NOTICE OF PUBLIC MEETING
Notice Posted: 1/7/2022 12:00 PM

Public Notice: Notice is hereby given that the City Council of the City of Shreveport shall hold its Administrative Conference on Monday, January 10, 2022, at 3:00 P.M and it's Regular Meeting, Tuesday, January 11, 2022, at 3:00 P.M. Both meetings will be held in the Government Chamber at Government Plaza (505 Travis Street).

ADMINISTRATIVE CONFERENCE
January 10, 2022
AND
CITY COUNCIL MEETING AGENDA
January 11, 2022

1. **CALL TO ORDER**
2. **INVOCATION**
3. **ROLL CALL**
4. **APPROVAL OF MINUTES: ADMINISTRATIVE CONFERENCE AND CITY COUNCIL MEETING**
   December 28, 2021
5. **AWARDS AND RECOGNITIONS OF DISTINGUISHED GUESTS, COMMUNICATIONS OF THE MAYOR RELATIVE TO CITY BUSINESS, AND REQUIRED REPORTS**
   A. AWARDS AND RECOGNITION OF DISTINGUISHED GUESTS BY CITY COUNCIL MEMBERS, NOT TO EXCEED FIFTEEN MINUTES
   B. AWARDS AND RECOGNITION OF DISTINGUISHED GUESTS BY THE MAYOR, NOT TO EXCEED FIFTEEN MINUTES
   C. COMMUNICATIONS OF THE MAYOR RELATIVE TO CITY BUSINESS OTHER THAN AWARDS AND RECOGNITION OF DISTINGUISHED GUESTS
   D. REPORTS:
      Property Standards Report (Resolution 7 of 2003)
      Revenue Collection Plan & Implementation Report (Resolution 114 of 2009)
      Master Plan Committee Report (Resolution 132 of 2012)
      Budget to Actual Financial Report(Resolution 183 of 2017)

6. PUBLIC HEARING

RESOLUTION NO. 162 of 2021: Stating the City of Shreveport's endorsement of New Shreveport Renewal, LLC - United Jewelers to participate in the benefits of the Louisiana Restoration Tax Abatement Program and to otherwise provide with respect thereto

RESOLUTION NO. 163 of 2021: Stating the City Of Shreveport's endorsement of New Shreveport Renewal, LLC - Lee Hardware to participate in the benefits of the Louisiana Restoration Tax Abatement Program and to otherwise provide with respect thereto

RESOLUTION NO. 164 of 2021: Stating the City of Shreveport's endorsement of New Shreveport Renewal, LLC - United Jewelers Townhomes to participate in the benefit of the Louisiana Restoration Tax Abatement program and to otherwise provide with respect thereto

RESOLUTION NO. 165 of 2021:Approving a restoration tax abatement renewal application for Venyu Solutions, LLC, 601 Milam Street, and to otherwise provide with respect thereto

7. ADDING ITEMS TO THE AGENDA, PUBLIC COMMENTS, CONFIRMATIONS AND APPOINTMENTS

A. ADDING LEGISLATION TO THE AGENDA (REGULAR MEETING ONLY) AND PUBLIC COMMENTS ON MOTIONS TO ADD ITEMS TO THE AGENDA

B. PUBLIC COMMENTS (IN ACCORDANCE WITH SECTION 1.11 OF THE RULES OF PROCEDURE) (ADMINISTRATIVE CONFERENCE ON ANY MATTER OF PUBLIC CONCERN REGARDLESS OF WHETHER THE ITEM IS ON THE AGENDA) (REGULAR MEETING ON MATTERS WHICH ARE ON THE AGENDA)

C. CONFIRMATION AND APPOINTMENTS: NONE

8. CONSENT AGENDA LEGISLATION

A. TO INTRODUCE ROUTINE ORDINANCES AND RESOLUTIONS

RESOLUTIONS: NONE

ORDINANCES: NONE

B. TO ADOPT ORDINANCES AND RESOLUTIONS

RESOLUTIONS: NONE

ORDINANCES: NONE

9. REGULAR AGENDA LEGISLATION

A. RESOLUTIONS ON SECOND READING AND FINAL PASSAGE OR WHICH WILL REQUIRE ONLY ONE READING

RES 132

Authorizing the mayor to execute an Option to Ground Lease between the City of Shreveport and Shreveport HP Allendale, LLC and otherwise providing with respect thereto

Documents:

hp allendale - fact sheet and resolution - option.pdf
exhibit a - shreveport hp allendale llc option to lease.pdf

RES 162

Stating the City of Shreveport's endorsement of New Shreveport Renewal, LLC - United Jewelers to participate in the benefits of the Louisiana Restoration Tax Abatement Program and to otherwise provide with respect thereto **(Not to be adopted prior to a public hearing on January 11, 2022)**

Documents:

tax abatement - 301 crockett.pdf
res 162 - united jewelers fastlane app.pdf

RES 163

Stating the City Of Shreveport's endorsement of New Shreveport Renewal, LLC - Lee Hardware to participate in the benefits of the Louisiana Restoration Tax Abatement Program and to otherwise provide with respect thereto **(Not to be adopted prior to a public hearing on January 11, 2022)**

Documents:

tax abatement - lee hardware.pdf
res 163 - lee hardware fastlane app.pdf

RES 164

Stating the City of Shreveport's endorsement of New Shreveport Renewal, LLC - United Jewelers Townhomes to participate in the benefit of the Louisiana Restoration Tax Abatement program and to otherwise provide with respect thereto **(Not to be adopted prior to a public hearing on January 11, 2022)**

Documents:

tax abatement - townhomes.pdf
res 164 - united th fastlane app.pdf

RES 165

Approving a restoration tax abatement renewal application for Venyu Solutions, LLC, 601 Milam Street, and to otherwise provide with respect thereto **(Not to be adopted prior to a public hearing on January 11, 2022)**

Documents:

tax abatement - 601 milam.pdf
res 165 - venyu solutions_rta renewal application.pdf

RES 166

A resolution in support of and establishing a Tax Increment Financing (TIF) District, a proposed public improvement district, wholly within the city limits of the City of Shreveport, and otherwise providing with respect thereto. (F/Green)

Documents:

tif district (district f).pdf
exhibit a - cedargrovepublicimprovementdistrict.pdf
exhibit b - district f tif.pdf

RES 167

To recognize Louisiana Prize Fest for their contributions to the Shreveport community and to celebrate their 10-year anniversary, and to otherwise provide with respect thereto. (B/Fuller)

Documents:

res prize fest.pdf

RES 169

Authorizing the City of Shreveport, Louisiana, Purchasing Agent to reject all bids received for Sewer Video CCTV Truck w/ Lateral Launcher & Steerable Transporter IFB Bid #21-054 and to otherwise provide with respect thereto.

Documents:

res - reject bids -ifb 21-054 sewer video cctv truck w lateral launcher and steerable transporter.pdf

RES 170

Authorizing the City of Shreveport, Louisiana, Purchasing Agent to reject all bids received for Valencia Spray Park. Bid IFB #21-063 and to otherwise provide with respect thereto.

Documents:

res - reject bids - ifb 21-063 valencia spray park.pdf

RES 1

Suspending the effects of certain provisions of Chapter 10 and any applicable provisions of the Shreveport Unified Development Code of the City of Shreveport, Louisiana, Code of Ordinances, relative to the Krewe of Centaur and Krewe of Gemini parades and to otherwise provide with respect thereto.

Documents:

spar - mardi gras chapter 10.pdf

B. INTRODUCTION OF RESOLUTIONS (NOT TO BE ADOPTED PRIOR TO JANUARY 25, 2022)

RES 2

Authorizing the employment of special legal counsel to represent the City of Shreveport and to otherwise provide with respect thereto.

Documents:

busada resolution.pdf
mike busada butler snow bio- 1-2022.pdf

RES 3

Authorizing the Mayor to execute a Cooperative Purchasing Agreement between the City of Shreveport and the Baton Rouge Fire Department, and otherwise providing with respect thereto.

Documents:

resolution for coop agreement - rfp 19-817.pdf
cooperative purchasing agreement rfp 19-817.pdf

RES 4

Authorizing a request to be made to the Louisiana Department of Natural Resources, Louisiana State Mineral and Energy Board, to seek public bids for an oil, gas and mineral lease involving the property located in Districts A, F and G and described herein and to execute the lease for certain mineral interests owned by the City of Shreveport; and to authorize the mayor to execute any and all documents related to the intent of this Resolution; and to otherwise provide with respect thereto.

Documents:

res. oil and gas_mcginty-durham 1 12 22.pdf

C. INTRODUCTION OF ORDINANCES (NOT TO BE ADOPTED PRIOR TO JANUARY 25, 2022)

D. ORDINANCES ON SECOND READING AND FINAL PASSAGE (NUMBERS ARE ASSIGNED ORDINANCE NUMBERS)

ORD 72

To amend certain portions of Chapter 26 of the City of Shreveport Code of Ordinances relative to the architectural and engineering selection process, and otherwise providing with respect thereto. (B/Fuller) amendment no. 1 amendment no. 2

Documents:

fact sheet and ordinance 05062021.pdf

ORD 191

Declaring the City's Interest in certain land as surplus, and our intention to donate certain land acquired by the Department of Community Development to Volunteers of America of North Louisiana and to otherwise provide with respect thereto

Documents:

cc antoine donation.pdf
voa-btd city lots. v2.pdf

ORD 195

To amend Chapter 58, Article IV, Division 1 and Chapter 78, Article VIII, Division 1 of the City of Shreveport, Louisiana, Code of Ordinances relative to litter and dumping, and to otherwise provide with respect thereto. (A/Taylor, F/Green)

Documents:

ord litter dumping.pdf

ORD 215

Amending the 2022 Riverfront Development Special Revenue Fund budget and otherwise providing with respect thereto. (A/Taylor, F/Green, G/Bowman)

Documents:

riverfront fund budget amendment.pdf

ORD 216

An ordinance amending the 2022 General Fund budget, and otherwise providing with respect thereto. (A/Taylor, F/Green, G/Bowman) amendment no. 1 amendment no. 2

Documents:

general fund budget amendment.pdf

ORD 217

Amending the 2022 Retained Risk Fund budget and otherwise providing with respect thereto. (A/Taylor, F/Green, G/Bowman)

Documents:

retained risk fund budget amendment.pdf

ORD 218

Amending the 2022 Metropolitan Planning Commission Special Revenue Fund budget and otherwise providing with respect thereto. (A/Taylor, F/Green, G/Bowman)

Documents:

mpc special revenue fund budget amendment.pdf

ORD 219

Amending the 2022 Community Development Special Revenue Fund budget and otherwise providing with respect thereto. (A/Taylor, F/Green, G/Bowman)

Documents:

community development special revenue fund budget amendment.pdf

ORD 220

Amending the 2022 Golf Enterprise Fund budget and otherwise providing with respect thereto. (A/Taylor, F/Green, G/Bowman)

Documents:

golf enterprise fund budget amendment.pdf

ORD 221

Amending the 2022 Airports Enterprise Fund budget and otherwise providing with respect thereto. (A/Taylor, F/Green, G/Bowman)

Documents:

airport enterprise fund budget amendment.pdf

ORD 222

Amending the 2022 Water and Sewerage Fund budget and otherwise providing with respect thereto. (A/Taylor, F/Green, G/Bowman)

Documents:

water and sewerage enterprise fund budget amendment.pdf

ORD 223

Amending the 2022 Solid Waste Enterprise Fund budget and otherwise providing with respect thereto. (A/Taylor, F/Green, G/Bowman)

Documents:

solid waste enterprise fund budget amendment.pdf

ORD 224

Amending the 2022 General Fund budget and otherwise providing with respect thereto. (C/Nickelson, D/Boucher)

Documents:

2022 general fund amendment.pdf

ORD 228

Amending the 2022 Budget Funding Contractual Services provided to Sportran by Metro Management Associates, Inc. and to otherwise provide with respect thereto. (A/Taylor, F/Green, G/Bowman)

Documents:

sportran budget amendment.pdf

ORD 204

Zoning Case No. 21-158-C: An ordinance to amend the official zoning map of the City of Shreveport Unified Development Code, by rezoning property located on the southeast corner of Legardy St. & Hawkins St., Shreveport, Caddo Parish, LA., from R-1-5, Single-Family Residential District To R-A, Rural-Agricultural District, and to otherwise provide with respect thereto (A/Taylor)

Documents:

21-158-c.pdf

ORD 225

Zoning Case No. 21-154-C An ordinance to amend the official zoning map of the City of Shreveport Unified Development Code, by rezoning property located on the south side of Hollywood Ave., approx. 270' east of Linwood Ave., Shreveport, Caddo Parish, LA., from R-1-7, Single-Family Residential District to C-1, Neighborhood Commercial District, and to otherwise provide with respect thereto. (B/Fuller)

Documents:

21-154-c.pdf

ORD 226

Zoning Case No. 21-183-C: An ordinance to amend the official zoning map of the City of Shreveport Unified Development Code, by rezoning property located on the west side of Southern Ave., approx. 220' north of Olive St., Shreveport, Caddo Parish, LA., from R-A, Rural Agricultural District to I-1, Light Industrial District, and to otherwise provide with respect thereto. (B/Fuller)

Documents:

21-183-c.pdf

ORD 227

Zoning Case No. 21-185-C: An ordinance to amend the official zoning map of the City of Shreveport Unified Development Code, by rezoning property located on the northeast corner of David Raines Rd. and Willis St., Shreveport, Caddo Parish, LA., from R-1-5, Single-Family Residential District to C-1, Neighborhood Commercial District, and to otherwise provide with respect thereto. (A/Taylor)

Documents:

21-185-c.pdf

10. TABLED LEGISLATION

A. ORDINANCES/RESOLUTIONS:

RES 124

To establish an Intergovernmental committee, and to otherwise provide with respect thereto. (D/Boucher) (Tabled on November 9, 2021)

ORD 85

To amend certain portions of chapter 22 of the City of Shreveport Code of Ordinances relative to demolition delay in the Downtown Development District and otherwise providing with respect thereto (B/Fuller) (Tabled June 22, 2021)

Documents:

ddd demolition fact sheet and ordinance.pdf

ORD 94

To repeal Section 50-212 (a)(10) and to amend Section 50-212 (b) of Article V of the Code of Ordinances of the City of Shreveport relative to the Smokefree Air Act and to otherwise provide with respect thereto. (E/Flurry) (Tabled July 13, 2021)

Documents:

amendment to ordinance no. 51 of 2020 6-7-21.pdf

ORD 149

Amending Section 10-69 of Chapter 10, Article IV, Division 2 of the City of Shreveport,

Louisiana, Code of Ordinances with respect to the Fee and Term for alcoholic beverage handling employee cards, and to otherwise provide with respect thereto. (Tabled on December 14, 2021)

Documents:

abo 1.pdf

11. **APPEALS**

A. PROPERTY STANDARDS APPEALS: NONE

B. ALCOHOLIC BEVERAGE ORDINANCE APPEALS

ABO APPEAL - Ms. Amanda Smith, 1717 Stephens Ave, Shreveport, LA 71101 (B/Fuller) **(postponed until March 21, 2022, at the council's discretion, this item can be brought up for a vote prior to this date)**

C. METROPOLITAN PLANNING COMMISSION AND ZBA APPEALS: NONE

D. OTHER APPEALS

SOB APPEALS: NONE

TAXI APPEALS: NONE

12. **REPORTS FROM OFFICERS, BOARDS, AND COMMITTEES**

13. **CLERK'S REPORT**

The following letters of appointments were received from the Mayor's office on January 6, 2022, and are subject for confirmation on January 25, 2022.

Chief Financial Officer – Kasey Brown
Metropolitan Planning Commission – Chris Elberson
Historical Preservation Commission - Jazmin Jernigan
Assistant City Attorney serving as Executive Counsel to the Mayor - Shanerika Flemings

14. **ADDITIONAL COMMUNICATIONS:**
    - **A. Additional Communications from the Mayor**
    - **B. Additional Communications from Council Members**

ELECTION OF COUNCIL OFFICERS
Chairman of the Council
Vice-Chairman of the Council

15. **EXECUTIVE SESSION - JANUARY 10, 2022**

James & Joc Trucking, LLC v. City of Shreveport
#632,496 and #633,075
First Judicial Court of Louisiana

16. **ADJOURNMENT**

_____

Tabatha Taylor, Vice Chair

_____

LaTonya Bogan, Chief Deputy Clerk of Council

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE AN OPTION TO GROUND LEASE BETWEEN THE CITY OF SHREVEPORT AND SHREVEPORT HP ALLENDALE, LLC AND OTHERWISE PROVIDING WITH RESPECT THERETO

DATE
October 18, 2021

ORIGINATING DEPARTMENT
Department of Community Development

CITY COUNCIL DISTRICT
A

SPONSOR

PURPOSE
To authorize the execution of an Option to Ground Lease between the City of Shreveport ("Lessor") and Shreveport HP Allendale, LLC ("Lessee") for the development, construction, operation, and maintenance of the Heritage Place at Allendale housing development.

BACKGROUND INFORMATION

Heritage Place at Allendale is an affordable mixed-income/mixed-use development located around the historic C.C. Antoine Park in Shreveport, Louisiana. Funding for this project was obtained from a 24.2 million dollar Choice Neighborhood Implementation Grant from the US Department of Housing and Urban Development for revitalization in the Allendale, Ledbetter Heights and West Edge neighborhoods.

As part of its funding efforts, the project developer intends to apply for and utilize Low Income Housing Tax credits. As such, the City of Shreveport desires to enter into an Option to Ground Lease in an effort to fulfill its obligations under the grant and to provide developer Shreveport HP Allendale, LLC with limited control of the property to obtain necessary funding to develop, construct, operate and maintain the project. The term of this option will extend to December 31, 2022.

TIMETABLE
Introduction: October 26, 2021
Final Passage: November 9, 2021

ATTACHMENT(S)
Exhibit "A" Option to Ground Lease

SPECIAL PROCEDURAL REQUIREMENTS
None

FINANCES
N/A

SOURCE OF FUNDS
Choice Neighborhood Implementation Grant

ALTERNATIVES
(1) Adopt the Resolution as submitted, or (2) Amend the Resolution, or (3) Reject the Resolution.

RECOMMENDATION
It is recommended that the City Council adopt the Resolution.

FACT SHEET PREPARED BY: Thea R. Scott,
Department of Community Development
Bureau Chief of Admin.

RESOLUTION NO._____ OF 2021

A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE AN OPTION TO GROUND LEASE BETWEEN THE CITY OF SHREVEPORT AND SHREVEPORT HP ALLENDALE, LLC AND OTHERWISE PROVIDING WITH RESPECT THERETO

BY COUNCILMEMBER:

WHEREAS, the City of Shreveport was previously awarded a 24.2 million dollar Choice Neighborhood Implementation Grant from the US Department of Housing and Urban Development for revitalization in the Allendale, Ledbetter Heights and West Edge neighborhoods in the City of Shreveport; and

WHEREAS, Heritage Place at Allendale is an affordable mixed-income/mixed-use development located around the historic C.C. Antoine Park in Shreveport, Louisiana; and

WHEREAS, project developer, Shreveport HP Allendale, LLC desires to apply for and utilize Low Income Housing Tax credits for this development; and

WHEREAS, the City of Shreveport desires to fulfill the obligations of this grant by providing developer Shreveport HP Allendale, LLC with limited control of the property to obtain necessary funding to develop, construct, operate and maintain the project by entering into an Option to Ground Lease relative to the Heritage at Allendale Housing Development; and

WHEREAS, this Option to Ground Lease shall terminate on December 31, 2022;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport in due, legal and regular session convened that Adrian D. Perkins, Mayor is hereby authorized to execute an Option to Ground Lease substantially in the form attached hereto as Exhibit A.

BE IT FURTHER RESOLVED that the Mayor and City Clerk are hereby authorized, empowered, and directed to take any and all such action as may be necessary to carry into effect the provisions of this Resolution.

BE IT FURTHER RESOLVED that if any one or more of the provisions of this Resolution shall for any reason be held to be illegal or invalid, such illegality or invalidity shall not affect any other provision of this Resolution, but this Resolution shall be construed and enforced as if such illegal or invalid provisions had not been contained herein. Any constitutional or statutory provision enacted after the date of this Resolution which validates or makes legal any provision of this Resolution which would not otherwise be valid or legal, shall be deemed to apply to this Resolution.

BE IT FURTHER RESOLVED that this Resolution shall become effective in accordance with the provisions of Shreveport City Charter Section 4.23.

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

THUS DONE AND RESOLVED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

OPTION TO GROUND LEASE
(Shreveport HP Allendale, LLC)

THIS OPTION TO GROUND LEASE (this "Agreement") effective as of _____, 2021 (the "Effective Date") between the **City of Shreveport**, a political subdivision of the State of Louisiana (hereinafter referred to as "Lessor") and **Shreveport HP Allendale, LLC**, ("**Lessee**"), a duly organized Louisiana limited liability company with its principal place of business at 2500 Line Avenue in Shreveport, Louisiana, represented herein by its managing member, as lessee**.**, each, a "party" and collectively, the "parties."

R E C I T A L S

WHEREAS, Article VII, Section 14 of the Louisiana Constitution provides that "[f]or a public purpose, the state and its political subdivisions or political corporations may engage in cooperative endeavors with each other, with the United States or its agencies, or with any public or private association, corporation or individual"; and

WHEREAS, Lessor is the owner of those certain parcels of real property, located in the City of Shreveport, Caddo Parish, Louisiana, and more fully described on Exhibit "A" attached hereto, together with all servitudes and appurtenances (the "Property"); and

WHEREAS, on or about _____, the City Council of the City of Shreveport, LA authorized the execution of a ground lease for the development of the Property; and

WHEREAS, Lessor and Lessee desire to enter into this Agreement to provide Lessee with limited control of the Property to obtain necessary funding to develop, construct, operate and maintain the Project, as hereinafter defined, and to enter into a ground lease of the Property; and

WHEREAS, Lessee intends to utilize Low Income Housing Tax Credits to develop, construct, operate and maintain sixty-eight (68) housing units (the "Project") at the Property. In developing the Property, Lessee agrees to comply with any reasonable requirements imposed by Lessor in connection with the Project and contained within the ground lease and any other document required by Lessor; and

WHEREAS, Lessor finds that any expenditure or transfer of public funds according to the terms of this cooperative endeavor, taken as a whole, is not gratuitous, and that it has a demonstrable, objective, and reasonable expectation of receiving at least equivalent value in exchange for the expenditure or transfer of public funds; and

NOW, THEREFORE, in consideration of the mutual undertakings of the parties hereto, it is hereby agreed as follows:

1. Recitals. The Recitals set forth above are incorporated in, and made a part of, this Agreement.

2. Option; Consideration. In consideration of One Hundred and No/100 ($100.00) Dollars and other good and valuable consideration (the "Option Fee"), which shall be payable within five (5) calendar days from the Effective Date, the receipt and adequacy of which is hereby acknowledged by Lessor, Lessor hereby grants to Lessee, and its successors and assigns, the exclusive right and option to enter into a ground lease of the Property (the "Lease") for a term of seventy-five (75) years. This option is hereinafter referred to as the "Option".

3. Term of Option. The Option conferred upon Lessee shall commence on the Effective Date and continue until December 31, 2022 (the "Option Period"). Upon the expiration of the Option Period, the Option shall automatically terminate, and the parties hereto shall have no further obligations to the other (except for any obligations or liabilities that expressly survive termination of this Agreement), without any further action of either party hereto, unless the Option is exercised as hereinafter provided.

4. Qualification for and Exercise of Option. Prior to and as a condition of execution of the documents required for the ground lease, the Lessee shall provide proof of all financing and interim construction financing to the Lessor. It is understood that the Lessee will provide a budget and any other documentation as it relates to development, construction, soft costs and other allowable costs/activities and said documents shall identify all sources and uses of funds, and illustrate compliance with the Lessor objects of affordable housing. Upon satisfactory evidence of financing as determined by Lessor, Lessee may exercise its Option by notifying Lessor, in writing on or before the expiration of the Option Period. Within one hundred eighty (180) days of Lessee's exercise of the Option, Lessor and Lessee shall enter into a ground lease of the Property. Such lease shall contain the terms and conditions as agreed to by Lessor and Lessee.

5. Rent. The annual rental payment pursuant to the Lease shall be $10.00 annual rental payment commencing on the date of Closing (hereinafter defined), and (ii) Lessee shall pay all documented out-of-pocket costs actually incurred by Lessor in connection with the execution of the Lease of the Property, including, but not limited to, property inspection or testing, attorney's fees, survey, title, property and liability insurance, taxes, interest payments made to any lender providing financing for the development and construction of the Project.

6. Lease; Sale. In the event that the Option is exercised by Lessee within the time specified in this Agreement, Lessor shall lease to Lessee, and Lessee shall lease from Lessor, the Property on the terms and conditions set forth herein.

7. Closing. The execution of the Lease of the Property and other documents reasonably required in connection therewith ("Closing") shall take place on or about December 31, 2022.

8. Due Diligence. On and after the Effective Date and upon and after exercise of the Option, the following shall apply:

(A) Lessee shall have the right to conduct an appraisal and physical and environmental tests and due diligence on the Property. Lessor shall reasonably cooperate to permit Lessee access to the Property to conduct such tests.

(B) If Lessee is dissatisfied with the results of its investigations of the Property for any reason, Lessee may terminate this Agreement or the Option by giving written notice to, in which case the Option shall terminate and this Agreement shall be null and void. If Lessee fails to give the notice required in this Paragraph within ninety (90) days of the Effective Date, Lessee shall be deemed to have waived any right to refuse to go forward with its lease of the Property by reason of the condition of the Property, and this Agreement shall remain in full force and effect.

(C) All activities undertaken by Lessee in connection with the lease of the Property, including but not limited to inspections, environmental assessments, appraisals, title and survey shall be at Lessee's sole cost and expense. Lessee shall be obligated to reimburse Lessor for all documented out-of-pocket costs actually incurred by Lessor in connection with the execution of the lease of the Property while this Agreement is in effect, including but not limited to property inspection or testing, attorney's fees, survey, title, property and liability insurance, taxes, interest payments made to any lender providing financing for the development, construction and operation of the Project, security, repairs and maintenance and fencing, whether or not the Closing occurs.

9. Title and Survey. Lessee shall obtain any necessary survey and commitment for title insurance.

10. Right to Terminate. Lessee shall have the right to terminate the Option and this Agreement at any time during the Option Period.

11. Documents for Closing. Lessor and Lessee shall execute and deliver at the Closing a ground lease of the Property, memorandum thereof for recordation, if required by Lessee, and any other reasonable documents necessary to close in accordance with the terms of this Option. All documents shall be prepared by, and at the expense of, Lessee, and shall be subject to Lessor's and Lessor's counsel's approval.

12. Property Taxes; Rentals. Any property taxes related to the Property shall be

prorated as of Closing and shall be paid by Lessee following Closing.

13. Closing Expenses. Lessee shall pay all reasonable costs and expenses in connection with the transaction contemplated by this Agreement**,** including (i) the owner's title insurance premium, plus any endorsements to the title policy, (ii) the cost of any of Lessee's examinations and inspections of the Property, including the cost of any of its appraisals, environmental, asbestos, and physical studies; (iii) all documentary transfer taxes, (iv) the legal fees and expenses of Lessee and Lessor, and (v) the cost of all certificates, instruments, documents and papers required to be delivered, or caused to be delivered, by either party hereunder. Lessor shall pay the costs payable in connection with the discharge of any title defects caused by Lessor's own acts.

14. Possession. Lessor shall lease the Property to Lessee at Closing.

15. Indemnity. Lessee shall defend, indemnify, and hold Lessor harmless from and against any claims or actions asserted or made against Lessor for any loss or damage to life or Property, directly or indirectly resulting from Lessee's access to or use of the Property prior to the Closing, including but not limited to the performance of any of the tests, inspections, due diligence and leasing activities, except for loss or damage arising out of the gross negligence or willful misconduct of Lessor, its agents, employees, or contractors. This indemnity shall survive the execution and delivery of this Agreement, the termination of this Agreement, and the Closing of the Property.

16. Default; Remedies.

(A) If Lessee should breach this Agreement by failing to lease from Lessor the Property (other than a refusal for a reason permitted by this Agreement), Lessor shall be entitled to specific performance of Lessee's obligation to lease from Lessor the Property, or, at Lessor's option, to terminate this Agreement and to be paid by Lessee a sum to reimburse Lessor for its out-of-pocket costs, including reasonable attorney's fees, incurred by reason of Lessee's default and $5,000.00 as stipulated damages arising out of Lessee's default. Failure of Lessee to appear at the Closing, unless all necessary Closing related documents have been executed and placed in escrow in advance, shall be deemed an immediate default, without the necessity of notice or demand.

(B) If Lessor should breach this Agreement by failing to lease to the Lessee the Property (other than a failure for a reason permitted by this Agreement), Lessee shall be entitled to terminate this Agreement and to be paid by Lessor a sum to reimburse Lessee for its out-of-pocket costs, including reasonable attorney's fees, incurred by reason of Lessor's default as stipulated damages arising out of Lessor's default in an amount to exceed $5,000.00.

17. Notice. Any notice required or permitted to be given hereunder by one party to the other shall be in writing and shall be given (i) by delivery in person to the address set forth below

for the party to whom the notice is given, or (ii) by placing in the United Stated mail, postage prepaid, by registered or certified mail, return receipt requested, or (iii) by sending via a nationally recognized commercial express courier service, addressed to the party at the address hereinafter specified:

To Lessor:	The City of Shreveport, Louisiana 505 Travis Shreveport, Louisiana 71101 Attention: Bonnie Moore Telephone: (318) 673-5900
To Lessee:	Shreveport HP Allendale, LLC c/o ITEX Development, LLC 3735 Honeywood Trail Port Arthur, Texas 77642 Attention: Christopher A. Akbari Telephone: (409) 724-0020 Fax: (409) 504-5820

or to such other address or facsimile number and person as either party may communicate to the other by like written notice.

18. Entire Agreement. This Agreement contains the entire understanding between the parties and supersedes any prior understandings and agreements between them respecting the subject matter hereof. There are no other representations, agreements, arrangements or understandings, oral or written, between and among the parties hereto or any of them, relating to the subject matter of this Agreement. No amendment of or supplement to this Agreement shall be valid or effective unless made in writing and executed by the parties hereto.

19. Construction. Any section headings throughout this Agreement are for convenience and reference only, and the words contained in them shall not be held to expand, modify, amplify or aid in the interpretation, construction or meaning of this Agreement. All pronouns and any variations thereof shall be deemed to refer to the masculine, feminine, neuter, singular or plural as the identification of the person or persons, firm or firms, corporation or corporations may require. "Person" shall mean an individual, firm, association, corporation, trust or any other form of business or legal entity. The location adverbs "herein", "hereunder", "hereto", "hereby", "hereinafter", etc., whenever the same appear in this Agreement, mean and refer to this Agreement in its entirety and not to any specific section or subsection hereof. All parties hereto have been represented by legal counsel in this transaction and accordingly hereby waive the general rule of construction that an agreement shall be construed against its drafter.

20. Time. Time is of the essence in each and every covenant and condition of this Agreement. Any reference herein to "days" means consecutive calendar days. If any time period for satisfying or waiving a condition or Closing this transaction or taking any other action required or permitted hereunder expires on a weekend day or a day which is a legal holiday on which the recorder's office for real property records for the parish where the Property is located is closed, then such period shall be deemed to be extended until the next day on which such recorder's office is open.

21. Applicable Law. This Agreement shall be construed and interpreted under the laws of the State of Louisiana and enforced in Caddo Parish, Louisiana.

22. Binding Effect. This Agreement becomes effective when signed by both Lessee and Lessor and shall then apply to and bind each party and their heirs, executors, administrators, successors and assigns.

23. No-Waiver. No provision of the Agreement shall be deemed amended or waived unless such amendment or waiver is set forth in a writing signed by Lessee and Lessor. No act or failure to act by either party shall be deemed a waiver of its rights hereunder, and no waiver in any one circumstance or of any one provision shall be deemed a waiver in other circumstances or of other provisions.

24. Holidays. If any date set forth in this Agreement or computed pursuant to this Agreement falls on a Saturday, Sunday or national holiday, such date shall be deemed automatically amended to be the first business day following such weekend day or holiday.

25. Assignment. This Agreement may be assigned by Lessee to an affiliate or subsidiary of Lessee without the written approval of Lessor. Further, during the term of the Lease, Lessee may mortgage, sublease or otherwise encumber its leasehold interest in the Property.

26. Severability. In the event any of the provisions of this Agreement are deemed to be unenforceable, the enforceability of the remaining provisions of this Agreement shall not be affected.

27. Recordation. Lessee shall be entitled to record a Memorandum of this Agreement and/or the Lease in the conveyance records of Caddo Parish, Louisiana.

28. Additional Documents. Each party agrees to take such action and to execute, acknowledge and deliver such documents and instruments as may be reasonably requested by the other party to more effectively carry out the purposes of this Agreement.

29. Eminent Domain. If any portion of the Property is the subject of a condemnation or eminent domain action or threatened therewith prior to Closing, Lessee may elect by written notice to Lessor prior to Closing to terminate this Agreement.

30. Counterparts/Facsimile. This Agreement may be executed in any number of counterparts, and all counterparts shall be deemed to constitute a single agreement. The execution and delivery of any counterpart by any person shall have the same force and effect as if that person had executed and delivered all other counterparts. The electronic facsimile transmittal of a copy hereof bearing any person's signature shall have the same force and effect as the physical delivery to the same recipient of copy hereof bearing such person's original signature.

31. Conflict of Interest. The Lessee has no conflict of interest, and shall inform the Lessor of any subsequent potential conflict of interest that would: impair the Lessee's ability to effectuate orderly progress of the Project.

32. Successors. The terms, covenants, agreements, provisions, and conditions contained herein shall bind and inure to the benefit of the parties hereto, their successors and assigns.

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SIGNATURE PAGE FOLLOWS.]

COUNTERPART SIGNATURE PAGE TO OPTION TO LEASE/PURCHASE

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed as of the respective dates set forth below to be effective as of the last date of execution hereof.

LESSOR:

The City of Shreveport, Louisiana, a political subdivision of the State of Louisiana

By: _____
Name: _____
Its: _____

Date: _____, 2021

COUNTERPART SIGNATURE PAGE TO OPTION TO LEASE/PURCHASE

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed as of the respective dates set forth below to be effective as of the last date of execution hereof.

LESSEE:

SHREVEPORT HP ALLENDALE, LLC,
a Louisiana limited liability company

By: HACS Allendale, LLC, a Louisiana limited liability company
Its: Managing Member

By: Shreveport Leased Housing Corporation, a Louisiana non-profit corporation
Its: Manager and sole Member

By: _____
Name: Bobby Collins
Title: Chief Executive Officer

EXHIBIT "A"

Legal Description

Perrin St

Garden

Myrtle St

Myrtle St

Sycamore St

Boisseau St

Pierre Av

Logan St

Denver St

Anna St

Abbie St

Park Av

Poland St

1814350910021 00

1814350910049 00

1814350920130 00

1814350920119 00

1814350920135 00

1814350920117 00

1814350920116 00

1814350920137 00

1814350920110 00

1814350920136 00

1814350920132 0

1814350930016 00

1814350930015 00

1814350930013 0

1814350930011 0

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1814351250048 00

1814351250090 00

1814351250091 00

1814351250088 00

1814351250075 00

1814351250085 00

1814351250093 00

Legend

Caddo Assessor Lots

Caddo Pavement

Adjudicated Property

City-Owned Property

N

W

E

S

0 150 300 Feet

= Sites Under Site Control

City of Shreveport

Copyright 2021. The City of Shreveport assumes no responsibility or legal liabililty for the accuracy, completeness, reliability, timeliness, or usefulness of any information available on this map. The location of any displayed infrastructure may not be accurate or correct and should be verified prior to any planning, design, construction, etc.

#1325 - dthomas - 6/11/21

Geography-Parcel Number	Site Control	Property Address	S-T-R	Subdivision	Legal
181435091000300	City of Shreveport	408 Boisseau	35-18-14	BOISSEAU SUBN.	LOT 3, BOISSEAU SUB.
181435091000400	City of Shreveport	404 Boisseau	35-18-14	BOISSEAU SUBN.	LOT 4, BOISSEAU SUB
181435091000800	City of Shreveport	328 Boisseau	35-18-14	BOISSEAU SUBN.	LOT 8, BOISSEAU SUB.
181435091002100	City of Shreveport	1733 Garden St	35-18-14	BOISSEAU SUBN.	LOT 21, BOISSEAU SUB 181435-91-21
181435091002700	City of Shreveport	437 Sycamore St	35-18-14	BOISSEAU SUBN.	LOT 27 & E. 140 FT OF LOT 26, BOISSEAU SUB 181435-91-27 & 39.
181435091003000	City of Shreveport	1728 Logan St	35-18-14	BOISSEAU SUBN.	LOT 30, BOSSIEAU SUB 181435-91-30
181435091003100	City of Shreveport	1724 Logan St	35-18-14	BOISSEAU SUBN.	LOT 31, BOISSEAU 181435-91-31
181435091003300	City of Shreveport	1720 Logan St	35-18-14	BOISSEAU SUBN.	LOT 33, BOISSEAU SUB
181435091003500	City of Shreveport	439 Sycamore St	35-18-14	BOISSEAU SUBN.	W/2 OF LOT 28, BOISSEAU SUB., 181435-91-35.
181435091003700	City of Shreveport	327 Sycamore St	35-18-14	BOISSEAU SUBN.	W/2 OF LOT 24, BOISSEAU SUB., 181435-91-37
181435091003800	City of Shreveport	23241 None	35-18-14	BOISSEAU SUBN.	E/2 OF LOT 24, BOISSEAU SUB., 181435-91-38
181435091004000	City of Shreveport	23238 None	35-18-14	BOISSEAU SUBN.	W. 100 FT OF LOT 26, BOISSEAU SUB. 181435-91-40
181435091004800	City of Shreveport	1706 Logan St	35-18-14	BOISSEAU SUBN.	WEST 50 FT. OF EAST 100 FT. OF LOTS 1 & 2, BOISSEAU SUB. 181435-91-48
181435092011000	City of Shreveport	1617 Garden St	35-18-14	TEMPLEMAN'S (CORA AVE.) SUBN.	LOT 110 & W/2 OF LOT 109, TEMPLEMAN SUB 181435-92-110 & 127
181435092011600	City of Shreveport	23245 None	35-18-14	TEMPLEMAN'S (CORA AVE.) SUBN.	LOT 116, TEMPLEMAN SUBN.
181435092011700	City of Shreveport	23246 None	35-18-14	TEMPLEMAN'S (CORA AVE.) SUBN.	LOT 117, TEMPLEMAN SUBN.
181435092011900	City of Shreveport	1649 Garden St	35-18-14	TEMPLEMAN'S (CORA AVE.) SUBN.	LOT 119, CORA TEMPLEMAN SUB., OF PART OF SEC 35-18-14, 181435-92-119
181435092013000	City of Shreveport	1671 Garden St	35-18-14	TEMPLEMAN'S (CORA AVE.) SUBN.	A LOT 40 X 130 FT LYING BETWEEN LOTS 122 & 123, TEMPLEMAN SUB., 181435-92-130
181435092013200	City of Shreveport	23249 None	35-18-14	TEMPLEMAN'S (CORA AVE.) SUBN.	S. 45 FT OF LOTS 106 & 107 TEMPLEMAN SUB 181435-92-132
181435092013500	City of Shreveport	23250 None	35-18-14	TEMPLEMAN'S (CORA AVE.) SUBN.	E. 10 FT OF LOT 118, TEMPLEMAN SUBN.
181435092013600	City of Shreveport	1611 Garden St	35-18-14	TEMPLEMAN'S (CORA AVE.) SUBN.	LOT 108 & E/2 OF LOT 109, TEMPLEMAN SUB., 181435-92-136
181435092013700	City of Shreveport	1623 Garden St	35-18-14	TEMPLEMAN'S (CORA AVE.) SUBN.	LOT 111 & E/2 OF LOT 112, TEMPLEMAN SUB., 181435-92-137
181435093000900	City of Shreveport	1634 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 9, DUTCH GARDEN SUB., 181435-93-9
181435093001100	City of Shreveport	1638 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 11, DUTCH GARDEN SUB., 181435-93-11
181435093001300	City of Shreveport	1642 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 13, DUTCH GARDEN SUB., 181435-93-13.
181435093001500	City of Shreveport	1646 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 15, DUTCH GARDEN SUB. 181435-93-15
181435093001600	City of Shreveport	1648 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 16, DUTCH GARDEN SUB
181435093002100	City of Shreveport	1661 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 21, DUTCH GARDEN SUB., 181435-93-21
181435093002200	City of Shreveport	1659 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 22, DUTCH GARDEN SUB., 181435-93-22.
181435093002500	City of Shreveport	1649 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 25, DUTCH GARDEN SUB., 181435-93-25
181435093002600	City of Shreveport	1645 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 26, DUTCH GARDEN SUB., 181435-93-26
181435093002700	City of Shreveport	1643 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 27, DUTCH GARDEN SUB., 181435-93-27.
181435093002800	City of Shreveport	1639 MYRTLE ST	35-18-14	DUTCH GARDEN SUBN.	LOT 28, DUTCH GARDEN SUB., 181435-93-28.
181435093002900	City of Shreveport	1635 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 29, DUTCH GARDEN SUB., 181435-93-29.
181435093003000	City of Shreveport	1633 MYRTLE ST	35-18-14	DUTCH GARDEN SUBN.	LOT 30, DUTCH GARDEN SUB.
181435093003000	City of Shreveport	1633 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 30, DUTCH GARDEN SUB.
181435093003100	City of Shreveport	1631 MYRTLE ST	35-18-14	DUTCH GARDEN SUBN.	LOT 31, DUTCH GARDEN SUB., 181435-93-31.
181435093003100	City of Shreveport	1631 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 31, DUTCH GARDEN SUB., 181435-93-31
181435093003300	City of Shreveport	1627 MYRTLE ST	35-18-14	DUTCH GARDEN SUBN.	LOT 33, DUTCH GARDEN SUB., 181435-93-33.
181435093003400	City of Shreveport	1625 Myrtle St	35-18-14	DUTCH GARDEN SUBN.	LOT 34, DUTCH GARDEN SUBN.

Geography-Parcel Number	Site Control	Property Address	S-T-R	Subdivision	Legal
181435093004000	City of Shreveport	335 Boisseau	35-18-14	DUTCH GARDEN SUBN.	S. 17 1/2 FT OF LOT 20, DUTCH GARDEN SUB.
181435093004200	City of Shreveport	320 PIERRE AVE	35-18-14	DUTCH GARDEN SUBN.	SOUTH 30 FT OF EAST 125 FT OF LOT 2 & NORTH 10 FT. OF EAST 125 FT OF LOT 1, DUTCH GARDEN SUB., 181435-93-42 & 45
181435093004300	City of Shreveport	23254 None	35-18-14	DUTCH GARDEN SUBN.	PART OF LOTS 1 & 2, PER ASSRS CITY PLAT 181435-93-43, 48, & 49 DUTCH GARDEN SUB.
181435093005200	City of Shreveport	41993 None	35-18-14	DUTCH GARDEN SUBN.	LOTS 6 & 7, DUTCH GARDEN SUBN. 181435-93-52
181435094000500	City of Shreveport	1616 LOGAN ST	35-18-14	WHITE, J. W., SUBN	LOT 5, J. W. WHITE SUB
181435094000600	City of Shreveport	1622 LOGAN ST	35-18-14	WHITE, J. W., SUBN.	LOT 6, J. W. WHITE SUB., 181435-94-6
181435094000700	City of Shreveport	1624 Logan St	35-18-14	WHITE, J. W., SUBN.	LOT 7, J. W. WHITE SUB., 181435-94-7
181435094000800	City of Shreveport	1628 LOGAN ST	35-18-14	WHITE, J. W., SUBN.	LOT 8, J. W. WHITE SUB 181435-94-8
181435094000900	City of Shreveport	1632 Logan St	35-18-14	WHITE, J. W., SUBN.	LOT 9, J. W. WHITE SUB., 181435-94-9.
181435094001100	City of Shreveport	1642 LOGAN ST	35-18-14	WHITE, J. W., SUBN.	LOT 11, J. W. WHITE SUB 181435-94-11
181435094001200	City of Shreveport	1646 LOGAN ST	35-18-14	WHITE, J. W., SUBN.	LOT 12, J. W. WHITE SUB
181435094001300	City of Shreveport	1648 LOGAN ST	35-18-14	WHITE, J. W., SUBN.	LOT 13, J. W. WHITE SUB. 181435-94-13
181435094001400	City of Shreveport	1652 Logan St	35-18-14	WHITE, J. W., SUBN.	LOT 14, J. W. WHITE SUBN.
181435094001500	City of Shreveport	1654 LOGAN ST	35-18-14	WHITE, J. W., SUBN.	LOT 15, J. W. WHITE SUBD., 181435-94-15
181435094001600	City of Shreveport	1664 LOGAN ST	35-18-14	WHITE, J. W., SUBN	LOT 16, J. W. WHITE SUB., 181435-94-16
181435094001700	City of Shreveport	1666 LOGAN ST	35-18-14	WHITE, J. W., SUBN	LOT 17, J. W. WHITE SUB. 181435-94-17
181435094001800	City of Shreveport	1668 LOGAN ST	35-18-14	WHITE, J. W., SUBN	LOT 18, J. W. WHITE SUB.
181435094002000	City of Shreveport	405 Boisseau	35-18-14	WHITE, J. W., SUBN.	LOT 20, J. W. WHITE SUB.
181435094004200	City of Shreveport	403 BOISSEAU ST	35-18-14	WHITE, J. W., SUBN.	W. 83 FT OF LOT 19, J. W. WHITE SUB. 181435-94-42
181435094004300	City of Shreveport	1673 Myrtle St	35-18-14	WHITE, J. W., SUBN.	E. 47 FT OF LOT 19, J. W. WHITE SUBN. 181435-94-43
181435094004800	City of Shreveport	1674 LOGAN ST	35-18-14	WHITE, J. W., SUBN	LOTS 21, 22 & 23, J. W. WHITE SUBN., 181435-94-48
181435123000300	City of Shreveport	1611 LOGAN ST	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 3, SHEPHERD & STUART SUB
181435123000400	City of Shreveport	1617 LOGAN ST	35-18-14	SHEPHERD & STUART SUBDIVISION	LOTS 4 & 5, SHEPHERD & STUART SUB.
181435123000600	City of Shreveport	1621 LOGAN ST	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 6, SHEPHERD & STUART SUBN
181435123000700	City of Shreveport	1625 LOGAN ST	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 7, SHEPHERD & STUART SUB
181435123000800	City of Shreveport	1631 Logan St	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 8, SHEPERD & STUART SUBN., 181435-123-8.
181435123001000	City of Shreveport	1639 Logan St	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 10, SHEPHERD & STUART SUB., 181435-123-10.
181435123003400	City of Shreveport	1628 Anna	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 34, SHEPHERD & STUART SUB., 181435-123-34.
181435123003500	City of Shreveport	1620 Anna	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 35, SHEPHERD & STUART SUB.
181435123004400	City of Shreveport	1600 Anna	35-18-14	SHEPHERD & STUART SUBDIVISION	S. 60 FT OF LOTS 38, 39 & 40, SHEPHERD & STUART SUB., 181435-123-44
181435123004500	City of Shreveport	514 PIERRE AVE	35-18-14	SHEPHERD & STUART SUBDIVISION	N. 65 FT OF LOTS 38, 39 & 40, SHEPHERD & STUART SUB. 181435-123-45
181435123004800	City of Shreveport	12089 NONE	35-18-14	SHEPHERD & STUART SUBDIVISION	LOTS 1 & 2, SHEPERD & STUART SUBN., 181435-123-48
181435124001700	City of Shreveport	40798 NONE	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 17, SHEPHERD & STUART SUBN., 181435-124-17
181435124001800	City of Shreveport	1677 Logan St	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 18, SHEPHERD & STUART SUB 181435-124-18
181435124001900	City of Shreveport	1681 LOGAN ST	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 19, SHEPHERD & STUART SUB. 181435-124-19
181435124002000	City of Shreveport	505 Boisseau	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 20, SHEPHERD & STUART SUB., 181435-124-20.
181435124002900	City of Shreveport	1650 Anna	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 29 & N/2 OF LOT 28, SHEPHERD & STUART SUB. 181435-124-29 & 37
181435124003000	City of Shreveport	1648 ANNA ST	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 30, SHEPHERD & STUART SUB
181435124003100	City of Shreveport	1657 Logan St	35-18-14	SHEPHERD & STUART SUBDIVISION	E. 30 FT OF LOT 13, SHEPERD & STUART SUB 181435-124-31

Geography-Parcel Number	Site Control	Property Address	S-T-R	Subdivision	Legal
181435124004500	City of Shreveport	1669 Logan St	35-18-14	SHEPHERD & STUART SUBDIVISION	W/2 OF LOT 16, SHEPARD & STUART SUB. 181435-124-44
181435124004600	City of Shreveport	1649 Logan St	35-18-14	SHEPHERD & STUART SUBDIVISION	LOTS 11 & 12, SHEPARD AND STUART SUBN., 181435-124-46.
181435124004900	City of Shreveport	1656 Anna	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 27 & S/2 OF LOT 28, LESS W. 10 OF LOT 27 DED. FOR AN ALLEY, SHEPERD & STUART SUB., 181435-124-49
181435125004800	City of Shreveport	0 Anna	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 48, SHEPHERD & STUART SUB
181435125007100	City of Shreveport	1638 Abbie	35-18-14	SHEPHERD & STUART SUBDIVISION	LOT 71, SHEPHERD & STUART SUB.
181435125008500	City of Shreveport	0 , Shreveport	35-18-14	SHEPHERD & STUART SUBDIVISION	NORTH 1/3 OF LOTS 78, 79 & 80, SHEPARD & STUART SUBN.
181435125008800	City of Shreveport	0 , Shreveport	35-18-14	SHEPHERD & STUART SUBDIVISION	S. 31.8 FT OF LOTS 41 & 42, SOUTH 31.8 FT OF E. 20 FT. OF LOT 43, SHEPERD & STUART SUB
181435125009000	City of Shreveport	600 Pierre Ave	35-18-14	SHEPHERD & STUART SUBDIVISION	N. 61.7 FT OF LOT 41 & N. 61.7 FT OF E. 29.3 FT OF LOT 42, SHEPHERD & STUART SUB
181435125009100	City of Shreveport	23351 None	35-18-14	SHEPHERD & STUART SUBDIVISION	N. 31.5 FT OF S. 63.3 FT OF LOTS 41 & 42 & N. 31.5 FT OF S. 63.3 FT OF E. 20 FT OF LOT 43, SHEPERD & STUART SUB.
181435125009300	City of Shreveport	624 Pierre Ave	35-18-14	SHEPHERD & STUART SUBDIVISION	W. 76.5 FT OF N/2 OF S. 2/3 OF LOTS 78, 79 SHEPERD & STUART SUB. & THE N. 3 FT OF N/2 OF S. 2/3 OF SAID LOTS 79 & 80, 181435-125-93
181435127003500	City of Shreveport	1739 Logan St	35-18-14	BOISSEAU ANNEX	LOT 35, BOISSEAU ANNEX
181435127004000	City of Shreveport	1711 Logan St	35-18-14	BOISSEAU ANNEX	LOT 40, BOISSEAU ANNEX
181435127004100	City of Shreveport	23356 None	35-18-14	BOISSEAU ANNEX	LOT 41, BOISSEAU ANNEX
181435127004600	City of Shreveport	1712 Anna	35-18-14	BOISSEAU ANNEX	LOT 46, BOISSEAU ANNEX
181435127004700	City of Shreveport	1716 Anna	35-18-14	BOISSEAU ANNEX	LOT 47, BOISSEAU ANNEX 181435-127-47
181435127005400	City of Shreveport	1736 Anna	35-18-14	BOISSEAU ANNEX	S. 63 FT OF LOT 52, BOISSEAU ANNEX

FACT SHEET
(Shreveport City Council District B)

TITLE	DATE	ORIGINATING DEPARTMENT
RESOLUTION STATING THE CITY OF SHREVEPORT'S ENDORSEMENT OF NEW SHREVEPORT RENEWAL, LLC – UNITED JEWELERS TO PARTICIPATE IN THE BENEFITS OF THE LOUISIANA RESTORATION TAX ABATEMENT PROGRAM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO	December 3, 2021	DEPT. OF COMMUNITY DEVELOPMENT BUREAU OF HOUSING & BUSINESS DEVELOPMENT REVIEWING AGENCY DEPT. OF COMMUNITY DEVELOPMENT BUREAU OF HOUSING & BUSINESS DEVELOPMENT

PURPOSE

To approve a 5 year tax abatement on the ad valorem tax increase resulting from the restoration of the building.

BACKGROUND INFORMATION

A 1983 State Constitutional Amendment provided for the Restoration Tax Abatement Program as an incentive for restoration in historic preservation, economic development, and downtown development districts. **The New Shreveport Renewal, LLC** Lee Hardware building was built in 1926 and is in the Shreveport Downtown Development District.

This tax abatement will need to be approved by the State Board of Commerce and Industry after the resolution is approved by the City Council (including public hearing).

The applicant, **New Shreveport Renewal, LLC** project is to renovate the Lee Hardware building to include renovations to the building' exterior facade, roof, HVAC system, interior unit kitchen and bathrooms upgrades, and landscaping/pool improvements.

The total cost of the project will be $3,200,365.00 The City of Shreveport ad valorem taxes abated will be $12,763.70 per year for five years. The Parish-School Board taxes abated is $64,058.51 per year for five years. The DDA ad valorem taxes abated is $4,339.69 per year for five years. At the end of the initial five year abatement period the applicant can request a five year extension of the Restoration Tax Abatement.

TIMETABLE

The abatement will become effective after introduction to the City Council on December 14, 2021, and approval after public hearing on January 11, 2022, and State Department of Commerce and Industry approval thereafter.

SPECIAL PROCEDURAL REQUIREMENTS

Notice of the time and place of the public hearing is published at least twice in the official Journal of the City. The first publication must appear at least ten days before the date of the hearing.

FINANCES

COST AND REVENUE PROJECTIONS		
	COST of total project $ 3,200,365.00 COST of this resolution $ 12,763.70/year	SOURCE OF FUNDS CITY _____ % $ _N/A_____ % $ _____ %
	RELATED annual operating Costs $ -0-	
	INCREASE REVENUE EXPECTED/YEAR $ 12,763.70/year after 2027	NON-CITY $ _N/A_____ % $ _____ %

DISCUSSION

Alternatives:

1. Approve the application.
2. Disapprove the application.

CONCLUSION

Alternative number 1 is recommended. The application conforms to the established guidelines for participation in the program.

FACT SHEET PREPARED BY: Frederick Lewis
Department of Community Development

RESOLUTION NO._____ of 2021

RESOLUTION STATING THE CITY OF SHREVEPORT'S ENDORSEMENT OF NEW SHREVEPORT RENEWAL, LLC - UNITED JEWELERS TO PARTICIPATE IN THE BENEFITS OF THE LOUISIANA RESTORATION TAX ABATEMENT PROGRAM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BY:

WHEREAS, the Restoration Tax Abatement has been created by the Electors of the State of Louisiana as an Act 445 of 1983, and amended in Act 783 of 1984, Article VII, Part II, Section 21(H) of the Louisiana Constitution and Louisiana R.S. 47:4311-4319, to authorize the Board of Commerce and Industry, with the approval of the Governor and the local governing authority and in accordance with procedures and conditions provided by law, to enter into a contract granting property owners who propose the expansion, restoration, improvement or development of an existing structure or structures in a downtown development district, historic district, or economic development district, established in accordance with law, the right to pay ad valorem taxes based upon the assessed valuation of the property prior to the commencement of the expansion, restoration, improvement or development; and

WHEREAS, the City of Shreveport desires to promote economic activity, create and retain job opportunities, and improve the tax base throughout the City for the benefit of all citizens; and

WHEREAS, it is the desire of the City Council to foster the continued growth and development (and redevelopment) of the City to the continued prosperity and welfare of the City; and

WHEREAS, this project is located in the Downtown Development District; and

WHEREAS, this project is a commercial property;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport in due, regular, and legal session convened that the City Council hereby approves the **New Shreveport Renewal, LLC – United Jewelers** application **20200329 – RTA** for participation in the Louisiana Restoration Tax Abatement Program.

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 of this resolution 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 all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____
City Attorney's Office

Restoration Tax Abatement Program Application (Const 7 21)

Project ID: *20200329-RTA*

Current Status: *Pending*

PROJECT INFORMATION

Company:

New Shreveport Renewal LLC

Project Name:

United Jewelers

Project Location:

301 Crockett St

Address Line 2

Shreveport

Louisiana

71101

Caddo

☑ Inside City Limits

PROPERTY USAGE

Residential: ◉ Yes ○ No

Owner-Occupied: ○ Yes ◉ No

Rented or Leased: ◉ Yes ○ No

Year Structure Built: 1926

District Type Project is Located? Historic

Name of Historic District (if applicable): Shreveport Commercial

Gross Square Footage Before Project: 63259

Gross Square Footage After Project: 63259

Current or Prior Use: Apartments

Proposed Use: Apartments

Legal Property Description: 1: A certain parcel of ground together with all the buildings and improvements thereon situated in Block 43, Lot 14 and part of Lots 15 and 13

2: A certain parcel of ground together with all the buildings and improvements thereon situated in Block 43, Lots 16 and part of lot 15

Is your building listed or pending being listed on the National Register of Historical Places? ○ Yes ◉ No

If yes, year listed: YYYY

Will it be eligible for Federal Historic Preservation Tax Incentives?

CLOSE SAVE SEND FOR SIGNATURE

(●) Yes
( ) No

PROPERTY TAX

Assessed value of the existing structure only (shown as improvement or building on your tax bill) for this project. Do not include assessed land value. See most recent property tax bill for this value or contact the assessor.

$ 51,011

Amount of taxes paid on the existing structure only for the year before the beginning of the project. This amount is a percentage of total taxes paid on land and improvements. Obtain from the tax collector.

$ 6,651

Have Ad Valorem taxes been paid on this property on the basis of an assessed valuation which reflects the improvements made by the project?

( ) Yes (●) No

Millage Rate for this property. Use the millage rate obtained from the parish assessor to calculate the fee. This is usually a whole number (i.e., 115.47 or 92.665. A millage rate is expressed in 1/1000ths of a dollar (known as one mill). Convert the whole number millage rate by dividing by 1000 to a decimal number (i.e., the whole numbers converted to 1/1000ths would be .1154 or .0927 when rounded to four digits.))

.13038

PROJECT DETAILS

Project Type:

Renovation

Beginning Date

06/16/2021 CDT

Note: Beginning Date cannot be before: **08/13/2020**

Ending Date

05/30/2022 CDT

Project Description:

This project is one building that is part of the larger renovation project for New Shreveport Renewal LLC that is associated with two other applications. The permanent and construction jobs reported under United Jewelers at 301 Crockett are for all three applications of New Shreveport Renewal LLC. The renovation and redevelopment will include renovations to the building exterior facades, roof, HVAC systems and interior.

ESTIMATED INVESTMENTS

Building & Materials:

$ 1,352,714

Machinery & Equipment:

$ 240,483

Labor & Engineering:

$ 1,607,168

Estimated Total Investment Amount:

$ 3,200,365

ESTIMATED JOBS

New :

2

Construction:

145

Existing:

2

Total Estimated Jobs:

149

ESTIMATED PAYROLL

New :

$ 82,000

Construction:

$ 850,000

Existing:

$ 65,000

Total Estimated Payroll:

$997,000.00

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GAMING

Has the applicant or any affiliates received, applied for, or considered applying for a license to conduct gaming activities? ○Yes ◉No

APPLICATION FEE

ESTIMATED BENEFIT

Investment Amount	$3,200,365.00
x Assessment %:	15% (0.15)
x Millage Rate:	0.13038
x Years Exempted:	5
= Estimated Five Years Tax Exemption	$312,947.69

FEE CALCULATION

Estimated Five Years Tax Exemption	$312,947.69
x Rate	0.5% (0.005)
= Assessed Fee ($500.00 Minimum—$15,000.00 Maximum)	$1,564.74
Amount Paid	$0.00
Amount Due	**$1,564.74**

If paying with eCheck, please notify your bank prior to payment. Some banks require approval if the amount exceeds a preset limit.

DOCUMENT CHECKLIST

The following attachments are required:

- Resolution of the Property Owners / Resolution of Board of Directors with original signatures stating that whomever files this documentation has the authority to do Required
- Proof of Ownership: Act of sale or option to acquire the property. Required
- Legal property description (suitable for insertion into the exemption contract) Required
- Plot Map Required
- A copy of the building permit issued for the project Required
- Picture of the structure before beginning the project Required
- A rendering of the structure as it will appear after completion of the project Required
- Names and addresses of all owners (if a corporation, the principal stockholders of the corporation) Required
- Current assessed value of the structure only (improvements) and the taxes paid on the structure only Required
- A copy of the tax invoice for the year prior to beginning of the project from the parish assessor Required
- Certification from the local governing authority that the structure is in a Downtown Development District, a Historic District, or an Economic Development District specifically designated as such for this program. Required
- Proof of Millage Rate from parish assessor Required

The following additional attachments may be needed to process the application - For "Owner-Occupied Residences"

• Minimum Rehabilitation Certification Statement A statement certifying that the minimum rehabilitation cost incurred to the owner-occupied residence project will be equal to or greater than twenty-five percent of the assessed valuation of the improvements located on the property prior to the commencement of the expansion, restoration, improvement, or development.

• 24-Month Completion Period Certification • A statement certifying that the owner-occupied residence project will be completed within a twenty-four month period.

For applications where construction has been completed prior to filing the application

• Submit a written certification on the applicants company letterhead or personal letterhead, referencing the RTA application number and stating that: "...taxes have not been paid on improvements for which an exemption is being applied for under the Restoration Tax Abatement Program pursuant to R.S. 47:4315, paragraph (A)(4)."R.S. 47:4315, paragraph (A) (4) of the programs enabling statutes states in part: "... The Board shall not consider an application for exemption on any project if ad Valorem taxes have been paid on the basis of an assessed valuation which reflects the improvements made by the project."

ATTACHMENTS

CLOSE SAVE SEND FOR SIGNATURE

Drag or Click Here to Upload

Document Type	Document Name	Created	Actions
Proof of Ownership	**AOS.pdf**	09/30/2021	
Legal Property Description	**United legal desc.pdf**	09/30/2021	
Plot Map	**Plot map.pdf**	09/30/2021	
Building Permits	**United bldg pemit.pdf**	09/30/2021	
Photos of Structure Before	**United pics 1.pdf**	09/30/2021	
Photos of Structure Before	**United pics 2.pdf**	09/30/2021	
Photos of Structure Before	**United pics 3.pdf**	09/30/2021	
Photos of Structure Before	**United pics 4.pdf**	09/30/2021	
Rendering of Structure After	**United Rendering.pdf**	09/30/2021	
Owners	**United owners.pdf**	09/30/2021	
Current Assessed Value and Taxes Paid	**United assessment.pdf**	09/30/2021	
Tax Invoice	**United tax invoice.pdf**	09/30/2021	
LGA Certification	**United historic.pdf**	09/30/2021	
Proof of Millage Rate	**United tax invoice.pdf**	09/30/2021	
Signed Disclosure Authorization	**United Jewelers Auth.pdf**	09/30/2021	
Resolution of Property Owners / Resolution of Board of Directors	**Shreveport - RTA Resolution.pdf**	10/01/2021	

PROJECT CONTACTS

Name	Email Address	Company Name	Phone Number	Contact Type	
Amy Breen	amy.breen@hriproperties.com	HRI Properties LLC	(504) 566-0204	Business Signatory	
Karl Kehoe	karl@realestatetaxgroup.com	Real Estate Tax Group, LLC	(504) 866-6506	Consultant	

CLOSE SAVE SEND FOR SIGNATURE

Name	Email Address	Company Name	Phone Number	Contact Type	

CONTRACT SIGNATORY

The contract signatory will be used when signing contracts. The contracts will be signed online and will take place after the board approves a form.

First Name

Thomas

Last Name

Leonhard, Jr.

Title

CEO

Email Address

tom.leonhard@hriproperties.com

CLOSE SAVE SEND FOR SIGNATURE

FACT SHEET
(Shreveport City Council District B)

TITLE	DATE	ORIGINATING DEPARTMENT
RESOLUTION STATING THE CITY OF SHREVEPORT'S ENDORSEMENT OF NEW SHREVEPORT RENEWAL, LLC – LEE HARDWARE TO PARTICIPATE IN THE BENEFITS OF THE LOUISIANA RESTORATION TAX ABATEMENT PROGRAM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO	December 3, 2021	DEPT. OF COMMUNITY DEVELOPMENT BUREAU OF HOUSING & BUSINESS DEVELOPMENT REVIEWING AGENCY DEPT. OF COMMUNITY DEVELOPMENT BUREAU OF HOUSING & BUSINESS DEVELOPMENT

PURPOSE

To approve a 5 year tax abatement on the ad valorem tax increase resulting from the restoration of the building.

BACKGROUND INFORMATION

A 1983 State Constitutional Amendment provided for the Restoration Tax Abatement Program as an incentive for restoration in historic preservation, economic development, and downtown development districts. The **New Shreveport Renewal, LLC** Lee Hardware building was built in 1905 and is in the Shreveport Downtown Development District.

This tax abatement will need to be approved by the State Board of Commerce and Industry after the resolution is approved by the City Council (including public hearing).

The applicant, **New Shreveport Renewal, LLC** project is to renovate the Lee Hardware building to include renovations to the building' exterior facade, roof, HVAC system, interior unit kitchen and bathrooms upgrades, and landscaping/pool improvements.

The total cost of the project will be $4,667,798.00 The City of Shreveport ad valorem taxes abated will be $18,616.11 per year for five years. The Parish-School Board taxes abated is $93,430.64 per year for five years. The DDA ad valorem taxes abated is $6,329.53 per year for five years. At the end of the initial five year abatement period the applicant can request a five year extension of the Restoration Tax Abatement.

TIMETABLE

The abatement will become effective after introduction to the City Council on December 14, 2021, and approval after public hearing on January 11, 2022, and State Department of Commerce and Industry approval thereafter.

SPECIAL PROCEDURAL REQUIREMENTS

Notice of the time and place of the public hearing is published at least twice in the official Journal of the City. The first publication must appear at least ten days before the date of the hearing.

FINANCES

COST AND REVENUE PROJECTIONS	COST of total project $ 4,667,798.00 COST of this resolution $ 18,616.11 /year	SOURCE OF FUNDS CITY ____ % $ N/A ____ %
	RELATED annual operating Costs $ -0-	$ ____ %
	INCREASE REVENUE EXPECTED/YEAR $ 18,616.11 /year after 2027	NON-CITY $ N/A ____ % $ ____ %

DISCUSSION

Alternatives:

1. Approve the application.
2. Disapprove the application.

CONCLUSION

Alternative number 1 is recommended. The application conforms to the established guidelines for participation in the program.

FACT SHEET PREPARED BY: Frederick Lewis
Department of Community Development

RESOLUTION NO._____ of 2021

RESOLUTION STATING THE CITY OF SHREVEPORT'S ENDORSEMENT OF NEW SHREVEPORT RENEWAL, LLC - LEE HARDWARE TO PARTICIPATE IN THE BENEFITS OF THE LOUISIANA RESTORATION TAX ABATEMENT PROGRAM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BY:

WHEREAS, the Restoration Tax Abatement has been created by the Electors of the State of Louisiana as an Act 445 of 1983, and amended in Act 783 of 1984, Article VII, Part II, Section 21(H) of the Louisiana Constitution and Louisiana R.S. 47:4311-4319, to authorize the Board of Commerce and Industry, with the approval of the Governor and the local governing authority and in accordance with procedures and conditions provided by law, to enter into a contract granting property owners who propose the expansion, restoration, improvement or development of an existing structure or structures in a downtown development district, historic district, or economic development district, established in accordance with law, the right to pay ad valorem taxes based upon the assessed valuation of the property prior to the commencement of the expansion, restoration, improvement or development; and

WHEREAS, the City of Shreveport desires to promote economic activity, create and retain job opportunities, and improve the tax base throughout the City for the benefit of all citizens; and

WHEREAS, it is the desire of the City Council to foster the continued growth and development (and redevelopment) of the City to the continued prosperity and welfare of the City; and

WHEREAS, this project is located in the Downtown Development District; and

WHEREAS, this project is a commercial property;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport in due, regular, and legal session convened that the City Council hereby approves the **New Shreveport Renewal, LLC – Lee Hardware** application **20200330 – RTA** for participation in the Louisiana Restoration Tax Abatement Program.

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 of this resolution 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 all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____
City Attorney's Office

Restoration Tax Abatement Program Application (Const 7 21)

Project ID: *20200330-RTA*

Current Status: *Pending*

PROJECT INFORMATION

Company:

New Shreveport Renewal LLC

Project Name:

Lee Hardware

Project Location:

719 Edwards St

Address Line 2

Shreveport

Louisiana

71101

Caddo

☑ Inside City Limits

PROPERTY USAGE

Residential: ◉ Yes ○ No Owner-Occupied: ○ Yes ◉ No Rented or Leased: ◉ Yes ○ No

Year Structure Built: 1905

District Type Project is Located? Historic

Name of Historic District (if applicable): Shreveport Commercial

Gross Square Footage Before Project: 68252 Gross Square Footage After Project: 68252

Current or Prior Use: Apartments

Proposed Use: Apartments

Legal Property Description: A certain parcel of ground, together with all the buildings and improvements thereon situated, in block 43, lots 11, 12, 18, part of lot 13 and part of closed alley, City of Shreveport, Caddo Parish. Commence at the northeast corner of Block 43
please see application for full legal description

Is your building listed or pending being listed on the National Register of Historical Places? ◉ Yes ○ No If yes, year listed: 198(

Will it be eligible for Federal Historic Preservation Tax Incentives?

CLOSE SAVE SEND FOR SIGNATURE

◉ Yes

○ No

PROPERTY TAX

Assessed value of the existing structure only (shown as improvement or building on your tax bill) for this project. Do not include assessed land value. See most recent property tax bill for this value or contact the assessor.

$ 1,251

Amount of taxes paid on the existing structure only for the year before the beginning of the project. This amount is a percentage of total taxes paid on land and improvements. Obtain from the tax collector.

$ 163

Have Ad Valorem taxes been paid on this property on the basis of an assessed valuation which reflects the improvements made by the project?

○ Yes ◉ No

Millage Rate for this property. Use the millage rate obtained from the parish assessor to calculate the fee. This is usually a whole number (i.e., 115.47 or 92.665. A millage rate is expressed in 1/1000ths of a dollar (known as one mill). Convert the whole number millage rate by dividing by 1000 to a decimal number (i.e., the whole numbers converted to 1/1000ths would be .1154 or .0927 when rounded to four digits.))

.13038

PROJECT DETAILS

Project Type:

Renovation

Beginning Date

06/16/2021 CDT

Note: Beginning Date cannot be before: **08/13/2020**

Ending Date

05/30/2022 CDT

Project Description:

This project is one building that is part of the larger renovation project for New Shreveport Renewal LLC that is associated with two other applications. The permanent and construction jobs reported under United Jewelers at 301 Crockett are for all three applications of New Shreveport Renewal LLC. The renovation and redevelopment will include renovations to the building exterior facades, roof, HVAC systems and interior.

ESTIMATED INVESTMENTS

Building & Materials:

$ 2,013,059

Machinery & Equipment:

$ 357,877

Labor & Engineering:

$ 2,296,862

Estimated Total Investment Amount:

$ 4,667,798

ESTIMATED JOBS

New :

0

Construction:

0

Existing:

0

Total Estimated Jobs:

0

ESTIMATED PAYROLL

New :

$ 0

Construction:

$ 0

Existing:

$ 0

Total Estimated Payroll:

$0.00

CLOSE SAVE SEND FOR SIGNATURE

GAMING

Has the applicant or any affiliates received, applied for, or considered applying for a license to conduct gaming activities? ○Yes ◉No

APPLICATION FEE

ESTIMATED BENEFIT

Investment Amount	$4,667,798.00
x Assessment %:	15% (0.15)
x Millage Rate:	0.13038
x Years Exempted:	5
= Estimated Five Years Tax Exemption	$456,440.63

FEE CALCULATION

Estimated Five Years Tax Exemption	$456,440.63
x Rate	0.5% (0.005)
= Assessed Fee ($500.00 Minimum—$15,000.00 Maximum)	$2,282.20
Amount Paid	$0.00
Amount Due	**$2,282.20**

If paying with eCheck, please notify your bank prior to payment. Some banks require approval if the amount exceeds a preset limit.

DOCUMENT CHECKLIST

The following attachments are required:

- Resolution of the Property Owners / Resolution of Board of Directors with original signatures stating that whomever files this documentation has the authority to do Required
- Proof of Ownership: Act of sale or option to acquire the property. Required
- Legal property description (suitable for insertion into the exemption contract) Required
- Plot Map Required
- A copy of the building permit issued for the project Required
- Picture of the structure before beginning the project Required
- A rendering of the structure as it will appear after completion of the project Required
- Names and addresses of all owners (if a corporation, the principal stockholders of the corporation) Required
- Current assessed value of the structure only (improvements) and the taxes paid on the structure only Required
- A copy of the tax invoice for the year prior to beginning of the project from the parish assessor Required
- Certification from the local governing authority that the structure is in a Downtown Development District, a Historic District, or an Economic Development District specifically designated as such for this program. Required
- Proof of Millage Rate from parish assessor Required

The following additional attachments may be needed to process the application - For "Owner-Occupied Residences"

• Minimum Rehabilitation Certification Statement A statement certifying that the minimum rehabilitation cost incurred to the owner-occupied residence project will be equal to or greater than twenty-five percent of the assessed valuation of the improvements located on the property prior to the commencement of the expansion, restoration, improvement, or development.

• 24-Month Completion Period Certification • A statement certifying that the owner-occupied residence project will be completed within a twenty-four month period.

For applications where construction has been completed prior to filing the application

• Submit a written certification on the applicants company letterhead or personal letterhead, referencing the RTA application number and stating that: "...taxes have not been paid on improvements for which an exemption is being applied for under the Restoration Tax Abatement Program pursuant to R.S. 47:4315, paragraph (A)(4)."R.S. 47:4315, paragraph (A) (4) of the programs enabling statutes states in part: "... The Board shall not consider an application for exemption on any project if ad Valorem taxes have been paid on the basis of an assessed valuation which reflects the improvements made by the project."

ATTACHMENTS

CLOSE SAVE SEND FOR SIGNATURE

Drag or Click Here to Upload

Document Type	Document Name	Created	Actions
Proof of Ownership	**AOS.pdf**	09/30/2021	
Legal Property Description	**Lee Hardware Legal Desc.pdf**	09/30/2021	
Plot Map	**Lee Hardware plot map.pdf**	09/30/2021	
Building Permits	**Lee Hardware bldg permit.pdf**	09/30/2021	
Rendering of Structure After	**Lee Hardware after.pdf**	09/30/2021	
Owners	**Names of owners.pdf**	09/30/2021	
Current Assessed Value and Taxes Paid	**Lee assessed value.pdf**	09/30/2021	
Tax Invoice	**Lee tax.pdf**	09/30/2021	
LGA Certification	**Lee Hardware eligible district.pdf**	09/30/2021	
Proof of Millage Rate	**Lee proof of millage.pdf**	09/30/2021	
Photos of Structure Before	**lee b4 pics 1.pdf**	09/30/2021	
Photos of Structure Before	**Lee b4 pics 2.pdf**	09/30/2021	
Photos of Structure Before	**lee b4 pics 3.pdf**	09/30/2021	
Signed Disclosure Authorization	**Lee Hardware Auth.pdf**	09/30/2021	
Resolution of Property Owners / Resolution of Board of Director	**Shreveport - RTA Resolution.pdf**	10/01/2021	

PROJECT CONTACTS

Name	Email Address	Company Name	Phone Number	Contact Type	
Karl Kehoe	karl.kehoe@ryan.com	Ryan LLC	(504) 866-6506	Consultant	
Amy Breen	amy.breen@hriproperties.com	HRI Properties LLC	(504) 566-0204	Business Signatory	
Karl Kehoe	karl@realestatetaxgroup.com	Real Estate Tax Group	(504) 866-6506	Consultant	

CLOSE SAVE SEND FOR SIGNATURE

CONTRACT SIGNATORY

The contract signatory will be used when signing contracts. The contracts will be signed online and will take place after the board approves a form.

First Name

Thomas

Last Name

Leonhard, Jr.

Title

CEO

Email Address

tom.leonhard@hriproperties.com

CLOSE SAVE SEND FOR SIGNATURE

FACT SHEET
(Shreveport City Council District B)

TITLE	DATE	ORIGINATING DEPARTMENT
RESOLUTION STATING THE CITY OF SHREVEPORT'S ENDORSEMENT OF NEW SHREVEPORT RENEWAL, LLC – UNITED JEWELERS TOWNHOMES TO PARTICIPATE IN THE BENEFITS OF THE LOUISIANA RESTORATION TAX ABATEMENT PROGRAM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO	December 3, 2021	DEPT. OF COMMUNITY DEVELOPMENT BUREAU OF HOUSING & BUSINESS DEVELOPMENT REVIEWING AGENCY DEPT. OF COMMUNITY DEVELOPMENT BUREAU OF HOUSING & BUSINESS DEVELOPMENT

PURPOSE

To approve a 5 year tax abatement on the ad valorem tax increase resulting from the restoration of the building.

BACKGROUND INFORMATION

A 1983 State Constitutional Amendment provided for the Restoration Tax Abatement Program as an incentive for restoration in historic preservation, economic development, and downtown development districts. The **New Shreveport Renewal, LLC** United Jewelers Townhomes building was built in 1999 and is in the Shreveport Downtown Development District.

This tax abatement will need to be approved by the State Board of Commerce and Industry after the resolution is approved by the City Council (including public hearing).

The applicant, **New Shreveport Renewal, LLC** project is to renovate the Lee Hardware Townhomes to include renovations to the building' exterior facade, roof, HVAC system, interior unit kitchen and bathrooms upgrades.

The total cost of the project will be $390,553.00 The City of Shreveport ad valorem taxes abated will be $1,557.60 per year for five years. The Parish-School Board taxes abated is $7,817.31 per year for five years. The DDA ad valorem taxes abated is $529.59 per year for five years. At the end of the initial five year abatement period the applicant can request a five year extension of the Restoration Tax Abatement.

TIMETABLE

The abatement will become effective after introduction to the City Council on December 14, 2021, and approval after public hearing on January 11, 2022, and State Department of Commerce and Industry approval thereafter.

SPECIAL PROCEDURAL REQUIREMENTS

Notice of the time and place of the public hearing is published at least twice in the official Journal of the City. The first publication must appear at least ten days before the date of the hearing.

FINANCES

COST AND REVENUE PROJECTIONS		SOURCE OF FUNDS
	COST of total project $ 390,553.00 COST of this resolution $ 1,557.60 /year	CITY ____ % $ N/A ____ %
	RELATED annual operating Costs $ -0-	$ ____ %
	INCREASE REVENUE EXPECTED/YEAR $ 1,557.60 /year after 2027	NON-CITY $ N/A ____ % $ ____ %

DISCUSSION

Alternatives:

1. Approve the application.
2. Disapprove the application.

CONCLUSION

Alternative number 1 is recommended. The application conforms to the established guidelines for participation in the program.

FACT SHEET PREPARED BY: Frederick Lewis
Department of Community Development

RESOLUTION NO.____ of 2021

RESOLUTION STATING THE CITY OF SHREVEPORT'S ENDORSEMENT OF NEW SHREVEPORT RENEWAL, LLC - UNITED JEWELERS TOWNHOMES TO PARTICIPATE IN THE BENEFITS OF THE LOUISIANA RESTORATION TAX ABATEMENT PROGRAM AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BY:

WHEREAS, the Restoration Tax Abatement has been created by the Electors of the State of Louisiana as an Act 445 of 1983, and amended in Act 783 of 1984, Article VII, Part II, Section 21(H) of the Louisiana Constitution and Louisiana R.S. 47:4311-4319, to authorize the Board of Commerce and Industry, with the approval of the Governor and the local governing authority and in accordance with procedures and conditions provided by law, to enter into a contract granting property owners who propose the expansion, restoration, improvement or development of an existing structure or structures in a downtown development district, historic district, or economic development district, established in accordance with law, the right to pay ad valorem taxes based upon the assessed valuation of the property prior to the commencement of the expansion, restoration, improvement or development; and

WHEREAS, the City of Shreveport desires to promote economic activity, create and retain job opportunities, and improve the tax base throughout the City for the benefit of all citizens; and

WHEREAS, it is the desire of the City Council to foster the continued growth and development (and redevelopment) of the City to the continued prosperity and welfare of the City; and

WHEREAS, this project is located in the Downtown Development District; and

WHEREAS, this project is a commercial property;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport in due, regular, and legal session convened that the City Council hereby approves the **New Shreveport Renewal, LLC – United Jewelers Townhomes** application **20210331 – RTA** for participation in the Louisiana Restoration Tax Abatement Program.

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 of this resolution 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 all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____
City Attorney's Office

Restoration Tax Abatement Program Application (Const 7 21)

Project ID: *20200331-RTA*

Current Status: *Pending*

PROJECT INFORMATION

Company:

New Shreveport Renewal LLC

Project Name:

United TH

Project Location:

300 Cotton St

Address Line 2

Shreveport

Louisiana

71101

Caddo

☑ Inside City Limits

PROPERTY USAGE

Residential: ◉ Yes ○ No

Owner-Occupied: ○ Yes ◉ No

Rented or Leased: ◉ Yes ○ No

Year Structure Built: 1999

District Type Project is Located? Historic

Name of Historic District (if applicable): Shreveport Commercial

Gross Square Footage Before Project: 2106

Gross Square Footage After Project: 2106

Current or Prior Use: Multi-family residential

Proposed Use: Multi-family residential

Legal Property Description: A certain parcel of ground together with all the buildings and improvements thereon, situated in Block 43, lots 9 and 10, part of lot 17, and a part of abandoned alley, City of Shreveport, Caddo Parish
see attachment for full legal description

Is your building listed or pending being listed on the National Register of Historical Places? ○ Yes ◉ No

If yes, year listed: YYYY

Will it be eligible for Federal Historic Preservation Tax Incentives?

CLOSE SAVE SEND FOR SIGNATURE

○ Yes

◉ No

PROPERTY TAX

Assessed value of the existing structure only (shown as improvement or building on your tax bill) for this project. Do not include assessed land value. See most recent property tax bill for this value or contact the assessor.

$ 51,011

Amount of taxes paid on the existing structure only for the year before the beginning of the project. This amount is a percentage of total taxes paid on land and improvements. Obtain from the tax collector.

$ 6,651

Have Ad Valorem taxes been paid on this property on the basis of an assessed valuation which reflects the improvements made by the project?

○ Yes ◉ No

Millage Rate for this property. Use the millage rate obtained from the parish assessor to calculate the fee. This is usually a whole number (i.e., 115.47 or 92.665. A millage rate is expressed in 1/1000ths of a dollar (known as one mill). Convert the whole number millage rate by dividing by 1000 to a decimal number (i.e., the whole numbers converted to 1/1000ths would be .1154 or .0927 when rounded to four digits.))

.13038

PROJECT DETAILS

Project Type:

Renovation

Beginning Date

06/16/2021 CDT

Note: Beginning Date cannot be before: **08/13/2020**

Ending Date

05/30/2022 CDT

Project Description:

This project is one building that is part of the larger renovation project for New Shreveport Renewal LLC that is associated with two other applications. The permanent and construction jobs reported under United Jewelers at 301 Crockett are for all three applications of New Shreveport Renewal LLC. The renovation and redevelopment will include renovations to the building exterior facades, roof, HVAC systems and interior.

ESTIMATED INVESTMENTS

Building & Materials:

$ 88,299

Machinery & Equipment:

$ 15,698

Labor & Engineering:

$ 286,556

Estimated Total Investment Amount:

$ 390,553

ESTIMATED JOBS

New :

0

Construction:

0

Existing:

0

Total Estimated Jobs:

0

ESTIMATED PAYROLL

New :

$ 0

Construction:

$ 0

Existing:

$ 0

Total Estimated Payroll:

$0.00

CLOSE SAVE SEND FOR SIGNATURE

GAMING

Has the applicant or any affiliates received, applied for, or considered applying for a license to conduct gaming activities? ○Yes ◉No

APPLICATION FEE

ESTIMATED BENEFIT

Investment Amount	$390,553.00
x Assessment %:	15% (0.15)
x Millage Rate:	0.13038
x Years Exempted:	5
= Estimated Five Years Tax Exemption	$38,190.23

FEE CALCULATION

Estimated Five Years Tax Exemption	$38,190.23
x Rate	0.5% (0.005)
= Assessed Fee ($500.00 Minimum—$15,000.00 Maximum)	$500.00
Amount Paid	$0.00
Amount Due	**$500.00**

If paying with eCheck, please notify your bank prior to payment. Some banks require approval if the amount exceeds a preset limit.

DOCUMENT CHECKLIST

The following attachments are required:

- Resolution of the Property Owners / Resolution of Board of Directors with original signatures stating that whomever files this documentation has the authority to do Required
- Proof of Ownership: Act of sale or option to acquire the property. Required
- Legal property description (suitable for insertion into the exemption contract) Required
- Plot Map Required
- A copy of the building permit issued for the project Required
- Picture of the structure before beginning the project Required
- A rendering of the structure as it will appear after completion of the project Required
- Names and addresses of all owners (if a corporation, the principal stockholders of the corporation) Required
- Current assessed value of the structure only (improvements) and the taxes paid on the structure only Required
- A copy of the tax invoice for the year prior to beginning of the project from the parish assessor Required
- Certification from the local governing authority that the structure is in a Downtown Development District, a Historic District, or an Economic Development District specifically designated as such for this program. Required
- Proof of Millage Rate from parish assessor Required

The following additional attachments may be needed to process the application - For "Owner-Occupied Residences"

• Minimum Rehabilitation Certification Statement A statement certifying that the minimum rehabilitation cost incurred to the owner-occupied residence project will be equal to or greater than twenty-five percent of the assessed valuation of the improvements located on the property prior to the commencement of the expansion, restoration, improvement, or development.

• 24-Month Completion Period Certification • A statement certifying that the owner-occupied residence project will be completed within a twenty-four month period.

For applications where construction has been completed prior to filing the application

• Submit a written certification on the applicants company letterhead or personal letterhead, referencing the RTA application number and stating that: "...taxes have not been paid on improvements for which an exemption is being applied for under the Restoration Tax Abatement Program pursuant to R.S. 47:4315, paragraph (A)(4)."R.S. 47:4315, paragraph (A) (4) of the programs enabling statutes states in part: "... The Board shall not consider an application for exemption on any project if ad Valorem taxes have been paid on the basis of an assessed valuation which reflects the improvements made by the project."

ATTACHMENTS

CLOSE SAVE SEND FOR SIGNATURE

Drag or Click Here to Upload

Document Type	Document Name	Created	Actions
Proof of Ownership	**AOS.pdf**	09/30/2021	
Legal Property Description	**United TH legal desc.pdf**	09/30/2021	
Plot Map	**Plot map.pdf**	09/30/2021	
Building Permits	**United bldg pemit.pdf**	09/30/2021	
Photos of Structure Before	**townhome pics.pdf**	09/30/2021	
Rendering of Structure After	**townhome after.pdf**	09/30/2021	
Owners	**United owners.pdf**	09/30/2021	
Current Assessed Value and Taxes Paid	**Assessment townhomes.pdf**	09/30/2021	
Tax Invoice	**United tax invoice.pdf**	09/30/2021	
LGA Certification	**townhome cert.pdf**	09/30/2021	
Proof of Millage Rate	**United tax invoice.pdf**	09/30/2021	
Signed Disclosure Authorization	**United TH Auth.pdf**	09/30/2021	
Resolution of Property Owners / Resolution of Board of Directors	**Shreveport - RTA Resolution.pdf**	10/01/2021	

PROJECT CONTACTS

Name	Email Address	Company Name	Phone Number	Contact Type	
Karl Kehoe	karl@realestatetaxgroup.com	Real Estate Tax Group LLC	(504) 866-6506	Consultant	
Amy Breen	amy.breen@hriproperties.com	HRI Properties LLC	(504) 566-0204	Business Signatory	
Karl Kehoe	karl.kehoe@ryan.com	Ryan LLC	(504) 866-6506	Consultant	

CONTRACT SIGNATORY

The contract signatory will be used when signing contracts. The contracts will be signed online and will take place after the boa a

CLOSE SAVE SEND FOR SIGNATURE

First Name

Thomas

Last Name

Leonhard, Jr.

Title

CEO

Email Address

tom.leonhard@hriproperties.com

CLOSE SAVE SEND FOR SIGNATURE

FACT SHEET
District B

TITLE	DATE	ORIGINATING DEPARTMENT
RESOLUTION APPROVING A RESTORATION TAX ABATEMENT RENEWAL APPLICATION FOR VENYU SOLUTIONS, LLC, 601 MILAM STREET, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO	December 6, 2021	DEPARTMENT OF COMMUNITY DEVELOPMENT REVIEWING AGENCY DEPARTMENT. OF COMMUNITY DEVELOPMENT

PURPOSE

To approve a 5 year tax abatement on the ad valorem tax increase resulting from the restoration of the building.

BACKGROUND INFORMATION

A 1983 State Constitutional Amendment provided for the Restoration Tax Abatement Program as an incentive for restoration in historic preservation, economic development, and downtown development districts. The **VENYU SOLUTIONS, LLC** building located at 601 Milam Street was built in 1956 and is in the Shreveport Downtown Development Authority District and Central City Economic Development District.

This tax abatement will need to be approved by the State Board of Commerce and Industry after the resolution is approved by the City Council (including public hearing).

The applicant, **VENYU SOLUTIONS, LLC** fully renovated a former vacant 80,000 square feet building (Selber Bros. Building) and rebuilt original storefront display windows that have been infilled with masonry; installed imagery approved by Louisiana State Historic Preservation Office; replaced curtain wall glazing on front façade to match original design; rebuilt falling south parapet wall; cleaned and repaired all brick and stone, resealed and repointed where needed; cleaned, repaired and resealed all remaining original windows; repaired roofing where required; installed new mechanical and electrical equipment in the Equipment Yard; and installed new mechanical and equipment above the Loading Dock.

The total final cost of the project was $16,849,700.00. The total City of Shreveport ad valorem taxes abated in the renewal will be $67,199.97 per year for five years. The total Parish-School Board taxes abated in the renewal s $337,263.59 per year for five years. The total DDA ad valorem taxes abated in the renewal $22,848.19 per year for five years.

TIMETABLE

The abatement renewal will become effective after introduction to the City Council on December 14, 2021, and approval (after public hearing) on January 11, 2022, and State Department of Commerce and Industry approval.

SPECIAL PROCEDURAL REQUIREMENTS

Notice of the time and place of the public hearing is published at least twice in the official Journal of the City. The first publication must appear at least ten days before the date of the hearing.

FINANCES

COST AND REVENUE PROJECTIONS	COST of total project was $16,849,700.00* COST of this resolution $67,199.97 /year*	SOURCE OF FUNDS CITY ____ % $ N/A ____ %
	RELATED annual operating Costs $ -0-	$ ____ %
	INCREASED REVENUE EXPECTED/YEAR $67,199.97 / year after the year 2027	NON-CITY $ N/A ____ % $ ____ %

DISCUSSION

Alternatives:

1. Approve the application.
2. Disapprove the application.

CONCLUSION

Alternative number 1 is recommended. The application conforms to the established guidelines for participation in the program.

FACT SHEET PREPARED BY: Frederick Lewis
Department of Community Development

RESOLUTION NO._____ of 2021

RESOLUTION APPROVING A RESTORATION TAX ABATEMENT RENEWAL APPLICATION FOR VENYU SOLUTIONS, LLC, 601 MILAM STREET, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BY:

WHEREAS, the Restoration Tax Abatement has been created by the Electors of the State of Louisiana as an Act 445 of 1983, and amended in Act 783 of 1984, Article VII, Part II, Section 21(H) of the Louisiana Constitution and Louisiana R.S. 47:4311-4319, to authorize the Board of Commerce and Industry, with the approval of the Governor and the local governing authority and in accordance with procedures and conditions provided by law, to enter into a contract granting property owners who propose the expansion, restoration, improvement or development of an existing structure or structures in a downtown development district, historic district, or economic development district, established in accordance with law, the right to pay ad valorem taxes based upon the assessed valuation of the property prior to the commencement of the expansion, restoration, improvement or development; and

WHEREAS, the City of Shreveport desires to promote economic activity, create and retain job opportunities, and improve the tax base throughout the City for the benefit of all citizens; and

WHEREAS, it is the desire of the City Council to foster the continued growth and development (and redevelopment) of the City to the continued prosperity and welfare of the City; and

WHEREAS, this project is located in the Downtown Development District and the Center City Economic Development District; and

WHEREAS, this project is a commercial property;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport in due, regular, and legal session convened that the City Council hereby approves the **VENYU SOLUTIONS, LLC** renewal application **20151818** for participation in the Louisiana Restoration Tax Abatement Program.

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 of this resolution 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 all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____
City Attorney's Office

Restoration Tax Abatement Program Renewal Application - (Const 7 21)

Project ID: 20151818-RTA

Date Received: 7/29/2021

PROJECT INFORMATION

Company:	Venyu Solutions, LLC
Project Name:	Venyu - Selber Bros. Building Renovation
Project Location:	601 Milam Street , Shreveport, LA, 71101
Parish:	Caddo
City Limits?:	--

CONFIRMATION OF AFFIDAVIT OF FINAL COST

Residential:	○ Yes ○ No
Owner-Occupied:	○ Yes ○ No
Rented or Leased:	○ Yes ○ No
Legal Description of Property:	No

ACTUAL INVESTMENTS

Total Investment Costs:	$16,849,700.00

ACTUAL JOBS

Existing:	
Construction:	
New:	
Total Actual Jobs:	0

ACTUAL PAYROLL

Existing:	$0
Construction:	$0
New:	$0
Total Actual Payroll:	$0.00

Actual Gross Square Footage After

Project:

PROJECT DESCRIPTION

Did the actual results differ from the original Project Description on the application? ○ Yes ◉ No

If yes, explain the difference:

No

FEES

Assessed Fee: $250.00
Amount Due: $0.00

ATTACHMENTS

Document Type	Document Name	Date
Signed Disclosure Authorization	RTA Disclosure_Authorization-2 (signed).pdf	7/29/2021

PAYMENTS

Fee Type	Amount Paid	Date Received	Confirmation #	Transaction Type
RNW	$250.00	7/29/2021	ODDK5T86BY	master_credit

PROJECT CONTACTS

Contact First Name	Contact Last Name	Email Address	Company Name	Mailing Address	Phone Number	Contact Type
Dare	Powers	rboatner@didierconsultants.com	Didier Consultants	1575 Church St Bldg 3, Zachary, LA, 70791	(225) 658-6065	Consultant
Lorraine	Kirk	lorraine.kirk@revbroadband.com	REV Broadband	913 S. Burnside Avenue , Gonzales, LA, 70737	(225) 202-7286	Business
Peter	Louviere	peter.louviere@revbroadband.com	REV Broadband	913 S. Burnside Avenue , Gonzales, LA, 70737	(985) 693-0265	Business Signatory
Lauren	Agosta	lagosta@didierconsultants.com	Didier Consultants, Inc.	1575 Church Street , Zachary, LA, 70791	(225) 658-6065	Consultant

CONTRACT SIGNATORY

The contract signatory will be used when signing contracts. The contracts will be signed online and will take place after the board approves a form.

Title: CFO

First Name: Peter

Last Name: Louviere

Email Address: peter.louviere@revbroadband.com

CERTIFICATION STATEMENT

☑ I hereby certify that this project meets all Constitutional, statutory and regulatory provisions applicable to this program. I hereby certify that the information provided in this document and additional materials is true and correct and that I am aware that my submission of any false information or omission of any pertinent information resulting in the false representation of a material fact may subject me to civil and/or criminal penalties for filing false public records (R.S. 14:133) and/or forfeiture of any tax benefits approved under this program. I understand that the application and information submitted shall not be returnable to the applicant.

FORM SIGNATURE

I, Peter Louviere , approve the above information.



FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
A RESOLUTION IN SUPPORT OF AND ESTABLISHING A TAX INCREMENT FINANCING (TIF) DISTRICT, A PROPOSED PUBLIC IMPROVEMENT DISTRICT, WHOLLY WITHIN THE CITY LIMITS OF THE CITY OF SHREVEPORT, AND OTHERWISE PROVIDING WITH RESPECT THERETO.

DATE
12/21/2021

ORIGINATING DEPARTMENT
City Council

COUNCIL DISTRICT

SPONSOR
COUNCILMAN JAMES GREEN

PURPOSE
To support and consent to the City of Shreveport, District F, creating a TIF district – a public improvement district.

BACKGROUND INFORMATION
La. R S. 33:9038.32(3) requires that, "if the governing authority of a parish proposes to establish, by ordinance, an economic development district whose boundaries include any territory located within the corporate limits of a municipality, then the governing authority of the parish shall not adopt the ordinance to create any such district without the prior written consent of the governing authority of the municipality."

This resolution is to consent to the City of Shreveport, District F, for the creation of a TIF district wholly within the bounds shown in Exhibits A and B.

TIMETABLE
Introduction: December 28, 2021

Final Passage: December 28, 2021

ATTACHMENT(S)
Exhibit A
Exhibit B

SPECIAL PROCEDURAL REQUIREMENTS

ALTERNATIVES
(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION
Approval of this ordinance is recommended.

FACT SHEET PREPARED BY: Manushka Gracia-Desgage,
Assistant City Attorney

RESOLUTION NO. ____ OF 2021

A RESOLUTION IN SUPPORT OF AND ESTABLISHING A TAX INCREMENT FINANCING (TIF) DISTRICT, A PROPOSED PUBLIC IMPROVEMENT DISTRICT, WHOLLY WITHIN THE CITY LIMITS OF THE CITY OF SHREVEPORT, AND OTHERWISE PROVIDING WITH RESPECT THERETO.

BY COUNCILMEMBER: JAMES GREEN

WHEREAS, the City of Shreveport, District F, is considering the creation of a TIF district with the boundaries shown in EXHIBITS A and B, and;

WHEREAS, the boundaries of the district lie wholly within the City of Shreveport; and

WHEREAS, per La. R S. 33:9038.32(3), "if the governing authority of a parish proposes to establish, by ordinance, an economic development district whose boundaries include any territory located within the corporate limits of a municipality, then the governing authority of the parish shall not adopt the ordinance to create any such district without the prior written consent of the governing authority of the municipality."

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport in due, legal and regular session convened that the City of Shreveport consents to Caddo Parish's establishment of the "Amazon TIF District, State of Louisiana," with the boundaries shown in EXHIBIT A, said boundaries lying wholly within the City of Shreveport.

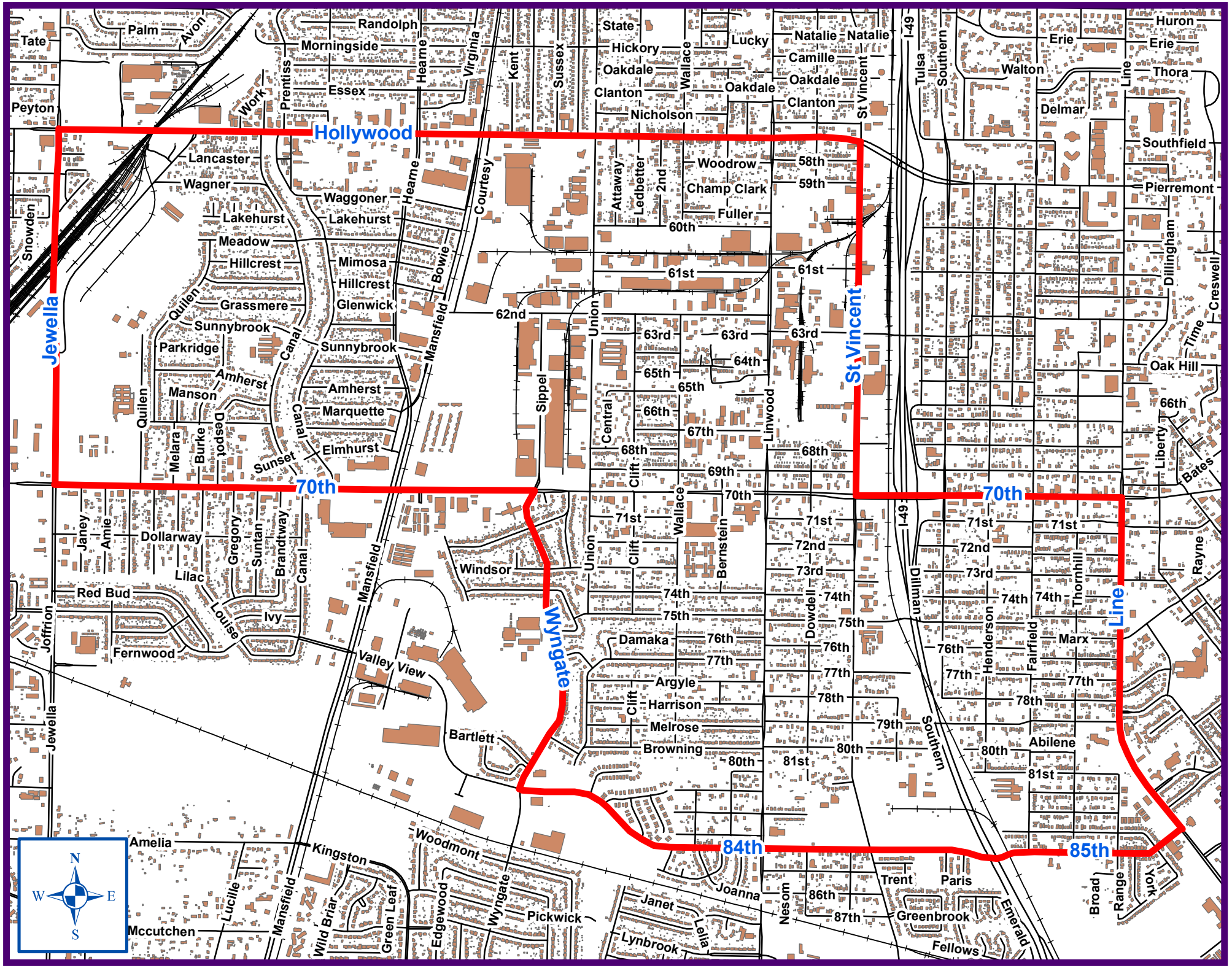
BE IT FURTHER RESOLVED that if any provision or item of this resolution or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this resolution which can be given effect without the invalid provisions, items or application, and to this end,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

BE IT FURTHER RESOLVED that all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office


Hollywood
Jewella
St Vincent
70th
Wyngate
Line
84th
85th
Tate
Palm
Avon
Peyton
Work
Randolph
Morningside
Essex
Prentiss
Heame
Virginia
Kent
Sussex
State
Hickory
Oakdale
Clanton
Nicholson
Lucky
Natalie
Camille
Wallace
St Vincent
I-49
Tulsa
Southern
Erie
Walton
Huron
Thora
Delmar
Southfield
Pierremont
Dillingham
Creswell
Time
Oak Hill
Liberty
Bates
Rayne
Thornhill
Marx
Abilene
Lancaster
Wagner
Snowden
Waggoner
Lakehurst
Meadow
Hillcrest
Mimosa
Glenwick
Courtesy
Attaway
Ledbetter
2nd
Woodrow
Champ Clark
Fuller
58th
59th
60th
61st
62nd
63rd
64th
65th
66th
67th
68th
69th
70th
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79th
80th
81st
86th
87th
Bowie
Mansfield
Union
Sippel
Central
Clift
Linwood
Bernstein
Dowdell
Grassmere
Sunnybrook
Parkridge
Amherst
Marquette
Elmhurst
Quilen
Canal
Manson
Melara
Burke
Despot
Sunset
Janey
Amie
Dollarway
Gregory
Suntan
Brandtway
Lilac
Red Bud
Louise
Ivy
Fernwood
Joffrion
Windsor
Damaka
Valley View
Argyle
Harrison
Melrose
Browning
Bartlett
Amelia
Kingston
Woodmont
Joanna
Janet
Lynbrook
Pickwick
Mccutchen
Lucille
Wild Briar
Green Leaf
Edgewood
Nesom
Trent
Paris
Greenbrook
Emerald
Fellows
Broad
Range
York
Henderson
Fairfield
N
W
E
S

North:
Starts at Jewella & Hollywood and continues until Hollywood & St. Vincent Avenue:

East:
Starts at Hollywood and St. Vincent Avenue and runs southward to the intersection St. Vincent and 70th Street and continues east on 70th street to Line Ave and continues south on Line Avenue and stops at the Line Avenue and East 84th Street.

South:
Starts at Line Avene and East 84th Street and continues west until Wyngate Blvd. Continues North on Wyngate Blvd to the intersection of Wyngate and 70th and continues west until Jewella.

West:
Start at West 70th and Jewella and continue north and stop at Hollywood Avenue.

RESOLUTION NO. ___OF 2021

A RESOLUTION TO RECOGNIZE LOUISIANA PRIZE FEST FOR THEIR CONTRIBUTIONS TO THE SHREVEPORT COMMUNITY AND TO CELEBRATE THEIR 10-YEAR ANNIVERSARY, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILWOMAN: LEVETTE FULLER

WHEREAS, Prize Fest is an annual multifaceted festival that debuted with Louisiana Film Prize in 2012; and

WHEREAS, the Film Prize was born out of an evening of revelry where their fearless leader, Gregory Kallenberg, slammed his fist on the table and shouted to the heavens: "Why the hell isn't there a film contest and festival where filmmakers could use their creative prowess and impressive technical skills to create and compete for a huge pile of cash?"; and

WHEREAS, the next morning he found a new tattoo that read "Shoot a short film, Win $50,000." The rest is history, the Film Prize is here to spark creativity and support their hometown of Shreveport and the State of Louisiana; and

WHEREAS, filmmakers across the world are invited to participate in Film Prize. You do not have to be a Louisiana resident to submit a film. However, the number one rule is that your production must take place in Louisiana; and

WHEREAS, over the past 10 years, the Shreveport-based event series has morphed and grown to encompass Louisiana Music, Food, Film, and Fashion Prize under the umbrella of Prize Fest, and most recently added, the Louisiana Comedy Prize; and

WHEREAS, in 2014, Gregory Kallenberg assembled a team to plan out and execute the first Startup Prize; and

WHEREAS, since that time, they have elevated over 375 startups from Northwest Louisiana and around the world, in 2021, they continued their efforts to elevate and accelerate even more startups using their growing pool of rock star mentors and experienced investors; and

WHEREAS, the 2021 festival was the 10-year anniversary of the beginning of the Prize phenomenon, and it followed an unprecedented year; and

WHEREAS, after a year all-virtual, Prize Fest reemerge live and in-person for 2021; and

WHEREAS, Prize Fest includes diverse entertainment for the public, educational elements for creatives, and cash prizes to the winners of each competitive category. The largest grand prize to be awarded is a $25,000 check to the top-voted original, independent film in Film Prize.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport, in due, legal, and regular session convened that the Louisiana Prize Fest is hereby recognized for their contributions to the Shreveport community and hereby celebrates their 10-year anniversary.

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 application of this resolution which can be given effect without the invalid provisions, items or application and, to this end, the provisions of this resolution are hereby declared servable; and

BE IT FURTHER RESOLVED that all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
A Resolution authorizing the City of Shreveport, Louisiana, Purchasing Agent to reject all bids received for Sewer Video CCTV Truck w/ Lateral Launcher & Steerable Transporter IFB Bid #21-054 and to otherwise provide with respect thereto.

DATE
December 21, 2021

ORIGINATING DEPARTMENT
Purchasing Division

CITY COUNCIL DISTRICT
City-Wide

SPONSOR

PURPOSE
To authorize the Purchasing Agent, or her designee, to reject all bids received for IFB-21-054.

BACKGROUND INFORMATION
On November 2, 2021, two (2) bids were received for Sewer Video CCTV Truck w/Lateral Launcher & Steerable Transporter IFB Bid #21-054. One bidder rescinded their bid. The remaining responsive bidder submitted a bid price of $437,930.00. The project budget was $250,000.00.

The Purchasing Agent may reject any and all bids and readvertise for bids with the approval of the City Council pursuant to Shreveport City Charter Sec. 10.07. In addition, La. R.S. 39:1605 , authorizes the Purchasing Agent to cancel or reject, an invitation for bids, a request for proposals, or other solicitation(s), *only if* it is determined in writing by the Purchasing Agent, or his designee, that such action is taken in the best interest of the City.

TIMETABLE
Introduction: December 28, 2021
Final Passage: January 11, 2022

ATTACHMENT(S)
NA

SPECIAL PROCEDURAL REQUIREMENTS
NA

FINANCES
NA

SOURCE OF FUNDS
NA

ALTERNATIVES
(1) Adopt the Resolution as submitted, or (2) Amend the Resolution, or (3) Reject the Resolution.

RECOMMENDATION
It is recommended that the City Council adopt the Resolution.

FACT SHEET PREPARED BY: Shay Meadows, Senior Buyer
Purchasing Division

RESOLUTION NO. _____ OF 2021

A RESOLUTION AUTHORIZING THE CITY OF SHREVEPORT, LOUISIANA, PURCHASING AGENT TO REJECT ALL BIDS RECEIVED FOR SEWER VIDEO CCTV TRUCK W/ LATERAL LAUNCHER & STEERABLE TRANSPORTER BID IFB #21-054 AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY: COUNCILMEMBER

WHEREAS, on November 2, 2021, two (2) bids were received as a result of solicitation for Sewer Video CCTV Truck w/ Lateral Launcher & Steerable Transporter (IFB-21-054); and

WHEREAS, all responsive bids were over the project budget; and

WHEREAS, pursuant to Shreveport City Charter Sec. 10.07, the Purchasing Agent may reject any and all bids and readvertise for bids with the approval of the City Council; and

WHEREAS, pursuant to Shreveport City Code Sec. 26-269 the City has adopted, by reference, portions of the Louisiana Procurement Code (LPC) (La. R.S. 39:1551 through 38:2319) for the purchase of goods, materials, supplies and equipment; and

WHEREAS, La. R.S. 39:1605 , authorizes the Purchasing Agent to cancel or reject, an invitation for bids, a request for proposals, or other solicitation(s), *only if* it is determined in writing by the Purchasing Agent, or his designee, that such action is taken in the best interests of the City; and

WHEREAS, it has been determined by the Purchasing Agent, and/or her designee, that such action is being taken in the best interests of the City.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport, Louisiana, in due, legal and regular session convened that the Purchasing Agent, or her designee, is hereby authorized to reject all bid(s) received for IFB #21-054.

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 of this resolution 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 all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
A Resolution authorizing the City of Shreveport, Louisiana, Purchasing Agent to reject all bids received for Valencia Spray Park. Bid IFB #21-063 and to otherwise provide with respect thereto.

DATE
December 16, 2021

ORIGINATING DEPARTMENT
Purchasing Division

CITY COUNCIL DISTRICT
District "B"

SPONSOR

PURPOSE
To authorize the Purchasing Agent, or her designee, to reject all bids received for IFB-21-063.

BACKGROUND INFORMATION
On December 9, 2021, one (1) bid was received for Valencia Spray Park Bid IFB #21-063. The designer's estimate was $125,000 and the bid submitted was for $247,000.

The Purchasing Agent may reject any and all bids and readvertise for bids with the approval of the City Council pursuant to Shreveport City Charter Sec. 10.07. In addition, La. R.S. 38:2214 B, authorizes the City to reject any and all bids for "*just cause*."

"*Just cause"* under these facts and circumstances is authorized in La. R.S. 38:2214 B(2), whereby here all bids were over the project budget.

TIMETABLE
Introduction: December 28, 2021
Final Passage: January 11, 2022

ATTACHMENT(S)
NA

SPECIAL PROCEDURAL REQUIREMENTS
NA

FINANCES
NA

SOURCE OF FUNDS
NA

ALTERNATIVES
(1) Adopt the Resolution as submitted, or (2) Amend the Resolution, or (3) Reject the Resolution.

RECOMMENDATION
It is recommended that the City Council adopt the Resolution.

FACT SHEET PREPARED BY: Angela McNicoll, Senior Buyer
Purchasing Division

RESOLUTION NO. _____ OF 2021

A RESOLUTION AUTHORIZING THE CITY OF SHREVEPORT, LOUISIANA, PURCHASING AGENT TO REJECT ALL BIDS RECEIVED FOR THE VALENCIA SPRAY PARK BID IFB #21-063 AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY: COUNCILMEMBER

WHEREAS, on December 9, 2021, one (1) bid was received as a result of solicitation for Valencia Spray Park (IFB-21-063); and

WHEREAS, the bid of $247,000.00 was over the project budget of $125,000.00; and

WHEREAS, pursuant to Shreveport City Charter Sec. 10.07, the Purchasing Agent may reject any and all bids and readvertise for bids with the approval of the City Council; and

WHEREAS, pursuant to Shreveport City Code Sec. 26-268 the City has adopted, by reference, portions of the Louisiana Public Bid Law (La. R.S. 38:2184 through 38:2316) for public works; and

WHEREAS, La. R.S. 38:2214 B, authorizes the City to reject any and all bids for "*just cause*;" and

WHEREAS, "*just cause"* under these facts and circumstances is authorized in La. R.S. 38:2214 B(2), whereby all bids were over the project budget; and

WHEREAS, it has been determined by the City Council and Purchasing Agent, and/or his/her designee, that such action is being taken in the best interests of the City.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport, Louisiana, in due, legal and regular session convened that:

SECTION 1. The "whereas" clauses above are herein adopted as part of this Resolution.

SECTION 2. The Purchasing Agent, or his/her designee, is hereby authorized to reject all bid(s) received for IFB #21-063.

BE IT FURTHER RESOLVED that the Mayor of the City of Shreveport, or his/her designee, shall be and is hereby authorized to do any and all things and to sign any and all documents in a form acceptable to the City Attorney, or his/her designee, necessary to effectuate the purposes 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 of this resolution 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 become effective in accordance with the provisions of Shreveport City Charter Section 4.23.

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

THUS DONE AND RESOLVED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET

TITLE	DATE	ORIGINATING DEPARTMENT
A RESOLUTION SUSPENDING THE EFFECT OF CERTAIN PROVISIONS OF CHAPTER 10 AND ANY APPLICABLE PROVISIONS OF THE SHREVEPORT UNIFIED DEVELOPMENT CODE OF THE CITY OF SHREVEPORT, LOUISIANA, CODE OF ORDINANCES, RELATIVE TO THE KREWE OF CENTAUR AND KREWE OF GEMINI PARADES AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.	January 5, 2022	SHREVEPORT PUBLIC ASSEMBLY AND RECREATION
		COUNCIL DISTRICT CITYWIDE
		SPONSOR PUBLIC ASSEMBLY AND RECREATION

PURPOSE

To suspend the effect of certain provisions of Chapter 10 and any applicable provisions of the Shreveport Unified Development Code of the Shreveport Code of Ordinances relative to the 2022 Krewe of Centaur and Krewe of Gemini Parades.

BACKGROUND INFORMATION

The Krewe of Centaur and the Krewe of Gemini have organized parades and other events and activities centered on Mardi Gras. The Krewe of Centaur parade will be held on February 19, 2022 and the Krewe of Gemini parade will be held on February 26, 2022. Spectators and participants may engage in a number of activities including but not limited to outside dining and consumption of alcoholic beverages as they enjoy the parades. This resolution would suspend the effect of certain provisions of Chapter 10 and any applicable provisions of the Shreveport Unified Development Code of the Shreveport Code of Ordinances so as to permit spectators and participants of the Krewe of Centaur and Krewe of Gemini parades to engage in outside dining and consumption of food and alcoholic beverages in designated areas.

TIMETABLE

Introduction and Final Passage - January 11, 2022

SPECIAL PROCEDURAL REQUIREMENTS

None

FINANCES

None

ALTERNATIVES

1. Adopt the Resolution as submitted.
2. Amend the Resolution.
3. Deny the Resolution.

CONCLUSION

Alternative Number 1 is recommended.

FACT SHEET PREPARED BY: Shelly Ragle
SPAR Director

RESOLUTION NO.____ OF 2022

A RESOLUTION SUSPENDING THE EFFECTS OF CERTAIN PROVISIONS OF CHAPTER 10 AND ANY APPLICABLE PROVISIONS OF THE SHREVEPORT UNIFIED DEVELOPMENT CODE OF THE CITY OF SHREVEPORT, LOUISIANA, CODE OF ORDINANCES, RELATIVE TO THE KREWE OF CENTAUR AND KREWE OF GEMINI PARADES AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY:

WHEREAS, parades and other events and activities centered around Mardi Gras serve to boost tourism and the city's economy as well as provide an entertainment opportunity for citizens and visitors to the City of Shreveport; and

WHEREAS, certain sections of Chapter 10 and any applicable provisions of the Shreveport Unified Development Code of the Shreveport Code of Ordinances make it unlawful to consume or possess alcoholic beverages of high or low alcoholic content on certain public or private property within the city limits; and

WHEREAS, this resolution would suspend the effects of certain sections of Chapter 10 and any applicable provisions of the Shreveport Unified Development Code of the Shreveport Code of Ordinances to permit consumption and possession of alcoholic beverages on February 19, 2022 during the Krewe of Centaur parade and on February 26, 2022 during the Krewe of Gemini parade, subject to certain conditions.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Shreveport, in due, legal and regular session convened that, except as otherwise provided herein, Section 10-190 and Section 10-192 of the Code of Ordinances and any applicable provisions of the Shreveport Unified Development Code of the Shreveport Code of Ordinances are suspended from 7:00am to 11:59pm on February 19, 2022 for the Krewe of Centaur parade and from 7:00am to 11:59pm on February 26, 2022 for the Krewe of Gemini parade to permit the consumption and possession of alcoholic beverages on a public street or sidewalk located along the designated parade route, in city parks when the public street or sidewalk is adjacent to the designated parade route when the City of Shreveport has approved the closing of the street, and on private property adjacent to the designated parade route or adjacent to a street or sidewalk located along the designated parade route with the consent of property owner.

BE IT FURTHER RESOLVED that the provisions of this resolution shall not extend to the area located on Clyde Fant Parkway from the I-20 overpass to Shreveport-Barksdale Highway, also known as the Family Area, and in all respects, the provisions Section 10-190, Section 10-192, and all other provisions of Chapter 10 of the Code of Ordinances and any applicable provisions of the Shreveport Unified Development Code of the Shreveport Code of Ordinances shall remain in full force and effect in this area.

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 of this resolution which can be given affect 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 all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____
City Attorney's Office

ORDINANCE AND RESOLUTION FACT SHEET **City of Shreveport**

TITLE	DATE	ORIGINATING DEPT./DIV.
A RESOLUTION AUTHORIZING THE EMPLOYMENT OF SPECIAL LEGAL COUNSEL TO REPRESENT THE CITY OF SHREVEPORT AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.	1/5/22	OFFICE OF THE CITY ATTORNEY **SPONSOR OR COUNCIL MEMBER**

PURPOSE

To authorize the Mayor to execute a retainer agreement with Michael Busada, Attorney at Law, with the law firm of Butler Snow LLP, to provide legal advice, counsel and representation to the City of Shreveport ("City") on matters involving real estate and economic development including, but not limited to special taxing districts.

This Ordinance will have direct impact on Council District: **All**

BACKGROUND INFORMATION

The City desires to retain the services of Michael Busada, to provide legal advice, counsel and representation to the City on matters of real estate and economic development, from time to time throughout this Agreement. Michael Busada will be compensated at an hourly rate of $150.00, plus expenses.

TIMETABLE

Introduction: **January 11, 2022**

Final Passage: **January 25, 2022**

SPECIAL PROCEDURAL REQUIREMENTS

None

FINANCES	SOURCE OF FUNDS
The attorney will be compensated at an hourly rate of $150.00, plus expenses	

CONCLUSION

FACT SHEET PREPARED BY: Danielle N. Brown, Deputy Chief of Litigation

RESOLUTION NO._____OF 2022

A RESOLUTION AUTHORIZING THE EMPLOYMENT OF SPECIAL LEGAL COUNSEL TO REPRESENT THE CITY OF SHREVEPORT AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

WHEREAS, the City of Shreveport ("City") is involved in matters related to real estate and economic development; and

WHEREAS, the City desires to retain Michael Busada, Attorney at Law, to provide legal advice, counsel and representation in connection with matters related to real estate and economic development at an hourly rate of $150.00, plus expenses; and

WHEREAS, the Office of the City Attorney recommends the employment of such special legal counsel to advise, counsel and represent the City in these matters pursuant to Section 8.03 of the City Charter.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Shreveport, in due, regular and legal session convened that the Mayor be and he is hereby authorized to execute, for and on behalf of the City of Shreveport, a retainer agreement with Michael Busada, Attorney at Law, to advise, counsel and represent the City of Shreveport in connection with real estate and/or economic development matters, substantially in accordance with the terms and conditions of the draft thereof which was filed for public inspection, together with the original copy of this resolution in the office of the Clerk of Council on January 11, 2022.

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 application of this resolution which can be given effect without the invalid provisions, items or applications, and to this end, the provisions of this resolution are hereby declared to be severable.

BE IT FURTHER RESOLVED that all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

RETAINER AGREEMENT

THIS AGREEMENT, is entered into on this _____ day of _____ 2022, by and between the City of Shreveport, a duly organized Louisiana municipal corporation represented herein by Adrian Perkins, Mayor, duly authorized to act herein pursuant to authority contained in Resolution No. _____ of 2022 a copy of which is attached hereto and made a part of hereof and Michael Busada.

WITNESSETH

WHEREAS, the City is to retain the services of Michael Busada as outside counsel to provide legal advice, counsel and representation in connection with matters related to real estate and economic development.

WHEREAS, Michael Busada desires to accept such engagement.

IT IS THEREFORE AGREED between the City of Shreveport and Michael Busada that:

Michael Busada will provide legal advice, counsel, and representation to the City of Shreveport in connection with matters related to real estate and economic development as requested by from time to time by the City Attorney.

In consideration of performing said services and advancing necessary costs and expenses required to fulfill his responsibilities, it is hereby agreed that Michael Busada shall be compensated as follows:

Michael Busada ---- $150.00 per hour

Compensation for other staff shall be as determine by the mutual agreement of the parties hereto.

In addition to any fees earned, Michael Busada shall receive and recover the amount of all costs, disbursement and expenses incurred in fulfilling his obligations hereunder, including reasonable out of pocket expenses incurred for approved out of town travel in accordance with the standards and at the rates approved by the City of Shreveport.

Subject to the prior written approval of the City Attorney, Michael Busada shall be authorized to retained outside experts or consultants, the services of which are necessary to aid Michael Busada in fulfilling its obligations and responsibilities to the City of Shreveport hereunder.

Michael Busada agrees that at no time shall he or any Partner, Associate or employee associated with any firm to which he is associated, with will utilize against the City of Shreveport, its officers, employees and agents, in litigation or otherwise, information of any nature or kind obtained directly or indirectly from or as a consequence of its representation of City of Shreveport.

This Agreement may be terminated in whole or in part by either party at any time by notifying the other in writing at least thirty (30) days prior to the effective date of such termination.

The parties expressly acknowledge and agree that in entering into this Agreement, that no party shall be liable to the other for any benefits or coverage as provided by the Workmen's Compensation Law of the State of Louisiana, and further that under the provisions of LSA-R.S. 23:1034, person employed by either party to this Agreement shall be considered an employee of the other party to the other party to this Agreement.

This Agreement shall be reasonably construed and substantial compliance with its terms, conditions and obligations are hereby intended, unless the context or a literal compliance requires otherwise. Whenever approval or consent is herein required by either party to this Agreement, the same shall not be unreasonably or arbitrarily withheld.

No failure of either party to this Agreement to exercise any power or right given hereunder or to insist upon strict compliance by the other party with its obligations hereunder, and no custom or practice of the parties at variance with the terms hereof shall constitute a waiver of the other party's right to demand at any time exact compliance with terms hereof.

The provisions of this Agreement shall inure to the benefit of and be binding upon the parties hereto and their respective successors and assigns.

If any provision or item of this Agreement is held invalid, such invalidity shall not affect other provisions or items of this Agreement which can be given effect without the invalid provisions and to this end the Agreement is hereby declared severable.

This Agreement shall constitute the entire agreement between the parties and shall not be otherwise affected by any other purported undertaking, whether written or oral.

(Remainder of page intentionally left blank)

BUTLER | SNOW



MICHAEL J. BUSADA

Shreveport Office
(318) 703-5122
Mike.Busada@butlersnow.com

Mike Busada is an experienced public finance and economic development attorney representing local governments, school districts, 501(c)(3)s, and major companies. Mike serves as the Co-Chair of the Governmental Affairs Committee of the National Association of Bond Lawyers (NABL) and is a member of Louisiana's Committee of 100 for Economic Development. His work includes representing clients in financing projects totaling in excess of $1 billion, including representing one of the world's largest companies in two of the largest non-industrial economic development projects in Louisiana history.

PRACTICE AREAS AND INDUSTRY TEAMS

- Public Finance
- Economic Development
- Housing Finance
- Public-Private Partnerships & Public Facilities

EXPERIENCE

- Prior to joining the firm, Mike began practicing law in Baton Rouge with a large southern law firm in 2008. During this time, he had the opportunity to practice under some of the state's preeminent public finance and economic development attorneys. Over the last decade, he has represented numerous government bodies, economic development agencies, 501c3 organizations, private developers and large corporations on economic development projects utilizing a variety of tools including, but not limited to, tax increment financing (TIF), economic development district financing (EDD), payment in lieu of taxes financing (PILOT) and New Markets Tax Credit financing (NMTC). In 2010, Mike was instrumental in working with the state legislature to amend the state's PILOT laws to provide for more security to local governmental bodies and more opportunities for businesses. With workforce development representing a critical ingredient for successful economic development, Mike's experience representing one of Louisiana's major workforce development companies allows him to provide clients with unique insight.

BAR ADMISSIONS

- Louisiana, 2008
- U.S. District Courts
  - Louisiana: Eastern, Western, and Middle Districts
- Federal Court, 2008

DISTINCTIONS

- Appointed by Louisiana Gov. John Bel Edwards to serve on the Economic and Community Development Task Force of the Resilient Louisiana Commission
- Honorary Commander, United States Air Force, Office of the Staff Judge Advocate, 2nd Bomb Wing, Barksdale Air Force Base
- Greater Shreveport 40 Under 40
- Norman C. Francis Leadership Institute Fellow

CIVIC INVOLVEMENT

- LSU Health Sciences Shreveport Foundation, Trustee
- Kappa Sigma Fraternity, Board of Directors, 2019-2021
- HBCU Legacy Bowl Inaugural Steering Committee Member
- Capital campaign responsible for developing, funding, and constructing a new $7.5 million Kappa Sigma Fraternity House at LSU, Co-Chair, 2014-2018
- Shreveport-Bossier Military Affairs Council
  - Board of Directors
  - Membership Chair
- Eddie Robinson Legacy Society, National Chairman, 2012-2015
- Red River Valley Association, Board of Directors
- Captain Shreve High School Alumni Association, Board of Directors
- Mystic Krewe of Louisianans, Lieutenant (Washington, DC Mardi Gras)
- Elected to two terms on the Baton Rouge Bar Association's Young Lawyers Council, 2010-2011

ASSOCIATIONS

- National Association of Bond Lawyers
  - Governmental Affairs Committee
    - Co-Chair
- Committee of 100 of Louisiana
- Louisiana Bar Association
- Shreveport Bar Association
- American Bar Association

EDUCATION & HONORS

- Loyola University New Orleans College of Law, J.D., 2008
  - Commencement Speaker
- Louisiana State University, B.A., Political Science, 2005
  - Student Senate President
  - Leadership LSU
  - Omicron Delta Kappa

ORDINANCE AND RESOLUTION FACT SHEET	City of Shreveport	
TITLE	**DATE**	**ORIGINATING DEPT/DIV**
A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A COOPERATIVE PURCHASING AGREEMENT BETWEEN THE CITY OF SHREVEPORT AND THE BATON ROUGE FIRE DEPARTMENT, AND OTHERWISE PROVIDING WITH RESPECT THERETO.	**01/11/22**	**Purchasing Division**
		SPONSOR OR COUNCIL MEMBER Purchasing Division

PURPOSE

To authorize the Mayor to execute a Cooperative Purchasing Agreement between the City of Shreveport and the Baton Rouge Fire Department.

BACKGROUND INFORMATION

The City of Shreveport awarded a proposal contract for the purchase of Bunker Gear to Ferrara Fire Apparatus under Proposal No. RFP 19-817. The Baton Rouge Fire Department is interested in purchasing these particular bunker gears under said City of Shreveport Proposal No. RFP 19-817. Therefore, the City of Shreveport and the Baton Rouge Fire Department desire to enter into a Cooperative Purchasing Agreement wherein the Baton Rouge Fire Department will purchase these items under the terms of the proposal contract awarded to Ferrara Fire Apparatus.

TIMETABLE

Introduction: January 11, 2022	
Final Passage: January 25, 2022	

SPECIAL PROCEDURAL REQUIREMENTS

None

FINANCES	SOURCE OF FUNDS
N/A	N/A

CONCLUSION

The Purchasing Division recommends approval of this resolution.

FACT SHEET PREPARED BY:	Renee Anderson, Interim Purchasing Agent Purchasing Division

RESOLUTION NO. _____ OF 2022

A RESOLUTION AUTHORIZING THE MAYOR TO
EXECUTE A COOPERATIVE PURCHASING AGREEMENT
BETWEEN THE CITY OF SHREVEPORT AND THE
BATON ROUGE FIRE DEPARTMENT, AND
OTHERWISE PROVIDING WITH RESPECT THERETO.

BY:

WHEREAS, La R.S. 38:2212.l(f) authorizes both the City of Shreveport and the Baton Rouge Fire Department into a cooperative purchasing agreement pursuant to the Louisiana Procurement Code La R.S. 39:1701, et seq; and,

WHEREAS, the City of Shreveport and the Baton Rouge Fire Department desire to enter into a cooperative purchasing agreement under the terms of a contract the City of Shreveport entered into under the terms of RFP No. 19-817.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport in due, legal, and regular session convened that Adrian Perkins, Mayor, be and is hereby authorized to execute an agreement between the City of Shreveport and the Baton Rouge Police Department, substantially in accordance with the draft thereof filed in the Office of the Clerk of Council on January 11, 2022 and attached hereto as Exhibit A.

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 of this resolution 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 all resolutions or parts thereof in conflict herewith are hereby declared repealed.

APPROVED AS TO LEGAL FORM:

_____
City Attorney's Office

STATE OF LOUISIANA

PARISH OF CADDO

COOPERATIVE PURCHASING AGREEMENT
BETWEEN
THE CITY OF SHREVEPORT
AND
THE BATON ROUGE FIRE DEPARTMENT

This Agreement, is made and entered into on this _____day of_____ 20____by and between the City of Shreveport (hereinafter sometimes referred to as the "City"), a political subdivision of the State of Louisiana, represented herein by Adrian D. Perkins, its Mayor, and the Baton Rouge Fire Department, represented herein by the undersigned, duly authorized to act herein, who declare as follows:

WHEREAS, La R.S. 38:2212.1(F) authorizes both the City of Shreveport and the Baton Rouge Fire Department into a cooperative purchasing agreement pursuant to the Louisiana Procurement Code La R.S. 39:1701, et seq; and,

WHEREAS, the City of Shreveport and the Baton Rouge Fire Department desire to enter into a cooperative purchasing agreement under the terms of a contract the City of Shreveport entered into under the terms of RFP No. 19-817.

NOW THEREFORE, in consideration of the mutual covenants contained herein, the City of Shreveport and the Baton Rouge Fire Department agree as follows:

1. Purpose. The purpose of this Cooperative Purchasing Agreement is to allow the Baton Rouge Fire Department to procure bunker gears on the City of Shreveport RFP 19-817, tentatively awarded on July 31, 2019.

2. Indemnification. Throughout the term of this Cooperative Purchasing Agreement, an employee of Baton Rouge Fire Department or City, no matter what services may be performed under said Agreement, shall remain an employee of Baton Rouge Fire Department or City respectively. The Baton Rouge Fire Department agrees to indemnify, defend and hold City harmless from and against any and all losses, damages, judgments, expenses or other liabilities whatsoever, including, but not limited to judgment value, interest, attorney's fees, court costs and related costs of defense arising out of or in any way connected with claims for loss of use, data breach, personal injury, death, property damage, or contractual liability, that may be asserted against City, by any party or parties which arise or allegedly arise out of application of this Agreement, or the fault or the negligence of the Baton Rouge Fire Department employees, agents, or representatives.

3. Limitation of liability. In no event shall City or its officers, agents, employees or representatives) be liable for any damages whatsoever (including, without limitation: consequential, incidental, indirect, special, economic, punitive or similar damages, or damages for loss of business profits, loss of goodwill, business interruption, computer/equipment failure or malfunction, loss of business information or any and all other commercial or pecuniary damages or losses) arising out of the use of or inability to use the procured equipment, however caused and on any legal theory of liability (whether

in tort, contract or otherwise), even if City has been advised of the possibility of such damages, or for any claim by any other party.

4. Assignability. The parties herein shall not assign any interest in this Agreement and shall not transfer any interests without the prior written consent of all parties to this Agreement.

5. Compliance With Laws. The Baton Rouge Fire Department and City and their employees shall comply with all applicable federal, state, and local laws and ordinances in carrying out the provisions of this Agreement.

6. Legal Construction. In case any one or more of the provisions contained in this Agreement shall for any reason to be held to be invalid, illegal, or unenforceable in any respect, such invalidity illegality or unenforceability shall not affect any other provision thereof and this Agreement shall be considered as if such invalid illegal or unenforceable provision had never been contained in this Agreement.

7. Amendments. No amendment to this Agreement shall be effective unless it is in writing, signed by the duly authorized representatives of the Baton Rouge Fire Department and City, which shall be the Baton Rouge Fire Chief and the Mayor of the City of Shreveport, or their designees as authorized in writing, and by their signature.

8. Term. This Agreement shall be indefinite and in perpetuity unless the conditions of this Agreement are violated. However, the Baton Rouge Fire Department or City may terminate this Agreement with or without cause and without penalty, upon thirty days written notice to the Mayor of the City of Shreveport at the address provided herein or to the Baton Rouge Fire Chief at the address provided herein. Upon termination, any outstanding sums due either party pursuant to performance of this contract shall be paid within thirty (30) days of receipt of invoice.

WITNESSES:

(1) _____

Print: _____

(2) _____

Print: _____

(1) _____

Print: _____

(2) _____

Print: _____

CITY OF SHREVEPORT

_____

ADRIAN D. PERKINS, MAYOR

Baton Rouge Fire Department

_____

Print: _____

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
A Resolution authorizing a request to be made to the Louisiana Department of Natural Resources, Louisiana State Mineral and Energy Board, to seek public bids for an oil, gas and mineral lease involving the property located in Districts A, F and G and described herein and to execute the lease for certain mineral interests owned by the City of Shreveport; and to authorize the mayor to execute any and all documents related to the intent of this Resolution; and to otherwise provide with respect thereto.

DATE
January 11, 2022

ORIGINATING DEPARTMENT
Office of Engineering
Property Management Section

CITY COUNCIL DISTRICT
A, F & G

SPONSOR

PURPOSE
To authorize the State Mineral and Energy Board to seek public bids for an oil, gas and mineral lease For City-owned property and to execute a lease for certain mineral interests owned by the City.

BACKGROUND INFORMATION
The Louisiana State Mineral and Energy Board is available, upon the request of the City, to seek public bids for an oil, gas and mineral lease and to execute the lease of the property described herein for oil, gas and other minerals. All rights and authority in connection to any lease *shall be vested in the City* to the same extent as if the City had itself leased the land.

The property is located and identified in Exhibit "A".

TIMETABLE
Introduction: January 11, 2022
Final Passage: January 25, 2022

ATTACHMENTS
Exhibit "A" – Property Description
Exhibit "B" – Proposal Letter

SPECIAL PROCEDURAL REQUIREMENTS
The City should not follow La. R.S. 33:4712 for the lease of its minerals; instead it should follow La. R.S. 30:151 et. seq. Pursuant to La. R.S. 30:153(A), the City may direct the State Mineral and Energy Board to lease its land by Resolution.

FINANCES
+ > $1500.00
Projected Bonus and Annual Delay Rentals
[*plus* Lease Royalties after production begins.]

SOURCE OF FUNDS
Successful Bidder

ALTERNATIVES
(1) Adopt the Resolution as submitted, or (2) Amend the Resolution, or (3) Reject the Resolution.

RECOMMENDATION
It is recommended the City Council adopt the Resolution.

FACT SHEET PREPARED BY: Malcolm Stadtlander,
Property Management Administrator

RESOLUTION NO. 4 OF 2022

A RESOLUTION AUTHORIZING A REQUEST TO BE MADE TO THE LOUISIANA DEPARTMENT OF NATURAL RESOURCES, LOUISIANA STATE MINERAL AND ENERGY BOARD, TO SEEK PUBLIC BIDS FOR AN OIL, GAS AND MINERAL LEASE INVOLVING THE PROPERTY LOCATED IN DISTRICTS A, F AND G AND DESCRIBED HEREIN AND TO EXECUTE THE LEASE FOR CERTAIN MINERAL INTERESTS OWNED BY THE CITY OF SHREVEPORT; AND TO AUTHORIZE THE MAYOR TO EXECUTE ANY AND ALL DOCUMENTS RELATED TO THE INTENT OF THIS RESOLUTION; AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY: COUNCILMEMBER

WHEREAS, the City of Shreveport ("City") may own certain mineral rights underlying the described property in Exhibit "A" ("the property"); and

WHEREAS, every agency [including every municipality] is authorized to lease its land for the development and production of minerals; and

WHEREAS, the City desires to lease its interest in the property for oil, gas and other minerals subject to conditions contained herein; and

WHEREAS, the Louisiana Department of Natural Resources, Louisiana State Mineral and Energy Board, is available upon the request of the City of Shreveport to seek public bids for an oil, gas and mineral lease and to execute the lease of the property described herein in Exhibit "A" for oil, gas and other minerals if requested to do so by the City of Shreveport; and

WHEREAS, this Resolution is authorized pursuant to Louisiana Revised Statutes, Title 30; Subtitle I; Chapter 2; Subpart B. Leases by State Agencies [and Municipalities] (La. R.S. 30:151 – 30:159); and

WHEREAS, pursuant to La. R.S. 30:153(A), any agency [Municipality] may, by Resolution, direct the State Mineral and Energy Board to lease the City's interest in the property for such purposes; and

WHEREAS, pursuant to La. R.S. 30:153(A), after the execution of the original lease, all rights and authority in connection therewith shall be vested in the agency [Municipality] to the same extent as if the agency [Municipality] had itself leased the land; and

WHEREAS, pursuant to La. R.S. 30:153(A) the bonus money, if any, received for the lease shall be transmitted by the State Mineral and Energy Board to the agency [Municipality];

WHEREAS, the City of Shreveport has received a written request from Joe K. McGinty, Jr., on behalf of McGinty-Durham, Inc., that the City seek public bids for an oil, gas and mineral lease covering said described property in Exhibit "A"; and

WHEREAS, the City of Shreveport does not, by way of the instant Resolution, guarantee Joe K. McGinty, Jr., on behalf of McGinty-Durham, Inc., or any other bidding entity, the award of successful bid on the described property in Exhibit "A" ("the property").

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Shreveport, Louisiana, in due, legal, and regular session convened, that:

1. The City of Shreveport declares it may own certain mineral rights underlying the following described property, to-wit:

   See Exhibit "A" – Property Description

2. The Louisiana Department of Natural Resources, State Mineral and Energy Board, be and it is hereby requested and authorized to seek public bids for an oil, gas and mineral lease covering the property described herein above.

3. The Louisiana Department of Natural Resources, State Mineral and Energy Board, be and it is hereby requested and authorized to execute a lease covering the property described herein above.

4. The Mayor, Adrian Perkins, and/or his designee, is hereby authorized to execute, for and on behalf of the City of Shreveport, any and all documents related to the execution and intent of this Resolution.

5. **Any such lease shall contain a NO SURFACE OPERATIONS provision to read the same or substantially the same as the following:**

   > Lessee, its successors or assigns, may produce oil, gas and other minerals from the leased premises by drilling from a surface location on other lands, but notwithstanding any other provision of this lease, Lessee, its successors or assigns, shall not use the surface of the Lessor's property for drilling or any other operations without prior written permission of Lessor, which permission may be withheld at Lessor's discretion.

6. **Any such lease shall contain a HORIZONTAL PUGH clause to read the same or substantially the same as the following:**

> Notwithstanding anything to the contrary herein contained, at the end of the primary term or any extension thereof by operations, if the Commission of Conservation of the State of Louisiana establishes a drilling unit which includes a part of the land herein leased, the production of oil, gas and other minerals from such unit shall maintain this lease in full force and effect only as to such portions of the leased land embraced in said pooled unit; and this lease shall expire as to that part of the land herein leased not included in such unit; and Lessee, its successors and assigns agrees to relinquish by formal instrument any portion of the leased land not included in a unit created by the Commission of Conservation while this lease is in effect.

7. **Any such lease shall contain a VERTICAL PUGH clause to read the same or substantially the same as the following:**

> Upon the expiration of the primary term hereof or any extension thereof by operations, this lease shall automatically terminate and be of no further force or effect except as to all that part of the leased premises then included within the geographical boundaries of a producing unit duly established by governmental agency or authority having jurisdiction, from the surface of the earth to a depth of one hundred (100) feet below the deepest depth from which any well commenced during the primary term hereof on the leased premises or on lands pooled therewith is completed and from which there is production in paying quantities, such depth determination to be made on a unit-by-unit basis. In the absence of units so established, this lease shall terminate except as to forty (40) acres around each producing oil well and one hundred sixty (160) acres around each producing or shut-in gas well located on the leased premises, in as near the form of a square as is practicable, from the surface of the earth down to a depth of one hundred (100) feet below the deepest depth from which said well or wells are completed and from which there is production in paying quantities, such depth determination to be made on a well-by-well basis.

8. **Any such lease shall contain a minimum CASH PAYMENT BONUS provision as follows:** Cash Payment Bonus of not less than one thousand five hundred dollars ($1500.00) per acre.

9. **Any such lease shall contain a minimum ROYALTY provision as follows:** Royalty of not less than twenty percent (20%).
10. **Any such lease shall contain a maximum TERM provision as follows:** Primary term of lease shall not exceed three (3) years.

11. Any such lease shall contain a provision expressly stating that any lease granted by the City of Shreveport and accepted by Lessee shall be **WITHOUT WARRANTY OF TITLE** and **WITHOUT RECOURSE AGAINST THE CITY**, whether expressed or implied, even for the return of any monies paid, and further, that City shall not be required to return any payments received or be otherwise responsible to Lessee therefore.

12. Any error in any legal description contained in this Resolution and/or in Exhibit "A" which may be discovered by the State Mineral and Energy Board, or its staff, during its review of the City's application, which are subsequently corrected by the City of Shreveport, provided such irregularities do not materially change the property being herein authorized for lease, shall not affect any authorization granted or conveyed herein and the State Mineral and Energy Board is hereby authorized to advertise and subsequently lease the said property as correctly described.

13. A certified copy of the executed *Lease Agreement* authorized herein and all Exhibits attached thereto, or an extract thereof, shall be filed and recorded in the conveyance records of Caddo Parish, Louisiana.

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 of this Resolution which can be given effect without the invalid provisions, items or application, and to this end, the provisions of this Resolution are hereby declared severable.

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

BE IT FURTHER RESOLVED that this Resolution shall become effective in accordance with the provisions of Shreveport City Charter Section 4.23.

THUS DONE AND RESOLVED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

CITY OF SHREVEPORT, LOUISIANA NOMINATION 1:
(All lands in Sections 1 & 12-17N-15W)

A certain Tract of land, excluding the beds and bottoms of all navigable waters, belonging to and not presently under mineral lease from City Of Shreveport on October 14, 2020, being more fully described as follows: All lands in Sections 1 and 12, Township 17 North, Range 15 West, being more fully described as follows:

1a) All dedicated highways, roads, streets, alleys, drainage and rights of way located in Sections 1 and 12, Township 17 North, Range 15West, Caddo Parish, Louisiana, containing 90.96 acres, more or less;

1b) That certain tract of land belonging to the City of Shreveport within Section 1, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171501-002-0002-00 containing 1.75 acres, more or less, acquired by City of Shreveport as recorded in Book 390, Page 817, Instrument No. 71755;

1c) That certain tract of land belonging to the City of Shreveport within Section 1, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171501-000-0035-00 containing 43.124 acres, more or less, acquired by City of Shreveport as recorded in Book 390, Page 817, Instrument No. 71755;

1d) That certain tract of land belonging to the City of Shreveport within Section 12, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171512-000-0143-00 containing 29.264 acres, more or less, acquired by City of Shreveport, Louisiana as recorded in Book 1184, Page 221, Instrument No. 456252 and Book 1211, Page 74, Instrument No. 473863;

1e) All tax adjudicated properties in Sections 1 and 12, Township 17 North, Range 15 West containing 0.8382 acres, more or less; the total acreage for Sections 1 and 12, Township 17 North, Range 15 West containing **165.939 acres**, all as more particularly outlined on a plat on file in the Office of Mineral Resources, Department of Natural Resources. The description is based on information provided by the State Agency regarding location and ownership of surface and mineral rights. All bearings, distances and coordinates, if applicable, are based on Louisiana Coordinate System of 1927, (North or South Zone).

CITY OF SHREVEPORT, LOUISIANA NOMINATION 2:
(All lands in Sections 13 & 24-17N-15W)

Those certain tracts of land, excluding the beds and bottoms of all navigable waters, belonging to and not presently under mineral lease from City of Shreveport on February 12, 2020, being more fully described as follows:1a) All dedicated highways, roads, streets, alleys, drainage and rights of way located in Sections 13 and 24, Township 17 North, Range 15 West, Caddo Parish, Louisiana, containing **68.591225 acres**, more or less; 1b) That certain tract of land belonging to the City of Shreveport within Section 13, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171513-000-0056-00 containing **34.891 acres**, more or less, acquired by City of Shreveport as recorded in Book 1482, Page 93, Instrument No. 645649; 1c) That certain tract of land belonging to the City of Shreveport within Section 13, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171513-000-0043-00 containing **21.21 acres**, more or less, acquired by City of Shreveport

as recorded in Book 1482, Page 89, Instrument No. 645648; 1d) That certain tract of land belonging to the City of Shreveport within Section 13, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171513-018-0017-00 containing **0.920033 acres**, more or less, acquired by City of Shreveport as recorded in Book 1482, Page 89, Instrument No. 645648; 1e) That certain tract of land belonging to the City of Shreveport within Section 13, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171513-018-0019-00 containing **3.628994 acres**, more or less, acquired by City of Shreveport as recorded in Book 1482, Page 89, Instrument No. 645648; 1f) That certain tract of land belonging to the City of Shreveport within Section 13, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171513-018-0020-00 containing **0.072421 acres**, more or less, acquired by City of Shreveport as recorded in Book 1482, Page 89, Instrument No. 645648; 1g) That certain tract of land belonging to the City of Shreveport within Section 13, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171513-012-0030-00 containing **0.091939 acres**, more or less, acquired by City of Shreveport as recorded in Book 2471, Page 736, Instrument No. 1166363; 1h) That certain tract of land belonging to the City of Shreveport within Section 24, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171524-000-0036-00 containing **1.641850 acres**, more or less, acquired by City of Shreveport as recorded in Book 1238, Page 739, Instrument No. 493138 and Book 1314, Page 172, Instrument No. 542878; 1i) All tax adjudicated properties in Sections 13 and 24, Township 17 North, Range 15 West containing **2.13 acres**, more or less; the total acreage for Sections 13 and 24, Township 17 North, Range 15 West containing **133.38 acres**.

CITY OF SHREVEPORT, LOUISIANA NOMINATION 3: (All lands in Sections 25 & 36-17N-15W)

Those certain tracts of land, excluding the beds and bottoms of all navigable waters, belonging to and not presently under mineral lease from City of Shreveport on February 12, 2020, being more fully described as follows:1a) All dedicated highways, roads, streets, alleys, drainage and rights of way located in Section 25 and 36, Township 17 North, Range 15 West, Caddo Parish, Louisiana, containing **94.9683 acres**, more or less;1b) That certain tract of land belonging to the City of Shreveport within Section 25, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171525-037-0004-00 containing **1.992 acres**, more or less, acquired by City of Shreveport et alper survey plat of Cottonwood Subdivision, Unit 2, as recorded in Book 3500, Page 236, Instrument No. 1793768; 1c) That certain tract of land belonging to the City of Shreveport within Section 25, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171536-000-0017-00 containing **5.069743 acres**, more or less, acquired by The City of Shreveport as recorded in Book 1275, Page 511, Instrument No. 517936; 1e) That certain tract of land belonging to the City of Shreveport within Section 36, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171536-000-0017-00 containing **115.700257 acres**, more or less, acquired by The City of Shreveport as recorded in Book 1275, Page 511, Instrument No. 517936; 1f) That certain tract of land belonging to the City of Shreveport within Section 36, Township 17 North, Range 15 West, Caddo Parish, Louisiana, with GEO Identification Number 017-171536-000-0018-00 containing **5.35 acres**, more or less, acquired by The City of

Shreveport as recorded in Book 1275, Page 511, Instrument No. 517936; 1f) All tax adjudicated properties in Sections 25 and 36, Township 17 North, Range 15 West containing **0.925 acres**, more or less; the total acreage for Sections 25 and 36, Township 17 North, Range 15 West containing **223.99 acres**.

McGINTY-DURHAM, INC.

Energy Land Services
(318) 445-0054 FAX (318) 445-0804

Post Office Box 7979
Alexandria, Louisiana 71306-0979

1326 Jackson Street
Alexandria, Louisiana 71301

June 15, 2020

The Honorable Adrian Perkins, Mayor
CITY OF SHREVEPORT, LOUISIANA
505 Travis Street, Suite 200
Shreveport, LA 71101

Re: Nomination of City of Shreveport Acreage
For Oil, Gas & Mineral Lease
Townships 17 & 18 North, Range 15 West, Caddo Parish, Louisiana

Dear Mayor Perkins:

McGinty-Durham, Inc. desires to obtain Oil, Gas and Mineral Lease coverage for approximately 538.54 acres located in Sections 1, 12, 13, 24, 25 & 36 of Township 17 North, Range 15 West and Section 13 of Township 18 North, Range 15 West, Caddo Parish, Louisiana. In order to obtain said lease coverage, the City Council of the City of Shreveport needs to enact a Resolution authorizing the State Mineral Board of the State of Louisiana to advertise and receive sealed bids in an upcoming State Lease Sale. Please note that the acreage to be nominated is virtually the same as that which was previously approved by the City and which appeared in the March 11, 2020 State Lease Sale. The only difference is that for some reason, the previous Resolution enacted November 22, 2019 failed to include our nomination No. 4 covering 23.68 acres. We now request that, should the City Council again agree to approve these nominations, that the Resolution will correctly include and approve all four (4) nominations.

The schedule of upcoming State Lease Sales indicates that the approving resolution must be received by the State Mineral Board prior to a **July 27, 2020 deadline** in order to make the October 14, 2020 State Lease Sale; therefore, we respectfully request that this issue be included on the agenda for the next possible meeting of the City Council. The resolution should authorize the State Mineral Board to act on behalf of the City of Shreveport and should be delivered to the Office of Mineral Resources; Petroleum Lands Division; P.O. Box 2827, Baton Rouge, LA 70821-2827. Since additional plats, descriptions and checks must accompany the Resolution, we would suggest that we pick up said Resolution once it has been prepared, provide the checks and additional information requested, then complete the process.According to the rules promulgated by the State Mineral Board, this acreage within multiple sections has been compiled into four (4) separate nominations. Included herewith is a map of each of the four (4) proposed nominations and the descriptions of the City-owned acreage within each nomination. These nominations include both fee lands owned by the City along with roadbed minerals acquired by the City through various statutory dedications**.** Also included for your convenience is a copy of the

previous Resolution issued by the City and approved on November 22, 2019. Once again, please note that the November, 2019 Resolution failed to include our Nomination No. 4.

Finally, I feel it is advisable to point out that no bids were received for this acreage in the March 11, 2020 Lease Sale. It is my understanding that the only reason no bids were submitted by my client is because of the minimums that were included in these nominations (which per the Resolution were $1,250 per acre bonus and 25% royalty.) Because of the state of the oil and gas industry at this time (which is considerably worse than when the March, 2020 State Lease Sale occurred), the insistence of these minimums by the City Council might possibly meet with the same circumstance. We would then encourage the Council to either require no minimums whatsoever in the Resolution or to at least reduce the royalty minimum to 20%.

Should you have any questions or comments whatsoever, please do not hesitate to contact me at the above address/telephone number. We thank you very much for your cooperation and assistance in this matter.

Very truly yours,

Joe K. McGinty, Jr.

Joe K. McGinty, Jr.

/jkm

Encl:

ORDINANCE AND RESOLUTION FACT SHEET **City of Shreveport**

TITLE	DATE	ORIGINATING DEPT./DIV.
AN ORDINANCE TO AMEND CERTAIN PORTIONS OF CHAPTER 26 OF THE CITY OF SHREVEPORT CODE OF ORDINANCES RELATIVE TO THE ARCHITECTURAL AND ENGINEERING SELECTION PROCESS, AND OTHERWISE PROVIDING WITH RESPECT THERETO.	05/06/2021	The Office of the City Attorney **SPONSOR OR COUNCILMEMBER** COUNCILWOMAN LEVETTE FULLER

PURPOSE

This ordinance will amend and update the processes and procedures utilized by the architectural and engineering selection committee relative to the selection of firms to provide architectural, engineering, interior design construction management, land surveying and landscape architectural services for City projects.

This Ordinance or Resolution will have direct impact on Council District: **ALL**

BACKGROUND INFORMATION

The Architectural and Engineering (A&E) selection committee has deemed it desirable and necessary to amend certain provisions of the selection process for firms seeking to provide architectural, engineering, interior design construction management, land surveying and landscape architectural services on City projects of maintenance, construction and other public works.

An A&E subcommittee was convened for the purposes of discussion and implementation of an updated selection process which will give the members of the selection committee greater opportunity to make selections objectively and provide for greater transparency. These changes will provide for more even dispersion of City contracts to local qualified firms through a more streamlined and detailed qualification based selection process.

TIMETABLE

Introduction: **May 11, 2021**

Final Passage: **May 25, 2021**

SPECIAL PROCEDURAL REQUIREMENTS

FINANCES	SOURCE OF FUNDS
N/A	N/A

CONCLUSION

The council may:

1. Approve the Resolution if deemed appropriate.
2. Approve an amended version of the Resolution.
3. Reject the Resolution.

FACT SHEET PREPARED BY: Thea R. Scott, Deputy City Attorney

ORDINANCE NO. _____ OF 2021

AN ORDINANCE TO AMEND CERTAIN PORTIONS OF CHAPTER 26 OF THE CITY OF SHREVEPORT CODE OF ORDINANCES RELATIVE TO THE ARCHITECTURAL AND ENGINEERING SELECTION PROCESS, AND OTHERWISE PROVIDING WITH RESPECT THERETO.

BY COUNCIL MEMBER: LEVETTE FULLER

WHEREAS, the City of Shreveport's Architectural and Engineering Selection Committee has deemed it desirable and necessary to amend certain provisions of the selection process for firms seeking to provide architectural, engineering, interior design construction management, land surveying and landscape architectural services on City projects of maintenance, construction and other public works.

BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due regular and legal session convened, that Chapter 26, Article VI, Division 3 is hereby amended and re-enacted to read as follows:

DIVISION 3. - ARCHITECTURAL AND ENGINEERING SERVICES

***

Sec. 26-241. - Purpose.

The purposes of this division are to assure that the city selects qualified firms to provide it with architectural, engineering, interior design, construction management, land surveying and landscape architectural services in an open and competitive manner and to provide that firms whose primary business address is in the Shreveport-Bossier metropolitan area are selected to provide these services when they are properly qualified and are experienced in the type of work needed by the city.

(Ord. No. 203, 1996, 3-11-97)

Sec. 26-242. - Definitions.

For the purposes of this division, the following words and phrases shall have the meanings set forth below unless the context clearly indicates otherwise.

A/E selection committee means the architectural and engineering selection committee created under the provisions of this division.

Architect means any person registered and licensed to practice architecture under the laws of the state of Louisiana.

Architectural/engineering (A/E) professional service means services that are required to be performed by a person or entity of is licensed, registered or certified to perform those services. These services are of an architectural, engineering, interior design, land surveying, construction management or landscape architectural

nature plus incidental services that members of these professions and their employees may logically or justifiably perform. A/E services shall include the following specific but nonexclusive list of services:

(1) Feasibility studies, project master plans, environmental impact studies or assessments, space studies, preparation of applications for funding, analyses of overhead, operations and maintenance expenses, the preparation of cash flow analyses, rate schedules and economic analyses and such other study and evaluation documents as may be needed for a project;

(2) Design services to provide drawings, plans, specifications and cost estimates for construction which may include program development, energy analysis, interior design and landscaping;

(3) Construction layout and staking services;

(4) Observation and inspection of project construction;

(5) Construction manager/advisor services, as defined herein;

(6) Special supplementary work items such as surveys, models, displays or presentations;

(7) Participation in structured independent review processes, including, but not limited to, cost estimating, project peer review, value engineering and constructability reviews.

City means the City of Shreveport, Louisiana, its departments and subdepartments and the city's agencies, boards and commissions.

City's agencies, boards and commissions means agencies, boards and commissions that are controlled by or dependent on the city's executive and legislative branches, as well as the metropolitan planning commission.

Construction manager/advisor means a design professional who assists, beyond ordinary project inspection and observation, in the management of construction projects for the city.

Design professional means any architect, engineer, interior designer, land surveyor, construction manager or landscape architect, as appropriate.

Engineer means any person registered and licensed to practice engineering under the laws of the state of Louisiana.

Interior designer means any person registered as an interior designer under the laws of the state of Louisiana or any unlicensed person who provides similar services.

Land surveyor means any person registered and licensed to conduct land surveying under the laws of the state of Louisiana.

Landscape architect means any person registered and licensed to practice landscape architecture under the laws of the state of Louisiana.

Mayor means the duly-elected mayor of the city or the mayor pro tem when vested with the powers of the office of the mayor.

Project means the description of work as described in the announcement published in the official journal as described in this division.

User agency means the city department, board, commission or authority or public utility undertaking a

specific project.

(Ord. No. 203, 1996, 3-11-97)

Sec. 26-243. - Architectural and engineering (A/E) selection committee

The competitive selection process for A/E professional services shall be conducted by an eleven (11) member A/E selection committee.

(a) Director-Members. There shall be five (5) members of the A/E selection committee as follows: The directors of public works, water and sewerage, airports, and the city engineer and the director of the Fair Share Program.

(b) Citizen-Members. The mayor shall appoint the following three (3) citizen members to the A/E selection committee subject to their confirmation by the city council:

(1) Business or Finance - One (1) citizen, who is not a city employee and who holds or has retired from executive or managerial positions in the business or financial community.

(2) Architect - One (1) architect who is not a city employee, who resides in Caddo Parish and who is recommended the Shreveport Chapter of the American Institute of Architects.

(3) Engineer - One (1) engineer who is not a city employee, who resides in Caddo Parish and who is recommended by the Shreveport Chapter of the American Society of Engineers or the Shreveport Chapter of the Louisiana Engineering Society.

(4) These citizen members may serve two (2) consecutive three-year terms from the confirmation of their appointment and until their respective successors are qualified, appointed and confirmed. No citizen appointee shall serve a third consecutive term.

(5) The citizen appointees including the architect and the engineer, and their employing firms, if appropriate, shall not be eligible to compete for city A/E contracts or be employed by or be a subcontractor to an A/E firm awarded a contract through the A/E selection process (1) while serving on the A/E selection committee; and (2) for six months after their term of service has ended, and for any additional period of time required by applicable law, including the Louisiana Code of Governmental Ethics.

(c) City Council-Members. The chairperson of the city council and their city council member designee shall serve as members of the A/E selection committee.

(d) Six voting members of the A/E selection committee, including at least two of the members named in subsections (b) and (c) above shall constitute a quorum.

(e) The committee members shall select a chairman who shall serve a one-year term or until their respective successor is elected. An election for chairman shall be held each year.

(f) The purchasing agent shall serve as a nonvoting member of the A/E selection committee and shall maintain its records.

(g) When the user agency for a specific project is not otherwise represented on the A/E selection

committee or when specialized expertise is desired by the committee, the mayor may designate one or more persons to serve as nonvoting members of the committee while it considers matters related to that specific project.

Sec. 26-244. - Architectural and engineering contract amount

(a) This process shall apply to all architectural/engineering (A/E) professional services contracts negotiated by any city agency, board, commission or authority when the initial amount of the contract exceeds $100,000.00 or when the initial amount of the contract is less than $100,000.00 but the scope of work is likely to increase so that the final contract amount exceeds $100,000.00.

(b) All contracts for A/E professional services where the initial amount of such contract exceeds $100,000.00 or when the initial amount of the contract is less than $100,000.00 but the scope of work is likely to increase so that the final contract amount exceeds $100,000.00 shall be selected on a competitive basis based on the qualifications of the firm, its employees or individual design professionals and any other relevant criteria, except that price shall not become a factor until after selection.

Sec. 26-245. - Architectural and engineering selection process.

(a) It shall be the policy of the city to publicly announce all requirements for the competitive selection of A/E professional services and to negotiate contracts for those services on the basis of demonstrated competency, qualifications.

(b) When it is determined that the city needs to obtain A/E services, the mayor shall require that the announcement for such services be published in the official journal, transmitted via the City's electronic bid notification and procurement system, published on the official website for the City of Shreveport and mailed to each member of the city council. This announcement shall invite all interested parties to submit within a specified time (minimum of 25 calendar days) letters of interest in being selected for this specific project, together with a Form SF 330 describing the firm or individual's experience related to the project and such other information as the announcement may specify. The notice shall contain a general description of the project and an estimated fee range for the contract, if known. These submittals shall include the relevant pages of the SF 330 form and any information which is deemed relevant by the A/E firm or which has been requested in the city's official notification. They should include a description of the firm's experience on similar projects, its current workload with the city, and (when known) the personnel who the firm intends to assign to the project.

(c) The A/E selection committee may conduct interviews with up to five of the submitting firms if it

finds that such interviews are warranted and will assist in the selection process. When interviews are held, no member or representative of a submitting firm or individual for the project under consideration who is not being interviewed shall be present.

(d) Once the A/E selection committee has evaluated all of the submittals received relative to a project, it shall recommend up to three firms to the mayor and shall submit the list of firms in order of preference.

(e) For all contracts, the mayor shall then select any one of the firms recommended to him by the A/E selection committee and direct the relevant department, agency or commission to negotiate a contract with the selected firm for services for a fee or at rates of pay fair to both parties.

(f) Once the mayor has selected an A/E firm from the list submitted to him by the A/E selection committee, the committee shall notify all firms which submitted letters of interest on the project of the selection which has been made.

(g) Should the mayor or his designee be unable to negotiate a satisfactory contract with any one of the firms or individuals recommended by the A/E selection committee, negotiations with that firm or individual shall be terminated and the A/E firm or individual notified in writing of the reason(s) therefor. The mayor may then direct the appropriate persons to negotiate with either one of the remaining A/E firms recommended for the project by the A/E selection committee. If the mayor is unable to reach a satisfactory agreement with any of the firms recommended by the A/E selection committee for a project then the A/E selection committee shall be required to reopen the selection process by publishing a new announcement as required by subsection (9) herein and submit a new list of firms to the mayor.

(h) The mayor shall cause the A/E selection committee to:

(1) Provide notice and an agenda of all meetings to each Council Member at the time committee members are notified;

(2) Provide each council member with a copy of the minutes of each meeting which shall include all recommendations of the committee, and

(3) Produce a report for the council and to deliver to the clerk of council by April 1, July 1, October 1, and January 1 for the prior three months showing the names of the A/E firms selected during the previous three months, the dollar amount of each contract, and amendments to each contract, the names of the firms submitted to the mayor and not selected for each project and other information requested by the chairman of the council or the chairman of the audit and finance committee. This report shall also include the names of A/E firms selected during the previous three months for which the initial contract amount was less than $100,000.00, the initial dollar amounts of each contract and subsequent amendments to it and the purpose of the work. This report shall also include

the total amount of fees awarded by the city for professional services within the past four years for each firm or individual design professional providing A/E professional services.

Sec. 26-445. Evaluation Criteria

(a) The A/E selection committee shall evaluate all submittals from A/E firms to determine the firms which it considers most qualified for and suited to perform the work.

(b) Numerical factors ranging from one (1) to five (5) shall be assigned to the following criterion on the basis of the City's priorities and conception of the importance of each factor in the completion of a successful project:

(1) Capability to perform all or most aspects of the project

(2) Recent experience with comparable City of Shreveport projects

(3) Firms reputation for integrity and competence

(4) Fair share participation pursuant to City Code of Ordinances Secs. 2-401-426

(5) Key personnel's professional qualifications essential to the work to be performed

(6) Current workload

(7) Qualifications of Sub-Consultants

(8) Team work Location (find joint venture language)

(9) Understanding of program or project including potential challenges and the City's special concerns, if any

(10) Past performance on City projects including meeting deadlines

a. If there has been no performance on past City projects, the City may solicit past performance information from all available sources including, references and clients identified by the firm.

b. References other than those identified by the firm may be contacted and considered in the evaluation process.

(11) Location of assigned staff office relative to project

(c) The political activities of a design professional or firm of design professionals, including support for or against a candidate for city elective office, shall not be a consideration in the selection process.

Sec. 26-246. – Prequalification

(a) Firms or individual design professionals wishing to be selected for professional services by the city shall submit annually to the city a statement of their qualifications and interest. General information and/or information about a firm's interest and expertise in specific project areas (streets, drainage, parks, airports, buildings, etc.) shall be submitted on a Form SF 330 (Architect-Engineer and Related Services Questionnaire) or on such other form as may provide similar

information which is acceptable to the A/E selection committee. Firms may provide updated SF 330 forms or other relevant information to the city at any time. All firms or individual design professionals with current SF 330 Forms on file will be sent a notification of public announcement for each project via the City's electronic bid notification and procurement system.

Sec. 26-246. – Prohibited Communications Prior to Selection

(a) There shall be a prohibition on communications by all submitting firms and/or their representatives with City staff, the Mayor and staff, council members and staff and members of the selection committee at any time prior to the selection of a firm for professional services.

(b) This does not apply to oral communications at pre-submittal conferences, oral presentations before the selection committee, contract negotiations, or communications in writing at any time with any city employee or elected official regarding matters not concerning the competitive selection process.

Sec. 26-247. – Post project evaluation

A post project evaluation shall be conducted following completion of any project for which an award his made by the A/E committee. Post project evaluations shall be utilized in a firm's evaluation for any future projects pursuant to Sec. 26-445(b)(10). The following criterion may be considered in post project evaluations:

(a) Planned duration of awarded project vs. actual duration of awarded project

(b) Project efficiency and timeliness of completion

(c) Causes for any delay in the completion of the awarded project, if any

(d) Budgeted or planned cost for awarded project vs. actual cost for awarded project

(e) Reasons for increased costs, if any

(f) Quality of work performed

(g) Compliance with specifications of project

(h) Adherence to all local, state and federal regulations during the completion of the awarded project

(i) Compliance with all local, state and federal safety regulations during the completion of the awarded project

(j) Ability to address foreseeable and unforeseeable risks during the completion of the awarded project

Secs. 26-248—26-264. - Reserved.

BE IT FURTHER ORDAINED that the remainder of Chapter 26, of the City of Shreveport Code of Ordinances shall remain unchanged and in full force and effect.

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 of this ordinance 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 all Ordinances or parts thereof in conflict herewith are hereby repealed.

BE IT FURTHER ORDAINED that this Ordinance shall become effective in accordance with the provisions of Shreveport City Charter Section 4.23.

THUS DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

OFFICE OF THE CITY ATTORNEY

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE

AN ORDINANCE DECLARING THE CITY'S INTEREST IN CERTAIN LAND AS SURPLUS, AND OUR INTENTION TO DONATE CERTAIN LAND ACQUIRED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT TO VOLUNTEERS OF AMERICA OF NORTH LOUISIANA AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

DATE

11/2/2021

ORIGINATING DEPARTMENT

Department of Community Development

CITY COUNCIL DISTRICT

A

SPONSOR

PURPOSE

The City of Shreveport Department of Community Development is requesting authorization to surplus and donate certain property located in the Allendale-Lakeside neighborhoods and acquired for the purpose of developing affordable multigenerational housing, to Volunteers of America of North Louisiana.

BACKGROUND INFORMATION

The Department of Community Development desires to donate certain property to Volunteers of America of North Louisiana for the purpose of developing the Antoine Park Place Community. The proposed community will provide for approximately 12 one-bedroom rental units and will primarily serve low to moderate income adults in the Allendale-Lakeside community. This development is intended to provide recreational programming, activities, amenities and other essential services to residents of this community.

Volunteers of America of North Louisiana has requested donation of this property to develop, manage and construct this project with the aim of aligning with the purposes and vision of Shreveport's Choice Neighborhoods.

TIMETABLE

Introduction: November 9, 2021
Final Passage: December 14, 2021

ATTACHMENT(S)

Exhibit "A" Legal Descriptions and Property Map

SPECIAL PROCEDURAL REQUIREMENTS

LSA-R.S. 33-4712 requires that notice of this ordinance be published at least three (3) times within fifteen (15) days, one week apart.

FINANCES

N/A

SOURCE OF FUNDS

N/A

ALTERNATIVES

(1) Adopt the Resolution as submitted, or (2) Amend the Resolution, or (3) Reject the Resolution.

RECOMMENDATION

It is recommended that the City Council adopt the Resolution.

FACT SHEET PREPARED BY: Thea R. Scott,
Department of Community Development
Bureau Chief of Admin.

ORDINANCE NO._____ OF 2021

AN ORDINANCE DECLARING THE CITY'S INTEREST IN CERTAIN LAND AS SURPLUS, AND OUR INTENTION TO DONATE CERTAIN LAND ACQUIRED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT TO VOLUNTEERS OF AMERICA OF NORTH LOUISIANA AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

WHEREAS, the City of Shreveport, through the Department of Community Development, has acquired title to certain property identified as:

1. LOTS 3 & 4, BLK. 1, WYCHE & STINSON SUBN. & 1/2 ABAND. ALLEY ADJ. LOT 3, 181435-104-16.

2. LOTS 5 & 6, BLK. 1, WYCHE & STINSON SUBN., 181435-104-18

3. LOTS 7 THRU 12, BLK. 1, WYCHE & STINSON SUBN., 181435-104-17

4. LOT 13, BLK 1, WYCHE & STINSON SUB 181435-104-13

5. LOT 20, BLK 4, ALLENDALE HTS SUB., 181435-108-20

6. LOT 21, BLK 4, ALLENDALE HEIGHTS SUB. 181435-108-21

7. S. 80 FT OF LOTS 28, 29 & 30, BLK 4, ALLENDALE HTS. SUB., 181435-108-37

WHEREAS, the said property was acquired by the City with the intent that it ultimately be conveyed to qualified individuals or organizations for authorized uses in accordance acquisition of said property; and

WHEREAS, the Volunteers of America of North Louisiana is a not-for-profit community-based development organization and satisfies the criteria as it relates to providing housing opportunities benefitting low and moderate income persons; and

WHEREAS, the donation must be used to provide permanent housing for low and moderate income families and seniors within one year after execution of this agreement, or for such longer period of time as determined to be appropriate by the City; and

WHEREAS, the said property are not needed by the City for a public purpose and should therefore be declared to be surplus property; and

WHEREAS, LSA-R.S. 33:4712 requires that notice of this ordinance be published at least three (3) times within fifteen (15) days, one week apart.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport in due, regular and legal session convened, that:

1. LOTS 3 & 4, BLK. 1, WYCHE & STINSON SUBN. & 1/2 ABAND. ALLEY ADJ. LOT 3, 181435-104-16.

2. LOTS 5 & 6, BLK. 1, WYCHE & STINSON SUBN., 181435-104-18

3. LOTS 7 THRU 12, BLK. 1, WYCHE & STINSON SUBN., 181435-104-17

4. LOT 13, BLK 1, WYCHE & STINSON SUB 181435-104-13

5. LOT 20, BLK 4, ALLENDALE HTS SUB., 181435-108-20

6. LOT 21, BLK 4, ALLENDALE HEIGHTS SUB. 181435-108-21

7. S. 80 FT OF LOTS 28, 29 & 30, BLK 4, ALLENDALE HTS. SUB., 181435-108-37

are hereby declared to be surplus property and not needed by the City of Shreveport for public purpose.

BE IT FURTHER ORDAINED, that the City of Shreveport is hereby authorized to donate the aforementioned property to Volunteers of America of North Louisiana in its "as is" condition and without warranty of title or recourse whatsoever against the City of Shreveport, in accordance with state law, city ordinances, and deed restrictions imposed by Community Development.

BE IT FURTHER ORDAINED that the Mayor of the City of Shreveport is authorized to execute and deliver, for and on behalf of the City of Shreveport, any and all documents relative to the donation of the property to Volunteers of America, Inc. after review and approval of such document(s) by the Office of the City Attorney, and to do any and all things necessary and incidental to carry out the authorization expressed in this ordinance relative to donation of the said property.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

STATE OF LOUISIANA

PARISH OF CADDO

ACT OF DONATION

BE IT KNOWN that before me, the undersigned Notary Public, duly commissioned and qualified, in and for the Parish of Caddo, State of Louisiana, therein residing, and in the presence of the witnesses hereinafter named and undersigned, personally came and appeared:

CITY OF SHREVEPORT, **(EIN: 72-6001326),** a political subdivision of the State of Louisiana, whose mailing address is 505 Travis Street, Shreveport, Louisiana, 71101, herein represented by Adrian Perkins, Mayor, duly authorized to act pursuant to Ordinance Number _____ of _____, a certified copy of which is attached hereto and made a part of, hereinafter referred to as "Donor." and;

AND

VOLUNTEERS OF AMERICA OF NORTH LOUISIANA, (EIN:_____), a private non-profit corporation authorized to do business in the State of Louisiana, whose mailing address is 360 Jordan Street, Shreveport, Louisiana 71101, herein represented by Chuck Meehan, its President/CEO (hereinafter referred to as "Donee"),

who declared that the City of Shreveport does by these presents irrevocably donate, grant, convey, transfer; set over, assign, with all legal warranties and with full substitution and subrogation in and to all rights and actions of warranty which said Donor has or may have against all preceding owners and vendors, and deliver unto Donee, the following described properties to-wit:

1. LOTS 3 & 4, BLK. 1, WYCHE & STINSON SUBN. & 1/2 ABAND. ALLEY ADJ. LOT 3, 181435-104-16.

2. LOTS 5 & 6, BLK. 1, WYCHE & STINSON SUBN., 181435-104-18

3. LOTS 7 THRU 12, BLK. 1, WYCHE & STINSON SUBN., 181435-104-17

4. LOT 13, BLK 1, WYCHE & STINSON SUB 181435-104-13

5. LOT 20, BLK 4, ALLENDALE HTS SUB., 181435-108-20

6. LOT 21, BLK 4, ALLENDALE HEIGHTS SUB. 181435-108-21

7. S. 80 FT OF LOTS 28, 29 & 30, BLK 4, ALLENDALE HTS. SUB., 181435-108-37

TO HAVE AND TO HOLD, the herein described Property unto Donee, its heirs,

successors and assigns forever subject however to all covenants, restrictions, reservations and other matters of record in the real property records of Caddo Parish, Louisiana or contained herein. This conveyance is made by Donor and accepted by Donee without any warranty, express or implied.

Except as set forth hereinbelow, the Donor waives and forever renounces any right of revocation of this donation, in whole or in part, and the Donor does forever divest itself of any present or future interest in or control or dominion over the property donated herein.

The Donee acknowledges and agrees with the Donor that the Donee is accepting the property in an "AS IS" condition, with all faults, liabilities, defects or other adverse matters that may be associated with the property.

Without in any way limiting the generality of the foregoing, the Donee specifically acknowledges and agrees that it hereby waives, releases and discharges any claim it has, might have had or may have against the Donor with respect to the title to the property, the condition of the property, either patent or latent, the ability or inability to obtain or maintain building permits, either temporary or final certificates of occupancy or other licenses for the use or occupancy of the property, and/or certificates of compliance for the property, the actual or potential income or profits to be derived from this property, the real estate taxes or assessments now or hereafter payable thereon, the compliance with any federal state or local environmental protection, 2 pollution or land use laws, rules, regulations or requirements, and any other state of facts which exists with respect to the property. Notwithstanding the foregoing, Donor will reasonably cooperate and assist Donee in effort to cure title problems, if any, and to obtain building permits and occupancy permits in furtherance of the goal of providing safe, affordable housing to the citizens of the City of Shreveport.

Donee hereby waives and releases Donor from any and all claims, demands, and suits arising out of any environmental pollution, hazardous waste, or hazardous substance as the terms "environmental pollution," "hazardous waste," and "hazardous substance" are defined by any federal, state or local law, rule, regulation or requirement, in connection with or resulting from the use, ownership or any other disposition of the property donated herein.

The Donee shall defend, indemnify, and hold harmless the Donor and all of its officers, agents, servants, and employees from and against any and all claims, demands, suits, losses, damages, judgments, costs and expense whether direct, indirect or consequential, and including, but not limited to, all fees, expenses and charges of attorneys and other professionals, as well as court and alternative dispute resolution costs and expenses for bodily injury, including death, personal injury and property damage, arising out of, in connection with, or resulting from the use, ownership or any other disposition of the property donated herein.

The Donee shall further defend, indemnify, and hold harmless the Donor and all of its officers, agents, servants and employees from and against any and all claims, demands, suits, losses, damages, judgments, costs and expenses whether direct, indirect or consequential, and including, but not limited to, all fees, expenses and charges of attorneys and other professionals, as well as court and alternative dispute resolution costs and expenses for any environmental

pollution, hazardous waste, or hazardous substance as the terms “environmental pollution,” “hazardous waste” and hazardous substance” are defined by any federal, state or local law, rule, regulation or requirement arising out of, in connection with or resulting from the use, ownership or any other disposition of the property donated herein.

Donee hereby covenants and agrees not to utilize the property described herein but for the purpose specified in this agreement. Donee agrees that it will not be able to sell, transfer, sublease or to otherwise dispose of the property subject to this project, or any portion thereof, without obtaining the prior written consent of the City.

Notwithstanding any provision contained in this Act of Donation to the contrary, this donation is made subject to the following suspensive conditions. Should Donee fail to comply with the suspensive conditions, this Act of Donation shall be rescinded and the property shall revert to the Donor without any penalty or expense to Donor:

1) The donation must be used to meet the national objectives in 570.208 until five years after execution of this agreement, or for such longer period of time as determined to be appropriate by the City;

2) Donee shall abide by all local, state, and federal statutes, rules, requirements, regulations, ordinances applicable to this agreement and HUD Assurances and Certifications, where applicable.

3) Donee shall not, in providing program assistance, discriminate against a program beneficiary or prospective program beneficiary on the basis of religion or religious belief nor make it a condition of service.

4) The Donee may not change the use or planned use of any such property (including the beneficiaries of such use) from that for which has been approved in this agreements unless otherwise approved by the City.

5) Donee shall commence the construction activities on said property within twelve (12) months of the execution of this Act of Donation, and also complete the work and provide homeownership to a low and moderate income, family, or senior within one (1) year of the execution of this Act of Donation. All work shall be performed in accordance with federal, state, and local laws and regulations. Donee shall provide Donor with a monthly status report throughout the implementation period; and

6) Donee shall use the property donated herein as stated above, and shall have up to six (6) months, after completion of construction to sell the property to a qualified individual or entity. Donee shall provide Donor with an annual report no later than December 31st of each year, setting forth the disposition of the property, beneficiary information, and any relative data requested by Donor.

The Donee hereby accepts this donation with gratitude and acknowledges delivery and possession thereof.

Donee takes the Property subject to all taxes which may be due and agrees to pay all taxes which may be due or hereafter become due against any or all of the Property conveyed herein.

This Act of Donation is passed before me, Notary, without a request for examination of title and none was made by me. The description herein was furnished to me, Notary, by the parties. The parties hereby waive any conveyance, mortgage and any other certificates and relieve and release me, Notary, from any and all responsibilities in connection therewith.

THUS DONE AND SIGNED in Shreveport, Louisiana on the _____ day of_____, 2021, in the presence of the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES:

_____

_____

CITY OF SHREVEPORT

_____
Adrian Perkins, Mayor

_____
Notary Public

THUS DONE AND SIGNED in Shreveport, Louisiana on the _____ day of_____, 2021, in the presence of the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES:

_____

_____

VOLUNTEERS OF AMERICA OF NORTH LOUISIANA

_____
Chuck Meehan, President/CEO

_____
Notary Public

Property Owner	Physical Address	Legal Description	Type	Lots	Acreage	Land Value	Bldg Value	Total Value
City of Shreveport	1642 POLAND ST	LOTS 3 & 4, BLK. 1, WYCHE & STINSON SUBN. & 1/2 ABAND. ALLEY ADJ. LOT 3, 181435-104-16.	(RV) Res. Vacant	2.00	0.1595	$6,715.00	$0.00	$6,715.00
City of Shreveport	1618 POLAND ST	LOTS 5 & 6, BLK. 1, WYCHE & STINSON SUBN., 181435-104-18	(RV) Res. Vacant	2.00	0.1518	$6,320.00	$0.00	$6,320.00
City of Shreveport	70788 NONE	LOTS 7 THRU 12, BLK. 1, WYCHE & STINSON SUBN., 181435-104-17.	(RV) Res. Vacant	6.00	0.4466	$18,960.00	$0.00	$18,960.00
City of Shreveport	1652 POLAND ST	LOT 13, BLK 1, WYCHE & STINSON SUB 181435-104-13	(RV) Res. Vacant	1.00	0.0729	$3,160.00	$0.00	$3,160.00
City of Shreveport	1641 POLAND ST	LOT 20, BLK 4, ALLENDALE HTS SUB., 181435-108-20	(RV) Res. Vacant	1.00	0.1133	$3,960.00	$0.00	$3,960.00
City of Shreveport	0 Poland	LOT 21, BLK 4, ALLENDALE HEIGHTS SUB. 181435-108-21	(RV) Res. Vacant	1.00	0.1128	$3,960.00	$0.00	$3,960.00
City of Shreveport	808 PIERRE AVE	S. 80 FT OF LOTS 28, 29 & 30, BLK 4, ALLENDALE HTS. SUB., 181435-108-37	(RV) Res. Vacant	2.00	0.2199	$7,920.00	$0.00	$7,920.00



FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
An ordinance to amend Chapter 58, Article IV, Division 1 and Chapter 78, Article VIII, Division 1 of the City of Shreveport, Louisiana, Code of Ordinances relative to litter and dumping, and to otherwise provide with respect thereto.

DATE
November 9, 2021

ORIGINATING DEPARTMENT

COUNCIL DISTRICT
City-wide

SPONSORS
Councilmembers James Green and Tabatha Taylor

PURPOSE
This ordinance amends the penalties in Sec. 58-118 and Sec. 78-322 of the Code of Ordinances.

BACKGROUND INFORMATION
This ordinance increases the maximum penalty for littering in Chapter 58; the fine increases from $1,000.00 to $1,500.00, imprisonment from 10 days to 30 days, and community service from four to twelve eight-hour days. In addition, the maximum penalty for littering on vacant lots is increased to $2,500 for a first offense and $5,000.00 for a second or subsequent offense, imprisonment is increased to 60 days, and community service to twenty-four eight-hour days.

This ordinance also increases the maximum penalty for littering and dumping in Chapter 78; the fine increases from $500.00 to $1,500.00, imprisonment from 10 days to 30 days and community service from four to twelve eight-hour days.

TIMETABLE
Introduction: November 9, 2021
Final Passage: December 14, 2021

ATTACHMENTS
None

SPECIAL PROCEDURAL REQUIREMENTS
NA

FINANCES
NA

SOURCE OF FUNDS
NA

ALTERNATIVES
(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION
Councilmembers James Green and Tabatha Taylor recommend that the City Council adopt this ordinance.

FACT SHEET PREPARED BY: Danielle A. Farr Ewing,
Clerk of Council

ORDINANCE NO. _____ OF 2021

AN ORDINANCE TO AMEND CHAPTER 58, ARTICLE IV, DIVISION 1 AND CHAPTER 78, ARTICLE VIII, DIVISION 1 OF THE CITY OF SHREVEPORT, LOUISIANA, CODE OF ORDINANCES RELATIVE TO LITTER AND DUMPING, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBERS: JAMES GREEN AND TABATHA TAYLOR

BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana in due, legal and regular session convened, that Chapter 58 – Nuisances, Article IV. Litter, Division 1. Generally, Sec. 58-118 of the City of Shreveport, Louisiana Code of Ordinances is hereby amended to read as follows:

Sec. 58-118. Penalty for violations of article.

Any person convicted of violating the provisions of this section shall be punished by a fine not to exceed $1,500.00 or imprisonment for not more than thirty days, or both. In lieu of imprisonment, such person may be required to perform up to twelve eight-hour days picking up trash or refuse, or performing other court-approved community service activities. Except, any person convicted of violating Sec. 58-138 shall be punished by a fine not to exceed $2,500.00 for the first offense, a fine not to exceed $5,000.00 for the second or any subsequent offense, or imprisonment for not more than sixty days, or both. In lieu of imprisonment, such person may be required to perform up to twenty-four eight-hour days picking up trash or refuse, or performing other court-approved community service activities. A separate offense shall be deemed committed on each day during or on which a violation occurs or continues.

BE IT FURTHER ORDAINED that Chapter 78 – Streets, Sidewalks and Other Public Places, Article VIII. Cross Lake, Division 1. Generally, Sec. 78-322 of the City of Shreveport, Louisiana Code of Ordinances is hereby amended to read as follows:

Sec. 78-322. Littering or dumping prohibited; penalty.

* * *

(b) Any person convicted of violating the provisions of this section shall be punished by a fine not to exceed $1,500.00 or imprisonment for not more than thirty days, or both. In lieu of imprisonment, such person may be required to perform up to twelve eight-hour days picking up trash or refuse, or performing other court-approved community service activities.

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 of this Ordinance which can be given affect 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 all Ordinances or parts thereof in conflict herewith are hereby repealed.

BE IT FURTHER ORDAINED that this Ordinance shall become effective in accordance with the provisions of Shreveport City Charter Section 4.23.

THUS DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
AN ORDINANCE AMENDING THE 2022 RIVERFRONT BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

DATE
12/22/2021

ORIGINATING DEPARTMENT

COUNCIL DISTRICT
All

SPONSOR
Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE
To amend the 2022 Riverfront Fund Budget.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE
Introduction: December 28, 2021
Final Passage: January 11, 2022

ATTACHMENT(S)

SPECIAL PROCEDURAL REQUIREMENTS
[N/A]

FINANCES
$28,100

SOURCE OF FUNDS
Riverfront Operating Reserves

ALTERNATIVES
(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION
It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 215 OF 2021

AN ORDINANCE AMENDING THE 2022 RIVERFRONT FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 Riverfront Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 153 of 2021, the 2022 Riverfront Fund Budget, is hereby amended as follows:

In Section 1. (Receipts):

In Section 2. (Appropriations):

Increase Personal Services by $28,100

Decrease Operating Reserves by $28,100
Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 153 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
AN ORDINANCE AMENDING THE 2022 GENERAL FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

DATE
12/22/2021

ORIGINATING DEPARTMENT

COUNCIL DISTRICT
All

SPONSOR
Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE
To amend the 2022 Retained Risk Fund Budget.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE
Introduction: December 28, 2021
Final Passage: January 11, 2022

ATTACHMENT(S)

SPECIAL PROCEDURAL REQUIREMENTS
[N/A]

FINANCES
$9,760,800

SOURCE OF FUNDS
General Fund

ALTERNATIVES
(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION
It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 216 OF 2021

AN ORDINANCE AMENDING THE 2022 GENERAL FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 General Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 154 of 2021, the 2022 General Fund Budget, is hereby amended as follows:
In Section 1. (Receipts):

In Section 2. (Appropriations):

Executive Office
Increase Personal Services by $94,400

City Attorney
Increase Personal Services by $94,800

Property Standards
Increase Personal Services by $182,200

Human Resources
Increase Personal Services by $57,000

Information Technology
Increase Personal Services by $254,200

Public Assembly and Recreation
Increase Personal Services by $773,600

Finance
Increase Personal Services by $212,300

General Government
Increase Transfers to MPC by $131,900
Increase Transfers to Community Development by $486,300
Increase Transfers to Solid Waste by $372,500
Decrease Operating Reserves by $9,760,300

Fire
Increase Personal Services by $5,607,100

Public Works
Increase Personal Services by $849,000

City Council
Increase Personal Services by $124,600

City Court
Increase Personal Services by $312,900

City Marshal
Increase Personal Services by $207,500

Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 154 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE	**DATE**	**ORIGINATING DEPARTMENT**
AN ORDINANCE AMENDING THE 2022 RETAINED RISK FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.	12/22/2021	**COUNCIL DISTRICT** All **SPONSOR** Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE

To amend the 2022 Retained Risk Fund Budget.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE	**ATTACHMENT(S)**
Introduction: December 28, 2021 Final Passage: January 11, 2022	

SPECIAL PROCEDURAL REQUIREMENTS

[N/A]

FINANCES	**SOURCE OF FUNDS**
$33,400	General Fund

ALTERNATIVES

(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION

It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 217 OF 2021

AN ORDINANCE AMENDING THE 2022 RETAINED RISK FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 Retained Risk Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 155 of 2021, the 2022 Retained Risk Fund Budget, is hereby amended as follows:

In Section 1. (Receipts):

In Section 2. (Appropriations):

Increase Personal Services by $33,400

Decrease Liability Reserves by $33,400

Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 155 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

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City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE	**DATE**	**ORIGINATING DEPARTMENT**
AN ORDINANCE AMENDING THE 2022 METROPOLITAN PLANNING COMMISSION SPECIAL REVENUE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.	12/22/2021	**COUNCIL DISTRICT** All **SPONSOR** Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE

To amend the 2022 Metropolitan Planning Commission Special Revenue Fund Budget.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE	**ATTACHMENT(S)**
Introduction: December 28, 2021 Final Passage: January 11, 2022	

SPECIAL PROCEDURAL REQUIREMENTS

[N/A]

FINANCES	**SOURCE OF FUNDS**
$131,900	General Fund

ALTERNATIVES

(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION

It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 218 OF 2021

AN ORDINANCE AMENDING THE 2022 METROPOLITAN PLANNING COMMISSION SPECIAL REVENUE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 Metropolitan Planning Commission Special Revenue Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 156 of 2021, the 2022 Metropolitan Planning Commission Special Revenue Fund Budget, is hereby amended as follows:

In Section 1. (Receipts):

Increase Transfer from General Fund by $ 131,900

In Section 2. (Appropriations):

Increase Personal Services by $131,900

Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 156 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

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City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE	**DATE**	**ORIGINATING DEPARTMENT**
AN ORDINANCE AMENDING THE 2022 COMMUNITY DEVELOPMENT SPECIAL REVENUE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.	12/22/2021	**COUNCIL DISTRICT** All **SPONSOR** Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE

To amend the 2022 Community Development Special Revenue Fund Budget.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE	**ATTACHMENT(S)**
Introduction: December 28, 2021 Final Passage: January 11, 2022	

SPECIAL PROCEDURAL REQUIREMENTS

[N/A]

FINANCES	**SOURCE OF FUNDS**
$486,300	General Fund

ALTERNATIVES

(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION

It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 219 OF 2021

AN ORDINANCE AMENDING THE 2022 COMMUNITY DEVELOPMENT SPECIAL REVENUE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 Community Development Special Revenue Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 157 of 2021, the 2022 Community Development Special Revenue Fund Budget, is hereby amended as follows:

In Section 1. (Receipts):

Increase Transfer from General Fund by $ 486,300

In Section 2. (Appropriations):

Increase Personal Services by $486,300

Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 157 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
AN ORDINANCE AMENDING THE 2022 GOLF ENTERPRISE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

DATE
12/22/2021

ORIGINATING DEPARTMENT

COUNCIL DISTRICT
All

SPONSOR
Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE
To amend the 2022 Golf Enterprise Fund Budget.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE
Introduction: December 28, 2021
Final Passage: January 11, 2022

ATTACHMENT(S)

SPECIAL PROCEDURAL REQUIREMENTS
[N/A]

FINANCES
$33,000

SOURCE OF FUNDS
Golf Operating Reserves

ALTERNATIVES
(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION
It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 220 OF 2021

AN ORDINANCE AMENDING THE 2022 GOLF ENTERPRISE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 Golf Enterprise Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 161 of 2021, the 2022 Golf Enterprise Fund Budget, is hereby amended as follows:

In Section 1. (Receipts):

In Section 2. (Appropriations):

Increase Personal Services by $33,000

Decrease Operating Reserves by $33,000

Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 161 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

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City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE	**DATE**	**ORIGINATING DEPARTMENT**
AN ORDINANCE AMENDING THE 2022 AIRPORTS ENTERPRISE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.	12/22/2021	**COUNCIL DISTRICT** All **SPONSOR** Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE

To amend the 2022 Airports Enterprise Fund Budget.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE	**ATTACHMENT(S)**
Introduction: December 28, 2021 Final Passage: January 11, 2022	

SPECIAL PROCEDURAL REQUIREMENTS

[N/A]

FINANCES	**SOURCE OF FUNDS**
$348,100	Airports Operating Reserves

ALTERNATIVES

(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION

It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 221 OF 2021

AN ORDINANCE AMENDING THE 2022 AIRPORTS ENTERPRISE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 Airports Enterprise Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 162 of 2021, the 2022 Airports Enterprise Fund Budget, is hereby amended as follows:

In Section 1. (Receipts):

In Section 2. (Appropriations):

Increase Personal Services by $348,100

Decrease Operating Reserves by $348,100

Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 162 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
AN ORDINANCE AMENDING THE 2022 WATER AND SEWERAGE ENTERPRISE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

DATE
12/22/2021

ORIGINATING DEPARTMENT

COUNCIL DISTRICT
All

SPONSOR
Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE
To amend the 2022 Water and Sewerage Enterprise Fund Budget.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE
Introduction: December 28, 2021
Final Passage: January 11, 2022

ATTACHMENT(S)

SPECIAL PROCEDURAL REQUIREMENTS
[N/A]

FINANCES
$1,237,300

SOURCE OF FUNDS
W&S Operating Reserves

ALTERNATIVES
(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION
It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 222 OF 2021

AN ORDINANCE AMENDING THE 2022 WATER AND SEWERAGE ENTERPRISE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 Water and Sewerage Enterprise Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 163 of 2021, the 2022 Water and Sewerage Enterprise Fund Budget, is hereby amended as follows:

In Section 1. (Receipts):

In Section 2. (Appropriations):

Increase Personal Services by $1,237,300

Decrease Operating Reserves by $1,237,300
Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 163 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE	**DATE**	**ORIGINATING DEPARTMENT**
AN ORDINANCE AMENDING THE 2022 SOLID WASTE ENTERPRISE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.	12/22/2021	**COUNCIL DISTRICT** All **SPONSOR** Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE

To amend the 2022 Solid Waste Enterprise Fund Budget.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE	**ATTACHMENT(S)**
Introduction: December 28, 2021 Final Passage: January 11, 2022	

SPECIAL PROCEDURAL REQUIREMENTS

[N/A]

FINANCE S	**SOURCE OF FUNDS**
$372,500	General Fund

ALTERNATIVES

(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION

It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 223 OF 2021

AN ORDINANCE AMENDING THE 2022 SOLID WASTE ENTERPRISE FUND BUDGET AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 Airports Enterprise Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 169 of 2021, the 2022 Solid Waste Enterprise Fund Budget, is hereby amended as follows:

In Section 1. (Receipts):

Increase Transfer from General Fund by $372,500

In Section 2. (Appropriations):

Increase Personal Services by $372,500

Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 169 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

City of Shreveport

TITLE	DATE	ORIGINATING DEPT./DIV.
AN ORDINANCE AMENDING THE 2022 GENERAL FUND BUDGET AND OTHERWISE PROVIDING WITH RESPECT THERETO.	12/23/21	City Council/Legislative **SPONSOR OR COUNCIL MEMBER** Councilmen Nickelson & Boucher

PURPOSE

To move funds from the GF Operating Reserves to Police ($3,757,100) and Fire ($3,619,700) Personal Service for a thirteen percent increase.

BACKGROUND INFORMATION

THIS ORDINANCE

Due to the inability to retain police officers/firemen, it is necessary to increase salaries to retain those employees.

TIMETABLE

Introduction: **December 28, 2021**

Final Passage: **January 11, 2022**

SPECIAL PROCEDURAL REQUIREMENTS

None.

FINANCES	SOURCE OF FUNDS
$7,376,800	General Government: Operating Reserves

CONCLUSION

FACT SHEET PREPARED BY:

ORDINANCE NO. 224 OF 2021

AN ORDINANCE AMENDING THE 2022 GENERAL FUND BUDGET AND OTHERWISE PROVIDING WITH RESPECT THERETO.

BY: COUNCILMAN: JOHN NICKELSON AND GRAYSON BOUCHER

WHEREAS the City Council finds it necessary to amend the 2021 General Fund Budget.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 154 of 2021, the 2022 General Fund Budget, is hereby amended as follows:

In Section 2. (Appropriations):

General Government
Decrease Operating Reserves by $7,376,800

Fire
Increase Personal Services by $3,619,700

Police
Increase Personal Services by $3,757,100

Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 154 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
AN ORDINANCE AMENDING THE 2022 BUDGET FUNDING CONTRACTUAL SERVICES PROVIDED TO SPORTRAN BY METRO MANAGEMENT ASSOCIATES, INC. OTHERWISE PROVIDE WITH RESPECT THERETO.

DATE
12/22/2021

ORIGINATING DEPARTMENT

COUNCIL DISTRICT
All

SPONSOR
Council Members: Tabatha Taylor, Jerry Bowman, Jr., and James Green

PURPOSE
To amend the 2022 Budget Funding Contractual Services Provided to SporTran by Metro Management Associates, Inc.

The purpose of this ordinance is to increase the current salaries of all full-time employees for the City of Shreveport an aggregate amount of 13%.

TIMETABLE
Introduction: December 28, 2021
Final Passage: January 11, 2022

ATTACHMENT(S)

SPECIAL PROCEDURAL REQUIREMENTS
[N/A]

FINANCES
$982,000

SOURCE OF FUNDS
General Fund

ALTERNATIVES
(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION
It is recommended that the City Council adopt the ordinance.

FACT SHEET PREPARED BY: Annette Cash, Interim ACAO

ORDINANCE NO. 228 OF 2021

AN ORDINANCE AMENDING THE 2022 BUDGET FUNDING CONTRACTUAL SERVICES PROVIDED TO SPORTRAN BY METRO MANAGEMENT ASSOCIATES, INC. AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

WHEREAS, the City Council finds it necessary to amend the 2022 Budget Funding Contractual Services Provided to SporTran by Metro Management Associates, Inc.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that:

Ordinance Number 164 of 2021, the 2022 Budget Funding Contractual Services Provided to SporTran by Metro Management Associates, Inc., is hereby amended as follows:

In Section 1. (Receipts):

Increase Transfer from General Fund by $ 982,000

In Section 2. (Appropriations):

Increase Personal Services by $982,000

Adjust totals and subtotals accordingly.

BE IT FURTHER ORDAINED that the remainder of Ordinance 164 of 2021 as amended, shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

THUS, DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

City Attorney's Office

ORDINANCE NO. ____ OF 2021

AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF SHREVEPORT UNIFIED DEVELOPMENT CODE, BY REZONING PROPERTY LOCATED ON THE SOUTHEAST CORNER OF LEGARDY ST. & HAWKINS ST., SHREVEPORT, CADDO PARISH, LA., **FROM R-1-5, SINGLE-FAMILY RESIDENTIAL DISTRICT TO R-A, RURAL-AGRICULTURAL DISTRICT**, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BY:

SECTION I: BE IT ORDAINED by the City Council of the City of Shreveport, Caddo Parish, LA, in due, legal and regular session convened, that the zoning classification of property located on the southeast corner of Legardy St. & Hawkins St., Shreveport, Caddo Parish, Louisiana, legally described below: be and the same is hereby changed **from R-1-5, Single-Family Residential District to R-A, Rural-Agricultural District**

LOTS A, B, C, D, E, F, G AND H-JAMES PARKER SUBN., SECTION 16, T18N, R14W, CADDO PARISH, LOUISIANA.

BE IT FURTHER ORDAINED that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items, or applications of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

21-158-C
ROBERT JOHNSON

draft

SHREVEPORT METROPOLITAN PLANNING COMMISSION OF CADDO PARISH
SUMMARY MINUTES OF THE PUBLIC HEARING NOVEMBER 3, 2021

A regularly scheduled public hearing of the Shreveport Metropolitan Planning Commission of Caddo Parish was held on Wednesday, November 3, 2021 at 3:00 p.m. at Government Plaza Chamber, 505 Travis Street, Shreveport, Caddo Parish, LA. The members met virtually on June 21 for case manager presentations.

Members Present
Winzer Andrews, Chair
Curtis Joseph, Vice Chair
Chris Elberson, Secretary
Laura Neubert
Rudy Morton
Gabriel Balderas
Bill Robertson
Harold Sater

Staff Present
Alan Clarke, Executive Director
Stephen Jean, Deputy Director
Reginald Jordan, Zoning Administrator
Adam Bailey, Community Planning & Design Manager
Jasmin Samuels, Executive Assistant
Manushka Desgage, City Attorney's Office

Members Absent
Rachel Jackson

The hearing was opened with prayer by **MR. ROBERTSON .** The Pledge of Allegiance was led by **MS. NEUBERT.**

The meeting was called to order & the procedure for hearing the applications on today's agenda was explained. Speakers should speak clearly into the microphone & give their name & mailing address for further reference. Comments on any item not on the agenda will be limited to 3 minutes at the end of the public hearing. Any written comments that were submitted may be viewed in the public record files.

All decisions rendered by the Metropolitan Planning Commission are subject to appeal to the appropriate governing body, either the City Council or the Caddo Parish Commission. Appeals must be filed within 10 days from the date a decision is rendered by the Metropolitan Planning Commission.

A motion was made by MR. JOSEPH, seconded by MS. NEUBERT, to approve the minutes of the October 6, 2021 public hearing as submitted.

The motion was adopted by the following 7-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, JOSEPH, MORTON, ROBERTSON, & SATER and Mses. NEUBERT Nays: NONE. Absent: Messers. ELBERSON and Mses. JACKSON.

CASE NO. 21-158-C ZONING REQUEST

Applicant:	**Robert Johnson**
Owner	**George & James Johnson**
Location:	2443 Hawkins St. (SE corner of Legardy St. & Hawkins St.)
Existing Zoning:	**R-1-5**
Request	**R-1-5 to R-A**
Proposed Use:	Dwelling- Single-Family

Representative &/or support:
Robert Johnson 2619 Legardy Street, Shreveport, LA 71107

Mr. Johnson stated he was present in hopes to get the property rezoned to keep his horses where they are currently located.

Ms. Neubert inquired about how long Mr. Johnson lived at the property and if the horses were there the whole time he was at the property.

These minutes are in condensed form and is intended to provide a record of all motions, votes and general topics of discussion. A video recording that provides a detailed record of all public comments is available for the entire proceeding. For more detailed information, please contact the MPC office at 673-6480.

Mr. Johnson responded 21 years and the horses have been there since he was a kid.

Ms. Neubert asked if the property was family property and how many horses he currently had.

Mr. Johnson replied yes, and he had four horses currently.
Ms. Neubert stated if Mr. Johnson was aware of the request in reduction in the number of horses if the application is recommended for approval.

Mr. Johnson stated his daughter involved a place in Grand Cane and this is where some of his horses are going to be moved to. He stated he wants some of the horses to stay with him, but majority will be going to Grand Cane.

Ms. Neubert clarified the total number of horses he could keep at his property were two. She stated it is a little over an acre of the property.

Opposition:
Linda Sylvie 2121 Ruby Street, Shreveport, LA 71107
Lillian Washington 2108 Ruby Street, Shreveport, LA 71107

Ms. Sylvie stated she owned property at 2109 Ruby Street, and she owned two vacant lots. She is in opposition of the horses because they could not get suitable zoning. She shared there was zoning for double wide homes once before. She stated it was changed without any notification. Ms. Sylvie stated they cannot get double wide homes, but they are putting horses everywhere they tear a house down. She expressed it is not fair that a horse can be placed where people want to put homes. She clarifies that the horses have not been there for 21 years. She shared that some people did have horses there every so often, but there were only one or two. She stated now they must wake up every morning to run horses out of their yards. She ends with the neighborhood really does not want the horses there. She pointed out on a map where she wished to put a double wide home, which she can no longer afford to do because of the zone change to a singular manufactured home.

Ms. Neubert inquired if anyone else in the neighborhood had horses.

Ms. Sylvie replied they do not. She stated there are horses down Narcissus Drive that get out as well and are in her yard every morning. She shared that she does not know who they belong to.

Mr. Clarke shared with Ms. Sylvie that the staff listened to the concerns of the citizens in the neighborhood in the City of Shreveport and she was right. The ability to request approval for manufactured housing was repealed and it has been reinstated. He shared that every lot in the MLK area is eligible to apply for manufactured housing.

Ms. Washington stated she was against the rezoning because 40 years ago she lived in that same house, and it was clean. She further states that now it is not clean and needs to be cleaned up. She inquired about the economical impact would the zone change bring to the area. Ms. Washington reiterated that she lived at the property before and there were no horses, and it was clean. She presented to the Board where she lived currently which was behind Hawkins and stated there are only four houses on the street she lives on now. She shared she grew up in the area and has been there for 69 years.

Rebuttal:
Mr. Johnson stated he agree with the citizens about the horses getting out, but as long as he can remember, his grandparents and himself have had the horses and they have never got out. He shared with the Board that a fellow neighbor also has horses, and they often get out and wander to the school. Most of the time it is him who gathers them up and gets them back home. He states that people see his face and assume they are his horses. He stated he runs the horses back and that they are back in the woods as well. Mr. Johnson shared with the Board that he tries to help the neighbor keep his horses up, but it is a full-time job.

Mr. Chairman inquired about Mr. Johnson's recommendation on what he think should be done in cases where some people have horses that just roam the neighborhood.

Mr. Johnson replied his neighbor is at the age where he is unable to ride anymore, and he was thinking he would sell the horses. He reiterated he has tried to help him a couple of times, going back there to check on the horses and keep them fed, but it was a wear and tear on him because he works everyday as well. He stated he could not do it anymore and that he has tried for two years to help keep them from getting out, but they get out anytime they get ready. He explained the horses would get not the new neighborhood and they would come to his house about the horses, and he would make it very clear they weren't his horses,

These minutes are in condensed form and is intended to provide a record of all motions, votes and general topics of discussion. A video recording that provides a detailed record of all public comments is available for the entire proceeding. For more detailed information, please contact the MPC office at 673-6480.

but he would get them out the yard. Mr. Johnson stated he lived across from the school and would see the horses. He would get on his four-wheeler to pick them up to keep the peace with everybody.

A motion was made by MR. JOSEPH, seconded by MS. NEUBERT To recommend this application for approval.

The motion was adopted by the following 8-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, ELBERSON, JOSEPH, MORTON, ROBERTSON, & SATER and Mses. NEUBERT Nays: NONE. Absent: Mses. JACKSON

ADJOURN 5:02 p.m.

Winzer Andrews, Chair

Chris Elberson, Secretary

These minutes are in condensed form and is intended to provide a record of all motions, votes and general topics of discussion. A video recording that provides a detailed record of all public comments is available for the entire proceeding. For more detailed information, please contact the MPC office at 673-6480.

City of Shreveport | Caddo Parish
MetropolitanPlanningCommission

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

STAFF REPORT – CITY OF SHREVEPORT

NOVEMBER 3, 2021

AGENDA ITEM NUMBER: 10
MPC Staff Member: Austin Chen
City Council District: A/Tabatha Taylor
Parish Commission District: 2/Johnson

CASE NUMBER 21-158-C:	**ZONING REQUEST**
APPLICANT:	ROBERT JOHNSON
OWNER:	George & James Houston
LOCATION:	2443 Hawkins St. (SE corner of Legardy St. & Hawkins St.)
EXISTING ZONING:	R-1-5
REQUEST:	**R-A**
PROPOSED USE:	**Dwelling - Single-Family Detached**

DESCRIPTION: The applicant is requesting rezoning of a 1.76-acre tract of land from R-1-5 (Single-family Residential) to R-A (Rural-Agricultural) for Single Family Residential. Adjacent to the east and south are zoned R-1-5, across Hawkins St is zoned R-1-5, across Legardy St is zoned R-1-7.

There are no previous cases on the site or nearby relevant cases.

Nearby neighborhoods include: Martin Luther King, North Highland.

REMARKS: The applicant is requesting rezoning of a 1.76-acre tract of land from R-1-5 (Single-family Residential) to R-A (Rural-Agricultural) for Single Family Residential. The applicant received a violation for keeping horses. According to UDC code 7.3.P, it states "*Keeping of livestock, including the required livestock enclosures, is permitted as an accessory use only in the R-A, R-E, and R-1-12 Districts*". The applicant can have 1 acre for the first horse, and 10,000 square feet for each additional horse. Therefore, to keep horses, it has to be rezone to R-A or R-E or R-1-12. R-A is the most suitable zoning in this area.

As stated in Article 4.2 of the Unified Development Code (UDC), R-A is defined as *"The intent of the R-A Rural Agricultural District is to permit single-family residences within agricultural areas. All residences within this district must be compatible with surrounding agricultural operations and must maintain and preserve agricultural activities. Regulations are structured to protect the agricultural character of the district*." The permitted by right uses in R-A zoning district include *Agriculture, Animal Shelter – Operated by Public Authority ,Bed and Breakfast, Cemetery, Community Center, Community Garden, Conservation Area, Day Care Home, Dwelling – Manufactured Home, Dwelling - Single-Family Detached, Educational Facility - Primary or Secondary , Group Home, Place of Worship, Public Park, Soup Kitchen, Accessory, Wireless Telecommunications – Attachments to Existing Structures (Other than Towers), Wireless Telecommunications – Modifications , Farmers' Market, Temporary Outdoor Events, and Temporary Subdivision Sales Office.* As stated in Article 7.3.P of the Unified Development Code (UDC), The following activities are permitted as part of the operation of a horse stable: *Riding*

The information stated herein is the result of discussion by a staff review team. The Planning Commission and its Members will use all information made available to them in making their decision. A Planning Commission approval is a use approval only. The applicant is still responsible for complying with all other applicable Zoning Ordinance requirements and obtaining all necessary permits and approvals from other departments or agencies. This shall include, but not be limited to the requirements of the Zoning Administrator, building permits, liquor licenses, the parish health unit, and Certificates of Occupancy.

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STAFF REPORT – CITY OF SHREVEPORT

lessons, Boarding horses, Renting horses for recreational riding, Therapeutic riding.

The subject property is in a neighborhood with a semi-rural character; there are several undeveloped lots, several small houses, and some regular single-family houses. At the same time, the subject property is in a large R-1-7, R-1-5 and R-A residential district. North of the subject property are large tracts of R-1-5 and R-A zoning; East, South, and West of the subject property are large tracts of existing R-1-7 and R-1-5 zoning. The subject property is only 600 feet away from the nearest R-A. If this rezoning request is approved, the subject property remains residential. The only change is that the applicant can legally have horses on this property. Therefore, approval of rezoning to R-A would not introduce incompatible uses into the area.

Rezoning from R-1-7 to R-A will not introduce heavier traffic to the neighborhood, the subject property is still residential. Therefore, approval of rezoning is not anticipated to cause heavier traffic to the neighborhood.

Regarding the future land use of this site, the Future Land Use Map of the 2030 Great Expectation Master Plan shows the subject property is zone Residential Low. The R-A Urban Corridor District would be consistent with the intentions of the Master Plan.

In lieu of a Neighborhood Participation Program meeting, the applicant was asked by the MPC Executive Director to secure a petition from the adjacent neighbors indicating their support or that they have no objection to the applicant to have horses at this location. The signed petition has been provided, showing the neighbors' support of the applicant's request. There are twenty-five signatures of the petition; considering the area's population density, twenty-five signatures demonstrate that the horses are welcomed in the neighborhood. However, an opposition letter with four signatures was received on 10/25/2021. Opponents believe that horses are harmful to the local community.

Field observations revealed on October 19, the subject property is in a neighborhood with a semi-rural character with low traffic. There are fences around the horses, that keep the horses contained within the property boundaries.

STAFF ASSESSMENT:

Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that approval of R-1-5 (Single-family Residential) to R-A (Rural-Agricultural) is warranted, due to the lack of impact on the area as well as the proposed development fitting the character of the surrounding area.

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

1. Approve the rezoning request for a different zoning type.
2. Deny the zoning request.

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STAFF REPORT – CITY OF SHREVEPORT

PUBLIC ASSESSMENT: Two spoke in opposition.

MPC BOARD RECOMMENDATION: The Board voted 8-0 to recommend this application for approval.

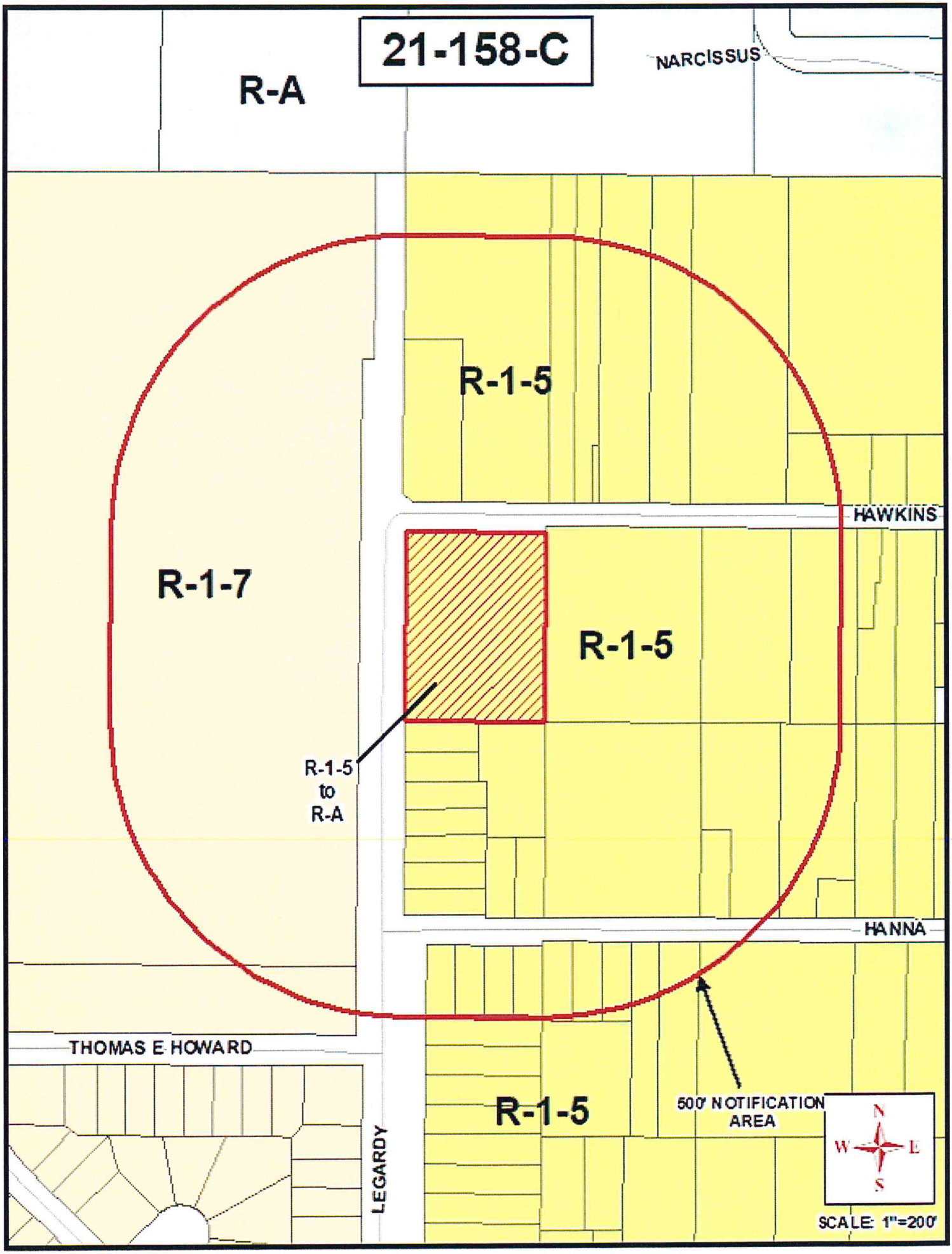
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CC3825 **NOTICE TO THE PUBLIC** **Control # 21152**

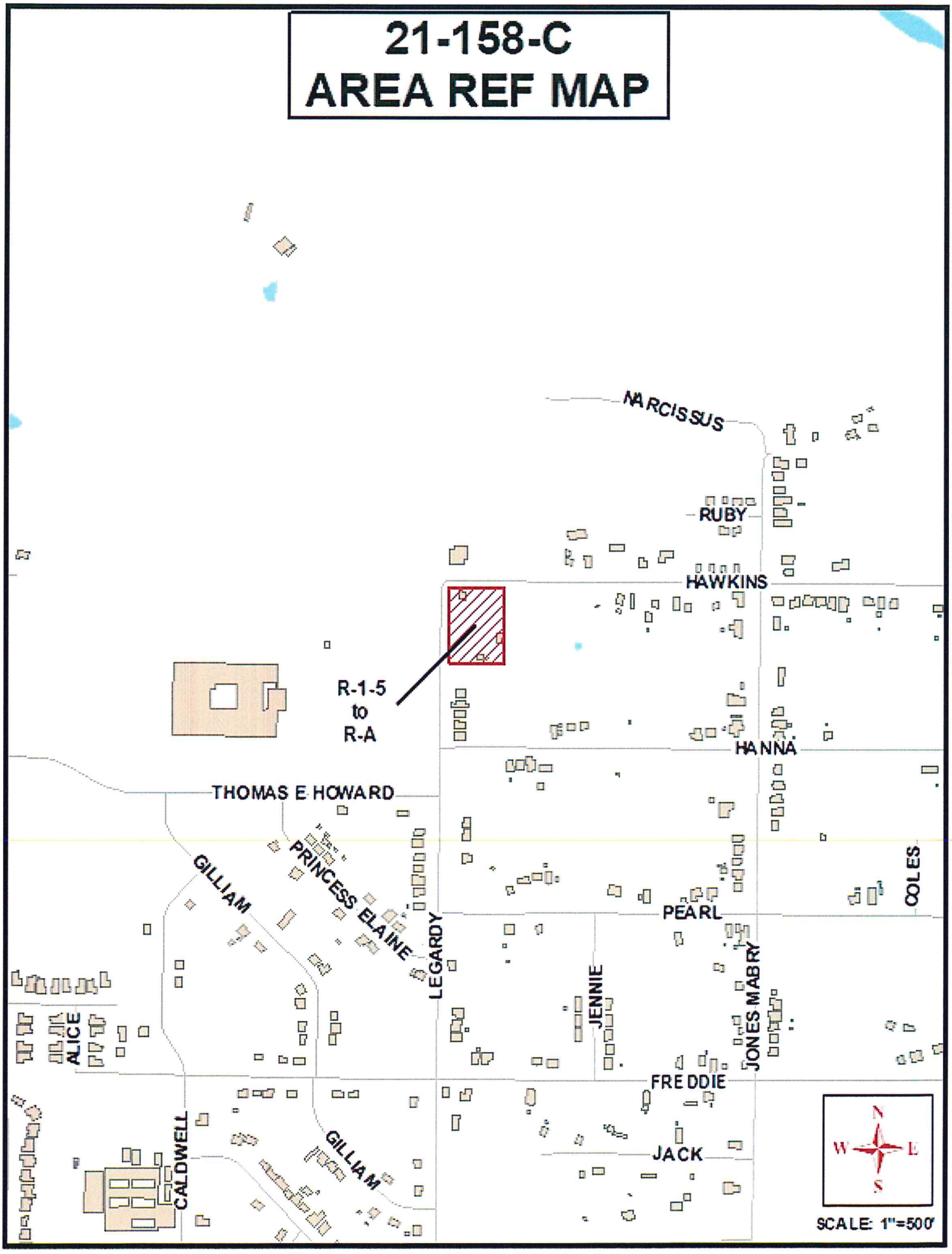
Notice is hereby given that the Shreveport Metropolitan Planning Commission of Caddo Parish, LA, will hold a public hearing on Wednesday, November 3, 2021, at 3:00 p.m. in the **Government Plaza Chamber, 1st Floor, 505 Travis Street, Shreveport, LA,** for the purpose of considering the following subdivision applications &/or amendments to the City of Shreveport and Caddo Parish Unified Development Codes & the official Zoning Map for the Shreveport Metropolitan Planning Area of Caddo Parish, LA.

CASE NO. 21-158-C: 2443 HAWKINS ST. Application by ROBERT JOHNSON for approval to rezone property located on the southeast corner of Legardy St. & Hawkins St., from R-1-5, Single-Family Residential to R-A, Rural-Agricultural District, being more particularly described as LOTS A, B, C, D, E, F, G AND H-JAMES PARKER SUBN., SECTION 16, T18N, R14W, CADDO PARISH, LOUISIANA.

Alan Clarke, Executive Director
Metropolitan Planning Commission
The Shreveport Times


21-158-C
R-A
NARCISSUS
R-1-5
HAWKINS
R-1-7
R-1-5
R-1-5
to
R-A
HANNA
THOMAS E HOWARD
R-1-5
500' NOTIFICATION
AREA
LEGARDY
N
W
E
S
SCALE: 1"=200'

21-158-C
AREA REF MAP




SPEED LIMIT 25
22/10/2021

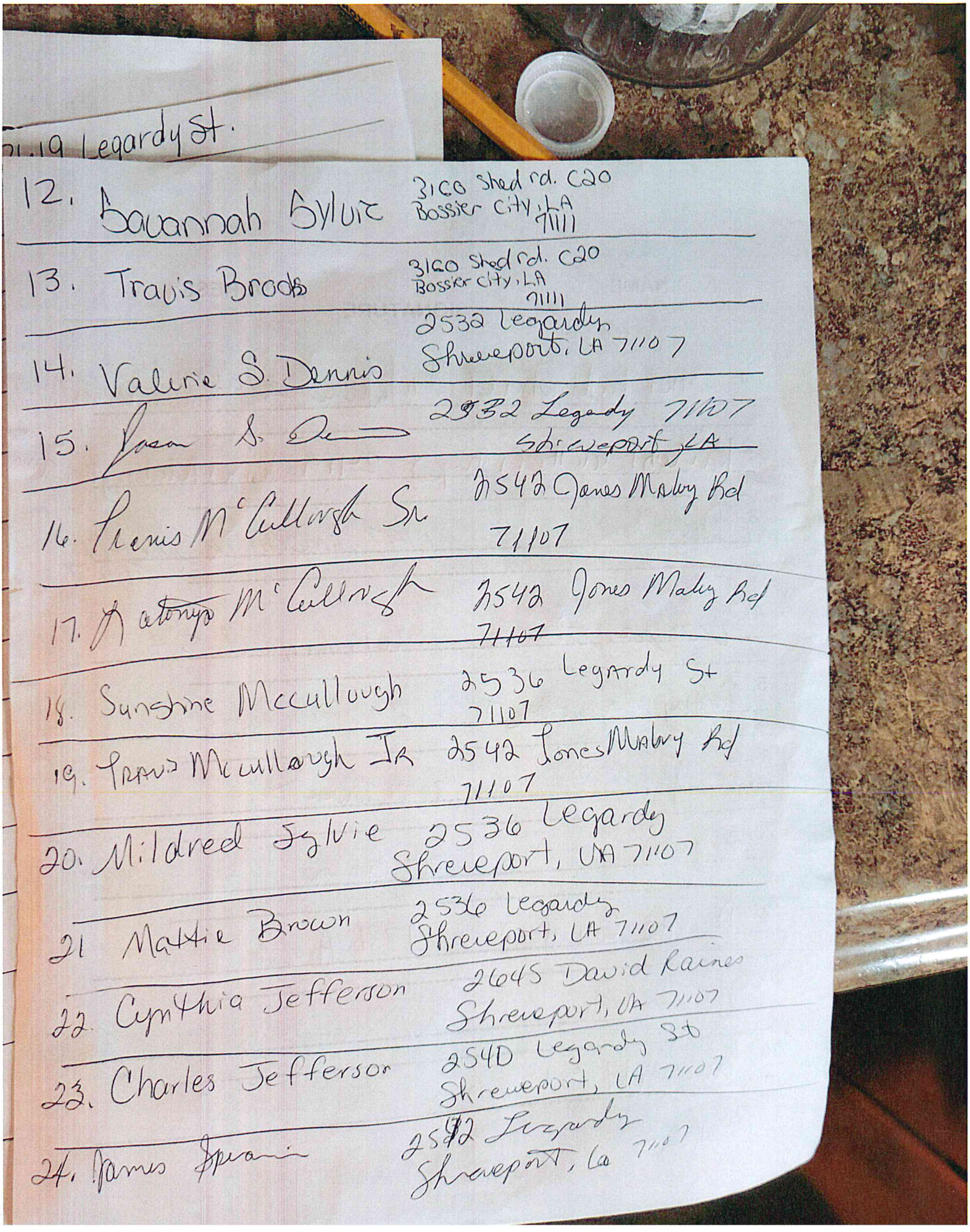

22/10/2021


22/10/2021

Legardy St.

KEEP

NAME	SIGNATURE	ADDRESS
1. Sherika Marshall	Sherika Marshall	2609 Legardy St Shreveport, LA 71107
2. Kristen Blankenship		2419 Jones Mabry Rd Sprt 71107
3. Oreka Dotie		1747 Simpkin Dr Sprt LA 71107
4. Douglas		2615 Legard St
5. Anthony Maynard Jr		2741 Philips Rd
6.		3234 Tower Dr.
7.		2474 Coburn Lane
8. Dconte Crawford		1731 Avocado Drive
9. Stephanie Ellis		1867 Christophers Glen Shreveport, La 71107
10. Reginald Stroughter		2623 Legardy St Shreveport 71107
11. Helen Smith		2627 Legardy St.



11. 19 Legardy St.

12. Savannah Sylvit — 3160 Shed rd. C20 Bossier City, LA 71111

13. Travis Brooks — 3160 Shed rd. C20 Bossier City, LA 71111

14. Valerie S. Dennis — 2532 Legardy Shreveport, LA 71107

15. [illegible] — 2532 Legardy 71107 Shreveport, LA

16. Phenis M'Cullough Sr. — 2542 Jones Mabry Rd 71107

17. [illegible] M'Cullough — 2542 Jones Mabry Rd 71107

18. Sunshine Mccullough — 2536 Legardy St 71107

19. Travis Mccullough Jr — 2542 Jones Mabry Rd 71107

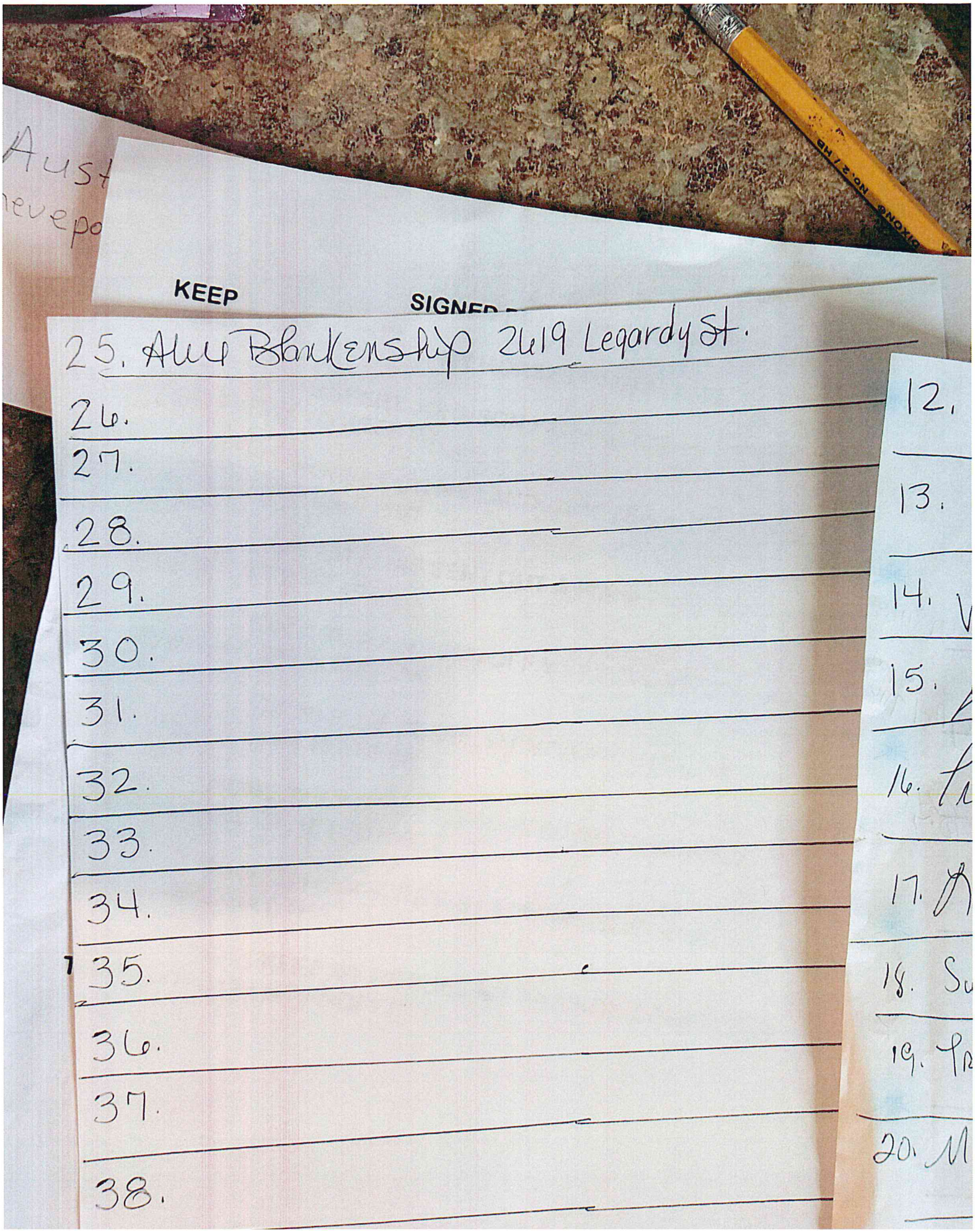
20. Mildred Sylvie — 2536 Legardy Shreveport, LA 71107

21 Mattie Brown — 2536 Legardy Shreveport, LA 71107

22. Cynthia Jefferson — 2645 David Raines Shreveport, LA 71107

23. Charles Jefferson — 2540 Legardy St Shreveport, LA 71107

24. James Sperain — 2542 Legardy Shreveport, La 71107


KEEP
SIGNED
25. Alley Blankenship 2619 Legardy St.
26.
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30.
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Gmail

jackie palmer <palm71107@gmail.com>

(no subject)

jackie palmer <palm71107@gmail.com>
Draft

Sun, Oct 24, 2021 at 12:53 PM

OPPOSITION

I'm writing to express my strong opposition to case number 21-158C, the proposed rezoning at the SE corner of Legardy and Hawkins street, which is 2443 Hawkins.

First of all, the property is in a residential area, and horses roam up and down the street leaving horse manure in the street and in neighbors' yards. All times of the day and sometimes at night, horses are galloping up and down the street. This is a safety hazard for vehicles and property owners as well as others who travel Hawkins Street. I have witnessed horses in the middle of the street and almost causing an accident as cars drive on Hawkins street.

This is also an eyesore for tax payers of the properties of Hawkins Street who care about their homes. Horses on the street bring down the property value and that is a concern, as well. This property is directly across from the side of Green Oaks High School and visible to all who travel near Hawkins street.

Rezoning violates the Statue as it is written. The Statue states the following:

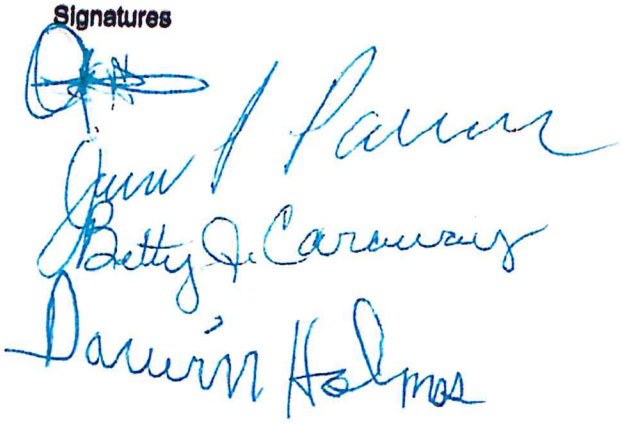
R-A Rural Agricultural Zoning District

The intent of the R-A Rural Agricultural District is to permit single-family residences within agricultural areas. All residences within this district must be compatible with surrounding agricultural operations, and must maintain and preserve agricultural activities. Regulations are structured to protect the agricultural character of the district.

Notice it says "All" residences within this district must be compatible with surrounding agricultural operations, and must maintain and preserve agricultural activities. This is not the case because all do not preserve agricultural activities.

Thank you in advance for not allowing the rezoning and for stepping up to mandate that the horses are not allowed in a residential area.

Signatures



UDC City of Shreveport
Revised August 21, 2020

City of Shreveport | Caddo Parish
MetropolitanPlanningCommission

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

UDC DEVELOPMENT APPLICATION

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:	***Associated Case:***
Project Address/Location: 2443 Hawkins St	
Current Zoning District: R-1-5	***Proposed Zoning District (if applicable):*** R-A
Parcel Number(s): 181416033000900	

2. CASE TYPE

- ☒ Zoning Map Amendment (Rezoning)
- ☐ Special Use Permit
- ☐ Preliminary & Final Plat (7 or more lots)
- ☐ Final Plat (Less than 7 lots)
- ☐ Re-Plat
- ☐ Planned Unit Development (PUD) Zoning Map Amendment and Preliminary Site Plan
- ☐ PUD Site Plan (Administrative)
- ☐ Small Planned Unit Development (SPUD) Zoning Map Amendment and Site Plan
- ☐ Public Right-of-Way Closure and Abandonment
- ☐ Site Plan Approval
- ☐ Site Plan Revision
- ☐ Site Plan Modification
- ☐ Other:_____

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)

5. PROPOSED USE OF THE PROPERTY

☐ Single-Family Residential ☐ Multi-Family Residential ☐ Mixed-Use ☐ Townhouse Residential ☐ Duplex Residential ☐ Commercial ☐ Industrial

Provide a brief explanation, attach additional sheets, if necessary

UDC City of Shreveport
Revised August 21, 2020

City of Shreveport | Caddo Parish
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UDC DEVELOPMENT APPLICATION

10. CONTACT INFORMATION

IMPORTANT NOTE ABOUT PROJECT CONTACT

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.**

NAME, ADDRESS, AND SIGNATURE OF ALL PROPERTY OWNERS: _ALL property owners must sign. All **property owners** must sign unless one person has the power of attorney to sign for others and that power of attorney is submitted with the application. A managing partner in a corporation may sign and submit written authorization. **If in business name or corporation, list all persons owning 6% or more. Attach separate sheet if necessary.**

APPLICANT CONTACT INFORMATION: Check if Primary Contact ☐
Name: Robert J Johnson Company:
E-mail: Trayrobert@AOL.com Phone: Fax:
Address: 2619 Legardy St City: Shreveport State: La Zip: 71107

ARCHITECT CONTACT INFORMATION: Check if Primary Contact ☐
Name: Company:
E-mail: Phone: Fax:
Address: City: State: Zip:

ENGINEER CONTACT INFORMATION: George Lee Houston Check if Primary Contact ☐
Name: James Houston Company:
E-mail: Phone: 318-401-6222 Fax:
Address: City: Shreveport State: La Zip:

CURRENT PROPERTY OWNER CONTACT INFORMATION: Check if Primary Contact ☐
Name: Houston, George Lee † James Lee Houston Company:
E-mail: Phone: 318-401-6222 Fax:
Address: 2905 Montana St. City: Shreveport State: La Zip: 71107
Designee Contact Name: Email Address: Phone Number:

PROPERTY OWNER, CHECK ONE OF THE FOLLOWING:
___ I will represent the application myself; OR ✓ I hereby designate Robert J Johnson *(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.

James L. Houston — Property Owner Signature — 9/8/21 — Date
Robert J Johnson — Applicant Signature — 9,8,21 — Date

George L. Houston

ORDINANCE NO. ____ OF 2021

AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF SHREVEPORT UNIFIED DEVELOPMENT CODE, BY REZONING PROPERTY LOCATED ON THE SOUTH SIDE OF HOLLYWOOD AVE., APPROX. 270' EAST OF LINWOOD AVE., SHREVEPORT, CADDO PARISH, LA., **FROM R-1-7, SINGLE-FAMILY RESIDENTIAL DISTRICT TO C-1, NEIGHBORHOOD COMMERCIAL DISTRICT**, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BY:

SECTION I: BE IT ORDAINED by the City Council of the City of Shreveport, Caddo Parish, LA, in due, legal and regular session convened, that the zoning classification of property located on the south side of Hollywood Ave., approx. 270' east of Linwood Ave., Shreveport, Caddo Parish, Louisiana, legally described below: be and the same is hereby changed **from R-1-7, Single-Family Residential District to C-1, Neighborhood Commercial District**

LOT 8, BLK A, AND 1/2 THE ADJACENT ABANDONED ALLEY, LESS RIGHT-OF-WAY, WOODROW PLACE SUBDIVISION; LOT 9 AND 1/2 ABAND. ADJ. ALLEY, LESS R/W, BLK. A, WOODROW PLACE SUBD.; LOT 25 AND 1/2 ADJACENT ABANDONED ALLEY, LESS RIGHT-OF-WAY, RE-SUBDIVISION OF LOTS 10 TO 15, BLK "A", WOODROW PLACE SUBDIVISION, SECTION 42, T17N, R14W, CADDO PARISH, LOUISIANA.

BE IT FURTHER ORDAINED that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items, or applications of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

21-154-C
CHEWEE BAKERY/NEW DIRECTION CENTER

CC3825 **NOTICE TO THE PUBLIC** **Control #21173**

Notice is hereby given that the Shreveport Metropolitan Planning Commission of Caddo Parish, LA, will hold a public hearing on Wednesday, December 1, 2021, 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 City of Shreveport and Caddo Parish Unified Development Codes & the official Zoning Map for the Shreveport Metropolitan Planning Area of Caddo Parish, LA.

CASE NO. 21-154-C ZONING REQUEST: 1535 HOLLYWOOD AVE. Application by CHEWEE BAKERY/NEW DIRECTION CENTER for approval to rezone property located on the south side of Hollywood Ave., approx. 270' east of Linwood Ave., from R-1-7, Single-Family Residential District to C-1, Neighborhood Commercial District, being more particularly described as LOT 8, BLK A, AND 1/2 THE ADJACENT ABANDONED ALLEY, LESS RIGHT-OF-WAY, WOODROW PLACE SUBDIVISION; LOT 9 AND 1/2 ABAND. ADJ. ALLEY, LESS R/W, BLK. A, WOODROW PLACE SUBD.; LOT 25 AND 1/2 ADJACENT ABANDONED ALLEY, LESS RIGHT-OF-WAY, RE-SUBDIVISION OF LOTS 10 TO 15, BLK "A", WOODROW PLACE SUBDIVISION, SECTION 42, T17N, R14W, CADDO PARISH, LOUISIANA.

Alan Clarke, Executive Director
Metropolitan Planning Commission
The Shreveport Times

draft

SHREVEPORT METROPOLITAN PLANNING COMMISSION OF CADDO PARISH
SUMMARY MINUTES OF THE PUBLIC HEARING DECEMBER 1, 2021

A regularly scheduled public hearing of the Shreveport Metropolitan Planning Commission of Caddo Parish was held on Wednesday, December 1, 2021 at 3:00 p.m. at Government Plaza Chamber, 505 Travis Street, Shreveport, Caddo Parish, LA. The members met virtually on November 30 for case manager presentations.

Members Present
Winzer Andrews, Chair
Curtis Joseph, Vice Chair
Chris Elberson, Secretary
Laura Neubert
Rudy Morton
Gabriel Balderas
Rachel Jackson
Bill Robertson
Harold Sater

Staff Present
Alan Clarke, Executive Director
Stephen Jean, Deputy Director
Reginald Jordan, Zoning Administrator
Adam Bailey, Community Planning & Design Manager
Jasmin Samuels, Executive Assistant
Manushka Desgage, City Attorney's Office
Henry Bernstein, Parish Attorney's Office

Members Absent
None

The hearing was opened with prayer by **MS. JACKSON .** The Pledge of Allegiance was led by **MS. NEUBERT.**

The meeting was called to order & the procedure for hearing the applications on today's agenda was explained. Speakers should speak clearly into the microphone & give their name & mailing address for further reference. Comments on any item not on the agenda will be limited to 3 minutes at the end of the public hearing. Any written comments that were submitted may be viewed in the public record files.

All decisions rendered by the Metropolitan Planning Commission are subject to appeal to the appropriate governing body, either the City Council or the Caddo Parish Commission. Appeals must be filed within 10 days from the date a decision is rendered by the Metropolitan Planning Commission.

A motion was made by MS. NEUBERT, seconded by MR. JOSEPH, to approve the minutes of the November 3, 2021 public hearing as submitted.

The motion was adopted by the following 9-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, ELBERSON, JOSEPH, MORTON, ROBERTSON, & SATER and Mses. JACKSON & NEUBERT Nays: NONE. Absent: NONE

PUBLIC HEARING

CASE NO. 21-154-C ZONING REQUEST

Applicant:	Chewee Bakery/New Direction Center
Owner:	Beverly Smith
Location:	1535 HOLLYWOOD AVE (South side of Hollywood Ave., approx. 270' east of Linwood Ave.)
Existing Zoning:	R-1-7
Request:	R-1-7 to C-1
Proposed Use:	Specialty Food Service, Personal Services Establishment

Representative &/or support:
Beverly Smith1535 Hollywood Avenue, Shreveport, LA 71108

Ms. Smith stated she purchased a house three years ago and ended up buying some judicated property along with it. She stated she had a bakery that she was doing mobile and now she wants a place to conduct her bakery business. She also stated she

These minutes are in condensed form and is intended to provide a record of all motions, votes and general topics of discussion. A video recording that provides a detailed record of all public comments is available for the entire proceeding. For more detailed information, please contact the MPC office at 673-6480.

wanted to have a center for the young ministry as well as a sandwich shop.

Opposition:
There was no opposition present.

A motion was made by MR. JOSEPH, seconded by MS. NEUBERT To recommend this application for approval.

The motion was adopted by the following 9-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, ELBERSON, JOSEPH, MORTON, ROBERTSON, & SATER and Mses. JACKSON & NEUBERT Nays: NONE. Absent: NONE

These minutes are in condensed form and is intended to provide a record of all motions, votes and general topics of discussion. A video recording that provides a detailed record of all public comments is available for the entire proceeding. For more detailed information, please contact the MPC office at 673-6480.

City of Shreveport | Caddo Parish
MetropolitanPlanningCommission

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318-673-6480 | fax 318-673-6461 | www.shreveportcaddmpc.com

STAFF REPORT – CITY OF SHREVEPORT

DECEMBER 1, 2021

AGENDA ITEM NUMBER: 7
MPC Staff Member: Austin Chen
City Council District: B/ LeVette Fuller
Parish Commission District: 6/Cawthorne

CASE NUMBER 21-154-C: ZONING REQUEST

APPLICANT: CHEWEE BAKERY/NEW DIRECTION CENTER
OWNER: Beverly Smith
LOCATION: 1535 Hollywood Ave (Southside of Hollywood Ave., approx. 270' east of Linwood Ave)
EXISTING ZONING: R-1-7
REQUEST: **R-1-7 to C-1**
PROPOSED USE: **Specialty Food Service, Personal Services Establishment**

DESCRIPTION: The applicant is requesting rezoning of a 0.37-acre tract of land from R-1-7 (Single-family Residential) to C-1 (Neighborhood Commercial) for Specialty Food Service and Personal Services Establishment. There is an existing approximately 1,627 sq feet building on site. Adjacent to the West, South, and East are zoned R-1-7. Across Hollywood Ave is zoned C-1.

There is no previous case associated with this property. Nearby relevant cases include: approval of rezoning from B-2 (Neighborhood Business; C-2 under UDC) & I-1 (Light Industrial) to B-3 for a pawn shop (C-37-09), MPC approval Used car sale in B-2 (C-23-96), MPC approval processing facility in I-2 (Heavy Industrial), MPC approval of R-1D-E (One- Family Residence - Extended Us) for a law office. denial for rezoning to B-2 (Neighborhood Business; C-2 under UDC) for a restaurant (C-28-00), denial for rezoning to B-3 (Community Business; C-3 under UDC) for B-3 development (C-105-86), and used car sales (C-44-87; C-82-86).

Nearby neighborhoods include: Caddo Heights, Cedar Grove, Hollywood, Pierremont, South Highland, St. Vincent, Sunset Acres, Werner Park, West Cedar Grove.

REMARKS: The applicant is requesting rezoning to C-1 for Specialty Food Service and Personal Services Establishment. The applicant will have a combined use of bakery, sandwich shop, and after-school teaching for children. The applicant has not decided whether to renovate the existing building or demolish it and build a new one onsite at this point. According to the applicant, there is a high probability that existing buildings will be used. C-1 is the lightest commercial zoning that can achieve the applicant's purpose.

As stated in Article 4.3 of the Unified Development Code (UDC), C-1 is defined 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 the 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

The information stated herein is the result of discussion by a staff review team. The Planning Commission and its Members will use all information made available to them in making their decision. A Planning Commission approval is a use approval only. The applicant is still responsible for complying with all other applicable Zoning Ordinance requirements and obtaining all necessary permits and approvals from other departments or agencies. This shall include, but not be limited to the requirements of the Zoning Administrator, building permits, liquor licenses, the parish health unit, and Certificates of Occupancy.

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STAFF REPORT – CITY OF SHREVEPORT

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 , Farmers' Market, Temporary Outdoor Events, Temporary Sale of Non-Seasonal Merchandise, and Temporary Seasonal Sales.

The subject property is in a large area of R-1-5 & R-1-7 single-family residential district and sits close to the large area of C-2 Corridor Commercial zoning. North of the subject property are large tracts of R-1-7 residential zoning and some C-2 commercial zoning. Several businesses near the subject property include restaurants, barbershops, tax services, and liquor & wine store. The subject property is on Hollywood Avenue, which is one of the city's heavily traveled thoroughfares. At the same time, the subject property is close to one of the interchanges of I-49. According to the UDC Article 4.3, 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 the character of the surrounding residential neighborhood. A bakery, sandwich shop, and after-school teaching for children could be considered consistent with the UDC and serve the needs of the nearby residential neighborhood. All the possible C-1 uses are compatible with what exists in the area. Therefore, approval of rezoning to C-1 would not introduce incompatible uses into the area.

There is a vacant single-family residence building between the subject property and the commercial area at the corner of Hollywood Ave and Linwood Ave. The building is in a dangerous condition with a city posted notice on it. Therefore, to some extent, it can be considered a vacant space. The applicant will have to provide the standard residential landscape buffer and screening if the rezoning is approved. This will assist in minimizing the potential negative impact that the proposed uses will have on adjacent residential properties.

Regarding the future land use of this site, the Future Land Use Map of the 2030 Great Expectation Master Plan shows the subject property is zoned Residential Medium. The C-1 Neighborhood Commercial District would not be consistent with the intentions of the Master Plan. However, the proposed uses of the property are community-friendly, and the applicant got support from the local community. Therefore, approval of rezoning to C-1 would not introduce incompatible uses into the area.

Per UDC requirements, the applicant hosted a neighborhood participation meeting at 4:00 PM on November 6, 2021, to present their proposed operation to interested parties. There were 25 persons in attendance expressing interest in the project. One of the neighbors stated on the comment card that they are willing to help the applicant move into the property if needed. Considering the area's

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STAFF REPORT – CITY OF SHREVEPORT

population density, 25 signatures and the neighbor's comments demonstrate that the applicant's project is welcomed in the neighborhood.

Field observations were made on December 12 that revealed the overall density of nearby residential areas is low, and there were several abandoned buildings observed near the subject site, most of residential. The gap residential house is in a dangerous and vacant condition The subject property itself is semi-abandoned. a renovation will benefit the local community, and the service provided by the applicant is exceedingly community-friendly. In conclusion, a community friendly business will fit in and sever the needs of neighborhood. The applicant's investment will also make the community more dynamic.

STAFF ASSESSMENT:

Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that approval of R-1-7 (Single-family Residential) to C-1 (Neighborhood Commercial) is warranted, due to compatibility with the surrounding area.

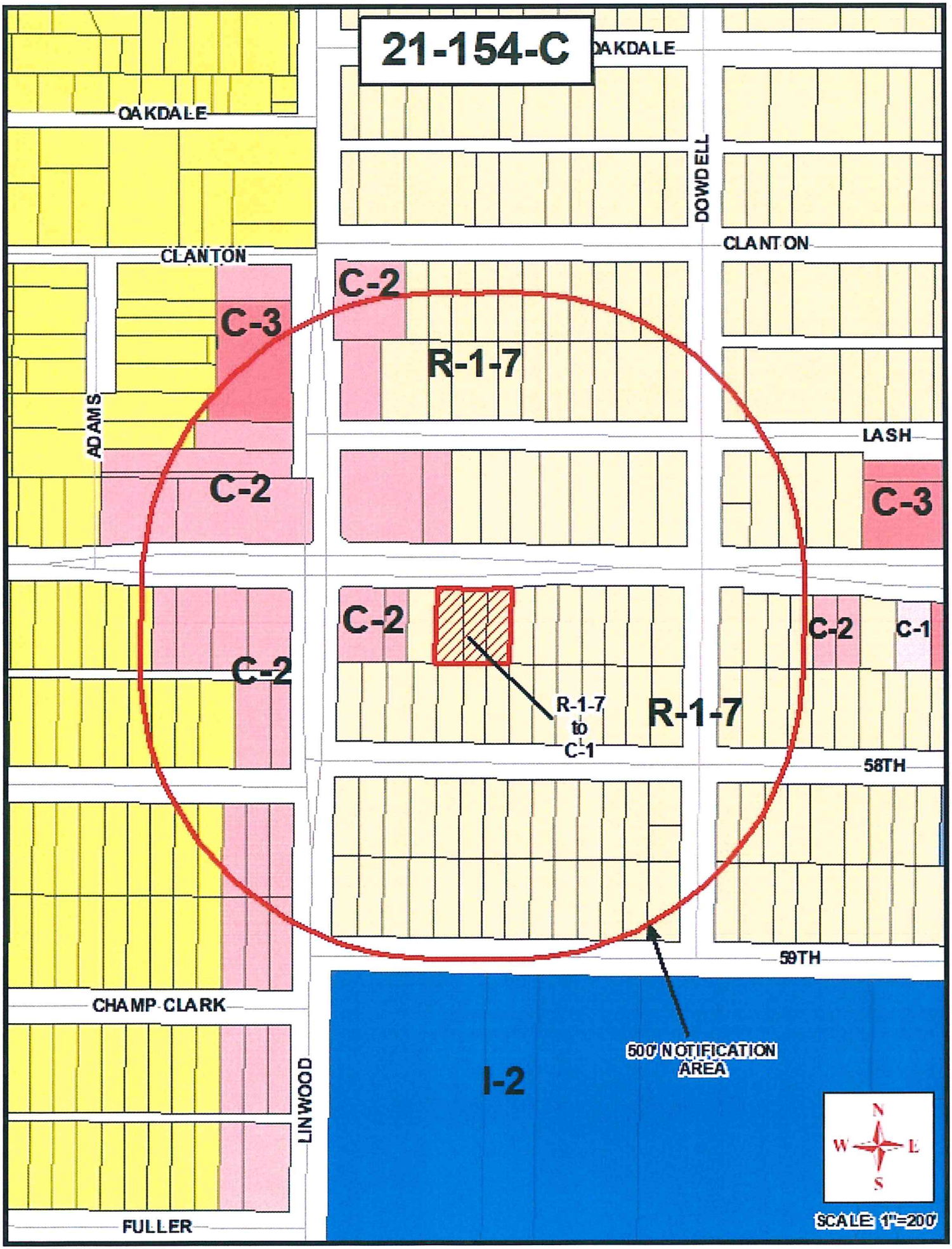
Alternatively, based on information provided at the public hearing the MPC may:

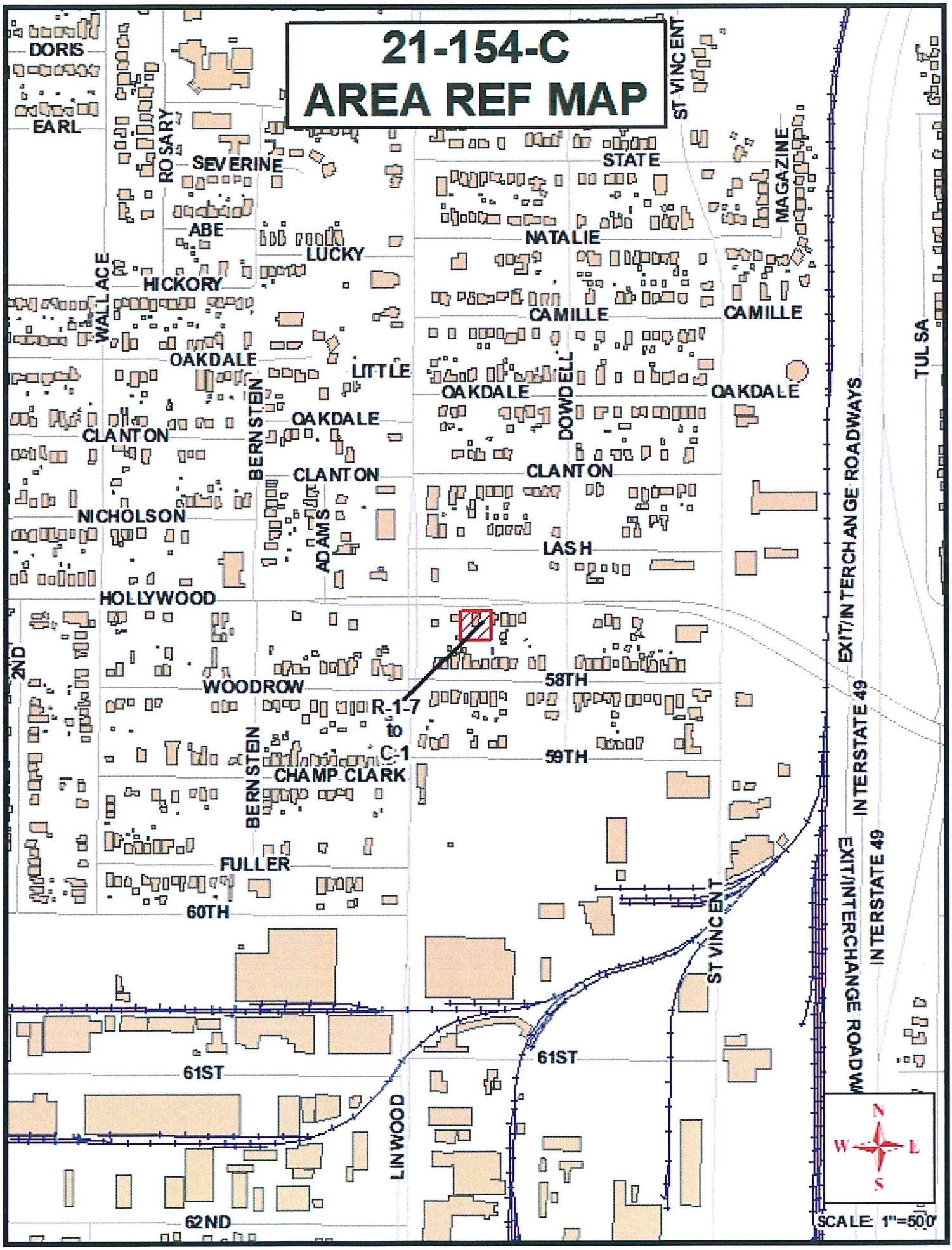
1. Approve the rezoning request for a different zoning type.
2. Deny the zoning request.

PUBLIC ASSESSMENT: **There was no opposition present.**

MPC BOARD RECOMMENDATION: **The Board voted 9-0 to recommend this application for approval.**

The information stated herein is the result of discussion by a staff review team. The Planning Commission and its Members will use all information made available to them in making their decision. A Planning Commission approval is a use approval only. The applicant is still responsible for complying with all other applicable Zoning Ordinance requirements and obtaining all necessary permits and approvals from other departments or agencies. This shall include, but not be limited to the requirements of the Zoning Administrator, building permits, liquor licenses, the parish health unit, and Certificates of Occupancy.


21-154-C
OAKDALE
OAKDALE
DOWDELL
CLANTON
CLANTON
C-2
C-3
R-1-7
ADAMS
LASH
C-2
C-3
C-2
C-2
C-1
C-2
R-1-7
to
C-1
R-1-7
58TH
59TH
CHAMP CLARK
500' NOTIFICATION AREA
I-2
LINWOOD
FULLER
N
W
E
S
SCALE 1"=200'


21-154-C
AREA REF MAP
DORIS
EARL
ROSARY
SEVERINE
ABE
LUCKY
WALLACE
HICKORY
OAKDALE
LITTLE
BERNSTEN
OAKDALE
CLANTON
CLANTON
NICHOLSON
ADAMS
HOLLYWOOD
2ND
WOODROW
R-1-7
to
C-1
CHAMP CLARK
BERNSTEN
FULLER
60TH
61ST
LINWOOD
62ND
ST VINCENT
STATE
NATALIE
MAGAZINE
CAMILLE
CAMILLE
OAKDALE
DOWDELL
OAKDALE
CLANTON
LASH
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EXIT/INTERCHANGE ROADWAYS
INTERSTATE 49
EXIT/INTERCHANGE ROADWAYS
INTERSTATE 49
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S
SCALE: 1"=500'

I Bobby Smith would like to defer.
My Case Became At the time of the
Meet Was Dated. I lost my Grandson
and I Was in a Mental State.
and two Week later I lost a mother.
Close Family member that lift me
in a fun mental State.

Bobby Smith

Oct/15/21


1543
POSTED
Google
Image capture: Jan 2021 © 2021 Google United States


SPEED
LIMIT
35
11/19/2021


11/19/2021


PROPOSED
ZONING
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673-6480
METROPOLITAN
PLANNING
COMMISSION
11/19/2021


11/19/2021

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Land Development
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UDC DEVELOPMENT APPLICATION

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: 9/2/21 Planner: A. Correa Case No: 21-154-C Application Fee: $750

1. PROPERTY INFORMATION

Project Name: Rezoning Hollywood AV

Associated Case:

Project Address/Location: 1535 Hollywood AV

Current Zoning District: R-1-7

Proposed Zoning District (if applicable): C-1

Parcel Number(s): 3 lot See attached

2. CASE TYPE

- ☒ Zoning Map Amendment (Rezoning)
- ☐ Special Use Permit
- ☐ Preliminary & Final Plat (7 or more lots)
- ☐ Final Plat (Less than 7 lots)
- ☐ Re-Plat
- ☐ Planned Unit Development (PUD) Zoning Map Amendment and Preliminary Site Plan
- ☐ PUD Site Plan (Administrative)
- ☐ Small Planned Unit Development (SPUD) Zoning Map Amendment and Site Plan
- ☐ Public Right-of-Way Closure and Abandonment
- ☐ Site Plan Approval
- ☐ Site Plan Revision
- ☐ Site Plan Modification
- ☐ Other: _____

3. PARCEL DESCRIPTION

(existing platted subdivision name, block and lot designation; if un-platted, provide a detailed metes and bounds description)

Attached

4. GENERAL LOCATION OF PROPERTY

(street address and/or frontage, and distance to cross street)

See attached

5. PROPOSED USE OF THE PROPERTY

☐ Single-Family Residential ☐ Multi-Family Residential ☐ Mixed-Use ☐ Townhouse Residential ☐ Duplex Residential ☒ Commercial ☐ Industrial

Provide a brief explanation, attach additional sheets, if necessary

I will be doing a Bakery making cakes to sale
I will be making food to Sale
I will be doing after school teaching for Children

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UDC DEVELOPMENT APPLICATION

6. ZONING INFORMATION		7. BUILDING INFORMATION	
Current Zoning District(s): R-1-7	Proposed Zoning District(s): C-1	Proposed Building Use(s):	Bakery, Snack Shop, after-school teaching.
If more than one district, provide the acreage of each:		Existing Building(s) sq. ft. gross:	
Special Purpose Overlay District (if applicable):		Proposed Building(s) sq. ft. gross:	
Total Site Acres: 0.37		Total sq. ft. gross (existing & proposed):	
Off-Street Parking Required:		Proposed height of building(s):	Number of stories:
Off-Street Parking Provided:		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	☐ Yes ☐ No
Proposed Impervious Surface:	acres/square feet	Red River	☐ Yes ☐ No
Cross Lake Watershed	☐ Yes ☐ No	Wetlands	☐ Yes ☐ No

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UDC DEVELOPMENT APPLICATION

10. CONTACT INFORMATION

IMPORTANT NOTE ABOUT PROJECT CONTACT

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.**

NAME, ADDRESS, AND SIGNATURE OF ALL PROPERTY OWNERS: _ALL property owners must sign. All **property owners** must sign unless one person has the power of attorney to sign for others and that power of attorney is submitted with the application. A managing partner in a corporation may sign and submit written authorization. **If in business name or corporation, list all persons owning 6% or more. Attach separate sheet if necessary.**

APPLICANT CONTACT INFORMATION: Check if Primary Contact ☐
Name: Beverly Smith Company: Chewee Bakery / New Direction Center
E-mail: BeverlyRhodes7a@gmail.com Phone: 318-404-8006 Fax:
Address: 1535 Hollywood AV City: Shreveport State: LA Zip: 71108

ARCHITECT CONTACT INFORMATION: Check if Primary Contact ☐
Name: Company:
E-mail: Phone: Fax:
Address: City: State: Zip:

ENGINEER CONTACT INFORMATION: Check if Primary Contact ☐
Name: Company:
E-mail: Phone: Fax:
Address: City: State: Zip:

CURRENT PROPERTY OWNER CONTACT INFORMATION: Check if Primary Contact ☐
Name: Beverly Smith Company: New Direction Center / Chewee Bakery
E-mail: BeverlyRhodes7a@gmail.com Phone: 318-404-8006 Fax:
Address: 1535 Hollywood AV City: Shreveport State: LA Zip: 71108
Designee Contact Name: Email Address: Phone Number:

PROPERTY OWNER, CHECK ONE OF THE FOLLOWING:
____ I will represent the application myself; OR ____ 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.

Beverly Smith — Property Owner Signature — 9/2/23 — Date
Beverly R. Smith — Applicant Signature — 9/2/23 — Date

OWNER	Street Address	CITY	ZIP	State
Efferson, John	545 South San Pedro	Los Angeles	90013	Ca
Abrams, James Henry, Jr. &	617 Kelly St	Bossier City	71111-4129	La
Brown, Christopher Leon	1532 W 58th St	Shreveport	71108-4104	La
Henderson, Shirley	4007 Esplanade Ave	Shreveport	71109-5036	La
Taylor, Willie C. And	1501 Cross Lake	Shreveport	71109	La
Parker, Debra Ann	8423 Fairfield Ave	Shreveport	71106	La
P.P.I. Omnibus	Po Box 14387	Scottsdale	85267-4387	Az
Mc Dowell, Martha Ann Sierpinski	500 Morse Rd	Columbus	43214-1833	Oh
Woodard, Demetrius Yvonne 1/2 And Gregory	1505 Clanton St	Shreveport	71108-3504	La
I-Harris Properties, L.L.C.	127 Napoleon Dr	Shreveport	71115-2729	La
Taylor, Willie Coy & Jennie Mitchell Taylor	1501 Cross Lake Blvd	Shreveport	71109-1916	La
Taylor, Antony Deonte	1501 Cross Lake Blvd	Shreveport	71109-1916	La
Crager Properties, Inc	10571 Pineview Circle	Keithville	71047	La
Lattier, Nelson, Jr.	C/O Nelson Lattier, Iii	Suisun City	94585	Ca
Flanagan, John, Jr. & Marjia Pennywell Flanagan	1205 Glasgow Rd	Fort Worth	76134-1625	Tx
Lewis, Louise	1503 Hollywood Ave	Shreveport	71108	La
Mackey, Robert A., Jr.	81158 Jewella Ave	Shreveport	71108	La
Cody Inv Llc	Po Box 72370	Bossier City	71172	La
Solomon, Eric L.	1539 W 58th St	Shreveport	71108	La
Pennywell, Aquilla	3849 Doris St	Shreveport	71109	La
Efferson, Johnny	10066 Laurel Canyon Blvd Apt #5	Pacoima	91331	Ca
Young, Barrow, Sr.	C/O Cordie Young	Bethany	71007	La
Herndon, Valry Bruce, Jr. 1/2 And	Po Box 395	Blanchard	71009	La
Zeidan, Muhamad Rebhi	4301 Linwood Ave	Shreveport	71108-3518	La
Guiden, Michael Wayne And Juanita Powell Guiden	7000 Red Fox Trl Apt 135	Shreveport	71129-3542	La
Paige, Enod And Phyllis Jean Martin Paige	9147 Linwood Dr	Shreveport	71106	La
Randle, Benjamin Otis	P.O. Box 14429	Houston	77221	Tx
Marak, Henry M.	847 Prospect St	Shreveport	71104-3029	La
Stewart, Grace Talbert	Po Box 8372	Shreveport	71148-8372	La
Alex, James, Iii And Jacqueline Antoinette Alex	5519 Virginia Ave	Shreveport	71108-3243	La
Vaughan, Mary Ann Battle 1/2, Etal	10624 Flintwood Ave	Baton Rouge	70811-1717	La
Robinson, Ledell And Karanda Annette Sanders	1501 Lash St	Shreveport	71108-4119	La
Musgroe, L. C., Jr.	1531 Clanton St	Shreveport	71108-3504	La
Coleman, Joan Elizabeth 7/12, Etal	Po Box 363	Sacramento	95812-0363	Ca
Horton, David 1/2 And Greg Meis 1/2	Po Box 44091	Shreveport	71134-4091	La
Flournoy, Derek	615 Woods Cir	Minden	71055-5521	La
Germany, Andrew 5/8, Etal	1547 W 58th St	Shreveport	71108-4103	La
Cobo Investments Llc	218 Ixworth Ave	Bossier	71111	Cit
Robinson, Mercy Brooks	4505 Lyba St	Shreveport	71109	La
Brown, Mary Alice	1448 W 58th St	Shreveport	71108-4102	La

Harp, Jean Delores Williams	Po Box 38151	Shreveport	71133-8151	La
Benton Road Land Corporation	707 Benton Rd Ste 201	Bossier City	71111	La
Fleming, Amandy Jones	1508 West 58th St	Shreveport	71108	La
Jackson, Thomas Joe &	1527 Clanton St	Shreveport	71108-3504	La
Efferson, Johnny	545 S San Pedro St	Los Angeles	90013-2101	Ca
Whittaker, Robert Lee &	1528 Lash St	Shreveport	71108-4120	La
Moran, Barbara Ann 1/2, Etal	729 Dowling St	Shreveport	71101	La
Omar, Ahmad And Ibtisam Omar 1/2 And	816 Brittany Ln	Bossier City	71111	La
Smith, Beverly	1535 Hollywood Ave	Shreveport	71105	La
Thomas, Sophie Ann Menefee	1536 W 59th St	Shreveport	71108-4108	La
Dumars, Carolyn Denise	1536 W 58th St	Shreveport	71108-4104	La
Kbc Enterprises, Llc	7810 Sundown Dr	Mooringsport	71060	La
Ford, Margrett Edwards	Po Box 100338	Brooklyn	11210-0338	Ny
Hanley, Clarice Jean Moore	2179 Grant Ave	Mc Donugh	30252	Ga
Marak Properties, Inc.	700 W 70th St	Shreveport	71106-2829	La
Harp, Jean Delores Williams	1936 Hollywood Ave	Shreveport	71108-4020	La
Willis, John	3736 Baxter St	Shreveport	71109-7402	La
Ruben, Josephine Abrams 1/2, Etal	7515 Gideon St	Shreveport	71106-4627	La
White Oak Title Llc	Po Box 72370	Bossier City	71172	La
Hunsicker Group, L.L.C.	205 Bridgepoint Circle	Bossier City	71111	La
Efferson, Johnny	10066 Laurel Canyon Blvd Apt 5	Pacoima	91331	Ca
Lee, Elliott, Jr. & Margaret Plater Lee	1514 Lash St	Shreveport	71108-4120	La
Leary, Artis Gabriel And Felisa Clark Leary	413 Woodrow St	Shreveport	71108-4031	La
Rachal, Hearve John, Jr.	501 Atkins Ln	Frierson	71027-2008	La
Easter, Gloria Sullivan	1707 Hollywood Ave	Shreveport	71108-3429	La
Arkansas, Sharon S. 1/2 And	1522 Lash St	Shreveport	71108-4120	La
Carter, Shirley Diane	1544 West 58th St	Shreveport	71108	La
Palmer, Luckett M., Sr. &	5523 South Manhattan Place	Los Angeles	90062	Ca
Debra A. Parker	8423 Fairfield	Shreveport	71106	La
Dumars, Carolyn	1531 W 58th St	Shreveport	71108-4103	La
Taylor, Willie Coy & Jennie V. Taylor	1501 Cross Lake Blvd	Shreveport	71109	La
Brown, Margaret Starks	1523 Clanton St	Shreveport	71108-3504	La
Efferson, Johnny	10066 Laurel Canyon Blvd. Apt #5	Pacoima	91331	Ca
Britt, Carolyn B. 1/2 And	3730 Madison Park Blvd	Shreveport	71104	La
Robinson, Ledell And	1501 Lash St	Shreveport	71108-4119	La
Mc Cargo, Bobbie Draper	9945 Black Hawk Private Drive	Bethany	71007	La
Simmons, Deloris Hill 1/2, Marion Hills, Jr. 1/4	1528 W 59th St	Shreveport	71108-4108	La
Knee Deep Investments Llc	225 Hollybrook Dr	Shreveport	71106	La
Sykes, Melanie F. & Elaine Williams	2301 Roosevelt Ave	Shreveport	71104-2774	La
Rachal, Hearve John, Jr.	501 Atkins Ln	Frierson	71027-2008	La
Wells, Louis Clarence, Sr.	406 Woodrow St	Shreveport	71108-4032	La

Horton, David 1/2 And Greg Meis 1/2	Po Box 44091	Shreveport	71134-4091	La
Williams, Luther	1458 Allen Beulah Rd	Robeline	71469-4620	La
Taylor, Frieda Renee	1501 Cross Lake Blvd	Shreveport	71109	La
Jones, Dewayne G.	925 Lazywood Ln	Shreveport	71108-5911	La
Wells, Louis C Sr	406 Woodrow St	Shreveport	71108	La
Menefee, Sophia Ann	1536 W 59th St	Shreveport	71108-4108	La
Mahoney, Joseph	745 Miami Chapel Rd	Dayton	45417-4650	Oh
Mc Collough, L.L.C., The	Po Box 335	Sarepta	71071-0335	La
Gibsland Bank & Trust	Po Box 180	Gibsland	71028	La
Jefferson, Samuel & Lillie Mae Jackson Jefferson	4002 Saint Vincent Ave	Shreveport	71108-2527	La
Brown, Frank Edward	1448 W 58th St	Shreveport	71108-4102	La
Palmer, Marion Joyce And	5523 S Manhattan Pl	Los Angeles	90062	Ca
Basic Property Corporation	9961 Loveland Ct	Shreveport	71106	La
Efferson, Johnny	545 S San Pedro St	Los Angeles	90013-2101	Ca
Harris, Otis Mae London	1558 W. 59th, St	Shreveport	71106	La
Thomas, Michael 1/2 And	4906 Daniel Pl	Shreveport	71109	La
Williams, John (Estate Of)	C/O Earl & Leatrice Marks	Shreveport	71108-4004	La
Fakhra, Sultana	9740 Catawba Dr	Shreveport	71115	La
Henderson, Shirley 50% And Chasisty Mitchell &	C/O Chasisty Mitchell	Shreveport	71108	La
Fisher, Kenneth Mc Laurin 1/8, Etal	2604 Leaf Ln	Shreveport	71109-3011	La
Husker Partners/Bmo Harris	Po Box 1414 C/O Bmo 16	Minneapolis	55480	Mn
Williams, Johnnie Bell &	1460 W 58th St	Shreveport	71106	La
Mav-Rik Enterprises & Consulting Group	860 Southland Pass	Stone Mountain	30087-4954	Ga
Taylor, Frieda Renee	1547 Clanton St	Shreveport	71108-3504	La
Marak Properties, Inc.	700 W 70th St	Shreveport	71106-2829	La
Ansley, Mary Kemp	5838 Ledbetter St	Shreveport	71108-4022	La
Symbiotic Partners Llc	Po Box 850001	Orlando	32885-0001	Fl
Omar, Ahmad And Ibtisam Omar 1/2 And	816 Brittany Ln	Bossier City	71111	La
Brown, Mary Alice	1448 W 58th St	Shreveport	71108-4102	La
Hamilton, Payton, Jr.	9420 Brookside Cir	Shreveport	71118	La
Hollis, Theresa M	1759 Clanton St	Shreveport	71108	La
G. A. Brown Properties Limited Partnership, The	2523 Calion Rd	El Dorado	71730	Ar
Snyder, Bobbie L.	Rr 1 Box 4	Heflin	71039	La
Horton, David Lynn 1/2 And Greg Meis 1/2	Po Box 44091	Shreveport	71134-4091	La
Brown, Mary Alice	1448 W 58th St	Shreveport	71108-4102	La
Herndon, Valry Bruce, Jr. 1/4 And	P.O. Box 395	Blanchard	71009	La
Marak Properties, Inc.	700 W 70th St	Shreveport	71106-2829	La
Rachal, Hearve John	501 Atkins Ln	Frierson	71027-2008	La
Day, Adell Hamilton A/K/A Adell Walker	3702 Goulburn Dr	Houston	77045-6411	Tx
Ruben Residential Properties, L.L.C.	7207 Line Ave	Shreveport	71106-4415	La
Emily Trant	505 Travis Street Ste 440	Shreveport	71101	La

Ora Hart	7931 Thornhill Ave	Shreveport	71106 La
Linda Scott	446 Woodrow Street	Shreveport	71108 La
Yul Shelby	622 Hendrix Place	Shreveport	71105 La
Vickie Meadows	4830 Line Avenue #376	Shreveport	71106 La
Lonnie McCray	1701 Oakdale Street	Shreveport	71108 La

ORDINANCE NO. ____ OF 2021

AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF SHREVEPORT UNIFIED DEVELOPMENT CODE, BY REZONING PROPERTY LOCATED ON THE WEST SIDE OF SOUTHERN AVE., APPROX. 220' NORTH OF OLIVE ST., SHREVEPORT, CADDO PARISH, LA., **FROM R-A, RURAL AGRICULTURAL DISTRICT TO I-1, LIGHT INDUSTRIAL DISTRICT**, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BY:

SECTION I: BE IT ORDAINED by the City Council of the City of Shreveport, Caddo Parish, LA, in due, legal and regular session convened, that the zoning classification of property located on the west side of Southern Ave., approx. 220' north of Olive St., Shreveport, Caddo Parish, Louisiana, legally described below: be and the same is hereby changed **from R-A, Rural Agricultural District to I-1, Light Industrial District**

BEGIN AT A 3/4 INCH IRON PIPE FOUND ON THE WEST RIGHT OF WAY OF SOUTHERN AVENUE MEASURING 30 FEET WESTERLY AND 217 FEET NORTH OF THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 1, T17N, RANGE 14 WEST, THENCE RUN N89°24'37"W A DISTANCE OF 103.54 FEET TO A 3/4 INCH IRON PIPE FOUND FOR CORNER ON THE SOUTH LINE OF THE PARCEL, THENCE CONTINUE N89°24'37"W FOR A TOTAL DISTANCE OF 185.00 FEET TO A 1/2 INCH IRON PIPE SET FOR CORNER AND THE SOUTHWEST CORNER OF THE PARCEL, THENCE RUN N00°36'44"E A DISTANCE OF 166.35 FEET TO A 1/2 INCH IRON PIPE SET FOR CORNER, THENCE RUN S89°24'37"E A DISTANCE OF 185.00 FEET TO A 3/4 IRON PIPE FOUND FOR CORNER ON THE WEST RIGHT OF WAY OF SOUTHERN AVENUE, THENCE RUN S00°36'43"W ALONG SAID RIGHT OF WAY A DISTANCE OF 166.35 FEET TO THE 3/4 INCH IRON PIPE FOUND FOR THE POINT OF BEGINNING. PARCEL CONTAINS 30774.53 SQ.FT., 0.706 ACRES MORE OR LESS, SECTION 1, T17N, R14W, CADDO PARISH, LOUISIANA

BE IT FURTHER ORDAINED that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items, or applications of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

21-183-C
VENTURE ONE, LLC

CC3825 **NOTICE TO THE PUBLIC** **Control #21173**

Notice is hereby given that the Shreveport Metropolitan Planning Commission of Caddo Parish, LA, will hold a public hearing on Wednesday, December 1, 2021, 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 City of Shreveport and Caddo Parish Unified Development Codes & the official Zoning Map for the Shreveport Metropolitan Planning Area of Caddo Parish, LA.

CASE NO. 21-183-C ZONING REQUEST: 0 SOUTHERN AVE. Application by VENTURE ONE, LLC for approval to rezone property located on the west side of Southern Ave., approx. 220' north of Olive St., from R-A, Rural-Agricultural District to I-1, Light Industrial District, being more particularly described as BEGIN AT A 3/4 INCH IRON PIPE FOUND ON THE WEST RIGHT OF WAY OF SOUTHERN AVENUE MEASURING 30 FEET WESTERLY AND 217 FEET NORTH OF THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 1, T17N, RANGE 14 WEST, THENCE RUN N89°24'37"W A DISTANCE OF 103.54 FEET TO A 3/4 INCH IRON PIPE FOUND FOR CORNER ON THE SOUTH LINE OF THE PARCEL, THENCE CONTINUE N89°24'37"W FOR A TOTAL DISTANCE OF 185.00 FEET TO A 1/2 INCH IRON PIPE SET FOR CORNER AND THE SOUTHWEST CORNER OF THE PARCEL, THENCE RUN N00°36'44"E A DISTANCE OF 166.35 FEET TO A 1/2 INCH IRON PIPE SET FOR CORNER, THENCE RUN S89°24'37"E A DISTANCE OF 185.00 FEET TO A 3/4 IRON PIPE FOUND FOR CORNER ON THE WEST RIGHT OF WAY OF SOUTHERN AVENUE, THENCE RUN S00°36'43"W ALONG SAID RIGHT OF WAY A DISTANCE OF 166.35 FEET TO THE 3/4 INCH IRON PIPE FOUND FOR THE POINT OF BEGINNING. PARCEL CONTAINS 30774.53 SQ.FT., 0.706 ACRES MORE OR LESS, SECTION 1, T17N, R14W, CADDO PARISH, LOUISIANA.

Alan Clarke, Executive Director
Metropolitan Planning Commission
The Shreveport Times

draft

SHREVEPORT METROPOLITAN PLANNING COMMISSION OF CADDO PARISH
SUMMARY MINUTES OF THE PUBLIC HEARING DECEMBER 1, 2021

A regularly scheduled public hearing of the Shreveport Metropolitan Planning Commission of Caddo Parish was held on Wednesday, December 1, 2021 at 3:00 p.m. at Government Plaza Chamber, 505 Travis Street, Shreveport, Caddo Parish, LA. The members met virtually on November 30 for case manager presentations.

Members Present
Winzer Andrews, Chair
Curtis Joseph, Vice Chair
Chris Elberson, Secretary
Laura Neubert
Rudy Morton
Gabriel Balderas
Rachel Jackson
Bill Robertson
Harold Sater

Staff Present
Alan Clarke, Executive Director
Stephen Jean, Deputy Director
Reginald Jordan, Zoning Administrator
Adam Bailey, Community Planning & Design Manager
Jasmin Samuels, Executive Assistant
Manushka Desgage, City Attorney's Office
Henry Bernstein, Parish Attorney's Office

Members Absent
None

The hearing was opened with prayer by **MS. JACKSON .** The Pledge of Allegiance was led by **MS. NEUBERT.**

The meeting was called to order & the procedure for hearing the applications on today's agenda was explained. Speakers should speak clearly into the microphone & give their name & mailing address for further reference. Comments on any item not on the agenda will be limited to 3 minutes at the end of the public hearing. Any written comments that were submitted may be viewed in the public record files.

All decisions rendered by the Metropolitan Planning Commission are subject to appeal to the appropriate governing body, either the City Council or the Caddo Parish Commission. Appeals must be filed within 10 days from the date a decision is rendered by the Metropolitan Planning Commission.

A motion was made by MS. NEUBERT, seconded by MR. JOSEPH, to approve the minutes of the November 3, 2021 public hearing as submitted.

The motion was adopted by the following 9-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, ELBERSON, JOSEPH, MORTON, ROBERTSON, & SATER and Mses. JACKSON & NEUBERT Nays: NONE. Absent: NONE

PUBLIC HEARING

CASE NO. 21-183-C ZONING REQUEST

Applicant:	Venture One, LLC
Owner:	Venture One, LLC
Location:	0 Southern Ave (West side of Southern Ave., approx. 220' north of Olive St.)
Existing Zoning:	R-A
Request:	R-A to I-1
Proposed Use:	Light Industrial

Representative &/or support:
Elisa Torres 3203 Rose Place, Bossier City, LA 71112

Ms. Torres was present to represent Venture One. She stated that Charles Chaniyara is the current owner, and he is currently out of town. She shared that he purchases a joint parcel of land near 1802 Southern Avenue in Shreveport and they are requesting to change the zoning from R-A, Agricultural to I-1.

These minutes are in condensed form and is intended to provide a record of all motions, votes and general topics of discussion. A video recording that provides a detailed record of all public comments is available for the entire proceeding. For more detailed information, please contact the MPC office at 673-6480.

Opposition:
Carol Alan Berry 2002 Southern Avenue, Shreveport, LA 71104

Mr. Berry stated he is not necessarily for or against the application, he further explained her would like a little bit more clarification about what is intended. He shared that his residence is the C-3 block directly to the south of the proposed location requesting to be rezoned. He stated he spoke with the owner who indicated he's going to put a parking lot there, but he also visited with the gentleman who was present at the site last week to do a survey. He stated that it was his understanding that the property is for sale again.

Mr. Jean stated from his understanding this was to be a part of the operation that is already there. He further explained the exact plans for the development is unknown, but he knows that parking was talked about. He reiterated as far as what exactly is happening on there, he is not sure other than is would be in support of the already existing business.

Rebuttal:
Ms. Torres stated the lot is for added parking for the roofing company.

Mr. Robertson wondered if it would be appropriate to delay the application to allow the applicant to be present in person.

Ms. Torres stated Mr. Charles would be back in town December 27th so if the Board members wanted to do it next month.

Ms. Neubert inquired if it was a requirement.

Mr. Andrews replied, no.

Mr. Clarke stated he would submit to Mr. Andrews unless the Board has serious doubts or serious concerns or questions that can not be answered by the representatives there may not be a need to delay deciding today. He stated he does not know anything else the Board could instruct the staff to do.

Mr. Robertson stated he would like a little bit of clarification from staff as to what the requested rezoning will permit.

Mr. Jean stated that all of the uses are listed in the staff report, but if Mr. Robertson would like for him to read them out for the record he will do so.

Mr. Robertson stated he will not make Mr. Jean do that, but he inquired about if the decision made by the commission today doesn't tie the applicant to a parking lot. He stated any of these uses that the Board is granting today could be constructed on the vacant lot.

Mr. Jean stated that is correct and further explained they would have to go through a site plan process. He clariid that this is not a conditional use permit nor a special use permit, this is a zoning request.

A motion was made by MS. NEUBERT, seconded by MS. JACKSON To recommend this application for approval.

The motion was adopted by the following 9-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, ELBERSON, JOSEPH, MORTON, ROBERTSON, & SATER and Mses. JACKSON & NEUBERT Nays: NONE. Absent: NONE

These minutes are in condensed form and is intended to provide a record of all motions, votes and general topics of discussion. A video recording that provides a detailed record of all public comments is available for the entire proceeding. For more detailed information, please contact the MPC office at 673-6480.

City of Shreveport | Caddo Parish
MetropolitanPlanningCommission

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

STAFF REPORT – CITY OF SHREVEPORT

DECEMBER 1, 2021

AGENDA ITEM NUMBER: 8
MPC Staff Member: Austin Chen
City Council District: B/ LeVette Fuller
Parish Commission District: 5/Burrell

CASE NUMBER 21-183-C: ZONING REQUEST
APPLICANT: VENTURE ONE, LLC
OWNER: Venture One, LLC
LOCATION: 0 Southern Ave (West side of Southern Ave., approx. 220' north of Olive St.)
EXISTING ZONING: R-A
REQUEST: **R-A to I-1**
PROPOSED USE: **Heavy Retail, Rental, and Service**

DESCRIPTION: The applicant is requesting rezoning of a 0.71-acre tract of vacant land from R-A (Rural-Agricultural) to I-1 (Light Industrial) for Heavy Retail, Rental, and Service. Adjacent to the North is zoned I-1, adjacent to the South is zoned C-3 (General Commercial), adjacent to the West is the railroad. Across the Southern Ave is zoned C-UC (Urban Corridor).

There is no previous case associated with this property. Nearby relevant cases include: approval of rezoning to B-3 (Community Business; C-3 under UDC) for a Machine sales and service (C-38-82) and martial arts classes (C-178-83). Approval of rezoning to B-3-L-2 (Community Business with liquor sales) for a restaurant and lounge (C-123-80). MPC approval of rezoning to B-3 for a restaurant (C-17-02). Approval of rezoning to B-3-L for a restaurant with liquor sales (C-60-82).

Nearby neighborhoods include: Allendale, Central Business District, Fairfield, Highland, Ingleside, Ledbetter Heights, Queensborough, St. Vincent.

REMARKS: The applicant is requesting rezoning to I-1 (Light Industrial) for Heavy Retail, Rental, and Service. The applicant purchased this property from the railroad company; the property did not have any assigned zoning at the moment. According to the UDC code 3.2.A.2, it states "Any land lying within the City of Shreveport, but not shown on the Official Zoning Map as being included within a zoning district, is classified as the R-A District". Therefore, the default zoning for the land which the applicant purchased is zoned R-A. The applicant owns the north adjacent property, and it is a roofing supplies sales company with I-1 zoning; the applicant plans to extend his business to this newly purchased lot after rezoning.

As stated in Article 4.5 of the Unified Development Code (UDC), I-1 is defined as " The purpose of the I-1 Light Industrial Zoning District is to provide for a wide variety of light manufacturing, fabricating, processing, wholesale distributing, and warehousing uses. Light industrial uses are enclosed, low-intensity, non-nuisance light fabrication and assembly-type manufacturing, as well as office and research and development facilities with little to no outside impacts". The permitted by

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STAFF REPORT – CITY OF SHREVEPORT

right uses in I-1 zoning district include Agriculture, Animal Care Facility, Animal Shelter, Animal Shelter – Operated by Public Authority, Automated Teller Machine - Standalone, Bar, Brewery, Broadcasting Facility TV/Radio - With Antennae, Broadcasting Facility TV/Radio - Without Antennae, Bus Transfer Station, Car Wash, Community Garden, Contractor Office, Day Care Center, Distillery, Financial Institution, Food Truck and Trailer Vendor, Freight Terminal, Furniture, Furnishings and Equipment Sales, Gas Station, Government Office, Greenhouse/Nursery - Retail, Heavy Retail, Rental, and Service, Industrial - Artisan , Industrial - Light, Industrial Design, Industrial Services, Lodge/Meeting Hall, Movie Studio, Office, Parking Lot (Principal Use), Parking Structure (Principal Use), Personal Service Establishment, Public Safety Facility, Public Works Facility, Research and Development, Restaurant , Retail Goods Establishment , Self-Service Ice Vending Unit, Self-Storage Facility: Climate-Controlled, Self-Storage Facility: Outdoor, Solar Farm , Retail Sales of Alcohol-Beer/Wine, Soup Kitchen, Specialty Food Service, Storage Yard - Outdoor, Truck Repair, Truck Stop, Utility, Vehicle Dealership – Enclosed, Vehicle Dealership – With Outdoor Storage/Display, Vehicle Operation Facility, Vehicle Repair/Service– Major, Vehicle Repair/Service – Minor , Warehouse, Wholesale Establishment , Winery, Wireless Telecommunications – Attachments to Existing Structures (Other than Towers), Wireless Telecommunications – Modifications , Temporary Outdoor Events, Temporary Sale of Non-Seasonal Merchandise, and Temporary Seasonal Sales.

The subject property is in a large area of a mixed area. North of the subject property are large tracts of C-3 General Commercial zoning, and across the Southern Ave are large tracts of C-UC. Several businesses near the subject property include a medical office, pediatric clinic, auto repair shops, and a hospital. All the possible I-1 uses are compatible with what exists in the area. Therefore, approval of rezoning to I-1 would not introduce incompatible uses into the area.

Regarding the future land use of this site, the Future Land Use Map of the 2030 Great Expectation Master Plan shows the subject property is zoned Light Industrial/Business Park. The I-1 (Light Industrial) Neighborhood Commercial District would be consistent with the intentions of the Master Plan.

Field observations revealed on December 12; the subject property is still undeveloped. The applicant's north exiting business is running nice and clean without any unpleasant noise and smell. The subject property is flat and suitable for expansion. The traffic is relatively low in this area. Most of the surrounding businesses are still operating. Considering the applicant's existing company and surrounding area, approval of rezoning to I-1 would not introduce incompatible uses into the area.

STAFF ASSESSMENT:

Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that approval of R-A (Rural-Agricultural) to I-1 (Light Industrial) is warranted, due to the compatibility with the surrounding area.

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

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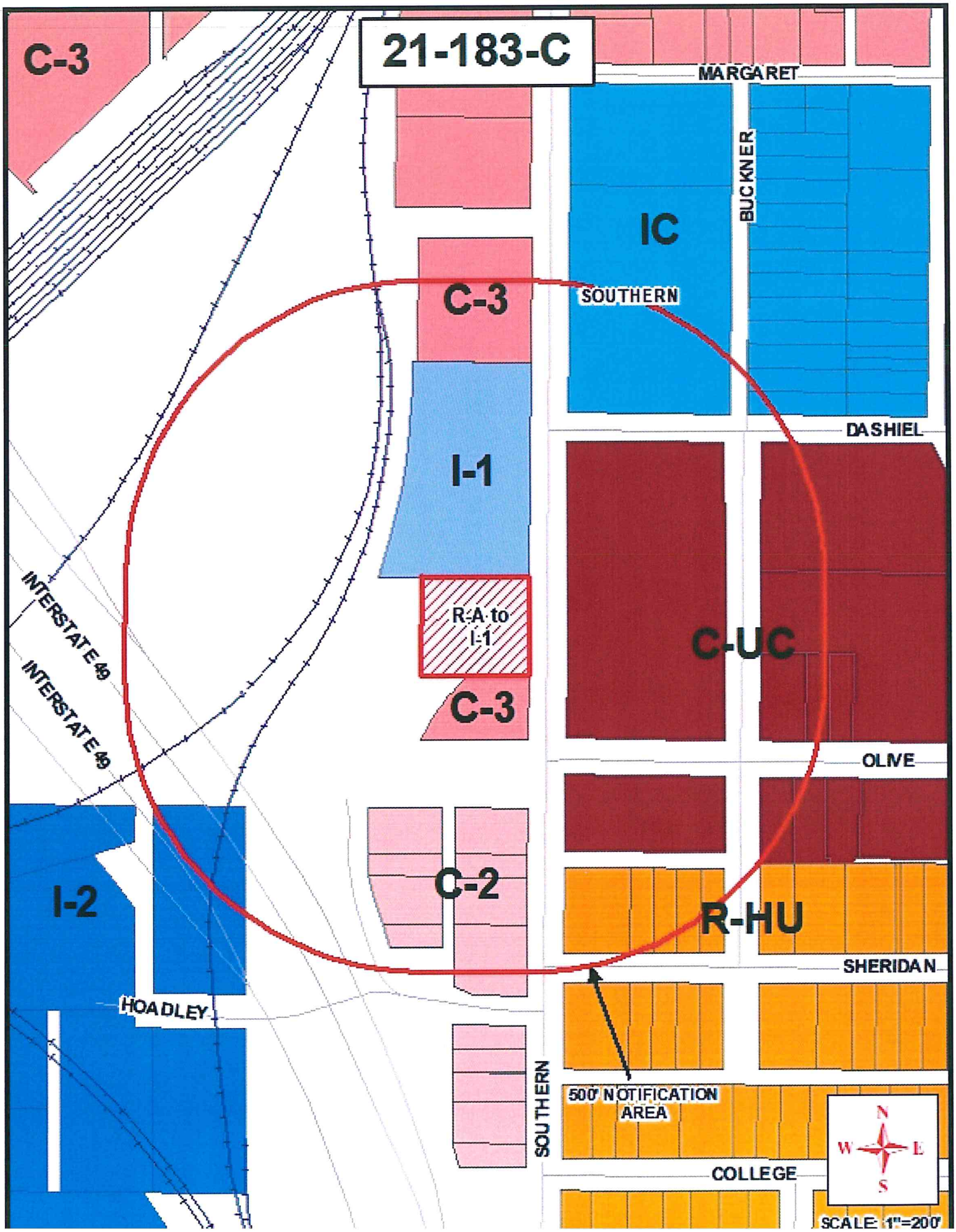
STAFF REPORT – CITY OF SHREVEPORT

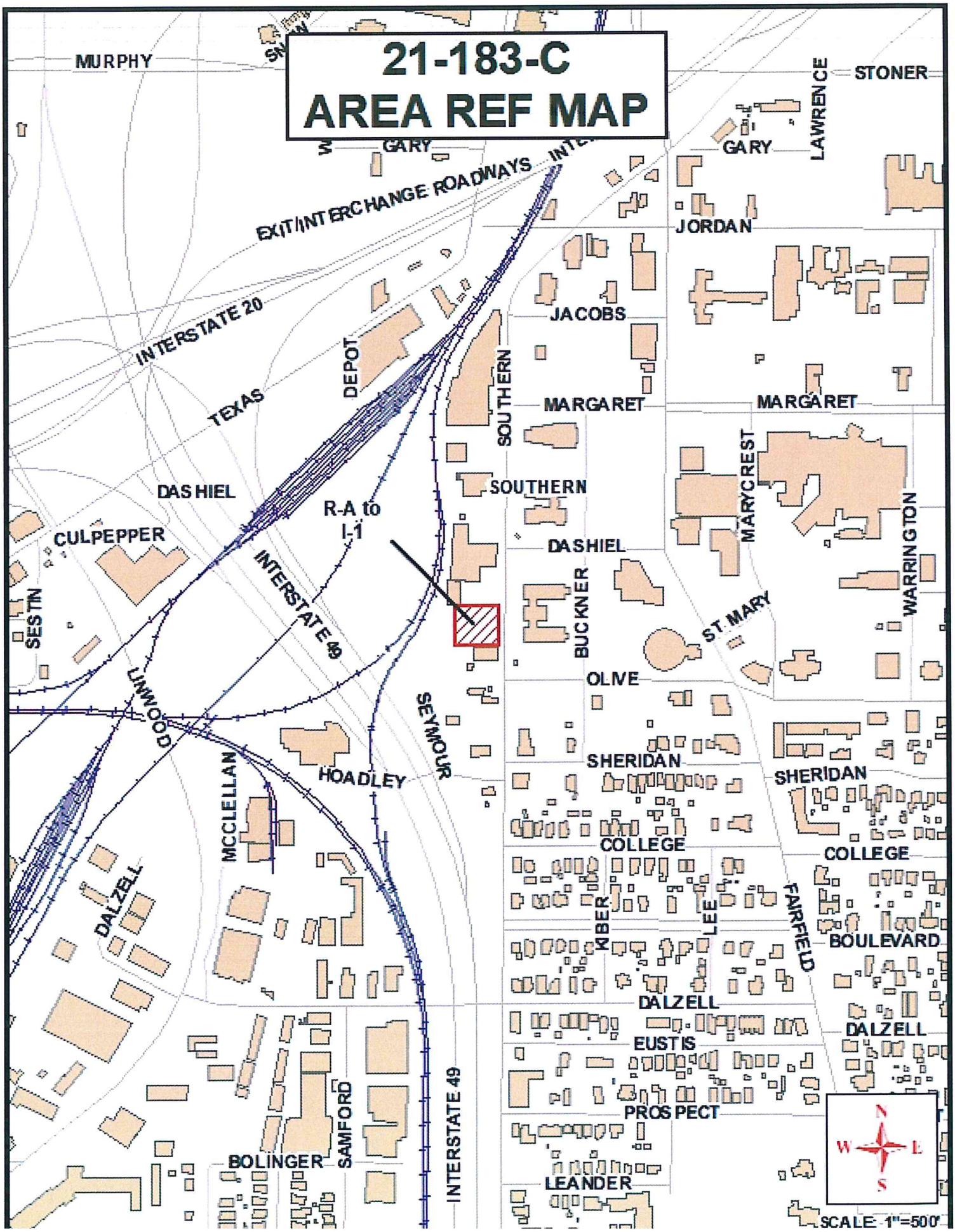
1. Approve the rezoning request for a different zoning type.
2. Deny the zoning request.

PUBLIC ASSESSMENT: **One spoke in opposition.**

MPC BOARD RECOMMENDATION: **The Board voted 9-0 to recommend this application for approval.**

The information stated herein is the result of discussion by a staff review team. The Planning Commission and its Members will use all information made available to them in making their decision. A Planning Commission approval is a use approval only. The applicant is still responsible for complying with all other applicable Zoning Ordinance requirements and obtaining all necessary permits and approvals from other departments or agencies. This shall include, but not be


21-183-C
C-3
MARGARET
BUCKNER
IC
SOUTHERN
C-3
I-1
DASHIEL
R-A to I-1
C-UC
C-3
INTERSTATE 49
INTERSTATE 49
OLIVE
C-2
R-HU
I-2
SHERIDAN
HOADLEY
SOUTHERN
500' NOTIFICATION AREA
COLLEGE
N
W
E
S
SCALE: 1"=200'


21-183-C
AREA REF MAP
MURPHY
STONER
LAWRENCE
GARY
JORDAN
EXIT/INTERCHANGE ROADWAYS
INTERSTATE 20
TEXAS
DEPOT
JACOBS
SOUTHERN
MARGARET
MARYCREST
WARRINGTON
DASHIEL
R-A to I-1
CULPEPPER
SESTIN
INTERSTATE 49
BUCKNER
ST MARY
OLIVE
LINWOOD
SEYMOUR
HOADLEY
MCCLELLAN
SHERIDAN
COLLEGE
KIBER
LEE
FAIRFIELD
BOULEVARD
DALZELL
EUSTIS
PROSPECT
LEANDER
BOLINGER
SAMFORD
INTERSTATE 49
N
W
E
S
SCALE: 1"=500'

VENTURE ONE, LLC

7340 Capistrano Drive,, Shreveport, LA 71105

TO WHOM IT MAY CONCERN

Date : 11/29/2021.

From: Chhaganlal Chaniyara
Venture One, LLC
7340 Capistrano Dr,
Shreveport, LA 71105

To: The Chairman,
M P C Board
Caddo Parish Metro Planning Commission

Dear Sir,

As I am traveling out of country on December 1, 2021 so I am not able to attend the MPC hearing meeting for Re-zoning application submitted by me for Venture One LLC Case # 21-183-C.
So I am authorizing MS Elisa Torres to attend the MPC meeting to answer any questions related to case to the MPC board members.

Thanks for your co-operations.

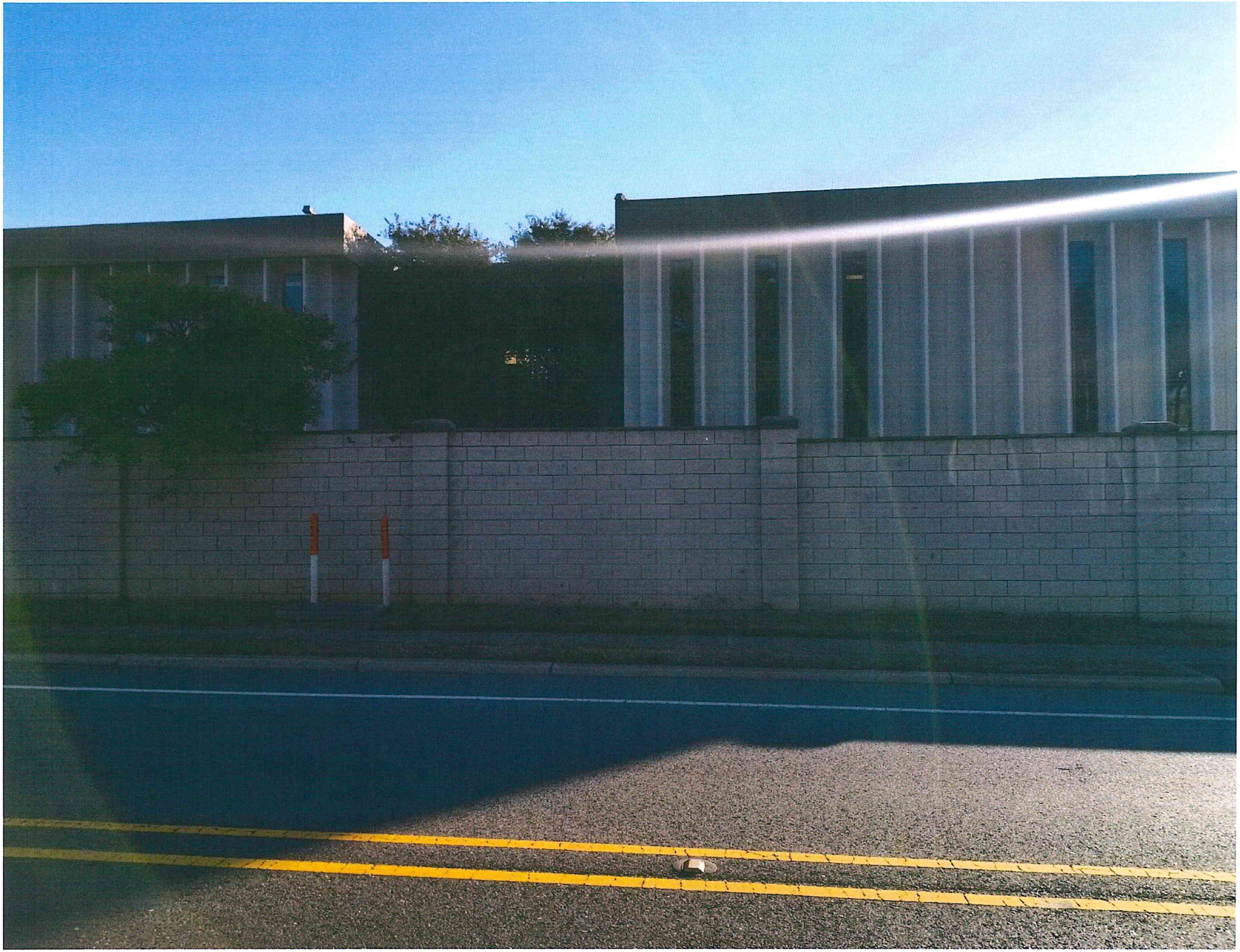
Sincerely

Chhaganlal Chaniyara
Managing Member
Venture One LLC


1/19/21 09:17 AM


BEACON
1/19/21 09:17 AM


ZONING
CHANGE
673-6480
1/19/21 09:17 AM



UDC City of Shreveport
Revised August 21, 2020

City of Shreveport | Caddo Parish
MetropolitanPlanningCommission

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

UDC DEVELOPMENT APPLICATION

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:_____

Project Name: VENTURE-ONE-ReZoning	*Associated Case:*
Project Address/Location: 1	
Current Zoning District: Agriculture	*Proposed Zoning District (if applicable):* I-1
Parcel Number(s): 171401-049-0070	

- ☑ Zoning Map Amendment (Rezoning)
- ☐ Special Use Permit
- ☐ Preliminary & Final Plat (7 or more lots)
- ☐ Final Plat (Less than 7 lots)
- ☐ Re-Plat
- ☐ Planned Unit Development (PUD) Zoning Map Amendment and Preliminary Site Plan
- ☐ PUD Site Plan (Administrative)
- ☐ Small Planned Unit Development (SPUD) Zoning Map Amendment and Site Plan
- ☐ Public Right-of-Way Closure and Abandonment
- ☐ Site Plan Approval
- ☐ Site Plan Revision
- ☐ Site Plan Modification
- ☐ Other:_____

(existing platted subdivision name, block and lot designation; if un-platted, provide a detailed metes and bounds description)

Parcel describe in EXHIBIT "A" need to ReZoning to zone I-1
Parcel 171401-049-0070-00 RPID 216657

(street address and/or frontage, and distance to cross street)

☐ Single-Family Residential ☐ Multi-Family Residential ☐ Mixed-Use ☐ Townhouse Residential ☐ Duplex Residential ☑ Commercial ☑ Industrial

Provide a brief explanation, attach additional sheets, if necessary I-1 Zoning Used for Retail Sale of Roofing and Industrial Supply.

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UDC DEVELOPMENT APPLICATION

Current Zoning District(s): Agricul Proposed Zoning District(s): I-1	Proposed Building Use(s):
If more than one district, provide the acreage of each:	Existing Building(s) sq. ft. gross:
Special Purpose Overlay District (if applicable):	Proposed Building(s) sq ft. gross:
Total Site Acres:	Total sq. ft. gross (existing & proposed):
Off-Street Parking Required:	Proposed height of building(s): Number of stories:
Off-Street Parking Provided:	Ceiling height of First Floor:

Lot Area (square footage):	Lot Coverage (Total Area in square feet):
Lot Coverage Percentage of Total Lot Area:	

Existing Impervious Surface: acres/square feet	Hazard Flood Area ☐ Yes ☐ No
Proposed Impervious Surface: acres/square feet	Red River ☐ Yes ☐ No
Cross Lake Watershed ☐ Yes ☐ No	Wetlands ☐ Yes ☐ No

UDC City of Shreveport
Revised August 21, 2020

City of Shreveport | Caddo Parish
MetropolitanPlanningCommission

Land Development
505 Travis Street | Suite 440 | Shreveport, LA | 71101
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UDC DEVELOPMENT APPLICATION

IMPORTANT NOTE ABOUT PROJECT CONTACT

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.**

NAME, ADDRESS, AND SIGNATURE OF ALL PROPERTY OWNERS: ALL property owners must sign. All **property owners** must sign unless one person has the power of attorney to sign for others and that power of attorney is submitted with the application. A managing partner in a corporation may sign and submit written authorization. **If in business name or corporation, list all persons owning 6% or more. Attach separate sheet if necessary.**

APPLICANT CONTACT INFORMATION: Check if Primary Contact ☐
Name: Chhaganlal Chaniyara Company: Venture One LLC
E-mail: ckchaniyara@yahoo.com Phone: 3183476416 Fax: –
Address: 7340 Capistrano Dr. City: Shreveport State: LA Zip: 71105

ARCHITECT CONTACT INFORMATION: Check if Primary Contact ☐
Name: John Bowman Jr. Company: John Bowman & Assoc., Inc
E-mail: jrbowmanjrassoc@aol.com Phone: 318-865-7540 Fax:
Address: 3833 Southern Ave. City: Shreveport State: LA Zip: 71106

ENGINEER CONTACT INFORMATION: Check if Primary Contact ☐
Name: John R Bowman Jr. Company: John Bowman & Assoc. Inc
E-mail: jrbowmanjrassoc@aol.com Phone: 318-865-7540 Fax:
Address: 3833 Southern Ave. City: Shreveport State: LA Zip: 71106

CURRENT PROPERTY OWNER CONTACT INFORMATION: Check if Primary Contact ☐
Name: Chhaganlal Chaniyara Company: Venture One LLC
E-mail: ckchaniyara@yahoo.com Phone: 318 347-6416 Fax:
Address: 7340 Capistrano Dr City: Shreveport State: LA Zip: 71105
Designee Contact Name: Chhaganlal Chaniyara Email Address: same Phone Number: 3183476416

PROPERTY OWNER, CHECK ONE OF THE FOLLOWING:
✓ I will represent the application myself; OR ____ 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	Date	Applicant Signature	Date
Chaniyara	10/18/2021	Chaniyara	10/18/21

ORDINANCE NO. ____ OF 2021

AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF SHREVEPORT UNIFIED DEVELOPMENT CODE, BY REZONING PROPERTY LOCATED ON THE NORTHEAST CORNER OF DAVID RAINES RD. AND WILLIS ST., SHREVEPORT, CADDO PARISH, LA., **FROM R-1-5, SINGLE-FAMILY RESIDENTIAL DISTRICT TO C-1, NEIGHBORHOOD COMMERCIAL DISTRICT**, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BY:

SECTION I: BE IT ORDAINED by the City Council of the City of Shreveport, Caddo Parish, LA, in due, legal and regular session convened, that the zoning classification of property located on the northeast corner of David Raines Rd. and Willis St., Shreveport, Caddo Parish, Louisiana, legally described below: be and the same is hereby changed **from R-1-5, Single-Family Residential District to C-1, Neighborhood Commercial District**

LOT 5 MARY JOE PLACE SUBN., LESS R/W, AND LOT 6 MARY JOE PLACE SUBDIVISION, SECTION 17, T18N, R14W, CADDO PARISH LOUISIANA.

BE IT FURTHER ORDAINED that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items, or applications of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

21-185-C
A & E THRIFT

CC3825 **NOTICE TO THE PUBLIC** **Control #21173**

Notice is hereby given that the Shreveport Metropolitan Planning Commission of Caddo Parish, LA, will hold a public hearing on Wednesday, December 1, 2021, 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 City of Shreveport and Caddo Parish Unified Development Codes & the official Zoning Map for the Shreveport Metropolitan Planning Area of Caddo Parish, LA.

CASE NO. 21-185-C ZONING REQUEST: 2103 DAVID RAINES RD. Application by A & E THRIFT for approval to rezone property located on the northeast corner of David Raines Rd. and Willis St., from R-1-5, Single-Family Residential District to C-1, Neighborhood Commercial District, being more particularly described as LOT 5 MARY JOE PLACE SUBN., LESS R/W, AND LOT 6 MARY JOE PLACE SUBDIVISION, SECTION 17, T18N, R14W, CADDO PARISH LOUISIANA.

Alan Clarke, Executive Director
Metropolitan Planning Commission
The Shreveport Times

draft

SHREVEPORT METROPOLITAN PLANNING COMMISSION OF CADDO PARISH
SUMMARY MINUTES OF THE PUBLIC HEARING DECEMBER 1, 2021

A regularly scheduled public hearing of the Shreveport Metropolitan Planning Commission of Caddo Parish was held on Wednesday, December 1, 2021 at 3:00 p.m. at Government Plaza Chamber, 505 Travis Street, Shreveport, Caddo Parish, LA. The members met virtually on November 30 for case manager presentations.

Members Present
Winzer Andrews, Chair
Curtis Joseph, Vice Chair
Chris Elberson, Secretary
Laura Neubert
Rudy Morton
Gabriel Balderas
Rachel Jackson
Bill Robertson
Harold Sater

Staff Present
Alan Clarke, Executive Director
Stephen Jean, Deputy Director
Reginald Jordan, Zoning Administrator
Adam Bailey, Community Planning & Design Manager
Jasmin Samuels, Executive Assistant
Manushka Desgage, City Attorney's Office
Henry Bernstein, Parish Attorney's Office

Members Absent
None

The hearing was opened with prayer by **MS. JACKSON .** The Pledge of Allegiance was led by **MS. NEUBERT.**

The meeting was called to order & the procedure for hearing the applications on today's agenda was explained. Speakers should speak clearly into the microphone & give their name & mailing address for further reference. Comments on any item not on the agenda will be limited to 3 minutes at the end of the public hearing. Any written comments that were submitted may be viewed in the public record files.

All decisions rendered by the Metropolitan Planning Commission are subject to appeal to the appropriate governing body, either the City Council or the Caddo Parish Commission. Appeals must be filed within 10 days from the date a decision is rendered by the Metropolitan Planning Commission.

A motion was made by MS. NEUBERT, seconded by MR. JOSEPH, to approve the minutes of the November 3, 2021 public hearing as submitted.

The motion was adopted by the following 9-0 vote: Ayes: Messrs. ANDREWS, BALDERAS, ELBERSON, JOSEPH, MORTON, ROBERTSON, & SATER and Mses. JACKSON & NEUBERT Nays: NONE. Absent: NONE

PUBLIC HEARING

CASE NO. 21-185-C ZONING REQUEST

Applicant:	A & E Thrift
Owner:	A & E Thrift
Location:	2103 DAVID RAINES RD (NE corner of David Raines Rd. and Willis St.)
Existing Zoning:	R-1-5
Request:	R-1-5 to C-1
Proposed Use:	Retail Goods Establishment

Representative &/or support:
Dedremus Norris 2103 David Raines Road, Shreveport, LA 71107

Mr. Norris stated he was trying to put a thrift store up, selling liquidation products from offline and everything else from Amazon Prime liquidation palettes. He stated you name it; he will have it.

These minutes are in condensed form and is intended to provide a record of all motions, votes and general topics of discussion. A video recording that provides a detailed record of all public comments is available for the entire proceeding. For more detailed information, please contact the MPC office at 673-6480.

Ms. Neubert asked if Mr. Norris anticipated that one of the products that he will be offering would be school clothes for children in the area.

Mr. Norris replied yes.

Ms. Jackson inquired about some examples of some of the things Mr. Norris will be selling.

Mr. Norris stated the products will be from the liquidation palettes, there are stack of microwaves from any kind of household good, non-breakable wears, housing decorations and pretty much a little bit of everything.

Mr. Morton inquired about the current size of the building and if Mr. Norris planned to do any kind of remodeling, expansion.

Mr. Norris stated he planned 40x60 or 30x50 size building.

Mr. Morton asked if he had plans to demolish the current building and rebuild.

Mr. Norris stated he already has. He shared it will be fully insulated with AC and restrooms.

Mr. Clarke shared as discussed previously, staff could not recommend to the Board to approve this spot zoning, C-1, in the middle of the R-1-5 in the area on David Raines, but the staff did suggest that it is a possibility that a SPUD could be proposed by the applicant. He explained it would retain the base zoning, R-1-5, but allow him to only do the thrift shop that he is proposing to do. He stated that would require that this case to be deferred and continued today. Mr. Clarke shared the staff would have to sit down with the applicant to determine some amenities that would be required in order to transform this site from residential to commercial site. He shared that the staff revisited records of the neighborhood participation planned meeting and initially he was under the impression that four people attended the meeting, when in fact 40 people attended and 40 citizens have shown an interest that done properly that this use could be beneficial to the area.

Mr. Andrews inquired about Mr. Norris having any problems with deferring and continuing to give him an opportunity to sit with staff.

Mr. Norris replied no sir.

Opposition:
There was no opposition present.
A motion was made by MS. NEUBERT, seconded by MR. ROBERTSON To recommend this application for approval.

The motion was adopted by the following 7-2 vote: Ayes: Messrs. BALDERAS, ELBERSON, MORTON, ROBERTSON, & SATER and Mses. JACKSON & NEUBERT Nays: Messrs. ANDREWS & JOSEPH. Absent: NONE

These minutes are in condensed form and is intended to provide a record of all motions, votes and general topics of discussion. A video recording that provides a detailed record of all public comments is available for the entire proceeding. For more detailed information, please contact the MPC office at 673-6480.

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MetropolitanPlanningCommission

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STAFF REPORT – CITY OF SHREVEPORT

DECEMBER 1, 2021

AGENDA ITEM NUMBER: 10
MPC Staff Member: Ben Mohler
City Council District: A/Tabatha Taylor
Parish Commission District: 2/Johnson

CASE NUMBER21-185-C:ZONING REQUEST

APPLICANT: A & E THRIFT
OWNER: A & E Thrift
LOCATION: 2103 David Raines Road (NE corner of David Raines Rd. and Willis St.)
EXISTING ZONING: R-1-5
REQUEST: **R-1-5 to C-1**
PROPOSED USE: **Retail Goods Establishment**

DESCRIPTION: The applicant is requesting approval to rezone approximately 0.32-acres from R-1-5 (Single-Family Residential) to C-1 (Neighborhood Commercial) to allow a thrift store, defined as a retail goods establishment within the Unified Development Code, to be allowed within the property. The property is surrounded to the north, west and south across Willis St. by existing R-1-5, while to the west across David Raines Rd. is property zoned IC (Institutional Campus).

There are no relevant cases associated with the subject property, there are several relevant cases associated with nearby properties; C-116-81 granted rezoning approval from R-A (Residential Agricultural) to B-3 (General Commercial) for a residence and garage. C-109-84 granted rezoning approval from R-A to I-2 for a warehouse, C-7-01 granted approval from R-1H (Single-Family Residential) to B-3 for a church, and C-70-13 granted Planned Business Group approval in a B-2 for retail sales of tires.

Nearby neighborhoods include: Lakeview, Martin Luther King, North Highland, West Cooper Road

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REMARKS: A rezoning of the property from R-1-5 to C-1 is requested for the purpose of allowing a retail goods establishment by right. The site in question has been sitting vacant as a residential property for several years.

As stated in Article 4.3 of the Unified Development Code (UDC), C-1 is defined 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 R-MHS 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

The information stated herein is the result of discussion by a staff review team. The Planning Commission and its Members will use all information made available to them in making their decision. A Planning Commission approval is a use approval only. The applicant is still responsible for complying with all other applicable Zoning Ordinance requirements and obtaining all necessary permits and approvals from other departments or agencies. This shall include, but not be

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STAFF REPORT – CITY OF SHREVEPORT

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 , Farmers' Market, Temporary Outdoor Events, Temporary Sale of Non-Seasonal Merchandise, and Temporary Seasonal Sales.

Regarding the Master Plan vision, the Future Land Use Map of the 2030 Great Expectations Master Plan shows the site in question sitting at a corner with "Residential Medium" being projected along Willis Street, and "Institutional" going north-to-south along David Raines Road. A rezoning to commercial would not be keeping in line with the Master Plan vision and would be converting existing residential property into commercial. While this is not unprecedented for the surrounding area, the existing commercial found to the south of the subject property concentrates along Dr Martin Luther King Drive, creating a commercial corridor away from the proposed subject property.

While the area to the south of the subject property along Dr. Martin Luther King Jr Drive has built itself up in recent years a commercial corridor, the subject property would be pushing the commercial further into the predominately residential area that is currently existing. While the argument can be made that the applicant would be converting a currently vacant property into a commercial business, the threat to the existing residents of their almost entirely residential neighborhoods is too large of a potentially negative impact for the rezoning to be considered good land use practice.

Per UDC requirements, the applicant hosted a neighborhood participation meeting on November 9th at 4 PM. There was a total of 4 participants, and the applicant has stated many of the questions involved what kind of development would be going in should the rezoning be approved as well as what he planned on doing with the existing structure on site. The applicant has stated no one seemed opposed to the project, and the office of the MPC has received no calls regarding this project at this time.

A site visit was conducted by MPC staff to in order to assess current site conditions as well as the surrounding area. The site in question was found to be undeveloped, retaining many of the characteristics seen in similar undeveloped property in the area.

STAFF ASSESSMENT:

Based on the information contained in the application, and analysis of the facts of record, MPC Staff concludes that denial of the rezoning request from R-1-5 (Single-Family Residential) to C-1 (Neighborhood Commercial) is warranted, due to the potential negative impact commercial zoning would have on the surrounding residential area.

Alternatively, based on public comment the MPC Board may:

1. Vote to approve the rezoning application.

The information stated herein is the result of discussion by a staff review team. The Planning Commission and its Members will use all information made available to them in making their decision. A Planning Commission approval is a use approval only. The applicant is still responsible for complying with all other applicable Zoning Ordinance requirements and obtaining all necessary permits and approvals from other departments or agencies. This shall include, but not be

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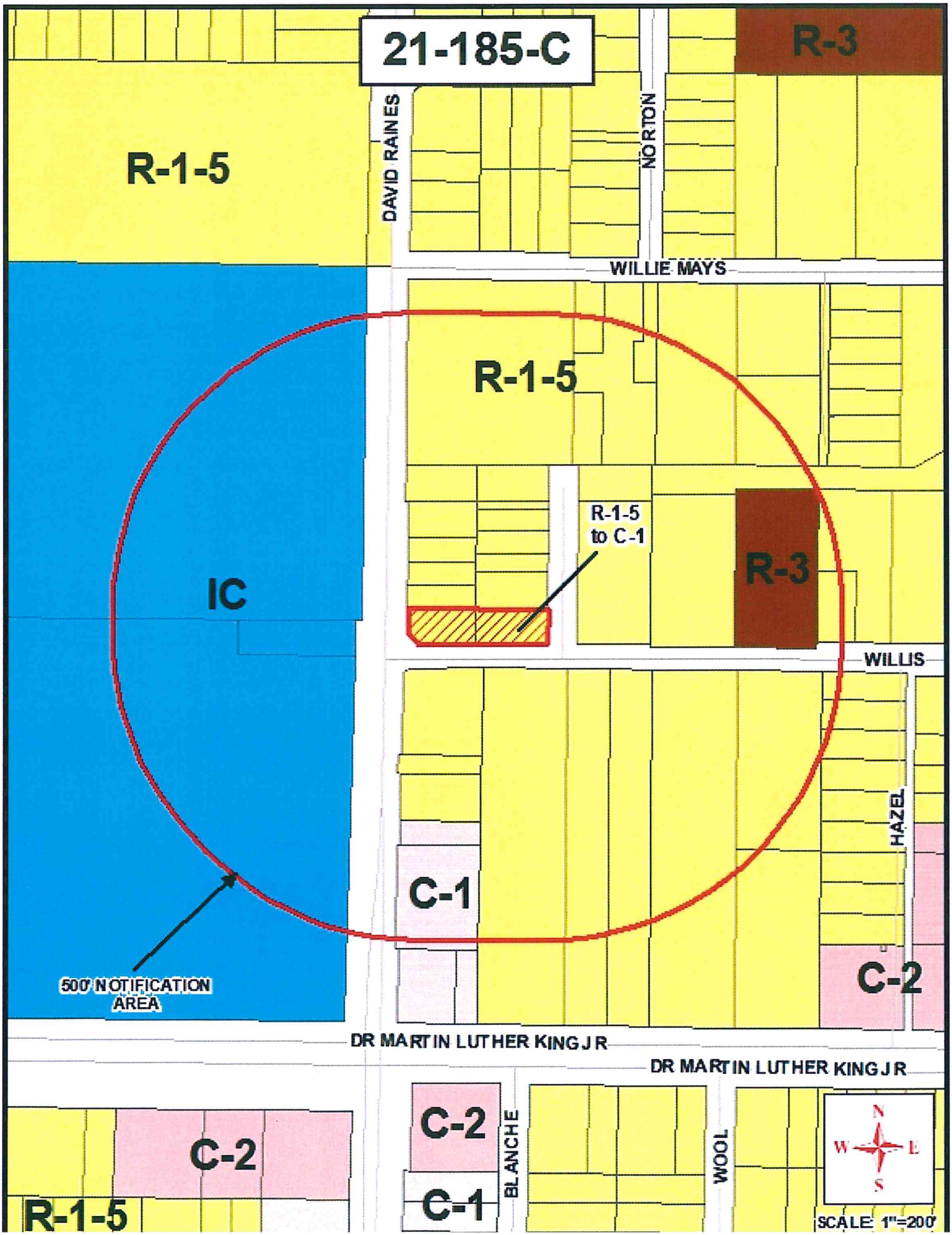
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STAFF REPORT – CITY OF SHREVEPORT

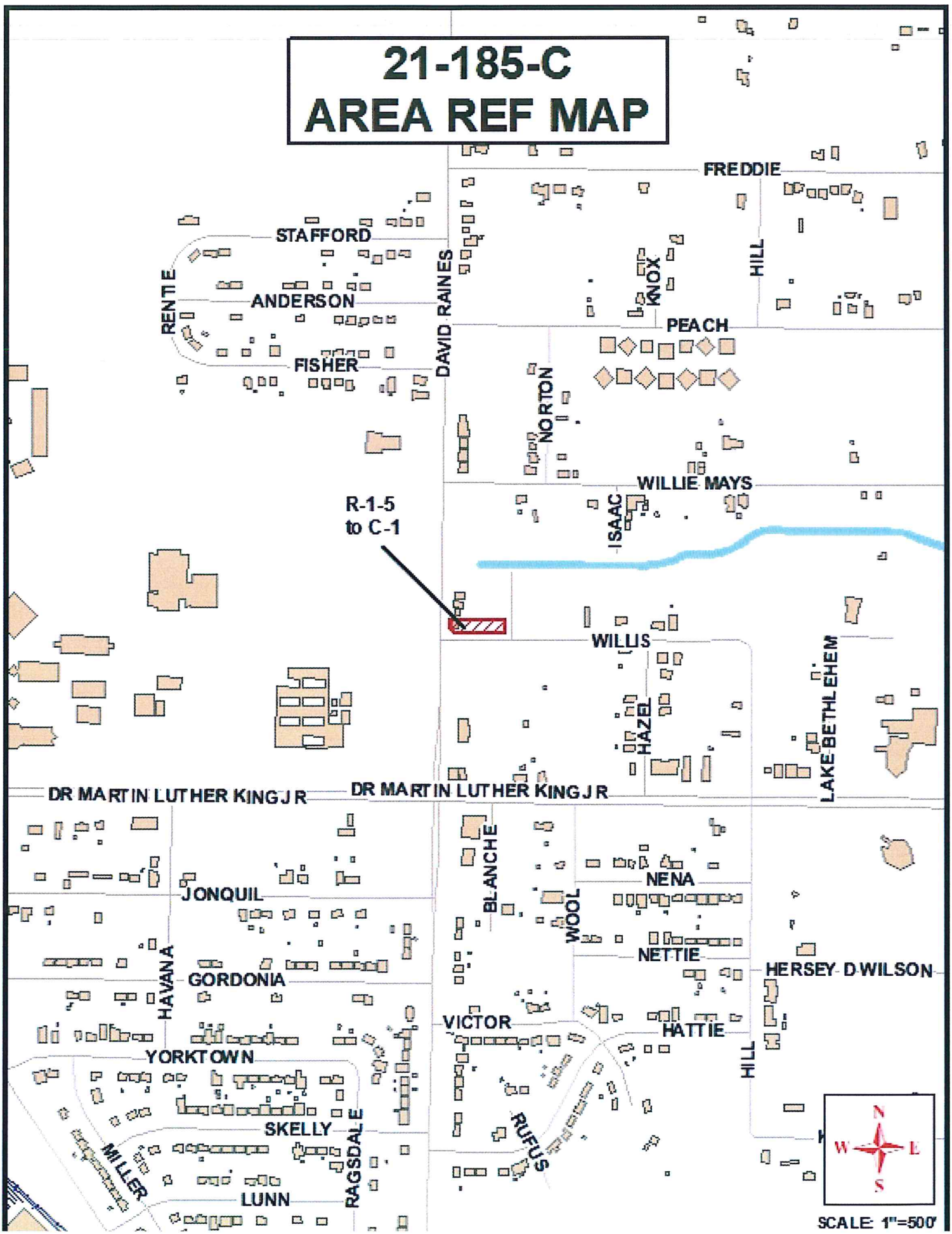
PUBLIC ASSESSMENT: **There was no opposition present.**

MPC BOARD RECOMMENDATION: **The Board voted 7-2 to recommend this application for approval.**

The information stated herein is the result of discussion by a staff review team. The Planning Commission and its Members will use all information made available to them in making their decision. A Planning Commission approval is a use approval only. The applicant is still responsible for complying with all other applicable Zoning Ordinance requirements and obtaining all necessary permits and approvals from other departments or agencies. This shall include, but not be


21-185-C
R-3
R-1-5
DAVID RAINES
NORTON
WILLIE MAYS
R-1-5
R-1-5
to C-1
R-3
IC
WILLIS
HAZEL
C-1
C-2
500' NOTIFICATION
AREA
DR MARTIN LUTHER KING JR
DR MARTIN LUTHER KING JR
C-2
C-2
C-1
R-1-5
BLANCHE
WOOL
N
W
E
S
SCALE: 1"=200'

21-185-C
AREA REF MAP




18/11/2021


ZONING
CHANGE
POSTED
8/11/2021


8/11/2021


8/11/2021

OWNER	STREET ADDRESS	CITY	STATE	ZIP
Red River C	Po Box 1795	Shreveport	La	71166-1795
Shreveport	1234 Texas Ave	Shreveport	La	71101-3345
Thomas, W	2115 David Raines Rd	Shreveport	La	71107-4715
Frierson, Je	14719 El Grande Dr	Houston	Tx	77083-3226
Suttle, Sam	C/O Sheila Suttle	Shreveport	La	71107
Gowest Pro	2150 Fm Road 727	Jefferson	Tx	75657
Apostolic D	2998 Martin Luther King Drive	Shreveport	La	71107
Louisiana S	Po Box 94064	Baton Rouge	La	70804-9064
Spearman,	2976 Dr Martin Luther King Jr	Shreveport	La	71107
Francis, Eth	2975 Willie Mays St	Shreveport	La	71107-4843
Shreveport	1234 Texas Ave	Shreveport	La	71101-3345
Deveraux, ,	Po Box 5176	Shreveport	La	71135-5176
Avery, Mar	2111 David Raines Rd	Shreveport	La	71107-4715
Easter, Car	2975 Willie Mays St	Shreveport	La	71107-4843
Shreveport	1234 Texas Ave	Shreveport	La	71101
Casey, Lillia	C/O Nathaniel Francis	Shreveport	LA	71107
Shreveport	1234 Texas Ave	Shreveport	LA	71101
Collins, Cla	2107 David Raines Rd	Shreveport	La	71107
Jones, Huri	150 Tiffany Est	Shreveport	La	71051-8082
Wallette, M	2944 Milam St	Shreveport	la	71103
Apostolic D	2998 Dr. Martin Luther King, Jr. Drive	shreveport	la	71107
Shreveport	1234 Texas Ave	Shreveport,	la	71101
Moore, Lut	3946 Treat Dr	shreveport	la	71119
Raphel, Pet	329 Southwest 71st Street	Lawton	OK	73505
Brown, Ant	2247 Audrey Ln	shreveport	la	71107
Apostolic D	2998 Dr. Martin Luther King, Jr. Drive	shreveport	la	71107
Fertitta, Jol	224 Pomeroy Dr	Shreveport	La	71115-2612
Edwards, C	2103 David Raines Rd	Shreveport	la	71107
Emily Trant	505 Travis Street Suite 440	Shreveport	LA	71101
Irma Roger	3067 Dr. Martin Luther King Drive	Shreveport	LA	71107
Bennie Dot	1341 Russell Road	shreveport	LA	71107
Kelly Killian	1500 N Market Street Suite B104	Shreveport	LA	71107
Virginia Eva	2817 Hersey D. Wilson Drive	Shreveport	LA	71107

UDC City of Shreveport
Revised August 21, 2020

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UDC DEVELOPMENT APPLICATION

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: 10/19/21 Planner: A. Correa Case No: 21-185-C Application Fee: $800

1. PROPERTY INFORMATION

Project Name: A & E Thrift		***Associated Case:***
Project Address/Location: 2103 David Raines RD		
Current Zoning District: R-1-5	***Proposed Zoning District (if applicable):*** C-1	***Parcel Number(s):*** 181417-16-5, -6

2. CASE TYPE

- ☒ Zoning Map Amendment (Rezoning)
- ☐ Special Use Permit
- ☐ Preliminary & Final Plat (7 or more lots)
- ☐ Final Plat (Less than 7 lots)
- ☐ Re-Plat
- ☐ Planned Unit Development (PUD) Zoning Map Amendment and Preliminary Site Plan
- ☐ PUD Site Plan (Administrative)
- ☐ Small Planned Unit Development (SPUD) Zoning Map Amendment and Site Plan
- ☐ Public Right-of-Way Closure and Abandonment
- ☐ Site Plan Approval
- ☐ Site Plan Revision
- ☐ Site Plan Modification
- ☐ Other: _____

3. PARCEL DESCRIPTION

(existing platted subdivision name, block and lot designation; if un-platted, provide a detailed metes and bounds description)

Helping lowincome familys with everyday essential

4. GENERAL LOCATION OF PROPERTY

(street address and/or frontage, and distance to cross street)

2103 David Raines RD

5. PROPOSED USE OF THE PROPERTY

☐ Single-Family Residential ☐ Multi-Family Residential ☐ Mixed-Use ☐ Townhouse Residential ☐ Duplex Residential ☒ Commercial ☐ Industrial

Provide a brief explanation, attach additional sheets, if necessary

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UDC DEVELOPMENT APPLICATION

6. ZONING INFORMATION		7. BUILDING INFORMATION	
Current Zoning District(s): R-1-5	Proposed Zoning District(s): C-1	Proposed Building Use(s):	
If more than one district, provide the acreage of each:		Existing Building(s) sq. ft. gross:	
Special Purpose Overlay District (if applicable):		Proposed Building(s) sq. ft. gross:	
Total Site Acres: 0.16		Total sq. ft. gross (existing & proposed):	
Off-Street Parking Required:		Proposed height of building(s):	Number of stories:
Off-Street Parking Provided:		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	☐ Yes ☐ No
Proposed Impervious Surface:	acres/square feet	Red River	☐ Yes ☐ No
Cross Lake Watershed	☐ Yes ☐ No	Wetlands	☐ Yes ☐ No

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UDC City of Shreveport
Revised August 21, 2020

UDC DEVELOPMENT APPLICATION

10. CONTACT INFORMATION

IMPORTANT NOTE ABOUT PROJECT CONTACT

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.**

NAME, ADDRESS, AND SIGNATURE OF ALL PROPERTY OWNERS: _ALL property owners must sign. All **property owners** must sign unless one person has the power of attorney to sign for others and that power of attorney is submitted with the application. A managing partner in a corporation may sign and submit written authorization. **If in business name or corporation, list all persons owning 6% or more. Attach separate sheet if necessary.**

APPLICANT CONTACT INFORMATION: Check if Primary Contact ☐
Name: Dedremus M Norris Company: A&E Thrift
E-mail: DedremusNorris01@gmail.com Phone: (318) 464-9302 Fax:
Address: 2107 David Raines RD City: Sprt State: LA Zip: 71107

ARCHITECT CONTACT INFORMATION: Check if Primary Contact ☐
Name: Company:
E-mail: Phone: Fax:
Address: City: State: Zip:

ENGINEER CONTACT INFORMATION: Check if Primary Contact ☐
Name: Company:
E-mail: Phone: Fax:
Address: City: State: Zip:

CURRENT PROPERTY OWNER CONTACT INFORMATION: Check if Primary Contact ☐
Name: Dedremus Norris Company: A&E Thrifts
E-mail: Phone: Fax:
Address: City: State: Zip:
Designee Contact Name: Email Address: Phone Number:

PROPERTY OWNER, CHECK ONE OF THE FOLLOWING:
__✓__ I will represent the application myself; OR ____ 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.

Norris. D — **Property Owner Signature**
10.19.21 — **Date**
Dedremus Norris — **Applicant Signature**
10.19.21 — **Date**

ORDINANCE AND RESOLUTION FACT SHEET **City of Shreveport**

TITLE	DATE	ORIGINATING DEPT./DIV.
AN ORDINANCE TO AMEND CERTAIN PORTIONS OF CHAPTER 22 OF THE CITY OF SHREVEPORT CODE OF ORDINANCES RELATIVE TO DEMOLITION DELAY IN THE DOWNTOWN DEVELOPMENT DISTRICT AND OTHERWISE PROVIDING WITH RESPECT THERETO	06/3/2021	**SPONSOR OR COUNCILMEMBER** COUNCILWOMAN FULLER

PURPOSE

This ordinance will reduce the automatic demolition delay of property located in the Downtown Development District in the absence of good cause shown for an extended delay period.

This Ordinance or Resolution will have direct impact on Council District:

BACKGROUND INFORMATION

Section 22.3 of the City of Shreveport Code of Ordinances currently provides for a delay of 180 days prior to the issuance of a demolition permit for structures located in the Downtown Development District. In an effort to allow for more efficient elimination of blighted property and improve the overall appearance of downtown Shreveport, this proposed ordinance seeks to reduce the amount of time for delay of the demolition of property located in the Downtown Development District to 30 days and requires good cause be shown as to why a demolition delay should be extended up to 180 days.

TIMETABLE

Introduction: **June 8, 2021**

Final Passage: **June 22, 2021**

SPECIAL PROCEDURAL REQUIREMENTS

FINANCES	SOURCE OF FUNDS
N/A	N/A

CONCLUSION

The council may:

1. Approve the Resolution if deemed appropriate.
2. Approve an amended version of the Resolution.
3. Reject the Resolution.

FACT SHEET PREPARED BY:

Thea R. Scott, Deputy City Attorney

ORDINANCE NO. _____ OF 2021

AN ORDINANCE TO AMEND CERTAIN PORTIONS OF CHAPTER 22 OF THE CITY OF SHREVEPORT CODE OF ORDINANCES RELATIVE TO DEMOLITION DELAY IN THE DOWNTOWN DEVELOPMENT DISTRICT AND OTHERWISE PROVIDING WITH RESPECT THERETO

BY COUNCIL MEMBER: FULLER

WHEREAS, the City of Shreveport desires to more effectively eliminate the presence of blighted property within the Downtown Development District; and

BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due regular and legal session convened, that Chapter 22, Article I is hereby amended and re-enacted to read as follows:

***

Chapter 22 – BUILDINGS AND BUILDING REGULATIONS

ARTICLE I- IN GENERAL

Sec. 22-3. Demolition delay in the Downtown Development District.

(a) Any application for a demolition permit involving a structure in the Downtown Development District, as defined in R.S. 33:2740.38, shall be delayed 30 days from the date of filing of any application for a demolition permit in an attempt to secure an alternative purchaser/use.

(b) When any application for a demolition permit is delayed pursuant to this section, the chief building official shall, within 10 days of receipt of the application notify the director of the downtown development authority of the application.

(c) The city council may allow an extension of demolition delay for up to 180 days retroactive to the date of the filing of any application for a demolition permit only upon a showing of good cause at a public hearing requested by the director of the downtown development authority prior to the elapse of the initial 30 day demolition delay.

(d) The city council shall have the authority to approve the immediate issuance of a demolition permit by resolution at any time.

(e) Nothing in this section shall be construed to limit any procedural requirement relative to properties lying within any Historic Preservation Overlay District.

(Ord. No. 124, 2019 , 9-24-19)

***

BE IT FURTHER ORDAINED that the remainder of Chapter 22, of the City of Shreveport Code of Ordinances shall remain unchanged and in full force and effect.

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 of this ordinance 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 all Ordinances or parts thereof in conflict herewith are hereby repealed.

BE IT FURTHER ORDAINED that this Ordinance shall become effective in accordance with the provisions of Shreveport City Charter Section 4.23.

THUS DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

_____

OFFICE OF THE CITY ATTORNEY

ORDINANCE NO. 94 OF 2021

AN ORDINANCE TO REPEAL SECTION 50-212 (a)(10) AND TO AMEND SECTION 50-212 (b) OF ARTICLE V OF THE CODE OF ORDINANCES OF THE CITY OF SHREVEPORT RELATIVE TO THE SMOKEFREE AIR ACT AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY: COUNCILMAN JAMES FLURRY

BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that Section 50-212 (a) (10) of Article V of the Code of Ordinances of the City of Shreveport relative to the Smoke-Free Air Act is hereby repealed in its entirety.

BE IT FURTHER ORDAINED by the City Council of the City of Shreveport, Louisiana, in due, regular and legal session convened, that Section 50-212 (b) of Article V of the Code of Ordinances of the City of Shreveport relative to the Smoke-Free Air Act is hereby amended to read as follows:

Sec. 50-212. - General smoking prohibitions; exemptions.

* * * *

(b) Nothing in this article shall prohibit smoking in any of the following places:

(1) Private homes, private residences, and private automobiles; except that this subsection shall not apply if any such home, residence, or vehicle is being used for childcare or day care or if a private vehicle is being used for the public transportation of children or as part of health care or day care transportation in which case smoking is prohibited.

(2) Any retail tobacco business.

(3) Cigar or Hookah bars.

(4) The outdoor area of places of employment, except as follows:

a. As provided in subsection (a)(4), and

b. Except that the owner or manager of such business may post signs prohibiting smoking in any such outdoor area, which shall have the effect of making that outdoor area an area in which smoking is prohibited under the provisions of this article.

(5) Any Gambling facility in which gaming operations are permitted to occur upon a riverboat, except smoking is limited to designated gaming areas relative to riverboats as defined in La. R.S. 27:44; at land-based casinos, at a facility, including bars licensed for the operation of electronic video draw poker devices, at an eligible facility licensed for the operation of slot machines, by a licensed charitable organization, or at a pari-mutuel wagering facility or off-track wagering facility which is licensed for operation and regulated under the provisions of Chapters 4 and 11 of Title 4 and Chapters 4, 5, 6 and 7 of Title 27 of the Louisiana Revised Statutes of 1950, or any other gaming operations authorized by law.

BE IT FURTHER ORDAINED that the remainder of Chapter 50, Article V of the Code of Ordinances shall remain unchanged and in full force and effect.

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 of this ordinance 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 all ordinances or parts thereof in conflict herewith are hereby repealed.

BE IT FURTHER ORDAINED that this Ordinance shall become effective in accordance with the provisions of Section 4.23 of the Shreveport City Charter.

APPROVED AS TO LEGAL FORM:

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City Attorney's Office

FACT SHEET **CITY OF SHREVEPORT, LOUISIANA**

TITLE
An Ordinance amending Section 10-69 of Chapter 10, Article IV, Division 2 of the City of Shreveport, Louisiana, Code of Ordinances with respect to the Fee and Term for alcoholic beverage handling employee cards, and to otherwise provide with respect thereto.

DATE

ORIGINATING DEPARTMENT
Shreveport Police Department

COUNCIL DISTRICT
City-wide

SPONSORS

PURPOSE
This ordinance amends Section 10-69 to the Code of Ordinances to update the ABO card processing fees; and to provide for the fees related to the respective classes of ABO employee cards.

BACKGROUND INFORMATION
The Shreveport Police Department ABO office proposes that upon the adoption of legislation that establishes two (2) classes of ABO employee handling cards the processing fees for the respective classes of cards is amended in relation thereto. This ordinance proposes that the current processing fees are increased from $24.00 to $40.00; and the replacement fee reduced from $24.00 to $20.00.

TIMETABLE
Introduction: October 12, 2021
Final Passage: October 26, 2021

ATTACHMENTS
2

SPECIAL PROCEDURAL REQUIREMENTS
N/A

FINANCES
NA

SOURCE OF FUNDS
NA

ALTERNATIVES
(1) Adopt the ordinance as submitted, or (2) Amend the ordinance, or (3) Reject the ordinance.

RECOMMENDATION
Approval of this ordinance is recommended.

FACT SHEET PREPARED BY: Corporal Carlos Glass-Bradley, Police

ORDINANCE NO. _____ OF 2021

AN ORDINANCE AMENDING SECTION 10-69 OF CHAPTER 10, ARTICLE IV, DIVISION 2 OF THE CITY OF SHREVEPORT, LOUISIANA, CODE OF ORDINANCES WITH RESPECT TO THE FEE AND TERM FOR ALCOHOLIC BEVERAGE HANDLING EMPLOYEE CARDS, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO.

BY COUNCILMEMBER:

BE IT ORDAINED by the City Council of the City of Shreveport, Louisiana in due, legal and regular session convened, that a new Section 10-69 be hereby added to Chapter10 of the City of Shreveport, Louisiana Code of Ordinances to read as follows: **Sec. 10-69. – Fee and Term**

S**ec. 10-69. - Fee and term.**

(a)Alcoholic beverage handling employee cards shall expire two years from the date of issuance.

(b)A processing fee of $40.00 will be charged for a new alcoholic beverage handling employee card application or for a renewal application of an existing alcoholic beverage handling employee card. The fee shall be non-refundable in the event a card denied.

(c)In addition to the fee provided in subsection (b) of this section and, except as otherwise provided in subsection (e) of this section, a processing fee of $26.00 will be charged for a criminal history check for a new alcoholic beverage handling employee card application or for a renewal application of an existing alcoholic beverage handling employee card. The fee shall be non-refundable in the event a card is denied.

(d)A fee of $20.00 will be charged for replacement of an alcoholic beverage handling employee card that is valid and in effect at the time of re-issuance. The expiration date for the replacement card shall be the same as the date on the original alcoholic beverage handling employee card. A

processing fee for a criminal history check shall not be charged for replacement of an alcoholic beverage handling employee card that is valid at the time of re-issuance.

(e)In the event that multiple cards are applied for at the same time (i.e., alcoholic beverage handling employee card and sexually oriented business employee card), only one processing fee for a criminal history check will be charged.

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 of this Ordinance which can be given affect 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 all Ordinances or parts thereof in conflict herewith are hereby repealed.

BE IT FURTHER ORDAINED that this Ordinance shall become effective in accordance with the provisions of Shreveport City Charter Section 4.23.

THUS DONE AND ORDAINED by the City Council of the City of Shreveport, Louisiana.

APPROVED AS TO LEGAL FORM:

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City Attorney's Office