

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

**AN ORDINANCE RECLASSIFYING CERTAIN PROPERTY LOCATED AT 4262 BAUCUM PIKE IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM R-3 TO C-4 ZONE, BY AMENDING ORDINANCE NO. 7697 OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS; ADOPTING AN AMENDED LAND USE PLAN FOR THE SUBJECT PROPERTY; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.**

WHEREAS, application was duly made by Bobby and Phyllis Taylor, 4262 Baucum Pike, North Little Rock, Arkansas 72117, seeking a rezone of the herein described land from R-3 to C-4, which application was duly considered and approved (8 affirmative votes, 1 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting held on February 13, 2018.

WHEREAS, the City adopted the North Little Rock Land Use Plan with amended land use maps in December 2002 (Ordinance No. 7507); and

WHEREAS, a revised Land Use Plan for the property herein described and being located at 4262 Baucum Pike in North Little Rock, Arkansas, from Duplex to Trade Fair, was approved (8 affirmative votes, 1 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting held on February 13, 2018.

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 R-3 to C-4 classification to allow for an existing auto body repair shop, said property being located at 4262 Baucum Pike, in North Little Rock, Pulaski County, Arkansas, and more particularly described as:

Lots 1, 4, 5, 6, 6 and 7, Block 3, E.A. Dunn Subdivision, City of North Little Rock, Pulaski County, Arkansas. (See Exhibits A and B attached hereto).

SECTION 2: That the Land Use Plan for the subject property described in Section 1 above is hereby amended from Duplex to Trade Fair as reflected on the Land Use Map attached hereto as Exhibit C.

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 That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.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.

**MEMORANDUM**

**To:** Amy Fields  
**From:** Shawn Spencer  
**Date:** 02/14/2018  
**Subject:** Legislation for the 02/26/18 Council meeting

Amy, please prepare an ordinance on the following request which was approved by the Planning Commission (8 affirmative votes, 1 absent) on 02/13/2018.

Rezoning #2018-4. To rezone from R-3 zoning classification to the proposed C-4 classification & to amend the land use plan from Duplex to Trade Fair to allow for an existing auto body repair shop.

The location of the request is: 4262 Baucum Pike

The legal description of the request is: Lots 1, 4, 5, 6 and 7, Block 3, E.A Dunn Subdivision, City of NLR, Pulaski County, AR

Sponsor: M. Taylor & L. Robinson

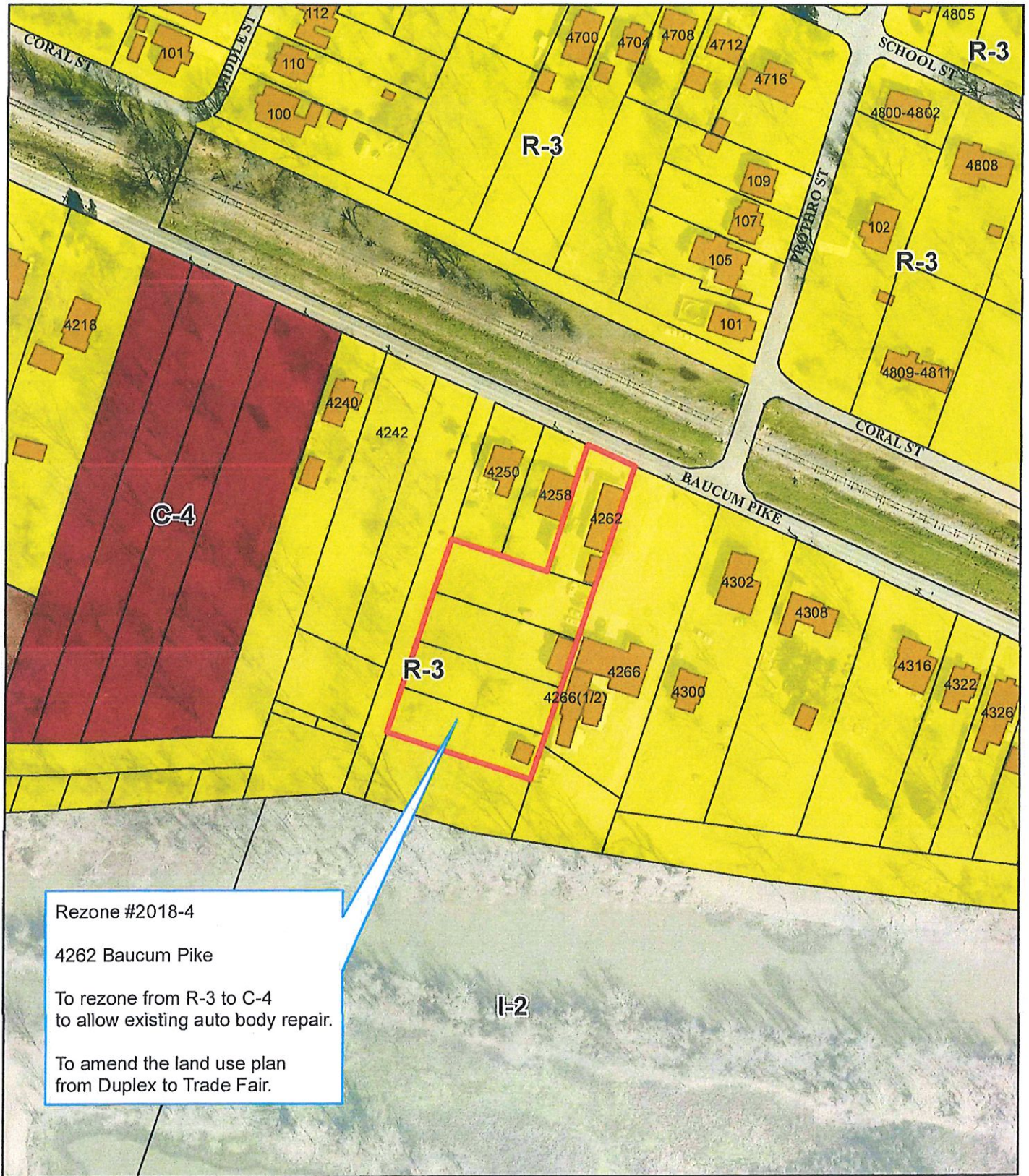
Applicant: TAYLOR BOBBY J & PHYLLIS, 4262 BAUCUM PIKE, N LITTLE ROCK, AR 72117, (501) 945 2155

cc: City Clerk, Taylor, Robinson

file



# Rezone Case #2018-4



Rezone #2018-4

4262 Baucum Pike

To rezone from R-3 to C-4  
to allow existing auto body repair.

To amend the land use plan  
from Duplex to Trade Fair.

1 inch = 150 feet

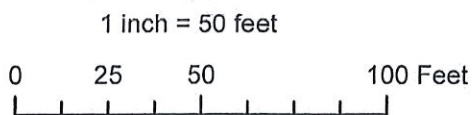


Date: 1/11/2018





# Rezone Case #2018-4



Date: 1/11/2018



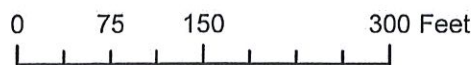


# Rezone Case #2018-4



Rezone #2018-4  
4262 Baicum Pike  
To rezone from R-3 to C-4  
to allow existing auto body repair.  
To amend the land use plan  
from Duplex to Trade Fair.

1 inch = 150 feet



Date: 1/11/2018

