



Planning Commission City of Searcy

November 1st, 2022
12:00 (Noon)
City Council Chambers

Agenda:

1. Call to Order
2. Notice of Quorum
3. Approval of October Minutes
4. Large Scale Development- Riser Harness Ford Property
5. Adjournment

Searcy Planning Commission
Meeting Minutes
November 1st, 2022

This regularly scheduled planning commission meeting was held in the IT Building at noon.

Commission Members Present

Chairman, Steve Jordan
Jim Wilbourn
Larry DeGroat
Jamie Mobley
Charles Green
Lisa Wray
Mike Cleveland
Jim House

City of Searcy Staff Present:

Jeff Webb, Code Enforcement
Madison Lee, Recording Secretary
Phil Watkins, Code Enforcement
Richard Stafford, City Planner
Mark Lane, City Engineer
Guy Grady, Firer Inspector

Not Present

Bill Patton

Chairman Jordan called a notice of a Quorum.

Approval of Minutes

The next item on the agenda was the approval of the October minutes. **Commissioner Green made a motion to approve the minutes as presented. Commissioner DeGroat seconded the motion. The motion was passed unanimously.**

Rezone 1-2 to C-4 Multiple Property located On Brack Street

The next item on the agenda was a rezone request for multiple properties on Brack street. Bear Davison was present to present this request. This public notice was advertised for November 2nd at 12:00 instead of today at 12:00. Several of the commission members agreed to meet again on November 2nd to satisfy the ordinance and give anyone who wishes to speak on this agenda item a chance to speak. The signs that were put out at the property advertised for today, therefore, there will be a public hearing at this meeting as well. Bear said this is a rezone on Brack Street, it involves lot 1, 2, and 3 of the Queensway addition. Every property to the east is zoned C-4, so rezoning these properties should not be an issue. With these properties being used as commercial it just makes sense to rezone them as commercial.

Chairman Jordan opened the public hearing

No one from the public was present to speak

With there being no one from the public Chairman Jordan closed the public hearing

Chairman Jordan and the commissioner decided to vote on this matter on November 2nd at the special Planning Commission Meeting.

Large Scale Development- Riser Harness Ford

The next item on the agenda is a large-scale development for Riser Harness Ford Dealership. Bear Davidson was present to represent this project. Bear advised that this project will be going in by the Searcy City Center. There will be two buildings, one will be the maintenance shop and the other will be the showroom. When it is complete it will look like one building, both buildings will be attached together by an awning. There will be a total of 205 parking spaces. Bear said they are still working out the half-street improvements. Currently, June Drive is not up to city standards. Riser Harness is working with the city to potentially construct the entire street in order to bring it up to city standards with Riser Harness paying half and the city paying half. The other option would be for the council to waive half-street improvements. The staff had no issue with passing the large-scale development with the details being worked out. **Commissioner Green made a motion to approve the large-scale development contingent upon working out the details with half-street improvements. Commissioner DeGroat seconded the motion. The motion was passed unanimously.**

Extension Request- Wade Roetzel

The next item on the agenda is an extension request for Wade Roetzels Conditional Use permit. This permit was presented back in January of this year and has expired. He was told to come back before the commission if he needed more time. Wade said some issues came up and he was unable to complete the project, and he is requesting an extension on his permit. **Commissioner Cleveland made a motion to approve the extension of the Conditional use permit for a year. Commissioner Green seconded the motion. The motion was passed with six yes votes. Commissioner DeGroat was opposed.**

With there being nothing further, this meeting was adjourned.



Jim Wilbourn, Secretary

Searcy Planning Commission Special Meeting
November Minutes
November 2nd, 2022

This Special Meeting of the Planning Commission was held in the IT Building at noon.

Commissioner Members Present

Jim Wilbourn
Larry DeGroat
Mike Cleveland
Lisa Wray
Charles Green
Jamie Mobley
Jim House

City Of Searcy Staff Present

Madison Lee, Recording Secretary
Richard Stafford, City Planner
Mark Lane, City Engineer
Phil Watkins, Code Enforcement
Guy Grady, Fire Inspector

Not Present

Chairman, Steve Jordan
Bill Patton

Commissioner Wilbourn called a notice of a quorum.

Rezone I-2 to C-4 multiple properties located on Brack Street

Commissioner Wilbourn presented a rezone request for multiple properties on Brack Street. Bear Davidson was present to represent.

Commissioner Wilbourn opened a public hearing

No one from the public was present to speak

Commissioner Wilbourn closed the public hearing

Commissioner Green made a motion to approve this rezone has presented. Commissioner DeGroat seconded the motion. The motion was passed unanimously.

With there being nothing further this meeting was adjourned.


Jim Wilbourn, Secretary