



APPLICATION FOR SIDEWALK WAIVER TO

THE JONESBORO METROPOLITAN AREA PLANNING COMMISSION

City of Jonesboro Planning Department, 300 S. Church St., Jonesboro, AR 72403
(870) 932-0406, fax (870) 336-3036
www.jonesboro.org / planning@jonesboro.org

Property Information

Date: 12/13/18

Address: 1012 North Main Street

Zoning Classification: R-3

Please describe proposed use: 3 Existing Duplexes

Applicant's Name: Doug Brookreson

Address: 2704 South Culberhouse Street

City: Jonesboro

State: AR

ZIP Code: 72401

Phone: (870) 680-7134

Email Address: dgbrookson@hotmail.com

Waiver Policy- Sidewalks are required on all New Commercial & Multifamily 5 units or More:

Upon application of the property owner, the Metropolitan Area Planning Commission shall waive the requirement of this section to provide plans for and construct a sidewalk if the commission determines that the sidewalk is not needed or that the impact of the proposed development does not justify the requirement that the sidewalk be constructed or that there is a reasonable likelihood that the sidewalk would have to be removed and reconstructed in the near future.

In determining the need for the sidewalk and whether the impact of the proposed development justifies the requirement that the sidewalk be built, the MAPC shall consider all relevant factors:

CRITERIA	PLEASE GIVE FACTS DEMONSTRATING THE FOLLOWING:
ARE THERE PEDESTRIAN TRAFFIC GENERATORS SUCH AS PARKS AND SCHOOLS IN THE AREA? PLEASE EXPLAIN.	Parker Park on 141 is appx. 1.000 feet away. There are no known schools near the site.
WHAT IS THE STATUS OR EXISTENCE OF A SIDEWALK NETWORK IN THE SURROUNDING AREA?	Non-existent
THE DENSITY OF CURRENT AND FUTURE DEVELOPMENT IN THE AREA?	R-3; up to 18 units per acre
THE AMOUNT OF PEDESTRIAN TRAFFIC LIKELY TO BE GENERATED BY THE PROPOSED DEVELOPMENT. PLEASE EXPLAIN.	With no retail in the immediate area, the amount of pedestrian traffic generated will be minimal.
IS THE TERRAIN AS SUCH THAT A SIDEWALK IS PHYSICALLY FEASIBLE OR UNFEASIBLE? PLEASE EXPLAIN.	The sidewalk, if installed, would impede the flow in the existing drainage system.

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: George Hamman

Email Address: george@civilogic.net

Phone/Fax: (870) 932-7880

Signature:

Date: 12/13/18