



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Agenda Board of Zoning Adjustments

Tuesday, August 20, 2019

1:30 PM

Municipal Center

1. Call to Order

2. Roll Call

3. Approval of Minutes

MIN-19:082

MINUTES: July 16, 2019

BZA Minutes from July 16, 2019 Meeting.

Attachments: [Meeting Minutes from July 16, 2019](#)

4. Appeal Cases

VR-19-25

VARIANCE: 2802 PEBBLE CREEK COVE

James and Rebekah McKee are requesting a variance for address 2802 Pebble Creek Cove to allow the rear setback to be reduced to eight feet instead of the standard 25 ft. that is required by code to build an addition onto the existing house. This is located within an R-1 Single Family Medium Density District.

Attachments: [Application](#)
[Drawing](#)
[Pictures of Location](#)
[Residential Application](#)
[Adjoining Property Owner Signatures](#)

VR-19-26

VARIANCE: 2309, 2311 and 2313 THORN STREET

Brandon Winters on behalf of owner Brenda Lagrone is requesting a variance for addresses 2309, 2311 and 2313 Thorn Street is requesting a reduction in the required lot size of 7,200 sq. ft. for a Duplex. This is located within an R-2 Multi-Family Medium Density District.

Attachments: [Application](#)
[BZA Letter](#)
[Site Plan Concept](#)
[Site Plan Layout for Buildings](#)
[Certified Mail Receipts](#)
[3D Rendering](#)

VR-19-27

VARIANCE: 815 E MATTHEWS and 817 HALTOM

John Easley of Associated Engineering, LLC on behalf of Jonesboro Real Estate Holdings is requesting a variance for address 815 E Matthews and 817 Haltom requesting approval to erect a 6 ft. high wooden shadow box fence along the east, west and south perimeter of the parking lot. The standard is 4 ft. and 50 % open is allowed in the front yard setback. This is located within a C-5 Commercial Residence Mixed Use District.

Attachments: [Application](#)
[Site Plan of Variance](#)
[Property Owner Notification Signed](#)
[VR 1927- Certified Mail Receipts 1](#)
[VR 1927- Certified Mail Receipts 2](#)

VR-19-28

VARIANCE: 2215 GRANT AVENUE

George Hamman of Civilogic on behalf of BLR Investments, LLC is requesting a variance for address 2215 Grant Avenue to allow the west side setback to be reduced to 2.5 ft. and to be reduced to 8.5 ft. on the rear setback. This is located within a c-3 General Commercial District.

THIS IS SUPPOSE TO BE ON SEPTEMBERS MEETING.

Attachments: [Application](#)
[Letter](#)
[Variance Plat](#)
[USPS Receipts](#)
[Property Owner Notification](#)
[Staff Summary](#)
[Vance's Second Addition Plat](#)
[Vance's Second Addition](#)

VR-19-29

VARIANCE: 2612 GALLAWAY LANE

Stephen Sexton is requesting a variance for address 2612 Gallaway Lane to build an Accessory Building 14 ft. than 12 ft. that is stated in the Accessory Building Code. This is located within an R-1 Single Family Medium Density District.

Attachments:

[Application](#)

[Layout of Lot](#)

[Drawing of Building layout on lot](#)

[Overman Building Invoice and Specs](#)

[Adjoining Property Owner Notification Signatures](#)

5. Staff Comments

6. Adjournment