

ORDINANCE NO. _____

AN ORDINANCE REZONING CERTAIN REAL PROPERTY LOCATED AT 715 NORTH PINE STREET IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM R4 TO PUD ZONING CLASSIFICATION, BY AMENDING ORDINANCE NO. 9263, TO ALLOW SHIPPING CONTAINERS AS STUDENT HOUSING FOR SHORTER COLLEGE; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by Dr. Jeffrey Norfleet on behalf of Shorter College, 604 North Locust Street, North Little Rock, Arkansas, seeking a rezone of the herein described land to allow the use of shipping containers as student housing for Shorter College on real property located at 715 North Pine Street; and

WHEREAS, the request has not been reviewed by the North Little Rock Planning Commission; and

WHEREAS, a sign has been placed on the property and a legal advertisement of notice of a public hearing to be held on April 13, 2026 at 6:00 p.m. has been placed in the newspaper.

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

SECTION 1: That Ordinance No. 9263 of the City of North Little Rock, Arkansas ("Zoning Ordinance") is hereby amended by changing the classification of certain real property located at 715 North Pine Street from R4 to PUD zoning, said property more particularly described as Lot 1R of the Shorter College Addition to the City of North Little Rock, Pulaski County, Arkansas (see maps attached hereto as Exhibit A).

SECTION 2: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.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 the rezoning of the above-described land as provided for herein is immediately necessary in order to insure the proper and orderly growth 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 Terry C. Hartwick

SPONSOR:

ATTEST:

Linda Robinson
Council Member Linda Robinson *by AF*

Diane Whitbey, City Clerk

Nicole Hart
Council Member Nicole Hart *by AF*

APPROVED AS TO FORM:

Amy Beckman Fields
Amy Beckman Fields, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/kt

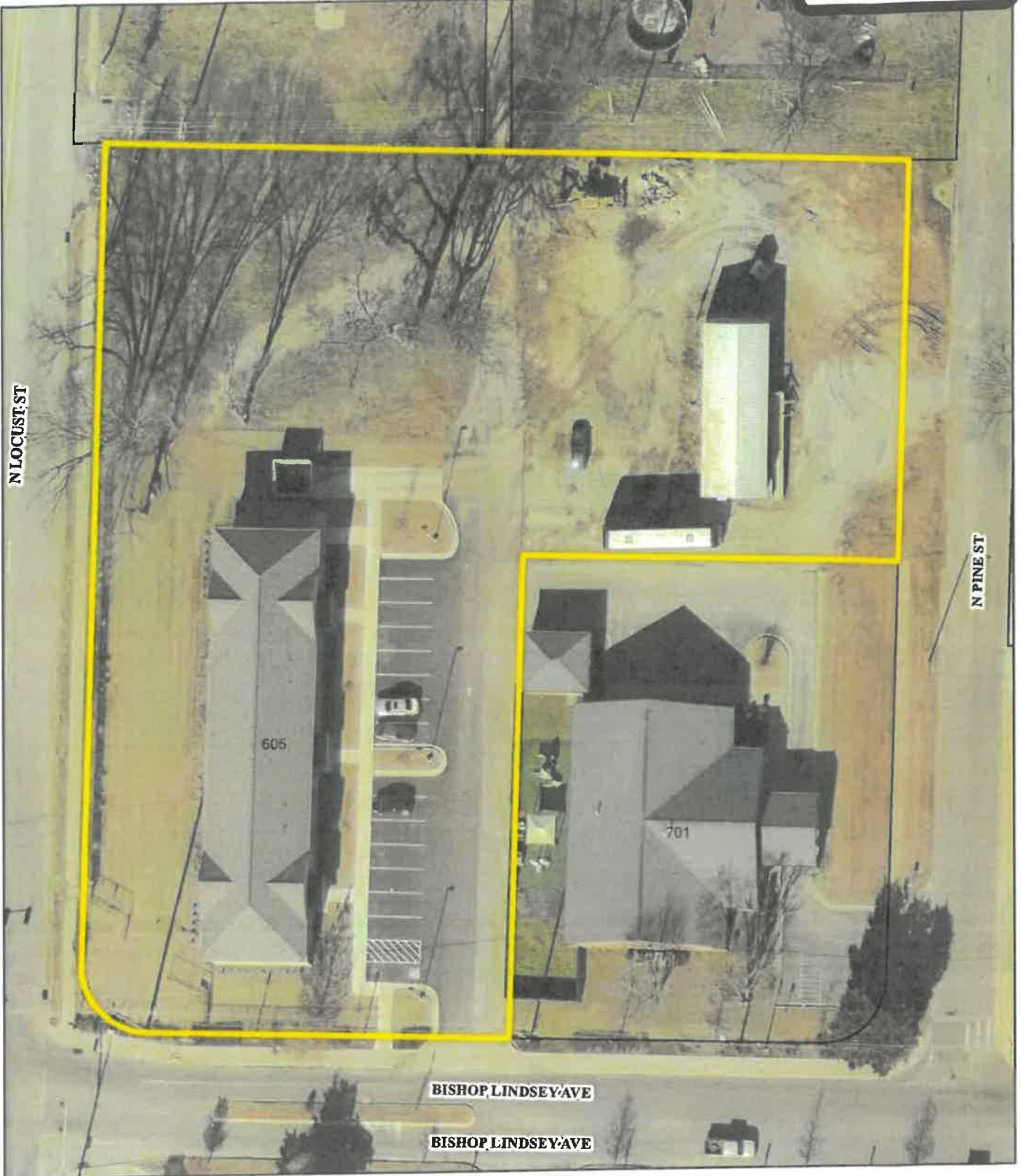
FILED	<u>10:45</u>	A.M.	_____	P.M.
By	<u>A. Fields</u>			
DATE	<u>4-7-24</u>			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY	<u>Slattery</u>			

Rezone Case #2026-03

EXHIBIT

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A



Ortho Map

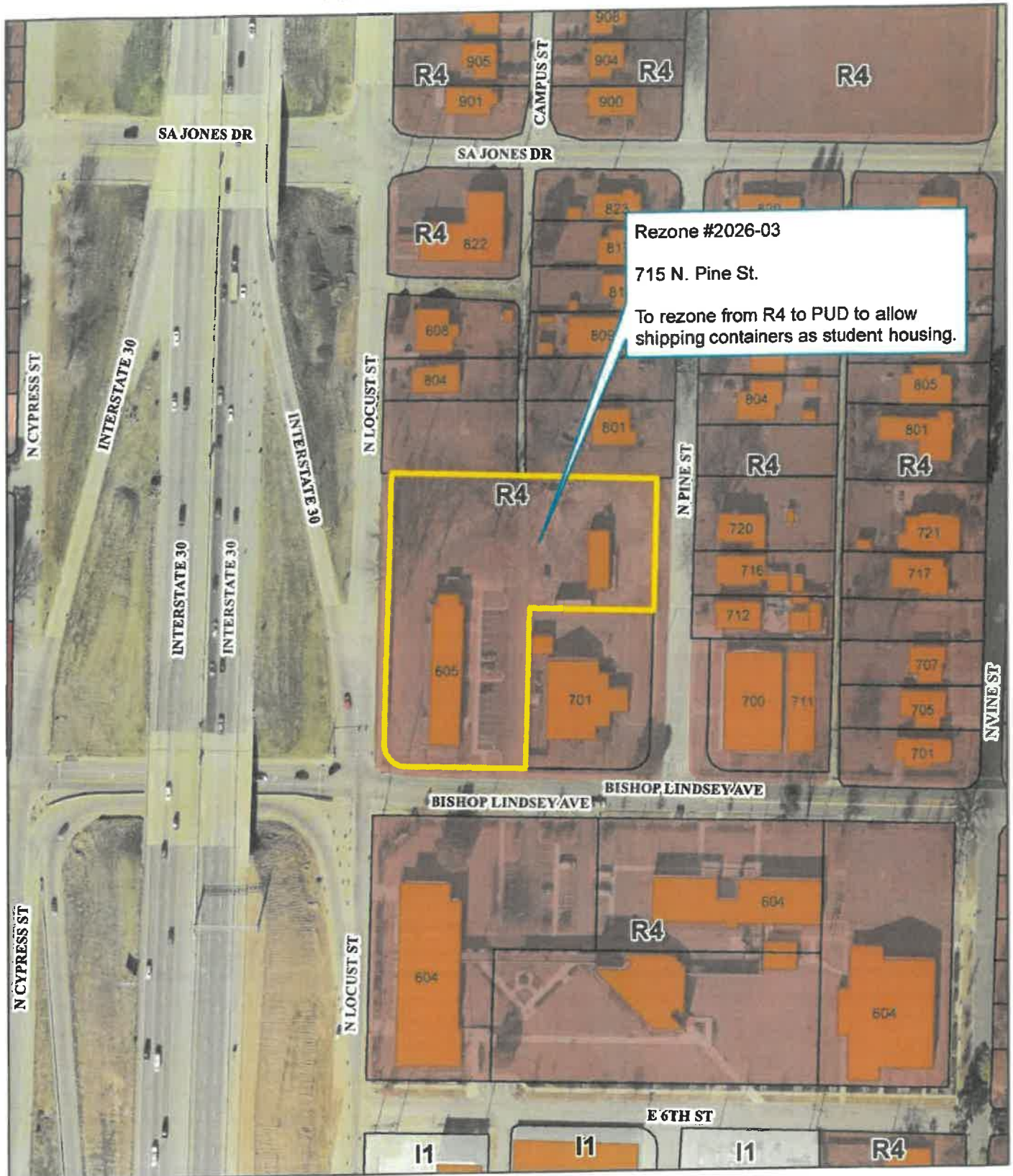
1 inch = 50 feet

0 25 50 100 Feet



Date: 3/19/2026

Rezone Case #2026-03



Zoning Map

1 inch = 150 feet

0 75 150 300 Feet



Date: 3/19/2026