

ORDINANCE NO. _____

**AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT
AND TO ESTABLISH A PLANNED DEVELOPMENT – COMMERCIAL
TITLED MASTER COMPANY PD-C, LOCATED AT 9911 WEST
MARKHAM STREET (Z-9858), 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 O-3, General Office District, to PD-C, Planned Development – Commercial:

Z-9858: Described as a part of Lot 8, West Markham Street Subdivision, Little Rock, Pulaski County, Arkansas, described as follows: Beginning at a point on the north line of said Lot 8, which is 100 feet east of the northwest corner of said Lot 8; thence east along said north line of 91.5 feet to the west right-of-way line of Oak Lane Drive; thence south along the west right-of-way line of Oak Lane Drive, 105 feet; thence west 91.5 feet; thence north 105 feet to the point of beginning. Less and except that part taken by Arkansas State Highway Commission, Parcel No. 44L0470005100.

Section 2. That the preliminary site development plan/plat be approved as presented to the Little Rock Planning Commission.

Section 3. That the change in zoning classification contemplated for Master Company PD-C, located at 9911 West Markham (Z-9858), 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 the 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.

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2 the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

3 **PASSED: April 16, 2024**

4 **ATTEST:**

APPROVED:

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7 **Susan Langley, City Clerk**

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

8 **APPROVED AS TO LEGAL FORM:**

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

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