O-11-42

ORDINANCE NO. _____

AN ORDINANCE TO RECLASSIFY CERTAIN PROPERTY LOCATED AT 6601 HOLT ROAD IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM I-1 TO R-2, TO ALLOW A RESIDENCE, BY AMENDING ORDINANCE NO. 7697; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by Mr. James Humphrey, 5837 North Cedar, North Little Rock, AR 72116, seeking a rezone of the herein described land to allow a residence, which application was duly considered and approved (7 affirmative votes, 2 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting thereof held on July 12, 2011.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS:

SECTION 1: That Ordinance No. 7697 of the City of North Little Rock, Arkansas, is hereby amended by changing the classification of certain land from I-1 to R-2 to allow a residence, said property being located at 6601 Holt Road in North Little Rock, Pulaski County, Arkansas, and more particularly described as:

> Part of the NE ¼, NE ¼, Section 28, Township 2 North, Range 11 West, of the 5th principal meridian, Pulaski County, AR. Beginning at the SW corner of said NE ¼, NE ¼, Section 28, Township 2 North, Range 11 West; thence East 343.7 feet to a point; thence North 56°4' West 397.74 feet to point on the South ROW of Interstate 40; thence South 100.2 feet to a point; thence West 131.6 feet to a point; thence South 196.65 feet to the Point of Beginning. (See maps attached hereto as Exhibits "A" and "B".)

SECTION 2: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.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 to R-2 classification in order to allow a residence 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 Patrick H. Hays

SPONSOR:

Alderman Maurice Taylor

ATTEST:

Diane Whitbey, City Clerk

APPROVED AS TO FORM:

C. Jason Carter, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b

FILED 11:36 A.M. _____ P.M.
By City Atty. Carter
DATE 7-19-11

Diane Whitbey, City Clerk and Collector
North Little Rock, Arkansas

RECEIVED BY B Dudley

0-11-42

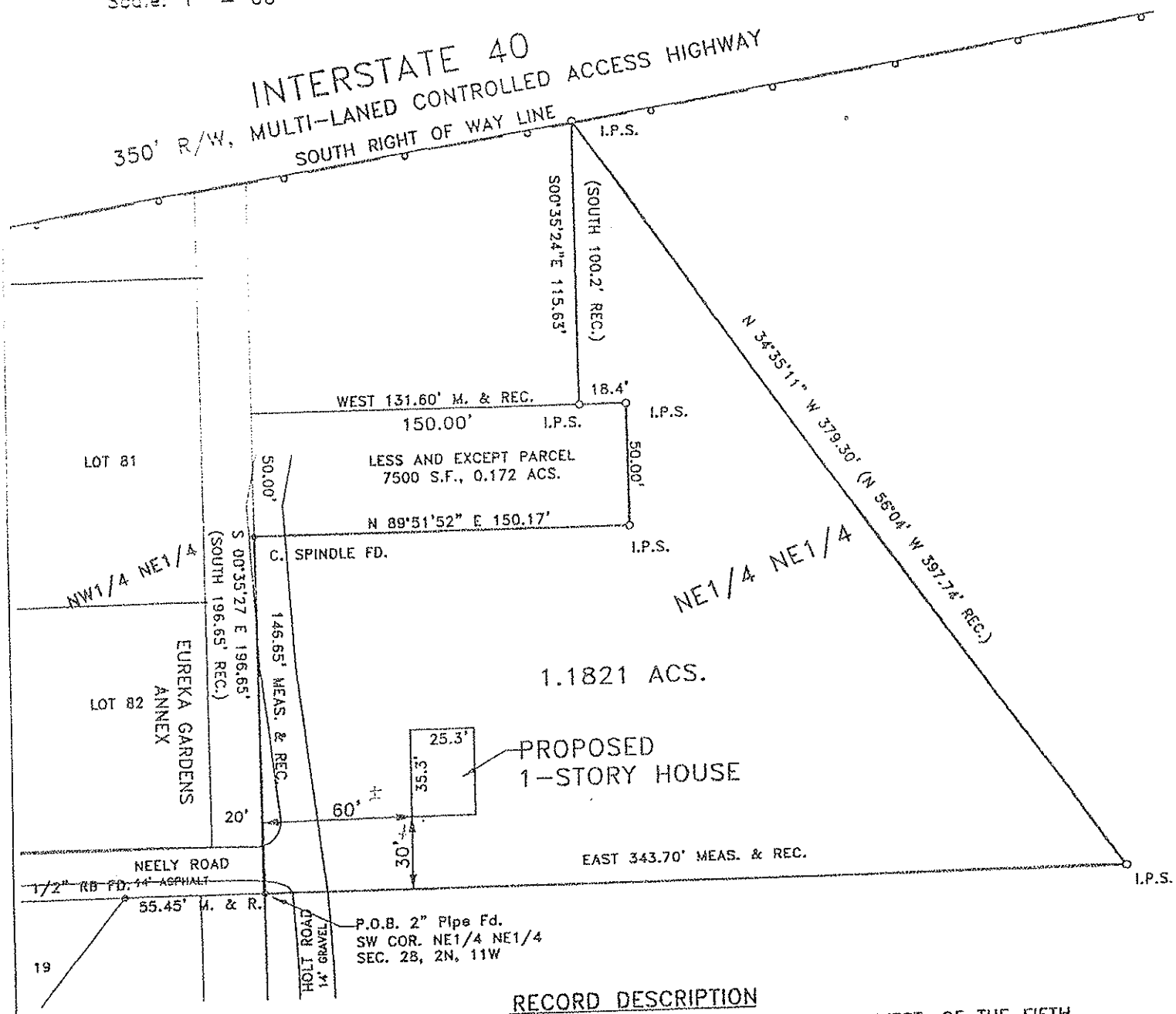
SCALE: 1" = 60' - 0"
DATE: NOV. 3, 2009
PROJ. NO.: 07-084-4

PROPERTY LINE
EASEMENT/SETBACK
RB REBAR
℄ CENTERLINE

0 60
Scale: 1" = 60'

EXHIBIT "A"

BASIS OF BEARING: SOUTH LINE OF NE1/4 NE1/4 SEC. 28 ASSUMED DUE EAST.



RECORD DESCRIPTION

PART OF THE NE1/4 OF THE NE1/4, SECTION 28, TOWNSHIP 2 NORTH, RANGE 11 WEST, OF THE FIFTH PRINCIPAL MERIDIAN, PULASKI COUNTY, ARKANSAS.
BEGINNING AT THE SOUTHWEST CORNER OF THE SAID NE1/4, NE1/4, SECTION 28, T-2-N, R-11-W; THENCE EAST 343.7 FEET TO A POINT; THENCE N 56°04' W 397.74 FEET TO A POINT ON THE SOUTH RIGHT OF WAY OF INTERSTATE 40; THENCE SOUTH 100.2 FEET TO A POINT; THENCE WEST 131.6 FEET TO A POINT; THENCE SOUTH 196.65 FEET TO THE POINT OF BEGINNING.
LESS AND EXCEPT:
COMMENCING AT THE SOUTHWEST CORNER OF THE SAID NE1/4, NE1/4, SECTION 28, T-2-N, R-11-W; THENCE NORTH 146.65 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 50 FEET; THENCE EAST 150 FEET; THENCE SOUTH 50 FEET; THENCE WEST 150 FEET TO THE POINT OF BEGINNING.

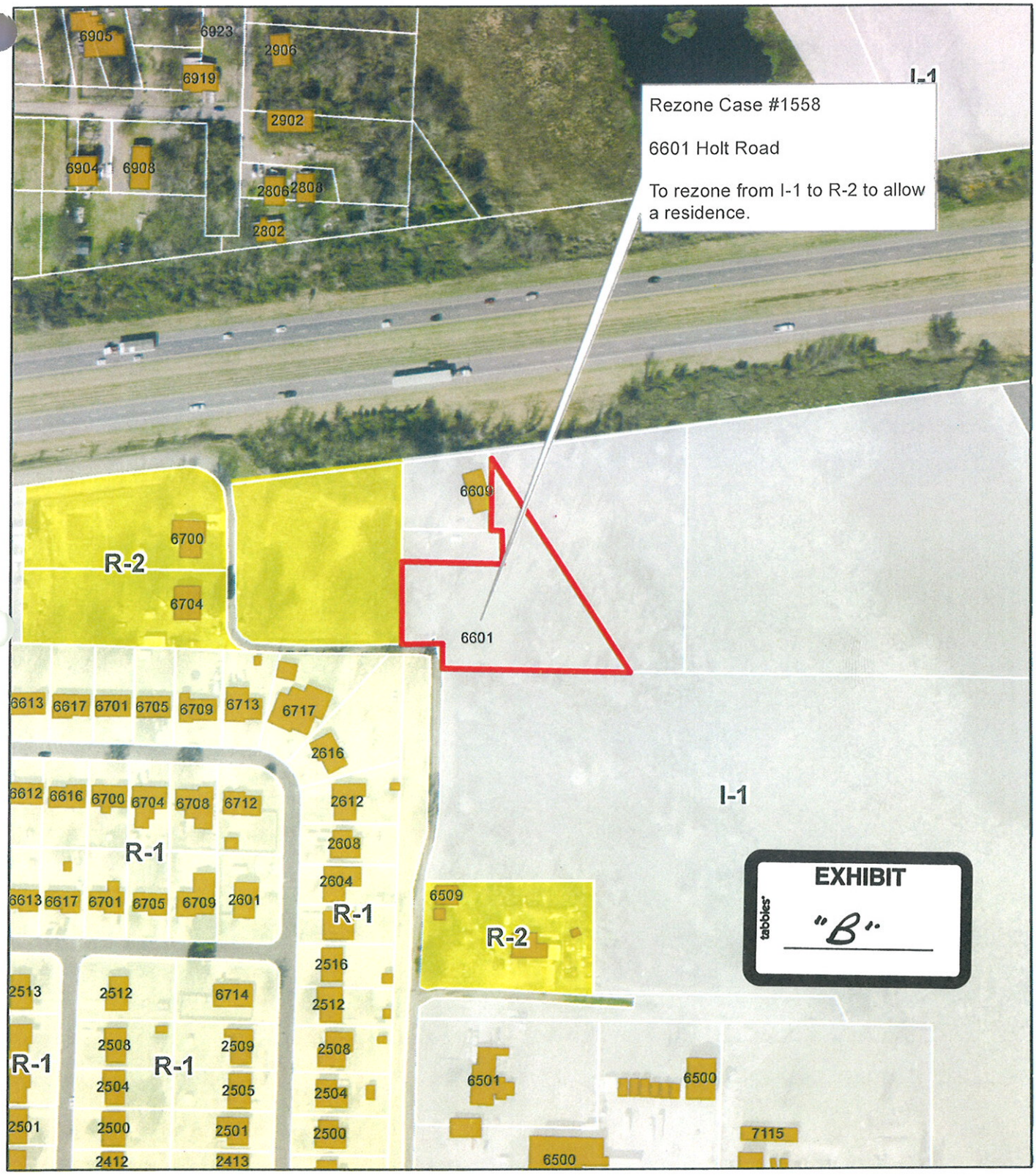
AREA OF THE REMAINDER CONTAINING 1.1821 ACRES, MORE OR LESS.

CERTIFICATION

I hereby certify that the above described land has been surveyed by me or under my direction. The corners are marked as shown and are in accordance with existing monuments in the area. This certification is for [illegible] length of the sides shown hereon.

O-11-42

Rezone Case # 1558



1 inch = 200 feet

0 100 200 400 Feet

Zoning Map

Date: 5/20/2011