

Minutes
Goshen Planning Commission
August 6, 2019

1. CALL TO ORDER: The regular meeting of the Goshen Planning Commission was called to order by Loren Shackelford, Chairman, at 5:30 pm on August 6, 2019 at Goshen City Hall.

2. ROLL CALL AND DECLARATION OF QUARUM: James Gardner, Mike Hill, Loren Shackelford and Lisa Skiles were all present, and a quorum was declared. Tom Hennelly and Levon Ogden were absent. Attorney Josh Bailey from the Hogue Law Firm was present to represent the City of Goshen. Jeff Hawkins from NWA Regional Planning was present.

3. APPROVAL OF AGENDA: A motion was made by Loren Shackelford to approve the Agenda, 2nd by Mike Hill. All voted in favor and the motion carried.

4. APPROVAL OF MINUTES: A motion was made to approve the minutes from the May 7, 2019 Regular Meeting, as well as the May 28, 2019 Special Meeting. Subject to 2 changes that involve the recordings and who made a first and second motion at these meetings. Lisa Skiles made a motion to approve, 2nd by Mike Hill. All voted in favor and the motion was approved.

5 PLANNING COMMISION BUSINESS:

A. Conditional use Permit Update: Discussion ensued about the lighting and landscape ordinances is regard to Designscape. It was suggested that an awning be placed around the light at the door for the light to meet the lighting ordinance. Planning Commission is ready and willing to approve the plans once the asked for items are turned in. Since Ordinance is new to Planning Commission it was requested that a copy of the plans be turned in prior to next meeting.

B. Updates on files in progress: Turn Key Homes, Wyman Rd. Jeff Hawkins, NWARP stated that the applicant for said property has paid their fee and filed last December but has not done anything with the lot. The city has tried to reach out to the applicant but has not received any word back. It is the concern of Jeff Hawkins that some of what the Planning Commission decided was out of the ordinary for the criteria. Under the advice of the city attorney we met all 5 requirements. In June the applicant decided to move forward, but it is asumed the application has expired. It was decided that applicant should take the issue back to the City

Council since the request has expired.

Conley Stone Mountain Estates. Jeff Hawkins, NWARP in November 2018 the property went before the Planning Commission to go from 46 lots to 19 lots. The entire property will need a replat in order to go from 46 lots to 16. Going forward the City of Fayetteville will need to be asked if they need access to the existing 46 lots before they are eliminated/abandoned. City attorney will need to get written approval to replat the lots and clean up the record.

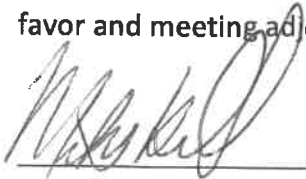
C. Lot Split – Rafael Oro Parcel #504-02389-000. 15322 Northview Rd. Jeff Hawkins, NWARP presented (applicant or a representative was not present). Request for a tandem lot with access easement. Subdivision requirements do not apply to this application. Goshen Planning Commission only looks at 2004 and forward so there are no issues with parent tract the only issues are with Fire Department and Health Department. The ordinance does not address minimum requirement for emergency access, the Fire Marshall can sign off that they have access. Ordinance says that tandem lots shall be 100 feet wide and shall have access to public streets by private street. Attorney stated that if the plat shows easements then it is fine.

D. Recommendation to Fill Vacant Position on the Planning Commission: Several applicants were interested. The ordinance states that it is the Mayor who appoints for this position, but Mayor Oliver request the involvement of the Planning Commission in making the final selection.

6, 7. Review of Written Building Official’s Report: Written Building Official’s reports were presented and reviewed.

8. Lot Line Adjustment on Bowen: Christopher & Mary Callahan 478 E. Bowen Blvd. Parcel #770-17491-001, 770-17491-002, 770-17491-003 – Lot Line Adjustment Approved February 15, 2019. Approved administratively since our last meeting.

Adjournment – A motion to adjourn was made by Loren Shackelford, 2nd by Lisa Skiles . All in favor and meeting adjourned at 6:33 p.m.



Mike Hill, Secretary