



## Legislation Text

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**File #:** ORD-99:1251, **Version:** 1

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AN ORDINANCE TO AMEND ORDINANCE NO. 954, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR THE CHANGE IN ZONING BOUNDARIES  
BE IT ORDAINED by the City Council of the City of Jonesboro, Arkansas:

SECTION 1: That Ordinance No. 954, known as the Zoning Ordinance of the City of Jonesboro be amended as recommended by the Metropolitan Area Planning Commission by the change in zoning district boundaries as follows:

From Commercial Two to Commercial Three for the property described as follows:

### LEGAL DESCRIPTION

All of the Bowen Phillips Drive Addition, the same being a part of the Southwest Quarter of the Southwest Quarter of Section 28, Township 14 North, Range 4 East of the 5<sup>th</sup> Principal Meridian in Craighead County, Arkansas, more particularly described as follows;

From the Southwest Corner of said Section 28, thence North 319.13 feet along the West Line of said Section 28, thence East 102.27 feet to a point on the East Right Of Way Caraway Road, thence N03°03'27"W 202.30 feet along said East Right Of Way of Caraway Road to a point, thence N02°33'12"W 54.54 feet along said East Right Of Way of Caraway Road to a point, thence N02°55'22"W 174.75 feet along said East Right Of Way of Caraway Road to a point, thence N03°02'53"W 176.03 feet along said East Right Of Way of Caraway Road to a point, thence N00°42'46"W 78.24 feet to a point marking the intersection of the easterly right of way of Caraway Road with the southerly Right Of Way of Phillips Drive, thence S89°54'03"E 719.30 feet along the Southerly Right Of Way of Phillips Drive to the Northwest Corner of the Bowen Phillips Drive Addition, the Point of Beginning;

Continue thence S89°54'03"E 210.64 feet along the southerly right of way of Phillips Drive to a point, marking the beginning of a curve to the right, thence in a easterly direction 307.70 feet along the southerly right of way of Phillips Drive along a curve to the right, said curve having a central angle of 14°01'16" and a radius of 1261.42 feet to a point marking the intersection of the southerly right of way Phillips Drive with the westerly right of way Gilmore Drive, thence S00°42'34"W 318.56 along said westerly right of way of Gilmore Drive to the southeast corner of the Bowen Phillips Drive Addition, thence N89°54'03"W 511.64 feet along the south line of the Bowen Phillips Drive Addition to the southwest corner thereof, thence N00°08'11"E 355.51 feet to a point on the southerly right of way of Phillips Drive, the Point of Beginning, containing some 4.112 acres, more or less.

SECTION 2: It is found and declared by the City Council that proper use of the tract of land described in this ordinance is being delayed because of improper zoning and that, therefore, an emergency exists, and this Ordinance, being necessary for the preservation of the public peace, health and safety, shall take effect from and after its passage and approval.

PASSED AND ADOPTED this 19<sup>th</sup> day of July, 1999.