

AN ORDINANCE AMENDING SECTIONS 14.12.01-R-1, LOW DENSITY RESIDENTIAL AND 14.12.02-R-2 MEDIUM DENSITY RESIDENTIAL OF CHAPTER 14.12, ZONING DISTRICTS, AND FOR OTHER RELATED PURPOSES.

WHEREAS, the Greenland City Council has continued its review and assessment of current City Ordinances regarding development and building.

WHEREAS, the City Council desires to establish a larger lot size/area for single family residences to promote the health and safety of its residents.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF GREENLAND, ARKANSAS, THAT:

Section 1: That Section 14.12.02 of the Greenland Municipal Code, entitled Medium Density Residential is hereby amended as regards the “Min Land Area, Sq Ft.” and “Min Land Area Sq Ft Per D.U.” and frontage requirement. Effective with the passage of this Ordinance the “Min Land Area Sq Ft” and “Min Land Area Sq Ft Per D.U.” for corner lots (lots which touch two streets) shall each be 10,000 square feet; and the lot frontage requirement for corner lots (lots which touch two streets) shall be 100 feet; with regard to lots which front on a cul de sac or eyebrow (where the front of the lot is more narrow than the rear of the lot) the minimum lot frontage shall be measured at the set back line; and the line of information showing area, set backs and lot frontage for mobile home is amended to conform with the new area and frontage requirements..

Section 2: That Section 14.12.01 Low Density Residential of Chapter 14.12, Zoning

Districts, is hereby amended as regards the "Min Land Area Sq Ft." and "Min Land Area Sq Ft Per D.U." and frontage requirement. Effective with the passage of this Ordinance the "Min Land Area Sq Ft" and "Min Land Area Sq Ft Per D.U." for corner lots (lots which touch two streets) shall each be 10,000 square feet; and the lot frontage requirement for corner lots (lots which touch two streets) shall be 100 feet; with regard to lots which front on a cul de sac or eyebrow (where the front of the lots is more narrow than the rear of the lot) the minimum lot frontage shall be measured at the set back line; and the line of information showing area, set backs and lot frontage for mobile home is deleted in its entirety.

PASSES AND APPROVED this 12th day of December, 2005.



WILLIAM YOES, Mayor

ATTEST:



DONNA CHEEVERS, Recorder-Treasurer