

**AN ORDINANCE TO AMEND TITLE 14, KNOWN AS
THE ZONING ORDINANCE OF THE CITY OF JONESBORO, ARKANSAS,
PROVIDING FOR CHANGES IN ZONING BOUNDARIES**

WHEREAS, the following described lands located in Jonesboro, Craighead County, Arkansas, are currently zoned C-3 LUO, commercial use classification with limited use overlay (the "Property"):

The part of the southeast quarter of the northwest quarter of section 10, T14N-R4E, more particularly described as follows; commence at the center of section 10, T14N-R4E, thence west on the quarter section line 996.10 feet; thence north 330.10 feet to the point of beginning; thence east 200.00 feet; thence N 00_06'34" E 410.70 feet (record north 410.60') to the south right-of-way of Johnson Street (Hwy. 49); Thence S 58_27'51" W along said highway right-of-way 235.57 feet (record S 57_57' W 238'); thence south 287.60 feet to the point of beginning, containing 1.61 acres, more or less.

WHEREAS, all applicable laws, rules and regulations have been complied with in presenting this Ordinance to the City Council.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Jonesboro, Arkansas, that:

SECTION I: The Zoning Ordinance of the City of Jonesboro, Arkansas, codified as Title 14 of the Jonesboro Municipal Code, should be, and hereby is amended so that the Property described herein shall be zoned as C-3 LUO with the existing uses as well as those set forth in Section II.

SECTION II: The following uses are hereby allowed by approval of the City Council:

- a. Animal care, general
- b. Animal care, limited
- c. Auditorium or stadium
- d. Automated teller machine
- e. Bank or financial institution
- f. Church
- g. College or university
- h. Communication tower
- i. Construction sales and service
- j. Convenience store
- k. Day care, limited
- l. Day care, general
- m. Funeral home
- n. Government service
- o. Hospital

- p. Hotel or motel
- q. Indoor firing range
- r. Library
- s. Medical service/office
- t. Nursing home
- u. Office, general
- v. Parking lot, commercial
- w. Parks and recreation
- x. Post office
- y. Recreation/entertainment, indoor
- z. Recreation/entertainment outdoor
- aa. Recreational vehicle park
- bb. Restaurant, fast food
- cc. Restaurant, general
- dd. Retail/service
- ee. Safety services
- ff. Vehicle and equipment sales
- gg. Vehicle repair, general
- hh. Vehicle repair, limited
- ii. Warehouse, residential (mini) storage
- jj. Vehicular and equipment storage yard
- kk. All other previously approved uses

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

SECTION IV: The City Clerk is hereby directed to amend the official zoning district boundary map of the City of Jonesboro, Arkansas, insofar as it relates to the Property, so that the zoning classification of the Property shall be in accordance with the provisions of this Ordinance.

PASSED and APPROVED this _____ day of _____, 2012.

Harold Perrin, Mayor

ATTEST:

Donna Jackson, City Clerk