

ORDINANCE NO. 22-883

AN ORDINANCE ADOPTING RECOMMENDED AMENDMENT TO THE OFFICIAL ZONING MAP FOR THE CITY OF CLARKSVILLE, ARKANSAS.

WHEREAS, the city of Clarksville has heretofore adopted a Zoning Ordinance and Official Zoning Map to guide and influence the allocation and arrangement of land uses, the development of land, and the future building within the corporate limits of the city of Clarksville; and

WHEREAS, a petition was filed in accordance with the provisions of said ordinance, to rezone certain lands within the corporate limits of the city of Clarksville; and

WHEREAS, a public hearing was held on said petition on March 10, 2022. The Planning Commission approved the boundary change on, March 10, 2022, and recommended that the City Council adopt the change; and

WHEREAS, said change was reviewed in its entirety and found to be wholly acceptable.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CLARKSVILLE, ARKANSAS, THAT:

SECTION 1: The following described land shall be rezoned from zoning classification R-1 to A-1:

A PART OF THE SE $\frac{1}{4}$ NW $\frac{1}{4}$ OF SECTION 31, T-10-N, R-23-W, IN THE CITY OF CLARKSVILLE, IN JOHNSON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS AND AS SHOWN ON THIS SURVEY PLAT (SURVEYED BY CORNERSTONE LAND SURVEYING ON 3-22-2021, FOR JERRI WILLIS & DAVID WILLIS, JOB# 21-302):

BEGINNING AT A SET ALUMINUM CAP ON $\frac{1}{2}$ " REBAR FOR THE SE CORNER OF SAID SE $\frac{1}{4}$ NW $\frac{1}{4}$, THENCE N 01°44'24" E 1320.38 FEET TO A SET ALUMINUM CAP ON $\frac{1}{2}$ " REBAR FOR THE NE CORNER OF SAID SE $\frac{1}{4}$ NW $\frac{1}{4}$, THENCE ALONG THE NORTH LINE THEREOF N 87°44'58" W 647.23 FEET TO A POINT (A SET IRON PIN BEARS S 02°45'40" W 8.97 FEET FROM THIS POINT), THENCE S 02°45'40" W 299.78 FEET TO A SET IRON PIN, THENCE N 87°45'34" W 443.91 FEET TO A SET IRON PIN, THENCE S 02°48'41" W 244.14 FEET TO A FOUND IRON PIN, THENCE S 01°38'53" W 100.00 FEET TO A SET IRON PIN, THENCE N 88°21'25" W 6.18 FEET TO A POINT, THENCE S 01°35'58" W 96.76 FEET TO A FOUND IRON PIPE, THENCE S 01°35'58" W 104.08 FEET TO A POINT, (A SET IRON PIN BEARS N 01°35'58" E 0.26 FEET FROM THIS POINT), THENCE N 89°26'11" W 65.53 FEET TO A FOUND IRON PIN, THENCE S 01°32'57" W 139.93 FEET TO A FOUND IRON PIN, THENCE N 89°46'44" W 152.19 FEET TO A POINT ON THE WEST LINE OF SAID SE $\frac{1}{4}$ NW $\frac{1}{4}$ (A FOUND IRON PIN BEARS S 89°46'44" E 17.42 FEET FROM THIS POINT), THENCE ALONG SAID WEST LINE S 01°44'36" W 122.25 FEET TO A POINT (A SET IRON PIN BEARS N 89°17'53" E 17.50 FEET FROM THIS POINT), THENCE LEAVING SAID WEST LINE N 89°17'53" E 277.50 FEET TO A SET IRON PIN, THENCE S 02°07'54" E 218.00 FEET TO A SET IRON PIN ON THE SOUTH LINE OF SAID SE $\frac{1}{4}$ NW $\frac{1}{4}$, THENCE S 87°35'14" E 1031.82 FEET TO THE POINT OF BEGINNING, CONTAINING 30.78 ACRES MORE OR LESS, SUBJECT TO ANY EASEMENTS OR RIGHTS OF WAY OF RECORD.

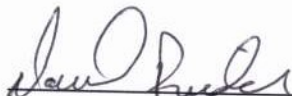
Property being located at 508 N. Ray Road

SECTION 2: All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the inconsistency.

SECTION 3: Emergency Clause: This Ordinance being necessary for the orderly planning and zoning of the City of Clarksville, Arkansas, an emergency is hereby declared to exist, and this Ordinance shall go into effect immediately upon its passage.

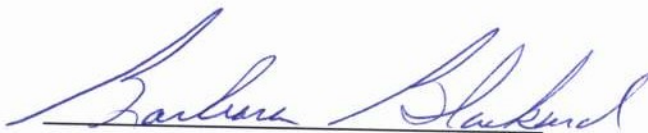
Adopted this 14th day of March 2022.

APPROVED:



David Rieder, Mayor

ATTEST:



Barbara Blackard, City Clerk/Treasurer