

City of Conway, Arkansas Ordinance No. <u>0-15-28</u> Doc# 2015-3891
Date 03/20/2015
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FAULKNER COUNTY
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FAULKNER COUNTY CIRCUIT CLERK
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AN ORDINANCE CREATING AND ADOPTING BY REFERENCE THE MARKHAM STREET NEIGHBORHOOD SPECIFIC PLAN, AMENDING THE NORTHEAST OLD CONWAY AREA SPECIFIC PLAN, AND AMENDING THE OLD CONWAY DESIGN OVERLAY DISTRICT:

Whereas, The Markham Street Neighborhood Plan will provide specific guidance to land use, structure form, streetscapes, and open space, and;

Whereas, The City of Conway wishes to create new standards for the Markham Street Corridor and surrounding neighborhood that will enhance and encourage new development and redevelopment in the area.

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

Section 1. That the Markham Street Neighborhood Plan which was approved following notice as required by law, subject to Arkansas Code Section 14-55-207 (adoption of technical codes by reference) and three (3) copies of the proposed plan have been and now are filed in the office of the City Clerk of the City of Conway, Arkansas.

Section 2. That the area described as West of Harkrider Street; North of Van Ronkle Street; East of the Union Pacific Railroad right of way; and South of Spruce Street; and South of Markham Street/Siebenmorgen roundabout right of way shall be regulated by the Markham Street Neighborhood Specific Plan and shown on the Conway Zoning Map as an SP Zoning District with land use sub-zones as described in the Markham Street Neighborhood Specific Plan.

Section 3. That the Northeast Old Conway Area Specific Plan, as adopted by Ordinance O-09-101 on September 1, 2009, is hereby amended to remove any portion of the Markham Street Neighborhood Specific Plan described as the area West of Harkrider Street; North of Van Ronkle Street; East of the Union Pacific Railroad right of way; and South of Spruce Street; and South of Markham Street/Siebenmorgen roundabout right of way.

Section 4. That all references to the Markham T4 Transition (Townhome) Zone shall be removed from the Northeast Old Conway Area Specific Plan, as adopted by Ordinance O-09-101, on September 1, 2009. Likewise, all maps in said NEOCA Specific Plan shall be revised to match the adoption of the Markham Street Neighborhood Specific Plan.

Section 5. That Section 1: Boundaries, Ordinance O-06-139, Old Conway Design Overlay District is amended to include the following language at the end of the district boundary description:

Less and except the Markham Street Neighborhood described as the area West of Harkrider Street; North of Van Ronkle Street; East of the Union Pacific Railroad right of way; and South of Spruce Street; and South of Markham Street/Siebenmorgen roundabout right of way.

Section 6. That all ordinances in conflict herewith are repealed to the extent of the conflict.

PASSED this 10th day of March, 2015.

Approved:

Attest:

Mayor Tab Townsell

Michael O. Garrett
City Clerk/Treasurer