

1 **ORDINANCE NO. _____**

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3 **AN ORDINANCE TO APPROVE A PLANNED ZONING DEVELOPMENT**
4 **AND ESTABLISH A PLANNED OFFICE DISTRICT TITLED GEYER**
5 **SPRINGS FIRST BAPTIST CHURCH SHORT-FORM PD-O, LOCATED**
6 **AT 12400 INTERSTATE 30 (Z-5365-F), LITTLE ROCK, ARKANSAS,**
7 **AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF LITTLE**
8 **ROCK, ARKANSAS; AND FOR OTHER PURPOSES.**

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10 **BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK,**
11 **ARKANSAS.**

12 **Section 1.** That the zoning classification of the following described property be changed from R-2,
13 Single-Family District, to PD-O, Planned Development – Office:

14 **Z-5365-F: Part of the Southwest Quarter of the Northeast Quarter Section 8,**
15 **Township 01 South, Range 13 West, Pulaski County, Arkansas, being more**
16 **particularly described as follows: Commencing at the northeast corner of the**
17 **Northeast Quarter of the Northeast Quarter, Section 8; thence South 01 Degrees 05**
18 **Minutes 15 Seconds West 1,331.58 feet to a point; thence North 88 Degrees 22 Minutes**
19 **09 Seconds West 1,280.56 feet to a found ½-inch rebar at the northeast corner of the**
20 **Southwest Quarter of the Northeast Quarter; thence North 89 Degrees 07 Minutes 45**
21 **Seconds West 734.13 feet to a point; thence South 03 Degrees 17 Minutes 59 Seconds**
22 **West 642.65 feet to the point of beginning; thence South 61 Degrees 06 Minutes**
23 **40 Seconds East 146.00 feet to a point; thence South 28 Degrees**
24 **53 Minutes 20 Seconds West 117.0 feet to a point; thence North 61 Degrees 06 Minutes**
25 **40 Seconds West 146.0 feet to a point; thence North 28 Degrees 53 Minutes 20 Seconds**
26 **East 117.0 feet to the point of beginning containing 17,082 square-feet or 0.39 acres,**
27 **more or less.**

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

30 **Section 3.** That the change in zoning classification contemplated for Geyer Springs First Baptist
31 Church Short-Form PD-O, located at 12400 I-30 (Z-5365-F), is conditioned upon obtaining final plan
32 approval within the time specified by Chapter 36, Article VII, Section 36-454 (e) of the Code of Ordinances.
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1 **Section 4.** That the map referred to in Chapter 36 of the Code of Ordinances of the City of Little Rock,
2 Arkansas, and designated district map be and is hereby amended to the extent and in the respects necessary
3 to affect and designate the change provided for in Section 1 hereof.

4 **Section 5: 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 or
6 adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and
7 effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the
8 ordinance.

9 **Section 6. 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: August 7, 2018**

12 **ATTEST:**

APPROVED:

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15 **Susan Langley, City Clerk**

Mark Stodola, Mayor

16 **APPROVED AS TO LEGAL FORM:**

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

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