



## Board of Zoning Adjustment Meeting Agenda

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**Date:** Monday, March 10, 2025  
**Time:** 4:30 PM

**Location:** Bella Vista District Court  
2483 Forest Hills Blvd

Board of Zoning Adjustment regular meetings are live streamed and archived for your convenience. View the meeting at its scheduled time or after at: <https://bit.ly/bvmeetingslive>.

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### I. Call to Order

### II. Roll Call

Members: Daniel Ellis, PE, Chairman; Doug Farner, Vice-Chairman; Gail Klesen, Secretary; Clayton Sedberry, JB Portillo; Jack Wagnon, and Linda Lloyd.

### III. Consideration of Minutes

A. Meeting Minutes - February 10, 2025

### IV. Unfinished Business

### V. New Business

A. **Annual Election of Officers:** Chairperson, Vice-Chairperson, and Secretary; Presented by Director Robertson.

B. **Public Hearing ZVR-2025-57485:** A variance request on perimeter landscaping, parking surfacing, and parking striping requirements for proposed large-scale development known as the Oz Trails Bike Park located near 5 Oldham Drive; Parcels 16-79399-001, 16-79399-003, 16-79399-004, 16-79399-005, and 16-79399-007; Applicant Taylor Lindley, Crafton Tull; Presented by Trails Manager Workman

C. **Public Hearing ZVR-2025-57690:** A variance request on the side building setback for a proposed single-family home at 5 Swallow Lane; Parcel 16-30060-000; Applicant Chandler Bray; Presented by Planner LaRue

- D. **Public Hearing ZVR-2025-57691**: A variance request on the side building setbacks for a proposed single-family home at 10 Carn Forth Lane; Parcel 16-24926-000; Applicant Matt Sanders; Presented by Planner Hyatt.
  
- E. **Public Hearing ZVR-2025-57530**: A variance request on the landscape, screening, buffering, and bicycle parking requirements for a proposed new maintenance facility at 36 Bella Vista Way; Parcel 16-43396-000; Applicant: Civil & Environmental Consultants; Presented by Planner Hyatt.

**VI. Open Discussion**

**VII. Announcements**

- A. The Planning Commission Regular Meeting is to be held immediately upon the adjournment of this meeting.

**VIII. Adjournment**