

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE GRANTING A CONDITIONAL USE TO ALLOW MEDICAL SPA SERVICES, AN OFFICE AND A SALON IN AN I2 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 9000 COMMERCE COVE IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.**

WHEREAS, application was duly made by Phil Forrester, 9000 Commerce Cove, North Little Rock, Arkansas 72113, seeking a conditional use for property located at 9000 Commerce Cove to allow medical spa services, an office and a salon in an existing health and fitness facility in an I2 zone, which application was duly considered and approved (9 affirmative votes) by the North Little Rock Planning Commission at a regularly scheduled meeting held on February 13, 2024.

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 medical spa services, an office and a salon in an existing health and fitness facility in an I2 zone for the subject real property located at 9000 Commerce Cove in the City of North Little Rock, Pulaski County, Arkansas, being more particularly described as follows:

LOT 13 OF THE COUNTS MASSIE INDUSTRIAL PARK ADDITION TO THE CITY OF NORTH LITTLE ROCK, PULASKI COUNTY, ARKANSAS (See map and drawing attached collectively hereto as Exhibit A.)

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

- 1. All structures located on the property shall meet all applicable Federal, State, County and City requirements and codes.
- 2. Applicant must meet all applicable Federal, State, County and City requirements.
- 3. 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.
- 4. 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SECTION 3: That all ordinances or parts of ordinance in conflict herewith are hereby repealed to the extent of the conflict.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:

ATTEST:

*Ron Harris*  
Council Member Ron Harris *by AT*

\_\_\_\_\_

Diane Whitbey, City Clerk

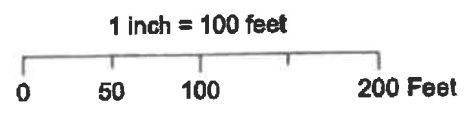
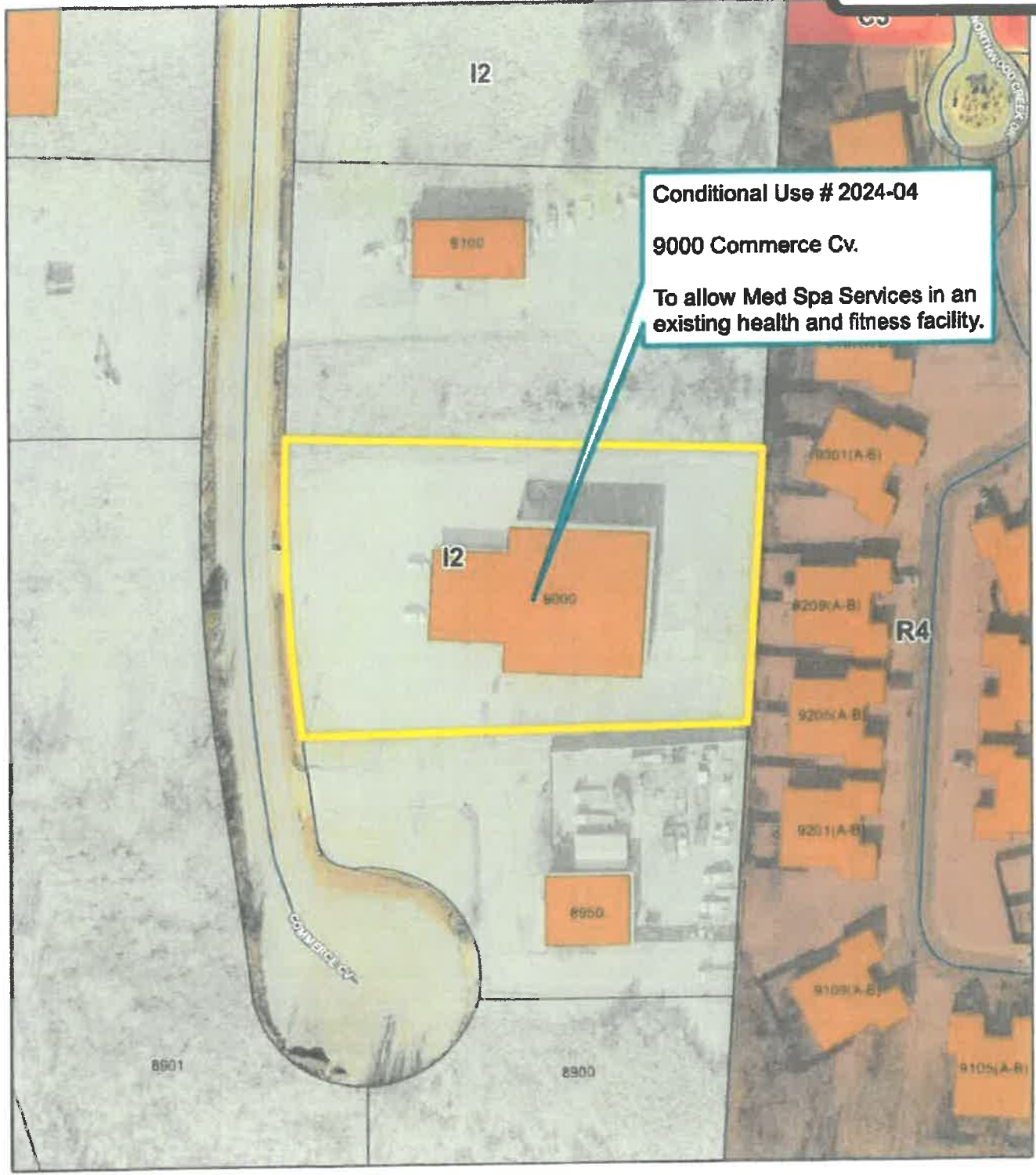
APPROVED AS TO FORM:

*Amy Beckman Fields*  
Amy Beckman Fields, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/kt

FILED	<u>11:24</u>	A.M.	_____	P.M.
By	<u>City Atty Amy Fields</u>			
DATE	<u>3-4-24</u>			
<b>Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas</b>				
RECEIVED BY	<u>K. Thomas</u>			

# Conditional Use # 2024-04



Date: 1/8/2024

Map is not to survey accuracy

