

February 9, 2021



Planning Department
300 S. Church Street
Jonesboro, AR 72403-1845

RE: Concrete Driveway Variance Request
New Main Lift Station
610 Willett Road

Board of Zoning Adjustment Members:

On behalf of City Water & Light (CWL) Jonesboro, Olsson respectfully requests a variance to the following section of the Code of Ordinances:

- Section 117-324 – Off-street parking and loading. (5) Surfacing. All required off-street parking and loading spaces, and the driveways serving off-street parking and loading spaces, except seasonal or event parking, shall be paved with asphalt, concrete or brick; provided driveways serving single-family dwellings shall only be required to pave the first 100 feet, as measured from the street. The area of the driveway from the edge of the street to the property line shall be paved.

At the new CWL main lift station on Willett Road, the deep excavations required for construction are expected to contribute to a significant amount of backfill settlement over a period of approximately two years. It is our recommendation that the driveway and parking area around the lift station be paved after this settlement has occurred to mitigate potential structural damage.

We request that the City grant permission to construct a concrete apron from Willett Road to approximately 10 feet past the gated entrance to the new lift station and to allow the remainder of the driveway to be constructed of gravel (please see the proposed modified site plan attached). After a period of two years the gravel driveway would be replaced with a concrete drive, as specified in the ordinance.

Please find attached the variance request application and proposed modified site plan. Please note, all adjoining property is owned by CWL; therefore, the Adjoining Property Owner Notification is not included with this request.

If you have any questions do not hesitate to contact me at cdougherty@olsson.com.

Sincerely,

A handwritten signature in blue ink that reads "Chris Dougherty". The signature is fluid and cursive, with a large, sweeping "D" and a long, horizontal stroke at the end.

Chris Dougherty, PE
Olsson Project Manager