City of Bryant, Arkansas
Community Development
210 SW 3rd Street Bryant, AR 72022
501-943-0943

Conditional Use Permit Application

Applicants are advised to read the Conditional Use Permit section of Bryant Zoning Code prior to completing and signing this form. The Zoning Code is available at www.cityofbryant.com under the Planning and Community Development tab.

Date: 24 Oct 22

Applicant or Designee:

Name Reynald Parham Sr.
Address 6133 Creekwater Dr
Phone 808-489-6304
Email Address: rparham320@yahoo.com

Project Location:

Property Address 6133 Creekwater Drive Alexander, AR 72002
Parcel Number 840-03790-087
Zoning Classification _____

Property Owner (If different from Applicant):

Name _____
Phone _____
Address _____
Email Address _____

Additional Information:

Legal Description (Attach description if necessary)

_____

_____

Description of Conditional Use Request (Attach any necessary drawings or images)

Storage Building on property (See Drawing)

_____

Proposed/Current Use of Property Home/Living Space

Application Checklist

Requirements for Submission

- ☑ Letter stating request of Conditional Use and reasoning for request
- ☑ Completed Conditional Use Permit Application
- ☑ Submit Conditional Use Permit Application Fee ($125)
- ☑ Submit Copy of completed Public Notice
- ☐ Publication: Public Notice shall be published at least one (1) time fifteen (15) days prior to the public hearing at which the variance will be heard. Once published please provide a proof of publication to the Community Development office.
- ☐ Posting of Property: The city shall provide a sign to post on the property involved for the fifteen (15) consecutive days leading up to Public hearing. One (1) sign is required for every two hundred (200) feet of street frontage.
- ☑ Submit eight (8) Copies of the Development Plan (Site Plan) showing:
    - Location, size, and use of buildings/signs/land or improvements
    - Location, size, and arrangement of driveways and parking. Ingress/Egress
    - Existing topography and proposed grading
    - Proposed and existing lighting
    - Proposed landscaping and screening
    - Use of adjacent properties
    - Scale, North Arrow, Vicinity Map
    - Additional information that may be requested by the administrative official due to unique conditions of the site.

Once the application is received, the material will be reviewed to make sure all the required information is provided. The applicant will be notified if additional information is required. The application will then go before the Development and Review Committee (DRC) for a recommendation to the Planning Commission. A public hearing will be held at this meeting for comments on the Conditional Use. After the public hearing, the Planning Commission will make a decision on the use.

Note: that this is not an exhaustive guideline regarding the Conditional Use Permit Process. Additional information is available in the Bryant Zoning Ordinance.

READ CAREFULLY BEFORE SIGNING

I _____, do hereby certify that all information contained within this application is true and correct. I further certify that the owner of the property authorizes this proposed application. I understand that I must comply with all City Codes and that it is my responsibility to obtain all necessary permits required.

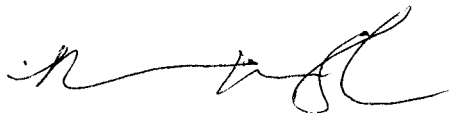
Oct 24th, 2022

Reginald Parham Sr
6133 Creekwater Drive
Alexander, Ar 72002
(808) 489-6304

Subject- Application for Conditional Use Permit

Description-

Currently, we have two prefabricated buildings located at the above address (Parcel # 840-03790-087). When purchasing the buildings, I was unaware of the need for building permits. Our existing residence is 2822 sqft. The first building is 10x20(200 sqft) and the second building is 16x40(640 sqft). On 20 Oct 22, I was informed that I am only allowed to have approximately 700 sqft of additional space. The total of square footage of both buildings are 840 sqft, putting me over the threshold of 700 sqft by 140 sqft. The proposed use of both buildings will not be materially detrimental to the public welfare or injurious to the property. The 10x20 will be used as storage for lawn equipment, holiday decorations and any other additional equipment. 16x40 will be used as She Shed and Man Cave (once completed). At no time shall either building be used as living quarters. All appropriate actions have been taken to ensure that both buildings have place on our property within the City of Bryant's guidelines. We have been living in the neighborhood for approximately 6 months. We're good neighbors and will continue to be so. We have not had any complaints or issues with any of our surrounding neighbors.



Reginald Parham Sr.



Home is 2826 sqft

16x40 is 640 sqft

10x20 is 200 sqft

Total additional sqft is 840