



**Technical Plat Review Meeting**

May 13, 2020

9:00 AM

113 W. Mountain, Room 326

**City Staff:** Jonathan Curth, Development Review Manager

**Old Business:**

**1. LSD 20-6993: Large Scale Development (SOUTH OF 2011 W. FOX GLOVE DR./CRAIN KIA, 680):** Submitted by ENGINEERING SERVICES, INC. for property located SOUTH OF 2011 W. FOX GLOVE DR. The property is zoned C-PZD, COMMERCIAL PLANNED ZONING DISTRICT and contains approximately 5.87 acres. The request is for a 24,975-square foot car dealership with associated parking. Planner: Harry Davis

**New Business:**

**2. LSP 20-7107: Lot Split (W. OF ELKHORN SPRINGS RD. & W. WEDINGTON DR./SCOTT, 430):** Submitted by BLEW & ASSOCIATES, INC. for property located W. OF ELKHORN SPRINGS RD. & W. WEDINGTON DR. The property is in the FAYETTEVILLE PLANNING AREA and contains approximately 15.85 acres. The request is to split the lot into 2 parcels with approximately 12.44, & 3.41 acres. Planner: Jessie Masters

**3. LSP 20-7109: Lot Split (429 E. MLK BLVD./ESPINOZA, 524):** Submitted by BATES & ASSOCIATES, INC. for property located at 429 E. MLK BLVD. The property is zoned RI-U, RESIDENTIAL INTERMEDIATE-URBAN and contains approximately 0.27 acres. The request is to split the lot into 2 parcels with approximately 0.14 & 0.13 acres. Planner: Jessie Masters

**4. LSP 20-7114: Lot Split (2871 W. SALEM RD./ZACCANTI FARMS, LLC., 207):** Submitted by REID & ASSOCIATES, INC. for property located at 2871 W. SALEM RD. The property is zoned R-A, RESIDENTIAL AGRICULTURE and contains approximately 19.79 acres. The request is to split the lot into 2 parcels with approximately 9.90 acres each. Planner: Willie Benson

**5. CCP 20-7075: Concurrent Plat (4065 E. BRIDGEWATER LN./WHITTEMORE TRUST, 218):** Submitted by CRAFTON TULL & ASSOCIATES, INC. for property located at 4065 E. BRIDGEWATER LN. The property is in the FAYETTEVILLE PLANNING AREA and contains approximately 17.03 acres. The request is for the concurrent plat of 7 single family lots. Planner: Harry Davis

**6. LSD 20-7106: Large Scale Development (NE OF STEARNS ST. & VANTAGE AVE./PREMIER DERMATOLOGY, 175):** Submitted by JORGENSEN & ASSOCIATES, INC. for property located NE OF STEARNS ST. & VANTAGE AVE. The property is zoned C-3, NEIGHBORHOOD COMMERCIAL and contains approximately 2.05 acres. The request is for a 15,000-square foot office building with associated parking. Planner: Jessie Masters

**7. LSD 20-7116: Large Scale Development (3010 W. OLD FARMINGTON RD./ONE MILE COURTS, 557):** Submitted by COMMUNITY BY DESIGN, INC. for property located at 3010 W. OLD FARMINGTON RD. The property is zoned RSF-8, RESIDENTIAL SINGLE FAMILY, 8 UNITS PER ACRE and contains approximately 4.84 acres. The request is for a 15,000-square foot office building with associated parking. Planner: Jonathan Curth

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

May 11, 2020  
9:00 AM

125 W. Mountain, Conference Room 2

**8. PLA 20-7111: Property Line Adjustment (3280 & 3330 S. CATO SPRINGS RD./POPS III, LLC. & KELLY, 714-715):** Submitted by BATES & ASSOCIATES, INC. for properties located at 3280 & 3330 S. CATO SPRINGS RD. The properties are in the FAYETTEVILLE PLANNING AREA and contain 2 parcels with approximately 35.37 and 1.72 acres. The request is to adjust the properties to contain approximately 35.20 and 1.90 acres. Planner: Willie Benson

**9. PLA 20-7113: Property Line Adjustment (2270 E. MALLY WAGNON RD./SEXSON-BAGGETT-TAYLOR, 650):** Submitted by REID & ASSOCIATES, INC. for properties located at 2270 E. MALLY WAGNON RD. The properties are in the FAYETTEVILLE PLANNING AREA and contain 2 parcels with approximately 20.82, and 17.71 acres. The request is to adjust the properties to contain 2 parcels with approximately 19.82 and 18.71 acres. Planner: Willie Benson

**10. RZN 20-7108: Rezone (3620 W. DINSMORE TRAIL/OADE, 518):** Submitted by COLT OADE for property located at 3620 W. DINSMORE TRAIL. The property is zoned R-A, RESIDENTIAL AGRICULTURE and contains approximately 2.81 acres. The request is to rezone the property to RSF-8, RESIDENTIAL SINGLE FAMILY, 8 UNITS PER ACRE. Planner: Harry Davis

**11. RZN 20-7112: Rezone (1101 W. CATO SPRINGS RD./D. MCDONALD, 638):** Submitted by JORGENSEN & ASSOCIATES, INC. for property located at 1101 W. CATO SPRINGS RD. The property is zoned I-1, HEAVY COMMERCIAL & LIGHT INDUSTRIAL and contains approximately 0.29 acres. The request is to rezone the property to RMF-24, RESIDENTIAL MULTI FAMILY, 24 UNITS PER ACRE. Planner: Jonathan Curth

**12. RZN 20-7115: Rezone (786 S. SHERMAN AVE./CORTER, 565):** Submitted by SATTERFIELD LAND SURVEYING for property located at 786 S. SHERMAN AVE. The property is zoned RSF-4 RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contains approximately 1.13 acres. The request is to rezone the property to RMF-24, RESIDENTIAL MULTI FAMILY, 24 UNITS PER ACRE. Planner: Jessie Masters