

ORDINANCE NO. ____

AN ORDINANCE REZONING CERTAIN PROPERTY LOCATED AT 11800 MAYBELLINE ROAD IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM C4 TO I2 ZONING CLASSIFICATION, BY AMENDING ORDINANCE NO. 9263; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by Thomas Pownall of Thomas Engineering, 3810 Lookout Road, North Little Rock, Arkansas 72114, seeking a rezone of the herein described land to allow a truck repair facility located at 11800 Maybelline Road, which application was duly considered and approved (6 affirmative votes; 3 absent) by the North Little Rock Planning Commission at a regular meeting thereof held on October 10, 2023.

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 (“the Zoning Ordinance”) is hereby amended by changing the classification of certain land from C4 to I2 zoning, said property being located at 11800 Maybelline Road in the City of North Little Rock, Pulaski County, Arkansas and more particularly described as:

LOT 1 OF THE JIMMY DOYLE COUNTRY CLUB ADDITION TO THE CITY OF NORTH LITTLE ROCK, PULASKI COUNTY, ARKANSAS (See maps collectively 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SECTION 2: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.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

Diane Whitbey, City Clerk

Maurice Taylor
Council Member Maurice Taylor

APPROVED AS TO FORM:

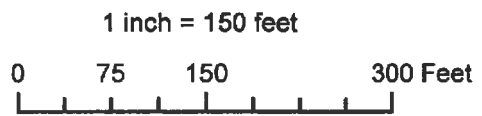
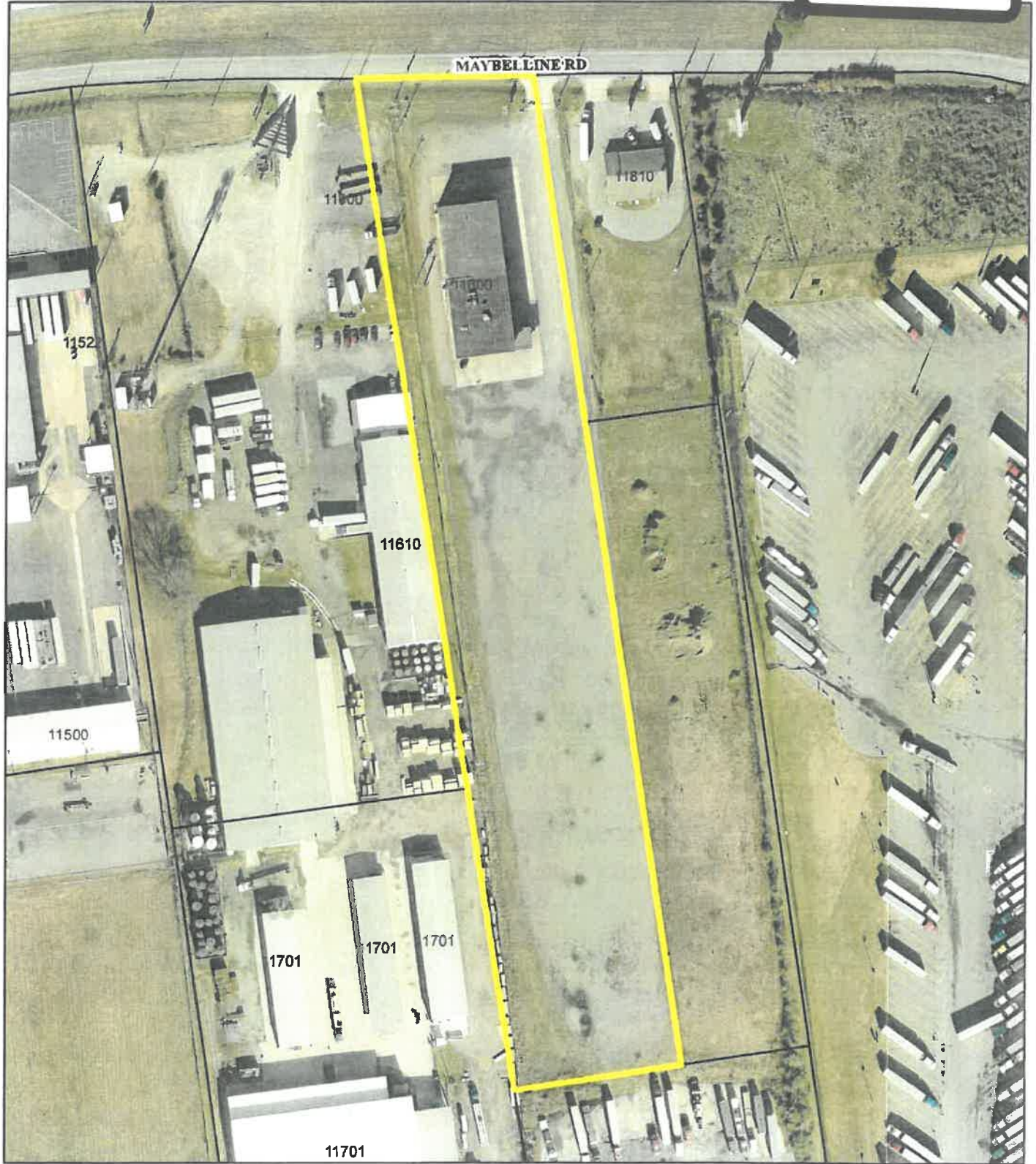
Amy Beckman Fields
Amy Beckman Fields, City Attorney

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>11-7-23</u>			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY	<u>S. Ussery</u>			

Rezone Case #2023-25

tabbles
EXHIBIT
A



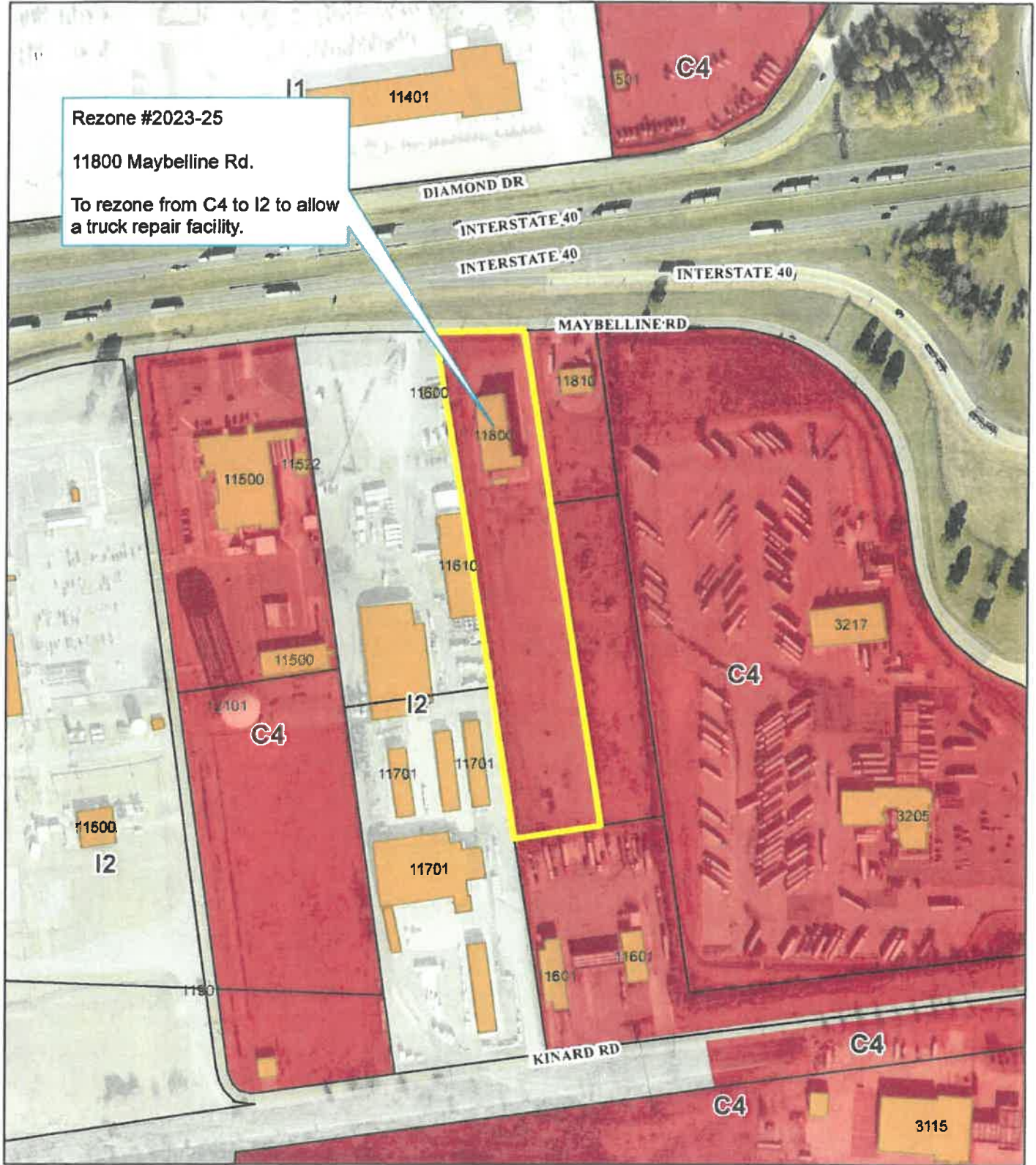
Date: 9/18/2023

Rezone Case #2023-25

Rezone #2023-25

11800 Maybelline Rd.

To rezone from C4 to I2 to allow a truck repair facility.



1 inch = 300 feet

0 155 310 620 Feet



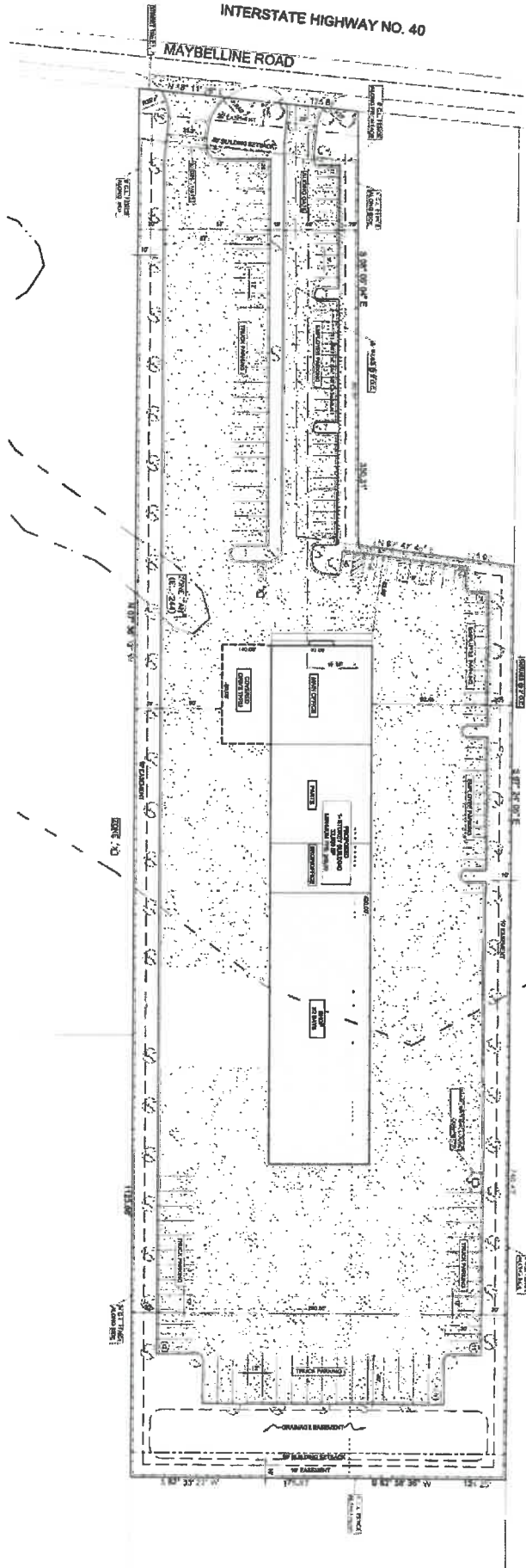
Zoning Map

Date: 9/18/2023





THIS PLAT



- SITE PLAN REVIEW NOTES**
1. SITE COMPARED TO PREVIOUS LAYOUTS TO IDENTIFY CHANGES AND DISCREPANCIES.
 2. REVIEW OF SUBMITTALS FOR CONFORMANCE WITH THE CITY OF DENVER'S SUBMITTAL REQUIREMENTS.
 3. REVIEW OF CONFORMANCE WITH THE CITY OF DENVER'S SUBMITTAL REQUIREMENTS.
 4. REVIEW OF CONFORMANCE WITH THE CITY OF DENVER'S SUBMITTAL REQUIREMENTS.
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 8. REVIEW OF CONFORMANCE WITH THE CITY OF DENVER'S SUBMITTAL REQUIREMENTS.
 9. REVIEW OF CONFORMANCE WITH THE CITY OF DENVER'S SUBMITTAL REQUIREMENTS.
 10. REVIEW OF CONFORMANCE WITH THE CITY OF DENVER'S SUBMITTAL REQUIREMENTS.

- SITE PARKING DATA**
1. PARKING SPACES: 100
 2. PARKING SPACES: 100
 3. PARKING SPACES: 100
 4. PARKING SPACES: 100
 5. PARKING SPACES: 100
 6. PARKING SPACES: 100
 7. PARKING SPACES: 100
 8. PARKING SPACES: 100
 9. PARKING SPACES: 100
 10. PARKING SPACES: 100

REVISIONS:

DATE: 08/28/2023

BY: [Signature]



LEGEND

[Symbol]	EXISTING BUILDING FOOTPRINT
[Symbol]	PROPOSED BUILDING FOOTPRINT
[Symbol]	EXISTING DRIVEWAY / DRIVE
[Symbol]	PROPOSED DRIVEWAY / DRIVE
[Symbol]	EXISTING SIDEWALK
[Symbol]	PROPOSED SIDEWALK
[Symbol]	EXISTING CURB
[Symbol]	PROPOSED CURB
[Symbol]	EXISTING LANDSCAPE
[Symbol]	PROPOSED LANDSCAPE
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[Symbol]	PROPOSED FIBER OPTIC MAIN
[Symbol]	EXISTING POWER MAIN
[Symbol]	PROPOSED POWER MAIN

THOMAS ENGINEERING COMPANY

5840 JOHNSON ROAD, SUITE 100, DENVER, CO 80231

TEL: 303-733-4888 FAX: 303-733-4811

SITE PLAN REVIEW

LOT 14, ADDITION

NORTH LITTLE ROCK, AR

DATE: 08/28/2023

BY: [Signature]

PRELIMINARY

NOT FOR CONSTRUCTION

REGISTERED PROFESSIONAL ENGINEER

NO. 10,000

STATE OF ARIZONA

CERTIFICATE

NO. 10,000

STATE OF ARIZONA