

**CITY OF WARD  
ORDINANCE O-2022-11**

**AN ORDINANCE AMENDING THE CITY OF WARD ZONING REGULATIONS CLASSIFICATIONS  
AND BOUNDARIES REGARDING PROPERTY IDENTIFIED BELOW FROM AN C-1 (COMMERCIAL)  
TO R-1 (SINGLE FAMILY)**

**WHEREAS, PROPERTY OWNER K&C DEVELOPERS, INC,** having properly posted the property the property, notified surrounding property owner, and published a notice in the paper, of the intent, petitioned the Ward Planning Commission on June 27, 2022 requesting the below described property be rezoned from C-1 to R-1; and,

**WHEREAS, THE CITY OF WARD PLANNING COMMISSION** held a public hearing on July 25, 2022 at 6:30 pm to discuss a proposed rezone; and,

**WHEREAS, THE CITY OF WARD PLANNING COMMISSION,** during their July 25, 2022 regular meeting recommended approval of the rezone request as presented and forwarded same to the City Council for action.

**NOW, LET IT BE ORDAINED BY THE CITY COUNCIL OF THE CITY OF WARD:**

**SECTION 1:** The City of Ward Zoning Regulation, Land Use Map and Zoning Map are hereby changed and amended from C-1 to R-1 for the following described property.

**SECTION 2:** Property Description:

**Part of 800-80577-001 Part of the E1/2, of Section 33, T-5-N, R-9-W, City of Ward, Lonoke County, Arkansas, being more particularly described as follows:**

**Commencing from the SW Corner of the SE 1/4 of said Section 33; thence N 00°36'34" E, 2040.94 feet; thence N 32°08'45" E, 138.37 feet; thence N 31°48'35" E, 735.50 feet to the Point of Beginning; thence N 30°39'35" E, 500.10 feet; thence N 31°48'35" E, 68.25 feet; thence S 58°20'25" E, 200.00 feet; thence S 31°48'35" W, 66.76 feet; thence S 30°39'35" W, 559.36 feet; thence N 65°12'09" W, 92.23 feet; thence N 26°11'42" W, 129.29 feet; to the Point of Beginning**

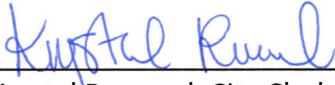
**SECTION 3 – SEVERABILITY:** If, for any reason, any portion or portions of this ordinance shall be held invalid, such invalidity shall in no way affect the remaining portions.

Said Ordinance has been properly introduced and passed by a majority vote.

DATE APPROVED: August 15, 2022

  
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Charles Gastineau, Mayor

ATTEST:

  
\_\_\_\_\_  
Krystal Rummel, City Clerk

City Seal

