

## **Brad Spurlock**

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**From:** Theresa Pockrus <theresa.pockrus@outlook.com>  
**Sent:** Monday, February 2, 2026 9:42 AM  
**To:** Brad Spurlock  
**Cc:** dawnhinshaw@aol.com; Ross Hinshaw  
**Subject:** Split of Hinshaw parcel

Hello Brad:

I am the Trust Officer for Select Trust Services, the corporate trustee for the Elizabeth Hinshaw Trust which holds 3 parcels of land in the Tontitown city limits.

One of the parcels is approximately 2.8 acres which the heirs of the trust are seeking to split into two separate parcels.

Dawn Hinshaw, one of the heirs, is authorized on behalf of the trust to meet with the necessary city staff with regard to any of the processes or procedures required to accomplish the split.

Please let me know if you have any questions.

Theresa Pockrus  
Trust Officer and Attorney  
Select Trust Services Inc  
4700 S Thompson, Suite c 101  
Springdale, AR. 72764  
479-365-7753

Feb. 3, 2026

Narrative to accompany rezoning application

The parcel is zoned for agricultural use. We're requesting that it be re-zoned to R-1 because, under city law, agricultural is considered a non-conforming use for this small parcel.

The property is owned by the Elizabeth Hinshaw Trust. The heirs to her trust are Ross Hinshaw and Dawn Hinshaw. We've submitted a document from the trustee, attorney Theresa Pockrus, stating that Dawn is authorized to make this request on behalf of the trust.

Ross and Dawn intend to divide the parcel in two. Each new parcel, roughly equal in size, will be used for access to South Barrington Road from the north end of the family property at 2150 South Barrington Road and from the south end of the family property (same address).

The dual driveways will be used infrequently. The traffic will be negligible. We have discussed creating one decorative gate.

Both ends of the family property have water service with two separate meters on South Barrington Road, just north of a white wooden floodgate. We are served by the Washington Water Service.

Respectfully submitted,



Dawn Hinshaw

P.O. Box 912

Tontitown, Ark. 72770



CITY OF TONTITOWN

201 EAST HENRI DE TONTI, TONTITOWN, AR 72762

NOTICE OF INTENT FOR A REZONING REQUEST

Parcel #'s: 830-38323-000

I/we have no objections to the rezoning.

I/we object to the rezoning because:

Five horizontal lines for providing reasons for objection.

Michelle Workman  
DANE WORKMAN

Print Name

1916 S Barrington Rd Tontitown

Print Address

*Dane Workman*

Signature

*Michelle Workman*

Signature

WORKMANDM@COX.NET

OPTIONAL: email/phone number

RECEIVED  
FEDERAL BUREAU OF INVESTIGATION  
U. S. DEPARTMENT OF JUSTICE

MEMORANDUM FOR THE DIRECTOR  
SUBJECT: [Illegible]

[Illegible text]

RECORDED & INDEXED