

ORDINANCE NO. 0-95-11

AN ORDINANCE PROVIDING FOR LANDSCAPING OF VEHICULAR PARKING LOTS IN ALL ZONES AND PROVIDING FOR PERMITS FOR THE CONSTRUCTION OF PARKING LOTS.

BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF ARKADELPHIA, ARKANSAS:

SECTION 1. From and after the passage of this Ordinance any contractor, business, or person who desires to construct, make addition to, or surface any vehicular parking lot in any zone shall apply to the City of Arkadelphia, Arkansas for a permit.

SECTION 2. That every parking lot of five thousand (5,000) square feet or more shall have at least a landscaped area of not less than 5% of the total parking lot square footage with 50% of the total required landscaping being arranged so that all street frontages receive an equal amount of landscaping excluding the driveway cuts. Landscaping may consist of approved planter boxes placed on the surface of the parking area. All landscaping areas must be maintained regularly in order to present a well kept appearance. No landscaping in any zone shall be placed in the public right-of-way without prior approval from the City and if approved future construction may require landscaping to be removed by the property owner and rebuilt at property owner's expense.

SECTION 3. Proposed parking lots of five thousand (5,000) square feet or more and additions to an existing parking lot that will result in a total of five thousand (5,000) square feet or more shall be accompanied by a "Site Plan" prepared by a professional engineer showing grades, drainage control, one-foot contours, ingress, egress, comply with master street plan, curbing on sides of lots abutting streets, and landscaping areas. Proper drainage shall be provided and drainage shall not be obstructed in any manner.

SECTION 4. Parking lots of less than five thousand (5,000) square feet shall be reviewed prior to issuance of a permit. These lots must provide proper drainage, not obstruct drainage in any manner, and must comply with the master street plan, including adequate ingress and egress with curbing on the sides of lots abutting streets.

SECTION 5. All parking lots must comply with the revised Land Use Ordinance B-425 as amended.

SECTION 6. This ordinance shall apply to all zones in the City of Arkadelphia, Arkansas, except R-1 single family zone areas where the property is used for only a single family dwelling and no home occupation exists therein.

SECTION 7. The fee for all permits shall be one (1) cent per square foot for the first five thousand (5,000) square feet and one-eighth (1/8) of one (1) cent per each additional square foot, with a minimum of ten dollars (\$10.00). Provided, however, where a general contractor

constructs a parking lot as part of a new building and the construction is part of the estimated cost of the project, there will be no additional permit fee for the parking lot.

SECTION 8. Landscaping is defined as lawn grass, shrubs, and trees.

SECTION 9. Violation of this Ordinance shall be deemed a misdemeanor punishable by not less than a Fifty Dollar (\$50.00) fine nor more than a Two Hundred Fifty Dollar (\$250.00) fine. Each day shall be deemed a separate violation.

SECTION 10. The City Engineer will review all parking lot plans and approve said plans, if in compliance with this Ordinance, before a permit will be issued. Appeals of the Engineer's decision may be to the City Planning Commission and then to the City Board of Directors.

SECTION 11. All ordinances or parts of ordinances or amendments thereto, in conflict with this Ordinance are hereby repealed.


DATED this 21st day of December, 1995.

APPROVED:



Mayor

ATTEST:



Clerk/Recorder