



# JOHN THURSTON

ARKANSAS SECRETARY OF STATE

August 29, 2019

The Hon. Sarah Smith  
Garland County Clerk  
501 Ouachita Ave  
Hot Springs, AR 71901

Re: City of Hot Springs Annexation Ordinance O-6277

Dear Ms. Smith,

This letter acknowledges receipt and filing of the following notice of municipal boundary change by the Office of the Arkansas Secretary of State:

Filing Type: Annexation pursuant to A.C.A §14-40-602 (annexation by petition of majority of landowners)

Effective Date: 5/7/2019

County: Garland

City Ordinance: O-6277

County Court Order: 19-38

City: Hot Springs

Dated: 5/7/2019

Date Filed: 4/9/2019

A file marked copy of the ordinance, court order and exhibits submitted to our Office are enclosed. By copy of this letter (and its enclosures), the Secretary of State hereby notifies the appropriate mapping authorities for Arkansas. Please retain these copies as official record of the filing of the municipal change by the Arkansas Secretary of State.

If you have any questions or concerns regarding this filing, please do not hesitate to contact our Office at 501-683-3717.

Sincerely,

A handwritten signature in black ink that reads "Shantell McGraw".

Shantell McGraw  
Elections Division

cc: Arkansas Geographic Information Systems Office (w/encl)  
Arkansas Department of Transportation Mapping Department (w/encl)  
Department of Finance and Administration (w/encl)  
Arkansas Public Service Commission (w/encl)  
Arkansas Economic Development Institute (w/encl)  
The Hon. Pat McCabe, Mayor of Hot Springs (w/encl)  
The Hon. Harmony H. Morrissey, Hot Springs City Clerk (w/encl)



# Arkansas Secretary of State

**John Thurston** Arkansas Secretary of State, 500 Woodlane Ave, Little Rock, AR 72201-1094

## Municipal Boundary Change Checklist

Act 655 of 2017 and A.C.A. §14-40-103

County: Garland City/Town: Hot Springs

City Ordinance/Resolution No: O-6277 Date approved: May 7, 2019

County Court Case No: 19-38 Date Order Filed: April 9, 2019

Type: A.C.A. 14-40-602 Annexation by Petition by Majority of Landowners

(Choose from the list of Arkansas Code Sections located on the back)

Date Change Effective: May 7, 2019 Set by:  Municipal Ordinance  Emergency Clause  Court  Default  
(Required by Act 655 of 2017)

For Circuit Court Challenge: Date Order Filed: \_\_\_\_\_  Upheld  Overturned  Other (attach explanation)

Please indicate which ward(s) the territory will be assigned to: City of Hot Springs, District 3  
(See A.C.A § 14-40-203)

### Initiating party:

All Landowners  Majority Landowners  Municipal Governing Body  State  Other \_\_\_\_\_

### Supporting Documentation attached (check all that apply):

- File marked copy of City Ordinance/Resolution (required)
- File marked copy of County Court Order or certified annexation election results (required except for A.C.A. §14-40-501)
- Copy of Arkansas GIS approved printed map and certification letter (required)
- Proof of Publication for all Legal Notices (include Hearing, Election, and City Ordinance/Resolution notices)
- File marked copy of Petition Part (if applicable)
- File marked copy of Complaint and final Circuit Court Order (Court Challenge only)

### Municipal Contact:

Name: Harmony H. Morrissey Title: City Clerk

Street Address: 133 Convention Blvd.

City: Hot Springs St: AR Zip code: 71901

Complete one form per ordinance/resolution, attach it as a cover page to the supporting document set and submit to the County Clerk's Office within 45 days of the Effective Date as required by Act 655 of 2017

### County Official:

Signature: \_\_\_\_\_ Title: County Clerk

Date: 8/16/19

Pursuant to Act 655 of 2017, County Officials must submit a file-marked copy of municipal boundary change documents within 30 days of receipt to: Arkansas Secretary of State, Attn: Municipal Boundary Filing, 500 Woodlane Ave Suite 256, Little Rock, AR 72201-1094

Office of the Arkansas Secretary of State use only

Received by: \_\_\_\_\_

**FILED**

**AUG 29 2019**

Arkansas  
Secretary of State

Rev. 2/2019

June 26, 2019



Mr. Rob Hammons  
Secretary of State's Office  
State Capitol, Room 26  
500 Woodlane Avenue  
Little Rock, Arkansas 72201-1094

**City of Hot Springs**  
*Office of the City Clerk*

133 Convention Blvd.  
Post Office Box 700  
Hot Springs National Park,  
Arkansas 71902  
(501) 321-6805  
(501) 321-6809 Fax

Re: Hot Springs Annexation Ordinance No. 6277

Dear Mr. Hammons:

Please find enclosed the recorded and certified copies of Ordinance No. 6277, including the legal description and map for the Annexations of 223 and 225 Ledgerock Road, Decree of Annexation and proof of publication. All lots in this petition annexation are contiguous to the City of Hot Springs incorporated limits and bound by Lake Hamilton.

I will forward the ordinance, legal description and map to the Secretary of State's Office, Director of the Tax Division of the Arkansas Public Service Commission and the Excise Tax Office of the Department of Finance and Administration.

In addition, please note that the annexed property set out in Ordinance No. 6277 has been assigned to District 3.

Thank you for your assistance in this matter. Please do not hesitate to contact me if you have any questions or comments.

Sincerely,

A handwritten signature in black ink that reads "Harmony H. Morrissey". The signature is written in a cursive, flowing style.

Harmony H. Morrissey

Enclosures

cc: Mr. Tom Atchley, Arkansas Department of Finance & Administration  
Sarah Smith, County Clerk, Garland County  
Sarah Bradshaw, Public Service Commission



**City of Hot Springs**  
*Office of the City Clerk*

133 Convention Blvd.  
Post Office Box 700  
Hot Springs National Park,  
Arkansas 71902  
(501) 321-6805  
(501) 321-6809 Fax

August 16, 2019

Ms. Shantell McGraw  
Arkansas Secretary of State  
Elections Division  
500 Woodlane Avenue  
Little Rock, Arkansas 72201-1094

RE: Hot Springs Ordinance 6277 – Missing Information

Dear Ms. McGraw,

Please find enclosed the Municipal Boundary Change Checklist with the County Clerk's signature.

Thank you for bringing this to my attention and please let me know if you need anything else to complete the annexation.

Sincerely,



Harmony Hurst Morrissey

Enclosures

Jeanne A. Pike - District Clerk  
Garland County, AR  
Treas/Cashier: 9829RD2: MELISSA SOWELL  
05/29/2019 4:06PM  
Tran: 263937  
Total Fees: \$25.00

ORDINANCE NO. 6277

AN ORDINANCE ACCEPTING THE ANNEXATION OF CERTAIN TERRITORY, LOCATED AT 223 AND 225 LEDGEROCK ROAD, TO THE CITY OF HOT SPRINGS, ARKANSAS; MAKING SAME A PART OF THE CITY OF HOT SPRINGS; ASSIGNING SAID LANDS TO A ZONING DISTRICT; REVISING THE FUTURE LAND USE MAP; ASSIGNING SAID LANDS TO A BOARD DISTRICT; AND FOR OTHER PURPOSES.

**WHEREAS**, a Petition was filed with the County Clerk of Garland County, Arkansas, pursuant to Arkansas Code Annotated §14-40-601 *et seq.* by the majority of real estate owners of the hereinafter described territory praying that said territory be annexed to, and made a part of the City of Hot Springs, Arkansas; and that

**WHEREAS**, on the 9<sup>th</sup> day of April, 2019, the County Court of Garland County, Arkansas, found that the Petition was signed by a majority of the real estate owners in said territory; that said territory was contiguous and adjoining the present corporate limits of the City of Hot Springs, Arkansas; that an accurate plat or map of said territory had been filed with and made a part of said Petition; that proper notice had been given for the time and in the manner prescribed by law, and that all things pertaining thereto had been done in the manner prescribed by law, and that said lands and territory should be annexed to and made a part of the City of Hot Springs, Arkansas; and that

**NOW, THEREFORE, BE IT ORDAINED** by the Board of Directors of the City of Hot Springs, Arkansas, as follows:

**SECTION 1.** That the following described lands and territory contiguous to and adjoining the City of Hot Springs, Arkansas, be and the same is hereby accepted as part of and annexed to and made a part of the City of Hot Springs, Arkansas:

*Description of Land known as Lots 1, 2, 3, and 4; Block 1 of Westward Ho Heights Subdivision.*

**SECTION 2.** That the above-described territory shall be and is hereby zoned Medium/High Residential (R-4), and the zoning map as adopted by the Zoning Code is hereby amended to the extent necessary to designate this zoning classification.

**SECTION 3.** Future development is subject to local, state, and federal requirements in effect at the time of development.

**SECTION 4.** That the above-described territory shall be made a part of District 3 of the City of Hot Springs, Arkansas, and the same shall, henceforth, be a part of said District as fully as the existing part of said District.

PASSED: May 7, 2019

APPROVED: Karen Garcia  
KAREN GARCIA, ASSISTANT MAYOR

ATTEST: [Signature]  
LANCE SPICER, CITY CLERK

APPROVED AS TO LEGAL FORM: [Signature]  
BRIAN W. ALBRIGHT, CITY ATTORNEY

**ACKNOWLEDGMENT**

STATE OF ARKANSAS

COUNTY OF GARLAND

SUBSCRIBED AND SWORN to before me this 8 day of May, 2019.

[Signature]  
Notary Public

My Commission Expires:

2/27/2025



Book 4052 Page 0329

Garland County, AR  
I certify this instrument was  
filed on 05/29/2019 4:08PM

and recorded in DEED Book  
4052 at pages 0327 - 0329  
Jeannie Pike - Circuit Clerk

*Jeannie Pike* by MS

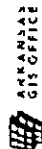
Proposed Annex: City of Hot Springs  
March 2019

City: Hot Springs  
Mayor: Pat McCabe

Arkansas Code 14-40-101.

Before an entity undertakes an annexation, consolidation, or detachment proceeding under this chapter, the entity shall coordinate with the Arkansas Geographic Information Systems Office for preparation of legal descriptions and digital mapping for the relevant annexation, consolidation, and detachment areas.

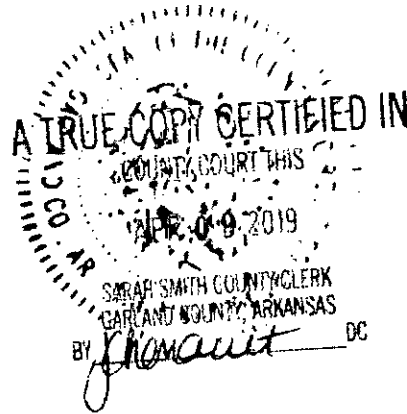
The map contained herein, is evidence, if the entity has met requirements of Act 914 of 2015



IN THE GARLAND COUNTY COURT

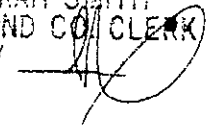
IN THE MATTER OF ANNEXING TO  
THE CITY OF HOT SPRINGS,  
ARKANSAS, CERTAIN TERRITORY  
CONTIGUOUS TO THE SAID CITY  
OF HOT SPRINGS, ARKANSAS

CC NO. 19-38



FILED

2019 APR -9 PM 1:26

SARAH SMITH  
GARLAND CO. CLERK  
BY 

### DECREE OF ANNEXATION

On this day the above-captioned matter comes before the Court on the Petition for Annexation of certain territory, hereinafter more particularly described, to the City of Hot Springs, Arkansas. The Petitioners, River Bluff Development, LLC, by and through Robert T. Goslee, and Smartlake Properties, LLC, by and through Kristen Shamlin, appear by and through Joe Goslee, Jr., as authorized Agent of the Petitioners. The Court, being fully advised of the facts and the law, doth hereby find, judge and decree as follows:

The Court finds that the Petition was filed more than thirty (30) days prior to this date and that said Joe Goslee, Jr. was selected by the Petitioners to act on their behalf in filing and presenting the Petition. Notice of Hearing has been proven pursuant to *A.C.A. § 14-40-602*.

The Court doth find that a majority of the total number of real estate owners in the area affected by this Petition have signed said Petition and that such majority owns more than one-half (1/2) of the acreage affected.

The Court further finds that the territory sought to be annexed was accurately described in said Petition and that said territory is contiguous to the boundaries of the City of Hot Springs, Arkansas.

The Court further finds that attached to and made a part of said Petition is an accurate map of the territory sought to be annexed to the City of Hot Springs.

The Court further finds that the Prayer of the Petition is right and proper.

SCANNED





**ARKANSAS  
GIS OFFICE**

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March 11, 2019

Mr. Lance Spicer  
Assistant City Manager – City of Hot Springs  
133 Convention Blvd  
Hot Springs, AR 71901

RE: City of Hot Springs Annexation Coordination Requirement

Mr. Spicer,

Thank you for coordinating with our office as you seek to annex property into the City of Hot Springs, AR located in Section 2, Township 3 South, Range 20 West. This letter represents confirmation that you have properly coordinated with our office (Arkansas GIS Office) as specified in § 14-40-101 (Act 914 of 2015) of the 90<sup>th</sup> General Assembly.

Our office will wait completion of any additional steps necessary for the proposed boundary change, which normally comes from the Arkansas Secretary of State Elections Division after any appropriate filing by your County Clerk.

Thank you,

Jennifer Wheeler, GIS Analyst  
/jw

Attachments:  
GIS Office Map of Proposed Annexation  
Legal Description  
Secretary of State Municipal Change Checklist

H:\City\_Annexations\Cities\Hot\_Springs\20190311\Doc\20190311\_Hot Springs\_Annexation\_Coordination\_Letter.docx

**ARKANSAS GIS OFFICE · 1 CAPITOL MALL SUITE 6D · LITTLE ROCK · ARKANSAS · 72201**

**PHONE (501) 682-2767 · [www.gis.arkansas.gov](http://www.gis.arkansas.gov) · FAX (501) 682-6077**

City: Hot Springs  
Mayor: Pat McCabe

Arkansas Code 14-40-101.

Bebra an entity undertakes an annexation, consolidation, or detachment, proceeding under this chapter, the entity shall coordinate with the Arkansas Geographic Information Systems Office for preparation of legal descriptions and digital mapping for the relevant annexation, consolidation, and detachment areas.

The map contained herein, is evidence, the entity has met requirements of Act 914 of 2015

Proposed Annex: City of Hot Springs  
March 2019



ARKANSAS  
GIS OFFICE

H:\City\_Annexes\HotSprings\HotSprings20190311

Legal Description

Lots 1, 2, 3, & 4 Block 1 Westward Ho Heights (replatted as Lot 2R & 3R).

I, Merry Bellomy **The Sentinel-Record** a newspaper of general circulation published, and

Manager, of having bonifide circulation in Hot Springs, Garland County, Arkansas, hereby certify that the legal notice hereto attached was published in said newspaper for

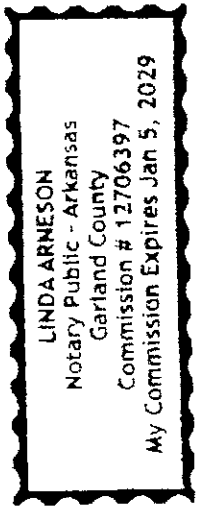
3 consecutive insertions and that the  
First Insertion was on the 8th Day of March 2019  
Second Insertion was 14th Day of March 2019  
Third Insertion was 21st Day of March 2019  
Fourth Insertion was \_\_\_\_\_ Day of \_\_\_\_\_ 2019  
Fifth Insertion was \_\_\_\_\_ Day of \_\_\_\_\_ 2019  
and the last insertion was 21st Day of March 2019

Merry Bellomy  
Manager

State of Arkansas  
County of Garland

Subscribed and sworn to before me this 1st Day of April A.D. 2019

Linda Arneson  
Signature of Notary



Legal Notices 410

LEGAL NOTICE  
NOTICE is hereby given that there has been filed in the County Court of Garland County, Arkansas, a Petition asking for the annexation to the City of Hot Springs of the following described certain lands located in the vicinity of Ledgerock Road, more or less, situated in Garland County, Arkansas, and contiguous to said city: Description of Land known as Lots 1, 2, 3, and 4; Block 1 of Westward Heights Subdivision.

A plat of said land proposed for annexation is on file with said Petitioner in the office of the Clerk of said Court, and the undersigned has been named by the Petitioners as the persons authorized to act for them.

The Court has fixed the 1st day of April, 2019, at ten o'clock a.m., CT, as the date for a hearing on said Petition in the Garland County Courtroom, 2nd Floor, Garland County Courthouse, 501 Quachita, Hot Springs, Arkansas, and all interested persons are now notified to be present at said Court at the time and date so fixed.  
GIVEN THIS 26th day of February, 2019.

Robert Goslee,  
1700 Malvern Avenue,  
Hot Springs, AR 71901  
Kristen Shanlin,  
784 Buena Vista Road,  
Hot Springs, AR 71912

I, Merry Bellomy a Manager, of The Sentinel-Record a newspaper of general circulation published, and

having bonifide circulation in Hot Springs, Garland County, Arkansas, hereby certify that the legal notice hereto attached was published in said newspaper for

1 consecutive insertions and that the  
First Insertion was on the 11th Day of May 2019  
Second Insertion was \_\_\_\_\_ Day of \_\_\_\_\_ 2019  
Third Insertion was \_\_\_\_\_ Day of \_\_\_\_\_ 2019  
Fourth Insertion was \_\_\_\_\_ Day of \_\_\_\_\_ 2019  
Fifth Insertion was \_\_\_\_\_ Day of \_\_\_\_\_ 2019  
and the last insertion was 11th Day of May 2019

Merry Bellomy  
Manager

State of Arkansas  
County of Garland

Subscribed and sworn to before me this 16th Day of May A.D. 2019

Linda Arneson  
Signature of Notary

LINDA ARNESON  
Notary Public - Arkansas  
Garland County  
Commission # 12706397  
My Commission Expires Jan 5, 2029

**Legal Notices 419**

**ORDINANCE NO. 6277**  
AN ORDINANCE ACCEPTING THE ANNEXATION OF CERTAIN TERRITORY, LOCATED AT 223 AND 225 LEDGERICK ROAD, TO THE CITY OF HOT SPRINGS, ARKANSAS; MAKING SAME A PART OF THE CITY OF HOT SPRINGS; ASSIGNING SAID LANDS TO A ZONING DISTRICT; REVISING THE FUTURE LAND USE MAP; ASSIGNING SAID LANDS TO A BOARD DISTRICT; AND FOR OTHER PURPOSES.

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PASSED: May 7, 2019

APPROVED: Karen Garcia  
Assistant Mayor  
ATTEST: Lance Spicer, City Clerk  
APPROVED AS TO LEGAL FORM:  
Brian W. Albright, City Attorney

ACKNOWLEDGMENT  
STATE OF ARKANSAS  
COUNTY OF GARLAND

SUBSCRIBED AND SWORN to before me this 8th day of May, 2019.

Sheila Wittner, Notary Public  
My Commission Expires: 2/27/2025