



City of Conway, Arkansas
Ordinance No. O-21-62



CERTIFICATE OF RECORD
FAULKNER CO, AR FEE \$25.00

I hereby certify that this instrument was
Filed and Recorded in the Official Records

In Doc Num **L202112297** 3 Pages

RECORDED: 06-15-2021 02:43:32 PM

CRYSTAL TAYLOR

FAULKNER COUNTY CIRCUIT CLERK

BY: DIANA VARNER, D.C.

ORDINANCE

**AN ORDINANCE AMENDING SECTIONS 201.1 AND 201.3 OF THE CONWAY ZONING CODE TO REZONE
PROPERTY LOCATED ALONG BILL BELL LANE, SOUTH OF FAVRE LANE FROM A-1 TO R-1:**

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

Section 1. The Zoning District Boundary Map of the Conway Land Development Code be amended
by changing all the A-1 symbols and indications as shown on the Zoning District Boundary Map in an area
described as follows:

Being a part of the E ½ SE ¼ of Section 24, T-5-N, R-14-W, Faulkner County, Arkansas more particularly described as: Commencing at the NW corner of the NE ¼ SE ¼; thence along the East line of the NE ¼ SE ¼ of said Section 24 S01°54'12"W 1321.52 feet to the SW corner of said NE ¼ SE ¼; thence leaving said East line S88°42'22"E 46.87 feet to the Point of Beginning, said point being on the East right of way of South German Lane; thence along said right of way along a curve to the right with an arc length of 63.19 feet, a radius of 170.00 feet, a chord bearing of N25°58'12"E, and a chord length of 62.83 feet; thence continue along said right of way N36°37'09"E 149.12 feet; thence along a curve to the left with an arc length of 222.79 feet, a radius of 330.00 feet, a chord bearing of N17°16'43"E, and a chord length of 218.58 feet; thence N02°03'43"W. 48.69 feet; thence along a curve to the right with an arc length of 60.02 feet, a radius of 28.00 feet, a chord bearing of N59°21 '02"E, and a chord length of 49.17 feet to the Southwesterly right of way of Bill Bell Lane; thence leaving said East right of way of said South German Lane, along said Southwesterly right of way S59°14'12"E 454.42 feet; thence continue along said Southwesterly right of way along a curve to the right with an arc length of 367.48 feet, a radius of 520.00 feet, a chord bearing of S38°50'29"E, and a chord length of 359.88 feet; thence S18°35'47"E 106.86 feet to the North right of way of Acuff Lane; thence leaving said Southwesterly right of way along said North right of way along a curve to the right with an arc length of 43.83 feet, a radius of 28.00 feet, a chord bearing of S26°15'07"W, and a chord length of 39.49 feet; thence continue along said North right of way S71°06'02"W 40.53 feet; thence along a curve to the right with an arc length of 74.61 feet, a radius of 205.00 feet, a chord bearing of S81°31'36"W, and a chord length of 74.20 feet; thence N88°02'49"W 725.17 feet; thence along a curve to the right with an arc length of 43.68 feet, a radius of 28.00 feet, a chord bearing of N43°21 '32"W, and a chord length of 39.38 feet to the East right of way of South German Lane; thence leaving said North right of way, along said East right of way N01°19'44"E 120.59 feet; thence continue along said right of way, along a curve to the right with an arc length of 41.52 feet, a radius of 170.00 feet, a chord bearing of N08° 19'30"E, and a chord length of 41.41 feet to the Point of Beginning, containing 8.73 acres, more or less.

And

Being a part of the NE ¼ SE ¼ of Section 24, T-5-N, R-14-W, Faulkner County, Arkansas more particularly described as: Commencing at the NW corner of said NE ¼ SE ¼; thence along the North line of said NE ¼ SE ¼ S88°14'08"E 261.50 feet to the Point of Beginning; thence continue along said North line S88°14'08"E 1031.95 feet to the NE corner of said NE ¼ SE ¼; thence leaving said North line, along the East line of said NE ¼ SE ¼ S01°48'29"W 810.00 feet; thence leaving said East line N88°14'08"W 998.63 feet to the East right of way of South German Lane; thence along said right of way, along a curve to the right with an arc length of 551.10 feet, a radius of 560.00 feet, a chord bearing of N27°22'10"W, and a chord length of 529.13 feet;

thence N00°49'23"E 97.83 feet; thence leaving said right of way S88°14'08"E 225.90 feet; thence N01°054'12"E 250.00 feet to the Point of Beginning, containing 21.26 acres, more or less.

to those of R-1, and a corresponding use district is hereby established in the area above described and said property is hereby rezoned.

Section 2. All ordinances in conflict herewith are repealed to the extent of the conflict.

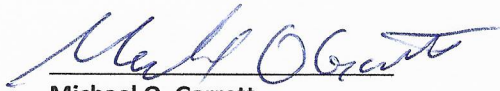
PASSED this 25th day May 2021.

Approved:

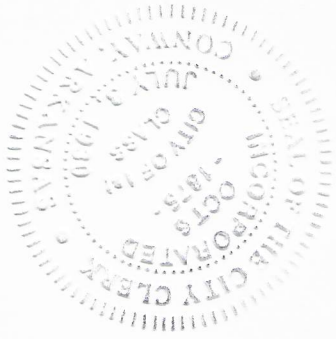


Mayor Bart Castleberry

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 25th day of May, 2021 same is duly recorded in the minutes of meeting of said Council.

Witness, my hand, and seal of the City of Conway, Arkansas this 26th day of May, 2021.



CITY CLERK-TREASURER

