



Legislation Text

File #: ORD-07:262, Version: 1

AN ORDINANCE TO AMEND TITLE 14, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES LOCATED ON LATOURETTE DRIVE BETWEEN LATOURETTE LANE AND MEDALLION CIRCLE AS REQUESTED BY CAMTRI ROSS INVESTMENTS (**NOTE: THIS ORDINANCE WAS DENIED ON AUGUST 7, 2007**)

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

Section I: Title 14, 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 C-3 Commercial To CR-1 LUO, THE FOLLOWING DESCRIBED PROPERTY:

LEGAL DESCRIPTION:

TRACT 1

A PART OF LOT 7 OF SOUTH CARAWAY VILLAGE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 7; THENCE SOUTH 04°18'27" WEST 165.90 FEET; THENCE SOUTH 88°44'15" WEST 38.32 FEET TO THE PC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 230.00 FEET; THENCE ALONG SAID CURVE 171.09 FEET TO THE POINT OF BEGINNING PROPER; THENCE NORTH 43°52'56" EAST 66.71 FEET; THENCE SOUTH 86°05'20" EAST 229.54 FEET; THENCE SOUTH 02°34'18" WEST 492.84 FEET; THENCE NORTH 89°12'08" WEST 181.16 FEET TO THE PC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 20.00 FEET; THENCE ALONG SAID CURVE 32.53 FEET; THENCE NORTH 03°58'36" EAST 254.90 FEET TO THE PC OF A CURVE TO THE LEFT HAVING A RADIUS OF 230.00 FEET; THENCE ALONG SAID CURVE 201.09 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 2.41 ACRES, MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

TRACT 2

A PART OF LOT 5 OF SOUTH CARAWAY VILLAGE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 5; THENCE NORTH 01°37'45" EAST 137.53 FEET; THENCE SOUTH 88°54'03" EAST 10.07 FEET TO THE PC OF A CURVE TO THE LEFT HAVING A RADIUS OF 230.00 FEET; THENCE ALONG SAID CURVE 349.71 FEET; THENCE NORTH 03°58'36" EAST 518.46 FEET TO THE PC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 20.00 FEET; THENCE ALONG SAID CURVE 30.31 FEET; THENCE SOUTH 89°12'08" EAST 166.06 FEET; THENCE SOUTH 02°34'18" WEST 764.27 FEET; THENCE SOUTH 73°59'31" WEST 292.86 FEET; THENCE SOUTH 75°16'16" WEST 159.48 FEET; TO THE POINT OF BEGINNING, CONTAINING 4.33 ACRES, MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

SECTION II: The requested rezoning Classification is shown as CR-1 Limited Use Overlay (LUO). The LUO is further restricted as follows:

1. The density for multifamily development on the subject property shall be limited to no more than the greater of 10 units per acre or 4 units per lot.
2. No multifamily development shall be allowed east of the subject property.

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 lands described hereinabove so that the zoning classification of said lands shall be in accordance with the provisions of this Ordinance.