you come back later and turn it into storage units?
Answer: To be honest I could but I won't, it's not in our plan or desire to change it to anything else.
- When you are granted rezoning to commercial does that give anyone else access to do the same? Does rezoning your property rezone the entire area? Statement made: we have already stopped someone once from rezoning and we will do it again!
Answer: we are only rezoning our land. It should not affect any other land around us. But we will confirm with MPC that that is correct.
- Is Albany Rd. wide enough for two RV's passing and/or a car and an RV passing? **Answer:** As we explained in the proposal the RV spots will remain low therefore making the likelihood of two RV's passing slim.
- Have you thought about what this will bring to our area? Prostitution? Drugs? How can you be sure someone from your park won't intrude on any of our properties? We will let you know that if someone does, we will shoot!
Answer: We can't personally control what comes to any area, but we'll do our best to make sure that is not in our park.

- Have you decided if you are going to build up or down in your land, due to the drainage issues in this area?

Answer: we will have engineers come in and design A drainage plan that will fit our needs. By doing this we will gain access from the state for permits needed.

- Are you going to have someone on premises 24 hours a day?

Answer: we will not have someone 24 hours a day initially. We will hire a camp host who will live on site, later followed by a small office.

- Will there be a screening process for tenants? How long are tenants allowed to stay? Will 18 Wheelers be allowed to stay?

Answer: No 18 Wheelers. We will have nightly, weekly, and monthly rentals. Our screening process will include rules and regulations such as the number of parking allowance, items kept outside the RV, check in hours, quiet hours, and a gated entrance.

- We have two sheriffs that live at the end of Albany Rd., will they be considered your “Hall” monitors?

Answer: Our intent is not to create problems.

- What will this do to our property value? What benefits will this bring to our area?

Answer: we will find out from the answer to what it does to surrounding property value.

- Can you create another driveway through the church property?

Answer: That is a discussion that we personally would have to have with the church.

- How does one go about renting an rv spot?

Answer: We plan to have a sign at the entrance, a small office, and later an online webpage.

- Albany Rd. dead ends, how do you plan to alert your RVers? In the event someone turns towards the dead end what is your plan? There is no turn around.

Answer: We are prepared to state that in our information packet. We are also prepared to add a sign at the end of the driveway stating right turn only.

Additional items from neighborhood meeting will include:

- meeting sign in sheet
- meeting minutes
- copy of the proposed plan

I, the undersigned, as the applicant or an authorized representative of the applicant do solemnly swear and attest that the information provided is true and accurate. I have included a complete record of the neighborhood meeting, as well as an honest response regarding the intense for development.

Signature of Applicant or Authorized Representative

Signature of Applicant or Authorized Representative

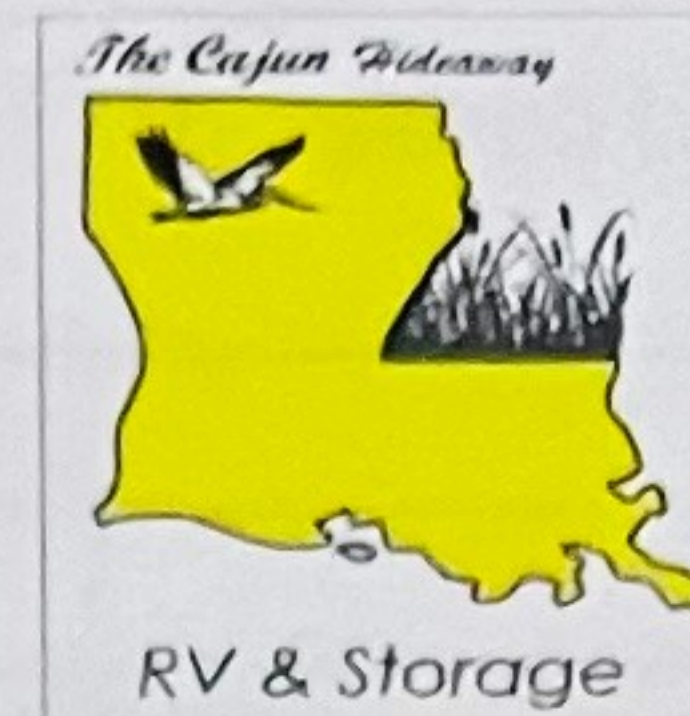
Type or Print Name of Applicant.

Type or Print Name of Applicant

Date

Date

Meeting May 2 at 6:00pm Trejoes



Discussion : 0 Albany Road Rezone to have a RV and Small covered storage

Introduction : Clint Allen and Candice Allen

Mission: To provide a campground that is safe for travelers to stop and experience what Louisiana has to offer.

My sister and I are trying to invest and have something to look forward to for the rest of our lives.

We live here in Blanchard this is our home. We are just trying to better our family.
We do not want to build a corporation or be apart of a francize.

There will be no investor just myself and my sister to make decisions.

There will be no trash, loud noise coming from this RV park. This will be a family park.

I will have a curfew of 10:00.

No check ins after 10:00 at night.

The RV park will have a 20' buffer of trees around neighboring sides to not disturb anyone.

The RV park will not change anyones lifestyle or view from there home.

I am here to help my neighbors in anyway.

Please support us rezoning this land.

Talk about the map of people to the north.

The North triangle will not be cleared to keep the same image for people at the North of the property

APRIL 18, 2023

Dear Neighbor:

Our company, Cajun Hideaway RV & Storage, owns vacant land at 0 Albany Rd. We'd like to open an RV park with RV covered storage. It would be open year-round, with an office on site.

The site is located in a R-A Residential Agriculture, where an Rv park is not allowed, according to the Unified Development Code. Therefore, we are applying for a zoning change to a C-4 Heavy Commercial Zoning in order to operate a standard RV park, as well as have adequate storage on site. The site is 20 acres of which approximately 15 acres will have full hook-up (water, electric, and sewer) RV pads for nightly, weekly, and monthly use. On-site parking will be provided, and no variance or waivers are required. Because you are a nearby neighbor or otherwise interested in the neighborhood, I am inviting you to a meeting where you can learn more about what we propose, and present questions or concerns. Our application must be heard by the Metropolitan Planning Commission and the City Council and we are required to do this before we submit our application to the Metropolitan Planning Commission.

The meeting will take place:

Tuesday, May 2, 2023 at 6:00 pm
Trejo's Mexican Restaurant
5750 N Market St
Shreveport, LA 71107

At the meeting, I'll provide a sign-in sheet to obtain email addresses, so that I can keep you updated if there are any changes to the project. If you are unable to attend and would like to receive info from the meeting, please feel free to contact me. If you have any additional questions or comments, here's how to reach me. I hope to see you at the meeting on May 2.

Sincerely,

David Allen

318-519-8772

David.allen@uop.com

Candice Allen

318-294-6416

Angelz12480@aol.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>Cajon Hideaway</u>	Associated Case: _____	
Project Address/Location: <u>0 Albany Road</u>		
Current Zoning District: <u>RA</u>	Proposed Zoning District (if applicable): <u>OS</u>	Parcel Number(s): <u>19400000011200</u>
2. CASE TYPE		
<div style="display: flex; justify-content: space-between;"> <div style="width: 30%;"> <input checked="" type="checkbox"/> Zoning Map Amendment (Rezoning) <input type="checkbox"/> Special Use Permit <input type="checkbox"/> Preliminary & Final Plat (7 or more lots) <input type="checkbox"/> Final Plat (Less than 7 lots) <input type="checkbox"/> Re-Plat </div> <div style="width: 30%;"> <input type="checkbox"/> Planned Unit Development (PUD) Zoning Map Amendment and Preliminary Site Plan <input type="checkbox"/> PUD Site Plan (Administrative) <input type="checkbox"/> Small Planned Unit Development (SPUD) Zoning Map Amendment and Site Plan </div> <div style="width: 30%;"> <input type="checkbox"/> Public Right-of-Way Closure and Abandonment <input type="checkbox"/> Site Plan Approval <input type="checkbox"/> Site Plan Revision <input type="checkbox"/> Site Plan Modification <input type="checkbox"/> Other: _____ </div> </div>		
3. PARCEL DESCRIPTION		
(existing platted subdivision name, block and lot designation; if un-platted, provide a detailed metes and bounds description)		
4. GENERAL LOCATION OF PROPERTY		
(street address and/or frontage, and distance to cross street)		
<u>Entrance on Albany Rd</u>		
5. PROPOSED USE OF THE PROPERTY		
<input type="checkbox"/> Single-Family Residential <input type="checkbox"/> Multi-Family Residential <input 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>RV Park & Storage (outside)</u>		

Land Development

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318-673-6480 | fax 318-673-6461

UDC DEVELOPMENT APPLICATION

THE 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 <u>property owners</u> 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>		
APPLICANT CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/> Name: <u>Clint Allen</u> Company: _____ E-mail: <u>David.Allen@UDP.com</u> Phone: <u>318-517-8772</u> Fax: _____ Address: <u>4805 Fairway View</u> City: <u>Shreveport</u> State: <u>LA</u> Zip: <u>71107</u>			
ARCHITECT CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/> Name: _____ Company: _____ E-mail: _____ Phone: _____ Fax: _____ Address: _____ City: _____ State: _____ Zip: _____			
ENGINEER CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/> Name: _____ Company: _____ E-mail: _____ Phone: _____ Fax: _____ Address: _____ City: _____ State: _____ Zip: _____			
CURRENT PROPERTY OWNER CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/> Name: <u>Same</u> Company: _____ E-mail: _____ Phone: _____ Fax: _____ Address: _____ City: _____ State: _____ Zip: _____ Designee Contact Name: _____ Email Address: _____ Phone Number: _____			
PROPERTY OWNER, CHECK ONE OF THE FOLLOWING: <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.			
ACKNOWLEDGEMENT: 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.			
 Property Owner Signature	<u>3-31-23</u> Date	 Applicant Signature	<u>3-31-23</u> Date

Land Development

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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): OS	Proposed Building Use(s):	
If more than one district, provide the acreage of each: N/A		Existing Building(s) sq. ft. gross:	
Special Purpose Overlay District (if applicable): N/A		Proposed Building(s) sq. ft. gross:	
Total Site Acres: 20.08		Total sq. ft. gross (existing & proposed):	
Off-Street Parking Required: N/A		Proposed height of building(s):	Number of stories:
Off-Street Parking Provided: N/A		Ceiling height of First Floor:	
8. DIMENSIONAL STANDARDS			
Lot Area (square footage):		Lot Coverage (Total Area in square feet):	
Lot Coverage Percentage of Total Lot Area:			
9. STORMWATER INFORMATION			
Existing Impervious Surface:	acres/square feet	Hazard Flood Area	<input type="checkbox"/> Yes <input checked="" 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

BEVERLY ZAIA
5265 Albany RD
Shreveport, LA 71107
bjwzaia@outlook.com

June 12, 2023

Caddo Parish Commisisioners
505 Travis Street
Shreveport, LA. 71101

Sent via email to: jeverson@Caddo.org

SUBJECT: Case No: 23-12-P
Change of Zoning Request by Clint Allen

To the Commissioners,

I am writing this letter to advise you how our neighborhood feels about this change of zoning request. We ARE ALL AGAINST any changes to our Residential/Agriculture Zoning for our neighborhood on Albany Road.

As you have probably noticed when reading the file there are letters I have written in it. I also was the initial spokesperson for the opposition at the PZC Public Meeting.

The PZC voted to deny this change in our zoning and we completely agree with their decision and thank them for it. After your review of this case, we hope you will also agree with the PZC and not let any changes be made to our zoning. We do not want this parcel to be changed to commercial so he can build a storage area and RV Park or for him to be allowed to use Open Spaces (OS) for a campground or RV Park. Neither change would benefit any of the residents of the neighborhood and would only be for his benefit to make money for himself.

Here are some of our reasons.

1. It will destroy our neighborhood. The values of our homes will be affected by this. Any commercial zoning destroys residential neighborhoods. Look what is happening to homes on North Market Street. Residential areas are just as important as Commercial areas in Caddo Parish and need to be left alone!
2. It will create danger on our road. Albany Road is very narrow, curvy, and a Dead End road. Our road would not be able to handle high traffic and large rvs trying to pass each other on the road. There is no place along it for a vehicle to turn around should they miss the very small driveway to this property.
3. Our children and grandchildren will be put in danger and lose freedom. They will no longer be safe in our neighborhood, especially with strangers coming and going all the time. Parents will be afraid to let them play outside or especially to ride their bikes anymore on the road.

4. Crimes. Our neighborhood will be placed in a much higher danger of thefts and crimes if this zoning is changed and a storage area, RV Park or Campground is built. It only take one person with bad intentions to cause harm to others.
5. Residents ride horses on the road. They will have to worry about who might be coming down the road and the danger it could put them in.
6. He wants people to be able to stay and live at a campground or RV Park for long periods of time. It is not needed here on Albany Road. There are several mobile home parks in the local area that also have areas for RV's and campers to use for long stays. Several are located on Old Mooringsport Road and do have spots available for RV's. We do not need one here.
7. Open Spaces would not benefit any neighbor by letting a gated campground or RV Park be built here. He wants it to be gated, where each renter has a code to put in to open it when coming in or out of the driveway. How can it be considered to be for Public use when the area would be closed off for anyone other than a paying customer. It would not provide Open Spaces for any other public uses by the neighborhood.
8. Open Spaces should not be considered for this parcel of land because if he were allowed to have it, and decided to sell the land instead, someone else would be able to come in and put in any of the other OS allowed uses including bars and restaurants. It would be the stepping stone for getting commercial uses and destroy our Residential/Agriculture zoning.
9. Privacy. Putting a Storage area, RV Park or Campground behind people's homes will destroy their privacy. He wants to prevent anyone from coming in or out after 10 PM. What's to stop someone from parking their vehicles on Albany RD and trying to sneak into the park after 10 PM by walking through residents yards to get into the RV Park. What is to keep someone from disturbing the neighbor's horse in it's pasture that is along the path of the driveway. How safe would our neighbor's child be playing even in their back yard. We, the neighborhood do not want to see any of this happen to any of our neighbors.

Those are some of the reasons why our neighborhood does not want either of those zoning changes to be made. Here are a few more things that should be important to discuss.

The word **Transient**. means **lasting for a short time...not permanent**

In the Caddo Parish Unified Development Code, Section 6 the description of Campground is.

.. An area to be used for **TRANSIENT** occupancy by camping in tents, camp trailers, travel trailers, motor homes, or similar movable or temporary sleeping quarters.

Recreational Park (RV) is land used for the accomodaiton of two or more recreational vehicles for **TRANSIENT** dwelling purposes.

Louisiana State Parks only allow campers to stay 15 days at a park. That's being transient.

At the PZC meeting, Mr. Allen specified that he wanted to have this campground/RV Park for **Long Term** Stays one month or longer as principal residences for the renters. He feels it is the same as a home, a trailer, whatever you live in.

The unified code specifically states in Article 6 Standards Section F 5. Campground and Recreational Vehicle (RV) Park. Year-Around residency is prohibited at any campground or RV Park. Camping units or recreational vehicles are prohibited from use as a principal residence.

Another Standard in Artricle 6. Section F

6. A 25' setback from the perimeter property line of the campground or RV -park is required. The perimeter setback must be landscaped. Preservation of existing vegetation is encouraged.

The total driveway leading into this parcel is surrounded on both sides by property belonging to two other neighbors. The area width along the long 621' part from Albany Road back to the southern section of the driveway is only between 20 - 27 ' wide. Not wide enough for two rvs to pass each other or enough room to have 25' of setback from each of the neighbors properties, which especially takes away the privacy of the neighbors. The part of the driveway area heading south to the parcel is also surrounded by the two neighbors for 306' and the rest of the distance of that part of the tract of land is still surrounded on one side by the one neighbor's property. He did not show any landscaped setback from those properties on his computerized drawing. He showed a setback from other properties along the parcel but not for these.

That original driveway area was created for residential use only for the 10 acre tract of land and not intended to be used for commercial use.

As you can see, we, residents of Albany Road have so many reasons for not wanting any commercial zoning or Open Zone changes that would bring in any type of a commercial business here. Once the zoning is changed, the

destruction of our neighborhood begins. Invite one person to turn a parcel commercial will definitely be followed by more trying to do the same. There already are rumors that another person is waiting to see how this case turns out and then he may want to build a mobile home park in the flood plain. That flood plain is behind our property and it does fill with flood water during floods from 12 mile bayou. There have been several times, we have seen the water come all the way to the bottom our hill.

Our neighborhood is peaceful now and we do not want to lose it. We all built our homes or bought them here on Albany Road to be away from developments or city living, and to be able to enjoy everything that country living brings. To be able to teach our children and grandchildren how to live and enjoy nature, learn how to take care of animals, learn how to grow gardens and to be able to enjoy playing, taking walks or riding bikes and being safe while doing it.

Unfortunately, commercial is beginning to take over residential/agricultural areas. The growth is wanted but the Parish needs to remember that residential and agricultural spaces are just as important as commercial. Pushing people out of their homes by invading their residential zoned areas with commercial is terrible. In many cases, that leads to them leaving Shreveport and Caddo Parish for Bossier Parish or other places, where they can find intact residential areas in the country to live in. As an example, look at how North Market Street has changed. Look at what is happening to that residential neighborhood. One by one people are selling their homes and letting more and more of the neighborhood become commercial.

Look at the Ivey's Lumber and Loves Truck Stop construction going on now on North Market. Yes it is on North Market but it still affects our neighbors that are at the beginning of Albany Road. Why isn't there the 25 foot landscaped setbacks for either of these projects for the Old Mooringsport side of the property to shield the residents of Albany Road that live next to Old Mooringsport Road. All the trees along the road were taken down so now instead of seeing a nice view of trees when coming to the stop sign from Albany Road to Old Mooringsport Road, all we see now is North Market Street and the construction going on.

Please uphold the decision the PZC made regarding this. Please vote to keep our zoning as it is with no exceptions. Residential/Agriculture only.

Thank you for taking the time to read this letter. I look forward to meeting you at the meetings on June 22 and July 6.

Sincerely,

Beverly Zaia

ORDINANCE NO. 6336 OF 2023

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE AMENDING THE BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR THE PARK AND RECREATION FUND AND THE OIL AND GAS FUND TO PROVIDE AN APPROPRIATION FOR SHREVEPORT GREEN AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

WHEREAS, Shreveport Green is a nonprofit organization dedicated to promoting a healthy, sustainable, and economically vital community through public outreach, community enhancement, and a specific respect for the natural and built environment; and

WHEREAS, Shreveport Green’s Neighborhood program works to preserve and enhance the livability of inner-city neighborhoods; and

WHEREAS it is necessary to amend the 2023 Parks and Recreation and Oil and Gas Funds to provide an appropriation of \$30,000 for Shreveport Green; and

NOW, THEREFORE, BE IT ORDAINED, by the Caddo Parish Commission in due, legal and regular session convened, that Budget of Estimated Revenues and Expenditures for the Parks and Recreation Fund and the Oil and Gas Fund for the year 2023 is hereby amended as follows:

	<u>Budget Increase (Decrease)</u>
<u>Parks and Recreation Fund</u>	
NGO Appropriations	
Shreveport Green	\$30,000
Transfer from Oil and Gas	\$30,000
<u>Oil and Gas Fund</u>	
Transfer to Parks and Recreation	\$30,000

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

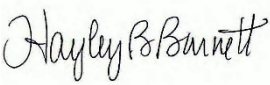
ORDINANCE AND RESOLUTION FACT SHEET

CADDO PARISH COMMISSION

TITLE	
ORDINANCE AMENDING THE 2023 BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR THE PARKS AND RECREATION AND OIL AND GAS FUNDS TO APPROPRIATE FUNDS FOR SHREVEPORT GREEN (Ordinance No. 6336 of 2023)	
ORIGINATING DEPARTMENT: Commissioner Steven Jackson	
BACKGROUND INFORMATION: Amending the budget of Estimated Revenues and Expenditures for the Parks and Recreation and Oil and Gas Funds in the amount of \$30,000 to provide an appropriation for Shreveport Green's Neighborhood program	
KEY STAFF CONTACT: Hayley Barnett	
AUTHORIZATION	
Department Head	<u>Hayley Barnett</u> Date <u>6/1/23</u>
Legal	_____ Date _____
Parish Administrator	_____ Date _____

ORDINANCE AND RESOLUTION AUTHORIZATION FORM

CADDO PARISH COMMISSION

TITLE	
ORDINANCE AMENDING THE 2023 BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR THE RESERVE TRUST FUND (Ordinance No. 6339 of 2023)	
ORIGINATING DEPARTMENT: Commissioner Steven Jackson	
BACKGROUND INFORMATION: Amending the budget of Estimated Revenues and Expenditures for Reserve Trust Fund in the amount of \$250,000 to provide an appropriation to Northwest Louisiana Food Bank	
KEY STAFF CONTACT: Hayley Barnett	
AUTHORIZATION	
Department Head  _____	Date 06/19/23
Legal _____	Date _____
Parish Administrator _____	Date _____

ORDINANCE NO. 6339 OF 2023

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE AMENDING THE BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR RESERVE TRUST FUND TO PROVIDE AN APPROPRIATION TO NORTHWEST LOUISIANA FOOD BANK AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

WHEREAS, the Northwest Louisiana Food Bank goal is to end hunger in our area; and

WHEREAS, due to the June 16th weather event the citizens of Caddo Parish are in-need of a food distribution; and

WHEREAS, the Caddo Parish Commission would like to distribute food throughout the community; and

WHEREAS, the Caddo Parish Commission would like the Food Bank to organize this event; and

NOW, THEREFORE, BE IT ORDAINED, by the Caddo Parish Commission in due, legal and regular session convened, that Budget of Estimated Revenues and Expenditures for the Reserve Trust Fund for the year 2023 is hereby amended as follows:

	<u>Budget Increase (Decrease)</u>
<u>Reserve Trust Fund</u>	
Allocation to Other Entities	
NGO Appropriations	
Food Bank	\$250,000
Fund Balance	(\$250,000)

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

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 WEST SIDE OF WALLACE LAKE ROAD, APPROXIMATELY SEVEN HUNDRED- AND EIGHTY- FEET SOUTH OF OVERTON BROOKS ROAD, CADDO PARISH, LOUISIANA, FROM R-A RURAL-AGRICULTURAL ZONING DISTRICT to R-A (PUD) RURAL-AGRICULTURAL PLANNED UNIT DEVELOPMENT 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 West side of Wallace Lake Road, approximately seven hundred- and eighty-feet South of Overton Brooks Road, Caddo Parish, Louisiana, more particularly described below, be and the same is hereby amended **from R-A Rural-Agricultural Zoning District to R-A (PUD) Rural-Agricultural Planned Unit Development Zoning District:**

BEING A DESCRIPTION OF A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 16 NORTH, RANGE 13 WEST, CADDO PARISH, LOUISIANA. SAID TRACT BEING MORE FULLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 19, RUN THENCE SOUTH 00°55'55" WEST A DISTANCE OF 662.92 FEET, THENCE RUN SOUTH 88°40'30" EAST A DISTANCE OF 1539.48 FEET TO A FOUND 3/4" IRON ROD AT THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED. FROM SAID POINT OF BEGINNING, RUN THENCE SOUTH 88°40'30" EAST A DISTANCE OF 764.16 FEET TO A SET "PK" NAIL ON THE WEST RIGHT-OF-WAY OF WALLACE LAKE ROAD, THENCE RUN SOUTH 00°49'07" WEST ALONG SAID WEST RIGHT-OF-WAY A DISTANCE OF 329.44 FEET TO A FOUND 3/4" IRON ROD, THENCE RUN NORTH 88°43'30" WEST A DISTANCE OF 764.15 FEET TO A FOUND 3/4" IRON ROD, THENCE RUN NORTH 00°49'07" EAST A DISTANCE OF 330.11 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINING 5.785 ACRES.

BE IT FURTHER ORDAINED that the rezoning of the property described herein is approved subject to compliance with the following stipulations:

REQUESTED USES & ORDINANCE RELIEF:

The applicant requests the following uses in addition to those allowed in the R-A base zoning district:

- Contractors Office

PROPOSED SITE AMENITIES:

- An 8' privacy fence.
- Increase the building setback in the front yard by 300'.
- Preservation of existing trees.
- Enhanced landscaping in the buffer yard, exceeding the proposed site plan.
- Parking spaces to the rear of the building to reduce the commercial appearance of a parking lot from Wallace Lake Road.

- Incorporate features to enhance the residential character of the front façade with a porch overhang, a decorative gable, increasing the size or number of windows on the front façade, and/or shutters on windows.
- Brick façade on front and both sides of the building.
- Exterior lighting that is residential in appearance. Pole lighting and spotlights are prohibited.

PRELIMINARY SITE PLAN CONSIDERATION:

1. Re-plat to create a legal lot of record will be required prior to obtaining building permits.
2. One shrub, measuring a minimum of 18 inches in height at planting and reaching a minimum of three feet in height at maturity, must be planted for every three linear feet of buffer yard length, spaced linearly.
3. Indicate the material type and height of the dumpster enclosure. It must be stored in the interior side or rear yard. If you are proposing curbside pickup the bin storage must be in an interior side or rear yard and screened from view of the street.
4. Show all entrances to the building.
5. Indicate the height of the gates.
6. Show where work vehicles will be stored.
7. Show the swept path for the largest vehicle transiting the site.
8. Use shading or some other means to distinguish between grass/landscape and hard surface.
9. Indicate/label the hard surface material for the parking area.
10. Indicate or label the curbing height around the parking areas. (6-inch height is required otherwise, wheel stops will be required and need to be shown on the site plan.)
11. Windows must be recessed no less than two inches, or projected out from the façade plane to provide depth and shadow.
12. The ground floor of the front facade must maintain a transparency of 50%, measured between two and 14 feet in height from grade.
13. Development of the subject property shall be in substantial accord with the approved site plan.

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

22-37-P
Raley and Associates, Inc.

NOTICE TO THE PUBLIC

Notice is hereby given that the Caddo Parish Planning and Zoning Board will hold a public hearing on Wednesday, March 29, 2023 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.

22-37-P: PLANNED UNIT DEVELOPMENT & SITE PLAN: Wallace Lake Road. Application by RALEY AND ASSOCIATES, INC. for approval to rezone from R-A, Rural Agriculture to C-1 PUD, Neighborhood Commercial Planned Unit Development on the west side of Wallace Lake Rd., approx. 780' south of Overton Brooks Rd., to allow a contractors office and outdoor storage yard, being more particularly described as BEING A DESCRIPTION OF A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 16 NORTH, RANGE 13 WEST, CADDO PARISH, LOUISIANA. SAID TRACT BEING MORE FULLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 19, RUN THENCE SOUTH 00°55'55" WEST A DISTANCE OF 662.92 FEET, THENCE RUN SOUTH 88°40'30" EAST A DISTANCE OF 1539.48 FEET TO A FOUND 3/4" IRON ROD AT THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED. FROM SAID POINT OF BEGINNING, RUN THENCE SOUTH 88°40'30" EAST A DISTANCE OF 764.16 FEET TO A SET "PK" NAIL ON THE WEST RIGHT-OF-WAY OF WALLACE LAKE ROAD, THENCE RUN SOUTH 00°49'07" WEST ALONG SAID WEST RIGHT-OF-WAY A DISTANCE OF 329.44 FEET TO A FOUND 3/4" IRON ROD, THENCE RUN NORTH 88°43'30" WEST A DISTANCE OF 764.15 FEET TO A FOUND 3/4" IRON ROD, THENCE RUN NORTH 00°49'07" EAST A DISTANCE OF 330.11 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINING 5.785 ACRES, Caddo Parish, Louisiana.

Alan Clarke, Executive Director
Metropolitan Planning Commission

**CADDO PARISH PLANNING AND ZONING COMMISSION
SUMMARY MINUTES OF THE PUBLIC HEARING APRIL 26, 2023**

A regularly scheduled public hearing of the Shreveport Metropolitan Planning and Zoning Commission of Caddo Parish was held on Wednesday, April 26, 2023 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
Jake Brown
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
Alexis DeJohn, Planner
Stephen Jean, Deputy Director
Reginald Jordan, Zoning Administrator
Emily Trant, Planner II

Members Absent

None

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.

Attorney Bernstein advised of corrections to the minutes.

A motion was made by MR. BROWN, seconded by MS. HART, to approve the minutes of the March 29, 2023 public hearing with corrections.

The motion was adopted by the following 6-0 vote: Ayes: Messrs. BROWN, HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: NONE

PUBLIC HEARING

CASE NO. 22-37-PPLANNED UNIT DEVELOPMENT & SITE PLAN

Applicant:	RALEY AND ASSOCIATES, INC
Owner:	David Alvis
Location:	Wallace Lake Road (west side of Wallace Lake Rd., approx. 780' south of Overton Brooks Rd.)
Existing Zoning:	R-A
Request	R-A to C-1 (PUD)
Proposed Use:	Contractor's office and outdoor storage yard
	DEFERRED FROM MARCH HEARING

Representative &/or support:

John Lorick 9242 Ellerbe Road Shreveport, La. 71106

Mr. Lorick spoke of the appraisal that was done at the request of the board at the March hearing. He also spoke of the businesses in the area.

David Alvis 1069 St. Francis Way Shreveport, La. 71106

Mr. Alvis spoke in support of the case.

Michael Kelsh 4913 Shed Rd Bossier City, La 71111

Mr. Kelsh, representing the developer, spoke of the amenities that they have agreed to, also some that were discussed at the NPP.

Opposition:

Jerome Nicholas 9922 Wallace Lake Road Shreveport, La.

Mr. Nicholas spoke of the opposition letter and petition that was presented to the staff. There were 11 people who stood in support of his opposition. his opposition and his concerns.

Geoff Westmoreland 330 Marshall St Shreveport, La 71101

Mr. Westmoreland spoke in opposition the commercial use intended for the property and look of the building.

Mary Guy 235 Overton Brooks Rd. Shreveport, La. 71106

Ms. Guy spoke of her opposition to the proposed commercial use for the property as well as possible traffic and crime.

Terry Williams 9926 Wallace Lake Rd Shreveport, La 71106

Mrs. Williams spoke of her opposition and unpleasant conversation during the NPP. She presented a damaged MPC sign that was placed on the property.

Steve Thornton 9846 Wallace Lake Rd Shreveport, La 71106

Mr. Thornton spoke of his opposition and concerns for traffic.

Patrick Cobb 9854 Wallace Lake Rd Shreveport, La 71106

Mr. Cobb spoke of his opposition due to traffic and light pollution.

Mr. Clarke read the appraisal report.

Rebuttal:

John Lorick

Mr. Lorick spoke of the NPP as well as clarified concerns for traffic.

Staff and commissioners had discussion regarding the details of the case.

Mrs. Trant spoke of proposed amenities and answered the commissioner's questions.

A motion was made by MR. BROWN seconded by MR. HUMPHREY, SR. to approve the application to an R-A PUD with the stipulations outlined by staff as well as those outlined by Mr. Brown.

Mr. Marchive asked that all stipulations be read into records.

Mr. Brown added stipulations of parking in the rear, brick façade on front and both sides, lighting to be more residential with no pole lights or spot lights, and more buffering than what's outlined.

Mr. Marchive ask staff for clarification on the stone drive near the property.

A motion was made by MR. HUMPHREY, SR. seconded by MS. NEUBERT to have the proposed owner to come up and answer questions.

draft

The motion was adopted by the following 6-0 vote: Ayes: Messrs. BROWN, HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: NONE

Speaker:

Shaun Pendleton 340 Kelly Lane Frierson, La. 71027

Mr. Pendleton stated that he will not be accessing the gravel road near the property. He agreed to understand and comply with all stipulations.

The motion to approve the application to an R-A PUD was adopted by the following 4-2 vote: Ayes: Messrs. BROWN, HUMPHREYS and Meses. GREEN & HART. Nays: Mr. MARCHIVE and Mrs. NEUBERT. Absent: NONE

END OF PUBLIC HEARING

OLD BUSINESS

NEW BUSINESS

Committee Chair Report:

Master Plan Committee will meet on May 4th @1:30 in the MPC large conference room.

OTHER MATTERS TO BE REVIEWED BY THE COMMISSION

CHAIR/BOARD MEMBER'S COMMENTS

A motion was made by MR. MARCHIVE, III seconded by MR. HUMPHREY, SR. to adjourn the meeting.

ADJOURN 4:58 p.m.

Laura Neubert, Chair

Phyllis Hart, Secretary



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

STAFF REPORT

APRIL 26, 2023

AGENDA ITEM NUMBER: 8

MPC Staff Member: Emily Trant

Parish Commission District: 9/John Atkins

CASE NUMBER 22-37-P: PLANNED UNIT DEVELOPMENT (PUD) & SITE PLAN

APPLICANT: RALEY AND ASSOCIATES, INC.

OWNER: David Alvis

LOCATION: 0 Wallace Lake Rd (west side of Wallace Lake Rd., approx. 780' south of Overton Brooks Rd.)

EXISTING ZONING: R-A

REQUEST: R-A to C-1 (PUD)

PROPOSED USE: Contractor's office and outdoor storage yard

DESCRIPTION: The applicant is proposing to rezone an undeveloped 5.78 acres tract of land from R-A, Rural Agriculture District to C-1 (PUD) Neighborhood Commercial Planned Unit Development for purpose of a contractor's office with an outdoor storage yard. The subject property is surrounded by the R-A and R-E, Residential Estate District.

Prior cases include a request to rezone the site from R-A to R-E with site plan approval of storage condominiums; however, the application was withdrawn prior to the public hearing (P-6-16). Nearby relevant cases include rezoning approval from R-A to C-UV (22-24-P) and R-A to R-2 (PUD).

Nearby neighborhoods include: Wallace Lake, Wallace Lake Heights, The Grove.

REMARKS: This application was initially presented to the Parish Planning and Zoning Commission in January as a request to rezone the property to C-4, Heavy Commercial. Although the C-4 district would allow the use by right, the implications to the surrounding neighborhood would be negative considering all uses that are allowed within that district. Thus, the PZC deferred this application to allow the applicant to explore a Planned Unit Development (PUD). The applicant agreed to the recommended path forward and the case was deferred to allow development of the PUD request and site plan. **The request for a C-1 (PUD) was presented at the March 29th public hearing, which was met with great opposition. While several reasons were noted, a reoccurring concern was how the property values would be impacted if this application were approved. The Board deferred and continued the application, instructing the applicant to provide an estimated appraisal of property values.**

Pursuit of a PUD designation allows an applicant to request ordinance relief across a variety of areas within one application, including: permitted uses from other zoning districts, specific use approvals, variances, etc. In exchange, the applicant agrees to provide substantive amenities that benefit the surrounding area or the tenant/property owner exclusively, align with the goals of the Master Plan, or otherwise provide some added aesthetic benefit. This tool provides flexibility for projects that have complex uses or introduce potential impacts and offers the opportunity to claim benefits for the site and the surrounding area. **PUD approval is subject to a 2-year expiration as described in Article 16.7, subparagraph F of the Caddo Parish UDC.**



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STAFF REPORT

The C-1 base zoning of the requested SPUD is defined in Article 4.3 of the Unified Development Code (UDC) as *"The C-1 Neighborhood Commercial District is intended to accommodate local non-residential uses that predominantly serve the needs of the nearby residential neighborhoods and are similar in character of the surrounding residential neighborhood. Residential dwelling units are allowed above the ground floor."* The permitted by right uses in C-1 zoning district include Agriculture, Amusement Facility – Indoor, Animal Shelter – Operated by Public Authority, Art Gallery, Arts Studio, Automated Teller Machine – Standalone, Bus Transfer Station, Community Center, Community Garden, Cultural Facility, Day Care Center, Dwelling – Above the Ground Floor, Educational Facility – Primary or Secondary, Financial Institution, Financial Institution with Drive-Through, Food Truck and Trailer Vendor, Government Office, Lodge/Meeting Hall, Medical/Dental Office, Office, Personal Service Establishment, Place of Worship, Public Park, Public Safety Facility, Restaurant, Retail Goods Establishment, Soup Kitchen, Soup Kitchen – Accessory, Specialty Food Service, Wireless Telecommunications – Attachments to Existing Structures (Other than Towers), Wireless Telecommunications – Modifications (Eligible Facility), Temporary Farmers' Market, Temporary Outdoor Events, Temporary Sale of Non-Seasonal Merchandise, Temporary Seasonal Sales. Thus, the C-1 base zoning of the requested SPUD is an appropriate designation and would not introduce uses that are considered too intense to the surrounding residential properties.

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. Currently, there are residential uses on the properties that are directly north and south of the site. Across the street from the site is another residential use, however the structure is set back approximately 650' from the right of way. Approximately 500' south of the subject site is The Grove at Garrett Farms subdivision, which is partially developed. There are several large undeveloped properties in the area, but they are viable for residential use. The proposed C-1 district would introduce uses that are intended to support residentially zoned districts. The use of contractor's office would not be permitted in the C-1 zoning district as it is typically understood to be a more intense commercial use, considering the storage and type of vehicles that can be associated with it.

The extent to which the proposed amendment promotes the public health, safety, and welfare. There are mechanisms to minimize the impact of a use when a commercial district abuts a residential district through the site plan approval process. Those mitigation tools can be enhanced during the PUD review process.

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 feasible 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 Wallace Lake Road are



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STAFF REPORT

consistent with Future Land Use Map of the Master Plan; therefore, rezoning this property to a commercial district would go against those recommendations. Rezoning to R-A PUD may be more appropriate to limit that inconsistency.

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 not evident that this 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. Most of the commercial development has occurred along Southern Loop; therefore, there are no commercial trends in development in this vicinity.

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 and would be reasonably capable of being provided prior to the development of the requested use.

MASTER PLAN

CONSIDERATIONS:

The 2030 Great Expectations Master Plan Future Land Use Map shows this area as remaining as Rural Enterprise which encourages rural and nature related uses such as agriculture, single family houses on large lots, nature recreation, or schools and churches. Given the land use trends in the vicinity, this property is still feasible to develop residentially.

REQUESTED USES

& ORDINANCE

RELIEF:

The applicant requests the following uses in addition to those allowed in the C-1 base zoning district:

- Contractors Office

PROPOSED SITE

AMENITIES:

To establish amenities that would be meaningful to the neighbors who are impacted by this development, the applicant hosted a neighborhood participation meeting on February 27th at 6:00 PM. The meeting was attended by 14 people that predominately reside or own property on Wallace Lake Road. Neighborhood concerns were related to how the development would impact property values, increased traffic and 18-wheeler traffic, lighting, screening, and design of the building. The NPP report indicated that there was little interest by the attendees to collaborate with the applicant on amenities and that it was not very productive.



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The proposed site amenities offered in exchange for the requested use includes:

- An 8' privacy fence.
- Increase the building setback in the front yard by 300'.
- Preservation of existing trees.
- Enhanced landscaping in the buffer yard.

PRELIMINARY

SITE PLAN

CONSIDERATION:

As indicated, the site will be used for a contractor's office which deals primarily with electrical repairs and upgrades for residential, commercial, and industrial services. The plan submitted with this application shows the planned layout, with the proposed public amenities. The proposed building will consist of office space, a warehouse, and a covered storage area to the rear of the building totaling 12,600 sq ft. Work vehicles will be parked behind the fenced and gated area. There is an existing 100' gas right of way intersecting the property; the proposed development will not encroach over this right of way. Per UDC requirements, outdoor storage areas are prohibited outside of the fence and items may not exceed the height of the fence if they are located within 25 ft of the fence. These standards are designed to minimize the impact to adjacent properties. Staff suggested that the site plan be revised to propose employee parking spaces on the north side or rear of the building to reduce the commercial appearance of a parking lot from Wallace Lake Road. This consideration could be included as part of the PUD amenities if recommended by the PZC Board. **Prior to building permits being obtained, the site plan must be revised to include a few basic requirements, as follows:**

1. Re-plat to create a legal lot of record will be required prior to obtaining building permits.
2. One shrub, measuring a minimum of 18 inches in height at planting and reaching a minimum of three feet in height at maturity, must be planted for every three linear feet of buffer yard length, spaced linearly.
3. Indicate the material type and height of the dumpster enclosure. It must be stored in the interior side or rear yard. If you are proposing curbside pickup the bin storage must be in an interior side or rear yard and screened from view of the street.
4. Show all entrances to the building.
5. Indicate the height of the gates.
6. Show where work vehicles will be stored.
7. Show the swept path for the largest vehicle transiting the site.
8. Use shading or some other means to distinguish between grass/landscape and hard surface.
9. Indicate/label the hard surface material for the parking area.
10. Indicate or label the curbing height around the parking areas. (6-inch height is required otherwise, wheel stops will be required and need to be shown on the site plan.)

The proposed building will be 18' tall on center and depicts a façade that consists of standard size brick and 4" split concrete block which will offer a textured appearance. The proposed materials are harmonious with the existing houses in the vicinity. Staff has recommended that the applicant consider revising the front façade elevations to promote residential character by incorporating



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STAFF REPORT

features such as a porch overhang, a decorative gable, increasing the size or number of windows on the front façade, and/or shutters on windows. This consideration could be included as part of the PUD amenities if recommended by the PZC Board. **Regardless, the elevations must be revised to meet the minimum requirements of Article 4 of the UDC, which states:**

1. Windows must be recessed no less than two inches, or projected out from the façade plane to provide depth and shadow.
2. The ground floor of the front facade must maintain a transparency of 50%, measured between two and 14 feet in height from grade.

STAFF

ASSESSMENT: Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that rezoning the site from R-A to R-A (PUD) is warranted with the following additional amenities:

1. Revised employee parking spaces on the north side or rear of the building to reduce the commercial appearance of a parking lot from Wallace Lake Road.
2. Incorporate features to enhance the residential character of the front façade with a porch overhang, a decorative gable, increasing the size or number of windows on the front façade, and/or shutters on windows.

And with the following stipulations:

3. A revised site plan is submitted that reflects items 1-10 noted above.
4. Development of the subject property shall be in substantial accord with the approved site plan.

Alternately, based on of information provided at the public hearing the MPC may:

1. Approve the C-1 (PUD) as submitted with the following stipulations:
 - a. A revised site plan is submitted that reflects items 1-10 noted above.
 - b. Development of the subject property shall be in substantial accord with the approved site plan.
- OR
2. Deny the requested C-1 (PUD) designation.

PUBLIC ASSESSMENT: On January 25th, no one spoke in support; four people spoke in opposition.

On March 29th, four people spoke in support, 5 people spoke in opposition.

On April 26th, three people spoke in support, six people spoke in opposition.

MPC BOARD

RECOMMENDATION: On January 25th, the board voted unanimously to defer the case.

On March 29th, the board voted 5-1 to defer the case until the April hearing.



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STAFF REPORT

On April 26th, the board voted 4-2 to approve the application to an R-A PUD with stipulations.

Alan Clarke, Executive Director
Metropolitan Planning Committee
Caddo Parish Planning and Zoning Commission
Alan.Clarke@Shreveportla.gov

Date: April 23, 2023
Re: Case number: 22-37-P
Name of Applicant: Raley and Associates, Inc.
Property Location: West Side of Wallace Lake Road, Approx. 780' South of Overton Brooks Road
Meeting Date: April 26, 2023 3:00 p.m.

Dear Mr. Clarke,

We are writing to express my strong opposition to 22-37-P rezoning from RA to Commercial, the proposed rezoning at West Side of Wallace Lake Road, approximately 780' South of Overton Brooks Road. While the local community may be unable to prevent development, that will be detrimental to the area, nearly all residents in our community are completely opposed to the rezoning of this piece of property, that will cause traffic and safety problems, and potentially lower the property values of the existing community. We thought the goal of the Planning Commission is to preserve existing neighborhoods and communities. We are simply baffled that the zoning board would allow this intrusion of spot zoning into an area that is clearly and currently all residential. This would be totally disharmonious with the residential character and land use that currently exists along Wallace Lake Road from Mayo Road south to Southern Loop. The detrimental effect this rezoning will have on our properties will be devastating to those of us who have made a substantial investment in our individual properties.

Traffic and the safety of pedestrians are major areas of concern. Traffic has increased considerably since Southern Loop opened, and placing a commercial property in our community will only increase the traffic with not only their personal vehicles but company trucks and semi-trucks. The local neighborhood traffic will disproportionately surge during morning and evening rush hours, causing traffic issues during critical times for the neighborhoods. The traffic surge during morning rush hours will also negatively impact safety. In general, the area traffic is continuing to increase, and heavy traffic is already common at times for this area.

Property values are likely to go down in the area if commercial is situated in the middle of our community.

Our opposition is also based on these potential/probable negative effects:

- The loss of community character
- A decrease in the market value of our homes
- Increased traffic congestion adds to an already dangerous traffic issue
- This type of business/commercial does not fit into our community
- Once the property is rezoned, they can potentially open for more commercial property in our community
- Increase crime threats in the area
- Light Pollution
- Noise Pollution
- Visual Intrusion on our space

We urge you to disapprove the proposed rezoning, and from recent meetings and discussions with my neighbors, we know our opinions are shared by many who have not managed to attend meeting or write letters and emails.

Thank you for your continued service and support of our community. Please forward this email to the committee members.

Best regards,

*See attached list of residents who have read this letter, agree with the contents, and have agreed to be included in this letter to signify that they are opposed to the rezoning:

Steve and Cyndi Thornton
9846 Wallace Lake Road
Shreveport, LA 71106

Johnny & Terry Williams
9926 Wallace Lake Road
Shreveport, La. 71106

Jerome and Judy Nicholas
9922 Wallace Lake Road
Shreveport, LA 71106

Stephanie and Ronnie Lambert
9890 Wallace Lake Road
Shreveport, LA 71106

Alicia Ardoin
9880 Wallace Lake Road
Shreveport, LA 71106

John M. Thompson
9900 Wallace Lake Road
Shreveport, LA 71106

Todd Weaver
9928 Wallace Lake Road
Shreveport, LA 71106

Joe Thompson
9898 Wallace Lake Road
Shreveport, LA 71106

Steven and Kelly Thornton
9846 Wallace Lake Road
Shreveport, LA 71106

Jason and Stepheni Bertrand
9850 Wallace Lake Road
Shreveport, LA 71106

Robby Giglio
9847 Wallace Lake Road
Shreveport, LA

Pete and Zena Cobb
225 Overton Brooks Road
Shreveport, LA 71106

Mary Guy
235 Overton Brooks Road
Shreveport, LA 71106

Pat Cobb
9854 Wallace Lake Road
Shreveport, LA 71106

22-37-P

R-A

R-A

**R-A to
C-1 (PUD)**

R-E

**1,500' NOTIFICATION
AREA**

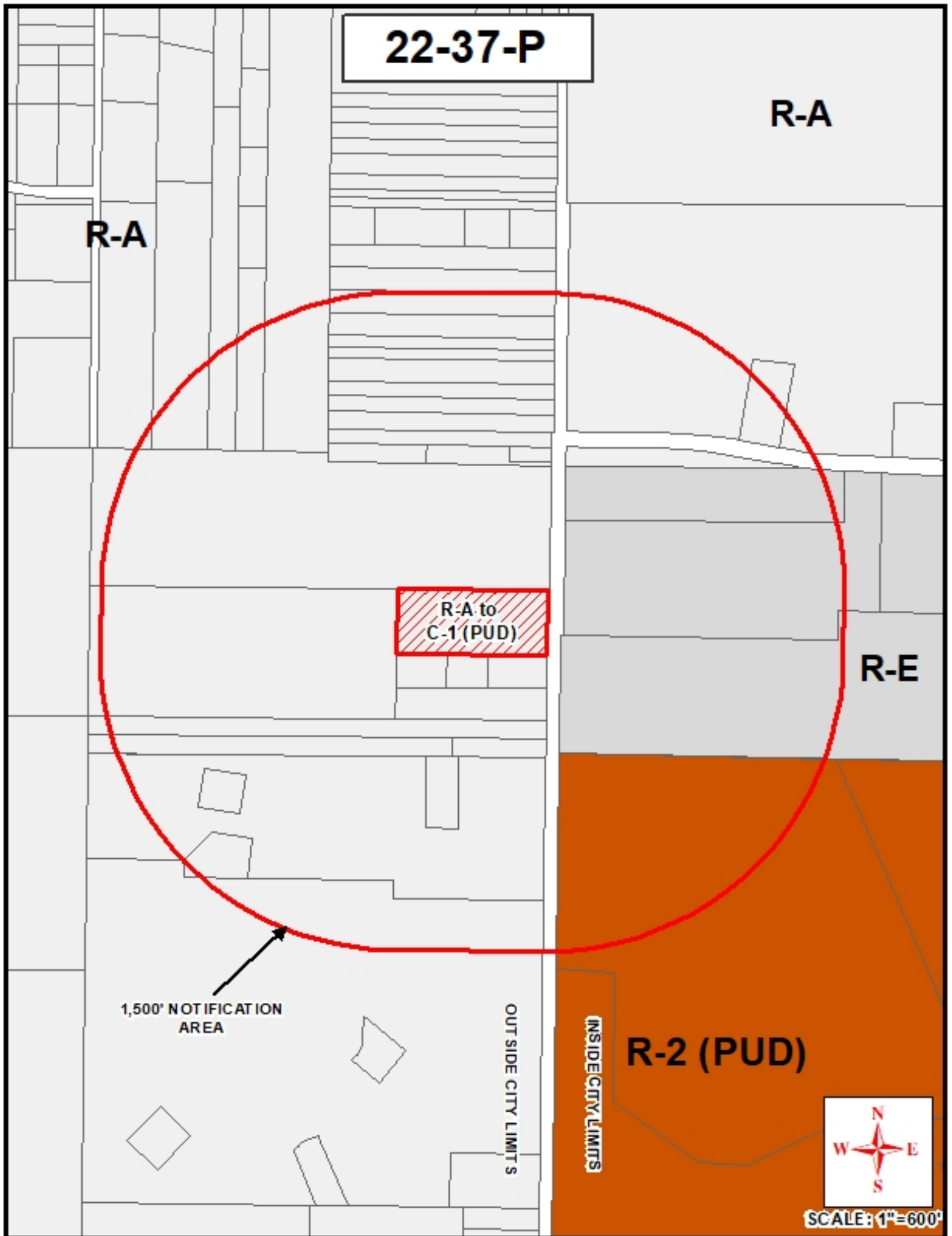
OUTSIDE CITY LIMITS

INSIDE CITY LIMITS

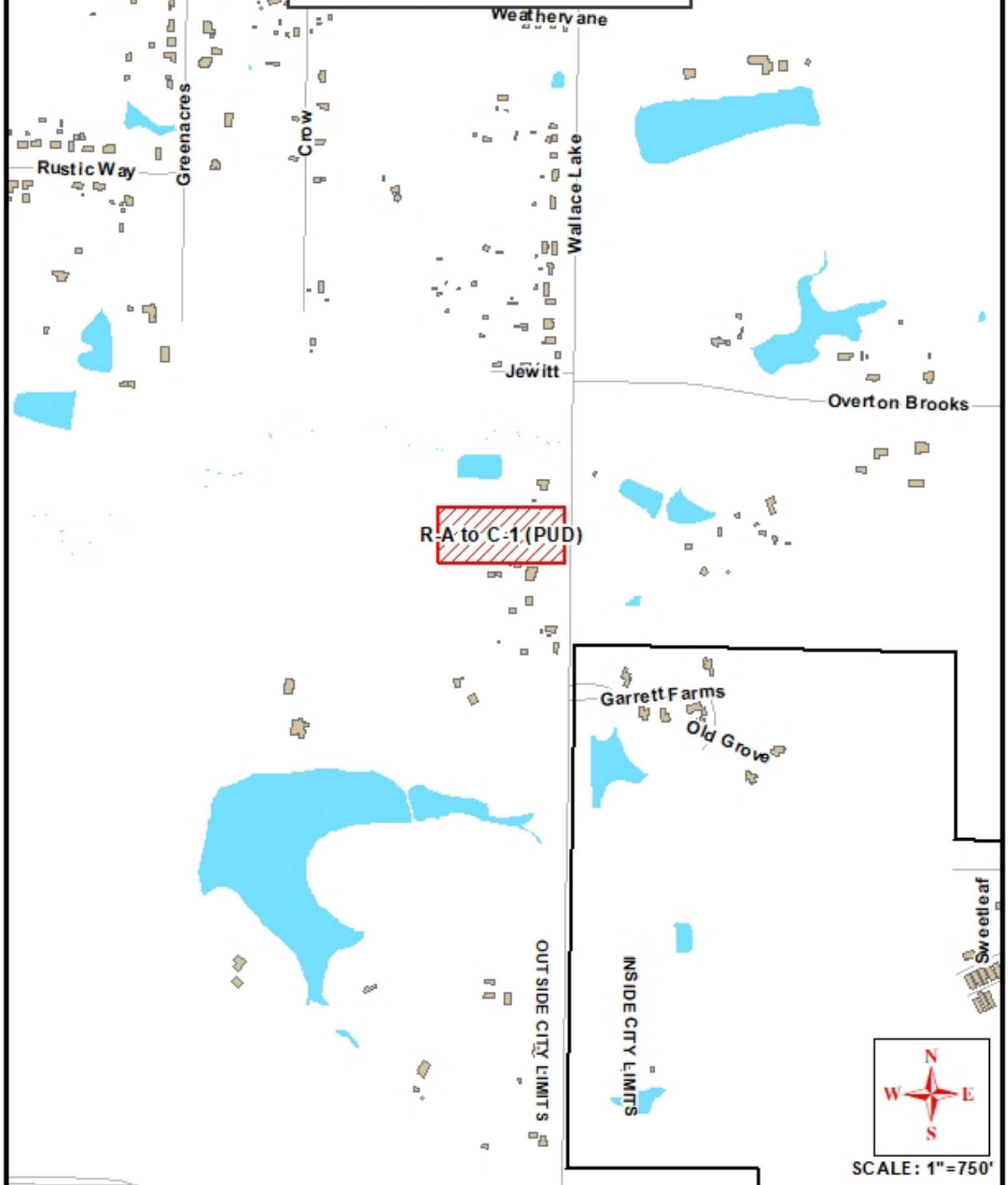
R-2 (PUD)



SCALE: 1"=600'



22-37-P AREA REF MAP





GENERAL NOTES:

- CONTRACTOR TO LOCATE ALL UTILITIES PRIOR TO BEGINNING CONSTRUCTION. THE ENGINEER / SURVEYOR DOES NOT GUARANTEE THAT THE UNDERGROUND UTILITIES OR ALL UTILITY SERVITUDES AFFECTING THIS TRACT ARE SHOWN IN THEIR EXACT LOCATION. THEY HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION PROVIDED BY ONE CALL OR THE LOCAL UTILITY COMPANY, LOUISIANA ONE CALL 811 OR UTILITY COMPANY.
- THE ENGINEER, AS REPRESENTATIVE OF THE OWNER, SHALL NOT GUARANTEE THE WORK OF ANY CONTRACTOR OR SUBCONTRACTOR. SHALL HAVE NO AUTHORITY TO STOP WORK, SHALL HAVE NO SUPERVISION OR CONTROL AS TO THE WORK OR PERSONS DOING THE WORK, SHALL NOT HAVE CHARGE OF THE WORK, SHALL NOT BE RESPONSIBLE FOR SAFETY IN, ON, OR ABOUT THE JOB SITE OR HAVE ANY CONTROL OF THE SAFETY OR ADEQUACY OF ANY EQUIPMENT, BUILDING COMPONENT, SCAFFOLDING, SUPPORTS, FORMS, OR OTHER WORK AIDS, AND SHALL HAVE NO DUTIES OR RESPONSIBILITIES IMPOSED BY THE STRUCTURAL WORK ACT.
- CONTRACTOR SHALL INSTALL SILT FENCES, HAY BALES AND NECESSARY STORM WATER CONTROL MEASURES DURING CONSTRUCTION AS REQUIRED BY THE CITY.
- CONTRACTOR(S) SHALL KEEP EXISTING PAVING CLEAN OF MUD AND OTHER CONSTRUCTION DEBRIS.
- ALL TRENCH EXCAVATION SHALL BE PERFORMED IN STRICT ACCORDANCE WITH OSHA REGULATIONS AND APPLICABLE LOCAL CODES AND ORDINANCES.
- CONTRACTOR SHALL FIELD VERIFY ALIGNMENT AND GRADE OF ALL PAVING, DRAINAGE PIPES AND PROPOSED MAINS. CONFLICTS, DISCREPANCIES OR IRREGULARITIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE OWNER. FAILURE TO DO SO MAY RESULT IN ADDITIONAL COSTS TO THE CONTRACTOR FOR REMOVAL, REPLACEMENT, OR REVISIONS TO ITEMS INSTALLED WITHOUT VERIFICATION BY OWNER.
- CONTRACTOR SHALL REDISTRIBUTE TOPSOIL IN 4" LAYER AS PER OWNER.
- CONTRACTOR SHALL COORDINATE AND PROVIDE FOR ALL SAFEGUARDS, SAFETY DEVICES AND REQUIRED JOB SITE SAFETY REGULATIONS AS NEEDED.
- MATERIALS AND CONSTRUCTION SHALL BE IN STRICT COMPLIANCE WITH LOCAL SPECIFICATION STANDARDS AND/OR LOCAL BUILDING CODES.
- CONTRACTOR SHALL COORDINATE WITH CITY AND LOCAL UTILITY COMPANIES FOR TYING INTO EXISTING MAINS. ALL UTILITY SERVICES SHALL BE INSTALLED PER CITY CODE AND GOVERNING UTILITY CODE.

- ALL DISTURBED EARTH TO RECEIVE SLAB SOD UNLESS OTHERWISE DIRECTED BY OWNER/ENGINEER. POSITIVE DRAINAGE SHOULD BE MAINTAINED AT ALL TIMES.
- MAXIMUM SLOPE IN ANY DIRECTION IN HANDICAP SPACES TO BE 2%.
- ALL EXITS MUST HAVE A MINIMUM 5' x 5' LEVEL LANDING.
- MAX. CROSS-SLOPE OF ALL SIDEWALKS = 2%
- SIDEWALKS TO HAVE A MAXIMUM RISE ALONG PATH OF TRAVEL NOT TO EXCEED 1:20.
- MAXIMUM SLOPE OF CURB RAMPS NOT TO EXCEED 1:12.

UTILITY NOTES:

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION, DEPTH AND SIZE OF ALL UNDERGROUND UTILITIES AND STRUCTURES, AND SHALL BE LIABLE FOR ANY DAMAGE CAUSED BY FAILURE TO COMPLY WITH THESE INSTRUCTIONS.

PARKING:

REQ'D. PARKING SPACES = 11
PROVIDED PARKING SPACES = 14

GEOMETRIC NOTES:

- ALL PAVEMENT STRIPING SHALL BE 4-INCH-WIDE YELLOW UNLESS OTHERWISE NOTED OR SHOWN.
- PAINT SHALL BE APPLIED TO PAVEMENT BY SPRAYING WITH A MECHANICAL SPRAYER DEVELOPED FOR SUCH PURPOSES TO ASSURE UNIFORM STRAIGHT LINES.
- ALL DIMENSIONS FOR PAVEMENT SHOWN HEREIN, UNLESS OTHERWISE NOTED, ARE TAKEN AT THE BACK OF CURB.
- ALL CURBING UNLESS OTHERWISE NOTED SHALL BE 6" BARRIER CURB.

REVISIONS	BY

DIMENSIONED SITE PLAN

Caddo Electric

Caddo Parish, Louisiana

RA

RALEY AND ASSOCIATES, INC.

Civil & Structural Engineering, Surveying, Planning & Consulting

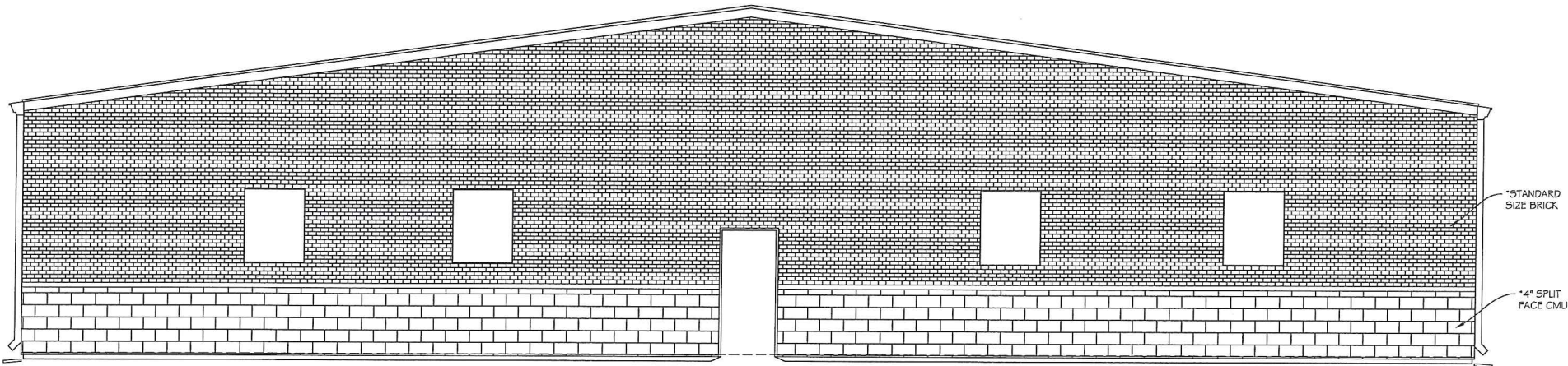
4913 Shed Road
Bossier City, LA 71111

Phone 318.752-9023
Fax 318.752-9025
www.raleyandassociates.com

PRELIMINARY
THIS DOCUMENT IS FOR THE PURPOSE OF REVIEW ONLY AND IS NOT TO BE USED FOR CONSTRUCTION, BIDDING, RECORDATION, CONVEYANCE SALES OR FOR THE BASIS FOR THE ISSUANCE OF A PERMIT. DOCUMENT PREPARED UNDER THE DIRECT SUPERVISION OF FRANK J. RALEY, REG. NO. 22831, DATE: 03/02/23

DATE: 02/27/2023
SCALE: 1" = 30'
DRAWN: NDV
CHECKED: MK
JOB: 22443
SHEET: C1
OF - SHEET

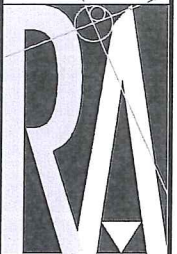
22443 CIVIL DESIGN.DWG



*COLORS TO BE
CHOSEN BY OWNER

REVISIONS	BY
1/31/2023	ECP

ELEVATIONS
CADDO ELECTRICAL
CADDO PARISH, LA



RALEY AND
ASSOCIATES, INC.

Civil & Structural
Engineering,
Surveying, Planning
& Consulting

4913 Shed Road
Bossier City, LA 71111

Phone 318.752-9023
Fax 318.752-9025
www.raleyandassociates.com

DATE:	11/15/2022
SCALE:	AS SHOWN
DRAWN:	ECP
CHECKED:	FJR
JOB:	21012

SHEET:
A3
OF 8 SHEETS

21012 KINGSTON RD 11-11-22.DWG



This is a map showing a section of Wallace Lake Rd and Norris Ferry Rd. Wallace Lake Rd runs vertically through the center of the image. Norris Ferry Rd runs horizontally across the bottom right. A grey rectangular area is highlighted on Wallace Lake Rd, just above Norris Ferry Rd. To the left of this grey area is a purple oval shape. The map features various colored regions: yellow, pink, and light blue. There are also black outlines representing buildings or structures, particularly in the bottom right corner. The text 'Wallace Lake Rd' is written vertically along the road, and 'Norris Ferry Rd' is written horizontally along the bottom right road.

Wallace Lake Rd

Norris Ferry Rd



FOR SALE
PRIME LOCATION
Call
John W. Lark
781-238-1841 781-462-1841
5.7 Acres ML

**PUBLIC
HEARING
NOTICE**



12/04/2023



12/04/2023



12/04/2023

These Businesses are at Mayo Road on
Wallace Lake Road







This is neighbor #1
North of the subject property.



This is neighbor #2 North of
the subject property.



Property located directly across
from the subject property.



THIS APPEARS TO BE A HOME
BUSINESS CLOSE TO THE SOUTHERN
LOOP ON WALLACE LAKE ROAD



This Business is located on WANCE LAKE RD
South of the Southern loop and is adjacent to
Southern TRACE.



NPP Meeting Invitation
Proposed Caddo Electric
Warehouse/Office
PUD/Zoning Change
02/14/2023

Dear Neighbor:

Our Client, Caddo Electrical Contracting, LLC, is planning a new building on Wallace Lake Road approximately 750 feet south of Overton Brooks Road on the west side of Wallace Lake Road.

The current site is R-A zoning. We are proposing a C-1 PUD zoning. The property is bordered by Residential Zoning.

Because you are a nearby neighbor or otherwise interested in the neighborhood, I am inviting you to a meeting where you can learn more about what is proposed and present questions or concerns. Our application has to be heard by the Parish Planning and Zoning Commission and the Caddo Commission and we are required to do this before we submit our application to the Parish Planning and Zoning Commission

The meeting will take place:

Monday February 27, 2023 at 6:00 PM
Location: ReMax Real Estate Services
9242 Ellerbe Road, Suite 300
Shreveport, LA 71106

At the meeting I will provide a sign-in sheet to obtain email addresses, so that I can keep you updated if there are any changes to the project. If you cannot attend the meeting and would like to receive information from the meeting, please contact us at the address below. I hope to see you at the meeting on February 27th at 6:00 PM.

Sincerely,



Mike Kelsch, P.E.

Raley and Associates, Inc.

4913 Shed Rd

Bossier City, LA 71111

(318) 752-9023

Email: mike@raleyardassociates.com

Neighborhood Participation Plan Report

- 1) Project Name: Caddo Electrical Contracting Rezoning
- 2) Contact Name: Michael Kelsch, P.E.
- 3) Meeting Date: Monday, February 27, 2023
- 4) Meeting Location: 9242 Ellerbe Road, Suit 300, Shreveport, LA 71106
- 5) Meeting Start time: 6:00 PM
- 6) Meeting End time: 7:00 PM
- 7) Number of people in attendance: 14
- 8) Date of Filing of Land Use Application: N/A
- 9) General Introduction: We put together a neighborhood meeting invitation that the MPC helped send out to nearby residents within a certain radius of the proposed project. We had the meeting at 9242 Ellerbe Road, and 14 people were present at the meeting. The developer, landowner, and engineer opened the meeting by explaining the project, presenting the site plan and building elevation, and explaining the operation of the proposed business. We explained some of the things we were trying to do to help the concerns of the residents, such as pushing the building back off of the ROW approximately 300 feet, leaving the property located near the front of the site undeveloped so that existing trees would remain, planting new landscaping, etc... The majority of the concerned residents had little interest in the amenities presented, and had little interest in offering amenities to help facilitate the project.
- 10) Summary of Concerns and issues raised at the Meeting:

The major concern of the residents was what the commercial zoning would do to their property value. There was some brief conversation regarding the vehicle and 18-wheeler traffic, and it was explained that there would only be about 1 18-wheeler/week and very little traffic caused by this type of business. The conversation quickly went back to the property value. It became very clear that the residents were only concerned with opposing any type of commercial development, and that no amenities proposed would change their mind. One resident did bring up a few questions regarding the height of the proposed building, and we mentioned that the eave would be about 14', with the roof height being about 18' in the center. The resident also brought up lighting, and we mentioned that there would be parking lighting per the MPC ordinance. The same resident also asked if planting/landscaping was allowed in the gas easement, and we stated that we would have to get with the gas company, but typically the gas company would want the easement to remain cleared. A question was brought up regarding the fence requirements, and we stated that a 6' wood fence is required adjacent to the residential. A representative from Provenance was present at the meeting, and stated that they are not opposed to C-1, but they would be focused on the type of construction, type of architecture, and making sure it fit with the area. The

represented also mentioned that Provenance is not as directly impacted as the adjacent neighbors, and that they did have concerns with how it may impact the adjacent neighbors. The Parish Commissioner for this district was also at the meeting. He introduced himself, and explained that he was there to listen to the meeting. The Parish Commissioner made the following statement toward the end of the meeting (paraphrasing): He could see that the developers are trying to do what they can to please the neighbors, but could also see the neighbors' concerns, and that a process is in place for each party to go to the public hearing to present their case, and that the public bodies will vote on the case.

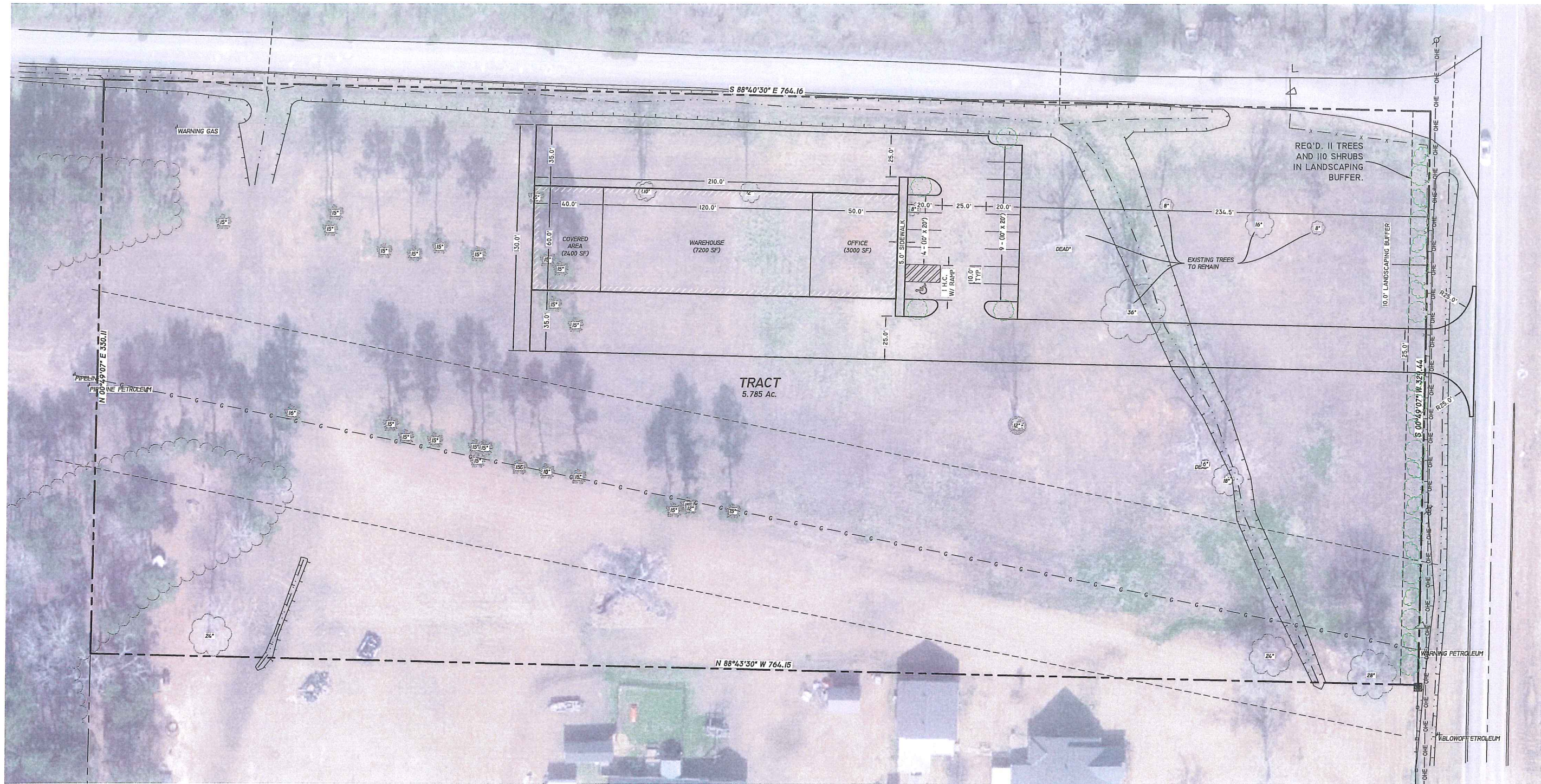
All in all, it was very difficult to keep up with the minutes and discussions as the discussions went at a rapid pace, with many conversations happening at the same time. I have attempted to summarize as best as possible. I would say the meeting was not very productive and a bit hostile at times.

Because there was little interest by the residents to propose amenities to make this work, we can only add some of the things that were brought up at the meeting. We will propose an 8' privacy fence in lieu of a 6' fence, we will set back the building approximately 300' from the property line as previously discussed, we will leave many of the existing trees, and we will install additional trees beyond the landscaping requirements. The developer is willing to entertain other amenities if the residents would like to propose them.

- 11) Additional Required items: Attached is the sign in sheet, site plan, and elevation presented at the meeting. We will also be submitting the revised conceptual site plan containing the fence and additional trees.

SIGN IN SHEET

Name	Address	Phone Number	Email Address
MICHAEL KELSCH	4913 SHED RD., BOSSIER CITY, LA 71111	318-752-9023	MIKE@ALLEYANDASSOCIATES.COM
Steve Thornton	9846 Wallace Lake Rd, Shreveport, LA 71106	318-383-6894	tc141@comcast.net
Cyndi Thornton	✓	318-470-5258	✓
John Thompson	9900 Wallace Lake Rd.	318-840-4398	MIKE@Thompson-drywall.com
John M. J.	10555 ELLERBE Spout LA	318-208-1584	JLORICK@AOL.COM
Terry Williams	9926 Wallace Lake Spout LA	318-573-1307	tlsh52williams@yahoo.com
JOHN ATKINS	333 Texas St, #2300 Shreveport 71101	318-560-4122	JEATKINS@LATIMBER.COM
Johnny Bridges	333 Texas St, Suite 2000 Spout, LA 71101	318-344-4445	johnny@cartravelsandgas.com
Shawn Brelton	399 W. Rds Spout 71106	318-716-1054	SP@cadlockelectd.com
Jerome Nichols	9922 Wallace Lake Rd 71106	318-572-1728	thejeromaniac@gmail.com
HERT WALKER	2010 GARNETT FARM RD, SHREVEPORT, LA 71105	318-469-9280	HERTWALKER@GMAIL.COM
David Alvis	1069 St. Francis Way Shreveport, LA 71106	318-426-7797	Dan@Sikerstarm.net
Jennifer Weaver	9928 Wallace Blvd, Spout, LA 71106	318-426-2013	Jenniferw576@gmail.com
TODD WEAVER	9928 WALLACE LAKE RD, SHREVEPORT, LA 71106	318-426-2069	dweaver9@gmail.com



GENERAL NOTES:

- CONTRACTOR TO LOCATE ALL UTILITIES PRIOR TO BEGINNING CONSTRUCTION. THE ENGINEER / SURVEYOR DOES NOT GUARANTEE THAT THE UNDERGROUND UTILITIES OR ALL UTILITY SERVITUDES AFFECTING THIS TRACT ARE SHOWN IN THEIR EXACT LOCATION. THEY HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION PROVIDED BY ONE CALL OR THE LOCAL UTILITY COMPANY. LOUISIANA ONE CALL 811 OR UTILITY COMPANY.
- THE ENGINEER, AS REPRESENTATIVE OF THE OWNER, SHALL NOT GUARANTEE THE WORK OF ANY CONTRACTOR OR SUBCONTRACTOR. SHALL HAVE NO AUTHORITY TO STOP WORK, SHALL HAVE NO SUPERVISION OR CONTROL AS TO THE WORK OR PERSONS DOING THE WORK, SHALL NOT HAVE CHARGE OF THE WORK, SHALL NOT BE RESPONSIBLE FOR SAFETY IN, ON, OR ABOUT THE JOB SITE OR HAVE ANY CONTROL OF THE SAFETY OR ADEQUACY OF ANY EQUIPMENT, BUILDING COMPONENT, SCAFFOLDING, SUPPORTS, FORMS, OR OTHER WORK AIDS, AND SHALL HAVE NO DUTIES OR RESPONSIBILITIES IMPOSED BY THE STRUCTURAL WORK ACT.
- CONTRACTOR SHALL INSTALL SILT FENCES, HAY BALES AND NECESSARY STORM WATER CONTROL MEASURES DURING CONSTRUCTION AS REQUIRED BY THE CITY.
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- ALL TRENCH EXCAVATION SHALL BE PERFORMED IN STRICT ACCORDANCE WITH OSHA REGULATIONS AND APPLICABLE LOCAL CODES AND ORDINANCES.
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- CONTRACTOR SHALL REDISTRIBUTE TOPSOIL IN 4\"/>

UTILITY NOTES:

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION, DEPTH AND SIZE OF ALL UNDERGROUND UTILITIES AND STRUCTURES, AND SHALL BE LIABLE FOR ANY DAMAGE CAUSED BY FAILURE TO COMPLY WITH THESE INSTRUCTIONS.

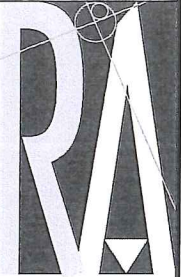
GEOMETRIC NOTES:

- ALL PAVEMENT STRIPING SHALL BE 4-INCH-WIDE YELLOW UNLESS OTHERWISE NOTED OR SHOWN.
- PAINT SHALL BE APPLIED TO PAVEMENT BY SPRAYING WITH A MECHANICAL SPRAYER DEVELOPED FOR SUCH PURPOSES TO ASSURE UNIFORM STRAIGHT LINES.
- ALL DIMENSIONS FOR PAVEMENT SHOWN HEREIN, UNLESS OTHERWISE NOTED, ARE TAKEN AT THE BACK OF CURB.
- ALL CURBING UNLESS OTHERWISE NOTED SHALL BE 6\"/>
- ALL DISTURBED EARTH TO RECEIVE SLAB SOD UNLESS OTHERWISE DIRECTED BY OWNER/ENGINEER. POSITIVE DRAINAGE SHOULD BE MAINTAINED AT ALL TIMES.
- MAXIMUM SLOPE IN ANY DIRECTION IN HANDICAP SPACES TO BE 2%.
- ALL EXITS MUST HAVE A MINIMUM 5' x 5' LEVEL LANDING.
- MAX. CROSS-SLOPE OF ALL SIDEWALKS = 2%.
- SIDEWALKS TO HAVE A MAXIMUM RISE ALONG PATH OF TRAVEL NOT TO EXCEED 1:20.
- MAXIMUM SLOPE OF CURB RAMPS NOT TO EXCEED 1:12.



REVISIONS	BY

DIMENSIONED SITE PLAN
Caddo Electric
Caddo Parish, Louisiana



RALEY AND ASSOCIATES, INC.

Civil & Structural
Engineering,
Surveying, Planning
& Consulting

4913 Shed Road
Bossier City, LA 71111

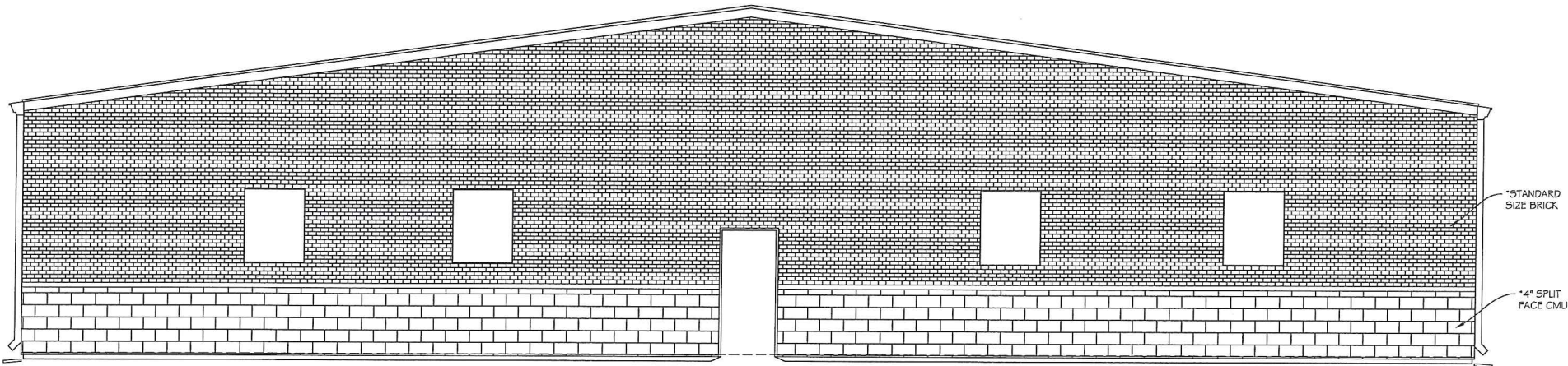
Phone 318.752-9023
Fax 318.752-9025
www.raleyardassociates.com

PRELIMINARY
THIS DOCUMENT IS FOR THE PURPOSE OF REVIEW ONLY AND IS NOT TO BE USED FOR CONSTRUCTION, BIDDING, RECORDATION, CONVEYANCE SALES OR FOR THE BASIS FOR THE ISSUANCE OF A PERMIT. DOCUMENT PREPARED UNDER THE DIRECT SUPERVISION OF FRANK J. RALEY, REG. NO. 22831, DATE: 02/28/23

DATE: 02/27/2023
SCALE: 1" = 30'
DRAWN: NDV
CHECKED: MK
JOB: 22443

SHEET:
C1
OF - SHEET

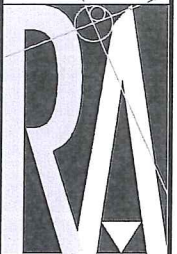
22443 CIVIL DESIGN.DWG



*COLORS TO BE
CHOSEN BY OWNER

REVISIONS	BY
1/31/2023	ECP

ELEVATIONS
CADDO ELECTRICAL
CADDO PARISH, LA



RALEY AND
ASSOCIATES, INC.

Civil & Structural
Engineering,
Surveying, Planning
& Consulting

4913 Shed Road
Bossier City, LA 71111

Phone 318.752-9023
Fax 318.752-9025
www.raleyandassociates.com

DATE:	11/15/2022
SCALE:	AS SHOWN
DRAWN:	ECP
CHECKED:	FJR
JOB:	21012

SHEET:
A3
OF 8 SHEETS

21012 KINGSTON RD 11-11-22.DWG

OWNER	STREET ADDRESS	CITY	STATE	ZIP
Hudco Construction Llc	PO Box 8530	Bossier City	LA	71113
Hudco Construction Llc	2839 Sligo Road	Haughton	LA	71037
Sanchez, Hector D Gallego And	2038 Garrett Farms Row	Shreveport	La	71106
MJ Construction, LLC	729 Smokehouse Loop	Benton	LA	71006
Johnson, Philip And	612 Buckhead Cir	Shreveport	La	71115
Tyler, David Gerald And	2104 Old Grove Cir	Shreveport	La	71106
Scott, Losten Albert, Sr. And Robert	Po Box 6281	Shreveport	La	71136-6281
Ardoyn, Alicia Renee Mc Connell	9880 Wallace Lake Rd	Shreveport	La	71106-8010
Giglio, Joseph Christopher 25%, Etal	C/O Michael J Giglio	Land O Lakes	FL	34638
Lambert, Ronald Steven And	9870 Wallace Laked Rd	Shreveport	La	71106-8010
Rogers, Rosia Brown 1/2 Etal	9774 Wallace Lake Rd	Shreveport	La	71106-8008
Whyte, Edna Gertrude Laborde	250 Overton Brooks Rd	Shreveport	La	71106-8506
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Lambert, Ronald Steven And	9870 Wallace Lake Rd	Shreveport	La	71106
Hazard, Linda Williamson 1/2 And	127 Patton Ave	Shreveport	La	71105
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Boutwell, Kenneth Wayne	11270 Greenacres Rd	Shreveport	La	71106
Provenance Development Company Llc	330 Marshall St Ste 200	Shreveport	La	71101-3015
Cobbs, Patrick Wayne	9854 Wallace Lake Rd	Shreveport	La	71106-8010
Alvis, David Charles And	379 St. Charles Blvd	Shreveport	La	71106
Bryant, Jousha E.	4548 Curtis Ln	Shreveport	La	71109-6814
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Hawthorne, Gerald Wayne	9945 Crow Rd	Shreveport	La	71106
Bryant, Jousha E. And Ella Dinkins Bryant	4548 Curtis Ln	Shreveport	La	71109-6814
Marsala, Shawne Christy	2021 Garrett Farms Row	Shreveport	La	71106
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Walker, Richard Kent And	2010 Garrett Farms Row	Shreveport	La	71106
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Jenkins Construction Of Shreveport Llc	9452 Milbank Dr	Shreveport	La	71115
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Clark, Thomas Malcolm And	2017 Garrett Farms Row	Shreveport	La	71106
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Buseick, Brad Alan And	2033 Garrett Farms Row	Shreveport	La	71106
Stansell, Christopher S And	2838 Long Lake Dr	Shreveport	La	71106
Ford, Laura L., Trustee, Etal	PO Box 1902	Cedar Hill	TX	75106
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Glass, David Wayland And	9814 Canebrake Lane	Shreveport	La	71106
Venture One Enterprise Llc	7340 Caspistrano	Shreveport	La	71105
Thornton, Steven Ray, Jr.	9846 Wallace Lake Rd	Shreveport	La	71106-8010
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Johnson, Precious Simone Pouncy	9778 Wallace Lake Rd	Shreveport	La	71106-8008
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Thornton, Stepheni R.	9850 Wallace Lake Rd	Shreveport	La	71106-8010
Tyler, Eric Jr And Leanna Tyler	2108 Old Grove Cir	Shreveport	La	71106
M J Construction Llc	729 Smokehouse Loop	Benton	LA	71006
Provenance Development Company Llc	330 Marshall St Ste 200	Shreveport	La	71101-3015
Bryant, Jousha E. And Ella Dinkins Bryant	4548 Curtis Ln	Shreveport	La	71109-6814
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Hudco Construction Llc	PO Box 8530	Bossier City	LA	71113
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Lambert, Ronald Steven And	9890 Wallace Lake Rd	Shreveport	La	71106
Thomas, Mae Hartwell 1/4, Etal	3826 Powell Street	Shreveport	La	71109
Burns, James And Daisy Lee Burns	9794 Wallace Lake Rd	Shreveport	La	71106-8008
Jones, Linda Pouncy	9784 Wallace Lake Rd	Shreveport	La	71106-8008
Walker, Barbara M.	9770 Wallace Lake Rd	Shreveport	La	71106
Giglio, Joseph John	7205 N Lakeshore Dr	Shreveport	La	71107-8376

Brown, Robert T Jr And	2014 Garret Farms Row	Shreveport	La	71106
Thornton, Steven Ray And	9846 Wallace Lake Rd	Shreveport	La	71106-8010
Spilker, Raymond Frederick 1/2 And	9856 Wallace Lake Rd	Shreveport	La	71106-8010
Patero, Charlie Willis 1/4 Etal	125 Mayo Rd	Shreveport	La	71106-8003
Headley, Travis Aaron And	2034 Garrett Farms Row	Shreveport	La	71106
Spilker, Raymond Frederick 1/2 And	9856 Wallace Lake Rd	Shreveport	La	71106-8010
Salgado, Brandon And	2030 Garrett Farms Row	Shreveport	La	71106
Balderas, Gabriel And Brooke Balderas	3005 Newberry Ln	Shreveport	La	71106
Scott, Losten Albert, Sr. And Robert	Po Box 6281	Shreveport	La	71136-6281
Giglio, Joseph John	7205 N Lakeshore Dr	Shreveport	La	71107-8376
Knighton, Christopher C And	9819 Canebrake Ln	Shreveport	La	71106
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Byrd Family Farms Llc	399 Laguna Beach Road	Ringgold	LA	71068
M J Construction Llc	729 Smokehouse Loop	Benton	LA	71006
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Thompson, Joe Boyd	9898 Wallace Lake Rd	Shreveport	La	71106-8010
Provenance Development Company Llc	330 Marshall St. Ste 200	Shreveport	La	71101-3015
Vas Construction Llc	1922 Chestnut Park Ln	Shreveport	La	71106
Spilker, Raymond Frederick	3282 Lakewood Drive	Shreveport	La	71107
Provenance Development Company Llc	330 Marshall St Ste 200	Shreveport	La	71101-3015
Pender, Connie Whyte	180 Overton Brooks Rd	Shreveport	La	71106-8504
Walter F. Johnson	505 Travis Street, Suite 440,	Shreveport	LA	71101



Grayson Boucher, Louisiana State Certified Residential Appraiser LAR1104

9008 Vue Fleur Lane

Shreveport, Louisiana 71106

(318) 797-4020

April 24, 2023

Re/Max Real Estate Services

Attn: John Lorick

9242 Ellerbe Road

Shreveport, Louisiana 71106

Re: David Alvis Property, Wallace Lake Road

Dear Mr. Lorick,

As per your request I have visited the subject site and the surrounding areas. I also reviewed the proposed plans for the new electrical shop and site plan.

In my professional opinion, this new development will not reduce the value of adjacent landowners. The appraiser has researched the area and similar developments in Southern Caddo Parish and there is no historical market data that supports a decrease in value of adjacent property owners to similar commercial developments. The following pages are some supporting facts that this appraiser used to make this determination.



***Note the metal building, just to the South of the subject property on Wallace Lake Road



***Note the property less than 500 yards North of the subject property near the intersection of Wallace Lake Road and Overton Brooks Road. Storage buildings and what appears to be many possible property standards violations.



***Mixed use manufactured home with large metal building to the North of the subject property.



***Large office complex and equipment yard located less than ½ mile to the North of the subject property.

The photos before this page are a few examples of mixed use and possibly some property standard issues in the immediate subject area. The addition of the proposed office/warehouse with stipulations and assuming all of Caddo Parish property standards are adhered to, the development should have little impact on the adjacent property owners.

My research also revealed that new commercial developments in Southeast Shreveport and Southeast Caddo Parish, which were located within close proximity to existing single family home, within the last 10 years, saw very little impact on the marketability due to such development. Furthermore, the list price to sales price ratio saw no impact from these developments.

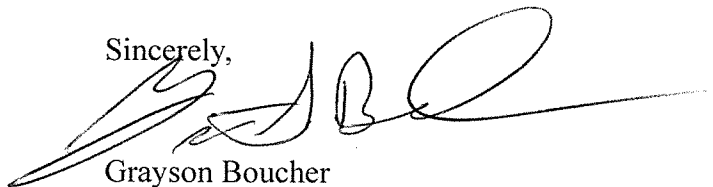
Data pertaining to list price to sales price ratio is based on such developments as:

- Camp Forbing Shopping Center – Golf Ridge Subdivision and The Bluffs at Ellerbe
- Fern Ave Development area which includes a hospital and office complexes adjacent to single family home in Pierremont Place
- Mixed use along Wallace Lake Road – The Grove at Garrett Farms and Lucien Field Estates.

These findings are based on data and are only supported by said developments and sales. Property value is a snapshot in time and the appraiser warrants the marketability of the area in the future in no way, however based on the data used and zoning and property standards, if enforced, the appraiser sees no issues in the future.

If I can assist with this matter any further or you have any questions, please feel free to reach out.

Sincerely,

A handwritten signature in black ink, appearing to read 'Grayson Boucher', with a long horizontal flourish extending to the right.

Grayson Boucher

Louisiana Certified Residential Appraiser LAR1104

22-37-P - Planned Unit Development (PUD)

Project Address Information:

Address: Wallace Lake Road

City: Shreveport

State: LA

Zip: 71106

Project Details:

Designation: Caddo Parish

Status: Open

Project Name: Caddo Electrical Rezoning

Project Number: 22-37-P

Project Description:

Application Category: Planning Case - Parish

Parcel Legal Description: see attached

General Location of Property: west side of Wallace Lake Rd., approx. 780' south of Overton Brooks Rd.

Council:

Caddo Parish Commissioner District: 9 - Atkins

Request: R-A to C-1 (PUD)

Proposed Use: Contractors office and outdoor storage yard

Subdivision:

GEO Number:

Township:

Section:

Range:

Existing Zone: R-A

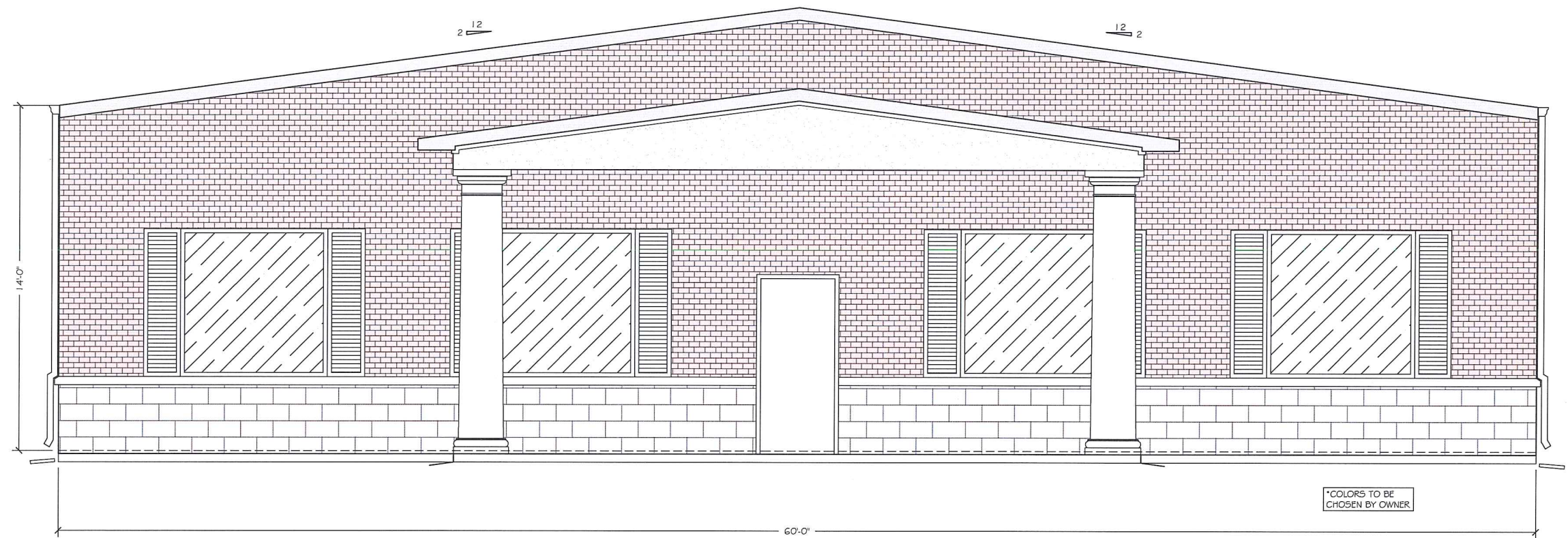
Project Fees:

Rezoning

Contact information:

Applicant:			
	Raley and Associates, Inc.	Michael Kelsch	4913 Shed Road Bossier City, LA 71111
	Mobile:	Home:	Office: (318) 752-9023
Architect:			
			, LA
	Mobile:	Home:	Office:
Business Owner:			
	Caddo Electrical Contracting, LLC	Shaun Pendleton	399 Watts Road Shreveport, LA 71106
	Mobile:	Home:	Office: (318) 716-1054
Engineer:			
	Raley and Associates, Inc.	Michael Kelsch	4913 Shed Road Bossier City, LA 71111
	Mobile:	Home:	Office: (318) 752-9023

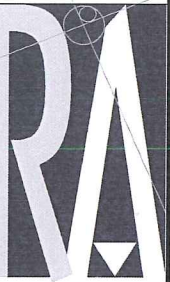
Property Owner:			
		David Alvis	379 St. Charles Blvd Shreveport, LA 71106
	Mobile:	Home:	Office:



1
A1 FRONT ELEVATION
SCALE: 3/8" = 1'-0"

REVISIONS	BY

FRONT ELEVATION
Caddo Electrical
Caddo Parish, Louisiana



RALEY AND ASSOCIATES, INC.

Civil & Structural
Engineering,
Surveying, Planning
& Consulting

4913 Shed Road
Bossier City, LA 71111

Phone 318.752-9023

Fax 318.752-9025

www.raleyardassociates.com

PRELIMINARY

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THE PURPOSE OF REVIEW
ONLY AND IS NOT TO BE
USED FOR
CONSTRUCTION, BIDDING,
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FOR THE BASIS FOR THE
ISSUANCE OF A PERMIT.
DOCUMENT PREPARED
UNDER THE DIRECT
SUPERVISION OF FRANK J.
RALEY, REG. NO. 22831,
DATE: 05/26/23

DATE: 03/26/2023

SCALE: 3/8" = 1'-0"

DRAWN: ECP

CHECKED: MK

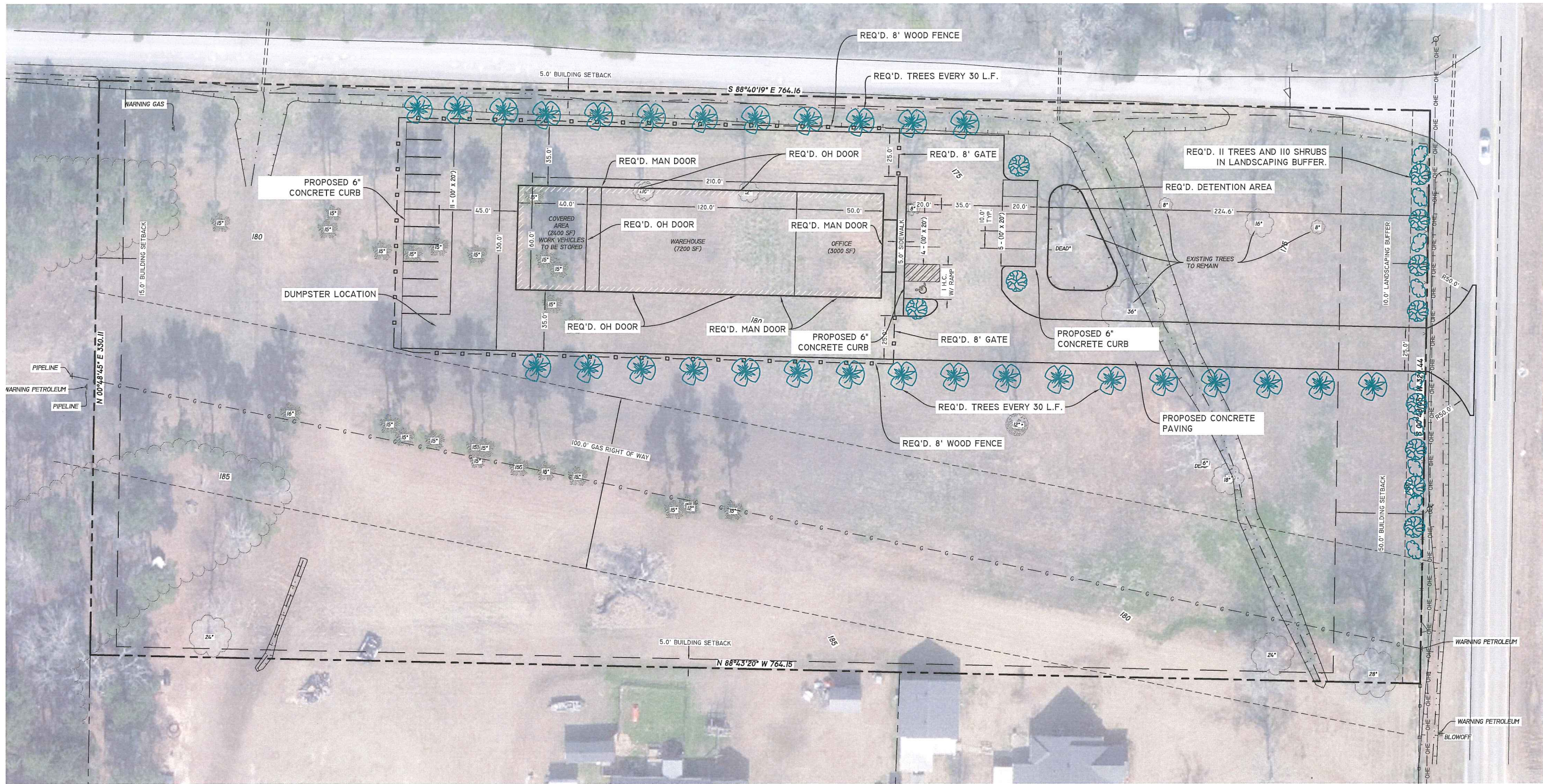
JOB: 22443

SHEET:

S1

OF - SHEET

22443 - Caddo Electrical.dwg



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- CONTRACTOR SHALL REDISTRIBUTE TOPSOIL IN 4" LAYER AS PER OWNER.
- CONTRACTOR SHALL COORDINATE AND PROVIDE FOR ALL SAFEGUARDS, SAFETY DEVICES AND REQUIRED JOB SITE SAFETY REGULATIONS AS NEEDED.
- MATERIALS AND CONSTRUCTION SHALL BE IN STRICT COMPLIANCE WITH LOCAL SPECIFICATION STANDARDS AND/OR LOCAL BUILDING CODES.
- CONTRACTOR SHALL COORDINATE WITH CITY AND LOCAL UTILITY COMPANIES FOR TYING INTO EXISTING MAINS. ALL UTILITY SERVICES SHALL BE INSTALLED PER CITY CODE AND GOVERNING UTILITY CODE.

- ALL DISTURBED EARTH TO RECEIVE SLAB SOD UNLESS OTHERWISE DIRECTED BY OWNER/ENGINEER. POSITIVE DRAINAGE SHOULD BE MAINTAINED AT ALL TIMES.
- MAXIMUM SLOPE IN ANY DIRECTION IN HANDICAP SPACES TO BE 2%.
- ALL EXITS MUST HAVE A MINIMUM 5' x 5' LEVEL LANDING.
- MAX. CROSS-SLOPE OF ALL SIDEWALKS = 2%
- SIDEWALKS TO HAVE A MAXIMUM RISE ALONG PATH OF TRAVEL NOT TO EXCEED 1:20.
- MAXIMUM SLOPE OF CURB RAMPS NOT TO EXCEED 1:12.

UTILITY NOTES:

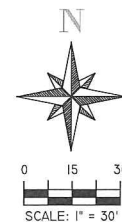
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PARKING:

REQ'D. PARKING SPACES = 11
PROVIDED PARKING SPACES = 12

GEOMETRIC NOTES:

- ALL PAVEMENT STRIPING SHALL BE 4-INCH-WIDE YELLOW UNLESS OTHERWISE NOTED OR SHOWN.
- PAINT SHALL BE APPLIED TO PAVEMENT BY SPRAYING WITH A MECHANICAL SPRAYER DEVELOPED FOR SUCH PURPOSES TO ASSURE UNIFORM STRAIGHT LINES.
- ALL DIMENSIONS FOR PAVEMENT SHOWN HEREIN, UNLESS OTHERWISE NOTED, ARE TAKEN AT THE BACK OF CURB.
- ALL CURBING UNLESS OTHERWISE NOTED SHALL BE 6" BARRIER CURB.



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Caddo Electrical
Caddo Parish, Louisiana



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DATE: 03/26/2023

SCALE: 1" = 30'

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CHECKED: MK

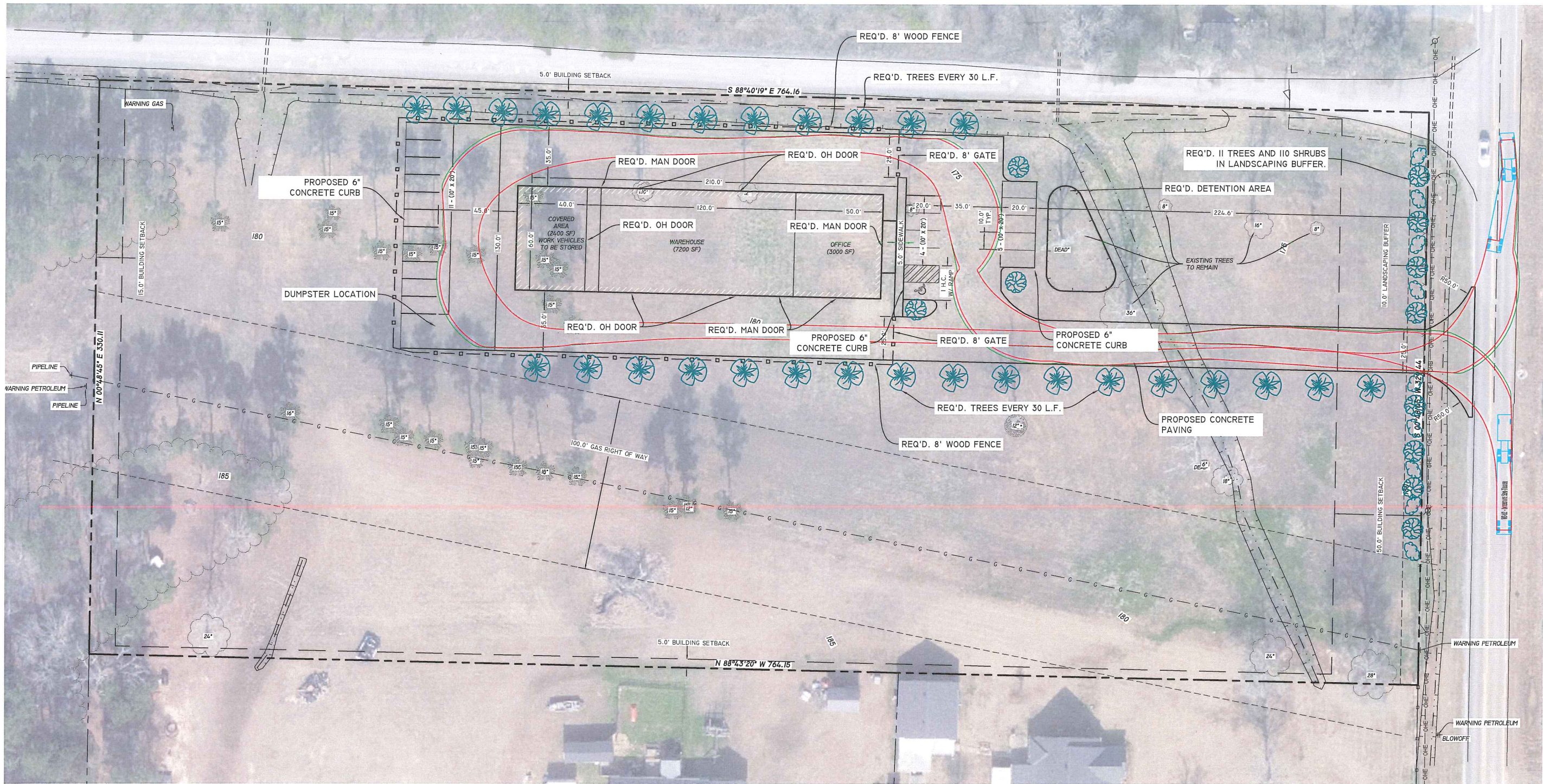
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OF - SHEET

22443 CIVIL DESIGN-RECOVER.DWG



GENERAL NOTES:

1.

CONTRACTOR TO LOCATE ALL UTILITIES PRIOR TO BEGINNING CONSTRUCTION. THE ENGINEER / SURVEYOR DOES NOT GUARANTEE THAT THE UNDERGROUND UTILITIES OR ALL UTILITY SERVITUDES AFFECTING THIS TRACT ARE SHOWN IN THEIR EXACT LOCATION. THEY HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION PROVIDED BY ONE CALL OR THE LOCAL UTILITY COMPANY. LOUISIANA ONE CALL 811 OR UTILITY COMPANY.
2.

THE ENGINEER, AS REPRESENTATIVE OF THE OWNER, SHALL NOT GUARANTEE THE WORK OF ANY CONTRACTOR OR SUBCONTRACTOR. SHALL HAVE NO AUTHORITY TO STOP WORK, SHALL HAVE NO SUPERVISION OR CONTROL AS TO THE WORK OR PERSONS DOING THE WORK, SHALL NOT HAVE CHARGE OF THE WORK, SHALL NOT BE RESPONSIBLE FOR SAFETY IN, ON, OR ABOUT THE JOB SITE OR HAVE ANY CONTROL OF THE SAFETY OR ADEQUACY OF ANY EQUIPMENT, BUILDING COMPONENT, SCAFFOLDING, SUPPORTS, FORMS, OR OTHER WORK AIDS, AND SHALL HAVE NO DUTIES OR RESPONSIBILITIES IMPOSED BY THE STRUCTURAL WORK ACT.
3.

CONTRACTOR SHALL INSTALL SILT FENCES, HAY BALES AND NECESSARY STORM WATER CONTROL MEASURES DURING CONSTRUCTION AS REQUIRED BY THE CITY.
4.

CONTRACTOR(S) SHALL KEEP EXISTING PAVING CLEAN OF MUD AND OTHER CONSTRUCTION DEBRIS.
5.

ALL TRENCH EXCAVATION SHALL BE PERFORMED IN STRICT ACCORDANCE WITH OSHA REGULATIONS AND APPLICABLE LOCAL CODES AND ORDINANCES.
6.

CONTRACTOR SHALL FIELD VERIFY ALIGNMENT AND GRADE OF ALL PAVING, DRAINAGE PIPES AND PROPOSED MAINS. CONFLICTS, DISCREPANCIES OR IRREGULARITIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE OWNER. FAILURE TO DO SO MAY RESULT IN ADDITIONAL COSTS TO THE CONTRACTOR FOR REMOVAL, REPLACEMENT, OR REVISIONS TO ITEMS INSTALLED WITHOUT VERIFICATION BY OWNER.
7.

CONTRACTOR SHALL REDISTRIBUTE TOPSOIL IN 4" LAYER AS PER OWNER.
8.

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12.

MAXIMUM SLOPE IN ANY DIRECTION IN HANDICAP SPACES TO BE 2%.
13.

ALL EXITS MUST HAVE A MINIMUM 5' x 5' LEVEL LANDING.
14.

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15.

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16.

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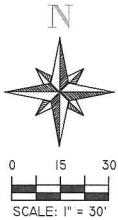
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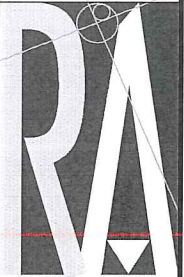
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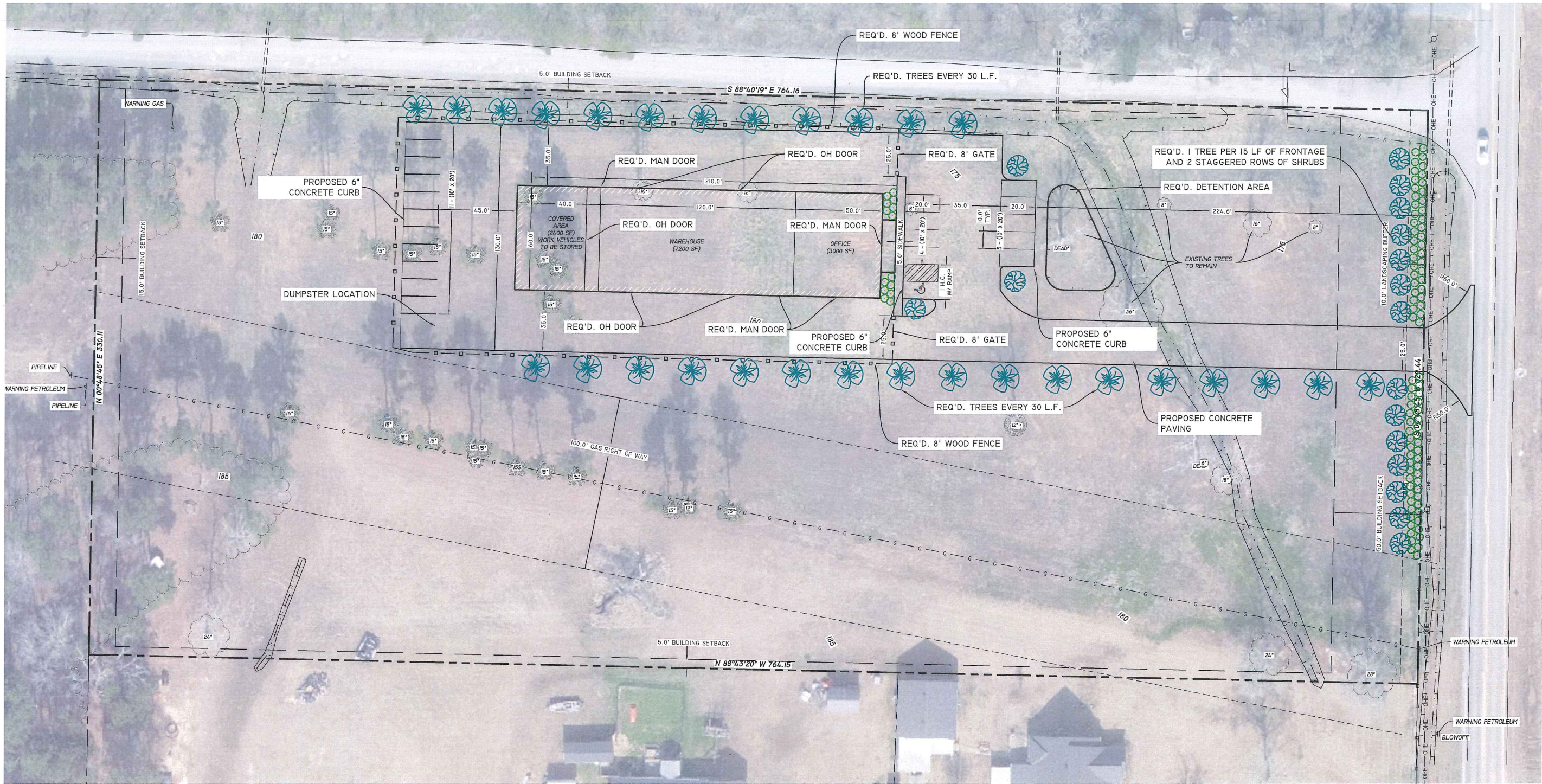
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C1
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DATE: 03/26/2023

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CHECKED: MK

JOB: 22443

SHEET:

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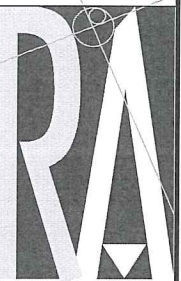
BUILDING SIDE
TO BE BRICK



1
AI FRONT ELEVATION
SCALE: 3/8" = 1'-0"

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FRONT ELEVATION
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OF - SHEET

22443 - CADDO ELECTRICAL COPY.DWG

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 WEST SIDE OF ALBANY ROAD, APPROXIMATELY THREE THOUSAND FEET NORTH OF OLD MOORINGSPOUT ROAD, CADDO PARISH, LOUISIANA, FROM R-A RURAL-AGRICULTURAL ZONING DISTRICT TO C-4 HEAVY 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 West side of Albany Road, approximately three thousand feet North of Old Mooringsport Road, Caddo Parish, Louisiana, more particularly described below, be and the same is hereby amended **from R-A Rural-Agricultural Zoning District to C-4 Heavy Commercial Zoning District:**

20.08 ACS. M/L - BEGIN AT MOST E'LY COR. OF OAK NORTH SUBD., IN SEC. 30(19-14), BEING ON W'LY R/W LINE OF ALBANY ROAD, RUN ALONG SAID SUBN. N. 89 DEG. 46 MIN. W. 621.14 FT., THENCE CON'T. ALONG SAID SUBN. S. 0 DEG. 14 MIN. W. 306.15 FT., THENCE CON'T ALONG SAID SUBN. N. 89 DEG. 46 MIN. W. 591.89 FT., THENCE ALONG W. LINE OF SAID SUBN. N. 00 DEG. 14 MIN. E. 555.39 FT., THENCE N. 16 DEG. 42 MIN. 34 SEC. W. 261.26 FT., THENCE N. 16 DEG. 42 MIN. 34 SEC. W. 269.25 FT., THENCE N. 16 DEG. 32 MIN. 44 SEC. W. 274.52 FT., THENCE N. 12 DEG. 53 MIN. 30 SEC. W. 281.07 FT., THENCE N. 12 DEG. 39 MIN. 30 SEC. W. 267.9 FT. TO S. LINE OF LOT D, PARTITION SURVEY OF ESTATE OF DAVE MC CRADY IN C. B. 1000-137, THENCE W. ALONG SAME TO E'LY R/W LINE OF I-49 PER C.B. 4055-52, THENCE S. 11 DEG. 55 MIN. 59 SEC. E. 130.38 FT., THENCE S. 04 DEG. 12 MIN. 19 SEC. E. 323.62 FT., THENCE S. 07 DEG. 04 MIN. 04 SEC. E. 3094.13 FT. TO S. LINE OF SEC. 30, THENCE E. ALONG SAME TO SW COR. OF BETHELEE BAPTIST CHURCH SUBDIVISION, THENCE ALONG W. LINE OF SAID SUBN. RUN N. 00 DEG. 14 MIN. 00 SEC. E. 1083.37 FT. (CALL 1083.65 FT.), THENCE ALONG N. LINE OF SAID SUBN. RUN S. 89 DEG. 47 MIN. 53 SEC. E. 1055.90 FT. (CALL 1056.02 FT.) TO W'LY LINE OF ALBANY ACRES, UNIT 2, THENCE NW'LY ALONG SAME TO SW COR. OF LOT 15 OF SAID SUBN., THENCE N. 89 DEG. 46 MIN. W. 483.9 FT., THENCE N. 00 DEG. 14 MIN. E. 335.49 FT., THENCE S. 89 DEG. 46 MIN. E. 632.16 FT. TO E. LINE OF SAID SEC. 30, THENCE N. TO W'LY LINE OF ALBANY ROAD, THENCE NW'LY ALONG SAME TO POINT OF BEGINNING, 191430-112

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

23-12-P
Clint Allen

NOTICE TO THE PUBLIC

Notice is hereby given that the Caddo Parish Planning and Zoning Board will hold a public hearing on Wednesday, May 24, 2023 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. 23-12-P REZONING: 0 Albany Rd. Application by CLINT ALLEN for approval to rezone property located on the west side of Albany Rd., approx. 3,000 ft. n of Old Mooringsport Rd., from R-A Rural-Agricultural Zoning District to C-4 Heavy Commercial Zoning District, being more particularly described as 20.08 ACS. M/L - BEGIN AT MOST E'LY COR. OF OAK NORTH SUBD., IN SEC. 30(19-14), BEING ON W'LY R/W LINE OF ALBANY ROAD, RUN ALONG SAID SUBN. N. 89 DEG. 46 MIN. W. 621.14 FT., THENCE CON'T. ALONG SAID SUBN. S. 0 DEG. 14 MIN. W. 306.15 FT., THENCE CON'T ALONG SAID SUBN. N. 89 DEG. 46 MIN. W. 591.89 FT., THENCE ALONG W. LINE OF SAID SUBN. N. 00 DEG. 14 MIN. E. 555.39 FT., THENCE N. 16 DEG. 42 MIN. 34 SEC. W. 261.26 FT., THENCE N. 16 DEG. 42 MIN. 34 SEC. W. 269.25 FT., THENCE N. 16 DEG. 32 MIN. 44 SEC. W. 274.52 FT., THENCE N. 12 DEG. 53 MIN. 30 SEC. W. 281.07 FT., THENCE N. 12 DEG. 39 MIN. 30 SEC. W. 267.9 FT. TO S. LINE OF LOT D, PARTITION SURVEY OF ESTATE OF DAVE MC CRADY IN C. B. 1000-137, THENCE W. ALONG SAME TO E'LY R/W LINE OF I-49 PER C.B. 4055-52, THENCE S. 11 DEG. 55 MIN. 59 SEC. E. 130.38 FT., THENCE S. 04 DEG. 12 MIN. 19 SEC. E. 323.62 FT., THENCE S. 07 DEG. 04 MIN. 04 SEC. E. 3094.13 FT. TO S. LINE OF SEC. 30, THENCE E. ALONG SAME TO SW COR. OF BETHELEE BAPTIST CHURCH SUBDIVISION, THENCE ALONG W. LINE OF SAID SUBN. RUN N. 00 DEG. 14 MIN. 00 SEC. E. 1083.37 FT. (CALL 1083.65 FT.), THENCE ALONG N. LINE OF SAID SUBN. RUN S. 89 DEG. 47 MIN. 53 SEC. E. 1055.90 FT. (CALL 1056.02 FT.) TO W'LY LINE OF ALBANY ACRES, UNIT 2, THENCE NW'LY ALONG SAME TO SW COR. OF LOT 15 OF SAID SUBN., THENCE N. 89 DEG. 46 MIN. W. 483.9 FT., THENCE N. 00 DEG. 14 MIN. E. 335.49 FT., THENCE S. 89 DEG. 46 MIN. E. 632.16 FT. TO E. LINE OF SAID SEC. 30, THENCE N. TO W'LY LINE OF ALBANY ROAD, THENCE NW'LY ALONG SAME TO POINT OF BEGINNING, Section 30, T19N, R14W, Caddo Parish Louisiana.

Alan Clarke, Executive Director
Metropolitan Planning Commission

**CADDO PARISH PLANNING AND ZONING COMMISSION
SUMMARY MINUTES OF THE PUBLIC HEARING MAY 24, 2023**

A regularly scheduled public hearing of the Caddo Parish Planning and Zoning was held on Wednesday, May 24, 2023 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
Jake Brown
Constance L. Green
Phyllis Hart
Damon Humphrey, Sr.
Lauren Marchive, III

Staff Present

Alan Clarke, Executive Director
Henry Bernstein, Parish Attorney's Office
Shari Culbert, Executive Assistant
Alexis DeJohn, Planner
Stephen Jean, Deputy Director

Members Absent

None

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 Caddo Parish Planning And Zoning Commission are subject to appeal to the Caddo Commission. Appeals must be filed within 10 days from the date a decision is rendered by the Caddo Parish Planning And Zoning Commission.

A motion was made by MR. MARCHIVE, III, seconded by MR. HUMPHREY, SR., to approve the minutes of the May 24, 2023 public hearing as submitted.

The motion was adopted by the following 6-0 vote: Ayes: Messrs. BROWN, HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: NONE

PUBLIC HEARING

CASE NO. 23-12-P ZONING REQUEST

Applicant:	CLINT ALLEN
Owner	CLINT ALLEN
Location:	0 Albany Rd (west side of Albany Rd., approx. 3,000 ft. n of Old Mooringsport Rd.)
Existing Zoning:	R-A
Request	R-A to C-4
Proposed Use:	RV-Park & Outdoor Storage

Representative &/or support:

Clint Allen 4805 Fairway View Shreveport, La. 71107

Mr. Allen spoke of his plans for the property.

Opposition:

Beverly Zaia 5265 Albany Rd. Shreveport, La. 71107

Mrs. Zaia spoke of her and her neighbors' opposition to the application.

draft

Diane Waldon 4866 Albany Rd. Shreveport, La 71107

Mrs. Waldon spoke of her opposition of the application. She provided pictures to the board of the surrounding area.

Kathleen Fuller 5126 Albany Rd. Shreveport, La. 71107

Ms. Fuller spoke of her opposition to the application.

Genavee Bowers 5230 Albany Rd. Shreveport, La. 71107

Ms. Bowers spoke of her opposition to the application.

Patrick Hawthorne 5105 Albany Rd. Shreveport, La. 71107

Mr. Hawthorne spoke of his opposition to the application.

Sarah Harville 5340 Albany Rd. Shreveport, La. 71107

Ms. Harville spoke of her opposition to the application.

A motion was made by MR. MARCHIVE, III seconded by MR. BROWN to deny the application.

The motion was adopted by the following 6-0 vote: Ayes: Messrs. BROWN, HUMPHREYS & MARCHIVE and Meses. GREEN, HART & NEUBERT Nays: NONE. Absent: NONE

END OF PUBLIC HEARING

OLD BUSINESS

NEW BUSINESS

OTHER MATTERS TO BE REVIEWED BY THE COMMISSION

MR. CLARKE reminded the board to complete their financial disclosures.

CHAIR/BOARD MEMBER'S COMMENTS

ADJOURN 4:27 p.m.

Laura Neubert, Chair

Phyllis Hart, 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

MAY 24, 2023

AGENDA ITEM NUMBER: 6

MPC Staff Member: Emily Trant

Parish Commission District: 2/Lyndon B. Johnson

CASE NUMBER 23-12-P: ZONING REQUEST

APPLICANT: CLINT ALLEN
OWNER: Clint Allen
LOCATION: TBD Albany Rd (west side of Albany Rd., approx. 3,000 ft. n of Old Mooringsport Rd.)
EXISTING ZONING: R-A, Rural Agriculture
REQUEST: R-A to C-4
PROPOSED USE: RV-Park & Outdoor Storage

DESCRIPTION: The applicant is requesting to rezone approximately 20 acres of undeveloped land from R-A, Rural Agriculture to C-4, Heavy Commercial for the purpose of a Recreational Vehicle Park and Outdoor Storage. The site is bound by the R-A district on all sides. Due to an irregular lot shape, it is also adjacent to R-E, Residential Estate and R-1-7, Single-Family Residential.

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

- 22-7-P– Rezoning approval from R-A to R-1-5 and R-1-7.
- 22-3-SP – Approval of a 279 lot subdivision.
- P-2-13 – Rezoning approval from R-A to R-1D for single-family residential housing.
- P-9-11 – Denied rezoning request from R-A to B-3 for a travel trailer and RV park.
- P-12-10 – Approval of a borrow pit.
- P-3-83 – Denied rezoning to B-2 for retail sales and catering business.
- P-39-82 – Rezoning approval from R-A to R-A-C for a sewerage treatment facility.
- P-8-77 – Rezoning approval from R-A to R-1 and B-2 for a residential and commercial development.

Nearby neighborhoods include: Northwood and Wilton Place

REMARKS: There are only two zoning districts that would be applicable for the use of an RV Park; C-4 and OS, Open Space. Both districts would require the applicant to obtain approval of a Special Use Permit for the RV Park. The Outdoor Storage component of the request would not be permitted in the OS district; thus, the applicant submitted the request to rezone from R-A to C-4. The permitted uses in the C-4 zoning district are considerably more intense than what is currently allowed in the area. 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 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, Body Modification



CADDO PARISH PLANNING AND ZONING COMMISSION

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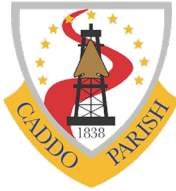
STAFF REPORT

Establishment, Brewery, Broadcasting Facility TV/Radio - With Antennae, Broadcasting Facility TV/Radio - Without Antennae, Bus Transfer Station, Retail Sales of Alcohol-Beer/Wine, Business Support Services, Car Wash, Commercial Facility For Pop-Up Use, Contractor Office, Cultural Facility, Day Care Center, Distillery, Drive-Through Facility, Dwelling – Above the Ground Floor, Educational Facility - Primary or Secondary Financial Institution, Financial Institution with Drive-Through, Food Truck and Trailer Vendor, Funeral Home, Furniture, Furnishings and Equipment Sales, Gas Station, Government Office, Greenhouse/Nursery – Retail, Healthcare Institution, Heavy Retail, Rental, and Service, Hotel, Industrial - Artisan Industrial Design, Industrial Services, Live Performance Venue, Lodge/Meeting Hall, Medical/Dental Office, Office, Retail Sales of Alcohol-Liquor, Outdoor Dining, Parking Lot (Principal Use) Parking Structure (Principal Use) 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 Self-Service Ice Vending Unit, Self-Storage Facility: Climate-Controlled, Self-Storage Facility – Outdoor, Shelter Housing, Social Service Center, Soup Kitchen, Soup Kitchen, Accessory, 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 Farmers' Market, Temporary Outdoor Events, Temporary Sale of Non-Seasonal Merchandise and Temporary Seasonal Sales.

Although the OS district would only allow the applicant to proceed with half of their desired uses, it is worth noting the intent and permitted uses of the district. As stated in Article 4.6 of the Unified Development Code (UDC), OS is defined as " The OS Open Space Zoning District is intended to provide and protect open space and public recreational facilities, both outdoor and indoor, located within Caddo Parish. Larger regional open spaces/parks may include both active and passive recreation areas and certain ancillary commercial activities, such as cultural facilities, performance venues, and restaurants". The permitted by right uses in OS zoning district include *Agriculture, Bus Transfer Station, Campground, Cemetery, Community Center, Community Garden, Conservation Area, Country Club, Cultural Facility, Food Truck and Trailer Vendor, Golf Course/Driving Range, Parking Lot (Principal Use), Parking Structure (Principal Use), Public Park, Wireless Telecommunications – Attachments to Existing Structures (Other than Towers), Wireless Telecommunications – Modifications, Farmers' Market and Temporary Outdoor Events.*

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. Currently, the site is surrounded entirely by residential uses. The closest commercially zoned property is located along N Market, approximately 1,500ft from the subject site. The compatibility standard is not met when considering other uses that could be granted by right in the C-4 zoning district.



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STAFF REPORT

The extent to which the proposed amendment promotes the public health, safety, and welfare.

There are mechanisms to minimize the impact of a use when a commercial district abuts a residential district through the site plan approval process. This includes a minimum 10' buffer yard and screening requirements such as landscaping and fencing. However, it is not best practice for heavy commercial districts to be adjacent to residential districts considering the uses that could be introduced and the increase of vehicle traffic within a residential area.

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 feasible for residential uses.

The consistency of the proposed amendment with the Master Plan and any adopted land use policies. The Future Land Use Map of the Master Plan envisions this area consisting of Rural Enterprise and Residential Low zoning; therefore, any request to a commercial district would be inconsistent with the Master Plan.

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. There appears to be a trend in development for RV Parks, which may be a benefit to Caddo Parish in terms of business development; however, at this particular property, a request to the C-4 zoning district would be intrusive to existing residences.

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. Most of the commercial development has occurred along N Market, west of I-49. There have been no trends in development in the vicinity.

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 may be available. The applicant will have to secure all public utilities needed for their development, which includes water and sewer.

The applicant hosted a well-attended Neighborhood Participation Plan (NPP) meeting on May 2nd at 6:00PM. According to the sign in sheet, there were 27 attendees; however, the applicant stated that approximately 50 people were in attendance. There were several discussions related to property value, accessibility for RVs on Albany Road, whether the rezoning will cause other property to be rezoned, the clientele that will be using the services, and other general questions about their operating plans.



CADDO PARISH PLANNING AND ZONING COMMISSION

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STAFF REPORT

STAFF

ASSESSMENT: Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that the Parish Planning and Zoning Commission is warranted to recommend denial of the request to rezone from R-A, Rural Agriculture to C-4, Heavy Commercial, as the use permitted in the C-4 zoning district are incompatible to the surrounding residential properties.

Alternatively, based on information provided at the public hearing the PZC may:

- a. Recommend approval of the submitted request.
- b. Recommend approval for a district other than what was requested by the applicant, such as the OS district.

PUBLIC ASSESSMENT: One person spoke in support. Six people spoke in opposition. There were eighteen people in attendance that opposed.

PZC

RECOMMENDATION: The board voted 6-0 to deny the application.

23-12-P

ALBANY

1,500' NOTIFICATION
AREA

INTERSTATE 49

R-A

R-A

R-E

R-A to
C-4

R-1-7

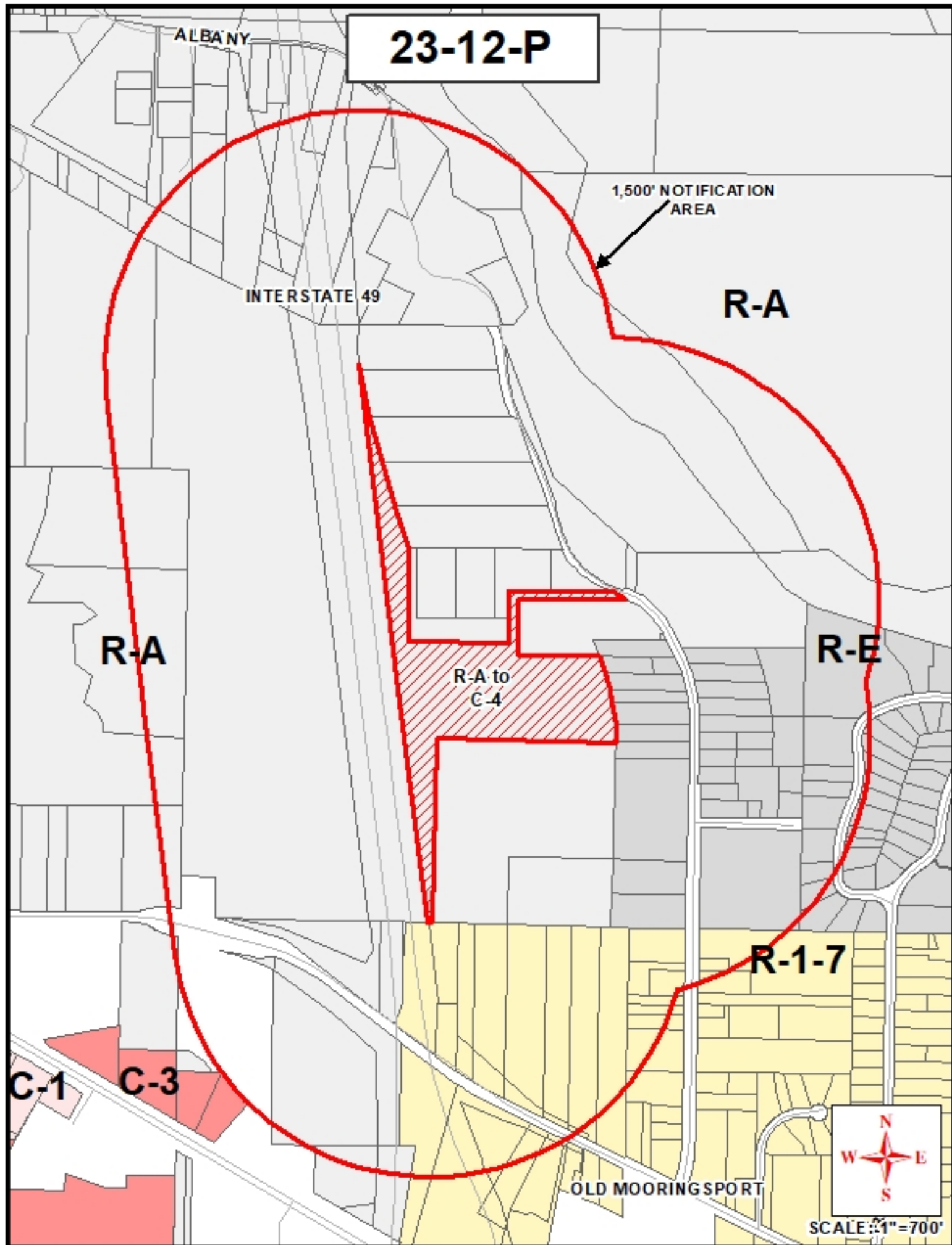
C-1

C-3

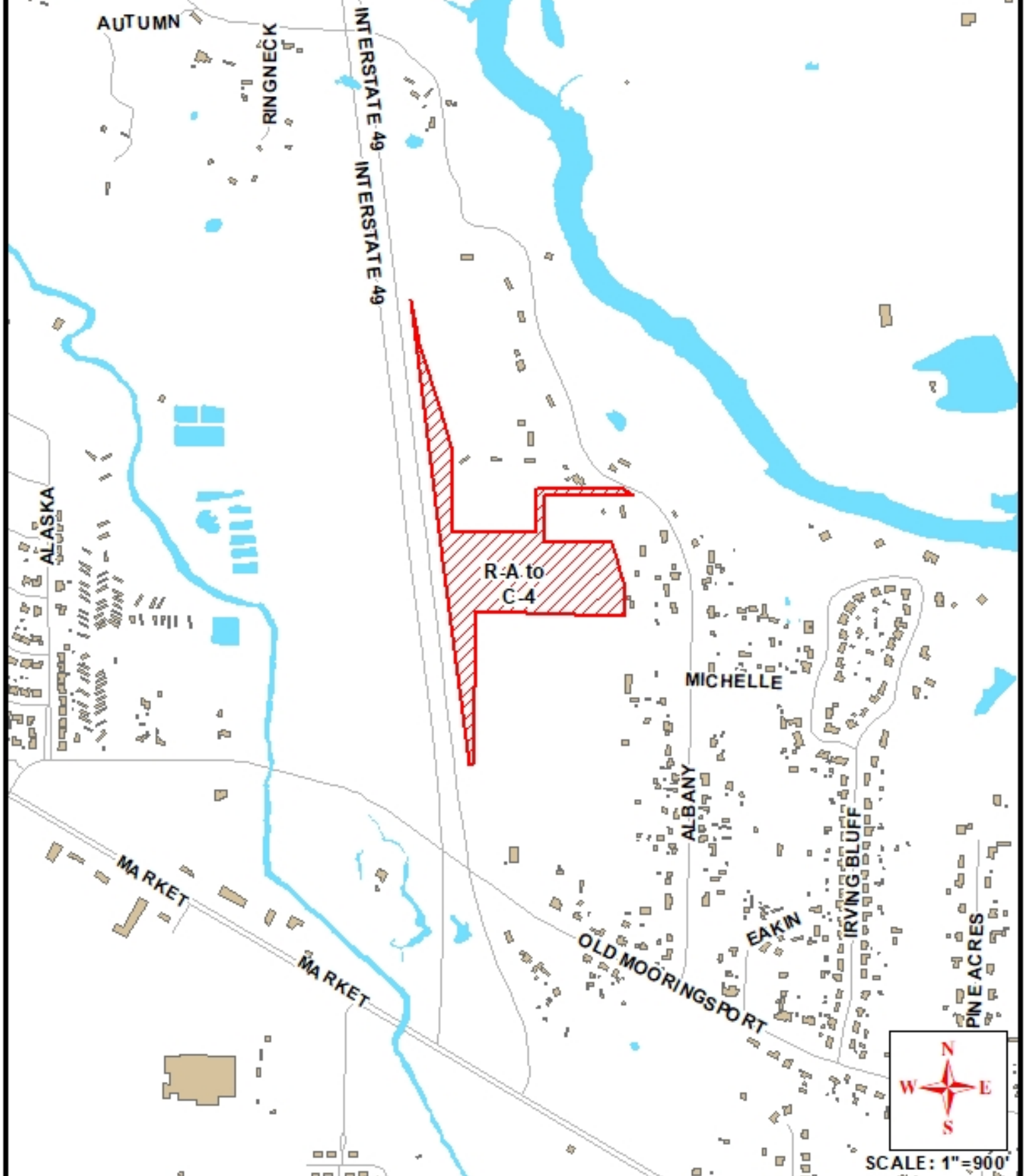
OLD MOORINGS PORT



SCALE: 1" = 700'



23-12-P AREA REF MAP



BEVERLY & ANTONINO ZAIA
5265 Albany Road
Shreveport, LA 71107
(318) 272-9399
bjwzaia@outlook.com

May 9, 2023

Caddo Parish Planning and Zoning Commission
Office of MPC, Attn: Jomari Smith
505 Travis Street, Suite 440
Shreveport, LA. 71101

Sent via E-Mail to:
Jomari.smith@shreveportla.gov

SUBJECT: Case Number 23-12-P, Applicant: Clint Allen

Dear Jomari Smith and the Metropolitan Planning Commission,

My name is Beverly Zaia and I live at 5265 Albany Road, with my husband Antonino Zaia and this is our letter of Opposition to the above subject zoning change case. Our land is located across the street from the narrow right of way that goes back to this property in the above subject rezoning request. My husband, Antonino, and I, are both in opposition to this proposed change to the R-A zoning in our neighborhood to C-4 Heavy Commercial for this proposed RV Park and Outdoor storage requested by Clint Allen, owner of the property.

My husband Antonino and I are TOTALLY against this change to our zoning R-A. We do not want to see any commercial businesses or commercial zoning on our road. Albany Road is a residential area and we want it to remain that way. Albany Road is a dead end road where kids feel free to ride bikes and adults enjoy walking on without a lot of traffic to worry about. Albany Road is where families have the peace of mind that comes with being able to live in the low traffic, quiet country setting.

We, the residents of Albany Road have had requests for proposed changes to our zoning in the past, and as we did then, we do now. We will continue to stand up against this happening to us once again. We want our road to remain residential with NO commercial on it! Commercial businesses need to stay on the other side of Old Mooringsport Road, where they are now, and not be spread way over on Albany Road. Keep it on North Market and let all of our residential areas remain residential. Look at what is happening to the neighborhoods on North Market. More and more are disappearing and being turned into commercial projects. Keep it there!

Once the zoning is changed for one request, it is the beginning of a never ending battle and before long whole residential communities are lost to commercial. There is a place in our parish for both residential and Commercial but it is best to keep them separated. Keep the commercial area to North Market Street and keep the Residential area to Old Mooringsport Road, Albany Road and all the streets along Old Mooringsport Road to Hwy 71. Let our neighborhoods stay as they are.

At the present time, when driving on Albany Road should a large vehicle, such as a truck, come and you are driving towards it, there is just enough room to pass each other, but you have to stay close to the shoulder. It would be difficult for two large RV's going opposite ways to pass each other without going onto the shoulder. Also Albany Road is small so if a commercial vehicle misses the small right of way to the property in this rezoning request, there is no place or room for them to turn around.

The land in question for the zoning is located off the road with only a very small right of way approximately 25-27 feet that abuts the road. Mr. Allen did not bring any actual survey maps to the NPP meeting, so I do not know the exact width. Our driveway is the first one on the right side just past that right of way and we do not want to have RVs and campers try to use our driveway to turn around. We have seen 18 wheelers not finding a place to turn around, back out the entire road which is a very dangerous thing to do especially with the curves in the road. Many say with GPS, drivers would not miss the entrance. That is not always the case. Our own property continues along the road. GPS says our house and driveway is approximately 1/10th of a mile farther down the road than where it actually is. I have had many come to our house for the first time using GPS, go by, and have to turn around and call to see where our driveway is. The majority of the property in this zoning change request is located behind several neighbor's homes. It is quite possible the same problem could exist for this property causing the problem of missing the entrance and needing a place to turn around.

I have spoken with Mr. Allen briefly and was told by him that at the present time, he has no plans of building a home on the property, just a RV park and Storage area. I told him my concerns about safety and the possibility of unruly guests staying there. He said he would not let that happen but if he does not live there or be there constantly, it would be impossible to stop it. With crime rising, we do not need to have a storage area or RV park near our home. We do not want increased traffic in our neighborhood, increased crime, or to lose any of our rural country peacefulness. We attended the NPP meeting on May 2, 2023, and along with many of our neighbors and residents have not changed our minds and we do not want this Zoning change to be approved. My husband and I will be attending the public hearing for this case on May 24, 2023 at 3 PM.

A few years ago, another project for a RV park requiring a zoning change from residential to commercial to be located on Old Mooringsport Road on land next to where the new residential homes development is now being built on the other side of I-49 was proposed, brought up and was declined. Residents spoke up against it then and it was turned down. A RV park was not wanted there and a RV Park and Storage Area is not wanted now over on this side of I-49 on our road. Please listen to us, the residents, once again and turn down this request to rezone the property. Keep Albany Road residential/Agriculture now and always. Residential zoning areas are just as important as Commercial zoning. Please decline this zoning change request and do not let it go forward.

Sincerely,

Beverly & Antonino Zaia

Jomari Smith

From: Gen Bowers <gengen0626@gmail.com>
Sent: Monday, April 24, 2023 8:20 AM
To: Jomari Smith
Subject: Concerns regarding Rezoning of Albany rd

Hey Mr Smith,

I appreciate you taking my call the other day and have wrote to discuss my concerns about the rezoning/ building of Rv Park/storage facility on Albany rd. I reside at 5230 Albany rd, and this rv park could be built on the property behind mine with the only access point in and out being within feet of my driveway and home. We moved here in 2006 when my mom purchased the land. It was a wonderful friendly neighborhood to grow up in that is why I didn't hesitate to move back to raise my daughter after my mom passed in 2012. It has always been a safe peaceful neighborhood but the thought of a 15 acre rv park within walking distance to my back door through my horse pasture is unsettling. People can stay nightly, weekly, or monthly, so thats a steady increase of traffic on our street, plus people accessing their storage. The only "road" in or out will be right passed my driveway and will run the length of my property. Which will mean a constant flow of people by my house and horse pasture. More traffic/people means more chance of accidents and it will be us land owners who have to deal with Mr. Allen's tenant's if and when things occur, since he's not taking any liability for them. Not to mention no vetting of people means pedophiles and criminals could be within feet of my home. The point of buying land in this area is because it's residential. Its mainly families that will be here a while. You get to know people and you feel safe letting your kids play outside. Knowing random people from all over will be coming and going at all hour does not make me feel safer. These are just a few concerns along with the increased traffic, chance of robberies, and property damage, there will be increased pollution and littering. I dont feel like the Rv park or storage facility will be beneficial or add any value to our properties or neighborhood. There is plenty of commercial property for sale within miles of here that might better suit the needs of Mr. Allen but I see no reason our neighborhood should have to conform to his unreasonable wants. Thank you again for taking time to read my concerns and I looked forward to continuing this discussion at the meeting. Have a blessed day.

Sincerely,
Genavee Bowers
318-200-4873

From: [Jomari Smith](#)
To: [Emily Trant](#)
Subject: FW: RV Park on Albany Rd.
Date: Monday, May 1, 2023 8:08:38 AM

Good Morning,

I wanted to forward this to you.

I don't know if you want them to draft a formal letter of opposition, however they are in opposition.

If you want me to reply and write a email back I can.

From: kyleann <kyleann@bellsouth.net>
Sent: Sunday, April 30, 2023 8:19 PM
To: Jomari Smith <Jomari.Smith@shreveportla.gov>
Subject: RV Park on Albany Rd.

NO to an RV Park on Albany Rd.

Sent from my Verizon, Samsung Galaxy Tablet

From: [Gen Bowers](#)
To: [Jomari Smith](#)
Subject: Concerns regarding Rezoning of Albany rd
Date: Monday, April 24, 2023 8:20:40 AM

Hey Mr Smith,

I appreciate you taking my call the other day and have wrote to discuss my concerns about the rezoning/ building of Rv Park/storage facility on Albany rd. I reside at 5230 Albany rd, and this rv park could be built on the property behind mine with the only access point in and out being within feet of my driveway and home. We moved here in 2006 when my mom purchased the land. It was a wonderful friendly neighborhood to grow up in that is why I didn't hesitate to move back to raise my daughter after my mom passed in 2012. It has always been a safe peaceful neighborhood but the thought of a 15 acre rv park within walking distance to my back door through my horse pasture is unsettling. People can stay nightly, weekly, or monthly, so thats a steady increase of traffic on our street, plus people accessing their storage. The only "road" in or out will be right passed my driveway and will run the length of my property. Which will mean a constant flow of people by my house and horse pasture. More traffic/people means more chance of accidents and it will be us land owners who have to deal with Mr. Allen's tenant's if and when things occur, since he's not taking any liability for them. Not to mention no vetting of people means pedophiles and criminals could be within feet of my home. The point of buying land in this area is because it's residential. Its mainly families that will be here a while. You get to know people and you feel safe letting your kids play outside. Knowing random people from all over will be coming and going at all hour does not make me feel safer. These are just a few concerns along with the increased traffic, chance of robberies, and property damage, there will be increased pollution and littering. I dont feel like the Rv park or storage facility will be beneficial or add any value to our properties or neighborhood. There is plenty of commercial property for sale within miles of here that might better suit the needs of Mr. Allen but I see no reason our neighborhood should have to conform to his unreasonable wants. Thank you again for taking time to read my concerns and I looked forward to continuing this discussion at the meeting. Have a blessed day.

Sincerely,
Genavee Bowers
318-200-4873

From: [Gen Bowers](#)
To: [Emily Trant](#)
Subject: Re: Opposition to 23-12-P
Date: Tuesday, May 16, 2023 4:11:41 PM

Hello again, my names Genavee Bowers and I live at 5230 Albany road. I've wrote once with my opposition for the rezoning to commercial property but feel it's important to extend my email since I wrote it before the meeting May 2.

Mr Allen is not a resident on the street. He's asking for variance on a property he owns but doesn't plan to live on so its not going to effect his home life or family but it will have a huge impact on ours.

We are supposed to be a residential neighborhood so the roads weren't built to handle these types of vehicles coming and going

A rv park will cause increased traffic, possible accidents, more property damage and chances of crime. I dont believe any traffic impact analysis has been done either. Other concerns are:

- there is no where to turn around if they pass the driveway.
- the further down Albany you drive it becomes one lane with no side and comes to a deadend.
- lanes aren't wide enough to accommodate rvs safely.
- entrance/exit to rv park will be right after a blind curve increasing the chance for accident.
- school busses travel down our road wouldn't be able to safely pass a rv on any of the many blind curves on Albany rd.
- is his easement even wide enough to accommodate two rvs safely passing with the required buffers without encroaching on other property.

The park will surround about three fourths of my property and his entrance will be feet after my driveway, making me and my family more vulnerable to crime and having to deal with the traffic. This is sacrificing our basic safety and impacting our daily life.

I'm raising my 11 year old daughter here and the last thing I want is her getting snatched while she's checking the mail by someone leaving his rv park or having a rv park within walking distance of our backdoor when she's a teen staying home alone.

At the meeting we attended I asked Mr. Allen if he had a survey done for the property he said no. When I asked how big his easement is, he couldn't tell me. When we asked what type of sewage systems he was planning to install, we were told engineers were going to engineer things. When we asked him how he was going to keep criminals and drugs out of his rv park and off our street, he said he'd do things if he was "legally allowed" to but never laid out how he'd accomplish it. He has no actual plans that he informed us of. He just says whatever he thinks will help him get the land rezoned. He's told multiple neighbors plans for the size of the rv park and everyone has been told something different. It ranged from 4 to 20 camp sites. At this point I'm not even sure he

wants to build or if he wants to rezone and sell.

Rezoning his property will make any property that goes up for sale in the future easier to rezone commercially, basically destroying the integrity of our neighborhood and what its supposed to be.

This in no way benefits or brings any value to our neighborhood, the only ones who would truly profit is Mr. Allen.

I don't understand why people who plan on spending their lives in these homes on this street should have to be inconvenienced on account of him. I feel if someone proposed to build a rv park/ storage behind Mr. Allen's forever home he wouldn't be as excited as he's asking us to be.

There won't be a park, pool, or anything to attract families or bring any value to the area. We'll have people coming and going on the street littering and causing pollution with no concern cause it's not their permanent residence.

It seems entitled that he would buy land in a residential area knowing he wanted to build commercial because it was cheaper and he doesn't wanna spend the money. Especially when you can stand at the begining of Albany and spit on commercial property for sale across the street.

All I'm asking is that you keep our little area for what it was designed for, families that live here!

I'm attaching pictures of the curve before my driveway and leaving my driveway. Also pictures of how close his driveway will be to mine and my home for reference. I'll also be sending a copy of the petition of opposition asap. Thanks again for taking the time to hear out my concerns. Hope yall have a blessed week.

On Tue, May 16, 2023, 3:58 PM Gen Bowers <gengen0626@gmail.com> wrote:

Thank you so much!! Just trying to get a few more things together for you!!

On Tue, May 16, 2023, 3:53 PM Emily Trant <Emily.Trant@shreveportla.gov> wrote:

Genavee,

Here's my email when you're ready to send the additional info.

Emily Trant

Land Development Coordinator

Metropolitan Planning Commission

505 Travis St Suite 440

Shreveport LA 71101

318-673-6498









May 11, 2023

Caddo Parish Planning and
Zoning Commission
Office of the MPC
505 Travis Street, Suite 440
Shreveport, LA 71101

OPPOSITION

CASE Number: 23-12-P

Dear Commissioners:

I am writing to oppose the re-zoning of the above listed Case Number: 23-12-P. I own property almost adjacent to the listed property requesting the re-zoning.

I have been told that if this re-zoning is accomplished, it will open the rest of the properties on Albany Road to be commercial. That would mean that anyone could come in, buy property and open another business, of any kind, causing more traffic into the neighborhood, basically destroying the neighborhood.

Albany Road is a quite neighborhood. Most of the residents have lived here for decades, raising their families in this community. It has always been a nice neighborhood and everyone have always looked out for each other. We know our neighbors.

Now with the upcoming opening of Love's Truck Stop the neighborhood will be changed and not really for the best. Truck stops are historically known for attracting the less desirable criminal element of humanity, i.e., prostitutes, drug dealing. If you were to have a RV park just about ½ mile up Albany Road, it would be a prime location to basically "set up shop". The proposal indicates that there would be a curfew on the RV Park of 10 o'clock p.m. each day. However, per the owner of said property, there would be no one on site to enforce this curfew after 10 o'clock p.m. thereby allowing anyone to access the property.

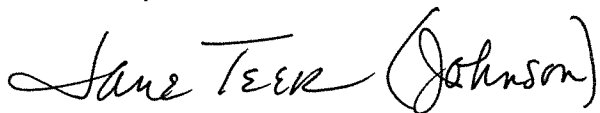
The proposed access also seems to be problematic. It doesn't seem to be wide enough to allow two RVs room to pass while entering and existing the property. Albany Road is a narrow, little country road and not designed to accommodate RVs, especially of a wide/large variety that may want to park at the RV Park. If they were to make the error of turning left, which you know some would, they would be stuck on a very narrow, curving road, with a lot of low hanging tree limbs, with no available area to turn the RV around. There is only one way in and one way out of Albany Road.

If an emergency were to occur and emergency vehicles were called it could easily block the road access. It doesn't appear that these problems have been well thought out and addressed. It kind of seems it's like, here's the road, good luck making it in and out, and hope you don't turn left accidentally.

While I do not currently live on the property that I own on Albany Road, I am very sympathetic and supportive of the problems that would effect my property and my neighbors. The main concern being the possible and likely increase in the criminal element destroying our neighborhood.

I hope that you take all these concerns I have voiced, not only from me but my neighbors, under serious consideration and do not destroy our neighborhood.

Sincerely,

A handwritten signature in black ink that reads "Jane Teer Johnson". The signature is written in a cursive, flowing style.

Jane Teer Johnson
5040 Albany Road
Shreveport, LA 71107

PETITION OF OPPOSITION FOR CASE # 23-12-P

change in zoning of property located on West side of Highway
Case Number: 23-12-P

Opposition to proposed change in zoning or plan for Old Mooringsport Rd from R-A to C-4 for RV-Park and Outdoor Storage. Case Number: 20-0000

To the Caddo Parish Planning and Zoning Commission, we, the undersigned, affix our signatures in support of the proposed change in zoning. Allowing this heavy commercial zoning in the neighborhood would create traffic problems on this rural road. It would not be a good benefit for all residents living end road. It would impact our children's safety as well as increase the opportunity for crime. It would not be a good benefit for all residents living end road. It would impact our children's safety as well as increase the opportunity for crime.

on Albany Road.

We, the undersigned do not want the zoning change to happen.

[illegible]

OPPOSITION TO PROPOSED CHANGE IN ZONING OF PROPERTY LOCATED ON WEST SIDE OF ALBANY ROAD, APPROXIMATELY 3,000 FT NORTH OF OLD MOORINGSPT RD FROM R-A TO C-4 FOR RV-PARK AND OUTDOOR STORAGE. CASE NUMBER: 23-12-P

To the Caddo Parish Planning and Zoning Commission, we, the undersigned, affix our signatures in support of this petition for opposing this proposed change in zoning. Allowing this heavy commercial zoning in the neighborhood would create traffic problems on this rural, narrow, dead end road. It would impact our children's safety as well as increase the opportunity for crime. It would not be a good benefit for all residents living on Albany Road.

We, the undersigned do not want the zoning change to happen.

DATE	PRINTED NAME	ADDRESS	CONTACT NUMBER	SIGNATURE
5/10/23	Beverly Zaia	5265 Albany Rd, Shreveport LA	318 202 9399	Beverly Zaia
5/10/23	ANTONIO ZAIA	5265 ALBANY Rd, SHREVEPORT LA	318, 761-0921	Antonio Zaia
5/10/23	Genevieve Bowers	5330 Albany Rd, Shreveport LA	318-200-4813	MBowers
5/12/23	JARVIS	5963 ALBANY Rd.	318-9348379	Genevieve Bowers
5/12/23	Heather Brown	5959 ALBANY Rd.	318 7803625	Heather Brown
5/12/23	Douglas Gerald	4946 ALBANY Rd.	318 5104802	Douglas Gerald
5/13/23	Joseph Smith	4951 Albany Rd	318-7730903	Joseph Smith
5/13/23	JACK WYNN	4959 ALBANY RD	318-294-2815	JACK WYNN
5-13-23	Joyce Roberts	4959 Albany Rd	318-218-2170	Joyce Roberts
5-13-23	Tony Robert	4959 ALBANY Rd	318-247-7165	Tony Robert
5-13-23	JOHN SCHMIDT	4979 Albany Rd.	318-425-1707	JOHN SCHMIDT
5/13/23	Hyle Domingins	4997 Albany Rd.	318-564-9012	Hyle Domingins
5/13/23	Heather Brown	4997 Albany Rd.		Heather Brown
5-13	Heather Brown	4954 Albany Rd.	724 49852	Heather Brown
5/13	Calvin C. Bowers	4911 Albany Rd	518-9834	Calvin C. Bowers
5/13	Shawn Bowers	4911 Albany Rd	639-6913	Shawn Bowers

PETITION OF OPPOSITION FOR CASE # 23-12-P

Opposition to proposed change in zoning of property located on West side of Albany Road, approximately 3,000 ft North of Old Mooringsport Rd from R-A to C-4 for RV-Park and Outdoor Storage. Case Number: 23-12-P

To the Caddo Parish Planning and Zoning Commission, we, the undersigned, affix our signatures in support of this petition for opposing this proposed change in zoning. Allowing this heavy commercial zoning in the neighborhood would create traffic problems on this rural, narrow, dead end road. It would impact our children's safety as well as increase the opportunity for crime. It would not be a good benefit for all residents living on Albany Road.

We, the undersigned do not want the zoning change to happen.

DATE	PRINTED NAME	ADDRESS	CONTACT NUMBER	SIGNATURE
5-13-23	Dorothy Green	5944 Albany Rd	517-3703	Dorothy Green
5-13-23	Beulah Gilme	5915 Albany Rd,	517-9867	Beulah Gilme
5-13-23	Debra Mitchell	5360 AUTUMN RD	318-205-3218	Debra Mitchell
5-13-23	Chad Coker	5060 Albany Rd	318-235-8312	Chad Coker
5-15-23	Shirley Spikes	6076 Albany Rd. Shreveport	318-272-1276	Shirley Spikes
5-15-23	Adrian Caskey	6050 Albany Rd	318-272-1277	Adrian Caskey
5-15-23	Kristen Lipsitz	5368 Albany	318-472-7651	Kristen Lipsitz
5-15-23	Vanessa Watson	5390 Albany Rd.	318-716-9210	Vanessa Watson
5-15-23	Beau Watson	5390 Albany Rd	219-921-3288	Beau Watson
5-17-23	Charles Taylor	5256 Albany Rd	318-402-6116	Charles Taylor
5-17-23	Betty Hibel	5250 Albany Rd	318-470-6619	Betty Hibel
5-17-23	Nellie Gorman	5151 Albany Rd.	318-519-7980	Nellie Gorman
5-17-23	Leah Naman	5133 Albany Rd	318-519-9494	Leah Naman
5-17-23	Elizabeth Taylor	5015 Albany Rd	318-344-3744	Elizabeth Taylor

PETITION OF OPPOSITION FOR CASE # 23-12-P

Opposition to proposed change in zoning of property located on West side of Albany Road, approximately 3,000 ft North of Old Mooringsport Rd from R-A to C-4 for RV-Park and Outdoor Storage. Case Number: 23-12-P

To the Caddo Parish Planning and Zoning Commission, we, the undersigned, affix our signatures in support of this petition for opposing this proposed change in zoning. Allowing this heavy commercial zoning in the neighborhood would create traffic problems on this rural, narrow, dead end road. It would impact our children's safety as well as increase the opportunity for crime. It would not be a good benefit for all residents living on Albany Road.

We, the undersigned do not want the zoning change to happen.

[illegible]

To: MPC

Subject: Case Number 23-12-P
Clint Allen

I am writing this, as our Neighborhood's reply to the unsigned Participation Plan Report submitted to you by Clint Allen that is in this case's file.

At the beginning of the meeting, some of us were under the impression that someone from the MPC would be attending this meeting also. It was a disappointment not finding someone from the MPC there.

Mr. Allen began the meeting by talking about his plans for the parcel and then began the question and answer session. The questions he included in his report did come up and he answered them. However, the report makes it look like they were all that was asked. We do not agree with that. He answered them. However, when he would give us an answer, various members of the neighborhood had more questions to be answered about that current subject being talked about. Several residents were commenting back and forth with him, including myself with more questions in between the original questions that he included in his report and to let him know why we did not agree with him on them.

Here are some examples:

For the question about drainage. This question was asked by a homeowner who's property borders with Mr. Allen's property. The property owner is concerned because the land in question is very wet. The property owner is concerned that the drainage from Mr. Allen's land will be directed toward their property. Another homeowner wanted to know, where he planned on sending the water. He said he would send it toward I-49. One person said good luck with that. He then did say he would have engineers design a plan.

Another resident told Mr. Allen that the land he bought is always wet back there. They had inquired in the past about using it as a crawfish farm when they were interested in buying the property but at the time the price for the parcel was too high for them to purchase it. They had researched it for zoning purposes and were told it would be ok for someone to have a crawfish farm in our zoning. Mr. Allen's remark was maybe I will have to have a crawfish farm then.

For the question Are you going to have someone on premises 24 hours a day. He did say no he will not.

During that discussion, Mr. Allen was also asked the question. Do you have any other RV parks? He said that he had two RV parks down south and his sister also stayed at one of them when she was in the area. He did not go into any detail but went right on to the next question.

The question What will this do for our property value? What benefits will it bring to this area? While discussing this many of us residents were disagreeing with him and telling him this will not be a benefit to us at all. When we were disagreeing with him, he said he was doing this for us not for him. There was a very loud NO followed by This is only for you not for us being said outloud by many of the people in the room. He also said we would be better off having him doing this than someone else.

We had a question about the right of way/driveway being very narrow and what would happen if a RV was on it driving towards the park and another RV was trying to drive out of the park at the same time. His answer to this was "One of them would have to back up." It sounded like he agreed that the driveway would be too narrow for two RV's to pass each other.

I also asked a question, not the one about someone making a left turn leaving the park instead of turning right. My question was what would happen if someone happened to go past the driveway for the park trying to come to it and continue down Albany Road. My driveway would be the first one they would come to past the entrance, and there is no way I would want them to turn around in my driveway with a big rv or camper being pulled by a truck. This started another discussion with more residents talking about Albany Road being very curvy, and further up the road even becoming narrower with no place to turn around.

The meeting came to a close and we left just as upset about this zoning change as we were before, if not more, but even more determined to have our voices heard.

Beverly Zaia

BEVERLY ZAIA
5265 Albany Road
Shreveport, LA 71107
(318) 272-9399
bjwzaia@outlook.com

May 20, 2023

Caddo Parish Planning and Zoning Commission
Office of MPC,
505 Travis Street, Suite 440
Shreveport, LA. 71101

Sent via E-Mail to:
Jomari.smith@shreveportla.gov

SUBJECT: Case Number 23-12-P, Applicant: Clint Allen

In reviewing the online file for case 23-12-P, applicant Clint Allen, I noticed OS being mentioned in the staff report. I do not feel that OS would be appropriate for this case.

What is the difference between Campground, RV Park, and mobile home park. Campgrounds and Rv Recreational Vehicle Parks are about the same except Campgrounds would allow tents, along with recreational vehicles to stay there. RV parks are just for RVs and campers. A Mobile home park is intended for living there in a manufactured home the year around and many also have spaces for long term usage by RVs.

Many states only allow camping in their parks for 14 - 15 days at a time. For example, Louisiana State Parks are 15 days, and New York is 14. Days. Why has this practice not been extended to privately owned RV Parks?. Unfortunately, it has not.

I bring this up for a reason. Since many private RV Parks, such as this one proposed for Albany Road, allow people to stay as many months as they want, including up to a year or more.

Staying long term in a Campground or RV park should not be considered as transient. It should be classified as a long term, constant living like being in an apartment is. When the occupants plan to stay a month or more, they are not just passing through, they are settling in as they would in an apartment or a mobile home park. If these RV Parks are allowing people to live there long term, then shouldn't the RV Park be required to meet the same requirements for Apartment complexes or Mobile Home Parks?

Our neighborhood fought and won a case back in 2006, when a zoning change was requested to build a mobile home park here on Albany Road. We did not want a mobile home park then for the same reasons we do not want this change now for a RV Park or Campground.

Allowing Mr. Allen to either change the zoning to C-4 or to get OS for this parcel, would be extremely detrimental to our neighborhood, both in traffic congestion, criminal activity, safety, and not good for our home values. Neither changing the zoning, or doing the OS, would be acceptable to our community.

Residential is Residential.. homes, built or placed permanently on land, not living on campgrounds or in RV Parks. especially when people will try to live there for long periods of time and not be there just a week or two passing through in a recreational vehicle.

Some may argue that it would be good for out of town construction workers to have a place to live while working in the area. There are enough well qualified construction workers who live

and work here in our area to fill the positions. Look at all the work going on now on North Market. Companies need to hire local people and not bring them in from other areas.

Another example, many Louisiana Downs horse racing workers, come for the season and they live in their RV's and campers while here but they have their campers in Mobile Home Parks in Haughton. Not RV parks but Mobile Home Parks.

An RV park is not a good use for that land. Mr. Allen's parcel of land would be good for building a home, a ranch, or raising horses or livestock but not as a campground or RV park. Setting up any kind of park on that parcel of land using OS would not be good for the area or contribute to the neighborhood.

The OS Open Space Zoning District is to provide and protect public Recreational facilities . The plans for this parcel are for a PRIVATE owned RV Park not public and there would not be anything recreational there that local residents would be able to use, only the strangers staying there. If it is gated as the applicant suggests, we residents would not even be allowed to even walk on the property. Again, in the beginning I noted the difference between a campground and a RV Park was tents are allowed along with RV vehicles in a campground but in his requested RV park, only RVs would be allowed - not tents. Therefore it should not be allowed to be considered as a campground. It is a RV Park.

So being that campgrounds are different from RV Parks, and RV Parks are not listed as a permitted by right use, only campgrounds are. This parcel should not be considered for OS.

Everything, including campgrounds, that are listed as a permitted use for OS would bring in Heavy traffic on our road, which would not be able to handle it, and create safety problems for our children and grandchildren. Bringing in any of those listed as permitted by right use on OS would not be compatible with our neighborhood. We want our neighborhood to remain as it is. Residential and no commercial businesses. Campground, RV Park, neither one is residential. A definition of commercial is - made or done for profit, which is the only reason Mr. Allen wants this. Not for the benefit of our neighborhood but to make a profit.

Sincerely,

Beverly Zaia




**PUBLIC
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AFFECTING THIS PROPERTY
FOR MORE INFO CALL: 318-673-6480
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Neighborhood Participation Plan Report

Project name: proposed rezone of 0 Albany Rd. Shreveport LA

Contact name: Clint Allen & Candice Allen

Meeting date: May 2, 2023

Meeting location: Trejos Mexican restaurant
5750 N market St.
Shreveport LA 71107

Meeting start time: 6:00 o'clock PM

Meeting in time: approximately 6:50 PM

Number of people in attendance: 27 signature, 50 persons

Data filing of land use application: April 10th, 2023

General Introduction: We reached out to the immediate neighbors via a welcome letter prior to the May 2nd meeting. We also provided a copy of the proposal letter, the current realtor provided a satellite map, and a map of possible property layout. The meeting was conducted in an open forum with questions and answers. Neighbors who could not attend were provided contact information to reach out with questions or comments. No engineers or attorneys were present.

Summary of concerns and issues raised at the meeting:

- Will a privacy fence be put in place? What kind of fence do you plan to put up?
Answer: There currently is a wire fence around the property. We plan to leave a 20-to-25-foot buffer of trees.
- Where will your water source come from? Will this affect our water pressure?
Answer: Pinehill Water Works. As far as the pressure issue, I can't answer that question.
- Do you have sewer access? If there is a septic system, will you have a treatment plant, or a pond related to such?
Answer: The city does not provide us with sewer so a septic system will have to be engineered into our plans. There won't be any sort of pond associated.
- Once your RV covered storage is built and designated as storage, can you come back later and turn it into storage units?
Answer: To be honest I could but I won't, it's not in our plan or desire to change it to anything else.
- When you are granted rezoning to commercial does that give anyone else access to do the same? Does rezoning your property rezone the entire area? Statement made: we have already stopped someone once from rezoning and we will do it again!
Answer: we are only rezoning our land. It should not affect any other land around us. But we will confirm with MPC that that is correct.
- Is Albany Rd. wide enough for two RV's passing and/or a car and an RV passing? **Answer:** As we explained in the proposal the RV spots will remain low therefore making the likelihood of two RV's passing slim.
- Have you thought about what this will bring to our area? Prostitution? Drugs? How can you be sure someone from your park won't intrude on any of our properties? We will let you know that if someone does, we will shoot!
Answer: We can't personally control what comes to any area, but we'll do our best to make sure that is not in our park.

- Have you decided if you are going to build up or down in your land, due to the drainage issues in this area?

Answer: we will have engineers come in and design A drainage plan that will fit our needs. By doing this we will gain access from the state for permits needed.

- Are you going to have someone on premises 24 hours a day?

Answer: we will not have someone 24 hours a day initially. We will hire a camp host who will live on site, later followed by a small office.

- Will there be a screening process for tenants? How long are tenants allowed to stay? Will 18 Wheelers be allowed to stay?

Answer: No 18 Wheelers. We will have nightly, weekly, and monthly rentals. Our screening process will include rules and regulations such as the number of parking allowance, items kept outside the RV, check in hours, quiet hours, and a gated entrance.

- We have two sheriffs that live at the end of Albany Rd., will they be considered your “Hall” monitors?

Answer: Our intent is not to create problems.

- What will this do to our property value? What benefits will this bring to our area?

Answer: we will find out from the answer to what it does to surrounding property value.

- Can you create another driveway through the church property?

Answer: That is a discussion that we personally would have to have with the church.

- How does one go about renting an rv spot?

Answer: We plan to have a sign at the entrance, a small office, and later an online webpage.

- Albany Rd. dead ends, how do you plan to alert your RVers? In the event someone turns towards the dead end what is your plan? There is no turn around.

Answer: We are prepared to state that in our information packet. We are also prepared to add a sign at the end of the driveway stating right turn only.

Additional items from neighborhood meeting will include:

- meeting sign in sheet
- meeting minutes
- copy of the proposed plan

I, the undersigned, as the applicant or an authorized representative of the applicant do solemnly swear and attest that the information provided is true and accurate. I have included a complete record of the neighborhood meeting, as well as an honest response regarding the intense for development.

Signature of Applicant or Authorized Representative

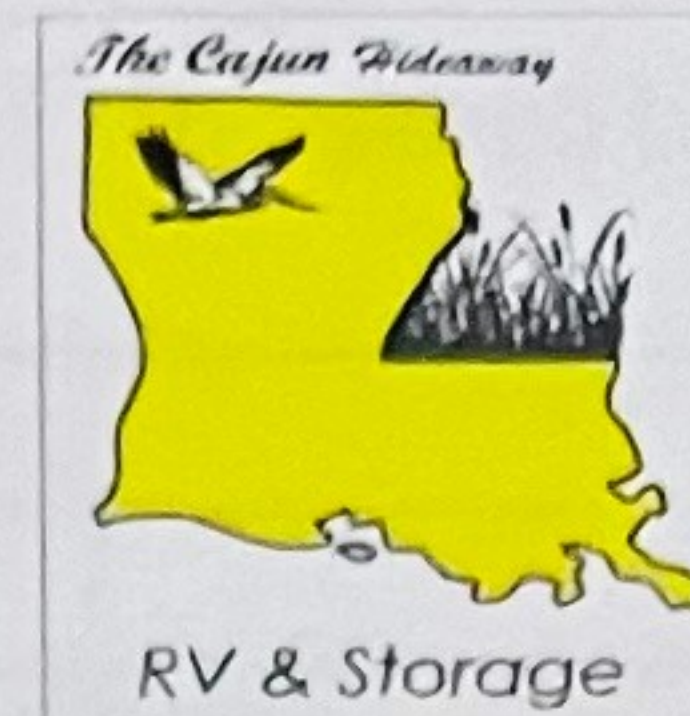
Signature of Applicant or Authorized Representative

Type or Print Name of Applicant.

Type or Print Name of Applicant

Date

Date



Meeting May 2 at 6:00pm Trejoes

Discussion : 0 Albany Road Rezone to have a RV and Small covered storage

Introduction : Clint Allen and Candice Allen

Mission: To provide a campground that is safe for travelers to stop and experience what Louisiana has to offer.

My sister and I are trying to invest and have something to look forward to for the rest of our lives.

We live here in Blanchard this is our home. We are just trying to better our family.
We do not want to build a corporation or be apart of a francize.

There will be no investor just myself and my sister to make decisions.

There will be no trash, loud noise coming from this RV park. This will be a family park.

I will have a curfew of 10:00.

No check ins after 10:00 at night.

The RV park will have a 20' buffer of trees around neighboring sides to not disturb anyone.

The RV park will not change anyones lifestyle or view from there home.

I am here to help my neighbors in anyway.

Please support us rezoning this land.

Talk about the map of people to the north.

The North triangle will not be cleared to keep the same image for people at the North of the property

APRIL 18, 2023

Dear Neighbor:

Our company, Cajun Hideaway RV & Storage, owns vacant land at 0 Albany Rd. We'd like to open an RV park with RV covered storage. It would be open year-round, with an office on site.

The site is located in a R-A Residential Agriculture, where an Rv park is not allowed, according to the Unified Development Code. Therefore, we are applying for a zoning change to a C-4 Heavy Commercial Zoning in order to operate a standard RV park, as well as have adequate storage on site. The site is 20 acres of which approximately 15 acres will have full hook-up (water, electric, and sewer) RV pads for nightly, weekly, and monthly use. On-site parking will be provided, and no variance or waivers are required. Because you are a nearby neighbor or otherwise interested in the neighborhood, I am inviting you to a meeting where you can learn more about what we propose, and present questions or concerns. Our application must be heard by the Metropolitan Planning Commission and the City Council and we are required to do this before we submit our application to the Metropolitan Planning Commission.

The meeting will take place:

Tuesday, May 2, 2023 at 6:00 pm
Trejo's Mexican Restaurant
5750 N Market St
Shreveport, LA 71107

At the meeting, I'll provide a sign-in sheet to obtain email addresses, so that I can keep you updated if there are any changes to the project. If you are unable to attend and would like to receive info from the meeting, please feel free to contact me. If you have any additional questions or comments, here's how to reach me. I hope to see you at the meeting on May 2.

Sincerely,

David Allen

318-519-8772

David.allen@uop.com

Candice Allen

318-294-6416

Angelz12480@aol.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>Cajon Hideaway</u>		Associated Case: _____
Project Address/Location: <u>0 Albany Road</u>		
Current Zoning District: <u>RA</u>	Proposed Zoning District (if applicable): <u>OS</u>	Parcel Number(s): <u>1940000011200</u>
2. CASE TYPE		
<div style="display: flex; justify-content: space-between;"> <div style="width: 30%;"> <input checked="" type="checkbox"/> Zoning Map Amendment (Rezoning) <input type="checkbox"/> Special Use Permit <input type="checkbox"/> Preliminary & Final Plat (7 or more lots) <input type="checkbox"/> Final Plat (Less than 7 lots) <input type="checkbox"/> Re-Plat </div> <div style="width: 30%;"> <input type="checkbox"/> Planned Unit Development (PUD) Zoning Map Amendment and Preliminary Site Plan <input type="checkbox"/> PUD Site Plan (Administrative) <input type="checkbox"/> Small Planned Unit Development (SPUD) Zoning Map Amendment and Site Plan </div> <div style="width: 30%;"> <input type="checkbox"/> Public Right-of-Way Closure and Abandonment <input type="checkbox"/> Site Plan Approval <input type="checkbox"/> Site Plan Revision <input type="checkbox"/> Site Plan Modification <input type="checkbox"/> Other: _____ </div> </div>		
3. PARCEL DESCRIPTION		
(existing platted subdivision name, block and lot designation; if un-platted, provide a detailed metes and bounds description)		
4. GENERAL LOCATION OF PROPERTY		
(street address and/or frontage, and distance to cross street) <u>Entrance on Albany Rd</u>		
5. PROPOSED USE OF THE PROPERTY		
<input type="checkbox"/> Single-Family Residential <input type="checkbox"/> Multi-Family Residential <input 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>RV Park & Storage (outside)</u>		

Land Development

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

UDC DEVELOPMENT APPLICATION

THE 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 <u>property owners</u> 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>			
APPLICANT CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/> Name: <u>Clint Allen</u> Company: _____ E-mail: <u>David.Allen@UDP.com</u> Phone: <u>318-517-8772</u> Fax: _____ Address: <u>4805 Fairway View</u> City: <u>Shreveport</u> State: <u>LA</u> Zip: <u>71107</u>				
ARCHITECT CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/> Name: _____ Company: _____ E-mail: _____ Phone: _____ Fax: _____ Address: _____ City: _____ State: _____ Zip: _____				
ENGINEER CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/> Name: _____ Company: _____ E-mail: _____ Phone: _____ Fax: _____ Address: _____ City: _____ State: _____ Zip: _____				
CURRENT PROPERTY OWNER CONTACT INFORMATION: Check if Primary Contact <input type="checkbox"/> Name: <u>Same</u> Company: _____ E-mail: _____ Phone: _____ Fax: _____ Address: _____ City: _____ State: _____ Zip: _____ Designee Contact Name: _____ Email Address: _____ Phone Number: _____				
PROPERTY OWNER, CHECK ONE OF THE FOLLOWING: <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.				
ACKNOWLEDGEMENT: 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.				
 Property Owner Signature		<u>3-31-23</u> Date	 Applicant Signature	
		<u>3-31-23</u> Date		

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): OS	Proposed Building Use(s):	
If more than one district, provide the acreage of each: N/A		Existing Building(s) sq. ft. gross:	
Special Purpose Overlay District (if applicable): N/A		Proposed Building(s) sq. ft. gross:	
Total Site Acres: 20.08		Total sq. ft. gross (existing & proposed):	
Off-Street Parking Required: N/A		Proposed height of building(s):	Number of stories:
Off-Street Parking Provided: N/A		Ceiling height of First Floor:	
8. DIMENSIONAL STANDARDS			
Lot Area (square footage):		Lot Coverage (Total Area in square feet):	
Lot Coverage Percentage of Total Lot Area:			
9. STORMWATER INFORMATION			
Existing Impervious Surface:	acres/square feet	Hazard Flood Area	<input type="checkbox"/> Yes <input checked="" 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

BEVERLY ZAIA
5265 Albany RD
Shreveport, LA 71107
bjwzaia@outlook.com

June 12, 2023

Caddo Parish Commisisioners
505 Travis Street
Shreveport, LA. 71101

Sent via email to: jeverson@Caddo.org

SUBJECT: Case No: 23-12-P
Change of Zoning Request by Clint Allen

To the Commissioners,

I am writing this letter to advise you how our neighborhood feels about this change of zoning request. We ARE ALL AGAINST any changes to our Residential/Agriculture Zoning for our neighborhood on Albany Road.

As you have probably noticed when reading the file there are letters I have written in it. I also was the initial spokesperson for the opposition at the PZC Public Meeting.

The PZC voted to deny this change in our zoning and we completely agree with their decision and thank them for it. After your review of this case, we hope you will also agree with the PZC and not let any changes be made to our zoning. We do not want this parcel to be changed to commercial so he can build a storage area and RV Park or for him to be allowed to use Open Spaces (OS) for a campground or RV Park. Neither change would benefit any of the residents of the neighborhood and would only be for his benefit to make money for himself.

Here are some of our reasons.

1. It will destroy our neighborhood. The values of our homes will be affected by this. Any commercial zoning destroys residential neighborhoods. Look what is happening to homes on North Market Street. Residential areas are just as important as Commercial areas in Caddo Parish and need to be left alone!
2. It will create danger on our road. Albany Road is very narrow, curvy, and a Dead End road. Our road would not be able to handle high traffic and large rvs trying to pass each other on the road. There is no place along it for a vehicle to turn around should they miss the very small driveway to this property.
3. Our children and grandchildren will be put in danger and lose freedom. They will no longer be safe in our neighborhood, especially with strangers coming and going all the time. Parents will be afraid to let them play outside or especially to ride their bikes anymore on the road.

4. Crimes. Our neighborhood will be placed in a much higher danger of thefts and crimes if this zoning is changed and a storage area, RV Park or Campground is built. It only take one person with bad intentions to cause harm to others.
5. Residents ride horses on the road. They will have to worry about who might be coming down the road and the danger it could put them in.
6. He wants people to be able to stay and live at a campground or RV Park for long periods of time. It is not needed here on Albany Road. There are several mobile home parks in the local area that also have areas for RV's and campers to use for long stays. Several are located on Old Mooringsport Road and do have spots available for RV's. We do not need one here.
7. Open Spaces would not benefit any neighbor by letting a gated campground or RV Park be built here. He wants it to be gated, where each renter has a code to put in to open it when coming in or out of the driveway. How can it be considered to be for Public use when the area would be closed off for anyone other than a paying customer. It would not provide Open Spaces for any other public uses by the neighborhood.
8. Open Spaces should not be considered for this parcel of land because if he were allowed to have it, and decided to sell the land instead, someone else would be able to come in and put in any of the other OS allowed uses including bars and restaurants. It would be the stepping stone for getting commercial uses and destroy our Residential/Agriculture zoning.
9. Privacy. Putting a Storage area, RV Park or Campground behind people's homes will destroy their privacy. He wants to prevent anyone from coming in or out after 10 PM. What's to stop someone from parking their vehicles on Albany RD and trying to sneak into the park after 10 PM by walking through residents yards to get into the RV Park. What is to keep someone from disturbing the neighbor's horse in it's pasture that is along the path of the driveway. How safe would our neighbor's child be playing even in their back yard. We, the neighborhood do not want to see any of this happen to any of our neighbors.

Those are some of the reasons why our neighborhood does not want either of those zoning changes to be made. Here are a few more things that should be important to discuss.

The word **Transient**. means **lasting for a short time...not permanent**

In the Caddo Parish Unified Development Code, Section 6 the description of Campground is.

.. An area to be used for **TRANSIENT** occupancy by camping in tents, camp trailers, travel trailers, motor homes, or similar movable or temporary sleeping quarters.

Recreational Park (RV) is land used for the accomodaiton of two or more recreational vehicles for **TRANSIENT** dwelling purposes.

Louisiana State Parks only allow campers to stay 15 days at a park. That's being transient.

At the PZC meeting, Mr. Allen specified that he wanted to have this campground/RV Park for **Long Term** Stays one month or longer as principal residences for the renters. He feels it is the same as a home, a trailer, whatever you live in.

The unified code specifically states in Article 6 Standards Section F 5. Campground and Recreational Vehicle (RV) Park. Year-Around residency is prohibited at any campground or RV Park. Camping units or recreational vehicles are prohibited from use as a principal residence.

Another Standard in Artricle 6. Section F

6. A 25' setback from the perimeter property line of the campground or RV -park is required. The perimeter setback must be landscaped. Preservation of existing vegetation is encouraged.

The total driveway leading into this parcel is surrounded on both sides by property belonging to two other neighbors. The area width along the long 621' part from Albany Road back to the southern section of the driveway is only between 20 - 27 ' wide. Not wide enough for two rvs to pass each other or enough room to have 25' of setback from each of the neighbors properties, which especially takes away the privacy of the neighbors. The part of the driveway area heading south to the parcel is also surrounded by the two neighbors for 306' and the rest of the distance of that part of the tract of land is still surrounded on one side by the one neighbor's property. He did not show any landscaped setback from those properties on his computerized drawing. He showed a setback from other properties along the parcel but not for these.

That original driveway area was created for residential use only for the 10 acre tract of land and not intended to be used for commercial use.

As you can see, we, residents of Albany Road have so many reasons for not wanting any commercial zoning or Open Zone changes that would bring in any type of a commercial business here. Once the zoning is changed, the

destruction of our neighborhood begins. Invite one person to turn a parcel commercial will definitely be followed by more trying to do the same. There already are rumors that another person is waiting to see how this case turns out and then he may want to build a mobile home park in the flood plain. That flood plain is behind our property and it does fill with flood water during floods from 12 mile bayou. There have been several times, we have seen the water come all the way to the bottom our hill.

Our neighborhood is peaceful now and we do not want to lose it. We all built our homes or bought them here on Albany Road to be away from developments or city living, and to be able to enjoy everything that country living brings. To be able to teach our children and grandchildren how to live and enjoy nature, learn how to take care of animals, learn how to grow gardens and to be able to enjoy playing, taking walks or riding bikes and being safe while doing it.

Unfortunately, commercial is beginning to take over residential/agricultural areas. The growth is wanted but the Parish needs to remember that residential and agricultural spaces are just as important as commercial. Pushing people out of their homes by invading their residential zoned areas with commercial is terrible. In many cases, that leads to them leaving Shreveport and Caddo Parish for Bossier Parish or other places, where they can find intact residential areas in the country to live in. As an example, look at how North Market Street has changed. Look at what is happening to that residential neighborhood. One by one people are selling their homes and letting more and more of the neighborhood become commercial.

Look at the Ivey's Lumber and Loves Truck Stop construction going on now on North Market. Yes it is on North Market but it still affects our neighbors that are at the beginning of Albany Road. Why isn't there the 25 foot landscaped setbacks for either of these projects for the Old Mooringsport side of the property to shield the residents of Albany Road that live next to Old Mooringsport Road. All the trees along the road were taken down so now instead of seeing a nice view of trees when coming to the stop sign from Albany Road to Old Mooringsport Road, all we see now is North Market Street and the construction going on.

Please uphold the decision the PZC made regarding this. Please vote to keep our zoning as it is with no exceptions. Residential/Agriculture only.

Thank you for taking the time to read this letter. I look forward to meeting you at the meetings on June 22 and July 6.

Sincerely,

Beverly Zaia

ORDINANCE NO. 6336 OF 2023

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE AMENDING THE BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR THE PARK AND RECREATION FUND AND THE OIL AND GAS FUND TO PROVIDE AN APPROPRIATION FOR SHREVEPORT GREEN AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

WHEREAS, Shreveport Green is a nonprofit organization dedicated to promoting a healthy, sustainable, and economically vital community through public outreach, community enhancement, and a specific respect for the natural and built environment; and

WHEREAS, Shreveport Green’s Neighborhood program works to preserve and enhance the livability of inner-city neighborhoods; and

WHEREAS it is necessary to amend the 2023 Parks and Recreation and Oil and Gas Funds to provide an appropriation of \$30,000 for Shreveport Green; and

NOW, THEREFORE, BE IT ORDAINED, by the Caddo Parish Commission in due, legal and regular session convened, that Budget of Estimated Revenues and Expenditures for the Parks and Recreation Fund and the Oil and Gas Fund for the year 2023 is hereby amended as follows:

	<u>Budget Increase (Decrease)</u>
<u>Parks and Recreation Fund</u>	
NGO Appropriations	
Shreveport Green	\$30,000
Transfer from Oil and Gas	\$30,000
<u>Oil and Gas Fund</u>	
Transfer to Parks and Recreation	\$30,000

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 AND RESOLUTION FACT SHEET

CADDO PARISH COMMISSION

TITLE	
ORDINANCE AMENDING THE 2023 BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR THE PARKS AND RECREATION AND OIL AND GAS FUNDS TO APPROPRIATE FUNDS FOR SHREVEPORT GREEN (Ordinance No. 6336 of 2023)	
ORIGINATING DEPARTMENT: Commissioner Steven Jackson	
BACKGROUND INFORMATION: Amending the budget of Estimated Revenues and Expenditures for the Parks and Recreation and Oil and Gas Funds in the amount of \$30,000 to provide an appropriation for Shreveport Green's Neighborhood program	
KEY STAFF CONTACT: Hayley Barnett	
AUTHORIZATION	
Department Head	<u>Hayley Barnett</u> Date <u>6/1/23</u>
Legal	_____ Date _____
Parish Administrator	_____ Date _____

ORDINANCE AND RESOLUTION AUTHORIZATION FORM

CADDO PARISH COMMISSION

TITLE	
ORDINANCE AMENDING THE 2023 BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR THE RESERVE TRUST FUND (Ordinance No. 6339 of 2023)	
ORIGINATING DEPARTMENT: Commissioner Steven Jackson	
BACKGROUND INFORMATION: Amending the budget of Estimated Revenues and Expenditures for Reserve Trust Fund in the amount of \$250,000 to provide an appropriation to Northwest Louisiana Food Bank	
KEY STAFF CONTACT: Hayley Barnett	
AUTHORIZATION	
Department Head	 _____ Date 06/19/23
Legal	_____ Date _____
Parish Administrator	_____ Date _____

ORDINANCE NO. 6339 OF 2023

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE AMENDING THE BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR RESERVE TRUST FUND TO PROVIDE AN APPROPRIATION TO NORTHWEST LOUISIANA FOOD BANK AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

WHEREAS, the Northwest Louisiana Food Bank goal is to end hunger in our area; and

WHEREAS, due to the June 16th weather event the citizens of Caddo Parish are in-need of a food distribution; and

WHEREAS, the Caddo Parish Commission would like to distribute food throughout the community; and

WHEREAS, the Caddo Parish Commission would like the Food Bank to organize this event; and

NOW, THEREFORE, BE IT ORDAINED, by the Caddo Parish Commission in due, legal and regular session convened, that Budget of Estimated Revenues and Expenditures for the Reserve Trust Fund for the year 2023 is hereby amended as follows:

	<u>Budget Increase (Decrease)</u>
<u>Reserve Trust Fund</u>	
Allocation to Other Entities	
NGO Appropriations	
Food Bank	\$250,000
Fund Balance	(\$250,000)

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. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE TO ESTABLISH AND MERGE PRECINCTS CONSISTENT WITH THE 2023 CADDO PARISH COMMISSION DISTRICTS IN ACCORDANCE WITH LOUISIANA REVISED STATUTES 18:532 AND 18:532.1, TO AMEND CERTAIN PRECINCT LEGAL DESCRIPTIONS.

WHEREAS, the Caddo Parish Commission is required by law to reapportion its districts pursuant to the findings of the 2020 Federal U.S. Census;

WHEREAS, the districts shall be reapportioned to meet applicable state and federal guidelines.

WHEREAS, the Caddo Parish Commission Redistricting Ordinance No. 6310 of 2023 adopted on February 23, 2023;

WHEREAS, all governing bodies with districts in Caddo Parish have completed redistricting based on the 2020 U.S. Census;

WHEREAS, the Caddo Parish Commission is merging and re-naming precincts to facilitate voting and to reduce the number of precincts and polling places throughout the parish; and

NOW, THEREFORE, BE IT ORDAINED by the Caddo Parish Commission in due, regular, and legal session convened that the Caddo Parish Commission does hereby establish ____ precincts which, in total, shall comprise the whole of Caddo Parish, Louisiana.

SECTION 1:

There are hereby established _____ () Precincts for the Parish of Caddo, the boundaries, territories, and designations of which are as follows:

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE TO ESTABLISH AND MERGE PRECINCTS CONSISTENT WITH THE 2023 CADDO PARISH COMMISSION DISTRICTS IN ACCORDANCE WITH LOUISIANA REVISED STATUTES 18:532 AND 18:532.1, TO AMEND CERTAIN PRECINCT LEGAL DESCRIPTIONS.

WHEREAS, the Caddo Parish Commission is required by law to reapportion its districts pursuant to the findings of the 2020 Federal U.S. Census;

WHEREAS, the districts shall be reapportioned to meet applicable state and federal guidelines.

WHEREAS, the Caddo Parish Commission Redistricting Ordinance No. 6310 of 2023 was adopted on February 23, 2023;

WHEREAS, all governing bodies with districts in Caddo Parish have completed redistricting based on the 2020 U.S. Census;

WHEREAS, the Caddo Parish Commission is merging and re-naming precincts to facilitate voting and to reduce the number of precincts and polling places throughout the parish; and

NOW, THEREFORE, BE IT ORDAINED by the Caddo Parish Commission in due, regular, and legal session convened that the Caddo Parish Commission does hereby establish 128 Precincts which, in total, shall comprise the whole of Caddo Parish, Louisiana.

SECTION 1:

There are hereby established one hundred and twenty-eight (128) Precincts for the Parish of Caddo, the boundaries, territories, and designations of which are as follows:

1-1	1-12	2-9	3-8	4-10	5-11	7-1	8-2	9-4	10-2	11-4	12-5
1-2	1-13	2-10	3-9	5-1	6-1	7-2	8-3	9-5	10-3	11-5	12-6
1-3	1-14	2-11	4-1	5-2	6-2	7-3	8-4	9-6	10-4	11-6	12-7
1-4	2-1	2-12	4-2	5-3	6-3	7-4	8-5	9-7	10-5	11-7	12-8
1-5	2-2	3-1	4-3	5-4	6-4	7-5	8-6	9-8	10-6	11-8	12-9
1-6	2-3	3-2	4-4	5-5	6-5	7-6	8-7	9-9	10-7	11-9	12-10
1-7	2-4	3-3	4-5	5-6	6-6	7-7	8-8	9-10	10-8	11-10	12-11
1-8	2-5	3-4	4-6	5-7	6-7	7-8	8-9	9-11	10-9	12-1	
1-9	2-6	3-5	4-7	5-8	6-8	7-9	9-1	9-12	11-1	12-2	
1-10	2-7	3-6	4-8	5-9	6-9	7-10	9-2	9-13	11-2	12-3	
1-11	2-8	3-7	4-9	5-10	6-10	8-1	9-3	10-1	11-3	12-4	

Precinct 1-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Caddo Parish line and Myrtis Texas Line Road, and proceeding northerly along the Caddo Parish line to unnamed Local road, and proceeding easterly along unnamed Local road to Atlanta Mira Road, and proceeding southerly along Atlanta Mira Road to Tyson Road, and proceeding westerly along Tyson Road to Adcock Road, and proceeding southerly along Adcock Road to Hosston Rodessa Road N, and proceeding southerly along Hosston Rodessa Road North to Mira Myrtis Road, and proceeding westerly along Mira Myrtis Road to North Pine Street, and proceeding northerly along North Pine Street to Myrtis Texas Line Road, and proceeding westerly along Myrtis Texas Line Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-1: Rodessa Village Hall, 10093 Main Street, Rodessa, Louisiana 71069.

Precinct 1-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Adcock Road and Hosston Rodessa Road N, and proceeding easterly along Adcock Road to Tyson Road, and proceeding easterly along Tyson Road to Atlanta Mira Road, and proceeding northerly along Atlanta Mira Road to unnamed Local road, and proceeding westerly along unnamed Local road to the Caddo Parish line, and proceeding easterly along the Caddo Parish line to State Route 2, and proceeding westerly along State Route 2 to Hosston-Plain Dealing Highway, and proceeding westerly along Hosston-Plain Dealing Highway to the Hosston village line, and proceeding northerly along the Hosston village line to Rosedale Street, and proceeding westerly along Rosedale Street to Hosston Rodessa Road S, and proceeding westerly along Hosston Rodessa Road South to Mira Myrtis Road, and proceeding westerly

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

along Mira Myrtis Road to Hosston Rodessa Road N, and proceeding northerly along Hosston Rodessa Road North to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-2: Ida Means Community Center, 6955 Cedar Lane, Ida, LA 71044.

Precinct 1-3

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Caddo Parish line and nonvisible boundary, and proceeding northerly along the Caddo Parish line to Myrtis Texas Line Road, and proceeding easterly along Myrtis Texas Line Road to North Pine Street, and proceeding southerly along North Pine Street to Louisiana Highway 1, and proceeding southerly along Louisiana Highway 1 to the Vivian town line, and proceeding southerly along the Vivian town line to North Pine Street, and proceeding southerly along North Pine Street to South Pine Street, and proceeding southerly along South Pine Street to Louisiana Highway 1, and proceeding southerly along Louisiana Highway 1 to the Vivian town line, and proceeding southerly along the Vivian town line to Highway 1, and proceeding southerly along Highway 1 to Trees City Road, and proceeding westerly along Trees City Road to shoreline, and proceeding southerly along shoreline to stream/river, and proceeding southerly along stream/river to nonvisible boundary, and proceeding westerly along nonvisible boundary to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-3: Vivian Elementary/Middle School, 100 West Kentucky Avenue, Vivian, Louisiana 71082.

Precinct 1-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Mira Myrtis Road and Louisiana Highway 1, and proceeding easterly along Mira Myrtis Road to Hosston Rodessa Road S, and proceeding southerly along Hosston Rodessa Road South to Rosedale Street, and proceeding easterly along Rosedale Street to the Hosston village line, and proceeding southerly along the Hosston village line to shoreline, and proceeding westerly along shoreline to nonvisible boundary, and proceeding southerly along nonvisible boundary to powerline, and proceeding westerly along powerline to Black Bayou, and proceeding southerly along Black Bayou to shoreline, and proceeding southerly along shoreline to stream/river, and proceeding southerly along stream/river to Black Bayou, and proceeding westerly along Black Bayou to Belcher Oil City Road, and proceeding westerly along Belcher Oil City Road to Clyde Place-Vivian Road, and proceeding northerly along Clyde Place-Vivian Road to Crawford Road, and proceeding westerly along Crawford Road to State Route 538, and proceeding northerly along State Route 538 to North Market Street, and proceeding northerly along North Market Street to Highway 1, and proceeding northerly along Highway 1 to the Vivian town line, and proceeding northerly along the Vivian town line to Louisiana Highway 1, and proceeding northerly along Louisiana Highway 1 to South Pine Street, and proceeding northerly along South Pine Street to North Pine Street, and proceeding northerly along North Pine Street to the Vivian town line, and proceeding northerly along the Vivian town line to Louisiana Highway 1, and proceeding northerly along Louisiana Highway 1 to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-4: North Caddo Shreve Memorial Library, 615 North Pine Street, Vivian, Louisiana 71082.

Precinct 1-5

All of that portion of Caddo Parish bounded and described as follows: All of the region bounded by the Hosston village line.

Physical Location/Address of the Polling Place for Precinct 1-5: Hosston Village Hall, 15669 US Hwy 71, Hosston, Louisiana 71043.

Precinct 1-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Black Bayou and Gilliam-Vivian Road, and proceeding northerly along Black Bayou to powerline, and proceeding easterly along powerline to nonvisible boundary, and proceeding northerly along nonvisible boundary to shoreline, and proceeding easterly along shoreline to the Hosston village line, and proceeding southerly along the Hosston village line to Hosston-Plain Dealing Highway, and proceeding easterly along Hosston-Plain Dealing Highway to State Route 2, and proceeding easterly along State Route 2 to the Caddo Parish line, and proceeding southerly along the Caddo Parish line to nonvisible boundary, and proceeding westerly along nonvisible boundary to Belcher River Road, and proceeding westerly along Belcher River Road to the Belcher village line, and proceeding westerly along the Belcher village line to US Highway 71, and proceeding northerly along US Highway 71 to the Gilliam village line, and proceeding westerly along the Gilliam village line to Gilliam-Vivian Road, and proceeding southerly along Gilliam-Vivian Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-6: Gilliam Village Hall, 12825 Main Street, Gilliam, Louisiana 71029.

Precinct 1-7

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of stream/river and Twelve Mile Bayou, and proceeding easterly along stream/river to shoreline, and proceeding northerly along shoreline to Trees City Road, and proceeding easterly along Trees City Road to North Market Street, and proceeding southerly along North Market Street to State Route 538, and proceeding southerly along State Route 538 to Crawford Road, and proceeding easterly along Crawford Road to Clyde Place-Vivian Road, and proceeding southerly along Clyde Place-Vivian Road to Belcher Oil City Road, and proceeding easterly along Belcher Oil City Road to Black Bayou, and proceeding southerly along Black Bayou to Twelve Mile Bayou, and proceeding northerly along Twelve Mile Bayou to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-7: Oil City Community Center, 310 Savage Street, Oil City, Louisiana 71061.

Precinct 1-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Black Bayou and Twelve Mile Bayou, and proceeding northerly along Black Bayou to stream/river, and proceeding easterly along stream/river to shoreline, and proceeding northerly along shoreline to Black Bayou, and proceeding northerly along Black Bayou to Gilliam-Vivian Road, and proceeding easterly along Gilliam-Vivian Road to the Gilliam village line, and proceeding southerly along the Gilliam village line to US Highway 71, and proceeding southerly along US Highway 71 to the Belcher village line, and proceeding easterly along the Belcher village line to Belcher River Road, and proceeding easterly along Belcher River Road to nonvisible boundary, and proceeding easterly along nonvisible boundary to the Caddo Parish line, and proceeding southerly along the Caddo Parish line to Interstate 220, and proceeding westerly along Interstate 220 to Twelve Mile Bayou, and proceeding northerly along Twelve Mile Bayou to nonvisible boundary, and proceeding westerly along nonvisible boundary to US Highway 71, and proceeding northerly along US Highway 71 to nonvisible boundary, and proceeding westerly along nonvisible boundary to Twelve Mile Bayou, and proceeding northerly along Twelve Mile Bayou to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-8: Belcher Village Hall, 411 Charles Street, Belcher, Louisiana 71004.

Precinct 1-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Caddo Parish line and powerline, and proceeding northerly along the Caddo Parish line to nonvisible boundary, and proceeding northerly along nonvisible boundary to stream/river, and proceeding northerly along stream/river to Twelve Mile Bayou, and proceeding southerly along Twelve Mile Bayou to powerline, and proceeding westerly along powerline to nonvisible boundary, and proceeding westerly along nonvisible boundary to powerline, and proceeding westerly along powerline to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-9: Mooringsport Elementary School, 602 Latimer Street, Mooringsport, Louisiana 71060.

Precinct 1-10

All of that portion of Caddo Parish bounded and described as follows: 1. Beginning at the point of intersection of the Caddo Parish line and Blanchard Furrh Road, and proceeding northerly along the Caddo Parish line to powerline, and proceeding easterly along powerline to nonvisible boundary, and proceeding easterly along nonvisible boundary to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to railroad, and proceeding southerly along railroad to the Blanchard town line, and proceeding southerly along the Blanchard town line to stream/river, and proceeding southerly along stream/river to Choctaw Bayou, and proceeding easterly along Choctaw Bayou to West Dougherty Avenue, and proceeding westerly along West Dougherty Avenue to Blanchard Furrh Road, and proceeding westerly along Blanchard Furrh Road to the point of beginning. 2. As well as beginning at the point of intersection of nonvisible boundary and stream/river, and proceeding easterly along nonvisible boundary to stream/river, and proceeding westerly along stream/river to the point of beginning. 3. As well as beginning at the point of intersection of nonvisible boundary and stream/river, and proceeding easterly along nonvisible boundary to stream/river, and proceeding westerly along stream/river to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-10: Blanchard Elementary School, 402 Birch Avenue, Blanchard, Louisiana 71009.

Precinct 1-11

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of nonvisible boundary and Kansas City Southern Railway, and proceeding easterly along nonvisible boundary to powerline, and proceeding easterly along powerline to Highway 1, and proceeding southerly along Highway 1 to Dixie Blanchard Road, and proceeding southerly along Dixie Blanchard Road to the Blanchard town line, and proceeding southerly along the Blanchard town line to Dixie Blanchard Road, and proceeding southerly along Dixie Blanchard Road to the Blanchard town line, and proceeding southerly along the Blanchard town line to stream/river, and proceeding southerly along stream/river to the Blanchard town line, and proceeding northerly along the Blanchard town line to railroad, and proceeding northerly along railroad to Kansas City Southern Railway, and proceeding northerly along Kansas City Southern

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Railway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-11: Donnie Bickham Middle School, 7240 Old Mooringsport Road, Shreveport, Louisiana 71107.

Precinct 1-12

All of that portion of Caddo Parish bounded and described as follows: 1. Beginning at the point of intersection of stream/river and Choctaw Bayou, and proceeding northerly along stream/river to the Blanchard town line, and proceeding northerly along the Blanchard town line to Dixie Blanchard Road, and proceeding northerly along Dixie Blanchard Road to the Blanchard town line, and proceeding northerly along the Blanchard town line to Old Mooringsport Road, and proceeding easterly along Old Mooringsport Road to Wasson Road, and proceeding southerly along Wasson Road to the Blanchard town line, and proceeding westerly along the Blanchard town line to Wasson Road, and proceeding southerly along Wasson Road to Tammany Drive, and proceeding easterly along Tammany Drive to stream/river, and proceeding southerly along stream/river to the Blanchard town line, and proceeding southerly along the Blanchard town line to stream/river, and proceeding southerly along stream/river to Choctaw Bayou, and proceeding westerly along Choctaw Bayou to the point of beginning. 2. As well as beginning at the point of intersection of Roy Road and the Blanchard town line, and proceeding northerly along Roy Road to the Blanchard town line, and proceeding easterly along the Blanchard town line to the point of beginning. 3. As well as beginning at the point of intersection of nonvisible boundary and North Market Street, and proceeding easterly along nonvisible boundary to North Market Street, and proceeding easterly along North Market Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-12: Blanchard Elementary School, 402 Birch Avenue, Blanchard, Louisiana 71009.

Precinct 1-13

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Wasson Road and Tammany Drive, and proceeding northerly along Wasson Road to the Blanchard town line, and proceeding northerly along the Blanchard town line to Wasson Road, and proceeding easterly along Wasson Road to Old Mooringsport Road, and proceeding easterly along Old Mooringsport Road to the Blanchard town line, and proceeding easterly along the Blanchard town line to Roy Road, and proceeding southerly along Roy Road to the Blanchard town line, and proceeding southerly along the Blanchard town line to Roy Road, and proceeding southerly along Roy Road to Pine Hill Road, and proceeding westerly along Pine Hill Road to stream/river, and proceeding northerly along stream/river to the Blanchard town line, and proceeding northerly along the Blanchard town line to stream/river, and proceeding northerly along stream/river to Tammany Drive, and proceeding westerly along Tammany Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-13: Donnie Bickham Middle School, 7240 Old Mooringsport Road, Shreveport, Louisiana 71107.

Precinct 1-14

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Caddo Parish line and Paw Paw Bayou, and proceeding northerly along the Caddo Parish line to Blanchard Furrh Road, and proceeding easterly along Blanchard Furrh Road to West Dougherty Avenue, and proceeding easterly along West Dougherty Avenue to Choctaw Bayou, and proceeding southerly along Choctaw Bayou to stream/river, and proceeding northerly along stream/river to South Main Street, and proceeding easterly along South Main Street to Shreveport Blanchard Highway, and proceeding easterly along Shreveport Blanchard Highway to the Blanchard town line, and proceeding easterly along the Blanchard town line to Shreveport Blanchard Highway, and proceeding easterly along Shreveport Blanchard Highway to Bostwick Road, and proceeding southerly along Bostwick Road to North Lakeshore Drive, and proceeding southerly along North Lakeshore Drive to Pine Island Road, and proceeding westerly along Pine Island Road to nonvisible boundary, and proceeding easterly along nonvisible boundary to stream/river, and proceeding westerly along stream/river to nonvisible boundary, and proceeding westerly along nonvisible boundary to the Shreveport city line, and proceeding westerly along the Shreveport city line to Paw Paw Bayou, and proceeding westerly along Paw Paw Bayou to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 1-14: Blanchard Elementary School, 402 Birch Avenue, Blanchard, Louisiana 71009.

Precinct 2-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of powerline and Highway 1, and proceeding easterly along powerline to Twelve Mile Bayou, and proceeding southerly along Twelve Mile Bayou to nonvisible boundary, and proceeding southerly along nonvisible boundary to US Highway 71, and proceeding southerly along US Highway 71 to nonvisible boundary, and proceeding southerly along nonvisible boundary to Twelve Mile Bayou, and proceeding southerly along Twelve Mile Bayou to the Shreveport city line, and proceeding northerly along the Shreveport city line to Old Mooringsport Road, and proceeding northerly along Old Mooringsport Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Old Mooringsport Road, and proceeding westerly along Old Mooringsport Road to the Shreveport city line, and proceeding northerly

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

along the Shreveport city line to Lincoln Drive, and proceeding westerly along Lincoln Drive to nonvisible boundary, and proceeding westerly along nonvisible boundary to North Market Street, and proceeding northerly along North Market Street to US Highway 71, and proceeding westerly along US Highway 71 to the Shreveport city line, and proceeding northerly along the Shreveport city line to Highway 71, and proceeding northerly along Highway 71 to the Shreveport city line, and proceeding northerly along the Shreveport city line to Highway 71, and proceeding northerly along Highway 71 to Old Mooringsport Road, and proceeding westerly along Old Mooringsport Road to North Market Street, and proceeding westerly along North Market Street to Highway 1, and proceeding westerly along Highway 1 to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-1: Northwood High School Gymnasium, 5939 Old Mooringsport Road, Shreveport, Louisiana 71107.

Precinct 2-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Blanchard town line and Old Mooringsport Road, and proceeding northerly along the Blanchard town line to Dixie Blanchard Road, and proceeding northerly along Dixie Blanchard Road to Highway 1, and proceeding southerly along Highway 1 to North Market Street, and proceeding easterly along North Market Street to Old Mooringsport Road, and proceeding southerly along Old Mooringsport Road to North Market Street, and proceeding westerly along North Market Street to nonvisible boundary, and proceeding westerly along nonvisible boundary to Old Mooringsport Road, and proceeding westerly along Old Mooringsport Road to the Blanchard town line, and proceeding westerly along the Blanchard town line to Old Mooringsport Road, and proceeding westerly along Old Mooringsport Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-2: Donnie Bickham Middle School, 7240 Old Mooringsport Road, Shreveport, Louisiana 71107.

Precinct 2-3

All of that portion of Caddo Parish bounded and described as follows: 1. Beginning at the point of intersection of Roy Road and Pine Hill Road, and proceeding northerly along Roy Road to the Blanchard town line, and proceeding northerly along the Blanchard town line to nonvisible boundary, and proceeding easterly along nonvisible boundary to North Market Street, and proceeding westerly along North Market Street to Old Mooringsport Road, and proceeding northerly along Old Mooringsport Road to Highway 71, and proceeding southerly along Highway 71 to the Shreveport city line, and proceeding southerly along the Shreveport city line to Highway 71, and proceeding southerly along Highway 71 to the Shreveport city line, and proceeding southerly along the Shreveport city line to US Highway 71, and proceeding southerly along US Highway 71 to North Market Street, and proceeding westerly along North Market Street to Pine Hill Road, and proceeding westerly along Pine Hill Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Pine Hill Road, and proceeding westerly along Pine Hill Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Pine Hill Road, and proceeding westerly along Pine Hill Road to the point of beginning. 2. As well as beginning at the point of intersection of the Blanchard town line and nonvisible boundary, and proceeding northerly along the Blanchard town line to Old Mooringsport Road, and proceeding easterly along Old Mooringsport Road to nonvisible boundary, and proceeding southerly along nonvisible boundary to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-3: Northwood High School Gymnasium, 5939 Old Mooringsport Road, Shreveport, Louisiana 71107.

Precinct 2-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of stream/river and South Main Street, and proceeding northerly along stream/river to Pine Hill Road, and proceeding easterly along Pine Hill Road to Roy Road, and proceeding southerly along Roy Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Shreveport Blanchard Highway, and proceeding westerly along Shreveport Blanchard Highway to the Blanchard town line, and proceeding westerly along the Blanchard town line to Shreveport Blanchard Highway, and proceeding westerly along Shreveport Blanchard Highway to South Main Street, and proceeding westerly along South Main Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-4: Donnie Bickham Middle School, 7240 Old Mooringsport Road, Shreveport, Louisiana 71107.

Precinct 2-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Roy Road and the Shreveport city line, and proceeding northerly along Roy Road to Pine Hill Road, and proceeding easterly along Pine Hill Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Pine Hill Road, and proceeding easterly along Pine Hill Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Pine Hill Road, and proceeding easterly along Pine Hill Road to North Market Street, and proceeding easterly along North Market Street to Drive Martin Luther King Drive, and proceeding westerly along Drive Martin Luther King Drive to Montana Street, and proceeding northerly along Montana Street to Hawkins Street, and proceeding westerly along Hawkins Street to Legardy Street, and proceeding southerly along Legardy Street to Thomas East Howard Drive, and proceeding westerly along Thomas East Howard Drive to Audrey Ln, and proceeding southerly along

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Audrey Ln to Drive Martin Luther King Drive, and proceeding westerly along Drive Martin Luther King Drive to the Shreveport city line, and proceeding northerly along the Shreveport city line to Roy Road, and proceeding northerly along Roy Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Roy Road, and proceeding northerly along Roy Road to Shreveport Blanchard Highway, and proceeding northerly along Shreveport Blanchard Highway to the Shreveport city line, and proceeding northerly along the Shreveport city line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-5: Southern University (Gymnasium), 3050 Martin Luther King Drive, Shreveport, Louisiana 71107.

Precinct 2-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Audrey Ln and Drive Martin Luther King Drive, and proceeding northerly along Audrey Ln to Thomas East Howard Drive, and proceeding easterly along Thomas East Howard Drive to Legardy Street, and proceeding northerly along Legardy Street to Hawkins Street, and proceeding easterly along Hawkins Street to Montana Street, and proceeding southerly along Montana Street to Drive Martin Luther King Drive, and proceeding southerly along Drive Martin Luther King Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-6: Pine Grove Elementary School, 1700 Caldwell Street, Shreveport, Louisiana 71107.

Precinct 2-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Pine Island Road and nonvisible boundary, and proceeding northerly along Pine Island Road to North Lakeshore Drive, and proceeding northerly along North Lakeshore Drive to Bostwick Road, and proceeding easterly along Bostwick Road to Shreveport Blanchard Highway, and proceeding easterly along Shreveport Blanchard Highway to the Shreveport city line, and proceeding easterly along the Shreveport city line to Shreveport Blanchard Highway, and proceeding southerly along Shreveport Blanchard Highway to Roy Road, and proceeding southerly along Roy Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Roy Road, and proceeding southerly along Roy Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Kansas City Southern Railway, and proceeding easterly along Kansas City Southern Railway to the Shreveport city line, and proceeding easterly along the Shreveport city line to the Shreveport/Lakeview city/census designated place line, and proceeding easterly along the Shreveport/Lakeview city/census designated place line to shoreline, and proceeding easterly along shoreline to Interstate 220, and proceeding southerly along Interstate 220 to stream/river, and proceeding westerly along stream/river to nonvisible boundary, and proceeding northerly along nonvisible boundary to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-7: Lakeview Baptist Church, 4520 Tacoma Blvd., Shreveport, Louisiana 71107.

Precinct 2-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Shreveport city line and Kansas City Southern Railway, and proceeding northerly along the Shreveport city line to Drive Martin Luther King Drive, and proceeding easterly along Drive Martin Luther King Drive to Legardy Street, and proceeding southerly along Legardy Street to Kelsey Street, and proceeding easterly along Kelsey Street to Jackie Robinson Drive, and proceeding southerly along Jackie Robinson Drive to Jamison Street, and proceeding easterly along Jamison Street to Abel Street, and proceeding southerly along Abel Street to Aline Avenue, and proceeding easterly along Aline Avenue to Russell Road, and proceeding southerly along Russell Road to Interstate 220, and proceeding southerly along Interstate 220 to nonvisible boundary, and proceeding southerly along nonvisible boundary to Interstate 220, and proceeding southerly along Interstate 220 to Shreveport Blanchard Highway, and proceeding westerly along Shreveport Blanchard Highway to Interstate 220, and proceeding southerly along Interstate 220 to shoreline, and proceeding westerly along shoreline to the Lakeview/Shreveport census designated place/city line, and proceeding northerly along the Lakeview/Shreveport census designated place/city line to the Shreveport city line, and proceeding westerly along the Shreveport city line to Kansas City Southern Railway, and proceeding westerly along Kansas City Southern Railway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-8: David Raines Center, 1625 David Raines Road, Shreveport, Louisiana 71107.

Precinct 2-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Interstate 220 and stream/river, and proceeding northerly along Interstate 220 to Shreveport Blanchard Highway, and proceeding easterly along Shreveport Blanchard Highway to Interstate 220, and proceeding northerly along Interstate 220 to nonvisible boundary, and proceeding northerly along nonvisible boundary to Interstate 220, and proceeding northerly along Interstate 220 to Russell Road, and proceeding northerly along Russell Road to Aline Avenue, and proceeding westerly along Aline Avenue to Abel Street, and proceeding northerly along Abel Street to Jamison Street, and proceeding westerly along Jamison Street to Jackie Robinson Drive, and proceeding northerly along Jackie Robinson Drive to Kelsey Street, and

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

proceeding westerly along Kelsey Street to Legardy Street, and proceeding northerly along Legardy Street to Drive Martin Luther King Drive, and proceeding easterly along Drive Martin Luther King Drive to North Market Street, and proceeding southerly along North Market Street to US Highway 71, and proceeding southerly along US Highway 71 to nonvisible boundary, and proceeding southerly along nonvisible boundary to North Hearne Avenue, and proceeding southerly along North Hearne Avenue to shoreline, and proceeding easterly along shoreline to Cross Bayou, and proceeding southerly along Cross Bayou to stream/river, and proceeding westerly along stream/river to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-9: Southern University (Gymnasium), 3050 Martin Luther King Drive, Shreveport, Louisiana 71107.

Precinct 2-10

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of shoreline and Cross Lake Blvd, and proceeding easterly along shoreline to the Shreveport city line, and proceeding westerly along the Shreveport city line to shoreline, and proceeding northerly along shoreline to Cross Bayou, and proceeding northerly along Cross Bayou to Old Blanchard Road, and proceeding easterly along Old Blanchard Road to Blanchard Road, and proceeding southerly along Blanchard Road to nonvisible boundary, and proceeding southerly along nonvisible boundary to Milam Street, and proceeding westerly along Milam Street to Sunset Drive, and proceeding easterly along Sunset Drive to San Jacinto Avenue, and proceeding southerly along San Jacinto Avenue to Lakeshore Drive, and proceeding westerly along Lakeshore Drive to Dilg League Drive, and proceeding westerly along Dilg League Drive to Cross Lake Blvd, and proceeding westerly along Cross Lake Blvd to Cross Lake Cir, and proceeding northerly along Cross Lake Cir to Cross Lake Blvd, and proceeding westerly along Cross Lake Blvd to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-10: Judson Fundamental Magnet Elementary School, 3809 Judson Street, Shreveport, Louisiana 71109.

Precinct 2-11

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Cross Bayou and Old Blanchard Road, and proceeding easterly along Cross Bayou to North Hearne Avenue, and proceeding southerly along North Hearne Avenue to Kansas City Southern Railway, and proceeding westerly along Kansas City Southern Railway to Milam Street, and proceeding easterly along Milam Street to nonvisible boundary, and proceeding northerly along nonvisible boundary to Blanchard Road, and proceeding northerly along Blanchard Road to Old Blanchard Road, and proceeding westerly along Old Blanchard Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-11: J.S. Clark Microsociety Middle School, 351 Hearne Avenue, Shreveport, Louisiana 71103.

Precinct 2-12

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Milam Street and Sunset Drive, and proceeding easterly along Milam Street to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to North Hearne Avenue, and proceeding southerly along North Hearne Avenue to Lakeshore Drive, and proceeding westerly along Lakeshore Drive to Missouri Avenue, and proceeding northerly along Missouri Avenue to West Maple Street, and proceeding westerly along West Maple Street to Exposition Avenue, and proceeding southerly along Exposition Avenue to Lakeshore Drive, and proceeding westerly along Lakeshore Drive to San Jacinto Avenue, and proceeding northerly along San Jacinto Avenue to Sunset Drive, and proceeding westerly along Sunset Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 2-12: Bilberry Park Community Center, 1902 Alabama Street, Shreveport, Louisiana 71109.

Precinct 3-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of nonvisible boundary and North Market Street, and proceeding easterly along nonvisible boundary to Lincoln Drive, and proceeding easterly along Lincoln Drive to the Shreveport city line, and proceeding southerly along the Shreveport city line to Old Mooringsport Road, and proceeding southerly along Old Mooringsport Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Old Mooringsport Road, and proceeding easterly along Old Mooringsport Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Twelve Mile Bayou, and proceeding westerly along Twelve Mile Bayou to shoreline, and proceeding southerly along shoreline to US Highway 71, and proceeding northerly along US Highway 71 to North Market Street, and proceeding northerly along North Market Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 3-1: North Highlands Elementary School, 885 Poleman Road, Shreveport, Louisiana 71107.

Precinct 3-2

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of shoreline and North Market Street, and proceeding northerly along shoreline to Twelve Mile Bayou, and proceeding easterly along Twelve Mile Bayou to the Shreveport city line, and proceeding southerly along the Shreveport city line to nonvisible boundary, and proceeding northerly along nonvisible boundary to Twelve Mile Bayou, and proceeding northerly along Twelve Mile Bayou to Interstate 220, and proceeding easterly along Interstate 220 to the Caddo Parish line, and proceeding southerly along the Caddo Parish line to North Thomas Drive, and proceeding southerly along North Thomas Drive to North Market Street, and proceeding northerly along North Market Street to Nelson Street, and proceeding westerly along Nelson Street to North Market Street, and proceeding northerly along North Market Street to Havens Road, and proceeding easterly along Havens Road to North Market Street, and proceeding northerly along North Market Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 3-2: Cherokee Park Elementary School, 2010 E. Algonquin Trail, Shreveport, Louisiana 71107.

Precinct 3-3

All of that portion of Caddo Parish bounded and described as follows: 1. Beginning at the point of intersection of nonvisible boundary and North Hearne Avenue, and proceeding northerly along nonvisible boundary to US Highway 71, and proceeding northerly along US Highway 71 to shoreline, and proceeding northerly along shoreline to North Market Street, and proceeding southerly along North Market Street to Havens Road, and proceeding westerly along Havens Road to North Market Street, and proceeding southerly along North Market Street to Nelson Street, and proceeding easterly along Nelson Street to North Market Street, and proceeding southerly along North Market Street to North Thomas Drive, and proceeding northerly along North Thomas Drive to the Caddo Parish line, and proceeding easterly along the Caddo Parish line to Interstate 20, and proceeding westerly along Interstate 20 to Marshall Street, and proceeding northerly along Marshall Street to Crockett Street, and proceeding westerly along Crockett Street to Common Street, and proceeding northerly along Common Street to North Common Street, and proceeding northerly along North Common Street to Cross Bayou, and proceeding westerly along Cross Bayou to shoreline, and proceeding southerly along shoreline to North Hearne Avenue, and proceeding northerly along North Hearne Avenue to the point of beginning. 2. As well as beginning at the point of intersection of Twelve Mile Bayou and the Shreveport city line, and proceeding easterly along Twelve Mile Bayou to nonvisible boundary, and proceeding southerly along nonvisible boundary to the Shreveport city line, and proceeding westerly along the Shreveport city line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 3-3: Government Plaza, 505 Travis Street, Shreveport, Louisiana 71101

Precinct 3-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Cross Bayou and North Hearne Avenue, and proceeding easterly along Cross Bayou to shoreline, and proceeding northerly along shoreline to Cross Bayou, and proceeding easterly along Cross Bayou to Texas and Pacific Railway, and proceeding southerly along Texas and Pacific Railway to nonvisible boundary, and proceeding westerly along nonvisible boundary to Patzman Street, and proceeding westerly along Patzman Street to North Allen Avenue, and proceeding southerly along North Allen Avenue to Ford Street, and proceeding westerly along Ford Street to nonvisible boundary, and proceeding southerly along nonvisible boundary to Ford Street, and proceeding westerly along Ford Street to North Hearne Avenue, and proceeding northerly along North Hearne Avenue to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 3-4: Academic Recovery and Career Discovery Center, 401 North Holzman Street, Shreveport, Louisiana 71101.

Precinct 3-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Ford Street and North Hearne Avenue, and proceeding easterly along Ford Street to nonvisible boundary, and proceeding northerly along nonvisible boundary to Ford Street, and proceeding easterly along Ford Street to North Allen Avenue, and proceeding northerly along North Allen Avenue to Patzman Street, and proceeding easterly along Patzman Street to nonvisible boundary, and proceeding easterly along nonvisible boundary to Texas and Pacific Railway, and proceeding northerly along Texas and Pacific Railway to Cross Bayou, and proceeding easterly along Cross Bayou to North Common Street, and proceeding southerly along North Common Street to Common Street, and proceeding southerly along Common Street to Crockett Street, and proceeding southerly along Crockett Street to Texas Avenue, and proceeding southerly along Texas Avenue to Hope Street, and proceeding westerly along Hope Street to Snow Street, and proceeding westerly along Snow Street to Williamson Street, and proceeding westerly along Williamson Street to unnamed Ramp, and proceeding northerly along unnamed Ramp to Williamson Street, and proceeding northerly along Williamson Street to Pete Harris Drive, and proceeding northerly along Pete Harris Drive to Milam Street, and proceeding westerly along Milam Street to Elder Street, and proceeding southerly along Elder Street to Milam Street, and proceeding westerly along Milam Street to Lewis Pl, and proceeding northerly along Lewis Pl to Milam Street, and proceeding westerly along Milam Street to North Hearne Avenue, and proceeding southerly along North Hearne Avenue to Milam Street, and proceeding westerly along Milam Street to North Hearne Avenue, and proceeding northerly along North Hearne Avenue to the point of beginning.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Physical Location/Address of the Polling Place for Precinct 3-5: Booker T. Washington New Technology High School, 2104 Milam Street, Shreveport, Louisiana 71103.

Precinct 3-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of North Hearne Avenue and Murphy Street, and proceeding northerly along North Hearne Avenue to Milam Street, and proceeding easterly along Milam Street to North Hearne Avenue, and proceeding northerly along North Hearne Avenue to Milam Street, and proceeding easterly along Milam Street to Lewis Pl, and proceeding southerly along Lewis Pl to Milam Street, and proceeding easterly along Milam Street to Elder Street, and proceeding northerly along Elder Street to Milam Street, and proceeding easterly along Milam Street to Pete Harris Drive, and proceeding southerly along Pete Harris Drive to Williamson Street, and proceeding southerly along Williamson Street to unnamed Ramp, and proceeding southerly along unnamed Ramp to Williamson Street, and proceeding easterly along Williamson Street to Snow Street, and proceeding easterly along Snow Street to Hope Street, and proceeding easterly along Hope Street to Texas Avenue, and proceeding northerly along Texas Avenue to Crockett Street, and proceeding northerly along Crockett Street to Marshall Street, and proceeding southerly along Marshall Street to Interstate 20, and proceeding southerly along Interstate 20 to unnamed Ramp, and proceeding easterly along unnamed Ramp to Line Avenue, and proceeding southerly along Line Avenue to Stoner Avenue, and proceeding westerly along Stoner Avenue to Murphy Street, and proceeding westerly along Murphy Street to Texas Avenue, and proceeding southerly along Texas Avenue to Interstate 20, and proceeding westerly along Interstate 20 to unnamed Ramp, and proceeding northerly along unnamed Ramp to Murphy Street, and proceeding westerly along Murphy Street to Stoner Avenue, and proceeding westerly along Stoner Avenue to Murphy Street, and proceeding westerly along Murphy Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 3-6: Galilee Baptist Church, 1500 Pierre Avenue, Shreveport, Louisiana 71003.

Precinct 3-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Interstate 20 and unnamed Ramp, and proceeding northerly along Interstate 20 to the Caddo Parish line, and proceeding easterly along the Caddo Parish line to Bolch Street, and proceeding southerly along Bolch Street to East Washington Street, and proceeding westerly along East Washington Street to Anderson Avenue, and proceeding southerly along Anderson Avenue to Youree Drive, and proceeding northerly along Youree Drive to East Herndon Street, and proceeding westerly along East Herndon Street to Herndon Street, and proceeding westerly along Herndon Street to Centenary Blvd, and proceeding northerly along Centenary Blvd to Lister Street, and proceeding westerly along Lister Street to Gilbert Drive, and proceeding southerly along Gilbert Drive to Herndon Street, and proceeding westerly along Herndon Street to Line Avenue, and proceeding northerly along Line Avenue to unnamed Ramp, and proceeding northerly along unnamed Ramp to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 3-7: E.B. Williams Stoner Hill Elementary Lab School, 2127 C.E. Galloway Blvd., Shreveport, Louisiana 71104.

Precinct 3-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Kansas City Southern Railway and Ockley Drive, and proceeding northerly along Kansas City Southern Railway to nonvisible boundary, and proceeding easterly along nonvisible boundary to Southern Avenue, and proceeding northerly along Southern Avenue to Fairfield Avenue, and proceeding northerly along Fairfield Avenue to Interstate 20, and proceeding westerly along Interstate 20 to Texas Avenue, and proceeding northerly along Texas Avenue to Murphy Street, and proceeding easterly along Murphy Street to Stoner Avenue, and proceeding easterly along Stoner Avenue to Line Avenue, and proceeding southerly along Line Avenue to McCormick Street, and proceeding westerly along McCormick Street to Fairfield Avenue, and proceeding southerly along Fairfield Avenue to Dudley Drive, and proceeding westerly along Dudley Drive to Southern Avenue, and proceeding southerly along Southern Avenue to Ockley Drive, and proceeding westerly along Ockley Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 3-8: Mall St. Vincent, 1133 St. Vincent Avenue, Shreveport, Louisiana 71104.

Precinct 3-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Centenary Blvd and West Kings Highway, and proceeding northerly along Centenary Blvd to Olive Street, and proceeding westerly along Olive Street to Centenary Blvd, and proceeding northerly along Centenary Blvd to Herndon Street, and proceeding easterly along Herndon Street to East Herndon Street, and proceeding easterly along East Herndon Street to Youree Drive, and proceeding southerly along Youree Drive to Anderson Avenue, and proceeding easterly along Anderson Avenue to East Washington Street, and proceeding easterly along East Washington Street to Bolch Street, and proceeding northerly along Bolch Street to the Caddo Parish line, and proceeding easterly along the Caddo Parish line to Shreveport-Barksdale Highway, and proceeding westerly along Shreveport-Barksdale Highway to Shreveport Barksdale Highway, and proceeding westerly along Shreveport Barksdale Highway to East Kings Highway, and proceeding westerly along East Kings Highway to West Kings Highway, and

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

proceeding westerly along West Kings Highway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 3-9: Shreve City Baptist Church, 2810 Knight Street, Shreveport, Louisiana 71104.

Precinct 4-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Line Avenue and Kings Highway, and proceeding northerly along Line Avenue to Wilkinson Street, and proceeding easterly along Wilkinson Street to Highland Avenue, and proceeding northerly along Highland Avenue to Olive Street, and proceeding easterly along Olive Street to Gilbert Drive, and proceeding northerly along Gilbert Drive to Lister Street, and proceeding easterly along Lister Street to Centenary Blvd, and proceeding southerly along Centenary Blvd to Olive Street, and proceeding easterly along Olive Street to Centenary Blvd, and proceeding southerly along Centenary Blvd to West Kings Highway, and proceeding westerly along West Kings Highway to Creswell Avenue, and proceeding southerly along Creswell Avenue to Kings Highway, and proceeding westerly along Kings Highway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-1: C.E. Byrd High School Learning Center, 700 Kings Highway, Shreveport, Louisiana 71104.

Precinct 4-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Line Avenue and Wilkinson Street, and proceeding northerly along Line Avenue to Herndon Street, and proceeding easterly along Herndon Street to Gilbert Drive, and proceeding southerly along Gilbert Drive to Olive Street, and proceeding westerly along Olive Street to Highland Avenue, and proceeding southerly along Highland Avenue to Wilkinson Street, and proceeding westerly along Wilkinson Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-2: C.E. Byrd High School Learning Center, 700 Kings Highway, Shreveport, Louisiana 71104.

Precinct 4-3

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Line Avenue and Slattery Blvd, and proceeding northerly along Line Avenue to Kings Highway, and proceeding easterly along Kings Highway to Creswell Avenue, and proceeding northerly along Creswell Avenue to West Kings Highway, and proceeding easterly along West Kings Highway to Gilbert Drive, and proceeding southerly along Gilbert Drive to Slattery Blvd, and proceeding westerly along Slattery Blvd to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-3: C.E. Byrd High School Learning Center, 700 Kings Highway, Shreveport, Louisiana 71104.

Precinct 4-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of West Kings Highway and Gilbert Drive, and proceeding easterly along West Kings Highway to East Kings Highway, and proceeding easterly along East Kings Highway to Atlantic Avenue, and proceeding westerly along Atlantic Avenue to Anniston Avenue, and proceeding northerly along Anniston Avenue to Albany Avenue, and proceeding southerly along Albany Avenue to Fern Avenue, and proceeding northerly along Fern Avenue to Gilbert Drive, and proceeding northerly along Gilbert Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-4: Broadmoor Middle Lab School, 441 Atlantic Avenue, Shreveport, Louisiana 71105.

Precinct 4-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Ockley Drive and Bayou Pierre, and proceeding northerly along Ockley Drive to Fern Avenue, and proceeding southerly along Fern Avenue to Albany Avenue, and proceeding easterly along Albany Avenue to Anniston Avenue, and proceeding easterly along Anniston Avenue to Atlantic Avenue, and proceeding westerly along Atlantic Avenue to Grover Pl, and proceeding northerly along Grover Pl to Ockley Drive, and proceeding southerly along Ockley Drive to Youree Drive, and proceeding southerly along Youree Drive to Southfield Road, and proceeding westerly along Southfield Road to Pierremont Road, and proceeding westerly along Pierremont Road to Bayou Pierre, and proceeding northerly along Bayou Pierre to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-5: Broadmoor Middle Lab School, 441 Atlantic Avenue, Shreveport, Louisiana 71105.

Precinct 4-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Shreveport Barksdale Highway and East Kings Highway, and proceeding easterly along Shreveport

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Barksdale Highway to nonvisible boundary, and proceeding southerly along nonvisible boundary to Reily Ln, and proceeding easterly along Reily Ln to Captain Shreve Drive, and proceeding southerly along Captain Shreve Drive to East Preston Avenue, and proceeding westerly along East Preston Avenue to East Kings Highway, and proceeding northerly along East Kings Highway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-6: Shreve Island Elementary, 836 Sewanee Place, Shreveport, Louisiana 71105.

Precinct 4-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Shreveport Barksdale Highway and nonvisible boundary, and proceeding easterly along Shreveport Barksdale Highway to Shreveport-Barksdale Highway, and proceeding easterly along Shreveport-Barksdale Highway to the Caddo Parish line, and proceeding southerly along the Caddo Parish line to East 70th Street, and proceeding westerly along East 70th Street to nonvisible boundary, and proceeding westerly along nonvisible boundary to the Shreveport city line, and proceeding southerly along the Shreveport city line to East 70th Street, and proceeding southerly along East 70th Street to nonvisible boundary, and proceeding northerly along nonvisible boundary to the Shreveport city line, and proceeding westerly along the Shreveport city line to Natural Drn, and proceeding easterly along Natural Drn to the Shreveport city line, and proceeding westerly along the Shreveport city line to Dixie Garden Drive, and proceeding westerly along Dixie Garden Drive to Bayou Drive, and proceeding northerly along Bayou Drive to Captain Shreve Drive, and proceeding northerly along Captain Shreve Drive to Reily Ln, and proceeding northerly along Reily Ln to nonvisible boundary, and proceeding northerly along nonvisible boundary to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-7: Shreve Island Elementary, 836 Sewanee Place, Shreveport, Louisiana 71105.

Precinct 4-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Line Avenue and Monrovia Street, and proceeding northerly along Line Avenue to Slattery Blvd, and proceeding easterly along Slattery Blvd to Gilbert Drive, and proceeding southerly along Gilbert Drive to Ockley Drive, and proceeding southerly along Ockley Drive to Bayou Pierre, and proceeding southerly along Bayou Pierre to Ockley Drive, and proceeding westerly along Ockley Drive to Monrovia Street, and proceeding westerly along Monrovia Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-8: South Highland Elementary/Magnet School, 831 Erie Street, Shreveport, Louisiana 71106.

Precinct 4-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Line Avenue and East 70th Street, and proceeding northerly along Line Avenue to Monrovia Street, and proceeding easterly along Monrovia Street to Ockley Drive, and proceeding easterly along Ockley Drive to Bayou Pierre, and proceeding southerly along Bayou Pierre to East 70th Street, and proceeding westerly along East 70th Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-9: Broadmoor Middle Laboratory School, 441 Atlantic Avenue, Shreveport, Louisiana 71105.

Precinct 4-10

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of East Kings Highway and East 70th Street, and proceeding northerly along East Kings Highway to East Preston Avenue, and proceeding easterly along East Preston Avenue to Captain Shreve Drive, and proceeding southerly along Captain Shreve Drive to Bayou Drive, and proceeding southerly along Bayou Drive to Dixie Garden Drive, and proceeding easterly along Dixie Garden Drive to the Shreveport city line, and proceeding easterly along the Shreveport city line to Natural Drn, and proceeding southerly along Natural Drn to the Shreveport city line, and proceeding southerly along the Shreveport city line to nonvisible boundary, and proceeding southerly along nonvisible boundary to East 70th Street, and proceeding westerly along East 70th Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 4-10: Haynes Avenue Baptist Church, 610 Haynes Avenue, Shreveport, Louisiana 71105.

Precinct 5-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of North Hearne Avenue and Kansas City Southern Railway, and proceeding northerly along North Hearne Avenue to Murphy Street, and proceeding easterly along Murphy Street to Stoner Avenue, and proceeding easterly along Stoner Avenue to Murphy Street, and proceeding easterly along Murphy Street to unnamed Ramp, and proceeding southerly along unnamed Ramp to nonvisible boundary, and proceeding southerly along nonvisible boundary to Texas and Pacific Railway, and proceeding southerly along Texas and Pacific Railway to Kansas City Southern Railway, and proceeding westerly along Kansas City Southern Railway

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-1: Galilee Baptist Church, 1500 Pierre Avenue, Shreveport, Louisiana 71103.

Precinct 5-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Cross Lake Blvd and shoreline, and proceeding easterly along Cross Lake Blvd to Cross Lake Cir, and proceeding southerly along Cross Lake Cir to Cross Lake Blvd, and proceeding easterly along Cross Lake Blvd to Dilg League Drive, and proceeding southerly along Dilg League Drive to Lakeshore Drive, and proceeding northerly along Lakeshore Drive to Arkansas Avenue, and proceeding southerly along Arkansas Avenue to Frederick Street, and proceeding westerly along Frederick Street to nonvisible boundary, and proceeding southerly along nonvisible boundary to Exposition Avenue, and proceeding southerly along Exposition Avenue to Hardy Street, and proceeding westerly along Hardy Street to Hassett Avenue, and proceeding northerly along Hassett Avenue to powerline, and proceeding westerly along powerline to Lakeshore Drive, and proceeding easterly along Lakeshore Drive to nonvisible boundary, and proceeding northerly along nonvisible boundary to shoreline, and proceeding easterly along shoreline to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-2: Judson Fundamental Magnet Elementary School, 3809 Judson Street, Shreveport, Louisiana 71109.

Precinct 5-3

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Exposition Avenue and Lakeshore Drive, and proceeding northerly along Exposition Avenue to West Maple Street, and proceeding easterly along West Maple Street to Missouri Avenue, and proceeding southerly along Missouri Avenue to Lakeshore Drive, and proceeding easterly along Lakeshore Drive to North Hearne Avenue, and proceeding northerly along North Hearne Avenue to Kansas City Southern Railway, and proceeding easterly along Kansas City Southern Railway to Texas Avenue, and proceeding southerly along Texas Avenue to Greenwood Road, and proceeding westerly along Greenwood Road to Interstate 20, and proceeding southerly along Interstate 20 to Portland Avenue, and proceeding northerly along Portland Avenue to unnamed Local road, and proceeding westerly along unnamed Local road to North Hearne Avenue, and proceeding northerly along North Hearne Avenue to Frederick Street, and proceeding westerly along Frederick Street to Arkansas Avenue, and proceeding northerly along Arkansas Avenue to Lakeshore Drive, and proceeding westerly along Lakeshore Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-3: Bilberry Park Community Center, 1902 Alabama Street, Shreveport, Louisiana 71109.

Precinct 5-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Interstate 20 and Kings Highway, and proceeding northerly along Interstate 20 to Greenwood Road, and proceeding easterly along Greenwood Road to Texas Avenue, and proceeding easterly along Texas Avenue to Kansas City Southern Railway, and proceeding easterly along Kansas City Southern Railway to Texas and Pacific Railway, and proceeding northerly along Texas and Pacific Railway to nonvisible boundary, and proceeding northerly along nonvisible boundary to unnamed Ramp, and proceeding northerly along unnamed Ramp to Interstate 20, and proceeding easterly along Interstate 20 to Fairfield Avenue, and proceeding southerly along Fairfield Avenue to Southern Avenue, and proceeding westerly along Southern Avenue to nonvisible boundary, and proceeding westerly along nonvisible boundary to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to Ockley Drive, and proceeding westerly along Ockley Drive to Street Vincent Avenue, and proceeding southerly along Street Vincent Avenue to Alma Street, and proceeding westerly along Alma Street to Wallace Avenue, and proceeding northerly along Wallace Avenue to Midway Street, and proceeding westerly along Midway Street to Southern Pacific RR, and proceeding northerly along Southern Pacific Railroad to Kings Highway, and proceeding westerly along Kings Highway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-4: Mall St. Vincent, 1133 St. Vincent Avenue, Shreveport, Louisiana 71104.

Precinct 5-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of shoreline and South Lakeshore Drive, and proceeding northerly along shoreline to nonvisible boundary, and proceeding southerly along nonvisible boundary to Lakeshore Drive, and proceeding westerly along Lakeshore Drive to powerline, and proceeding easterly along powerline to Hassett Avenue, and proceeding southerly along Hassett Avenue to Hardy Street, and proceeding easterly along Hardy Street to Jewella Avenue, and proceeding southerly along Jewella Avenue to Interstate 20, and proceeding westerly along Interstate 20 to nonvisible boundary, and proceeding northerly along nonvisible boundary to Emory Avenue, and proceeding northerly along Emory Avenue to Emory Street, and proceeding northerly along Emory Street to Greenwood Road, and proceeding westerly along Greenwood Road to Curtis Ln, and proceeding northerly along Curtis Ln to South Lakeshore Drive, and proceeding northerly along South Lakeshore Drive to the point of beginning.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Physical Location/Address of the Polling Place for Precinct 5-5: Atkins Branch of the Shreve Memorial Library, 3704 Greenwood Road, Shreveport, Louisiana 71109.

Precinct 5-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Jewella Avenue and Midway Street, and proceeding northerly along Jewella Avenue to Hardy Street, and proceeding easterly along Hardy Street to Exposition Avenue, and proceeding southerly along Exposition Avenue to Greenwood Road, and proceeding easterly along Greenwood Road to Missouri Avenue, and proceeding southerly along Missouri Avenue to Edgar Street, and proceeding easterly along Edgar Street to Velve Avenue, and proceeding southerly along Velve Avenue to Corol Avenue, and proceeding easterly along Corol Avenue to unnamed Ramp, and proceeding easterly along unnamed Ramp to North Hearne Avenue, and proceeding southerly along North Hearne Avenue to Midway Street, and proceeding westerly along Midway Street to Midway Avenue, and proceeding westerly along Midway Avenue to Midway Street, and proceeding westerly along Midway Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-6: Fair Park College Prep High School, 3222 Greenwood Road, Shreveport, Louisiana 71109.

Precinct 5-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Frederick Street and nonvisible boundary, and proceeding easterly along Frederick Street to North Hearne Avenue, and proceeding southerly along North Hearne Avenue to unnamed Local road, and proceeding easterly along unnamed Local road to Portland Avenue, and proceeding southerly along Portland Avenue to Interstate 20, and proceeding northerly along Interstate 20 to Kings Highway, and proceeding easterly along Kings Highway to Southern Pacific RR, and proceeding southerly along Southern Pacific Railroad to Midway Street, and proceeding westerly along Midway Street to North Hearne Avenue, and proceeding northerly along North Hearne Avenue to unnamed Ramp, and proceeding westerly along unnamed Ramp to Corol Avenue, and proceeding westerly along Corol Avenue to Velve Avenue, and proceeding northerly along Velve Avenue to Edgar Street, and proceeding westerly along Edgar Street to Missouri Avenue, and proceeding northerly along Missouri Avenue to Greenwood Road, and proceeding westerly along Greenwood Road to Exposition Avenue, and proceeding northerly along Exposition Avenue to nonvisible boundary, and proceeding northerly along nonvisible boundary to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-7: Queensborough Elementary School, 2701 Catherine Street, Shreveport, Louisiana 71109.

Precinct 5-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Midway Street and Jewella Avenue, and proceeding easterly along Midway Street to Midway Avenue, and proceeding easterly along Midway Avenue to Midway Street, and proceeding easterly along Midway Street to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to Hollywood Avenue, and proceeding westerly along Hollywood Avenue to Texas and Pacific Railway, and proceeding northerly along Texas and Pacific Railway to nonvisible boundary, and proceeding northerly along nonvisible boundary to Jewella Avenue, and proceeding northerly along Jewella Avenue to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-8: Werner Park Elementary School, 2715 Corbitt Street, (Corbitt Avenue entrance), Shreveport, Louisiana 71108.

Precinct 5-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Kansas City Southern Railway and Corbitt Street, and proceeding northerly along Kansas City Southern Railway to Midway Street, and proceeding easterly along Midway Street to Wallace Avenue, and proceeding southerly along Wallace Avenue to Alma Street, and proceeding easterly along Alma Street to Street Vincent Avenue, and proceeding northerly along Street Vincent Avenue to Ockley Drive, and proceeding easterly along Ockley Drive to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to Lawhon Street, and proceeding westerly along Lawhon Street to Street Vincent Avenue, and proceeding southerly along Street Vincent Avenue to Clover Street, and proceeding westerly along Clover Street to Linwood Avenue, and proceeding southerly along Linwood Avenue to Corbitt Street, and proceeding westerly along Corbitt Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-9: Caddo Heights Math/Science School, 1702 Corbitt Street, Shreveport, Louisiana 71108.

Precinct 5-10

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Kansas City Southern Railway and nonvisible boundary, and proceeding northerly along Kansas City Southern Railway to Ockley Drive, and proceeding easterly along Ockley Drive to Southern Avenue, and

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

proceeding northerly along Southern Avenue to Dudley Drive, and proceeding easterly along Dudley Drive to Fairfield Avenue, and proceeding northerly along Fairfield Avenue to McCormick Street, and proceeding easterly along McCormick Street to Line Avenue, and proceeding southerly along Line Avenue to Monrovia Street, and proceeding westerly along Monrovia Street to Fairfield Avenue, and proceeding northerly along Fairfield Avenue to Lawhon Street, and proceeding westerly along Lawhon Street to nonvisible boundary, and proceeding westerly along nonvisible boundary to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-10: Betty Virginia Park Recreation Building, 4010 Line Avenue, Shreveport, Louisiana 71106.

Precinct 5-11

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Kansas City Southern Railway and Hollywood Avenue, and proceeding northerly along Kansas City Southern Railway to Corbitt Street, and proceeding easterly along Corbitt Street to Linwood Avenue, and proceeding northerly along Linwood Avenue to Clover Street, and proceeding easterly along Clover Street to Street Vincent Avenue, and proceeding northerly along Street Vincent Avenue to Lawhon Street, and proceeding easterly along Lawhon Street to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to Hollywood Avenue, and proceeding westerly along Hollywood Avenue to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 5-11: Caddo Heights Math/Science School, 1702 Corbitt Street, Shreveport, Louisiana 71108.

Precinct 6-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Kansas City Southern Railway and nonvisible boundary, and proceeding northerly along Kansas City Southern Railway to nonvisible boundary, and proceeding easterly along nonvisible boundary to Lawhon Street, and proceeding easterly along Lawhon Street to Fairfield Avenue, and proceeding southerly along Fairfield Avenue to Monrovia Street, and proceeding easterly along Monrovia Street to Line Avenue, and proceeding southerly along Line Avenue to Evangeline Pl, and proceeding westerly along Evangeline Pl to Fairfield Avenue, and proceeding northerly along Fairfield Avenue to East 61st Street, and proceeding westerly along East 61st Street to nonvisible boundary, and proceeding southerly along nonvisible boundary to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 6-1: South Highland Elementary School, 831 Erie Street, Shreveport, Louisiana 71106.

Precinct 6-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Southern Pacific Railroad and West 70th Street, and proceeding northerly along Southern Pacific Railroad to Hollywood Avenue, and proceeding easterly along Hollywood Avenue to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to nonvisible boundary, and proceeding westerly along nonvisible boundary to West 68th Street, and proceeding westerly along West 68th Street to Street Vincent Avenue, and proceeding southerly along Street Vincent Avenue to West 68th Street, and proceeding westerly along West 68th Street to Linwood Avenue, and proceeding southerly along Linwood Avenue to West 69th Street, and proceeding westerly along West 69th Street to Wallace Avenue, and proceeding southerly along Wallace Avenue to West 70th Street, and proceeding westerly along West 70th Street to Wyngate Blvd, and proceeding northerly along Wyngate Blvd to West 70th Street, and proceeding westerly along West 70th Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 6-2: Caddo Middle Career and Technology School, 6310 Clift Avenue, Shreveport, Louisiana 71106.

Precinct 6-3

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Kansas City Southern Railway and East 77th Street, and proceeding northerly along Kansas City Southern Railway to nonvisible boundary, and proceeding easterly along nonvisible boundary to East 61st Street, and proceeding easterly along East 61st Street to Fairfield Avenue, and proceeding southerly along Fairfield Avenue to Evangeline Pl, and proceeding easterly along Evangeline Pl to Line Avenue, and proceeding southerly along Line Avenue to nonvisible boundary, and proceeding westerly along nonvisible boundary to East 71st Street, and proceeding westerly along East 71st Street to Fairfield Avenue, and proceeding southerly along Fairfield Avenue to East 77th Street, and proceeding westerly along East 77th Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 6-3: Fairfield Elementary Magnet School, 6215 Fairfield Avenue, Shreveport, Louisiana 71106.

Precinct 6-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Southern Pacific Railroad and Texas and Pacific Railway, and proceeding northerly along Southern

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Pacific Railroad to West 70th Street, and proceeding easterly along West 70th Street to Wyngate Blvd, and proceeding southerly along Wyngate Blvd to West 70th Street, and proceeding easterly along West 70th Street to Wallace Avenue, and proceeding southerly along Wallace Avenue to Browning Street, and proceeding westerly along Browning Street to Woodfield Drive, and proceeding southerly along Woodfield Drive to Browning Street, and proceeding westerly along Browning Street to Wyngate Blvd, and proceeding southerly along Wyngate Blvd to Brushy Bayou, and proceeding southerly along Brushy Bayou to Texas and Pacific Railway, and proceeding westerly along Texas and Pacific Railway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 6-4: Woodlawn Leadership Academy, 7340 Wyngate Blvd., Shreveport, Louisiana 71106.

Precinct 6-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Wallace Avenue and Browning Street, and proceeding northerly along Wallace Avenue to West 69th Street, and proceeding easterly along West 69th Street to Linwood Avenue, and proceeding northerly along Linwood Avenue to West 68th Street, and proceeding easterly along West 68th Street to Street Vincent Avenue, and proceeding northerly along Street Vincent Avenue to West 68th Street, and proceeding easterly along West 68th Street to nonvisible boundary, and proceeding easterly along nonvisible boundary to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to West 75th Street, and proceeding westerly along West 75th Street to Street Vincent Avenue, and proceeding southerly along Street Vincent Avenue to West 80th Street, and proceeding westerly along West 80th Street to Linwood Avenue, and proceeding southerly along Linwood Avenue to Browning Street, and proceeding westerly along Browning Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 6-5: Linwood Public Charter School, 401 West 70th Street, Shreveport, Louisiana 71106.

Precinct 6-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Texas and Pacific Railway and Inner Loop Expy, and proceeding northerly along Texas and Pacific Railway to the Shreveport city line, and proceeding northerly along the Shreveport city line to Texas and Pacific Railway, and proceeding northerly along Texas and Pacific Railway to West 70th Street, and proceeding easterly along West 70th Street to Texas and Pacific Railway, and proceeding southerly along Texas and Pacific Railway to Southern Pacific RR, and proceeding southerly along Southern Pacific Railroad to Inner Loop Expy, and proceeding westerly along Inner Loop Expy to Mansfield Road, and proceeding southerly along Mansfield Road to Southside Drive, and proceeding westerly along Southside Drive to Jewella Avenue, and proceeding northerly along Jewella Avenue to Inner Loop Expy, and proceeding westerly along Inner Loop Expy to nonvisible boundary, and proceeding northerly along nonvisible boundary to Inner Loop Expy, and proceeding westerly along Inner Loop Expy to nonvisible boundary, and proceeding westerly along nonvisible boundary to the Shreveport city line, and proceeding westerly along the Shreveport city line to Inner Loop Expy, and proceeding westerly along Inner Loop Expy to nonvisible boundary, and proceeding westerly along nonvisible boundary to Inner Loop Expy, and proceeding westerly along Inner Loop Expy to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 6-6: Westwood Elementary School, 7325 Jewella Avenue, Shreveport, Louisiana 71108.

Precinct 6-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Southern Pacific Railroad and Inner Loop Expy, and proceeding northerly along Southern Pacific Railroad to Texas and Pacific Railway, and proceeding easterly along Texas and Pacific Railway to Brushy Bayou, and proceeding southerly along Brushy Bayou to Inner Loop Expy, and proceeding westerly along Inner Loop Expy to nonvisible boundary, and proceeding northerly along nonvisible boundary to Inner Loop Expy, and proceeding westerly along Inner Loop Expy to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 6-7: Southern Hills Elementary School, 9075 Kingston Road, Shreveport, Louisiana 71118.

Precinct 6-8

All of that portion of Caddo County bounded and described as follows: Beginning at the point of intersection of Texas and Pacific Railway and nonvisible boundary, and proceeding northerly along Texas and Pacific Railway to Inner Loop Expy, and proceeding easterly along Inner Loop Expy to nonvisible boundary, and proceeding easterly along nonvisible boundary to Inner Loop Expy, and proceeding easterly along Inner Loop Expy to the Shreveport city line, and proceeding easterly along the Shreveport city line to nonvisible boundary, and proceeding easterly along nonvisible boundary to Inner Loop Expy, and proceeding easterly along Inner Loop Expy to Walker Rd, and proceeding southerly along Walker Rd to Colquitt Rd, and proceeding westerly along Colquitt Rd to the Shreveport city line, and proceeding westerly along the Shreveport city line to Dean Rd, and proceeding northerly along Dean Rd to the Shreveport city line, and proceeding northerly along the Shreveport city line to Dean Rd, and proceeding northerly along Dean Rd to nonvisible boundary, and proceeding westerly along nonvisible boundary to the point of beginning.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Physical Location/Address of the Polling Place for Precinct 6-8: Southwood High School, 9000 Walker Road, Shreveport, Louisiana 71118.

Precinct 6-9

All of that portion of Caddo County bounded and described as follows: Beginning at the point of intersection of Walker Rd and Colquitt Rd, and proceeding northerly along Walker Rd to Inner Loop Expy, and proceeding easterly along Inner Loop Expy to nonvisible boundary, and proceeding southerly along nonvisible boundary to Inner Loop Expy, and proceeding easterly along Inner Loop Expy to Jewella Ave, and proceeding southerly along Jewella Ave to Southside Dr, and proceeding easterly along Southside Dr to Mansfield Rd, and proceeding westerly along Mansfield Rd to Colquitt Rd, and proceeding westerly along Colquitt Rd to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 6-9: Summer Grove School, 2955 Bert Kouns Industrial Loop, Shreveport, Louisiana 71118.

Precinct 6-10

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Texas and Pacific Railway and Colquitt Road, and proceeding northerly along Texas and Pacific Railway to the Shreveport city line, and proceeding easterly along the Shreveport city line to Flournoy Lucas Road, and proceeding southerly along Flournoy Lucas Road to West Bert Kouns Industrial Loop, and proceeding easterly along West Bert Kouns Industrial Loop to the Shreveport city line, and proceeding easterly along the Shreveport city line to West Bert Kouns Industrial Loop, and proceeding easterly along West Bert Kouns Industrial Loop to the Shreveport city line, and proceeding southerly along the Shreveport city line to Dean Road, and proceeding southerly along Dean Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Dewberry Drive, and proceeding easterly along Dewberry Drive to Baywood Drive, and proceeding easterly along Baywood Drive to Amity Way, and proceeding southerly along Amity Way to Colquitt Road, and proceeding westerly along Colquitt Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Colquitt Road, and proceeding westerly along Colquitt Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Colquitt Road, and proceeding westerly along Colquitt Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 6-10: Summerfield Elementary School, 3131 Ardis Taylor Drive, Shreveport, Louisiana 71118.

Precinct 7-1

All of that portion of Caddo Parish bounded and described as follows: 1. Beginning at the point of intersection of stream/river and South Lakeshore Drive, and proceeding easterly along stream/river to shoreline, and proceeding southerly along shoreline to Bickham Bayou, and proceeding southerly along Bickham Bayou to South Lakeshore Drive, and proceeding westerly along South Lakeshore Drive to Yarborough Road, and proceeding westerly along Yarborough Road to Pines Road, and proceeding northerly along Pines Road to South Lakeshore Drive, and proceeding westerly along South Lakeshore Drive to the Shreveport city line, and proceeding westerly along the Shreveport city line to South Lakeshore Drive, and proceeding westerly along South Lakeshore Drive to the Shreveport city line, and proceeding northerly along the Shreveport city line to South Lakeshore Drive, and proceeding northerly along South Lakeshore Drive to the Shreveport city line, and proceeding northerly along the Shreveport city line to South Lakeshore Drive, and proceeding northerly along South Lakeshore Drive to the Shreveport city line, and proceeding northerly along the Shreveport city line to South Lakeshore Drive, and proceeding northerly along South Lakeshore Drive to the point of beginning. 2. As well as beginning at the point of intersection of Pines Road and Jefferson Paige Road, and proceeding southerly along Pines Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Jefferson Paige Road, and proceeding westerly along Jefferson Paige Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 7-1: Western Hills Baptist Church, 4153 Pines Road. Shreveport. Louisiana 71119.

Precinct 7-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Judy Ln and Jefferson Paige Road, and proceeding northerly along Judy Ln to nonvisible boundary, and proceeding northerly along nonvisible boundary to Parkwood Drive, and proceeding northerly along Parkwood Drive to Yarborough Road, and proceeding easterly along Yarborough Road to South Lakeshore Drive, and proceeding easterly along South Lakeshore Drive to Bickham Bayou, and proceeding northerly along Bickham Bayou to shoreline, and proceeding northerly along shoreline to stream/river, and proceeding northerly along stream/river to Interstate 220, and proceeding southerly along Interstate 220 to the Shreveport city line, and proceeding southerly along the Shreveport city line to Interstate 220, and proceeding southerly along Interstate 220 to nonvisible boundary, and proceeding southerly along nonvisible boundary to Ratcliff Road, and proceeding southerly along Ratcliff Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Interstate 220, and proceeding southerly along Interstate 220 to Jefferson Paige Road, and proceeding westerly along Jefferson Paige Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Jefferson Paige Road, and proceeding westerly along Jefferson Paige Road to the point of beginning.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Physical Location/Address of the Polling Place for Precinct 7-2: Willow Point Baptist Church, 5550 South Lakeshore Drive, Shreveport, Louisiana 71119.

Precinct 7-3

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Interstate 220 and Interstate 20, and proceeding northerly along Interstate 220 to the Shreveport city line, and proceeding easterly along the Shreveport city line to Ratcliff Road, and proceeding northerly along Ratcliff Road to nonvisible boundary, and proceeding northerly along nonvisible boundary to Interstate 220, and proceeding northerly along Interstate 220 to the Shreveport city line, and proceeding northerly along the Shreveport city line to Interstate 220, and proceeding northerly along Interstate 220 to stream/river, and proceeding easterly along stream/river to shoreline, and proceeding southerly along shoreline to the Shreveport city line, and proceeding westerly along the Shreveport city line to shoreline, and proceeding southerly along shoreline to South Lakeshore Drive, and proceeding southerly along South Lakeshore Drive to Curtis Ln, and proceeding southerly along Curtis Ln to Greenwood Road, and proceeding easterly along Greenwood Road to Emory Street, and proceeding southerly along Emory Street to Emory Avenue, and proceeding southerly along Emory Avenue to nonvisible boundary, and proceeding southerly along nonvisible boundary to Interstate 20, and proceeding westerly along Interstate 20 to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 7-3: Praise Temple Full Gospel Baptist Cathedral, 4725 Greenwood Road, Shreveport, Louisiana 71109.

Precinct 7-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Interstate 20 and Interstate 220, and proceeding easterly along Interstate 20 to nonvisible boundary, and proceeding southerly along nonvisible boundary to Curtis Ln, and proceeding southerly along Curtis Ln to Street Louis Avenue, and proceeding easterly along Street Louis Avenue to Kennedy Drive, and proceeding southerly along Kennedy Drive to Illinois Avenue, and proceeding easterly along Illinois Avenue to Robert Street, and proceeding southerly along Robert Street to Hollywood Avenue, and proceeding westerly along Hollywood Avenue to nonvisible boundary, and proceeding westerly along nonvisible boundary to Inner Loop Expy, and proceeding northerly along Inner Loop Expy to Interstate 220, and proceeding northerly along Interstate 220 to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 7-4: Oak Park Elementary/Middle School, 4331 Henry Street, Shreveport, Louisiana 71109.

Precinct 7-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Curtis Ln and Street Louis Avenue, and proceeding northerly along Curtis Ln to nonvisible boundary, and proceeding northerly along nonvisible boundary to Interstate 20, and proceeding easterly along Interstate 20 to Broadway Avenue, and proceeding southerly along Broadway Avenue to Hollywood Avenue, and proceeding westerly along Hollywood Avenue to Robert Street, and proceeding northerly along Robert Street to Illinois Avenue, and proceeding westerly along Illinois Avenue to Kennedy Drive, and proceeding northerly along Kennedy Drive to Street Louis Avenue, and proceeding westerly along Street Louis Avenue to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 7-5: Oak Park Elementary/Middle School, 4331 Henry Street, Shreveport, Louisiana 71109.

Precinct 7-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Broadway Avenue and Powell Street, and proceeding northerly along Broadway Avenue to Interstate 20, and proceeding easterly along Interstate 20 to Jewella Avenue, and proceeding southerly along Jewella Avenue to nonvisible boundary, and proceeding southerly along nonvisible boundary to Texas and Pacific Railway, and proceeding southerly along Texas and Pacific Railway to nonvisible boundary, and proceeding northerly along nonvisible boundary to Tinker Street, and proceeding northerly along Tinker Street to Powell Street, and proceeding westerly along Powell Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 7-6: Morning Star Baptist Church, 5340 Jewella Avenue, Shreveport, Louisiana 71109.

Precinct 7-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of nonvisible boundary and Inner Loop Expy, and proceeding easterly along nonvisible boundary to Hollywood Avenue, and proceeding northerly along Hollywood Avenue to Broadway Avenue, and proceeding southerly along Broadway Avenue to Powell Street, and proceeding easterly along Powell Street to Tinker Street, and proceeding southerly along Tinker Street to nonvisible boundary, and proceeding southerly along nonvisible boundary to Texas and Pacific Railway, and proceeding southerly along Texas and Pacific Railway to the Shreveport city line, and proceeding northerly along the Shreveport city line to Meriwether Road, and proceeding northerly along Meriwether Road to West 70th Street, and proceeding northerly along West 70th Street to Inner Loop Expy, and proceeding northerly along Inner

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Loop Expy to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 7-7: Morning Star Baptist Church, 5340 Jewella Avenue, Shreveport, Louisiana 71109.

Precinct 7-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Texas and Pacific Railway and West 70th Street, and proceeding northerly along Texas and Pacific Railway to Hollywood Avenue, and proceeding easterly along Hollywood Avenue to Southern Pacific RR, and proceeding southerly along Southern Pacific Railroad to West 70th Street, and proceeding westerly along West 70th Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 7-8: Sunset Acres Elementary School, 6514 W. Canal Boulevard, Shreveport, Louisiana 71108.

Precinct 7-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of West 70th Street and Texas and Pacific Railway, and proceeding easterly along West 70th Street to Southern Pacific RR, and proceeding southerly along Southern Pacific Railroad to Texas and Pacific Railway, and proceeding westerly along Texas and Pacific Railway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 7-9: Westwood Elementary School, 7325 Jewella Avenue, Shreveport, Louisiana 71108.

Precinct 7-10

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Moseley Street and Scott Street, and proceeding northerly along Moseley Street to Buncombe Road, and proceeding northerly along Buncombe Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Buncombe Road, and proceeding easterly along Buncombe Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Buncombe Road, and proceeding easterly along Buncombe Road to West 70th Street, and proceeding easterly along West 70th Street to Meriwether Road, and proceeding southerly along Meriwether Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Texas and Pacific Railway, and proceeding southerly along Texas and Pacific Railway to nonvisible boundary, and proceeding easterly along nonvisible boundary to Dean Road, and proceeding southerly along Dean Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to West Bert Kouns Industrial Loop, and proceeding westerly along West Bert Kouns Industrial Loop to the Shreveport city line, and proceeding westerly along the Shreveport city line to West Bert Kouns Industrial Loop, and proceeding westerly along West Bert Kouns Industrial Loop to Flournoy Lucas Road, and proceeding northerly along Flournoy Lucas Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Flournoy Lucas Road, and proceeding westerly along Flournoy Lucas Road to Pines Road, and proceeding northerly along Pines Road to Masters Drive, and proceeding westerly along Masters Drive to Cerromar Beach Drive, and proceeding southerly along Cerromar Beach Drive to Hobbs Drive, and proceeding southerly along Hobbs Drive to Roosevelt Drive, and proceeding southerly along Roosevelt Drive to Scott Street, and proceeding westerly along Scott Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 7-10: Huntington High School, 6801 Raspberry Lane, Shreveport, Louisiana 71129.

Precinct 8-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Ockley Drive and Youree Drive, and proceeding northerly along Ockley Drive to Grover Pl, and proceeding southerly along Grover Pl to Atlantic Avenue, and proceeding easterly along Atlantic Avenue to East Kings Highway, and proceeding southerly along East Kings Highway to Carrollton Avenue, and proceeding westerly along Carrollton Avenue to Youree Drive, and proceeding northerly along Youree Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 8-1: A.C. Steere Elementary 4009 Youree Drive, Shreveport, Louisiana 71105.

Precinct 8-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Carrollton Avenue and Youree Drive, and proceeding easterly along Carrollton Avenue to East Kings Highway, and proceeding southerly along East Kings Highway to Southfield Road, and proceeding westerly along Southfield Road to nonvisible boundary, and proceeding northerly along nonvisible boundary to Southfield Road, and proceeding westerly along Southfield Road to Youree Drive, and proceeding northerly along Youree Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 8-2: Broadmoor Middle Lab School, 441 Atlantic Avenue, Shreveport, Louisiana 71105.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Precinct 8-3

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Pierremont Road and Bayou Pierre, and proceeding easterly along Pierremont Road to Southfield Road, and proceeding easterly along Southfield Road to nonvisible boundary, and proceeding southerly along nonvisible boundary to Southfield Road, and proceeding easterly along Southfield Road to East Kings Highway, and proceeding southerly along East Kings Highway to East 70th Street, and proceeding westerly along East 70th Street to Bayou Pierre, and proceeding northerly along Bayou Pierre to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 8-3: Youree Drive Middle School, 6008 Youree Drive, Shreveport, Louisiana 71105.

Precinct 8-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of East 70th Street and Bayou Pierre, and proceeding easterly along East 70th Street to Youree Drive, and proceeding southerly along Youree Drive to East Bert Kouns Industrial Loop, and proceeding westerly along East Bert Kouns Industrial Loop to the Shreveport city line, and proceeding southerly along the Shreveport city line to East Bert Kouns Industrial Loop, and proceeding southerly along East Bert Kouns Industrial Loop to the Shreveport city line, and proceeding southerly along the Shreveport city line to Bayou Pierre, and proceeding westerly along Bayou Pierre to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 8-4: University Elementary School, 9900 Smitherman Drive, Shreveport, Louisiana 71115.

Precinct 8-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of nonvisible boundary and Line Avenue, and proceeding easterly along nonvisible boundary to Millicent Way, and proceeding easterly along Millicent Way to nonvisible boundary, and proceeding easterly along nonvisible boundary to Bayou Pierre, and proceeding southerly along Bayou Pierre to East Bert Kouns Industrial Loop, and proceeding southerly along East Bert Kouns Industrial Loop to Ellerbe Road, and proceeding northerly along Ellerbe Road to Line Avenue, and proceeding northerly along Line Avenue to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 8-5: Cedar Grove Branch Shreve Memorial Library, 8303 Line Avenue, Shreveport, Louisiana 71106.

Precinct 8-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of East 70th Street and Youree Drive, and proceeding easterly along East 70th Street to East Kings Highway, and proceeding southerly along East Kings Highway to East Harts Island Road, and proceeding easterly along East Harts Island Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to East Kings Highway, and proceeding southerly along East Kings Highway to Jackson Square Blvd, and proceeding westerly along Jackson Square Blvd to Jackson Square Pl, and proceeding westerly along Jackson Square Pl to Pomeroy Drive, and proceeding northerly along Pomeroy Drive to Grover Pl, and proceeding westerly along Grover Pl to India Drive, and proceeding westerly along India Drive to Youree Drive, and proceeding northerly along Youree Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 8-6: University Elementary School, 9900 Smitherman Drive, Shreveport, Louisiana 71115.

Precinct 8-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of East Bert Kouns Industrial Loop and the Shreveport city line, and proceeding northerly along East Bert Kouns Industrial Loop to Millicent Way, and proceeding easterly along Millicent Way to Brunswick Drive, and proceeding southerly along Brunswick Drive to Sophia Ln, and proceeding easterly along Sophia Ln to Village Green Drive, and proceeding westerly along Village Green Drive to Galway Drive, and proceeding easterly along Galway Drive to Smitherman Drive, and proceeding northerly along Smitherman Drive to Stratmore Drive, and proceeding easterly along Stratmore Drive to Youree Drive, and proceeding southerly along Youree Drive to East Flournoy Lucas Road, and proceeding westerly along East Flournoy Lucas Road to Texas and Pacific Railway, and proceeding westerly along Texas and Pacific Railway to the Shreveport city line, and proceeding westerly along the Shreveport city line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 8-7: University Elementary School, 9900 Smitherman Drive, Shreveport, Louisiana 71115.

Precinct 8-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of East Bert Kouns Industrial Loop and Millicent Way, and proceeding easterly along East Bert Kouns

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Industrial Loop to Youree Drive, and proceeding southerly along Youree Drive to Stratmore Drive, and proceeding westerly along Stratmore Drive to Smitherman Drive, and proceeding southerly along Smitherman Drive to Galway Drive, and proceeding westerly along Galway Drive to Village Green Drive, and proceeding northerly along Village Green Drive to Sophia Ln, and proceeding westerly along Sophia Ln to Brunswick Drive, and proceeding northerly along Brunswick Drive to Millicent Way, and proceeding easterly along Millicent Way to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 8-8: University Elementary School, 9900 Smitherman Drive, Shreveport, Louisiana 71115.

Precinct 8-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of India Drive and Youree Drive, and proceeding easterly along India Drive to Grover Pl, and proceeding northerly along Grover Pl to Pomeroy Drive, and proceeding southerly along Pomeroy Drive to Jackson Square Pl, and proceeding easterly along Jackson Square Pl to Jackson Square Blvd, and proceeding easterly along Jackson Square Blvd to East Kings Highway, and proceeding southerly along East Kings Highway to the Shreveport city line, and proceeding southerly along the Shreveport city line to East Kings Highway, and proceeding southerly along East Kings Highway to Stratmore Drive, and proceeding westerly along Stratmore Drive to Youree Drive, and proceeding northerly along Youree Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 8-9: Holy Trinity Lutheran Church, 8895 Youree Drive, Shreveport, Louisiana 71115.

Precinct 9-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of East Kings Highway and East Harts Island Road, and proceeding northerly along East Kings Highway to East 70th Street, and proceeding easterly along East 70th Street to the Shreveport city line, and proceeding northerly along the Shreveport city line to nonvisible boundary, and proceeding easterly along nonvisible boundary to East 70th Street, and proceeding easterly along East 70th Street to the Caddo Parish line, and proceeding southerly along the Caddo Parish line to nonvisible boundary, and proceeding westerly along nonvisible boundary to stream/river, and proceeding westerly along stream/river to nonvisible boundary, and proceeding southerly along nonvisible boundary to Tones Bayou, and proceeding westerly along Tones Bayou to Youree Drive, and proceeding westerly along Youree Drive to State Route 1, and proceeding westerly along State Route 1 to East Kings Highway, and proceeding easterly along East Kings Highway to the Shreveport city line, and proceeding northerly along the Shreveport city line to East Kings Highway, and proceeding northerly along East Kings Highway to the Shreveport city line, and proceeding northerly along the Shreveport city line to East Kings Highway, and proceeding northerly along the Shreveport city line to East Kings Highway, and proceeding northerly along the Shreveport city line to East Kings Highway, and proceeding northerly along East Kings Highway to the Shreveport city line, and proceeding westerly along the Shreveport city line to East Harts Island Road, and proceeding westerly along East Harts Island Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-1: Holy Trinity Lutheran Church, 8895 Youree Drive, Shreveport, Louisiana 71115.

Precinct 9-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Stratmore Drive and Youree Drive, and proceeding easterly along Stratmore Drive to East Kings Highway, and proceeding southerly along East Kings Highway to the Shreveport city line, and proceeding southerly along the Shreveport city line to East Kings Highway, and proceeding southerly along East Kings Highway to the Shreveport city line, and proceeding southerly along the Shreveport city line to East Kings Highway, and proceeding southerly along East Kings Highway to State Route 1, and proceeding northerly along State Route 1 to Youree Drive, and proceeding northerly along Youree Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-2: Holy Trinity Lutheran Church, 8895 Youree Drive, Shreveport, Louisiana 71115.

Precinct 9-3

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Bayou Pierre and the Shreveport city line, and proceeding northerly along Bayou Pierre to the Shreveport city line, and proceeding northerly along the Shreveport city line to East Bert Kouns Industrial Loop, and proceeding northerly along East Bert Kouns Industrial Loop to the Shreveport city line, and proceeding northerly along the Shreveport city line to Texas and Pacific Railway, and proceeding easterly along Texas and Pacific Railway to East Fournoy Lucas Road, and proceeding westerly along East Fournoy Lucas Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to East Fournoy Lucas Road, and proceeding westerly along East Fournoy Lucas Road to Bayou Pierre, and proceeding westerly along Bayou Pierre to the Shreveport city line, and proceeding westerly along the Shreveport city line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-3: University Elementary School, 9900

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Smitherman Drive, Shreveport, Louisiana 71115.

Precinct 9-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Bert Kouns Industrial Loop and Linwood Avenue, and proceeding easterly along Bert Kouns Industrial Loop to West Bert Kouns Industrial Loop, and proceeding easterly along West Bert Kouns Industrial Loop to East Bert Kouns Industrial Loop, and proceeding easterly along East Bert Kouns Industrial Loop to the Shreveport city line, and proceeding easterly along the Shreveport city line to Bayou Pierre, and proceeding southerly along Bayou Pierre to the Shreveport city line, and proceeding easterly along the Shreveport city line to Bayou Pierre, and proceeding easterly along Bayou Pierre to East Fournoy Lucas Road, and proceeding southerly along East Fournoy Lucas Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to East Fournoy Lucas Road, and proceeding westerly along East Fournoy Lucas Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to East Fournoy Lucas Road, and proceeding westerly along East Fournoy Lucas Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Fournoy Lucas Road, and proceeding westerly along Fournoy Lucas Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Fournoy Lucas Road, and proceeding westerly along the Shreveport city line to Fournoy Lucas Road, and proceeding westerly along the Shreveport city line to Fournoy Lucas Road, and proceeding westerly along Fournoy Lucas Road to Linwood Avenue, and proceeding northerly along Linwood Avenue to the Shreveport city line, and proceeding northerly along the Shreveport city line to Linwood Avenue, and proceeding northerly along Linwood Avenue to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-4: Ellerbe Road United Methodist Church, 10130 Ellerbe Church Road, Shreveport, Louisiana 71106

Precinct 9-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of shoreline and Boggy Bayou, and proceeding northerly along shoreline to nonvisible boundary, and proceeding easterly along nonvisible boundary to Jann Drive, and proceeding easterly along Jann Drive to Linwood Avenue, and proceeding northerly along Linwood Avenue to the Shreveport city line, and proceeding northerly along the Shreveport city line to Linwood Avenue, and proceeding northerly along Linwood Avenue to the Shreveport city line, and proceeding northerly along the Shreveport city line to Linwood Avenue, and proceeding northerly along Linwood Avenue to Fournoy Lucas Road, and proceeding easterly along Fournoy Lucas Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Fournoy Lucas Road, and proceeding easterly along Fournoy Lucas Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Fournoy Lucas Road, and proceeding easterly along Fournoy Lucas Road to Interstate 49, and proceeding southerly along Interstate 49 to the Caddo Parish line, and proceeding northerly along the Caddo Parish line to nonvisible boundary, and proceeding northerly along nonvisible boundary to Boggy Bayou, and proceeding northerly along Boggy Bayou to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-5: Faith Baptist Church, 10525 Linwood Avenue, Shreveport, Louisiana 71106.

Precinct 9-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Fournoy Lucas Road and Interstate 49, and proceeding easterly along Fournoy Lucas Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to East Fournoy Lucas Road, and proceeding easterly along East Fournoy Lucas Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to East Fournoy Lucas Road, and proceeding easterly along East Fournoy Lucas Road to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to railroad, and proceeding southerly along railroad to the Shreveport city line, and proceeding westerly along the Shreveport city line to Overton Brooks Road, and proceeding westerly along Overton Brooks Road to Wallace Lake Road, and proceeding southerly along Wallace Lake Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Wallace Lake Road, and proceeding southerly along Wallace Lake Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Wallace Lake Road, and proceeding southerly along Wallace Lake Road to nonvisible boundary, and proceeding southerly along nonvisible boundary to the Caddo Parish line, and proceeding northerly along the Caddo Parish line to Interstate 49, and proceeding northerly along Interstate 49 to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-6: Grace Community United Methodist Church, 9400 Ellerbe Road, Shreveport, Louisiana 71106.

Precinct 9-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of East Fournoy Lucas Road and Kansas City Southern Railway, and proceeding easterly along East Fournoy Lucas Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to East Fournoy Lucas Road, and proceeding easterly along East Fournoy Lucas Road to Ellerbe Road, and proceeding southerly along Ellerbe Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Ellerbe Road, and proceeding southerly along Ellerbe Road to Norris Ferry Road,

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

and proceeding westerly along Norris Ferry Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Overton Brooks Road, and proceeding westerly along Overton Brooks Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to railroad, and proceeding northerly along railroad to Kansas City Southern Railway, and proceeding northerly along Kansas City Southern Railway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-7: Ellerbe Road United Methodist Church, 10130 Ellerbe Church Road, Shreveport, Louisiana 71106.

Precinct 9-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of East Flournoy Lucas Road and Ellerbe Road, and proceeding northerly along East Flournoy Lucas Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to East Flournoy Lucas Road, and proceeding easterly along East Flournoy Lucas Road to Youree Drive, and proceeding southerly along Youree Drive to State Route 1, and proceeding southerly along State Route 1 to Leonard Road, and proceeding westerly along Leonard Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Overton Brooks Road, and proceeding westerly along Overton Brooks Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Norris Ferry Road, and proceeding northerly along Norris Ferry Road to Ellerbe Road, and proceeding northerly along Ellerbe Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Ellerbe Road, and proceeding northerly along Ellerbe Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-8: Grace Community United Methodist Church, 9400 Ellerbe Road, Shreveport, Louisiana 71106.

Precinct 9-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Shreveport city line and unnamed Local road, and proceeding northerly along the Shreveport city line to Wallace Lake Road, and proceeding northerly along Wallace Lake Road to Southern Loop, and proceeding easterly along Southern Loop to the Shreveport city line, and proceeding easterly along the Shreveport city line to Southern Loop, and proceeding easterly along Southern Loop to the Shreveport city line, and proceeding southerly along the Shreveport city line to Norris Ferry Road, and proceeding southerly along Norris Ferry Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Southern Trace Pkwy, and proceeding westerly along Southern Trace Pkwy to Longfellow Trace, and proceeding northerly along Longfellow Trace to Chenier Pt, and proceeding westerly along Chenier Pt to Southern Trace Pkwy, and proceeding westerly along Southern Trace Pkwy to Southern Trace Pkwy N, and proceeding westerly along Southern Trace Pkwy North to unnamed Local road, and proceeding westerly along unnamed Local road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-9: Norris Ferry Community Church, 10509 Norris Ferry Road, Shreveport, Louisiana 71106.

Precinct 9-10

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of nonvisible boundary and the Caddo Parish line, and proceeding easterly along nonvisible boundary to Wallace Lake Road, and proceeding northerly along Wallace Lake Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to unnamed Local road, and proceeding easterly along unnamed Local road to Southern Trace Pkwy N, and proceeding easterly along Southern Trace Pkwy North to Southern Trace Pkwy, and proceeding easterly along Southern Trace Pkwy to Chenier Pt, and proceeding northerly along Chenier Pt to Longfellow Trace, and proceeding southerly along Longfellow Trace to Southern Trace Pkwy, and proceeding easterly along Southern Trace Pkwy to the Shreveport city line, and proceeding southerly along the Shreveport city line to Norris Ferry Road, and proceeding southerly along Norris Ferry Road to Willow Ridge Road, and proceeding westerly along Willow Ridge Road to Mary Ellen Road, and proceeding southerly along Mary Ellen Road to Cypress Gardens Road, and proceeding southerly along Cypress Gardens Road to nonvisible boundary, and proceeding southerly along nonvisible boundary to the Caddo Parish line, and proceeding northerly along the Caddo Parish line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-10: Norris Ferry Community Church, 10509 Norris Ferry Road, Shreveport, Louisiana 71106.

Precinct 9-11

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Wallace Lake Road and Southern Loop, and proceeding northerly along Wallace Lake Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Wallace Lake Road, and proceeding northerly along Wallace Lake Road to Overton Brooks Road, and proceeding easterly along Overton Brooks Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to railroad, and proceeding southerly along railroad to the Shreveport city line, and proceeding southerly along the Shreveport city line to railroad, and proceeding southerly along railroad to the Caddo Parish line, and proceeding westerly along the Caddo Parish line to nonvisible boundary, and proceeding northerly along nonvisible boundary to Cypress Gardens Road, and proceeding northerly along Cypress Gardens Road to

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Mary Ellen Road, and proceeding northerly along Mary Ellen Road to Willow Ridge Road, and proceeding easterly along Willow Ridge Road to Norris Ferry Road, and proceeding northerly along Norris Ferry Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Norris Ferry Road, and proceeding northerly along Norris Ferry Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Southern Loop, and proceeding westerly along Southern Loop to the Shreveport city line, and proceeding westerly along the Shreveport city line to Southern Loop, and proceeding westerly along Southern Loop to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-11: Norris Ferry Community Church, 10509 Norris Ferry Road, Shreveport, Louisiana 71106.

Precinct 9-12

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Shreveport city line and railroad, and proceeding easterly along the Shreveport city line to Overton Brooks Road, and proceeding easterly along Overton Brooks Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Overton Brooks Road, and proceeding easterly along Overton Brooks Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Ellerbe Road, and proceeding southerly along Ellerbe Road to White Springs Road, and proceeding southerly along White Springs Road to the Caddo Parish line, and proceeding westerly along the Caddo Parish line to railroad, and proceeding northerly along railroad to the Shreveport city line, and proceeding northerly along the Shreveport city line to railroad, and proceeding northerly along railroad to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-12: Ellerbe Road Baptist Church, 10705 Ellerbe Road, Shreveport, Louisiana 71106.

Precinct 9-13

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Leonard Road and the Shreveport city line, and proceeding easterly along Leonard Road to Youree Drive, and proceeding southerly along Youree Drive to Tones Bayou, and proceeding easterly along Tones Bayou to nonvisible boundary, and proceeding northerly along nonvisible boundary to stream/river, and proceeding easterly along stream/river to nonvisible boundary, and proceeding easterly along nonvisible boundary to the Caddo Parish line, and proceeding westerly along the Caddo Parish line to White Springs Road, and proceeding northerly along White Springs Road to Ellerbe Road, and proceeding westerly along Ellerbe Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 9-13: LSU Pecan Station, 10300 Harts Island Road, Shreveport, Louisiana 71115.

Precinct 10-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Line Avenue and Rainbow Drive, and proceeding northerly along Line Avenue to East 70th Street, and proceeding easterly along East 70th Street to McArthur Drive, and proceeding southerly along McArthur Drive to Palestine Street, and proceeding westerly along Palestine Street to Gideon Street, and proceeding southerly along Gideon Street to Rebecca Street, and proceeding westerly along Rebecca Street to Rainbow Drive, and proceeding westerly along Rainbow Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 10-1: Caddo Middle Magnet School, 7635 Cornelious Lane, Shreveport, Louisiana 71106.

Precinct 10-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Rainbow Drive and Line Avenue, and proceeding easterly along Rainbow Drive to Rebecca Street, and proceeding easterly along Rebecca Street to Gideon Street, and proceeding northerly along Gideon Street to Palestine Street, and proceeding easterly along Palestine Street to McArthur Drive, and proceeding northerly along McArthur Drive to East 70th Street, and proceeding easterly along East 70th Street to Bayou Pierre, and proceeding southerly along Bayou Pierre to nonvisible boundary, and proceeding westerly along nonvisible boundary to Millicent Way, and proceeding westerly along Millicent Way to nonvisible boundary, and proceeding westerly along nonvisible boundary to Line Avenue, and proceeding northerly along Line Avenue to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 10-2: Cedar Grove Branch Shreve Memorial Library, 8303 Line Avenue, Shreveport, Louisiana 71106.

Precinct 10-3

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Wyngate Blvd and Brushy Bayou, and proceeding northerly along Wyngate Blvd to Browning Street, and proceeding easterly along Browning Street to Woodfield Drive, and proceeding northerly along Woodfield Drive to Browning Street, and proceeding easterly along Browning Street to Linwood Avenue,

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

and proceeding northerly along Linwood Avenue to West 80th Street, and proceeding easterly along West 80th Street to Street Vincent Avenue, and proceeding northerly along Street Vincent Avenue to West 75th Street, and proceeding easterly along West 75th Street to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to Texas and Pacific Railway, and proceeding westerly along Texas and Pacific Railway to Brushy Bayou, and proceeding northerly along Brushy Bayou to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 10-3: Linwood Public Charter Middle School, 401 West 70th Street, Shreveport, Louisiana 71106.

Precinct 10-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of East 77th Street and Kansas City Southern Railway, and proceeding easterly along East 77th Street to Fairfield Avenue, and proceeding northerly along Fairfield Avenue to East 71st Street, and proceeding easterly along East 71st Street to nonvisible boundary, and proceeding easterly along nonvisible boundary to Line Avenue, and proceeding southerly along Line Avenue to Ellerbe Road, and proceeding southerly along Ellerbe Road to East Bert Kouns Industrial Loop, and proceeding westerly along East Bert Kouns Industrial Loop to Kansas City Southern Railway, and proceeding northerly along Kansas City Southern Railway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 10-4: 81st Street ECE Center, 8108 Fairfield Avenue, Shreveport, Louisiana 71106.

Precinct 10-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Kingston Road and Mount Zion Road, and proceeding northerly along Kingston Road to nonvisible boundary, and proceeding southerly along nonvisible boundary to Inner Loop Expy, and proceeding easterly along Inner Loop Expy to Brushy Bayou, and proceeding northerly along Brushy Bayou to Texas and Pacific Railway, and proceeding easterly along Texas and Pacific Railway to Kansas City Southern Railway, and proceeding southerly along Kansas City Southern Railway to East Bert Kouns Industrial Loop, and proceeding westerly along East Bert Kouns Industrial Loop to West Bert Kouns Industrial Loop, and proceeding westerly along West Bert Kouns Industrial Loop to Bert Kouns Industrial Loop, and proceeding westerly along Bert Kouns Industrial Loop to Brushy Bayou, and proceeding northerly along Brushy Bayou to Mount Zion Road, and proceeding westerly along Mount Zion Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 10-5: Calvary Baptist Church, 9333 Linwood Avenue, Shreveport, Louisiana 71106.

Precinct 10-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Mansfield Road and West Bert Kouns Industrial Loop, and proceeding northerly along Mansfield Road to Inner Loop Expy, and proceeding easterly along Inner Loop Expy to Kingston Road, and proceeding southerly along Kingston Road to Mount Zion Road, and proceeding easterly along Mount Zion Road to Brushy Bayou, and proceeding southerly along Brushy Bayou to West Bert Kouns Industrial Loop, and proceeding westerly along West Bert Kouns Industrial Loop to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 10-6: Christ United Methodist Church, 1204 Crabapple Drive, Shreveport, Louisiana 71118.

Precinct 10-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Mansfield Road and Baird Road, and proceeding northerly along Mansfield Road to West Bert Kouns Industrial Loop, and proceeding easterly along West Bert Kouns Industrial Loop to Blom Boulevard, and proceeding southerly along Blom Boulevard to Crabapple Drive, and proceeding westerly along Crabapple Drive to Baird Road, and proceeding westerly along Baird Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 10-7: Ridgewood Middle School, 2001 Ridgewood Drive, Shreveport, Louisiana 71118.

Precinct 10-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Blom Boulevard and Crabapple Drive, and proceeding northerly along Blom Boulevard to West Bert Kouns Industrial Loop, and proceeding easterly along West Bert Kouns Industrial Loop to Kingston Road, and proceeding southerly along Kingston Road to Crabapple Drive, and proceeding westerly along Crabapple Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 10-8: Ridgewood Middle School, 2001 Ridgewood Drive, Shreveport, Louisiana 71118.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Precinct 10-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Kingston Road and Countryside Drive, and proceeding northerly along Kingston Road to West Bert Kouns Industrial Loop, and proceeding easterly along West Bert Kouns Industrial Loop to Bert Kouns Industrial Loop, and proceeding easterly along Bert Kouns Industrial Loop to Linwood Avenue, and proceeding southerly along Linwood Avenue to the Shreveport city line, and proceeding southerly along the Shreveport city line to Linwood Avenue, and proceeding southerly along Linwood Avenue to the Shreveport city line, and proceeding southerly along the Shreveport city line to Linwood Avenue, and proceeding southerly along Linwood Avenue to Jann Drive, and proceeding westerly along Jann Drive to nonvisible boundary, and proceeding westerly along nonvisible boundary to shoreline, and proceeding northerly along shoreline to Brushy Bayou, and proceeding northerly along Brushy Bayou to Flournoy Lucas Road, and proceeding westerly along Flournoy Lucas Road to Overlook Drive, and proceeding southerly along Overlook Drive to nonvisible boundary, and proceeding westerly along nonvisible boundary to Fairlawn Drive, and proceeding westerly along Fairlawn Drive to Wesso Cir, and proceeding southerly along Wesso Cir to Countryside Drive, and proceeding westerly along Countryside Drive to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 10-9: Southern Hills Elementary School, 9075 Kingston Road, Shreveport, Louisiana 71118.

Precinct 11-1

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Shirley Francis Road and Greenwood Springridge Road, and proceeding easterly along Shirley Francis Road to the Greenwood town line, and proceeding easterly along the Greenwood town line to Shirley Francis Road, and proceeding easterly along Shirley Francis Road to the Greenwood town line, and proceeding easterly along the Greenwood town line to the Greenwood/Shreveport town/city line, and proceeding easterly along the Greenwood/Shreveport town/city line to the Shreveport city line, and proceeding easterly along the Shreveport city line to Shirley Francis Road, and proceeding easterly along Shirley Francis Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Shirley Francis Road, and proceeding easterly along Shirley Francis Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Woolworth Road, and proceeding southerly along Woolworth Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Woolworth Road, and proceeding southerly along Woolworth Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Woolworth Road, and proceeding southerly along Woolworth Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Woolworth Road, and proceeding southerly along Woolworth Road to powerline, and proceeding westerly along powerline to Greenwood Springridge Road, and proceeding northerly along Greenwood Springridge Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-1: Walnut Hill Elementary/Middle School, 9360 Woolworth Road, Shreveport, Louisiana 71129.

Precinct 11-2

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of West Bert Kouns Industrial Loop and Woolworth Road, and proceeding southerly along West Bert Kouns Industrial Loop to the Shreveport city line, and proceeding southerly along the Shreveport city line to Woolworth Road, and proceeding easterly along Woolworth Road to Bert Kouns Industrial Loop, and proceeding southerly along Bert Kouns Industrial Loop to the Shreveport city line, and proceeding easterly along the Shreveport city line to West Bert Kouns Industrial Loop, and proceeding easterly along West Bert Kouns Industrial Loop to stream/river, and proceeding southerly along stream/river to McGoldrick Drive, and proceeding northerly along McGoldrick Drive to nonvisible boundary, and proceeding northerly along nonvisible boundary to West Bert Kouns Industrial Loop, and proceeding easterly along West Bert Kouns Industrial Loop to Texas and Pacific Railway, and proceeding southerly along Texas and Pacific Railway to Boggy Bayou, and proceeding westerly along Boggy Bayou to stream/river, and proceeding westerly along stream/river to Boggy Bayou, and proceeding westerly along Boggy Bayou to Woolworth Road, and proceeding northerly along Woolworth Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Woolworth Road, and proceeding northerly along Woolworth Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Woolworth Road, and proceeding northerly along Woolworth Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Woolworth Road, and proceeding northerly along Woolworth Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Woolworth Road, and proceeding northerly along Woolworth Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-2: Walnut Hill Elementary/Middle School, 9360 Woolworth Road, Shreveport, Louisiana 71129.

Precinct 11-3

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Colquitt Road and Texas and Pacific Railway, and proceeding easterly along Colquitt Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Colquitt Road, and

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

proceeding easterly along Colquitt Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Colquitt Road, and proceeding easterly along Colquitt Road to Mansfield Road, and proceeding southerly along Mansfield Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Mansfield Road, and proceeding southerly along Mansfield Road to Boggy Bayou, and proceeding westerly along Boggy Bayou to the Shreveport city line, and proceeding westerly along the Shreveport city line to Boggy Bayou, and proceeding westerly along Boggy Bayou to nonvisible boundary, and proceeding westerly along nonvisible boundary to Boggy Bayou, and proceeding westerly along Boggy Bayou to nonvisible boundary, and proceeding southerly along nonvisible boundary to Boggy Bayou, and proceeding westerly along Boggy Bayou to Texas and Pacific Railway, and proceeding northerly along Texas and Pacific Railway to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-3: Summerfield Elementary School, 3131 Ardis Taylor Drive, Shreveport, Louisiana 71118.

Precinct 11-4

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Stonehaven Drive and the Shreveport city line, and proceeding northerly along Stonehaven Drive to Cherryfield Drive, and proceeding easterly along Cherryfield Drive to Windbrooke Drive, and proceeding northerly along Windbrooke Drive to Prestwick Drive, and proceeding westerly along Prestwick Drive to Stonehaven Drive, and proceeding northerly along Stonehaven Drive to Baird Road, and proceeding easterly along Baird Road to Crabapple Drive, and proceeding easterly along Crabapple Drive to Poinsettia Drive, and proceeding southerly along Poinsettia Drive to Mountain Brook Drive, and proceeding easterly along Mountain Brook Drive to Hillsboro Drive, and proceeding southerly along Hillsboro Drive to Runningbrook Drive, and proceeding westerly along Runningbrook Drive to Hallmark Drive, and proceeding easterly along Hallmark Drive to Hillsboro Drive, and proceeding southerly along Hillsboro Drive to the Shreveport city line, and proceeding westerly along the Shreveport city line to Williamson Way, and proceeding westerly along Williamson Way to the Shreveport city line, and proceeding westerly along the Shreveport city line to Williamson Way, and proceeding westerly along Williamson Way to the Shreveport city line, and proceeding westerly along the Shreveport city line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-4: Hamilton-South Caddo Branch, Shreve Memorial Library, 2111 Bert Kouns Industrial Loop, Shreveport, Louisiana 71118.

Precinct 11-5

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of railroad and stream/river, and proceeding northerly along railroad to Southern Pacific RR, and proceeding northerly along Southern Pacific Railroad to Baird Road, and proceeding easterly along Baird Road to Stonehaven Drive, and proceeding southerly along Stonehaven Drive to Prestwick Drive, and proceeding easterly along Prestwick Drive to Windbrooke Drive, and proceeding southerly along Windbrooke Drive to Cherryfield Drive, and proceeding westerly along Cherryfield Drive to Stonehaven Drive, and proceeding southerly along Stonehaven Drive to the Shreveport city line, and proceeding easterly along the Shreveport city line to Williamson Way, and proceeding easterly along Williamson Way to the Shreveport city line, and proceeding easterly along the Shreveport city line to Williamson Way, and proceeding easterly along Williamson Way to the Shreveport city line, and proceeding easterly along the Shreveport city line to Hillsboro Drive, and proceeding northerly along Hillsboro Drive to Hallmark Drive, and proceeding westerly along Hallmark Drive to Runningbrook Drive, and proceeding easterly along Runningbrook Drive to Hillsboro Drive, and proceeding northerly along Hillsboro Drive to Mountain Brook Drive, and proceeding westerly along Mountain Brook Drive to Poinsettia Drive, and proceeding northerly along Poinsettia Drive to Crabapple Drive, and proceeding easterly along Crabapple Drive to Kingston Road, and proceeding southerly along Kingston Road to Countryside Drive, and proceeding easterly along Countryside Drive to Wesso Cir, and proceeding northerly along Wesso Cir to Fairlawn Drive, and proceeding easterly along Fairlawn Drive to nonvisible boundary, and proceeding easterly along nonvisible boundary to Overlook Drive, and proceeding northerly along Overlook Drive to Fournoy Lucas Road, and proceeding easterly along Fournoy Lucas Road to Brushy Bayou, and proceeding southerly along Brushy Bayou to shoreline, and proceeding southerly along shoreline to Boggy Bayou, and proceeding southerly along Boggy Bayou to shoreline, and proceeding northerly along shoreline to Boggy Bayou, and proceeding westerly along Boggy Bayou to stream/river, and proceeding westerly along stream/river to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-5: Hamilton-South Caddo Branch, Shreve Memorial Library, 2111 Bert Kouns Industrial Loop, Shreveport, Louisiana 71118.

Precinct 11-6

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Woolworth Road and Colquitt Road, and proceeding northerly along Woolworth Road to Boggy Bayou, and proceeding easterly along Boggy Bayou to stream/river, and proceeding easterly along stream/river to Colquitt Road, and proceeding southerly along Colquitt Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-6: Grawood Baptist Church Gymnasium, 5841 Colquitt Road, Keithville, Louisiana 71047.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Precinct 11-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Colquitt Road and powerline, and proceeding easterly along Colquitt Road to stream/river, and proceeding easterly along stream/river to Boggy Bayou, and proceeding easterly along Boggy Bayou to nonvisible boundary, and proceeding northerly along nonvisible boundary to Boggy Bayou, and proceeding easterly along Boggy Bayou to nonvisible boundary, and proceeding easterly along nonvisible boundary to Boggy Bayou, and proceeding easterly along Boggy Bayou to the Shreveport city line, and proceeding easterly along the Shreveport city line to Boggy Bayou, and proceeding easterly along Boggy Bayou to Mansfield Road, and proceeding southerly along Mansfield Road to Old Mansfield Road, and proceeding southerly along Old Mansfield Road to Keithville Springridge Road, and proceeding westerly along Keithville Springridge Road to powerline, and proceeding northerly along powerline to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-7: Grawood Baptist Church Gymnasium, 5841 Colquitt Road, Keithville, Louisiana 71047.

Precinct 11-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of powerline and the Caddo Parish line, and proceeding northerly along powerline to Keithville Springridge Road, and proceeding easterly along Keithville Springridge Road to Old Mansfield Road, and proceeding northerly along Old Mansfield Road to Mansfield Road, and proceeding northerly along Mansfield Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to Mansfield Road, and proceeding northerly along Mansfield Road to Baird Road, and proceeding easterly along Baird Road to Southern Pacific RR, and proceeding southerly along Southern Pacific Railroad to railroad, and proceeding southerly along railroad to stream/river, and proceeding easterly along stream/river to Boggy Bayou, and proceeding easterly along Boggy Bayou to shoreline, and proceeding easterly along shoreline to Boggy Bayou, and proceeding southerly along Boggy Bayou to shoreline, and proceeding easterly along shoreline to Boggy Bayou, and proceeding easterly along Boggy Bayou to nonvisible boundary, and proceeding southerly along nonvisible boundary to the Caddo Parish line, and proceeding westerly along the Caddo Parish line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-8: Keithville Elementary/Middle School, 12201 Mansfield Road, Keithville, Louisiana 71047.

Precinct 11-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Caddo Parish line and Four Forks Road, and proceeding northerly along the Caddo Parish line to powerline, and proceeding easterly along powerline to Woolworth Road, and proceeding southerly along Woolworth Road to Colquitt Road, and proceeding westerly along Colquitt Road to Greenwood Springridge Road, and proceeding southerly along Greenwood Springridge Road to Four Forks Road, and proceeding westerly along Four Forks Road to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-9: Providence Road Baptist Church, 11708 Providence Road, Shreveport, LA 71129.

Precinct 11-10

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Four Forks Road and the Caddo Parish line, and proceeding northerly along Four Forks Road to Greenwood Springridge Road, and proceeding northerly along Greenwood Springridge Road to Colquitt Road, and proceeding easterly along Colquitt Road to powerline, and proceeding southerly along powerline to the Caddo Parish line, and proceeding southerly along the Caddo Parish line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 11-10: Caddo Fire District #4, Central Station, 8240 Colquitt Road, Keithville, Louisiana 71047.

Precinct 12-1

All of that portion of Caddo Parish bounded and described as follows: 1. Beginning at the point of intersection of Paw Paw Bayou and the Caddo Parish line, and proceeding easterly along Paw Paw Bayou to the Shreveport city line, and proceeding easterly along the Shreveport city line to stream/river, and proceeding easterly along stream/river to nonvisible boundary, and proceeding easterly along nonvisible boundary to stream/river, and proceeding easterly along stream/river to nonvisible boundary, and proceeding easterly along nonvisible boundary to stream/river, and proceeding easterly along stream/river to the Shreveport city line, and proceeding southerly along the Shreveport city line to Page Bayou, and proceeding southerly along Page Bayou to Jefferson Paige Road, and proceeding westerly along Jefferson Paige Road to stream/river, and proceeding northerly along stream/river to Cross Bayou, and proceeding westerly along Cross Bayou to Highway 80, and proceeding westerly along Highway 80 to US Highway 80, and proceeding westerly along US Highway 80 to Highway 80, and proceeding westerly along Highway 80 to the Caddo Parish line, and proceeding northerly along the Caddo Parish line to the point of beginning. 2. As well as all of the region bounded by unnamed Local road.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

Physical Location/Address of the Polling Place for Precinct 12-1: West Shreveport Shreve Memorial Library, 4380 Pines Road, Shreveport, Louisiana 71119.

Precinct 12-2

[illegible]

Physical Location/Address of the Polling Place for Precinct 12-2: Western Hills Baptist Church, 4153 Pines Road, Shreveport, Louisiana 71119.

Precinct 12-3

All of that portion of Caddo Parish bounded and described as follows: 1. Beginning at the point of intersection of Cross Bayou and Highway 80, and proceeding easterly along Cross Bayou to stream/river, and proceeding southerly along stream/river to Jefferson Paige Road, and proceeding southerly along Jefferson Paige Road to Greenwood Road, and proceeding westerly along Greenwood Road to Highway 80, and proceeding westerly along Highway 80 to US Highway 80, and proceeding westerly along US Highway 80 to Highway 80, and proceeding westerly along Highway 80 to the Greenwood town line, and proceeding westerly along the Greenwood town line to US Highway 80, and proceeding westerly along US Highway 80 to Highway 80, and proceeding northerly along Highway 80 to the point of beginning. 2. Except for all of the region bounded by unnamed Local road.

Physical Location/Address of the Polling Place for Precinct 12-3: Greenwood Multi-Purpose Center, 6978 Howell Street, Greenwood, Louisiana 71033.

Precinct 12-4

All of that portion of Caddo Parish bounded and described as follows: 1. Beginning at the point of intersection of Jefferson Paige Road and Greenwood Road, and proceeding northerly along Jefferson Paige Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Jefferson Paige Road, and proceeding easterly along Jefferson Paige Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Jefferson Paige Road, and proceeding easterly along the Shreveport city line to Jefferson Paige Road, and proceeding easterly along Jefferson Paige Road to Pines Road, and proceeding southerly along Pines Road to Santa Monica Blvd, and proceeding westerly along Santa Monica Blvd to Inwood Road, and proceeding northerly along Inwood Road to Santa Monica Drive, and proceeding westerly along Santa Monica Drive to Santa Monica Blvd, and proceeding westerly along Santa Monica Blvd to Anne Lovelace Drive, and proceeding southerly along Anne Lovelace Drive to Calderwood Drive, and proceeding westerly along Calderwood Drive to Greenwood Road, and proceeding westerly along Greenwood Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Greenwood Road, and proceeding westerly along Greenwood Road to Bert Kouns Industrial Loop, and proceeding southerly along Bert Kouns Industrial Loop to Interstate 20, and proceeding westerly along Interstate 20 to railroad, and proceeding westerly along railroad to the Greenwood town line, and proceeding westerly along the Greenwood town line to Greenwood Road, and proceeding easterly along Greenwood Road to the point of beginning. 2. Except for beginning at the point of intersection of nonvisible boundary and stream/river, and proceeding easterly along nonvisible boundary to the Shreveport city line, and proceeding northerly along the Shreveport city line to stream/river, and proceeding southerly along stream/river to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 12-4: The Police/Fire Academy, 6440

Greenwood Road, Shreveport, Louisiana 71119.

All of that portion of Caddo Parish bounded and described as follows: 1. Beginning at the point of intersection of Greenwood Road and Bert Kouns Industrial Loop, and proceeding easterly along Greenwood Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Greenwood Road, and proceeding easterly along Greenwood Road to Calderwood Drive, and proceeding northerly along Calderwood Drive to Anne Lovelace Drive, and proceeding northerly along Anne Lovelace Drive to Santa Monica Blvd, and proceeding easterly along Santa Monica Blvd to Santa Monica Drive, and proceeding easterly along Santa Monica Drive to Inwood Road, and proceeding southerly along Inwood Road to Santa Monica Blvd, and proceeding easterly along Santa Monica Blvd to Pines Road, and proceeding southerly along Pines Road to Interstate 20, and proceeding westerly along Interstate 20 to the Shreveport city line, and proceeding westerly along the Shreveport city line to Interstate 20, and proceeding westerly along Interstate 20 to Bert Kouns Industrial Loop, and proceeding northerly along Bert Kouns Industrial Loop to the point of beginning. 2. As well as beginning at the point of intersection of stream/river and nonvisible boundary, and proceeding northerly along stream/river to the Shreveport city line, and proceeding southerly along the Shreveport city line to nonvisible boundary, and proceeding westerly along nonvisible boundary to the point of beginning.

Precinct 12-6

[illegible]

Precinct 12-7

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of the Caddo Parish line and powerline, and proceeding northerly along the Caddo Parish line to Highway 80, and proceeding easterly along Highway 80 to US Highway 80, and proceeding easterly along US Highway 80 to Highway 80, and proceeding easterly along Highway 80 to US Highway 80, and proceeding southerly along US Highway 80 to the Greenwood town line, and proceeding easterly along the Greenwood town line to Highway 80, and proceeding easterly along Highway 80 to US Highway 80, and proceeding easterly along US Highway 80 to Highway 80, and proceeding easterly along Highway 80 to Greenwood Road, and proceeding easterly along Greenwood Road to Greenwood Springridge Road, and proceeding southerly along Greenwood Springridge Road to the Greenwood town line, and proceeding southerly along the Greenwood town line to Greenwood Springridge Road, and proceeding southerly along Greenwood Springridge Road to powerline, and proceeding westerly along powerline to the point of beginning.

Precinct 12-8

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Greenwood Springridge Road and the Greenwood town line, and proceeding northerly along Greenwood Springridge Road to Greenwood Road, and proceeding easterly along Greenwood Road to the Greenwood town line, and proceeding easterly along the Greenwood town line to railroad, and proceeding easterly along railroad to West 70th Street, and proceeding easterly along West 70th Street to West Bert Kouns Industrial Loop, and proceeding southerly along West Bert Kouns Industrial Loop to the Shreveport city line, and proceeding southerly along the Shreveport city line to West Bert Kouns Industrial Loop, and proceeding southerly along West Bert Kouns Industrial Loop to Woolworth Road, and proceeding southerly along Woolworth Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Shirley Francis Road, and proceeding westerly along Shirley Francis Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Shirley Francis Road, and proceeding westerly along Shirley Francis Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to the Shreveport/Greenwood city/town line, and proceeding westerly along the Shreveport/Greenwood city/town line to the Greenwood town line, and proceeding westerly along the Greenwood town line to Shirley Francis Road, and proceeding westerly along Shirley Francis Road to the Greenwood town line.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

and proceeding westerly along the Greenwood town line to Shirley Francis Road, and proceeding westerly along Shirley Francis Road to the Greenwood town line, and proceeding northerly along the Greenwood town line to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 12-8: Walnut Hill Elementary/Middle School, 9360 Woolworth Road, Shreveport, Louisiana 71129.

Precinct 12-9

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Interstate 20 and railroad, and proceeding easterly along Interstate 20 to the Shreveport city line, and proceeding easterly along the Shreveport city line to Broadacres Road, and proceeding southerly along Broadacres Road to West 70th Street, and proceeding easterly along West 70th Street to nonvisible boundary, and proceeding easterly along nonvisible boundary to Pines Road, and proceeding southerly along Pines Road to Buncombe Road, and proceeding westerly along Buncombe Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Buncombe Road, and proceeding westerly along Buncombe Road to West Bert Kouns Industrial Loop, and proceeding westerly along West Bert Kouns Industrial Loop to the Shreveport city line, and proceeding westerly along the Shreveport city line to Bert Kouns Industrial Loop, and proceeding northerly along Bert Kouns Industrial Loop to Woolworth Road, and proceeding westerly along Woolworth Road to the Shreveport city line, and proceeding northerly along the Shreveport city line to West Bert Kouns Industrial Loop, and proceeding northerly along West Bert Kouns Industrial Loop to the Shreveport city line, and proceeding northerly along the Shreveport city line to West Bert Kouns Industrial Loop, and proceeding northerly along West Bert Kouns Industrial Loop to West 70th Street, and proceeding westerly along West 70th Street to railroad, and proceeding westerly along railroad to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 12-9: Huntington High School, 6801 Rasberry Lane, Shreveport, Louisiana 71129.

Precinct 12-10

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Broadacres Road and West 70th Street, and proceeding northerly along Broadacres Road to Interstate 20, and proceeding easterly along Interstate 20 to Interstate 220, and proceeding southerly along Interstate 220 to Inner Loop Expy, and proceeding southerly along Inner Loop Expy to West 70th Street, and proceeding westerly along West 70th Street to Buncombe Road, and proceeding southerly along Buncombe Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Buncombe Road, and proceeding westerly along Buncombe Road to the Shreveport city line, and proceeding westerly along the Shreveport city line to Buncombe Road, and proceeding westerly along Buncombe Road to Pines Road, and proceeding northerly along Pines Road to nonvisible boundary, and proceeding westerly along nonvisible boundary to West 70th Street, and proceeding westerly along West 70th Street to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 12-10: Huntington High School, 6801 Rasberry Lane, Shreveport, Louisiana 71129.

Precinct 12-11

All of that portion of Caddo Parish bounded and described as follows: Beginning at the point of intersection of Buncombe Road and West Bert Kouns Industrial Loop, and proceeding easterly along Buncombe Road to the Shreveport city line, and proceeding easterly along the Shreveport city line to Buncombe Road, and proceeding northerly along Buncombe Road to Moseley Street, and proceeding southerly along Moseley Street to Scott Street, and proceeding easterly along Scott Street to Roosevelt Drive, and proceeding northerly along Roosevelt Drive to Hobbs Drive, and proceeding easterly along Hobbs Drive to Cerromar Beach Drive, and proceeding easterly along Cerromar Beach Drive to Masters Drive, and proceeding northerly along Masters Drive to Pines Road, and proceeding southerly along Pines Road to Flournoy Lucas Road, and proceeding easterly along Flournoy Lucas Road to the Shreveport city line, and proceeding southerly along the Shreveport city line to Texas and Pacific Railway, and proceeding southerly along Texas and Pacific Railway to West Bert Kouns Industrial Loop, and proceeding westerly along West Bert Kouns Industrial Loop to nonvisible boundary, and proceeding southerly along nonvisible boundary to McGoldrick Drive, and proceeding southerly along McGoldrick Drive to stream/river, and proceeding westerly along stream/river to West Bert Kouns Industrial Loop, and proceeding westerly along West Bert Kouns Industrial Loop to the point of beginning.

Physical Location/Address of the Polling Place for Precinct 12-11: Walnut Hill Elementary/Middle School, 9360 Woolworth Road, Shreveport, Louisiana 71129.

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ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

SECTION 2:

Reapportionment Ordinance No. 6310 of 2023 establishing district boundaries pursuant to the findings of the 2020 Federal U.S. Census, is hereby updated to reflect the merging and renaming of precincts as follows in Caddo Parish for the newly established precincts.

There are hereby established twelve Caddo Parish Commission Districts for the Caddo Parish Commission, the boundaries, territories, and designations of which are as follows:

DISTRICT 1

Precincts: 1-1, 1-2, 1-3, 1-4, 1-5, 1-6, 1-7, 1-8, 1-9, 1-10, 1-11, 1-12, 1-13, 1-14

DISTRICT 2

Precincts: 2-1, 2-2, 2-3, 2-4, 2-5, 2-6, 2-7, 2-8, 2-9, 2-10, 2-11, 2-12

DISTRICT 3

Precincts: 3-1, 3-2, 3-3, 3-4, 3-5, 3-6, 3-7, 3-8, 3-9

DISTRICT 4

Precincts: 4-1, 4-2, 4-3, 4-4, 4-5, 4-6, 4-7, 4-8, 4-9, 4-10

DISTRICT 5

Precincts: 5-1, 5-2, 5-3, 5-4, 5-5, 5-6, 5-7, 5-8, 5-9, 5-10, 5-11

DISTRICT 6

Precincts: 6-1, 6-2, 6-3, 6-4, 6-5, 6-6, 6-7, 6-8, 6-9, 6-10

DISTRICT 7

Precincts: 7-1, 7-2, 7-3, 7-4, 7-5, 7-6, 7-7, 7-8, 7-9, 7-10

DISTRICT 8

Precincts: 8-1, 8-2, 8-3, 8-4, 8-5, 8-6, 8-7, 8-8, 8-9

DISTRICT 9

Precincts: 9-1, 9-2, 9-3, 9-4, 9-5, 9-6, 9-7, 9-8, 9-9, 9-10, 9-11, 9-12, 9-13

DISTRICT 10

Precincts: 10-1, 10-2, 10-3, 10-4, 10-5, 10-6, 10-7, 10-8, 10-9

DISTRICT 11

Precincts: 11-1, 11-2, 11-3, 11-4, 11-5, 11-6, 11-7, 11-8, 11-9, 11-10

DISTRICT 12

Precincts: 12-1, 12-2, 12-3, 12-4, 12-5, 12-6, 12-7, 12-8, 12-9, 12-10, 12-11

SECTION 3:

BE IT FURTHER ORDAINED that a copy of this ordinance shall be submitted to the following:

Secretary of the Senate of the State of Louisiana
Clerk of the House of Representatives of the State of Louisiana
Secretary of State of the State of Louisiana
Commissioner of Elections of the State of Louisiana
Parish of Caddo Registrar of Voters
Parish of Caddo Clerk of Court
Parish of Caddo Voting Machine Warehouse Supervisor
Parish of Caddo Director of Facilities and Maintenance

SECTION 4:

This ordinance shall become effective upon implementation by the Louisiana Secretary of State and the Caddo Parish Registrar of Voters.

ORDINANCE NO. 6342 OF 2023 (ESTABLISH AND MERGE PRECINCTS)

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.

*The forgoing ordinance having been **moved by** _____, **seconded by** _____, that **Ordinance No. 6342 of 2023**, merging and re-naming Caddo Parish precincts in the twelve Commission Districts, enumerating the constituent precincts respectively comprising the Commission Districts, be adopted. The results of the Motion, as shown by following roll call vote:*

AYES:

NAYS:

ABSENT:



Cedric Floyd, President & CEO
P.O. Box 141
Kenner, LA 70063
(504) 450-3474



CADD0 PARISH 2023 MERGE PRECINCT TABLE

MERGE PRCT	CURRENT PRCT
1-1	149
1-2	146
1-3	143
1-4	144
1-5	151
1-6	145
	154
1-7	142
	156
1-8	155
	140
1-9	157
	139
1-10	136A
1-11	161
1-12	158
1-13	160
1-14	136B
2-1	137
2-2	138
2-3	106
2-4	166
2-5	81
2-6	57
2-7	135
2-8	73
2-9	74
	1
2-10	45
2-11	71
	39
2-12	111
3-1	82
3-2	5B
3-3	5A
3-4	40
3-5	29
3-6	28
	67

MERGE PRCT	CURRENT PRCT
3-7	6
	99
	64
3-8	98
	27
	7
3-9	8
	15
4-1	17
4-2	20
4-3	14
4-4	13
	12
4-5	9
4-6	129
4-7	21
4-8	22
4-9	48
4-10	16
	31
5-1	54
5-2	41
	44
5-3	32
5-4	30
5-5	46
5-6	37
5-7	25
5-8	58
5-9	26
5-10	34
5-11	24
6-1	38
6-2	23
6-3	52
6-4	35
6-5	69
6-6	4
6-7	

MERGE PRCT	CURRENT PRCT
6-8	62
	65
6-9	90A
	90B
6-10	63
7-1	47
7-2	2
7-3	55
	43
7-4	86
7-5	3
7-6	60
	80
7-7	61
7-8	36
	53
7-9	70
7-10	87
8-1	10
8-2	11
8-3	49A
	49B
8-4	112
	76
8-5	75
8-6	72
8-7	56
8-8	101
8-9	113
9-1	77
9-2	102
9-3	108
9-4	97
9-5	126
9-6	107
9-7	115
9-8	104
9-9	128
9-10	

MERGE PRCT	CURRENT PRCT
9-11	110
9-12	109
9-13	127
10-1	50
10-2	68
10-3	59
10-4	51
10-5	78
	79
10-6	94
10-7	91A
	91B
10-8	92
10-9	93
11-1	163
11-2	88
11-3	89
11-4	103
11-5	95
11-6	66
11-7	123
11-8	125
11-9	162
	105
11-10	132
12-1	134
12-2	83
12-3	165
12-4	122
12-5	
12-6	84
12-7	133
12-8	163
12-9	85
12-10	100
12-11	114
Merge Precincts: 23	
New Precincts: 3	
2023 Total Precincts: 128	

ORDINANCE NO. 3643 OF 2023

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE AMENDING THE BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR PUBLIC WORKS FUND TO PROVIDE DEBRIS REMOVAL AFTER THE JUNE 16 STORM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

WHEREAS, the Parish of Caddo sustained severe damage as the result of straight-line winds on June 16, 2023; and

WHEREAS, due to the June 16th weather event significant debris is scattered all over the Parish of Caddo; and

WHEREAS, the Caddo Parish Commission would like to pick up storm debris throughout the Parish; and

WHEREAS, the Parish will request reimbursement from Governor’s Office of Homeland Security and Emergency Preparedness for 75% of the expenses; and

NOW, THEREFORE, BE IT ORDAINED, by the Caddo Parish Commission in due, legal and regular session convened, that Budget of Estimated Revenues and Expenditures for the Public Works Fund for the year 2023 is hereby amended as follows:

	<u>Budget Increase (Decrease)</u>
<u>Public Works Fund</u>	
Professional Service-Debris Removal	\$1,500,000
Fund Balance	(\$1,500,000)

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. 6344 OF 2023

BY THE CADDO PARISH COMMISSION:

AN ORDINANCE AMENDING THE BUDGET OF ESTIMATED REVENUES AND EXPENDITURES FOR RESERVE TRUST FUND TO PROVIDE PUBLIC ASSISTANCE TO CADDO CITIZENS AS A RESULT OF THE JUNE 16 STORM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

WHEREAS, the Parish of Caddo sustained severe damage as the result of straight-line winds on June 16, 2023; and

WHEREAS, due to the June 16th weather event the citizens of Caddo Parish are in-need assistance with home repairs; and

WHEREAS, the Caddo Parish Commission would like to assist the citizens of Caddo Parish that meet the requirements with the needed assistance; and

NOW, THEREFORE, BE IT ORDAINED, by the Caddo Parish Commission in due, legal and regular session convened, that Budget of Estimated Revenues and Expenditures for the Reserve Trust Fund for the year 2023 is hereby amended as follows:

	<u>Budget Increase (Decrease)</u>
<u>Reserve Trust Fund</u>	
Allocation to Other Entities	
Emergency Assistance	\$1,000,000
Fund Balance	(\$1,000,000)

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

MINUTES OF THE WORK SESSION OF THE
CADDO PARISH COMMISSION
HELD ON THE 29th DAY OF JUNE 2023

The Caddo Parish Commission met in a Work Session, on the above date, at 3:31 p.m., in the Government Chambers, with Mr. Burrell, presiding, and the following members in attendance, constituting a quorum: Commissioners Atkins, Burrell, Cothran, Epperson, Gage-Watts, Hopkins, Johnson, Jones, Lazarus, and Young (10). ABSENT: Commissioners Chavez, and Jackson (2).

The invocation was given by Mr. Cothran, and Mr. Young led the Commission in the Pledge of Allegiance.

AGENDA ADDITIONS

- It was **moved by Mr. Epperson**, seconded by Mr. Jones, *to expand the agenda to include consideration of Potential Agenda Addition: An Appeal from The Decision of The Parish Planning and Zoning Commission Denying a Request for A Variance and Potential Agenda Addition: Advance Loving Little Ones as A Visitor During the July 6th Regular Session.*

The Chair opened the floor for anyone to speak in favor or opposition to the agenda addition. There being no one to speak in favor or against the agenda addition, the Chair closed the public hearing.

Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Cothran, Epperson, Gage-Watts, Hopkins, Jones, Lazarus, and Young (8). NAYS: None (0). ABSENT: Commissioners Chavez, Gage-Watts, Jackson, Johnson (4). ABSTAIN: None (0).

ADMINISTRATION REPORT

- Mrs. Bryant reported that the Administration is working on leasing the new location for the Office of Motor Vehicle. Mrs. Bryant announced that the Providence House would take applications for debris removal, home repair and electrical repair. The Parish partnered with the Food Bank with food distribution event on July 8th, and the Administration plans to host eight additional locations. Mrs. Bryant reported on the population of Juvenile Services. Mr. Kelvin Samuels reported on localized malaria cases in the U.S. and how malaria is spread. Mr. Samuels recommended citizens to cover up when outside, where propellant, dump containers of standing water, and to retrieve BTI granules from the Animal Services Department. Mr. Kelvin Samuels advised that according to the CDC, an outbreak of malaria and West Nile diseases are low. Mrs. Bryant urged citizens to register on Everbridge for alerts, which includes Animal Control information.
- Mr. Young requested that the Administration provide Providence House's information to the Commission Clerk's Office to provide to callers, which Mrs. Bryant addressed. The number to the Providence House is 318-221-7887. Mr. Burrell requested that the Commission Clerk's Office provide information to citizens before the citizen is forwarded to commissioners.
- Mr. Samuel announced that citizens may call 318-226-6624 to request for mosquito spray, or to visit 1500 Monte St Shreveport La to pick up BTI granules, and rodent poison for rats. Answering Mr. Burrell about a drone sprayer, Mr. Samuel requested that Mr. Burrell email the location to review the flight pattern of the drone sprayer.
- Mr. Hopkins and Mrs. Bryant discussed the timing of Everbridge alerts from other agencies that use the platform.
- Mr. Epperson discussed price gouging, which Mrs. Bryant addressed.
- Mr. Cedric Floyd discussed precinct mergers and the proposed list of precinct mergers. Mr. Floyd recommended that the Commission have meetings with him by next Thursday to discuss the proposed precinct mergers in each district in more detail. Mr. Spence addressed Mr. Hopkins' inquiry about the logistics of precinct changes and announcement of precinct changes. Mr. Spence addressed how the precinct changes affect the current voting locations. Mr. Young requested that the proposed precinct merger maps are attached to the meeting agenda. Mrs. Gage-Watts and Mr. Spence discussed the timing that proposed precinct mergers would go into effect, which Mr. Spence indicated advised not to activate precinct changes before the Presidential Election. Mr. Spence explained that the Commission could change the precincts between the Governor's Race or Presidential Preference. Mr. Floyd addressed how the precinct changes would not affect other governmental bodies in Caddo Parish. Mr. Floyd clarified that notices would be sent out by the Registrar of Voters Clerk of Court's Office.
- Answering Mr. Johnson, Mrs. Bryant explained that to meet the July 10th deadline for precinct mergers, the precinct merger ordinance must be an emergency ordinance. Attorney Frazier clarified the requirements for emergency ordinances. Mr. Floyd discussed declaring public safety on precinct mergers.

COMMISSION REMARKS

- Mr. Epperson announced the 4th of July KTBS Freedom Fest at Riverview Amphitheatre at 6 pm to 10 pm and invited elected officials and the general public to attend. Mr. Epperson announced the district 12 teleconference on June 29th at 6:30 pm at dial in number 720-843-2847 access code 5517232. Mr. Epperson explained the teleconference would include special guests and information regarding the June 16th EF1 Tornado damage and recovery. Mr. Epperson announced the Pines Road Area Business Association is hosting its annual fan drive at GracePoint Church of the Nazarene 6825 Pines Road and to contact Pastor Emily at 318-453-8529 or Pastor David Craig at 318-510-0166.
- Answering Mr. Atkins, Mrs. Bryant, Attorney Frazier, and The Clerk advised on the process of the precinct merger ordinance.
- Mr. Jones discussed 318 football camp and the team of the Parks and Recreation Department.
- Mr. Young discussed emergency ordinance definition, which Mrs. Frazier addressed.
- Mr. Epperson discussed the Parish Attorney's legal authority.
- Mr. Cothran discussed the 318 Football Camp, and the Southern University's 20th Gentlemen's Cooking Classic.
- Mr. Johnson requested an update on the courthouse garden, which Mrs. Bryant addressed.

PRESIDENT'S REPORT

Mr. Burrell discussed Parish Parks involvement with the 318 Football Camp and disaster relief. announced the grand opening of the YMCA on Wednesday, July 12, 2023, at 9:30 p.m. Mr. Patrick Wesley, Parks Director, announced Boston Celtics Basketball player Robert Williams Basketball Camp scheduled for July 10th at the LSUS Gymnasium has been sold out of available slots. Mr. Burrell announced the Zoom meeting with SWEPCO would be held on June 30, 2023, at 9 a.m., which Mrs. Bryant advised that the link to the meeting is available and would be sent to the Commission. Mr. Burrell explained the purpose of the Zoom meeting. Mr. Burrell discussed the lack of information on broadband maps and meetings with broadband companies, which Mrs. Bryant advised that the GUMBO Grant recipients were contacted multiple times. Mrs. Bryant indicated that the broadband maps and presentation that the Commission requested were emailed last week. Mrs. Bryant advised that the food distribution event was scheduled for July 8th and that the time would be announced. Mrs. Bryant announced that there was a need for volunteers.

NEW BUSINESS

It was **moved by Mr. Jones**, seconded by Mr. Johnson, *to englobo and advance the following items to Thursday's agenda.*

- *Ordinance No. 6342 Of 2023, an ordinance to establish and merge precincts consistent with the 2023 Caddo Parish Commission districts in accordance with Louisiana revised statutes 18:532 and 18:532.1, to amend certain precinct legal descriptions*
- *Ordinance No. 6343 Of 2023, an ordinance amending the Budget of Estimated Revenues and Expenditures for Public Works Fund to provide debris removal after the June 16 storm and to otherwise provide with respect thereto*
- *Ordinance No. 6344 Of 2023, an ordinance amending the Budget of Estimated Revenues and Expenditures for Reserve Trust Fund to provide public assistance to Caddo Citizens as a result of the June 16 storm and to otherwise provide with respect thereto*
- *Special Resolution for Dr. Glenell Lee-Pruitt*
- *Agenda Addition: An Appeal from The Decision of The Parish Planning and Zoning Commission Denying a Request for A Variance*
- *Agenda Addition: Advance Loving Little Ones as A Visitor During the July 6th Regular Session*

Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Cothran, Epperson, Gage-Watts, Hopkins, Johnson, Jones, Lazarus, and Young (10). NAYS: None (0). ABSENT: Commissioners Chavez, and Jackson (2). ABSTAIN: None (0).

It was **moved by Mr. Hopkins**, seconded by Mr. Atkins, *to englobo and remove the following items:*

- *Authorize 2023 Affordable Care Act Household Income Limits to Qualify for Tornado Debris Removal*
- *Authorize Parish to Following Covid-19 Rental Assistance Guidelines for Non Owner-Occupied Homes That Were Damaged.*

Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Cothran, Epperson, Gage-Watts, Hopkins, Johnson, Jones, Lazarus, and Young (10). NAYS: None (0). ABSENT: Commissioners Chavez, and Jackson (2). ABSTAIN: None (0).

CONSENT AGENDA

- *Ordinance No. 6336 Of 2023, ordinance amending the 2023 Budget of Estimated Revenues and Expenditures for the Parks and Recreation and Oil and Gas Funds to appropriate funds for Shreveport Green*
- *Ordinance No. 6337 Of 2023 Related To PZC Case #22-37- 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 west side of Wallace Lake Road, approximately seven hundred- and eighty- feet south of Overton Brooks Road, Caddo Parish, Louisiana, from R- A Rural-Agricultural Zoning District to R-A (PUD) Rural-Agricultural Planned Unit Development Zoning District, and to otherwise provide with respect thereto*
- *Ordinance No. 6338 Of 2023 In Regards To PZC Case #23-12-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 west side of Albany Road, approximately three thousand feet north of Old Mooringsport Road, Caddo Parish, Louisiana, from R-A Rural Agricultural Zoning District to C-4 Heavy Commercial Zoning District, and to otherwise provide with respect thereto*
- *Ordinance 6339 Of 2023, ordinance amending the 2023 budget Of Estimated Revenues and Expenditures for The Reserve Trust Fund*
- *Resolution 34 Of 2023, a resolution to authorize the Parish Administrator to seek proposals for a 6 month pilot project test run of an automated traffic enforcement system to be operated on roads in the unincorporated areas of the PARISH, and to otherwise provide with respect thereto.*

There being no further business to come before the Commission, the meeting adjourned at 4:39 p.m.

/s/ Linda J. Montgomery
Linda J. Montgomery
Administrative Specialist I

Roy Burrell
President

RESOLUTION NO. 34 OF 2023

BY THE CADDO PARISH COMMISSION:

A RESOLUTION TO AUTHORIZE THE PARISH ADMINISTRATOR TO SEEK PROPOSALS FOR A 6 MONTH PILOT PROJECT TEST RUN OF AN AUTOMATED TRAFFIC ENFORCEMENT SYSTEM TO BE OPERATED ON ROADS IN THE UNINCORPORATED AREAS OF THE PARISH, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

WHEREAS, the Parish of Caddo recognizes the problem of excessive speed on Parish roads; and

WHEREAS, traffic camera systems have been shown to be useful in mitigating the problem of excessive speed/

NOW, THEREFORE, BE IT RESOLVED by the Caddo Parish Commission in due, regular and legal session convened that the Caddo Parish Commission does hereby authorize the Parish Administrator and Chief Executive Officer to issue a request for proposals for a traffic camera system to be installed in the unincorporated areas of Caddo Parish.

BE IT FURTHER RESOLVED that the Caddo Parish Administrator or his designee shall be authorized to do any and all things necessary to implement the purpose set forth herein.

BE IT FURTHER RESOLVED that if any provision or item of this resolution 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 resolution are hereby declared severable.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

BE IT FURTHER RESOLVED that all resolutions or parts thereof in conflict herewith are hereby repealed.

Approved as to legal form:

Parish Attorney

Date

**CADDO PARISH PLANNING AND ZONING COMMISSION**

Parish of Caddo | 505 Travis Street, Suite 800 | Shreveport, LA 71101 | 318-226-6900 | www.caddo.org

STAFF REPORT**MAY 24, 2023****AGENDA ITEM NUMBER: 7****MPC Staff Member: Alexis DeJohn****Parish Commission District: 2/Lyndon B. Johnson**

CASE 23-5-BAP: YARD VARIANCE
APPLICANT: PATRICK PRATT
OWNER: Patrick Pratt
LOCATION: 5994 Vancouver Dr. (North side of Vancouver Dr., approx. 114' east of Yukon Dr.)
EXISTING ZONING: R-1-12
REQUEST: On-Site Development Standards and Setback Variance
PROPOSED USE: Detached Garage

DESCRIPTION: The applicant is requesting approval for a variance for on-site development standards for a 480 square foot detached garage that has already been constructed on the lot. They are also requesting a variance in front yard setback requirements. The property is zoned R-1-12 and is surrounded by R-1-12 properties on the north, south, east, and west.

There are no previous cases associated with the site. There is one relevant case associated with nearby properties: approval for variance in buffer requirements (BAP-6-93).

Nearby neighborhoods include: Northwood and Wilton Place.

REMARKS: The applicant is requesting a variance for on-site development standards and setback requirements for a detached garage in order to clear a violation for an existing detached garage. Per Unified Development Code (UDC) Article 4.2.N.2, "*Detached garages are permitted only in the rear, interior side, and corner side yards. Detached garages must be set back a minimum of five feet from the front building line. No setback is required from any side or rear lot line.*" As indicated by Article 7.4.C., Permitted Encroachments. "*Unless otherwise indicated, all accessory structures and architectural features must be at least three feet from any lot line, unless otherwise permitted or restricted by this section or Section 7.3.*" The applicant's site plan drawing shows that the accessory structure is not three feet from the lot line. According to the applicant, the garage cannot be constructed elsewhere because there is not sufficient room to construct a garage of the proposed size on the side or in the rear yard.

Per UDC Article 16.4.E, approval of a variance requires demonstration of an undue hardship, and demonstration of no negative impact to public health, safety, and welfare, or disruption to character of the area. Addressing undue hardship, a variance can be granted if an applicant is unable to comply with UDC standards due to unique circumstances inherent to the property that are not due to the personal situation of the owner and are also not self-induced or financially based. The applicant's stated hardship is that they believe that they will not have room to get their vehicles into the shed if it is in the back yard.

Sections 16.4.E.1.c and 16.4.E.2.c state that for a variance to be granted, it must not alter the essential character of the locality and it must not be detrimental to public health, safety, and welfare, respectively. The neighborhood that the property sits in has no visible detached garages. The structure is out of character of the neighborhood and is the only structure in the front yard. There are



CADDO PARISH PLANNING AND ZONING COMMISSION

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STAFF REPORT

pockets and areas around the neighborhood where trees separate the current neighborhood from the adjacent neighborhood where there are manufactured homes that have multiple accessory structures; however, none are seen in the neighborhood where the subject property is.

The property is in a rural environment; however, the neighborhood is not of varied nature meaning there are no visible accessory structures or other structures visible. The neighborhood consists of single-family homes. The subject accessory structure is not visually consistent with the neighborhood. More importantly, if the neighbors, right next to the accessory structure, are backing out of their driveway, then they may not be able to see oncoming traffic. Therefore, if approved the proposed structure would be a detriment to public health, safety, and welfare.

STAFF

ASSESSMENT:

Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that denial of the requested variance is warranted and should not allow the variance the detached garage and setback variance.

Alternately, based on information provided at the public hearing the PZC may:

1. Approve the variance with conditions/stipulations.

PUBLIC ASSESSMENT:

No one spoke in support. Four people spoke in opposition. There were twelve opposing people in attendance.

PZC DECISION:

The board voted 6-0 to deny the application.



MINUTES OF THE REGULAR SESSION OF
THE CADDO PARISH COMMISSION
HELD ON THE 4th DAY OF MAY, 2023

The Caddo Parish Commission met in a Regular Session, on the above date, at 3:35 p.m., in the Government Chambers, with Mr. Burrell, presiding, and the following members in attendance constituting a quorum: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Hopkins, Jackson, Johnson, Jones, Lazarus, and Young (12). ABSENT: None (0).

The invocation was given by Mr. Jackson, and Mr. Johnson led the Commission in the Pledge of Allegiance.

AGENDA ADDITIONS

It was **moved by Mrs. Gage-Watts**, seconded by Mr. Epperson, *to expand the agenda and add agenda additions.*

Mrs. Gage-Watts and Mr. Burrell requested to be a sponsor for all agenda additions.

Substitute motion by Mr. Jackson, seconded by Mr. Chavez, *to englobe and expand the agenda and add the following items:*

- *Special Resolution Recognizing Teacher Appreciation Week*
- *Special Resolution Recognizing Shreveport City Marshall James Jefferson*
- *Special Resolution of Recognition for Caddo Parish 4-H Shooting Sports*
- *Special Resolution Proclaiming Stuffed Shrimp Festival Day*

Mr. Johnson requested to be added as a sponsor for Special Resolution Recognizing Teacher Appreciation Week, Special Resolution of Recognition for Caddo Parish 4-H Shooting Sports, and Special Resolution Proclaiming Stuffed Shrimp Festival Day. Mr. Cothran requested to be added as a sponsor to Special Resolution Recognizing Shreveport City Marshall James Jefferson, Special Resolution of Recognition for Caddo Parish 4-H Shooting Sports, and Special Resolution Proclaiming Stuffed Shrimp Festival Day.

Substitute motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Hopkins, Jackson, Johnson, Jones, Lazarus, and Young (12). NAYS: None (0). ABSENT: None (0). ABSTAIN: None (0).

CITIZENS COMMENTS

Public comment by Kenneth Krefft regarding the Juvenile Justice Citizens Advisory Committee's support for Resolution 22 of 2023. Public comment by RJ Johnson regarding Juvenile Justice Citizens Advisory Committee's support for Resolution 22 of 2023. Public comment by Irene foster regarding the Shreveport Mavericks. Public comment by Steven Tucker regarding the Shreveport Mavericks.

It was **moved by Mr. Hopkins**, seconded by Mrs. Gage-Watts, *to suspend the rules.* Motion carried unanimously.

It was **moved by Mrs. Gage-Watts**, seconded by Mr. Johnson, *to Adopt Special Resolution of Recognition and Appreciation for The Shreveport Mavericks.* Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Cothran, Epperson, Gage-Watts, Hopkins, Jackson, Johnson, Lazarus, and Young (10). NAYS: None (0). ABSENT: Commissioners Chavez, and Jones (2). ABSTAIN: None (0).

It was **moved by Mrs. Gage-Watts**, seconded by Mr. Burrell, *to move back into public comments.* Motion carried unanimously.

Public comment by Marvin Muhammad regarding support for Resolution 22 of 2023. Public comment by Calvin Lester regarding support for Resolution 22 of 2023.

VISITORS

- LSUHSC Researchers Regarding Wastewater Study

Dr. Kevin Murnane, LSU Health Sciences Center, and John Vanchiere, MD, PhD at LSU Department of Pediatric Infectious Diseases presented the results of the Wastewater Program. Dr. Murnane explained the uses of wastewater and substance use patterns. Dr. Murnane explained that methamphetamine was detected from all sampling sites in Shreveport and Caddo Parish and is the number

one cause of overdose deaths in Louisiana. The levels of methamphetamine in the wastewater of Shreveport are at least two to three times higher than anywhere else in the world. Dr. Murnane explained the correlation of social vulnerability of infectious diseases, illicit drugs, and crime. Dr. Murnane addressed solutions, such as outreach and education, translational research, and models of care. Dr. Vanchiere reviewed the endemic infectious diseases in Caddo Parish, such as sexually transmitted infections. In 2021, Louisiana was ranked 3rd in the nation for gonorrhea, chlamydia and syphilis. Dr. Vanchiere explained that endemic infectious diseases could be detected in wastewater. Dr. Vanchiere discussed approaches for addressing the infection disease crisis in Caddo Parish. Dr. Vanchiere indicated that over decades, medical solutions have not had an effect on the infectious disease crisis in Caddo Parish and that the next stage is to do outreach using population level data to direct where care is needed most. Dr. Vanchiere discussed mass testing. Dr. Murnane discussed commercial, factory-scale production of methamphetamine. The Commission, Dr. Murnane and Dr. Vanchiere discussed the disjointedness between resources and care, connecting individuals and communities to care, the correlation between STIs and methamphetamine, and the treatments to STIs.

ADOPT REGULAR SESSION MINUTES

It was **moved by Mrs. Gage-Watts**, seconded by Mr. Jackson, *that Regular Session Minutes April 20, 2023 be adopted.* Motion carried.

SPECIAL RESOLUTIONS

It was **moved by Mr. Jackson**, seconded by Mr. Johnson, *to adopt Special Resolution of Recognition and Appreciation for Utility Linemen.*

Substitute motion by Mr. Epperson, seconded by Mr. Hopkins, *to englobo and adopt the following resolutions:*

- *Special Resolution Proclaiming Stuffed Shrimp Festival Day*
- *Special Resolution of Recognition and Appreciation for Utility Linemen*
- *Special Resolution of Recognition and Appreciation for The Sanitation & Solid Waste Professionals*

Friendly amendment by Mr. Burrell, to consider agenda addition Special Resolution Proclaiming Stuffed Shrimp Festival Day before Special Resolution of Recognition and Appreciation for Utility Linemen and Special Resolution of Recognition and Appreciation for The Sanitation & Solid Waste Professionals. Mr. Epperson accepted the friendly amendment.

Substitute motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Gage-Watts, Hopkins, Jackson, Johnson, Jones, Lazarus, and Young (12). NAYS: None (0). ABSENT: None (0). ABSTAIN: None (0).

It was **moved by Mr. Jones**, seconded by Mr. Young, *to adopt Special Resolution Recognizing Walnut Hill Basketball District Championship.*

Substitute motion by Mr. Atkins, seconded by Mr. Jones, *to englobo and adopt the following resolutions:*

- *Special Resolution Adopt Special Resolution Recognizing Walnut Hill Basketball District Championship*
- *Special Resolution Proclaiming Pediatric Stroke Awareness Month*
- *Special Resolution Recognizing Teacher Appreciation Week*
- *Special Resolution Recognizing Shreveport City Marshall James Jefferson*
- *Special Resolution of Recognition for Caddo Parish 4-H Shooting Sports*

Substitute motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Jones, and Young (7). NAYS: None (0). ABSENT: Commissioners Gage-Watts, Hopkins, Jackson, Johnson, and Lazarus (5). ABSTAIN: None (0).

COMMUNIQUES AND COMMITTEE REPORTS

- Dr. Wilson invited the Commission to the Caddo Parish Employee Service Awards ceremony at 3:00 p.m. on Friday, May 5, 2023 at the Commerce Building at The Port.
- Mr. Epperson reported the discussion of the Veteran's Affairs Committee regarding the

Col. DePyssler stamp, the Congressional Medal of Honor Convention, the site of a Northwest Louisiana Military and Veterans Museum, and signage on the entrance of the Parish that states Caddo Parish supporting military and veterans. Mr. Epperson requested that light pole signs be put up during the Veterans Celebration Week.

- Mr. Atkins reported the tentative date of the next Natural Resources Committee scheduled for May 11th at 3 pm or May 12th at 10 am.
- Mr. Jones discussed the prayer breakfast and invited the Commission to a Sunday Funday at Cargill Sports Complex on May 7th from 2 pm – 5 pm.
- Mr. Young discussed the rapid response of Parish staff in Dixie Gardens.
- Mr. Burrell discussed supporting Western Playground youth activities.

PUBLIC HEARING ON ZONING ORDINANCES

The President of the Commission opened the public hearing for the following ordinances:

- *Ordinance No. 6322 Of 2023 Related To PZC/MPC Case # 23-1-CTAP, an ordinance to amend Volume II of the Code of Ordinances of the Parish of Caddo, as amended, the Caddo Parish Unified Development Code, relative to wireless telecommunications, with all their provisions included herein, and to otherwise provide with respect thereto.*
- *Ordinance No. 6323 Of 2023, Related To PZC/MPC Case #23-2-CTAP, an ordinance to amend Volume II of the Code of Ordinances of the Parish of Caddo, as amended, the Caddo Parish Unified Development Code, relative to data centers, with all their provisions included herein, and to otherwise provide with respect thereto.*
- *Ordinance No. 6324 Of 2023, Related To PZC/MPC Case #23-3-CTAP, an ordinance to amend Volume II of the Code of Ordinances of the Parish of Caddo, as amended, the Caddo Parish Unified Development Code, relative to surfacing requirements for parking lots, and to otherwise provide with respect thereto.*
- *Ordinance No. 6325 Of 2023 Related To PZC/MPC Case # 23-5-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 western corner of Colquitt Road and Jersey Gold Road, Caddo Parish, LA., from R-A Rural-Agricultural Zoning District to C-1 Neighborhood Commercial Zoning District, and to otherwise provide with respect thereto.*

Point of Order by Mr. Jones that citizens are called by citizen comment card, which Attorney Frazier addressed.

Public comment by Jill Brown in support of Ordinance No. 6325 of 2023. Public comment by Deborah Johnson in support of Ordinance No. 6325 of 2023. Public comment by Hope Foley in support of Ordinance No. 6235 of 2023. Public comment by Priscilla Love in support of Ordinance No. 6235 of 2023. Public comment by Ruth Sanders in support of Ordinance No. 6235 of 2023. Public comment by Michelle Perkins in opposition of Ordinance No. 6235 of 2023.

Per Mr. Young's request, MPC Director Mr. Alan Clarke discussed the zoning case 23-5-P.

There being no one else to speak in favor or against these ordinances, the President closed the public hearing on ordinances.

PUBLIC HEARING ON ORDINANCES

The President of the Commission opened the public hearing for the following ordinances:

- *Ordinance No. 6326 Of 2023, ordinance amending the 2023 Budget of Estimated Revenues and Expenditures for the Oil and Gas Fund and the Riverboat Fund to appropriate funds for Safe Summer*

There being no one to speak in favor or against these ordinances, the President closed the public hearing on ordinances.

ORDINANCES (for final passage)

It was **moved by Mr. Jackson**, seconded by Mr. Lazarus, *to englobo and adopt the following ordinances:*

- *Ordinance No. 6322 Of 2023 Related To PZC/MPC Case # 23-1-CTAP*
- *Ordinance No. 6323 Of 2023, Related To PZC/MPC Case #23-2-CTAP*
- *Ordinance No. 6324 Of 2023, Related To PZC/MPC Case #23-3-CTAP*

Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Hopkins, Jackson, Jones, Lazarus, and Young (10). NAYS: None (0). ABSENT: Gage-Watts, and Johnson (2). ABSTAIN: None (0).

It was **moved by Mr. Lazarus**, seconded by Mr. Jackson, *that Ordinance No. 6325 Of 2023 Related To PZC/MPC Case # 23-5-P* be adopted. Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Chavez, Gage-Watts, Hopkins, Jackson, Johnson, Jones, Lazarus, and Young (7). NAYS: Burrell, Cothran, and Epperson (3). ABSENT: Gage-Watts, and Johnson (2). ABSTAIN: None (0).

It was **moved by Mr. Jackson**, seconded by Mr. Chavez, *that Ordinance No. 6326 Of 2023, ordinance amending the 2023 Budget of Estimated Revenues and Expenditures for the Oil And Gas Fund and the Riverboat Fund to appropriate funds for Safe Summer* be adopted. Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Hopkins, Jackson, Jones, Lazarus, and Young (10). NAYS: None (0). ABSENT: Gage-Watts, and Johnson (2). ABSTAIN: None (0).

ORDINANCES (for introduction by title)

- *Ordinance No. 6328 Of 2023, an ordinance amending and reenacting Chapter 32, Article VI of the Caddo Parish Code of Ordinances, repealing Section 32-52 and Section 34-22 of the Code of the Caddo Parish Code of Ordinances, and otherwise providing with respect thereto*

WORK SESSION MINUTES

It was **moved by Mr. Jackson**, seconded by Mr. Young, *that Work Session Minutes from May 1, 2023* be adopted. Motion carried.

RESOLUTIONS

It was **moved by Mr. Jackson**, seconded by Mr. Epperson, *that Resolution No. 22 of 2023, a resolution ordering and calling a special election to authorize the levy of a special tax therein; making application to the State Bond Commission and providing for other matters in connection therewith* be adopted.

Mr. Jackson explained that the resolution simply asks a question and there would be no changes after the vote. Mr. Young explained the purpose of the resolution. Mr. Hopkins discussed reviewing other approaches. Mr. Epperson, Mr. Cothran, and Mr. Burrell discussed the value of the resolution. Mr. Jackson discussed the resolution not raising any taxes.

Call for the Question by Mr. Jackson, seconded by Mr. Young. Motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Cothran, Epperson, Hopkins, Jackson, Jones, Lazarus, and Young (10). NAYS: None (0). ABSENT: Gage-Watts, and Johnson (2). ABSTAIN: None (0).

Mr. Jackson's motion carried, as shown by the following roll call votes: AYES: Commissioners Burrell, Chavez, Cothran, Epperson, , Jackson, Jones, Lazarus, and Young (8). NAYS: Atkins, and Hopkins (2). ABSENT: Gage-Watts, and Johnson (2). ABSTAIN: None (0).

It was **moved by Mr. Jones**, seconded by Mr. Chavez, *to Reappoint Shantell Hardison To the Shreveport Bossier Sports Commission*.

Substitute motion by Mr. Epperson, seconded by Mr. Jackson, *to englobo and adopt the following items:*

- *Reappoint Shantell Hardison To the Shreveport Bossier Sports Commission*
- *Authorize the Administration to Fund Juneteenth Activities*

- *Caddo Animal Service Board Appeal Case #C0007326340*

Substitute motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Burrell, Chavez, Epperson, Hopkins, Jackson, Jones, Lazarus, Cothran, and Young (10). NAYS: None (0). ABSENT: Gage-Watts, and Johnson (2). ABSTAIN: None (0).

NEW BUSINESS

- Caddo Animal Service Board Appeal

Animal Services Assistant Director Mr. Kelvin Samuels discussed the Caddo Animal Service Board Appeal Case # C0007326340 and explained the definition of a vicious dog which includes humane euthanasia. Mr. Marshall Cosby spoke on behalf of the victim and as a witness in support of the Caddo Animal Service Board's decision. Mrs. Catherine Wicker, the animal's owner, spoke in opposition of the Caddo Animal Service Board's decision. The Commission, Mr. Samuels, and Animal Services Director Mr. Travis Clark discussed the case, seizure of the animal being at-large, and the animal owner's fence repairs. Caddo Animal Services Board Member Mrs. Sarah Walton discussed the Caddo Animal Services Board's decision.

It was **moved by Mr. Atkins**, seconded by Mr. Epperson, *to uphold the Caddo Animal Services Board Decision to deem the dog as vicious.*

Call for the Question by Mr. Cothran, seconded by Mr. Jones. Motion carried, as shown by the following roll call votes: AYES: Commissioners Burrell, Chavez, Epperson, Jones, Lazarus, Cothran, (6). NAYS: Atkins, and Young (2). ABSENT: Gage-Watts, Hopkins, Jackson, and Johnson (4). ABSTAIN: None (0).

Mr. Atkins' motion carried, as shown by the following roll call votes: AYES: Commissioners Atkins, Chavez, Epperson, Hopkins, Jackson, Jones, Lazarus, Cothran (6). NAYS: Burrell, and Young (2). ABSENT: Gage-Watts, Hopkins, Jackson, and Johnson (4). ABSTAIN: None (0).

The Clerk and Attorney Frazier clarified how the motion carried.

There was no further discussion to come before the Commission, so the meeting was adjourned at 7:15 p.m.



Linda J. Montgomery
Administrative Specialist I

Roy Burrell
President

Jeff Everson

From: Patrick Pratt <ffasecurity@gmail.com>
Sent: Thursday, June 22, 2023 1:48 PM
To: Jeff Everson
Subject: Fwd: 5994 Vancouver Variance

Sir I am responding to your email.
Per our phone conversation; this is my request of your office.
I am forwarding all emails I received from
Sent from my iPhone

Begin forwarded message:

From: Emily Trant <Emily.Trant@shreveportla.gov>
Date: June 21, 2023 at 9:38:53 AM CDT
To: ffasecurity@gmail.com
Subject: RE: 5994 Vancouver Variance

Patrick,

I am following up with you on your phone call.

Alexis is no longer employed at the MPC. She informed you about a month ago by email that the Board did not accept the request to withdraw the case and instead denied it. Therefore, the structure would not be allowed to remain where it is – it would have to comply with the code requirements and be relocated to the rear of the yard. I suggest contacting Annie Peck or Glenda Thomas in the permits center for further information on the permits process if you plan to relocate it. 318-673-6442.

Emily Trant
Land Development Coordinator
Metropolitan Planning Commission
505 Travis St Suite 440
Shreveport LA 71101
318-673-6498

From: Emily Trant
Sent: Wednesday, May 3, 2023 10:07 AM
To: 'ffasecurity@gmail.com' <ffasecurity@gmail.com>
Subject: RE: 5994 Vancouver Variance

Good morning,

I am following up with you concerning the property plan for the detached garage on your property. We will not be able to proceed with your variance request if the property plan is not received by the end of

the day tomorrow. We've extended the deadline as much as possible. If we don't receive it by the end of tomorrow, then the case will not go before the Board for consideration.

Again, I have attached examples of site plans to show the level of detail that we need.

Emily Trant

Land Development Coordinator
Metropolitan Planning Commission
505 Travis St Suite 440
Shreveport LA 71101
318-673-6498

From: Emily Trant

Sent: Friday, April 21, 2023 12:55 PM

To: 'ffasecurity@gmail.com' <ffasecurity@gmail.com>

Subject: 5994 Vancouver Variance

Patrick,

As a reminder, I will just need for you to submit the site plan of the garage. I have attached a couple examples so you can see the level of detail that we are looking for. The site plan that you submit will need to include the property boundaries, the existing structure and proposed structure. It will need to include proper dimensions and distances to the property lines. This site plan can be email back to me. We will need this submitted by Monday.

Thank you!

Emily Trant

Land Development Coordinator
Metropolitan Planning Commission
505 Travis St Suite 440
Shreveport LA 71101
318-673-6498