1	ORDINANCE NO		
2			
3	AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT		
4	AND TO ESTABLISH A PLANNED RESIDENTIAL DEVELOPMENT,		
5	TITLED THE VILLAS AT AUTUMN ROAD PRD, LOCATED AT 400-412		
6	AUTUMN ROAD (Z-9695), LITTLE ROCK, ARKANSAS, AMENDING		
7	THE OFFICIAL ZONING MAP OF THE CITY OF LITTLE ROCK,		
8	ARKANSAS; AND FOR OTHER PURPOSES.		
9			
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 R-2		
13	Single-Family District, to PRD, Planned Residential Development:		
14	Z-9695 : DESCRIBED AS A TRACT OF LAND LOCATED IN PART OF THE		
15	NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 4,		
16	TOWNSHIP 1 NORTH, RANGE 13 WEST BEING MORE PARTICULARITY		
17	DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER		
18	SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER AND RUN		
19	THENCE N87°07'54"W ALONG THE NORTH LINE THEREOF A DISTANCE OF		
20	20.00' TO A FOUND PINCHED TOP PIPE ON THE WEST RIGHT-OF-WAY OF		
21	AUTUMN ROAD AND THE POINT OF BEGINNING; THENCE CONTINUE		
22	N87°07'54"W ALONG SAID NORTH LINE A DISTANCE OF 638.61' TO A		
23	FOUND CONCRETE MONUMENT; THENCE LEAVING SAID NORTH LINE		
24	S01°51'32"W A DISTANCE OF 344.45' TO A FOUND CONCRETE MONUMENT;		
25	THENCE S87°09'46"E A DISTANCE OF 632.54' TO A SET REBAR AND CAP ON		
26	THE WEST RIGHT-OF-WAY OF AUTUMN ROAD; THENCE ALONG SAID		
27	RIGHT OF WAY N02°52'06"E A DISTANCE OF 344.05' TO THE POINT OF		
28	BEGINNING CONTAINING 5.02 ACRES, OR 218,780.06 SQUARE-FEET, MORE		
29	OR LESS.		
30	Section 2. That the preliminary site development plan/plat be approved as presented to the Little Rock		
31	Planning Commission.		
32	Section 3. That the change in zoning classification contemplated for The Villas at Autumn Road PRD,		
33	located at 400-412 Autumn Road (Z-9695), is conditioned upon obtaining final plan approval within the		
34	time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.		

1	Section 4. That this ordinance shall not take effect and be in full force until the final plan approval.		
2	Section 5. That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock,		
3	Arkansas, and Designated District Map be and is hereby amended to the extent and in the respects necessary		
4	to affect and designate the change provided for in Section 1 hereof.		
5	Section 6. Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or		
6	word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or		
7	adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and		
8	effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the		
9	ordinance.		
10	Section 7. Repealer. All laws, ordinances, resolutions, or parts of the same that are inconsistent with		
11	the provisions of this ordinance are hereby repealed to the extent of such inconsistency.		
12	PASSED: October 3, 2022		
13	ATTEST:	APPROVED:	
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15		-	
16	Susan Langley, City Clerk	Frank Scott, Jr., Mayor	
17	APPROVED AS TO LEGAL FORM:		
18			
19	Thomas M. Couranton City Attauran	_	
2021	Thomas M. Carpenter, City Attorney //		
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