ORDINANCE NO. ______________

AN ORDINANCE APPROVING A PLANNED ZONING
DEVELOPMENT AND ESTABLISHING A PLANNED
RESIDENTIAL DISTRICT TITLED BELLA ROSA PLACE
SUBDIVISION SHORT-FORM PD-R, LOCATED ON THE
NORTHEAST CORNER OF TAYLOR LOOP ROAD AND BELLA
ROSA DRIVE (Z-9075) LITTLE ROCK, ARKANSAS, AMENDING
THE OFFICIAL ZONING MAP OF THE CITY OF LITTLE ROCK;
AND FOR OTHER PURPOSES.

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 R-2, Single-family to PD-R, Planned Development Residential:

Z-9075 – Part of the SE ¼ NE ¼ of Section 24, T-2-N, R-14-W, City of Little
Rock, Pulaski County, Arkansas, being more particularly described as
follows: Commence at the NE corner of the SE ¼ NE ¼ of Said Section 24;
thence S01°40’04”W along the east line of said SE ¼ NE ¼, a distance of
252.09 feet to the point of beginning; thence N89°24’22”W, a distance of
221.51 feet to the centerline of Bella Rosa Drive; thence S13°37’09”W along
said centerline a distance of 449.57 feet to the north right of way line of
Taylor Loop Road; thence 66°29’51”E along said north right of way line,
a distance of 68.46 feet; thence S59°39’51”E along said north right of way
line, a distance of 212.50 feet; thence S55°05’51”E along said north right
of way line a distance of 77.20 feet to the east line of said SE ¼ NE ¼; thence
N01°40’04”E along the east line of said SE ¼ NE ¼ a distance of 613.69 feet
to the point of beginning containing 3.31 acres more or less.
SECTION 2. That the preliminary site development plan/plat be approved as recommended by the Little Rock Planning Commission.

SECTION 3. That the change in zoning classification contemplated for Bella Rosa Place Subdivision Short-form PD-R, located on the Northeast corner of Taylor Loop Road and Bella Rosa Drive. (Z-9075) is conditioned upon obtaining a final plan approval within the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.

SECTION 4. That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock, Arkansas, and designated district map be and is hereby amended to the extent and in the respects necessary to affect and designate the change provided for in Section 1 hereof.

SECTION 5. That this Ordinance shall not take effect and be in full force until the final approval of the plan.

SECTION 6. Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or 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 effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the ordinance.

SECTION 7. Repealer. All laws, ordinances, resolutions, or parts of the same that are inconsistent with the provisions of this ordinance are hereby repealed to the extent of such inconsistency.
PASSED:_____________________

ATTEST: APPROVED:

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City Clerk Mayor

APPROVED AS TO FORM:

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City Attorney

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