

ORDINANCE NO. 2019 – 01 - 827

CITY OF TONTITOWN, WASHINGTON COUNTY, ARKANSAS

**AN ORDINANCE REZONING THE PROPERTY LOCATED ON KISSINGER ROAD, 1641 KISSINGER ROAD - Parcel # 830-38194-000, THE CITY OF TONTITOWN ARKANSAS FROM A1-AGRICULTURE TO R1-RESIDENTIAL.**

**WHEREAS**, a rezoning application was submitted and filed with the City of Tontitown on or around the 5<sup>th</sup> day of December, 2018, by Engineering Services on behalf of their client, asking the City of Tontitown to rezone certain property located at Kissinger Road, 1641 Kissinger Road, Parcel # 830-38194-000 described therein and herein from A-1 Agriculture to R-1 Residential; 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 which 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 R1- Residential.

**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 A-1 Agriculture to R-1 Residential for certain real property located at Kissinger Road, 1641 Kissinger Road, Parcel # 830-38194-000, located inside the City Limits of the City of Tontitown Arkansas, more particularly described as:

Legal Description for parcel #830-38194-000

**SURVEY DESCRIPTION PARENT TRACT:**

PART OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION EIGHTEEN (18), TOWNSHIP SEVENTEEN (17) NORTH, RANGE THIRTY (30) WEST OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF TONTITOWN, WASHINGTON COUNTY, ARKANSAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:


**COMMENCING AT THE NORTHEAST CORNER OF THE NE 1/4 OF THE NE 1/4 OF SAID SECTION 18, SAID POINT BEING A FOUND 4 INCH ALUMINUM MONUMENT; THENCE ALONG THE NORTH LINE OF SAID NE 1/4 OF THE NE 1/4, N87°40'42"W A DISTANCE OF 640.59 FEET TO A POINT IN KISSINGER AVENUE; THENCE LEAVING SAID KISSINGER AVENUE, S02°29'03"W A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING; THENCE S02°29'03"W A DISTANCE OF 804.90 FEET; THENCE N87°0'42"W A DISTANCE OF 324.77 FEET; THENCE N02°29'20"E A DISTANCE OF 804.90 FEET; THENCE S87°40'42"E A DISTANCE OF 324.71 FEET TO THE POINT OF BEGINNING CONTAINING 6.00 ACRES – 261,383 SQ.FT., MORE OR LESS.**

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 2<sup>nd</sup> day January, 2019

APPROVED:

  
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PAUL COLVIN, JR., Mayor

ATTEST:

  
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Recorder-Treasurer  
(SEAL)