

The Board of Zoning Adjustment, City of Jonesboro, Arkansas, will hold a public hearing at the City of Jonesboro Municipal Center, 300 S. Church St., Council Chambers, 1st Floor, Jonesboro, Arkansas, on:

TUESDAY, NOVEMBER 14, 2017 AT 5:30 P.M.

One item on the agenda for this meeting is a request to the Board to approve a rezoning ordinance concerning property that is within 200 ft of the 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. If the Commission renders a decision you feel is unfair or unjust, you may appeal the decision to Circuit Court.

| REZ | ONI | NG RE | QUES | ΓED BY: | ASH | DOWN PI | LAZA, I | LLC | | 943 | 1 | | 40 |
|-----|--------------|-------------|---------|---------|-------|-----------------|---------|--------|--------|---------|-------|----------|-----------------|
| DA | ΓΕ: Ο | CTOB | ER 24 | , 2017 | | | | J. | | | | | 14.59 |
| SUE | BJECT | PROF | PERTY | ADDRE | SS: 4 | 150 SOUT | HWES | T DRIV | VE | 10 | 11 | | |
| DES | CRIE | TION | OF | REZON | ING | REQUES | STED: | THE | APP | LICANT | IS | REQU | ESTING |
| API | PROV | AL FO | DRAI | REZONI | NG F | ROM R-1 | SINGL | E FAN | IILY I | RESIDEN | TIAL | DIST | RICT TO |
| C-3 | GEN | ERAL | COM | MERCI | AL D | ISTRICT | LIMIT | ED US | SE OV | ERLAY | FOR 4 | 4.30 +/- | ACRES |
| LO | CATI | ED AT | 4150 \$ | OUTHV | VEST | DRIVE. | | | | | | | TOTAL PROPERTY. |
| | | | | | | - | | | | - 0 | | | 1000 |

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

| VALLEY VIEW SCHOOLS - BRYAN RUSS | ELL | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 2131 VALLEY VIEW DRIVE JONESBORO | | |
| Address | Phone | |

SITZ BRUCE D AND LYNDA S

4202 WINTERHAVEN COVE JONESBORO, AR 72404-

8

| Basic Land Sales | <u>Valuation Taxes Receipts Improvements Ma</u> | ap View |
|--------------------------------|--|---------|
| Basic Info | | |
| Parcel Number: | 01-133012-02300 | |
| County Name: | Craighead County | |
| Ownership Information: | SITZ BRUCE 4202 WINTERHAVEN CV JONESBORO AR 72404-0522 | |
| Property Address: | SITZ BRUCE D AND LYNDA S 4202 WINTERHAVEN COVE JONESBORO, AR 72404- Map This Address | |
| Billing Information ② : | LERETA 1123 PARK VIEW DR COVINA, CA 91724 | |
| Total Acres: | 0.88 | |
| Timber Acres: | 0.00 | |
| Sec-Twp-Rng: | 01-13-03 | |
| Lot/Block: | 12/ | |
| Subdivision: | AUTUMN HILL | |
| Legal Description: | AUTUMN HILL PART NW NW 1-13-03 | |
| School District: | 58 JB VALLEY VIEW CITY | |
| Homestead Parcel?: | Yes | |
| Tax Status: | Taxable | |
| Over 65?: | No | |



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| REZ | ZONI | NG R | EQU. | EST | ED BY | : ASI | HOOWN P | LAZA, | LLC | | 100 | | | | |
|------------|-------|-------|-------------|------|-------|-------|----------|-------------|-------|-------|-----------|-------|--------|-------|-----|
| DA | TE: C | OCTO | BER | 24, | 2017 | | | 31.96 | | | | | | - F | |
| SUI | BJEC | T PRO | DPER | TY | ADDR | ESS: | 4150 SOU | THWES | T DR | IVE | | | | TTY | |
| DE | SCRI | PTIO | 4 C | F | REZO | NING | REQUE | STED: | THE | E Al | PPLICANT | IS | REQ | UEST | ING |
| AP | PRO | VAL] | FOR | A R | EZON | ING I | FROM R- | 1 SINGI | LE FA | MIL | Y RESIDEN | IAIT | DIST | RICT | TO |
| C-3 | GE | NERA | L C | OM | MERC | IAL] | DISTRICT | LIMI | TED I | USE (| OVERLAY | FOR . | 4.30 + | /- AC | RES |
| LO | CAT | ED A | T 415 | 50 S | OUTH | WES | T DRIVE. | 2 30 | | | | | | 300 | |
| | | | | | | | | | | | | | | | |

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| BRUCE SITZ | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 4202 WINTERHAVEN CV, JONESBORO, | AR | |
| Address | Phone | |



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| REZONING REQ | QUES' | ΓΕD BY: ASH I | DOWN PLAZA, | LLC | | | |
|--------------|--------|----------------------|----------------------|--------|--------------|------|----------------|
| DATE: OCTOBI | ER 24 | , 2017 | T F | | | | |
| SUBJECT PROP | ERTY | ADDRESS: 4 | 150 SOUTHWES | T DRI | VE | | |
| DESCRIPTION | OF | REZONING | REQUESTED: | THE | APPLICANT | IS | REQUESTING |
| APPROVAL FO | RAI | REZONING F | ROM R-1 SINGI | LE FAN | IILY RESIDEN | TIAI | L DISTRICT TO |
| C-3 GENERAL | COM | IMERCIAL D | ISTRICT LIMIT | TED US | SE OVERLAY | FOR | 4.30 +/- ACRES |
| LOCATED AT 4 | 4150 8 | SOUTHWEST | DRIVE. | | | | |
| | | | | | | | |

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| LERETA | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 1123 PARK VIEW DR, JONESBORO, AR | | |
| Address | Phone | |

KIRKSEY HAYWARD LEON ETAL

4503 SOUTHWEST DR JONESBORO, AR

8

| asic <u>Land Sales Valu</u> | nation Taxes Receipts Improvements Map View |
|--------------------------------|--|
| Basic Info | |
| Parcel Number: | 01-133021-01100 |
| County Name: | Craighead County |
| Ownership Information: | KIRKSEY MARGUERITE C/O DEBRA MANGRUM 5307 JOHNWOOD DR JONESBORO AR 72404 |
| Property Address: | KIRKSEY HAYWARD LEON ETAL 4503 SOUTHWEST DR JONESBORO, AR Map This Address |
| Billing Information © : | KIRKSEY MARGUERITE C/O DEBRA MANGRUM 5307 JOHNWOOD DR JONESBORO, AR 72404 |
| Total Acres: | 1.65 |
| Timber Acres: | 0.00 |
| Sec-Twp-Rng: | 02-13-03 |
| Lot/Block: | 1 |
| Subdivision: | |
| Legal Description: | PT E1/2 NE |
| School District: | 58 JB VALLEY VIEW CITY |
| Homestead Parcel?: | No |
| Tax Status: | Taxable |
| Over 65?: | No |



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| REZONING REC | HECT | ED DV. ACHI | DOWN DI AZA | TIC | | | |
|--------------|--------|-----------------|---------------|--------|--------------|------|----------------|
| | | | DOWN FLAZA, | LLC | | | |
| DATE: OCTOBI | ER 24, | 2017 | | | | | |
| SUBJECT PROP | ERTY | ADDRESS: 41 | 150 SOUTHWES | T DRIV | VE . | | |
| DESCRIPTION | OF | REZONING | REQUESTED: | THE | APPLICANT | IS | REQUESTING |
| APPROVAL FO | RAR | EZONING F | ROM R-1 SINGL | E FAM | IILY RESIDEN | TIAL | DISTRICT TO |
| C-3 GENERAL | COM | MERCIAL D | ISTRICT LIMIT | TED US | E OVERLAY | FOR | 4.30 +/- ACRES |
| LOCATED AT | 4150 S | DUTHWEST | DRIVE. | | | | |
| | | | | | | | |

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| MARGUERITE KIRKSEY | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 5307 JOHNWOOD DRIVE, JONESBORO, | AR | |
| Address | Phone | |

CALDWELL CARROLL

1900 STILLWATER
JONESBORO, AR

Q

| Basic Land Sale | s <u>Valuation</u> <u>Taxes</u> <u>Improvements</u> <u>Map View</u> | | | | | | | | |
|--------------------------------|---|--------|--|--|--|--|--|--|--|
| Basic Info | | | | | | | | | |
| Parcel Number: | 01-133021-16400 | | | | | | | | |
| County Name: | Craighead County | | | | | | | | |
| Ownership Information: | CALDWELL CARROLL 3009 VISTA CT JONESBORO AR 72401 | | | | | | | | |
| Property Address: | CALDWELL CARROLL 1900 STILLWATER JONESBORO, AR Map This Address | | | | | | | | |
| Billing Information © : | CALDWELL CARROLL 3009 VISTA CT JONESBORO, AR 72401 | | | | | | | | |
| Total Acres: | 0.85 | 11/11/ | | | | | | | |
| Timber Acres: | 0.00 | 1 110 | | | | | | | |
| Sec-Twp-Rng: | 02-13-03 | | | | | | | | |
| Lot/Block: | 1 | | | | | | | | |
| Subdivision: | STILLWATER & SOUTHWEST DRIVE | | | | | | | | |
| Legal Description: | STILLWATER & SOUTHWEST DRIVE MINOR PLAT PT NE NE | | | | | | | | |
| School District: | 58 VALLEY VIEW RURAL | 187 48 | | | | | | | |
| Homestead Parcel?: | No | | | | | | | | |
| Tax Status: | Taxable | | | | | | | | |
| Over 65?: | No | 31 | | | | | | | |



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| REZ | ONI | NG F | EQ | UES' | TED | BY: A | SHD | OWN I | PLAZA | , LLC | , | | | | | | |
|------------|---|------|-----|-------|-------|-------|-----|--------|--------|-------|-----|------|--------|-------|-------|-----------|-------|
| DAT | E: C |)CT(| BE | ER 24 | , 201 | 7 | | 2112 | 2 | | | | 74 | 90 | | | |
| SUE | UBJECT PROPERTY ADDRESS: 4150 SOUTHWEST DRIVE | | | | | | | | | | | | | | | | |
| DES | CRI | PTIO | N | OF | REZ | ZONIN | G | REQUE | ESTED: | TH | E | APP | LICAN | r IS | REC | UE | STING |
| APF | RO | VAL | FO | RA | REZ | ONING | FR | OM R- | 1 SINC | LE F | AM] | ILY | RESIDE | NTIA | L DIS | TRI | CT TO |
| C-3 | GEN | NERA | \L | CON | 1ME | RCIAI | DIS | STRIC | Γ LIM | ITED | USI | E OV | ERLAY | FOR | 4.30 | +/- / | ACRES |
| LO | CAT | ED A | T 4 | 150 5 | SOUT | THWE | STI | PRIVE. | | | | | | 719-1 | | 1915 | |

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| CARROLL CALDWELL | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 3009 VISTA CT, JONESBORO, AR | | |
| Address | Phone | |

COOPER LAND AND DEVELOPMENT CO

4307 SOUTHWEST DR JONESBORO, AR

8

| | Life Co. Co. | | |
|-------------|----------------------|---|--|
| Basic In | fo | | |
| Parcel Nu | umber: | 01-133021-00900 | |
| County N | ame: | Craighead County | |
| Ownersh | ip Information: | COOPER LAND & DEVELOPMENT 1600 COOPER LANE JONESBORO AR 72401 | |
| Property | Address: | COOPER LAND AND DEVELOPMENT CO INC 4307 SOUTHWEST DR JONESBORO, AR Map This Address | |
| Billing Inf | formation 9 : | COOPER LAND & DEVELOPMENT 1600 COOPER LANE JONESBORO, AR 72401 | |
| Total Acr | es: | 0.50 | |
| Timber A | cres: | 0.00 | |
| Sec-Twp- | -Rng: | 02-13-03 | |
| Lot/Block | : | 1 | |
| Subdivisi | on: | | |
| Legal De | scription: | PT E1/2 NE | |
| School D | istrict: | 58 JB VALLEY VIEW CITY | |
| Homeste | ad Parcel?: | No | |
| Tax Statu | JS: | Taxable | |
| Over 65? | : | No | |



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| REZONING REC | QUEST | ED BY: ASH | DOWN PLAZA, | LLC | | | | |
|--------------|--------|-------------|----------------------|--------|------------------|-------|-----------|--------|
| DATE: OCTOB | ÈR 24, | 2017 | | | | | | e Ne. |
| SUBJECT PROP | ERTY | ADDRESS: 4 | 150 SOUTHWES | T DRIV | E | 9 11 | | |
| DESCRIPTION | OF | REZONING | REQUESTED: | THE | APPLICANT | IS | REQUI | ESTING |
| APPROVAL FO | RAF | REZONING F. | ROM R-1 SINGI | E FAM | ILY RESIDEN | ITIAL | DISTR | ICT TO |
| C-3 GENERAL | COM | MERCIAL D | ISTRICT LIMIT | TED US | E OVERLAY | FOR | 4.30 +/- | ACRES |
| LOCATED AT | 4150 S | OUTHWEST | DRIVE. | | | ¥ 60 | 10 1-16 3 | SKY |
| | | | | | | | | |

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| COOPER LAND & DEVELOPMENT | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 1600 COOPER LANE, JONESBORO, AR | | |
| Address | Phone | |

MCDANIEL JAMES E JR

4211 SOUTHWEST DR JONESBORO, AR

ç

| Basic Info | | |
|--------------------------------|--|-----------------------|
| | | |
| Parcel Number: | 01-133021-15600 | |
| County Name: | Craighead County | |
| Ownership Information: | MCDANIEL JAMES E 1326 OAKDALE JONESBORO AR 72401 | |
| Property Address: | MCDANIEL JAMES E JR 4211 SOUTHWEST DR JONESBORO, AR Map This Address | |
| Billing Information © : | MCDANIEL JAMES E 1326 OAKDALE JONESBORO, AR 72401 | |
| Total Acres: | 0.75 | |
| Timber Acres: | 0.00 | |
| Sec-Twp-Rng: | 02-13-03 | |
| Lot/Block: | 1/ | |
| Subdivision: | MCDANIEL REPLAT OF LT 1 JAMES MCD | DANIEL SUB |
| Legal Description: | MCDANIEL REPLAT OF LT 1 OF JAMES N | MCDANIEL SUB PT NE NE |
| School District: | 58 JB VALLEY VIEW CITY | |
| Homestead Parcel?: | No | |
| Tax Status: | Taxable | |
| Over 65?: | No | |



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| REZO | ONIN | IG RE | EQUES' | TED BY | : <u>ASH</u> | DOWN PI | LAZA, I | LLC | | | | |
|-------|-------------|-------|---------------|--------------|---------------|-----------------|---------|--------|-------------|-------|----------|---------------|
| DATI | E: <u>O</u> | CTOI | BER 24 | , 2017 | | 1 33 | | | | | | |
| SUBJ | ECT | PRO | PERTY | ADDR | ESS: <u>4</u> | 150 SOUT | HWES | T DRIV | /E | 1 | - 20 | |
| DESC | CRIP | TION | OF | REZO | NING | REQUES | STED: | THE | APPLICANT | IS | REQU | ESTING |
| APPI | ROV | AL F | OR A | REZON | ING F | ROM R-1 | SINGL | E FAM | IILY RESIDE | NTIAI | DISTR | ICT TO |
| C-3 (| GEN | ERA | L COM | IMERC | IAL D | ISTRICT | LIMIT | ED US | E OVERLAY | FOR | 4.30 +/- | ACRES |
| LOC | ATE | DAT | 4150 5 | SOUTH | WEST | DRIVE. | 1 150 | | The second | | Mary - | |
| | | | | | | | | | | | | |

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| JAMES MCDANIEL | | |
|---|-------------|-----------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 1326 OAKDALE, JONESBORO, AR | | -X.1, 1-3 |
| Address | Phone | |

NIKSEFAT SAEED SY

JONESBORO, AR

| Basic Info | | |
|--------------------------------|--|-----|
| Dasic IIIIO | | |
| Parcel Number: | 01-133021-16600 | 5.3 |
| County Name: | Craighead County | |
| Ownership Information: | NIKSEFAT SAEED SY PO BOX 130 NEWPORT AR 72112 | |
| Property Address: | NIKSEFAT SAEED SY JONESBORO, AR | |
| Billing Information ② : | NIKSEFAT SAEED SY PO BOX 130 NEWPORT, AR 72112 | |
| Total Acres: | 0.96 | |
| Timber Acres: | 0.00 | |
| Sec-Twp-Rng: | 02-13-03 | |
| Lot/Block: | 2/ | |
| Subdivision: | BOB GIBSON SOUTHWEST DRIVE | |
| Legal Description: | BOB GISON SOUTHWEST DRIVE COMMERICAL ADDITION PT NE NE | |
| School District: | 58 JB VALLEY VIEW CITY | |
| Homestead Parcel?: | No | |
| Tax Status: | Taxable | |
| Over 65?: | No | |



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| REZONING REC | UEST | TED BY: ASI | IDOWN PL | AZA, LLC | 1 | | | | |
|--------------|--------|-------------|-------------------|----------|-------|---------|-------|----------|-----------|
| DATE: OCTOBI | - | | | | | | | 4-11-1 | |
| SUBJECT PROP | ERTY | ADDRESS: | 4150 SOUTI | HWEST D | RIVE | | U. | 1.28 | REPORT OF |
| DESCRIPTION | OF | REZONING | REQUEST | TED: TH | E AP | PLICANT | IS | REQUI | ESTING |
| APPROVAL FO | RAI | REZONING | FROM R-1 S | SINGLE F | AMILY | RESIDEN | NTIAI | DISTR | ICT TO |
| C-3 GENERAL | COM | MERCIAL | DISTRICT 1 | LIMITED | USE C | VERLAY | FOR | 4.30 +/- | ACRES |
| LOCATED AT 4 | 1150 S | OUTHWES | Γ DRIVE. | 1990, Y- | | | | TRAN | |

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| NIKSEFAT SAEED SY | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| P.O. BOX 130, JONESBORO, AR | | |
| Address | Phone | |

PMCM LLC

2000 THRU 2012 OZARK DR JONESBORO, AR

Q

| Basic Ir | ofo | | | | | | |
|------------|----------------------|----------|--|------------|--------------|---------------------|----|
| Dasic II | 110 | | | | | | |
| Parcel N | lumber: | 0. | 1-133021-16500 | | | | |
| County I | Name: | С | raighead County | | | | 7 |
| Ownersh | nip Information | 23 | MCM LLC 304 STONEBRID ONESBORO AR 7 | | | | |
| Property | Address: | 20 J0 | MCM LLC 000 THRU 2012 (DNESBORO, AR I ap This Addre | | | | |
| Billing In | formation @ : | 23 | MCM LLC 804 STONEBRID ONESBORO, AR | | | | |
| Total Ac | res: | 2. | 29 | | | | |
| Timber A | Acres: | 0. | 00 | | | | |
| Sec-Twp | o-Rng: | 02 | 2-13-03 | | | | |
| Lot/Bloc | k: | 1/ | | | | | |
| Subdivis | sion: | В | OB GIBSON SOL | JTHWEST DR | RIVE | | |
| Legal De | escription: | В | OB GISON SOUT | HWEST DRI | VE COMMERICA | AL ADDITION PT NE N | IE |
| School [| District: | 58 | B JB VALLEY VIE | W CITY | | | |
| Homeste | ead Parcel?: | N | 0 | | | | |
| Tax Stat | us: | Ta | axable | | | | |
| Over 65 | ?: | N | 0 | | | | |
| | | | | | | WE SHE | |



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| REZ | ONI | NG RE | QUES | TED BY: | ASH | DOWN PI | LAZA, | LLC | | | | | 189 |
|-----|--------------|-------|---------------|---------------|-------|-----------------|-------|--------|----------|------|-------|----------|--------------|
| DAT | TE: O | CTO | BER 24 | , 2017 | | | | | | | | | 4.48 |
| SUE | JEC | ΓPRO | PERTY | ADDRE | SS: 4 | 150 SOUT | HWES | T DRIV | VE | | LEL | | |
| DES | CRII | PTION | OF | REZON | ING | REQUES | STED: | THE | APPLIC | ANT | IS | REQU | ESTING |
| APF | ROV | AL F | OR A | REZONI | NG F | ROM R-1 | SINGL | E FAN | IILY RES | IDEN | NTIAL | DISTI | RICT TO |
| C-3 | GEN | IERA | L COM | IMERCL | AL D | ISTRICT | LIMIT | ED US | SE OVER | LAY | FOR 4 | 4.30 +/- | ACRES |
| LO | CATI | ED AT | 4150 | SOUTHW | EST | DRIVE. | | | 113 | | 19:11 | all we | |
| | | | | | 1.00 | | | | | | | | DINE SEPTIME |

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

| PMCM, LLC | | e de la |
|---|-------------|---|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 2304 STONEBRIDGE, JONESBORO, AR | | |
| Address | Phone | |

FIRE PROTECTION OF ARK INC

4204 SOUTHWEST DR JONESBORO, AR 72401

0

| Basic Info | |
|--------------------------------|---|
| | |
| Parcel Number: | 01-133021-00400 |
| County Name: | Craighead County |
| Ownership Information: | FIRE PROTECTION OF ARK INC PO BOX 472 JONESBORO AR 72403-0472 |
| Property Address: | FIRE PROTECTION OF ARK INC 4204 SOUTHWEST DR JONESBORO, AR 72401 Map This Address |
| Billing Information © : | WATKINS TERREL 2221 MASTERS DR JONESBORO, AR 72404 |
| Total Acres: | 8.63 |
| Timber Acres: | 0.00 |
| Sec-Twp-Rng: | 02-13-03 |
| Lot/Block: | / |
| Subdivision: | |
| Legal Description: | PT E 1/2 NE 8.63AC |
| School District: | 58 JB VALLEY VIEW CITY |
| Homestead Parcel?: | Yes |
| Tax Status: | Taxable |
| Over 65?: | Yes |



The Board of Zoning Adjustment, City of Jonesboro, Arkansas, will hold a public hearing at the City of Jonesboro Municipal Center, 300 S. Church St., Council Chambers, 1st Floor, Jonesboro, Arkansas, on:

TUESDAY, NOVEMBER 14, 2017 AT 5:30 P.M.

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| | | | | | ~ | | ~ | | | | | | | | | | | | |
|-----|-----|------|------|------|------|------|------------------------------|----------|-------|---------|-------|-------|------|-------|------|--------|-------|-------|---------|
| | | | | - | | | $Y: \underline{\mathbf{AS}}$ | HDO | WN P | LAZA, | LLC | | | | | | | | |
| DA | TE: | OC | TOI | BER | 24, | 2017 | | | | | | | | | | | | 3 | Table 1 |
| SU | BJE | CT I | PRO | PERT | ry A | ADDF | RESS: | 4150 | SOUT | THWE | ST DI | RIV | E | | | | | 1 | |
| DE | SCR | IPT | ION | OI | 7] | REZO | NIN | G RE | QUE | STED: | TH | E . | APP | LICA | NT | IS | REC |)UE | STING |
| AP | PRC | VA | LF | OR A | R | EZON | NING | FRO | M R-1 | SING | LE F | AMI | LY | RESII | DEN | TIAI | DIS | TRI | CT TO |
| C-3 | GE | ENE | RAI | L CO | MN | MERC | CIAL | DIST | RICT | LIMI | TED | USE | O | ERL | AY | FOR | 4.30 | +/- A | CRES |
| LO | CA | ΓEI |) AT | 4150 | SC | DUTH | WES | ST DR | IVE. | E TOTAL | | 0 | 1 | | na " | | | 91-61 | |
| | | | | | | | | | | | | | | | | | | | |
| т | cc: | | | :+ | | L -1 | T | 0.01-0.0 | 1 ad | · | d . | water | ding | ofthi | 0 *0 | most f | or on | onne | and or |

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| TERREL WATKINS | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 2221 MASTERS DRIVE, JONESBORO, AR | × | |
| Address | Phone | |

KISSINGER DONALD & LILLIAN

2117 WINTERHAVEN

JONESBORO, AR 72404-

Q

| Basic Info | | | |
|------------------------|---|------------------|--------|
| Parcel Number: | 01-133012-01900 | | |
| County Name: | Craighead County | - 1 to 1 | 17.3 |
| Ownership Information: | KISSINGER DONALD 2117 WINTERHAVEN JONESBORO AR 72404 | | |
| Property Address: | KISSINGER DONALD & LILLIAN 2117 WINTERHAVEN JONESBORO, AR 72404- Map This Address | | |
| Billing Information @: | CORELOGIC PO BOX 9202 COPPELL, TX 75019 | | |
| Total Acres: | 1.54 | | |
| Timber Acres: | 0.00 | | |
| Sec-Twp-Rng: | 01-13-03 | | |
| Lot/Block: | 6/ | | 111-69 |
| Subdivision: | VAUGHN'S 2ND REPLAT AUTUMN | | |
| Legal Description: | VAUGHN'S SECOND REPLAT OF LOTS 6 & 7 | 7 OF AUTUMN HILL | |
| School District: | 58 JB VALLEY VIEW CITY | | |
| Homestead Parcel?: | Yes | | |
| Tax Status: | Taxable | | |
| Over 65?: | Yes | | |



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| REZ | ZON | ING I | REC | UES | TED B | Y: AS | HDOV | VN PI | LAZA, | LLC | | | | | | | |
|------------|--------------|-------|------|-------|-------------|-------|--------|-------|-------|-------|-----|-------|-------|-------|--------|-------|------|
| DA | ΓE: (| OCT | OBI | ER 24 | , 2017 | | - L | | | | | | 1 | | | 183 | |
| SUI | BJEC | TPR | COP | ERTY | ADD | RESS: | 4150 5 | SOUT | HWES | T DR | IVE | | 13/11 | | | 100 | |
| DES | SCRI | PTIC | ON | OF | REZ | ONINC | RE | QUES | STED: | THE | E A | PPLI | CANT | IS | REQ | UES | TING |
| AP | PRO | VAL | FO | RA | REZO | NING | FROM | 1 R-1 | SINGI | LE FA | MII | LY RE | SIDE | NTIAI | DIS | TRIC | T TO |
| C-3 | GE | NER | AL | CON | IMER | CIAL | DISTI | RICT | LIMIT | red 1 | USE | OVE | RLAY | FOR | 4.30 - | -/- A | CRES |
| LO | CAT | ED A | AT 4 | 4150 | SOUT | HWES | T DRI | VE. | | | | | | | | | |

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

| CORELOGIC | | |
|---|--|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| P.O. BOX 9202, COPPELL, TX | - <u>- </u> | |
| Address | Phone | |



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REZONING REQUESTED BY: ASHDOWN PLAZA, LLC

2117 WINTERHAVEN, JONESBORO, AR

Address

| DATE: OCTOBER 24, 2017 | | | |
|---|-------------------|---------------------|-------------------------|
| SUBJECT PROPERTY ADDRESS: 4150 SOU | THWEST DRIV | E . | |
| DESCRIPTION OF REZONING REQUE | STED: THE | APPLICANT | IS REQUESTING |
| APPROVAL FOR A REZONING FROM R- | 1 SINGLE FAM | ILY RESIDENT | FIAL DISTRICT TO |
| C-3 GENERAL COMMERCIAL DISTRIC | LIMITED US | E OVERLAY F | OR 4.30 +/- ACRE |
| LOCATED AT 4150 SOUTHWEST DRIVE. | | | |
| In affixing my signature below, I am acknowled variance. I further understand that my signature for an appeal or Rezoning and does not imply ar me to the Commission. | only indicates m | y receipt of notifi | ication of the request |
| DONALD KISSINGER | . 7 had 2 | L ₁₋₂ | |
| Printed Name of Property Adjacent Owner | (Signature) | | Date |
| | | | |

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 St., or by calling 870-932-0406, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.

Phone

LAWRENCE ROBERT O & ANNA ELLEN

4209 WINTERHAVEN CV JONESBORO, AR 72404

Q

| Basic Land | Sales | Valuation | Taxes | Receipts | <u>Improvements</u> | Map View |
|------------------------|--------|--|-------------------|---------------|---------------------|----------|
| Basic Info | | | | | | |
| Parcel Number: | | 01-133012-02100 | | | | 714 1 |
| County Name: | | Craighead County | | | | |
| Ownership Information | on: | LAWRENCE ROB 4209 WINTERHA' JONESBORO AR | VEN CV | NA E | | |
| Property Address: | - 0.00 | LAWRENCE ROE 4209 WINTERHA' JONESBORO, AF Map This Addr | VEN CV R 72404 | NA ELLEN | | |
| Billing Information @: | | MORTGAGE CLE PO BOX 702100 TULSA, OK 74170 | | PORATION | | |
| Total Acres: | | 1.08 | | | | |
| Timber Acres: | | 0.00 | | | | |
| Sec-Twp-Rng: | | 01-13-03 | | | | |
| Lot/Block: | | 9/ | | | | |
| Subdivision: | | VAUGHN'S FIRS | T REPLAT AL | JTUMN | | |
| Legal Description: | | VAUHGN'S FIRS | T REPLAT OF | LOTS 9, 10, & | 11 OF AUTUMN HILL | |
| School District: | | 58 JB VALLEY VI | EW CITY | | | |
| Homestead Parcel?: | | Yes | | | | |
| Tax Status: | | Taxable | | | | |
| Over 65?: | | No | | | | |
| | | | | | | |



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| REZONING REQUESTED BY: ASHDOWN PLAZA, LLC | |
|--|--------|
| DATE: OCTOBER 24, 2017 | |
| SUBJECT PROPERTY ADDRESS: 4150 SOUTHWEST DRIVE | |
| DESCRIPTION OF REZONING REQUESTED: THE APPLICANT IS REQUE | ESTING |
| APPROVAL FOR A REZONING FROM R-1 SINGLE FAMILY RESIDENTIAL DISTR | ICT TO |
| C-3 GENERAL COMMERCIAL DISTRICT LIMITED USE OVERLAY FOR 4.30 +/- | ACRES |
| LOCATED AT 4150 SOUTHWEST DRIVE. | |
| | |

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

| MORTGAGE CLEARING CORP | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| P.O. BOX 702100, TULSA, OK | | |
| Address | Phone | |



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| REZONING RE | QUES' | TED BY: | ASHI | DOWN PI | LAZA, | LLC | | | | Tee | 1 |
|--------------|---------|---------|-------------|---------|-------|--------|---------|--------|------|----------|---------|
| DATE: OCTOB | ER 24 | , 2017 | | 117 /12 | | | | | | 100 | |
| SUBJECT PROF | PERTY | ADDRE | SS: 41 | 50 SOUT | HWES | T DRIV | VE . | 10 | | | IN SI |
| DESCRIPTION | OF | REZON | ING | REQUES | STED: | THE | APPLI | CANT | IS | REQU | ESTING |
| APPROVAL FO | DRAI | REZONI | NG FI | ROM R-1 | SINGL | E FAN | IILY RI | ESIDEN | TIAL | DIST | RICT TO |
| C-3 GENERAL | COM | IMERCI | AL D | ISTRICT | LIMIT | ED US | SE OVE | RLAY | FOR | 4.30 +/- | - ACRES |
| LOCATED AT | 4150 \$ | SOUTHV | VEST | DRIVE. | | | | | TAME | | |
| | | TO V | | 120 | H-1 | | 5 19 | | | | |

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| ROBERT LAWRENCE | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 4209 WINTERHAVEN CV, JONESBORO | | |
| Address | Phone | |

LONG JEFF & KRISTINA

4206 WINTERHAVEN COVE JONESBORO, AR 72401

0

| Basic Info | | | |
|------------------------|---|---------|--|
| Parcel Number: | 01-133012-02400 | | |
| County Name: | Craighead County | | |
| Ownership Information: | LONG JEFF OR KRISTINA 4206 WINTERHAVEN COVE JONESBORO AR 72404 | | |
| Property Address: | LONG JEFF & KRISTINA 4206 WINTERHAVEN COVE JONESBORO, AR 72401 Map This Address | | |
| Billing Information 2: | LONG JEFF & KRISTINA 4272 WELDON LN JONESBORO, AR 72404 | | |
| Total Acres: | 0.89 | | |
| Timber Acres: | 0.00 | | |
| Sec-Twp-Rng: | 01-13-03 | | |
| Lot/Block: | 13/ | | |
| Subdivision: | AUTUMN HILL | | |
| Legal Description: | AUTUMN HILL PART NW NW 1-13-03 | | |
| School District: | 58 JB VALLEY VIEW CITY | Laure - | |
| Homestead Parcel?: | Yes | | |
| Tax Status: | Taxable | 124 | |
| Over 65?: | No | | |



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| REZONING REQUESTED BY: ASHDOWN | PLAZA, LLC | |
|--|--|----------------------------------|
| DATE: OCTOBER 24, 2017 | | |
| SUBJECT PROPERTY ADDRESS: 4150 SO | UTHWEST DRIVE | |
| DESCRIPTION OF REZONING REQU | ESTED: THE APPLI | CANT IS REQUESTING |
| APPROVAL FOR A REZONING FROM R | The state of the s | ESIDENTIAL DISTRICT TO |
| C-3 GENERAL COMMERCIAL DISTRIC | CT LIMITED USE OVE | RLAY FOR 4.30 +/- ACRE |
| LOCATED AT 4150 SOUTHWEST DRIVE | | |
| | | |
| In affixing my signature below, I am acknowle variance. I further understand that my signatur for an appeal or Rezoning and does not imply a me to the Commission. | e only indicates my receip | t of notification of the request |
| JEFF LONG | | |
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 4272 WELDON LN, JONESBORO, AR | | |
| Address | Phone | |

HOWARD A & MARTHA C FRENCH LIVING TRUST

2110 WINTERHAVEN

JONESBORO, AR

8

| Basic Info | | |
|--|--|---------|
| Result ingles and a second of the second | 1 | |
| Parcel Number: | 01-133012-02000 | |
| County Name: | Craighead County | |
| Ownership Information: | FRENCH HOWARD A & MARTHA 2110 WINTERHAVEN ST JONESBORO AR 72404 | |
| Property Address: | HOWARD A & MARTHA C FRENCH LIVING TRUST 2110 WINTERHAVEN JONESBORO, AR Map This Address | |
| Billing Information 9: | FRENCH HOWARD A & MARTHA 2110 WINTERHAVEN ST JONESBORO, AR 72404 | |
| Total Acres: | 0.88 | |
| Timber Acres: | 0.00 | |
| Sec-Twp-Rng: | 01-13-03 | |
| Lot/Block: | 8/ | |
| Subdivision: | AUTUMN HILL | |
| Legal Description: | AUTUMN HILL PART NW NW 1-13-03 | |
| School District: | 58 JB VALLEY VIEW CITY | 1 17-13 |
| Homestead Parcel?: | Yes | |
| Tax Status: | Taxable | |
| Over 65?: | Yes | |



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| DEZOMBIO DE | OT IE OF | CED DXZ. A | CHIDOWAI D | T A 77 A T T A | | | | |
|--------------|----------|------------|-------------|----------------|----------|--|-------|---------------|
| REZONING REC | QUES. | IED BY: A | SHUUWN P | LAZA, LL | <u> </u> | | | |
| DATE: OCTOB | ER 24 | , 2017 | | | | | | - 27 |
| SUBJECT PROP | ERTY | ADDRESS | : 4150 SOUT | THWEST I | RIVE | | | |
| DESCRIPTION | OF | REZONIN | G REQUE | STED: TI | HE A | PPLICANT | IS | REQUESTIN |
| APPROVAL FO | DRAI | REZONING | G FROM R-1 | SINGLE | FAMIL | Y RESIDE | NTIAL | DISTRICT T |
| C-3 GENERAL | COM | MERCIAI | DISTRICT | LIMITE | USE | OVERLAY | FOR | 4.30 +/- ACRI |
| LOCATED AT | 4150 S | OUTHWE | ST DRIVE. | | | 5 Ej 66 | 7,10 | |
| | | | | | 100 | TO THE PARTY OF TH | | |

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| HOWARD FRENCH | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 2110 WINTERHAVEN, JONESBORO, AR | | |
| Address | Phone | |

WEST DEBRAL

4205 WINTERHAVEN COVE JONESBORO, AR 72404-

Q

| asic Info | |
|--------------------------------|--|
| Parcel Number: | 01-133012-02200 |
| County Name: | Craighead County |
| Ownership Information: | EUBANKS DEBRA 4205 MOUNT CARMEL RD JONESBORO AR 72404-8807 |
| Property Address: | WEST DEBRA L 4205 WINTERHAVEN COVE JONESBORO, AR 72404- Map This Address |
| Billing Information @ : | EUBANKS DEBRA 4205 MOUNT CARMEL RD JONESBORO, AR 72404-8807 |
| Total Acres: | 1.34 |
| Timber Acres: | 0.00 |
| Sec-Twp-Rng: | 01-13-03 |
| Lot/Block: | 10/ |
| Subdivision: | VAUGHN'S FIRST REPLAT AUTUMN |
| Legal Description: | VAUGHN'S FIRST REPLAT OF LOTS 9, 10, & 11 OF AUTUMN HILL |
| School District: | 58 JB VALLEY VIEW CITY |
| Homestead Parcel?: | Yes |
| Tax Status: | Taxable |
| Over 65?: | No |



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| REZ | ONI | NG | REC | QUES | TED E | 3Y: AS 1 | HDOWN P | LAZA, | LLC | | | | 54 | |
|-----|-------|-----|------|-------|---------|-----------------|-----------|--------------|-------|-------|---------|--------|----------|---------------|
| DAT | TE: C | CT | OB | ER 24 | 1, 2017 | | | Little | | 1 - 1 | | | | |
| SUE | BJEC | T P | ROP | ERTY | ADD | RESS: | 4150 SOU' | THWES | T DRI | VE | 100 | | | |
| DES | CRI | PTI | ON | OF | REZ | ONING | REQUE | STED: | THE | APF | PLICANT | IS | REQU | ESTING |
| API | PRO | VAI | L FC | OR A | REZO | NING | FROM R- | 1 SINGI | E FA | MILY | RESIDE | NTIAL | DISTE | RICT TO |
| C-3 | GEN | VEF | RAL | CON | MER | CIAL | DISTRICT | LIMIT | TED U | SE O' | VERLAY | FOR | 4.30 +/- | ACRES |
| LO | CAT | ED | AT | 4150 | SOUT | HWES | T DRIVE. | | 7.8 | | | PARTY. | | |
| | | _ | | | | | | | | | | | | |

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| DERBRA EUBANKS | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 4205 MOUNT CARMEL, JONESBORO, Al | 3 | |
| Address | Phone | |

GRAY CLYDE A

JONESBORO, AR

| Basic Info | |
|------------------------|---|
| Parcel Number: | 01-133012-00800 |
| County Name: | Craighead County |
| Ownership Information: | GRAY CLYDE A 2804 WINDOVER COVE JONESBORO AR 72401 |
| Property Address: | GRAY CLYDE A JONESBORO, AR |
| Billing Information @: | GRAY CLYDE A 2804 WINDOVER COVE JONESBORO, AR 72401 |
| Total Acres: | 4.00 |
| Timber Acres: | 0.00 |
| Sec-Twp-Rng: | 01-13-03 |
| Lot/Block: | 1 |
| Subdivision: | |
| Legal Description: | PT NW NW |
| School District: | 58 JB VALLEY VIEW CITY |
| Homestead Parcel?: | No |
| Tax Status: | Taxable |
| Over 65?: | No |



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| REZO | NIN | IG F | REC | UES | TED | BY: A | SHD | OWN | PLA | ZA, I | LLC | | | | 10 | | | 108 | | |
|-------|-------------|------|-----|-------|--------|--------------|--------------|-------|---------------|-------|------|------|-----|------|-----|----------|------|-----|------|-----|
| DATE | E: O | CTO | OBI | ER 24 | 1, 201 | 7 | | | | A | | | | | | 77 | | | W. | 18 |
| SUBJ | ECT | PR | OP: | ERTY | AD | DRESS | s: <u>41</u> | 50 SO | UTHV | WES | T DI | RIVE | C | | | Serie of | 5k. | | | |
| DESC | RIP | TIO | N | OF | REZ | ZONIN | G | REQU | ESTE | ED: | TH | E A | APP | LICA | NT | IS | RE | QUI | ESTI | NG |
| APPR | ROV | AL | FO | RA | REZ | ONING | G FF | ROM F | R-1 SI | NGL | EF | AMI | LY | RESI | DEN | ITIAL | DIS | STR | ICT | TO |
| C-3 G | EN | ER | AL | CON | 1ME | RCIAI | DI | STRIC | CT LI | MIT | ED | USE | OV | ERL | AY | FOR | 4.30 | +/- | ACF | RES |
| LOCA | ATE | CD A | T | 4150 | SOU | THWE | ST | DRIVE | E. | | | | | | | | | | | |

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

| CLYDE GRAY | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 2804 WINDOVER CV, JONESBORO, AR | | |
| Address | Phone | |

KENWARD JOHN CLAY & MARGARET TRUST

4110 SW DR JONESBORO, AR

Q

| asic Land Sales | <u>Valuation</u> <u>Taxes</u> <u>Receipts</u> <u>Improvements</u> | Map View | | | | |
|--------------------------------|--|----------|--|--|--|--|
| Basic Info | | | | | | |
| | 04 400004 00000 | | | | | |
| Parcel Number: | 01-133021-00300 | | | | | |
| County Name: | Craighead County | | | | | |
| Ownership Information: | KENWARD CLAY & MARGARET 4110 SOUTHWEST DR JONESBORO AR 72404 | | | | | |
| Property Address: | KENWARD JOHN CLAY & MARGARET TRUST 4110 SW DR JONESBORO, AR <u>Map This Address</u> | | | | | |
| Billing Information ② : | KENWARD CLAY & MARGARET 4110 SOUTHWEST DR JONESBORO, AR 72404 | | | | | |
| Total Acres: | 3.77 | | | | | |
| Timber Acres: | 0.00 | | | | | |
| Sec-Twp-Rng: | 02-13-03 | | | | | |
| Lot/Block: | 1 | | | | | |
| Subdivision: | | | | | | |
| Legal Description: | PT NE NE 3.77AC | | | | | |
| School District: | 58 JB VALLEY VIEW CITY | | | | | |
| Homestead Parcel?: | Yes | | | | | |
| Tax Status: | Taxable | | | | | |
| Over 65?: | Yes | 1 10 - | | | | |



The Board of Zoning Adjustment, City of Jonesboro, Arkansas, will hold a public hearing at the City of Jonesboro Municipal Center, 300 S. Church St., Council Chambers, 1st Floor, Jonesboro, Arkansas, on:

TUESDAY, NOVEMBER 14, 2017 AT 5:30 P.M.

One item on the agenda for this meeting is a request to the Board to approve a rezoning ordinance concerning property that is within 200 ft of the 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. If the Commission renders a decision you feel is unfair or unjust, you may appeal the decision to Circuit Court.

| REZONING REC | UEST | ED BY: ASH | DOWN PLA | ZA, LLC | | | 11832 41 4 |
|--------------|--------|------------------|------------|---|------------|-------|----------------|
| DATE: OCTOBI | ER 24, | 2017 | | - 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 | | | 10 Tab 10 17. |
| SUBJECT PROP | ERTY. | ADDRESS: 4 | 150 SOUTH | WEST DRI | VE | 16.50 | |
| DESCRIPTION | OF | REZONING | REQUESTE | ED: THE | APPLICANT | IS | REQUESTING |
| APPROVAL FO | RAR | EZONING F | ROM R-1 SI | NGLE FAN | ILY RESIDE | NTIAL | DISTRICT TO |
| C-3 GENERAL | COM | MERCIAL D | ISTRICT L | MITED US | SE OVERLAY | FOR | 4.30 +/- ACRES |
| LOCATED AT 4 | 4150 S | OUTHWEST | DRIVE. | | | | |
| | | | | | | | |

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

| JOHN CLAY KENWARD | | |
|---|-------------|------|
| Printed Name of Property Adjacent Owner | (Signature) | Date |
| 4110 SOUTHWEST DRIVE, JONESBORO | AR | |
| Address | Phone | |