

**WASHINGTON COUNTY
 QUORUM COURT SERVICES COMMITTEE/PLANNING BOARD
 March 15th, 2023 to April 15th, 2023
 Planning Department**

WASHINGTON COUNTY STAFF REVIEWED AND APPROVED THE FOLLOWING ADMINISTRATIVELY:

25 PROJECTS (INVOLVING 23 LOTS)

17 EXEMPTION SPLITS – Total New Lots Created 21:

Planning Area	Lots	County	Lots
(7)	9	(10)	12

2 FAMILY SPLITS – Total New Lots Created 2:

Planning Area	Lots	County	Lots
(0)	0	(2)	2

0 CELL TOWER ARRAY

Planning Area		County
(0)		(0)

6 LOT LINE ADJUSTMENTS

Planning Area		County
(1)		(5)

THE MARCH 30th, 2023, ZONING BOARD OF ADJUSTMENT & PLANNING BOARD MEETINGS CONSISTED OF THE FOLLOWING ITEMS:

Two Variance Projects were heard:

1. **Barnes & Landers Variance – Setbacks.** Variance Request. Project is located solely within the County (8.12 acres/ 1 lot). Proposed land use: Single-Family Residential.
2. **Joshua Good Variance – Road Frontage.** Variance Request. Project is located solely within the County (3.36 acres/ 1 lot). Proposed land use: Single-Family Residential.

Five Conditional Use Permit Projects were heard:

1. **Overbeys Automotive CUP.** Conditional Use Permit Request. Project is located within the Fayetteville planning area (0.37 acres/ 1 lot). Proposed land use: Commercial/Auto Repair Shop.
2. **Shuler CUP.** Conditional Use Permit Request. Project is within the Springdale planning area (10.1 acres/ 1 lot). Proposed land use: Commercial.
3. **Northwest Construction Office CUP.** Conditional Use Permit Request. Project is located solely within the County (3.48 acres/ 1 lot). Proposed land use: Commercial.
4. **Beaver Lake Tiny Homes CUP.** Conditional Use Permit Request. Project is located solely within the County (3.71 acres/ 1 lot). Proposed land use: Residential/Commercial.
5. **The Grand At Willow Springs CUP.** Conditional Use Permit Request. Project is located solely within the County (31.4 acres/ 1 lot). Proposed land use: Commercial/Wedding Venue.

One Land Development Permits was heard:

1. **The Grand At Willow Springs Pre-LSD.** Preliminary Large Scale Development Request. Project is located solely within the County (31.4 acres/ 1 lot). Proposed land use: Commercial/Wedding Venue.

THE MAY 4th, 2023, ZONING BOARD OF ADJUSTMENT & PLANNING BOARD MEETINGS WILL CONSIST OF THE FOLLOWING ITEMS (subject to change):

Two Conditional Use Permit Projects will be heard:

1. **Overbeys Automotive CUP.** Conditional Use Permit Request. Project is located within the Fayetteville planning area (0.37 acres/ 1 lot). Proposed land use: Commercial/Auto Repair Shop.
2. **Cedar Bell Wedding Chapel CUP.** Conditional Use Permit Request. Project is within the Goshen planning area (38.96 acres/ 1 lot). Proposed land use: Commercial/Wedding Chapel.

Two Land Development Permits will be heard:

1. **Cedar Bell Wedding Chapel Pre-LSD.** Preliminary Land Development Request. Project is within the Goshen planning area (38.96 acres/ 1 lot). Proposed land use: Commercial/Wedding Chapel.
2. **Brewer Farm Preliminary Subdivision.** Preliminary Land Development Request. Project is located solely within the County (79.73 acres/ 10 lots). Proposed land use: Single-Family Residential.

Prepared By: Sam Ata