

CITY OF SCOTT

Downtown Core Overlay

District Ordinance



Adopted October February 6, 2020

ORDINANCE NO. 2019-29

**AN ORDINANCE AMENDING CHAPTER 40 (LAND USE CODE) TO ESTABLISH
THE SCOTT DOWNTOWN CORE OVERLAY DISTRICT (DCOD)**

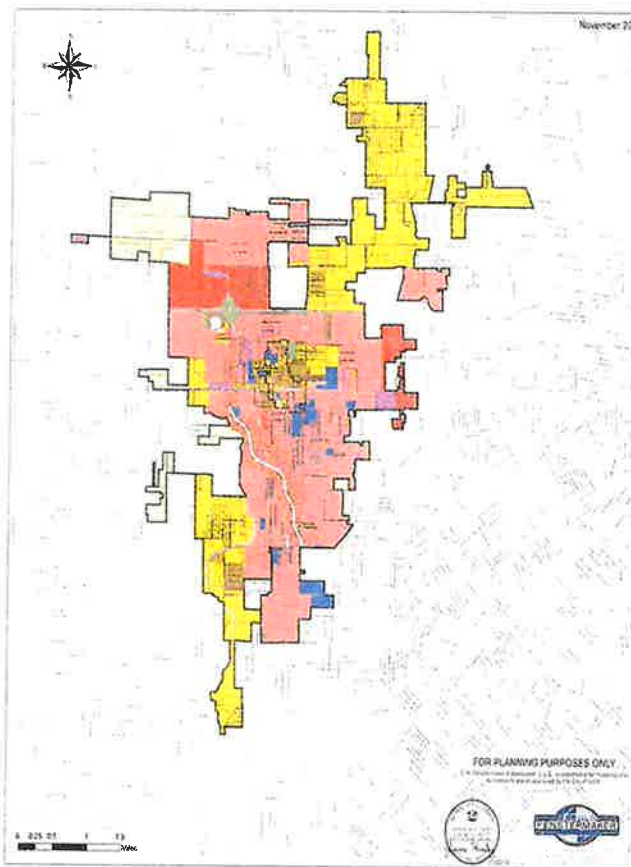
WHEREAS, the City Council for the City of Scott desires to amend Chapter 40 (**LAND USE CODE**) to establish the SCOTT DOWNTOWN CORE OVERLAY DISTRICT (DCOD) and the boundaries, rules and regulations of this overlay district;

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council for the City of Scott, in regular session assembled, that Chapter 40 (**LAND USE CODE**), **ARTICLE I. IN GENERAL, Sec. 40-1. Land use map.**, is amended to read as follows:

ARTICLE I. IN GENERAL

Sec. 40-1. Land use map.

Overlay District and Overlay Small Area District Boundaries - See Official Zoning Map

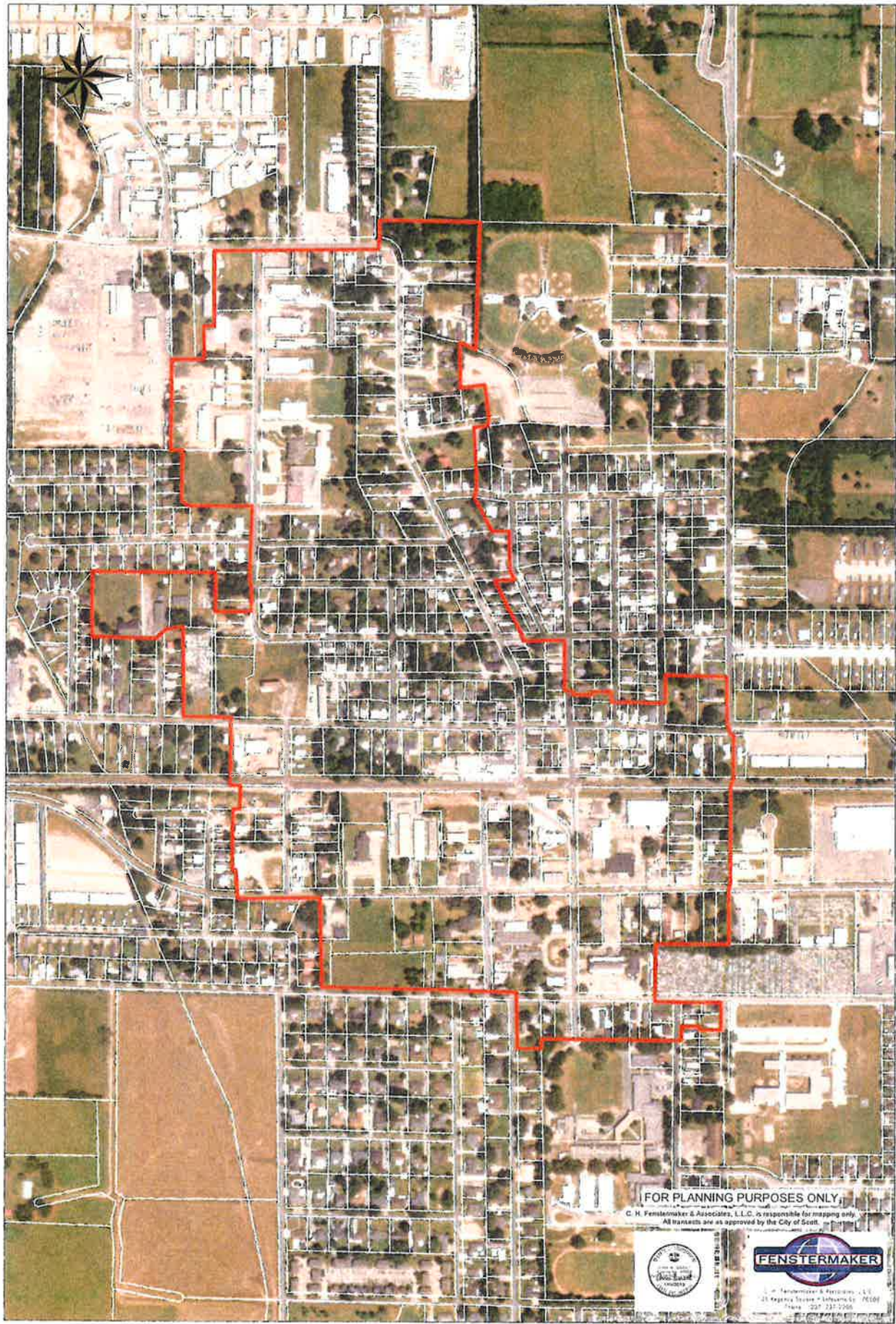


Scott, Louisiana

Transect Districts (Parcel Based)

- | | | | |
|--------------------------------|---------------------------|------------------|------------------|
| T1 Open Space/Parks/Recreation | T4 Urban Center | CIV Civic | Scott |
| T2 Rural Residential | T5 Urban Commercial | MHPD Mobile Home | Overlay District |
| T3 Suburban Residential | ARCD Apollo Road Corridor | IND Industrial | Channel Network |

City of Scott
Overlay District



1,000 500 0 1,000 Feet

Scott
Overlay District
Channel Network

BE IT FURTHER ORDAINED that Chapter 40 (**LAND USE CODE**), **ARTICLE II. LAND USE REGULATIONS, DIVISION 1. GENERALLY, Sec. 40-21. Definitions.**, is amended to add the following definition:

Outdoor storage. The keeping of goods, material, merchandise or equipment outside of an enclosed building for a period of more than twenty-four (24) consecutive hours. Containers, roofed-over areas and fenced-in areas shall not be considered as enclosed buildings for the purpose of outdoor storage.

BE IT FURTHER ORDAINED that Chapter 40 (**LAND USE CODE**), **ARTICLE II. LAND USE REGULATIONS, DIVISION 1. GENERALLY, Sec. 40-23. Same—Special districts.**, is amended to add TABLE 1.2A:, after TABLE 1.2:

TABLE 1.2A: Scott Downtown Core Overlay District (DCOD)
PERMITTED USES, CODE EXCEPTIONS AND WARRANTS

USES	DCOD Overlay District Standard
Residential Uses – See Underlying Zoning District in Table 1.1 Transect Districts or Table 1.2 Special Districts unless listed below in this table	
Commercial Uses – See Underlying Zoning District in Table 1.1 Transect Districts or Table 1.2 Special Districts unless listed below in this table	
Billboards	
Outdoor Storage Yard	
Civic Uses – See Underlying Zoning District in Table 1.1 Transect Districts or Table 1.2 Special Districts unless listed below in this table	
Industrial Uses – See Underlying Zoning District in Table 1.1 Transect Districts or Table 1.2 Special Districts unless listed below in this table	
Outdoor Storage Yard	
Accessory Uses – See Underlying Zoning District in Table 1.1 Transect Districts or Table 1.2 Special Districts unless listed below in this table	
Outdoor Storage	
Planned Developments – See Underlying Zoning District in Table 1.1 Transect Districts or Table 1.2 Special Districts unless listed below in this table	
P = Permitted Use W = Warrant CE = Code Exception Blank = Not allowed	

BE IT FURTHER ORDAINED that Chapter 40 (**LAND USE CODE**), **ARTICLE II. LAND USE REGULATIONS, DIVISION 1. GENERALLY, Sec. 40-24. Use and performance standards.**, is amended to add the following for “Convenience Stores/Gas Stations” to TABLE 1.3:

TABLE 1.3: USE AND PERFORMANCE STANDARDS

USES	LOCATION	USE AND PERFORMANCE STANDARDS
The use and performance standards in this table are intended to protect the health, safety, and welfare of the community. Therefore, all uses must comply with these use and performance standards, regardless of any current or pre-existing use or operation. Additionally, no legal non-conforming rights shall be granted that violate any use or performance standard included in this table.		
Convenience Stores/Gas Stations	ARCD	a. A landscape plan stamped by a Louisiana licensed landscape architect shall be submitted to the Mayor, or his designee, for approval. Further, the site must have a minimum of twenty percent (20%) green space, which must be viewable from the street frontage.
	DCOD	b. Dumpster locations must be in the rear of the building and properly screened with the same material utilized on the primary building. c. Detention pond shall be wet and aerated by fountain features. d. Only one sign shall be allowed on both the canopy and building facade, and one monument sign shall also be allowed. e. The exterior of the building shall be masonry, and limited to brick or stucco. The columns supporting the canopy must be wrapped in the same masonry material which is utilized on the primary building. f. Windows may not contain any advertisements.

BE IT FURTHER ORDAINED that Chapter 40 (**LAND USE CODE**), **ARTICLE II. LAND USE REGULATIONS**, DIVISION 2. APOLLO ROAD CORRIDOR DISTRICT USE STANDARDS, Secs. 40-40—40-100. - **Reserved.**, is amended to read as follows:

Secs. 40-40. – 40-50. Reserved.

BE IT FURTHER ORDAINED that Chapter 40 (**LAND USE CODE**), **ARTICLE II. LAND USE REGULATIONS**, is amended to add DIVISION 3. SCOTT DOWNTOWN CORE OVERLAY DISTRICT (DCOD), to read as follows:

DIVISION 3. SCOTT DOWNTOWN CORE OVERLAY DISTRICT (DCOD)

Sec. 40-51. Purpose.

The purpose and intent of the DCOD is to maintain and enhance the commercial vitality of the business area, to encourage new quality residential development, to ensure that new construction and property development is harmonious with the character and planned public improvements in the district, to encourage planned development, and to encourage capital investments and economic growth within the district.

1. These standards are intended to support high-quality design, including site planning, lighting, landscaping, screening, signage, infrastructure and traffic flow.
2. These standards are intended to provide substantive guidance to potential developers, redevelopers, current landowners, and business owners on protection and enhancement of existing development and construction of new development, while providing flexibility in their application, administration and design.

3. Over time, adherence to and enforcement of these standards in the DCOD will improve the cultural identity of the City of Scott, de-clutter signage, promote unified development planning of multiple tracts, diversify architecture and land uses, and improve pedestrian safety.
4. These standards will protect the natural and ecological resources that are essential elements of the City's health and community character and ensure that new development is environmentally sensitive.

Sec. 40-52. Applicability.

These overlay standards apply to the DCOD. The DCOD and any Small Area District of the DCOD are mapped land use districts in the City of Scott. Properties located in the DCOD and any Small Area Districts of the DCOD shall be developed in accordance with the regulations and standards provided herein. In addition to the standards provided herein, all developments are also required to follow the standards and regulations set forth in the development regulations promulgated by the City.

Except as otherwise provided for in this Code, the regulations of the DCOD shall apply to:

1. The entirety of any lot located within the area of applicability of the DCOD;
2. The entirety of any lot that is occupied by an off-site accessory use, including, but not limited to, off-street parking, that is incidental and subordinate to a principal use that is located on a lot within the area of applicability of the DCOD; and
3. The entirety of any lot on which any portion of a principal or accessory building is constructed, where some portion of the use occupying such building is located on a lot that is indicated within the area of applicability of the DCOD.

Sec. 40-53. Site plan review required.

In accordance with **Sec. 40-102.(b)(2)** *Site plan review.*, site plan review is required for the following developments in the DCOD:

1. Construction of three (3) or more residential units on a lot of record.
2. New construction or expansion of any non-residential use or site.
3. Creation of more than 500 square feet of impervious surface (paving).
4. Construction of accessory structures on a lot with a multi-family use or nonresidential use.

Site Plan Review shall not be required for:

1. Ordinary maintenance or repairs to structures that do not involve a change of design, color, material, or the outward appearance of the structure.
2. Construction of accessory structures on a lot with a primary single-family or two-family residential use.
3. A change of building occupancy when no physical change is made to the building. However, in such cases, opportunities to bring the existing site into compliance with the overlay standards shall be explored, with special consideration of those items that are most feasible and would achieve the greatest overall results in the appearance and functionality of the site.

Application.

1. A pre-application conference is mandatory for site plan review.
2. All applications for site plan review shall be filed in writing with the administrator.
3. Site plan review applications in the DCOD shall include front, rear and side elevations.

Review by administrator.

1. The administrator may refer the site plan to other affected or interested agencies for review and comment.
2. In deciding whether to recommend approval, approval with conditions, or denial of the proposed site plan, the administrator shall consider relevant comments of all interested parties and the review criteria outlined in **Sec. 40-54. Site plan review standards.**

Review by Design Review Board.

1. Following notice and public hearing as required by **Sec. 40-102.(a)(5) Public notice and hearing—Generally.**, the Design Review Board shall make a recommendation to the Planning/Zoning Commission.
2. In deciding whether to recommend approval, approval with conditions, or denial of the proposed site plan, the Design Review Board shall consider relevant comments of all interested parties and the review criteria outlined in **Sec. 40-54. Site plan review standards.**

Decision by Planning/Zoning Commission.

1. Following notice and public hearing as required by **Sec. 40-102(a)(5) Public notice and hearing—Generally.**, Common review procedures, the Planning/Zoning Commission shall approve, approve with conditions, or deny the site plan application within 60 days of filing of a complete application, except where such time period is extended by the applicant.
2. In deciding to approve, approve with conditions, or deny the proposed site plan, the Planning/Zoning Commission shall consider the recommendation of the administrator, the recommendation of the Design Review Board, relevant comments of all interested parties, and the review criteria outlined in **Sec. 40-54. Site plan review standards.**
3. The Planning/Zoning Commission may attach conditions to the site plan necessary to ensure compliance with this and/or other city ordinances, or as necessary to protect the health, safety and welfare of the City of Scott and to minimize adverse impacts to adjacent properties.

Building permit.

No building permit shall be issued for developments requiring site plan review until the site plan has been approved.

Dedication and improvements.

1. For development of property requiring a site plan review, the applicant must dedicate any additional rights-of-way necessary to the width required by the City of Scott for streets adjoining the property, install curbs and gutters and pave all streets adjoining the property, and install sidewalks and street trees based on the standards set forth by the City Council in this and all other City codes and ordinances.
2. The applicant shall bear the costs of installation of any on-site or off-site improvements required by this article, including provisions for stormwater management, paving and utilities.

Modification of approved site plan.

The administrator is authorized to approve minor modifications to an approved site plan. The following modifications shall be considered minor:

1. Up to ten percent increase or any decrease in gross floor area of a single building;

2. Up to a ten percent reduction or any increase in the approved setbacks from exterior property lines.
3. Relocation of parking areas, internal streets or structures where such relocation occurs more than 100 feet from exterior property lines.

Appeal.

A final decision by the Planning/Zoning Commission on a site plan review may be appealed to the city council within thirty (30) days. (See **Sec. 40-102(a)(4) Appeals.**)

Expiration.

A site plan expires after six months where a building permit application has not been filed for all or part of said development. Applicants may file for one six-month extension of the site plan approval in writing with the administrator, subject to administrative approval.

Sec. 40-54. Site plan review standards

In reviewing site plans the following characteristics and standards shall be considered:

1. The Site Plan meets all of the review criteria for Site Plan Review in **Sec. 40-102.**

Procedures. (b)(2)f. Review criteria.:

- a. The proposed development is consistent with the pertinent elements of the City of Scott Comprehensive Plan and any other adopted plans;
- b. The proposed development meets the requirements of this article;
- c. The proposed development will reinforce the existing or planned character of the neighborhood and the City.
- d. The Site Plan demonstrates:
 - i. Compliance with any prior approvals;
 - ii. Site design and development intensity appropriate for and tailored to the unique natural characteristics of the site;
 - iii. Adequate, safe, and convenient arrangement of access, pedestrian circulation, bicycle facilities, roadways, driveways, transit access (as appropriate), off-street parking, and stacking and loading spaces;
 - iv. Connectivity to surrounding neighborhoods and the City as a whole, while minimizing cut-through traffic and reducing speeds through the use of traffic calming methods in appropriate locations;
 - v. Adequate design of grades, paving, gutters, drainage and treatment of turf to handle stormwater relative to the 100-year floodplain;
 - vi. Adequate access for disabled residents through the provision of special parking spaces, accessible routes between parking areas and buildings, passenger loading zones and access to other facilities; and
 - vii. Any adverse impacts on adjacent properties have been minimized or mitigated.
2. The Site Plan is consistent with the goal and themes of the DOCD.
3. The Site Plan meets all the laws and regulations of the City of Scott.

Sec. 40-55. Demolition permits in the Downtown Scott Overlay District.

A Warrant shall be required for any demolition permit in the DOCD in accordance with **Sec. 8-30. Demolition permits.** that meets the following thresholds:

1. Demolition permits for structures fronting on St. Mary Street or located in a designated overlay small area district that meet any of the following standards:
 - a. Removal of any portion of the front façade.
 - b. Structural removal of any exterior wall area.
 - c. Structural removal of any portion of the roof structure.
2. All other demolition permits, with the exception of single family and two family residential dwellings, that meet any of the following standards:
 - a. Removal of any portion of the front facade.
 - b. Structural removal of any exterior wall area
 - c. Structural removal of any portion of the roof structure

Sec. 40-56. Amortization.

Uses/Activities Requiring Amortization.

The following uses/activities in the overlay district are subject to the amortization requirements of this ordinance:

1. Screening in accordance with **Sec. 40-58. Screening design standards.**
2. Outdoor Storage.
3. Outdoor Storage Yard.
4. Screening for manufactured housing on a parcel or site with frontage on St. Mary Street in accordance with **Sec. 40-59. Manufactured housing design standards.**, subsection (9).

Amortization Standards.

All of the uses and activities requiring amortization located in the DOCD are subject to the following standards:

1. Uses and activities in the DOCD that become non-conforming by the provisions of this Ordinance shall be removed, altered or repaired to conform to the provisions of this Ordinance within an amortization period of twenty-four (24) months after the effective date of this Ordinance.
2. Any non-conforming use requiring amortization that was specifically granted a code exception or warrant from the Land Use Code prior to the effective date of this Ordinance shall be exempt from amortization. In the event of a change to the legal non-conforming status of the use, the warrant or the code exception, the use shall be subject to the provisions of this Ordinance.

Sec. 40-57. Structure design standards.

1. Structures fronting on St. Mary Street in the DOCD shall be subject to the following standards for the front and side building facades:
 - a. Traditional building materials, such as finished masonry, stone, brick, or wood shall be used as the predominant exterior building materials for all new construction, renovations, and additions.
 - b. Plain concrete block, plain concrete, corrugated metal, plywood, vinyl siding and sheet pressboard are prohibited; however, corrugated metal may be used as roofing material.
2. Non-Residential and Multi-Family Development shall be subject to the following standards:

- a. A clearly identifiable entry from the public sidewalk at the front (primary street) elevation shall be provided.
 - b. The ground floor shall contain a minimum transparency of fifty percent (50%) on the primary street and windows shall be constructed of transparent glass. Opaque, highly tinted, or reflective glass is prohibited. Transparency into the building shall be maintained.
 - c. Traditional building materials, such as finished masonry, stone, brick, or wood shall be used as the predominant exterior building materials.
 - d. Plain concrete block, plain concrete, corrugated metal, plywood, vinyl siding and sheet pressboard are prohibited; however, corrugated metal may be used as roofing material.
3. The Planning/Zoning Commission may approve alternative manufactured exterior materials if there is a compelling structural reason, upon finding that such materials replicate authentic traditional building materials in appearance and durability.

Sec. 40-58. Screening design standards.

1. Trash collection, trash compaction, recycling collection and other similar service areas must be located on the side or rear of the building and must be effectively screened from view from residential properties and public rights-of-way. Wall or fence materials must be compatible with the primary structure.
2. All loading areas visible from residential property or public rights-of-way must provide a 100 percent opaque, year-round screen. This screen must consist of walls, fences, plant materials or a combination totaling six (6) feet in height at installation. Wall or fence materials must be compatible with the primary structure.
3. Mechanical equipment.
 - a. All roof, ground and wall-mounted mechanical equipment (e.g., air conditioning equipment, compressors, duct work, transformers or elevator equipment) must be screened from ground level view from residential properties or public rights-of-way.
 - b. Roof-mounted mechanical equipment must be shielded from view on all sides. Screening materials must be consistent with the primary building materials, and may include metal screening or louvers painted to blend with the primary structure.

Sec. 40-59. Manufactured housing design standards.

1. Each lot shall contain no more than one (1) manufactured housing unit and shall meet the minimum requirements of the underlying zoning district to which a conventional single-family residential dwelling on the same lot would be subjected.
2. No manufactured housing unit shall be occupied for dwelling purposes unless it is placed on a lot of record and connected to water, sanitary sewer, electrical and other facilities as may be necessary, prior to Building Official inspection and approval.
3. A manufactured home shall be used only as a single-family dwelling.
4. The manufactured home shall be multi-sectional and enclose a space of not less than one thousand (1,000) square feet.
5. The manufactured home shall be placed on an excavated and backfilled permanent foundation and enclosed with skirting at the perimeter to meet the following requirements:

- a. Individual manufactured housing units shall be skirted around the perimeter of the unit to conceal the underbody from view in a manner compatible with the appearance and construction of the manufactured housing unit.
 - b. Skirting shall be vented and manufactured of certified fire-resistant material.
 - c. Skirting shall be installed in a manner to resist damage under normal weather conditions and shall be properly maintained.
 - d. All skirting shall be installed before the issuance of a certificate of occupancy. In the event that such installation is delayed due to weather, or for other similar reasons, a temporary certificate of occupancy may be issued for a period not to exceed ninety (90) days.
6. The manufactured home shall have a pitched roof, except that no standards shall require a slope of greater than a nominal three (3) feet in height for each twelve (12) feet in width.
 7. The manufactured home shall have exterior siding and roofing which in color, material and appearance is similar to the exterior siding and roofing material commonly used on residential dwellings within the community or which is comparable to the predominant materials used on surrounding dwellings as determined by the Building Official;
 8. Any manufactured housing placed upon a residential lot shall be of a manufacturing origin dated not earlier than 1994 and not having had prior occupancy.
 9. All manufactured housing located on a parcel or site with frontage on St. Mary Street shall have either a six (6) foot tall fence or substantial landscaping subject to staff approval, to screen the manufactured housing.

Sec. 40-60. Open space design standards.

1. Open spaces should be directly accessible to a street, bicycle or pedestrian path, or public right-of-way.
2. Public open spaces should be open to the public at a minimum of the hours between sunrise and sunset.
3. Open spaces should contain seating, trash receptacles, landscaping, and other amenities such as water features, kiosks, and passive recreation areas, where appropriate.
4. Open spaces should contain artwork, landmarks and wayfaring signage, where appropriate.
5. Special consideration should be given to preserving and/or incorporating existing trees and wooded areas in the public open space network. Additional density and/or reductions in required parking could may be considered when significant areas of existing trees are conserved.

Sec. 40-61. Parking and circulation design standards.

A. Parking and circulation standards for multi-family and non-residential uses.

1. All sites shall have one or more continuous internal pedestrian walkways, no less than four (4) feet in width from the public parking area to the principal customer entrance of all principal buildings on site.
2. All internal pedestrian walkways shall be distinguished from driving surfaces through the use of durable low maintenance surface materials such as pavers, bricks or scored concrete to enhance pedestrian safety.
3. Pedestrian/Bicycle Connections – Defined Pedestrian/Bicycle connections shall be required:

- a. Between a public right-of-way and building entrances when buildings are not located directly adjacent to the sidewalk.
 - b. Between parking facilities and building entrances.
 - c. Between parking facilities and sidewalks along streets and other public rights-of-way.
 - d. From adjacent developments to both residential and commercial developments, creating connections with existing and future developments.
4. Parking
 - a. Parking lots shall be located in the side yard or the rear of structure if possible.
 - b. Off street parking areas that are required to have more than five (5) parking space shall be graded and hard-surfaced.
 - c. Less durable surfaces (such as grass pavers, crushed stone, or gravel) for off street parking areas and driveways may be permitted provided that:
 - i. The surface meets all other requirements of the City, including, but not limited to, all building and construction codes.
 - ii. The perimeter of such parking areas is defined by bricks, stones, railroad ties, or other similar devices;
 - iii. Surfaces with loose materials are set back at least 30 feet from a public street; and
 - iv. The material does not generate inordinate amounts of dust.
5. Parking Lot Landscaping
 - a. Every parking lot over twenty-five (25) spaces shall include landscaped islands within the parking area equivalent to at least ten percent (10%) of the total paved area of the parking lot, not including pervious paving surfaces.
 - b. Landscaping in parking lots shall contain at least one (1) shade tree (minimum six feet (6') tall and 2" caliper diameter breast height (DBH) at time of planting and thirty-five feet (35') tall at maturity for each two hundred (200) square feet of landscaping. Shade trees shall be planted in a bed of ground cover, sod, and/or low shrubbery.
 - c. Landscaped islands and other pervious surfaces on the site shall be used as opportunities to treat stormwater in an environmentally friendly manner and to assist in water table recharge. Where feasible, pervious materials shall be used instead of impervious surfaces.
6. Parking Lot/Buffer Areas
 - a. Parking lots/areas shall have a buffer area between the parking lot and adjacent residential uses and between the parking lot and the street.
 - b. The parking lot buffer area shall consist of a minimum three (3) foot tall fence or an at least two (2) foot wide planting forming an at least three (3) foot tall hedge.
 - c. The buffer area shall not be required if the area between the parking lot is occupied by a building or access point, or the edge of the parking lot is at least twenty (20) feet from the edge of the street.
7. Sidewalks
 - a. Concrete sidewalks shall be constructed along all streets and public rights-of-way and shall be a minimum of four feet (4') in width.
8. Bicycle Parking Requirements – One bicycle rack shall be provided for every 5,000 square feet of building.

Sec. 40-62. Lighting design standards.

1. The minimum lighting requirements shall be the same as the underlying zoning district in which it is located.
2. Parking lot lighting shall be provided to allow for a safe pedestrian and vehicular area, while protecting adjacent properties from light spillover, according to the following standards:
 - a. Parking lot lighting fixtures shall be designed to direct the light toward the development and prevent light spillage to other users and adjacent streets.
 - b. Pedestrian-scale lighting shall be used to define pedestrian crosswalks, connections, bicycle parking and/or other pedestrian/bicycle areas within the development.
 - c. Pedestrian-scale lighting shall be a maximum of fourteen feet (14') in height.
 - d. All lighting shall be shielded from the sky and adjacent properties and structures, whether through exterior shields or through optics within the fixture.
 - e. Using lighting to highlight, complement and reinforce landscape and architectural design focal points is strongly encouraged.

Sec. 40-63. Signage design standards.

Signage shall comply with the provisions of the underlying zoning, except as follows:

1. Sign materials shall relate to the materials and style of the building(s) they serve.
2. In general, multi-tenant signs are discouraged, especially where building mounted signs are easily read from the main street upon which the businesses front. In such cases, a single, plaza sign denoting the name of the plaza is preferred.
3. Signs oriented to pedestrians (e.g., projecting signs supported by ornamental brackets) are strongly encouraged.
4. Electronic message signs and electronic display signs are prohibited. This does not include time and temperature components.
5. All lighting shall concentrate the illumination upon the area of the sign to prevent glare upon the street or adjacent property. All sign illumination shall be designed, located, shielded, and directed to prevent both the casting of glare or direct light upon adjacent publicly dedicated roadways and surrounding properties and the distraction of operators of vehicles or pedestrians in the public right-of-way.
6. Signs with flashing or blinking lights, or other illuminating device that has a changing light intensity, brightness or color, traveling/chasing or blinking lights, or rotating beacons are prohibited. Time and temperature components of signs are not considered flashing signs.
7. Window signs shall consist of individual letters and numerals without the use of any background.

Freestanding signs

1. Freestanding principal use signage shall be limited to monument signs, with a maximum sign height of ten feet (10').
2. Lower, monument-style signs are preferred where visibility from the right-of-way is not an issue. Preferred monument signs are low, horizontal with raised lettering and set off by flowers, shrubs and/or a lawn.
3. Ample landscaping shall be provided at the base of all signs.

Sec. 40-64. Landscaping design standards.

Landscaping and the arrangement of open space or natural features on the site shall:

1. Create a desirable and functional environment for motorists, pedestrians, bicyclists and occupants of residential dwellings, business owners and employees. To achieve such an environment, landscaping shall include open space design features such as bike paths, running paths and outdoor relaxation areas, when applicable.
2. Preserve unique natural resources and compliment landscaping on adjacent sites. Utilize plant materials suitable to withstand the climatic conditions of the City and microclimate of the site. The use of native species is encouraged.
3. Utilize screening to buffer the impact of the development on adjacent uses, to enhance the appearance and image of the City by screening incompatible uses and certain site elements and to create a logical transition to adjoining lots and developments.

Secs. 40-65. – 40-100. Reserved.

This ordinance shall become effective on the 1st day of March, 2020. Any provisions of the Code or ordinances which are in conflict herewith are hereby repealed.

This ordinance having been submitted to a vote in the regular session assembled of the Mayor and the City Council of the City of Scott, the vote thereon being as follows:

YEAS: Councilman Hollier Councilman Swire Councilman Bergeron
Councilman Boudreaux _____

NAYS: None _____

ABSENT: Councilman Montauet _____

ABSTAIN: None _____

16th WHEREUPON, the presiding officer declared the above Ordinance duly adopted on this _____ day of February, 2020.

Shelley M. Gautreau
SHELLEY M. GAUTREAU-CITY CLERK

JAN-SCOTT RICHARD
JAN-SCOTT RICHARD-MAYOR

I certify that the above Ordinance was presented to the Mayor by me on the 16th day of February, 2020.

Shelley M. Gautreau
SHELLEY M. GAUTREAU-CITY CLERK

I acknowledge receipt of the above Ordinance from the City Clerk on the _____ day of February, 2020.


JAN-SCOTT RICHARD – MAYOR

I hereby approve the above Ordinance on this 6th day of February, 2020.


JAN-SCOTT RICHARD – MAYOR

I certify that the above Ordinance was received by me from the Mayor on the 6th day of February, 2020.


SHELLEY M. GAUTREAU – CITY CLERK