

ORDINANCE NO. _____

**AN ORDINANCE TO ESTABLISH AND LAY OFF LITTLE ROCK
PROPERTY OWNERS' MULTIPURPOSE IMPROVEMENT DISTRICT
NO. 2022-004 (WOODLAND PARK RECREATION DISTRICT), OF
LITTLE ROCK, ARKANSAS; TO DECLARE AN EMERGENCY; AND
FOR OTHER PURPOSES.**

WHEREAS, a Petition to form City of Little Rock Municipal Property Owners' Multipurpose Improvement District No. No. 2022-004 (Woodland Park Recreation District) has been filed with the Little Rock City Clerk; and,

WHEREAS, the City Clerk has presented the petition to the Mayor; and,

WHEREAS, the Mayor has set September 20, 2022 at 6:00 PM or as soon afterwards as the item may be reached on the regular call of the agenda, as the date and time for a Public Hearing before the Little Rock Board of Directors for consideration of the Petition; and,

WHEREAS, the Little Rock Board of Directors has determined from an Abstractor's Certificate of Property Ownership that those signing the petition constitute all the owners of the real property to be located in said District; and,

WHEREAS, the City Clerk has presented proof of notice of this hearing in the manner prescribed by law by Certified Mail to any mortgagee holding a first mortgage lien on real property constituting more than 10% in area of the real property to be located in the District, and such mortgagee has filed a statement with the City Clerk that it has no objection to the formation of the District; and,

WHEREAS, the Arkansas Municipal Property Owners' Improvement District Law provides that if the Governing Body determines that all the owners of the real property to be located in the District have petitioned for the improvements, it shall then be its duty by ordinance to establish and lay off the District as defined in the petition and to appoint the Commissioners named in the Petition.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK, ARKANSAS.

Section 1. The real property described as:

THE SOUTH 2.2649 ACRES OF TRACT 11, THE WEST 1/2 OF TRACT 13, THE WEST 1/2 OF TRACT 16 AND 2.30 ACRES BEING A PART OF TRACT 10 AND TRACT 14 OF ASBURY ACRES RECREATION DISTRICT, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE

1 NORTHEAST CORNER OF TRACT 11, ASBURY ACRES RECREATION DISTRICT;
2 THENCE S01°47'37"W, ALONG THE WEST LINE OF TAYLOR PARK
3 RECREATION DISTRICT, A DISTANCE OF 339.09' TO THE POINT OF
4 BEGINNING; THENCE CONTINUING ALONG SAID WEST LINE S01°47'37"W-
5 312.60'; THENCE S01°51'13"W-647.92' TO THE SOUTHEAST CORNER OF THE
6 WEST HALF OF TRACT 16, ASBURY ACRES, RECREATION DISTRICT; THENCE
7 N87°37'16"W ALONG THE SOUTH LINE OF SAID TRACT 16, A DISTANCE OF
8 339.04'; THENCE LEAVING SAID SOUTH LINE N01°49'38"E-443.09'; THENCE
9 N55°52'34"W-300.59'; TO A POINT ON THE EASTERN RIGHT-OF-WAY LINE OF
10 WOODLANDS TRAIL; THENCE ALONG SAID RIGHT-OF-WAY ALONG THE ARC
11 OF A 330' RADIUS CURVE TO THE LEFT, HAVING AN ARC LENGTH OF 153.73'
12 AND CHORD OF N15°04'57"E-152.35'; THENCE N01°48'44"E-208.32'; THENCE
13 LEAVING SAID RIGHT-OF-WAY S87°56'09"E-219.21'; THENCE S87°48'36"E-
14 339.15' BACK TO THE POINT OF BEGINNING. CONTAINING 9.7736 ACRES,
15 MORE OR LESS.

16 is hereby establish as City of Little Rock, Arkansas Municipal Property Owners' Multipurpose
17 Improvement District No. 2022-004 (Woodland Park Recreation District) for the purposes of purchasing,
18 accepting as a gift, constructing, or maintaining facilities for the purpose of providing recreational facilities
19 and maintaining the infrastructure and improvements within the District, together with facilities, related to
20 any of the foregoing or for more than one (1) of those purposes, whether within or outside the boundaries
21 for the Proposed District; doing all things now or hereafter permitted under applicable law, including
22 limitation, A.C.A. §14-94-110, to be done and performed by Municipal Property Owners' Improvement
23 Districts. The purposes are to be accomplished in the manner and with the materials that the Commissioners
24 for the District shall deem in the best interest of the District and as specified by law. The cost of the project
25 of the District shall be assessed upon the real property of the District according to the benefits received.

26 **Section 2.** The following three (3) individuals nominated in the petition, are hereby appointed as
27 Commissioners of said Improvement District: Scott Hurley; Randy James; and Graham Smith.

28 **Section 3.** The name of the improvement District shall be Woodland Park Recreation District
29 Municipal Property Owners' Multi-Purpose Improvement District No.2022-004 of Little Rock, Arkansas.

30 **Section 4. Severability.** The various parts, sections and clauses of this ordinance are hereby declared
31 to be severable. If any part, sentence, paragraph, section or clause is adjudged unconstitutional or invalid
32 by court of competent jurisdiction, the remainder of this ordinance shall not be affected thereby.

33 **Section 5. Repealer.** All laws, ordinances, resolutions, or parts thereof in conflict with the provision
34 of this ordinance are hereby repealed to the extent of such conflict.

1 **Section 6. *Emergency Clause.*** The Board of Directors of the City of Little Rock, Arkansas, has
2 determined that with development in the area covered by the boundaries of the Improvement District laid
3 off in this ordinance requires, as critical to the public health, safety, and welfare, construction of additional
4 infrastructure; an emergency is, therefore, declared to exist, and this ordinance shall be in full force and
5 effect from and after the date of its passage.

6 **PASSED: September 20, 2022**

7 **ATTEST:**

APPROVED:

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Susan Langley, City Clerk

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

11 **APPROVED AS TO LEGAL FORM:**

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Thomas M. Carpenter, City Attorney

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