

ORDINANCE NO. ____

AN ORDINANCE WAIVING SECTION 14.107.D.2 OF THE SIGN ORDINANCE (ORDINANCE NO. 7697) TO REPLACE A SIGN LOCATED ON CERTAIN REAL PROPERTY AT 4320 MCCAIN BOULEVARD IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by Jasper Burton, Jr. of Cuerden Sign Co., 1330 McKay Avenue, Conway, Arkansas 72034, seeking a waiver of Section 14.107.D.2 of Ordinance No. 7697 to replace a sign located on certain real property at 4320 McCain Boulevard with one increased in height (see letter from Mr. Burton attached hereto as Exhibit A); and

WHEREAS, the request has not been reviewed by the Planning Commission, and the applicant is seeking approval from the North Little Rock City Council; and

WHEREAS, a sign has been placed on the property and a legal advertisement of notice of a public hearing to be held May 13, 2024 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 the following provision of Section 14.107 of Ordinance No. 7697 (“the Sign Ordinance”) is hereby waived for 4320 McCain Boulevard, more particularly described as Lot 1 of the Chick-Fil-A Commercial Addition to the City of North Little Rock, Pulaski County, Arkansas (see maps attached hereto as Exhibit B):

NOTE: The waived portion of the provision is in **bold** and *italicized*.

Section 14.107 – East McCain Sign Overlay District

D. Design Standards for All Signs

- 2. ***All permitted ground mounted signs shall have a maximum height limit of 6-feet and shall have a setback of 5-feet from any property line, measured from the closest edge of the sign.*** Ground mounted signs shall not exceed 2-square feet in sign area for each linear foot of main street frontage up to a maximum of 64-square feet. Signs shall not be placed in a sight triangle.

SECTION 2: That the proposed sign, as shown on Exhibit C attached hereto, is hereby permitted on the herein described property located at 4320 McCain Boulevard.

SECTION 3: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.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 herein-described sign will not detract from the aesthetic appearance of the neighborhood or interfere with other development in the area, and that the immediate passage of this Ordinance is necessary in order to insure the proper and orderly growth and development of this land and 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:

Debi Ross
Council Member Debi Ross *by AT*

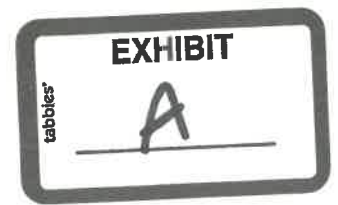
Diane Whitbey, City Clerk

APPROVED AS TO FORM:

Amy Beckman Fields
Amy Beckman Fields, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/kt

FILED	<u>10:40</u>	A.M.	_____	P.M.
By	<u>city Atty Amy Fields</u>			
DATE	<u>10-7-24</u>			
Diane Whitbey, City Clerk and Collector				
North Little Rock, Arkansas				
RECEIVED BY	<u>K. Thomas</u>			



March 21, 2024

Mayor Terry Hartwick
Members of the North Little Rock City Council
City Hall, 300 Main St.
North Little Rock AR 72119-5757

Dear Mayor Hartwick and Esteemed Members of the North Little Rock City Council,

I write to you today with a request that embodies not just the aspirations of a corporation, but the heartbeat of our community—Chick-fil-A's proposal for a monument sign at 4320 E McCain Blvd.

As we stand at the threshold of progress, it's essential to recognize the significance of the past. The existing sign, a testament to our shared history, was erected long before the establishment of the design overlay district on East McCain Blvd. While the district now stipulates a 6-foot maximum height for monument signs, the sign in question stands at a modest 10 feet, a mere 4 feet above the current regulation.

However, let us delve deeper into the nuances of this variance request. The proposed sign's placement sits approximately 30 inches below street grade. Therefore, in practical terms, the deviation sought amounts to a negligible 18 inches from the established height parameters. Furthermore, the current sign is 2' shorter than the existing sign, so this variance will allow Chick-fil-A to improve the site by reducing the total height of the current monument sign.

Chick-fil-A, a beacon of corporate citizenship, has continually demonstrated its unwavering commitment to our community's welfare. Through philanthropy, outreach, and an unyielding dedication to service, they have woven themselves into the very fabric of North Little Rock. Their proposed sign stands not as a mere marker but as a symbol—a symbol of continuity, of progress, and of shared values.

Furthermore, it is heartening to note that esteemed Council Member Debi Ross has graciously offered her sponsorship for this variance request—a testament to the unity and collaboration that defines our governance.



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Granting this variance is more than an act of regulatory leniency; it is an affirmation of our collective vision for a vibrant and thriving community. It is a recognition of the symbiotic relationship between local businesses and the regulatory bodies tasked with shaping our urban landscape.

The proposed sign, with its modest deviation from the norm, promises to elevate our streetscape while ensuring Chick-fil-A's continued visibility and accessibility to our residents. It represents not just a corporate identity but a shared narrative—a narrative of growth, of resilience, and of unwavering optimism.

In conclusion, I implore you, esteemed members of the City Council, to consider this request not just in the context of regulations and ordinances but in the broader context of community welfare and prosperity. Let us embrace this opportunity to foster an environment where businesses thrive, residents flourish, and the spirit of collaboration reigns supreme.

Thank you for your time, your consideration, and your unwavering dedication to the betterment of our beloved North Little Rock.

Warm regards,

A handwritten signature in black ink, appearing to read "Jasper S. Burton Jr.", written in a cursive style.

Jasper S. Burton Jr.

President

Public Hearing Case # 2024-09

EXHIBIT
B



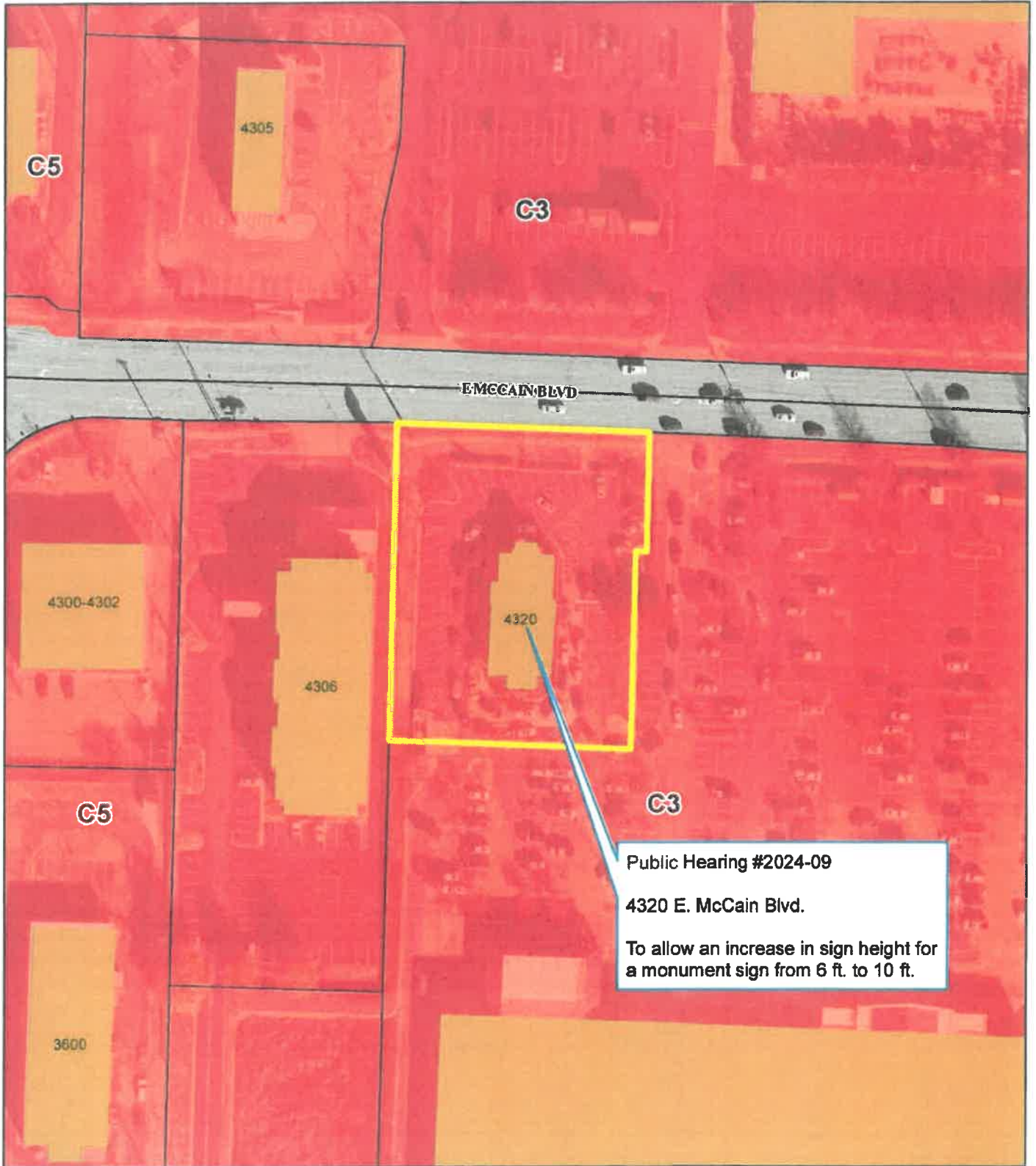
Ortho Map

1 inch = 40 feet



Date: 4/30/2024

Public Hearing Case # 2024-09

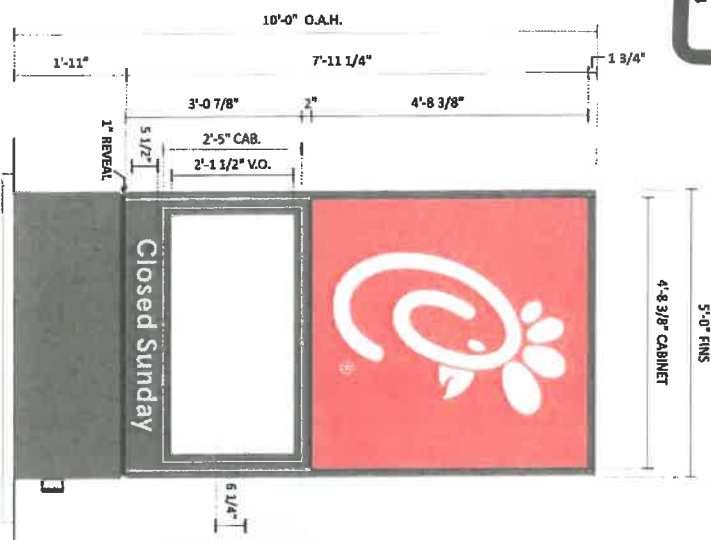
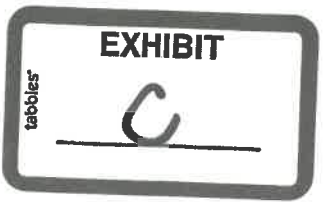


Zoning Map

1 inch = 100 feet



Date: 4/30/2024



D/F MONUMENT SIGN
 ONE (1) REMOVAL REQUIRED - MANUFACTURE AND INSTALL
 SCALE: 1/2" = 1'-0"
 40 42 SQ. FT.

REMOVE AND DISCARD EXISTING MONUMENT. LEAVE THE STUB PIPE AND FOUNDATION.
 MANUFACTURE ONE NEW CABINET WITH ALUMINUM BASE THAT GOES ALL THE WAY TO THE GRADE AND INSTALL ON EXISTING STUB PIPE.
 REUSE EXISTING ELECTRICAL.

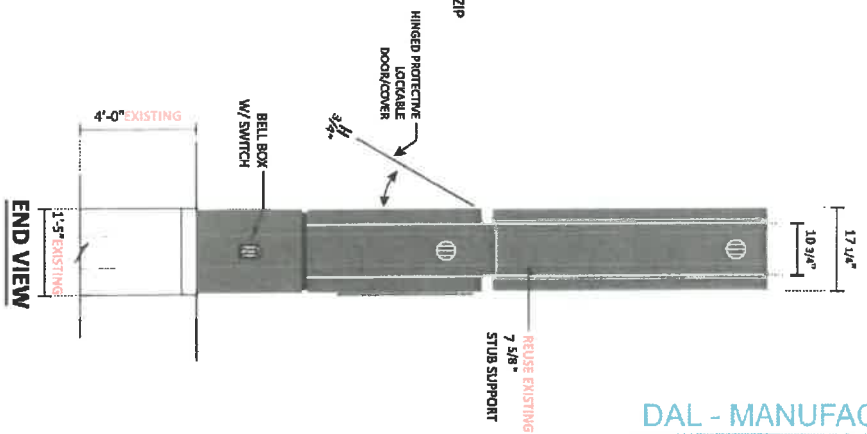
SPECS:
 MONUMENT IS EXTRUDED ALUM. FRAME WITH ALUMINUM TUBE FRAME BASE. .080" ALUM. CLADDING PAINTED MATTHEWS #74155 DARK BRONZE, SEMI-GLOSS.

MAIN ID LOGO FACES
 EXTRUDED ALUM. CABINET PAINTED MATTHEWS #74155 DARK BRONZE, SEMI-GLOSS WHITE BLEED 3M PAANOGRAPHIC III FACES WITH 3M #9630-53 CARDINAL RED TRANSLUCENT VINYL APPLIED 1ST SURFACE. TENSION FRAME RETAINER TO BE PAINTED MATTHEWS #74155 DARK BRONZE, SEMI-GLOSS. CABINET IS INTERNALLY ILLUMINATED WITH 7200K WHITE LEDS AS REQUIRED.

READER BOARD DISPLAY
 1.25" ALUM. FACE PAN PANEL WITH ROUTED OUT OPENING FOR READER BOARD AND R.O.S.T. COPY READING "CLOSED SUNDAY", WITH HINGED LOCKABLE E-TRACK VANDAL COVER PAINTED MATTHEWS #74155 DARK BRONZE, SEMI-GLOSS. CLEAR LEXAN FACE WITH HINGED VANDAL COVER FRAME. INSET 3/16" #7328 WHITE PLEX. TRACK TO ACCOMMODATE THREE (3) LINES OF 6" CHICK-FIL-A COMMERCIAL CHANGEABLE ZIP LETTER SET OF 394. INTERNALLY ILLUMINATED SAME AS ABOVE.

FABRICATED BASE FRAME
 1" x 1" x 1.25" ALUMINUM SQ. TUBE FRAME WITH ALUMINUM CLADDING PAINTED MP #74155 DARK BRONZE SEMI-GLOSS

FOUNDATION SYSTEM
 REUSE EXISTING ONE (1) 7 5/8" O.D.
 PRIMARY ELECTRICAL REUSE EXISTING



DAL - MANUFACTURING NEW RB FONT

Design #	0618517A2
Sheet	2 of 3
Client	CHICK
Address	4300 E. MCDONN RIV. LITTLE ROCK, AR
Location	ROBERTSON MANUFACTURING
Designer	ANGELICA
Date	07/21/2014
Approved/Date	
Client	
Sales	
Estimator	
Art	
Engineer	
Layout	
Production Date	
<small>© 2014 DAL - MANUFACTURING. ALL RIGHTS RESERVED. Material - 060809 002 0100</small>	

CHANDLER
ALUMINUM

1200 S. Energy Center Blvd.
 Little Rock, AR 72116
 501-223-1100
 12121 Jamison Ave.
 Little Rock, AR 72116
 501-223-1100
 12121 Jamison Ave.
 Little Rock, AR 72116
 501-223-1100

CHICK-FIL-A
RESTAURANT