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## PRESS RELEASE

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### City Moves ahead with development at Camp Forbing

The City Council has adopted a zoning amendment that will allow a much-desired commercial and retail development to move forward in southeast Shreveport.

Thanks to Tuesday's unanimous vote, Houston-based developer NewQuest Properties can go ahead and purchase tax-exempted property owned by the YMCA at Camp Forbing. Earlier this year, at Mayor Cedric Glover's request, the City Council approved expanding the scope and powers of the Shreveport Industrial Development Board (IDB) to support economic development activity citywide. Shortly thereafter, the IDB utilized the Camp Forbing Marketplace development to create Shreveport's first Payment in Lieu of Taxes (PILOT) that will create additional revenue for the City and Caddo Parish taxing authorities. Such PILOT's have been successful in support of economic growth in cities such as Lafayette, La.; Austin, Texas; and Frisco, Texas.

NewQuest has worked with the City, Metropolitan Planning Commission and southeast Shreveport residents to include their input on design and possible retailers for the planned development, which will feature a high-end, national grocery store that at 120-square-feet will be the largest in the metropolitan area. The development also will feature a 24-hour fitness facility, coffee shop, and other appealing retail and commercial venues.

The land sale also will allow the YMCA to establish a new, 33,000-square-foot facility that will showcase an indoor swimming pool and a teaching kitchen designed for nutrition classes. Camp Forbing has occupied this 47-acre space since 1945 and the new development promises to blend the rich history of the camp with all the amenities expected from a 21<sup>st</sup>-century project.

Some 500 new jobs are expected to be added as a result of this development.

"I couldn't be more pleased to help guide this major development through the appropriate processes," Mayor Glover said. "We must continue to orchestrate projects that serve as positive forces to drive economic development in the right direction as we continue to incorporate and promote critical elements contained in our Master Plan."

This development also is the catalyst for the first Commercial Planned Urban Development ordinance to be created and adopted in Shreveport. This ordinance lines up with ongoing efforts to adopt the City's Unified Development Code, which is a major component in the citizen-driven Shreveport-Caddo 2030 Master Plan.



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The City has had a residential PUD ordinance for many years, but the Commercial PUD represents the first for Shreveport. This ordinance not only streamlines the zoning process, but also provides a business-friendly approach to developers with a potential interest in establishing mixed-used developments here.

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