

**CITY OF PINE BLUFF
PLANNING COMMISSION
AUGUST 26TH, 2025 4:00 p.m.
City Hall Council Chambers
200 E. 8th Avenue**



AGENDA

CALL TO ORDER

CONSIDERATION OF MINUTES: June 29th, 2025

OLD BUSINESS: NONE

NEW BUSINESS:

1. Use Permit On Review request to relocate an existing storage building to commercial lot located at 1101 W. 15th Avenue in a B-4, General Commercial zone.
2. Use Permit on Review request to utilize a former school building to establish a youth program offering services such as a summer camp, mentoring, work readiness, food program and food pantry at 3201 Ridgway Road in a R-1, Residential zone.
3. Use Permit on Review request to establish a micro-school at 3030 S. Midland Drive in an I-1, Light Industrial zone.

COMMITTEE REPORTS: NONE

ADJOURNMENT

Complete Agendas can be found online at www.searpc.com . Click on the calendar date of the meeting.

**RECOMMENDATION
TO THE
PINE BLUFF PLANNING COMMISSION**

SUBJECT: Use Permit On Review request to relocate an existing storage building to commercial lot located at 1101 W. 15th Avenue in a B-4, General Commercial zone.

APPLICANT: Ampler Chicken LLC

ZONING AND LAND USES: B-4, General Commercial

ZONING:	North:	B-4, Gen Commercial	LAND USE:	North:	Fast Mart – Gas Station – Hot Dog Shack
	South:	B-4, Gen Commercial		South:	Family Dollar - Vacant
	East:	B-4, Gen Commercial		East:	Car wash - Abandoned
	West:	B-1, Neighborhood Bus.		West:	Comm. Bldg. Former Beauty shop – S.F. Residence - Vacant

History

2021-5-21	405 Locust -	UPOR - allow accessory bldg. on vacant lot	Approved
2022-5-31	6715 Sheridan Rd -	Variance – allow accessory bldg. for storage B-3	Approved
2023-5-30	2515 Olive -	Variance – allow boxcar style container B-3	Approved
2024-1-29	1419 Pine -	UPOR - allow accessory bldg. in a B-1 zone	Approved
2024-4-30	1310 Blake -	Variance – Accessory bldg. less setbacks B-3	Approved
2025-2-25	4700 W. 28 th -	UPOR – Accessory bldg. in a R-1 (church)	Approved

REVIEW COMMENTS

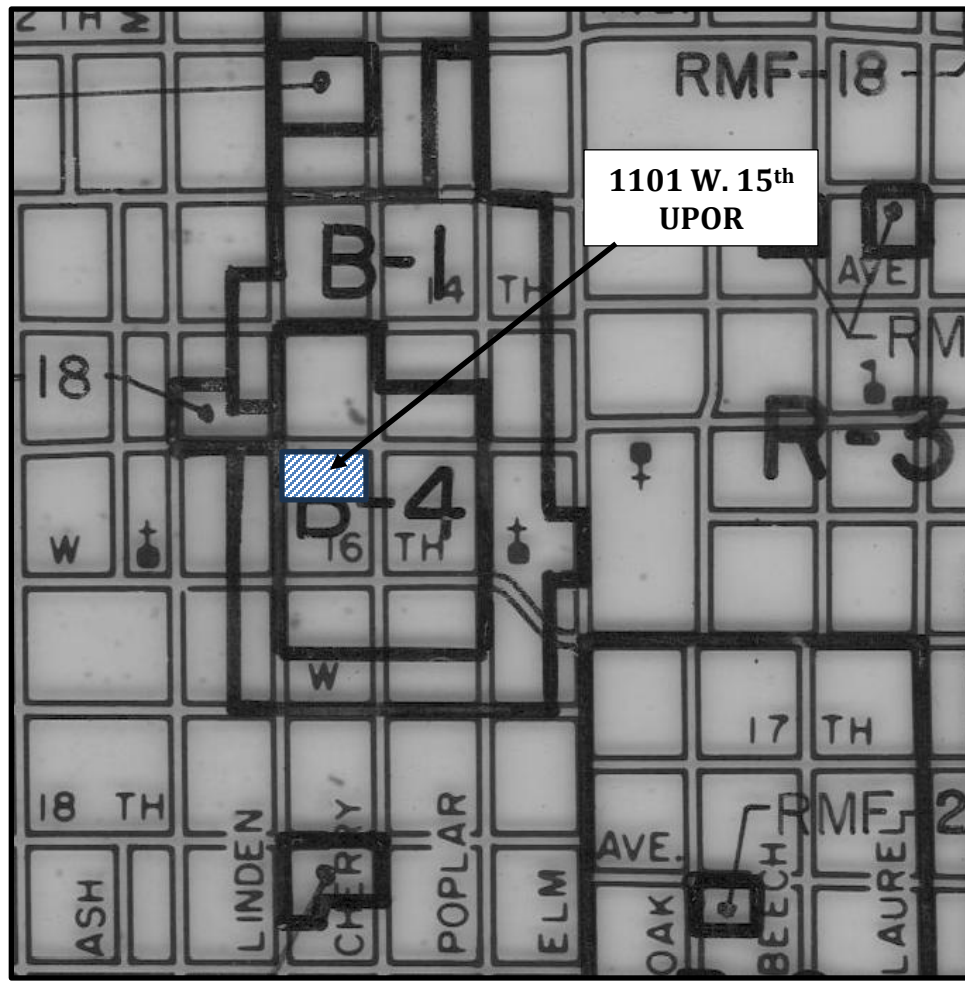
Applicant requests approval to locate a storage building as an accessory building on the site of the proposed Church's Chicken which is under construction. The commercial zones do not list accessory uses as a permitted use and therefore this application. The definition of accessory build states "Examples of accessory buildings in commercial zones, where permitted, include storage buildings (not warehousing) and smoke houses"; however, nowhere in any commercial section does it list them as permitted.

The commission has been consistent with approving similar request even when planning staff opinion has not been favorable. Requests have also rotated between variances and UPORs throughout the last 5 years. Based on past commission actions staff believes precedent has been set to continue hearing similar requests as UPOR's which allows review and consideration being given to site layout, parking requirements and ingress / egress impediment.

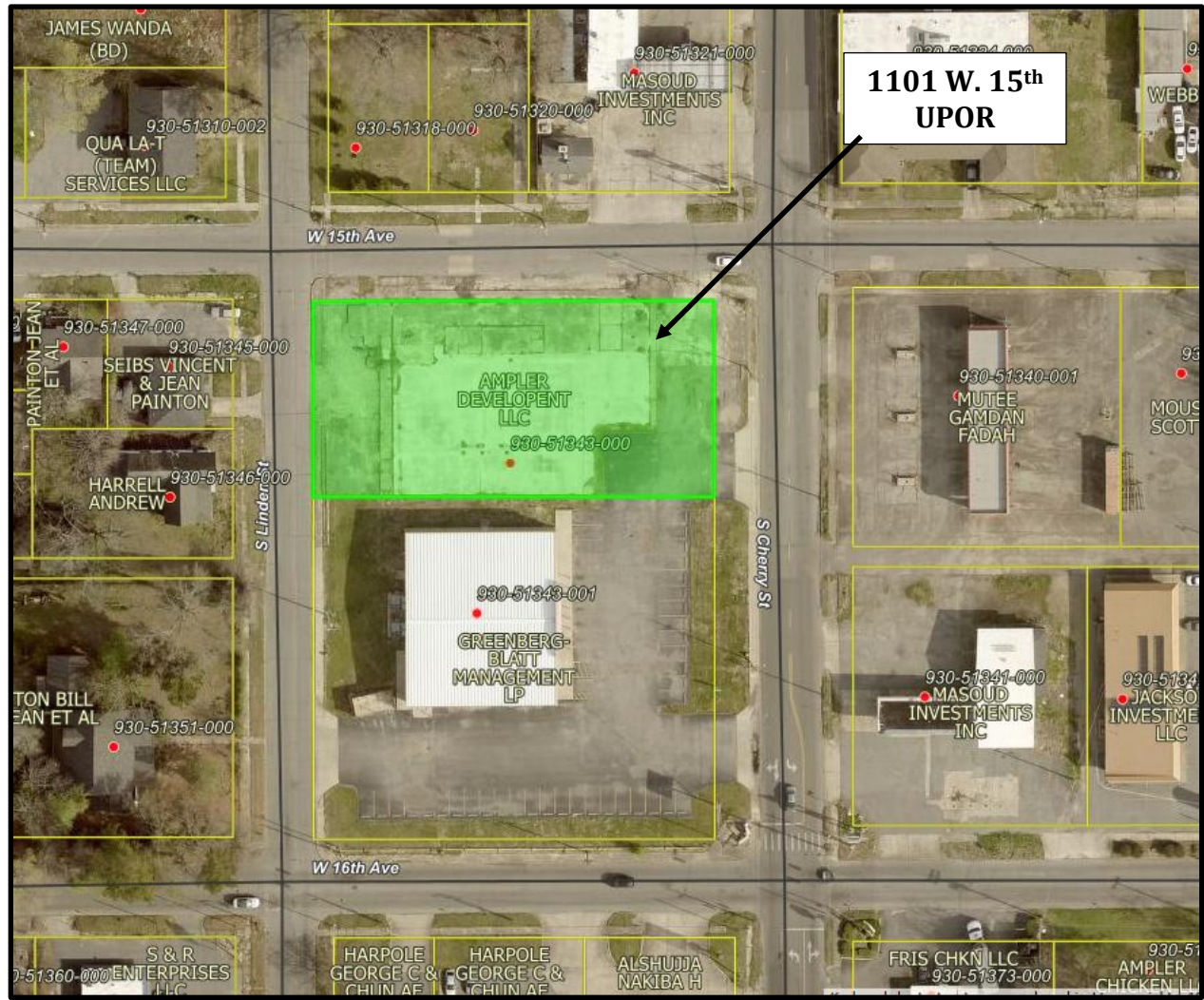
Previous application have been sites that existed for years that for whatever reason need more storage. The accessory building option is usually a less expensive alternative to building expansion. This request is new development with standard plan review by the required city departments. Based on the site plan, the accessory unit will be located in line with the dumper screening and within the setbacks.

RECOMMENDATION

Based on the accessory building definitions mention of storage buildings in commercial zones, past commission approvals of similar requests and the new construction departmental site plan review not finding any issues related to parking and traffic flow, staff recommends approval.



Zoning Map



Ownership map



1101 W. 15th – site under construction



1101 W. 15th – site under construction – view from Cherry St.



Vacant Family Dollar building – south of site



Gas station and Hot Dog Shack – north of site



Properties west of site – Commercial building (former Beauty Shop) & Single-Family Residence – Vacant



Car Wash – out of service (east across Cherry Street)



Approximately 15 ft. x 21 ft.

Case No. 2025-943

CITY OF PINE BLUFF, ARKANSAS

USE PERMITTED ON REVIEW (UPOR)

Application

Please fill out this form completely, supplying all necessary information and documentation to support your request.
Your application will not be placed on the Planning Commission agenda until this information is provided.

Business or Applicant Name: Church's Texas Chicken

Business Location: (address or lot, block, or nearest intersection) _____

1101 W. 15th Ave., Pine Bluff, AR 71601

Property/Parcel ID No. Parcel Number 930-51343-000

Size of Property (acres): (0.636 acres) 27,708 sq ft. Current Zoning: B-4 Ward: General commercial

Applicant / Business Owner

Name: Ampler Chicken LLC

Address: 2400 N Broadway St., Pittsburg
KS, 66762

Telephone: 501-993-7126

Email: Realestate@amplergroup.com

Fax: N/A

Who will run the business? Ampler Chicken LLC

Number of off-street parking spaces required: 15

Are there any special licenses for your business? NO (explain) _____

Property Owner (Must be filled out if different)

Name: Ampler Development LLC

Address: 2400 N Broadway St Pittsburg
KS, 66762

Telephone: 512-939-5103

Email: Realestate@amplergroup.com

Fax: N/A

Number of employees: 10

Number provided: 17

Will you require a sign? YES -PYLON

SIGN

DocuSigned by:

TL

7/11/2025

Applicant / Business Owner Signature

Date

PROPERTY OWNER(S) / AUTHORIZED AGENT CERTIFICATION: I (We), the undersigned, hereby certify under penalty of perjury that I (we) are the owner(s) of the property that is the subject of this application and I (we) have read this application and consent to its filing. *(If signed by the authorized agent, a letter from each property owner must be provided indicating that the agent is authorized to act on his/her behalf.)*

TL

013A2272B267482...

Signature

Nick Boyle

President

Date

Signature

Date

Printed Name

Owner ☒ or Authorized Agent _____
 (Check one)

Printed Name

Owner _____ or Authorized Agent _____
 (Check one)

Submission Deadline: _____ Expected Planning Commission Meeting Date: _____

• SEE REVERSE SIDE FOR SUBMISSION REQUIREMENTS •

It is our intention to assist you in making your project a success in a timely manner. Please call if you have any questions or need assistance from the City of Pine Bluff Inspection & Zoning Department, 200 E. 8th Avenue, Pine Bluff, AR 71611 Tel: (870) 730-2020 fax: (870) 730-2170.

YOU

CITY

Complete the section below if you have chosen not to type a statement:

1. What is the current zone and use of the property?

The above referenced parcel is zoned B-4 General Commercial. That zoning designation allows restaurants as a matter of right.

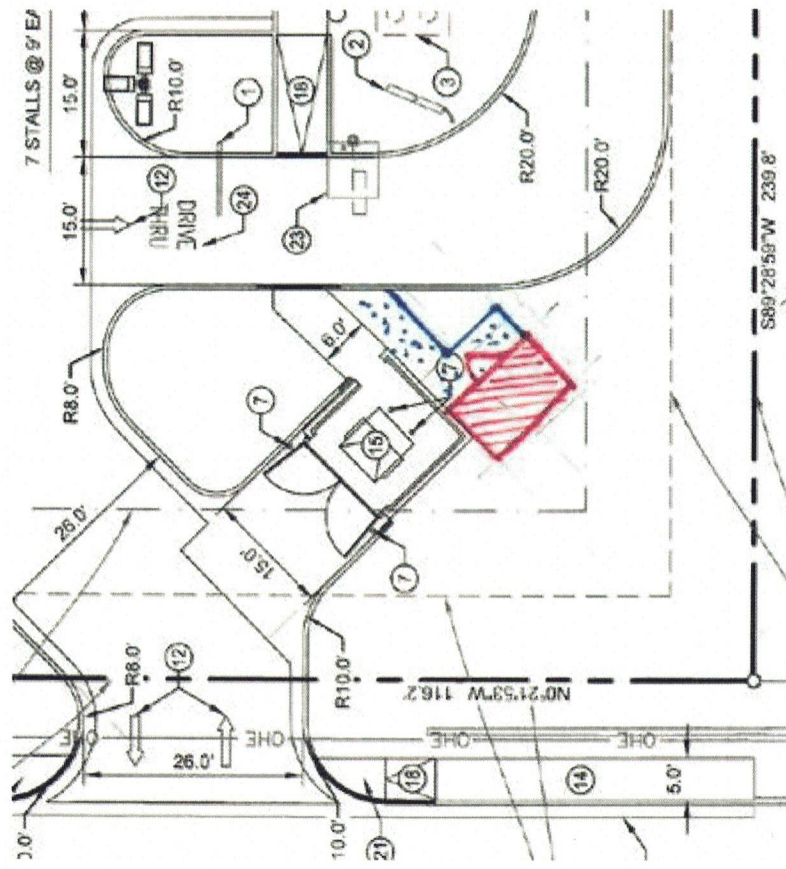
2. What is the proposed use and zone you are requesting?

Church's Chicken fast food restaurant.

3. Write a narrative below explaining the reason for your request and describing the proposed use.

Requesting an approval to install/relocate an existing storage unit from our Church's Chicken restaurant located at 1601 Cherry St., Pine Bluff, AR 71601 to our new offset location located at 1101 W. 15th Ave., Pine Bluff, AR 71601.

Please see the picture of the unit below as reference:





**RECOMMENDATION
TO THE
PINE BLUFF PLANNING COMMISSION**

SUBJECT: Use Permit on Review request to utilize a former school building to establish a youth program offering services such as a summer camp, mentoring, work readiness, food program and food pantry at 3201 Ridgway Road in a R-1, Residential zone.

APPLICANT: Annette Dove - TOPPS

ZONING AND LAND USES: **R-1, Residential**

ZONING:	North:	R-1, Residential	LAND USE:	North:	Vacant
	South:	R-1, Residential		South:	Single Family Residential
	East:	R-1, Residential		East:	Woods / Windsor Colony Residential
	West:	RMF-21, Res. Multifamily		West:	Apartments

HISTORY

2021-2-13 - 121 E. 5 th - build a school B-5	Approved
2021-5-25 - 700 Main - build a private school B-5	Approved
2023-10-31- 4100 Camden Rd – build new school R-1	Approved
2024-1-30 - 711 W. 11 th - build a new school R-3	Approved
2024-7-30 - 4614 W. 6 th – build a nonprofit community ctr I-1	Approved

REVIEW COMMENTS

This request appears to cross more than one category within the UPOR section of the R-1 code: Public elementary schools / other educational institutions with curriculum equivalent to a public elementary school and public semipublic use. Ms. Dove came before the commission on 7-30-2024 with a request to build a nonprofit community center in an I-1 on West 6th Avenue and was approved. Per her statement the cost to construct a new facility was not feasible.

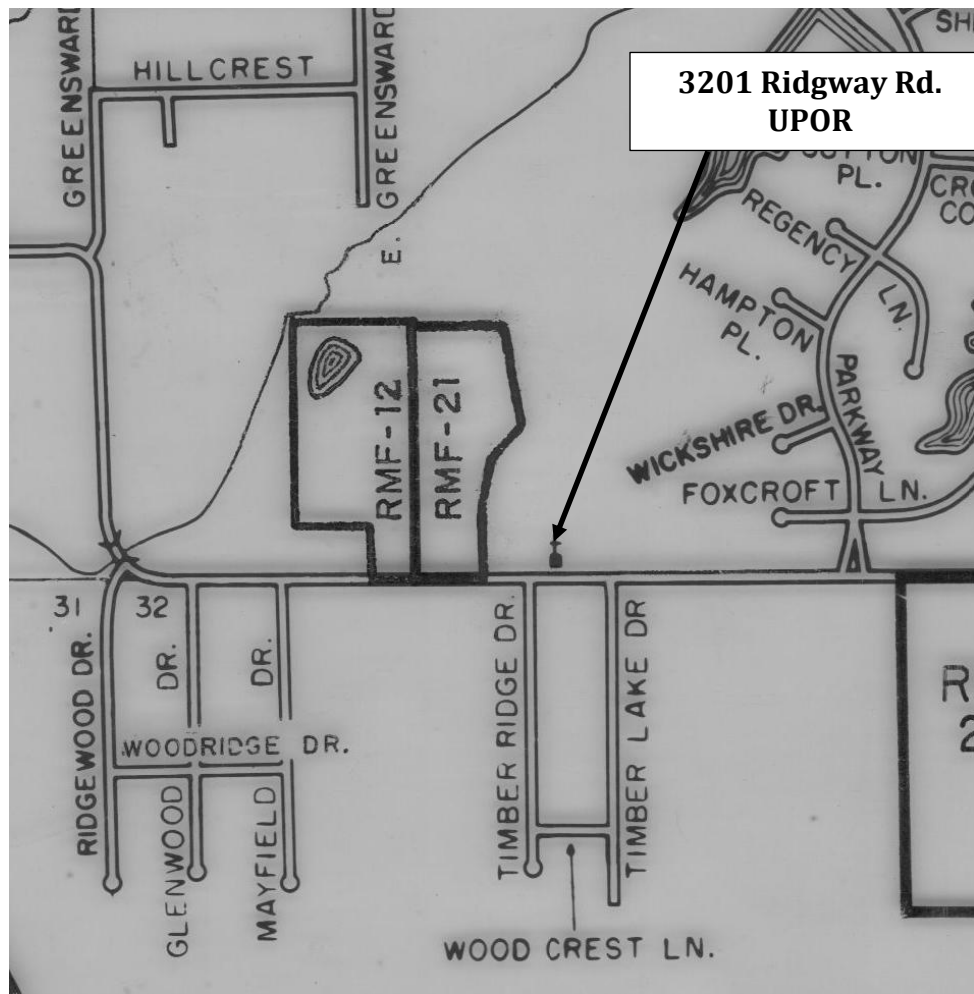
Th site was designed, built and has been utilized as private school that housed educational classes and instruction through the 12th grade including events and athletics. Ample parking exists and traffic generation based on the proposed uses should be less than a standard school facility.

Recommendations

UPOR

**AGENDA ITEM #2
3201 RIDGWAY ROAD
AUGUST 26TH, 2025**

Based on the design and past use as well as size of the property staff believes this will be a less intense use and will serve to repurpose vacated buildings and property within the city and recommends approval.



AGENDA ITEM #2
3201 RIDGWAY ROAD
AUGUST 26TH, 2025





3201 Ridgway



Property to the west



Adjoining property to the west - Apartments



Adjoining property to the west - Apartments

Adjoining Residences to the south – next 5 photos





Case No. 2025-0986

CITY OF PINE BLUFF, ARKANSAS

USE PERMITTED ON REVIEW (UPOR)

Application

Please fill out this form completely, supplying all necessary information and documentation to support your request.
Your application will not be placed on the Planning Commission agenda until this information is provided.

Business or Applicant Name: TOPPS- Targeting Our Peoples Priorities with Service

Business Location: (address or lot, block, or nearest intersection) 3201 Ridgway Road, PB, 71603

Property/Parcel ID No. _____

Size of Property (acres): 28

Current Zoning: Residential

Ward: 3

Applicant / Business Owner

Name: TOPPS- Annette Dove

Address: 1000 Townsend Park Drive
Pine Bluff, AR 71613

Telephone: 870-850-6011

Email: toppsincdove@aol.com

Fax: N/A

Property Owner (Must be filled out if different)

Name: Pine Bluff First Assembly of God

Address: 1003 Ridgway Road
Pine Bluff, AR 71603

Telephone: 870-535-0371

Email: info@pbfirst.com

Fax: N/A

Who will run the business? Annette Dove- TOPPS Director

Number of employees: 23

Number of off-street parking spaces required: 0

Number provided: 30

Are there any special licenses for your business? Yes

(explain) Childcare License with

DHS, Arkansas Special Nutrition for food service

Will you require a sign? No

Annette Dove
 Applicant / Business Owner Signature

7/17/25
 Date

PROPERTY OWNER(S) / AUTHORIZED AGENT CERTIFICATION: I (We), the undersigned, hereby certify under penalty of perjury that I (we) are the owner(s) of the property that is the subject of this application and I (we) have read this application and consent to its filing. (If signed by the authorized agent, a letter from each property owner must be provided indicating that the agent is authorized to act on his/her behalf.)

Jordan Blann 7/21/25
 Signature Date

Jordan Blann

Printed Name

Owner ☒ or Authorized Agent _____
 (Check one)

Signature

Date

Printed Name

Owner _____ or Authorized Agent _____
 (Check one)

Submission Deadline: 08-01-2025 Expected Planning Commission Meeting Date: 08-26-2025

• SEE REVERSE SIDE FOR SUBMISSION REQUIREMENTS •

It is our intention to assist you in making your project a success in a timely manner. Please call if you have any questions or need assistance from the City of Pine Bluff Inspection & Zoning Department, 200 E. 8th Avenue, Pine Bluff, AR 71611 Tel: (870)730-2020 fax: (870) 730-2170.

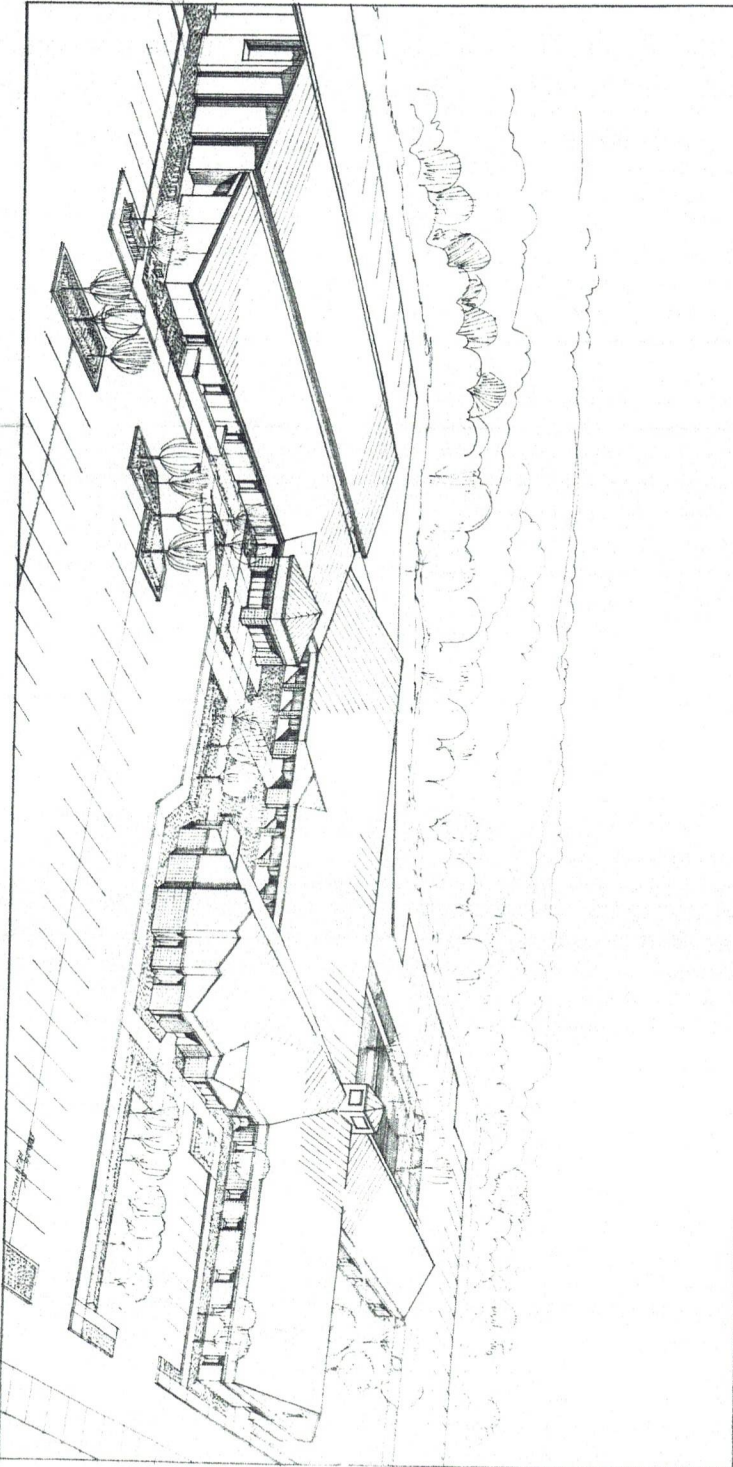
YOUR APPLICATION WILL NOT BE ACCEPTED WITHOUT A DRAWING OF THE PROPERTY

SCHEDULE OF WORKING DRAWINGS SHEETS

TS	TITLE SHEET	A-3	NORTH/EAST/SOUTH ELEVATIONS	M-1	MECHANICAL PLAN
SP	SITE PLAN	A-4	WEST ELEVATION / BUILDING SECT.	M-2	MECHANICAL SCHEDULES
S-1	FOUNDATION PLAN	A-5	INTERIOR ELEVATIONS / DOORS		
S-2	FOUNDATION DETAILS	A-6	BUILDING SECTIONS	P-1	PLUMBING PLAN
S-3	ROOF FRAMING PLAN	A-7	BUILDING SECTIONS	P-2	PLUMBING RISERS & SCHEDULES
S-4	ROOF DETAILS & TRUSS PROFILES	A-8	BUILDING SECTIONS		
S-5	TRUSS & FRAMING DETAILS	A-9	BUILDING SECTIONS	E-1	ELECTRICAL PLAN (LIGHTING & WIRING)
A-1	FLOOR PLAN (DIMEN.) WINDOWS			E-2	ELECTRICAL SCHEDULES & PANELS
A-2	FINISH PLAN / FINISH SCHEDULE				

GENERAL NOTES

These plans and specifications have been designed to meet the city building codes of the city Pine Bluff, and to comply with the county and state laws of Arkansas. It shall be the Contractor's responsibility to coordinate the construction with the local inspection authorities. Any changes required to these plans by city, county or state officials shall be considered part of the contract and shall be paid for in full by the Owner of the project for whom the use is intended.



TS



MILLER ARCHITECTURAL ASSOCIATES, INC.
1000 W. 10TH ST. PINE BLUFF, AR 71601



The Excelling

NEW LIFE

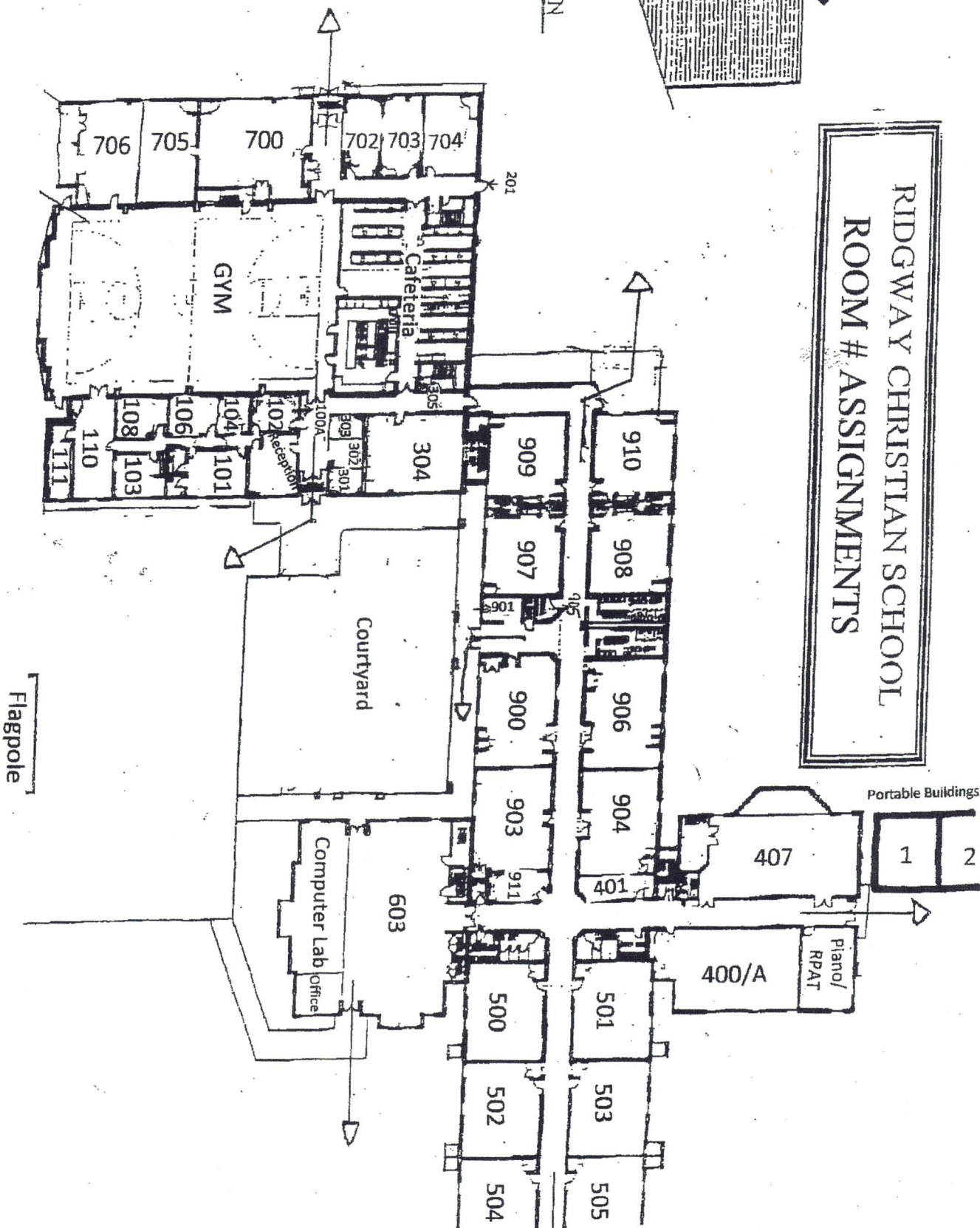
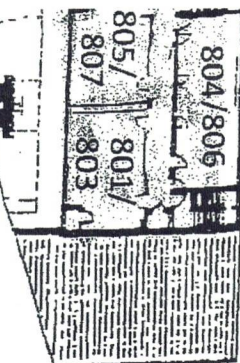
3001 RIDGEWAY RD., PINE BLUFF, AR

BAPTIST
CHURCH



RIDGWAY CHRISTIAN SCHOOL ROOM # ASSIGNMENTS

2ND FLOOR PLAN



August 26, 2025

RE: UPOR – 3201 Ridgway Road, Pine Bluff, AR., 71603

Currently the zone for 3201 Ridgway Road is residential, we understand that because the space has been vacant for over a year the zone changed from School to Residential. We are requesting that it be changed back to a School zone.

TOPPS, (Targeting Our People's Priorities with Service) Inc., is committed to uplifting and empowering vulnerable children and youth by providing direct and effective programs that will support them. We offer after school youth programs, summer camp, mentoring, work readiness programs, food programs, and a food pantry.

TOPPS, a 501 (c) 3, has been serving Pine Bluff, Jefferson County, since 2002. TOPPS ensures that youth have access to educational resources, dependable and safe summer and afterschool care, positive role models, and sustainable support needs such as food. Enrichment opportunities for children and youth during non-school hours are desperately needed in our area. TOPPS provides several afterschool and summer programs reaching children, youth, teens, college-age young adults, and families.

To date every student that participated in our mentoring program has graduated from high school and gained acceptance in college or the military. TOPPS continues to help the youth we serve to improve academic performance and encourage educational achievement. Currently we serve 110 youths in our after-school tutoring sessions, homework assistance, workshops on study skills, general test preparation, ACT test preparation. Additionally, our 8-week STEM summer camp serves 90 participants between the ages of 7 and 15 years of age. TOPPS also offers a meal program for the community during the summer and serves over 1000 meals a day to local food sites, including a food pantry.

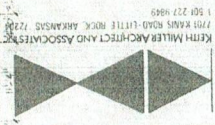
Currently we operate in three separate locations and four locations in the summer. Originally, TOPPS had desires to construct a new building, but the cost was in the millions of dollars. The vacant school building located at 3201 Ridgway Road was brought to our attention and will fit all needs we have, from programs to operations. We would be recycling an existing structure that is in a prime location in the community.

We believe this initiative closely aligns with the prior zoning identification of School and request that it be changed from Residential back to School.

Thank you- Annette Dove, TOPPS, Inc.



NEW LIFE
7th Building
3201 MIDWAY RD., PINE BLUFF, AR.
BAPTIST CHURCH



SHEET NO. **S-1**
DATE

FOUNDATION NOTES

- (1) THIS PLAN SHALL MEET ALL REQUIREMENTS OF THE CONSUMER'S BIDDING CODE AND THE CITY AND STATE OF PINE BLUFF, ARKANSAS.
- (2) ALL FILL MATERIAL SHALL BE COMPACTED TO A MINIMUM DENSITY OF 95% PRIOR TO PLACING CONCRETE.
- (3) FOUNDATION DESIGN IS BASED ON AN ALLOWABLE SOIL BEARING VALUE AT 24" BELOW FINAL GRADE: FOOTINGS: 3500 PSF & ISOLATED BRG. PADS: 3500 PSF
- (4) THE GENERAL CONTRACTOR SHALL VERIFY THE SIZE AND LOCATIONS OF ALL MECHANICAL AND ELECTRICAL OPENINGS.
- (5) ALL CONCRETE AND METAL REINFORCEMENT SHALL BE FABRICATED AND PLACED IN ACCORDANCE WITH THE REQUIREMENTS FOR REINFORCED CONCRETE (ACI 318 LATEST EDITION)
- (6) Poured in place concrete is to be normal weight and is to develop a compressive strength of 3000 PSI @ 28 DAYS.
- (7) METAL REINFORCING FOR FOUED INPLACE CONCRETE TO BE ASTM 615: GRADE 60 FOR PRINCIPAL REINFORCING; GRADE 40 FOR SLABS ON GRADE, STIRRUPS & TIES.

COVERED ENTRY

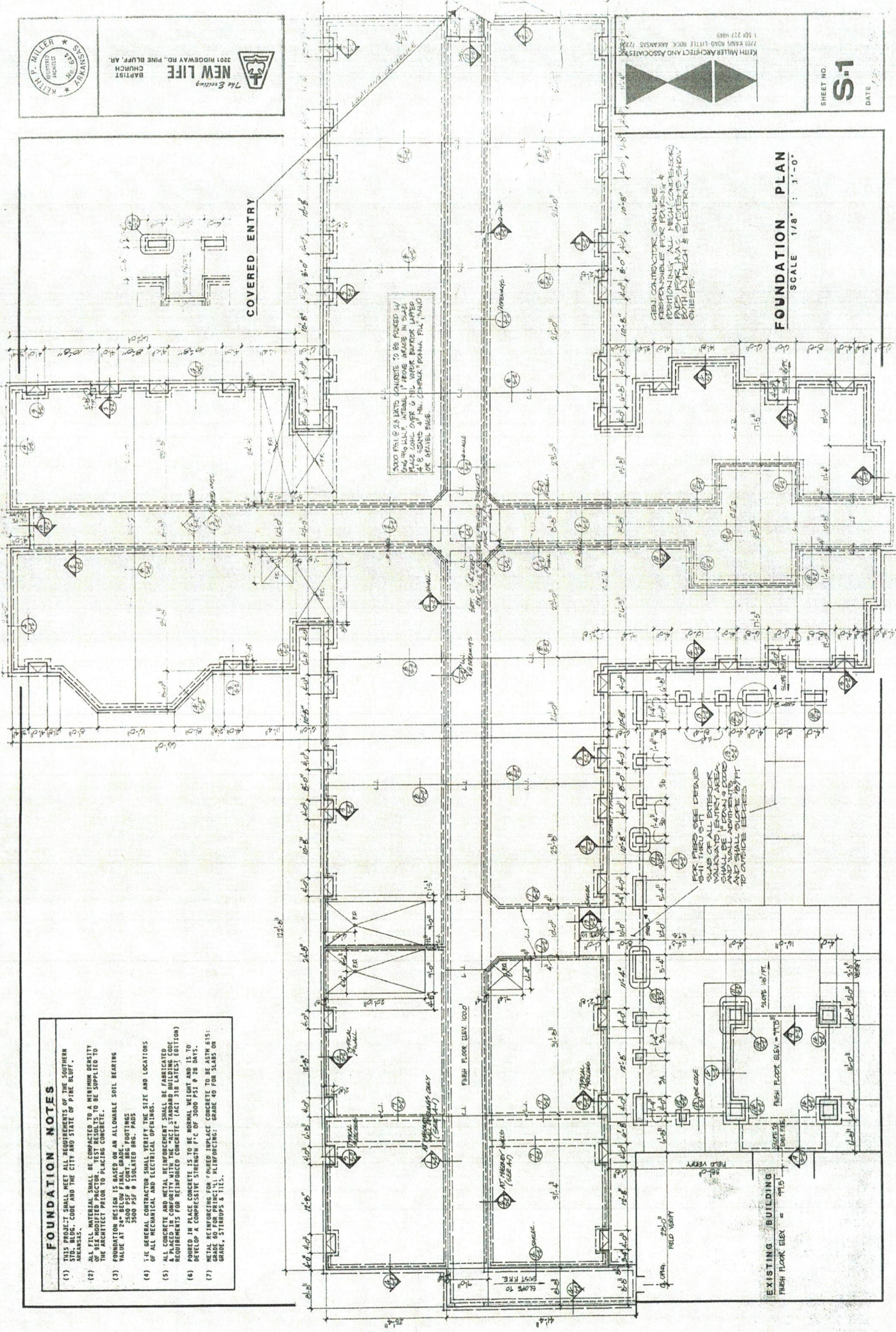
3000 PSI @ 28 DAYS CONCRETE TO BE Poured IN PLACE
1" ABOVE BRIDGE IN SLAB
4" ISOLATED BRG. PADS
OR METAL BRG.

CEILING CONTRACTOR SHALL BE RESPONSIBLE FOR PAYING & POSITIONING ALL MECH. CASES, ETC. FOR ALL MECH. & ELECTRICAL SHEETS

FOUNDATION PLAN

SCALE 1/8" = 1'-0"

EXISTING BUILDING
FINISH FLOOR ELEV. = 771.5





460

46,000 sq ft-

23 acres

**RECOMMENDATION
TO THE
PINE BLUFF PLANNING COMMISSION**

SUBJECT: Use Permit on Review request to establish a micro-school at 3030 S. Midland Drive in an I-1, Light Industrial zone.

APPLICANT: Sherrie Sams

ZONING AND LAND USES: I-1, Light Industrial

ZONING:	North:	I-1, Light Industrial	LAND USE:	North:	Fragmatics - Vacant
	South:	R-2, Residential		South:	Vacant
	East:	I-1, Light Industrial		East:	Cabinet Shop
	West:	I-1, Light Industrial		West:	Wooded – Power Transmission Line

HISTORY

2021-2-13 - 121 E. 5 th - build a school B-5	Approved
2021-5-25 - 700 Main - build a private school B-5	Approved
2023-10-31- 4100 Camden Rd – build new school R-1	Approved
2024-1-30 - 711 W. 11 th - build a new school R-3	Approved

REVIEW COMMENTS

Applicant is requesting commission approval to establish a micro-school in an I-1, Light Industrial zone. Schools are not listed as a permitted use or under the UPOR section of the I-1 zone and the nearest category might be day care center.

A micro school is characterized as a small-scale, independent learning environment typically serving fewer than 15 students. These schools are designed around the educational needs of the students they serve, blending elements of homeschooling, private education, and modern learning methodologies. They often involve multi-family learning settings where parents play a significant role in their children's education, unlike traditional homeschooling. Microschools are usually registered as official schools and can vary greatly in their teaching models and organizational structures. (reference Prenda).

As a general rule schools are not located in Industrial zones due to the nature of the permitted uses that create noise, fumes and large transport traffic. This I-1 zone consists more of warehousing, assembly, vehicle repair, and contractor equipment / office areas that do not generate a large amount of noise and fumes. The streets are

wide, and the adjoining properties do not appear to rely on large cargo type deliveries or shipments. This parcel is also located within a cul-de-sac with parking provided per contractor office standards.

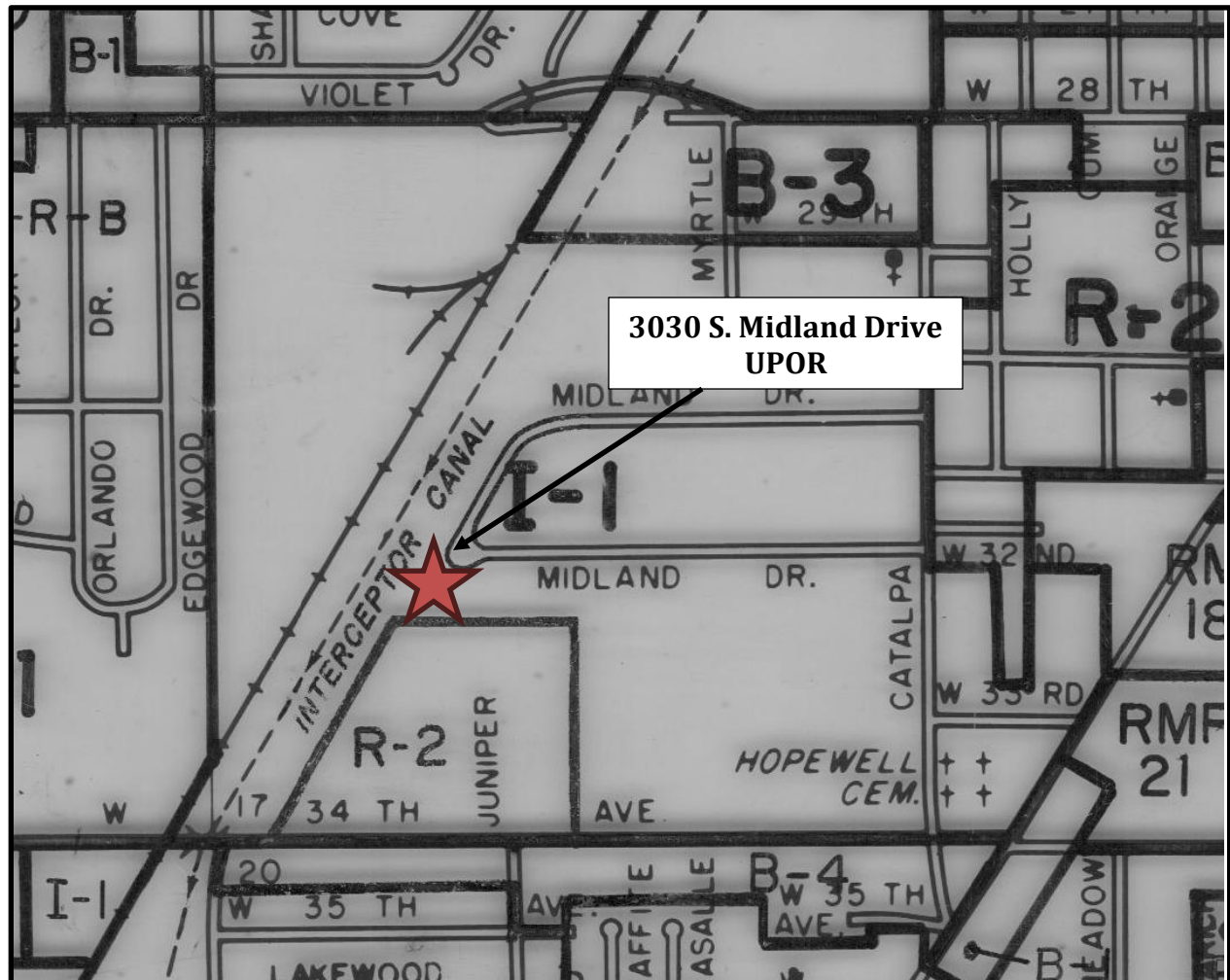
Very little information is given as to the operation of the school such as days and hours of operation, projected enrollment or modes of transportation. With stated grades of 7-10 it would not be expected that student drivers would be the norm; however, as the school progresses from year to year to include an eleventh and twelfth grade would that increase. Planning staff's concern would be increasing passenger automobile traffic in an area designed for large trucks, contracting equipment and semitrucks.

Evaluating the suitability of locating a microschool in a light industrial zone, the decision must balance student safety, educational quality, zoning compliance, and community impact. While light industrial zones can offer affordable space and flexible layouts, these areas also present unique considerations that may affect the learning environment. The primary concerns from planning staff are safety and environmental concerns.

- Light industrial areas may have truck traffic, machinery noise, and potential exposure to dust or fumes.
- Traffic and Access: Student drop-off and pick-up zones can create hazards with industrial vehicles

RECOMMENDATION

Placing a microschool in a light industrial zone can be a viable option **if** the school has a plan in place to address traffic safety with regard to drop-off / pick up areas and student driving and parking needs (possibly in the future). This approach may provide cost-effective, adaptable space while also supporting community revitalization, but only with strong safeguards in place to address the inherent risks of an industrial setting. Providing that the applicant has or can address this concern staff will recommend approval subject to Fire and Inspection department approvals.



Zoning map



Ownership map

UPOR

AGENDA ITEM #3
3030 S. MIDLAND DRIVE
AUGUST 26TH, 2025



Aerial Photo



Front view



Front view – access drive



West side and rear area



View north from property



Adjoining property to east



Adjoining property west

Case No. _____



CITY OF PINE BLUFF, ARKANSAS USE PERMITTED ON REVIEW (UPOR) Application

Please fill out this form completely, supplying all necessary information and documentation to support your request.
Your application will not be placed on the Planning Commission agenda until this information is provided.

Business or Applicant Name: Ambassadors For Christ Rising Warriors Academy

Business Location: (address or lot, block, or nearest intersection). 3030 S. Midland Dr, Pine Bluff, AR 71603

Property/Parcel ID No. _____

Size of Property (acres): 2 acres Current Zoning: Commercial Ward: 3

Applicant / Business Owner

Name: Sherrie Sams
Address: 305 E. 6th Street, Pine Bluff, AR 71601
Telephone: 713-582-2836
Email: Ssams@afcyouth.org
Fax: _____

Property Owner (Must be filled out if different)

Name: WE REALTY CO, LLC
Address: 3030 S. Midland Dr, Pine Bluff, AR 71603
Telephone: 501-347-5641
Email: Codney@wecenterwebuild.com
Fax: _____

Who will run the business? Rising Warriors Academy Number of employees: 5

Number of off-street parking spaces required: 3 Number provided: 10

Are there any special licenses for your business? No. (explain) _____

Will you require a sign? No _____

Applicant / Business Owner Signature

Date

PROPERTY OWNER(S) / AUTHORIZED AGENT CERTIFICATION: I (We), the undersigned, hereby certify under penalty of perjury that I (we) are the owner(s) of the property that is the subject of this application and I (we) have read this application and consent to its filing. *(If signed by the authorized agent, a letter from each property owner must be provided indicating that the agent is authorized to act on his/her behalf.)*

Codney Washington 08/02/2025
Signature Date

Signature Date

Codney Washington
Printed Name

Printed Name

Owner ☒ or Authorized Agent _____
(Check one)

Owner _____ or Authorized Agent _____
(Check one)

Submission Deadline: _____ Expected Planning Commission Meeting Date: _____

• SEE REVERSE SIDE FOR SUBMISSION REQUIREMENTS •

It is our intention to assist you in making your project a success in a timely manner. Please call if you have any questions or need assistance from the City of Pine Bluff Inspection & Zoning Department, 200 E. 8th Avenue, Pine Bluff, AR 71611 Tel: (870) 730-2020 fax: (870) 730-2170.

YOUR APPLICATION WILL NOT BE ACCEPTED WITHOUT A DRAWING OF THE PROPERTY

ITEMS REQUIRED WITH SUBMITTAL

The following items must be received with returned application:

1. Typed or written statement to Planning Commission detailing your request and a description of the current use of the property.
2. A scaled site plan showing the size and use of buildings, signs, land and improvements, size and arrangement of parking space, loading space, driveways and street access, scale, north arrow and vicinity map.
3. The uses of adjoining property;
4. Any additional information needed by staff because of conditions peculiar to the development.

Other supporting documentation required with a returned application:

5. **Property Summary sheet** for the subject property. These may be obtained from the Real Estate Division of the Jefferson County Assessor's Office, Jefferson County Courthouse, Barraque & Main Street, Pine Bluff, AR.
6. **Property Summary sheets for properties within 300 feet of subject property**, including those properties across the street(s) from the subject property. The Property Summary sheet must contain the legal description of each property and the recorded owner of each property. These may be obtained from the Real Estate Division of the Jefferson County Assessor's Office, Jefferson County Courthouse, Barraque & Main Street, Pine Bluff, AR.
7. **One postage stamp for each property owner.** The zoning official will mail notice of the request and meeting date to each adjacent property owner.

FOR OFFICE USE ONLY

(Must be completely filled out by Zoning Office staff prior to Planning Commission hearing)

APPLICATION FEE: UPOR - \$50.00

HEARING NOTICE SIGNS POSTED: One (1) for each 200 feet of street frontage, up to five (5) max
\$35.00 per sign
Number of signs required: _____

\$ _____	_____	_____
Amount Paid	Date	Rec'd by

All Property Summary Sheets received? _____	Notice submitted to newspaper? _____
---	--------------------------------------

Postage Stamps received? _____	Property Posting date: _____
--------------------------------	------------------------------

Hearing Notice date: _____	Property Posting Photos in file? . _____
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Complete the section below if you have chosen not to type a statement:

1. What is the current zone and use of the property?

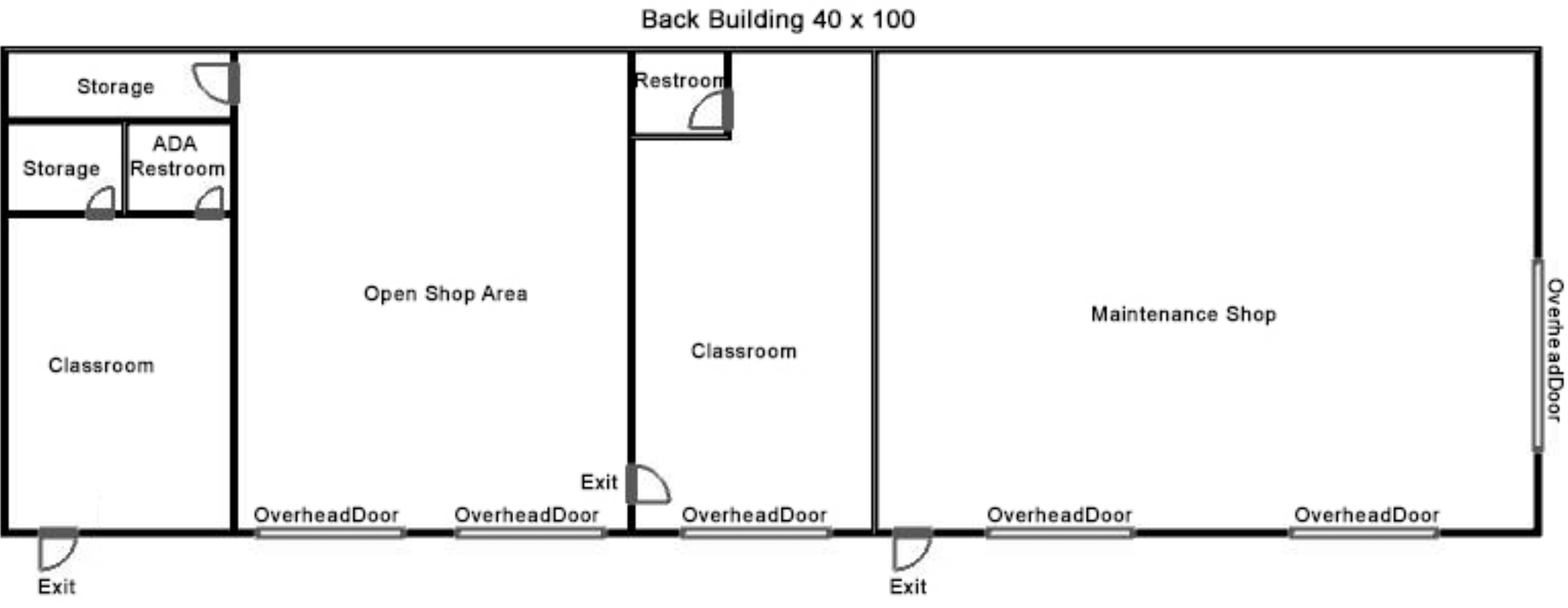
Technical Training Center for Youth and Young Adults

2. What is the proposed use and zone you are requesting?

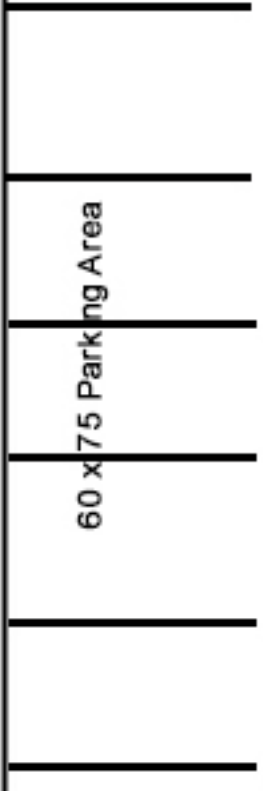
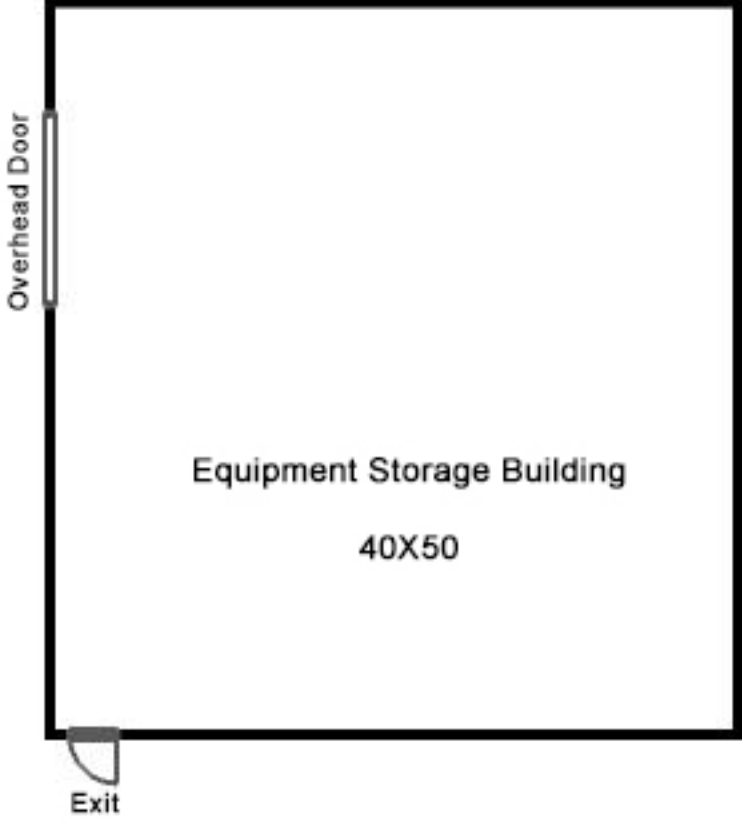
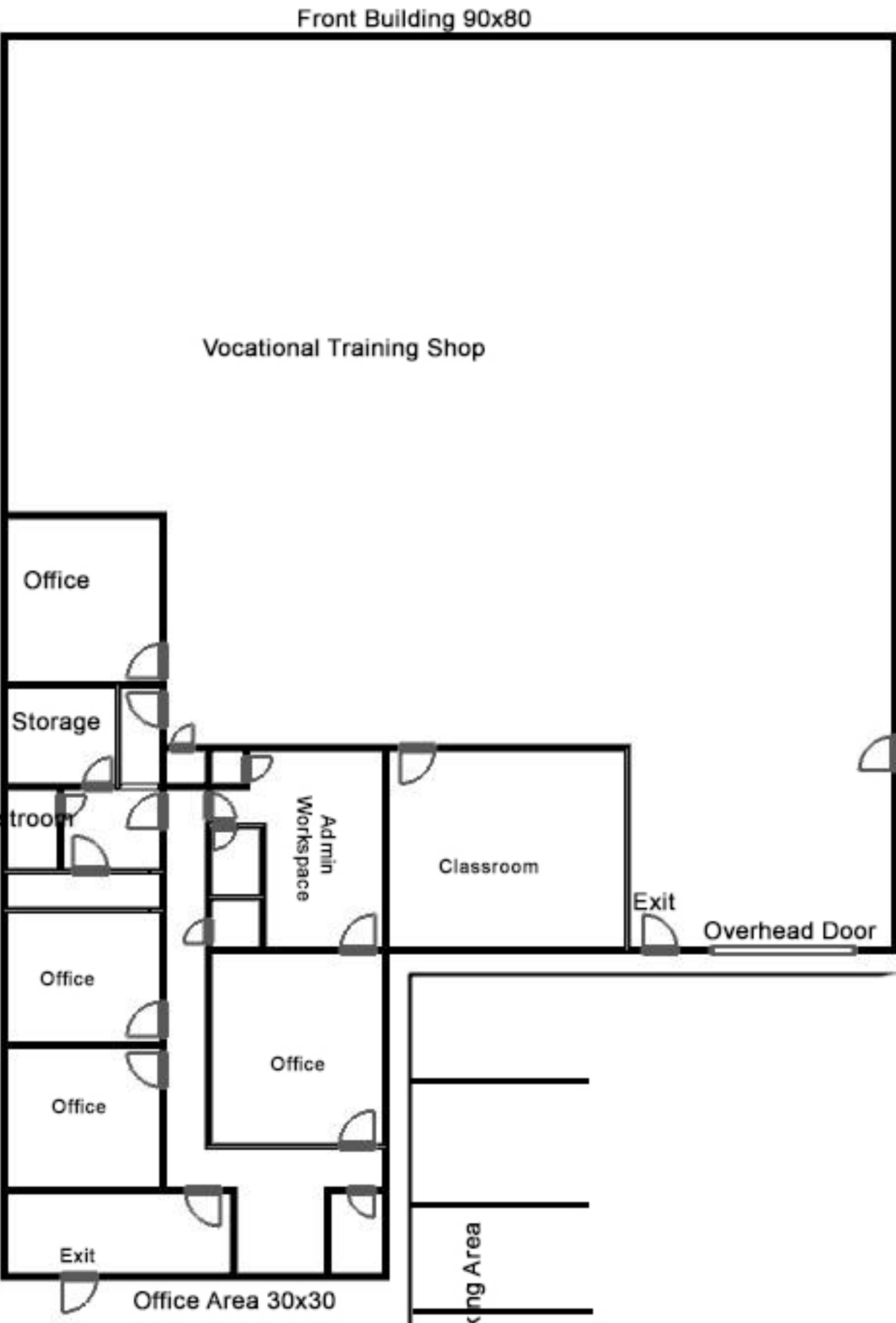
A micro homeschool co-op that includes hands-on training at the WE technical training center.

Write a narrative below explaining the reason for your request and describing the proposed use.

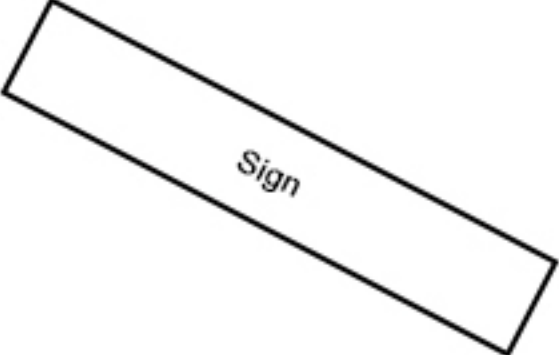
AFC's Rising Warriors Academy proposes to provide a micro homeschool co-op in conjunction with technical training classes offered at the WE Center. The micro homeschool is a small, collaborative group of homeschooling families who have decided to pool their resources and knowledge to educate their children and provide hands-on technical training in a more intimate, personalized setting. For middle-school aged youth who are not old enough to receive hands-on technical training, online training sessions will be provided.



Additional Parking



Entrance



9:55

LTE 100



Mo Will
1d · 🌐



ENROLLMENT IS OPEN!

Rising Warriors Academy | 3030 S Midland,
Pine Bluff, AR

Parents, we've got BIG news! We're now enrolling 7th-10th grade students for the 2025-2026 school year — and YES, that includes our brand-new 7th & 8th grades!

What makes us different?

- 💡 Small-class sizes
- 📖 Faith-based, Christ-centered learning
- 🏆 Strong academics & character development
- 💰 Affordable tuition — EFA scholarships available!
- 📅 Apply for funding by **AUGUST 1, 2025**
- 🌐 Visit: arkansasefa.com

Message us to schedule a tour

#RisingWarriorsAcademy #EnrollNow
#FaithAndEducation #PineBluffSchools

Don't miss the 8/1 deadline!! #risingwarriorsacademy
#RiseAndLead #wearerwa #EnrollNow #JeffersonCounty



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2 shares

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9:55

LTE 100



The Heat Magazine

Jul 3 · 🌐



The poster features a group of diverse children and adults smiling. Below them are two circular images: one showing a hot dog and another showing a child playing in a pool. A QR code is prominently displayed with the text "BECOME A WARRIOR TODAY" above it. A small note below the QR code says "Sports are limited - Enroll by July 31! Scan the QR code above to begin your Rising Warriors journey today!". The main text reads "RISING WARRIORS ACADEMY ENROLLMENT BASH" with "JULY 19 10AM-1PM" and "FREE FOOD!" in orange callouts. Below this, it says "CALLING ALL 9TH & 10TH GRADE STUDENTS!" and lists activities: "Join Us for Free Food, 🎁 Giveaways & 📺 Learn about Rising Warriors Academy". A blue button says "👉 Enroll on-site for Fall 2025!". At the bottom, an orange banner reads "FREE ENTRY | 305 E. Sixth Street, Pine Bluff, AR" and a tagline says "🌟 Come for the fun — leave with opportunity!".

🌟📺 Rising Warriors Academy Enrollment Bash! 🌟📺

Calling all 9th & 10th grade students! Join us Friday, July 19th from 10 AM – 1 PM at 305 E. Sixth Street, Pine Bluff, AR for an exciting day of FREE food, giveawa... See more



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