



City of Farmington
354 W. Main Street
P.O. Box 150
Farmington, AR 72730
479-267-3865
479-267-3805 (fax)

PLANNING COMMISSION AGENDA

August 22, 2022

**A meeting of the Farmington Planning Commission will be held on
Monday, *August 22, 2022*, at 6:00 p.m. at City Hall
354 W. Main Street, Farmington, Arkansas.**

1. Roll Call
2. Approval of the minutes – July 25, 2022
3. Comments from Citizens – the Planning Commission will hear brief comments at this time from citizens. No action will be taken. All comments will be taken under advisement.

4. **PUBLIC HEARINGS**

A. Extension of Large Scale Development –Holland Crossing Mini Storage

Property owned by: Alberta Investments, LLC

Property Location: N. Holland Dr. Parcel #760-03869-000, 760-03866-000,
760-03868-000

Presented by: Earthplan Design Alternatives, PA



Earthplan Design Alternatives, PA
Civil Engineering / Landscape Architecture

134 W. Emma Ave. Springdale, AR 72764

Phone: 479-756-1266

LETTER OF TRANSMITTAL

TO: City of Farmington	DATE: 08/8/2022	EDA JOB NO: 2439
Attention: Melissa McCarville		
	RE: Holland Crossing Mini Storage LSD extension and Phasing request	

WE ARE SENDING YOU THE FOLLOWING ITEMS:

SUBMISSIONS		
	15	Site & Phasing Plan
	15	Request Letter
	1	Right to Represent

THESE ARE TRANSMITTED:

For Approval

For Your Use

As Requested

For Review and Comment

For Bid Due \ \ _____

REMARKS:

TO THE FARMINGTON PLANNING COMMISSION

I, ARG PROPERTY MANAGEMENT, LLC

hereby authorize

{property owner/applicant}

James Geurtz of EDA to represent me and to

(authorized representative)

make decisions on my behalf for Holland Crossing Mini Storage LSD Extension and Phasing request which is

(Rezoning, Conditional use, Variance, Large-Scale Development, Subdivision)

to be presented to the Farmington Planning Commission at their meeting to be held on

August 22, 2022

(meeting date)

Dated: August 8th, 2022



Property Owner/Applicant

Property Owner/Applicant

Property Owner/Applicant

August 2, 2022

City of Farmington Planning Commission
354 W. Main
Farmington, AR 72730

RE: Holland Crossing Mini Storage
LSD Extension & Phasing Request

Dear Chairperson,

This letter is to formally request a one-year extension to the Holland Crossing Mini Storage project. This was approved at the July 26th, 2021, Planning Commission Meeting. The Owner, Alberta Investments LLC is currently under contract to sale the property and project. Full construction plans have been developed and reviewed. Final permitting was not pursued, and no construction has occurred.

As part of the sales contract the Buyer has requested that the Seller provide all the required approvals needed to acquire permits that would allow construction work to begin once the sale closes. An LSD extension approval from the City would allow the buyer time to acquire the proper permits to start construction.

Further, the buyer has requested to phase out this project into two phases. Phase 1 would be east of the gas/sewer easement. Phase 2 would be the west of the gas/sewer easement. Each sides grading, drainage, and utility connections function separately. A fence would be placed around Phase 1 for both security and buffering. Once Phase 2 is constructed it will also have a fence surrounding the site as shown on the originally approved plans.

Respectfully,

A handwritten signature in black ink, appearing to read "John A. Roberts". The signature is stylized with a large initial "J" and a long horizontal stroke at the end.

ARG Property Management, LLC