

Jim Gramling

From: Anthony Ditta
Sent: Friday, January 31, 2020 1:03 PM
To: Jim Gramling
Cc: Heather Bels
Subject: Subject: Our feelings regarding the Property to be rezoned by Farmers & Merchants Bank

From: jeanstrouser@gmail.com [<mailto:jeanstrouser@gmail.com>]
Sent: Friday, January 31, 2020 12:53 PM
To: sditta@dittainc.com; Ashley Ditta
Subject: Our feelings regarding the Property to be rezoned by Farmers & Merchants Bank

To Whom it may concern:

Since we are the closest property owners and two sides of our property lies beside the bank property, we would like to express our feelings regarding the changing of the zoning to accommodate the building of a Hardware store by the Ditta family. We believe from the meetings we have had with them that they will be good neighbors. They have explained their plans to the neighborhood property owners to include having adequate green space to serve as barriers, such as planting more trees and shrubs, which would assure the property owners in the area that they are still residential. As long as they do the things talked about in our meetings that they would do, we have no reservations with the proposed zoning change. It is a plus that they are local people, living in the area themselves, and owning other properties in Jonesboro. In fact, we think it would be a good business to have in that area and predict that once built, other citizens of Jonesboro will think so too.

Shirl & Jean Strauser

Owners of 1809 Rains St.

Anthony Ditta
Ditta Door and Hardware
Northeast AR Glass
Overhead Door of NEA
Ph- 870-972-0200
Cell-870-243-3232
Fx- 935-0504

January 31, 2020

Anthony Ditta

Ditta Enterprises

Dear Mr. Ditta,

I am in support of the rezoning proposal you are requesting for the property adjacent to Wofford and Highland. With commercial from that piece of property that starts with the bank and then extends west to the corner of Highland and Main, it would only make sense to rezone the property to something that would allow construction and operation of another commercial development.

I understand that there is no intention of reopening Wofford to Highland.

My opinion is that this would be the best use for the property.

Very truly yours,


Rusty Guinn

1506 South Church Street

Jonesboro, Arkansas 72401

Jim Gramling

From: Anthony Ditta
Sent: Friday, January 31, 2020 2:05 PM
To: Jim Gramling
Subject: Rezoning

From: Anne Raulston <raulstonfam@gmail.com>
Sent: Friday, January 31, 2020 1:58 PM
To: Anthony Ditta <aditta@dittainc.com>
Subject: Re: rezoning

Anthony,
I have no problem with your rezoning request for a Hardware store. I live next door to the proposed building.
Anne Raulston
1803 Rains

Jim Gramling

From: Anthony Ditta
Sent: Friday, January 31, 2020 1:36 PM
To: Jim Gramling
Subject: rezoning

From: Mike Ebbert <mikeebbert@hotmail.com>
Sent: Monday, January 20, 2020 4:28 PM
To: Anthony Ditta <aditta@dittainc.com>
Subject: Re: rezoning

I see no problem with the rezoning, as a matter of fact I am excited about the prospect. I do not see the need of expending the side walk to Highland because as you know the street will be closed further back making a cul de sac a little further north than your plan shows. Hence, no street, no need for sidewalk, but its just my thought. If you do continue I would move to the center of the then property line.

Thanks, Mike



GRAMLING
LAW FIRM, PLC

January 9, 2020

P&K Properties, LLC
16912 W. Villagio Drive
Surprise, AZ 85387

Re: 400 E. Highland Drive, Jonesboro, Arkansas

Dear Sir or Madam:

As you are aware, we held a neighborhood meeting on December 19, 2019 to discuss the possible rezoning of the property at 400 E. Highland Drive, Jonesboro, Arkansas. At that meeting, we showed a draft of some plans for the hardware store project. Many concerns were raised regarding the proposal, and my client heard your concerns and would like to address them so that everyone can be as comfortable as possible with the project.

To that end, we would like to invite you to a second neighborhood meeting on Wednesday, January 15th at 5:30 at Farmer's & Merchants Bank (the same room we met in on the 19th). At that meeting we will present some additional plans showing increased buffering, sidewalks, and green space, and no access to Wofford Street. My client is committed to being a good neighbor and addressing your concerns and questions, and I hope you can attend this meeting. If you cannot for any reason, feel free to call my office at your convenience to discuss this and I can also put you in touch with the Dittas if you wish to speak to them directly.

Sincerely,

Gramling Law Firm, PLC

By: 

James F. Gramling, Jr.

JFG:hb

cc: file

Dear Jim,

I did send a note to the Jonesboro Planning Department and the Palgram Lutheran Church stating... no objection to the rezoning of your clients lot.

Pat Hughes

T | 870 938 0288 F | 870 938 0289

2500 Alexander Drive, Suite B, Jonesboro, Arkansas 72401 jgramling@gramlinglawfirm.com