

ORDINANCE NO. 0-04-12

AN ORDINANCE AMENDING ORDINANCE B-425 AND SPECIFICALLY PART B - SUBDIVISION REGULATIONS, CHAPTER VIII, MINIMUM REQUIRED IMPROVEMENTS FOR SUBDIVISIONS ENTIRELY LOCATED WITHIN THE CITY WATER AND/OR SEWER LIMITS, PARAGRAPH D. "SIDEWALKS"

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

SECTION 1. Ordinance B-425, approved on March 3, 1983, and being the revised Land Use Ordinance of the City of Arkadelphia, Arkansas, is hereby amended as follows:

Part B. Subdivision Regulations, Chapter VIII, Minimum Required Improvements for Subdivisions Entirely Located Within the City Water and/or Sewer Limits, Paragraph D. "Sidewalks", is hereby revised to read in its entirety as follows:

D. Sidewalks.

1. Sidewalks shall be built by the landowner or developer when a new subdivision is being constructed.
2. They shall be installed on both sides of collector streets and on one side of local streets, including cul-de-sacs. (Refer to Master Street Plan, Figure 4, Urban Functional Classification; and Regulations to Control Development of Land for current street classifications.)
3. Sidewalks in residential areas shall be placed in the street easement and abut the property line of the landowner/developer or along the street curb line, or as determined by the Planning Commission.
4. The Commission may require additional sidewalks near commercial areas, schools, and other places of public assembly.
5. Sidewalks shall have a minimum width of four feet.
6. Sidewalks shall be built in accordance with Arkadelphia Ordinance B-313.
7. Property owners are required to rebuild, maintain, and repair foot pavements or sidewalk improvements and curbing *within 90 days after notice has been served on them. Notice served on the agent in charge of the property shall be binding on the owner. Notice to be legal under this section must be approved by a vote of at least four (4) members of the Board of Directors.*

SECTION 2. Severability - If any section of this ordinance shall be declared unconstitutional or unlawful, only that section of the ordinance shall be affected and all other provisions of the ordinance shall remain in full force and effect.

SECTION 3. All ordinances and parts of ordinances in conflict herewith are hereby repealed.

PASSED this 7th day of October, 2004

APPROVED: C.T. Hollingshead
C.T. Hollingshead, Mayor

ATTEST: Rendi Currey
Rendi Currey, City Clerk