

ORDINANCE NO. _____

AN ORDINANCE APPROVING A REQUEST TO WAIVE REQUIREMENTS OF THE MASTER STREET PLAN FOR HALF STREET IMPROVEMENTS FOR CERTAIN PROPERTY LOCATED ALONG KIERRE ROAD IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, a request has been made seeking a waiver of the North Little Rock Master Street Plan requirements of half street improvements for certain property located along Kierre Road in the City of North Little Rock (see letter from Mike Marlar of Marlar Engineering Co., Inc. attached hereto as Exhibit “A”); and

WHEREAS, the applicant appeared before the North Little Rock Planning Commission at a regularly scheduled meeting held on November 8, 2014, and requested a waiver for half street improvements (curb, gutter and sidewalks) since these improvements are not in place at any properties along the entire route of Kierre Road in this vicinity (see Site Plan/Map attached hereto as Exhibits “B” and “C”); and

WHEREAS, the waiver of the Master Street Plan requirements for half street improvements was reviewed and supported (7 affirmative votes; 2 absent) by the Planning Commission at its November 8, 2016 meeting, with the Commission noting that such waivers required approval by City Council.

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

SECTION 1: That a waiver of Master Street Plan requirements to provide half street improvements along a portion of Kierre Road is hereby granted for certain property located on the south side of Kierre Road east of its intersection with Remount Road in the City of North Little Rock as depicted on Exhibits “B” and “C” attached hereto and incorporated herein by reference.

SECTION 2: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.

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 waiver of the Master Street Plan requirements for half street improvements as provided for herein is consistent with other improvements in the vicinity, will not detract from its overall

appearance and is immediately necessary in order to insure the proper and orderly growth of this land and the proper and orderly growth of 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.

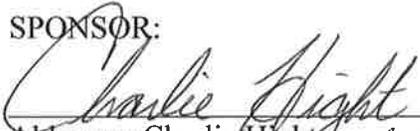
PASSED:

APPROVED:

Mayor Joe A. Smith

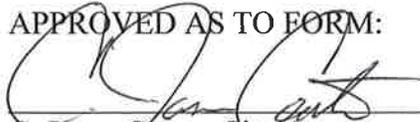
SPONSOR:

ATTEST:


Alderman Charlie Hight *CH*

Diane Whitbey, City Clerk

APPROVED AS TO FORM:


C. Jason Carter, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b

FILED <u>11:45</u> A.M. _____ P.M.
By <u>Attorney Carter</u>
DATE <u>11/22/10</u>
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas
RECEIVED BY <u>T. McGraw</u>



MARLAR ENGINEERING CO., INC.
Consulting Civil Engineers & Land Surveyors
5318 John F. Kennedy Boulevard
North Little Rock, Arkansas 72116

Michael P. Marlar, P.E., PLS
Sarah Waggoner
Jason Bouwknecht
Jack Fleming, Hydrologist

Nov. 9, 2016

City of North Little Rock
300 Main Street
North Little Rock, AR 72114

RE: Half Street Improvement Waiver
Lot 1, Keeton Addition
Brandon Keeton

Dear Mayor Joe Smith & Aldermen,

Please accept this letter to serve as our application for the above referenced submittal. We wish to have the curb, gutter and sidewalks waived along Kierre Road, as there currently is no curb, gutter or sidewalks in the area along the entire route of Kierre Road in this vicinity.

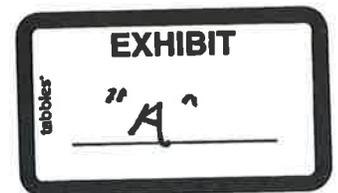
Sincerely,
Marlar Engineering Co., Inc.

A handwritten signature in blue ink, appearing to read 'Mike Marlar'.

Mike Marlar, PE
President

MPM/jb

Enclosures





MARLAR ENGINEERING CO., INC.
 Consulting Civil Engineers & Land Surveyors

5318 JOHN F. KENNEDY BOULEVARD
 NORTH LITTLE ROCK, ARKANSAS 72116

PHONE (501) 753-1987

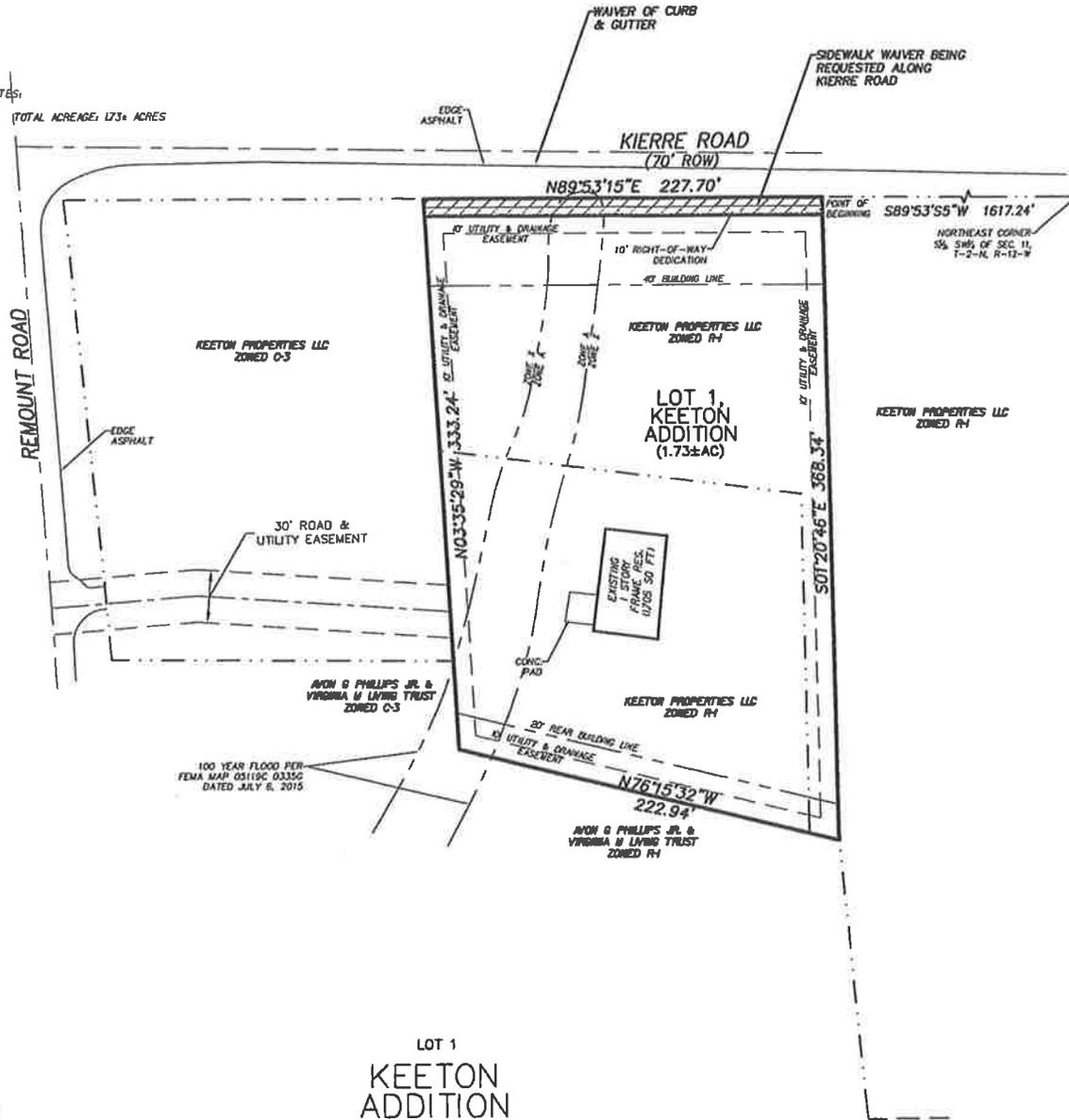
FAX (501) 753-1993

WWW.MARLAR-ENG.COM



NOTES:

1. TOTAL ACREAGE: 1.73± ACRES



**LOT 1
 KEETON
 ADDITION**

LEGAL DESCRIPTION:

PART OF THE S½, SW¼ OF SECTION 11, TOWNSHIP 2 NORTH, RANGE 12 WEST, NOW IN THE CITY OF NORTH LITTLE ROCK, PULASKI COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE S½, SW¼; THENCE S89°53'15"W ALONG THE NORTH LINE OF SAID S½, SW¼ FOR 1617.24' TO THE POINT OF BEGINNING; THENCE S01°20'46"E FOR 368.34'; THENCE N76°15'32"W FOR 222.94'; THENCE N03°35'29"W FOR 333.24' TO THE SOUTH RIGHT-OF-WAY LINE OF KIERRE DRIVE AND THE NORTH LINE OF SAID S½, SW¼; THENCE ALONG SAID RIGHT-OF-WAY AND NORTH LINE OF SAID S½, SW¼, N89°53'15"E FOR 227.70' TO THE POINT OF BEGINNING, CONTAINING 1.73 ACRES, MORE OR LESS.

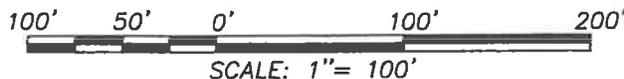
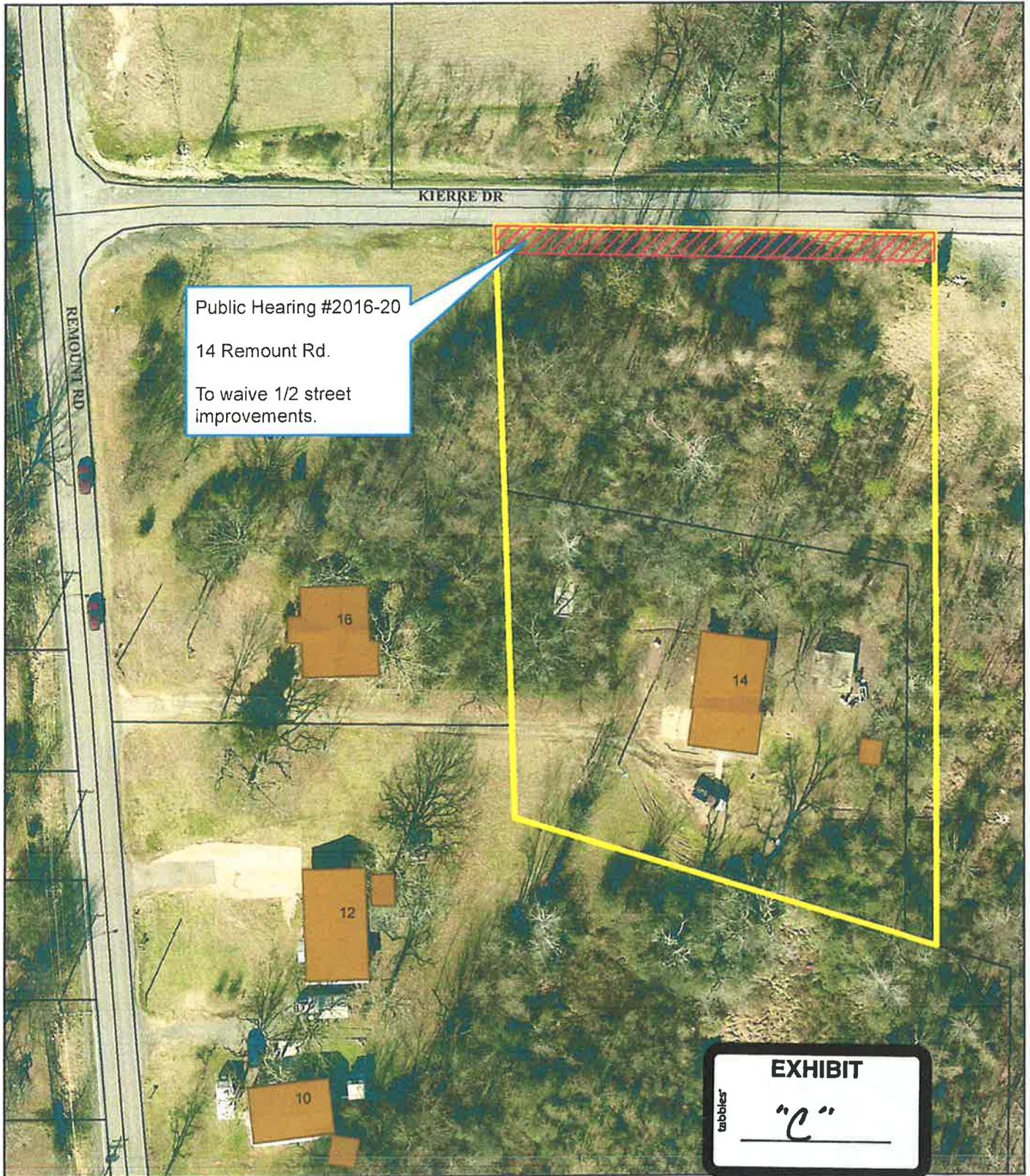


EXHIBIT
 "B"

DRAWN BY: JGB	DATE: NOV. 9, 2016	JOB NUMBER: 16-52
APPROVED BY: MPM	SCALE: 1" = 100'	REVISION NUMBER: 0

Public Hearing Case # 2016-20



Ortho Map

1 inch = 70 feet



Date: 11/17/2016