

ORDINANCE NO. 6437

AN ORDINANCE AMENDING THE ZONING MAP FROM C-2 TO C-4 FOR PROPERTY GENERALLY LOCATED AT 1750 ALBERT PIKE ROAD; AND FOR OTHER PURPOSES.

WHEREAS, the Hot Springs Planning Commission, at its legally advertised public hearing held on July 14, 2022 voted 9-0 to accept staff report findings, recommends that this zoning change be approved and requests assigning C-4 Regional Commercial / Open Display District zoning to the subject property.

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 is hereby reclassified C-4 Regional Commercial / Open Display District:

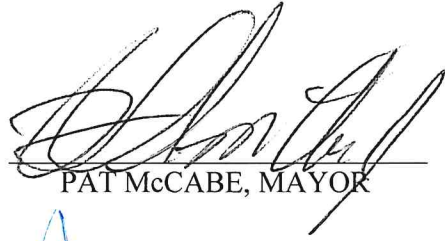
A Part of the NE¹/₄ of the NE¹/₄ of Section 12, Township 3 South, Range 20 West, Garland County, Arkansas, being more particularly described as follows: Beginning at the Northwest corner of said NE¹/₄ NE¹/₄ (3/4 inch pipe); thence South 89 degrees 19 minutes 46 seconds East 308.28 feet to a found 3/4 inch pipe; thence South 89 degrees 44 minutes 14 seconds East 211.00 feet, more or less, to the West Right-of-Way of Vasseur Lane; thence along said West Right-of-Way South 01 degree 44 minutes 19 seconds West 197.61 feet; thence departing said West Right-of-Way North 88 degrees 56 minutes 56 seconds West, 227.25 feet; thence North 00 degrees 38 minutes 56 seconds East 41.87 feet; thence North 88 degrees 56 minutes 56 seconds West 125.00 feet; thence South 00 degrees 38 minutes 56 seconds West 275.90 feet, more or less to the North Right-of-Way of Highway 270-B (Albert Pike); thence along said North Right-of-Way the following courses: North 72 degrees 41 minutes 37 seconds West 123.84 feet; North 11 degrees 42 minutes 50 seconds West 52.55 feet to an AHTD Right-of-Way monument: North 02 degrees 20 minutes 09 seconds East 27.55 feet to a 1/2 inch capped Rebar; North 87 degrees 08 minutes 55 seconds West 21.99 feet to a Nail in Bottle Cap and the West line of said NE¹/₄ NE¹/₄; thence departing said North Right-of-Way along said West line of NE¹/₄ NE¹/₄, North 01 degree 35 minutes 19 seconds West 312.85 feet to the Point of Beginning. (According to Survey by William R. Moseley, Registered Professional Land Surveyor, dated January 7, 2004.)

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


PASSED: August 2, 2022

APPROVED:



PAT McCABE, MAYOR

ATTEST:



HARMONY HURST MORRISSEY, CITY CLERK

APPROVED AS TO LEGAL FORM:



BRIAN W. ALBRIGHT, CITY ATTORNEY