

ORDINANCE NO. _____

AN ORDINANCE GRANTING A CONDITIONAL USE TO ALLOW LARGE IMPLEMENT AND LARGE VEHICLE SALES IN AN I1 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 12101 EANES ROAD IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by Roy Andrews of Holloway Engineering, 200 Casey Drive, Maumelle, Arkansas 72113, seeking a conditional use for property located at 12101 Eanes Road to allow large implement and large vehicle sales in an I1 zone, which application was duly considered and approved (7 affirmative votes; 1 abstention; 1 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting held on May 9, 2023.

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 large implement and large vehicle sales in an I1 zone for the subject real property located at 12101 Eanes Road in the City of North Little Rock, Pulaski County, Arkansas, being more particularly described as follows:

THE ARROW TRUCK SALES ADDITION TO THE CITY OF NORTH LITTLE ROCK, PULASKI COUNTY, ARKANSAS (See maps and drawing attached collectively hereto as Exhibit A.)

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

1. Meet the requirements of Site Plan Review - SD2023-38 Preliminary Plat located west of 12101 Eanes Rd.
2. All work shall be completed inside the building. No outdoor conditioning, repair or service shall be permitted.
3. All signs must comply with Article Fourteen – Sign Code – of the North Little Rock Zoning Ordinance.
4. Any structures located on the lot shall meet all applicable Federal, State, County and City requirements and codes.
5. Applicant must meet all applicable Federal, State, County and City requirements.
6. Applicant/owner 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.
7. Business license to be issued after Planning Staff confirmation of requirements.

SECTION 3: That all ordinances or parts of ordinance in conflict herewith are hereby repealed to the extent of the conflict.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

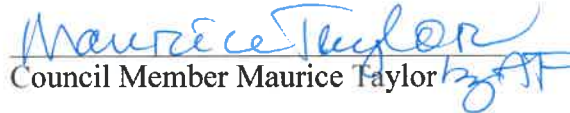
SECTION 5: It is hereby found and determined that the conditional use as described herein is compatible with other businesses in the area and is immediately necessary in order to insure the proper and orderly growth and development of this land and of the City of North Little Rock, Arkansas, and being 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 Terry C. Hartwick

SPONSOR:


Council Member Maurice Taylor

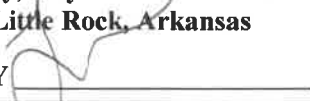
ATTEST:

_____ Diane Whitbey, City Clerk

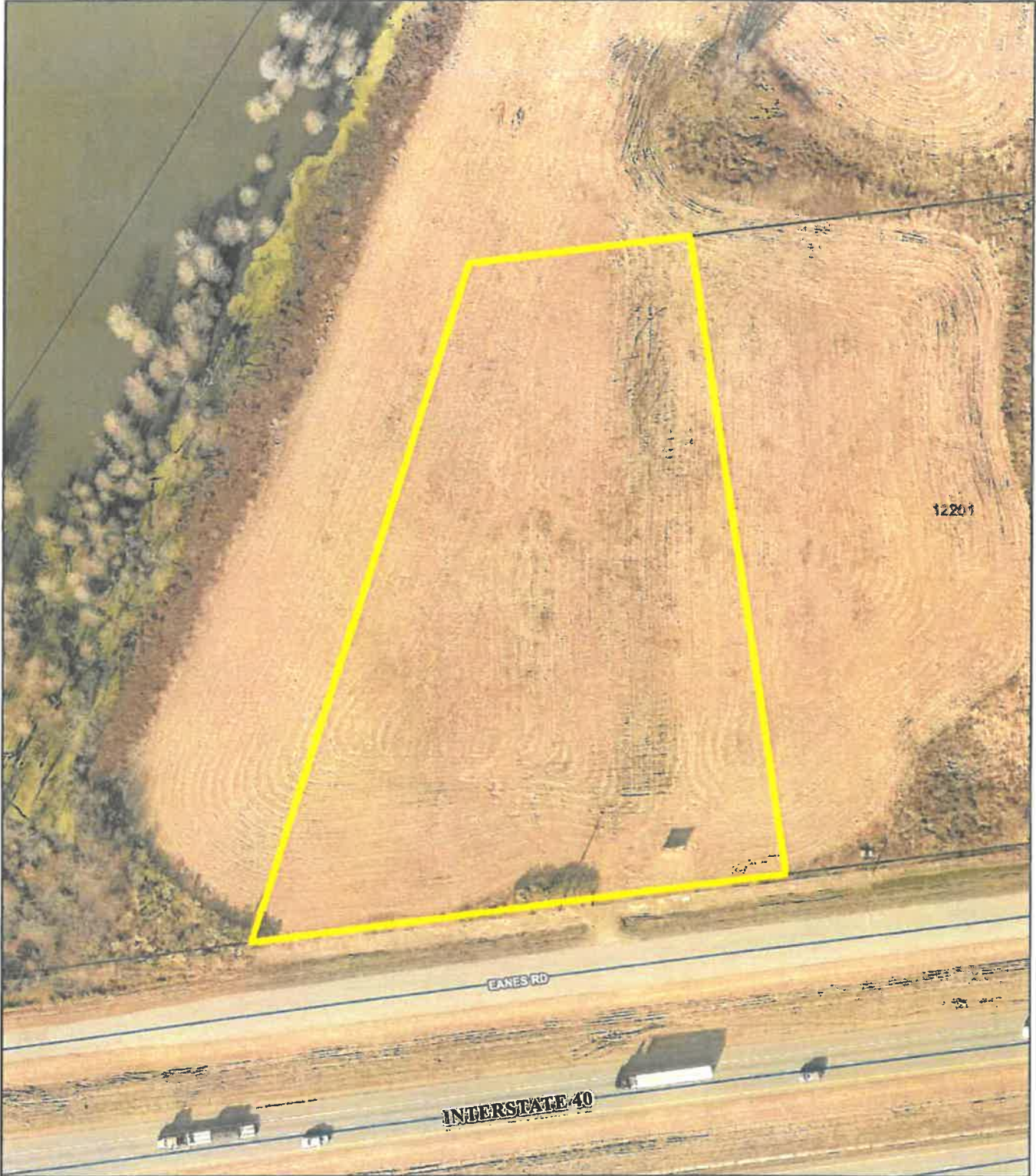
APPROVED AS TO FORM:


Amy Beckman Fields, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/kt

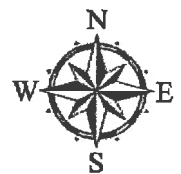
FILED	10:40	A.M.	_____	P.M.
By	Amy Fields-CA			
DATE	10/1/23			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY				

Conditional Use # 2023-05



Ortho Map

1 inch = 100 feet



Date: 4/14/2023

Map is not to survey accuracy

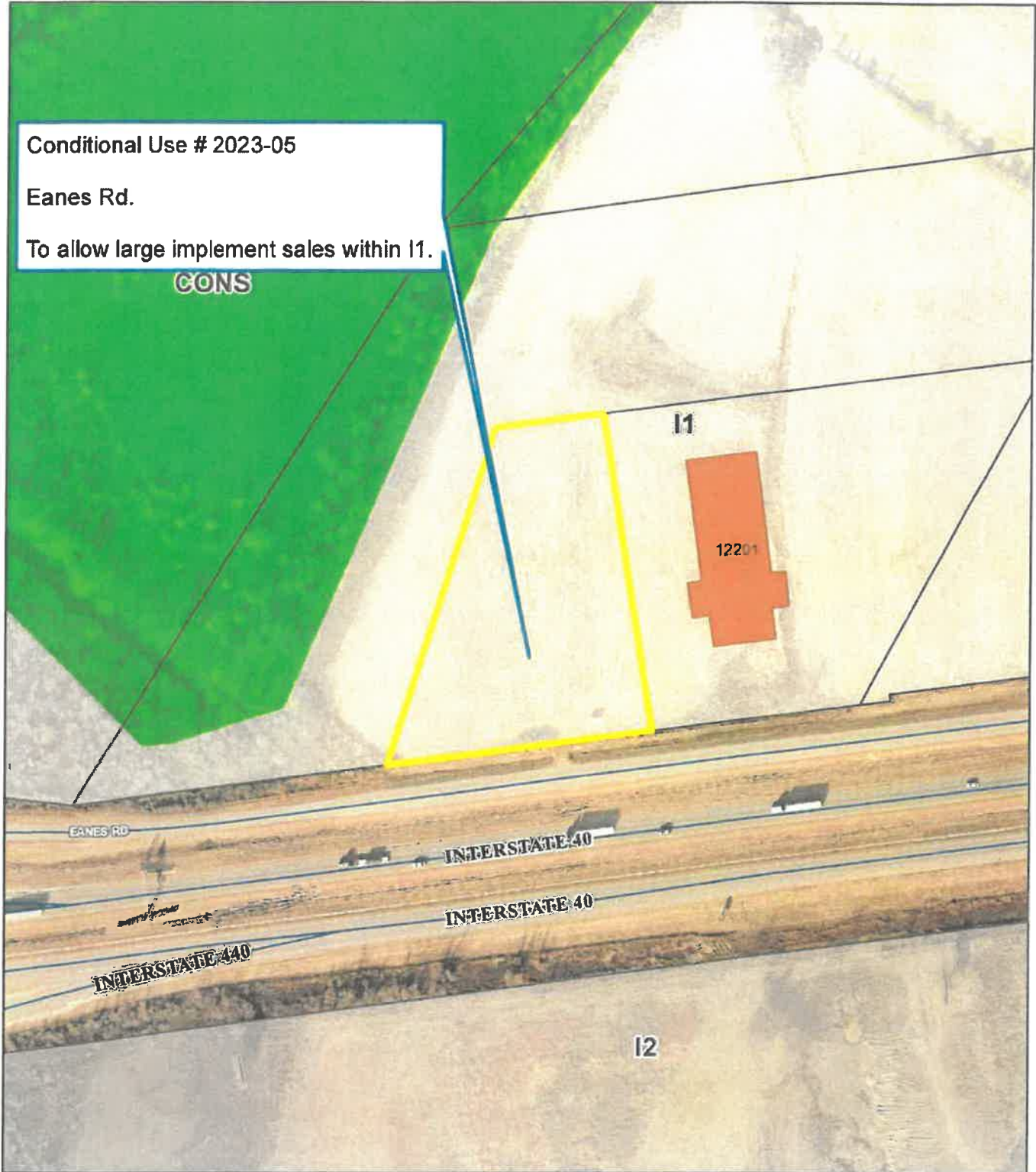
Conditional Use # 2023-05

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Eanes Rd.

To allow large implement sales within I1.

CONS



Zoning Map

1 inch = 200 feet

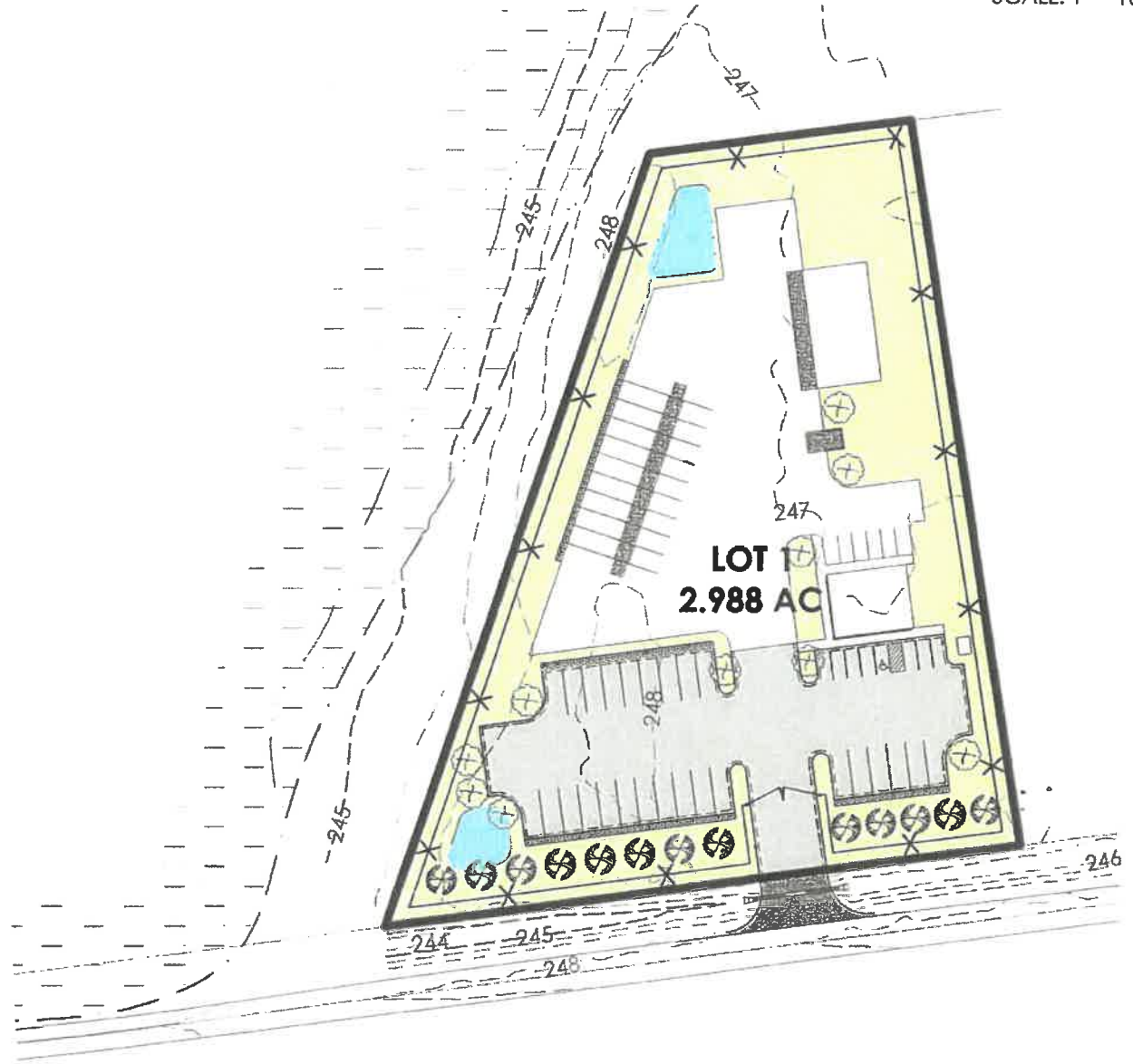


Date: 4/14/2023

Map is not to survey accuracy



SCALE: 1" = 100'



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ARROW TRUCK SALES
NORTH LITTLE ROCK, PULASKI COUNTY, AR

PRELIMINARY SITE PLAN