

**Technical Plat Review Meeting**

March 1, 2017

9:00 AM

113 W. Mountain, Room 326

**City Staff:** Andrew Garner, City Planning Director

**Old Business:**

**No Items**

**New Business:**

**1. LSP 16-5736: Lot Split (EAST OF 5998 JESS ANDERSON RD./COLEMAN, 358):** Submitted by JORGENSEN & ASSOCIATES, INC. for property located EAST OF 5998 JESS ANDERSON RD. The property is in the FAYETTEVILLE PLANNING AREA and contains approximately 10.07 acres. The request is to split the parcel into 2 lots containing approximately 7.07 and 3.00 acres.

Planner: Quin Thompson

**2. LSP 16-5730: Lot Split (516 N. HIGHLAND AVE./BAUMANN+CROSNO, 445):** Submitted by BATES & ASSOCIATES, INC. for property located at 516 N. HIGHLAND AVE. The property is zoned RMF-24, RESIDENTIAL MULTI FAMILY, 24 UNITS PER ACRE and contains approximately 0.26 acres. The request is to split the parcel into 2 lots containing approximately 0.13 acres each.

Planner: Harry Davis

**3. SIP 17-5727: Site Improvement Plan (SE OF WEST AVE. & SPRING ST./THEATRESQUARED, 484):** Submitted by MCCLELLAND ENGINEERS, INC. for properties located SE OF WEST AVE. & SPRING ST. The property is zoned MSC, MAIN STREET CENTER and contains approximately 0.88 acres. The request is for a 51,500 square foot theatre and residential building.

Planner: Andrew Garner

**In-House Staff Meeting**  
*(Applicants/public do not attend)*  
February 27, 2017  
9:00 AM  
125 W. Mountain, Conference Room 2

**4. PLA 16-5729: Property Line Adjustment (3843 SPANISH BAY PL./BERMANN-ELSASS, 607):** Submitted by REID & ASSOCIATES, INC. for properties located at 3843 SPANISH BAY PL. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 0.24 and 0.50 acres. The request is to adjust the parcels to contain approximately 0.25 and 0.49 acres.  
Planner: Harry Davis

**5. PLA 16-5735: Property Line Adjustment (WEST OF 501 E. CATO SPRINGS RD./LEGACY HOLDINGS, 639):** Submitted by BATES & ASSOCIATES, INC. for properties located WEST OF 501 E. CATO SPRINGS RD.. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 0.07, 0.07, and 0.49 acres. The request is to adjust the parcels to contain approximately 0.15, 0.15, and 0.32 acres.  
Planner: Harry Davis

**6. PLA 16-5731: Property Line Adjustment (3310 N. HUGHMOUNT RD./STRIEGLER, 205):** Submitted by JORGENSEN & ASSOCIATES, INC. for properties located at 3310 N. HUGHMOUNT RD. The properties are in the FAYETTEVILLE PLANNING AREA and contain approximately 9.32 and 7.03 acres. The request is to adjust the parcels to contain approximately 2.05 and 14.30 acres.  
Planner: Quin Thompson

**7. RZN 16-5728: Rezone (1640 S. HANSHEW RD./WM. LINDSEY, 596):** Submitted by WILLIAM LINDSEY for properties at 1640 S. HANSHEW RD. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY and contain approximately 1.25 acres. The request is to rezone the properties to C-2, COMMERCIAL THOROUGHFARE.  
Planner: Jonathan Curth

**8. RZN 16-5734: Rezone (1722 N. STARR DR./ST. JOSEPH'S SCHOOL, 373):** Submitted by TOM HENNELLY for properties at 1722 N. STARR DR. The properties are zoned R-A, RESIDENTIAL AGRICULTURAL AND RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 26.09 acres. The request is to rezone the properties to P-1, INSTITUTIONAL.  
Planner: Jonathan Curth

**9. RZN 16-5733: Rezone (SE OF CROSSOVER RD. & HEARTHSTONE DR./CP PROPERTIES, 099):** Submitted by JORGENSEN & ASSOCIATES, INC. for properties at the SE CORNER OF CROSSOVER RD. & HEARTHSTONE DR. The properties are zoned R-O, RESIDENTIAL OFFICE AND RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 1.79 acres. The request is to rezone the properties to CS, COMMUNITY SERVICES.  
Planner: Jonathan Curth

**10. RZN 16-5732: Rezone (1840 W. POPLAR ST./POPLAR ST. MOBILE HOME PARK, 366):** Submitted by JORGENSEN & ASSOCIATES, INC. for property at 1840 W. POPLAR ST. The property is zoned RMF-24, RESIDENTIAL MULTI FAMILY, 24 UNITS PER ACRE and contains approximately 9.20 acres. The request is to rezone the property to RMF-40, RESIDENTIAL MULTI FAMILY, 40 UNITS PER ACRE.  
Planner: Quin Thompson