

## Certificate of Appropriateness

*Filing Date:* April 16, 2026  
*Case Number:* **26-33-HPC**  
*Request:* **Certificate of Appropriateness**  
*Project Address:* 421 Lake Street, Shreveport, LA 71101  
*Historic District:* Downtown Shreveport Historic District  
*Zoning:* D-1-HC Downtown Heavy Commercial Sub-District  
*Applicant:* RJ Jicah / Jicah Construction  
*MPC Review by:* Walter Johnson, Community Planning Division  
walter.johnson@shreveportla.gov  
*HPC Meeting Date:* May 19, 2026

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### PROJECT DESCRIPTION

421 Lake Street is a single-story commercial structure located in the (D-1-HC) Downtown Shreveport Historic district.

### PROJECT SCOPE

The proposed exterior remodeling work will focus on the repair of the right-of-way storefront “Agora Borealis” at 421 Lake Street:

- Repair of water damages to the existing mortar joints on the front of the building.
- Repair of the existing window frames – cleaning/repair/rebuilding to retain same historic style.
- Marshall Street side (patio) tin roof will be updated & repaired from water damages.
- The majority of the damaged areas were due to water leakage; the mortar between the bricks, and several of the window frames.

### OTHER ACTIONS REQUIRED

The proposed project will require a Building Permit from the City of Shreveport Permits Division.

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### APPROVAL STANDARDS – Certificate of Appropriateness.

Per Shreveport UDC Article 21, Section 21.5, D. Approval Standards, for a Certificate of Appropriateness:

*It is not the intention of these regulations to require the reconstruction or restoration of individual or original buildings and/or prohibit the removal or demolition of the same. Upon review of the application for a Certificate of Appropriateness, the Shreveport HPC and the Executive Director of the Shreveport-Caddo MPC, or his/her designee, **must balance the following standards** in making any recommendation and/or determination for approval:*

1. *Whether the proposed activity involving exterior features and/or exterior architectural features is harmonious with the special character of the HPOD.*

**MPC STAFF COMMENTS: MPC staff finds that the proposed activity IS HARMONIOUS with the special character of the HPOD.**

2. *Whether the proposed activity will adversely affect any exterior feature and/or exterior architectural feature.*

**MPC STAFF COMMENTS: MPC staff finds that the proposed activity WILL NOT adversely affect the exterior or architectural feature(s) and essence of the structure.**

3. *Whether the proposed activity will adversely affect the historic character of the landmark, site, building, structure, landscape and/or object.*

**MPC STAFF COMMENTS: MPC staff finds that the proposed activity WILL NOT adversely affect the historic character of the structure and area.**

4. *In considering new construction, if a contemporary design is used, the architectural styles from particular historic periods are not required; however, a determination regarding whether the contemporary design is harmonious with the character of the HPOD is required.*

**MPC STAFF COMMENTS: MPC staff finds that the architectural style IS HARMONIOUS with the characteristics of the HPOD. The proposed remodeling will retain the same architectural elements in color, siding and texture.**

5. *Whether the proposed activity is in compliance with the design standards contained in Article 4.*

**MPC STAFF COMMENTS: MPC staff finds that the proposed activity IS IN COMPLIANCE with the design standards contained in Article 4 of the Shreveport UDC.**

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## **MPC STAFF ANALYSIS**

### **CERTIFICATE OF APPROPRIATENESS**

Based on the analysis of the approval standards, MPC staff finds that the proposed repairs and additions are appropriate for 421 Lake Street. Therefore, MPC staff recommends Approval of this requested Certificate of Appropriateness.

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## **MPC STAFF RECOMMENDATION**

### **CERTIFICATE OF APPROPRIATENESS.**

MPC staff recommends APPROVAL of the requested **Certificate of Appropriateness** as it appears to meet the approval standards of Shreveport UDC *Article 21, Section 21.5, D.*

## **ATTACHMENTS**

- Exhibit A. Front Façade View
- Exhibit B. Zoning Map
- Exhibit C. Vicinity Map
- Exhibit D. Project Scope

## **HISTORIC PRESERVATION COMMISSION (HPC) RECOMMENDATION (May 19, 2026)**

### **CERTIFICATE OF APPROPRIATENESS.**

## **MPC EXECUTIVE DIRECTOR'S DECISION (May 19, 2026)**

### **CERTIFICATE OF APPROPRIATENESS.**

Executive Director Signature:	Date:
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Exhibit A. Front Facade View



Exhibit B. Zoning Map

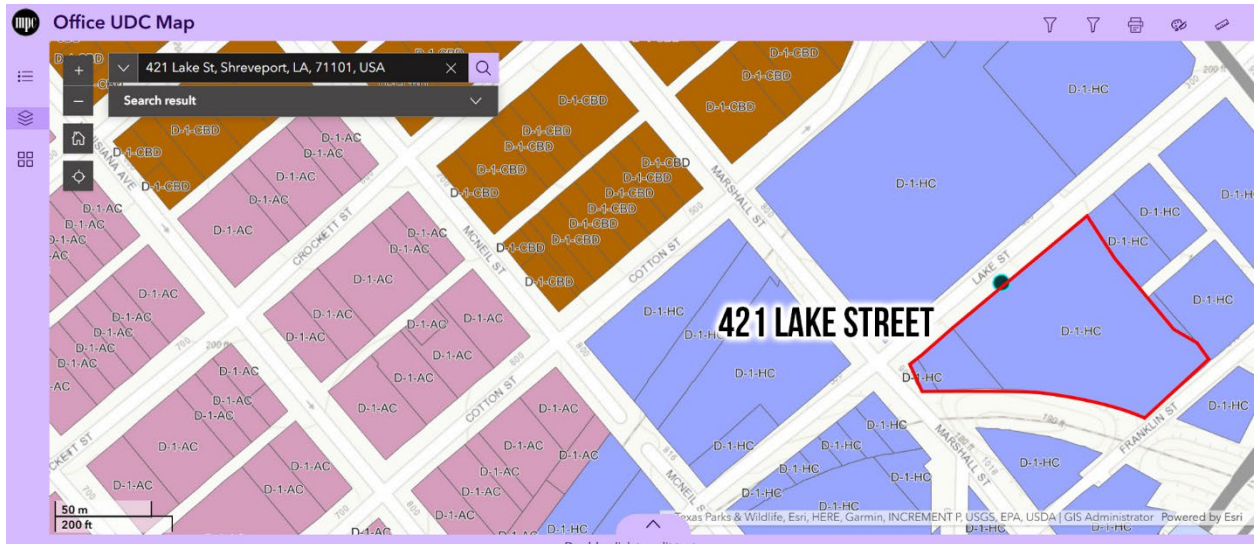


Exhibit C. Vicinity Map



Exhibit D. Project Scope







