



## Legislation Text

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**File #:** ORD-16:001, **Version:** 1

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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: Residential: R-1  
TO: Residential Multifamily: RM-8 L.U.O.

THE FOLLOWING DESCRIBED PROPERTY:

LEGAL DESCRIPTION:

A part of the Southwest Quarter of the Southwest Quarter of Section 8, Township 14 North, Range 4 East, Jonesboro, Craighead Co., Arkansas being more particularly described as follows:

From the Southwest corner of the Southwest Quarter of the Southwest Quarter, said section 8, run N88°41'00"E a distance of 585.50 ft. to a point; thence N00°55'09"E a distance of 30.71 ft. to a point on the new North right of way line of Belt Street, said point being the POINT OF BEGINNING; thence continue N00°55'09"E a distance of 239.67 ft. to a point; thence N89°07'16"E a distance of 194.07 ft. to a point; thence S00°04'30"E a distance of 178.25 ft. to a point; thence S89°28'17"W a distance of 21.00 ft. to a point; thence S00°04'30"E a distance of 66.24 ft. to a point on the aforesaid North right of way line of Belt Street; thence N89°19'52"W along the said North right of way line a distance of 177.22 ft. to a point, said point being the POINT OF BEGINNING, containing 1.06 acres and being subject to any easements of record.

SECTION 2: Under this CR-1 Commercial / Residential District, the applicants have agreed to the following limitations:

- 1) The proposed site shall satisfy all requirements of the city engineer and all requirements of the current stormwater drainage design manual and flood plain regulations.
- 2) A final site development plan subject to all ordinance requirements shall be submitted, reviewed, and approved by the MAPC, prior to any redevelopment of the property.
- 3) The applicant / successors agree to comply with the Master Street Plan Recommendation for Belt Street upon any future redevelopment of the site.
- 4) The property shall be redeveloped under the RM-8 standards with a maximum of ten (10) units.

PASSED AND APPROVED this 2nd day of February, 2016.