



## Legislation Text

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**File #:** ORD-08:043, **Version:** 1

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AN ORDINANCE TO AMEND TITLE 14 OF THE JONESBORO MUNICIPAL CODE KNOWN AS THE ZONING ORDINANCE PROVIDING FOR A CHANGE IN ZONE DISTRICT BOUNDARIES  
BE IT ORDAINED by the City Council of the City of Jonesboro, Arkansas:

SECTION 1. That Title 14 of the Jonesboro Municipal Code known as the Zoning Ordinance of the City of Jonesboro, Arkansas, 00 be amended by the change in zone district boundaries as follows:

From R-1, Single Family Medium Density District to C-3, General Commercial District, that land described as follows:

### LEGAL DESCRIPTION

PART OF THE NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 14 NORTH, RANGE 3 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 14 NORTH, RANGE 3 EAST, CRAIGHEAD COUNTY, ARKANSAS: THENCE SOUTH 02° 12'28" WEST ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 25, 648.18 FEET TO A POINT ON THE NORTH LINE OF RANKIN'S OAK FOREST NINTH ADDITION TO THE CITY OF JONESBORO AS RECORDED IN THE PUBLIC RECORDS IN JONESBORO, CRAIGHEAD COUNTY, ARKANSAS: THENCE ALONG SAID NORTH LINE OF RANKIN'S OAK FOREST NINTH ADDITION AS FOLLOWS NORTH 89°54'06" EAST 344.32 FEET, NORTH 24°28'39" EAST 36.92 FEET, SOUTH 65°31'19" EAST 60.00 FEET, SOUTH 74°16'06" EAST 201.22 FEET, SOUTH 11°47'31" EAST 95.71 FEET TO THE NORTHEAST CONRER OF RANKIN'S OAK FOREST EIGHTH ADDITION TO THE CITY OF JONESBORO AS RECORDED IN THE PUBLIC RECORDS IN JONESBORO, CRAIGHEAD COUNTY, ARKANSAS: THENCE SOUTH 10°56'35" WEST ALONG THE EAST LINE OF SAID RANKIN'S OAK FOREST EIGHTH ADDITION 152.91 FEET: THENCE SOUTH 46° 07'53" EAST DEPARTING SAID EAST LINE, 172.97 FEET TO THE POINT OF BEGINNING PROPER: THENCE NORTH 89°52'37" EAST 534.21 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 231.83 FEET: THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 46°40'00", A DISTANCE OF 188.82 FEET TO THE POINT OF TANGENCY: THENCE NORTH 43°12'37" EAST 154.49 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF U.S. HIGHWAY #63: THENCE ALONG SAID RIGHT OF WAY LINE AS FOLLOWS, SOUTH 36°19'24" EAST 146.82 FEET, SOUTH 49°34'14" EAST 100.30 FEET, SOUTH 73°08'32" EAST 111.96 FEET, SOUTH 31°14'53" EAST 76.35 FEET, SOUTH 61° 14'55" EAST 8.11 FEET: THENCE NORTH 88°33'52" WEST DEPARTING SAID SOUTHERLY RIGHT OF WAY LINE, 95.06 FEET: THENCE SOUTH 01°49'17" WEST 150.09 FEET TO A POINT ON THE NORTHERLY LINE OF MABREY MEADOWS SUBDIVISION TO THE CITY OF JONESBORO AS RECORDED IN THE PUBLIC RECORDS IN JONESBORO, CRAIGHEAD COUNTY, ARKANSAS:

THENCE SOUTH 89°45'35" WEST ALONG THE NORTH LINE OF SAID MABREY MEADOWS SUBDIVISION AND THE NORTH LINE OF CREEKWOOD ADDITION PHASE TWO TO THE CITY OF JONESBORO AS RECORDED IN THE PUBLIC RECORDS IN JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, 766.82 FEET: THENCE NORTH 46°07'54" WEST DEPARTING SAID NORTH LINE, 359.29 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 259,464 SQ. FT. OR 5.96 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

PASSED AND APPROVED this 3<sup>rd</sup> day of June, 2008.