



Bryant Planning Commission Meeting

Monday, December 11th, 2017

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. Planning Commission Minutes from November 13th, 2017
2. Special Planning Commission Meeting Minutes from November 27th, 2017

Documents:

[Bryant Planning Commission Meeting Minutes 11_13_17.pdf](#)

[Special Bryant Planning Commission Meeting Minutes 11_27_17.pdf](#)

ANNOUNCEMENTS

DRC REPORT

Baldwin And Shell Construction

Requesting Sign Permit Application Approval - **Approved**

Documents:

[B and Shell Sign.pdf](#)

Hurricane Storage Center

Requesting Commercial Development Approval - **Recommend Approval**

Greenway Equipment

Wally Cox - Requesting permission to add entrance and gate to rear of property on Corporate Center Drive - **Approved**

Documents:

[Greenway.pdf](#)

[Greenway Equipment.pdf](#)

Bryant Junior High School

Josh Minton - Requesting Site Plan Approval - **Recommend Approval**

Brushmaster

Requesting Site Plan Approval - **Approved with condition that the detention pond be restored.**

Documents:

[Lexington park DRAINAGE EASEMENTS PLAT 11-7-17.pdf](#)
[24inchPipeCalc.pdf](#)
[BrushmastersSiteReviewAnnotationLetterCityOfBryant.pdf](#)

Lot 10 Miller Place

Requesting a replat - **Approved**

Documents:

[Lot 10 Miller Place.pdf](#)

PUBLIC HEARING

Indian Springs Mobile Home Park

Requesting a Conditional Use Permit for Recreational Vehicles and Tiny Homes

Documents:

[Indian Springs Mobile Home Park CU App.pdf](#)
[17-0807-R2.pdf](#)

Roman Heights Subdivision

Requesting Rezoning from R-E to R-2

Documents:

[Roman Heights Rezone.pdf](#)
[Roman Heights Map.pdf](#)

703 SW Fourth Street

Requesting Rezone from R-2 to R-1.

Documents:

[703 SW Fourth Street Rezone Green Slips.pdf](#)
[703 SW Fourth Street - Rezone App.pdf](#)

OLD BUSINESS

Bryant Planning And Community Development Department

Zoning Code Changes - Request to be Tabled

NEW BUSINESS

Bryant Junior High School

Josh Minton - Requesting Site Plan Approval

Documents:

[BJRH - Site Plan.pdf](#)

[Bryant JRH Letter and Checklist.pdf](#)
[BJRH - Grading.pdf](#)
[BJRH - Utility.pdf](#)
[Garver Response Attachment - Civil.pdf](#)
[P1895-Traffic-Study-Report-12-8-17.pdf](#)

Hurricane Storage Center

Requesting Commercial Development Approval

Documents:

[Hurricane Storage App.pdf](#)
[PC SUBMITTAL PLANS \(1\).PDF](#)
[DETENTION CALCS.pdf](#)
[MAINTENANCE PLAN.pdf](#)
[SPRINGHILL STORM CALCS.pdf](#)

Master Lighting Plan

Presentation and Discussion. Coming back next meeting for Public Hearing and Request to Approve.

Documents:

[REV01 112717 REVISED.PDF](#)
[Add01 112017.pdf](#)
[E101.pdf](#)
[01170199 Project Manual 111417.pdf](#)

Midland Road Subdivision

Requesting Plat Approval

Documents:

[Earle Preliminary Plat 12-04-17.pdf](#)
[Earle Drainage Report.pdf](#)
[doc07244720171207113352 \(1\).pdf](#)

The Heights At Waverly

Requesting Preliminary Plat Approval

Documents:

[WAVERLY PHASE 1 12-07-17 \(1\).pdf](#)
[Letter Requesting Waiver.pdf](#)
[Letter Requesting Waiver \(2\).pdf](#)
[Heights Application Letter.pdf](#)

Nominating Committee Report

Election of Chairman and Vice Chairman for 2018 Planning Commission.

Meetings For Next Calendar Year

Adopt a calendar of regular meeting dates and times for Planning Commission meetings for 2018 (Previously has been 2nd Monday of every month at 6:00 p.m.).

Documents:

[Planning Commission Deadlines and Dates.pdf](#)

ADJOURNMENT