

ORDINANCE NO. 0-78- 1

AN ORDINANCE RE-ZONING CERTAIN PROPERTY IN  
THE CITY OF CONWAY, FAULKNER COUNTY, ARKANSAS,  
DECLARING AN EMERGENCY AND FOR OTHER PURPOSES.

WHEREAS, the hereinafter described property has  
been most recently annexed to the City of Conway, Arkansas  
and by ordinance was accepted and zoned Agricultural, and,

WHEREAS, it being necessary to properly zone said  
property hereinafter described, and it has been recommended  
by the Planning Commission that said property all be zoned  
R-2.

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

SECTION 1: That the following property be and the  
same is hereby re-zoned from A to R-2 to-wit:

TRACT NO. 1:

Part of the E $\frac{1}{2}$  of SW $\frac{1}{4}$  and part of the W $\frac{1}{2}$  SE $\frac{1}{4}$  of  
Section 34, T6N, R14W, Faulkner County, Arkansas  
described as beginning at a point 600 feet North  
of the Southeast corner of the SW $\frac{1}{4}$  SE $\frac{1}{4}$  of Sec. 34,  
T6N, R14W; thence North 1386.5 feet; South 77 degrees  
28 minutes West 1115.5 feet; thence North 18 degrees  
19 minutes West 295.5 feet; thence South 79 degrees  
51 minutes West 70.4 feet; Thence South 4 degrees 28  
minutes East 297.5 feet; thence North 81 degrees  
52 minutes West 148.8 feet; thence North 7 degrees  
14 minutes West 28.5 feet; thence South 80 degrees  
43 minutes West 87.2 feet; thence South 3 degrees  
46 minutes East 33.3 feet; thence South 77 degrees  
22 minutes West 1322.8 feet; thence South 2 degrees  
04 minutes East 144.8 feet to the Southwest corner  
of the Southeast Quarter Southwest Quarter of Sec. 34;  
thence Eastwardly along the South line of Sec. 34,  
900 feet; thence North 210 feet; thence East 420 feet;  
thence South 210 feet; thence Eastwardly along South  
line of Section 34 for 920 feet; thence North 600 feet;  
thence East 400 feet to the point of beginning con-  
taining 98 acres, more or less.

TRACT NO. 2:

Part of the SE $\frac{1}{4}$  NW $\frac{1}{4}$  Section 3, T5N, R14W, described  
as follows: Begin at the Southeast corner of said SE $\frac{1}{4}$   
NW $\frac{1}{4}$  thence West 570.9 feet; thence North 762.3 feet;  
thence West 209.8 feet; thence North 192 feet; thence  
East 330 feet; thence South 3 degrees 45 minutes East  
390 feet; thence North 83 degrees 19 minutes East 418  
feet; thence South 625 feet to the point of beginning.

containing 10 acres more or less, subject to roadways.

TRACT NO. 3:

The  $W\frac{1}{4}$  of the  $NE\frac{1}{4}$  of the  $NW\frac{1}{4}$  of Section 3, T5N, R14W

TRACT NO. 4:

Beginning at the Northeast corner of the  $E\frac{1}{2}$ ,  $NE\frac{1}{4}$ ,  $NW\frac{1}{4}$ , of Section 3, T5N, R14W, and run thence West 660 feet; run thence South 412 feet; run thence East 660 feet; run thence North 412 feet to the point of beginning, containing 6.242 acres, more or less, and subject to all roadways and easements, public or private, which might be located thereon, and the Grantors hereby reserve an easement over the above described property for the existing water line.

TRACT NO. 5:

The  $East\frac{1}{2}$  of the  $W\frac{1}{2}$ ,  $NE\frac{1}{4}$ ,  $NW\frac{1}{4}$ , Section 3, T5N, R14W, 10 acres more or less.

TRACT NO. 6:

Part of the  $SE\frac{1}{4}$  of the  $NW\frac{1}{4}$  of Section 3, T5N, R14W, described as beginning at the Northeast corner of said  $SE\frac{1}{4}$   $NW\frac{1}{4}$  and running thence W 780.7 feet; thence South 365.7 feet; thence East 330 feet; thence South by 5 degrees 24 minutes East 381.8 feet; thence North by 83 degrees 19 minutes East 418 feet to the center of a county road; thence North along the center of said road 695 feet to the point of beginning, containing 10 acres more or less.

TRACT NO. 7:

The  $NE\frac{1}{4}$  of the  $NW\frac{1}{4}$  of Section 3, T5N, R14W, containing 40 acres more or less;

Also, the North  $33\frac{4}{5}$  rods of the East  $47\frac{1}{3}$  rods of the  $SE\frac{1}{4}$  of the  $NW\frac{1}{4}$  of said Section 3, T5N, R14W, more definitely described as beginning the NE corner of said  $SE\frac{1}{4}$   $NW\frac{1}{4}$ , T5N, R14W, and run West  $47\frac{1}{3}$  rods; thence South  $33\frac{4}{5}$  rods, thence East  $47\frac{1}{3}$  rods; thence North  $33\frac{4}{5}$  rods, to the point of beginning.

Also, the South 11.55 chains of the East 8.65 chains of said  $SE\frac{1}{4}$   $NW\frac{1}{4}$ , section 3 T5N, R14W described as : Beginning at the SE Corner of said  $SE\frac{1}{4}$   $NW\frac{1}{4}$ , and run North 11.55 chains; thence West 8.65 chains; thence South 11.55 chains; thence East 8.65 chains, to point of beginning.

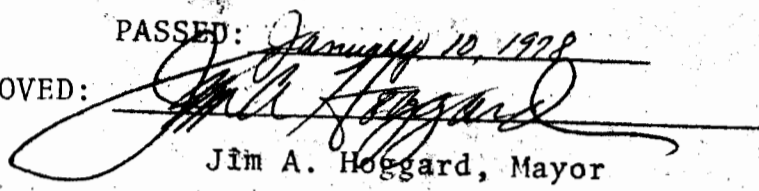
TRACT NO. 8:

Part of the  $S\frac{1}{2}$  of Section 34, T6N, R14W, Faulkner County, Arkansas, beginning at a point on the South line of said Section 34, at a distance of 900 feet East of the SW corner of the  $SE\frac{1}{4}$  of the  $SW\frac{1}{4}$  of Section 34, thence run North 210 feet; thence run East 420 feet; thence run South 210 feet; thence run West 420 feet to point of beginning containing 2 acres more or less.

SECTION 2: It being necessary for the protection and preservation of the public health and safety, that the foregoing ordinance be effective immediately and said ordinance is to be effective upon its passage and publication.

PASSED: January 10, 1978

APPROVED:

  
Jim A. Hoggard, Mayor

ATTEST:



Doris Nunn  
Clerk-Treasurer

(Seal)