| 1 | ORDINANCE NO | |
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| 3 | AN ORDINANCE TO ESTABLISH AND LAY OFF CITY OF LITTLE ROCK | |
| 4 | MUNICIPAL PROPERTY OWNERS' MULTIPURPOSE IMPROVEMENT | |
| 5 | DISTRICT NO. 2020-003 (LAMARCHE VILLAGE PROJECT); TO | |
| 6 | DECLARE AN EMERGENCY; AND FOR OTHER PURPOSES. | |
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| 8 | WHEREAS, a Petition, pursuant to Arkansas Act 113 of 1987, as amended by Arkansas Code Annotated | |
| 9 | § 14-94-101 et seq., to form City of Little Rock Municipal Property Owners' Multipurpose Improvemen | |
| 10 | District No. 2020-003 (LaMarche Village Project) has been filed with the Little Rock City Clerk on August 27 | |
| 11 | 2020, and contained the certified signatures of the property owners within the proposed District; and, | |
| 12 | WHEREAS, the City Clerk has presented the petition to the Mayor; and, | |
| 13 | WHEREAS, in Little Rock, Arkansas, Resolution No. 15,292, a public hearing was set for the October 6 | |
| 14 | 2020, Board of Directors Meeting, which begins at 6:00 PM, as the date and time for a hearing before the | |
| 15 | Little Rock Board of Directors for consideration of the petition to form the District; and, | |
| 16 | WHEREAS, the Little Rock Board of Directors has determined from an Abstractor's Certificate of | |
| 17 | Property Ownership that those signing the petition constitute all the owners of the real property to be located in | |
| 18 | said District; and | |
| 19 | WHEREAS, the Arkansas Municipal Property Owners' Improvement District Law provides that if the | |
| 20 | governing body determines that all the owners of the real property to be located in the District have petitioned | |
| 21 | for the improvements, it shall then be its duty by ordinance to establish and lay off the District as defined in the | |
| 22 | petition and to appoint the Commissioners named in the petition; and, | |
| 23 | WHEREAS, the petition to create the District stated that this was for the purpose of construction, either | |
| 24 | within or without the boundaries of the District, if the property is within the District it will be benefitted | |
| 25 | thereby, a sewage collection system, water distribution system, telephone service system, cable television | |
| 26 | system, electrical system, natural gas distribution system, a system of roads and streets, including sidewalks | |
| 27 | curbs and gutters, underground drainage system, a system of street lighting, retaining walls, and landscaping | |
| 28 | and all trenching, excavating, grading and all construction associated with the installation of the above systems | |
| 29 | NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF | |
| 30 | LITTLE ROCK, ARKANSAS: | |
| 31 | Section 1. That, pursuant to Arkansas Act 113 of 1987, as amended (Arkansas Code Annotated §14-94- | |
| 32 | 101 et seq.), the real property described in Section 2 of the ordinance is hereby established and laid off as Little | |
| 33 | Rock Municipal Property Owner's Multipurpose Improvement District No. 2020-003 (La Marche Village | |

- 1 Project) for the purpose of construction, either within or without the boundaries of the District, if the property
- 2 is within the district it will be benefitted thereby, a sewage collection system, water distribution system,
- 3 telephone service system, cable television system, electrical system, natural gas distribution system, a system of
- 4 roads and streets, including sidewalks, curbs and gutters, underground drainage system, a system of street
- 5 lighting, retaining walls, and landscaping, and all trenching, excavating, grading and all construction associated
- 6 with the installation of the above systems.

POINT OF BEGINNING.

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- **Section 2.** That the legal description of the real property to be encompassed within this District is described as follows:
- 9 PART OF THE SW1/4 OF THE NE1/4 OF SECTION 24, TOWNSHIP 2 NORTH, RANGE 10 14 WEST IN PULASKI COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED 11 AS FOLLOWS, TO-WIT: COMMENCING AT THE NORTHWEST CORNER OF THE 12 SAID SW1/4 NE1/4 OF SAID SECTION 24; THENCE SOUTH 1 DEGREE 24 MINUTES WEST 336.0 FEET TO A POINT IN THE WEST LINE OF SAID SW1/4 NE1/4 AND THE 13 14 SOUTH RIGHT-OF-WAY LINE OF TAYLOR ROAD, AND THE POINT OF 15 BEGINNING; THENCE SOUTH 64 DEGREES 36 MINUTES EAST 337.6 FEET ALONG 16 THE SOUTH RIGHT-OF-WAY LINE OF SAID TAYLOR ROAD; THENCE SOUTH 17 17 DEGREES 20 MINUTES WEST 399.5 FEET TO A POINT; THENCE NORTH 82 18 DEGREES 14 MINUTES WEST 200 FEET TO THE WEST BOUNDARY LINE OF SAID 19 SW1/4 NE1/4; THENCE NORTH 1 DEGREE 24 MINUTES EAST 500 FEET TO THE
 - **Section 3.** That the name of the Improvement District shall be Little Rock Municipal Property Owners' Multipurpose Improvement District No. 2020-003 (La Marche Village Project).
 - **Section 4.** *Severability*. In the event any portion of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or adjudication shall not affect the remaining portions of this ordinance, which shall remain in full force and effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of this ordinance.
- Section 5. *Repealer*. All ordinances and resolutions, and parts thereof, which are in conflict with any provision of this ordinance are hereby repealed to the extent of such conflict.
 - Section 6. Emergency. The Board of Directors hereby determines that there is a need for additional infrastructure within the City and hereby determines that the passage and implementation of this ordinance will facilitate construction of such infrastructure within the City; therefore, an emergency is hereby declared to exist, and this ordinance being necessary for the public health, safety and welfare shall be in full force and effect from and after its passage and approval.
- 34 **PASSED: October 6, 2020**

| ATTEST: | APPROVED: |
|------------------------------------|-------------------------|
| | |
| Susan Langley, City Clerk | Frank Scott, Jr., Mayor |
| APPROVED AS TO LEGAL FORM: | |
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| Thomas M. Carpenter, City Attorney | |
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