



Legislation Text

File #: ORD-20:049, Version: 1

AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES FROM R-2, RESIDENTIAL MULTI-FAMILY TO PD-RM, RESIDENTIAL PLANNED DEVELOPMENT MULTI-FAMILY FOR PROPERTY LOCATED AT SAVANNAH HILLS - WEST OF DENA JO DRIVE AND NORTH OF CRAIGHEAD FOREST ROAD AS REQUESTED BY MICHAEL BOGGS WITH TRALAN ENGINEERING ON BEHALF OF PDW PROPERTIES LLC, SID PICKLE, MEMBER.

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: **Residential Multi-family, R-2**
TO: **Multi-family Residential Planned Development, PD-RM**

THE FOLLOWING DESCRIBED PROPERTY:

LEGAL DESCRIPTION:

PART OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 13 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 5; THENCE RUN S89°10'28"W A DISTANCE OF 353.61 FT. ; THENCE RUN N34°53'13"W A DISTANCE OF 111.71 FT.; THENCE RUN S46°41'09"W A DISTANCE OF 136.61 FT.; THENCE RUN S89°10'28"W A DISTANCE OF 648.94 FT.; THENCE RUN N00° 11'39"E A DISTANCE OF 290.68 FT.; THENCE RUN N89°48'21"W A DISTANCE OF 243.95 FT. TO THE POINT OF BEGINNING; THENCE RUN N89°45'02"W A DISTANCE OF 317.83 FT.; THENCE RUN N00° 14'58"E A DISTANCE OF 60.37 FT.; THENCE RUN N89°45'02"W A DISTANCE OF 30.00 FT.; THENCE RUN N00°14'58"E A DISTANCE OF 60.00 FT.; THENCE RUN S89°45'02"E A DISTANCE OF 103.76 FT.; THENCE RUN N00°11'39"E A DISTANCE OF 750.21 FT.; THENCE RUN S89°51'40"E A DISTANCE OF 243.95 FT.; THENCE RUN S00°11'39"W A DISTANCE OF 871.05 FT. TO THE POINT OF BEGINNING, CONTAINING 5.12 ACRES. SUBJECT TO EASEMENT, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

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, FLOOD PLAIN REGULATIONS AND TRAFFIC ACCESS MANAGEMENT POLICY REGARDING ANY NEW DEVELOPMENT.
2. A FINAL SITE PLAN SUBJECT TO ALL ORDINANCE REQUIREMENTS SHALL BE SUBMITTED, REVIEWED, AND APPROVED BY THE MAPC, PRIOR TO ANY REDEVELOPMENT OF THE PROPERTY.
3. ANY CHANGE OF USE SHALL BE SUBJECT TO MAPC APPROVAL IN THE FUTURE.
4. A FINAL SITE PLAN ILLUSTRATING COMPLIANCE WITH SITE REQUIREMENTS FOR PARKING, SIGNAGE, LANDSCAPING, FENCING, BUFFERING, OUTDOOR STORAGE, DUMPSTER ENCLOSURE SIDEWALKS, ETC. SHALL BE SUBMITTED TO THE MAPC PRIOR TO ANY REDEVELOPMENT.

PASSED AND APPROVED THIS 1ST DAY OF DECEMBER, 2020.