

1 **OF THE EAST 40 FEET OF THE N1/2 OF LOT 5 AND ALL OF LOT 6, BLOCK**
2 **67, ORIGINAL CITY OF LITTLE ROCK.**
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4 **Section 2.** The PD-C zoning shall be limited to the following use:

- 5 (a) Short-Term Rental Type 2 (STR-2) only, with a maximum rental period of twenty-nine (29) days.
6 (b) The entire dwelling shall be rented as one unit.
7 (c) Simultaneous rental to more than one party under separate contracts is prohibited.
8 (d) The owner shall not reside in the dwelling during rental periods.

9 **Section 3.** Development of the property as a Short-Term Rental shall comply with all applicable
10 provisions of the City of Little Rock Municipal Code, including the short-term rental ordinance adopted
11 June 20, 2023, and shall specifically comply with the following development standards, in addition to all
12 other applicable regulations:

- 13 (a) Hosting private parties or special events is prohibited.
14 (b) Tours for a fee are prohibited except for registered occupants.
15 (c) Meal service is limited to meals included in the occupancy fee only.
16 (d) Signage shall be limited to that permitted in the Single-Family Residential Standard.
17 (e) A parking plan shall be submitted with the STR permit application and comply with Little Rock
18 Code Chapter 36-54(e)(1), including any approved on-street parking alternatives.
19 (f) A scaled floor plan identifying rooms for rent, windows, doors, and smoke detectors shall be
20 provided.
21 (g) All sleeping areas shall have two (2) means of egress.
22 (h) Proof of homeowner's fire, hazard, and liability insurance with minimum liability coverage of
23 \$1,000,000 per occurrence shall be provided.
24 (i) Compliance with all applicable Fire Prevention and Building Code requirements, including
25 inspections, fees, and business licensing, is required.
26 (j) Smoke alarms shall be installed in accordance with current fire codes.
27 (k) Carbon monoxide detectors shall be installed when required by City staff.
28 (l) A five (5)-pound ABC-type fire extinguisher shall be mounted in an accessible location.
29 (m) No recreational vehicles, buses, or trailers associated with the STR use shall be visible on the
30 property or street.
31 (n) The principal renter must be at least eighteen (18) years of age.
32 (o) Maximum occupancy shall be determined by the Arkansas Fire Prevention Code.
33 (p) Rentals for less than one (1) day are prohibited.
34 (q) Trash collection shall comply with standards for one- and two-family residential zones.

1 **Section 4.** The PD-C zoning approved herein shall run with the land. Any expansion, modification, or
2 change in use shall require review and approval by the City in accordance with applicable ordinances.

3 **Section 5. *Severability.*** In the event any title, section, paragraph, item, sentence, clause, phrase, or
4 word of this resolution is declared or adjudged to be invalid or unconstitutional, such declaration or
5 adjudication shall not affect the remaining portions of the resolution which shall remain in full force and
6 effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the
7 resolution.

8 **Section 6. *Repealer.*** All laws, ordinances, resolutions, or parts of the same, that are inconsistent with
9 the provisions of this resolution, are hereby repealed to the extent of such inconsistency.

10 **ADOPTED: January 20, 2026**

11 **ATTEST:**

APPROVED:

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14 **Allison Segars, City Clerk**

_____ **Frank Scott, Jr., Mayor**

15 **APPROVED AS TO LEGAL FORM:**

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18 **Thomas M. Carpenter, City Attorney**

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