



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

ROGERS PLANNING COMMISSION AGENDA

Date:	February 15, 2022
Location:	301 W. Chestnut Street/Virtual (Zoom)
Committee Sessions:	4:00 PM
Regular Session:	5:00 PM

MEETING INSTRUCTIONS

- To attend via computer:
Access this link: <https://us02web.zoom.us/j/83953962180> .
- To attend via phone:
Call [1-301-715-8592](tel:1-301-715-8592) and enter Webinar ID [839 5396 2180](https://us02web.zoom.us/j/83953962180) 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**.

COMMITTEE SESSIONS – 4:00 PM

PLANS & POLICIES COMMITTEE – Council Chambers

1. Rezone: Russell Johnston

DEVELOPMENT REVIEW COMMITTEE – Council Chambers

1. LSDP: Samaritan Community Center
2. LSDP: Eastside Elementary
3. LSDP: Caliber Collision

REGULAR SESSION – 5:00 PM

CALL TO ORDER

ROLL CALL

ACTION ON MINUTES

1. February 1, 2022

REPORTS FROM STAFF

REPORTS FROM BOARDS AND COMMITTEES

1. Plans & Policies Committee
2. Development Review Committee

OLD BUSINESS

PUBLIC HEARINGS

1. Rezone: Russell Johnston
A request to rezone ± 0.32 acres at 110 W. Easy St. from the C-2(Highway Commercial) zoning district to the R-DP (Residential Duplex; Patio Home) zoning district.
 - *STAFF: Nicholas Little*
 - *REPRESENTED BY: Russell Johnston*
2. Rezone: John Hickman Trust
A request to rezone ± 0.43 acres located on the SE corner of W. Olive St. & N. 6th St. from the R-DP (Residential Duplex and patio home) zoning district to the NBT (Neighborhood Transition Unit).
 - *STAFF: Nicholas Little*
 - *REPRESENTED BY: Barry Williams*
3. CUP: Luna Event Venue
A request to for a Conditional Use Permit to allow the use “Commercial Assembly, Recreation and Entertainment” at 1705 S. 8th St. in the C-2(Highway Commercial) zoning district.
 - *STAFF: Nicholas Little*
 - *REPRESENTED BY: Joel Rivera*

4. CUP: Hounds Lounge Pet Resort & Spa

A request to for a Conditional Use Permit to allow the uses “Animal Boarding” and “Animal Grooming” at 1201 S. 43rd St. in the C-2(Highway Commercial) zoning district.

- STAFF: *Nicholas Little*
- REPRESENTED BY: *Grant Cox*

5. CUP: Hudson Road Commercial Park

A request to for a Conditional Use Permit to allow the use “Warehouse Office” directly south of the intersection of Hudson Rd. and 4th St. in the C-2(Highway Commercial) zoning district.

- STAFF: *Nicholas Little*
- REPRESENTED BY: *Josan Gurmeet*

NEW BUSINESS

1. LSDP: Samaritan Community Center

A request to allow the construction of two community service buildings (total 44,792 SF) and paved parking on ± 33.12 acres located at 2910 and 2913 S. 8th St.

- STAFF: *Amber Long*
- REPRESENTED BY: *Dirk Thibodaux*

2. LSDP: Eastside Elementary

A request to allow the construction of 4 building additions (totaling 5,573-SF) and parking lot re-striping on ± 13.25 acres located at 505 E. New Hope Rd.

- STAFF: *Amber Long*
- REPRESENTED BY: *Dirk Thibodaux*

3. LSDP: Caliber Collision

A request to allow the construction of a 16,100-SF vehicle repair facility and paved parking on ±2.94 acres located at 3444 W. Ajax Avenue.

- STAFF: *Amber Long*
- REPRESENTED BY: *Dirk Thibodaux*

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