



**CITY OF JONESBORO
REZONING PROPERTY OWNER NOTIFICATION**

The MAPC, City of Jonesboro, Arkansas, will hold a public hearing at the City of Jonesboro Municipal Center, 300 S. Church St., Council Chambers, 1st Floor, Jonesboro, Arkansas, on:

TUESDAY, FEBRUARY 27, 2018 AT 3:00 P.M.

One item on the agenda for this meeting is a request to the Commission to approve a rezoning ordinance concerning property that is within 200 ft of the property. You have the opportunity to attend this meeting to voice your approval or disapproval if you wish. If you have information that you feel should be taken into consideration before a decision is rendered, you are encouraged to submit such information to the Commission. If the Commission renders a decision you feel is unfair or unjust, you may appeal the decision to Circuit Court.

REZONING REQUESTED BY: **MORRIS REAL ESTATE & MEEKS PROPERTIES**

DATE: **02/11/18**

SUBJECT PROPERTY ADDRESS: **5925 SOUTHWEST DRIVE & 5704 CREEKVIEW DRIVE**

DESCRIPTION OF REZONING REQUESTED: **THE APPLICANT IS REQUESTING APPROVAL FOR A REZONING FROM R-1 SINGLE FAMILY MEDIUM DENSITY DISTRICT TO C-3 GENERAL COMMERCIAL DISTRICT FOR .95 +/- ACRES FOR PROPERTY LOCATED AT 5925 SOUTHWEST DRIVE AND 5704 CREEKVIEW DRIVE.**

In affixing my signature below, I am acknowledging my understanding of this request for an appeal or variance. I further understand that my signature only indicates my receipt of notification of the request for an appeal or Rezoning and does not imply an approval by me or the Rezoning, unless so written by me to the Commission.

VALLEY VIEW SCHOOL

Printed Name of Property Adjacent Owner

(Signature)

Date

2131 VALLEY VIEW DRIVE

Address

Phone

If you would like to obtain additional information, or voice an opinion regarding this request, you may do so by contacting the Planning Department, at 300 S. Church St., or by calling 870-932-0406, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.



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DATE: **02/11/18**

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VALLEY VIEW STORAGE

Printed Name of Property Adjacent Owner

(Signature)

Date

P.O. BOX 238, BROOKLAND, AR 72407

Address

Phone

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VALLEY VIEW STORAGE LLC

5925 SOUTHWEST DRJONESBORO, AR

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[Basic](#) [Land](#) [Sales](#) [Valuation](#) [Taxes](#) [Receipts](#) [Map View](#)

Basic Info

Parcel Number:	01-133033-01210
County Name:	Craighead County
Ownership Information:	VALLEY VIEW STORAGE LLC PO BOX 238 BROOKLAND AR 72417
Property Address:	VALLEY VIEW STORAGE LLC 5925 SOUTHWEST DR JONESBORO, AR Map This Address
Billing Information ⓘ:	VALLEY VIEW STORAGE LLC PO BOX 238 BROOKLAND, AR 72417
Total Acres:	5.00
Timber Acres:	0.00
Sec-Twp-Rng:	03-13-03
Lot/Block:	/
Subdivision:	
Legal Description:	PT E1/2 SW
School District:	58 JB VALLEY VIEW CITY
Homestead Parcel?:	No
Tax Status:	Taxable
Over 65?:	No



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DATE: **02/11/18**

SUBJECT PROPERTY ADDRESS: **5925 SOUTHWEST DRIVE & 5704 CREEKVIEW DRIVE**

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VALLEY VEIW BAPTIST CHURCH

Printed Name of Property Adjacent Owner

(Signature)

Date

5924 SOUTHWEST DRIVE, JONESBORO, AR 72404

Address

Phone

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VALLEY VIEW BAPTIST CHURCH

5924 SOUTHWEST DRIVE
JONESBORO, AR 72404-

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[Basic](#)[Sales](#)[Valuation](#)[Taxes](#)[Map View](#)

Basic Info

Parcel Number:	12-133102-00800
County Name:	Craighead County
Ownership Information:	CHURCH VALLEY VIEW BAPTIST 5924 SOUTHWEST DRIVE JONESBORO, AR 72404
Property Address:	VALLEY VIEW BAPTIST CHURCH 5924 SOUTHWEST DRIVE JONESBORO, AR 72404- Map This Address
Billing Information ⓘ:	CHURCH VALLEY VIEW BAPTIST 5924 SOUTHWEST DRIVE JONESBORO,, AR 72404
Total Acres:	10.77
Timber Acres:	0.00
Sec-Twp-Rng:	10-13-03
Lot/Block:	/
Subdivision:	
Legal Description:	PT NE NW
School District:	58 VALLEY VIEW RURAL
Homestead Parcel?:	No
Tax Status:	EXEMPT CHURCH
Over 65?:	No



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BRYAN GOODWIN

Printed Name of Property Adjacent Owner

(Signature)

Date

3503 FREE PERRY RD. FT SMITH, AR 72903

Address

Phone

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GOODWIN BRYAN

6006 SOUTHWEST DRIVEJONESBORO, AR

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[Basic](#) [Land](#) [Sales](#) [Valuation](#) [Taxes](#) [Receipts](#) [Improvements](#) [Map View](#)

Basic Info

Parcel Number:	01-133102-00500
County Name:	Craighead County
Ownership Information:	GOODWIN BRYAN 3503 FREE FERRY RD FT SMITH AR 72903
Property Address:	GOODWIN BRYAN 6006 SOUTHWEST DRIVE JONESBORO, AR Map This Address
Billing Information ⓘ:	GOODWIN BRYAN 3503 FREE FERRY RD FT SMITH, AR 72903
Total Acres:	0.97
Timber Acres:	0.00
Sec-Twp-Rng:	10-13-03
Lot/Block:	3/
Subdivision:	BRYAN GOODWIN REPLAT
Legal Description:	BRYAN GOODWIN REPLAT OF ELLISON ACRES PT LOT 3 PT NW LESS S5' ALSO LESS 451 SQ FT(.01AC) TO HWY DEPT
School District:	58 JB VALLEY VIEW CITY
Homestead Parcel?:	No
Tax Status:	Taxable
Over 65?:	No



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HAROLD LAMB

Printed Name of Property Adjacent Owner

(Signature)

Date

1010 W. LAWSON, JONESBORO, AR 72404

Address

Phone

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LAMB HAROLD & JUSTINA

6012 SOUTHWEST DR

JONESBORO, AR

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[Basic](#) [Land](#) [Sales](#) [Valuation](#) [Taxes](#) [Receipts](#) [Improvements](#) [Map View](#)

Basic Info

Parcel Number:	01-133102-00400
County Name:	Craighead County
Ownership Information:	LAMB HAROLD AND JUSTINA 1010 W LAWSON JONESBORO AR 72404
Property Address:	LAMB HAROLD & JUSTINA 6012 SOUTHWEST DR JONESBORO, AR Map This Address
Billing Information ⓘ:	LAMB HAROLD AND JUSTINA 1010 W LAWSON JONESBORO, AR 72404
Total Acres:	0.97
Timber Acres:	0.00
Sec-Twp-Rng:	10-13-03
Lot/Block:	2/
Subdivision:	ELLISON ACRES REVISED
Legal Description:	ELLISON ACRES PT NW
School District:	58 JB VALLEY VIEW CITY
Homestead Parcel?:	No
Tax Status:	Taxable
Over 65?:	No



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JAMES MEAD

Printed Name of Property Adjacent Owner

(Signature)

Date

P.O. BOX 17093, JONESBORO, AR 72403

Address

Phone

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MEAD JAMES

6014 SOUTHWEST DRJONESBORO, AR

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[Basic](#) [Land](#) [Sales](#) [Valuation](#) [Taxes](#) [Receipts](#) [Improvements](#) [Map View](#)

Basic Info

Parcel Number:	01-133102-00300
County Name:	Craighead County
Ownership Information:	MEAD JAMES & KATHY PO BOX 17093 JONESBORO AR 72403
Property Address:	MEAD JAMES 6014 SOUTHWEST DR JONESBORO, AR Map This Address
Billing Information ⓘ:	MEAD JAMES & KATHY PO BOX 17093 JONESBORO, AR 72403
Total Acres:	0.00
Timber Acres:	0.00
Sec-Twp-Rng:	10-13-03
Lot/Block:	PT 1/
Subdivision:	ELLISON ACRES REVISED
Legal Description:	ELLISON ACRES PART NW 10-13-03
School District:	58 JB VALLEY VIEW CITY
Improvement Districts:	Drainage District 15,Big Creek Watershed
Homestead Parcel?:	No
Tax Status:	Taxable
Over 65?:	No



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PAULETTE QUINN

Printed Name of Property Adjacent Owner

(Signature)

Date

6100 SOUTHWEST DRIVE, JONESBORO, AR 72404

Address

Phone

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QUINN PAULETTE

[Basic](#)[Land](#)[Sales](#)[Valuation](#)[Taxes](#)[Receipts](#)[Map View](#)

Basic Info

Parcel Number:	12-133102-00600
County Name:	Craighead County
Ownership Information:	QUINN PAULETTE 6106 SOUTHWEST DR JONESBORO AR 72404
Property Address:	QUINN PAULETTE
Billing Information ⓘ:	QUINN PAULETTE 6106 SOUTHWEST DR JONESBORO, AR 72404
Total Acres:	51.73
Timber Acres:	0.00
Sec-Twp-Rng:	10-13-03
Lot/Block:	/
Subdivision:	
Legal Description:	PT NW
School District:	58 VALLEY VIEW RURAL
Improvement Districts:	Drainage District 15,Big Creek Watershed
Homestead Parcel?:	No
Tax Status:	Taxable
Over 65?:	No



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PINNACLE AGRICULTURE DISTRIBUTION INC.

Printed Name of Property Adjacent Owner

(Signature)

Date

1880 FALL RIVER DRIVE, SUITE 100, LOVELAND CO 80538

Address

Phone

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SHELTON FOODS INC

JONESBORO, AR

[Basic](#)[Land](#)[Sales](#)[Valuation](#)[Taxes](#)[Receipts](#)[Map View](#)

Basic Info

Parcel Number:	01-133033-01403
County Name:	Craighead County
Ownership Information:	SHELTON FOODS INC 3213 DAN AVE JONESBORO AR 72401
Property Address:	SHELTON FOODS INC JONESBORO, AR
Billing Information ⓘ:	PINNACLE AGRICULTURE DISTRIBUTION, INC. 1880 FALL RIVER DR STE 100 LOVELAND, CO 80538
Total Acres:	0.79
Timber Acres:	0.00
Sec-Twp-Rng:	03-13-03
Lot/Block:	3/
Subdivision:	CRAIGHEAD FARMERS CO-OP 2ND
Legal Description:	CRAIGHEAD FARMERS CO-OP 2ND REPLAT OF 49 SOUTH MINOR PLAT PT S1/2 SW
School District:	58 JB VALLEY VIEW CITY
Homestead Parcel?:	No
Tax Status:	Taxable
Over 65?:	No

Planning Charge Sheet

**Residential Approvals – Planning Review (select all that apply) 01-0731:**

- | | | |
|---|--|--|
| <input type="checkbox"/> Single Family Dwelling | <input type="checkbox"/> Multiple Family Dwelling | <input type="checkbox"/> Detached/Accessory Bldg |
| <input type="checkbox"/> Single Family Additions | <input type="checkbox"/> Single Family Alterations | <input type="checkbox"/> Swimming Pools |
| <input type="checkbox"/> Walls, Fences, Decks Etc | <input type="checkbox"/> Multi Family Additions | <input type="checkbox"/> Multi Family Accessory Bldg |

Commercial Approvals – Planning Review (select all that apply) 01-0732:

- | | | |
|--|---|--|
| <input type="checkbox"/> Building _____ Sqft. | <input type="checkbox"/> Interior Alterations/Repairs | <input type="checkbox"/> Awnings/Canopies |
| <input type="checkbox"/> Accessory Bldgs, etc. | <input type="checkbox"/> Parking Lots | <input type="checkbox"/> Landfill and Extraction |
| <input type="checkbox"/> Gravel Mining | <input type="checkbox"/> Change of Use | <input type="checkbox"/> Storage Tanks |
| <input type="checkbox"/> Temp Tents, Trailers & Structures | | |

Residential Zoning Districts : (Zoning Map Amendments) 01-0516:

- | |
|--|
| <input type="checkbox"/> Single Family Districts _____ Acres |
| <input type="checkbox"/> Multi Family Districts _____ Acres |

Non-Residential Zoning Districts : (Zoning Map Amendments) 01-0516:

- ☒ Zoning Map Amendments 95 Acres

500.00 Base fee
95.00 Zoning - Acres

Special District Applications 01-0516:

- | | |
|---|--|
| <input type="checkbox"/> Village Residential Overlay | <input type="checkbox"/> JMA-O, Jonesboro Municipal Overlay District |
| <input type="checkbox"/> Planned Development District _____ | phase (preliminary, final, modification) |

Board of Zoning Appeals Fee 01-0516:

- | | | | |
|--------------------------------------|-------------------------------------|--|--|
| <input type="checkbox"/> Residential | <input type="checkbox"/> Commercial | <input type="checkbox"/> Conditional Use | <input type="checkbox"/> Compatible Non-Conforming Use |
|--------------------------------------|-------------------------------------|--|--|

Subdivision Planning Fees 01-0733:

- | | |
|--|--|
| <input type="checkbox"/> Minor Plats & Replats | <input type="checkbox"/> Reviews MAPC Approval: _____ Lots _____ Acres |
|--|--|

On/Off-Premise Signage Permits – Planning Review 01-0734:

- | | | |
|--|---|--|
| <input type="checkbox"/> Billboards | <input type="checkbox"/> High Rise Interstate _____ faces | <input type="checkbox"/> Bulletin Board _____ Sqft |
| <input type="checkbox"/> Construction Sign | <input type="checkbox"/> Ground Sign _____ Sqft | <input type="checkbox"/> Wall & Awning _____ Sqft |
| <input type="checkbox"/> Directional Sign _____ Sqft | <input type="checkbox"/> Pole Sign _____ Sqft | <input type="checkbox"/> Marquee Sign _____ Sqft |
| <input type="checkbox"/> Promo Event | <input type="checkbox"/> Special Event Sign | <input type="checkbox"/> Grand Opening Sign |
| <input type="checkbox"/> Corner or Interior Parcel Sign _____ Sqft | Faces _____ | |

Zoning Sign Deposit 01-0155: ☒ 4 Number of Signs 200 = \$800.00

Mapping and Duplicating Services Per Page 01-0735:

- | | | | |
|---|---|--|--|
| <input type="checkbox"/> 8 1/2" x 11" BW Copies | <input type="checkbox"/> 8 1/2" x 11" Color Map | <input type="checkbox"/> Over Size Page | <input type="checkbox"/> Zoning Resolution |
| <input type="checkbox"/> Zoning Map 36"x50" | <input type="checkbox"/> Land Use (36"x44") | <input type="checkbox"/> 11"x17" Map | |
| <input type="checkbox"/> Property Owner Search/Plat Map | | <input type="checkbox"/> Zoning Certification Letter | |

Total Pages 1

Description: Zoning Total Amount Due \$1395.00

Site: Address: 5925 SW Dr. & 5704 Creekside Dr. Tracking No.: RZ 18-02

Morris & Meeks

Customer

Customer #

City Official

Date

2M

2.14.18