

ORDINANCE NO. 6309

AN ORDINANCE APPROVING THE REZONING OF 701 PARK AVENUE FROM C-TR COMMERCIAL TRANSITION TO C-1 CENTRAL BUSINESS DISTRICT; CHANGING THE FUTURE USE PLAN MAP DESIGNATION FROM NEIGHBORHOOD COMMERCIAL CENTER TO LINEAR COMMERCIAL CORRIDOR; AND FOR OTHER PURPOSES.

WHEREAS, the Hot Springs Planning Commission, at its legally advertised public hearing held on December 12, 2019 voted 8-0 to accept staff report findings, recommends that this zoning change be approved, requests assigning C-1 Central Business District zoning and amending the Future Land Use Plan Map designation to Linear Commercial Corridor.

NOW, THEREFORE, BE IT ORDAINED by the Board of Directors of the City of Hot Springs, Arkansas, as follows:

SECTION 1. Zoning Amendment. That the following described land commonly known as 701 Park Avenue, shall be rezoned to C-1 Central Business District:

Parcel I: A part of Lot Two (2), Block One Hundred Fifty-Two (152) of the Hot Springs Reservation: Commencing at the Southeast corner of said Lot, being the point on Park Avenue where the dividing line between Lots One and Two (1 & 2) in said Block touches said Avenue; thence along Park Avenue in a Northeasterly direction Twenty (20) feet; thence Westerly across said Lot on a line parallel to said dividing line; thence along said dividing line in an easterly direction Sixty (60) feet to the place of beginning.

Parcel II: A part of Lot One (1), Block One Hundred Fifty-Two (152) of the Hot Springs Reservation, as surveyed, mapped and platted by the U.S. Hot Springs Commissioners, and more particularly described as follows: beginning at the intersection of the west line of Park Avenue with the North line of Holly Street and running thence westerly with the said North line of Holly Street 125 feet more or less; thence Northerly and parallel with Park Avenue approximately 109 feet to the North line of Lot 1, Block 152, thence in an Easterly direction along North line of Lot 1 to the west line of Park Avenue 109 feet more or less to the point of beginning.

SECTION 2. Zoning Map That the zoning map referred to in the Zoning Code of the City of Hot Springs, Arkansas is hereby amended to the extent necessary to make the amendment provided for in Section 1 hereof.

SECTION 3. Future Land Use Map Amendment That the Future Land Use classification for the real property described in Section 1 is hereby reclassified to Linear Commercial Corridor.

SECTION 4. Issuance of Permits That no permits shall be issued until the effective date of this ordinance.

PASSED: January 7, 2020
ATTEST: Harmony Morrissey
HARMONY MORRISSEY, CITY CLERK

APPROVED: [Signature]
PAT McCABE, MAYOR

[Handwritten signature]

APPROVED AS TO LEGAL FORM: _____
BRIAN W. ALBRIGHT, CITY ATTORNEY

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF GARLAND

SUBSCRIBED AND SWORN to before me this 7 day of January, 2020

[Handwritten signature]

Notary Public

My Commission Expires:
11-04-2029

LEIGH LEAVERTON
Notary Public-Arkansas
Garland County
My Commission Expires 11-04-2029
Commission # 12709265