

ORDINANCE NO. 14-14AN ORDINANCE REZONING IDENTIFIED PROPERTY
AND AMENDING THE ZONING MAP

WHEREAS, the City Planning Commission has heretofore held a public hearing upon request No. 4-1-14 to rezone certain properties hereinafter described, and, having considered said request, recommended on January 14, 2014, 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 Southwest Quarter Southeast Quarter (SW1/4SE1/4) Of Section 26, Township 8 North, Range 32 West Of The Fifth Principal Meridian, Fort Smith. Sebastian County, Arkansas, Being More Particularly Described As Follows:

Commencing The Southeast Corner Of Said Southwest Quarter Southeast Quarter (SW1/4SE1/4); Thence North 02° 58' 08" East Along The East Line Thereof A Distance Of 75.00 Feet To A Chiseled 'X' In Concrete On The Northerly Right-of-Way Line Of Leigh Avenue And The POINT OF BEGINNING; Thence North 87° 02' 43" West Along Said Northerly Right-of-Way Line A Distance of 214.34 Feet To A 1/2" Rebar On The Easterly Right-of-Way Line Of Phoenix Avenue; Thence North 87° 02' 46" West A Distance of 80.83 Feet To An Existing Rebar (RLS #905) On The Westerly Right-of-Way Line Of Said Phoenix Avenue; Thence North 87° 02' 46" West Continuing Along Said Northerly Right-of-Way Line Of Leigh Avenue a Distance of 154.82 Feet To An Existing Rebar (RLS #905) On The Southerly Right-of-Way Line of Interstate Highway 540; Thence along said Southerly Right-of-Way Line The Following Courses (Bearing and Distance): North 02° 10' 19" East, 20.80 Feet To An Existing Right-of-Way Marker; North 86° 54' 59" West, 85.63 Feet To An Existing Right-of-Way Marker; North 07° 47' 11" West, 175.05 Feet To An Existing Right-of-Way Marker; North 23° 57' 51" East, 223.41 Feet To An Existing Right-of-way Marker; North 43° 04' 13" East, 753.60 Feet To An Existing Right-of-Way Marker; North 45° 48' 43" East, 4.54 Feet To A 1/2" Rebar On The East Line Of Said Southwest Quarter Southeast Quarter (SW1/4SE1/4); Thence South 02° 58' 04" West Along Said East Line A Distance of 981.16 Feet To The Point Of Beginning. Less and Except Phoenix Avenue Right-of-Way. Containing 6.489 Acres, More Or Less.

more commonly known as 5400, 5401 & 5451 Phoenix Avenue, should be, and is hereby rezoned from Industrial Light (I-1) to Commercial Heavy (C-5) by Classification, subject to the development plan approved by the Planning Commission on January 14, 2014, and all future development on property described in this section will require Planning Commission approval of a development plan.


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

PASSED AND APPROVED THIS 4th DAY OF February, 2014.

APPROVED:


Mayor

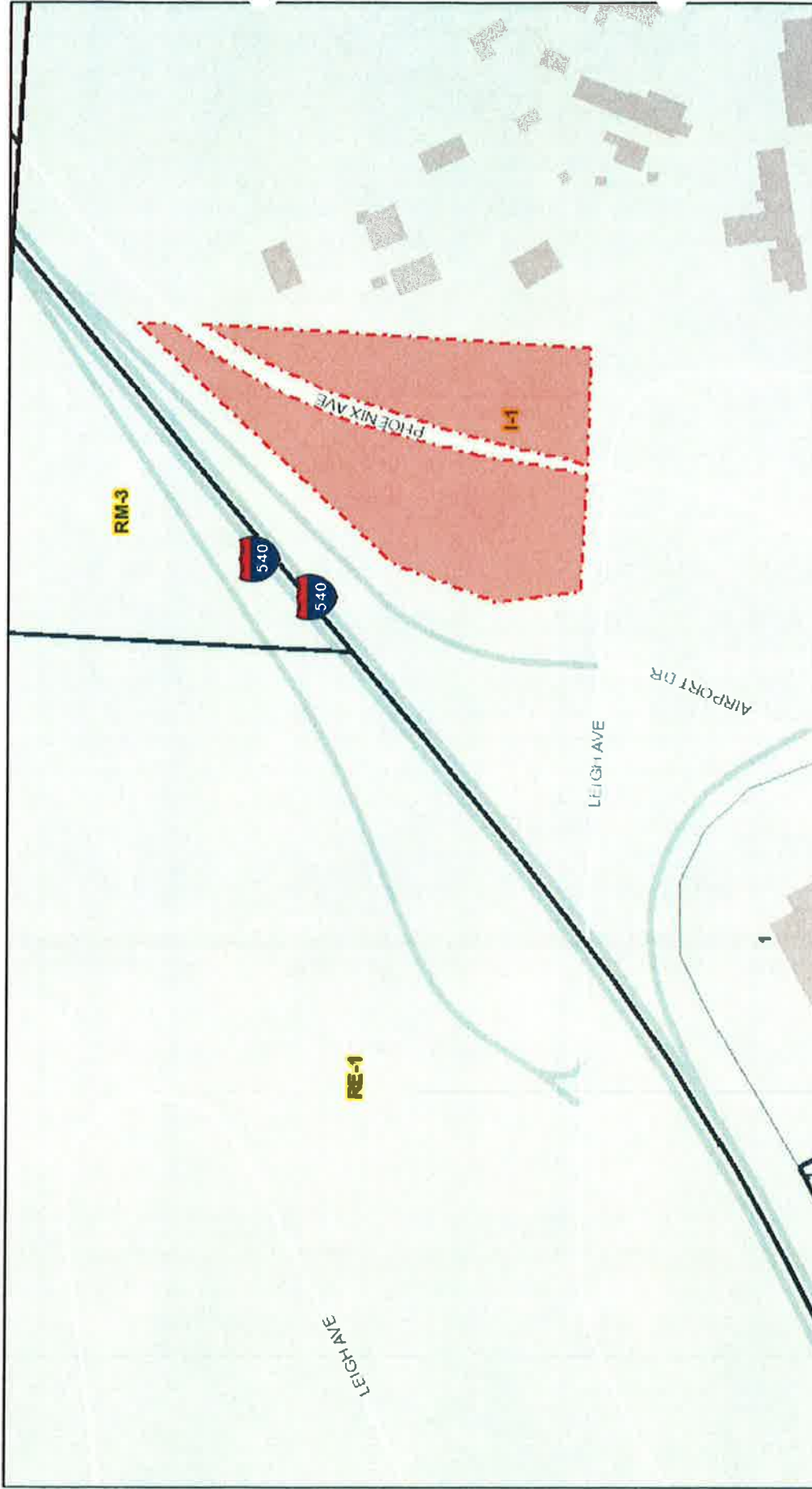
ATTEST:


City Clerk

Approved as to form:


Publish One Time

Rezoning #4-1-14: From Industrial Light (I-1) to Commercial Heavy (C-5) 5400, 5401 & 5451 Phoenix Avenue



December 26, 2013

- Fort Smith City Limits
- Building Footprints
- Zoning
- Subdivisions

1:3,545



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