

Lonoke Planning and Zoning
Meeting Minutes
June 8, 2020

Attendance:

Kelly Rather
Jim Bailey
Bill Coley
Nick Polk
Karen Dill
Jim Von Tungeln

Karen Dill called the meeting to order at 6:32pm. The meeting was held at the Lonoke City Hall

No minutes from the March or May 2020 meetings were available.

On the agenda was to review the construction drawings for the Lonoke Business Academy. Karen Dill called Ginger Stewart to come and talk to us regarding the issue of the property being partially in the county. Ginger gave us two options. 1. The Lonoke School District to have the property annexed into the city. 2. Have the School District's surveyor show the city limits on the survey to show that all improvements were within the city limits. She explained that several issues could arise if the improvements were not all in the city limits. City services and taxes could be affected. Kelly Rather made a motion to table the vote until the school district could show all improvements to the property within the city limits or annex the portion in the county. Also, they need to provide AR Dept of Health approval. Also, in the motion was that the commission would hold a special meeting to approve once these issues were cleared. Nick Polk 2nd the motion, and the motion was approved by all commission members.

The other topic was discussion on changing possible minimum lot widths to build in R-1 and R-2. Karen Dill led this discussion. Karen spoke about the importance of revitalizing older neighborhoods. There are many vacant lots and lots with dilapidated houses around older parts of the town. By changing the minimum lot widths, there may be a possibility that investors could purchase these and build small homes on them. Dan Salinger pointed out, along with Jim Von Tungeln, that section 4.1.12 of the UDC specifies that permitted use of these lots would be allowed with provisions noted within this section. More investigating will need to be made so that there is a complete understanding.

There was no other discussion. Karen Dill Adjourned the meeting. The next meeting will be held July 20, 2020 at 6:30pm.