



Legislation Text

File #: ORD-04:348, **Version:** 1

AN ORDINANCE REVISING SECTION 15.16.01 (g), A PART OF THE SUBDIVISION REGULATIONS OF THE CITY OF JONESBORO, ARKANSAS

WHEREAS, Section 15.16.01(g), a part of the Subdivision Regulations for the City of Jonesboro as set out in the Jonesboro Municipal Code requires the establishment of a funded escrow agreement in the amount of the contract cost of street improvements to be completed in a subdivision;

WHEREAS, said Section 15.16.01(g) lacks clarity as presently written and could lead to confusion and misunderstanding;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Jonesboro, that Section 15.16.01(g) of the Jonesboro Municipal Code is revised to read as follows:

The sub-divider or developer of a subdivision must, before the sale of any lot or application for any building permit, either complete all the site improvements defined in Section 15.16.01 of the Jonesboro Subdivision Regulations and as specifically identified on a Record Plat of Subdivision and supporting plans and documentation; OR furnish the Metropolitan Area Planning Commission evidence that an appropriately funded escrow account has been established in an amount necessary to cover the cost of completing all remaining site improvements. The amount to be escrowed shall be verified by the Office of the City Engineer.

The Chairman and the Secretary of the Metropolitan Area Planning Commission shall not sign and the Circuit Clerk shall not record a Record Plat of Subdivision until all conditions imposed by the Commission have been satisfied and all required site improvements have been completed or their completion guaranteed and secured by an appropriate escrow of funds.

Upon completion of required site improvements, the civil engineer sealing the Record Plat of Subdivision shall provide to the Office of the City Engineer a signed and sealed statement verifying that all site improvements have been installed and completed in accordance with the design drawings, specifications, and other documents that comprise and support the Record Plat of Subdivision. The City's process of accepting the dedication of site improvements shall not begin until this statement of verification is received and accepted by the City.

APPROVED AND PASSED this 20th day of January, 2004.