

ORDINANCE NO. 5037

AN ORDINANCE TO AMEND BOSSIER PARISH ORDINANCE NO. 4705 OF 2018, WHICH ADOPTED AN AMENDED UNIFIED DEVELOPMENT CODE FOR THE BOSSIER CITY PARISH METROPOLITAN PLANNING COMMISSION AND THE PARISH OF BOSSIER, LOUISIANA, BY CHANGING THE ZONING CLASSIFICATION OF A CERTAIN TRACT OF LAND BEING 24.776 ACRES, MORE OR LESS, LOCATED IN SECTION 28, TOWNSHIP 19 NORTH, RANGE 13 WEST, BOSSIER PARISH, LA, FROM R-A, RESIDENTIAL AGRICULTURE DISTRICT, TO R-LD, RESIDENTIAL-LOW DENSITY DISTRICT, FOR A PROPOSED RESIDENTIAL SUBDIVISION; BOSSIER PARISH, LA. (BOSSIER CITY - PARISH MPC CASE P-ZON-000077-2024)

BE IT ORDAINED by the Bossier Parish Police Jury in regular and legal session convened on this 2nd day of October, 2024, that Ordinance No. 4705 of 2018 (Amended Unified Development Code) of the Police Jury of Bossier Parish, is hereby amended to change the zoning classification of a certain tract of land being 24.776 acres, more or less, located in Section 28, Township 19 North, Range 13 West, Bossier Parish, LA, from R-A, Residential Agriculture District, to R-LD, Residential Low-Density District, for a proposed residential subdivision; Bossier Parish, LA. (Bossier City - Parish MPC Case P-ZON-000077-2024), being more particularly described as follows:

BEING A TRACT OF LAND LOCATED IN SECTION 28, TOWNSHIP 19 NORTH, RANGE 13 WEST, OF THE LOUISIANA PRIME MERIDIAN, NORTHWESTERN LAND DISTRICT, BOSSIER PARISH LOUISIANA. SAID TRACT BEING MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 28, RUN THENCE SOUTH 00°23'18" WEST ALONG THE WEST LINE OF SAID SECTION 28 A DISTANCE OF 2614.67 FEET, THENCE LEAVING SAID WEST LINE RUN THENCE, NORTH 89°40'04" EAST A DISTANCE OF 76.32 FEET TO THE INTERSECTION OF THE EAST RIGHT OF WAY OF VANCEVILLE ROAD, AS DEDICATED IN CONVEYANCE BOOK 98, PAGE 532, OF THE RECORDS OF BOSSIER PARISH, LOUISIANA, WITH THE NORTH LINE OF A TRACT OF LAND DESCRIBED IN CONVEYANCE BOOK 638, PAGE 290, OF THE RECORDS OF BOSSIER PARISH, LOUISIANA, SAID POINT ALSO BEING THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED.

FROM SAID POINT OF BEGINNING RUN THENCE, NORTH 89°40'04" EAST ALONG SAID NORTH LINE A DISTANCE OF 2217.99 FEET, THENCE LEAVING SAID NORTH LINE RUN, SOUTH 00°19'56" EAST A DISTANCE OF 632.95 FEET, THENCE RUN SOUTH

89°43'05" WEST A DISTANCE OF 1151.22 FEET TO THE NORTHEASTERLY ORDINARY LOW WATER LINE OF WILLOW CHUTE BAYOU, THENCE RUN ALONG SAID ORDINARY LOW WATER LINE THE FOLLOWING EIGHT BEARINGS AND DISTANCES: NORTH 47°35'03" WEST A DISTANCE OF 97.15 FEET, NORTH 59°59'43" WEST A DISTANCE OF 171.06 FEET, NORTH 58°56'30" WEST A DISTANCE OF 195.58 FEET, NORTH 74°38'03" WEST A DISTANCE OF 153.80 FEET, NORTH 57°34'49" WEST A DISTANCE OF 246.90 FEET, NORTH 68°30'36" WEST A DISTANCE OF 106.28 FEET, NORTH 73°48'16" WEST A DISTANCE OF 88.61 FEET, NORTH 87°33'34" WEST A DISTANCE OF 157.92 FEET TO THE INTERSECTION OF SAID ORDINARY LOW WATER LINE WITH SAID EAST RIGHT OF WAY OF VANCEVILLE ROAD, THENCE LEAVING SAID LOW WATER LINE RUN ALONG SAID RIGHT OF WAY THE FOLLOWING TWO BEARINGS AND DISTANCES: NORTH 06°48'42" EAST A DISTANCE OF 70.62 FEET, NORTH 06°43'07" EAST A DISTANCE OF 60.57 FEET TO THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED.

SAID TRACT CONTAINING 24.776 ACRES.

Applicant: Ryan Estess, Raley and Associates
Purpose: Residential Subdivision

The ordinance was offered by Mr. Marsiglia, seconded by Ms. Glorioso. It was duly adopted on this 2nd day of October, 2024, with the following votes recorded:

Yes: Glenn Benton, Bob Brotherton, Jimmy Cochran, Julian Darby, Pam Glorioso, John Ed Jorden, Chris Marsiglia, Julianna Parks, Doug Rimmer, Philip Rodgers, Tom Salzer, Keith Sutton
No: None
Abstain: None
Absent: None

MEGAN C. RAMOS
INTERIM PARISH SECRETARY

PHILIP RODGERS, PRESIDENT
BOSSIER PARISH POLICE JURY