

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT  
AND TO ESTABLISH A PLANNED DEVELOPMENT –  
COMMERCIAL TITLED HOPPER – STR-2 (2) – PD-C, LOCATED AT 705  
S OAK STREET (Z-10231), CITY OF LITTLE ROCK, ARKANSAS,  
AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF  
LITTLE ROCK; 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 R-4 Two Family Residential District to PD-C Planned District - Commercial:

**Z-10231 - DESCRIBED AS LOT 2, BLOCK 5, HEISMAN ADDITION TO THE CITY OF LITTLE ROCK, PULASKI COUNTY, ARKANSAS. (See Exhibits A & B herein)**

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

**Section 3.** That the change in zoning classification contemplated for Hopper – STR-2 (2) – PD-C, located at 705 S. Oak Street 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 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 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.

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ordinances, resolutions, or parts of the same, that are inconsistent with the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

1   **PASSED: February 3, 2026**

2   **ATTEST:**

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5   **Allison Segars, City Clerk**

6   **APPROVED AS TO FORM:**

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

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**APPROVED:**

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**Frank Scott, Jr., Mayor**