

AN ORDINANCE DIRECTING THE GREENLAND PLANNING COMMISSION TO CEASE GRANTING APPROVAL OF PRELIMINARY PLATS PURSUANT TO TITLE 15, CHAPTER 15.08, SECTION 15.08.05, OF THE GREENLAND MUNICIPAL CODE THEREBY IMPOSING A TEMPORARY MORATORIUM ON APPROVAL OF PRELIMINARY PLATS.

WHEREAS, it has come to the attention of the City Council that property developers are the current driving force behind how the City of Greenland is being developed.

WHEREAS, the current Master Street Plan and Land Use Plan are very old and are in severe need of being restudied and refined by the citizens of Greenland and their elected/appointed officials.

WHEREAS, the Planning Commission needs sufficient time to solicit input from the citizens on development of the City and then to study how best to encourage and accomplish the needed development.

WHEREAS, a reasoned Master Street Plan and Land Use Plan for the City, developed by the community who live in and inhabit Greenland along with the Planning Commission, following a thorough study and investigation into options and alternatives will best serve the City, its inhabitants, and visitors.

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

Section 1: The City Planning Commission shall not authorize nor approve Preliminary Plats pursuant to Section 15.08.05 of the Greenland Municipal Code until the

Planning Commission has met the terms and conditions of Sections 2 and 3 hereof and the City Council has complied with Section 5 hereof.

Section 2: The Planning Commission shall undertake to study the street and land use needs of the City, its inhabitants and visitors to solicit and receive input concerning those needs from the public; to then develop one or more solutions with regard to streets and land use and then to hold public hearings on such proposed solutions with the input from those public hearings to be received, evaluated and responded to by the Planning Commission.

Section 3: That the Planning Commission shall then formulate and propose to the City Council their findings and recommendations for:

- a) retaining the current Master Street Plan;
- b) amendments to the current Master Street Plan;
- c) a new Master Street Plan; or,
- d) propose such other action for the Council as they may determine appropriate to address future street needs in the City;
- e) retaining the current Land Use Plan;
- f) amendments to the current Land Use Plan;
- g) a new Land Use Plan; or,
- h) propose such other action for the Council as they may determine appropriate to address future Land Use within the City.

Section 4: That Preliminary Plats authorized or approved by the Planning Commission prior to April 9, 2007, are not affected by this Ordinance.

Section 5: After receiving the findings and recommendations of the Planning Commission the City Council will either repeal this moratorium on Preliminary Plat approvals or

adopt such other ordinances as will properly allow future land development based upon an updated or a new Master Street Plan and an updated or new Land Use Plan; unless an entirely new subdivision ordinance, is considered and adopted this moratorium shall be reviewed by the City Council in October of 2007 and every ninety (90) days thereafter.

PASSED AND APPROVED this 9th day of April, 2007.



JOHN GRAY, Mayor

ATTEST:



DONNA CHEEVERS, Recorder/Treasurer

111
113
117