MIKE & DEBI HOTTEL
3021 QUAIL DRIVE
JONESBORO, AR 72404

July 13, 2020

Metro Planning Commission
City of Jonesboro

RE: Jackson Rentals and Investments for Sub-Division approval of
        Creek wood addition, 40 single-family lots on 15.5 acres west
        of Roleson Lane and Quail Drive and north of Covey Drive.

FROM: Mike and Debi Hottel
       3021 Quail Drive
       Jonesboro, AR 72404
       870-930-5468

We purchased and moved in our home at 3021 Quail Drive in 1996. Our home faces east on Quail Drive and the west side of our home connects to the east side of the acreage mentioned for development.

When it rains the subject acreage fills up with water because the property is low. Water runs downhill from Wood Street, Pin Oak Drive, Roleson Lane and Quail Drive and accumulates on the proposed acreage 4" to 6" deep. It would take a minimum of 1,000 loads of fill to raise the property high enough to keep from flooding.

If the property is developed, the addition of pavement, concrete, and homes would limit the absorption of water and create flooding issues elsewhere. This is our concern.

All the years we have lived at this home, the acreage has always been well maintained, until Jackson Rentals and Investments (Kenny Jackson) acquired said property. The grass on the acreage grew to over four (4) feet high. Jonesboro Code Enforcement contacted Mr. Jackson by phone. He said the hydraulics on his tractor were broken and he was having them repaired and would cut the grass after repairs were completed. Two (2) weeks went by and the grass was still not cut. Code Enforcement sent a certified letter to Mr. Jackson stating the acreage must be mowed or the City would do it. The acreage was moved the end of June for the first time in 2020.

We feel if the acreage is developed, our property values will decrease and the drainage issue will be a real problem for current and future homeowners, and the City of Jonesboro. We cannot put our trust in a developer that has already shown that he will defy the City's regulations, until pressured to accept the city laws.

PLEASE DO NOT APPROVE THIS DEVELOPMENT REQUEST.