## ORDINANCE NO.

AN ORDINANCE VACATING AND ABANDONING AN UNUSED PORTION OF A RIGHT OF WAY LOCATED ALONG THE RIVER ROAD TRAIL, IN THE CITY OF NORTH LITTLE ROCK; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, Act 67 of 1885 provides that cities of the first class may vacate and abandon rights of way and easements not required for municipal purposes; and

WHEREAS, Jim Jackson has requested, on behalf of the North Bluffs Development Company ("North Bluffs"), that the City of North Little Rock abandon an unused portion of a road right of way (formerly River Road) and an electrical easement right of way which adjoin property owned and being developed by North Bluffs along River Road Trail in the City of North Little Rock (see maps attached as Exhibits A and B); and

WHEREAS, the subject portion of the right of way and easement are no longer needed for municipal purposes due to the remodeling of the River Road Trail and the relocation of electrical lines owned by the North Little Rock Electric Department.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS:

SECTION 1: That the interests of the City of North Little Rock in an unused portion of a right of way for street and electrical easements located along River Road Trail (as shown on the maps attached as Exhibits A and B) are hereby vacated and abandoned, said abandonment being more fully described as follows:

## **VACATED RIGHT OF WAY DESCRIPTION:**

A PARCEL OF LAND LOCATED IN THE WEST HALF OF SECTION 34, TOWNSHIP 2 NORTH, RANGE 12 WEST AND LOT 33 PHASE 2 ROCKWATER VILLAGE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID ROCKWATER VILLAGE PHASE II, THENCE ALONG A CURVE TO THE LEFT HAVING RADIUS OF 1,071.63', LENGTH 17.36 AND A CHORD BEARING AND DISTANCE OF \$78°59'55"E 17.36 BEING THE SOUTH RIGHT-OF-WAY OF ROCKWATER BLVD.; THENCE CONTINUING ALONG SAID SOUTH RIGHT-OF-WAY \$80°27'01"E 92.65; THENCE CONTINUING ALONG SAID SOUTH RIGHT-OF-WAY \$80°30'06"E 63.67'; THENCE LEAVING SAID SOUTH RIGHT-

OF-WAY S9°25'49"W 412.29' TO THE POINT OF BEGINNING; THENCE N51°28'06"W 199.19'; THENCE S09°29'55"W 12.03'; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS 1,722.08' LENGTH OF 235.63' AND A CHORD S50°52'56"E 235.44; THENCE N09°33'35"E 16.67' TO THE POINT OF BEGINNING CONTAINING 2,102.21 SQUARE FEET.

SECTION 2: That any and all other utility and drainage easements not the subject of this legislation within the property described above shall be unaffected by this Ordinance.

SECTION 3: That the provisions of this Ordinance are hereby declared to be severable and if any section, phrase or provision shall be declared or held invalid, such invalidity shall not affect the remainder of the sections, phrases or provisions.

SECTION 4: It is hereby found and determined that the herein described abandonment will not interfere with the continued use of the subject road and electrical easements, and the immediate passage of this Ordinance is necessary in order to insure the proper and orderly growth of this land and the City of North Little Rock, Arkansas, and being necessary for the immediate preservation of the public health, safety and welfare; THEREFORE, 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:

	Mayor Joe A	. Smith
SPONSOR:	ATTEST	
Council Member Linda Robinson	Diane Whitbo	ey, City Clerk
APPROVED AS TO FORM:  Amy Beckman Fields, City Attorney		
PREPARED BY THE OFFICE OF THE CITY AT	FORNEY/cf	FILED 11-20 A.M P.M.  By A. Fields  DATE 09-18-2018
		Diane Whitbey, City Clerk and Collector

North Little/Rock, Arkansas

RECEIVED BY

APPROVED:

**EXHIBIT** tabbles ROCKWATER VILLAGE PHASE II (ZONED n-2) 15 FEET FRONT YAR BUILDING SETBACK Troot Walls \$972848.M [53.93; 59-76-49 W 164.50 BOCKETER BLAD OF STREET Coccee ZND ST i. Stacy I. Akin, hereby certify that this plot correctly represents a glot made by me, and that the engineering requirements of the North Little Rock Zoning Ordinance Rules and Regulations have been compiled with. I Kirl Stoden, hereby certify that this plot correctly represents a boundary survey mode or verified by me that all of extended the ment of the surveyor anytements of the Stole of Arbanasa and City of North Little Rock Zanesa Orders and City of North Little Rock Zanesa Orders and Kepulations have been complied with and filed for record as required. All requirements at the North Little Rock Zening Ordinates Rules and Regulations relation to the proporation and submitted to a final plot housely been fulfilled, approad or this past is hereby granted, subject to unther president of said rules and regulations. This certificate shall repire TYPICAL ROCKWATER LANE SECTION

NTS Kirt L. Siedge Registered Professional Land Surveyor No. 1865, Arkansas SCALE - NIS AKIN ENGNEERING, PLIC 2401 LAKEMEW RD., 4419 NORTH LITTLE ROCK, AR 72116 NORTH BLUFFS DEVELOPMENT SB CARMEL DR. LITTLE ROCK, AR 72212 ROCKWATER VILLAGE PARÁSE IV LEGAL DESCRIPTION

A PARGEL OF LAND LOCATED IN PART OF LOT 1.00 EW, VESTAL SUBDIVISION OF PART WEST
HALF, SECTION 34, TOWNSHIP 2 NORTH, RANGE 12 WEST, DESCRIBED SA FOLLOWSE.
2 ROCKWATER VILLAGE BEING HORE PARTICULARLY DESCRIBED SA FOLLOWSE.
2 ROCKWATER VILLAGE BEING HORE PARTICULARLY DESCRIBED SA FOLLOWSE.
2 REGINNING AT THE MODIFIED ST. CORNER OF SAID DOCKWATER VILLAGE THENCE ALONG A
DESCRIPTION OF STREET STREET STREET STREET STREET WAS SEPTION TO THE ALONG AND SOUTH HORE STREET STREET STREET STREET WAS SEPTION TO THE ALONG SAID SOUTH HORE OF WAY SPECIAL STREET ALL PROCESSA ACCESS TO LOGA LOS THELE, IT FERS PROCESSATES LAND.

AND DEPOTRANCE ON EXCENSES BLOOD THAT BE ADD TOOL.

2. 2007 VAND BULLOWS SCHRACOS FOR LOTS 1—A AND LOT 3.5M ANT 5 FEET.

3. FRONT VAND BULLOWS SCHRACOS AND 15 FEET.

4. BACK YAND BULLOWS SCHRACOS AND 10 FEET. NO STATEMENT IS MADE AS TO THE EXISTENCE, CORRECTNESS, OR OF ANY PROPERTY CORNER MONUMENT. COORDINATES ARE BASED ON STATE PLANE NORTH ZONE INCH REBAR W/CAP SET AT ALL LOT CORNERS. ZONING: ROCKWATER VILLAGE PHASE IV LOTS 1-7 AND ROCKWATER VILLAGE PHASE II LOT 33R LOTS ARE ZONIO R-2 WITH VARIANCES SHOWN PER THIS PLAT. FLOOD INFORMATION: NO PART OF THIS STIL IS WITHIN A 100 YEAR SPICIAL FLOOD HAZAND AREA SE SHINN ON A FIDERAL CHRECKEY MANAGUREN ACROS (FEWA) FLOOD INSURANCE RATE WAR-(FRM) FOR EITY OF KORTH LITTLE RODE, PLACASE CORVEY.
COMMUNITY PANCE, NUMBER CROSS2, 2000.D., DATED SCRINGER, 5, 1990. SEL 1/2, a 34, silvas (Last v2, a 34, silvas (Last v2 v0.10) GRAPHIC SCALE (IN FEET ) I INCH = 30 FT. LEGEND AKIN ENGINEERING, PLLC ROCKWATER VILLAGE PHASE IV LOTS 1-7 & REPLAT OF ROCKWATER VILLAGE PHASE II PRELIMINARY
PLAT &
REPLAT SEA LOT 33R NORTH LITTLE ROCK, ARKANSAS

