

ORDINANCE NO. 2017 - 23

AN ORDINANCE AMENDING ORDINANCE NO 683 WITH RESPECT TO THE ZONING CLASSIFICATION OF A SPECIFIC LAND AREA WITHIN THE CITY OF SEARCY, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, the Planning Commission for the City of Searcy, Arkansas, has, pursuant to Article XVI of the Searcy Zoning Code, conducted a public hearing upon the requested amendment of the Zoning Map heretofore adopted by the City Council for the City of Searcy, Arkansas with respect to the hereinafter described lands; and

WHEREAS, the Planning Commission for the City of Searcy, Arkansas, has, upon conclusion of the said public hearing, made a finding of fact that the amendment of the Zoning with respect to the hereinafter described lands is consistent with the purposes of the Zoning Code and the Plans adopted by the said Planning Commission; and

WHEREAS, upon the aforesaid finding of fact, the Planning Commission has recommended to the City Council that the Zoning Map be amended with respect to the said lands; and

WHEREAS, the City Council has reviewed the requested zoning change.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL FOR THE CITY OF SEARCY, ARKANSAS:

SECTION 1. The Zoning Map for the City of Searcy, Arkansas be and it is hereby amended for purposes of changing the Zoning Classification from R-1 (Residential) and I-1 (Industrial) to PD (Planned Development) as to the following described real property at East Park Avenue, properties being situated in Searcy, White County, Arkansas, as described in Exhibit A attached herewith:

SECTION 2. The regulation and preservation of property uses and values in accordance with a comprehensive plan and the continued utilization of lands within the City of Searcy in accordance therewith being necessary for the

preservation of the public peace, health, safety and welfare, an emergency is hereby declared, and this Ordinance shall be in full force and effect from and after its passage.

PASSED AND ADOPTED THIS 12th DAY OF SEPTEMBER, 2017.

/s/ David Morris

Mayor of Searcy

ATTEST:

/s/ Jerry Morris

City Clerk

EXHIBIT A (Legal Description)

Legal, Phase 5 only

A PART OF THE E 1/2, OF SECTION 10, AND THE W 1/2 OF SECTION 11, T-7-N, R-7-W, CITY OF SEARCY, WHITE COUNTY, ARKANSAS. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND COTTON PICKER SPINDLE AT THE NORTHWEST CORNER OF LOT 3, BLOCK 35 OF ORIGINAL TOWN OF SEARCY, SAID POINT LYING ON THE SOUTHERN RIGHT OF WAY LINE OF EAST PARK AVENUE, AND ALSO BEING THE POINT OF BEGINNING (P.O.B.); THENCE ALONG SAID SOUTHERN RIGHT OF WAY OF EAST PARK AVENUE S 89°49'10" E A DISTANCE OF 248.76 FEET; THENCE DEPARTING FROM SAID SOUTHERN RIGHT OF WAY LINE OF EAST PARK AVENUE S 00°05'31" W A DISTANCE OF 87.00 FEET; THENCE S 89°48'14" E A DISTANCE OF 26.00 FEET; THENCE S 00°05'31" W A DISTANCE OF 170.77 FEET TO A POINT ON THE NORTHERN RIGHT OF WAY LINE OF EAST WOODRUFF AVENUE; THENCE FOLLOWING ALONG SAID NORTHERN RIGHT OF WAY OF EAST WOODRUFF AVENUE N 88°15'30" E A DISTANCE OF 186.07 FEET; THENCE CONTINUING ALONG SAID NORTHERN RIGHT OF WAY LINE OF EAST WOODRUFF AVENUE N 87°59'03" E A DISTANCE OF 11.35 FEET; THENCE DEPARTING FROM SAID NORTHERN RIGHT OF WAY LINE OF EAST WOODRUFF AVENUE S 00°03'05" W ALONG THE WEST RIGHT OF WAY OF SOUTH HUSSEY STREET A DISTANCE OF 257.02 FEET TO A POINT ON THE NORTHERN RIGHT OF WAY LINE FOR A RAILROAD; THENCE ALONG SAID NORTHERN RIGHT OF WAY LINE FOR A RAILROAD THE FOLLOWING COURSES: S 60°18'39" W A DISTANCE OF 11.98 FEET; THENCE S 81°22'50" W A DISTANCE OF 208.75 FEET; THENCE S 85°11'25" W A DISTANCE OF 83.67 FEET; THENCE N 88°28'52" W A DISTANCE OF 281.70 FEET; THENCE DEPARTING FROM SAID NORTHERN RIGHT OF WAY LINE FOR A RAILROAD N 00°00'18" W A DISTANCE OF 60.00 FEET; THENCE S 88°29'04" E A DISTANCE OF 17.86 FEET TO A POINT ON THE EASTERN RIGHT OF WAY LINE OF SOUTH CHARLES STREET; THENCE ALONG SAID EASTERN RIGHT OF WAY LINE OF SOUTH CHARLES STREET N 00°01'56" E A DISTANCE OF 45.00 FEET; THENCE DEPARTING FROM SAID EASTERN RIGHT OF WAY LINE OF SOUTH CHARLES STREET S 88°29'04" E A DISTANCE OF 79.00 FEET; THENCE N 00°00'51" W A DISTANCE OF 167.56 FEET; THENCE N 88°37'20" W A DISTANCE OF 73.27 FEET TO A POINT ON THE EASTERN RIGHT OF WAY LINE OF SOUTH CHARLES STREET; THENCE ALONG SAID EASTERN RIGHT OF WAY LINE OF SOUTH CHARLES STREET N 00°05'14" E A DISTANCE OF 100.00 FEET; THENCE DEPARTING FROM SAID EASTERN RIGHT OF WAY LINE OF SOUTH CHARLES STREET S 88°37'21" E A DISTANCE OF 86.13 FEET; THENCE N 00°10'11" E A DISTANCE OF 176.71 FEET BACK TO THE POINT OF BEGINNING AND CONTAINING 5.15 ACRES MORE OR LESS. BEING SUBJECT TO ALL EXISTING EASEMENTS AND RIGHT OF WAYS.