

ORDINANCE NO. 6349

**AN ORDINANCE AMENDING ORDINANCE NO. 6347 TO INCLUDE AN ADDITIONAL 0.126 ACRES TO THE AREA PREVIOUSLY ASSIGNED PLANNED DEVELOPMENT ZONING FOR HJ TRAILER SALES LOCATED AT ALBERT PIKE ROAD AND HICKS CIRCLE.**

**WHEREAS**, Property owners, Howard Johnson, Jr. and Howard Johnson, III, submitted a request for a change in zoning of their 4 parcels at 808 Albert Pike Road to develop HJ Trailer Sales; and that as part of the request, Petitioners submitted with their application accompany documents that included a survey of said parcels; and that

**WHEREAS**, after review and consideration of Petitioner's application and accompanying documents, Planning Commission voted 9-0 at the August 13, 2020 public hearing to accept staff report findings and to recommend approving the request and assigning PD Planned Development District zoning to property consisting of 4 parcels to be used for HJ Trailer Sales; and that

**WHEREAS**, Hot Springs Board of Directors passed Ordinance No. 6347 on September 1, 2020 approving the Planning Commission's recommendation to re-zone the subject property, and that

**WHEREAS**, after the passage of Ordinance 6347, it was found that accompanying survey included scaled drawings of all four parcels, however, it omitted the legal description for one of the four parcels, and that

**WHEREAS**, Planning Commission recommends amending Ordinance No. 6347 to include the omitted description of the fourth parcel contained in the subject area.

**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 shall rezoned to PD Planned Development District:

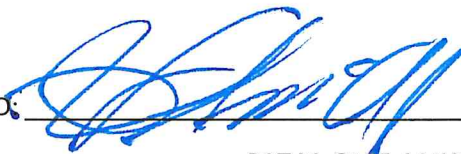
*Part of Campbell's Subdivision of a Resurvey of Lot 14, J.P. Gardner's Subdivision and part of Pearl Street along the east side of Lot 14, City of Hot Springs, Arkansas, in part of the SW1/4 SE1/4 of Section 6, Township 3 South, Range 19 West, Garland County, Arkansas, being more particularly described as follows: Commencing at the northwest corner of said Lot 14 (found 3/4" pipe); run thence South 87°46'31" East 188.49 feet to a 3/4" pipe on the south side of Avery Street and to the Point of Beginning; thence South 87°45'07" East along said south side 53.51 feet to a #3 rebar ("JLE 1062); thence South 01°41'03" West 103.11 feet to a point in a wall; thence North 87°59'44" West 53.29 feet to a 3/4" pipe; thence North 01°33'48" East 103.34 feet to the Point of Beginning.*

Containing 0.126 acres, more or less.

**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.

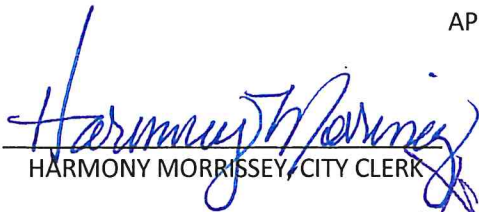
PASSED: October 6, 2020

APPROVED: \_\_\_\_\_



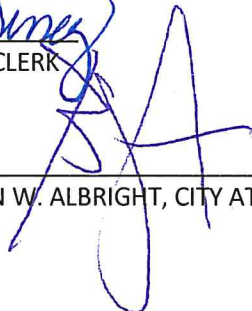
PAT McCABE, MAYOR

ATTEST: \_\_\_\_\_



HARMONY MORRISSEY, CITY CLERK

APPROVED AS TO LEGAL FORM: \_\_\_\_\_



BRIAN W. ALBRIGHT, CITY ATTORNEY

**ACKNOWLEDGMENT**

STATE OF ARKANSAS  
COUNTY OF GARLAND

SUBSCRIBED AND SWORN to before me this 6<sup>th</sup> day of Oct., 2020



NOTARY PUBLIC

My Commission Expires: 11-04-2029

