

ORDINANCE NO. 0-96-04

AN ORDINANCE AMENDING THE RESIDENTIAL DENSITY STANDARDS FOR PLANNED UNIT DEVELOPMENTS IN THE CONWAY ZONING ORDINANCE; DECLARING AN EMERGENCY AND FOR OTHER PURPOSES:

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

Section 1: That the first paragraph of SECTION 401.9 - PLANNED UNIT DEVELOPMENT B. 6. Residential Density Standards is hereby amended to read as follows:

"The maximum number of dwelling units permitted within a PUD District is dependent upon both the type and number of each type of residential units intended to be included in the PUD District. Densities within certain areas of the PUD may be beyond the overall limits through a transfer of density. However, overall project densities shall not be exceeded in accordance with the following schedule:

- a. Eight (8) dwelling units per net residential acre for single-family attached and detached houses and for two-family dwellings.
- b. Fifteen (15) dwelling units per net residential acre for triplexes, fourplexes, and row or terrace housing.
- c. Twenty-one (21) dwelling units per net residential acre for low-rise (three (3) stories or less) apartments.
- d. Twenty-seven (27) dwelling units per net residential acre for high-rise (four (4) stories or more) apartments."

Section 2: That all ordinances in conflict herewith are repealed to the extent of the conflict.

Section 3: That this ordinance is necessary for the protection of the public peace, health and safety, and an emergency is hereby declared to exist, and this ordinance shall be in full force and effect from and after its passage and approval.

PASSED this 9th day of January, 1996.

APPROVED:

David A. King
Mayor

ATTEST:

Martha Hartwick
City Clerk