



Bryant Planning Commission Meeting

Boswell Municipal Complex - City Hall Court Room

210 SW 3rd Street

Date: 02-14-2022 - **Time:** 6:00 PM

Call to Order

Approval of Minutes

- 1. Planning Commission Meeting Minutes - 1/10/2022**
 - [PC.Meeting.Minutes.1-10-2022.pdf](#)
- 2. Special Planning Commission Meeting Minutes - 1/31/2022**
 - [Special.PC.Minutes.1-31-2022.pdf](#)

Announcements

Director's Report

DRC Report

3. 46 Wagner Cove - Conditional Use Permit for Accessory Structure

Naomi Ashburn - Requesting Recommendation for Approval of Conditional Use permit for an Accessory Structure that is over allotted sqft. - Ward 3 - Recommended Approval based on meeting Criteria for Public Hearing

4. 1318 Crossing Loop - Conditional Use for Short Term Rental

James Cox - Requesting Recommendation for Approval of Conditional Use Permit - Ward 3 - Recommended Approval based on meeting Criteria for Public Hearing

5. She Hair & Beauty Supply - 5313 HWY 5 Ste 310

L Graphics - Requesting Approval for Facade Sign - Ward 2 - STAFF APPROVED

- [0520-APP-01.pdf](#)

6. 103 S. Walnut - Live/Work Unit

Angie Stevens - Requesting Approval for New Addition for Live Work Unit - APPROVED

- [0522-PLN-01.pdf](#)

7. Market Place Center - Marketplace II Subdivision - Updated Site Plan

GarNat Engineering - Requesting Approval for Updates to Site Plan - APPROVED

- [0524-PLN-02.pdf](#)
- [0524-PLN-01.pdf](#)

8. Jacob's Corner Subdivision - Preliminary Plat

Hope Consulting - Requesting Recommendation for Approval of Preliminary Plat - Recommended Approval

9. Bryant Street Specifications - Amendment for Boring Specifications

Public Works - Requesting Recommendation for Approval of Proposed Amendments to Street Specifications - Recommended Approval

10. Springhill Estates Subdivision - Modification from Code on Sidewalks and Changes to Plat

Phillip Lewis Engineering - Requesting Approval for Modification from Code on Sidewalk Location and Changes to Plat - Recommended Approval

Public Hearing

11. 46 Wagner Cove - Conditional Use Permit For Accessory Structure

Naomi Ashburn - Requesting Recommendation for Approval of Conditional Use permit for an Accessory Structure that is over allotted Sqft. - Ward 3

- [0519-APP-01.pdf](#)

12. 1318 Crossing Loop - Conditional Use for Short Term Rental

James Cox - Requesting Approval for Conditional Use Permit - Ward 3

- [0516-APP-01.pdf](#)

Old Business

New Business

Community Development

13. Jacobs Corner Subdivision - Preliminary Plat

Hope Consulting - Requesting Approval for Preliminary Plat and Modification from Subdivision Code for Waiver on Half-Street Improvements

- [0377-PLN-10.pdf](#)
- [0377-PLN-09.pdf](#)
- [0377-DRN-04.pdf](#)
- [0377-DRN-03.pdf](#)
- [0377-DRN-02.pdf](#)
- [0377-LTR-01.pdf](#)
- [0377-APP-01.pdf](#)

14. Springhill Estates Subdivision - Modification from Code on Sidewalks and Changes to Plat

Phillip Lewis Engineering - Requesting Approval for Modification from Code on Sidewalk Location and Changes to Plat

- [0427-MOD-01.pdf](#)
- [0427-FPL-01.pdf](#)

15. Bryant Street Specifications - Amendments for Boring Specifications

Public Works - Requesting Recommendation for Approval of Proposed Amendments

- [Boring Specifications Amendment - Min. Standard Street Spec..pdf](#)

16. REQUEST TO ADD - Crosspointe Church Property - Modification from Heart of Bryant Code

Ryan Ingold - Requesting Approval for Modification from HOB Code for Higher Percentage of Facade Material

- [0526-APP-01.pdf](#)

Adjournments