ORDINANCE NO. _______________

AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT
AND ESTABLISH A PLANNED RESIDENTIAL DISTRICT TITLED RIKE
SHORT-FORM PD-R, LOCATED AT 2810 – 2812 NORTH UNIVERSITY
AVENUE (Z-9232), 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-2,
Single-Family District, to PD-R, Planned Development - Residential:

**Z-9232**: The south forty-nine (49) feet of Lots 1 and 2 and the south forty-nine (49)
feet of the east fourteen (14) feet of Lot 3 and the north twenty-three (23) feet of Lots
11 and 12, and the north twenty-three (23) feet of the east fourteen (14) feet of Lot 10,
Block 23 Mountain Home Addition, an Addition to the City of Little Rock, Pulaski
County, Arkansas.

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 Rike Short-Form PD-R, located
at 2810 – 2812 North University Avenue (Z-9232), 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the provisions of this ordinance are hereby repealed to the extent of such inconsistency.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:  August 15, 2017

ATTEST:                                               APPROVED:

____________________________________________________  _____________________________________
Susan Langley, City Clerk                                Mark Stodola, Mayor

APPROVED AS TO LEGAL FORM:

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Thomas M. Carpenter, City Attorney