

1 **ORDINANCE NO.** _____

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3 **AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT**
4 **AND ESTABLISH A PLANNED COMMERCIAL DISTRICT TITLED**
5 **HARRIS SHORT-FORM POD, LOCATED AT 8122/8124 STAGECOACH**
6 **ROAD (Z-9429), LITTLE ROCK, ARKANSAS, AMENDING THE**
7 **OFFICIAL ZONING MAP OF THE CITY OF LITTLE ROCK,**
8 **ARKANSAS; AND FOR 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 PCD, Planned Commercial Development:

14 **Z-9429: A part of Tract 9, Crystal Valley Glens Subdivision, being more particularly**
15 **described as follows: Beginning at the southwest corner of Tract 9; thence run North**
16 **07 degrees 49 minutes West 308 feet, more or less; thence run East 105 feet; thence**
17 **run South 44 degrees 10 minutes East, 122 feet; thence run South 13 degrees 20**
18 **minutes East, 150.7 feet to a point on the north right-of-way of Highway 5; thence run**
19 **southwesterly along said Highway 5, 200 feet to the point of beginning. Less and**
20 **except 9,532 square-feet of right-of-way as described in Deed filed in Book 97, Page**
21 **73146 of the Pulaski County Real Estate Records, City of Little Rock, Pulaski County,**
22 **Arkansas.**

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

25 **Section 3.** That the change in zoning classification contemplated for the Harris Short-Form PCD,
26 located at 8122/8124 Stagecoach Road (Z-9429), is conditioned upon obtaining final plan approval within
27 the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.

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

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

32 **Section 6. *Severability.*** In the event any title, section, paragraph, item, sentence, clause, phrase, or
33 word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or

1 adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and
2 effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the
3 ordinance.

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

6 **ATTEST:**

APPROVED:

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Susan Langley, City Clerk

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

10 **APPROVED AS TO LEGAL FORM:**

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Thomas M. Carpenter, City Attorney

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