ORDINANCE NO. _______________

AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT AND ESTABLISH A PLANNED OFFICE DISTRICT TITLED GEYER SPRINGS FIRST BAPTIST CHURCH SHORT-FORM PD-O, LOCATED AT 12400 INTERSTATE 30 (Z-5365-F), 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-O, Planned Development – Office:

Z-5365-F: Part of the Southwest Quarter of the Northeast Quarter Section 8, Township 01 South, Range 13 West, Pulaski County, Arkansas, being more particularly described as follows: Commencing at the northeast corner of the Northeast Quarter of the Northeast Quarter, Section 8; thence South 01 Degrees 05 Minutes 15 Seconds West 1,331.58 feet to a point; thence North 88 Degrees 22 Minutes 09 Seconds West 1,280.56 feet to a found ½-inch rebar at the northeast corner of the Southwest Quarter of the Northeast Quarter; thence North 89 Degrees 07 Minutes 45 Seconds West 734.13 feet to a point; thence South 03 Degrees 17 Minutes 59 Seconds West 642.65 feet to the point of beginning; thence South 61 Degrees 06 Minutes 40 Seconds East 146.00 feet to a point; thence South 28 Degrees 53 Minutes 20 Seconds West 117.0 feet to a point; thence North 61 Degrees 06 Minutes 40 Seconds West 146.0 feet to a point; thence North 28 Degrees 53 Minutes 20 Seconds East 117.0 feet to the point of beginning containing 17,082 square-feet or 0.39 acres, more or less.

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 Geyer Springs First Baptist Church Short-Form PD-O, located at 12400 I-30 (Z-5365-F), is conditioned upon obtaining final plan approval within the time specified by Chapter 36, Article VII, Section 36-454 (c) 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: 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 6. 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 7, 2018

ATTEST:                              APPROVED:

_____________________________________  ____________________________________
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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