

**Minutes for August  
Planning Commission Meeting  
08/02/2021**

**1. Call Meeting to Order at 6 p.m.**

The August 2<sup>nd</sup>, 2021, Planning Commission meeting for the City of Little Flock was called to order at 6:00 p.m. by, Chairperson Troy Davis.

**2. Roll Call**

Present were:

Commissioner Luke Moffitt  
Commissioner Diane Stafford  
Commissioner Ray Webb  
Commissioner Keith Ramsey  
Vice Chairperson Jim Murphy  
Chairperson Troy Davis

Absent were:

Commissioner Bill Towle  
(Additional attendees are listed on the sign-in sheet)

**3. Action on Minutes**

Commissioner Diane Stafford motioned to approve the July minutes, with the correction, perpetual be added to the Conditional Use Permit for Summit Lawn and Landscaping.

Commissioner Luke Moffitt seconded the motion.

Votes:

Commissioner Luke Moffitt - Yes  
Commissioner Diane Stafford - Yes  
Commissioner Ray Webb - Yes  
Commissioner Keith Ramsey - Yes  
Vice Chairperson Jim Murphy - Yes  
Chairperson Troy Davis – Yes

**Motion passed unanimously.**

**4. Unfinished Business**

- **Conditional Use Permit review; Tanksley Small Engine Repairs; 1230 Vantine Lane**

Paul Tanksley reported there have been no changes since his last review in 2016. The city reported there have been no complaints received and he is up to date with his Business License.

Commissioner Keith Ramsey motioned to approve a perpetual conditional use permit for Paul Tanksley, Tanksley Small Engine Repair, located at 1230 Vantine Lane, until any changes occur, or complaints are received.

Commissioner Diane Stafford seconded the motion.

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Votes:

Commissioner Luke Moffitt - Yes  
Commissioner Diane Stafford - Yes  
Commissioner Ray Webb - Yes  
Commissioner Keith Ramsey - Yes  
Vice Chairperson Jim Murphy - Yes  
Chairperson Troy Davis – Yes  
**Motion passed unanimously.**

**5. New Business**

- **1400 Rustic Drive; Kneeder, James; Lot Split**

Property owner, James Kneeder, is requesting a lot split for his 25.18 acres, located at 1400 Rustic Drive, for parcel number 23-00056-000. Tract 1 will contain 19.99 acres and tract 2 will contain 5.09 acres. A 30-foot right-of-way, on Rustic, will be dedicated per the plat.

Commissioner Diane Stafford motioned to approve the lot split for James Kneeder, 1400 Rustic Drive, for tract to be 19.99 acres and tract 2 to be 5.09 acres.

Commissioner Jim Murphy seconded the motion.

Votes:

Commissioner Luke Moffitt - Yes  
Commissioner Diane Stafford - Yes  
Commissioner Ray Webb - Yes  
Commissioner Keith Ramsey - Yes  
Vice Chairperson Jim Murphy - Yes  
Chairperson Troy Davis – Yes  
**Motion passed unanimously.**

- **1641 Oak Tree Lane; Cousins, Jerry; Property Line Adjustment**

Property owner, Jerry Cousins, is requesting a property line adjustment for his 1-acre property, located at 1604 Little Flock Drive, for parcel number 23-00254-000.

Commissioner Keith Ramsey motioned to approve the property line adjustment for Jerry Cousins, located at 1604 Little Flock Drive.

Commissioner Luke Moffitt seconded the motion.

Votes:

Commissioner Luke Moffitt - Yes  
Commissioner Diane Stafford - Yes

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Commissioner Ray Webb - Yes  
Commissioner Keith Ramsey - Yes  
Vice Chairperson Jim Murphy - Yes  
Chairperson Troy Davis – Yes

**Motion passed unanimously.**

- **N. Dixieland Rd.; Parcel # 23-00306-002; Carpio, Marvin; Rezone**  
Representative, Will Kellstrom, stood to speak on behalf of property owner, Marvin Carpio. The request is to rezone his 2.21 acres located on parcel number 23-00306-002. The current zoning is Agricultural 1 and the proposed zoning is Residential 1. The purpose is for a personal residence.  
Chairperson Troy Davis open for public comments.  
No public comments were made.  
Chairperson Troy Davis closed for public comments.  
Commissioner Ray Webb motioned to approve the recommendation for the rezone, from Agricultural 1 to Residential 1, for parcel number 23-00306-002.  
Commissioner Jim Murphy seconded the motion.

Votes:

Commissioner Luke Moffitt - Yes  
Commissioner Diane Stafford - Yes  
Commissioner Ray Webb - Yes  
Commissioner Keith Ramsey - Yes  
Vice Chairperson Jim Murphy - Yes  
Chairperson Troy Davis – Yes

**Motion passed unanimously.**


**6. Adjourn**

Commissioner Diane Stafford motioned to adjourn.  
Commissioner Keith Ramsey seconded the motion.


**Motion passed unanimously.**

**7. After meeting discussion to follow**

Respectfully Submitted by:

  
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Jessica Ferguson  
Planning Commission  
Secretary

Approved by:

  
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Troy Davis  
Planning Commission  
Chairperson