

ORDINANCE NO. 23-22

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

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**WHEREAS**, the City Planning Commission has heretofore held a public hearing upon request 5-2-22 to zone certain property hereinafter described, and, having considered said request, recommended on February 8, 2022, that said change be made;

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

That the following property to-wit:

A PART OF THE NE $\frac{1}{4}$  SW $\frac{1}{4}$  OF SECTION 03, T-07-N, R-31-W, IN SEBASTIAN COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SW CORNER OF SAID SECTION 03, THENCE ALONG THE SOUTH LINE THEREOF S 87°34'17" E 2442.93 FEET TO A POINT, THENCE N 02°25'43" E 1572.45 FEET TO A FOUND MAG NAIL ON THE CENTERLINE OF MAHOGANY AVENUE FOR THE TRUE POINT OF BEGINNING, THENCE N 69° 13'29" W 389.35 FEET TO A FOUND IRON PIN, THENCE

N 20°49'28" E 223.66 FEET TO A FOUND IRON PIN, THENCE S 69°14'43" E 389.11 FEET TO A FOUND MAG NAIL ON THE CENTERLINE OF MAHOGANY AVENUE, THENCE S 20°45'48" W 223.80 FEET TO THE POINT OF BEGINNING, CONTAINING 2.00 ACRES MORE OR LESS, SUBJECT TO ANY EASEMENTS OR RIGHTS OF WAY OF RECORD,

more commonly known as 7020 Mahogany Avenue, should be, and is 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 1<sup>st</sup> DAY OF March, 2022.

ATTEST:

Shirri Gard  
City Clerk

APPROVED:

[Signature]  
Mayor

Approved as to form:

[Signature]  
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