| 1 | ORDINANCE NO. |
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| 3 | AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT |
| 4 | AND ESTABLISH A PLANNED DEVELOPMENT OFFICE DISTRICT |
| 5 | TITLED JOHN COOLEY REVISED SHORT-FORM PD-O, LOCATED AT |
| 6 | 24201 BURLINGAME ROAD (Z-8716-B), PULASKI COUNTY, |
| 7 | ARKANSAS, AMENDING THE OFFICIAL ZONING MAP OF THE CITY |
| 8 | OF LITTLE ROCK, 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 PD-O, |
| 13 | Planned Development-Office, to Revised PD-O, Revised Planned Development-Office |
| 14 | <u>Z-8716-B</u> : Part of the SE ¼ of the NE 1/4, Section 31, Township 2-North, Range 14 |
| 15 | West, Pulaski County, Arkansas, more particularly described as follows: |
| 16 | commencing at the SE corner of said SE ¼ of the NE ¼, thence South 89 degrees 49 |
| 17 | minutes west along the south line of said SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, 184.2 feet to the center |
| 18 | of Burlingame Road; thence along said center for the following bearings and |
| 19 | distances: North 25 degrees 03 minutes 25 seconds West 70.8 feet; North 19 degrees |
| 20 | 31 minutes West, 72.8 feet; North 15 degrees 31 minutes West, 72.8 feet; North 15 |
| 21 | degrees 46 minutes West, 70.9 feet; North 14 degrees 29 minutes West, 63.2 feet to the |
| 22 | point of beginning; thence South 55 degrees 08 minutes West, 260.0 feet; thence, |
| 23 | North 31 degrees 41 minutes West, 80.2 feet; thence North 13 degrees 30 minutes |
| 24 | West, 150.0 feet; thence North 76 degrees 30 minutes East, 265.2 feet to the center of |
| 25 | Burlingame Road; thence South 14 degrees 19 minutes 34 seconds East 131.46 feet to |
| 26 | the point of beginning, containing 1.10 acres, more or less. Subject to the right-of- |
| 27 | way of Burlingame Road and rules and regulations of Pulaski County Planning. |
| 28 | Section 2. That the preliminary site development plan/plat be approved as recommended by the Little |
| 29 | Rock Planning Commission. |
| 30 | Section 3. That the change in zoning classification contemplated for the John Cooley Revised Short- |
| 31 | Form PD-O, located at 24201 Burlingame Road (Z-8716-B), is conditioned upon obtaining final plan |

32 approval within the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.

33 Section 4. That this ordinance shall not take effect and be in full force until the final plan approval.

| 1 | Section 5. That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock, |
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| 2 | Arkansas, and Designated District Map be and is hereby amended to the extent and in the respects necessary |
| 3 | to affect and designate the change provided for in Section 1 hereof. |
| 4 | Section 6. Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or |
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word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or 5 6 adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and 7 effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the 8 ordinance.

9 Section 7. Repealer. All laws, ordinances, resolutions, or parts of the same that are inconsistent with 10 the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

PASSED: April 7, 2020 11

Susan Langley City Clerk

12 ATTEST:

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| 15 | Susan Langley, City Clerk |
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| 16 | APPROVED AS TO LEGAL FORM: |
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| 19 | Thomas M. Carpenter, City Attorney |
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APPROVED:

Frank Scott, Jr., Mayor