

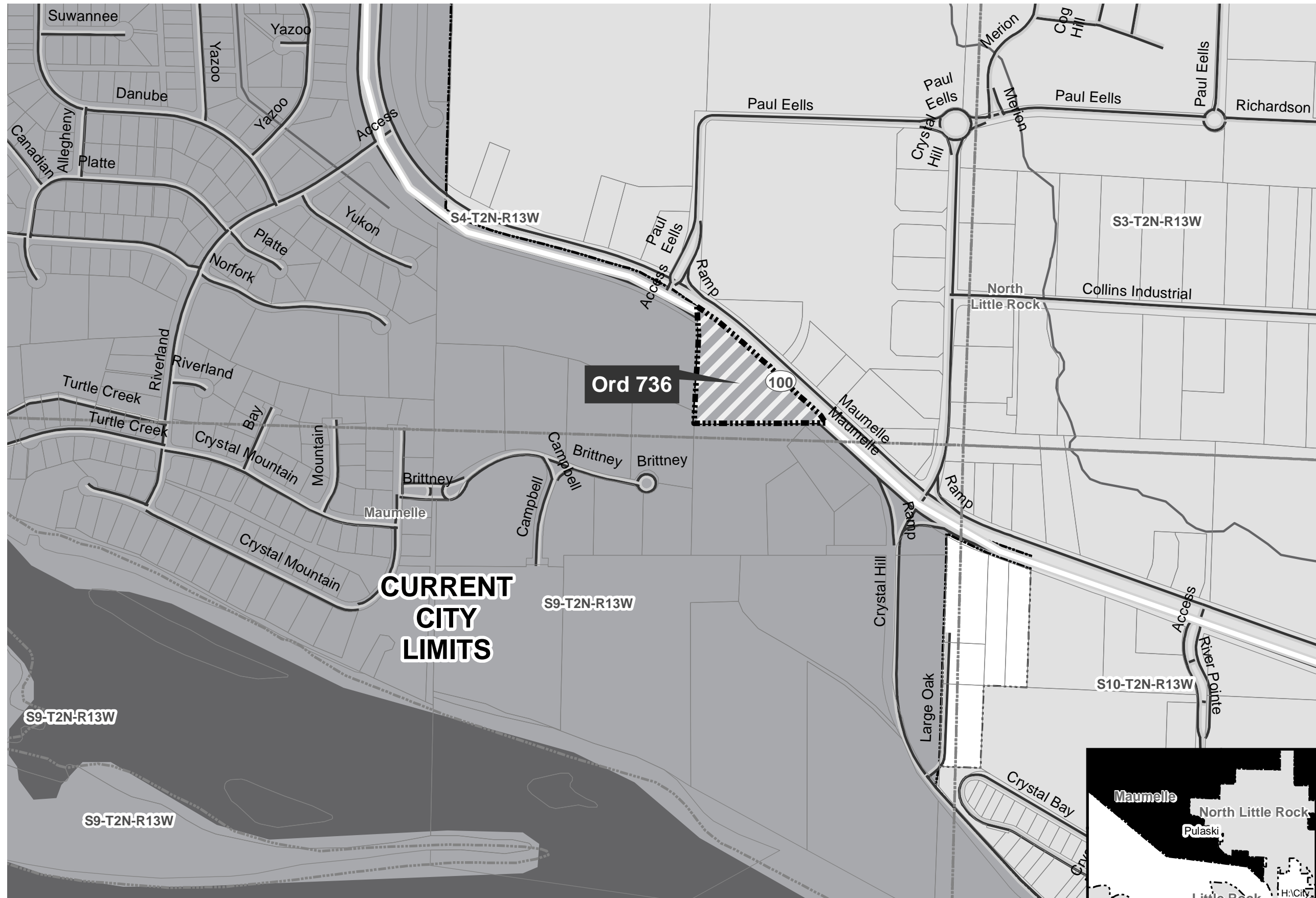
Historic Detach from North Little Rock w/Annex into Maumelle Ord 736: City of Maumelle
October 2020

City: Maumelle
Mayor: Caleb Norris

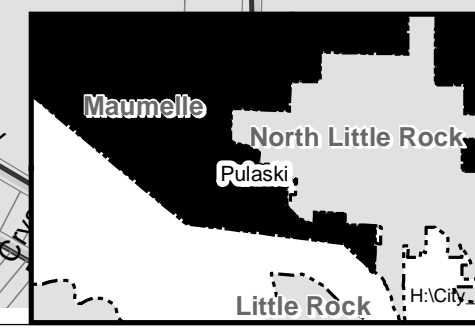
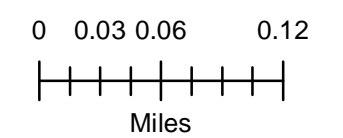
Arkansas Code 14-40-101.

Before an entity undertakes an annexation, consolidation, or detachment proceeding under this chapter, the entity shall coordinate with the Arkansas Geographic Information Systems Office for preparation of legal descriptions and digital mapping for the relevant annexation, consolidation, and detachment areas.

The map contained herein, is evidence, the entity has met requirements of Act 914 of 2015



- Historic Annex
- Sections
- Parcels
- Highway
- Minor Road
- River Flowline
- River
- Smaller Rivers
- Smaller Water Bodies
- Existing City
- Neighboring City



**A JOINT ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAUMELLE,
AND THE CITY COUNCIL OF THE CITY OF NORTH LITTLE ROCK,
COUNTY OF PULASKI, STATE OF ARKANSAS**

A JOINT ORDINANCE TO BE ENTITLED:

ORDINANCE NO 736

A JOINT ORDINANCE FOR THE SIMULTANEOUS DETACHMENT AND ANNEXATION OF LAND SITUATED ALONG STATE HIGHWAY 100 TO BE TITLED THE "2010 COLLINS ANNEXATION" TO THE CITY OF MAUMELLE, ARKANSAS, AND FOR THE SIMULTANEOUS DETACHMENT AND ANNEXATION OF LAND SITUATED ALONG CORONDELET LANE, TO BE TITLED THE "2010 COUNTRY CLUB DEVELOPMENT" ANNEXATION TO THE CITY OF NORTH LITTLE ROCK, AND MAKING THESE ANNEXATIONS A PART OF THE CITY OF MAUMELLE AND THE CITY OF NORTH LITTLE ROCK RESPECTIVELY, DECLARING AN EMERGENCY, AND FOR OTHER PURPOSES.

WHEREAS, the Cities of North Little Rock and Maumelle (the "Cities") are municipal neighbors which share a number of common borders. Certain of the common borders are situated in such a way as to create confusion for emergency and city personnel.

WHEREAS, Parcel A consists of land situated on State Highway 100 (Maumelle Boulevard) which is presently within the corporate boundary of the City of North Little Rock, Arkansas but lies contiguous to and adjoining the corporate boundary of the City of Maumelle on three of the four sides of the property.

WHEREAS, Parcel B consists of land situated in the north eastern portion of the subdivision known as Country Club of Arkansas on Corondelet Lane; this parcel is presently within the corporate boundary of the City of Maumelle, Arkansas but lies contiguous to and adjoining the corporate boundary of the City of North Little Rock on three of the four sides of the property.

WHEREAS, this joint ordinance will serve to clarify the boundaries and will facilitate stronger emergency responses and provisions of city services from both cities by ending situations where great confusion could and often does, arise.

WHEREAS, via this joint ordinance, the Cities agree to detach said lands pursuant to Act 988 of 1999, which is codified as Ark. Code Ann. § 14-40-2010 so that the lands may be simultaneously annexed into the Cities by virtue of the same authority; and

WHEREAS, the City Council of the City of Maumelle finds that it is in the best interest of the City, for the lands identified as Parcel A to be detached from the City of North Little Rock and simultaneously annexed into the City of Maumelle and for that land identified as Parcel B to be detached from the City of Maumelle and simultaneously annexed into the City of North Little Rock.

WHEREAS, the City Council of the City of Maumelle finds that it is in the best interest of the City, for the lands identified as Parcel A to be detached from the City of North Little Rock and simultaneously annexed into the City of Maumelle and for that land identified as Parcel B to be detached from the City of Maumelle and simultaneously annexed into the City of North Little Rock.

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

SECTION 1. Parcel A. That the following described lands [Parcel A] contiguous to and adjoining the City of Maumelle, Arkansas, be, and the same are hereby, simultaneously detached from the City of North Little Rock and accepted as part of and annexed to and made a part of the City of Maumelle. Said parcel shall be annexed with a zoning of PCD (Planned Commercial Development) and shall be allowed one curb cut off Maumelle Boulevard. The location of the curb cut shall be determined by a site plan at the time of development and approval for the same must also be obtained from the Arkansas Highway and Transportation Department prior to installation:

[See Exhibit A]

SECTION 2. Parcel B. That the following described lands [Parcel B] contiguous to and adjoining the City of North Little Rock, Arkansas, be, and the same are hereby, simultaneously detached from the City of Maumelle and accepted as part of and annexed to and made a part of the City of North Little Rock:

[See Exhibit B]

SECTION 3. Repealer. That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.

SECTION 4. Severability. The provisions of this Ordinance are hereby declared to be severable and if any section or phrase or provision should be declared to be or held invalid, such invalidity shall not effect the remainder of such sections, phrases or provisions.

SECTION 5: Emergency Declared. It is hereby found by the City Council of the City of Maumelle, Arkansas, that an emergency exists and that there is an immediate need to go forward with this annexation in order that the necessary municipal services may be provided the property and that undue delay will damage the property owner. THEREFORE, an emergency is declared to exist and this Ordinance being immediately necessary for the promotion and preservation of the public peace, health, and safety shall be in full force and effect immediately after its passage and approval.

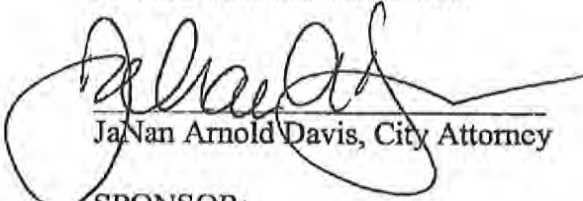
ENACTED by the City of Maumelle, this 20th day of September, 2010.


Michael Watson, Mayor

ATTEST:


Joshua Clausen, City Clerk

APPROVED AS TO FORM:


JaNan Arnold Davis, City Attorney

SPONSOR:

Mayor Watson

	Stell	Hogue	Johnson	Witonski	Adams	Rolfe	Brainerd	Ladner
Aye:	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
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EXHIBIT A
(LILAC, INC. PARCEL TO BE ANNEXED INTO THE CITY OF MAUMELLE)
LEGAL DESCRIPTION, PARCEL A

All of that portion of the Southeast Quarter of the Southeast Quarter of Section 4, Township 2 North, Range 13 West, Pulaski County, Arkansas lying South and West of the Centerline of Arkansas State Highway 100 (Maumelle Boulevard).

EXHIBIT B

(COUNTRY CLUB DEVELOPMENT PARCEL TO BE ANNEXED
INTO THE CITY OF NORTH LITTLE ROCK)

LEGAL DESCRIPTION, PARCEL B

One (1) acre in the Northeast corner of the Northwest Quarter of the Southwest Quarter of Section 35, Township 3 North, Range 13 West, Pulaski County, Arkansas, described as follows: beginning at the Northeast corner of said Northwest Quarter Southwest Quarter; thence South 208.9 feet; thence West 208.9 feet; thence North 208.9 feet; thence East 208.9 feet to the point of beginning.

0-10-70

ORDINANCE NO. 8292

A JOINT ORDINANCE FOR THE SIMULTANEOUS DETACHMENT AND ANNEXATION OF LAND SITUATED ALONG STATE HIGHWAY 100 TO BE TITLED THE "2010 COLLINS ANNEXATION" TO THE CITY OF MAUMELLE, ARKANSAS, AND FOR THE SIMULTANEOUS DETACHMENT AND ANNEXATION OF LAND SITUATED ALONG CORONDELET LANE, TO BE TITLED THE "2010 COUNTRY CLUB DEVELOPMENT" ANNEXATION TO THE CITY OF NORTH LITTLE ROCK, MAKING THESE ANNEXATIONS A PART OF THE CITY OF MAUMELLE AND THE CITY OF NORTH LITTLE ROCK, RESPECTIVELY; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, the Cities of North Little Rock and Maumelle (the "Cities") are municipal neighbors which share a number of common borders. Certain of the common borders are situated in such a way as to create confusion for emergency and city personnel, and

WHEREAS, Parcel A (see map and legal description attached hereto as Exhibit "A") consists of land situated on State Highway 100 (Maumelle Boulevard) which is presently within the corporate boundary of the City of North Little Rock, Arkansas but lies contiguous to and adjoining the corporate boundary of the City of Maumelle on two of the three sides of the property; and

WHEREAS, Parcel B (see map and legal description attached hereto as Exhibit "B") consists of land situated in the northeastern portion of the subdivision known as Country Club of Arkansas on Corondelet Lane; this parcel is presently within the corporate boundary of the City of Maumelle, Arkansas but lies contiguous to and adjoining the corporate boundary of the City of North Little Rock on two of the four sides of the property; and

WHEREAS, this joint ordinance will serve to clarify the boundaries and will facilitate stronger emergency responses and provisions of city services from both cities by ending situations where great confusion could, and often does, arise; and

WHEREAS, via this joint ordinance, the Cities agree to detach said lands pursuant to Act 988 of 1999, which is codified as Ark. Code Ann. § 14-40-2101 so that the lands may be simultaneously annexed into the Cities by virtue of the same authority; and

WHEREAS, the City Council of the City of North Little Rock finds that it is in the best interests of the City for the lands identified as Parcel A to be detached from the City of North Little Rock and simultaneously annexed into the City of Maumelle and for that land identified as Parcel B to be detached from the City of Maumelle and simultaneously annexed into the City of North Little Rock.

EXHIBIT

"A"

North Little Rock

Parcel A

Maumelle



Parcel A

0 300 Feet



This map is the most up to date as the possession of the City of North Little Rock... (small text)

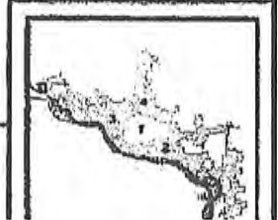
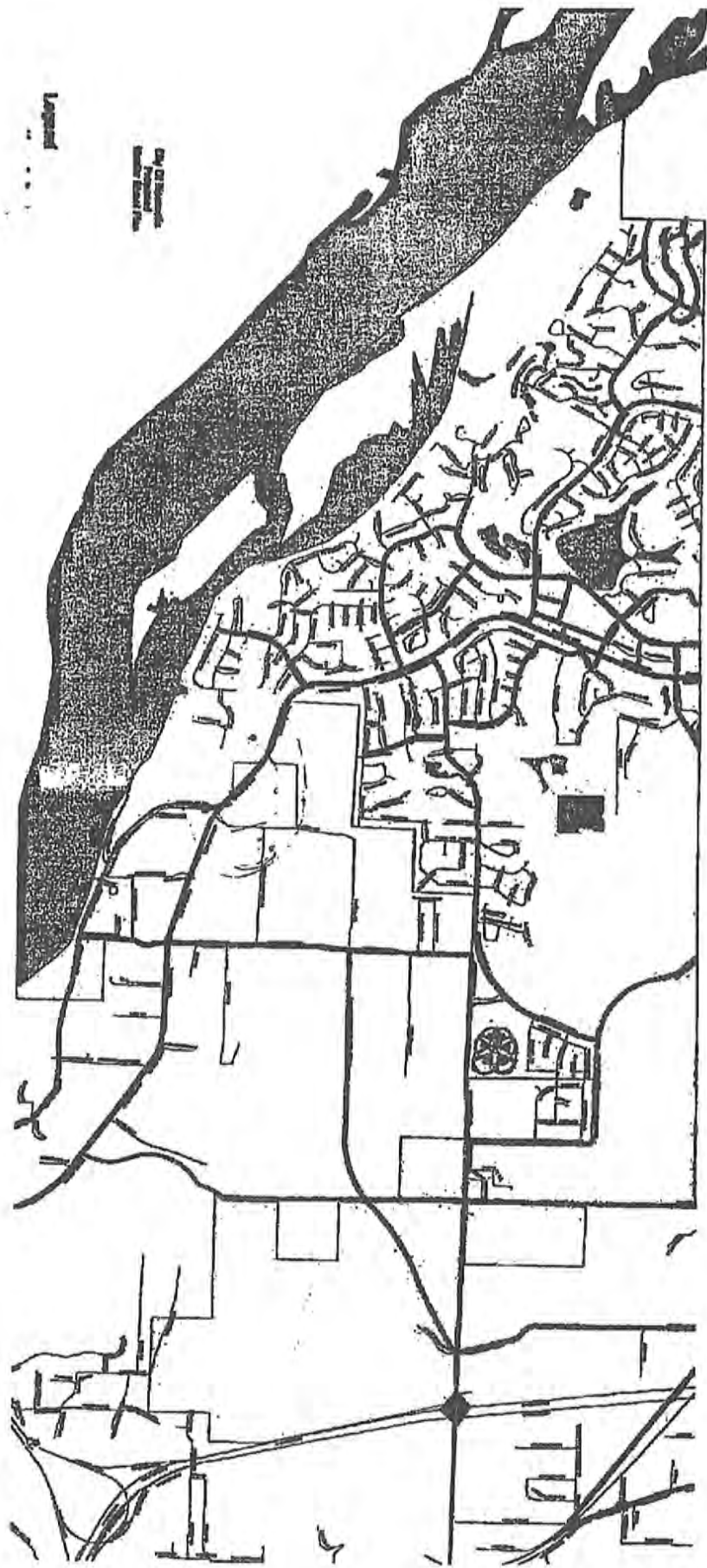


EXHIBIT A
(LILAC, INC. PARCEL TO BE ANNEXED INTO THE CITY OF MAUMELLE)
LEGAL DESCRIPTION, PARCEL A

All of that portion of the Southeast Quarter of the Southeast Quarter of Section 4, Township 2 North, Range 13 West, Pulaski County, Arkansas lying South and West of the Centerline of Arkansas State Highway 100 (Maumelle Boulevard).



Legend

Water
Streets

EXHIBIT
"B"
tabbier

Maumelle

Parcel B

North Little Rock



Parcel B



This map is the most up to date in the possession of the City of North Little Rock; however, please note that the areas depicted are not actual. Only changes may occur to the areas depicted that are not reflected in the recorded maps. Accordingly, the City of North Little Rock does not warrant or guarantee that the map accurately reflects any and all current changes.

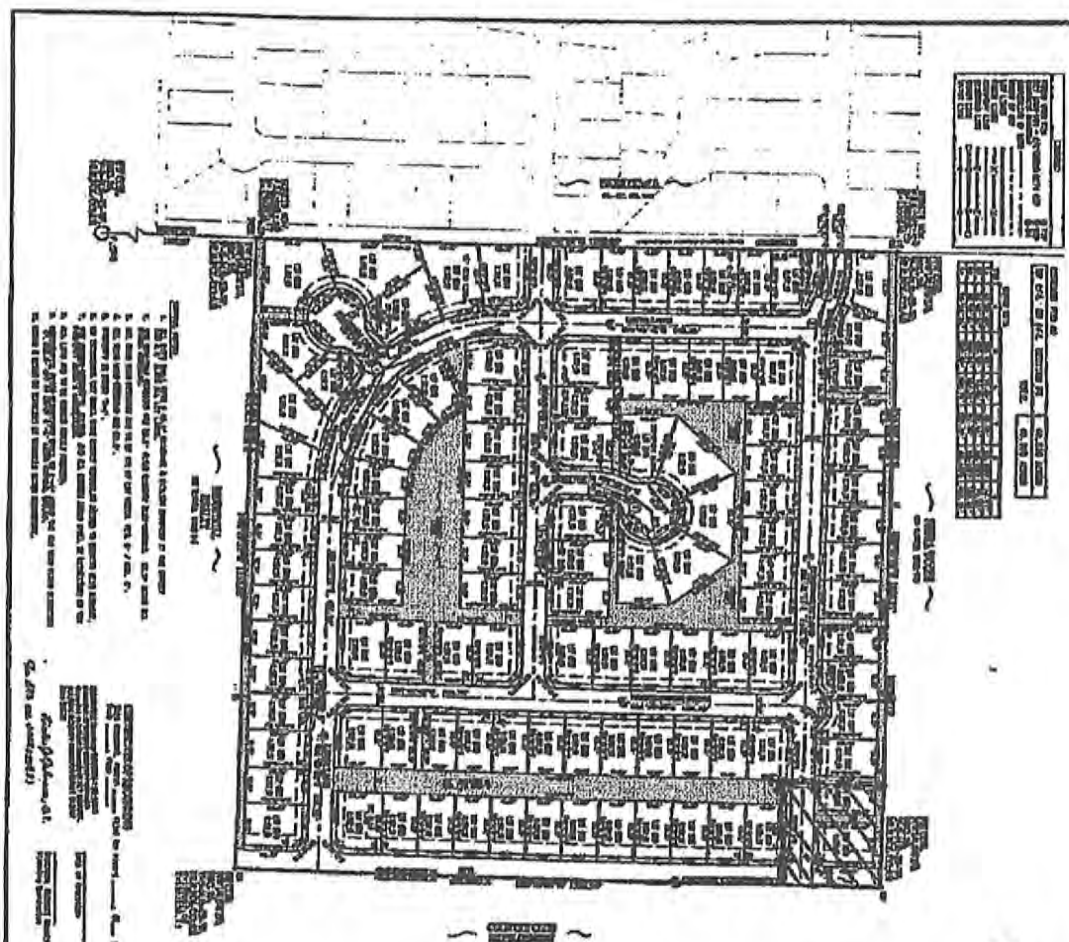


EXHIBIT B

**(COUNTRY CLUB DEVELOPMENT PARCEL TO BE ANNEXED
INTO THE CITY OF NORTH LITTLE ROCK)**

LEGAL DESCRIPTION, PARCEL B

One (1) acre in the Northeast corner of the Northwest Quarter of the Southwest Quarter of Section 35, Township 3 North, Range 13 West, Pulaski County, Arkansas, described as follows: beginning at the Northeast corner of said Northwest Quarter Southwest Quarter; thence South 208.9 feet; thence West 208.9 feet; thence North 208.9 feet; thence East 208.9 feet to the point of beginning.



NO.	DESCRIPTION	AREA
1
2
3
4
5
6
7
8
9
10

NO.	DESCRIPTION	AREA
1
2
3
4
5
6
7
8
9
10

1. THE PROPOSED BUILDINGS AND RELATED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK ZONING ORDINANCES AND ALL APPLICABLE ORDINANCES.
2. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK SUBDIVISION ORDINANCES AND ALL APPLICABLE ORDINANCES.
3. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK UTILITY ORDINANCES AND ALL APPLICABLE ORDINANCES.
4. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK STREET LIGHTING ORDINANCES AND ALL APPLICABLE ORDINANCES.
5. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK SIGNAGE ORDINANCES AND ALL APPLICABLE ORDINANCES.
6. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK LANDSCAPE ARCHITECTURE ORDINANCES AND ALL APPLICABLE ORDINANCES.
7. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK TREE PRESERVATION ORDINANCES AND ALL APPLICABLE ORDINANCES.
8. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK HISTORIC PRESERVATION ORDINANCES AND ALL APPLICABLE ORDINANCES.
9. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK OPEN SPACE ORDINANCES AND ALL APPLICABLE ORDINANCES.
10. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK COMMUNITY DEVELOPMENT ORDINANCES AND ALL APPLICABLE ORDINANCES.

THESE IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK ZONING ORDINANCES AND ALL APPLICABLE ORDINANCES.

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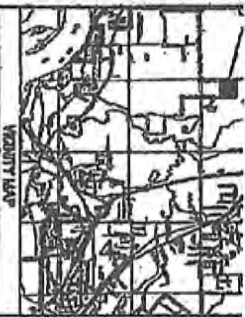
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THESE IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK COMMUNITY DEVELOPMENT ORDINANCES AND ALL APPLICABLE ORDINANCES.



**PHASE XXIII,
COUNTRY CLUB
OF ARKANSAS**

NORTH LITTLE ROCK, POLK COUNTY, ARKANSAS



THESE IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK ZONING ORDINANCES AND ALL APPLICABLE ORDINANCES.

THESE IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK SUBDIVISION ORDINANCES AND ALL APPLICABLE ORDINANCES.

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THESE IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF NORTH LITTLE ROCK COMMUNITY DEVELOPMENT ORDINANCES AND ALL APPLICABLE ORDINANCES.

<p>Final Plat of Phase XXIII, Country Club of Arkansas North Little Rock, Polk County, Arkansas Owner: Cypress Bay, L.L.C.</p>	<p>The Holloway Firm, Inc. ENGINEERS, ARCHITECTS, AND SURVEYORS</p> <p>200 Cherry Street North Little Rock, Arkansas 72113</p> <p>(501) 651-0370</p>
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