



Legislation Details (With Text)

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Minutes for the MAPC meeting on August 14, 1980.

MAPC MINUTES
AUGUST 14, 1980

The Metropolitan Area Planning commission met Thursday, August 14, 1980 at 7:30 P.M. in the Court Room at City Hall.

Members Present: Morrison, Cooper, Ball, Smith, Gott, Freeman and Scott

Members Absent: Tilton and Brown

Others Present: Carlos Wood, John Broadaway, Brenda Barnes and Curt Hodges.

Minutes for July were read and approved.

Item #1 Raymond L. Palmer requested a zoning classification of Residential Two (R-2) Subject zoning request is submitted under the provisions of City Ordinance #1473 providing for zoning classification prior to the subject property being annexed to the City. The MAPC was asked to prepare a written statement as to what effects the proposed annexation would have on the City accepting said land. The property is described as follows: Part of the Southwest Quarter of the Southeast Quarter of Section 23, Township 14 North, Range 4 East, Craighead County, Arkansas being more particularly described as follows: Begin at the Southwest Corner of the Southwest Quarter of the Southeast Quarter of Section 23, Township 14 North, Range 4 East; thence east on the section line 417.5 feet; thence north 0 degrees 12 feet west 56.1 feet to the north right-of-way line of Arkansas State Highway #18 the point of beginning proper; thence north 0 degrees 12 feet west 412 feet; thence east 498.1 feet; thence south 0 degrees 12 feet west 412 feet; thence east 498.1 feet; thence south 0 degrees 12 feet east 410.8 feet to the north right-of-way line of Arkansas State Highway #18 aforesaid; thence south 89 degrees 53 feet west along said right-of-way line 498.1 feet to the point of beginning proper, containing 4.7 acres. The general location of this property is north of Highway 18 East.

Mr. Cooper, seconded by Mr. Ball, made a motion to approve request subject to the following stipulation: (1) Property being annexed should include ½ of the R/W of Hwy 18 East (2) a 10' utility easement being shown on the north edge of Hwy 18 East along this property. REQUEST APPROVED UNANIMOUSLY.

Item #2 Imperial Vending Company requests a zoning classification of Commercial Three (C-3). Subject zoning request is submitted under the provisions of City Ordinance #1473 providing for zoning classification prior to the subject property being annexed to the City. The MAPC is asked to prepare a written statement as to what effect the proposed annexation would have on the City accepting said land. The property is described as follows: Part of the Southwest Quarter of the Southwest Quarter of Section 24, Township 14 North, Range 4 East, Craighead County, Arkansas, and being more particularly described as follows: Commencing at the Southeast Corner of the Southeast Quarter of the Southwest Quarter of Section 24, aforesaid; thence south 89 degrees 10 feet west along the south line of said Southwest Quarter of the Southwest Quarter 721.01 feet; thence North 71.5 feet to the north right-of-way line of Highway 18, the point of beginning proper; thence south 89 degrees 06 feet west along said line 473.6 feet; thence south 0 degrees 52 feet west 10 feet; thence south 89 degrees 06 feet west 117 feet; thence south 60.8 feet; thence south 89 degrees 10 feet west 10 feet to the Southwest Corner of the aforementioned Southwest Quarter of the Southwest Quarter; thence north 70.8 feet; thence north 89 degrees 06 feet east 127.1 feet; thence north 0 degrees 52 feet east 190.3 feet; thence south 89 degrees 06 feet west 130 feet, to the centerline of an existing public road; thence north along said centerline 242 feet; thence north 89 degrees 10 feet east 600.8 feet; thence south 431.5 feet, to the point of beginning and containing 5.44 acres, and being subject to an easement along the west side of the tract for the aforementioned public road. The general location of this property is north of Highway 18 east and east of Commercial Drive.

A motion was made by Mr. Ball and seconded by Mr. Freeman to Table the request. Reason for tabling was Mike Walden, Attorney representing property owners, did not know if the owners would be agreeable to improvements being made on Commerce Road by the owners. REQUEST TABLED UNANIMOUSLY.

Item #3 Margaret S. Frier, Brenda S. Heringer and Salley S. Sewell, request final approval of a replat of lots 1-12 inclusive of Block B and lots 1-12 inclusive of Block C and Sidney Street line between the Blocks B and C, all in Stuck and Stuck Second Addition to the City of Jonesboro, into a single lot designated as lot S of Stuck & Stuck Second Addition to the City of Jonesboro. The general location of this property is north of Johnson Avenue and east of Calion Street.

A motion was made by Mr. Freeman and seconded by Mr. Ball to approve request with the stipulations that the utility easements running east and west be connected and subject to improvement plans for Belt Street and Word Street being submitted before development of this property begins. REQUEST APPROVED UNANIMOUSLY.

Item #4 Dr. James Drake requests approval of a replat of Lots 2, 3, 4, 5, 6, 7, 8, 9, 11 and 12 of Nellie Resiters Addition into one lot. The general location of this property is north of Washington Avenue and west of Carson Street.

Mr. Freeman made a motion to approve replat, seconded by Mr. Ball. REQUEST APPROVED UNANIMOUSLY.

NOTE: Mr. Freeman made a motion, seconded by Mr. Ball to approve site development plans for the Nellie Resiter's Replat subject to any agreements to be made between the Cit Inspector, the City Engineer and the property owner concerning the widening of Carson Street on the west side to improve its alignment.

Item #5 Guaranty Mortgage Company requests a replat of Lots 1, 2, 3 and 4 of Block B and a replat of Lot 5 of

a replat of lots 5-13 of Block B of Scenic Hills Subdivision Second Addition to Jonesboro, Arkansas. The general location of this property is north of Timberidge Drive and east of Loberg Lane. Mr. Ball, seconded by Mr. Cooper, made a motion to approve request. REQUEST APPROVED UNANIMOUSLY.

Item #6 Roger Moore requests approval of a replat of the east one-half of lots 11 and 12 and the west 7.5 feet of a abandoned alley adjacent to the east side of said lots 11 and 12 all in Block 1 of Cole's Second Addition to Jonesboro, Arkansas into one lot. The general location of this property is south of Nettleton Avenue and west of Flint Street.

A motion was made by Mr. Freeman and seconded by Mr. Gott to approve subject to a 7 ½' easement, along the east side of the property, as required by City Water & Light Co. REQUEST APPROVED UNANIMOUSLY.

Item #7 Roger Moore requests approval of site development plans for a Consumer Drug Store. The general location of this property is south of Nettleton Avenue and west of Flint Street.

A motion was made by Mr. Ball, seconded by Mr. Smith, to approve request. REQUEST APPROVED UNANIMOUSLY.

Item #8 T.V. Wallis requests final approval of Oakshire Estates Subdivision. The general location of this property is east of Highway 1 B and south of Highland Drive.

A motion was made by Mr. Cooper, seconded by Mr. Freeman, to approve request with the following stipulations: (1) There shall be a closed storm drain at the S.E. corner to go to the south property lien from Arrowhead Road (2) Property owner shall get with the City Engineer and review the drainage of the overall project and submit a report to the MAPC at the next meeting. REQUEST APPROVED UNANIMOUSLY.

Item #9 Danny Merryman requests approval of a replat of lot 6 of a replat of Merryman Replat into 5 lots. The general location of this property is West of Brazos Street and north of Dayton Avenue.

A motion was made by Mr. Freeman and seconded by Mr. Cooper to approve request subject to street construction plans being submitted for final approval prior to construction. MOTION APPROVED UNANIMOUSLY.

Item #10 T.V. Wallis and Bob Bennett request preliminary approval a replat of a part of the NE ¼ of Section 30, Township 14 N, Range 4 E. including a part of lot 3 and lots 4 through 10 of Teasdale Acres, 14.8 acres. The general location of this property is east of Highway 1B and South of Highland Drive.

Mr. Cooper, seconded by Mr. Ball, made a motion to approve request subject to the following stipulations: (1) Proper R/W be give; (2) 10' gas easement to be given on Hwy 1B; (3) Request City Engineer study street easement as to street improvements requirements. REQUEST APPROVED UNANIMOUSLY.

ITEM #11 H.S.C. Inc. requests approval of a plat and street plan for Marlo Acres 7th Addition. The general location of this property is north of Harvester Street and west of South Church Street.

Mr. Freeman made a motion to approve request, seconded by Mr. Smith. Voting Aye was Cooper, Smith, Gott, Freeman and Scott. Pass: Ball. REQUEST APPROVED

An additional item was voted on by commission members:

Item #12 Preliminary approval was given to the site plans for Walker Courts subject to development plans being submitted for Belt Street and Patrick Street before final approval is given. Voting aye was Cooper, Ball, Smith, Gott and Freeman, Abstaining was Scott.

With no further business the meeting adjourned at 9:45 p.m.