

Planning Report - July

The Planning Commission will meet on July 26th at City Hall starting at 6pm. At our last planning commission meeting the board agreed to adopt a new calendar for the remainder of the year. This new calendar allows time for staff to fully and thoroughly review each project and make whatever corrections are needed prior to it being presented to the board. A copy of the new calendar has been attached to your report and is also available on our website.

Public Hearing:

1. Bariloche Planned Unit Development (PUD) and Preliminary Subdivision Plat: The applicant is requesting PUD and plat approval for 139 lots (136 Single family, 2 Detention, and 1 common area) on 40.13 acres. The project is located on Klenc Road, approximately 3,300 feet south of HWY 412 on parcel numbers 830-33758-000 and 830-37758-001.

Planning Commission:

1. Jean Mary (Manhattan Steel Door) LSD: The applicant is requesting Preliminary Large Scale Development approval to construct a commercial building and associated parking on approximately 0.64 acres. The project is located on the SE corner of the intersection of Via De Tonti Lane and Jean Mary Dr., on parcel #830-37834-000.
2. Bariloche Planned Unit Development (PUD) and Preliminary Subdivision Plat: The applicant is requesting PUD and plat approval for 139 lots (136 Single family, 2 Detention, and 1 common area) on 40.13 acres. The project is located on Klenc Road, approximately 3,300 feet south of HWY 412 on parcel numbers 830-33758-000 and 830-37758-001.

2. Victory Church LSD: The applicant is requesting Preliminary Large Scale Development approval to construct a 13,303 SF building with associated parking and driveway, located at 250 Industrial Circle East.
3. Tontitown Fire Station LSD: The applicant is requesting Preliminary Large Scale Development approval to construct an 11,846 SF fire station with associated parking and driveways, located at 199 E. Bandini Ave.

If approved the following will be coming to City Council on August 1st for final approval:

1. Bariloche Planned Unit Development (PUD) and Preliminary Subdivision Plat: The applicant is requesting PUD and plat approval for 139 lots (136 Single family, 2 Detention, and 1 common area) on 40.13 acres. The project is located on Klenc Road, approximately 3,300 feet south of HWY 412 on parcel numbers 830-33758-000 and 830-37758-001.

Planning Report - August

The Planning Commission will meet on August 23rd at City Hall starting at 6pm. As the submittal calendar was adjusted, the submittal day was earlier, so Planning can present the preliminary items for this meeting. All of them may not proceed, but these are the items that were submitted.

1. Sbanotto Ave Rezoning: The applicant is requesting to rezone a piece of property that is 5.83 acres, located at 701 Sbanotto Ave., from "A" Agriculture, to "R-3" Residential.
2. Laura Lane Warehouse LSD: The applicant is requesting Preliminary Large Scale Development approval to construct a 17,000 SF warehouse building at 609 Laura Lane on 3.7 acres.