

## **Yeary Lindsey Architects**

July 15, 2025

Mr. Romie Price  
Department of Planning and Development  
723 West Markham  
Little Rock, AR 72201

**Re: John & Stephanie Wade Variance Request**  
1824 N. Spruce Street  
Little Rock, AR 72207

Dear Mr. Price,

Please find attached our submittal to the Little Rock Board of Adjustments requesting a variance to allow a reduced front yard setback at 1824 N. Spruce Street.

Our request is based on our client's desire to re-build their existing front porch with a design that is architecturally more appropriate for the house. The existing front porch already extends 3'-6" beyond the 30-foot front yard building line and is approximately 23'-6" wide across the front elevation of the house. The proposed new front porch will have a smaller footprint. It will also extend 3'-6" past the front building line – no further than the existing porch – but will only be 9 feet wide. It will project in total 8'-2" from the front face of the house.

Given the unusually deep front yard building line, and the significant reduction in footprint of the existing front porch, we believe this is a reasonable request.

If you have any questions or need further information, please feel free to contact me. We appreciate your consideration of our request.

Thank you.

Sincerely,



Jim Yeary, AIA