

ORDINANCE NO. 2023-_____

**AN ORDINANCE TO PROVIDE FOR THE REZONING OF CERTAIN
LANDS IN PRAIRIE GROVE, ARKANSAS CURRENTLY OWNED BY
MADMOR PROPERTIES, LLC, MODIFICATION OF THE ZONING MAP,
AND AMENDMENT OF THE ZONING ORDINANCE.**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PRAIRIE GROVE,
ARKANSAS, THAT:

Section One: Title. This Ordinance shall be known as the 2023 Madmor
Rezoning Ordinance

Section Two: Property Rezoned: From and after the effective date hereof, the
following described real estate in the City of Prairie Grove, currently owned by
Madmor Properties, LLC, is hereby changed in zoning classification from A-1
(Agricultural) to B-2 (business):

Part of the Se ¼ of the SW ¼ of the SE ¼ of Section 33, Township 16 North,
Range 31 West, Washington County, Arkansas being more particularly described
as follows: beginning at an existing rebar which is S00°50'14"W 175.29 feet from
an existing rebar marking the Northeast corner of said ten acre tract and running
thence S00°50'14"W 488.38 feet to an existing aluminum monument marking
the Southeast corner of said ten acre tract, thence N89°08'25"W 660.41 feet,
thence N00°51'29"E 318.99 feet, thence S89°04'47"E 239.38 feet, thence
N00°52'39"E 60.87 feet, thence N12°16'05"E 111.39 feet, thence S89°04'47"E
398.79 feet to the point of beginning, containing 6.45 acres, more or less, subject
to all easements and rights-of-way of record.

Section Three: Effective Date. This Ordinance shall become effective from its date of
passage pursuant to A.C.A. §14-55-203(c)(2) as it is not of a general or permanent
nature.

Section Four: Repealing Clause. Ordinances or parts thereof in force at the time
that this ordinance shall take effect that are in conflict herewith, are hereby

repealed.

Section Five: Saving Clause. Nothing herein shall be deemed to affect any rights or obligations existing at the time of the passage of this ordinance.

Section Six: Severability Clause. In the event any portion of this ordinance is declared inoperative or invalid as a result of a statute or judicial decision, then only that portion expressly so declared to be inoperative or invalid shall be affected thereby and all other provisions hereof shall remain in full force and effect.

Approved this 27th day of March 2023.

David Faulk, Mayor

(Attest)

Christine Kelly, Clerk