

ORDINANCE NO. 6397

AN ORDINANCE AMENDING THE ZONING MAP FROM R-2 SUBURBAN RESIDENTIAL TO C-4 REGIONAL COMMERCIAL/OPEN DISPLAY DISTRICT FOR .94 ACRES GENERALLY LOCATED ON A SPLIT-ZONED LOT AT AIRPORT ROAD AND BLACKHAWK STREET; AMENDING THE FUTURE LAND USE PLAN MAP TO LINEAR COMMERCIAL COORIDOR; AND FOR OTHER PURPOSES.

WHEREAS, Planning Commission duly advertised and held a public hearing on September 9, 2021, voted 9-0 to accept staff report findings and to recommend approving this zone change request assigning C-4 Regional Commercial / Open Display District zoning; and to amend the Future Land Use Plan Map designation to Linear Commercial Corridor.

NOW, THEREFORE, BE IT ORDAINED by the Board of Directors of the City of Hot Springs, Arkansas, as follows:

SECTION 1. Amendment. That the following described land shall be rezoned from R-2 to C-4 Regional Commercial / Open Display District and re-classified Linear Commercial Corridor as the future land use designation:

APPROXIMATELY 109 BLACKHAWK STREET, MORE PARTICULARLY DESCRIBED AS ALL OF THE NORTHERLY PORTION OF THE FOLLOWING DESCRIBED TRACT (PID #53413), WHICH IS CURRENTLY ZONED R-2, AND NOT ZONED C-4, AS DEPICTED BY THE CURRENT ZONING MAP FOR THE CITY OF HOT SPRINGS. TO WIT:

PART OF THE NORTHEAST ¼ OF THE NORTHWEST ¼ OF SECTION 14, TOWNSHIP 3 SOUTH, RANGE 20 WEST, GARLAND COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCE AT THE NORTHEAST CORNER OF THE SAID NE1/4 NW1/4, BEING A FOUND ALUMINUM CAP; THENCE S 1°28'06"W 575.05' TO A FOUND ALUMINUM CAP (PLS#1524); THENCE N88°42'08"W 40.0' TO THE POINT OF BEGINNING; THENCE S 1°23'48"W 249.30' TO THE NORTH LINE OF ARKANSAS HIGHWAY NO. 70 (AIRPORT ROAD); THENCE S77°08'46"W, ALONG THE SAID NORTH LINE, 89.39'; THENCE N72°11'16"W, ALONG THE SAID NORTH LINE, 68.47' TO THE EAST LINE OF HIGHWAY NO. 270 (MARTIN LUTHER KING EXPRESSWAY); THENCE NN 1°09'44"W, ALONG THE SAID EAST LINE, 251.92'; THENCE S 88°42'08"E 163.56' TO THE POINT OF BEGINNING.

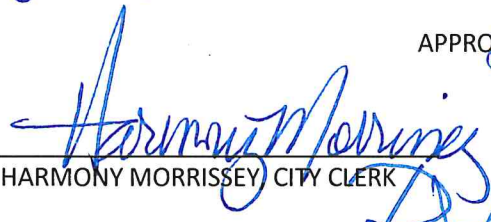
SECTION 2. Zoning Map. That the zoning map referred to in the Zoning Code of the City of Hot Springs, Arkansas is hereby amended to the extent necessary to make the amendment provided for in Section 1 hereof;

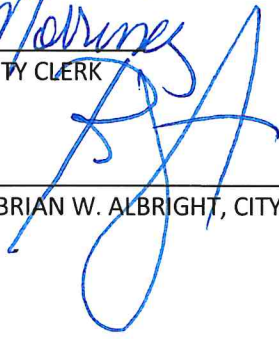
SECTION 3. Future Land Use Map Amendment. That the Future Land Use classification for the real property described herein and the associated Map are hereby amended to the extent necessary to make the amendment provided for in Section 1 hereof; and

SECTION 4. Issuance of Permits. That no permits shall be issued until the effective date of this ordinance.

PASSED: October 5, 2021

APPROVED: 
PAT McCABE, MAYOR

ATTEST: 
HARMONY MORRISSEY, CITY CLERK

APPROVED AS TO LEGAL FORM: 
BRIAN W. ALBRIGHT, CITY ATTORNEY