



Planning Commission

Open -Chairperson
Kevin Boortz – Vice Chairman
Tom Joseph – Secretary
Josh Craine – Member
Michael Lunsford – Member
Candy Black - Member

City Staff and Consultants

City Planner – Mark Lathem
Planning Tech – Brad Spurlock
Public Works Director – James Clark
Building Inspector – Roger Duncan
City Engineer/Consultant – Garver
City Attorney - Harrington-Miller

Public Hearing/ Board of Zoning Adjustments (BOZA)/ Planning Commission Minutes

Date: Tuesday, September 27, 2022

Time: 6:00 p.m. – In Person at **Tontitown City Hall**, 201 E. Henri de Tonti Blvd, Tontitown, AR 72770, and **Online Via Zoom and YouTube** (see last page of agenda for information on how to join)

1. **Planning Commission Meeting Call to Order**
2. **Pledge of Allegiance**
3. **Roll Call**
4. **Approval of Agenda**
5. **Approval of August 23rd Meeting Minutes**
6. **Comments from Citizens**
7. **Old Business**
8. **New Business – Election of new Chairperson of Planning Commission**

PUBLIC HEARING

1. **Bariloche Planned Unit Development and Preliminary Subdivision Plat:** The applicant is requesting plat approval for 154 lots: 151 single-family, 2 detention, and 1 common area, on 40.13 acres. The project is located on Klenc Road, approximately 3,300 south of Hwy 412/W. Henri de Tonti Blvd., on parcel #'s 830-37758-000 and 830-37758-001.
2. **Variance 1710 Arbor Acres Ave:** The applicant is requesting a variance at 1710 Arbor Acres Ave. to allow a proposed barn structure to be setback on the west side of the property six (6) feet instead of the required thirty (30) feet. This site is located on parcel 830-38352-100.

Adjournment.

BOARD OF ZONING ADJUSTMENTS

1. **Variance 1710 Arbor Acres Ave:** The applicant is requesting a variance at 1710 Arbor Acres Ave. to allow a proposed barn structure to be setback on the west side of the property six (6) feet instead of the required thirty (30) feet. This site is located on parcel 830-38352-100.

Adjournment.

PLANNING COMMISSION

1. **Bariloche Planned Unit Development and Preliminary Subdivision Plat:** The applicant is requesting plat approval for 154 lots: 151 single-family, 2 detention, and 1 common area, on 40.13 acres. The project is located on Klenc Road, approximately 3,300 south of Hwy 412/W. Henri de Tonti Blvd., on parcel #'s 830-37758-000 and 830-37758-001.

PLANNING COMMISSION ITEMS, IF APPROVED, TO CITY COUNCIL (October 4, 2022)

1. **Bariloche Planned Unit Development and Preliminary Subdivision Plat:** The applicant is requesting plat approval for 154 lots: 151 single-family, 2 detention, and 1 common area, on 40.13 acres. The project is located on Klenc Road, approximately 3,300 south of Hwy 412/W. Henri de Tonti Blvd., on parcel #'s 830-37758-000 and 830-37758-001.

Comments from Staff

August Building Report

Comments from Commission Members

Adjournment.



**Public Hearing and Planning Commission
Meeting July 26, 2022, 6:00 PM
Virtual Meeting Participation Opportunities**

Zoom Meeting:

To participate *interactively* in the meeting, you may participate in the meeting via Zoom:

- **By PC, Mac, iOS (iPhone), or Android:**

Join Zoom Meeting:

LINK: https://us06web.zoom.us/webinar/register/WN_2Xxsv8yRRHKxpAXutxZ7Yg

Or go to the zoom website to join: <https://www.zoom.us/join> and enter the Meeting ID: 839 7049 6992

The link above requires you to “register” to participate in the meeting. This consists of signing in with your name, address, etc., as you would at a public meeting. Registering to attend the meeting does not require you to create a zoom account to participate.

Please register prior to the meeting if possible.

Please use your full name (first and last names) as screen name.

- **Join by phone only:**
+1 (312) 626-6799
When prompted for Meeting ID: 839 7049 6992#
If you do not have a Participant Number: press #
- **To comment:**
Use “Raise hand” function when comment for an item is requested
For phone, raise hand to be recognized with *9
Phone numbers used to dial in to meeting will be masked for privacy
All participants will be muted automatically when joining the meeting

YouTube Live:

If you wish to watch Online without interactively participating, you can stream the meeting online via YouTube, from our YouTube Channel:

- **By PC, Mac, iOS (iPhone), or Android:** Navigate to the “Tontitown City Hall” channel:
<https://www.youtube.com/channel/UCIbUv481CeNFF2JNwoOsrNQ>

NEW TO ZOOM? Watch tutorial videos at: <https://support.zoom.us/hc/en-us>

For assistance during the meeting, or for assistance logging into the meeting, please contact Courtney McNair, Garver Urban Planner, at (479) 287-4610, or email at cetmcnair@garverusa.com.