

ORDINANCE NO. 0-99-11

AN ORDINANCE TO REZONE CERTAIN PROPERTY IN THE CITY OF ARKADELPHIA, ARKANSAS, BEING A PART OF THE SOUTHWEST QUARTER NORTHWEST QUARTER AND THE SOUTHEAST QUARTER NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 7 SOUTH, RANGE NINETEEN WEST, CLARK COUNTY, ARKANSAS, CONTAINING 9.53 ACERS MORE OR LESS IN THE CITY OF ARKADELPHIA, ARKANSAS, AMENDING THE ZONING MAP OF THE CITY OF ARKADELPHIA, ARKANSAS, DECLARING AN EMERGENCY AND FOR OTHER PURPOSES

WHEREAS, the Planning Commission of the City of Arkadelphia has heretofore held a hearing to rezone certain property described hereinafter and having considered said request and recommended on August 12, 1999, that the property be rezoned from R-3 multi-family residential to C-2, Highway commercial, and

WHEREAS, River Valley , Inc. requests this rezoning in order for its assigns to construct commercial buildings, consisting of but not limited to a movie theater, **THEREFORE:**

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

SECTION 1 - That the following property, to-wit:

A parcel of land being located in the SW ¼ NW ¼ and the SE ¼ NW ¼ of Section 8, T7S, R19W, Clark County, Arkansas, and being described as follows: begin at the northwest corner of said SE ¼ NW ¼ thence S86°30'54"E 211.38 feet; thence S06°09'28"W 680.95 feet; thence N86°26'48"W 460.83 feet to the eastern line of U.S. Highway #67; thence N30°01'45"W along the western line of said U.S. Highway #67 485.54 feet; thence N85°10'58"E 125.82 feet; thence N08°05'38"E 251.98 feet to the north line of said SW ¼ NW ¼; thence S87°17'44"E 404.58 feet to the point of beginning containing 9.53 acres, more or less.

Should be and is hereby rezoned from R-3, multi-family residential to C-2, Highway commercial, by classification and the zoning map of the city of Arkadelphia, Arkansas is hereby amended to show said classification.

SECTION 2 - Any ordinance or parts of ordinances in conflict herewith are hereby repealed.

SECTION 3 - The developers of the property have a real-estate contract that is time sensitive, and is important that lands be developed to provide recreational outlets for youth, therefore for the preservation of the peace, health and safety of all the citizens of Arkadelphia, Arkansas an emergency is declared to exist, and this ordinance shall be in full force and effect from and after its passage and publication.

PASSED and APPROVED this 19th day of August, 1999.


CHARLES HOLLINGSHEAD, Mayor

ATTEST:


Mary Freeman, City Clerk