

ORDINANCE NO. 235

AN ORDINANCE TO AMEND THE ZONING DISTRICT CLASSIFICATION AND BOUNDARIES REGARDING PROPERTY IDENTIFIED IN REZONING PETITION OF THE NELSON & BEATY CO., LLCP APPROVED NOVEMBER 7, 2005, BY THE GREENLAND PLANNING COMMISSION.

WHEREAS, the Planning Commission on November 7, 2005, passed the Rezoning Petition of The Nelson & Beaty Co., LLCP, and recommends to the City Council passage of an ordinance to rezone the described property from Residential to Commercial

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GREENLAND,

ARKANSAS:

SECTION 1: That the zone classification of the following described property be changed from Residential to Commercial:

Part of the Northwest Quarter of the Northwest Quarter of Section 8, Township 15 North, Range 30 West, Washington County, Arkansas, being more particularly described as follows:

Commencing at the Southwest Corner of the Northwest Quarter of the Northwest Quarter. Thence along the West line of said Forty, North 00 degrees 46 minutes 02 seconds West, 238.50 feet. Thence leaving said West line, North 89 degrees 05 minutes 48 seconds East, 518.00 feet to a set rebar w/cap and the Point of Beginning. Thence North 00 degrees 46 minutes 02 seconds West, 404.28 feet to a set p/k nail on the center line of Wilson Street. Thence along said center line the following bearings and distances: South 65 degrees 27 minutes 24 seconds East, 67.77 feet to an existing p/k nail. Thence South 65 degrees 13 minutes 15 seconds East, 60.25 feet to a set p/k nail. Thence leaving said center line, South 00 degrees 46 minutes 02 seconds East, 349.05 feet to a set rebar w/cap. Thence South 89 degrees 05 minutes 48 seconds West, 115.63 feet to the Point of Beginning, containing 1.00 acre and subject to Street Rights of Way and any Easements of Record.

ALSO

Part of the Northwest Quarter of the Northwest Quarter of Section 8, Township 15

North, Range 30 West, Washington County, Arkansas being more particularly described as follows:

Commencing at the Southwest Corner of the Northwest Quarter of the Northwest Quarter. Thence along the West line of said Forty. North 00 degrees 46 minutes 02 seconds West, 238.50 feet. Thence leaving said West line, North 89 degrees 05 minutes 48 seconds East, 237.50 feet to a set rebar w/cap and the Point of Beginning. Thence North 00 degrees 46 minutes 02 seconds West, 39.03 feet to a set rebar w/cap on the East right of way line of Interstate 540. Thence along said right of way line the following bearing and distances: North 23 degrees 02 minutes 00 seconds East, 387.07 feet to a right of way marker. North 72 degrees 38 minutes 51 seconds East, 34.37 feet to a right of way marker. South 66 degrees 40 minutes 02 seconds East, 38.96 feet to a right of way marker. North 24 degrees 14 minutes 48 seconds East, 40.00 feet to an existing p/k nail on the center line of Wilson Street. Thence along said center line, South 65 degrees 27 minutes 24 seconds East, 43.01 feet. Thence leaving said center line. South 00 degrees 46 minutes 02 seconds East, 404.28 feet to an existing rebar. Thence South 89 degrees 05 minutes 48 seconds West, 280.50 feet to the Point of Beginning, containing 1.92 acres and subject to Street Rights of Way and any Easements of Record.

SECTION 2: That the official Zoning District' map of the City of Greenland, Arkansas

is hereby amended to reflect the zoning change in Section 1 above.

PASSED AND APPROVED HIS 12th DAY OF December, 2005.


APPROVED:

William Yoers
WILLIAM YOES, Mayor

A TEST

Donna Cheevers
DONNA CHEEVERS, Recorder/Treasurer

Subscribed and sworn to before me this 12th of December, 2005

 PATRICIA L. WATKINS
NOTARY PUBLIC
WASHINGTON COUNTY
My Comm. Exp. 01-26-10

Patricia L. Watkins
