1	ORDINANCE NO
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3	AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT
4	AND TO ESTABLISH A PLANNED DEVELOPMENT – COMMERCIAL
5	TITLED JENSEN 1 STR-2 PD-C, LOCATED AT 4909 LEE AVENUE (Z-
6	9907), LITTLE ROCK, ARKANSAS, AMENDING THE OFFICIAL
7	ZONING MAP OF THE CITY OF LITTLE ROCK, ARKANSAS; AND FOR
8	OTHER PURPOSES.
9	OTHER TENI OBES.
10	BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK,
11	ARKANSAS.
12	<b>Section 1.</b> That the zoning classification of the following described property be changed from R-3,
13	Single-Family District, to PD-C, Planned Development - Commercial:
14	<b>Z-9907</b> : Described as the west fifty (50) feet of the east 116.50 feet of Lot 10, of the
15	Subdivision of the E1/2 NW1/4 NE1/4 and the W1/2 SW1/4 NE1/4, Section 6, T-1-N,
16	R-12-W, Howard Adams Subdivision, to the City of Little Rock, Pulaski County,
17	Arkansas.
18	Section 2. That the preliminary site development plan/plat be approved as recommended by the Little
19	Rock Planning Commission.
20	Section 3. That the change in zoning classification contemplated for Jensen 1
21	STR-2 PD-C, located at 4909 Lee Avenue (Z-9907), is conditioned upon obtaining final plan approval
22	within the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.
23	Section 4. That this ordinance shall not take effect and be in full force until the final plan approval.
24	Section 5. That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock,
25	Arkansas, and the Designated District Map be, and is hereby amended, to the extent and in the respects
26	necessary to affect and designate the change provided for in Section 1 hereof.
27	Section 6. Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or
28	word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or
29	adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and
30	effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the
31	ordinance.
32	Section 7. Repealer. All laws, ordinances and resolutions, or parts of the same, that are inconsistent
33	with the provisions of this resolution, are hereby repealed to the extent of such inconsistency

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PASSED: March 5, 2024

1	ATTEST:	APPROVED:	
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4	Susan Langley, City Clerk	Frank Scott, Jr., Mayor	
5	APPROVED AS TO LEGAL FORM:		
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7 8	Thomas M. Carpenter, City Attorney		
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