



Planning Commission

Kevin Boortz – Chairman
James Dean – Vice Chairman
Tom Joseph - Secretary
Josh Craine – Member
Candy Black – Member
Donnie Davis - Member

City Staff and Consultants

City Planner – Mark Latham
Planning Tech- Brad Spurlock
Public Works Director- James Clark
Building Inspector- Roger Duncan
City Engineer-Zak Johnston
City Attorney- Harrington -Miller

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

Date: Tuesday, October 24, 2023.

Time: 6:00 p.m. – In Person at **Tontitown City Hall**, 201 E. Henri de Tonti Blvd, Tontitown, AR 72770, and **Online Via Microsoft Teams 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 the September 26, 2023, minutes**
6. **Comments from Citizens**
7. **Old Business**
8. **New Business**

PUBLIC HEARING

1. **Conditional Use Permit** - Applicant is asking for a conditional use permit on 3.83 acres located at 432 Industrial Dr in Tontitown. Parcel #: 830-37804-000

Adjournment

BOARD OF ZONING ADJUSTMENTS

Adjournment

PLANNING COMMISSION

1. **Conditional Use Permit** - Applicant is asking for a conditional use permit on 3.83 acres located at 432 Industrial Dr in Tontitown. Parcel #: 830-37804-000
2. **Old Oak Warehouse Large Scale Development** – The applicant is requesting LSD approval to construct two (2) commercial warehouse buildings on a 3.8 tract of land on the east side of Industrial Drive in Tontitown, AR.

3. **Waiver Old Oak Warehouse** – The applicant is requesting a waiver from City Code Section 153.212, “Landscaping”.
4. **Waiver Old Oak Warehouse** – The applicant is requesting a waiver from City Code Section 90.400 “Street Design Principles”.
5. **Waiver Old Oak Warehouse** – The applicant is requesting a waiver from City Code Section 152.151 “Design Standards for Large-Scale Developments”.

PLANNING COMMISSION ITEMS, IF APPROVED, TO CITY COUNCIL City Council Nov. 21, 2023.

Comments from Staff

1. **September Building Activity Report**
2. **Current Planning Projects Report**



Public Hearing and Planning Commission
Meeting October 24, 2023, 6:00 PM
Virtual Meeting Participation Opportunities

Microsoft Teams

Meeting:

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

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

Join Teams Meeting:

LINK:

Or go to the Teams website to join:

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:**

- **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/UClbUv481CeNFF2JNwoOsrNQ>

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.