

**ORDINANCE NO. 2017-05-\_\_\_\_\_**

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

**AN ORDINANCE AMENDING ORDINANCE 2017-04-628 REZONING THE PROPERTY LOCATED AT 994 W. MORSANI AVENUE INSIDE THE CITY LIMITS OF THE CITY OF TONTITOWN ARKANSAS FROM DUAL ZONING C-2-GENERAL COMMERCIAL AND R-3-MEDIUM DENSITY RESIDENTIAL TO R-3-MEDIUM DENSITY RESIDENTIAL**

**WHEREAS**, a rezoning application was submitted and filed with the City of Tontitown on or around the 24<sup>th</sup> day of February 2017, by Maestri Farm LLC, asking the City of Tontitown to rezone certain property located at 994 W. Morsani Avenue described therein and herein from dual zoning C-2 General Commercial and R-3 Medium Density Residential to R-3 Medium Density Residential; and

**WHEREAS**, on April 4, 2017 the City Council of the City of Tontitown approved Ordinance No. 2107-04-628 approving the application for property rezoning to R-3 Medium Density Residential; and

**WHEREAS**, the City Council of the City of Tontitown, now finds that Ordinance No. 2017-04-628 shall be amended to correct the legal description contained therein.

**NOW THEREFORE, BE IT ENACTED AND ORDAINED**, by the City Council of the City of Tontitown, as follows:

**Section 1.** The City of Tontitown hereby amends Ordinance No. 2017-04-628 to correct the legal description for certain real property located at 994 W. Morsani Avenue, located inside the City Limits of the City of Tontitown, Arkansas, more particularly described as:

**PART OF THE NW ¼ OF THE SE ¼ OF SECTION 2, TOWNSHIP 17, RANGE 31 WEST, WASHINGTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING FROM THE NORTHEAST CORNER OF SAID NW ¼ OF THE SE ¼, THENCE N 89°37'37" W 159.55, THENCE S 01°00'29" W 596.61 FEET TO THE POINT OF BEGINNING; THENCE S 01°00'29" W 663.39 FEET; N 89°37'37" W 165 FEET; THENCE N 00°59'08" E 664.88 FEET; S 88°35'59" E 164.76 TO THE POINT OF BEGINNING, CONTAINING 2.50 ACRES, MORE OR LESS**

**Section 2.** This ordinance shall have full force and effect from after its passage. Any ordinance or parts thereof in conflict with this ordinance is hereby repealed and declared invalid.

**Section 3.** The official zoning map of the City of Tontitown, Arkansas is hereby amended to reflect the zoning change provided in Section 1 hereof.

**PASSED AND APPROVED** this \_\_\_\_\_ day of \_\_\_\_\_, 2017.

APPROVED:

\_\_\_\_\_  
Paul Colvin, Jr., Mayor

ATTEST:

\_\_\_\_\_  
Rhonda Ardemagni, City Recorder-Treasurer