



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Minutes - Final Metropolitan Area Planning Commission

Tuesday, November 13, 2018

5:30 PM

Municipal Center

1. Call to order

2. Roll Call

Present 7 - Lonnie Roberts Jr.; Jim Scurlock; Kevin Bailey; Jimmy Cooper; Jim Little; David Handwork and Mary Margaret Jackson

Absent 2 - Jerry Reece and Dennis Zolper

3. Approval of minutes

[MIN-18:106](#)

MINUTES: October 23, 2018

Attachments: [Meeting Minutes from October 23, 2018 MAPC Meeting.pdf](#)

A motion was made by Jimmy Cooper, seconded by Jim Little, that this matter be Approved. The motion **PASSED** with the following vote:

Aye: 6 - Jim Scurlock; Kevin Bailey; Jimmy Cooper; Jim Little; David Handwork and Mary Margaret Jackson

Absent: 2 - Jerry Reece and Dennis Zolper

4. Miscellaneous Items

5. Preliminary Subdivisions

6. Final Subdivisions

7. Conditional Use

8. Rezoning

[RZ-18-26](#)

REZONING: 124 N. Fisher Street

Angel Fernandez is requesting a Rezoning from I-1 Limited Industrial District to RM-8 Residential Multi-Family Classification; eight units per net acre, includes all forms of units, duplexes, triplexes, quads and higher for .28 acres +/- of land located at 124 N. Fisher Street.

Attachments: [Application.pdf](#)
 [Staff Summary.pdf](#)
 [Rezoning Questions.pdf](#)
 [Plan Drawing.pdf](#)
 [Site Plan - Plat.pdf](#)
 [Survey.pdf](#)
 [Quitclaim Deed.pdf](#)

Angel Fernandez is requesting a Rezoning from I-1 Limited Industrial District to RM-8 Residential Multi-Family Classification; eight units per net acre, includes all forms of units, duplexes, triplexes, quads and higher for .28 acres +/- of land located at 124 N. Fisher Street.

APPLICANT: Angel Fernandez stated that he was representing his mother that own the property, but she speaks very little English and he takes care of everything for her. They are requesting to rezone from I-1 Limited Industrial District to RM-8 Residential Multi-Family Classification; eight units per net acre, includes all forms of units, duplexes, triplexes, quads and higher for .28 acres +/- of land located at 124 N. Fisher Street.

STAFF: Mr. Derrel Smith said that the rezoning meets 5 of the 6 criteria and that the planning department recommends approval with the following stipulations:

1. That the proposed site shall satisfy all requirements of the City Engineer, all requirements of the current Stormwater Drainage Design Manual and Flood Plain Regulations regarding any new construction.
2. A final site plan subject to all ordinance requirements shall be submitted, reviewed, and approved by the Planning Department, prior to any redevelopment of the property.
3. Any change of use shall be subject to Planning Commission approval in the future.
4. All site plans for the Duplex will have to follow the Duplex Guidelines for Duplexes and Triplex Units that was pass February 20, 2018 reference ordinance ORD-17:098.

PUBLIC: No Public Comments.

A motion was made by Jimmy Cooper, seconded by Jim Scurlock, that this matter be Recommended to Council. The motion PASSED with the following vote.

Aye: 6 - Jim Scurlock; Kevin Bailey; Jimmy Cooper; Jim Little; David Handwork and Mary Margaret Jackson

Absent: 2 - Jerry Reece and Dennis Zolper

9. Staff Comments

10. Adjournment