

**ORDINANCE NO. 60 OF 2025**

**AN ORDINANCE REZONING 802 AND 806 COLUMBIA AVE IN THE CITY OF BENTON, SALINE COUNTY, ARKANSAS, FROM R2 SINGLE FAMILY DISTRICT DETACHED HOUSING TO R5 MULTI FAMILY DISTRICT AND FOR OTHER PURPOSES**

**WHEREAS**, an application for rezoning was filed with the Planning Commission of the City of Benton, Arkansas, requesting that the property located at 802 and 806 Columbia Ave in the City of Benton be rezoned from R2 to R5; and

**WHEREAS**, the Planning Commission ordered a public hearing be held on November 4, 2025, at 6:00 p.m., for the purpose of hearing said application; the notice of such hearing having been published in a newspaper having a bona fide circulation in Saline County, Arkansas, with evidence having been submitted that all property owners or lessees within 300 feet of the property having been notified of said hearing; and at said hearing, the Planning Commission recommended to the City Council that such request be granted; and

**WHEREAS**, the City Council of the City of Benton, Arkansas, desires to rezone the following property from R2 to R5.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BENTON, ARKANSAS:**

**SECTION 1:** The following described property is hereby rezoned from R2 Single Family District Detached Housing to R5 Multi Family District.

Address: 802 & 806 Columbia Ave Benton, AR 72015  
Parcel Numbers: 800-48952-000; 800-48953-000

**PASSED AND APPROVED** this \_\_\_\_\_ day of November 2025.

\_\_\_\_\_  
Tom Farmer, Mayor

\_\_\_\_\_  
Cindy Stracener, City Clerk

11.04.2025				
802 & 806 Columbia Ave [Rezone from R2 to R5]				
	Voter		YES	NO
1	Member	Carl West	X	
2	Member	Brett Chumley	X	
3	Member	Lois Burks	X	
4	Member	Darrell Wood	X	
5	Member	John Clements	X	
6	Member	Pamela Gibson	X	
7	Chairman	Jim Stilwell		
8	Member	Mark Chilton	X	
9	Member	Andy Warford	X	

TRISTIN  
 PHILLIPS W/  
 RICHARDSON SPEAKS  
 IN FAVOR!  
 WANTS DUPLICATES

Nomination
Motion <i>CLEMENTS</i>
Second <i>WEST</i>

Nomination
Motion
Second

CITY OF BENTON  
COMMUNITY DEVELOPMENT DEPARTMENT

Chelsea Matthews  
Planner  
Phone: (501) 776-5938  
Email: [Chelsea.Matthews@bentonar.org](mailto:Chelsea.Matthews@bentonar.org)



114 South East Street  
Benton, Arkansas 72015  
Fax: (501) 776-5922  
Web: [www.bentonar.org](http://www.bentonar.org)

MEMORANDUM

TO: James Stilwell  
Planning Commission

FROM: Chelsea Matthews  
Community Development

DATE: 11.04.2025

RE: 802 & 806 Columbia Ave [Rezone from R2 to R5]

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Amanda Tarver with Tarver Construction, on behalf of the property owners, is requesting approval of rezone at 802 & 806 Columbia Ave. This property is currently zoned R2 [Single Family District Detached Housing] and she is requesting this property be rezoned to R5 [Multi Family District]. All questions and comments from Benton Utilities and the City of Benton have been approved.

Please contact the Community Development Office if we may be of further assistance.

802 W 800 COLUMBIA AVE  
 #800-48962000  
 #800-48963000

### Rezone Check List

Cover Memo	YCG ATTACHED
Application	YCG ATTACHED
\$40 Fee	YCG ATTACHED
Vicinity Map 8.5 x 11" size [12 Copies]	YCG ATTACHED
Scale Drawing w Information of Owners within 300 feet [12 Copies]	YCG ATTACHED
Proof of Ownership OR Notorized Letter	YCG ATTACHED
Address	802 W 800 COLUMBIA
Parcel Number	#800-48962000 #800-48963000
Approved DRC Comments	
Current Zone	R2
Proposed Zone	R6
Surrounding Zones	R2, R6, R7
Proof of Publication [15 Days Prior to Meeting]	YCG ATTACHED
"Subject to Rezone" Sign [15 Days Prior to Meeting]	YCG ATTACHED
Mail Notification to all Leasee or Owners within 300 Feet of Property [15 Days Prior to Meeting] *Certified Mail Receipts	YCG ATTACHED
Applied for in the Last 12 Months?	NO
City Council Meeting	11.17.26



City of Benton, AR  
The heart of Arkansas...

**REZONE APPLICATION**

TO THE BENTON, ARKANSAS PLANNING COMMISSION:

Applicant's Name Amanda Tarver

Address of subject property 802 & 806 Columbia Avenue, Benton, AR

Legal description of subject property See attached

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Parcel Number 800-48952-000 800-48953-000

It is requested that the above described property, currently in a R2 Zone District, be changed to a R5 Zone District. Attached hereto as a part of this application is an accurate scale drawing of the site and the surrounding area for a minimum distance of three hundred (300) feet from each boundary of the site showing locations of existing streets, property lines and the name and last known address of the recorded legal owners of all properties shown on the drawing. I hereby certify that I am the owner of the property identified in this application and to the best of my knowledge and belief, is true and correct.

Signed Charlotte Cronc

Email charlotte@richardson-engrs.com

Address 325 West South Street, Benton, AR 72015

Phone 501.315.7225

Subscribed and certified to me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
Receipt Number

\_\_\_\_\_  
Planning Department Representative

NOTE: THIS APPLICATION NEED NOT BE FILED IN PERSON AT THE OFFICE OF THE PLANNING COMMISSION; HOWEVER, WHEN FILING BY MAIL OR SECOND PARTY, THE SIGNATURE MUST BE NOTARIZED.



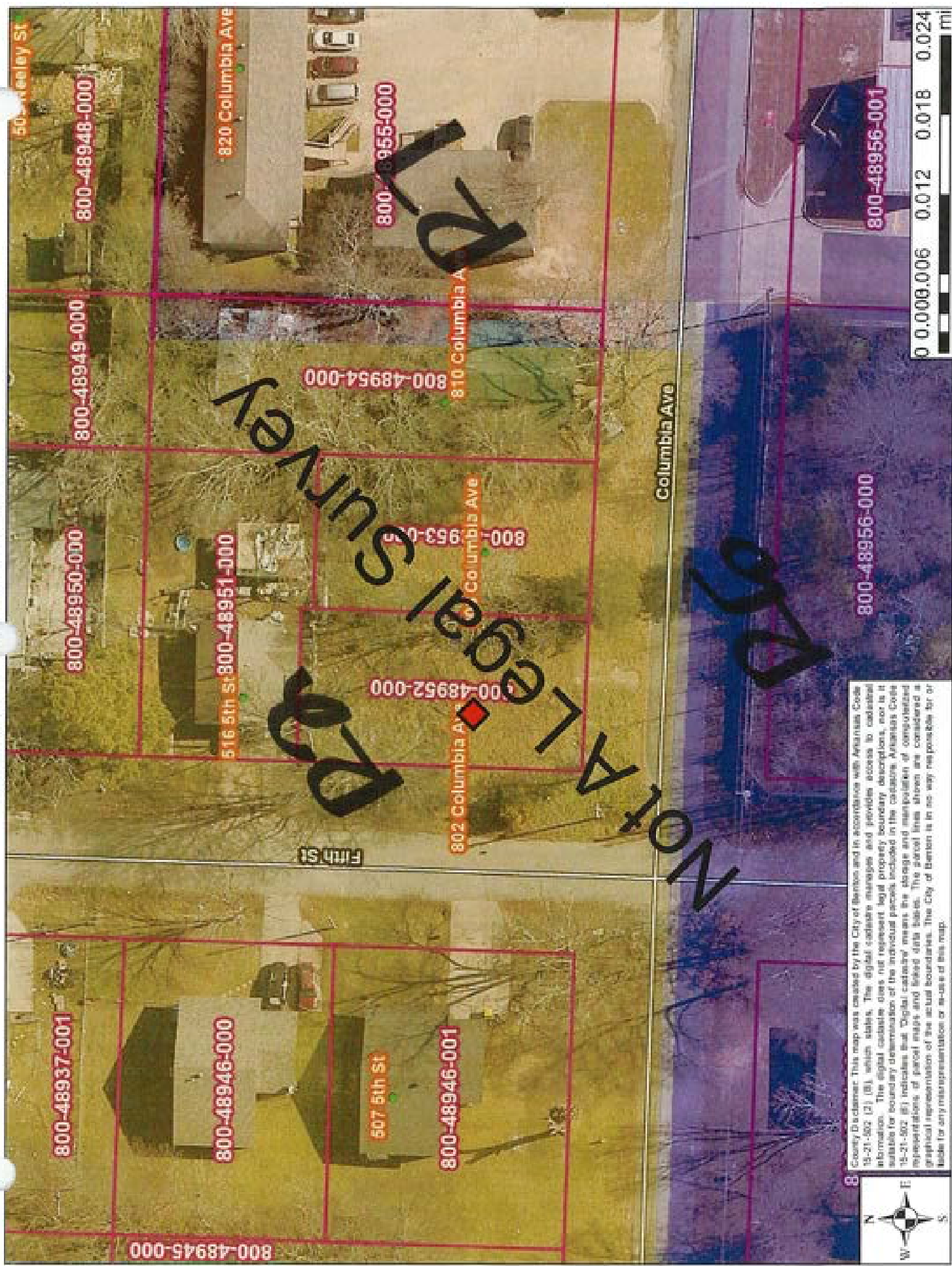
Hatched Parcel:  
 800-48952-000 Luat Thanh Nguyen  
 800-48953-000 Luat Thanh Nguyen



VICINITY MAP

1" = 120'

802 & 806 Columbia Ave



507 5th St

800-48937-001

800-48946-000

507 5th St

800-48946-001

800-48950-000

516 5th St 800-48951-000

800-48952-000

802 Columbia Ave

800-953-000

800-953-000

800-48954-000

810 Columbia Ave

800-955-000

820 Columbia Ave

800-48948-000

Columbia Ave

800-48956-000

800-48956-001



8 County Disclaimer: This map was created by the City of Benton and in accordance with Arkansas Code 15-21-502 (2) (B) which states, "The digital cadastre manages and provides access to cadastrial information. The digital cadastre does not represent legal property boundary descriptions, nor is it suitable for boundary determination of the individual parcels included in the cadastre. Arkansas Code 15-21-502 (5) indicates that 'Digital cadastre' means the storage and manipulation of computerized representations of parcel maps and listed data bases. The parcel lines shown are considered a graphical representation of the actual boundaries. The City of Benton is in no way responsible for or liable for any misrepresentation or use of this map."



Permission for City of Benton to Communicate with Engineer Only

LUAT THANH

I, \_\_\_\_\_, the owner of 802 Columbia Avenue & 806 Columbia Avenue, both of Benton, Arkansas, do hereby authorize Richardson Engineering to be the point of contact for all communications regarding these properties.

Luat Nguyen

09/26/2025 07:57 PM

Signature

Date

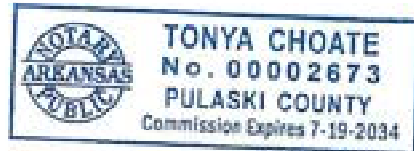
Witnessed by Notary Public:

Tonya Choate

Sept. 21, 2025

My Commission Expires

July 19, 2034



No. 49180

DATE 10/20 2026

CITY OF BENTON, ARKANSAS

GENERAL FUND - COMMUNITY DEVELOPMENT

RECEIVED OF Richardson Eng. \$ 40.-

FOR Columbia Rozong

# 21910

E. Henida

RECEIVED BY:

**Saline Courier** 61

**Advertising Invoice**

321 N. Market St.  
Benton, AR 72015

Phone: 501-315-8228

URL: <https://www.bentoncourier.com/>

Eric Richardson  
Richardson Engineering (28)  
325 W South  
Benton, AR 72015

Acct. # 01119239  
Phone # 501315-7225  
Post Date 10/17/2025  
Due Date 11/07/2025  
Invoice # 300003041  
PO #

Ad #	Text	Start	Stop	Ins. Amount	Prepaid	Due
00193240	Notice is hereby given that a	10/16/2025	10/16/2025	1	\$4.20	0.00 \$4.20

Thank you for your business!

Please return a copy with payment **Total Due 94.20**



**AFFP**  
Notice is hereby given that a

**Affidavit of Publication**

STATE OF ARKANSAS ) SS  
COUNTY OF SALINE )

, being duly sworn, says:

That she is Lisa McElrath of the The Saline Courier, a daily newspaper of general circulation, printed and published in Benton, Saline County, Arkansas; that the publication, a copy of which is attached hereto, was published in the said newspaper on the following dates:  
October 16, 2025.

Notice is hereby given that a hearing will be held by the Planning Commission of the City of Benton, Ark. on the 4th of November 2025 at 6 pm at Benton City Hall, 410 West Third on the petition of Taylor Construction for rezoning 802 Columbia Street, Benton, Arkansas 72015-3801 & 800-880-5400 from R-1 to a R-2. Affidavit for the purpose of publishing is appended on the following lands to-wit: That portion of the Southeast Quarter of the Southwest Quarter of Section 10, Township 2 South, Range 21 West, Saline County, Arkansas, more particularly described as follows: Commencing at the Southeast corner of said Southeast Quarter of the Southwest Quarter; thence North 90 deg. 01 min. 14 sec. East 500.05 feet along the West line of said Southeast Quarter of Southwest Quarter; thence North 00 deg. 07 min. 14 sec. East 262.26 feet along the West line of said Southeast Quarter of the Southwest Quarter; thence North 89 deg. 01 min. 00 sec. East 483.73 feet; thence South 00 deg 00 min. 47 sec. East 155.15 feet; thence South 89 deg. 00 min. 00 sec. West 43.20 feet; thence South 89 deg. 00 min. 13 sec. East 203.10 feet; thence South 89 deg. 01 min. 00 sec. West 437.20 feet to the point of beginning.

The said newspaper was regularly issued and circulated on those dates.  
SWORN

*Lisa McElrath*  
Lisa McElrath

Subscribed to and sworn to me this 16th day of October 2025.

*Jocelyn Vial*  
Jocelyn Vial, Notary Public, Saline County, Arkansas

My commission expires December 18, 2025



01119239 00193240

Eric Richardson  
Richardson Engineering (28)  
325 W South  
Benton, AR 72015

9589 0710 5270 1959 0641 57

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Total Postage and Fees \$10.48

Sent To: MELISSA MCCOY  
 717 SCHLEY ST  
 BENTON AR 72015

City/State/ZIP: Benton, AR 72015

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Sent To: BRITTANY WILLIAMS  
 503 FIFTH ST  
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Sent To: Melissa Charles Schmidt Seaman  
 714 Columbia Ave  
 Benton, AR 72015

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Total Postage and Fees \$10.48

Sent To: SANDRA SMALLWOOD  
 807 SCHLEY ST  
 BENTON AR 72015

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Postage \$0.78

Total Postage and Fees \$10.48

Sent To: BOB WRIGHT  
 199 WRIGHT RD  
 BENTON AR 72015

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<input type="checkbox"/> Adult Signature Required	\$0.00
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Postage \$0.78

Total Postage and Fees \$10.48

Sent To: PATRICIA CAVENOR  
 509 FIFTH ST  
 BENTON AR 72015

City/State/ZIP: Benton, AR 72015

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Send To: **KEVIN PEARSON**  
 14416 N 74TH AVE  
 COLLANVILLE OK 74021

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Alexander AR 72002

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<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.78	
<b>Total Postage and Fees</b>	<b>\$10.48</b>	

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Send To: **OVILIO BELTRAN**  
 1807 BLUE BILL LANE  
 ALEXANDER AR 72002

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<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
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<b>Total Postage and Fees</b>	<b>\$10.48</b>	

10/20/2025

Send To: **CHARLES & SEARA HARVEY**  
 714 COLUMBIA AVE  
 BENTON AR 72015

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Benton AR 72018

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10/20/2025

Send To: **CASTLE INVESTMENTS**  
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Orlando FL 32835

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<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.78	
<b>Total Postage and Fees</b>	<b>\$10.48</b>	

10/20/2025

Send To: **DeCruz, Wilson Mariani Rodriguez**  
 6015 Strada Isle Way  
 Orlando, FL 32835

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Pomona CA 91766

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.78

Total Postage and Fees \$10.43

0315 8

Stamp to: **JENKINS RICO**  
 8 MAVERICK CIR  
 POMONA CA 91766

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Paron AR 72122

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Extra Services & Fees (check box, add fee)

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<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.78

Total Postage and Fees \$10.43

0315 8

Stamp to: **HILLSIDE INVESTMENTS**  
 59 GOLDEN EAGLE DR  
 PARON AR 72122

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Benton AR 72015

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.78

Total Postage and Fees \$10.43

0315 8

Stamp to: **PATRICIA BROWN**  
 810 COLUMBIA AVENUE  
 BENTON AR 72015

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Benton AR 72015

Certified Mail Fee \$5.30

Extra Services & Fees (check box, add fee)

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<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.78

Total Postage and Fees \$10.43

0315 8

Stamp to: **HUCHINGSON BRENT & CHRISTA**  
 1217 MT VIEW CIR  
 BENTON AR 72015

PS Form 3800, January 2023 PSN 7530-02-000-1001 See Reverse for Instructions



9589 0710 5270 1959 0642 67

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Vacaville CA 94988

Certified Mail Fee \$5.30

Extra Services & Fees (check box, add fee)

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<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

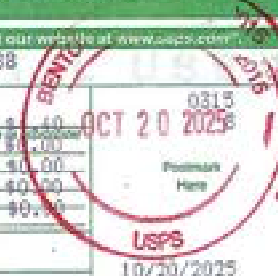
Postage \$0.78

Total Postage and Fees \$10.43

0315 8

Stamp to: **VENABLE THOMAS**  
 600 PACIFIC GROVE CT  
 VACAVILLE CA 94988

PS Form 3800, January 2023 PSN 7530-02-000-1001 See Reverse for Instructions



9589 0710 5270 1959 0642 94

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Mabelvale AR 72103

Certified Mail Fee \$5.30

Extra Services & Fees (check box, add fee)

<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.78

Total Postage and Fees \$10.43

0315 8

Stamp to: **DAVIS WILLIAM**  
 11 B SUNRISE  
 MABELVALE AR 72103

PS Form 3800, January 2023 PSN 7530-02-000-1001 See Reverse for Instructions



9589 0710 5270 1959 0643 48

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Benton, AR 72015

Certified Mail Fee \$5.30

Extra Services & Fees (check box, add fee)  
 Return Receipt (hardcopy) \$3.40  
 Return Receipt (electronic) \$0.00  
 Certified Mail Restricted Delivery \$0.00  
 Adult Signature Required \$0.00  
 Adult Signature Restricted Delivery \$0.00

Postage \$0.78

Total Postage and Fees \$10.48

Postmark Here  
 OCT 20 2025  
 10/20/2025

0315  
 USPS

Send To  
 CARRANZA ROSE ALBERTO S  
 512 SOUTH NEELEY ST  
 BENTON AR 72015

PS Form 3800, January 2023 PSN 7503-02-000-9071 See Reverse for Instructions

9589 0710 5270 1959 0643 31

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Benton, AR 72015

Certified Mail Fee \$5.30

Extra Services & Fees (check box, add fee)  
 Return Receipt (hardcopy) \$3.40  
 Return Receipt (electronic) \$0.00  
 Certified Mail Restricted Delivery \$0.00  
 Adult Signature Required \$0.00  
 Adult Signature Restricted Delivery \$0.00

Postage \$0.78

Total Postage and Fees \$10.48

Postmark Here  
 OCT 20 2025  
 10/20/2025

0315  
 USPS

Send To  
 SMITH ROSE A (CAPP5)  
 522 NEELEY ST  
 BENTON AR 72015

PS Form 3800, January 2023 PSN 7503-02-000-9071 See Reverse for Instructions

9589 0710 5270 1959 0643 37

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Benton, AR 72015

Certified Mail Fee \$5.30

Extra Services & Fees (check box, add fee)  
 Return Receipt (hardcopy) \$3.40  
 Return Receipt (electronic) \$0.00  
 Certified Mail Restricted Delivery \$0.00  
 Adult Signature Required \$0.00  
 Adult Signature Restricted Delivery \$0.00

Postage \$0.78

Total Postage and Fees \$10.48

Postmark Here  
 OCT 20 2025  
 10/20/2025

0315  
 USPS

Send To  
 BAILEY DORIS ARLENE  
 318 EDISON AVE SUITE 2  
 BENTON AR 72015

PS Form 3800, January 2023 PSN 7503-02-000-9071 See Reverse for Instructions

9589 0710 5270 2795 9789 36

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Benton, AR 72015

Certified Mail Fee \$5.30

Extra Services & Fees (check box, add fee)  
 Return Receipt (hardcopy) \$3.40  
 Return Receipt (electronic) \$0.00  
 Certified Mail Restricted Delivery \$0.00  
 Adult Signature Required \$0.00  
 Adult Signature Restricted Delivery \$0.00

Postage \$0.78

Total Postage and Fees \$10.48

Postmark Here  
 OCT 20 2025  
 10/20/2025

0315  
 USPS

Send To  
 WHATLEY ARTHUR GRAY IV  
 418 S NEELEY ST  
 BENTON AR 72015

PS Form 3800, January 2023 PSN 7503-02-000-9071 See Reverse for Instructions

9589 0710 5270 1959 0643 17

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Benton, AR 72015

Certified Mail Fee \$5.30

Extra Services & Fees (check box, add fee)  
 Return Receipt (hardcopy) \$3.40  
 Return Receipt (electronic) \$0.00  
 Certified Mail Restricted Delivery \$0.00  
 Adult Signature Required \$0.00  
 Adult Signature Restricted Delivery \$0.00

Postage \$0.78

Total Postage and Fees \$10.48

Postmark Here  
 OCT 20 2025  
 10/20/2025

0315  
 USPS

Send To  
 Melissa & Brett Berry  
 808 Princeton  
 Benton, AR 72015

PS Form 3800, January 2023 PSN 7503-02-000-9071 See Reverse for Instructions

9589 0710 5270 1959 0640 65

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Benton, AR 72015

Certified Mail Fee \$5.30

Extra Services & Fees (check box, add fee)  
 Return Receipt (hardcopy) \$3.40  
 Return Receipt (electronic) \$0.00  
 Certified Mail Restricted Delivery \$0.00  
 Adult Signature Required \$0.00  
 Adult Signature Restricted Delivery \$0.00

Postage \$0.78

Total Postage and Fees \$10.48

Postmark Here  
 OCT 20 2025  
 10/20/2025

0315  
 USPS

Send To  
 JAMES BROWN  
 704 EDISON AVE  
 BENTON, AR 72015

PS Form 3800, January 2023 PSN 7503-02-000-9071 See Reverse for Instructions

9589 0710 5270 1959 0640 72

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 Benton • AR 72015

Certified Mail Fee	\$5.30	0315 8
Extra Services & Fees (check box, add fee to postage)	\$4.40	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.78	
<b>Total Postage and Fees</b>	<b>\$10.48</b>	

Postmark Here: **BENTON POST OFFICE 72015**  
**OCT 20 2025**

Send To: **BOBBY & PAISY BLAKELY**  
 722 COLUMBIA AVE  
 BENTON AR 72015

PG Form 3800, January 2024 (PSN 7500-01-000-9017) See Reverse for Instructions

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 Benton • AR 72018

Certified Mail Fee	\$5.30	0315 8
Extra Services & Fees (check box, add fee to postage)	\$4.40	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.78	
<b>Total Postage and Fees</b>	<b>\$10.48</b>	

Postmark Here: **BENTON POST OFFICE 72018**  
**OCT 20 2025**

Send To: **CYNTHIA GREEN**  
 605 FIFTH ST  
 BENTON AR 72015

PG Form 3800, January 2024 (PSN 7500-01-000-9017) See Reverse for Instructions

9589 0710 5270 1959 0641 64

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Certified Mail Fee	\$5.30	0315 8
Extra Services & Fees (check box, add fee to postage)	\$4.40	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.78	
<b>Total Postage and Fees</b>	<b>\$10.48</b>	

Postmark Here: **BENTON POST OFFICE 72019**  
**OCT 20 2025**

Send To: **RICHARD & REBECCA HOGUIRE**  
 847 BRECKENRIDGE DR

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For delivery information, visit our website at [www.usps.com](http://www.usps.com)®.  
 Phoenix • AZ 85072

Certified Mail Fee	\$5.30	0315 8
Extra Services & Fees (check box, add fee to postage)	\$4.40	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.78	
<b>Total Postage and Fees</b>	<b>\$10.48</b>	

Postmark Here: **BENTON POST OFFICE 72015**  
**OCT 20 2025**

Send To: **CIRCLE K STORES INC**  
 PO BOX 52065 DC-17  
 PHOENIX AZ 85072

PG Form 3800, January 2024 (PSN 7500-01-000-9017) See Reverse for Instructions

9589 0710 5270 1959 0642 63

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Certified Mail Fee	\$5.30	0315 8
Extra Services & Fees (check box, add fee to postage)	\$4.40	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.78	
<b>Total Postage and Fees</b>	<b>\$10.48</b>	

Postmark Here: **BENTON POST OFFICE 72015**  
**OCT 20 2025**

Send To: **MATTERHORN HOMES LLC**  
 465 E HERITAGE HILLS DR  
 ALPINE UT 84004

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 Benton • AR 72015

Certified Mail Fee	\$5.30	0315 8
Extra Services & Fees (check box, add fee to postage)	\$4.40	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.78	
<b>Total Postage and Fees</b>	<b>\$10.48</b>	

Postmark Here: **BENTON POST OFFICE 72015**  
**OCT 20 2025**

Send To: **MELISSA BERRY**  
 208 PRINCETON  
 BENTON, AR 72015

PG Form 3800, January 2024 (PSN 7500-01-000-9017) See Reverse for Instructions

9569 0710 5270 1959 0642 25

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For delivery information, visit our website at [www.usps.com](http://www.usps.com)  
Benton, AR 72015

Certified Mail Fee	\$5.30	0315
<input type="checkbox"/> Return Receipt (hardcopy) <input type="checkbox"/> Return Receipt (electronic) <input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Adult Signature Required <input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00 \$0.00 \$0.00 \$0.00	8 8 8 8
Postage	\$0.78	
<b>Total Postage and Fees</b>	<b>\$10.98</b>	<b>10/20/2025</b>



Sent to  
 STEVEN GENT  
 503 NEELEY ST  
 BENTON AR 72015

Parcel Number	Owner Name	Physical City	Physical Address	Zip Code	Mailing Address	Mailing City	Mailing State
800-48924-000	BLAKELY BOBBY D & PATSY L	BENTON	722 COLUMBIA AVE	72025	722 COLUMBIA AVE	BENTON	AR
800-48926-000	BAILEY STINSON C & DORIS A TRUSTEES	BENTON	EDISON AVE	72025	318 EDISON AVE SUITE 2	BENTON	AR
800-48934-000	BAILEY STINSON C & DORIS A TRUSTEES	BENTON	714 EDISON AVE	72025	318 EDISON AVE SUITE 2	BENTON	AR
800-48937-000	MCDOY HILSSA	BENTON	717 SCHLEY ST	72025	717 SCHLEY ST	BENTON	AR
800-48938-000	PEARSON KEVIN E	BENTON	713 SCHLEY ST	72025	14426 N 74TH AVE	COLLARVILLE	OK
800-09994-000	BAILEY STINSON C & DORIS A TRUSTEES	BENTON	NEELEY ST	72025	318 EDISON AVE SUITE 2	BENTON	AR
800-09996-000	VILLADA ANDRÉS ELBAO	BENTON	588 NEELEY ST	72025	888 S NEELEY ST	BENTON	AR
800-09996-000	CAPPS ROSE A & GENE A CAPPS	BENTON	522 NEELEY ST	72025	522 NEELEY ST	BENTON	AR
800-48952-000	NGUYEN LUAT THANH	BENTON	802 COLUMBIA AVE	72025	2803 HURRICANE GARDENS DR	BRYANT	AR
800-48949-000	SMALLWOOD SANDRA JEAN	BENTON	887 SCHLEY ST	72025	887 SCHLEY ST	BENTON	AR
800-48948-000	509 NEELEY TRUST - TRUSTEE VENUS INVESTMENTS LLC	BENTON	509 NEELEY ST	72025	509 NEELEY ST	BENTON	AR
800-48953-000	CASTLE INVESTMENTS LLC	BENTON	417 NEELEY ST	72025	PO BOX 2159	BENTON	AR
800-48946-001	DAVENOR PARRISA L	BENTON	509 FIFTH ST		0 809 FIFTH ST	BENTON	AR
800-48944-000	HARVEY LESLIE C & DEBRA D	BENTON	714 COLUMBIA AVE	72025	714 COLUMBIA AVE	BENTON	AR
800-48954-000	MCLOURE RICHARD W & REBECCA	BENTON	810 EDISON	72025	847 BRECKENRIDGE DR	BENTON	AR
800-09998-000	WHITLEY ARTHUR G W & CAROL A WOODS	BENTON	504 NEELEY ST	72025	418 S NEELEY ST	BENTON	AR
800-08997-000	CARRANZA JORGE ALBERTO FLORES & ROSA ANGELICA MART	BENTON	512 S NEELEY ST	72025	512 SOUTH NEELEY ST	BENTON	AR
800-48979-000	DA CRUZ CARLOS WILIAM MARCO AN RODRIGUES	BENTON	FIFTH & SCHLEY ST	72025	4018 STRADA BLE WAY	ORLANDO	FL
800-48954-000	BROWN PATRICIA R	BENTON	810 COLUMBIA AVE	72025	810 COLUMBIA AVENUE	BENTON	AR
800-48952-000	NGUYEN LUAT THANH	BENTON	808 COLUMBIA AVE	72025	2803 HURRICANE GARDENS DR	BRYANT	AR
800-48947-000	SEAHN STEVEN	BENTON	503 NEELEY ST	72025	503 NEELEY ST	BENTON	AR
800-48945-000	BELTRAN OVIJO A BEZA	BENTON	718 COLUMBIA AVE	72025	1857 BLUE BILL LANE	ALEXANDER	AR
800-48943-000	HUCKENSON BRENT	BENTON	706 COLUMBIA AVE	72025	1217 HT VIEW DR	BENTON	AR
800-48940-000	DAVIS WILLIAM DOUGLAS & ANGELA KERRI	BENTON	504 S FOURTH ST	72025	11 S SUMMIT	HARDVALE	AR
800-48956-001	CIRCLE K STORES INC	BENTON	808 EDISON	72025	PO BOX 82088 DC 17	PHOENIX	AZ
800-09995-000	BAILEY STINSON C & DORIS A TRUSTEES	BENTON	884 NEELEY ST	72025	318 EDISON AVE SUITE 2	BENTON	AR
800-48926-000	GREEN CYNTHIA D	BENTON	605 FIFTH ST	72025	605 FIFTH ST	BENTON	AR
800-48925-000	CASTLE INVESTMENTS LLC DBA CASTLE PROPERTIES	BENTON	820 COLUMBIA AVE	72025	PO BOX 2159	BENTON	AR
800-48954-000	WRIGHT BOB TRUSTEE WRIGHT LIVING TRUST	BENTON	505 FIFTH ST	72025	189 WRIGHT RD	BENTON	AR
800-48948-000	HILLSIDE INVESTMENTS LLC	BENTON	507 FIFTH ST	72025	59 GOLDEN EAGLE DR	PARSON	AR
800-48937-001	WALLS BETHANY	BENTON	503 FIFTH ST		0 503 FIFTH ST	BENTON	AR
800-48926-000	BROWN JAMES E	BENTON	707 COLUMBIA	72025	3011 WILD ROSE TRAIL	BENTON	AR
800-48927-000	BROWN JAMES	BENTON	705 COLUMBIA AVE	72025	3011 WILD ROSE TRAIL	BENTON	AR
800-48925-000	BAILEY STINSON C & DORIS A TRUSTEES	BENTON	EDISON AVE	72025	318 EDISON AVE SUITE 2	BENTON	AR
800-48954-000	BERRY HEULISA & BRETT	BENTON	502 FIFTH ST	72025	208 PRINCETON	BENTON	AR
800-48953-001	BERRY HEULISA & BRETT	BENTON	805 SCHLEY ST	72025	208 PRINCETON	BENTON	AR
800-48980-002	MATTHEW HORN HOMES LLC	BENTON	SCHLEY ST		0 463 E HERITAGE HILLS DR	ALPINE	UT
800-48980-000	JENKINS RICO	BENTON	418 FIFTH ST	72025	8 HAVEROCK DR	POMONA	CA
800-48980-001	MATTHEW HORN HOMES LLC	BENTON	SCHLEY ST		0 463 E HERITAGE HILLS DR	ALPINE	UT





This Property is Subject To  
Rezoning Consideration by  
the Planning & Zoning Commission  
On  At   
City of Benton