

ORDINANCE NO. _____

AN ORDINANCE GRANTING A SPECIAL USE TO ALLOW A CAR REPOSSESSION BUSINESS IN A C-3 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 7001 WEST MEADOWLANE IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by Mrs. Chris Edmondson, 10714 MacArthur Drive, North Little Rock, AR 72118, seeking a special use of said land to allow a car repossession business with a maximum of 25 cars stored outside, which application was duly considered and approved (6 affirmative votes; 1 negative vote; 2 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting thereof, held on September 8, 2009.

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

SECTION 1: That a special use is hereby granted to allow a car repossession business (with a maximum of 25 cars stored outside) in a C-3 zone for the subject real property located at 7001 West Meadowlane in the City of North Little Rock, being more particularly described as:

Lot 14, Meadowlane Acres, in the City of North Little Rock, Pulaski County, Arkansas. (See Exhibits "A" and "B" attached hereto.)

SECTION 2: That this special use shall be subject to the conditions listed below:

- a) Applicant must meet all applicable Federal, State, County and City requirements.
- b) Limit number of repossessed vehicles stored on the lot to 25.
- c) No wrecked or inoperable vehicles to be stored outside.
- d) No repairs of vehicles will be done on the lot.
- e) Remove front yard fence along the west property line.
- f) Existing barb wire to be turned inwards or straight up.
- g) No loading or unloading of vehicles in the public right-of-way.
- h) Maintain clean and orderly lot at all times.
- i) Provide opaque screening along the north property line (along service road).
- j) Business license to be issued after confirmation by Planning Department Staff that requirements have been met.

SECTION 3: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.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 from and after its passage and approval.

PASSED:

APPROVED:

Mayor Patrick H. Hays

SPONSOR:

ATTEST:

Mayor Patrick H. Hays

Diane Whitbey, City Clerk

APPROVED AS TO FORM:

C. Jason Carter, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b