

1                                 **ORDINANCE NO. \_\_\_\_\_**

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3                                 **AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT**

4                                 **AND ESTABLISH A PLANNED COMMERCIAL DISTRICT TITLED PB**

5                                 **GENERAL HOLDINGS, LR COLONEL GLENN, SHORT-FORM PCD,**

6                                 **LOCATED AT 9601 COLONEL GLENN ROAD (Z-9319), CITY OF**

7                                 **LITTLE ROCK, ARKANSAS, AMENDING THE OFFICIAL ZONING**

8                                 **MAP OF THE CITY OF LITTLE ROCK, ARKANSAS; AND FOR OTHER**

9                                 **PURPOSES.**

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11                                **BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK,**

12                                **ARKANSAS.**

13                                **Section 1.** That the zoning classification of the following described property be changed from R-2,

14                                Single-Family District, to PCD, Planned Commercial Development:

15                                **Z-9319:** **A parcel of land located in a part of the Southwest Quarter of the Northeast**

16                                **Quarter and a part of the Southeast Quarter of the Northeast Quarter of Section 22,**

17                                **Township 1 North, Range 13 West, Pulaski County, Arkansas being more**

18                                **particularly described as follows: Commencing at the northeast corner of the said SW**

19                                **¼ NE ¼ and running thence S01°16'28"W along the east boundary thereof for a**

20                                **distance of 213.95 feet to the south right-of-way of Colonel Glenn Road and the point**

21                                **of beginning for the herein described parcel of land; thence run S80°40'53"E along**

22                                **said right-of-way for a distance of 63.84 feet to a found ½-inch rebar located on the**

23                                **west boundary of Beasley's Subdivision to the City of Little Rock, Pulaski County**

24                                **Arkansas; thence run along said west boundary the following courses and distances:**

25                                **S02°04'41"W for a distance of 200.91 feet to a found ½-inch pipe; S01°24'30"W for a**

26                                **distance of 224.74' to a found ½-inch pipe; S01°24'15"W for a distance of 158.82 feet**

27                                **to a found grader blade; thence run N87°49'33"W for a distance of 197.51 feet to a**

28                                **found ½-inch rebar; thence run N01°16'28"E for a distance of 620.65 feet to a found**

29                                **½-inch rebar located on the said south right-of-way; thence run S76°18'47"E for a**

30                                **distance of 141.28 feet to the point of beginning and containing 2.74 acres, more or**

31                                **less. AND Lot 7 Beasley's Subdivision to the City of Little Rock, Pulaski County,**

32                                **Arkansas.**

1       **Section 2.** That the preliminary site development plan/plat be approved as recommended by the Little  
2 Rock Planning Commission.

3       **Section 3.** That the change in zoning classification contemplated for PB General Holdings, LR  
4 Colonel Glenn, Short-Form PCD, located at 9601 Colonel Glenn Road (Z-9319), is conditioned upon  
5 obtaining final plan approval within the time specified by Chapter 36, Article VII, Section 36-454 (e) of  
6 the Code of Ordinances.

7       **Section 4.** That this ordinance shall not take effect and be in full force until the final plan approval.

8       **Section 5.** That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock,  
9 Arkansas, and Designated District Map be and is hereby amended to the extent and in the respects necessary  
10 to affect and designate the change provided for in Section 1 hereof.

11       **Section 6. Severability.** In the event any title, section, paragraph, item, sentence, clause, phrase, or  
12 word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or  
13 adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and  
14 effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the  
15 ordinance.

16       **Section 7. Repealer.** All laws, ordinances, resolutions, or parts of the same that are inconsistent with  
17 the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

18 **PASSED: June 19, 2018**

19 **ATTEST:**

**APPROVED:**

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21 \_\_\_\_\_  
22 **Susan Langley, City Clerk**

\_\_\_\_\_ **Mark Stodola, Mayor**

23 **APPROVED AS TO LEGAL FORM:**

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26 **Thomas M. Carpenter, City Attorney**

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