AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT
AND ESTABLISH A PLANNED COMMERCIAL DISTRICT TITLED
LUMBER 1 LONG-FORM PCD, LOCATED AT 10800 COLONEL GLENN
ROAD (Z-3371-DDD), LITTLE ROCK, ARKANSAS, AMENDING THE
OFFICIAL ZONING MAP OF THE CITY OF LITTLE ROCK,
ARKANSAS; AND FOR OTHER PURPOSES.

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BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK, ARKANSAS.

Section 1. That the zoning classification of the following described property be changed from C-2, Shopping Center District, to PCD, Planned Commercial Development:

14 Z-3371-DDD: Lands lying in the northeast quarter of the northeast quarter of Section 15 21 and the southeast quarter of the southeast quarter of Section 16, Both in Township 16 1 North, Range 13 West, Little Rock, Pulaski County, Arkansas, being more 17 particularly described as follows: Commencing at the northeast corner of the said 18 northeast quarter of the northeast quarter, North 03 Degrees 48 Minutes 07 Seconds 19 East 109.03 feet; thence North 89 Degrees 54 Minutes 09 Seconds West 115.44 feet to 20 the Point of Beginning; thence along a curve to the right 172.58 feet having a radius 21 of 270.00 feet and a chord bearing and distance of South 15 Degrees 36 Minutes 17 22 Seconds East 169.75 feet; thence South 02 Degrees 36 Minutes 46 Seconds West 399.28 23 feet; thence along a curve to the right 43.87 feet having a radius of 50.00 feet and a 24 chord bearing and distance of South 26 Degrees 31 Minutes 09 Seconds West 42.48 25 feet to a point of the north right-of-way of Colonel Glenn Road; thence along said 26 north right-of-way North 88 Degrees 47 Minutes 49 Seconds West 747.64 feet; thence 27 leaving said north right-of-way line North 02 Degrees 47 Minutes 07 Seconds East 28 512.82 feet; thence South 88 Degrees 42 Minutes 30 Seconds East 709.96 feet to the 29 Point of Beginning containing 10.465 acres, more or less.

30 Section 2. That the preliminary site development plan/plat be approved as recommended by the Little 31 Rock Planning Commission.

Section 3. That the change in zoning classification contemplated for Lumber 1 Long-Form PCD,
 located at 10800 Colonel Glenn Road (Z-3371-DDD), is conditioned upon obtaining final plan approval
 within the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.

1	Section 4. That this ordinance shall not	take effect and be in full force until the final plan approval.
2	Section 5. That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock,	
3	Arkansas, and Designated District Map be and is hereby amended to the extent and in the respects necessary	
4	to affect and designate the change provided for in Section 1 hereof.	
5	Section 6. Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or	
6	word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or	
7	adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and	
8	effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the	
9	ordinance.	
10	Section 7. Repealer. All laws, ordinan	nces, resolutions, or parts of the same that are inconsistent with
11	the provisions of this ordinance are hereby repealed to the extent of such inconsistency.	
12	PASSED: August 7, 2018	
13	ATTEST:	APPROVED:
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16	Susan Langley, City Clerk	Mark Stodola, Mayor
17	APPROVED AS TO LEGAL FORM:	
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19 20	Thomas M. Carpenter, City Attorney	_
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