

**OFFICE OF THE CITY MANAGER
LITTLE ROCK, ARKANSAS**

**BOARD OF DIRECTORS COMMUNICATION
APRIL 18, 2023 AGENDA**

<p>Subject:</p> <p>Condemning four (4) residential structures as a Nuisance.</p> <p>Submitted By:</p> <p>Housing & Neighborhood Programs Department</p>	<p>Action Required:</p> <p style="text-align: center;">√ Ordinance Resolution</p>	<p>Approved By:</p> <p style="text-align: center;">Bruce T. Moore City Manager</p>
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<p style="text-align: center;">SYNOPSIS</p>	<p>Four (4) residential structures are in a severely dilapidated, deteriorated and/or burned condition causing a negative environmental impact on the residential neighborhoods in which they are located. All Notices have been mailed in accordance with Arkansas State Law.</p>
<p style="text-align: center;">FISCAL IMPACT</p>	<p>The estimated cost to demolish and remove these four (4) structures is \$34,000.00, and will be charged to the Demolition Account, Account No. 108359.</p>
<p style="text-align: center;">RECOMMENDATION</p>	<p>Approval of the ordinance.</p>
<p style="text-align: center;">BACKGROUND</p>	<p>These structures have been documented as severely dilapidated and/or burned. These structures have been abandoned by the owners or the owners have requested the City to demolish them. They are fire damaged or deteriorated to a level of being unsafe and dangerous.</p>

1. **5114 West 14th Street** **Ward:** 1 **Owner:** Danny L/Audrey Brown
Legal: Lot 9; Block 2 - Metropolitan - LR 13th Street
Parcel No.: 34L1200002000

This property was originally inspected and declared unsafe in January 2022 due to deteriorating conditions. The owner has failed to bring the structure into compliance. There are \$336.16 in Outstanding Liens.

2. **1213 West 26th Street** **Ward:** 1 **Owner:** John Sanders
Legal: Lot 5; Block 15 - Crawfords E7' of 5 All 6 15
Parcel No.: 34L2710013800

This property was originally inspected and declared unsafe in January 2013 due to deteriorating conditions. The owner has failed to bring the structure into compliance. There are \$2,288.29 in Outstanding Liens.

3. **3421 Dr. Martin Luther King, Jr., Drive** **Ward:** 1 **Owner:** Kora Realty
Legal: Lot 5-6; Block 41 Braddocks Blvd W1/2 of Lts 5 & 6 41
Parcel No.: 34L2750301100

This property was originally inspected and declared unsafe in November 1999 due to deteriorating conditions. The owner has failed to bring the structure into compliance. There are no Outstanding Liens.

4. **2620 South State Street** **Ward:** 1 **Owner:** Dorothy Hollerman/ Margaret Baltz
Legal: Lot 7; Block 18 - KIMBALL SO PK N15' OF 7 & S1/2 OF 8 18
Parcel No.: 34L2700015200

This property was originally inspected and declared unsafe in March 2019 due to deteriorating conditions. The owner has failed to bring the structure into compliance. There are no Outstanding Liens.