

ORDINANCE NO. _____

AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES;

BE IT ORDAINED BY THE CITY COUNCIL OF JONESBORO, ARKANSAS:

SECTION 1:

CHAPTER 117, KNOWN AS THE ZONING ORDINANCE OF THE CITY OF JONESBORO, ARKANSAS BE AMENDED AS RECOMMENDED BY THE METROPOLITAN AREA PLANNING COMMISSION BY THE CHANGES IN ZONING CLASSIFICATION AS FOLLOWS:

FROM: **"I-1" Limited Industrial District**
TO: **"RM-8" Residential Multifamily Classification**

THE FOLLOWING DESCRIBED PROPERTY:

LEGAL DESCRIPTION:

WEST HALF OF LOT 5 AND THE SOUTH 50.0 FEET OF LOT 7 IN BLOCK 4 OF STEPHENSON'S ADDITION TO THE CITY OF JONESBORO, ARKANSAS, THE SAME BEING A PART OF THE E 1/2 OF THE SE 1/4 OF THE NE 1/4 OF SECTION 18, T14N, R4E.

SECTION 2:

THE REZONING OF THIS PROPERTY SHALL ADHERE TO THE FOLLOWING STIPULATIONS:

1. THAT THE PROPOSED SITE SHALL SATISFY ALL REQUIREMENTS OF THE CITY ENGINEER, ALL REQUIREMENTS OF THE CURRENT STORMWATER DRAINAGE DESIGN MANUAL AND FLOOD PLAIN REGULATIONS REGARDING ANY NEW CONSTRUCTION.
2. A FINAL SITE PLAN SUBJECT TO ALL ORDINANCE REQUIREMENTS SHALL BE SUBMITTED, REVIEWED, AND APPROVED BY THE PLANNING DEPARTMENT, PRIOR TO ANY REDEVELOPMENT OF THE PROPERTY.
3. ANY CHANGE OF USE SHALL BE SUBJECT TO PLANNING COMMISSION APPROVAL IN THE FUTURE.
4. ALL SITE PLANS FOR THE DUPLEX WILL HAVE TO FOLLOW THE DUPLEX GUIDELINES FOR DUPLEXES AND TRIPLEX UNITS THAT WAS PASS FEBRUARY 20, 2018 REFERENCE ORDINANCE ORD-17:098.

PASSED AND ADOPTED THIS _____ DAY OF _____, 2018.

ATTEST:

HAROLD PERRIN, MAYOR

DONNA K. JACKSON,
CITY CLERK