

**OFFICE OF THE CITY MANAGER
LITTLE ROCK, ARKANSAS**

**BOARD OF DIRECTORS COMMUNICATION
JUNE 6, 2017 AGENDA**

Subject:	Action Required:	Approved By:
<p>An ordinance establishing a Planned Zoning District titled Dash Heating and Cooling Short-Form PD-O, located at 12417 Cantrell Road. (Z-6060-A)</p> <p>Submitted By:</p> <p>Planning & Development Department</p>	<p>√ Ordinance Resolution Approval Information Report</p>	<p>Bruce T. Moore City Manager</p>

SYNOPSIS	The applicant is requesting to rezone the property from R-2, Single-Family District, to PD-O, Planned Development - Office, to allow the site area to expand.
FISCAL IMPACT	None.
RECOMMENDATION	Staff recommends approval of the requested PD-O zoning. The Planning Commission voted to recommend approval of the PD-O zoning by a vote of 11 ayes, 0 nays and 0 absent.
BACKGROUND	<p>A replat will be completed for the proposed Lot A-R upon approval. The expansion of land area will allow additional area for the existing fenced service area on the property for vehicle parking.</p> <p>The Planning Commission reviewed the proposed PD-O request at its April 27, 2017, meeting and there were no registered objectors present. All property owners located within 200feet of the site along with the Piedmont Neighborhood Association and the Walton Height Candlewood Property Owners Association were notified of the public hearing.</p>

**BACKGROUND
CONTINUED**

Please see the attached Planning Commission minute record and site plan for the applicant's specific development proposal and the staff analysis and recommendation.