

ORDINANCE NO. 419

**AN ORDINANCE TO REZONE SPECIFICALLY
DESCRIBED PROPERTY FROM NON-ZONED TO C-1**

WHEREAS, there are certain properties that lie within the city limits of Barling, Arkansas that are not presently zoned pursuant to the City's zoning code; and

WHEREAS, these properties should be properly zoned on an as-needed basis; and

WHEREAS, the City of Barling, Arkansas has been approached for building permits on properties previously not zoned pursuant to the City's zoning code;

NOW, BE IT ORDAINED AND ENACTED BY THE BOARD OF DIRECTORS OF THE CITY OF BARLING, ARKANSAS, THAT:

SECTION 1: The following real property located between 1700-1900 Frontier Road in Barling, Arkansas, more specifically described below, is hereby zoned and classified as C-1 under the zoning code for the City of Barling, Arkansas, the same being Ordinance No. 267 as amended:

Tract A

Part of Government Lot 2 of the Northeast Quarter of Section 5, Township 7 North, Range 31 West, Barling, Sebastian County, Arkansas. Being more particularly described as follows: Commencing at Fort Chaffee Monument 164 at the Southeast Corner of said Government Lot 2; Thence along the east line of said Government Lot 2, N02°30'53"E, 16.74 feet to a set ½" rebar on the northerly right-of-way line of Frontier Road and the Point of Beginning; Thence along said northerly right-of-way line, N60°31'14"W, 102.72 feet to a set ½" rebar on the easterly right-of-way line of Chad Colley Boulevard; Thence along said easterly right-of-way line the following courses: 21.48 feet along the arc of a curve to the right, said curve having a radius of 46.00 feet and being subtended by a chord having a bearing of N06°07'37"E and a distance of 21.29 feet to a set ½" rebar; N19°30'25"E, 133.47 feet to a set ½" rebar; 164.67 feet along the arc of a curve to the left, said curve having a radius of 1024.00 feet and being subtended by a chord having a bearing of N14°54'00"E and a distance of 164.49 feet to a set ½" rebar; N10°17'35"E, 46.04 feet to a set ½" rebar; S75°11'06"E, 9.92 feet to said east line of Government Lot 2 and a set ½" rebar; Thence along said east line, S02°30'53"W, 399.63 feet to the Point of Beginning. Containing 0.43 acres, more or less.

Tract B

Part of Government Lot 2 of the Northeast Quarter of Section 5, Township 7 North, Range 31 West, Barling, Sebastian County, Arkansas. Being more particularly described as follows: Commencing at Fort Chaffee Monument 164 at the Southeast Corner of said Government Lot 2; Thence along the east line of said Government Lot 2, N02°30'53"E, 16.74 feet to a set ½" rebar on the northerly right-of-way line of Frontier Road; Thence along said northerly right-of-way line, N60°31'14"W, 257.55 feet to a set ½" rebar on the westerly right-of-way line of Chad Colley Boulevard and the Point of Beginning; Thence continuing along said northerly right-of-

way line, N60°31'14"W, 491.20 feet to a set ½" rebar on the easterly right-of-way line of Veterans Avenue; Thence along said easterly right-of-way line the following courses: 66.21 feet along the arc of a curve to the right, said curve having a radius of 40.00 feet and being subtended by a chord having a bearing of N13°05'59"W and a distance of 58.91 feet to a set ½" rebar; N34°19'17"E, 294.04 feet to a set ½" rebar; 150.56 feet along a curve to the left, said curve having a radius of 240.00 feet and being subtended by a chord having a bearing of N16°20'55"E and a distance of 148.10 feet to a set ½" rebar; N01°37'26"W, 30.89 feet to a set ½" rebar; 62.18 feet along a curve to the right, said curve having a radius of 40.00 feet and being subtended by a chord having a bearing of N42°54'36"E and a distance of 56.11 feet to a set ½" rebar on the south right-of-way line of Arkansas Highway 255 (Church Street); Thence along said south right-of-way line, N87°26'37"E, 378.11 feet to a set ½" rebar on the westerly right-of-way line of Chad Colley Boulevard; Thence along said westerly right-of-way line the following courses: 68.18 feet along the arc of a curve to the right, said curve having a radius of 40.00 feet and being subtended by a chord having a bearing of S43°43'20"E and a distance of 60.22 feet to a set ½" rebar; S05°06'42"W, 110.22 feet to a set ½" rebar; 147.33 feet along the arc of a curve to the right, said curve having a radius of 1964.00 feet and being subtended by a chord having a bearing of S07°15'38"W and a distance of 147.30 feet to a set ½" rebar; 227.75 feet along the arc of a curve to the right, said curve having a radius of 776.00 feet and being subtended by a chord having a bearing of S17°49' 04"W and a distance of 226.93 feet to a set ½" rebar; S26°13'32"W, 119.79 feet to a set ½" rebar; 61.44 feet along the arc of a curve to the left, said curve having a radius of 524.00 feet and being subtended by a chord having a bearing of S22°51'58"W and a distance of 61.41 feet to a set ½" rebar; S19°30'25"W, 70.65 feet to a set ½" rebar; 37.64 feet along the arc of a curve to the right, said curve having a radius of 46.00 feet and being subtended by a chord having a bearing of S42°57'03"W and a distance of 36.60 feet to the Point of Beginning. Containing 7.62 acres, more or less.

Tract C

Part of Government Lot 2 of the Northeast Quarter of Section 5, Township 7 North, Range 31 West, Barling, Sebastian County, Arkansas. Being more particularly described as follows: Commencing at Fort Chaffee Monument 164 at the Southeast Corner of said Government Lot 2; Thence along the east line of said Government Lot 2, N02°30'53"E, 16.74 feet to a set ½" rebar on the northerly right-of-way line of Frontier Road; Thence along said northerly right-of-way line, N60°31'14"W, 909.33 feet to a set ½" rebar on the westerly right-of-way line of Veterans Avenue and the Point of Beginning; Thence continuing along said northerly right-of-way line the following courses: N60°31'14"W, 558.85 feet to a set ½" rebar; 279.19 feet along the arc of a curve to the left, said curve having a radius of 1310.00 feet and being subtended by a chord having a bearing of N66°37'33"W and a distance of 278.66 feet to a set ½" rebar on the south right-of-way line of Arkansas Highway 255 (Church Street); Thence along said south right-of-way line, N87°26'37"E, 954.62 feet to a set ½" rebar on said westerly right-of-way line of Veterans Avenue; Thence along said westerly right-of-way line the following courses: 63.48 feet along the arc of a curve to the right, said curve having a radius of 40.00 feet and being subtended by a chord having a bearing of S47°05'24"E and a distance of 57.03 feet to a set ½" rebar; S01°37'26"E, 28.28 feet to a set ½" rebar; 100.37 feet along the arc of a curve to the right, said curve having a radius of 160.00 feet and being subtended by a chord having a bearing of S16°20'55"W and a distance of 98.74 feet to a set ½" rebar; S34°19'17"W, 307.60 feet to a set ½" rebar; 59.45 feet along the arc of a curve to the right, said curve having a radius of 40.00 feet

and being subtended by a chord having a bearing of S76°54'01"W and a distance of 54.13 feet to the Point of Beginning, Containing 5.07 acres, more or less.

SECTION 2: Said zoning shall be duly reflected upon the Zoning District Maps of the City of Barling, Arkansas.

SECTION 3: This Ordinance being necessary for immediate zoning to facilitate timely construction, an emergency is therefore declared to exist and this Ordinance shall be effective immediately upon its passage.

PASSED AND APPROVED this 13th day of January, 2015


Jerry Barling, Mayor

ATTEST:


Florene Brown, City Clerk

