

NOTICE

MEETING OF THE ALEXANDRIA ZONING BOARD OF ADJUSTMENT AND APPEALS

Notice is hereby given that there will be a meeting of the Alexandria Board of Adjustment and Appeals at **4:00 P.M., Monday, April 8th, 2024**, in City Council Chambers at City Hall located at 915-3rd St. Alexandria, Louisiana to consider the following matter(s):

ITEM #1

An Application has been submitted by Johnnie DeRamus, whom is requesting a **SPECIAL EXCEPTION** to be allowed to temporarily use the property at 3419 Hynson Street, Alexandria, Louisiana for residential purposes. The said property is described as:

**LOT 11, BLK. 25, KENT ADDN. & ADJ. 1/2 OF REVOKED ALLEY
SEC 31 T04N-R01W ***PARCEL I.D. # 24-31-5371-45*****

The Applicants request is to be allowed to use the existing Home at the said property, for residential living/leasing until Commercial development at a future date. The property is currently zoned C-2 (General Commercial District) thus requiring a **SPECIAL EXCEPTION**.

ITEM # 2

An Application has been submitted by CFA Real Property 1, LLC, represented herein by Matt Drake w/ Atwell Engineering and Brian Smith w/ JLL, whom is requesting a **SPECIAL EXCEPTION** to be allowed to exceed the maximum required parking spaces for the property located at 1300 MacArthur Drive , Alexandria, Louisiana. The said property is described as:

**1 AC: IN SECS. 31, 41 & 43, T4N-R1W, FRTG. 244.32' ON MAC ARTHUR DR. X 91.21' X
249.06' X 97.45' X 21.83' X 22.55' X 130.97' SEC 43 T04N R01W
PARCEL I.D. # 24-31-5371-45**

The Applicants request is to expand the Chick-fil-A parking Lot by 11 spaces which exceeds the maximum spaces required, thus requiring a **SPECIAL EXCEPTION**.

All applicants or their authorized agent must be present to speak in behalf of their application. Citizens interested in the adoption of said changes, as well as those opposed, are notified to appear at said meeting.

For further information, please call (318) 473-1370 or (318) 473-1371

/s/ **Richard Johnson**

