

**LOWELL PLANNING COMMISSION
AUGUST 20, 2018 - 6:00PM**

- A. Call to Order: Chairperson James Milner called the meeting of the Planning Commission to order at 6:04pm.
- B. **Roll Call:** Board Members present: James Walker, Carla Butler, Lloyd Caldwell, Frank Mocivnik, and Brandon Allen. We have a quorum. Karen Davis, Nolan Jones, Matt Bailey, Larry Gregory, Tom Kieklak, Richard Stone, Dean Bitner, and Linda Vannoy were present. City Clerk Liz Estes and Commissioner Darrin Brock were not present, Kris Sullivan is serving as Clerk this evening.
- C. **Motion was made to approve Minutes of August 6, 2018.**
Motion: Commissioner Butler
Second: Commissioner Mocivnik
Roll Call: Walker, Milner, Caldwell, Mocivnik, Allen, Butler
Motion to approve Minutes of August 6, 2018 approved.
- D. Public Forum: Open: 6:07pm Close: 6:07pm
- E. Consent Agenda: **None.**
- F. Old Business: **None.**
- G. New Business:

JB Hunt, North Bloomington – Property Line Adjustment

Nate Bachelor, CEI Engineering, presented the property line adjustment for two tracts located on the south side of Diana Place, immediately east of the Arkansas & Missouri Railroad, for JB Hunt. A few minor comments were addressed and will be revised.

Motion to approve JB Hunt – Property Line Adjustment contingent on resolution of staff comments.

Motion: Commissioner Allen

Second: Commissioner Walker

Vote Aye: Mocivnik, Milner, Walker, Caldwell, Butler, Allen

Vote Nay: None.

Motion to approve JB Hunt – Property Line Adjustment contingent on resolution of staff comments approved.

JB Hunt – North Bloomington - LSD

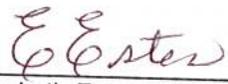
Nate Bachelor, CEI Engineering, presented the proposed development. It is a new warehouse and offices with respective parking lot and some landscaping islands. The development is associated with the existing JB Hunt training facility as well as proposed parking lot on the north side of Diana Place. The site is bound to the north by the JB Hunt trucking facility, to the west by the train tracks, to the east by Jackson Place, and south by residential. Staff comments, along with developer's responses were discussed. Commission Chair Milner expresses his concerns for the need of additional visual screening, opaque fencing and sound preventive barrier. Nate will discuss these issues with his client and prepare for resubmittal. This is tech plat review and non-decisional at this meeting.

- H. Planning Staff Items: Kris Sullivan shares information regarding a University of Arkansas landscaping architecture class will be using Lowell's Heritage Park as a studio project this fall. More information will be shared as it becomes available.
- I. Discussions: None.
- J. Committee Reports: None.
- K. Adjourn: Commissioner Walker moved to adjourn. Commissioner Butler made the second. All were in favor. Meeting adjourned at 6:27pm.

APPROVED:


James Milner, Chairman

ATTEST:


Elizabeth Estes, City Clerk

