

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

**AN ORDINANCE AUTHORIZING CERTAIN REAL PROPERTY OWNED BY BLUE ROCK SPORTSMAN’S CLUB, INC. TO BE USED AS A SHOOTING RANGE; EXEMPTING SAID PROPERTY FROM THE PROVISIONS OF SECTION 2.1.5 OF NORTH LITTLE ROCK MUNICIPAL CODE CHAPTER 12, PUBLIC SAFETY REGULATIONS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.**

WHEREAS, Section 2.1.5 of North Little Rock Municipal Code Chapter 12, Public Safety Regulations, makes it unlawful for any person to discharge any firearm within the City of North Little Rock (“City”) except as authorized by law; and

WHEREAS, on \_\_\_\_\_, 2020, the North Little Rock City Council (“City Council”) adopted Ordinance No. \_\_\_\_\_ to amend the North Little Rock Municipal Code to exempt shooting ranges that have been approved by the City Council from the prohibition of Section 2.1.5 of Chapter 12 of the North Little Rock Municipal Code; and

WHEREAS, between 1990 and 2018, the City leased certain real property generally located along the North Bank of the Arkansas River between the River and Arkansas State Highway 165 to Blue Rock Sportsman’s Club, Inc. (“Blue Rock”), as authorized by Resolution Nos. 3993, 4939 and 7827; and

WHEREAS, the Lease Agreements authorized by the City Council specifically permitted that the premises leased to Blue Rock would be used solely for the use of a shooting range, excluding pistols, rifles, and shotgun shot larger than No. 6; and

WHEREAS, on or about April 11, 2018, the City sold the leased property to Blue Rock pursuant to the authorization of Resolution No. 9393, adopted on March 26, 2018; and

WHEREAS, Blue Rock owns additional property located adjacent to the property that was the subject of the lease, and subsequent sale from the City to Blue Rock; and

WHEREAS, due to the remoteness of the location of the Blue Rock property and its location on the Arkansas River, permitting the use of the property as a shooting range does not create a hazard or risk of harm to the City or its citizens; and

WHEREAS, it is in the best interest of the City and its residents to permit the use of the property as a shooting range and to exempt it from the provisions of Section 2.1.5 of North Little Rock Municipal Code Chapter 12, Public Safety Regulations.

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

SECTION 1: That the property depicted on the survey attached hereto as Exhibit A and generally located on the north bank of the Arkansas River, south of Arkansas State Highway 165, is hereby authorized to be used as a shooting range, excluding pistols, rifles, and shotgun shot larger than No. 6, said property being more particularly described as:

**Parcel #1 described in Warranty Deed #2018022504, more particularly described as:**

Part of the Spanish Land Grant No. 497 in Township 1 North, Range 11 West, Pulaski County, Arkansas, being more particularly described as follows:

Commencing at the Northwest Corner of said Spanish Land Grant No. 497; thence South 74°24'00" East on the North line thereof, 1267.8 feet; thence South 15°36'00" West, 1584.10 feet to a point on the South right-of-way of State Highway 165; thence South 18°23'44" West, 1466.76 feet to the point of beginning; thence South 74°53'53" East a distance of 1649.02 feet; thence South 18°22'51" West a distance of 1592.32 feet to the North Bank of the Arkansas River; then North 40°47'11" West along the North Bank of the Arkansas River a distance of 1917.46 feet; thence North 18°23'44" East a distance of 515.24 feet to the Point of Beginning, containing 39.83 (1,735,100 sq.ft.) acres more or less.

Subject to the following easements:

A 300' permanent easement in width.

And

Perpetual flowage easements for permanent flood Document No. 2002203886 filed for record in Pulaski County Circuit/County Clerk on Dec. 6, 2002.

20' Ingress/Egress Easement:

Part of the Spanish Land Grant No. 497 in Township 1 North, Range 11 West, Pulaski County, Arkansas, being more particularly described as follows:

Commencing at the Northwest Corner of said Spanish Land Grant No. 497; thence South 74°24'00" East on the North line thereof, 1267.8 feet; thence South 15°36'00" West, 1584.10 feet to a point on the South right-of-way of State Highway 185; thence South 18°23'44" West, 1466.76 feet; thence South 74°53'53" East a distance of 591.39 feet to the Point of Beginning and center of Gravel Drive being 10 feet each side of the following described line: North 15°39'52" East a distance of 38.88 feet; thence North 06°09'03" East a distance of 64.29 feet; thence North 01°11'34" East a distance 121.15 feet; thence along a curve to the right having a radius of 39.80 and a chord bearing and distance of North 29°54'45" East, 48.63 feet; thence along a curve to the right having a radius of 118.87 and a chord bearing and distance of North 83°02'06" East, 63.40 feet; thence South 80°03'46" East a distance of 219.53 feet; thence South 80°53'04" East a distance of 70.15 feet

thence South 87°23'56" East a distance of 56.78 feet; thence North 89°49'25" East a distance of 69.40 feet; thence North 85°55'29" East a distance of 121.81 feet; thence along a curve to the left having a radius of 178.53 and a chord bearing and distance of North 70°53'17" East, 122.20 feet; thence North 51°31'45" East a distance of 53.10 feet; thence along a curve to the right having a radius of 166.71 and a chord bearing and distance of North 83°07'20" East, 166.67 feet; thence South 66°22'48" East a distance of 90.84 feet; thence South 74°01'36" East a distance of 50.85 feet; thence along a curve to the left having radius of 77.77 and a chord bearing and distance of North 57°47'41" East, 104.68 feet; thence North 18°05'30" East a distance of 263.43 feet; thence North 16°25'21" East a distance of 130.97 feet; thence North 11°20'49" East a distance of 193.51 feet to the South right-of-way line of State Highway 165 and the point of termination, containing 0.95 (41,498 sq.ft.) acres more or less

**Parcel #2 described in Warranty Deed #97064885, more particularly described as:**

A tract of land in the East Part of Spanish Grant No. 497, City of North Little Rock, Pulaski County, Arkansas, more particularly described as follows:

From the Northeast Corner of said Spanish Grant No. 497, run North 72 degrees 19 minutes West and along the North Line of said Spanish Grant for 2,302.7 feet; thence South 17 degrees 30 minutes West for 1,749.3 feet to an iron pin on the South right of way line of State Highway 130 and the Point of Beginning; thence Southeasterly along the said South right of way of State Highway 130 for 664.4 feet; thence South 20 degrees 25 minutes West for 747.0 feet to the High Bank of the Arkansas River; thence in a Northwesterly direction along the High Bank of the Arkansas River for 631.0 feet, more or less; thence North 17 degrees 30 minutes East for 750.0 feet to the Point of Beginning, together with any and all accretion thereto, containing approximately 29.2 acres of area, more or less, Less and Except:

A tract of land located in the East part of Spanish Grant 497, in Township 1 North, Range 11 West, more particularly described as follows: Commence at the Northeast Corner of Spanish Grant No. 497, run thence North 72 degrees 19 minutes West along the North line of Spanish Grant No. 497 a distance of 2,302.7 feet; thence South 17 degrees 30 minutes West a distance of 1,749.3 feet to a point on the South right of way line of State Highway 130, which said point is the Point of Beginning of the tract of land herein described; run thence Southeasterly along the South right of way of said Highway a distance of 214.4 feet; run thence South 20 degrees West a distance of 740.0 feet, more or less to a point located 10 feet from the High Bank of the Arkansas River; run thence Northwesterly approximately parallel to the South right of way line of said Highway a distance of 202.6 feet to a point on the line extending South 17 degrees 30 minutes West from the Point of Beginning and which said point is located 10 feet from the High Bank of the Arkansas River; run thence North 17 degrees 30 degrees East a distance of 740.0 feet more or less to the Point of Beginning, said exception containing approximately 3.54 acres of area, more or less. Also Less and Except:

Part of Spanish Grant No. 497, lying South of Arkansas State Highway 130, being more particularly described as: Commencing at the Northeast Corner of Spanish Grant No. 497, thence North 72 degrees 24 minutes 34 seconds West for 1,461.38 feet; thence South 18 degrees 30 seconds West for 1,848.22 feet; thence North 68 degrees 04 minutes 49 seconds West for 102.51 feet to the Point of Beginning; thence South 18 degrees 16 minutes 51 seconds West for 748.98 feet; thence North 86 degrees 44 minutes and 08 seconds West for 200 feet; thence North 60 degrees 12 minutes 57 seconds West for 225.49 feet; thence North 17 degrees 05 minutes 33 seconds East for 783.68 feet; thence South 68 degrees 04 minutes 49 seconds East for 432.21 feet to the Point of Beginning.

SECTION 2: That the property described herein is hereby exempt from the provisions of Section 2.1.5 of North Little Rock Municipal Code Chapter 12, Public Safety Regulations and it shall be lawful to discharge firearms on said property, **excluding** pistols, rifles, and shotgun shot larger than No. 6, which are not permitted.

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 there is an immediate need for to permit the property to be lawfully used as a shooting range and to exempt it from the provisions of NLR Municipal Code Chapter 12, Section 2.1.5; THEREFORE, an emergency is hereby declared to exist, and this Ordinance shall be necessary for the immediate preservation of the public health, safety and welfare, and shall be in full force and effect from and after its passage and approval.

PASSED:

APPROVED:

\_\_\_\_\_

\_\_\_\_\_

Mayor Joe A. Smith

SPONSOR:

ATTEST:

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

\_\_\_\_\_

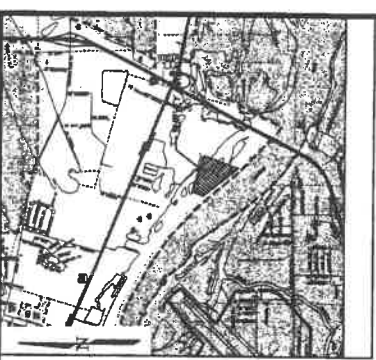
Diane Whitbey, City Clerk

APPROVED AS TO FORM:

  
Amy Beckman Fields, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/ABF

FILED <u>10:45</u> A.M. ___ P.M.
By <u>A. Fields</u>
DATE <u>9-22-20</u>
<b>Diane Whitbey, City Clerk and Collector</b> <b>North Little Rock, Arkansas</b>
RECEIVED BY <u>S. Ussery</u>



NOTES:  
 1. NOT FOR CONSTRUCTION OR DEMOLITION.  
 2. THIS SURVEY IS FOR THE PURPOSE OF TITLE AND MORTGAGE CLARITY. IF NO DIMENSIONS ARE SHOWN SEPARATELY FOR ALONG PROPERTY LINE.  
 3. FENCE AND PROPERTY LINES ARE SHOWN SEPARATELY FOR CLARITY. IF NO DIMENSIONS ARE SHOWN, FENCE IS LOCATED ALONG PROPERTY LINE.  
 4. WATER IS PROVIDED THROUGH PRIVATE LINE.

LEGAL DESCRIPTION:  
 PART OF THE SPANISH LAND GRANT NO. 497 IN TOWNSHIP 1 NORTH, RANGE 11 WEST, PULASKI COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 COMMENCING AT THE NORTHWEST CORNER OF SAID SPANISH LAND GRANT NO. 497, THENCE S74°20'00" W ALONG THE NORTH LINE THEREOF, 1287.72; THENCE S10°30'00" W, 184.10 TO A POINT ON THE SOUTH RIGHT-OF-WAY OF STATE HIGHWAY 165, THENCE S89°52'34" W, 488.29; THENCE S74°20'00" W, 1287.72; THENCE S10°30'00" W, 184.10 TO THE POINT OF BEGINNING, CONTAINING 56.83 (1,284.10 (80.7) ACRES, MORE OR LESS.

SUBJECT TO THE FOLLOWING EASEMENTS:  
 A 20' PERMANENT EASEMENT IN WIDTH.  
 PERPETUAL FLOODING EASEMENTS FOR PERMANENT FLOODING DOCUMENT NO. 200220898 FILED FOR RECORD IN PULASKI COUNTY CIRCUIT COURT CLERK ON DEC. 8, 2002.

27 INGRESS/EGRESS EASEMENT:  
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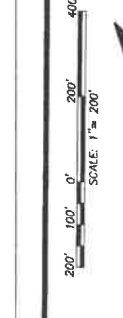
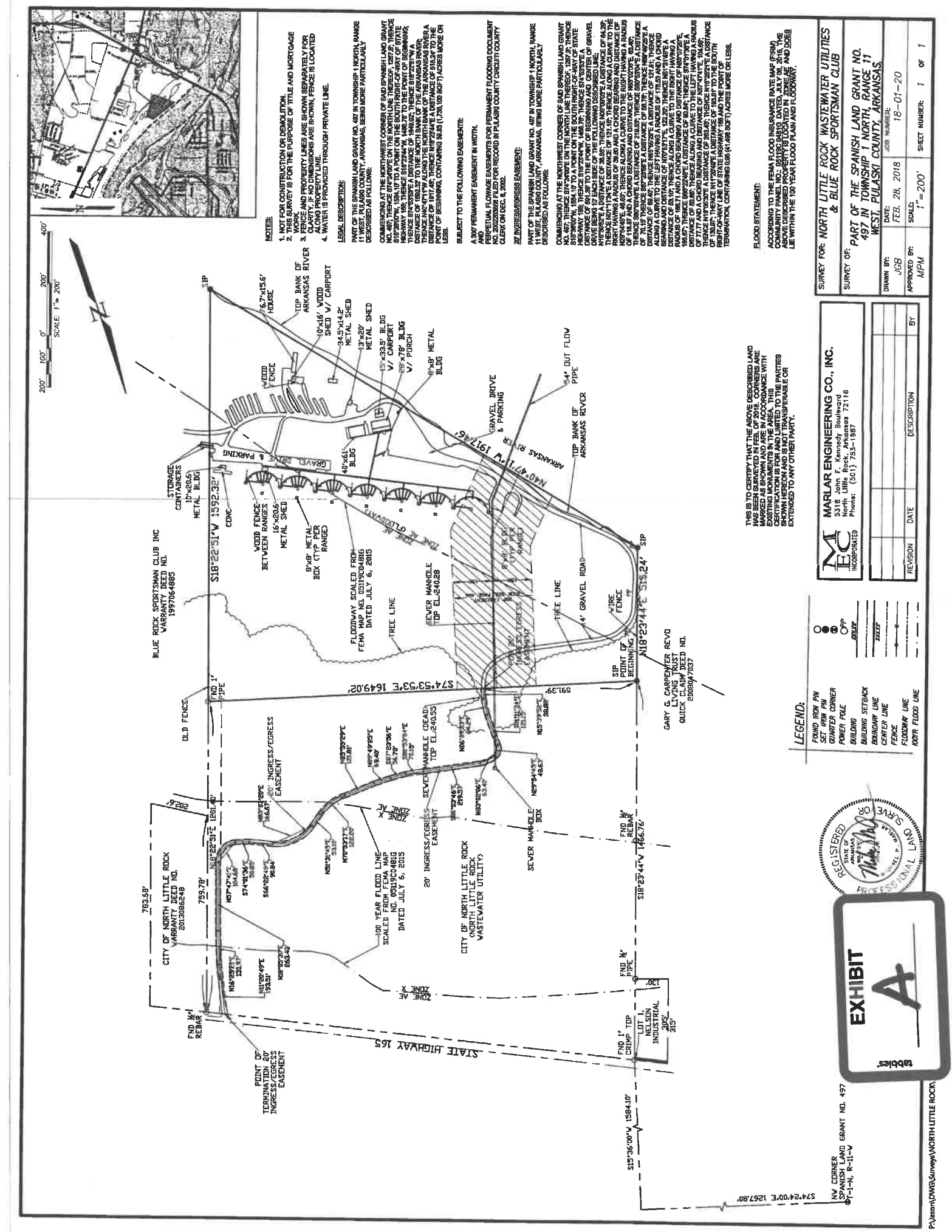
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THIS IS TO CERTIFY THAT THE ABOVE DESCRIBED LAND HAS BEEN SURVEYED IN FEB. OF 2016. CORNERS ARE EXISTING MONUMENTS IN THE AREA. THIS CERTIFICATION IS FOR AND LIMITED TO THE PARTIES MENTIONED HEREON AND IS NOT TRANSFERABLE OR EXTENDED TO ANY OTHER PARTY.

**MARLAR ENGINEERING CO., INC.**  
 5318 John F. Kennedy Boulevard  
 North Little Rock, Arkansas 72116  
 Phone: (501) 755-1987



GARY E. CARPENTER REVISED  
 LICENSE NO. 2008947037  
 QUICK CLAIM DEED NO. 2008947037

LEGEND:  
 FOUND IRON PIN  
 SET IRON PIN  
 CORNER CORNER  
 POWER POLE  
 BUILDING  
 BUILDING SETBACK  
 BOUNDARY LINE  
 CENTER LINE  
 FENCE  
 FLOODWAY LINE  
 DOOR FLOOD LINE



NW CORNER  
 SPANISH LAND GRANT NO. 497  
 T-1-N, R-11-W

SURVEY FOR: NORTH LITTLE ROCK WASTEWATER UTILITIES & BLUE ROCK SPORTSMAN CLUB

SURVEY OF: PART OF THE SPANISH LAND GRANT NO. 497 IN TOWNSHIP 1 NORTH, RANGE 11 WEST, PULASKI COUNTY, ARKANSAS.

DRAWN BY:	JOE	DATE:	FEB. 28, 2016	JOB NUMBER:	18-01-20
APPROVED BY:	MJM	SCALE:	1" = 200'	SHEET NUMBER:	1 OF 1

REVISION	DATE	DESCRIPTION	BY