

RESOLUTION NO. _____

A RESOLUTION DECLARING CERTAIN BUILDINGS, HOUSES AND OTHER STRUCTURES LOCATED AT 523 FLOWERS STREET IN THE CITY OF NORTH LITTLE ROCK TO CONSTITUTE A PUBLIC NUISANCE AND CONDEMNING SAID STRUCTURES; PROVIDING A PERIOD OF TIME FOR PROPERTY OWNER TO ABATE SAID NUISANCE; AND FOR OTHER PURPOSES.

WHEREAS, the buildings and structures whose location is set forth herein are vacant and have become run down, dilapidated, unsightly, dangerous, obnoxious, unsafe, not fit for human habitation and detrimental to the public welfare of North Little Rock citizens and residents; and

WHEREAS, the condition of such property constitutes a serious fire and health hazard to the City of North Little Rock, and unless immediate actions are taken to remedy this situation by removing, razing and abating said nuisance, there is a great likelihood that the surrounding property may be destroyed by fire originating from such unsafe and hazardous structures, and also that since structures are without proper sanitary facilities and as such are unsafe and hazardous and a breeding place for rats, rodents and other dangerous germ carriers of diseases, such buildings constitute a serious hazard to the health and safety of the citizens of North Little Rock, and they should be moved or razed for the purpose of eliminating such hazards.

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

SECTION 1: That the City Council hereby declares the buildings, houses and other structures located at the property identified in Section 2 below to be vacant and run down, dilapidated, unsafe, unsightly, dangerous, obnoxious, unsanitary, a fire hazard, a menace to abutting properties, with the current condition of said structures not being fit for human habitation; and because of such conditions, the City Council declares the same to be condemned as a public nuisance and is ordered abated, removed or razed by the owner thereof.

SECTION 2: That the owner of record of the following described property is hereby directed to raze the same or otherwise abate the said nuisance within thirty (30) days after the posting of a true copy of this Resolution at a conspicuous place upon the structure constituting the nuisance described herein, to-wit:

LOT 5, BLOCK 0, JELCES SUBDIVISION, PT LT 5 MPDA COM NE COR SE NE 20 2N 11W TH W124' TO W R/W HWY 67 E TH S20*W935 2' W343' FOR POB TH S114' W100' N114' E100' TO POB AKA LT E PLOT E OF TR 5 FLOWERS UNREC #33 IN THE CITY OF NORTH LITTLE ROCK, PULASKI COUNTY, ARKANSAS (Parcel No. 23N0211900500 located at 523 Flowers Street and owned by Sandra A. Cherry).

SECTION 3: If the aforementioned structures have not been razed and/or removed within thirty (30) days after posting a true copy of this Resolution at a conspicuous place upon the structures constituting the nuisance, or the nuisance otherwise abated, the structures shall be torn down and/or removed by the Director of Code Enforcement or his duly designated representative. Each day after the aforesaid thirty (30) days in which said nuisance is not abated shall constitute a separate and distinct offense punishable by a fine of \$250.00 for each such separate and distinct offense.

SECTION 4: That the provisions of this Resolution 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: That this Resolution shall be in full force and effect from and after its passage and approval.

PASSED:

APPROVED:

Mayor Joe A. Smith

SPONSOR:

ATTEST:

Joe A. Smith

Mayor Joe A. Smith

D. Whitbey

Diane Whitbey, City Clerk

APPROVED AS TO FORM:

Amy Beckman Fields

Amy Beckman Fields, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/cf

FILED	<u>11:25</u>	A.M.	_____	P.M.
By	<i>A. Fields, City Clerk</i>			
DATE	<u>3/19/19</u>			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY	<i>B. D. [Signature]</i>			

R-19-6

The City of North Little Rock

TOM WADLEY
DIRECTOR



701 WEST 29TH STREET
NORTH LITTLE ROCK, ARKANSAS 72114
501-791-8581 • Fax 501-791-8584
NLRCODEENFORCEMENT@northlittlerock.ar.gov

CODE ENFORCEMENT DEPARTMENT

March 7, 2019

Mayor Smith
City Council Members

Re: 523 Flowers
Lot 5 Block 0 Jelces Sub PT LT 5 MPDA COM NE COR SE NE 20 2N 11W TH
W124' TO W R/W HWY 67 E TH S20*W935 2' W343' FOR POB TH S114' W100'
N114' E100' TO POB AKA LT E PLOT E OF TR 5 FLOWERS UNREC #33
Parcel 23N0211900500
North Little Rock, AR 72117

Owner: Sandra A. Cherry
North Little Rock, AR

Dear Mayor Smith;

May 10th 2017 officer McHenry made contact with the owner and requested an interior inspection of the home due to the duplicated condition on the exterior. May 23rd 2017 Officer Williams sent a notice of Public Nuisance and letter for an interior inspection.

May 24th 2017 an interior inspection was done there was damage to electrical, walls, floors, plumbing. The exterior showed rotted siding, fascia busted windows and damaged and deteriorated roof.

September 14th 2018 Officer Williams checked the status of the property after receiving complaints from the neighbors and Council members. There appeared to have been no work done to the property.

September 19th 2018 Ms. Cherry was issued a citation on the property. There has been little work done to the property. There were some permits pulled on the property which expired March 17th 2019. Repairs being made have not been approved by planning.

March 18, 2019 I meet with Ms. Cherry for an interior inspection to see what work had been done to the structure. There has been very little change to the structure from the time of first inspection.

Notice of City Council scheduled for March 25th 2019 hearing date was mailed by certified and regular mail and posted to the premises. Notice of hearing was also ran in local newspaper.

The structure is considered to be unfit for human habitation and also a public nuisance, it is the recommendation of the North Little Rock Code Enforcement Department that this structure be considered for condemnation.

Laura Petty
Code Enforcement Officer



MAR 12 2019 9:47 AM
North Little Rock

Mar 12, 2019 9:47:25 AM
North Little Rock



Mar 12, 2019 9:48:13 AM
North Little Rock

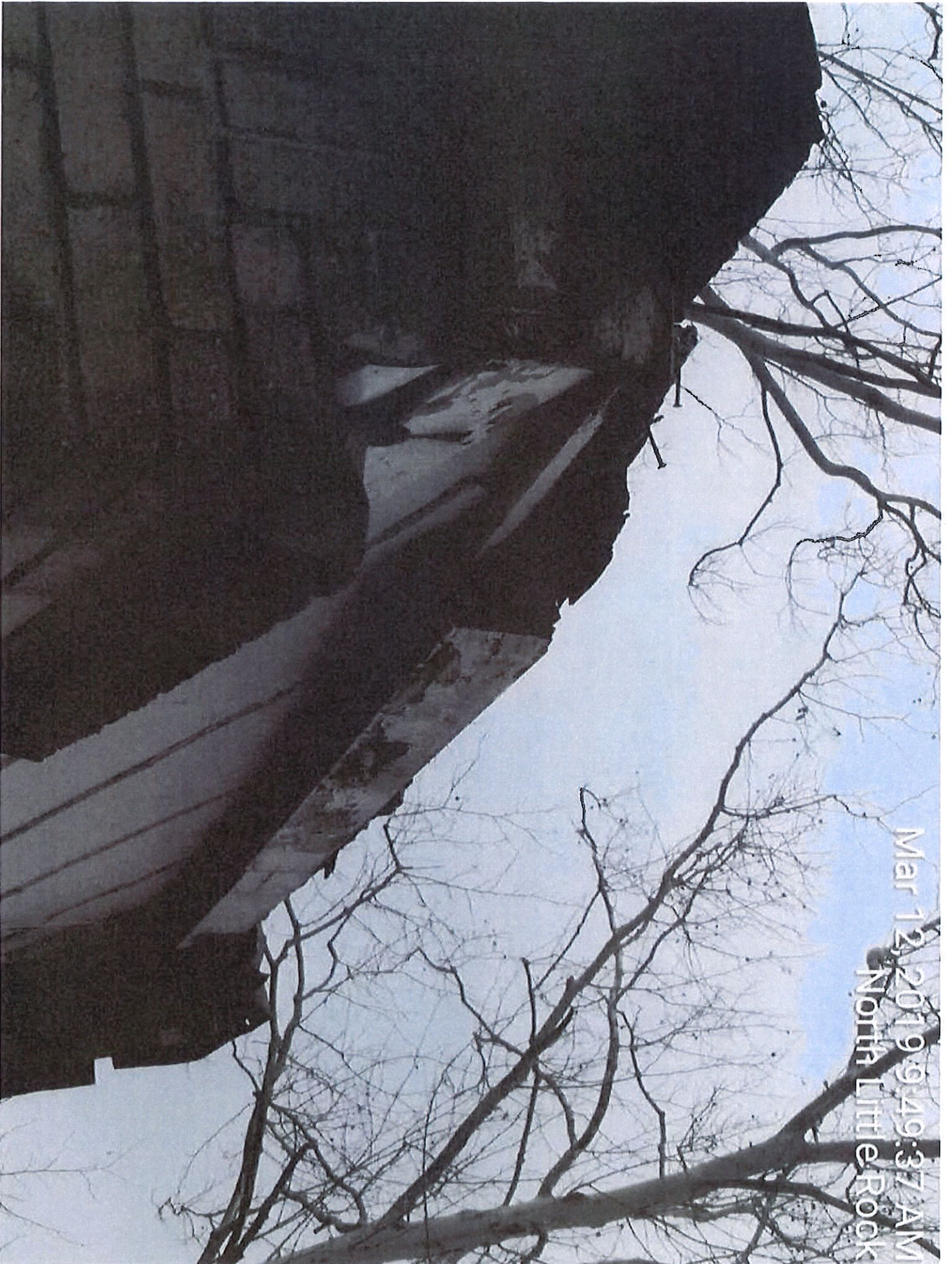




MAR 12 2019 9:47:50 AM
Northville Rock



Mar 12, 2019 9:51:15 AM
North Little Rock



Mar 12, 2019 9:49:37 AM
North Little Rock

03/18/2019 10:03



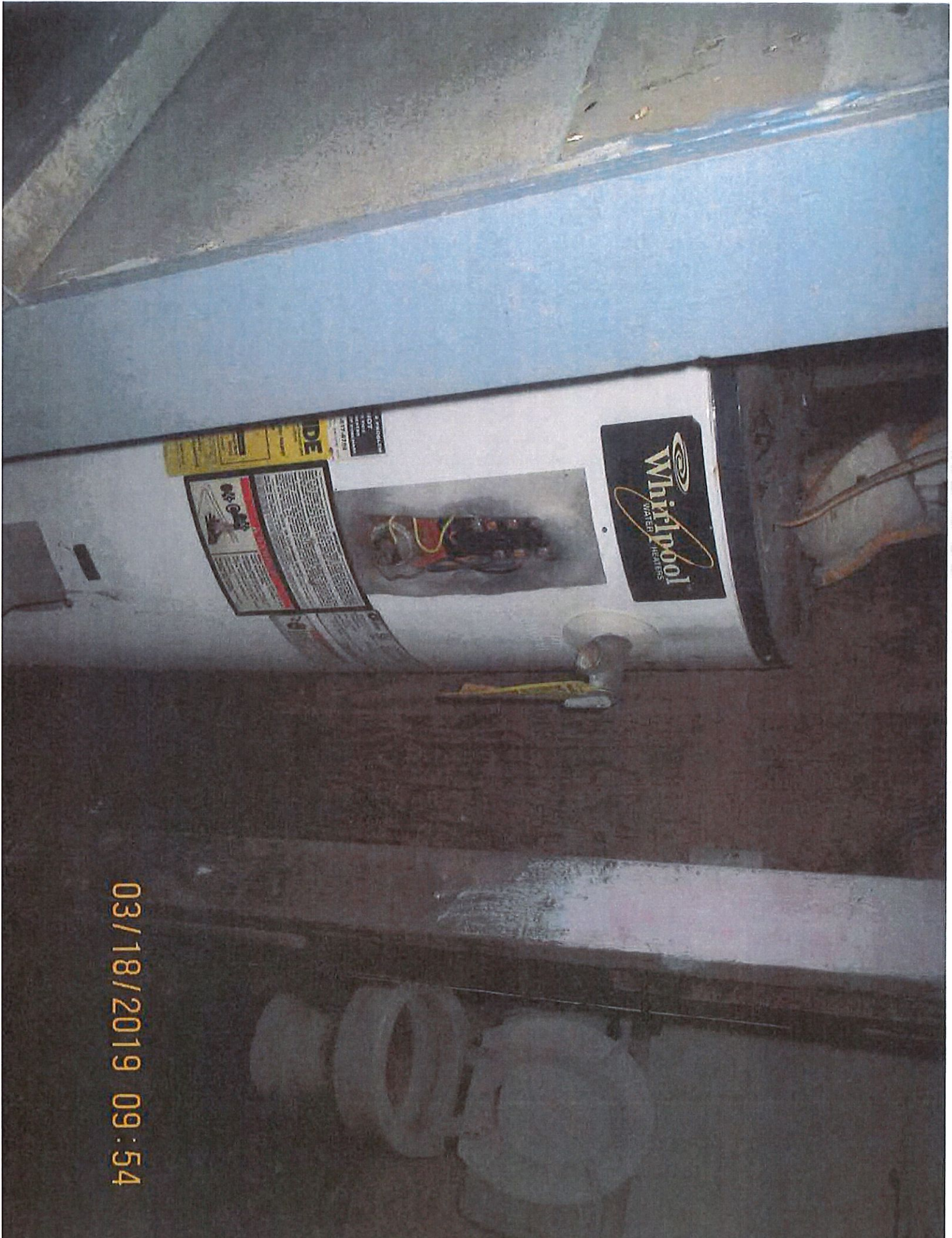
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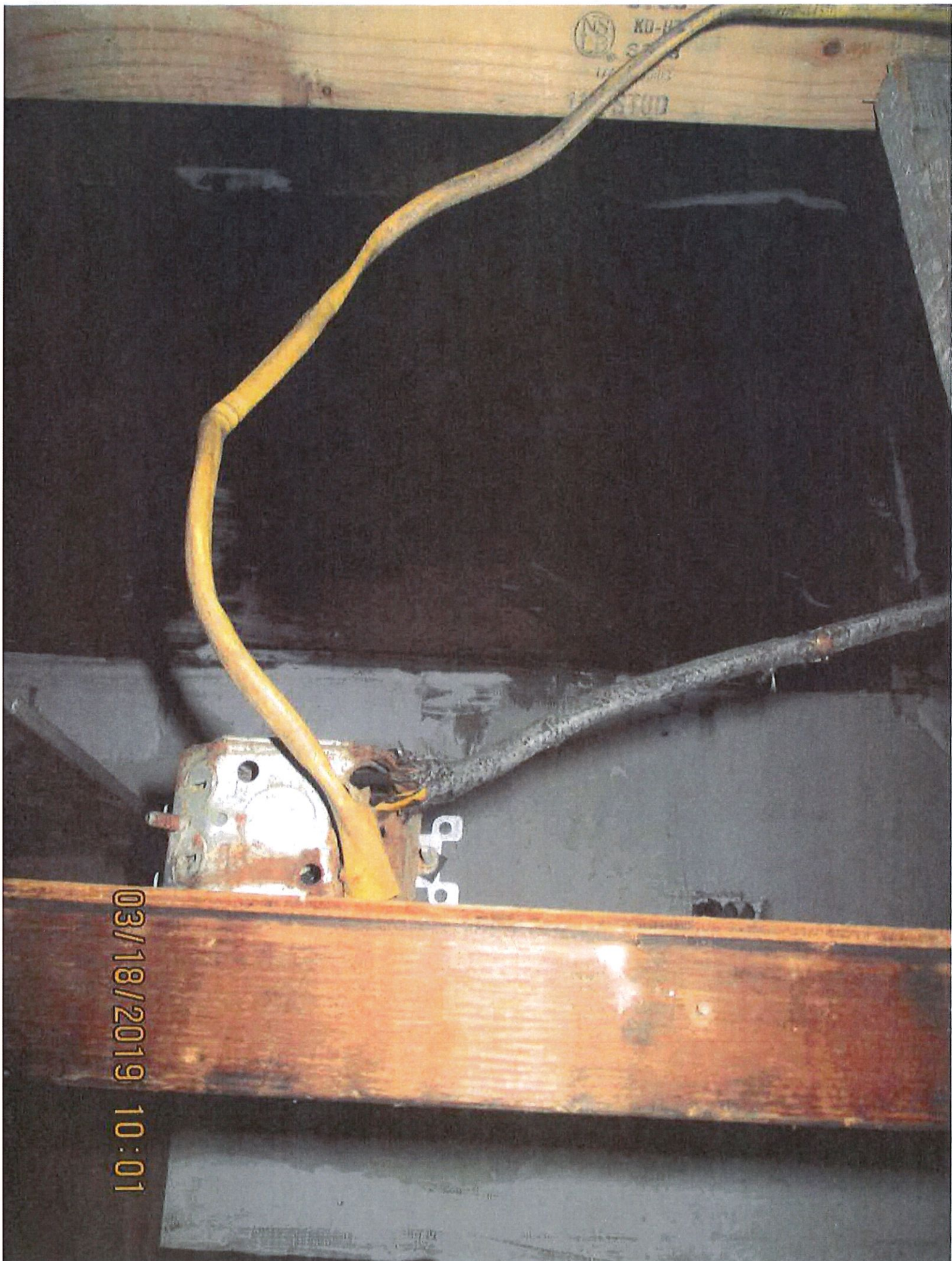




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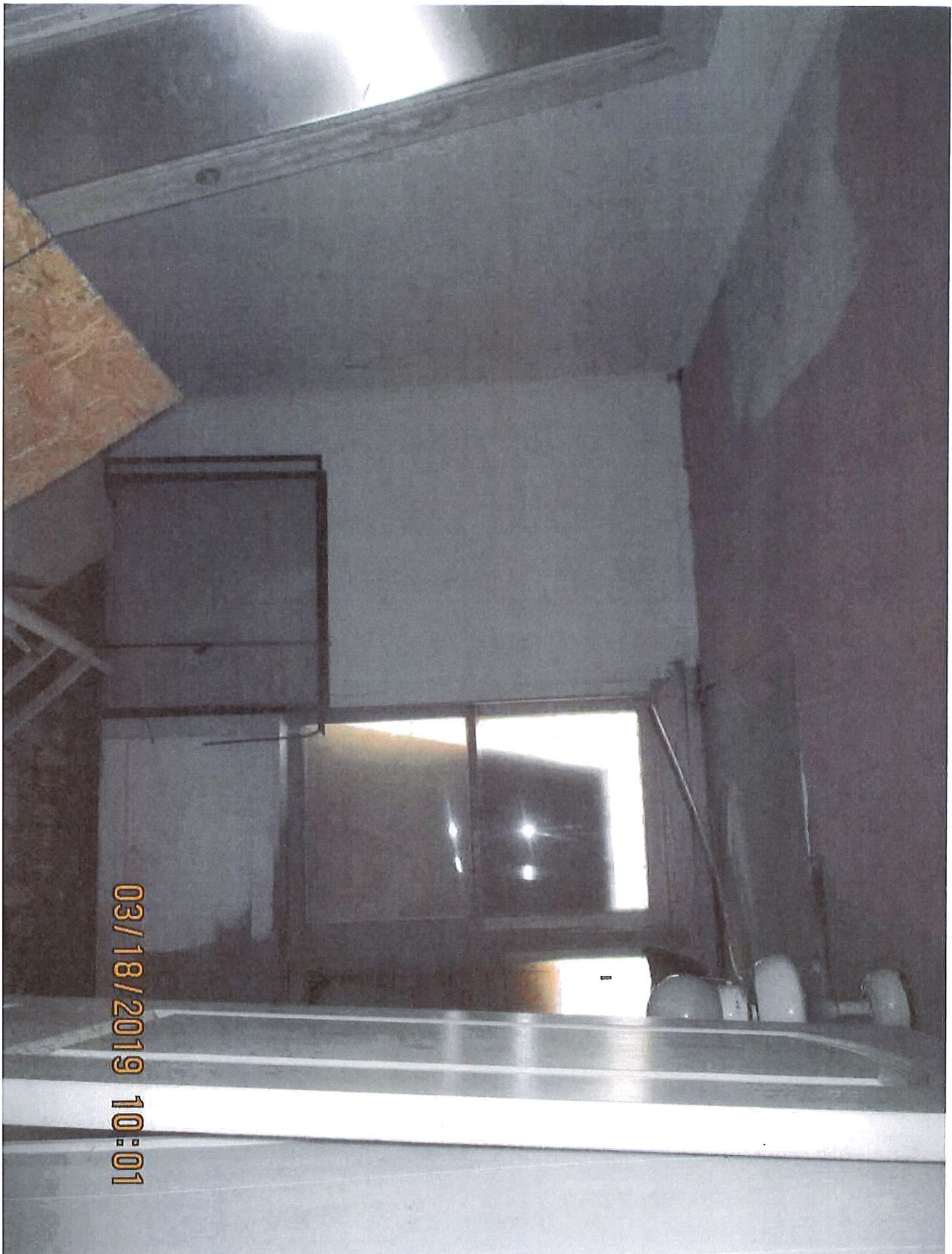
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