ORDINANCE NO. _______________

AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT
AND ESTABLISH A PLANNED RESIDENTIAL DISTRICT TITLED H-D-T,
LLC SHORT-FORM PD-R, LOCATED AT 1018 AND 1022 LEWIS
STREET (Z-9258), LITTLE ROCK, ARKANSAS, AMENDING THE
OFFICIAL ZONING MAP OF THE CITY OF LITTLE ROCK,
ARKANSAS; 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-3,
Single-Family District, to PD-R, Planned Development – Residential, District:

**Z-9258:** Part of Lots 4 and 5, Block 6, Jansen’s Addition to the City of Little Rock,
Pulaski County, Arkansas, described as follows: Begin at the northeast corner of said
Lot 4; thence S0°01’09”E, along the east line of said Lots 4 and 5, 69.98 feet; thence
N88°43’53”W, 86.7 feet; thence North 68.8 feet to the point on the north line of said
Lot 4; thence S89°30’44”E, along said north line, 86.66 feet to the point of beginning.

AND Part of Lots 5 and 6, Block 6, Jansen’s Addition to the City of Little Rock,
Pulaski County, Arkansas, described as follows: Begin at the southeast corner of said
Lot 6, thence N89°30’44”W along the south line of said Lot 6, 86.71 feet; thence north
69.2 feet; thence S88°43’53”E, 86.7 feet to the point on the east line of said Lot 5;
thence S0°01’09”E, along the east line of Lots 5 and 6, 68.02 feet to the point of
beginning.

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 H-D-T, LLC Short-Form PD-R,
located at 1018 and 1022 Lewis Street (Z-9258), 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.

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

Section 5. 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 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: November 7, 2017

ATTEST:                     APPROVED: ________________________________

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Susan Langley, City Clerk      Mark Stodola, Mayor

APPROVED AS TO LEGAL FORM:

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Thomas M. Carpenter, City Attorney

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