



# Bryant Planning Commission Meeting

Boswell Municipal Complex - City Hall Court Room

210 SW 3rd Street

YouTube: <https://www.youtube.com/c/bryantarkansas>

**Date:** February 13, 2023 - **Time:** 6:00 PM

## Call to Order

## Approval of Minutes

### 1. Planning Commission Meeting Minutes - 01/09/2023

- [2023-01-09 Planning Commission Meeting Minutes.pdf](#)

## Announcements

## Director's Report

## DRC Report

### 2. Coral Ridge - Lots 18 & 24 - Variances

*Hope Consulting - Requesting Recommendation for Approval of Variances on Lot Setbacks - NO RECOMMENDATION FOR EITHER LOT*

### 3. Lindsey Pools - 9113 HWY 5 N - New Service Operation Building

*Cari DePrang - Requesting Site Plan Approval and Recommendation for Approval of Replat and Non-Standard Building. - RECOMMENDED APPROVAL FOR REPLAT AND NON-STANDARD BUILDING. APPROVED SITE PLAN, contingent upon submitting updated site plan, SW In-lieu-of fee being paid, and Non-standard building being approved by PC.*

### 4. Springhill Grocery - 2725 Springill Road - New Addition and Plat of Property

*Ali Hamza - Requesting Approval for New Building Addition and Recommendation for Plat Approval - RECOMMENDED APPROVAL OF PLAT, contingent upon submittal of new plat for PC. APPROVED NEW ADDITION, contingent upon screening being placed along front and side of the cooler.*

- [0631-PLT-01.pdf](#)
- [0631-PLN-02.pdf](#)
- [0631-ELV-01.pdf](#)
- [0631-PLN-01.pdf](#)

### 5. Middleton Detention Pond - 1800 Woodland Park

*Hope Consulting - Requesting Approval for Changes to Detention Pond - APPROVED, contingent upon stormwater comments being addressed.*

- [0647-pln-01.pdf](#)
- [0647-drn-01.pdf](#)
- [0647-PLN-03.pdf](#)

## **6. Cornerstone Montessori Christian Academy - Springhill Road**

*Hope Consulting - Requesting Site Plan Approval - APPROVED, Contingent upon facade of building being approved by staff before permitting.*

- [0545-LSP-01.pdf](#)
- [0545-PLN-06.pdf](#)

## **7. Arkansas Service One HVAC - Corporate Center Dr. - New Parking Area**

*Brad Tucker - Requesting Approval for adding of Additional Parking Area - APPROVED, Contingent upon receiving new site plan.*

- [0654-PLN-01.pdf](#)

## **8. A-1 Cellular Repair - 3213 Main Street - Sign Permit**

*Fast Signs - Requesting Sign Permit Approval - STAFF APPROVED*

- [0644-APP-01.pdf](#)

## **9. RFS - Resinous Flooring and Supply - 221 Progress Way Unit 800 - Sign Permit**

*L Graphics - Requesting Sign Permit Approval - STAFF APPROVED*

- [0645-APP-01.pdf](#)

## **10. Edward Jones - 2305 Springhill Road STE 3 - Sign Permit**

*Arkansas Sign and Neon - Requesting Sign Permit Approval - STAFF APPROVED*

- [0649-APP-01.pdf](#)

## **11. Crave - 3429 Marketplace Ave - Sign Permit**

*Aero Signs - Requesting Sign Permit Approval - STAFF APPROVED*

- [0650-APP-01.pdf](#)

## **Old Business**

## **New Business**

## **12. Lindsey Pools - 9113 HWY 5 N - New Service Operations Building**

*Cari Deprang - Requesting Approval for Replat and Non-Standard Building*

- [0653-PLN-03.pdf](#)
- [0653-PLN-02.pdf](#)

## **Adjournments**