

ORDINANCE NO. ____

AN ORDINANCE REZONING CERTAIN PROPERTY LOCATED AT 6550 MACARTHUR DRIVE IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM C3 TO I1 ZONING CLASSIFICATION, BY AMENDING ORDINANCE NO. 9263; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by LE Metal Builders and Rogelio Pichardo c/o Kreshundra Moore Innovative Realty, 4715 Highway 5 North, Suite 2, Bryant, Arkansas 72022, seeking a rezone of the herein described land to allow an office warehouse located at 6550 MacArthur Drive; and

WHEREAS, the request was not brought before the Planning Commission, and the applicant is seeking approval from the North Little Rock City Council; and

WHEREAS, a sign has been posted on the property, notice has been sent to the surrounding property owners, and a legal advertisement of notice of a public hearing to be held November 27, 2023 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 (“the Zoning Ordinance”) is hereby amended by changing the classification of certain land from C3 to I1 zoning, said property being located at 6550 MacArthur in the City of North Little Rock, Pulaski County, Arkansas and more particularly described as:

LOT 3A OF THE HEILMANS 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SECTION 2: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.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:

Steve Baxter
Council Member Steve Baxter *by AF*

ATTEST:

Diane Whitbey, City Clerk

APPROVED AS TO FORM:

Amy Beckman Fields
Amy Beckman Fields, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/kt

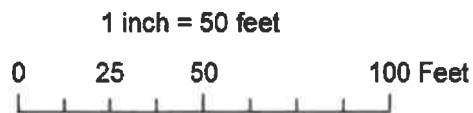
FILED	<u>10:27</u>	A.M.	_____	P.M.
By	<u>Amy Fields CA</u>			
DATE	<u>11/21/23</u>			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY	_____			

Rezone Case #2023-31

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EXHIBIT
A



Ortho Map

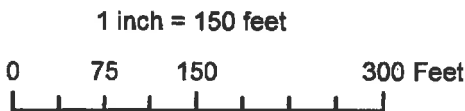
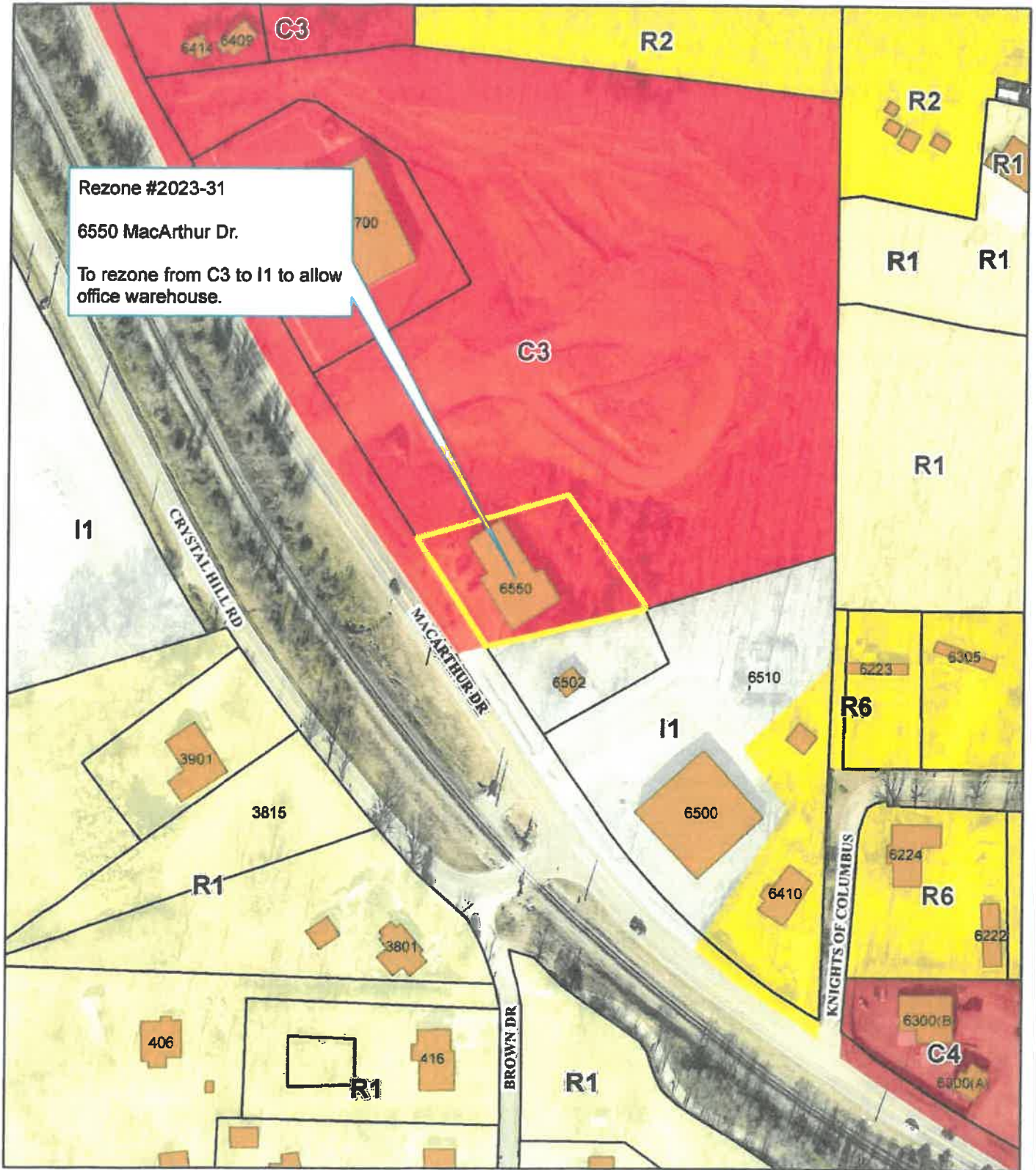


Date: 10/27/2023



Rezone Case #2023-31

Rezone #2023-31
6550 MacArthur Dr.
To rezone from C3 to I1 to allow office warehouse.



Date: 10/27/2023