

1 right-of-way line, South 00°26'02" East, 92.00 feet; thence continuing along said
2 right-of-way line, South 01°25'34" West, 63.02 feet; thence continuing along said
3 right-of-way line on a curve to the right having a radius of 25.0 feet, an arc distance
4 of 39.84 feet and a chord bearing and distance of South 47°04'39" West, 35.76 feet;
5 thence North 87°16'05" West, 170.07 feet; thence along a curve to the left having a
6 radius of 130.0 feet, an arc distance of 130.98 feet and a chord bearing and distance
7 of South 63°52'04" West, 125.51 feet; thence North 41°39'14" West, 42.08 feet; thence
8 North 87°16'05" West, 129.38 feet to the point of beginning, containing 4.039 acres,
9 more or less.

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

12 **Section 3.** That the change in zoning classification contemplated for Mid-town at Fair Park Revised
13 Short-Form PCD, located on the southwest corner of Interstate 630 and Fair Park Boulevard (Z-8472-C),
14 is conditioned upon obtaining final plan approval within the time specified by Chapter 36, Article VII,
15 Section 36-454 (e) of the Code of Ordinances.

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

17 **Section 5.** That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock,
18 Arkansas, and designated district map be and is hereby amended to the extent and in the respects necessary
19 to affect and designate the change provided for in Section 1 hereof.

20 **Section 6. Severability.** In the event any title, section, paragraph, item, sentence, clause, phrase, or
21 word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or
22 adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and
23 effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the
24 ordinance.

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26 the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

27 **PASSED: November 15, 2016**

28 **ATTEST:**

APPROVED:

29
30 _____
31 **Susan Langley, City Clerk**

_____ **Mark Stodola, Mayor**

32 **APPROVED AS TO LEGAL FORM:**

33
34 _____
35 **Thomas M. Carpenter, City Attorney**