



CITY OF JONESBORO
BZA ADJOINING PROPERTY OWNER NOTIFICATION
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The Board of Zoning Adjustment, City of Jonesboro, Arkansas, will hold a public hearing in the City Council Chambers in the Municipal Building, 300 South Church Street, Jonesboro, Arkansas, on:

TUESDAY, JANUARY 21, 2020 AT 1:30 P.M.

One item on the agenda for this meeting is a request to the Board to approve a variance to the zoning ordinance concerning property that is adjacent to your 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 Board. If the Board renders a decision you feel is unfair or unjust, you may appeal the decision to Circuit Court.

VARIANCE REQUESTED BY: Jackson Innovations, Inc.
DATE: 01/21/20
SUBJECT PROPERTY ADDRESS: 6100 East Highland Drive, Jonesboro, AR 72401

DESCRIPTION OF VARIANCE REQUESTED:

The variance requested is to allow the following:

- A) Masonry exterior on south building faces only,
- B) Parking Reduction,
- C) 12 months to complete the parking and drive final surfaces

CIRCUMSTANCES NECESSITATING VARIANCE REQUEST

The circumstances necessitating a variance are as follow:

- A) The applicant is requesting a masonry exterior on the southern faces of the buildings only. This is to be a mini-warehouse facility, and the vast majority of the building faces are to be metal roll-up doors, which cannot be finished in masonry.
 - B) Parking reduction: As many people are aware, at a single story, non-climate controlled, mini-warehouse facility, virtually no one parks in a parking space. The tenants will drive to their unit, park in front of the respective door, conduct their business, and depart. No one uses parking spaces at a mini-warehouse facility.
 - C) The site lies within a flood plain, and per City requirements will have to be elevated. The applicant is requesting an additional 12 months for the purpose of placing traffic on the driving surfaces and reaching a more thorough compaction prior to the application of the
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final driving surface, which is selected to be concrete.

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 variance and does not imply an approval by me of the proposed variance or appeal, unless so written by me to the Board.

Printed Name of Adjacent Property Owner
City Water and Light Plant of Jonesboro
400 East Monroe
Jonesboro, AR 72401


(Signature)

12/30/19
Date

If you would like to obtain additional information, or voice an opinion regarding this request, you may do so by contacting the Planning Department, in the City of Jonesboro Municipal Building, South Church Street, or by calling 932-0406, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.



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