

ORDINANCE NO. _____

AN ORDINANCE APPROVING VARIANCES FOR A GROUND MOUNTED MONUMENT SIGN ON CERTAIN REAL PROPERTY LOCATED AT 4008 McCAIN BOULEVARD IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, a request has been made by Mr. Dean DiMichele, DiMichele Management, Inc., 1105 E. Kiehl, Suite A, Sherwood, AR 72120, seeking variances for a ground mounted monument sign to be erected on the herein described land (see Exhibit “A” attached hereto); and

WHEREAS, the request has not gone before the Planning Commission, but proper notice has been given to property owners within 200 feet of the subject location, publication in a local paper and posting of a sign at the site; and

WHEREAS, the request seeks variances for height and square footage requirements pursuant to Section 14.107 (East McCain Sign Overlay District) as follows:

Section 14.107.D.2 – East McCain Sign Overlay District

- Allow a height of 12 feet (instead of the maximum height limit of 6 feet).
- Allow square footage of 84 sq. ft. (instead of the maximum square footage of 64 square feet).

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

SECTION 1: That waivers of Section 14.107.D.2 of the North Little Rock Zoning Ordinance for a monument sign to be erected on property located at 4008 McCain Boulevard are hereby approved as follows:

- (a) The 6-foot maximum height limitation is waived to allow the sign to be 12 feet tall.
- (b) The maximum square footage of 64 square feet is waived to allow a maximum square footage of 84 sq. ft.

See Exhibits “B” (Sign Specifications) “C” (Sign Location Map) and “D” (Zoning Map) attached hereto and incorporated by reference.

SECTION 2: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.

SECTION 3: 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 4: It is hereby found and determined that variances for a ground mounted monument sign in the East McCain corridor will not detract from the aesthetic appearance of the area, is compatible with other nearby signage, and that the immediate passage of this Ordinance is necessary in order to insure the proper and orderly growth and development of this land and 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

SPONSORS:

ATTEST:

Beth White
Alderman Beth White *by JC*

Diane Whitbey, City Clerk

Debi Ross
Alderman Debi Ross *by JC*

APPROVED AS TO FORM:

C. Jason Carter
C. Jason Carter, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b

FILED	11:39	A.M.	_____	P.M.
By	<u>C. Jason Carter</u>			
DATE	<u>5-3-16</u>			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY	<u>J. Marshall</u>			

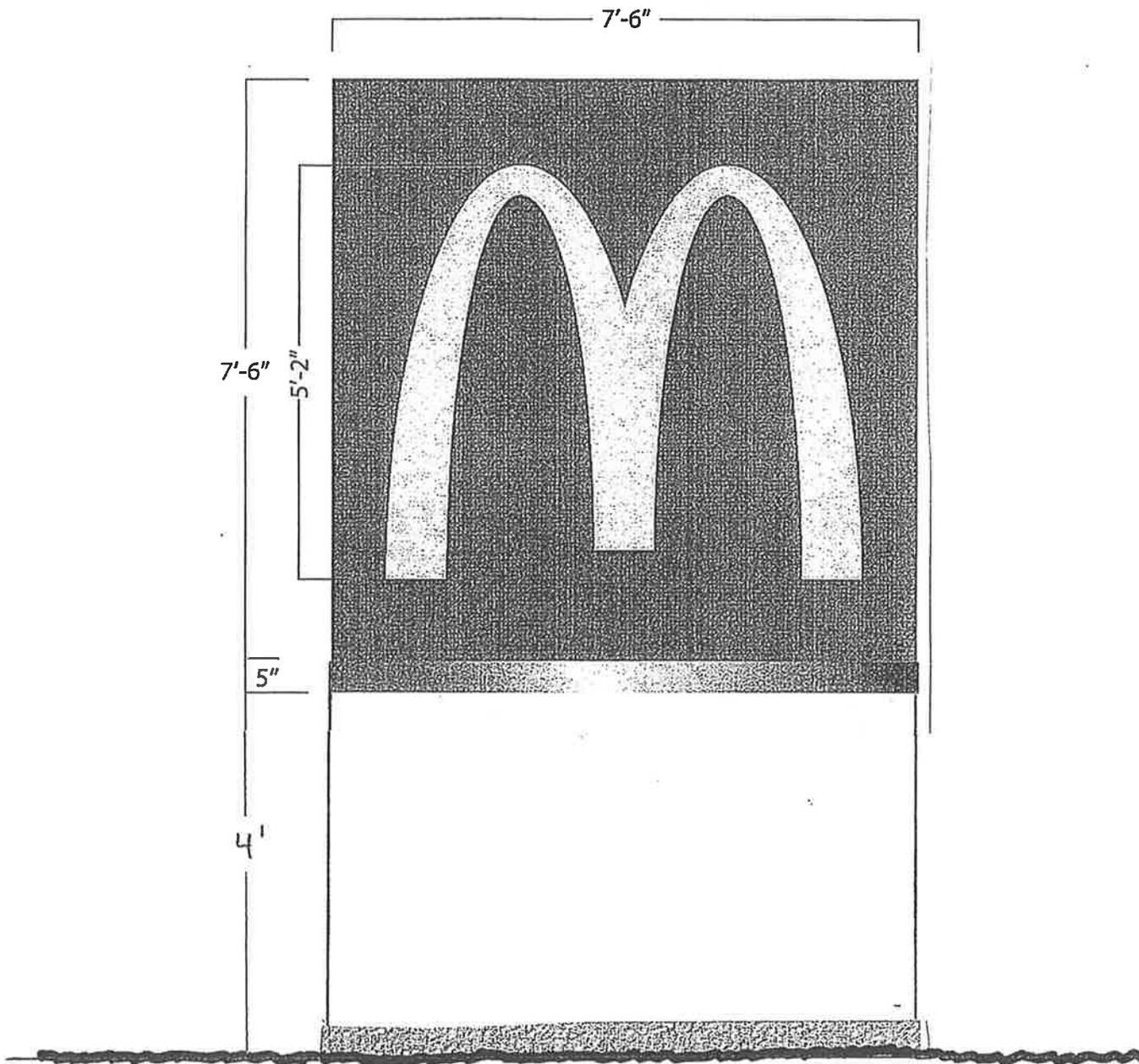


EXHIBIT
"B"

Public Hearing Case # 2016-12



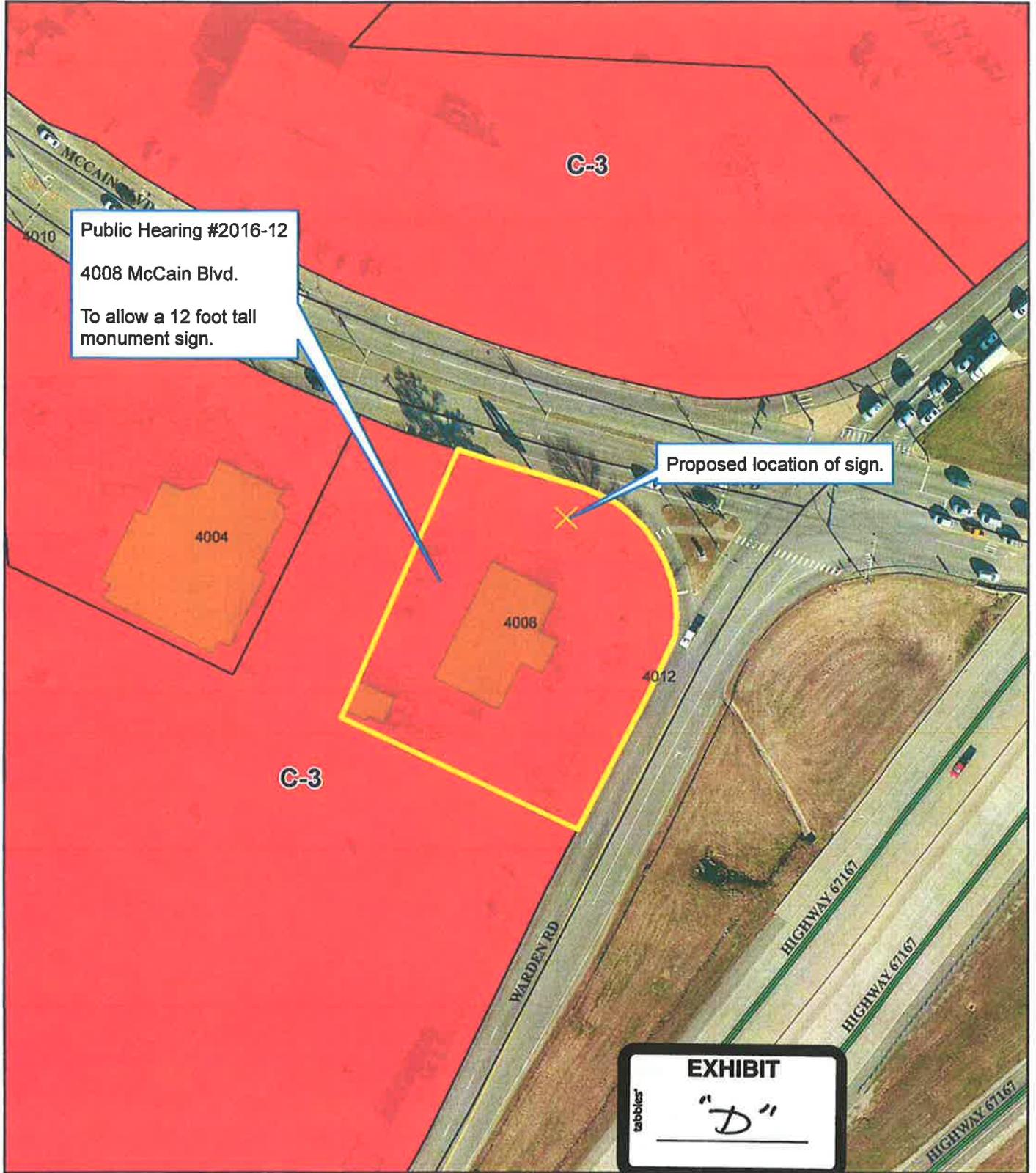
OrthoMap

1 inch = 40 feet



Date: 4/26/2016

Public Hearing Case # 2016-12



Zoning Map

1 inch = 100 feet



Date: 4/26/2016