



THE CITY OF FAYETTEVILLE, ARKANSAS

113 W. Mountain St
Fayetteville, AR 72701
Telephone: (479) 575-8267

AGENDA FOR A MEETING OF THE IN-HOUSE PLAT REVIEW COMMITTEE
MONDAY, SEPTEMBER 30, 2013 AT 9:00 a.m.
ROOM 111, CITY ADMINISTRATION BUILDING

And

AGENDA FOR A MEETING OF THE TECHNICAL PLAT REVIEW COMMITTEE
WEDNESDAY, OCTOBER 2, 2013 AT 9:00 a.m.
ROOM 326, CITY ADMINISTRATION BUILDING

ITEMS FOR TECHNICAL PLAT REVIEW:

Old Business:

1. SIP 13-4479: Site Improvement Plan (WESLEY CENTER/524 & 528 LINDELL, 444): Submitted by JORGENSEN AND ASSOCIATES for property located at 524 & 528 LINDELL. The property is zoned RMF-40, RESIDENTIAL MULTI-FAMILY, 40 UNITS PER ACRE and contains approximately 0.54 acres. The request is for a university student ministry center.

Planner: Andrew Garner

New Business:

2. LSP 13-4515: Lot Split (888 MORNINGSIDE DRIVE/SUGG, 563): Submitted by ALAN REID for property located at 888 MORNINGSIDE DRIVE. The property is zoned NC, NEIGHBORHOOD CONSERVATION and contains 0.38 acres. The request is to split the parcel into two lots of 0.18 and 0.20 acres.

Planner: Quin Thompson

ITEMS FOR IN-HOUSE (STAFF) REVIEW ONLY:

3. ADM 13-4512: Administrative Item (WEDINGTON DRIVE AND SALEM ROAD/FOREST HEIGHTS PZD MODIFICATION TO PLANNING AREA 2, 440): Submitted by MORRISON SHIPLEY ENGINEERS for property located at in the Forest Hills Development at Wedington Drive and Salem Road. The property is zoned R-PZD FOREST HILLS. The request is to modify the zoning criteria for Planning Area 2 to change the density and use

Planner: Jesse Fulcher

4. ADM 13-4513: Administrative Item (WEDINGTON DRIVE AND SALEM ROAD/FOREST HEIGHTS PZD MODIFICATION TO PLANNING AREA 5, 440): Submitted by MORRISON SHIPLEY ENGINEERS for property located at in the Forest Hills Development at Wedington Drive and Salem Road. The property is zoned R-PZD FOREST HILLS. The request is to modify the zoning criteria for Planning Area 5 to change the density and layout.

Planner: Jesse Fulcher

5. PLA 13-4518: Property Line Adjustment (ALTUS ROAD AND OAKLAND ZION ROAD/MIKE PARKER, 258): Submitted by MILHOLLAND COMPANY for property located in the vicinity of 2835 ALTUS DRIVE. The property is in the PLANNING AREA and contains two tracts with approximately 8.78 and 11.00 acres. The request is to adjust the property lines to result in tracts of 10.45 and 12.50 acres.

Planner: Jesse Fulcher

6. PLA 13-4517: Property Line Adjustment (3428 CLABBER CREEK BLVD./HABITAT FOR HUMANITY, 569): Submitted by MCGOODWIN, WILLIAMS, AND YATES for properties located at 3428 CLABBER CREEK BLVD. The properties are zoned R-PZD 06-2349, and contains two tracts of 0.15 and 0.13 acres. The request is to adjust the property lines to result in two tracts of approximately 0.12 and 0.10 acres. Planner: Andrew Garner

7. CUP 13-4514: Conditional Use Permit (1728 E. MISSION BOULEVARD/FAIRVIEW MEMORIAL CEMETERY, 370): Submitted by RAYMOND SMITH for property located at 1728 E. MISSION BOULEVARD. The property is zoned R-A RESIDENTIAL AGRICULTURAL and contains approximately 28.13 acres. The request is for a conditional use permit to bring the existing cemetery into compliance and for construction of a new columbaria. Planner: Quin Thompson

8. CUP 13-4519: Conditional Use Permit (2070 N. GARLAND AVENUE/CHILD CARE CENTER, 174): Submitted by MARSHA BILDERBACK for property located at 2070 N. GARLAND AVENUE. The property is zoned RMF-24, RESIDENTIAL MULTI-FAMILY, 24 UNITS PER ACRE and contains approximately 4.10 acres. The request is for a conditional use permit to allow a child care facility (Use Unit 4). Planner: Andrew Garner

9. VAC 13-4516: Vacation (BRENDA DRIVE, COURT STREET, WALTON STREET, ALLEY/UNIVERSITY OF ARKANSAS, 482): Submitted by DEVELOPMENT CONSULTANTS, INC. for properties located at WEST OF RAZORBACK ROAD AND NORTH OF CENTER STREET. The request is to vacate the right-of-way of Brenda Drive, Court Street, Walton Street, and a 30-foot wide alley off of Hotz Drive. Planner: Jesse Fulcher

All interested parties may appear and be heard at the public hearings. A copy of the proposed amendments and other pertinent data are open and available for inspection in the office of City Planning (575-8267), 125 West Mountain Street, Fayetteville, Arkansas. All interested parties are invited to review the petitions. Interpreters or TDD for hearing impaired are available for all public hearings; 72 hour notice is required. For further information or to request an interpreter, please call 575-8330.