

Minutes for July Planning Commission Meeting 07/05/2022

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

The July 5, 2022, Planning Commission meeting for the City of Little Flock was called to order at 6:00 p.m. by, Chairperson Luke Moffitt.

2. Roll Call

Vice Chairperson Bill Towle - Present

Commissioner Diane Stafford - Present

Commissioner Keith Ramsey - Present

Commissioner Ray Webb - Present

Commissioner Richard Crow - Present

Commissioner Kelly Horn - Present

Chairperson Luke Moffitt - Present

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

3. Action on Minutes

Vice Chairperson Bill Towle motioned to approve the July 5th, 2022; Planning Commission minutes as presented.

Commissioner Richard Crow seconded the motion.

Motion passed unanimously.

4. Announcements

None

5. Unfinished Business

None

6. New Business

- Treece, Greg & Ginger – Highway 94 & Rustic Drive; Parcel # 23-00013-000 & 23-00027-000; Rezone from Agricultural to Residential 1

Bart Bauer, representative for Greg & Ginger Treece, stood to discuss their request to rezone parcel number 23-00013-000 & 23-00027-000 from Agricultural to Residential 1. The two parcels are located off HWY 94 and Rustic Drive. Together they make up 51.33 acres. The purpose is to develop a subdivision in the future.

Commissioner Diane Stafford requested further information on their previous application. Chairperson Luke Moffitt stated the original rezone application was recommended to City Council in June of 2021 by the Planning Commission. The City Council denied their request to rezone from Agricultural to Residential 1. Chairperson Luke Moffitt opened public comments.

(Each speaker was given five minutes to state their opinions.)

Tony Wagoner – 732 Rustic Drive; Stated he does not support the rezone request. He provided his written statement for the record. He also provided information regarding his previous case with the State of Arkansas.

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Ginger Treece, 1110 Rustic Dr., stood to provide her documents showing the State of Arkansas and Benton County denied Tony Wagoner's request to appeal. Nick Harrington, of Rogers Arkansas, stood to ask questions about the warranty deed provided by Greg & Ginger Treece.

Karen Kregger – 5021 Kreeger Rd.; called City Hall on June 22, 2022, to state she supports the rezone for Greg & Ginger Treece's property from Agricultural to Residential.

Chairperson Luke Moffitt stated the purpose of the public hearing was to review the rezone request only.

Chairperson Luke Moffitt closed public comments.

The Commissioners discussed the rezone request.

Commissioner Richard Crow motioned to recommend the rezone request, for parcel number 23-00013-000 & 23-00027-000, from Agricultural to Residential 1.

Commissioner Kelly Horn seconded the motion.

Votes:

Commissioner Diane Stafford - Yes

Commissioner Keith Ramsey - Yes

Commissioner Ray Webb - Yes

Commissioner Richard Crow - Yes

Commissioner Kelly Horn - Yes

Motion passed unanimously.

- Gwen Meadows Subdivision– 5440 N. HWY 94; Sign Permit
Bart Bauer, owner of Gwen Meadows Subdivision, presented his sign permit request.

Vice Chairperson Bill Towle motioned to approve the Sign Permit contingent on engineering approval.

Commissioner Keith Ramsey seconded the motion.

Votes:

Commissioner Diane Stafford - Yes

Commissioner Keith Ramsey - Yes

Commissioner Ray Webb - Yes

Commissioner Richard Crow - Yes

Commissioner Kelly Horn - Yes

Motion passed unanimously.

7. Adjourn

Commissioner Diane Stafford motioned to adjourn.

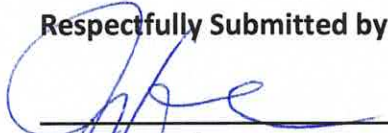
Vice Chairperson Bill Towle seconded the motion.

Motion passed unanimously.

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8. After meeting discussion to follow

Respectfully Submitted by:



Jessica Grady
Planning Commission
Secretary

Approved by:



Luke Moffitt
Planning Commission
Chairperson