



City of Cave Springs Arkansas

Planning Director, David Keck

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Agenda

Cave Springs Planning Commission Work Session

March 18th, 2024

American Legion Building at 168 Glenwood, Cave Springs AR 6:30 p.m.

1. Update on Downtown Master Plan and upcoming charette and public input session.
2. **RZ2024-01**: PZD for Pathfinder INC. Previously RZ2023-08, the applicant has resubmitted per the planning commission for a PZD to better suit the future needs of the property. The applicant has operated in this location for many years and is looking at their future needs for both housing, offices, and programs. The current zoning of Agriculture conflicts with the use and is nonconforming. Other existing City zoning categories do not allow for the mixed use that they utilize so they are applying for a PZD.
3. **SD2024-02**: Minor Subdivision 1017 Ravine St. Cave Springs AR 72718, Parcel #'s 05-10045-126 and 05-10045-132. Property owner is requesting a lot line change to go from two parcels to three.
4. **BZA2024-02**: Variance for street frontage on new lots for 1017 Ravine St. Cave Springs AR 72718, Parcel #'s 05-10045-126 and 05-10045-132. Property owner is requesting to be allowed 40' of street frontage on each of the reconfigured three lots.