



COMMUNITY DEVELOPMENT
PLANNING DIVISION
301 W. CHESTNUT
planning@rogersar.gov
(479) 621-1186

ROGERS PLANNING COMMISSION AGENDA & MEETING INSTRUCTIONS

Date:	September 21, 2021
Location:	Virtual(Zoom)
Committee Sessions:	4:30PM
Regular Session:	5:00 PM

MEETING INSTRUCTIONS

- To attend via computer:
[CLICK THIS LINK](#) and enter Webinar Password [682051](#).
- To attend via phone:
Call [1-312-626-6799](#) and enter Webinar ID [849 6695 1939](#) when prompted.
- Each meeting will take place in the same Zoom room. The Regular Session will begin once the last Committee meeting ends.
- Members of the public wishing to provide input are strongly encouraged to do so in writing. Please email your statement, questions, or concerns to the Planning Commission at planningcommission@rogersar.gov before 5:00 PM Tuesday.

VIRTUAL PARTICIPATION

- Planning Commissioners and Staff are the only visible attendees. All attendees are automatically muted and invisible to others upon entry. Staff will enable/disable talk for each speaker.
- If representing an agenda item or speaking in a public hearing:
 - Click **RAISE HAND** when prompted by the chairman. Staff will enable speaking for your presentation and disable speaking when done.
 - **Dial *9 to RAISE HAND** if attending meeting by phone.

Proof of public notice (**green Return Receipt cards**) for public hearing items must be **emailed or delivered** to Planning Staff by **5:00 PM Tuesday**. There is a dropbox in the vestibule of the front doors of City Hall for deliveries.

COMMITTEE SESSIONS – 4:30PM

PLANS & POLICIES COMMITTEE

1. RZN & CGM Amendment Request: PHP Holdings

DEVELOPMENT REVIEW COMMITTEE

1. Pre-Submittal Variance & Waiver Requests: Soaring at Scissortail

REGULAR SESSION – 5:00 PM

CALL TO ORDER

ROLL CALL

ACTION ON MINUTES

1. September 7, 2021

REPORTS FROM STAFF

REPORTS FROM BOARDS AND COMMITTEES

1. Plans & Policies Committee
2. Development Review Committee

CONSENT AGENDA

OLD BUSINESS

PUBLIC HEARINGS

1. RZN: PHP Holdings
A request to rezone 15.57 ± acres located N and SW of the intersection of S. 31st St. and Green Acres Dr. from the A-1 (Agricultural) zoning district to the U-COM (Uptown Commercial Mixed Use) zoning district and amend the subject location from the current Comprehensive Growth Designation of “Neighborhood” to “Regional Center”.
 - *STAFF: Nicholas Little*
 - *REPRESENTED BY: Bill Watkins*
2. CUP: ABC Happy Kids Learning Academy
A request for a Conditional Use Permit to allow the use “Day Care, General” at 2204 S. 12th St. in the RMF-12B (Residential Multi-Family) zoning district.
 - *STAFF: Nicholas Little*
 - *REPRESENTED BY: Teresa Bruno/Gary Rauscher*
3. CUP: Hope is Alive Ministries, Inc.
A request for a Conditional Use Permit to allow the use “Group Home” at 6608 W. Cambridge Ave. in the R-SF (Residential Single-Family) zoning district.
 - *STAFF: Ethan Hunter*
 - *REPRESENTED BY: Anna Broadaway*

NEW BUSINESS**1. Pre-Submittal Variance & Waiver Requests: Soaring at Scissortail**

A request for multiple Variances and Waivers related to N-R (Neighborhood Residential) zoning standards, connectivity standards, and typical street section design.

- *STAFF: Ethan Hunter*
- *REPRESENTED BY: Jennifer Watkins*

ADJOURN