

Technical Plat Review Meeting

August 31, 2016

9:00 AM

113 W. Mountain, Room 326

City Staff: Andrew Garner, City Planning Director

Old Business:

1. LSP 16-5559: Lot Split (3383 N. MANNA CT./HIGHLANDS GROUP, 212): Submitted by CRAFTON TULL & ASSOCIATES, INC. for property located at 3383 N. MANNA CT. The property is zoned R-O, RESIDENTIAL OFFICE and contains approximately 5.12 acres. The request is to split the parcel into 2 lots containing approximately 2.50 and 2.62 acres.

Planner: Harry Davis

2. LSP-PLA 16-5556: Lot Split/Property Line Adjustment (2184 S. CITY LAKE RD./KELLY, 681/720): Submitted by REID & ASSOCIATES, INC. for properties located at 2184 S. CITY LAKE RD. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and are in the FAYETTEVILLE PLANNING AREA and contain approximately 84.63 acres. The request is to adjust and split 4 parcels into 7 lots containing approximately 9.40, 5.43, 9.34, 3.95, 9.84, 8.83, and 37.84 acres.

Planner: Quin Thompson

New Business:

3. LSP 16-5570: Lot Split (4515 W. MT. COMFORT RD./BOYNTON, 360): Submitted by BLEW & ASSOCIATES, INC. for properties located at 4515 W. MT. COMFORT RD. The property is in the FAYETTEVILLE PLANNING AREA and contains approximately 4.75 acres. The request is to split the parcel into 2 lots containing approximately 1.18 and 3.57 acres.

Planner: Harry Davis

4. PPL 16-5574: Preliminary Plat (NE OF 24TH & COUNTRY CLUB DR./MOUNTAIN VISTA SD, 640-641): Submitted by BATES & ASSOCIATES, INC. for properties located NE OF 24TH & COUNTRY CLUB DR. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 54.16 acres. The request is for 52 single-family lots.

Planner: Andrew Garner

5. SIP 16-5562: Site Improvement Plan (3250 N. FUTRALL DR./FUTRALL CELL TOWER, 250): Submitted by SMITH COMMUNICATIONS, INC. for property located at 3250 N. FUTRALL DR. The property is zoned P-1, INSTITUTIONAL and contains approximately 5.56 acres. The request is for a wireless communications facility.

Planner: Harry Davis

6. LSD 16-5575: Large Scale Development (NE OF 600 E. VAN ASCHE DR./ALTITUDE TRAMPOLINE PARK, 174): Submitted by JORGENSEN & ASSOCIATES, INC. for property located NE OF 600 E. VAN ASCHE DR. The property is zoned C-2, THOROUGHFARE COMMERCIAL and contains approximately 6.65 acres. The request is for a 28,093 square foot trampoline facility with associated parking. Planner: Jonathan Curth

In-House Staff Meeting
(Applicants/public do not attend)

August 15, 2016

9:00 AM

125 W. Mountain, Conference Room 2

7. PLA 16-5572: Property Line Adjustment (SW OF WOOLSEY & HOLLY STREETS/NIBLOCK, 406): Submitted by JORGENSEN & ASSOCIATES, INC. for properties located SW OF WOOLSEY AND HOLLY STREETS. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 0.19, 0.40, 0.41, 0.30, 0.08, 0.49 and 0.51 acres. The request is to adjust the parcels to contain approximately 0.30, 0.38, 0.55, 0.57, and 0.57 acres. Planner: Quin Thompson

8. PLA 16-5569: Property Line Adjustment (517 E.TOWNSHIP ST./MAHAN, 329): Submitted by BLEW & ASSOCIATES, INC. for properties located at 517 E. TOWNSHIP ST. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 0.51 and 0.45 acres. The request is to adjust the parcels to contain approximately 0.46 and 0.43 acres. Planner: Quin Thompson

9. PLA 16-5565: Property Line Adjustment (923 W. CATO SPRINGS RD./CONTRERAS-CITY OF FAYETTEVILLE, 639): Submitted by CITY STAFF for properties located at 923 W. CATO SPRINGS RD. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 1.61 and 0.27 acres. The request is to adjust the parcels to contain approximately 1.66 and 0.25 acres. Planner: Harry Davis

10. VAC 16-5571: Vacation (WEST JUPITER ST./JUPITER STREET, 171): Submitted by JORGENSEN & ASSOCIATES, INC. for property located SE OF JUPITER ST. & MCGUIRE ST. The properties are zoned C-2, THOROUGHFARE COMMERCIAL and C-3, CENTRAL COMMERCIAL and contain approximately 1.79 acres. The request is to vacate a portion of a street right-of-way. Planner: Andrew Garner

11. RZN 16-5566: Rezone (1615 E. HUNTSVILLE RD./HARRISON, 565): Submitted by AMANDA HARRISON ROBINSON for property at 1615 E. HUNTSVILLE RD. The property is zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contains approximately 1.53 acres. The request is to rezone the property to CS, COMMUNITY SERVICES. Planner: Jonathan Curth