| 1 | ORDINANCE NO |
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| 2 | |
| 3 | AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT |
| 4 | AND TO ESTABLISH A PLANNED COMMERCIAL DISTRICT TITLED |
| 5 | MASTER COMPANY-PCD, LOCATED AT 9911 W. MARKHAM STREET |
| 6 | (Z-9858-A), LITTLE ROCK, ARKANSAS, AMENDING THE OFFICIAL |
| 7 | ZONING MAP OF THE CITY OF LITTLE ROCK, ARKANSAS; AND FOR |
| 8 | OTHER PURPOSES. |
| 9 10 | BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK, ARKANSAS. |
| 11 | Section 1. That the zoning classification of the following described property be changed from O- |
| 12 | 3, General Office District to PCD, Planned Commercial District. |
| 13 | Z-9858-A – DESCRIBED AS A PART OF LOT 8, WEST MARKHAM |
| 14 | STREET SUBDIVISION, IN THE CITY OF LITTLE ROCK, PULASKI |
| 15 | COUNTY, ARKANSAS, DESCRIBED AS FOLLOWS: BEGINNING AT A |
| 16 | POINT IN THE NORTH LINE OF SAID LOT 8, WHICH IS 100 FEET |
| 17 | EAST OF THE NW CORNER OF SAID LOT 8, THENCE EAST ALONG |
| 18 | SAID NORTH LINE 91.5 FEET OF THE WEST RIGHT-OF-WAY LANE |
| 19 | OF OAK LANE DRIVE, THENCE SOUTH ALONG THE WEST RIGHT- |
| 20 | OF-WAY OF OAK LANE DRIVE, 105 FEET; THENCE WEST 91.5 FEET, |
| 21 | THENCE NORTH 105 FEET TO THE POINT OF BEGINNING. LESS |
| 22 | AND EXCEPT THAT PART TAKEN BY THE CITY OF LITTLE ROCK |
| 23 | IN EASEMENT DEED RECORDED AS INSTRUMENT NO. 79-06397, |
| 24 | DATED FEBRUARY 21, 1979, RECORDS OF PULASKI COUNTY, |
| 25 | ARKANSAS. |
| 26 | Section 2. That the preliminary site development plan/plat be approved as recommended |
| 27 | by the Little Rock Planning Commission. |
| 28 | Section 3. That the change in zoning classification contemplated for Master Company – |
| 29 | PCD, located at 9911 W. Markham Street (Z-9858-A) is conditioned upon obtaining final plan |
| 30 | approval within the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of |
| 31 | Ordinances. |
| 32 | Section 4. That this Ordinance shall not take effect and be in full force until final plan |
| 33 | approval. |

| 1 | Section 5. That the map referred to in Chap | Section 5. That the map referred to in Chapter 36 of the Code of Ordinances of the City | | |
|----|---|---|--|--|
| 2 | of Little Rock, Arkansas, and designated district map be and is hereby amended to the extent and | | | |
| 3 | in the respects necessary to affect and designate the change provided for in Section 1 hereof. | | | |
| 4 | Section 6. Severability. In the event any title, section, paragraph, item, sentence, clause, | | | |
| 5 | phrase, or word of this ordinance is declared or adjudged to be invalid or unconstitutional, such | | | |
| 6 | declaration or adjudication shall not affect the remaining portions of the ordinance which shall | | | |
| 7 | remain in full force and effect as if the portion so declared or adjudged invalid or unconstitutional | | | |
| 8 | was not originally a part of the ordinance. | | | |
| 9 | Section 7. Repealed. All laws, ordinances, resolutions, or parts of the same that are | | | |
| 10 | inconsistent with the provisions of this ordinance are hereby repealed to the extent of such | | | |
| 11 | inconsistency. | | | |
| 12 | PASSED: September 16, 2025 | | | |
| 13 | 3 ATTEST: | APPROVED: | | |
| 14 | 4 | | | |
| 15 | | | | |
| 16 | 6 Allison Segars, City Clerk | Frank Scott, Jr., Mayor | | |
| 17 | 7 APPROVED AS TO FORM: | | | |
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