



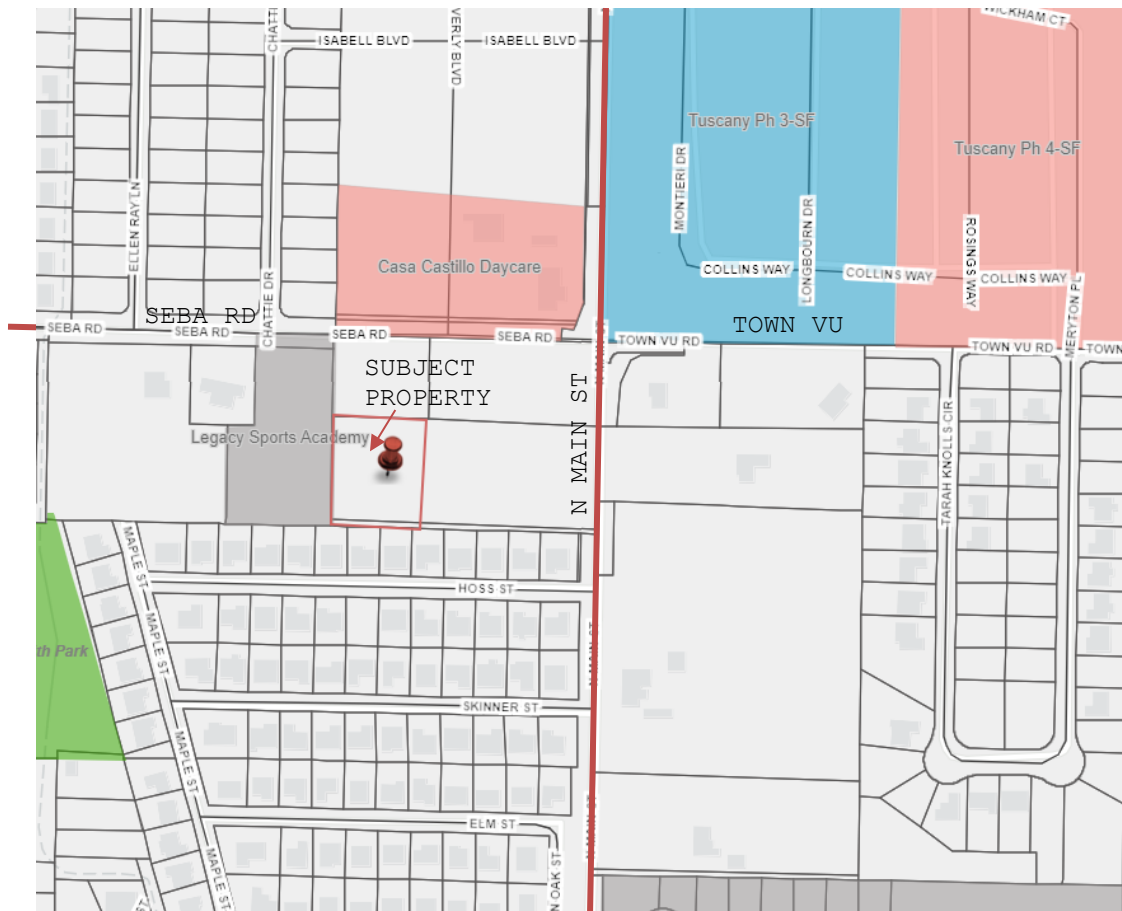
NOTICE OF PUBLIC HEARING **Centerton Planning Commission**

December 19, 2023 at 6:00 PM

NOTICE IS HEREBY GIVEN that a Public Hearing will be held before the City of Centerton, AR Planning Commission on **December 19, 2023, at 6:00 PM** at the Centerton Municipal Complex, 210 Municipal Dr, Centerton, AR 72719, to hear public comment on the conditional use application (CU23-07) to allow the use 62 "Recreational Facility - Outdoor" for a turf playing field on 1 ± acre, located west of Legacy Sports Academy, 297 Seba Rd, Centerton, AR, submitted by LSA Assets LLC. The property is owned by Tony Steele and zoned C-3 Neighborhood Commercial.

Property is described as: T33-R20-S31, PT NE NW BEG N15.5 Rods SE/C E/2 NW NW; PID 06-00061-000.

For questions or comments, contact the Planning Dept, 200 Municipal Dr, PO Box 208, Centerton, AR 72719, email planning@centertonar.us, or call (479) 795-2750 x302. Addtl info: <https://www.centertonar.us/planning-and-zoning>





218'-4 1/2"

FENCE ENTIRE FIELD

TURF ENTIRE FIELD
(INSIDE THE FENCE)

188'-1"

187'-9 3/4"

218'-3 1/4"

20'-1"

0 20 40ft



To: City of Centerton
From: Legacy Sports Academy
Date: 10/15/23
RE: Narrative Description of Proposed Use

Located in Centerton, AR, Legacy Sports Academy is a state-of-the art multi-sport training complex featuring one of the largest youth indoor training facilities in the state of Arkansas. Centerton has been home to Legacy since its inception in 2014.

Our mission is to leave a Legacy for our youth delivering a true athletic experience that teaches character traits such as leadership, teamwork, respect, sportsmanship, positive attitude, solid work ethic, and athletic development, all while learning necessary life lessons and honoring God with their abilities. To achieve our mission, Legacy Sports Academy provides a children friendly atmosphere conducive to learning team skills, growing families closer, and providing guidance to children in need while allowing them to have fun in a sports atmosphere. We accomplish this by making sure we provide a facility and staff geared toward teaching children the appropriate skills they need to succeed not only in sports, but also in life.

Legacy's baseball and softball teams, which are named after fallen soldiers and hero's, use our indoor training facility to improve their craft but are restricted to space. Due to this, our teams utilize the open field next to our facility to create game-like experiences. To continue our mission, we are seeking to lay outdoor turf on the land directly east of our facility. This upgrade to the community will allow our teams a safer practice experience, consistent playing surface, and prepare our athletes for the future as many High School, College, and even professional stadiums have transitioned to turf. To accomplish this, Legacy will not need to make any structural changes to our facility outside of leveling the playing surface. To date, our outdoor space is used by current teams while daylight permits. With adding the turf, our terms of use will continue as is. Although Legacy is updating our lighting for our current parking lot and front of our building, we are not adding lighting to the field as we don't want to create a disruption within our community.

As Legacy converts the outdoor field to turf, our teams will be able to meet all their training needs at our facility. Due to the transition being completely cosmetic, our business will be status quo which will not generate a need to make any changes to our employee headcount or parking. Our core customer and focus will continue to be youth boys and girls in the surrounding northwest Arkansas cities. Our facility is open to the public in a membership capacity, which allows them to train in our space. We have trained many athletes from NWA and have seen many of our athletes continue their journey to the collegiate arena, which our facility in Centerton, AR has played a direct impact on.



Many of Legacy's neighbors are current athletes at Legacy Sports Academy. To date, Legacy has not received any complaints from our neighbors due to noise, lighting, or the use of the current outdoor field. As we are simply changing the current outdoor field from grass to outdoor turf, the community will not see any changes to our day-to-day use of this area of land. This gives us the confidence that our neighbors will see this as an upgrade to our facility which will drive a better, and safer experience for our youth athletes.

We are extremely excited and honored to call Centerton the home of Legacy Sports Academy. As we work together, we are appreciative of the collaboration and willingness to discuss this opportunity. Our goal is to not only create a safe environment for our youth, but also to run a program that the City of Centerton is proud to have within their community.