

ORDINANCE NO. 54

**AN ORDINANCE ESTABLISHING A MORATORIUM
ON APPROVAL OF ANY SUBDIVISIONS, LARGE SCALE DEVELOPMENTS,
OR LOT SPLITS, CONDITIONAL USES, VARIANCES; OR REZONING; WITHIN
THE CORPORATE LIMITS AND PLANNING AREA OF THE
CITY OF GOSHEN, ARKANSAS; AND TO DECLARE AN
EMERGENCY AND FOR OTHER PURPOSES**

WHEREAS, the City Council of the City of Goshen desires to study the current zoning and subdivision regulations and the manner in which they are currently being construed and implemented;

WHEREAS, the City Council seeks to ensure that no development occurs that would subject the City and its citizens to development that would not preserve and promote a wholesome, serviceable, and attractive community, and generally tend to diminish the well-being of the City and its residents; and,

WHEREAS, it is the desire of the City of Goshen to preserve the status quo of development within the corporate limits of the City and its planning area for the above purposes, until such time as the City Council can complete its study and enact revisions to the zoning and subdivision ordinances, rules, and regulations.

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

1. That a moratorium on the approval of subdivision plats, large scale development, conditional uses or rezoning within the corporate limits and planning area of the City of Goshen shall be in effect for a period of sixty-five (65) days following the date of the enactment of this Ordinance, and that the Planning Commission of the City of Goshen shall not take any further actions to consider subdivision plats, large scale development, conditional uses or rezoning during such time.

2. That a moratorium on the approval of zoning variances within the corporate limits of the City of Goshen shall be in effect for a period of sixty-five (65) days following the date of the enactment of this Ordinance, and that the Board of Adjustment of the City of Goshen shall not take any further actions to consider variances to the zoning regulations during such time.

3. That the moratorium period as established in this Ordinance may be extended if, at the expiration of such period, there exists no current, effective, and/or enforceable zoning ordinances, rules, and regulations for the City and its planning area. If not extended, this Ordinance shall expire on midnight of the 65th day after its enactment.

4. EMERGENCY CLAUSE: It is hereby declared that based on the conditions set forth herein, an emergency exists and this Ordinance, being necessary for the immediate protection of the health, safety, and welfare of the citizens of Goshen, Arkansas, shall be in effect immediately upon its passage, approval, and publication.

PASSED AND APPROVED this 12th day of April, 2005




Andy Bethell, Mayor

ATTEST:



Fara Ferguson, City Recorder

APPROVED AS TO FORM:



Charles L. Harwell, City Attorney

ROLL CALL

Names Of Those Voting YEA

Joe Benson
Jamie Boyd
Chuck Huskey
John Meek
Max Poye

Names Of Those Voting NAY

Dick Seddon

Absent