ORDINANCE NO. ______________

AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT
AND ESTABLISH A PLANNED RESIDENTIAL DISTRICT TITLED 5212
‘I’ STREET REVISED SHORT-FORM PD-R (Z-6883-D), LOCATED AT
5212 ‘I’ STREET, 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
Revised PD-R, Planned Development – Residential, to Revised PD-R:

Tract 1 – Part of Lots 3 & 4, Block 49, Pulaski Heights Addition to the City of Little
Rock, Pulaski County, Arkansas, described as follows: Commence at the SW corner
of said Lot 4; thence N00°26'22"E, along the west line of said Lot 4, 90.98 feet; thence
N78°37’23”E, 76.95 feet; thence S00°15’23”W, 22 feet; thence S06°37’23”E, 50.07 feet
to the south line of said Lot 3; thence S67°04’49”W, 88.41 feet along the south line of
Lots 3 & 4, 88.41 feet to the point of beginning, together with a ten (10)-foot sewer
easement.

AND

Tract 2 – Part of Lots 3, 4, 5 & 6, Block 49, Pulaski Heights Addition to the City of
Little Rock, Pulaski County, Arkansas, described as follows: begin at the SW corner
of said Lot 4; thence N00°26’22”W, 90.98 feet to the point of beginning; thence
continue N00°26’22”E, 21.3 feet; thence S71°34’26”W 87.29 feet; thence
N01°50’12”E, 101.72 feet to the north line of Lots 5 and 6; thence N81°30’E, along the
said north line, 154.29 feet; thence S00°08’14”E, 75.05 feet; thence S78°37’23”W,
76.95 feet to the point of beginning. Subject to a ten (10)-foot sewer easement.

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 5212 ‘I’ Street Revised Short-
Form PD-R (Z-6883-D), located at 5212 ‘I’ Street, 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.

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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: March 3, 2015

ATTEST:

Susan Langley, City Clerk

APPROVED:

Mark Stodola, Mayor

APPROVED AS TO LEGAL FORM:

Thomas M. Carpenter, City Attorney