



## Legislation Text

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Minutes for the MAPC meeting on October 10, 1985.

MAPC MINUTES  
OCTOBER 10, 1985

The Metropolitan Area Planning Commission met Thursday, October 10, 1985. The meeting was called to order at 7:00 p.m. in the Council Chambers, 314 West Washington, Jonesboro, AR to consider the following request:

MEMBERS PRESENT: Mr. Blalock, Mr. Lusby, Mr. Vance, Mr. McCracken, Mr. Orr, Mr. White

MEMBERS ABSENT: Mr. Hunt, Mr. Ball, Ms. Barber

ASSISTING DURING THE MEETING: Joe Tomlinson, Pat Parsons, Jeff Gibson, Brian Wadley

Mr. Vance made a motion to amend the minutes of the September 12, 1985 meeting pertaining to item #4. The amendment reads as follows: that the motion to approve this request was subject to the streets being accepted by the county at some time and point and at this time the owner was not ready to turn them over to the county but that he would get them to inspect it before and that prior to any annexation of this subdivision, it should be completely brought up to city standards including streets, curbs and guttering, and drainage. All members present voting aye to amend the minutes. MOTION PASSED.

A clarification was made in regard to the discussion of the zoning classifications held at the end of the last meeting. Mr. McCracken stated that it should be that the acting chairman informed the commission of a special committee that is being appointed to review the proposed agricultural zoning classifications as proposed by the City Council and that the members that were appointed at that time were interested in our reviewing the proposed zoning and coming back with our recommendations.

#1 Belinda Collier requests a rezoning from Residential One ( R-1 ) to Residential Two ( R-2 ) the following described property: Part of the west ½ of the Southwest 1/4 of Section 13, Township 14 North, Range 3 East, Craighead County, Arkansas, containing 0.50 acres more or less. The general location of this property is north of West Matthews Avenue and south of Meadowbrook Subdivision.

Mr. Orr made a motion to approve this request, seconded by Mr. Lusby. All members present voting aye. MOTION PASSED.

#2 Ralph Underank and Wilma Underank requests a rezoning from Residential One ( R-1 ) to Commercial Three ( C-3 ) the following described property: A part of the Northwest Quarter of the Northwest Quarter of Section 16, Township 14 North, Range 4 East, containing 0.436 acres more or less. The general location of this property is east of Caraway Road and South of Arkansas Highway 49-B.

A motion was made by Mr. Vance to approve this request, seconded by Mr. McCracken. All members

present voting aye. MOTION PASSED.

#3 Rebel Tire, Inc. Requests a rezoning from Residential Two ( R-2 ) to Commercial Three (C-3). The following described property: Lot 3, Block F, Viking Addition, Jonesboro, Arkansas. The general location of this property is north of Highland Drive and east of National Road.

A motion was made by Mr. Lusby to approve this request, seconded by Mr. Vance. All members present voting aye. MOTION PASSED.

#4 Affordable Homes requests a replat of Lot 6, East ½, Thorn Addition. The general location of this property is north of Stephenson Street and west of Bryan Street.

Mr. Vance made a motion to approve this request with the stipulation that before it is signed that it be researched and see that the easements and right-of-ways are the same on this piece of property that we required on the Roger Moore replat which was item #15, April 11, 1985. The motion was seconded by Mr. Orr. All members present voting aye. MOTION PASSED.

#5 Village Communities requests a replat of Lots 13, 14, 15, 16 & 18 Marshall Estates Sub-division. The general location of property is south of Matthews and east and west of Fairway Dr.

A motion was made by Mr. Lusby to approve this request, seconded by Mr. Orr. All members present voting aye. MOTION PASSED.

#6 Bob Harrison requests preliminary approval of plans for Southside Estates, a subdivision located on a part of the Northwest Quarter of the Northeast Quarter and a part of the Northeast Quarter of the Northwest Quarter of Section 31, Township 14 North, Range 4 East, Craighead County, Arkansas. The development covers 4.494 acres more or less, zoned R-2 and will have 13 lots. The general location of this property is south of Parker Road, between South Culberhouse and Highway 1B South.

Mr. McCracken made a motion to approve this request, seconded by Mr. Lusby, all members present voting aye. MOTION PASSED.

#7 Max Dacus requests a replat of Lot 1 of West 103.33' of Lots 61-64, College Place Subdivision of part of the NE 1/4, Sec. 17, T14N, R4E. The general location of this property is north of Johnson Avenue and west of State Street.

Mr. Vance made motion to approve item with stipulation that a 7.5' utility easement be included. The motion was second by Mr. Orr. All members present voting aye MOTION PASSED.

#8 Guy Pardew, Jr. request a replat of Lots 1 and 2, Block C, Pardew's North Subdivision, 2<sup>nd</sup> Addition of a replat of Lots 22-26, Dacus Acres. The general location of this property is east of Mitzi Lane and south of King Cove.

A motion to approve this request was made by Mr. McCracken, seconded by Mr. Lusby. All members present voting aye. MOTION PASSED.#9 Joe Little request a replat of Lot 1, Block A, Elmdale Condominiums. The general location of this property is east of Elmdale Lane and south of West Nettleton.

Mr. Vance made a motion to approve this request with the stipulation that before it is signed and recorded that

City Water and Light agrees with Mr. Little on the changing of electrical and sewer services to meet their requirements. The motion was seconded by Mr. Orr. All members present voting aye. MOTION PASSED.

#10 Walnut Street Baptist Church requests final approval for the extension of Dupwe Street, south, into the church property.

A motion to approve this request was made by Mr. Vance and seconded by Mr. Lusby. All members present voting aye. MOTION PASSED.

#11 Abilities Unlimited of Jonesboro, Inc. requests a replat of Lots 5 and 6, Block “K”, Nisbett’s Addition to the City of Jonesboro, Arkansas. The general location of this property is east of Walnut and north of Matthews.

Mr. Orr made a motion to approve this request, seconded by Mr. Vance. All members present voting aye. MOTION PASSED.

#12 Tommy & Barbara Rankin requests preliminary approval of site development plans for Lakewood Phase Six, to be located on a part of the Southeast Quarter of the Northwest Quarter of Section 32, Township 14 North, Range 4 East of the 5<sup>th</sup> Principal Meridian in Craighead County. The general location of this property is east of Hwy 1B, south of Higginbotton Creek A motion was made by Mr. Vance to approve this request with the stipulation that the location of fire hydrants and utility lines be worked out before final approval is requested. The motion was seconded by Mr. Lusby. All members present voting aye. MOTION PASSED.

#13 Dr. Anthony Taylor requests a replat of Lots 7-13 and 18-33 North Belgrath Heights Subdivision in Craighead County. The general location of this property is north of Algiers and east of Maurita Street.

A motion to approve this request was made by Mr. Lusby and seconded by Mr. Blalock. All members present voting aye. MOTION PASSED.

#14 Hillpoint Development requests conceptual approval of a redesign of Southridge Phase I Subdivision, located on the Northwest corner of Arkansas State Highway 163 and U. S. Highway 63 By-pass.

The statement was made that conceptually it pleases the commission at this point. The recording of documentation, after approval by the commission but before the stipulations were met, was discussed at length by the commission members.

The meeting was adjourned at 8:45 p. m.