



City of Bryant, Arkansas  
Community Development  
210 SW 3<sup>rd</sup> Street Bryant, AR 72022  
501-943-0943

## Conditional Use Permit Application

Applicants are advised to read the Conditional Use Permit section of Bryant Zoning Code prior to completing and signing this form. The Zoning Code is available at [www.cityofbryant.com](http://www.cityofbryant.com) under the Planning and Community Development tab.

Date: 1/8/2024

**Applicant or Designee:**

Name VEER investment Properties LLC  
Address 12 Longwell Loop, LR, AR 72211  
Phone 501 766 9090  
Email Address: veersuite@gmail.com

**Project Location:**

Property Address 2903 Pikewood, Lot 31B  
Bryant, AR 72022  
Parcel Number \_\_\_\_\_  
Zoning Classification R-M

**Property Owner (If different from Applicant):**

Name \_\_\_\_\_  
Phone \_\_\_\_\_  
Address \_\_\_\_\_  
Email Address \_\_\_\_\_

**Additional Information:**

Legal Description (Attach description if necessary)

Pikewood Subdivision lots 31+32

Description of Conditional Use Request (Attach any necessary drawings or images)

\_\_\_\_\_

Proposed/Current Use of Property Duplexes, current use Single Family Home

DRC  
Jan. 18th  
Bryan OR  
Heather

# Application Checklist

## Requirements for Submission

- Letter stating request of Conditional Use and reasoning for request
- Completed Conditional Use Permit Application
- Submit Conditional Use Permit Application Fee (\$125)
- Submit Copy of completed Public Notice
- Publication: Public Notice shall be published at least one (1) time fifteen (15) days prior to the public hearing at which the variance will be heard. Once published please provide a proof of publication to the Community Development office.
- Posting of Property: The city shall provide a sign to post on the property involved for the fifteen (15) consecutive days leading up to Public hearing. One (1) sign is required for every two hundred (200) feet of street frontage.
- Submit eight (8) Copies of the Development Plan (Site Plan) showing:
  - Location, size, and use of buildings/signs/land or improvements
  - Location, size, and arrangement of driveways and parking. Ingress/Egress
  - Existing topography and proposed grading
  - Proposed and existing lighting
  - Proposed landscaping and screening
  - Use of adjacent properties
  - Scale, North Arrow, Vicinity Map
  - Additional information that may be requested by the administrative official due to unique conditions of the site.

Feb 12th  
Planning Com  
meeting

Sellin  
Courier  
18th to 28th  
Run 1 times

→ email publication to colton

Once the application is received, the material will be reviewed to make sure all the required information is provided. The applicant will be notified if additional information is required. The application will then go before the Development and Review Committee (DRC) for a recommendation to the Planning Commission. A public hearing will be held at this meeting for comments on the Conditional Use. After the public hearing, the Planning Commission will make a decision on the use.

**Note: that this is not an exhaustive guideline regarding the Conditional Use Permit Process. Additional information is available in the Bryant Zoning Ordinance.**

### READ CAREFULLY BEFORE SIGNING

I \_\_\_\_\_, do hereby certify that all information contained within this application is true and correct. I further certify that the owner of the property authorizes this proposed application. I understand that I must comply with all City Codes and that it is my responsibility to obtain all necessary permits required.

## NOTICE OF PUBLIC HEARING

A public hearing will be held on Monday, February 12th, 2024 at 6:00 P.M.

at the Bryant City Office Complex, 210 Southwest 3<sup>rd</sup> Street, City of Bryant, Saline

County, for the purpose of public comment on a conditional use request at the site of

2903 Pikewood Dr, Lot 31A + Lot 31B (address).

A legal description of this property can be obtained by contacting the Bryant Department of Community Development.

-Rick Johnson  
-Chairman Board of Zoning Adjustment  
City of Bryant

*This notice is to be run in the legal notices section of the Saline Courier  
no less than 15 days prior to the public hearing.*

