



Technical Plat Review Meeting

January 31, 2018

9:00 AM

113 W. Mountain, Room 111

City Staff: Andrew Garner, City Planning Director

Old Business:

1. PPL 18-6063: Preliminary Plat (EAST OF S. DEAD HORSE MTN. RD./MEADOWS AT STONEBRIDGE, 646): Submitted by CRAFTON TULL & ASSOCIATES, INC. for properties located EAST OF S. DEAD HORSE MTN. RD. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 53.00 acres. The request is for 135 single-family lots.
Planner: Jonathan Curth

2. LSD 17-6026: Large Scale Development (1540 W. MARKHAM RD./MARKHAM HILL COURT, 482): Submitted by COMMUNITY BY DESIGN, INC. for properties located at 1540 W. MARKHAM RD. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contains approximately 1.73 acres. The request is for a Cluster Housing Development consisting of 12 single family units.
Planner: Quin Thompson

New Business:

3. LSP 18-6082: Lot Split (3185 E. LOVER'S LANE/MARTIN, 411): Submitted by BATES & ASSOCIATES, INC. for property located at 3185 E. LOVER'S LN. The property is zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contains approximately 1.14 acres. The request is to split the parcel into 2 lots containing approximately 0.41 and 0.73 acres.
Planner: Harry Davis

4. LSP 18-6081: Lot Split (525 S. SCHOOL AVE./MILL DISTRICT, 523): Submitted by BATES & ASSOCIATES, INC. for property located at 525 S. SCHOOL AVE. The property is zoned MSC, MAIN STREET CENTER and contains approximately 3.05 acres. The request is to split the parcel into 3 lots containing approximately 1.96, 0.98 and 0.11 acres.
Planner: Quin Thompson

5. LSP 18-6087: Lot Split (2940 S. DEAD HORSE MTN. RD./VERSER., 685): Submitted by BLEW & ASSOCIATES, INC. for property located at 2940 S. DEAD HORSE MTN. RD. The property is in the FAYETTEVILLE PLANNING AREA and contains approximately 26.62 acres. The request is to split the parcels into 2 lots containing approximately 22.62 and 4.00 acres.
Planner: Jonathan Curth

6. SIP 18-6083: Site Improvement Plan (219 S. COLLEGE AVE./CRISIS BREWERY, 523): Submitted by BATES & ASSOCIATES, INC. for property located at 219 S. COLLEGE AVE. The property is zoned DG, DOWNTOWN GENERAL and contains approximately 0.70 acres. The request is for an approximately 4,950-square foot restaurant and brewery with associated parking.
Planner: Jonathan Curth

In-House Staff Meeting
(Applicants/public do not attend)
January 29, 2018
9:00 AM
125 W. Mountain, Conference Room 2

7. PLA 18-6080: Property Line Adjustment (219 S. COLLEGE AVE./CRISIS BREWERY, 523): Submitted by BATES & ASSOCIATES, INC. for properties located at 219 S. COLLEGE AVE. The properties are zoned DG, DOWNTOWN GENERAL and contain approximately 0.34 and 0.36 acres. The request is to adjust the parcels to contain one lot of approximately 0.70 acres.
Planner: Jonathan Curth

8. PLA 18-6089: Property Line Adjustment (1028 W. CLINTON DR./TENNANT, 522): Submitted by JUSTIN TENNANT for properties located at 1028 W. CLINTON DR. The properties are zoned RMF-24, RESIDENTIAL MULTI FAMILY, 24 UNITS PER ACRE and contain 2 lots of approximately 0.21 and 0.63 acres. The request is to adjust the parcels to contain approximately 0.44 and 0.40 acres.
Planner: Harry Davis

9. PLA 18-6084: Property Line Adjustment (644 N. 54TH ST./THOMPSON, 436-437): Submitted by BLEW & ASSOCIATES, INC. for property located at 644 N. 54TH ST. The property is zoned R-A, RESIDENTIAL AGRICULTURAL and contains approximately 2.72 and 11.28 acres. The request is to adjust the parcels to contain approximately 2.61 and 11.40 acres.
Planner: Harry Davis

10. CUP 18-6085: Conditional Use (644 N. 54TH ST./THOMPSON, 436-437): Submitted by BLEW & ASSOCIATES, INC. for property located at 644 N. 54TH ST. The property is zoned R-A, RESIDENTIAL AGRICULTURAL and contains approximately 11.40 acres. The request is for a tandem lot.
Planner: Harry Davis

11. VAC 18-6088: Vacation (525 S. SCHOOL AVE./MILL DISTRICT, 523): Submitted by BATES & ASSOCIATES, INC. for property located at 525 S. SCHOOL AVE. The property is zoned MSC, MAIN STREET CENTER and contains approximately 3.05 acres. The request is to vacate a portion of an access easement.
Planner: Quin Thompson

12. RZN 18-6079: Rezone (SOUTH OF 15th ST. & DUNCAN AVE./PARKSDALE-CENTER ADDITION REZONE, 600): Submitted by ROBIN DEVINE for properties in the PARKSDALE & CENTER ADDITION SUBDIVISIONS. The properties are zoned RMF-24, RESIDENTIAL MULTI FAMILY, 24 UNITS PER ACRE and contains approximately 7.50 acres. The request is to rezone the properties to NC, NEIGHBORHOOD CONSERVATION. Planner: Quin Thompson

13. RZN 18-6086: Rezone (834 W. NORTH ST./PIERCE TRUST, 405): Submitted by BLEW & ASSOCIATES, INC. for property located at 834 W. NORTH ST. The property is zoned R-O, RESIDENTIAL OFFICE and contains approximately 0.41 acres. The request is to rezone the properties to RMF-24, RESIDENTIAL MULTI FAMILY, 24 UNITS PER ACRE. Planner: Jonathan Curth