



## **Bryant Board of Zoning and Adjustment Meeting**

Monday, December 10th, 2018

6:00 p.m.

Boswell Municipal Complex - City Hall Courtroom

### **Agenda**

#### **CALL TO ORDER**

- Chairman to call the meeting to order.
- Secretary calls roll

#### **APPROVAL OF MINUTES**

##### **Minutes**

1. Minutes for 8-13-18
2. Minutes for 11-13-18

Documents:

[Bryant Board of Zoning and Adjustment Meeting 8-13-18.pdf](#)  
[Bryant Board of Zoning and Adjustment Meeting 11-13-18.pdf](#)

#### **PUBLIC HEARING**

##### **Relyance Bank**

Cuerden Sign Co. - Requesting Sign Variance

Documents:

[0107-APP-01.pdf](#)

##### **481 Windrush Point**

Hope - Requesting Variance Application Approval

Documents:

[0105-APP-01.pdf](#)  
[0105-PLN-01.pdf](#)  
[0105-PLN-02.pdf](#)

#### **ADJOURNMENT**



## **Bryant Board of Zoning and Adjustment Meeting**

Monday, August 13<sup>th</sup>, 2018

6:00 p.m.

Boswell Municipal Complex-City Hall Courtroom

### **UNAPPROVED MINUTES FOR 8/13/18 MEETING**

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#### **CALL TO ORDER**

- Chairman calls meeting to order.
- Commissioners Present: Brunt, Burgess, Erwin, Johnson, Mayfield, Penfield, Poe and Statton.

#### **NEW BUSINESS**

##### **Saline County Hospital**

Requesting a variance for height of a building

*Chairman Erwin calls for a roll call vote. 7 yeas and 0 nay. Commissioner Burgess abstained.*

##### **6004 Meridian Drive - Kensington Place**

Requesting A Variance

*Chairman Erwin calls for a roll call vote. 8 yeas and 0 nay.*

#### **ADJOURNMENT**

Motion made to adjourn by Commissioner Statton and seconded by Commissioner Poe.

Approval of the minutes for August 13<sup>th</sup> Board of Zoning and Adjustment meeting was approved on December 10th, 2018.

\_\_\_\_\_ Date: \_\_\_\_\_2018

Chairman Jim Erwin

\_\_\_\_\_ Date: \_\_\_\_\_2018

Secretary Truett Smith



## **Bryant Board of Zoning and Adjustment Meeting**

Monday, November 13<sup>th</sup>, 2018

6:00 p.m.

Boswell Municipal Complex-City Hall Courtroom

### **UNAPPROVED MINUTES FOR 11/13/18 MEETING**

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#### **CALL TO ORDER**

- Chairman calls meeting to order.
- Commissioners Present: Brunt, Burgess, Erwin, Johnson, Mayfield, Penfield, and Poe.
- Commissioners Absent: Statton.

#### **NEW BUSINESS**

##### **2707 Johnswood Village Drive**

Requesting approval for Variance

*Chairman Erwin calls for a roll call vote. 8 yeas and 0 nay.*

#### **ADJOURNMENT**

Motion made to adjourn by Commissioner Poe and seconded by Commissioner Burgess.

Approval of the minutes for November 13<sup>th</sup> Board of Zoning and Adjustment meeting was approved on December 10th, 2018.

\_\_\_\_\_ Date: \_\_\_\_\_2018

Chairman Jim Erwin

\_\_\_\_\_ Date: \_\_\_\_\_2018

Secretary Truett Smith

City of Bryant, Arkansas  
BOARD OF ZONING ADJUSTMENT  
APPLICATION FOR VARIANCE

APPLICANT

NAME:

Tasper Burton

SPOUSE NAME:

PROJECT LOCATION

PROPERTY ADDRESS:

Reliance Bank 4437 Ark Hwy 5 Bryant AR 72022

LEGAL DESCRIPTION:

DESCRIPTION OF VARIANCE BEING SOUGHT (attach any necessary drawings):

Sign variance due to water line easement

PROPOSED USE:

Sign Variance

Existing Zoning Classification: \_\_\_\_\_

Requested Change: \_\_\_\_\_

Plat of Property is Attached: \_\_\_\_\_

Vicinity map of property is attached: \_\_\_\_\_

The undersigned designates the following process agent or attorney to represent the applicant at all hearings: \_\_\_\_\_

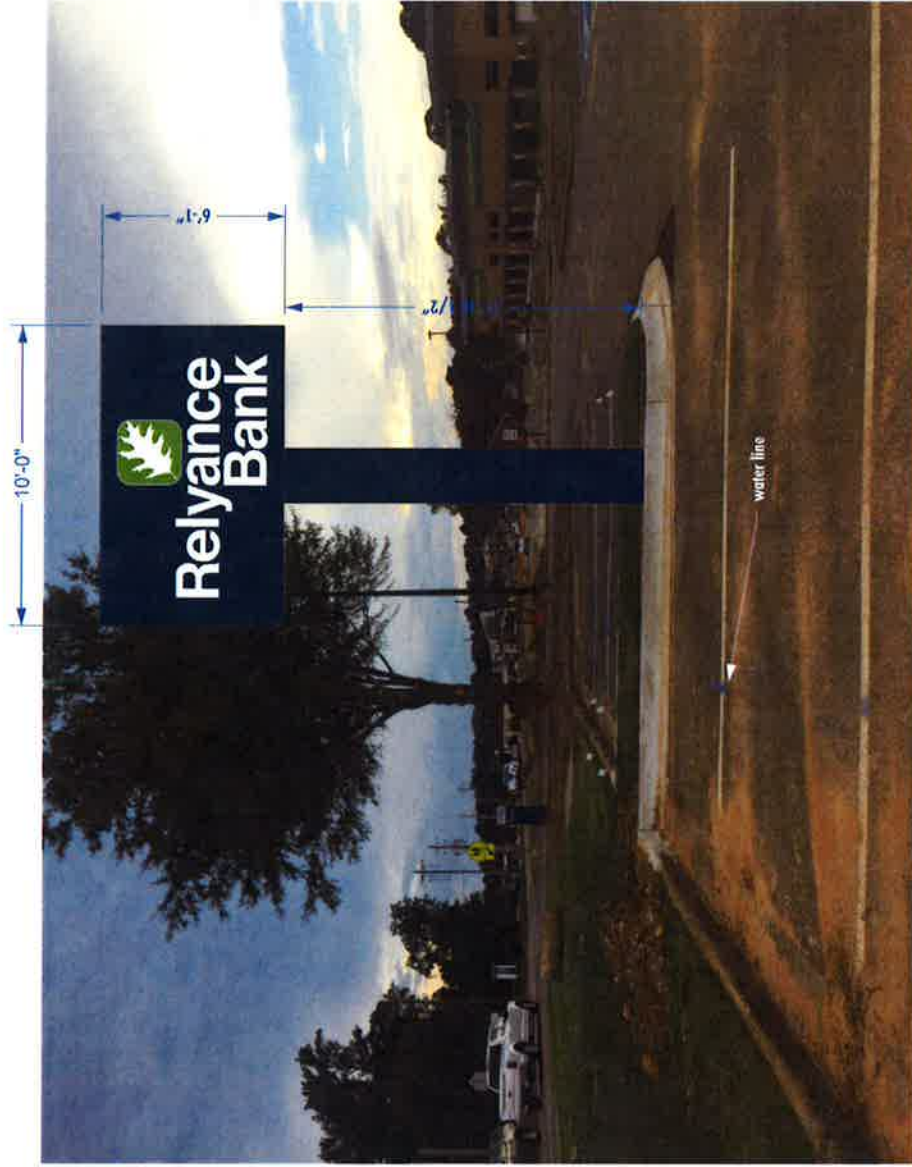
This \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

Tasper Burton  
Applicant's Signature

Applicant's Spouse Signature

PO Box 187, Conway AR 72033  
Applicant's address

501 472 8884  
Applicant's Phone



# CONDITIONAL USE PERMIT APPLICATION

210 S.W. 3<sup>rd</sup> Street  
Bryant, AR 72022  
PHONE: 501-943-0857  
FAX: 501-943-0992  
EMAIL: tsmith@cityofbryant.com

DATE RECEIVED \_\_\_\_\_

FEE - \$125.00 (Check made payable to City of Bryant)

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APPLICANT John Shellnut Construction

PHONE 501-326-5101 FAX — EMAIL jrshellnut80@gmail.com

ADDRESS 8640 Steel Bridge Rd

CITY Benton STATE AR ZIP 72019

PROPERTY OWNER(S) Fence Brokers Inc

ADDRESS 25736 I-30 N PHONE 847-8811 FAX 847-0636

PROJECT/DEVELOPMENT NAME Storage Shed

PROJECT LOCATION Same

PURPOSE OF CONDITIONAL USE PERMIT Storage

LEGAL DESCRIPTION OF PROPERTY (attach a separate document if necessary):

PT NENW 2006 - 108109




This application must be signed by all owners of the subject property or an explanation given why this is not the case.

We, the undersigned, have read and understand the above.

  
Signature of Applicant

\_\_\_\_\_  
Date

  
Signature of Owner (s)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Owner (s)

\_\_\_\_\_  
Date



**fencebrokersinc.**

25736 Interstate 30 North  
Bryant, Arkansas 72022

**501-847-8811**

**501-847-0636** FAX

**1-800-272-2215** WATS

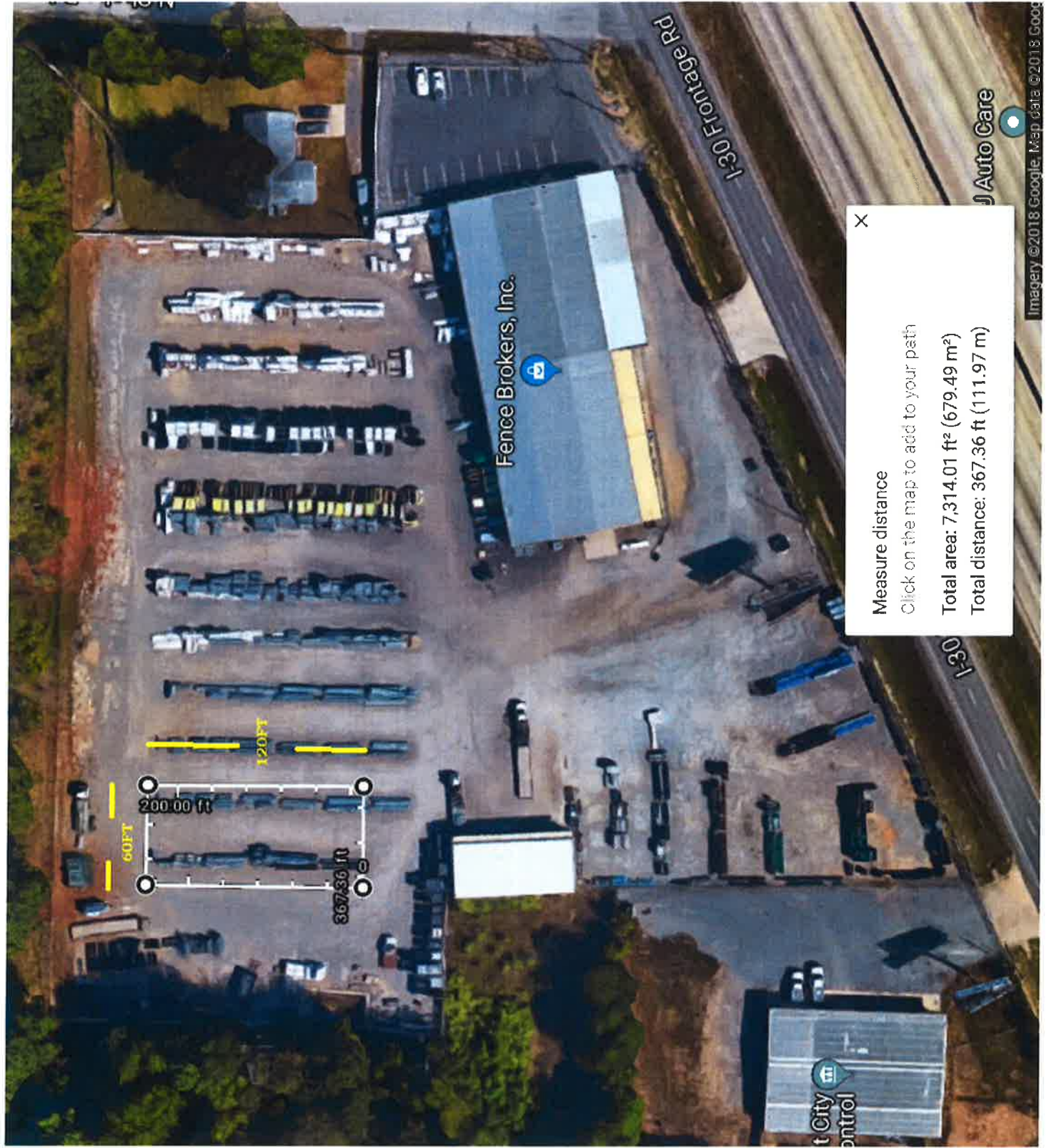
[fencebrokers.com](http://fencebrokers.com)

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We would like to put on the agenda for December 10<sup>th</sup> for the approval of a storage shed.

This will be used for storage.

Hours of operation are 7:30am-4:30pm



X

Measure distance

Click on the map to add to your path

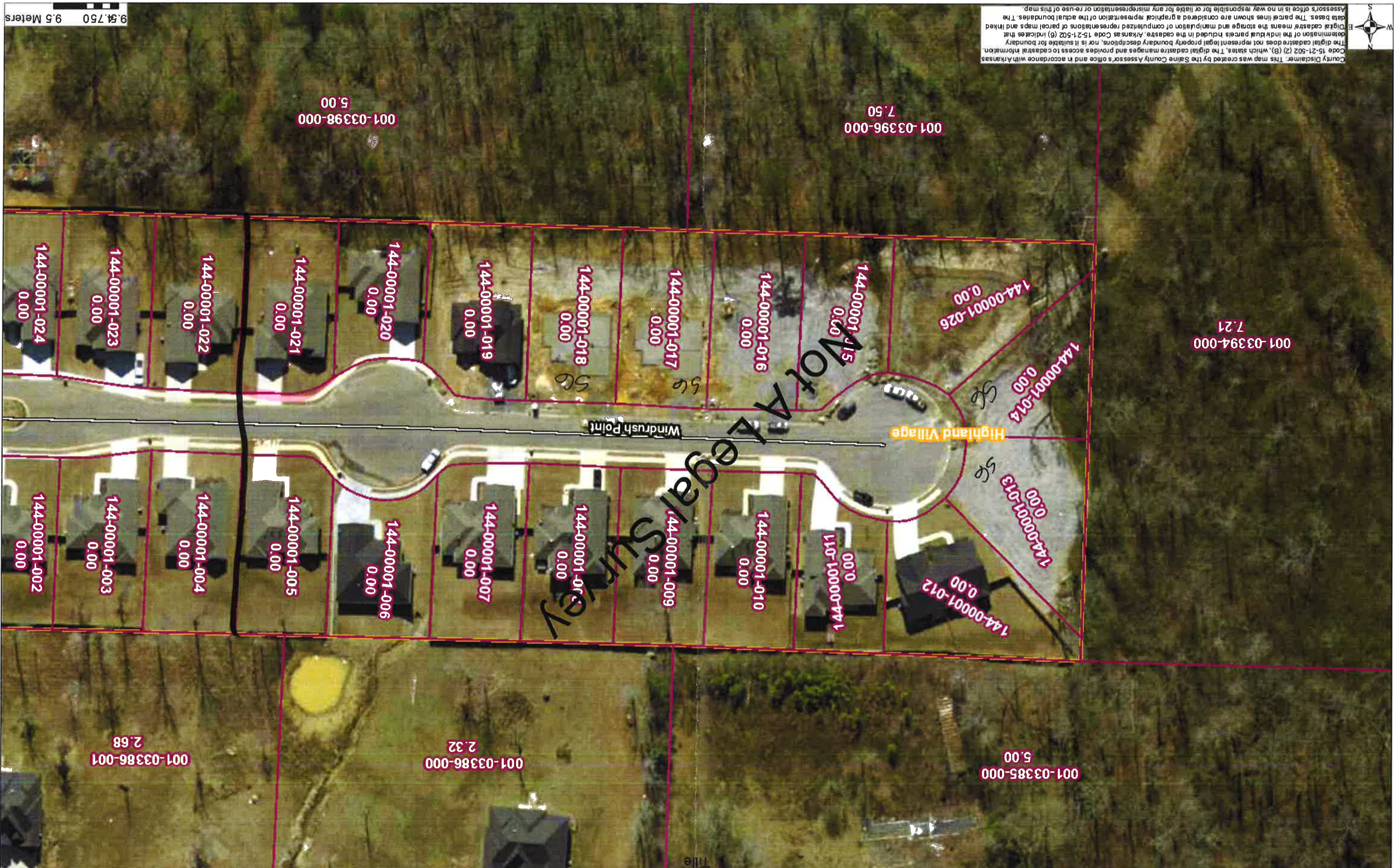
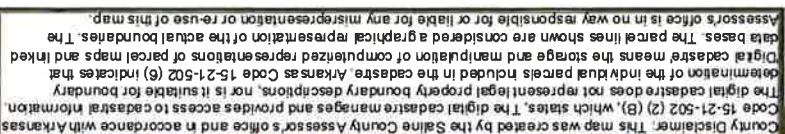
Total area: 7,314.01 ft<sup>2</sup> (679.49 m<sup>2</sup>)

Total distance: 367.36 ft (111.97 m)













**LEGAL DESCRIPTION:**

LOT 16, HIGHLAND VILLAGE,  
SALINE COUNTY, ARKANSAS.

By affixing my seal and signature, I Kyle Pennington, PLS No. 1807, hereby

NOTE: This survey was based on legal descriptions and title work furnished by

A portion of the property described hereon (excluding present structures)

**For the Exclusive Use and Benefit of:**

**Southern General Contractors**

Address 481 Windrush Point

Alexander, Arkansas 72002 Date 11/20/18

500	01S	14W	0	03	320	62	1807
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K:\Land Projects 2004\Surveys\2018\18-0906 FS Lot 16, Highland Village\18-0906 FS Lot 16, Highland Village R1.dwg

By affixing my seal and signature, I Kyle Pennington, PLS No. 1807, hereby certify that this drawing correctly depicts a survey compiled under my supervision.


NOTE: This survey was based on legal descriptions and title work furnished by others and does not represent a title search.

A portion of the property described hereon (excluding present structures) may lie within the 100 year flood plane, according to FEMA LOMR-F # 18-06-3885A, dated: 10/31/2018.

**For the Exclusive Use and Benefit of:**  
Southern General Contractors

Address 481 Windrush Point  
Alexander, Arkansas 72002

500	01S	14W	0	03	320	62	1807
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**LEGEND**

- △ - Computed point
- - Found monument
- ⊙ - Set #4 RB/Plas. Cap
- (M) - Measured
- (P) - Platted

\_\_\_\_\_ \* \_\_\_\_\_ - Fence

Drawn By MG

Checked By DKP

BASIS OF BEARING:  
GRID NORTH, ARKANSAS  
COORDINATE SYSTEM, SOUTH ZONE  
BY GPS OBSERVATION