ORDINANCE NO. ____ OF 2013

BY:

AN ORDINANCE AMENDING CHAPTER 106 OF THE CODE OF ORDINANCES, THE CITY OF SHREVEPORT ZONING ORDINANCE, BY REZONING PROPERTY LOCATED ON THE SOUTH SIDE OF GREENWOOD ROAD, 490 FEET EAST OF EMORY STREET, SHREVEPORT, CADDO PARISH, LA, FROM I-1, LIGHT INDUSTRY DISTRICT TO I-2, HEAVY INDUSTRY DISTRICT AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

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 Greenwood Road, 490 feet east of Emory Street, legally described below, be and the same is hereby changed from I-1, Light Industry District to I-2, Heavy Industry District:

A certain tract of parcel together with all improvements thereon, & all rights, ways, privileges & servitudes thereunto belonging or in anywise appertaining, situation in the NE/4 of the NW/4 of Sect 16, T17N, R14W, Shreveport, Caddo Parish, LA, being a portion of Lot 3 of the Resub of Lots 10 & 11, Core E. Smith Subdivision, the boundary line of which is more particularly described as: Begin at a point identified by an iron pin marking the north R/W line of the line common to Lots 2 & 3 of the Resub of Lots 10 & 11, Cora E Smith Subdivision, with the north R/W line of the Illinois Central RR; thence N0°39'38"E along said line 110 feet to the POB; continue thence N0°39'38"E along said common lines 200 feet to a point & corner; thence N63°8'2"E 229.87 feet to a point on the line common to Lots 3 & 4 of said subdivision; thence S0°43'0"W 211.22 feet to the POB, containing 45,827.9 sq. ft. identified as Parcel No A-2-4, as shown on property survey map for the Shreveport Expressway State Project 451-01-05, filed in the office of the Dept of Highways, Baton Rouge, LA, together with all buildings & improvements thereon. ALSO, less & except any & all property lying south of I-20 as set forth in that certain Cash Sale Deed from Ford's Auto Salvage Inc to Miller Builders & Developers, Inc (3-6-1970) recorded in the Conveyance Records of Caddo Parish, LA.

SECTION II: THAT the rezoning of the property described herein is subject to compliance with the following stipulation:

1. Development of the property shall be in substantial accord with a revised site plan showing the addition of landscaping and screening (including tree-line buffer along I-20) as recommended with any significant changes or additions requiring further review and approval by the Planning Commission.

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.