

**ORDINANCE NO. 2008-18**

AN ORDINANCE AMENDING THE ZONING REGULATIONS AND ZONING MAPS OF THE CITY OF OZARK; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, the Ozark Planning Commission conducted a public hearing on November 6, 2008, at which the proposed Amendment was discussed with members of the public; and,

WHEREAS, the public hearing was advertised in a paper of general circulation in the City of Ozark at least fifteen (15) days prior to the meeting; and,

WHEREAS, the City Council has heard the report and recommendation of the Ozark Planning Commission as to the Amendment of the Ozark Zoning Regulations and maps; that said property is owned by Robert & Sherry Jones.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF OZARK, ARKANSAS:

SECTION 1: That the zoning regulations and map of the City of Ozark shall be amended to reflect that the zoning of the following described property located in the Ozark District of Franklin County, Arkansas is modified from R-1 to C-2 to-wit:

Part of the Northeast Quarter of the Southwest Quarter of Section 25, Township 10 North, Range 27 West described as Tract 1A and Tract 1B on Whitlock Land Surveying, Inc. Job No. 0009 recorded in the Circuit Clerks Office in Ozark, Franklin County, Arkansas Physical address 1312 N. 3rd Street.

SECTION 2: All Ordinances, parts of Ordinances or Regulations in conflict herewith are hereby repealed.

SECTION 3: That the lack of C-2 zoning at the above-described location has resulted in conditions which are detrimental to the City of Ozark and its citizens. An emergency is therefore declared and this Ordinance being necessary for the preservation of public peace, health and safety shall be in full force and effect from and after its passage.

PASSED this 10<sup>th</sup> day of November 2008.

ATTEST:

  
*Carol Sneath*  
Carol Sneath, City Clerk

  
Vernon McDaniel, Mayor of Ozark

STATE OF ARKANSAS, COUNTY OF FRANKLIN  
OZARK DISTRICT  
FILED FOR RECORD THE 18 DAY OF November  
2008 AT 1:30 O'CLOCK P M. AND RECORDED  
IN BOOK 97 PAGE 245  
WILMA GRAGG - BRUSHWOOD  
CIRCUIT CLERK AND RECORDER  
BY Carol Sneath D.C.

## **NOTICE OF PUBLIC HEARING**

Notice is hereby given that the Ozark Planning Commission will hold a public hearing on an application for R-1 to C-2 zoning in the City of Ozark. Property hereafter described:

Part of the Northeast Quarter of the Southwest Quarter of Section 25, Township 10 North, Range 27 West described as Tract 1A and Tract 1B on Whitlock Land Surveying, Inc. Job No. 0009 recorded in the Circuit Clerks Office in Ozark, Franklin County, Arkansas  
Physical address 1312 N. 3rd Street.

Notice is hereby given that the public hearing will be held at 7:00 p.m. on Thursday, the 6th of November 2008, at the City Offices at City Hall in Ozark Arkansas.

Robert S Jones  
Petitioner

Virginia Brown  
Ozark Planning Commission

**CITY OF OZARK**

**REZONING COMMUNITY LIAISON FORM**

The Petitioner, ROBERT S JONES  
does hereby petition the Ozark Planning Commission to rezone the following  
described property from R 1 to C 2. If such rezone  
involves a plat or subdivision, such rezone shall be accompanied by a plat of  
the property. Other cases shall have a survey or map of the location, such as  
a plat.

**LEGAL DESCRIPTION:**

PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER  
OF SECTION 25, TOWNSHIP 10 NORTH, RANGE 27 WEST DE-  
SCRIBED AS TRACT 1A AND TRACT 1B ON WHITLOCK LAND  
SURVEYING, INC. JOB NO. 00009 RECORDED IN THE CIRCUIT  
CLERKS OFFICE IN OZARK, FRANKLIN CO. AR

The street address of the property is: 1312 N 3RD ST

The proposed new use of the property shall be: REAL ESTATE OFFICE

**VARIANCE OR OTHER USE**

If the applicant is applying for a variance or special use permit, the above infor-  
mation must be accompanied by a description of such special use or the need  
for such variance.

The petitioner also signs to the fact that he/she has received a copy of the  
Zoning Ordinance.

Robert S Jones  
Petitioner

Approved by:

Mayor  
Building Inspector  
Water Manager  
Electric Utility  
Natural Gas Utility

Vernon McDaniel  
Walt C... ..  
LS P... ..  
Steve D Childers  
Don A Deatling