



**AGENDA**  
**WASHINGTON COUNTY PLANNING BOARD MEETING**  
**May 4<sup>th</sup>, 2023**

5:00 pm, Quorum Court Room, New Court House  
280 N. College Ave.  
Fayetteville, Arkansas 72701

1. Roll Call
2. Approval of the minutes (March 30<sup>th</sup>, 2023)
3. Approval of the agenda
4. New Business

**CONDITIONAL USE PERMIT HEARINGS**

**Fayetteville Planning Area**

**a. Overbeys Automotive CUP**

***Conditional Use Permit Request***

Location: Section 20, Township 16, Range 29  
Applicant: Bron Overbey  
Location Address: 1826 S Tallgrass Dr. Fayetteville, AR 72701  
Coordinates: 36.04309274, -94.08677668  
Proposed Use: Commercial/Auto Repair Shop  
JP District: District 15 – Butch Pond  
Approximately: +/- 0.37 acres / 1 parcel  
**Project #: 2023-043**

**Goshen Planning Area**

**b. Cedar Bell Wedding Chapel CUP**

***Conditional Use Permit Request***

Location: Section 22, Township 17, Range 28  
Applicant: Geoff Bates  
Location Address: 18112 Edgewood WC 344. Fayetteville, AR 72703  
Coordinates: 36.12825506, -93.94626638  
Proposed Use: Wedding Chapel/Commercial  
JP District: District 5 – Kyle Lyons  
Approximately: +/- 38.64 acres / 1 parcel (Development on 18.64 acres)  
**Project #: 2023-092**

**LAND DEVELOPMENT HEARINGS**

**Goshen Planning Area**

**c. Cedar Bell Wedding Chapel Pre-LSD**

***Preliminary Large Scale Development Request***

Location: Section 22, Township 17, Range 28  
Applicant: Geoff Bates  
Location Address: 18112 Edgewood WC 344. Fayetteville, AR 72703  
Coordinates: 36.12825506, -93.94626638  
Proposed Use: Wedding Chapel/Commercial  
JP District: District 5 – Kyle Lyons  
Approximately: +/- 38.64 acres / 1 parcel (Development on 18.64 acres)  
**Project #: 2023-093**

**5. Other Business**

- Discussion of Current Development and Planning Department activities
- Reminder of upcoming regular Planning Board Meetings:
  - June 8<sup>th</sup>, 2023
  - July 13<sup>th</sup>, 2023

**6. Adjourn**