



**Final Agenda**  
**Planning Commission Meeting**  
November 27, 2017  
5:30 PM  
113 W. Mountain, Room 219

**Members:** Ron Autry (Chair), Matthew Hoffman (Vice Chair), Allison Thurmond Quinlan (Secretary), Zara Niederman, Sloan Scroggin, Ryan Noble, Tom Brown, Leslie Belden, and Matt Johnson

**City Staff:** Andrew Garner, City Planning Director; Jonathan Curth, Senior Planner; Quin Thompson, Planner; Harry Davis, Planner

**City Attorney:** Kit Williams

**Call to Order**

**Roll Call**

**Consent**

1. Approval of the minutes from the November 13, 2017 meeting.

**2. VAC 17-5994: Vacation (1100 W. 15<sup>TH</sup> ST./PINNACLE FOODS, 561):** Submitted by ENGINEERING SERVICES, INC. for property at 1100 W. 15<sup>TH</sup> ST. The property is zoned I-2, GENERAL INDUSTRIAL and contains approximately 46.57 acres. The request is to vacate a portion of a utility easement. Planner: Quin Thompson

**3. VAC 17-5995: Vacation (1100 W. 15<sup>TH</sup> ST./PINNACLE FOODS, 561):** Submitted by ENGINEERING SERVICES, INC. for property at 1100 W. 15<sup>TH</sup> ST. The property is zoned I-2, GENERAL INDUSTRIAL and contains approximately 46.57 acres. The request is to vacate a portion of a street right-of-way. Planner: Quin Thompson

**Old Business**

**None**

**New Business**

**4. ADM 17-6007: Administrative Item (DECATUR DRIVE BETWEEN 15<sup>TH</sup> STREET AND SHILOH DRIVE/BARRETT DEV. GROUP – MASTER STREET PLAN AMEND., 559/598):** Submitted by JORGENSEN & ASSOCIATES, INC. for the section of Decatur Drive between W. 15<sup>th</sup> Street and Shiloh Drive. The request is for an amendment to the Master Street Plan to downgrade Decatur Drive from a Principal Arterial to a Collector. Planner: Harry Davis

**5. ANX 17-5990: Annexation (NORTH OF N. RUPPLE RD./MCFARLAND FAMILY TRUST, 244):** Submitted by SWOPE ENGINEERING, INC. for properties located NORTH OF N. RUPPLE RD. The properties are in the FAYETTEVILLE PLANNING AREA and contain approximately 68.65 acres. The request is to be annexed into the City Limits of Fayetteville.

Planner: Jonathan Curth

**6. RZN 17-5991: Rezone (NORTH OF N. RUPPLE RD./MCFARLAND FAMILY TRUST, 244):** Submitted by SWOPE ENGINEERING, INC. for properties NORTH OF N. RUPPLE RD. The properties are in the FAYETTEVILLE PLANNING AREA and contain approximately 68.65 acres. The request is to rezone the properties to RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE.

Planner: Jonathan Curth

**7. ADM 17-6013: Administrative Item (DISCUSSION OF UPDATE TO CITY PLAN 2030):** Discussion of updates to City Plan 2030.

Director: Garner Stoll

---

**The following items have been approved administratively by staff**

- **LSP 17-5988: Lot Split (3608 N. STEELE BLVD./JBGB LOT SPLIT, 212):** Submitted by BATES & ASSOCIATES, INC. for property located at 3608 N. STEELE BLVD. The property is zoned C-1, NEIGHBORHOOD COMMERCIAL and contains approximately 4.98 acres. The request is to split the parcel into 2 lots containing approximately 3.98 and 1.00 acres.

Planner: Jonathan Curth

**Announcements**

**Adjourn**

**NOTICE TO MEMBERS OF THE AUDIENCE:**

*All interested parties may appear and be heard at the public hearings. If you wish to address the Planning Commission on an agenda item please queue behind the podium when the Chair asks for public comment. Once the Chair recognizes you, go to the podium and give your name and address. Address your comments to the Chair, who is the presiding officer. The Chair will direct your comments to the appropriate appointed official, staff, or others for response. Please keep your comments brief, to the point, and relevant to the agenda item being considered so that everyone has a chance to speak.*

*Interpreters or TDD, Telecommunication Device for the Deaf, are available for all public hearings; 72 hour notice is required. For further information or to request an interpreter, please call 575-8330.*

*As a courtesy please turn off all cell phones and pagers.*

*A copy of the Planning Commission agenda 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.*