

ORDINANCE NO. _____

AN ORDINANCE REZONING CERTAIN PROPERTY LOCATED AT 7701 NORTSHORE PLACE IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM I2 TO C3 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, seeking a rezone of the herein described land to allow a photography studio located at 7701 Northshore Place, which application was duly considered and approved (7 affirmative votes; 2 absent) by the North Little Rock Planning Commission at a regular meeting thereof held on May 14, 2024.

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 I2 to C3 zoning, said property being located at 7701 Northshore Place in the City of North Little Rock, Pulaski County, Arkansas and more particularly described as:

LOT 6R2 OF THE NORTSHORE BUSINESS PARK 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SECTION 2: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.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:

Steve Baxter
Council Member Steve Baxter

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

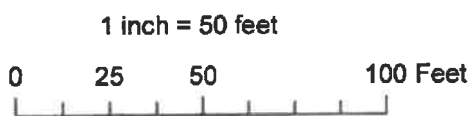
FILED	<u>10:50</u>	A.M.	_____	P.M.
By	<u>A. Fields</u>			
DATE	<u>6.4.24</u>			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY	<u>S. Llsery</u>			

Rezone Case #2024-08

EXHIBIT
A

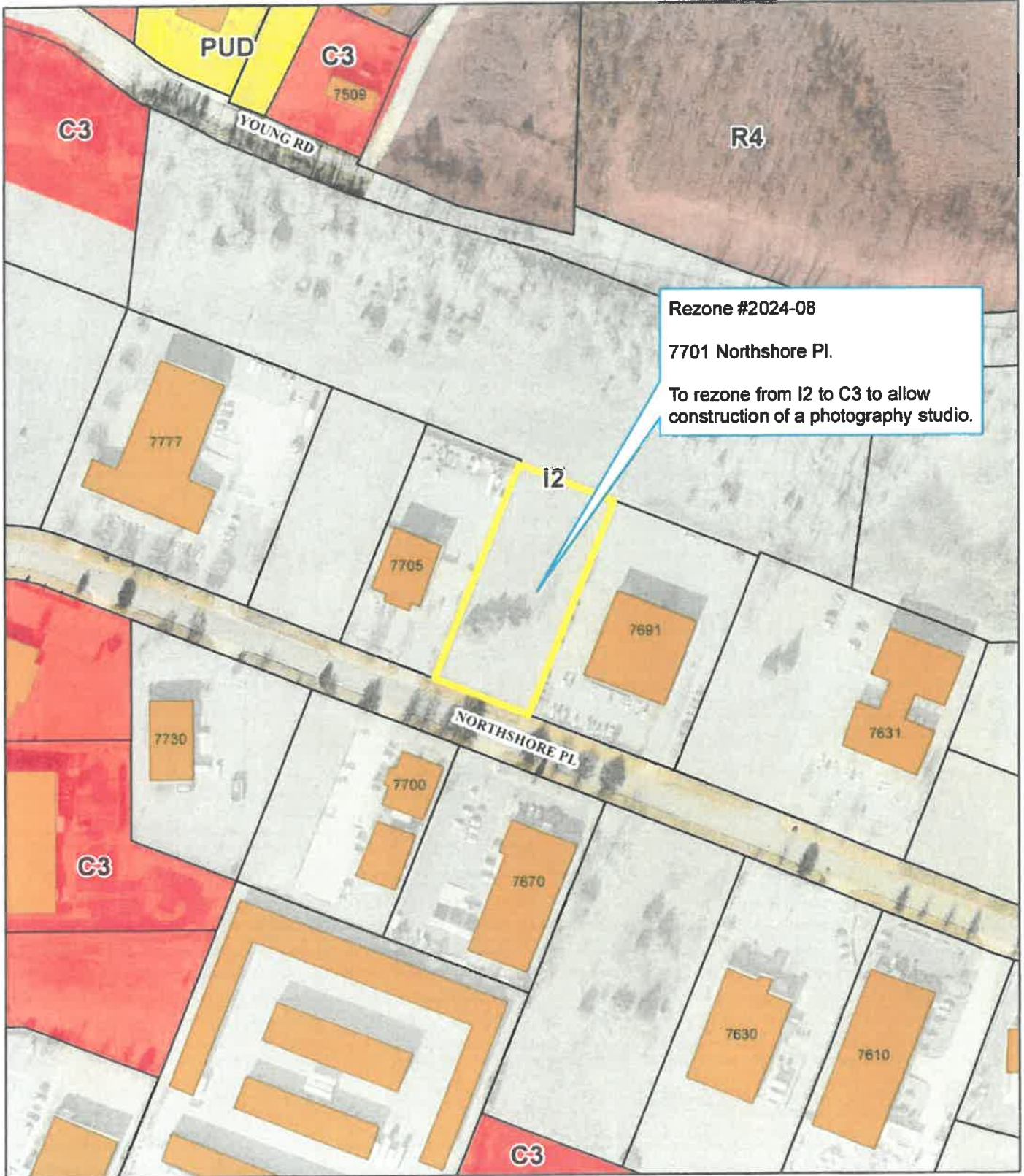


Ortho Map



Date: 4/29/2024

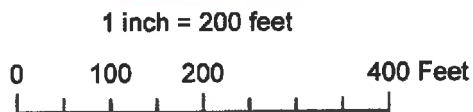
Rezone Case #2024-08



Rezone #2024-08
7701 Northshore Pl.
To rezone from I2 to C3 to allow construction of a photography studio.



Zoning Map



Date: 4/29/2024

