

Meeting City of Jontitown June 20 2000
Planning Commission

Meeting called to order by Jack Beckford
at 8:05 hours.

Members present: Kenny Green, Bill Lee,
Jack Beckford, Ralph Fendergraft, Riley Gessara and Steve
Sabo, Building Official.
Minutes were read by Mr. Steve Sabo of the
previous meeting and approved as read.

Frank Maestri, petitioner of Master Enterprises L.L.C.
requested rezoning approximately 40 acres from
A-1 Agricultural to Commercial with an
additional 10 acres on the south side of the 40
to R.O. (see attached material) item marked 1A
There were questions and inputs from the
audience. After much discussion a motion

was made by Kenny Green, seconded by Bill
Lee to accept the proposal. 4 of the 4 voting
members voted No.
Second petition "By Mr. Michael Lunford for
conditional use permit on property (see
attached marked 2nd)
There were questions asked and inputs
from the audience.

Member Bill Lee made motion to accept
petition seconded by Kenny Green
four voting members voted No.
petition denied.

Jack Beckford closes meeting at 20:30 hours.

James R. Tesson
6-20-2000

NOTICE OF PUBLIC HEARING

THE TONTITOWN, ARKANSAS PLANNING COMMISSION WILL CONDUCT A PUBLIC HEARING ON TUESDAY JUNE 20, 2000 AT 7:00 P.M. THE MEETING WILL BE HELD AT THE TONTITOWN CITY HALL, ARKANSAS, TO CONSIDER THE FOLLOWING PETITION FOR REZONING.

1ST
THE REZONING TO C-COMMERCIAL, FROM A-1, AGRICULTURAL, OF APPROXIMATELY 40 ACRES, LOCATED AT THE INTERSECTION OF E. FLETCHER AVE. AND PIAZZA RD., THE SOUTH EDGE BEING APPROXIMATELY 314.50 FEET NORTH OF FLETCHER AND WEST OF INDUSTRIAL DRIVE, AND THE REZONING TO R-0—RESIDENTIAL OFFICE FROM A-1, AGRICULTURAL OF 10 ACRES IN THE SAME BLOCK, THE SOUTH EDGE FRONTING ON FLETCHER AVE. AND RUNNING 314.50 FEET NORTH AND 1388.30 FEET EAST AND WEST ALONG FLETCHER AVE.

PETITIONER – MAESTRI ENTERPRISES, L.L.C.

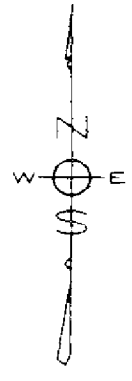
AND,

2nd
A CONDITIONAL USE PERMIT FOR PROPERTY LOCATED APPROXIMATELY .8 MILES NORTH OF HWY. 412 ON N. BARRINGTON ROAD, ON THE EAST SIDE OF THE ROAD NEAR CONTAINING 5.02 ACRES MORE OR LESS. THE PETITIONER PROPOSES TO BUILD A VETERINARY CLINIC ON THE PROPERTY. CURRENTLY ZONED AGRICULTURAL, A-1.

PETITIONER: C.R. AND DOLLY KIDD [HUSK PENZO]

STEPHEN L. SABO-TONTITOWN BUILDING OFFICIAL, JUNE 1, 2000

ADJACENT PROPERTY OWNERS



NE CORNER
SW 1/4
SECTION 8
T-17-N, R-30-W

OWNER :
MAESTRI INVESTMENT LTD. PART.
PO BOX 87
TONTITOWN, AR 72770

OWNER : LOT 12
FERGUSON-SUNSET LIMITED PARTNERS
4657 BUTTERFIELD COACH RD
SPRINGDALE, AR 72784

OWNER : LOT 11
FERGUSON-SUNSET LIMITED PARTNERS
4657 BUTTERFIELD COACH RD
SPRINGDALE, AR 72784

OWNER : LOT 10
WATER PRODUCTS OF OKLAHOMA, INC
PO BOX 348
OWASSO, OK 74055

OWNER : LOT 9
BURTON BUILDING PRODUCTS, INC.
9900 MAUNELLE BLVD
N. LITTLE ROCK, AR 72215

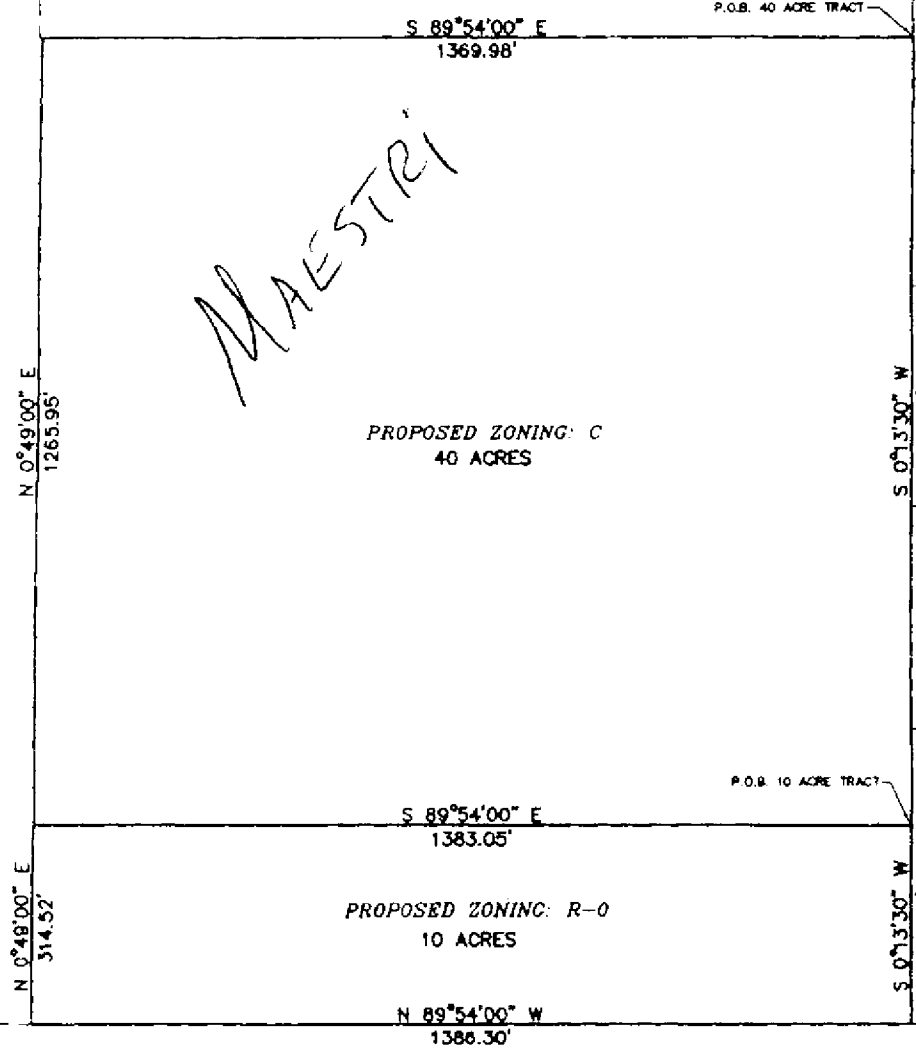
OWNER : LOT 8
CHEROKEE BUILDING MATERIALS, INC.
12222 E 60TH ST.
TULSA, OK 74148-0693

OWNER :
PIAZZA FAMILY IRREVOCABLE TRUST
826 PIAZZA RD.
SPRINGDALE, AR 72782

MAESTRI

PROPOSED ZONING: C
40 ACRES

PROPOSED ZONING: R-0
10 ACRES



OWNER
PERONA, LOUIS
2718 B MORNLIAN
SPRINGDALE, AR 72784

Property Description

Approximately 50 acres located at the intersection of E Fletcher Ave and Piazza Road, the North edge being approximately 1050 feet South of U. S. Highway 412, West of Industrial Drive.

Reason for Rezoning Request

The reason for the rezoning request is to develop the property into a commercial and residential office subdivision. The intended use of the property is commercial and residential office. The property to the East is an industrial subdivision. The other surrounding properties are Agricultural.

MAESTRI