



1920 Stillwater Drive
Jonesboro, AR 72404
e-mail: george@civilogic.net

Phone (870) 926-2316

June 22, 2026

Mr. Derrel Smith, Director of Planning and Zoning
City of Jonesboro
PO Box 1845
Jonesboro, AR 72403

RE: Variance Request / Letter of Intent
317 Southwest Drive
Our File Number: 126014

Dear Mr. Smith:

This letter is to serve as the narrative to accompany the variance request prepared on behalf of the owners of the property located at 317 Southwest Drive. The building actually faces their parking lot (to the north), and it is also placed along the frontage of Madison Street (to the east).

DESCRIPTION OF VARIANCE REQUESTED:

The variance requested is as follow:

West building setback changed to be 9.5';
South building setback changed to be 18.0'.

Both of these requested setbacks are to accommodate the existing building located at the above captioned address, and to correct the plat recorded in Plat Cabinet "C" at Page 181.

CIRCUMSTANCES NECESSITATING VARIANCE REQUEST:

The hardship experienced by the owner occurred nearly twenty years ago as "Southwest Commons" was being developed. When the footings for this building were placed, they were inadvertently placed a slight bit too far west (approximately 2½") and a slight bit too far south (approximately 1.9'). Over time the building was completed and occupied without these shortcomings being detected. The current owner has elected to sell the building and the ensuing land survey revealed the disparity from the construction circa 2006. The buyer would like to assume the new ownership with the "title" being as clear as possible.

Thank you for your time and attention.

Respectfully,
Civilogic

George Hamman