

ORDINANCE NO. 2016-21

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 in November 3rd 2016, 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 Dorothy Rattan. 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:

A certain tract of land part of the northeast quarter of the southeast quarter of section 35, township 10 north, range 27 west, more particularly described as beginning at a point 269 feet south of the northeast corner of the northeast quarter of the southeast quarter, thence west 174 feet, thence north 90 feet thence west 140 feet, thence south 107 feet, thence east 81 feet thence north 29 feet, to the place of beginning. Less and except: part of the northeast quarter of the southeast quarter of section 35, township 10 north, range 27 west, more particularly described as beginning 283.9 feet south and 23.4 feet west of the northeast corner of the northeast quarter of the southeast quarter of said section, township and range, thence west 57.6 feet; thence south 174.5 feet: thence, south 87 degrees 19 minutes east 57.7 feet; thence north 177.2 feet of the point of beginning.

SUBJECT HOWEVER TO ALL PRIOR EASEMENTS, RESERVATIONS AND RIGHTS OF WAY OF RECORD.

Physical address 602 W College

SECTION 2: All Ordinances, parts of Ordinances or Regulations in conflict herewith are hereby repealed.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 7th Day of November, 2016

Tommy R. McNutt, Mayor of Ozark

ATTEST:

Sonya Eveld, City Clerk