



**CITY OF JONESBORO
BOARD OF ZONING ADJUSTMENT
APPLICATION REQUESTING VARIANCE &
NONCONFORMING USE CHANGE REQUESTS**

Case Number VR18-08 BZA Deadline 2-25-2018
Date Submitted 2/20/18 BZA Meeting Date 3-20-2018

OWNER/APPLICANT INFORMATION

Property Owner	<u>Green Grass Investments, LLC</u>	Applicant	<u>Green Grass Investments, LLC</u>
Address	<u>2319 COVERNESS LANE</u>	Address	<u>2500 E. Washington</u>
Phone	<u>(870) 919-5603</u>	Phone	<u>(870) 919-5603</u>
Signature	<u>[Signature]</u>	Signature	<u>[Signature]</u>

DESCRIPTION OF REQUESTED VARIANCE

The owner would like a variance to reduce the drive way separation of side lot line from 20' to 7'.

CIRCUMSTANCES NECESSITATING VARIANCE REQUEST

The existing fence was installed with a sliding gate that is in line with the existing curb cut
and between the existing utilities. The existing sliding gate function would not work with
the drive centered in the lot, because there would not be enough room for the gate to slide
open. The drive centered on the lot line would cause conflicts with existing utilities.
The drive will still not meet the requirements of being 20' off property lines due to the
narrow width of the lot even with the drive centered.

GENERAL SUBMITTAL INFORMATION

- Submit a narrative letter explaining your request along with seven (7) copies of an accurate site plan drawn at a scale that clearly illustrates the requested use, the subject property, and surrounding properties, streets and easements, etc.
 - Provide confirmation receipts to our office that adjoining owners of all properties have been notified.
 - Pay fee.
- Planning Department, P.O. Box 1845, Jonesboro, AR 72403-1845 · (870) 932-0406 · Fax (870) 336-3036*