

**ORDINANCE NO. 2018 – 09 - \_\_\_\_\_**

**CITY OF TONTITOWN, WASHINGTON COUNTY, ARKANSAS**

**AN ORDINANCE REZONING THE PROPERTY LOCATED ON  
ARBOR ACRES ROAD, – 1041 ARBOR ACRES ROAD – A PORTION OF PARCEL #  
830-38365-000, THE CITY OF TONTITOWN ARKANSAS FROM R-MH-  
RESIDENTIAL MOBILE HOME PARK TO C-2 COMMERCIAL**

**WHEREAS**, a rezoning application was submitted and filed with the City of Tontitown on or around the 7<sup>th</sup> day of August, 2018, by Waste Management of Arkansas, Inc., asking the City of Tontitown to rezone certain property located at 1041 Arbor Acres Road, a portion of Parcel # 830-38365-000 described therein and herein from R-MH Residential Mobile Home to C-2 General Commercial; and

**WHEREAS**, after due notice as required by law, the city of Tontitown, Arkansas, Planning Board has heard all those who wish to be heard regarding the rezoning application; and

**WHEREAS**, the City Council of the City of Tontitown, Arkansas, has determined that said rezoning complies with the adopted plans of the City of Tontitown, and that they are designed to protect the health, safety, or welfare of the citizens; and

**WHEREAS**, it is the desire of the City Council that the application be approved as submitted and said property be rezoned to C-2 General Commercial.

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

Section 1: The City of Tontitown hereby changes the zone classification from R-MH Residential Mobile Home to C-2 General Commercial for certain real property located at 1041 Arbor Acres Road, a portion of Parcel # 830-38365-000, located inside the City Limits of the City of Tontitown Arkansas, more particularly described as:

Legal Description for a portion of parcel #830-38365-000

Part of the SW 1/4 of the SE 1/4 of Section 14, Township 17 North, Range 31 West, Washington County, Arkansas, more particularly described as follows:

Beginning at the NW corner of said SW 1/4 of the SE 1/4; thence S 87°18'43" E along north line of said SW 1/4 of the SE 1/4 a distance of 761.20 feet, then S 02°33'40" W a distance of 489.48 feet, thence N 87°18'43" W a distance of 761.20 feet to a point on the west line of said SW 1/4 of the SE 1/4, thence N 02°33'40" E along west line of said SW 1/4 of the SE 1/4 a distance of 489.48 feet to the point of beginning, containing 8.55 acre more or less and being subject to any and all easements and rights-of-way of record or fact.

Section 2: That the official Zoning Map of the city of Tontitown, Arkansas, shall be amended to reflect this change within thirty (30) days of the date of this ordinance. Any ordinance or parts thereof in conflict with this ordinance is hereby repealed and declared invalid.

Section 3: That the Recorder-Treasurer shall cause this document, and any other documents needed to accomplish the intent of this ordinance, to be properly filed as required by law.

**PASSED AND APPROVED** this 4<sup>th</sup> day September, 2018

APPROVED:

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PAUL COLVIN, JR., Mayor

ATTEST:

\_\_\_\_\_, Recorder-Treasurer  
(SEAL)