

ORDINANCE NO. \_\_\_\_

**AN ORDINANCE ALLOWING A SPECIAL USE TO ALLOW AUTO REPAIR IN AN R-3 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 1705 MOSS STREET IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.**

WHEREAS, application was duly made Aaron Hinton, 521 Melanie Lane, North Little Rock, Arkansas 72118, seeking a special use of land located at 1705 Moss Street to allow auto repair in an R-3 zone, which application was duly considered and approved (5 affirmative votes, 2 no, 2 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting thereof, held on June 11, 2019.

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

SECTION 1. That a special use is granted for auto repair in an R-3 zone for the subject real property being more particularly described as:

Lots 7, 8, and the west half of Lot 9, Block 7, Maloney Addition, City of North Little Rock, Pulaski County, Arkansas (See maps attached hereto collectively as Exhibit A.)

SECTION 2. That this special use shall be subject to the following conditions:

1. Hours of operation: Monday – Saturday 6:00 a.m. to 9:00 p.m.
2. Due to security concerns, allow existing barbwire to remain.
3. Repair existing chain link fence in rear yard.
4. Gate to meet Fire Marshall's requirements
5. Plant two trees along Moss Street.
6. Dumpster to be located behind the front building line.
7. All work to be done inside the building.
8. No outdoor PA/music permitted.
9. Any structures located on the lot shall meet all applicable Federal, State, County, and City requirements and codes.
10. Business license to be issued after Planning Staff confirmation of requirements.
11. Business license holder understands that failure to comply with these conditions may result in loss of the Special Use and/or loss of Business License and/or removal of Electric Power Meter.

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 That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.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 special use of the above-described lands as provided for herein is immediately necessary in order to insure the proper and orderly growth of this land and the proper and orderly growth 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 on the date set forth below.

PASSED:

APPROVED:

\_\_\_\_\_

\_\_\_\_\_  
Mayor Joe A. Smith

SPONSOR:

ATTEST:

Maurice Taylor  
Council Member Maurice Taylor *by AF*

\_\_\_\_\_  
Diane Whitbey, City Clerk

APPROVED AS TO FORM:

Amy Beckman Fields  
Amy Beckman Fields, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/cf

FILED	10:35	A.M.	_____	P.M.
By	Amy Fields, CA			
DATE	C-18-17			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY	<u>[Signature]</u>			



R-3

R-3

1213(C-D)

1724 12

1213(A-B)

1213(A-B)

10

**PUD**

**C-3**

W SHORT 17TH ST

BIKEWAY

W 17TH ST

**C-3**

**C-3**

1701

**R-3**

**R-3**

1707



W LONG 17TH ST

**R-3**

R-3

1301(1/2)

**R-3**

R-3

R-3

**C-3**



ST

46TH ST



## Zoning Map

1 inch = 100 feet



Date: 5/15/2019

**Not an actual survey**



# Special Use #2019-9



Ortho Map

Date: 5/15/2019

1 inch = 20 feet

0 10 20 40 Feet



Not an actual survey