



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Agenda Board of Zoning Adjustments

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Tuesday, May 15, 2018

1:30 PM

Municipal Center

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### 1. Call to Order

### 2. Roll Call

### 3. Approval of Minutes

MIN-18:048 MINUTES: BZA Minutes from April 17, 2018.

Attachments: [BZA Minutes from April 17, 2018 .pdf](#)

### 4. Appeal Cases

VR-18-14 VARIANCE: VR 18-14: 2307 Clark Street

Winters, LLC is requesting a variance for address 2307 Clark Street to waive the new guidelines for Duplexes and Triplexes on parking in the front of the unit instead of the side or rear of the unit. There are two lots and they are requesting square footage lot reductions for both since lots do not meet the minimum of 7200 square foot. This is located within an R-2 Multi-family Low Density District Lot.

Attachments: [Application.pdf](#)  
[Letter.pdf](#)  
[Overview of Map.pdf](#)  
[Picture of Overall.pdf](#)  
[BZA Variance Plat.PDF](#)

VR-18-15 VARIANCE: VR 18-15: 4502 Access Road

Roy Cooper of LC Incorporated is requesting a variance for address 4502 Access Road to waive the parking requirements to allow gravel surface parking for semi-trucks to turn around and park on west side of the building and request not to fence area. This is located within an I-1 Limited Industrial District Lot.

Attachments: [Application.pdf](#)  
[Drawing.pdf](#)  
[Pictures of Area.pdf](#)  
[Willow Creek Addition -4500 Access Drive REV-4-26-17.pdf](#)

VR-18-16 VARIANCE: VR 18-16: 2825 Forest Home Road

Thomas Smith of Crow-Burlingame Company on behalf Barbara and David Marin is requesting a variance for address 2825 Forest Home Road to confirm setbacks to existing conditions. This is located within a C-3 General Commercial District.

**Attachments:** [Application.pdf](#)  
[Letter.pdf](#)  
[Plat.pdf](#)  
[Pictures of Area.pdf](#)

**VR-18-17** VARIANCE: VR 18-17: 701 Sadie Lane

Jerrad Taylor and Trey Loveday on behalf of Optimal Homes, LLC is requesting a variance for address 701 Sadie Lane to waive the standard side building setback of the east side encroachment into the 25 foot building setback along Culberhouse Road to accommodate the existing footings. This is located within an R-1 Single Family Density District Lot.

**Attachments:** [Application.pdf](#)  
[Permit Plot Plan.pdf](#)  
[Residential Application.pdf](#)  
[Variance Map.pdf](#)  
[Letter from Adjoining Neighbor.pdf](#)  
[Pictures of Area.pdf](#)  
[PP 17-10 FP 17-10 TWIN OAKS SUBDIVISION AND MAIN AGREEMENT 7.27](#)

**VR-18-18** VARIANCE: VR 18-18: 6012 Wisteria Lane

Matt and Lori Chandler is requesting a variance for address 6012 Wisteria Lane to waive the standard building setback of the southwest corner of the structure encroaching 5.79 feet into the 25 feet standard on the rear setback and 3.29 feet on the utility easement along the south property line of the lot. This is located within an R-1 Single Family Density District Lot.

**Attachments:** [Application.pdf](#)  
[Letter - Engineering.pdf](#)  
[Letter - Planning.pdf](#)  
[Lot 4 Map-Layout1.pdf](#)  
[Replat of Abandonedment Drawing.pdf](#)  
[RP 17-35 REVISED PLAT LOT 4 PRAIRIE MEADOWS PHASE 1.pdf](#)  
[SFR 16-400 6012 Wisteria Lane HOUSE.PDF](#)  
[Site Plan of House layout when built.pdf](#)  
[Pictures of Area.pdf](#)  
[Letters from Utility Companies.pdf](#)

## **5. Staff Comments**

## **6. Adjournment**

