ORDINANCE NO. ______

AN ORDINANCE TO RECLASSIFY PROPERTY LOCATED IN THE
CITY OF 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 zone classification of the following property be and is hereby changed as indicated:

Z-3371-FFF: DESCRIBED AS PART OF THE S1/2 OF SECTION 16, TOWNSHIP
1 NORTH, RANGE 13 WEST, LITTLE ROCK, PULASKI COUNTY, ARKANSAS,
BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT
THE NORTHWEST CORNER OF LOT 3R THE VILLAGE AT BRODIE CREEK;
THENCE N88°17'04"W-724.88' TO A POINT ON THE EASTERLY RIGHT-OF-
WAY LINE OF BOWMAN ROAD; THENCE ALONG SAID EASTERLY RIGHT-
OF-WAY LINE THE FOLLOWING COURSES: 1) N10°49'31"W-214.00'; 2)
N07°36'12"W-216.90', 3) N07°32'48"W-180.27'; 4) ALONG THE ARC OF A 642.54'
RADIUS CURVE TO THE RIGHT, HAVING AN ARC LENGTH OF 369.61' AND
CHORD BEARING AND DISTANCE OF N08°55'58"E-364.53'; (5) N25°27'11"E-
129.82'; THENCE LEAVING SAID RIGHT-OF-WAY S87°53'28"E-604.46'
THENCE S87°45'57"E-398.57'; THENCE N02°10'57"E-228.64' THENCE
N79°22'04"E-196.43'; THENCE N57°58'14"E-123.80'; THENCE N47°13'57"E-
233.96' THENCE N59°44'41"E-168.14'; THENCE N71°38'56"E-306.03'; THENCE
N41°46'04"E-138.46' TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE
OF INTERSTATE ROUTE NO. 430; THENCE SOUTHERLY, ALONG SAID
WESTERLY RIGHT-OF-WAY LINE THE FOLLOWING COURSES: (1)
S03°13'05"W-225.66'; (2) S06°00'02"E-226.97'; (3) S02°01'57"W-401.39' (4)
S12°08'10"W-707.53' (5) S30°57'22"W-88.47' THENCE LEAVING SAID RIGHT-
OF-WAY LINE N75°33'42"W-727.26'; THENCE S41°50'43"W-169.15'; THENCE
ALONG THE ARC OF A 25.00' RADIUS CURVE TO THE LEFT, HAVING AN
ARC LENGTH OF 35.85' AND CHORD BEARING AND DISTANCE OF
S00°50'17"W-32.86' TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE
OF COLONEL GLENN PLAZA DRIVE; THENCE S49°39'01"W-60.00' TO A
POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF SAID COLONEL
GLENN PLAZA DRIVE; THENCE ALONG THE ARC OF A 320.00-FOOT
RADIUS CURVE TO THE LEFT HAVING AN ARC LENGTH OF 15.31’ AND
CHORD BEARING AND DISTANCE OF N41°01’12"W-15.31’ TO A POINT ON
THE NORTH LINE OF SAID LOT 3R; THENCE S47°26’16"W ALONG THE
NORTH LINE OF SAID LOT 3R, A DISTANCE OF 316.58’ TO THE POINT OF
BEGINNING. CONTAINING 52.9078 ACRES (MORE OR LESS): FROM
C-2, SHOPPING CENTER DISTRICT, AND PCD, PLANNED COMMERCIAL
DISTRICT, TO C-4, OPEN DISPLAY DISTRICT. (EAST SIDE OF BOWMAN
ROAD (4000 BLOCK), WEST OF INTERSTATE 430 AND SOUTH OF BRODIE
CREEK).

Section 2. That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock
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 3. 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 4. 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.

ATTEST:                                  APPROVED:

______________________________________  ______________________________________
Susan Langley, City Clerk     Frank Scott, Jr., Mayor

APPROVED AS TO LEGAL FORM:

_____________________________________
Thomas M. Carpenter, City Attorney