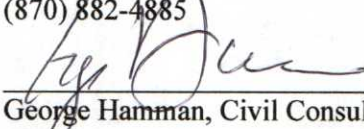




**CITY OF JONESBORO
BOARD OF ZONING ADJUSTMENT
APPLICATION REQUESTING VARIANCE &
NONCONFORMING USE CHANGE REQUESTS**

Case Number VR 21-04 BZA Deadline 01/25/2021
Date Submitted: 01/22/2021 BZA Meeting Date 02/16/2021

OWNER / APPLICANT INFORMATION

Property Owner:	Islas Investments, Inc.	Applicant	(SAME)
Address:	804 Gee Street	Site Address:	4104 Manila Street, and
	Jonesboro, AR 72401		2319 Boydston Street
Phone	(870) 882-4885		(shown as single lot)
Signature	 George Hamman, Civil Consultant		

DESCRIPTION OF REQUESTED VARIANCES:

The request is for four items for consideration:

Permission to have two residential structures on a single R-2 lot.

Allow the existing building footprints to define the building setbacks for this lot

Allow all the existing fences to remain in place.

Allow the existing sheds (accessory buildings) to remain in place.

The current zoning of the property is R-2.

CIRCUMSTANCES NECESSITATING VARIANCE REQUEST

The two existing structures were already in place at the time of the property acquisition. The southern building is in disrepair and the owner's intent was to implement that repair. However, it has been revealed the lot is within the flood plain, and the home will have to be placed on a slab instead of repairing the existing flooring. Therefore, the above items have become apparent in order to secure the appropriate permits.

GENERAL SUBMITTAL INFORMATION

Submit a narrative letter explaining your request along with a copy of an accurate site plan drawn at a scale that clearly illustrates the requested use, the subject property, and surrounding properties, streets, easements, etc.

Provide confirmation receipts to our office that adjoining owners of all properties have been notified.

Pay fee _____