

Applicant Narrative for Variance Request

Who & What: Kevin Brown representing Augie B, LLC is requesting a variance on the property at 2207 Central, Jonesboro, AR 72401.

Scope of work: I'm asking for this variance in order to have Brown Construction build a 2-story duplex on the property. Each duplex unit will have its own driveway one unit will face Una Street and the other will face Central Street. The duplex will be 1,800 sqft total, 400 sqft on the 1st floor, and, 500 sqft on the second floor for each unit. The with 3 bedrooms & 2 bathrooms. The duplex exterior building dimensions are 20'x50', leaving more than enough room for the 7.5' on each

Neighborhood: We are dedicated to helping improve this area. We own a property on Cotton that we are looking to develop. We are under contract on the duplex at 2008 Una, southwest of 2207 Central. We have also bought a property near these on Court Street and will continue to look for properties to improve and properties to build new on.

Benefits to neighborhood: This duplex on Central Street will provide good reliable housing for the community and increase surrounding property values. Our newly built duplex will have an architectural style to it that will make it more appealing than the normal cement box style.