1	ORDINANCE NO		
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3	AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT		
4	AND ESTABLISH A PLANNED COMMERCIAL DISTRICT TITLED THE		
5	FOUNTAIN SHORT-FORM PCD, LOCATED AT 2809 KAVANAUGH		
6	BOULEVARD (Z-7905-B) LITTLE ROCK, ARKANSAS, AMENDING THE		
7	OFFICIAL ZONING MAP OF THE CITY OF LITTLE ROCK,		
8	ARKANSAS; AND FOR OTHER PURPOSES.		
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10	BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK,		
11	ARKANSAS.		
12	Section 1. That the zoning classification of the following described property be changed from C-3,		
13	General Commercial District, to PCD, Planned Commercial Development:		
14	Z-7905-B: A part of Lots 18 and 19 Block 36, Pulaski Heights Addition to the City of		
15	Little Rock, Pulaski County, Arkansas, more particularly described as follows, to-		
16	whit: beginning at the northwest corner of said Lot 19 a distance of 50.4 feet; thence		
17	in a southerly direction across Lots 19 and 18, a distance of 106.6 feet to the north		
18	boundary line of said Lot 19 a distance of 106.6 feet to the north boundary line of Lot		
19	17; thence in a westerly direction along the north boundary line of said Lot 17, a		
20	distance of 47.7 feet to the alley; thence in a northerly direction along the west		
21	boundary lines of Lots 18 and 19, a distance of 130.4 feet to the point of beginning.		
22	<b>Section 2.</b> That the preliminary site development plan/plat be approved as recommended by the Little		
23	Rock Planning Commission.		
24	<b>Section 3.</b> That the change in zoning classification contemplated for The Fountain Short-Form PCD,		
25	located at 2809 Kavanaugh Boulevard (Z-7905-B), is conditioned upon obtaining final plan approval within		
<ul><li>26</li><li>27</li></ul>	the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.  Section 4. That this ordinance shall not take effect and be in full force until the final plan approval.		
28	Section 5. That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock,		
29	Arkansas, and Designated District Map be and is hereby amended to the extent and in the respects necessary		
30	to affect and designate the change provided for in Section 1 hereof.		
31	<b>Section 6.</b> Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or		
32	word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or		
33	adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and		

1	ordinance.  Section 7. Repealer. All laws, ordinances, resolutions, or parts of the same that are inconsistent with the provisions of this ordinance are hereby repealed to the extent of such inconsistency.		
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5	PASSED: October 2, 2017		
6	ATTEST:	APPROVED:	
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9	Susan Langley, City Clerk	Mark Stodola, Mayor	
10	APPROVED AS TO LEGAL FORM:		
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12 13	Thomas M. Carpenter, City Attorney		
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