AN ORDINANCE AMENDING THE CONWAY ZONING ORDINANCE O-94-54 TO AMEND SETBACKS IN CERTAIN ZONES; REPEALING ANY ORDINANCES IN CONFLICT; AND FOR OTHER PURPOSES:

Whereas, The City of Conway desires to increase flexibility and innovation in development while promoting greater walkability; and

Whereas, The Conway Planning Commission has prepared amendments to the Conway Zoning Ordinance (O-94-54), gave proper public notice in accordance with Arkansas Code Annotated § 14-56-422, held a duly authorized public hearing on May 20th, 2019, and adopted the prepared amendments; and

Whereas, The City Council accepts the Planning Commission’s recommended amendments.

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

Section 1. Conway Zoning Ordinance O-94-54, Article 401. Zoning District Regulations, Section 401.4 - Residential Districts, C. Lot, Yard and Height Regulations shall be amended as follows:

The “Minimum Front Yard Setback” for “Multi-Family” in MF-1, MF-2, and MF-3 zones shall be reduced from “25 feet” to “15 feet.”

Section 2. Conway Zoning Ordinance O-94-54, Article 401. Zoning District Regulations, Section 401.5 - Commercial and Office Districts, D. Lot, Yard and Height Regulations shall be amended as follows:

The “Minimum Front Yard Setback” in C-2 and C-3 zones shall be reduced from “25 feet” to 15 “feet.”

Section 3. The Planning and Development Department is directed to codify this amendment in a proper manner.

Section 4. That any ordinance which conflicts with this ordinance is hereby repealed to the extent of the conflict.

PASSED this 28th day of May, 2019.

Approved:

Mayor Bart Castleberry

Attest:

Michael O. Garrett
City Clerk/Treasurer
CERTIFICATE

STATE OF ARKANSAS  
COUNTY OF FAULKNER  
CITY OF CONWAY

I, Michael Garrett, the duly elected, qualified, and acting: Clerk-Treasurer of the City of Conway, Arkansas, do hereby certify that the attached and foregoing is a true and correct copy of an ordinance presented to the City Council of the City of Conway, Arkansas, at a meeting of that body held on the 28th day of May, 2019 same is duly recorded in the minutes of meeting of said Council.

Witness, my hand, and seal of the City of Conway, Arkansas this 31st day of May, 2019.

[Signature]
CITY CLERK-TREASURER

[Seal]