

ORDINANCE NO. 340

AN ORDINANCE TO AMEND ORDINANCE NO. 281 THE LAND SUBDIVISION AND DEVELOPMENT STANDARDS OF THE CITY OF BARLING, ARKANSAS

BE IT ORDAINED AND ENACTED BY THE BOARD OF DIRECTORS OF THE CITY OF BARLING, ARKANSAS, THAT:

SECTION 1: ARTICLE II, DEFINITIONS, is amended to include the following definition:

Residential Planned Unit Development: An area of land developed as a single entity or in approved states in conformity with a final development plan by a developer or group of developers acting jointly, which is totally planned to provide for a variety of residential uses and common open space.

SECTION 2: ARTICLE II, DEFINITIONS, The definition for Subdivision is amended as follows:

Subdivision: The word "subdivision" shall mean the division by platted lots or metes and bounds of any lot, tract, or parcel of land situated within the planning jurisdiction of the City, into two (2) or more lots or sites for the immediate or future purpose of sale or development, or for laying out residential, commercial, or industrial lots, or any lots, and streets, alley, or other portions intended for public use or the use of purchasers or owners of lots fronting thereon or adjacent thereto. It also includes resubdivision or replatting of the land, Planned Unit Development and lots or tracts.

SECTION 3: ARTICLE III, DESIGN, Section 4, is amended to include the following as the second paragraph:

The purpose of Planned Unit Development (PUD) is to promote the efficient use of land to allow for flexible application of development controls, promote a broad spectrum of land use in more intensive developments, and protect the natural features and beauty of the land. Planned unit developments are intended to provide variety, flexibility and convenience for residents. PUDs should be developed in accordance with the approved Comprehensive Plan and should be developed to allow for appropriate integration with existing land uses.

SECTION 4: Emergency Clause. Development of the City in a safe, orderly, and attractive manner is important to the safety and welfare of the City of Barling such that an emergency is declared to exist and this Ordinance shall be in full force and effect from and after passage.

PASSED AND APPROVED this 14<sup>TH</sup> day of August, 2007.

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Mayor Jerry Barling

ATTEST:

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City Clerk, Cindy DuBois