

TO: Honorable Harold Copenhaver, Mayor, and members of the City Council of the City of Jonesboro, Arkansas.

PETITION TO ABANDON A PORTION OF THE RIGHT-OF-WAY OF JAYBEE DRIVE LOCATED IN THE CLEARVIEW ESTATES IN JONESBORO, ARKANSAS.

We the undersigned, being the owners of all property adjoining to the following described right-of-way located along Jaybee Drive, Jonesboro, Arkansas, described as follows:

A PART OF THE RIGHT-OF-WAY FOR JAYBEE DRIVE (FORMERLY KAY DRIVE) LYING WITHIN CLEARVIEW ESTATES SECOND ADDITION, PHASE II TO THE CITY OF JONESBORO, ARKANSAS, AS SHOWN BY PLAT IN PLAT CABINET "B" PAGE 75, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 4 OF CLEARVIEW ESTATES SECOND ADDITION, PHASE II: THENCE SOUTH 00°05'49" WEST, A DISTANCE OF 96.94 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ON A CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 159°49'41" A DISTANCE OF 139.48 FEET, HAVING A RADIUS OF 50.00 FEET, AND WHOSE LONG CHORD BEARS SOUTH 80°00'40" WEST A DISTANCE OF 98.46 FEET TO THE BEGINNING OF A CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 70°31'32" A DISTANCE OF 30.77 FEET, HAVING A RADIUS OF 25.00 FEET, AND WHOSE LONG CHORD BEARS NORTH 55°20'16" WEST A DISTANCE OF 28.87 FEET: THENCE NORTH 89°41'12" EAST, A DISTANCE OF 120.71 FEET TO THE POINT OF BEGINNING.

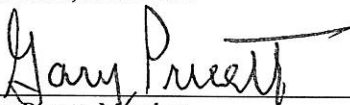
CONTAINING IN ALL 3,965 SQ. FT. OR 0.09 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

Herewith file and present this petition to the City council of the City of Jonesboro, Arkansas to have all of the road right of way described above legally closed.

DATED this 20th day of April, 2022.

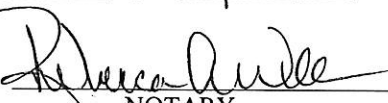
PROPERTY OWNER: Pruet Properties, LLC
3700 Charleston Drive
Jonesboro, AR 72404



Gary Pruet, Member

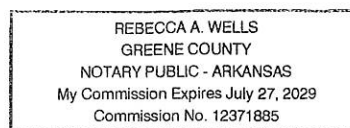
Subscribed and sworn to before me this 20th day of April, 2022.

(seal)



NOTARY

Expiration date: 7-27-2029





Associated Engineering, LLC

103 S. Church Street – P.O. Box 1462 – Jonesboro, AR 72403 – Phone: (870) 932-3594 – Fax: (870) 935-1263

March 25, 2022

Mr. Craig Light, PE
City Engineer
City of Jonesboro
300 South Church Street
Jonesboro, AR 72401

Dear Mr. Light,

Per our conversation, Greg Pruett, Owner, Pruett Properties, LLC, Associated Engineering, LLC is requesting approval for the abandonment of a portion of the existing right-of-way located at the end of Jaybee Drive (formerly Kay Drive) in the Clearview Estates. Mr. Pruett has purchased the property adjacent to Clearview Estates and is in progress of developing the property. Mr. Pruett is requesting that a portion of the right-of-way be abandoned. This is to minimize the impact of the existing right-of-way on the property under development and to also provide access to the property to the north.

The attached drawing shows the requested right-of-way to be abandoned. A description for the area is shown on the drawing.

Please contact me if you have any questions or comments regarding this request. My number is 870-932-3594.

Thank you for your attention in this matter.

Sincerely,

A handwritten signature in black ink that reads "John M. Easley". The signature is written in a cursive style with a large, looping initial 'J'.

John M. Easley, PE, PS
Associated Engineering, LLC

JME/ss
Enclosures Stated



March 28, 2022

Associated Engineering, LLC
Attn: John Easley
103 S. Church Street
P.O. Box 1462
Jonesboro, AR 72403

RE: Abandonment of Right-of-Way on Jaybee Drive

Dear Mr. Easley,

The City of Jonesboro Engineering and Planning Departments concur with the abandonment of the Right-of-Way on Lot 4, Clearview Estates, as shown on the attached drawing, located at the end of Jaybee Drive.

Please call if more information is needed.

Sincerely,

A handwritten signature in black ink, appearing to be 'CL'.

Craig Light, PE, CFM
Chief City Engineer

A handwritten signature in blue ink, appearing to be 'D. Smith'.

Derrel Smith
Planning Director



Todd R. Gregory
AT&T Arkansas
Right-of-Way &
Joint Pole Use Mgr.

P.O. Box 6505
Hot Springs, AR 71901
Phone: (501) 321-3207
Cell: (501) 276-3791
tg5473@att.com

Transmitted via E-mail

UTILITY APPROVAL FORM FOR RIGHT-OF-WAY, ALLEY
AND UTILITY EASEMENT VACATIONS:

DATE: 04/06/2022

UTILITY COMPANY: **Southwestern Bell Telephone Company d.b.a. AT&T Arkansas**

REQUESTED VACATION:

Right-of-Way for older street plan

I have been notified of the petition for Right-of-Way Abandonment for Jaybee Dr. Jonesboro AR

Described as follows:

DESCRIPTION - RIGHT-OF-WAY TO BE ABANDONED

A PART OF THE RIGHT-OF-WAY FOR JAYBEE DRIVE (FORMERLY KAY DRIVE) LYING WITHIN CLEARVIEW ESTATES SECOND ADDITION, PHASE II TO THE CITY OF JONESBORO, ARKANSAS, AS SHOWN BY PLAT IN PLAT CABINET "B" PAGE 75, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 4 OF CLEARVIEW ESTATES SECOND ADDITION, PHASE II: THENCE SOUTH 00°05'49" WEST, A DISTANCE OF 96.94 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ON A CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 159°49'41" A DISTANCE OF 139.48 FEET, HAVING A RADIUS OF 50.00 FEET, AND WHOSE LONG CHORD BEARS SOUTH 80°00'40" WEST A DISTANCE OF 98.46 FEET TO THE BEGINNING OF A CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 70°31'32" A DISTANCE OF 30.77 FEET, HAVING A RADIUS OF 25.00 FEET, AND WHOSE LONG CHORD BEARS NORTH 55°20'16" WEST A DISTANCE OF 28.87 FEET: THENCE NORTH 89°41'12" EAST, A DISTANCE OF 120.71 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 3,965 SQ. FT. OR 0.09 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

UTILITY COMPANY COMMENTS:

No objections to the vacation described above.

Signature of AT&T Company Representative:

Todd R. Gregory



Owned by the Citizens of Jonesboro

March 10, 2022

City of Jonesboro
P.O. Box 1845
Jonesboro, AR 72403
Attn: April Leggett, City Clerk

Re: Right of Way Abandonment
Jaybee Drive, Clearview Estates 2nd Addition
Plat Cabinet "B", Page 75
Jonesboro, Craighead County, Arkansas

Dear April:

City Water and Light Plant of the City of Jonesboro (CWL) has been requested to relinquish our interest in the right-of-way on the following described property (Existing R.O.W.).

Jaybee Drive (formerly Kay Drive) lying within Clearview Estates 2nd Addition, Phase II as recorded in Plat Cabinet "B", Page 75 in the Office of the Circuit Clerk for Jonesboro, Craighead County, Arkansas.

CWL has no objection to the abandonment of the Existing R.O.W. or the proposed new R.O.W. to be dedicated to the City of Jonesboro.

Please feel free to contact me with any questions.

Sincerely,

A handwritten signature in blue ink, appearing to read "Jake Rice III", is written over a horizontal line.

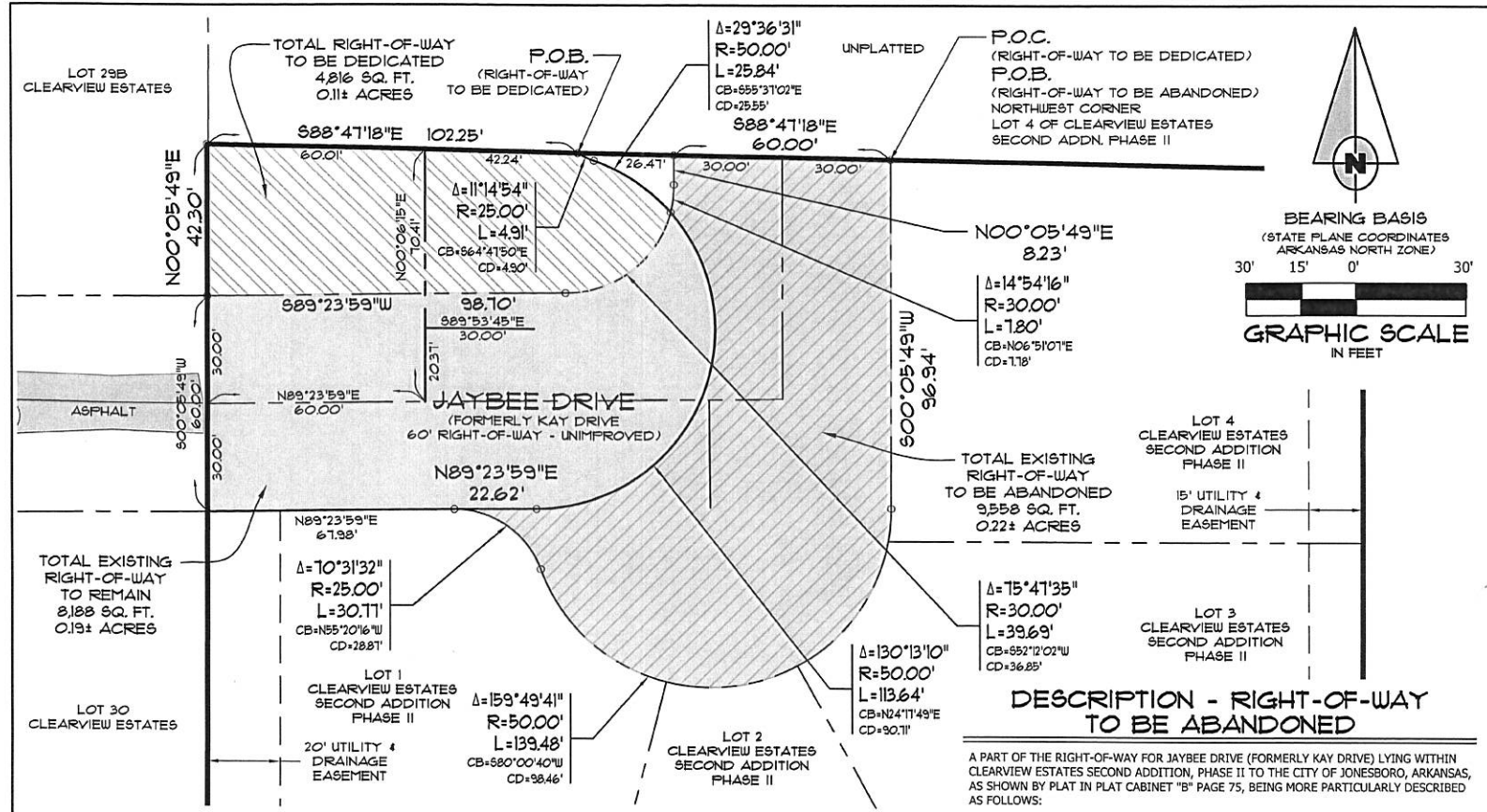
Jake Rice III, P.E.
Manager, City Water & Light

Enclosure
Cc: Associated Engineering, LLC

RIGHT-OF-WAY SKETCH
HARTSHORN
JAYBEE DRIVE
JONESBORO, AR

ASSOCIATED ENGINEERING, LLC
 CIVIL ENGINEERING • LAND SURVEYING
 LAND PLANNING
 103 SOUTH CHURCH STREET • P.O. BOX 1462
 JONESBORO, AR 72403
 PH: 870-932-3594 • FAX: 870-935-1263

| NO. | DESCRIPTION | DATE | DRAWN | CCH | CHECKED | JME | SHEET |
|-----|-------------|------|------------|--------------|---------|-----|--------|
| | | | 09/16/21 | | | | 1 OF 1 |
| | | | CADD FILE: | 21121-003 | | | |
| | | | DWG#: | 0313023-XXXX | | | |
| | | | SCALE: | 1" = 30' | | | |



DESCRIPTION - RIGHT-OF-WAY TO BE DEDICATED

A PART OF THE SOUTHWEST QUARTER OF SECTION 2, TOWNSHIP 13 NORTH, RANGE 3 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 4 OF CLEARVIEW ESTATES SECOND ADDITION, PHASE II AS SHOWN BY PLAT IN PLAT CABINET "B" PAGE 75 AT JONESBORO, ARKANSAS: THENCE NORTH 88°47'18" WEST, A DISTANCE OF 86.47 FEET TO POINT OF BEGINNING, SAID POINT BEING THE BEGINNING OF A CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 11°14'54", HAVING A RADIUS OF 25.00 FEET, AND WHOSE LONG CHORD BEARS SOUTH 64°47'50" EAST A DISTANCE OF 4.90 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 29°36'31", HAVING A RADIUS OF 50.00 FEET, AND WHOSE LONG CHORD BEARS SOUTH 55°37'02" EAST A DISTANCE OF 25.55 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 75°47'35", HAVING A RADIUS OF 30.00 FEET, AND WHOSE LONG CHORD BEARS SOUTH 52°12'02" WEST A DISTANCE OF 36.85 FEET; THENCE SOUTH 89°23'59" WEST, A DISTANCE OF 98.70 FEET; THENCE NORTH 00°05'49" EAST, A DISTANCE OF 42.30 FEET; THENCE SOUTH 88°47'18" EAST, A DISTANCE OF 102.25 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 4,816 SQ. FT. OR 0.11 ACRES, MORE OR LESS. SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

CONTAINING IN ALL 9,558 SQ. FT. OR 0.22 ACRES, MORE OR LESS. SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.



Owned by the Citizens of Jonesboro

April 18, 2022

City of Jonesboro
P.O. Box 1845
Jonesboro, AR 72403
Attn: April Leggett, City Clerk

Re: Right of Way Abandonment
Jaybee Drive, Clearview Estates 2nd Addition
Plat Cabinet "B", Page 75
Jonesboro, Craighead County, Arkansas

Dear April:

City Water and Light Plant of the City of Jonesboro (CWL) has been requested to relinquish our interest in the right-of-way on the following described property (Existing R.O.W.).

Jaybee Drive (formerly Kay Drive) lying within Clearview Estates 2nd Addition, Phase II as recorded in Plat Cabinet "B", Page 75 in the Office of the Circuit Clerk for Jonesboro, Craighead County, Arkansas.

CWL has no objection to the proposed abandonment of the Existing R.O.W. as shown on the attachment.

Please feel free to contact me with any questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Jake Rice III". The signature is fluid and cursive, with a prominent initial "J" and "R".

Jake Rice III, P.E.
Manager, City Water & Light

Enclosure
Cc: Associated Engineering, LLC



Owned by the Citizens of Jonesboro

April 18, 2022

City of Jonesboro
P.O. Box 1845
Jonesboro, AR 72403
Attn: April Leggett, City Clerk

Re: Right of Way Abandonment
Jaybee Drive, Clearview Estates 2nd Addition
Plat Cabinet "B", Page 75
Jonesboro, Craighead County, Arkansas

Dear April:

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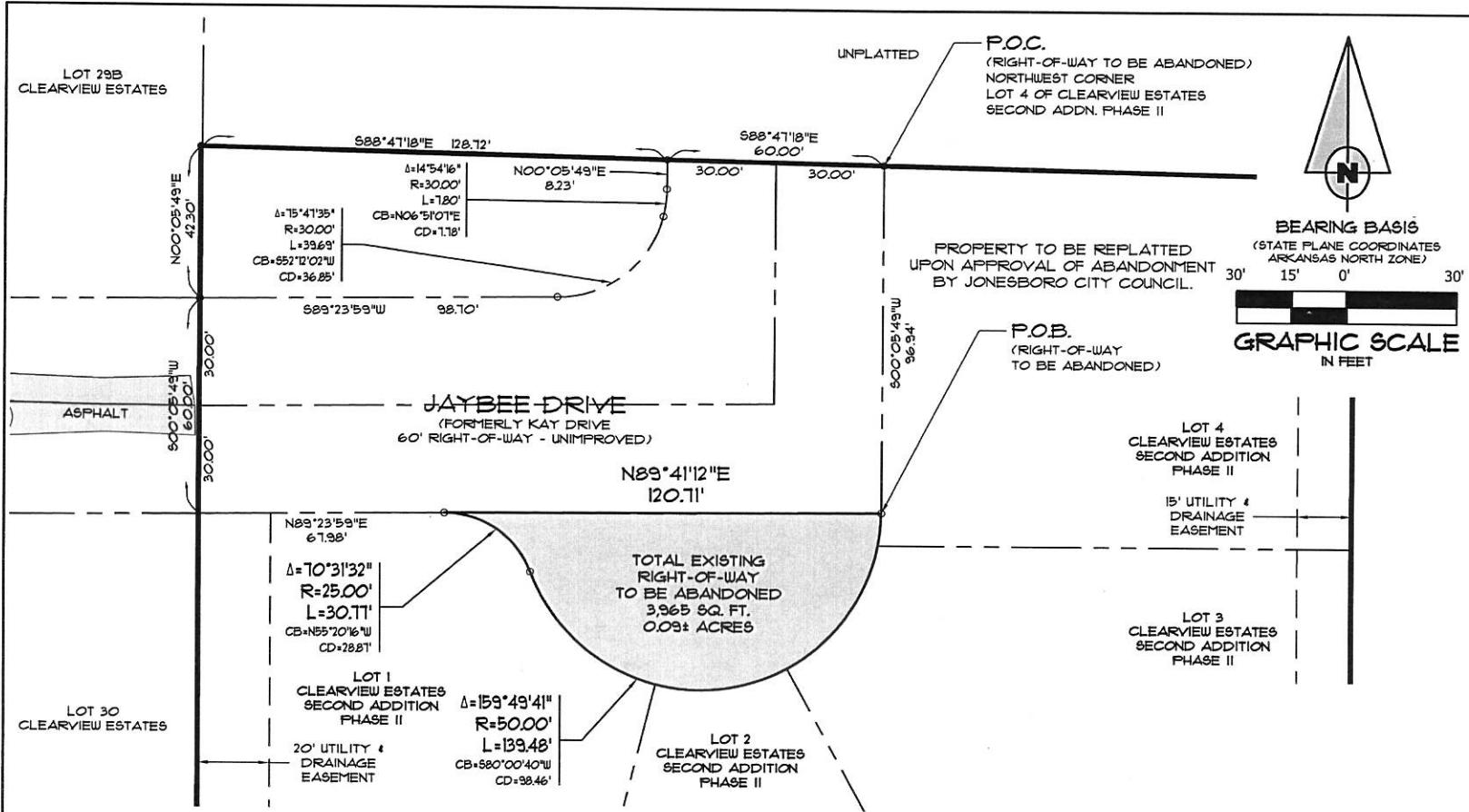
Please feel free to contact me with any questions.

Sincerely,

A handwritten signature in blue ink, appearing to read "J. Rice", is written over a horizontal line.

Jake Rice III, P.E.
Manager, City Water & Light

Enclosure
Cc: Associated Engineering, LLC



RIGHT-OF-WAY SKETCH
PRUETT PROPERTIES LLC
JAYBEE DRIVE
JONESBORO, AR

ASSOCIATED ENGINEERING, LLC
 CIVIL ENGINEERING • LAND SURVEYING
 LAND PLANNING
 103 SOUTH CHURCH STREET • P.O. BOX 1462
 JONESBORO, AR 72403
 PH: 870-932-3594 • FAX: 870-935-1263

DESCRIPTION - RIGHT-OF-WAY TO BE ABANDONED

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SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

| NO. | DESCRIPTION | DATE | DRAWN | | CHECKED | | |
|-----|-------------|------|----------|-----|--------------|--------|-----------------|
| | | | CCH | JME | SHEET | 1 OF 1 | |
| | | | 03/18/22 | | 21121-004 | | |
| | | | | | 0313023.XXXX | | |
| | | | | | | | SCALE: 1" = 30' |



phone 870.336.3451

1.888.336.4249

fax 870.336.3401

office 2400 Ritter

April 08, 2022

John M. Easley, P.E, PS

Associated Engineering, LLC

Civil Engineer

103 S. Church Street

Jonesboro, AR 72403

Ritter Communications agrees with the abandonment of a portion of the existing right of way located at the end of Jaybee Drive (formerly Kay Drive) in Clearview Estates. The location is shown on the Right-Of-Way Abandonment Exhibit as described in the attached.

Thanks

A handwritten signature in black ink, appearing to read "Jeremy A. Garland", is written over a light gray background.

Jeremy A. Garland

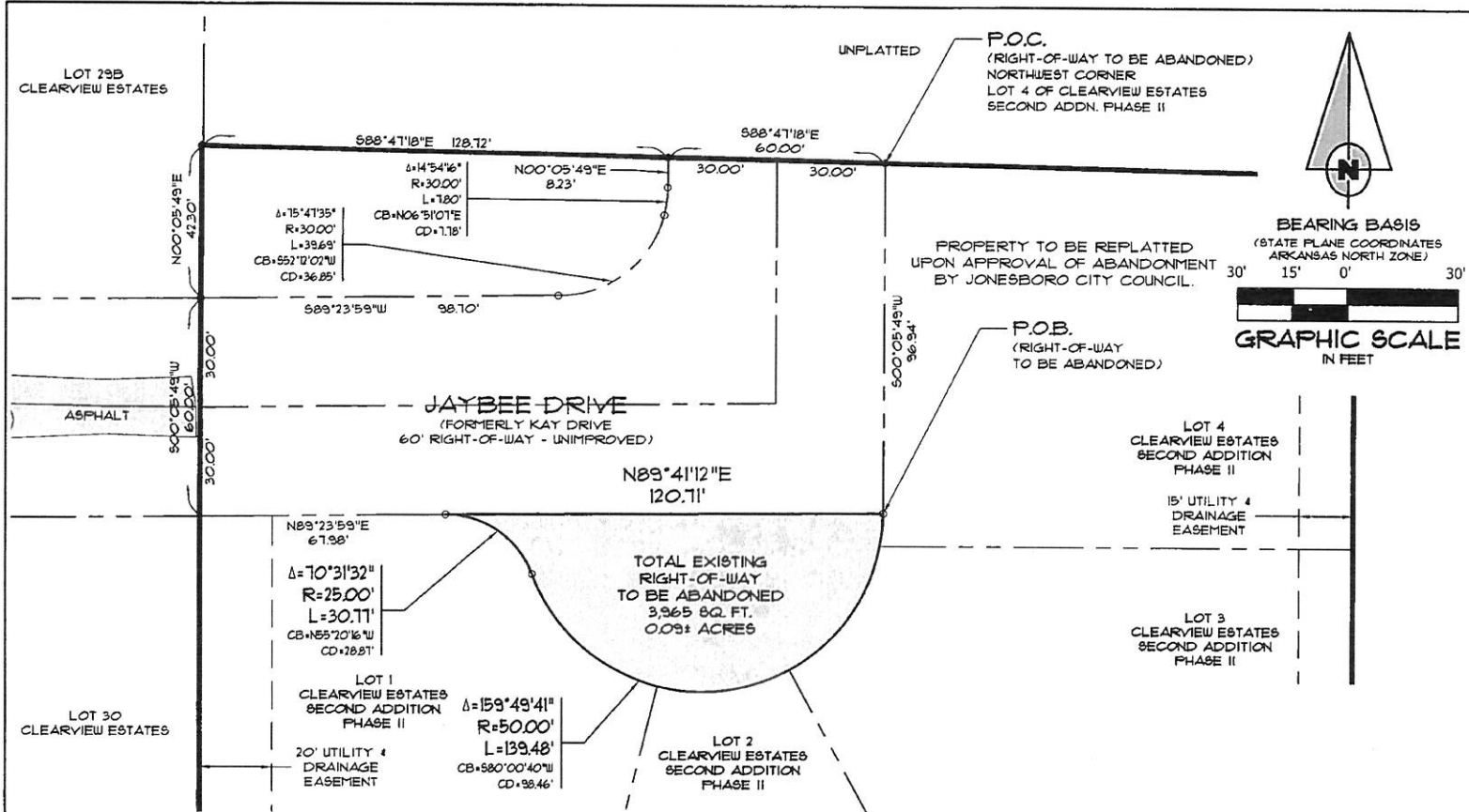
Ritter Communications

OSP Engineer 1

Office 870-336-3451

Cell 870-316-6841

Jeremy.garland@rittercommunications.com



RIGHT-OF-WAY SKETCH
PRUETT PROPERTIES LLC
JAYBEE DRIVE
JONESBORO, AR

ASSOCIATED ENGINEERING, LLC
 CIVIL ENGINEERING • LAND SURVEYING
 LAND PLANNING
 103 SOUTH CHURCH STREET • P.O. BOX 1462
 JONESBORO, AR 72403
 PH: 870-932-3594 • FAX: 870-935-1263

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CONTAINING IN ALL 3,965 SQ. FT. OR 0.09 ACRES, MORE OR LESS.
 SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

| NO. | DESCRIPTION | DATE |
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|------------|--------------|----------|--------|
| DATE: | 07/18/22 | DRAWN: | COH |
| CADD FILE: | 21121-004 | CHECKED: | JME |
| DWG#: | 0313023-XXXX | SHEET: | |
| SCALE: | 1" = 30' | | 1 OF 1 |



Associated Engineering, LLC

103 S. Church Street – P.O. Box 1462 – Jonesboro, AR 72403 – Phone: (870) 932-3594 – Fax: (870) 935-1263

May 2, 2022

Mr. Scott Wolf
Director of Construction
Suddenlink Communication, Inc.
1421 South 2nd Street
Cabot, AR 72023

Dear Mr. Wolf,

After discussions with the City of Jonesboro, the abandonment request for Jaybee Drive has been revised. There will be no dedication of new right-of-way for Jaybee Drive, just the south side of the “bubble” being abandoned as shown.

The attached drawing shows the right-of-way to be abandoned. A descriptions for the area is shown on the drawing.

Please contact me if you have any questions or comments regarding this request. My number is 870-932-3594.

Thank you for your attention in this matter.

Sincerely,

John M. Easley, PE, PS
Associated Engineering, LLC

JME/ss
Enclosures Stated



Associated Engineering, LLC

103 S. Church Street – P.O. Box 1462 – Jonesboro, AR 72403 – Phone: (870) 932-3594 – Fax: (870) 935-1263

I, Scott Wolf (print name), concur in the abandonment of the right-of-way as shown in the drawing provided.

A handwritten signature in black ink, appearing to read 'Scott Wolf', written over a horizontal line.

Construction Planner
Suddenlink Communications, Inc.



Summit Utilities Arkansas, Inc.
 1400 Centerview Dr.
 Little Rock, AR 72211
 summitutilities.com

UTILITY RELEASE FORM

General Utility Easement, Public Access Easement, Alley, Street, R.O.W.

Utility Company: Summit Utilities Arkansas, Inc. Date: 4/8/2022

Requested Abandonment: Right-of-way to be abandoned and new right-of-way dedicated

Legal Description:

A Part of the right-of-way for Jaybee Drive (Formerly Kay Drive) lying within Clearview Estates Second Addition, Phase II to the City of Jonesboro, Arkansas, as shown by plat in Plat Cabinet "B" page 75, being more particularly described as follows: Commencing at the northwest corner of Lot 4 of Clearview Estates Second Addition, Phase II: Thence south 00°05'49" west, a distance of 96.94 feet to the point of beginning, said point lying on a curve to the right through a central angle of 159°49'41" a distance of 139.48 feet, having a radius of 50.00 feet, and whose long chord bears south 80°00'40" west a distance of 98.46 feet to the beginning of a curve to the left through a central angle of 70°31'32" a distance of 30.77 feet, having a radius of 25.00 feet, and whose long chord bears north 55°20'16" west a distance of 28.87 feet: thence north 89°41'12" east, a distance of 120.71 feet to the point of beginning. Containing in all 3,965 sq. ft. or 0.09 acres, more or less. Subject to easements, restrictions, reservations and rights-of-way of record.

UTILITY COMPANY COMMENTS:

- No objections to the abandonment(s) described above.
- No objections to the abandonment (s) described above, provided the following easements are retained (Exhibit A).
- Objects to the abandonment(s) described above, reason described below.

Described reasons for objection or easements to be retained.

Grace Grubb
 Signature of Utility Company Representative

Engineer
 Title

