



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Agenda Board of Zoning Adjustments

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Tuesday, May 17, 2022

1:30 PM

Municipal Center, 300 S. Church

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### 1. Call to Order

### 2. Roll Call

### 3. Approval of Minutes

[MIN-22:040](#) BZA Minutes for April 12, 2022

**Attachments:** [April 12, 2022 BZA Minutes](#)

### 4. Appeal Cases

[VR-22-11](#) VARIANCE: 509 Floyd Street

Wally Orr is requesting a variance for a 55' setback on Washington Ave., a 30' setback on Floyd St., addition of 2 parking spaces on Floyd St., and reduction of first floor ceiling height to 9' and second floor ceiling height to 8'. 509 Floyd St. is zoned R-2 and located in the Neighborhood Transitional District.

**Attachments:** [Application](#)  
[Site Plan](#)  
[Corner of Walnut & Washington](#)  
[Location of Proposed Parking Pad](#)  
[Elevations](#)  
[Floor Plan](#)  
[South from Intersection](#)  
[West from Intersection](#)

[VR-22-12](#) VARIANCE: 5503 Beaver Lane

Mylo Ball is requesting a variance for the reduction of the 10' accessory building setback required from all other structures. 5503 Beaver Ln. is zoned R-1, Single-Family Medium Density District.

**Attachments:** [Application](#)  
[Narrative Letter](#)  
[Site Plan](#)  
[Property Owner Notifications](#)  
[Permit from 2021](#)

**VR-22-14** VARIANCE: 710 Morningview Drive

Lisa Gunter is requesting a variance for a 6' tall ornamental fence located in the front yard. 710 Morningview Dr. is zoned R-1, Single-Family Medium Density District.

**Attachments:** [Application](#)  
[Certified Letters](#)  
[Site Plan](#)

**VR-22-15** VARIANCE: 1238 S. Main Street

Bill Carwell is requesting a variance for a 6' tall privacy fence to enclose property along S. Church St. 1238 S. Main St. is zoned R-2 and located in the Neighborhood Transitional District.

**Attachments:** [Application](#)  
[Certified Letters](#)  
[Site Plan](#)

**VR-22-16** VARIANCE: 4621 Judes Park

Tamara La'Joy is requesting a variance for a 8' tall privacy fence along the rear property line of 4621 Judes Park. This property is zoned R-1, Single-Family Medium Density District.

**Attachments:** [Application](#)  
[Certified Letters](#)  
[Site Plan](#)

**VR-22-17** VARIANCE: 3005 Pinewood Circle

Greg Smith is requesting a variance for a 8' tall privacy fence at 3005 Pinewood Circle, R-1, Single-Family Medium Density District.

**Attachments:** [Application](#)  
[Site Plan](#)  
[Notification Letters Signed](#)

## **5. Staff Comments**

## **6. Adjournment**