

Planning Commission  
Minutes  
June 2, 2020

Meeting called to order at 5:00 p.m. by Dana Davis, Chairman. Meeting was held via Zoom video conference.

Present: Richard Binns, Dana Davis, Scott Eccleston, Jim Grider, Joe Haynie, Elaine Kerr, and Rod Sanders  
Staff: Ellen Norvell, Brian Bahr, Jon Stanley, Tyler Overstreet, Ali Worley, Dan Weese, Peter Farmer,  
and Mark Brightwell

Mr. Davis states there is a typo under Item #4 of the Minutes and should read Approved 7-0  
Motion by Mr. Haynie, seconded by Mr. Grider to approve the minutes of May 19, 2020 as amended  
Approved 7-0

Public Hearings

Item #1

G&I Properties: General Plan Amendment, Mixed Use to High Density Residential, 1507 SW 14<sup>th</sup> Street, GPA20-0002

Tyler Overstreet reads the staff report.

Opened public hearing

No public comments

Closed public hearing

Motion by Mr. Sanders, seconded by Mr. Haynie to approve the General Plan Amendment

Approved 7-0

Item #2

United Industries: Conditional Use, Temporary Storage Area, 1900 E Central Avenue, CU20-0018

Ali Worley reads the staff report.

Opened public hearings

No public comments

Closed public hearing

There is some discussion amongst Commissioners and staff regarding dust abatement and gravel.

Approved 7-0

Consent Agenda

1. Lots 5-6 of Northwest Prairie Addition Lot Split  
1701 NW F Street (LS20-0026)
2. Lot 11, Block 2 of Pritchard's Addition Property Line Adjustment  
703 NW 6<sup>th</sup> Street (PLA20-0025)
3. Lot 11, Block 4 of Young's Addition Property Line Adjustment  
802 SE 3<sup>rd</sup> Street (PLA20-0029)
4. Oz Village Large Scale Development  
806 NW A Street (LSD20-0029)

Motion by Mr. Grider, seconded by Mr. Eccleston to approve

Approved 7-0

New Business

Item #1

Wedekind: Waiver, Sidewalk Requirements, 715 NW 8<sup>th</sup> Street, WAV20-0008

Tyler Overstreet reads the staff report.

There is some discussion amongst Commissioners and staff.

Denied 7-0

Item #2

Lots 24-25 of Clark's Addition: Lot Split, 211 SW F Street, LS20-0014

Ali Worley reads the staff report.

Approved 7-0

Item #3

Rolling Acres Phase 3: Final Plat, SW Wheatgrass Boulevard, FP20-0002

Tyler Overstreet reads the staff report.

Approved 7-0

Item #4

Providence Village: Preliminary Plat, SW Nomad Road, PP20-0002

Ali Worley reads the staff report.

Dan Weese, City Engineer, clarifies the waiver request.

Motion by Mr. Grider, seconded by Mr. Sanders to approve the Waiver Request: On-Site Detention

Approved 7-0

Large Scale Development

Approved 7-0

Item #5

Walmart Campus Infrastructure: Preliminary Plat, 301 SE J Street, PP20-0003

Tyler Overstreet reads the staff report.

There is some discussion amongst Commissioners and staff.

Approved 6-0

Mr. Haynie abstains.

Motion by Mr. Grider, seconded by Mr. Haynie to adjourn.

Meeting adjourned

\*\*A copy of this recording can be obtained from the Bentonville Planning Department.

*Ali Worley*