1	ORDINANCE NO.
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3	AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT
4	AND ESTABLISH A PLANNED COMMERCIAL DISTRICT, TITLED
5	MASOUD DEVELOPMENT SHORT-FORM PCD, LOCATED AT 4918
6	BASELINE ROAD (Z-7527-A), LITTLE ROCK, ARKANSAS, AMENDING
7	THE OFFICIAL ZONING MAP OF THE CITY OF LITTLE ROCK,
8	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 R-
13	2, Single-Family District, and C-3, General Commercial District, to PCD, Planned Commercial
14	Development:
15	Z-7527-A : Lot 1 Richdale/Hughley Replat of Part of Tracts 37 and 40 Gloeckler's
16	Acres Subdivision, Little Rock, Pulaski County, Arkansas.
17	SECTION 2. That the preliminary site development plan/plat be approved as recommended by the
18	Little Rock Planning Commission.
19	SECTION 3. That the change in zoning classification contemplated for Masoud Development Short-
20	Form PCD, located at 4918 Baseline Road (Z-7527-A), is conditioned upon obtaining final plan approval
21	within the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.
22	SECTION 4. That this ordinance shall not take effect and be in full force until the final plan approval.
23	SECTION 5. That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little
24	Rock, Arkansas, and designated district map be and is hereby amended to the extent and in the respects
25	necessary to affect and designate the change provided for in Section 1 hereof.
26	SECTION 6. Severability. In the event any title, section, paragraph, item, sentence, clause, phrase,
27	or word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or
28	adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and
29	effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the
30	ordinance.
31	SECTION 7. Repealer. All laws, ordinances, resolutions, or parts of the same that are inconsistent
32	with the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

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PASSED: July 5, 2016

ATTEST:	APPROVED:	
Emily Jordan Cox, Acting City Clerk APPROVED AS TO LEGAL FORM:	Mark Stodola, Mayor	
Thomas M. Carpenter, City Attorney		
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