



DEPT. OF COMMUNITY DEVELOPMENT
PLANNING DIVISION
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Rogers Planning Commission March 19, 2019

Development Review Committee Community Room

4:00 p.m.

LSDP, Arkansas Athlete Outreach
LSDP, Pleasant Crossing Shops
Small-Scale Waiver, Goodwill
LSDP, Northside Elementary Expansion
LSDP, Nabholz Office Expansion
LSDP, Natural State Beer

Plans & Policies Committee Conference Room 1

4:30 p.m.

Density Concept Plan (Revised), True Blue Properties

**REGULAR SESSION
City Council Chambers
5:00 p.m.**

AGENDA

PUBLIC COMMENT PERIOD

PLEDGE OF ALLEGIANCE

ROLL CALL

ACTION ON MINUTES (March 5, 2019)

REPORTS FROM STAFF:

REPORTS FROM BOARDS AND COMMITTEES:

CONSENT AGENDA:

OLD BUSINESS:

1. A request by True Blue Properties, LLC to rezone 13.19 acres at S. 26th St. and W. Laurel Ave. from A-1 (Agricultural) to the RMF-19B (Residential Multifamily, 19 units per acre, rentals) zoning district with a Density Concept Plan proposal.
Gill
2. A request by Matt Ahart with Milton Properties to rezone 2.7 acres on W. Hudson Rd. from C-4 (Open Display Commercial) to the I-1 (Light Industrial) zoning district.
Ahart

PUBLIC HEARINGS:

1. A request by Speakeasy Tattoo Lounge for the Alternative Sign Program for 425 W. Walnut St. in the COM (Commercial Mixed Use) zoning district.
Bergdorf
2. A request by Jose Alfredo Jimenez Ramirez to rezone 908 S. 8th St. from R-O (Residential Office) to the C-2 (Highway Commercial) zoning district.
Jimenez
3. A request by Terra Firma Building Co. to rezone 1401 W. Pine St. from R-SF (Residential Single Family) to the N-R (Neighborhood Residential) zoning district.
Deer
4. A request by B&B Property Investments to rezone 2331 W. Seminole St. from A-1 (Agricultural) to the R-DP (Residential Duplex and Patio Home) zoning district.
Bolejack
5. A request by Allphin Veterinary Clinic for a Conditional Use Permit to allow an animal hospital at 4032 W. Garrett Rd. in the C-3 (Neighborhood Commercial) zoning district.
Allphin
6. A request by Hillcrest Holdings for a Conditional Use Permit to allow warehousing and storage at 753 W. Pleasant Grove Rd. in the C-4 (Open Display Commercial) zoning district.
Thibodaux

NEW BUSINESS:

1. LSDP, Arkansas Athlete Outreach, a 51,590-sf sports complex on 10.6 acres at 4667 S. Dixieland Road in the C2-CU (Highway Commercial, Condominium Use), RO-CU (Residential Office, Condominium Use), and the RMF-12A (Residential Multifamily, 12 units per acre) zoning districts.
Ellis
2. LSDP, Pleasant Crossing Shops, a 8,000 and 14,400-sf commercial buildings on 3.24 acres at 4321 and 4319 S. Pleasant Crossing Blvd. in the C2-CU (Highway Commercial, Condominium Use), PUD zoning district.
Ellis
3. Small-Scale Waiver, Goodwill, a request for a waiver from paving and required landscaping at 1301 N. Dixieland Rd. in the I-2 (Heavy Industrial) zoning district.
Gill
4. LSDP, Northside Elementary Expansion, a 4,212-sf building addition on 9.73± acres at 807 N. 6th St in the R-DP (Residential Duplex and Patio Home) zoning district.
Thibodaux
5. LSDP, Nabholz Office Expansion, a 7,500-sf building addition on 1.5± acres at 3301 N. 2nd St. in the R-O (Residential Office) and I-1 (Light Industrial) zoning district.
Ellis
6. LSDP, Natural State Beer, a 3,043-sf building addition on 3.92± acres at 5214 W. Village Parkway in the C2-CU (Highway Commercial, Condominium Use) zoning district.
Thibodaux

ADJOURN