

ORDINANCE NO. _____

AN ORDINANCE GRANTING A CONDITIONAL USE TO ALLOW A PARKING LOT IN A C6 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 825 MAPLE STREET IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by Crafton Tull, 10825 Financial Centre Parkway, Suite 300, Little Rock, AR 72211, seeking a conditional use for property located at 825 Maple Street to allow a parking lot in an C6 zone, which application was duly considered and approved (7 affirmative votes, 2 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting thereof, held on November 10, 2020.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS:

SECTION 1: That a Conditional Use is approved for a parking lot in a C6 zone for the subject real property located at 825 Maple Street in the City of North Little Rock, Pulaski County, Arkansas, being more particularly described as follows:

Lot 19, Block 2 of the Martha Cohen Addition to the City of North Little Rock, Pulaski County, Arkansas (See maps attached hereto as Exhibit A.)

SECTION 2: That this Conditional Use shall be subject to the following:

1. Meet the requirements of the Site Plan Review
2. Any structure located on the lot shall meet all applicable Federal, State, County, and City requirements and codes.
3. Business license holder understands that failure to comply with these conditions may result in loss of the Conditional Use and/or loss of Business License and/or removal of Electric Power Meter.

SECTION 3: That all ordinances or parts of ordinance in conflict herewith are hereby repealed to the extent of the conflict.

SECTION 4: That the provisions of this Ordinance are hereby declared to be severable and if any section, phrase or provision shall be declared or held invalid, such invalidity shall not affect the remainder of the sections, phrases or provisions.

SECTION 5: It is hereby found and determined that the parking lot as described herein is compatible with other businesses in the area and that the conditional use is immediately necessary in order to insure the proper and orderly growth and development of this land and of the City of North Little Rock, Arkansas, and being necessary for the immediate preservation of the public health, safety and welfare, THEREFORE, an emergency is hereby declared to exist and this Ordinance shall be in full force and effect from and after its passage and approval.

PASSED:

APPROVED:

Mayor Joe A. Smith

SPONSOR:

ATTEST:

Linda Robinson

Council Member Linda Robinson *BAF*

Diane Whitbey, City Clerk

Maurice Taylor

Council Member Maurice Taylor *BAF*

APPROVED AS TO FORM:

Amy Beckman Fields

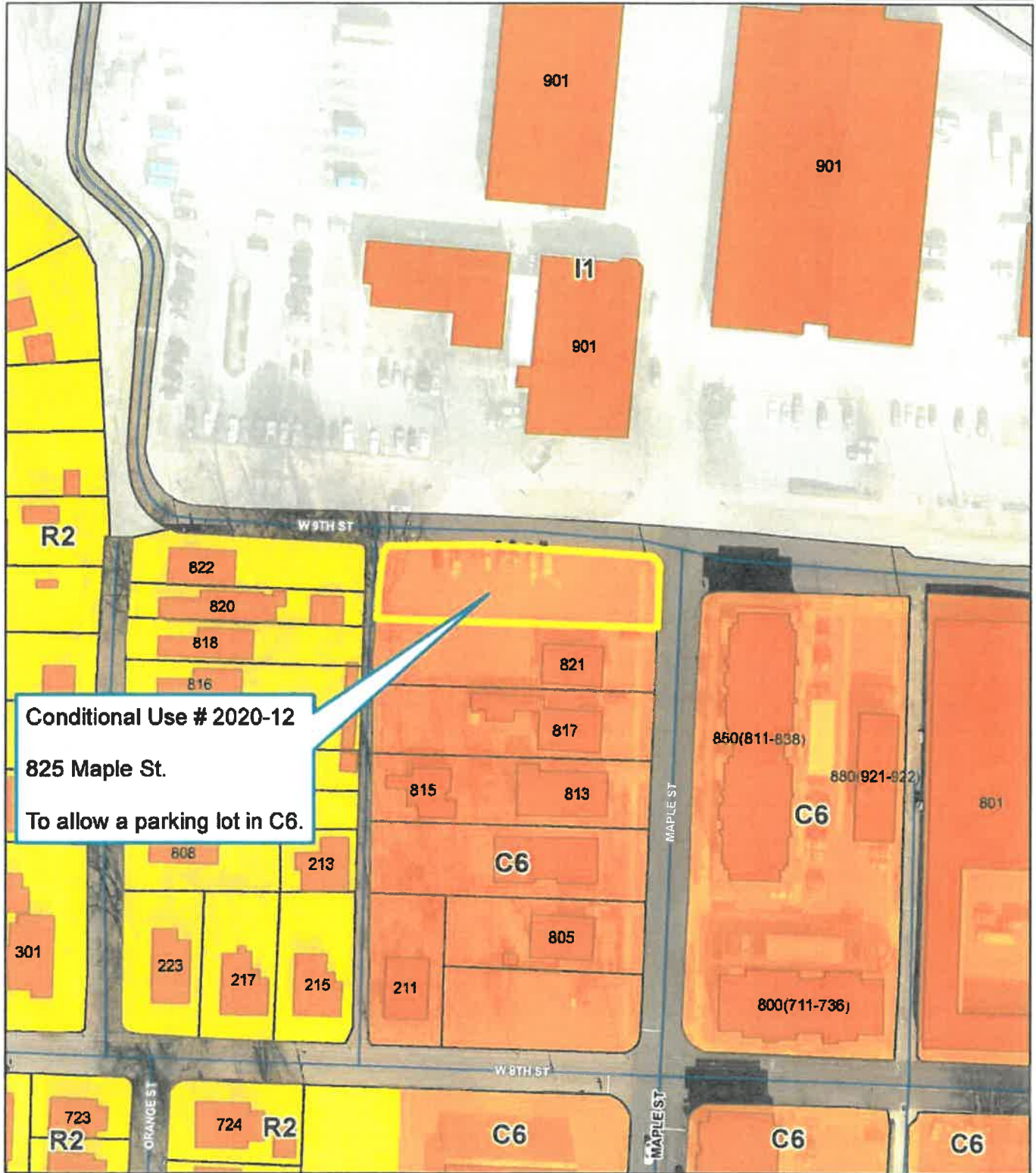
Amy Beckman Fields, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/kt

FILED	<u>11:00</u>	A.M.	_____	P.M.
By	<u>A. Fields</u>			
DATE	<u>11-17-2020</u>			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY	<u>S. Ussery</u>			

Conditional Use # 2020-12

tabbles



Zoning Map

1 inch = 100 feet

