

**ORDINANCE NO. 2015-\_\_-\_\_**

**AN ORDINANCE REZONING CERTAIN PROPERTY ALONG  
NORTH MAESTRI ROAD FROM C-2, COMMERCIAL, TO  
R-3, RESIDENTIAL; AND FOR OTHER PURPOSES.**

**WHEREAS**, after due notice as required by law, the city of Tontitown, Arkansas, has heard all those who wish to be heard regarding a property owner rezoning application for certain property along North Maestri Road, from C-2, Commercial, to R-3, Residential; and

**WHEREAS**, the Tontitown Planning Board has recommended City Council approval of the application as submitted; and

**WHEREAS**, it is the desire of the City Council that said property be rezoned to R-3, Residential, as recommended by the Planning Board.

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the city of Tontitown, Arkansas:

Section 1: That the following described property be and the same is hereby rezoned from its current classification of C-2, Commercial, to R-3, Residential:

A part of the NE¼ of the NW¼ of S6, T17N, R30W, being more particularly described as follows to-wit:

Beginning at a point which is South one degree 44'58" West – 370.10 feet from the NE corner of said forty acre tract and running thence South one degree 44'58" West along the East line of said forty acre tract – 330.09 feet, thence North 86 degrees 56'33" West – 740.40 feet; thence North 86 degrees 59'10" West – 508.76 feet to the centerline of AR Highway 112, thence along said centerline the following two (2) courses and distances, (1) along a curve to the right with a radius of 622.92 feet, a central angle of 28 degrees 11'25" and an arc length of 306.48 feet, (2) thence North one degree 48'50" East – 37.80 feet, thence South 86 degrees 56'33" – 1,082.04 feet, thence along a curve to the left with a radius of 30.00 feet, a central angle of 52 degrees 10'38", and an arc length of 27.40 feet; thence along a curve to the right with a radius of 60.00 feet, a central angle of 117 degrees 42'21", and an arc length of 123.26 feet; thence South 86 degree 56'33" East – 114.89 feet to the Point of Beginning, containing 9.93 acres, more or less.

Section 2: That the appropriate city official shall cause the Official Zoning Map of the city of Tontitown, Arkansas, to be amended to reflect this change within thirty (30) days of the date of this ordinance.

**PASSED AND APPROVED** this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

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PAUL COLVIN, JR., Mayor

ATTEST:

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ALICIA COLLINS, City Recorder/Treasurer