1	ORDINANCE NO	
2		
3	AN ORDINANCE TO RECLASSIFY PROPERTY LOCATED IN THE	
4	CITY OF LITTLE ROCK, ARKANSAS, AMENDING THE OFFICIAL	
5	ZONING MAP OF THE CITY OF LITTLE ROCK, ARKANSAS; AND FOR	
6	OTHER PURPOSES.	
7		
8	BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK	
9	ARKANSAS.	
10	Section 1. That the zone classification of the following property be and is hereby changed as indicated	
11	<b>Z-9857</b> : DESCRIBED AS PART OF THE SW1/4 OF SECTION 35, T-1-N, R-13-W,	
12	PULASKI COUNTY, ARKANSAS, BEING MORE PARTICULARLY	
13	DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF	
14	LOT 1, NORTHERN TOOL ADDITION, RECORDED AS INSTRUMENT	
15	NUMBER 2017059061 IN THE RECORDS OF PULASKI COUNTY, ARKANSAS;	
16	THENCE N23°32'09"W ALONG THE EASTERLY LINE OF SAID LOT 1, A	
17	DISTANCE OF 559.83 FEET; THENCE N78°00'43"E, A DISTANCE OF 249.12	
18	FEET; THENCE N02°40'04"E, A DISTANCE OF 374.06 FEET TO A POINT ON	
19	THE SOUTHERLY RIGHT-OF-WAY LINE OF MABELVALE PIKE; THENCE	
20	ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE THE FOLLOWING	
21	COURSES: (1) N77°50'59"E, 83.06 FEET; (2) ALONG THE ARC OF A 584.79-	
22	FOOT RADIUS CURVE TO THE LEFT, HAVING A CHORD BEARING AND	
23	DISTANCE OF N69°01'33"E, 165.34 FEET AND AN ARC LENGTH OF 165.90	
24	FEET; (3) N60°14'24"E, 105.66 FEET; THENCE LEAVING SAID SOUTHERLY	
25	RIGHT OF WAY LINE S01°31'05"W, A DISTANCE OF 275.85 FEET; THENCE	
26	N61°31'31"E, A DISTANCE OF 161.89 FEET; THENCE S04°12'55"W, A	
27	DISTANCE OF 382.05 FEET; THENCE S86°14'27"E, A DISTANCE OF 121.88	
28	FEET TO THE CENTERLINE OF MANN BRANCH; THENCE S25°49'06"W, A	
29	DISTANCE OF 314.40 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-	
30	WAY LINE OF INTERSTATE 30; THENCE S66°38'14"W ALONG SAID	
31	NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 497.22 FEET TO THE	
32	POINT OF BEGINNING. CONTAINING 10.812 ACRES, MORE OR LESS:	
33	FROM R-2, SINGLE-FAMILY DISTRICT, TO C-4, OPEN DISPLAY DISTRICT	

34

(10000 INTERSTATE 30).

1	<b>Section 2.</b> That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Roc		
2	and Designated District Map be and is hereby amended to the extent and in the respects necessary to affect		
3	and designate the change provided for in Section 1 hereof.		
4	Section 3. Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or		
5	word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration of		
6	adjudication shall not affect the remaining portions of the ordinance which shall remain in full force an		
7	effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the		
8	ordinance.		
9	Section 4. Repealer. All laws, ordinances, resolutions, or parts of the same that are inconsistent with		
10	the provisions of this ordinance are hereby repealed to the extent of such inconsistency.		
11	PASSED: January 9, 2024		
12	ATTEST:	APPROVED:	
13			
14			
15	Susan Langley, City Clerk	Frank Scott, Jr., Mayor	
16	APPROVED AS TO LEGAL FORM:		
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18 19	Thomas M. Carpenter, City Attorney		
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