

1 **ORDINANCE NO. _____**

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3 **AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT**
4 **AND ESTABLISH A PLANNED OFFICE DEVELOPMENT TITLED L**
5 **SQUARED SHORT-FORM POD, LOCATED AT 7002 STATE HIGHWAY**
6 **300 (Z-9494), LITTLE ROCK, ARKANSAS, AMENDING THE OFFICIAL**
7 **ZONING MAP OF THE CITY OF LITTLE ROCK, ARKANSAS; AND FOR**
8 **OTHER PURPOSES.**

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10 **BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK,**
11 **ARKANSAS.**

12 **Section 1.** That the zoning classification of the following described property be changed from R-2,
13 Single-Family District, to POD, Planned Office Development

14 **Z-9495:** **Part of the SE ¼ of the SE 1/4 of Section 9, Township 2 North, Range 14**
15 **West, Pulaski County, Arkansas, more particularly described as follows: Beginning**
16 **at the southeast corner of said SE ¼ of the SE ¼ of said Section 9, thence North 00**
17 **degrees 23 minutes East and along the east line of said SE ¼ of the SE ¼, 142.1 feet,**
18 **thence North 71 degrees 25 minutes 25 seconds West 399.1 feet (deed N 71 deg 12 min**
19 **W), to a point on the east right-of-way of Arkansas State Highway No. 300, thence**
20 **along the said east right-of-way of Arkansas State Highway No. 300 a chord bearing**
21 **and distance of South 13 deg 21 min 28 sec East 285.3 feet (deed S 12 deg 46 min E**
22 **281.8 feet), thence North 88 deg 27 min East 311.6 feet (deed N 89 deg 26 min E 317.3**
23 **feet) to the point of beginning, containing 1.8 acres, more or less**

24 **Section 2.** That the preliminary site development plan/plat be approved as recommended by the Little
25 Rock Planning Commission.

26 **Section 3.** That the change in zoning classification contemplated for the L Squared Short-Form POD,
27 located at 7002 Highway 300 (Z-9494), is conditioned upon obtaining final plan approval within the time
28 specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.

29 **Section 4.** That this ordinance shall not take effect and be in full force until the final plan approval.

30 **Section 5.** That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock,
31 Arkansas, and Designated District Map be and is hereby amended to the extent and in the respects necessary
32 to affect and designate the change provided for in Section 1 hereof.

1 **Section 6. Severability.** In the event any title, section, paragraph, item, sentence, clause, phrase, or
2 word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or
3 adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and
4 effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the
5 ordinance.

6 **Section 7. Repealer.** All laws, ordinances, resolutions, or parts of the same that are inconsistent with
7 the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

8 **PASSED: April 7, 2020**

9 **ATTEST:**

APPROVED:

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12 **Susan Langley, City Clerk**

_____ **Frank Scott, Jr., Mayor**

13 **APPROVED AS TO LEGAL FORM:**

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16 **Thomas M. Carpenter, City Attorney**

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