

**OFFICE OF THE CITY MANAGER
LITTLE ROCK, ARKANSAS**

**BOARD OF DIRECTORS COMMUNICATION
JUNE 16, 2015 AGENDA**

Subject:	Action Required:	Approved By:
<p>Rock Creek Way – Right-of-Way Abandonment, located north of West 36th Street and east of Bowman Road. (G-23-456)</p> <p>Submitted By:</p> <p>Planning & Development Department</p>	<p>√ Ordinance Resolution Approval Information Report</p>	<p>Bruce T. Moore City Manager</p>

SYNOPSIS	The adjacent property owners propose to abandon approximately 570 linear-feet of the undeveloped sixty (60)-foot wide Rock Creek Way right-of-way. The right-of-way runs north from West 36 th Street, approximately 700 feet east of Bowman Road.
FISCAL IMPACT	None.
RECOMMENDATION	Approval of the ordinance.
CITIZEN PARTICIPATION	The Planning Commission reviewed this issue at its April 9, 2015, meeting, and there were no objectors present. All the adjacent property owners have signed off on the abandonment request. No other property owners are required to be notified of the abandonment request. The John Barrow Neighborhood Association was notified of the abandonment request. The Commission voted, as part of the Consent Agenda, to recommend approval of the requested right-of-way abandonment. The vote was 11 ayes, 0 nays and 0 absent.
BACKGROUND	The adjacent property owners propose to abandon approximately 570 linear-feet of the undeveloped sixty (60)-foot wide Rock Creek Way right-of-way.

**BACKGROUND
CONTINUED**

The right-of-way runs north from West 36th Street, approximately 700 feet east of Bowman Road. The area of right-of-way contains a paved private driveway which is one (1) of the access points to the Church at Rock Creek development. After abandonment, the area of right-of-way will continue to be used as a private driveway.

The Church at Rock Creek development (zoned POD) is located along the east side of the abandonment request. Undeveloped properties, zoned R-2, Single-Family, and PD-R, Planned Development Residential, are located along the west side of the right-of-way.

As noted in Paragraph G, of the attached staff report, none of the utility companies object to the abandonment request. None of the utilities request an easement. Public Works has reviewed the abandonment request and has the following comment:

Easements should be maintained for storm water drainage and private access.

On February 26, 2015, the Planning Commission approved a Master Street Plan Amendment to remove this future Collector Street from the plan. There are no other Master Street Plan issues associated with this request.

Information submitted by a licensed abstract company states that there are no reversionary rights found of record.

Abandoning this right-of-way will have no adverse impact on the public welfare and safety. The Little Rock Fire Department has reviewed and approved the abandonment request.