



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Agenda Metropolitan Area Planning Commission

Tuesday, April 24, 2018

3:00 PM

Municipal Center

1. Call to order

2. Roll Call

3. Approval of minutes

[MIN-18:040](#) MINUTES: Meeting Minutes from April 10, 2018 MAPC Meeting.

Attachments: [MAPC Meeting Minutes from April 10, 2018.pdf](#)

4. Miscellaneous Items

[COM-18:023](#) REPLAT APPROVAL: Stanton's Second Replat

Ken Scrape of Benchmark Land Surveying, Inc. on behalf of owner Stan Stanton is requesting MAPC Approval for replatting 8 lots and adjusting the width of some of the lots to place a house on lot 6R-1 located at 313 S. Hunter Lane. These lots are all in an R-1 Single Family Residential District.

Attachments: [Plat.pdf](#)
[Residential Application.pdf](#)
[Layout.pdf](#)
[SWPPP.pdf](#)
[Email from CWL.pdf](#)
[Pictures of Area.pdf](#)

[COM-18:024](#) UPDATE: 3231 E. Matthews Avenue

The MAPC requested an update after two years for the Smoke Shop located at 3231 E. Matthews Avenue during the Conditional Use that was requested on the MAPC Agenda April 12, 2016.

Attachments: [Letter from Tobacco Control.pdf](#)
[Application.pdf](#)
[Dispatch Service Record.pdf](#)
[Meeting from Minutes of April 12, 2016.pdf](#)
[Staff Report.pdf](#)

5. Preliminary Subdivisions

PP-18-15 PRELIMINARY SUBDIVISION: Cypress Pointe Phase II

Mark Morris of Mark Morris Construction, LLC requests MAPC Consideration of a Preliminary Subdivision Review for Cypress Pointe Phase II with a total of 9.5 acres +/- acres and 27 proposed lots located for property Zoned R-1 Single Family Residential District located on Old Paragould Road south of Schagbark Lane and southwest of Cypress Pointe Lane.

Attachments: [Staff Report.pdf](#)
[Cypress Pointe Plans.pdf](#)
[Aerial View of Location.pdf](#)

PP-18-16 PRELIMINARY SUBDIVISION: Willow Pointe Phase III

Mark Morris of Mark Morris Construction, LLC is requesting MAPC Preliminary Subdivision Review for Willow Pointe Phase III Approval for 26 proposed lots on 7.0 +/- acres located on Airport Road and South of Countrywood Subdivision within the R-1 Single Family Residential District.

Attachments: [Staff Report.pdf](#)
[Willow Pointe Subdivision.pdf](#)
[Aerial View of Location.pdf](#)

6. Final Subdivisions

7. Conditional Use

CU-18-01 CONDITIONAL USE: CU 18-01: 1411 Franklin

La Ganzie Kale requests a conditional use for address 1411 Franklin with the intent to erect a 100 ft. self-supporting tower for a radio station in accordance with the Federal Communications Commission Guidelines. This is a C-4 Neighborhood Commercial District Property that requires a conditional use to place a radio station tower on this property.

Attachments: [Application.pdf](#)
[Staff Summary.pdf](#)
[Commercial Application.pdf](#)
[Property Owners Notifications.pdf](#)
[FAA Approval.pdf](#)
[FCC Construction Permit.pdf](#)
[Proposal of Tower.pdf](#)
[Picture of Tower Example.pdf](#)

8. Rezonings

RZ-18-07

REZONING: RZ 18-07: 6614 S. Stadium

Steve Morgan is requesting a Rezoning from R-1 Single Family Residential District to C-3 General Commercial District Limited Use Overlay for 2.41 +/- acres of land located at 6614 S. Stadium.

Attachments:

[Application.pdf](#)

[Staff Summary.pdf](#)

[Rezoning Plat.pdf](#)

[USPS Receipts.pdf](#)

[Property Owner Notifications.pdf](#)

9. Staff Comments

10. Adjournment