



**CITY OF JONESBORO**  
**MAPC ADJOINING PROPERTY OWNER NOTIFICATION**

The Metropolitan Area Planning Commission will hold a public hearing at the Municipal Center Building, 300 S. Church, Jonesboro, Arkansas, on:

**TUESDAY, AUGUST 25, 2014 AT P.M.**

On the agenda for this meeting is a request to the Commission to approve a **conditional use on property within 200' of your property**. You have the opportunity to attend this meeting to voice your approval or disapproval if you wish. If you have information that you feel should be taken into consideration before a decision is rendered, you are encouraged to submit such information to the Commission. As adjacent owner, if the Commission renders a Conditional Use decision that you feel is unfair or unjust, you have the right to appeal the decision to Circuit Court.

REQUEST BY: NAMITA KUMAR DATE: AUGUST 5, 2015

DESCRIPTION OF REQUESTED USE: NAMITA KUMAR IS REQUESTING A CONDITIONAL USE FOR 3015 WOOD STREET TO PLACE A MOTHER-IN-LAW QUARTERS IN THE DETACHED ACCESSORY GARAGE WITH A KITCHEN, TWO BATHROOMS, TWO BEDROOMS AND LIVING ROOM.

LOCATION OF REQUESTED USE: 3015 WOOD STREET

In affixing my signature below, I am acknowledging my understanding of this request for a conditional use. I further understand that my signature only indicates my receipt of notification of the request for a conditional use and does not imply an approval by me or the proposed variance or appeal, unless so written by me to the Commission.

CRAFT HOMES, INC.

Printed Name of Property Owner within 200'

\_\_\_\_\_  
(Signature)

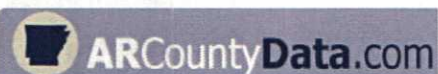
\_\_\_\_\_  
Date

P.O. BOX 15105, JONESBORO, AR

Address

\_\_\_\_\_  
Phone

If you would like to obtain additional information, or voice an opinion regarding this request, you may do so by contacting the Planning Department, at 300 S. Church, 3<sup>rd</sup> floor, or by calling 870-932-0406, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.



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## PARCEL DETAILS

## Basic Information

**Parcel Number:** 01-143253-07600  
**County Name:** Craighead County  
**Ownership Information:** CRAFT HOMES INCP  
 PEARTREE PLACE  
 JONESBORO, AR  
**Billing Information [?]:** CRAFT HOMES INC  
 P O BOX 15105  
 JONESBORO AR 72403  
**Total Acres:** 0.00  
**Timber Acres:** 0.00  
**Sec-Twp-Rng:** 25-14-03  
**Lot/Block:** 12/  
**Subdivision:** PEARTREE PLACE  
**Legal Description:** PEARTREE PLACE  
**School District:** J JB JONESBORO CITY  
**Homestead Parcel?:** No  
**Tax Status:** Taxable  
**Over 65?:** No

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
	RESHS	1 lots [4,730 sqft]	43	43	110	110	

## Valuation Information

	Appraised	Assessed
<b>Land:</b>	25,000	5,000
<b>Improvements:</b>	0	0
<b>Total Value:</b>	25,000	5,000
<b>Taxable Value:</b>		5,000
<b>Millage:</b>		0.0422
<b>Estimated Taxes [?]:</b>		\$211.00
<b>Assessment Year:</b>		2014

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## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
10/1/1986	28,000	LEE	CRAFT HOMES INC	338	767	WD(WARRANTY DEED)

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**BARRY WRIGHT**

Printed Name of Property Owner within 200'

(Signature)

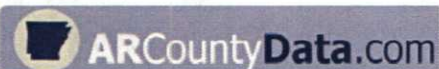
Date

**1605 PEARTREE, JONESBORO, AR**

Address

Phone

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## PARCEL DETAILS

## Basic Information

**Parcel Number:** 01-143253-07800  
**County Name:** Craighead County  
**Ownership Information:** WRIGHT BARRY & CHERYL  
 1605 PEARTREE PLACE  
 JONESBORO, AR  
[Map This Address](#)  
**Billing Information [?]:** WRIGHT BARRY & CHERYL  
 1605 PEARTREE PL  
 JONESBORO AR 72404

**Total Acres:** 0.00  
**Timber Acres:** 0.00  
**Sec-Twp-Rng:** 25-14-03  
**Lot/Block:** 14/  
**Subdivision:** PEARTREE PLACE  
**Legal Description:** PEARTREE PLACE  
**School District:** J JB JONESBORO CITY  
**Homestead Parcel?:** Yes  
**Tax Status:** Taxable  
**Over 65?:** No

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
RESHS		1 lots [0 sqft]	90	90	85	85	

## Valuation Information

	Appraised	Assessed
<b>Land:</b>	25,000	5,000
<b>Improvements:</b>	144,200	28,840
<b>Total Value:</b>	169,200	33,840
<b>Taxable Value:</b>		33,840
<b>Millage:</b>		0.0422
<b>Estimated Taxes [?]:</b>	\$1,428.05	
<b>Homestead Credit:</b>	(\$350.00)	
<b>Estimated Taxes w Credit:</b>	\$1,078.05	
<b>Assessment Year:</b>		2013

## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
9/10/2009	173,000	JACKSON	WRIGHT	804	676	WD(WARRANTY DEED)
6/15/2007	165,000	JOHANSEN	JACKSON	751	211	WD(WARRANTY DEED)
3/7/2003	156,000	PIERCE JR	JOHANSEN	642	130	WD(WARRANTY DEED)
11/16/1999	140,000	BEST	PIERCE	584	539	WD(WARRANTY DEED)
5/21/1997	129,000	TANKSLEY	BEST	539	169	WD(WARRANTY DEED)
3/15/1995	124,000				474630	
11/2/1992	116,000					

## Improvement Information

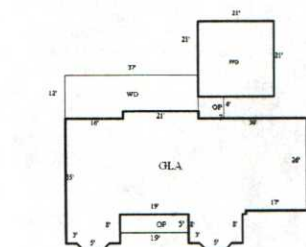
## Residential Improvements

## Residential Improvement #1



Living Area 1st Floor

2,102



Basement Unfinished

0



Living Area 2nd Floor	0	Basement Finished w/Partitions	0
		Basement Finished w/o Partitions	0
Living Area Total SF	2,102	Basement Total SF	0
Occupancy Type:	Single Family		
Grade:	D4+15		
Story Height:	1 Story		
Year Built:	Year Built Not Available		
Effective Age:	10		
Construction Type:	Std Frame		
Roof Type:	Asphalt		
Heat / AC:	Central		
Fireplace:	1 Single 1-Story Fair		
Bathrooms:	2 full 1 half		
Foundation Type:	Slab		
Floor Type:	Elevated Slab		
Floor Covering:	carpet: 1,471 sq ft		
	ceramic: 631 sq ft		
Additive Items:	Additive Item Quantity Size Description		
	WC	250	BRICK/STONE WAINSCOT
	FFD	441	FRAME FIN DETACHED
	OP	42	OPEN PORCH
	OP	95	OPEN PORCH
	WD	402	WOOD DECKS
	CDW	990	CONCRETE DRIVEWAY
Outbuildings / Yard Improvements:	OBYI Item Quantity Size Description		
	ARBOR	1	
	UB4-X	180	UTILITY BUILDING 4-X
	WFX6	150	6' WOOD PRIVACY

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ROBERT JAMES COLE

Printed Name of Property Owner within 200'

(Signature)

Date

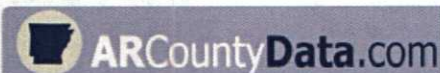
1607 PEARTREE, JONESBORO, AR

Address

Phone

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## PARCEL DETAILS

## Basic Information

**Parcel Number:** 01-143253-07700  
**County Name:** Craighead County  
**Ownership Information:** COLE ROBERT JAMES  
 1607 PEARTREE DR  
 JONESBORO, AR  
[Map This Address](#)  
**Billing Information [?]:** COLE ROBERT JAMES  
 1607 PEARTREE  
 JONESBORO AR 72404  
**Total Acres:** 0.00  
**Timber Acres:** 0.00  
**Sec-Twp-Rng:** 25-14-03  
**Lot/Block:** 13/  
**Subdivision:** PEARTREE PLACE  
**Legal Description:** PEARTREE PLACE  
**School District:** J JB JONESBORO CITY  
**Homestead Parcel?:** Yes  
**Tax Status:** Taxable  
**Over 65?:** No

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
	RESHS	1 lots [0 sqft]	43	43	110	110	

## Valuation Information

	Appraised	Assessed
<b>Land:</b>	25,000	5,000
<b>Improvements:</b>	131,150	26,230
<b>Total Value:</b>	156,150	31,230
<b>Taxable Value:</b>		31,230
<b>Millage:</b>		0.0422
<b>Estimated Taxes [?]:</b>		\$1,317.91
<b>Homestead Credit:</b>		(\$350.00)
<b>Estimated Taxes w Credit:</b>		\$967.91
<b>Assessment Year:</b>		2015

## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
4/22/2014	145,000	MORRIS JILL L	COLE ROBERT JAMES	JB2014R	006025	WD(WARRANTY DEED)
2/19/2009	0	WOOD	MORRIS	790	886	QCD(QUIT CLAIM DEED)
6/29/2006	130,000	GILLIS TRUST	WOOD	726	993	WD(WARRANTY DEED)
2/19/2003	0	GILLIS	GILLIS TRUST	641	232	QCD(QUIT CLAIM DEED)
5/22/1989	71,000	BULLOCK	GILLIS	387	787	WD(WARRANTY DEED)
1/15/1987	95,000	PETREK	BULLOCK	341	313	WD(WARRANTY DEED)
5/1/1986	17,000	LEE	PETREK	332	11	WD(WARRANTY DEED)

## Improvement Information

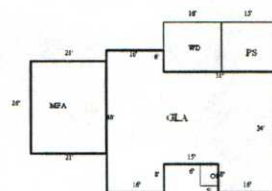
## Residential Improvements

## Residential Improvement #1



Living Area 1st Floor

1,574



Basement Unfinished

0

Living Area 2nd Floor	0	Basement Finished w/Partitions	544
		Basement Finished w/o Partitions	0
Living Area Total SF	1,574	Basement Total SF	544
Occupancy Type: Single Family			
Grade: D4+15			
Story Height: 1 Story			
Year Built: Year Built Not Available			
Effective Age: 12			
Construction Type: Masonry			
Roof Type: Asphalt			
Heat / AC: Central			
Fireplace: 1 Single 1-Story Good			
Bathrooms: 2 full 1 half			
Foundation Type: Closed Piers			
Floor Type: Wood Subfloor			
Floor Covering: carpet: 1,803 sq ft			
ceramic: 315 sq ft			
Additive Items:			
Additive Item Quantity Size Description			
MFA	546	MAS FIN ATTACHED	
OP	30	OPEN PORCH	
PS	210	PATIO SLAB	
WD	224	WOOD DECKS	
CDW	1111	CONCRETE DRIVEWAY	
MW	52	WALLS BRICK OR STONE	
MW	20	WALLS BRICK OR STONE	
Outbuildings / Yard			
Improvements:			
OBYI Item Quantity Size Description			
CLFX4	25	4' CHAIN LINK	
WFX6	125	6' WOOD PRIVACY	





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RICARA PROPERTIES, LLC

Printed Name of Property Owner within 200'

\_\_\_\_\_  
(Signature)

\_\_\_\_\_  
Date

136 CR 107, JONESBORO, AR

Address

\_\_\_\_\_  
Phone

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## PARCEL DETAILS

## Basic Information

Parcel Number: 01-143253-04600

County Name: Craighead County

Ownership Information: RICARA PROPERTIES LLC  
 3017 WOOD ST  
 JONESBORO, AR  
[Map This Address](#)

Billing Information [?]: RICARA PROPERTIES LLC  
 136 CR 107  
 JONESBORO AR 72404

Total Acres: 0.00

Timber Acres: 0.00

Sec-Twp-Rng: 25-14-03

Lot/Block: 4/

Subdivision: MCGHEHEY ADD

Legal Description: MCGHEHEY ADD

School District: J JB JONESBORO CITY

Homestead Parcel?: No

Tax Status: Taxable

Over 65?: No

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
	RESHS	1 lots [0 sqft]	100	100	150	150	

## Valuation Information

	Appraised	Assessed
Land:	25,000	5,000
Improvements:	107,600	21,520
Total Value:	132,600	26,520
Taxable Value:		26,520
Millage:		0.0422
Estimated Taxes [?]:		\$1,119.14
Assessment Year:		2013

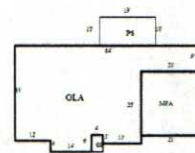
## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
5/23/2008	118,000	FAUGHN	RICARA PROPERTIES LLC	774	437	WD(WARRANTY DEED)
6/22/1994	90,000	SAFRIT	FAUGHN	462	433	WD(WARRANTY DEED)
8/13/1987	82,000	GOLLIHUGH	SAFRIT	350	286	WD(WARRANTY DEED)
1/27/1986	74,000	CROCKER	GOLLIHUGH	328	110	WD(WARRANTY DEED)
	12,000	MCGHEHEY	CROCKER	176	61	WD(WARRANTY DEED)

## Improvement Information

## Residential Improvements

## Residential Improvement #1



Living Area 1st Floor	1,669
Living Area 2nd Floor	0
Living Area Total SF	1,669
Occupancy Type:	Single Family

Basement Unfinished	0
Basement Finished w/Partitions	0
Basement Finished w/o Partitions	0
Basement Total SF	0



**Grade:** D4+15  
**Story Height:** 1 Story  
**Year Built:** Year Built Not Available  
**Effective Age:** 15  
**Construction Type:** Masonry  
**Roof Type:** Asphalt  
**Heat / AC:** Central  
**Fireplace:** 1 Single 1-Story Good  
**Bathrooms:** 2 full 0 half  
**Foundation Type:** Slab  
**Floor Type:** Elevated Slab  
**Floor Covering:** carpet: 1,669 sq ft  
**Additive Items:**

Additive Item	Quantity	Size	Description
MFA	462		MAS FIN ATTACHED
OP	24		OPEN PORCH
PS	190		PATIO SLAB
AGDW	1815		AGGREGATE C/C DRIVEWAY

**Outbuildings / Yard Improvements:**

OBVI Item	Quantity	Size	Description
CLFX4	90		4' CHAIN LINK
WFX6	126		6' WOOD PRIVACY

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**CLOVIS GRISSOM**

Printed Name of Property Owner within 200'

(Signature)

Date

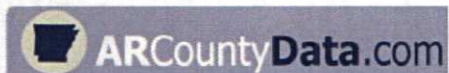
**401 PARRISH, POLLARD, AR**

Address

Phone

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## PARCEL DETAILS

## Basic Information

**Parcel Number:** 01-143253-04900  
**County Name:** Craighead County  
**Ownership Information:** GRISSOM CLOVIS & M DIANE  
 1616 NEELY RD  
 JONESBORO, AR  
[Map This Address](#)  
**Billing Information [?]:** GRISSOM CLOVIS E & M DIANE  
 401 PARRISH  
 POLLARD AR 72456  
**Total Acres:** 1.08  
**Timber Acres:** 0.00  
**Sec-Twp-Rng:** 25-14-03  
**Lot/Block:** 1/  
**Subdivision:** DESTINY HILL  
**Legal Description:** DESTINY HILL REPLAT LOTS 5-6-7 OF MCGHEHEY ADD  
**School District:** J JB JONESBORO CITY  
**Homestead Parcel?:** No  
**Tax Status:** Taxable  
**Over 65?:** No

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
	RESHS	1 lots [0 sqft]	315	315	150	150	
	RESHS	0.08 acres [3,484 sqft]					

## Valuation Information

	Appraised	Assessed
<b>Land:</b>	25,500	5,100
<b>Improvements:</b>	262,400	52,480
<b>Total Value:</b>	287,900	57,580
<b>Taxable Value:</b>		57,580
<b>Millage:</b>		0.0422
<b>Estimated Taxes [?]:</b>		\$2,429.88
<b>Assessment Year:</b>		2014

## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
3/3/2004	120,000	ZANE	GRISSOM	665	441	
1/4/2002	8,000	BLANCHARD	ZANE	618	725	WD(WARRANTY DEED)
2/17/1988	0	MCGHEHEY	BLANCHARD	476	427	WD(WARRANTY DEED)

[1]

## Improvement Information

## Residential Improvements

## Residential Improvement #1

No Image  
 Available



Living Area 1st Floor	4,145
Living Area 2nd Floor	0
Living Area Total SF	4,145
Occupancy Type:	Single Family

Basement Unfinished	0
Basement Finished w/Partitions	0
Basement Finished w/o Partitions	0
Basement Total SF	0

**Grade:** D3  
**Story Height:** 1 Story  
**Year Built:** Year Built Not Available  
**Effective Age:** 8  
**Construction Type:** Masonry  
**Roof Type:** Fiberglass  
**Heat / AC:** Central  
**Fireplace:** 0  
**Bathrooms:** 2 full  
**Foundation Type:** Slab  
**Floor Type:** Elevated Slab  
**Floor Covering:** carpet: 1,657 sq ft  
hardwood sheath: 2,073 sq ft  
ceramic: 415 sq ft  
**Additive Items:**

Additive Item	Quantity	Size	Description
CDW	1100		CONCRETE DRIVEWAY
MFA	863		MAS FIN ATTACHED
OP	63		OPEN PORCH
WD	240		WOOD DECKS

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**CITY OF JONESBORO**  
**MAPC ADJOINING PROPERTY OWNER NOTIFICATION**

The Metropolitan Area Planning Commission will hold a public hearing at the Municipal Center Building, 300 S. Church, Jonesboro, Arkansas, on:

**TUESDAY, AUGUST 25, 2014 AT P.M.**

On the agenda for this meeting is a request to the Commission to approve a **conditional use on property within 200' of your property**. You have the opportunity to attend this meeting to voice your approval or disapproval if you wish. If you have information that you feel should be taken into consideration before a decision is rendered, you are encouraged to submit such information to the Commission. As adjacent owner, if the Commission renders a Conditional Use decision that you feel is unfair or unjust, you have the right to appeal the decision to Circuit Court.

REQUEST BY: NAMITA KUMAR DATE: AUGUST 5, 2015

DESCRIPTION OF REQUESTED USE: NAMITA KUMAR IS REQUESTING A CONDITIONAL USE FOR 3015 WOOD STREET TO PLACE A MOTHER-IN-LAW QUARTERS IN THE DETACHED ACCESSORY GARAGE WITH A KITCHEN, TWO BATHROOMS, TWO BEDROOMS AND LIVING ROOM.

LOCATION OF REQUESTED USE: 3015 WOOD STREET

In affixing my signature below, I am acknowledging my understanding of this request for a conditional use. I further understand that my signature only indicates my receipt of notification of the request for a conditional use and does not imply an approval by me or the proposed variance or appeal, unless so written by me to the Commission.

**DENNIS GILLIS**

Printed Name of Property Owner within 200'

(Signature)

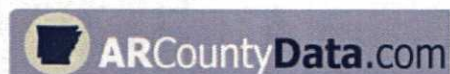
Date

**1603 PEARTREE PLACE**

Address

Phone

If you would like to obtain additional information, or voice an opinion regarding this request, you may do so by contacting the Planning Department, at 300 S. Church, 3<sup>rd</sup> floor, or by calling 870-932-0406, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.



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## PARCEL DETAILS

## Basic Information

**Parcel Number:** 01-143253-07900  
**County Name:** Craighead County  
**Ownership Information:** GILLIS DENNIS & RHONDA  
 1603 PEARTREE PLACE  
 JONESBORO, AR  
[Map This Address](#)  
**Billing Information [?]:** GILLIS DENNIS  
 1603 PEARTREE PL  
 JONESBORO AR 72404

**Total Acres:** 0.00  
**Timber Acres:** 0.00  
**Sec-Twp-Rng:** 25-14-03  
**Lot/Block:** 15/  
**Subdivision:** PEARTREE PLACE  
**Legal Description:** PEARTREE PLACE  
**School District:** J JB JONESBORO CITY  
**Homestead Parcel?:** Yes  
**Tax Status:** Taxable  
**Over 65?:** No

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
RESHS		1 lots [0 sqft]	83	83	255	255	

## Valuation Information

	Appraised	Assessed
<b>Land:</b>	25,000	5,000
<b>Improvements:</b>	181,500	36,300
<b>Total Value:</b>	206,500	41,300
<b>Taxable Value:</b>		41,300
<b>Millage:</b>		0.0422
<b>Estimated Taxes [?]:</b>		\$1,742.86
<b>Homestead Credit:</b>		(\$350.00)
<b>Estimated Taxes w Credit:</b>		\$1,392.86
<b>Assessment Year:</b>		2014

## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
4/9/2001		0 GILLIS	GILLIS	604	561	WD(WARRANTY DEED)
2/2/1987	15,000	LEE	GILLIS	344	575	WD(WARRANTY DEED)

## Improvement Information

## Residential Improvements

## Residential Improvement #1



**Living Area 1st Floor** 2,185  
**Living Area 2nd Floor** 444  
**Living Area Total SF** 2,629  
**Occupancy Type:** Single Family  
**Grade:** D3  
**Story Height:** 1 Plus

**Basement Unfinished** 0  
**Basement Finished w/Partitions** 0  
**Basement Finished w/o Partitions** 0  
**Basement Total SF** 0



**Year Built:** Year Built Not Available  
**Effective Age:** 20  
**Construction Type:** Masonry  
**Roof Type:** Shakes  
**Heat / AC:** Central  
**Fireplace:** 1 Single 1-Story Good  
**Bathrooms:** 2 full 1 half  
**Foundation Type:** Slab  
**Floor Type:** Elevated Slab  
**Floor Covering:** carpet: 1,449 sq ft  
hardwood sheath: 654 sq ft  
ceramic: 526 sq ft  
**Additive Items:**

Additive Item	Quantity	Size	Description
MFA	575		MAS FIN ATTACHED
OP	80		OPEN PORCH
AGPS	185		AGGREGATE C/C PATIO
WD	523		WOOD DECKS
CDW	1644		CONCRETE DRIVEWAY
USER DEFINED	1		JACUZZI

**Outbuildings / Yard Improvements:**

OBVI Item	Quantity	Size	Description
FOB	1		
PS	1056		PATIO SLAB
SPCHL	1		SWIMMING POOL CHLORINATOR
SPNDB	1		NO DIVING BOARD DEDUCTION
SPVA	120		SWIMMING POOL VINYL
WFX6	160		6' WOOD PRIVACY

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REQUEST BY: NAMITA KUMAR DATE: AUGUST 5, 2015

DESCRIPTION OF REQUESTED USE: NAMITA KUMAR IS REQUESTING A CONDITIONAL USE FOR 3015 WOOD STREET TO PLACE A MOTHER-IN-LAW QUARTERS IN THE DETACHED ACCESSORY GARAGE WITH A KITCHEN, TWO BATHROOMS, TWO BEDROOMS AND LIVING ROOM.

LOCATION OF REQUESTED USE: 3015 WOOD STREET

In affixing my signature below, I am acknowledging my understanding of this request for a conditional use. I further understand that my signature only indicates my receipt of notification of the request for a conditional use and does not imply an approval by me or the proposed variance or appeal, unless so written by me to the Commission.

**JAY LEE**

Printed Name of Property Owner within 200'

(Signature)

Date

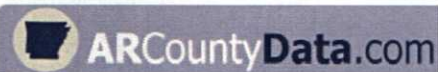
**3120 WOODSPRINGS**

Address

Phone

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## PARCEL DETAILS

## Basic Information

Parcel Number: 01-143253-08000

County Name: Craighead County

Ownership Information: LEE DEDE  
 3011 WOOD ST  
 JONESBORO, AR  
[Map This Address](#)

Billing Information [?]: LEE JAY & DEDE  
 3120 WOODSPRINGS  
 JONESBORO AR 72404

Total Acres: 0.00

Timber Acres: 0.00

Sec-Twp-Rng: 25-14-03

Lot/Block: 16/

Subdivision: PEARTREE PLACE

Legal Description: PEARTREE PLACE

School District: J JB JONESBORO CITY

Homestead Parcel?: No

Tax Status: Taxable

Over 65?: No

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
	RESHS	1 lots [0 sqft]	0	0	0	0	

## Valuation Information

	Appraised	Assessed
Land:	25,000	5,000
Improvements:	122,700	24,540
Total Value:	147,700	29,540
Taxable Value:		29,540
Millage:		0.0422
Estimated Taxes [?]:		\$1,246.59
Assessment Year:		2013

## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
3/19/1990	0		LEE	389	338	
10/9/1985	0			324	507	

## Improvement Information

## Residential Improvements

## Residential Improvement #1



Living Area 1st Floor 2,315  
 Living Area 2nd Floor 0

Living Area Total SF 2,315

Occupancy Type: Multi Family

Grade: D4+15

Story Height: 1 Story

Year Built: Year Built Not Available

Basement Unfinished 0  
 Basement Finished w/Partitions 0  
 Basement Finished w/o Partitions 0  
 Basement Total SF 0

**Effective Age:** 20  
**Construction Type:** Masonry  
**Roof Type:** Asphalt  
**Heat / AC:** Central  
**Fireplace:** 1 Single 1-Story Good  
**Bathrooms:** 2 full 0 half  
**Foundation Type:** Closed Piers  
**Floor Type:** Wood Subfloor  
**Floor Covering:** carpet: 1,661 sq ft  
ceramic: 654 sq ft

**Additive Items:**

Additive Item	Quantity	Size	Description
MFA	320		MAS FIN ATTACHED
OP	119		OPEN PORCH
OP	24		OPEN PORCH
CDW	1613		CONCRETE DRIVEWAY

**Outbuildings / Yard Improvements:**

OBVI Item	Quantity	Size	Description
NOHD - MFA 14X7		-98	

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REQUEST BY: NAMITA KUMAR DATE: AUGUST 5, 2015

DESCRIPTION OF REQUESTED USE: NAMITA KUMAR IS REQUESTING A CONDITIONAL USE FOR 3015 WOOD STREET TO PLACE A MOTHER-IN-LAW QUARTERS IN THE DETACHED ACCESSORY GARAGE WITH A KITCHEN, TWO BATHROOMS, TWO BEDROOMS AND LIVING ROOM.

LOCATION OF REQUESTED USE: 3015 WOOD STREET

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CURTIS GRIFFIN

Printed Name of Property Owner within 200'

(Signature)

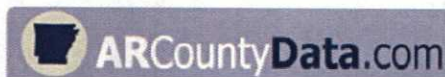
Date

3012 WOOD STREET

Address

Phone

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## PARCEL DETAILS

## Basic Information

**Parcel Number:** 01-143254-00900  
**County Name:** Craighead County  
**Ownership Information:** GRIFFIN CURTIS  
 3012 WOOD ST  
 JONESBORO, AR  
[Map This Address](#)  
**Billing Information [?]:** GRIFFIN CURTIS  
 3012 WOOD ST  
 JONESBORO AR 72404

**Total Acres:** 0.47  
**Timber Acres:** 0.00  
**Sec-Twp-Rng:** 25-14-03  
**Lot/Block:** /  
**Subdivision:**  
**Legal Description:** PT S1/2 SW SE J'BORO CITY  
**School District:** J JB JONESBORO CITY  
**Homestead Parcel?:** Yes  
**Tax Status:** Taxable  
**Over 65?:** No

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
RESHS		0.47 acres [20,473 sqft]					NW

## Valuation Information

	Appraised	Assessed
<b>Land:</b>	20,000	4,000
<b>Improvements:</b>	64,900	12,980
<b>Total Value:</b>	84,900	16,980
<b>Taxable Value:</b>		16,980
<b>Millage:</b>		0.0422
<b>Estimated Taxes [?]:</b>		\$716.56
<b>Homestead Credit:</b>		(\$350.00)
<b>Estimated Taxes w Credit:</b>		\$366.56
<b>Assessment Year:</b>		2013

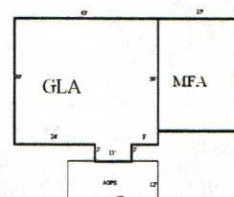
## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
11/14/1997	88,788	TILLEY	GRIFFIN	555	853	CD(CORRECTION DEED)
11/14/1997	89,000	TILLEY	GRIFFIN	550	853	WD(WARRANTY DEED)

## Improvement Information

## Residential Improvements

## Residential Improvement #1



**Living Area 1st Floor** 1,689  
**Living Area 2nd Floor** 0  
**Living Area Total SF** 1,689  
**Occupancy Type:** Single Family  
**Grade:** D4+10  
**Story Height:** 1 Story

**Basement Unfinished** 0  
**Basement Finished w/Partitions** 0  
**Basement Finished w/o Partitions** 0  
**Basement Total SF** 0



**Year Built:** Year Built Not Available  
**Effective Age:** 18  
**Construction Type:** Underground  
**Roof Type:** Asphalt  
**Heat / AC:** Central  
**Fireplace:** 0  
**Bathrooms:** 2 full 0 half  
**Foundation Type:** Slab  
**Floor Type:** Elevated Slab  
**Floor Covering:** carpet: 1,264 sq ft  
ceramic: 425 sq ft

**Additive Items:**

Additive Item	Quantity	Size	Description
MFA	850		MAS FIN ATTACHED
AGPS	324		AGGREGATE C/C PATIO
CDW	1400		CONCRETE DRIVEWAY

**Outbuildings / Yard Improvements:**

OBVI Item	Quantity	Size	Description
CLF - NV	1		
CPA	1		
MOB	1		

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REQUEST BY: NAMITA KUMAR DATE: AUGUST 5, 2015

DESCRIPTION OF REQUESTED USE: NAMITA KUMAR IS REQUESTING A CONDITIONAL USE FOR 3015 WOOD STREET TO PLACE A MOTHER-IN-LAW QUARTERS IN THE DETACHED ACCESSORY GARAGE WITH A KITCHEN, TWO BATHROOMS, TWO BEDROOMS AND LIVING ROOM.

LOCATION OF REQUESTED USE: 3015 WOOD STREET

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**MAGGIE MOORE**

Printed Name of Property Owner within 200'

(Signature)

Date

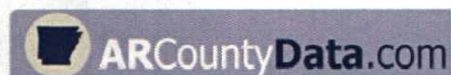
**3102 WOOD STREET**

Address

Phone

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## PARCEL DETAILS

## Basic Information

Parcel Number: 01-143362-03500

County Name: Craighead County

Ownership Information: MOORE MAGGIE  
 3102 WOOD ST  
 JONESBORO, AR  
[Map This Address](#)

Billing Information [?]: MOORE MAGGIE  
 3102 WOOD ST  
 JONESBORO AR 72404

Total Acres: 1.00

Timber Acres: 0.00

Sec-Twp-Rng: 36-14-03

Lot/Block: /

Subdivision:

Legal Description: PT NE NW

School District: 58 JB VALLEY VIEW CITY

Homestead Parcel?: Yes

Tax Status: Taxable

Over 65?: Yes

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
	RESHS	1.00 acres [43,560 sqft]					NW

## Valuation Information

	Appraised	Assessed
Land:	20,000	4,000
Improvements:	32,950	6,590
Total Value:	52,950	10,590
Taxable Value:		5,900
Millage:		0.0516
Estimated Taxes [?]:		\$304.44
Homestead Credit:		(\$304.44)
Estimated Taxes w Credit:		\$0.00
Assessment Year:		2014

## Sales History

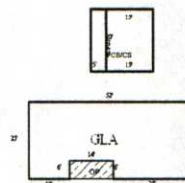
No sales history available

[!]

## Improvement Information

Residential Improvements

## Residential Improvement #1



Living Area 1st Floor 1,216  
 Living Area 2nd Floor 0

Living Area Total SF 1,216

Occupancy Type: Single Family

Grade: D5

Story Height: 1 Story

Year Built: Year Built Not Available

Effective Age: 30

Basement Unfinished 0  
 Basement Finished w/Partitions 0  
 Basement Finished w/o Partitions 0  
 Basement Total SF 0

**Construction Type:** Std Frame

**Roof Type:** Asphalt

**Heat / AC:** Floor/Wall Furnace

**Fireplace:** 0

**Bathrooms:** 1 full 0 half

**Foundation Type:** Closed Piers

**Floor Type:** Wood Subfloor

**Floor Covering:** softwood: 1,216 sq ft

**Additive Items:**

Additive Item	Quantity	Size	Description
---------------	----------	------	-------------

OP	84		OPEN PORCH
----	----	--	------------

PS	300		PATIO SLAB
----	-----	--	------------

**Outbuildings / Yard**

OB/YI Item	Quantity	Size	Description
------------	----------	------	-------------

ADW N/V	1		
---------	---	--	--

FLAT PCB & CPSF	1		
-----------------	---	--	--

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DESCRIPTION OF REQUESTED USE: NAMITA KUMAR IS REQUESTING A CONDITIONAL USE FOR 3015 WOOD STREET TO PLACE A MOTHER-IN-LAW QUARTERS IN THE DETACHED ACCESSORY GARAGE WITH A KITCHEN, TWO BATHROOMS, TWO BEDROOMS AND LIVING ROOM.

LOCATION OF REQUESTED USE: 3015 WOOD STREET

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LACY GRIFFIN

Printed Name of Property Owner within 200'

\_\_\_\_\_  
(Signature)

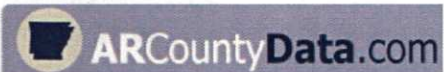
\_\_\_\_\_  
Date

3103 WOOD STREET

Address

\_\_\_\_\_  
Phone

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## PARCEL DETAILS

## Basic Information

**Parcel Number:** 01-143362-03900  
**County Name:** Craighead County  
**Ownership Information:** GRIFFITH LACY E  
 3103 WOOD ST  
 JONESBORO, AR  
[Map This Address](#)  
**Billing Information [?]:** GRIFFITH LACY E  
 3103 WOOD ST  
 JONESBORO AR 72404  
**Total Acres:** 3.00  
**Timber Acres:** 0.00  
**Sec-Twp-Rng:** 36-14-03  
**Lot/Block:** /  
**Subdivision:**  
**Legal Description:** PT NE NW  
**School District:** 58 JB VALLEY VIEW CITY  
**Homestead Parcel?:** Yes  
**Tax Status:** Taxable  
**Over 65?:** Yes

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
	RESHS	1.00 acres [43,560 sqft]					NW
	RESHS	2.00 acres [87,120 sqft]					NW

## Valuation Information

	Appraised	Assessed
<b>Land:</b>	30,000	6,000
<b>Improvements:</b>	98,700	19,740
<b>Total Value:</b>	128,700	25,740
<b>Taxable Value:</b>		17,350
<b>Millage:</b>		0.0516
<b>Estimated Taxes [?]:</b>		\$895.26
<b>Homestead Credit:</b>		(\$350.00)
<b>Estimated Taxes w Credit:</b>		\$545.26
<b>Assessment Year:</b>		2014

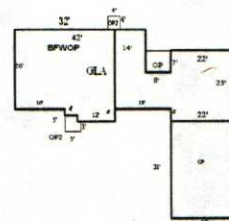
## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
11/9/1972	25,000	ECHOLS	GRIFFITH			WD(WARRANTY DEED)

## Improvement Information

Residential Improvements

## Residential Improvement #1



<b>Living Area 1st Floor</b>	1,750
<b>Living Area 2nd Floor</b>	0
<b>Living Area Total SF</b>	1,750
<b>Occupancy Type:</b> Single Family	
<b>Grade:</b> D4+5	

<b>Basement Unfinished</b>	0
<b>Basement Finished w/Partitions</b>	0
<b>Basement Finished w/o Partitions</b>	888
<b>Basement Total SF</b>	888



**Story Height:** 1 Story  
**Year Built:** Year Built Not Available  
**Effective Age:** 25  
**Construction Type:** Masonry  
**Roof Type:** Asphalt  
**Heat / AC:** Central  
**Fireplace:** 1 Single 1-Story Good  
**Bathrooms:** 2 full 0 half  
**Foundation Type:** Closed Piers  
**Floor Type:** Wood Subfloor  
**Floor Covering:** carpet: 1,651 sq ft  
ceramic: 987 sq ft

<b>Additive Items:</b>	<b>Additive Item</b>	<b>Quantity</b>	<b>Size Description</b>
	OP2	16	1/2 OPEN
	OP2	23	1/2 OPEN
	OP	56	OPEN PORCH
	ADW	750	ASHPALT PAVING
	CP	682	CARPORTS

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**CITY OF JONESBORO**  
**MAPC ADJOINING PROPERTY OWNER NOTIFICATION**

The Metropolitan Area Planning Commission will hold a public hearing at the Municipal Center Building, 300 S. Church, Jonesboro, Arkansas, on:

**TUESDAY, AUGUST 25, 2014 AT P.M.**

On the agenda for this meeting is a request to the Commission to approve a **conditional use on property within 200' of your property**. You have the opportunity to attend this meeting to voice your approval or disapproval if you wish. If you have information that you feel should be taken into consideration before a decision is rendered, you are encouraged to submit such information to the Commission. As adjacent owner, if the Commission renders a Conditional Use decision that you feel is unfair or unjust, you have the right to appeal the decision to Circuit Court.

REQUEST BY: NAMITA KUMAR DATE: AUGUST 5, 2015

DESCRIPTION OF REQUESTED USE: NAMITA KUMAR IS REQUESTING A CONDITIONAL USE FOR 3015 WOOD STREET TO PLACE A MOTHER-IN-LAW QUARTERS IN THE DETACHED ACCESSORY GARAGE WITH A KITCHEN, TWO BATHROOMS, TWO BEDROOMS AND LIVING ROOM.

LOCATION OF REQUESTED USE: 3015 WOOD STREET

In affixing my signature below, I am acknowledging my understanding of this request for a conditional use. I further understand that my signature only indicates my receipt of notification of the request for a conditional use and does not imply an approval by me or the proposed variance or appeal, unless so written by me to the Commission.

VIRGINIA JONES

Printed Name of Property Owner within 200'

(Signature)

Date

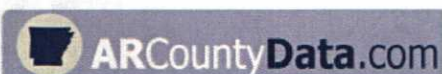
3006 WOOD STREET

Address

Phone

If you would like to obtain additional information, or voice an opinion regarding this request, you may do so by contacting the Planning Department, at 300 S. Church, 3<sup>rd</sup> floor, or by calling 870-932-0406, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.





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## PARCEL DETAILS

## Basic Information

**Parcel Number:** 01-143253-01500  
**County Name:** Craighead County  
**Ownership Information:** JONES VIRGINIA A  
 3006 WOOD ST  
 JONESBORO, AR  
[Map This Address](#)  
**Billing Information [?]:** JONES VIRGINIA A  
 3006 WOOD ST  
 JONESBORO AR 72401  
**Total Acres:** 0.34  
**Timber Acres:** 0.00  
**Sec-Twp-Rng:** 25-14-03  
**Lot/Block:** /  
**Subdivision:**  
**Legal Description:** PT SE SE SW 100X150 J'BORO CITY  
**School District:** J JB JONESBORO CITY  
**Homestead Parcel?:** Yes  
**Tax Status:** Taxable  
**Over 65?:** Yes

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
	RESHS	0.34 acres [14,810 sqft]					NW

## Valuation Information

	Appraised	Assessed
<b>Land:</b>	20,000	4,000
<b>Improvements:</b>	109,950	21,990
<b>Total Value:</b>	129,950	25,990
<b>Taxable Value:</b>		25,990
<b>Millage:</b>		0.0422
<b>Estimated Taxes [?]:</b>		\$1,096.78
<b>Homestead Credit:</b>		(\$350.00)
<b>Estimated Taxes w Credit:</b>		\$746.78
<b>Assessment Year:</b>		2012

## Sales History

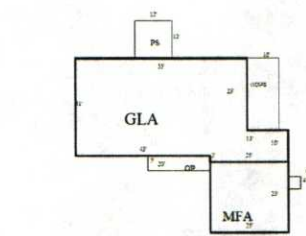
Date	Price	Grantor	Grantee	Book	Page	Deed Type
7/27/2009	140,000	COUCH	JONES	801	615	WD(WARRANTY DEED)
2/12/2009	125,000	RIGGINS	COUCH	790	432	FD(FIDUCIARYS DEED)
10/13/2008	0	RIGGINS	RIGGINS & HAUG	783	766	BD(BENEFICIARY DEED)

[1]

## Improvement Information

## Residential Improvements

## Residential Improvement #1



<b>Living Area 1st Floor</b>	1,859
<b>Living Area 2nd Floor</b>	0
<b>Living Area Total SF</b>	1,859
<b>Occupancy Type:</b> Single Family	
<b>Grade:</b> D4+10	

<b>Basement Unfinished</b>	0
<b>Basement Finished w/Partitions</b>	0
<b>Basement Finished w/o Partitions</b>	360
<b>Basement Total SF</b>	360

**Story Height:** 1 Story  
**Year Built:** 0  
**Effective Age:** 20  
**Construction Type:** Masonry  
**Roof Type:** Asphalt  
**Heat / AC:** Central  
**Fireplace:** 0  
**Bathrooms:** 2 full 1 half  
**Foundation Type:** Closed Piers  
**Floor Type:** Wood Subfloor  
**Floor Covering:** carpet: 1,565 sq ft  
ceramic: 654 sq ft

Additive Items:	Additive Item	Quantity	Size	Description
	MFA	575		MAS FIN ATTACHED
	OP	100		OPEN PORCH
	OP2	16		1/2 OPEN
	PS	230		PATIO SLAB
	PS	144		PATIO SLAB
	WD	230		WOOD DECKS
	CDW	1802		CONCRETE DRIVEWAY
	MW	140		WALLS BRICK OR STONE

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DEBORAH SPENCER

Printed Name of Property Owner within 200'

\_\_\_\_\_  
(Signature)

\_\_\_\_\_  
Date

3002 WOOD STREET

Address

\_\_\_\_\_  
Phone

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## PARCEL DETAILS

## Basic Information

Parcel Number: 01-143253-01400

County Name: Craighead County

Ownership Information: ALREAD ODESSA & SPENCER DEBORAH  
 3002 WOOD ST  
 JONESBORO, AR  
[Map This Address](#)

Billing Information [?]: SPENCER DEBORAH  
 3002 WOOD ST  
 JONESBORO AR 72404

Total Acres: 0.43

Timber Acres: 0.00

Sec-Twp-Rng: 25-14-03

Lot/Block: /

Subdivision:

Legal Description: PT SE SE SW 125X150 J'BORO CITY

School District: J JB JONESBORO CITY

Homestead Parcel?: Yes

Tax Status: Taxable

Over 65?: Yes

## Land Information

Land Divisions:	Land Type	Quantity	Front Width	Rear Width	Depth 1	Depth 2	Quarter
	RESHS	0.43 acres [18,730 sqft]					NW

## Valuation Information

	Appraised	Assessed
Land:	20,000	4,000
Improvements:	151,400	30,280
Total Value:	171,400	34,280
Taxable Value:		31,360
Millage:		0.0422
Estimated Taxes [?]:		\$1,323.39
Homestead Credit:		(\$350.00)
Estimated Taxes w Credit:		\$973.39
Assessment Year:		2015

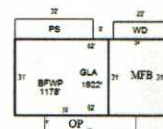
## Sales History

Date	Price	Grantor	Grantee	Book	Page	Deed Type
12/17/2014	133,000	SMITH JA TRUST	ALREAD ODESSA & SPENCER DEBORAH	JB2014R	019754	WD(WARRANTY DEED)
12/17/2014	0	J A SMITH	J A SMITH TRUST	JB2014R	019752	CD(CORRECTION DEED)
4/3/2003	0	J A SMITH	J A SMITH TRUST	644	81	QCD(QUIT CLAIM DEED)
9/9/1991	145,000					
8/15/1990	100,000				413037	

## Improvement Information

## Residential Improvements

## Residential Improvement #1



Living Area 1st Floor 1,922  
 Living Area 2nd Floor 0

Basement Unfinished 0  
 Basement Finished w/Partitions 1,178  
 Basement Finished w/o Partitions 0