



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Agenda Metropolitan Area Planning Commission

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Tuesday, April 11, 2017

5:30 PM

Municipal Center

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### 1. Call to order

### 2. Roll Call

### 3. Approval of minutes

[MIN-17:038](#) Meeting Minutes from March 28, 2017 MAPC Meeting.

**Attachments:** [Minutes from March 28, 2017 MAPC Meeting](#)

### 4. Preliminary Subdivisions

[PP-17-14](#) PRELIMINARY SUBDIVISION: Bridger Park Phase 2 - 4.9 Acres - 18 Lots - West of Oriole Cove  
Wood Engineering on behalf of Mark Morris of Morris-Kidd, LLC requests MAPC approval of a Preliminary Subdivision - Bridger Park Phase 2 for 18 lots on 4.9 acres for property Zoned R-1 Single Family, located west of Bridger Place and Oriole Cove.

**Attachments:** [Application](#)  
[Staff Report](#)  
[Bridger Park Plat](#)  
[Bridger Park Phase 2 Plans](#)  
[Location of Bridger Park Phase 2](#)

### 5. Final Subdivisions

[PP-17-15](#) FINAL SUBDIVISION APPROVAL: Prospect Farms Phase IV - 9.80 Acres - 27 Lots

John Easley of Associated Engineering on behalf of P & J Development requests MAPC Preliminary Subdivision Approval for 27 proposed lots on 9.80 acres located south of Prospect Farm Lane (Prospect Farms Phase II) and Goldrush Lane (Prospect Farms Phase II). This property is zoned R-1 Single Family Residential.

**Attachments:** [Application](#)  
[Staff Report](#)  
[Prospect Farms Phase 4](#)  
[Aerial View of Location](#)

## **6. Conditional Use**

### **CU-17-01**      CONDITIONAL USE: CU 17-01: 3000 E Matthews - Billboard

Danny Rainwater of Lamar Advertising is requesting MAPC approval for property located at 3000 East Matthews off Herb Street for a Conditional Use for off-premise signage going from Static Panel to LED Digital Face on one side and Static Panel still on other side located within an I-1 Limited Industrial District.

**Attachments:**    [Application](#)  
                          [Letter](#)  
                          [Staff Summary](#)  
                          [Plat of Survey](#)  
                          [Plat of Survey with sign location](#)  
                          [Adjoining Property Owners Notifications with Signature](#)  
                          [USPS Receipts](#)  
                          [Sign Pictures](#)

## **7. Rezoning**

### **RZ-17-06**      REZONING: RZ 17-06: 4210 Southwest Drive - 8.60 Acres from R-1 to C-3 LUO

George Hamman of Civilogic on behalf of Terrel D. Watkins are requesting MAPC approval of a Rezoning from R-1 Single Family Residential District to C-3 General Commercial District Limited Use Overlay for 8.60 acres of land located at 4210 Southwest Drive.

**Attachments:**    [Application](#)  
                          [Staff Summary](#)  
                          [Minor Plat](#)  
                          [Ownership Information within 200 ft](#)  
                          [Returned Property Notification Letter - Signed](#)  
                          [Rezoning Plat](#)  
                          [USPS Returned Cards](#)  
                          [Email about Rezoning](#)

## **8. Miscellaneous Items**

### **COM-17:024**      ORDINANCE RECOMMENDATIONS: Sidewalk Ordinance

Derrel Smith, Director of Planning, is presenting changes from the Sidewalk Committee pertaining to the Sidewalk Ordinance. Feedback and recommendations are welcomed from the MAPC Committee to finalize the Sidewalk Ordinance for Recommendation to City Council.

**Attachments:**    [Sidewalk Ordinance](#)  
                              [Sidewalks - A Livability Fact Sheet](#)  
                              [Making the Case for New Sidewalks](#)  
                              [Sidewalks](#)

**9. Staff Comments**

**10. Adjournment**