

**AN ORDINANCE ESTABLISHING ZONES LIMITING
THE CHARACTER AND USE OF BUILDINGS PERMITTED
IN THE CITY OF GOSHEN; ESTABLISHING PENALTIES
FOR VIOLATIONS HEREOF; AND DECLARING AN EMERGENCY**

WHEREAS, A.C.A. 14-56-301 authorizes cities of the second class to exercise zoning authority; and

WHEREAS, it is the desire of the Mayor and City Council of the City of Goshen to establish zones, as permitted by said statute, limiting the character and use of buildings that may be erected in the corporate limits.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL FOR THE CITY OF GOSHEN, ARKANSAS:

SECTION 1. There is hereby established a single-family residential zoning classification, and a commercial zoning classification in the City of Goshen.

SECTION 2. The assignment of zoning classifications to property is shown on the Goshen Zoning Map, which is attached hereto, and made a part hereof.

SECTION 3. All new development in areas identified as single-family residential on said Map, shall be limited to site-built, single-family residential structures; additionally, no existing structures shall be modified or used for any purpose other than for single-family residential purposes.

SECTION 4. New commercial development shall be limited to areas shown as commercial on said Map, and shall be subject to City Council approval as to the development and use thereof; such not being inconsistent, in the judgment of said Council, with the health, safety, and general welfare of the community.

SECTION 5. Any lawfully established use of an existing structure, on the effective date of this ordinance, that does not conform to the limitations for the district in which is it located, shall be deemed to be a legal nonconforming use and may be continued.

SECTION 6. Any person who violates this ordinance shall be subject to a fine or penalty up to \$250 for each violation. For purposes of this ordinance, each day of activity prescribed as unlawful under this ordinance shall be considered a separate violation for which the party violating the ordinance shall be subject. Any violation shall be referred to the City Attorney who shall apply to the appropriate court for relief, seeking either penalties or injunctive relief as permitted by law.

SECTION 6. EMERGENCY CLAUSE: It is hereby found and determined that

immediate proper zoning of property in the City of Goshen is needed to preserve the health, safety, and welfare and to protect property values of Goshen residents. Therefore, an emergency is hereby declared to exist, and this ordinance shall be in full force and effect from and after the date of its adoption and approval.

PASSED AND APPROVED this 11th day of February, 2003.



Andy Bethell, Mayor

ATTEST:



Sharon Baggett, City Recorder

APPROVED AS TO FORM:



Charles Harwell, City Attorney

ROLL CALL

Names Of Those Voting YEA

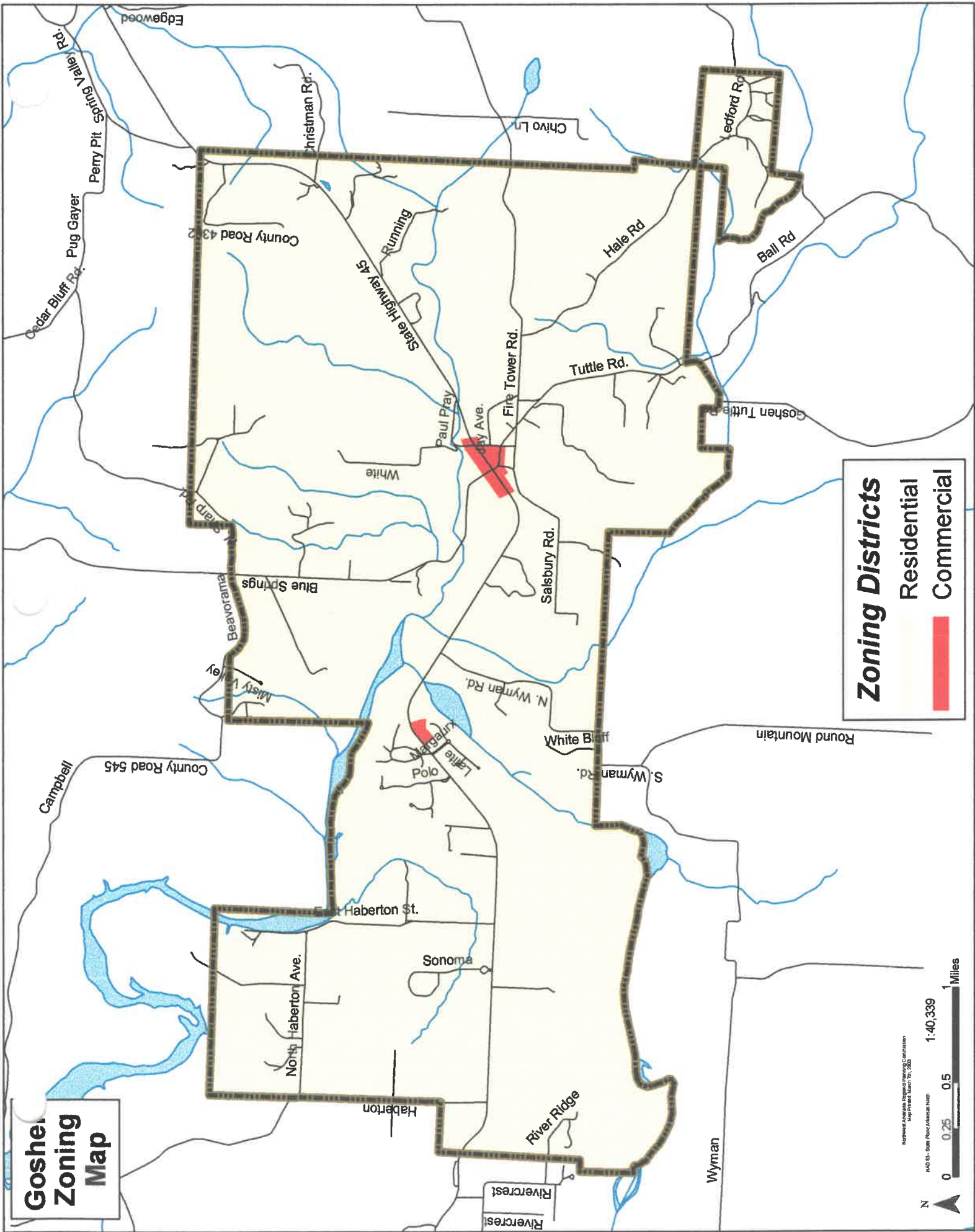
Joe Benson
Bob Brake
Chuck Huskey
Dick Seddon
Albert Skiles

Names Of Those Voting NAY

Absent:

Dean Hull

Goshe, VA Zoning Map



Zoning Districts

- Residential
- Commercial

Northwest Virginia Regional Planning Commission
Map Project: March 7th, 2003
MAD 03 - State Plan: March 2003

1:40,339

0 0.25 0.5 1 Miles

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