

**OFFICE OF THE CITY MANAGER
LITTLE ROCK, ARKANSAS**

**BOARD OF DIRECTORS COMMUNICATION
FEBRUARY 17, 2026 AGENDA**

Subject:	Action Required:	Approved By:
<p>An ordinance rezoning property located on the East side of John Barrow Road, approximately 250 feet South of Labette Drive. (Z-10243).</p> <p>Submitted By:</p> <p>Planning & Development Department</p>	<p style="text-align:center">√ Ordinance Resolution</p>	<p style="text-align:center">Delphone Hubbard City Manager</p>
<p style="text-align:right">SYNOPSIS</p>	<p>The owner of the 1.037-acre property located on the east side of John Barrow Road, approximately 250 feet south of Labette Drive, is requesting that the zoning be reclassified from O-1, Quiet Office District, to C-1, Neighborhood Commercial District.</p>	
<p style="text-align:right">FISCAL IMPACT</p>	<p>None.</p>	
<p style="text-align:right">RECOMMENDATION</p>	<p>Staff recommends approval of the PD-C rezoning request. The Planning Commission voted to recommend approval by a vote of 10 ayes, 0 nays, and 1 open position.</p>	
<p style="text-align:right">BACKGROUND</p>	<p>The applicant requests to rezone 1.037 acres of property located on the east side of John Barrow Road, approximately 250 feet south of Labette Drive, from “O-1” Quiet Office District to “C-1” Neighborhood Commercial District. The rezoning is requested for future development of the property. The property is currently undeveloped and mostly tree covered, with varying degrees of slope.</p> <p>The City’s Future Land Use Plan designates the property as “O” Office. The applicant has filed for a land use plan amendment from “O” Office to “NC” Neighborhood Commercial. This is a separate item on this agenda.</p>	

**BACKGROUND
CONTINUED**

The Planning Commission reviewed this request at their January 8, 2026, meeting, and there were two (2) objectors present. All owners of property located within 300 feet of the site, as well as all Neighborhood Associations registered within the City of Little Rock, were notified. Please see the attached Planning Commission minutes for Staff's Analysis and the Commission's action.