



# City of Brookland, Arkansas Planning and Zoning Commission Meeting Minutes

## **Public Hearing:**

**Public Hearing called to order at: 7:00 PM**

**By: Steve Phillips**

**1. Cupples Sign Company – Variance request for sign to be 20 sq. ft. larger than the maximum allowed size @ 8035 HWY 49N (Herren Tire):**

Jeff Cupples, with Cupples Sign Company in Paragould, asked the commission to consider a variance request for a sign to be 20 sq. ft. larger than the maximum allowed size for a business located @ 8035 HWY 49N (Herren Tire). No one else spoke on this issue.

**Public Hearing closed at: 7:01 PM**

## **Planning and Zoning Commission Meeting:**

**Date of Meeting: June 2, 2026**

**Type of Meeting: Regular**

**Called to order at: 7:01 PM by Chairman Steve Phillips**

**Present:** Samantha Sparks, Sonny Crain, Martin Crain, Gary Hill, Steve Phillips, and Julie Thomas (Clerk/Treasurer)

**Absent:** Jeff Chaplain

## **Previous meeting minutes:**

**Motion by:** Martin Crain

**Second by:** Sonny Crain

**To:** Approve the meeting minutes dated April 7, 2026, as written

**Discussion:** None

**For: 4            Against: 0            Motion: Passed 4-0**

## **Agenda:**

**1. Cupples Sign Company – Variance request for sign to be 20 sq. ft. larger than the maximum allowed size @ 8035 HWY 49N (Herren Tire):**

Jeff Cupples, with Cupples Sign Company in Paragould, presented the commission a variance request on behalf of his client, Herren Tire. The variance is for a sign to be 20 sq. ft. larger than the maximum allowed size for a business located @ 8035 HWY 49N.

**Motion by:** Gary Hill

**Second by:** Samantha Sparks

**To:** Approve the variance request for Cupples Sign Company (for Herren Tire) to be 20 sq. ft. larger

**Discussion:** None

**For: 4            Against: 0            Motion: Passed 4-0**

**2. Garrett Dunnam – Site plan application for 9500 HWY 49N (1<sup>st</sup> Choice Healthcare):**

Garrett Dunnam, with Fisher & Arnold, came before the commission to present the site plans for 1<sup>st</sup> Choice Healthcare, to be located @ 9500 HWY 49N.

**Motion by:** Sonny Crain

**Second by:** Gary Hill

**To:** Approve the site plans for 1<sup>st</sup> Choice Healthcare located @ 9500 HWY 49N as presented

**Discussion:** None

**For: 4                      Against: 0              Motion: Passed 4-0**

Chairman Phillips asked if there was anything else from the Commission. No response.

Chairman Phillips asked if there was anything from the floor. Mayor Kenneth Jones asked the commissioners to consider the option of picking up the monthly agenda, minutes, and other paperwork-- or getting them via email, rather than relying on postal mail to deliver the paperwork on time. Mayor Jones was asked what time the Planning Commission agenda is normally ready. Jones responded that the deadline for getting items added to the agenda is 12:00 noon, the Wednesday before the regular monthly meeting. After some discussion, commissioners agreed to stop by City Hall on Wednesday afternoons before 5:00 pm or Thursdays between 6:30 am – 5:00 pm to pick up paperwork for monthly meetings rather than getting it through mail.

**Chairman Steve Phillips asked for a motion to adjourn the meeting.**

**Motion by:** Martin Crain

**Second by:** Gary Hill

**To:** Adjourn the meeting

**For: 4                      Against: 0              Motion: Passed 4-0**

**Meeting adjourned at: 7:20 PM**