



ARKANSAS SECRETARY OF STATE

MARK MARTIN

June 29, 2019

The Honorable Larry Crane
Pulaski County Clerk
401 W Markham St
Little Rock, AR 72201

Re: City of Little Rock Annexation Ordinance 20948

Dear Mr. Crane,

This letter acknowledges receipt and filing of the following notice of municipal boundary change by the Office of the Secretary of State:

Filing Type: Annexation pursuant to A.C.A § 14-40-602 (petition by a majority of the landowners)

Effective Date: unknown

County: Pulaski

City: Little Rock

City Ordinance: 20948

Dated: 11/18/2014

County Court Order: 2014-0215

Filed: 09/12/2014

Honorable Barry Hyde, Pulaski County Judge

A file marked copy of the ordinance and exhibits submitted to our Office are enclosed. By copy of this letter (and its enclosures), the Secretary of State hereby notifies the appropriate mapping authorities for Arkansas. Please retain these copies as official record of the filing of the municipal boundary change by the Arkansas Secretary of State.

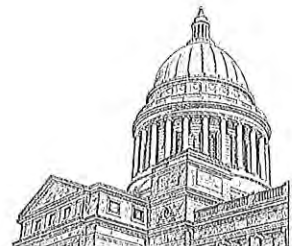
If you have any questions or concerns regarding this pending filing please contact our office at 501-682-3401.

Sincerely,

A handwritten signature in cursive script that reads "Cynthia Fisher".

Cynthia Fisher
Arkansas Secretary of State Legal Division
500 Woodlane St
Little Rock, AR 72201
501-682-3401

cc: Arkansas Geographic Information Systems Office (w/ encl)
Arkansas Highway and Transportation Department Mapping Department (w/ encl)
Department of Finance and Administration (w/encl)
Arkansas Public Service Commission (w.encl)
UALR Institution for Economic Advancement (w/encl)
Tom-Tom (w/encl)
Ms. Susan Langley, Little Rock City Clerk (w/encl)





Arkansas Secretary of State

Mark Martin Arkansas Secretary of State, 500 Woodlane Ave, Little Rock, AR 72201-1094

Municipal Boundary Change Checklist

County: Pulaski City/Town: Little Rock

City Ordinance/Resolution No: 20,948 Date approved: 11/18/2014

County Court Case No: 2014-0215 Date Order Filed: 09/12/2014

Type: Annexation by Petition majority of Landowners A.C.A §14-40-602

Date Change Effective: _____ Set by: Municipal Ordinance Emergency Clause Default
(Required by Act 653 of 2017)

For Circuit Court Challenge: Date Order Filed: _____ Upheld Overturned Other *(attach explanation)*

Initiating party:

All Landowners Majority Landowners Municipal Governing Body State Other _____

Supporting Documentation attached (check all that apply):

- File marked copy of City Ordinance/Resolution *(required)*
- File marked copy of County Court Order *(required except for island annexation and annexation approved by election)*
- Copy of Arkansas GIS Office approved printed map and certification letter *(required)*
- Proof of Publication for all Legal Notices *(include Hearing, Election, and City Ordinance/Resolution notices)*
- File marked copy of Petition Part or File marked copy of the certified special election results *(if applicable)*
- File marked copy of Complaint and final Circuit Court Order *(Court Challenge only)*

Municipal Contact:

Name: Ms. Susan Langley Title: Little Rock City Clerk

Street Address: 500 W. Markham, Suite 200

City: Little Rock St: AR Zip code: 72201

Complete one form per ordinance/resolution, attach it as a cover page to the supporting document set and submit to the County Clerk's Office within 45 days of the Effective Date as required by Act 655 of 2017

County Official:

Signature: _____ Title: _____

Date: _____

Pursuant to Act 655 of 2017, County Officials must submit a file-marked copy of municipal boundary change documentation within 30 days of receipt to: Arkansas Secretary of State, Attn: Municipal Boundary Filing, 500 Woodlane Ave Suite 256, Little Rock, AR 72201-1094

Office of the Arkansas Secretary of State use only

Received by: *Sydney Fisher*

FILED

JUN 29 2017

**Arkansas
Secretary of State**

LARRY CRANE
PULASKI CIRCUIT/COUNTY CLERK



401 WEST MARKHAM STREET, SUITE 103
LITTLE ROCK, ARKANSAS 72201
(501)340-8766 Fax (501)340-8884

June 6, 2017

Hon. Mark Martin
Arkansas Secretary of State
State Capitol, Suite 256
500 Woodlane Ave.
Little Rock, AR 72201

Re: Annexations

To whom it may concern:

Enclosed, find certified copies of the Annexations: Little Rock Ordinance numbers No.21,362, No.21,187, and No.20,948.

A handwritten signature in black ink, appearing to read "Douglas A. DalPorto".

Douglas A. DalPorto
Supervisor, Records

1 right-of-way line, also being the north line of said Tract 24, for a distance of 291.30 feet
2 to the northwest corner of said Tract 24; thence S00°11' 57"W along the west line of said
3 Tract 24 for a distance of 641.20 feet to the point of beginning, containing 5.81 acres,
4 more or less, including all adjacent rights-of-way.

5 AND

6 **Tract B**

7 A part of Tract 24, Sach's Suburban Tracts to the City of Little Rock, Pulaski County,
8 Arkansas, and being more fully described as follows: commencing at the southwest
9 corner of said Tract 24 and run thence S89°48'03"E along the south line thereof for a
10 distance of 400.00 feet to the point of beginning of the land herein described; thence
11 continuing S89°48'03"E along said south line for a distance of 878.26 feet to a point on
12 the westerly right-of-way line of Cooper Orbit Road; thence N39°42'56"E along said
13 westerly right-of-way for a distance of 1.96 feet to a point on the south right-of-way line
14 of Kanis Road, said point also being a point of curvature of a curve to the right that has a
15 delta angle of 12°28'10" and a radius of 609.38 feet; thence N62°12'54"W along the
16 chord of said curve to the right for a distance of 132.36 feet to the point of tangency of
17 said curve to the right; thence N56°12'40"W along said south right-of-way for a distance
18 of 914.98 feet; thence S00°11'57"W for a distance of 569.01 feet to the point of
19 beginning, containing 5.59 acres, more or less, including all adjacent rights-of-way.


20 **Section 2.** The City of Little Rock shall provide police and fire protection and assume maintenance
21 responsibility for the portion of Kanis Road fronting said property from the effective date of the
22 annexation.

23 **Section 3. Severability.** In the event any title, section, paragraph, item, sentence, clause, phrase, or
24 word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or
25 adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and
26 effect as if the portion so declared or adjudged invalid or unconstitutional were not originally a part of
27 the ordinance.


28 **Section 4. Repealer.** All ordinances or resolutions of the City in conflict herewith are hereby
29 repealed to the extent of such conflict.

30 **PASSED: November 18, 2014**

31 **ATTEST:**

32 
33 _____
34 Susan Langley, City Clerk

APPROVED:

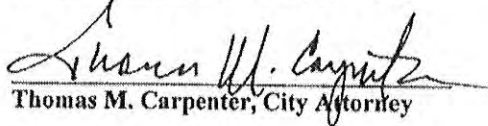


Doris Wright, Vice-Mayor

1 APPROVED AS TO LEGAL FORM:

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Thomas M. Carpenter, City Attorney

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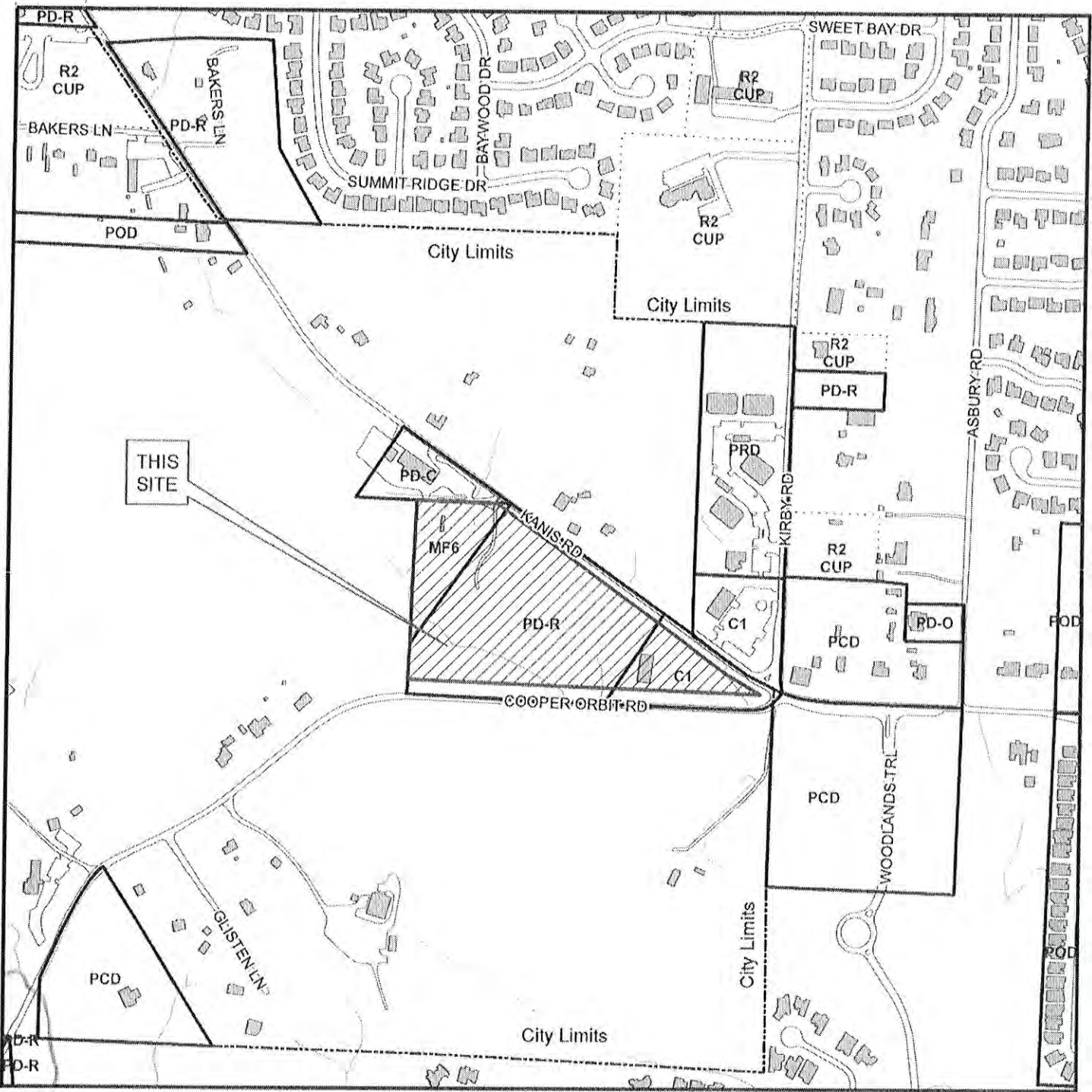
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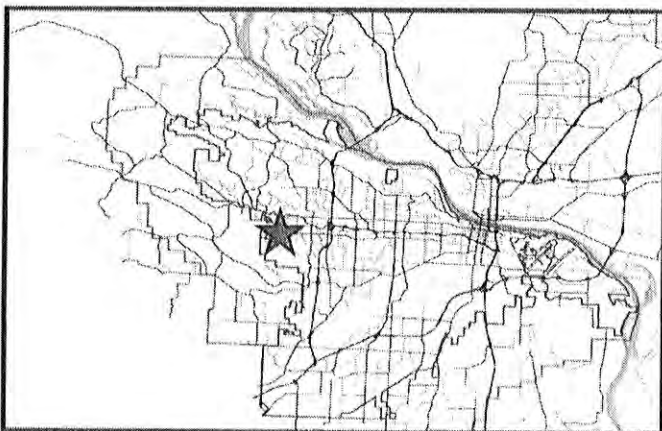
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Area Zoning



Case: A-324



Location: Intersection of Cooper Orbit RD and Kanis RD

Ward: N/A

PD: 18

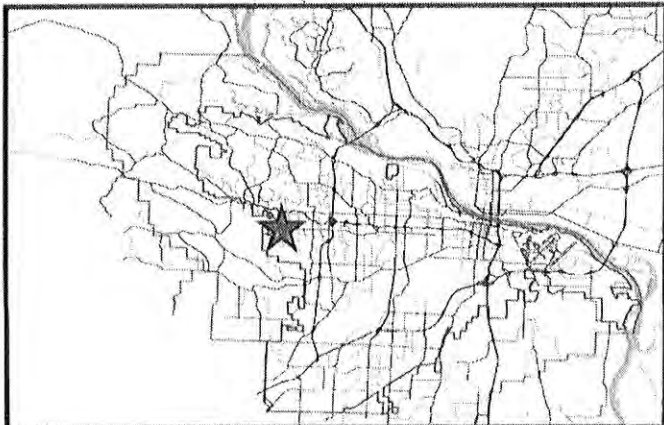
CT: 42.07

TRS: T1N R13W6


 0 125250 500 Feet




Land Use Plan



Case: A-324

Location: Intersection of Cooper Orbit RD
and Kanis RD

Ward: N/A

PD: 18

CT: 42.07

TRS: T1N R13W6



0 125250 500 Feet





**ARKANSAS
GIS OFFICE**

June 20, 2017

Mrs. Cynthia Fisher
Special Projects Manager
AR Secretary of State

RE: City of Little Rock Annexation Coordination Requirement

Mrs. Fisher,

Thank you for coordinating with our office as you seek to annex property into the City of Little Rock, AR ordinance number 20,948. This letter represents confirmation that you have properly coordinated with our office (Arkansas GIS Office) as specified in § 14-40-101 (Act 914 of 2015) of the 90th General Assembly.

Our office will wait completion of any additional steps necessary for the proposed boundary change, which normally comes from the Arkansas Secretary of State Elections Division after any appropriate filing by your County Clerk.

Thank you,

Jennifer Wheeler, GIS Analyst
/jjw

Attachments:
GIS Office Map of Proposed Annexation

H:\City_Annexations\Templates\Folder
Structure\Doc\20170620_LittleRock_Annexation_Coordination_Letter.docx

FILED
JUN 29 2017
Arkansas
Secretary of State

IN THE COUNTY COURT OF PULASKI COUNTY, ARKANSAS

**IN THE MATTER OF THE ANNEXATION OF
CERTAIN TERRITORY LOCATED WITHIN
TRACT 24, SACH'S SUBURBAN TRACTS, TO
CITY OF LITTLE ROCK IN PULASKI COUNTY,
ARKANSAS**

FILED 09/12/14 10:07:04
Larry Crane Pulaski Circuit Clerk

ORDER OF ANNEXATION

On this 11th day of September, 2014 came on to be heard at a public hearing of the County Court of Pulaski County, Arkansas, a Petition presented to the Court by the Petitioner, Panther Branch, LLC, through Brian Dales with White-Daters Associates, Inc., for the annexation of certain territory located within Tract 24 of Sach's Suburban Tracts to the City of Little Rock, Arkansas. This Court, begin fully advised of the facts and law does hereby find, judge, and order the following:

The Court finds that the Petition in this matter was filed more than thirty (30) days prior to the date set for hearing as required by Ark. Code Ann. §14-40-602 (a)(2). Further, the Court finds that the notice of hearing on this matter was published one (1) time per week for three (3) consecutive weeks as required by Ark. Code Ann. §14-40-602(b)(1)(B). In addition, pursuant to Ark. Code Ann. §14-40-601(b), the Court finds that a majority of the total number of real estate owners in the affected area have signed the Petition for Annexation and that such majority owns more than one-half (1/2) of the acreage affected. Moreover, the Court finds that the territory to be annexed was accurately described in the Petition, that the territory to be annexed is contiguous to the boundaries of the City of Little Rock, Arkansas, and that an accurate map of the territory sought to be annexed was attached to the Petition for Annexation. Finally, this Court finds that the prayer of the Petition for Annexation is right and proper and that all requirements of law for entry of an Order granting the annexation have been met.

F I L E D

JUN 29 2017

Arkansas
Secretary of State

IT IS THEREFORE CONSIDERED, ORDERED AND ADJUDGED that the following described territory should be annexed to the City of Little Rock, Arkansas:

Tract A

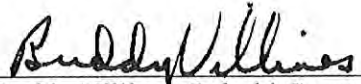
A part of Tract 24, Sach's Subdivision Tracts, to the City of Little Rock, Pulaski County, Arkansas and being more fully described as follows: beginning at the Southwest corner of said Tract 24 and run thence S89°48'03"E along the South line thereof for a distance of 400.00 ft.; thence N00°11'57"E for a distance of 569.01 ft. to a point on the South right of way line of Kanis Road; thence N56°12'40"W along said South right of way for a distance of 130.49 ft. to a point on the South line of a 40.00 ft. road right of way, also being the north line of said Tract 24; thence N89°48'03"W along said South road right of way line, also being the North line of said Tract 24, for a distance of 291.30 ft. to the Northwest corner of said Tract 24; thence S00°11'57"W along the West line of said Tract 24 for a distance of 641.20 ft. to the point of beginning, containing 5.81 acres, more or less, including all adjacent rights-of way.

AND

Tract B

A part of Tract 24, Sach's Suburban Tracts to the City of Little Rock, Pulaski County, Arkansas and being more fully described as follows: commencing at the Southwest corner of said Tract 24 and run thence S89°48'03"E along the South line thereof for a distance of 400.00 ft. to the point of beginning of the land herein described; thence continuing S89°48'03"E along said South line for a distance of 878.26 ft. to a point on the Westerly right of way line of Cooper Orbit Road; thence N39°42'56"E along said Westerly right of way for a distance of 1.96 ft. to a point on the South right of way line of Kanis Road, said point also being a point of curvature of a curve to the right that has a delta angle of 12°28'10" and a radius of 609.38 ft; thence N62°12'54"W along the chord of said curve to the right for a distance of 132.36 ft. to the point of tangency of said curve to the right; thence N56°12'40"W along said South right of way for a distance of 914.98 ft; thence S00°11'57"W for a distance of 569.01 ft. to the point of beginning, containing 5.59 acres, more or less, including all adjacent rights-of-way.

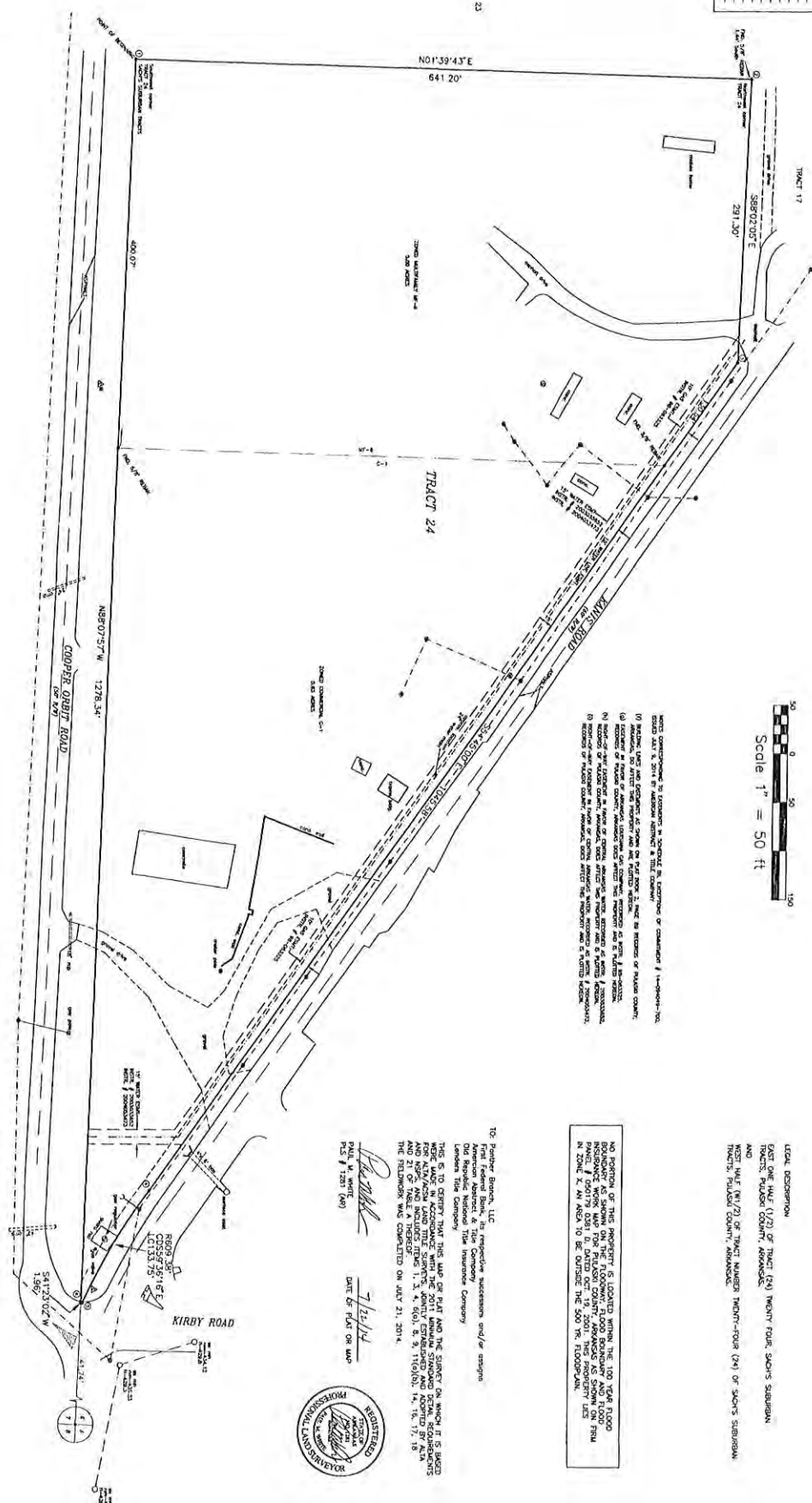
IT IS SO ORDERED.


Buddy Villines, Pulaski County Judge

SYMBOL	DESCRIPTION
1	Lot
2	Block
3	Subtract
4	Survey
5	Zone
6	Boundary
7	Right-of-Way
8	Proposed
9	Existing
10	Other

SYMBOL	DESCRIPTION
1	Lot
2	Block
3	Subtract
4	Survey
5	Zone
6	Boundary
7	Right-of-Way
8	Proposed
9	Existing
10	Other

NOTES: (1) THIS PROPERTY IS ZONED COMMERCIAL (C-1) AND MULTIFAMILY (MF-5).
 (2) AREA OF THIS PROPERTY - 491,205 SQ. FT. OR 11.4280 ACRES.
 (3) THERE IS NO EVIDENCE OF CONCRETE FOUNDATIONS OR BUILDING CONSTRUCTION.
 (4) THERE ARE NO RECORDS IN THE CITY ENGINEERING DEPARTMENT.
 (5) THERE IS NO EVIDENCE OF SITE BOUNDARIES AS A SOLID WHITE LINE ON LANDSAT.



NO RECORDS OF THIS DEVELOPMENT IS LOCATED WITHIN THE 100 YEAR FLOOD RISK ZONE AS SHOWN ON THE FLOODPLAIN RISK ZONING MAPS FOR PULASKI COUNTY, ARKANSAS AS SHOWN ON FILE WITH THE PULASKI COUNTY ENGINEERING DEPARTMENT. THE 100 YEAR FLOOD RISK ZONE X AN AREA TO BE OUTSIDE THE 500 YR. FLOODPLAIN.

LEGAL DESCRIPTION
 EAST ONE HALF (1/2) OF TRACT (24) TWENTY FOUR, SACHS SUBURBAN TRACTS, PULASKI COUNTY, ARKANSAS.
 MOST HALF (1/2) OF TRACT NUMBER TWENTY-FOUR (24) OF SACHS SUBURBAN TRACTS, PULASKI COUNTY, ARKANSAS.

To: Panther Branch, LLC
 First Federal Bank, its respective successors and/or assigns
 Old Republic National Title Insurance Company
 Landmark Title Company

THIS IS TO CERTIFY THAT THIS MAP OF PLAT AND THE SURVEY ON WHICH IT IS BASED FOR ALIEN/ASIA LAND TITLE SURVEY THE 2011, WERE SHOWN TO THE RECORDS OF THE PULASKI COUNTY ENGINEERING DEPARTMENT AND THE PULASKI COUNTY ENGINEERING DEPARTMENT HAS REVIEWED THE SURVEY AND HAS FOUND IT TO BE CORRECT AND ACCURATE.
 THE RECORDING WAS COMPLETED ON MAY 21, 2014.

[Signature]
 DATE OF PLAT ON MAP
 PLS # 2011 (14)



424/ASIA LAND TITLE SURVEY

SACHS SUBURBAN TRACTS
 CITY OF LITTLE ROCK,
 PULASKI COUNTY, ARKANSAS

WITTE-BATZES & ASSOCIATES, INC.
 507 N. UNIVERSITY ST., SUITE 200
 LITTLE ROCK, AR 72202
 PH: 501-481-1667 FAX: 501-481-1668

DATE	APR 22, 2014
SCALE	AS SHOWN
BY	[Signature]
CHECKED BY	[Signature]
DATE	APR 22, 2014