1	ORDINANCE NO
2	
3	AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT
4	AND TO ESTABLISH A PLANNED DEVELOPMENT – COMMERCIAL
5	TITLED STONEKEY PROPERTIES 2 STR-2 PD-C, LOCATED AT 1910
6	KAVANAUGH BOULEVARD (Z-9896-A), CITY OF LITTLE ROCK,
7	ARKANSAS, AMENDING THE OFFICIAL ZONING MAP OF THE CITY
8	OF LITTLE ROCK, 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-5,
13	Urban Residence District, to PD-C, Planned Development - Commercial:
14	Z-9896-A: Described as a part of Lot 3, and W1/2 of Lots 4 and 5, Block 5, Auten &
15	Moss Addition to the City of Little Rock, in Pulaski County, Arkansas, more
16	particularly described as: starting at the southwest corner of Block 5, thence South
17	89 decrees 08 minutes East, 140.0 feet to the southwest corner of Lot 5 and the Point
18	of Beginning; thence by a deflection angle to the left of 91 degrees 00 minutes North
19	0 degrees 08 minutes West, 156.15 feet; thence by an interior angle of 81 degrees 57
20	minutes South 82 degrees 05 minutes East, 38.65 feet; thence by an interior angle of
21	163 degrees 35 minutes South 65 degrees 40 minutes East, 34.55 feet; thence by an
22	interior angle of 114 degrees 45 minutes South 0 degrees 25 minutes East, 135.17 feet;
23	thence by an interior angle of 88 degrees 43 minutes North 89 decrees 08 minutes
24	West, 71.0 feet along the south line of Lot 5 to the Point of Beginning.
25	Section 2. That the preliminary site development plan/plat be approved as recommended by the Little
26	Rock Planning Commission.
27	Section 3. That the change in zoning classification contemplated for Stonekey Properties 2 STR-2 -
28	PD-C, located at 1910 Kavanaugh Boulevard, Unit E (Z-9896-A), is conditioned upon obtaining final plan
29	approval within the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.
30	Section 4. That this ordinance shall not take effect and be in full force until the final plan approval.
31	Section 5. That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock,
32	Arkansas, and the Designated District Map be, and is hereby amended, to the extent and in the respects
33	necessary to affect and designate the change provided for in Section 1 hereof

1	Section 6. Severabulty. In the event any title, section, paragraph, item, sentence, clause, phrase, or		
2	word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and		
3			
4	effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the		
5	ordinance.		
6	Section 7. Repealer. All laws, ordinances and resolutions, or parts of the same, that are inconsistent		
7	with the provisions of this resolution, are hereby repealed to the extent of such inconsistency		
8	PASSED: February 20, 2024		
9	ATTEST:	APPROVED:	
10			
11			
12	Susan Langley, City Clerk	Frank Scott, Jr., Mayor	
13	APPROVED AS TO LEGAL FORM:		
14			
15 16	Thomas M. Carpenter, City Attorney		
17	//		
18	//		
19	//		
20	//		
21	//		
22	//		
23	//		
24	//		
25	//		
26	//		
27	//		
28	//		
29	//		
30	//		
31	//		
32	//		
33	//		
34	//		
35	//		