



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Agenda Board of Zoning Adjustments

Tuesday, April 20, 2021

1:30 PM

Municipal Center, 300 S. Church

1. Call to Order

2. Roll Call

3. Approval of Minutes

MIN-21:029

MINUTES: Meeting Minutes from March 16th, 2021 BZA Meeting

Attachments: [Meeting Minutes from March 16th, 2021 BZA Meeting](#)

4. Appeal Cases

VR-21-11

VARIANCE: 2017 Bridger Road

Tralan Engineering, LLC on behalf of Reserve, LLC are requesting a variance for 2017 Bridger Road to reduce the Green-space Requirements and Building Finishes of 80% wood, brick or stone since this lies in the Overlay District. This is located in a C-3 General Commercial Density District with Limited Use Overlay.

Attachments: [Application](#)
[Site Plan](#)
[USPS Receipts](#)
[Aerial View of Location](#)

VR-21-12

VARIANCE: 406 and 408 W. Allen

Horizon Land Surveying on behalf of Corey Ross are requesting a variance for 406 and 408 W Allen for the side setback on the west property line that is 3.35 ft. instead of the standard 7.5 ft. that is required of the ordinance. This is located in an R-3 Multi Family High Density District.

Attachments: [Application](#)
[Plat](#)
[USPS Receipts](#)
[Aerial View of Location](#)

VR-21-13

VARIANCE: 4204 Nobhill

Moss Fencing on behalf of David Brown are requesting a variance for 4204 Nobhill Circle to install a 8 ft. Trex Fence along the east property line instead of the standard 6 ft. that

is required by code. This is located in an R-1 Single Family Residential District.

Attachments: [Application](#)
[Aerial View of Location](#)
[USPS Receipts](#)

VR-21-14

VARIANCE: 3700 E Johnson

Jeremy Austin on behalf of Vision 2000, LLC are requesting a variance for 3700 E Johnson to request a change from the Overlay District modifications of Landscaping, Light Pole Heights, Building Exterior Finishes, and Monument Sign that are required for this District. This is located in a C-3 General Commercial Density District with Limited Use Overlay.

Attachments: [Application](#)
[Pictures of Car Wash](#)
[Landscape Plan](#)
[USPS Receipts](#)
[Returned Signed Notifications](#)
[Application - Commercial](#)
[Tommy Car Wash Plans](#)
[Tommys Car Wash Site Plan](#)

VR-21-15

VARIANCE: 210 E Johnson Avenue

Monroe Pointer of Jonesboro Public Schools is requesting a variance for 210 E Johnson Avenue to locate temporarily a premanufactured portable classroom structure within the side setbacks. This is located in a C-3 General Commercial District.

Attachments: [Application](#)
[Site Plan Layout](#)
[Plans for Building](#)
[Pak Mail receipts](#)
[Aerial View of Location](#)
[Southern Hills Final Plat](#)

VR-21-16

VARIANCE: 3920 Southwest Drive

Kum and Go is requesting a variance for 3920 Southwest Drive for the Landscape Buffer that is in the Overlay District. This is located in a Planned Development - Multi District.

Attachments: [Application](#)
[Site Plan](#)
[Letter](#)
[Overall Vicinity Map](#)

5. Staff Comments

6. Adjournment