

ORDINANCE NO. 58-21

**AN ORDINANCE ZONING IDENTIFIED PROPERTY
AND AMENDING THE ZONING MAP**

WHEREAS, the City Planning Commission has heretofore held a public hearing upon request 17-5-21 to zone certain properties hereinafter described, and, having considered said request, recommended on May 11, 2021, that said change be made;

NOW, THEREFORE, BE IT ORDAINED AND ENACTED BY THE BOARD OF DIRECTORS OF THE CITY OF FORT SMITH, ARKANSAS:

SECTION 1: That the following properties to-wit:

Part of the Northeast Quarter of Section 9, Township 7 North, Range 31 West, Fort Smith, Sebastian County, Arkansas. Being more particularly described as follows:

Commencing at the Northeast Corner of said Section 9; Thence N87°16'53"W 1208.57 feet; Thence S00°00'00"W 429.85 feet to the Point of Beginning; Thence 47.07 feet along the arc of a curve to the left, said curve having a radius of 30.00 feet and being subtended by a chord having a bearing of S89°02'17"W and a distance of 42.39 feet; Thence S44°05'07"W 441.06 feet; Thence N45°54'53"W 15.00 feet; Thence N44°05'07"E 441.04; Thence 47.07 feet along the arc of a curve to the right, said curve having a radius of 30.00 feet and being subtended by a chord having a bearing of S89°02'17"W and a distance of 42.39 feet; Thence S46°00'33"E 15.00 feet to the Point of Beginning. Containing 7,065 square feet or .16 acre more or less,

Part of the Northeast Quarter of the Northeast Quarter and part of the Northwest Quarter of the Northeast Quarter of Section 9, Township 7 North, Range 31 West, Fort Smith, Sebastian County, Arkansas. Being more particularly described as follows:

Commencing at the Northwest Corner of said Northeast Quarter of the Northeast Quarter; Thence S02°41'53"W, 544.75 feet along the west line of said Northeast Quarter of the Northeast Quarter to the easterly right-of-way line of Fort Chaffee Boulevard; Thence along said right-of-way line, N44°05'07"E, 150.77 feet to the Point of Beginning, and a set ½" rebar; Thence 47.07 feet along the arc of a curve to the right in said right-of-way line, said curve having a radius of 30.00 feet and being subtended by a chord having a bearing of N89°02'17"E and a distance of 42.39 feet to the southerly right-of-way line of Darby Avenue and a set ½" rebar; Thence along said southerly right-of-way line, S46°00'33"E, 41.31 feet to a set ½" rebar; Thence leaving said right-of-way line, S44°02'24"W, 471.26 feet to a set ½" rebar; Thence N45°48'31"W, 71.63 feet to said easterly right-of-way line and a set ½" rebar; Thence along said easterly right-of-way line, N44°05'07"E, 441.06 feet to the Point of Beginning. Containing 0.77 acres, more or less,

more commonly known as 7701, 7707 and 7713 Fort Chaffee Boulevard, should be, and are hereby zoned to a Planned

Zoning District (PZD). The approved zoning classification is based and conditioned upon the Planned Zoning District provisions of Section 27-341 of the Unified Development Ordinance and the Planned Zoning District Project Booklet reviewed by the Fort Smith Planning Commission and approved hereby, which Project Booklet shall be filed in the office of the City Clerk.

The zoning map of the City of Fort Smith is hereby amended to reflect said zoning.

PASSED AND APPROVED THIS 1st DAY OF June, 2021.

ATTEST:

Shari Gard
City Clerk

APPROVED:

[Signature]
Mayor

Approved as to form:

[Signature]
Publish One Time