



**APPLICATION FOR COMMERCIAL BUILDING & ZONING PERMIT
- INCLUDES MULTI-FAMILY 3+ UNITS**

Planning & Zoning, P.O. Box 1845, Jonesboro, AR 72403 – (870) 932-0406, fax (870) 336-3036
www.jonesboro.org

(OFFICE USE ONLY) PERMIT NO. ISSUED:		DATE:
Property Information		Parcel No. (if known)
Address: <u>1409 E Nettleton</u>	City: <u>Jonesboro</u>	<u>AR 72401</u>
Zoning Classification: <u>R-1 Single Family Residential</u>		
Please describe proposed use: <u>MONUMENT SALES</u>		
Applicant's Name: <u>MACON REAL ESTATE, LLC, d/b/a MACON Properties</u>		
Address: <u>1817 W. MATTHEWS</u>		
City: <u>Jonesboro</u>	State: <u>AR</u>	ZIP Code: <u>72401</u>
Phone: <u>870.520.6400</u>	Email Address: <u>scott@maconent.com</u>	
Arkansas Contractor License #:	Privilege #:	
Owner's Name: (If Same, Input Same) <u>SAME</u>		
Address:		
City:	State:	ZIP Code:
Phone:	Email Address:	
Asbestos Requirement (State of Arkansas): State regulations require contractors to have lead and asbestos inspections prior to renovation or alterations of commercial structures. You are required to contact: Arkansas Department of Environmental Quality (ADEQ) at: 501-682-0718.		
Three (3) Copies of Site Plan: Yes / No (Please circle)		Three (3) Complete Set of Construction Documents: Yes / No (Please circle)
Type of Construction:		Code Review Included: Yes / No (Please circle)
Seismic Zone #3 Signed Certification: Yes / No (Please circle)		
Engineering Firm:		
Engineer's Certification and Signature: Yes / No (Please circle)		Phone:
Address:	City:	State:
Architectural Firm:		
Architect's Certification and Signature: Yes / No (Please circle)		Phone:
Address:	City:	State:
CONTRACTED PRICE OF PROJECT: \$		
Flood Plain: Yes / No (Please circle)		Flood Zone District:
Elevation Certificate Required: Yes / No (Please circle)		
FEMA CLOMA/LOMA Required: Yes / No (Please circle)	GF Issuance:	Certificate #:

APPLICATION FOR COMMERCIAL BUILDING & ZONING PERMIT APPLICATION PAGE 2

TYPE OF IMPROVEMENT:		PROPOSED USE:	
New Building:		Multi-Family:	
Addition:		Institution:	
Interior Alteration:		Assembly:	
Demolition:		Industrial:	
Moving:		Business:	MONUMENT SALES
Foundation Only:		Storage:	
Change of Use:	X MONUMENT SALES	Mercantile:	
Sign:		Hazardous:	
Site & Drainage/Grading Permit:			
Other:			
COMMENTS (OFFICE USE ONLY)			
Planners Remarks:			
Fire Inspections Remarks:			
Sanitation Department Remarks:			
Engineering Remarks:			
Building Department Remarks:			
Review Status:			
Zoning Dept.:	Engineering Dept.:	Fire Marshall:	Building Dept.:
APPLICANT'S CERTIFICATION			
I certify that the answers to the above questions and any statements made on same are true and complete to the best of my knowledge.			
Print Name : MACON REAL ESTATE LLC NICKIE MACON		Designation: OWNER	Phone/Fax: 870.520.6400
Email: scotty@MACONENT.COM			
Signature: Nickie Maccon		Date: 01-05-2018	

MACON PROPERTIES

Taking Pride in our Properties since 1973

Nickie Macon, President
nickie@maconent.com

S. Maglothin, Director of Operations
scotty@maconent.com

Jake Owens, CEO
jake@maconent.com

Bill Blakely, Manager
bill@maconent.com

Friday, January 5, 2018

City of Jonesboro
Planning & Zoning
P.O. Box 1845
Jonesboro, AR 72403
HAND-DELIVERED

Re: 1409 E Nettleton, Jonesboro, AR 72401
Application for Change of Use – date of occupancy March 1, 2018

Dear Planning & Zoning:

Macon Real Estate LLC, dba Macon Properties owns 1409 E Nettleton, Jonesboro, AR 72401. The past tenant was Artefacts, LLC, who was in the business of high-end consignments of art and antique furniture.

The proposed new tenant is Sara and Bret Foster dba Northeast Arkansas Monument Company, Needham, Arkansas. The new tenant proposes a sales office at the location. Manufacturing will continue to be at its location in Needham. Based on last year sales, the new tenant averages 5.5 customers **per month** – one car per customer bringing one (1) group into the business at a time. The intended use is more consistent since the building was originally NORMAN MEMORIAL COMPANY ESTABLISHED 1898 (see attached picture). In addition, the new tenant will provide more revenue to the city (privilege license, City Sales Tax). We respectfully request that the intended use be approved by the City.

Sincerely,



Nickie Macon
President

Macon Properties
1817 West Mathews
Jonesboro, AR 72401
Phone: 870.520.6400 Fax: 870.520.6401



NORTHEAST ARKANSAS MONUMENT CO.

Brett & Sara Foster

6063 Highway 18 East

Jonesboro, AR 72401

870-932-5110

neamonumentco@gmail.com

January 5, 2018

To whom it may concern,

My wife and I would like to address any possible concerns about our plans to open a retail monument sales location in the former Norman Memorial Company Building located at 1409 E Nettleton Ave. This location will be our second office, and function as a sales office and showroom only. Absolutely no monument production will take place at this location. No inventory will be stored at this location. Finally, there will be no monument equipment, setting trucks, air compressors, etc. stored on the location. All these functions will be served by our current location outside of Jonesboro on Hwy 18.

Secondly, as to the concern of adding a significant amount of traffic to the area, our business is low volume. The current sales goals of the Nettleton Office are such that we only expect on average 5.5 customers per month. The current driveway, and parking lot is more than adequate to accommodate the number of cars to meet 5 times our expected sales goal.

Finally, we are committed to providing our customers with the highest quality service we can provide. This includes insuring that the building and grounds are maintained in a neat and professional manner at all times.

Sara and I look forward to working with the City of Jonesboro to make the opening of our second location as smooth as possible. We are very excited to bring memorial sales back to the location that served so many families in Jonesboro for over a century. Please contact us with any further questions or concerns.

Sincerely,



Brett Foster

