1	ORDINANCE NO.		
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3	AN ORDINANCE TO AMEND ORDINANCE NO. 21,932 (DECEMBER 15,		
4	2020), TO REMOVE THE PROPERTY LOCATED AT 4500 ASHER		
5	AVENUE FROM THE DEMOLITION LIST; TO DECLARE AN		
6	EMERGENCY; AND FOR OTHER PURPOSES.		
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8	WHEREAS, the Board of Directors, after proper notice, on December 15, 2020, via Ordinance No.		
9	21,932, determined that the property at 4500 Asher Avenue was run-down, dilapidated, unsightly,		
10	dangerous, obnoxious, and detrimental to the public welfare and, found that demolition of the structure was		
11	appropriate; and,		
12	WHEREAS, the property is currently owned by Jacob Udell, who has requested that the property be		
13	removed from condemnation and allow time for repair/remediation of the building.		
14	NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY		
15	OF LITTLE ROCK, ARKANSAS:		
16	Section 1. Ordinance No. 21,932 (December 15, 2020), is hereby repealed to the extent that the		
17	property located at 4500 Asher Avenue is removed from the list of demolitions of property because of their		
18	threat to public safety.		
19	Section 2. This repeal is made at the request of Jacob Udell, the owner of the building, but will be		
20	reviewed by the Board of Directors no later than the meeting on February 22, 2022, to determine what		
21	progress has been made on the restoration of the structure, and of the acquisition of sufficient resources to		
22	complete the restoration project.		
23	Section 3. The owner is to contract with a Structural Engineer to provide a complete written analysis		
24	and report regarding the structural integrity of the building and recommendations on how to restore the		
25	structural aspects of the building within thirty (30) days of the passage of this amendment.		
26	Section 4. A complete set of plans by a design professional must be submitted to the Planning and		
27	Development Department within sixty (60) days of passage of this amendment based on the Structural		
28	Engineer's analysis and report and provide a remediation plan for the total completion of the building.		
29	Section 5. After review and approval of the construction plans, a Building Permit, and associated		
30	permits, must be obtained and the structural requirements completed, inspected and approved within 120		
31	days.		
32	Section 6. To accommodate the work called for in this ordinance, the City shall provide appropriate		
33	permits for this restoration work which will expire no later than February 22, 2023, and shall remain in		
34	effect while work is underway and, as necessary, inspected and approved by City Staff.		

35	Section 7. If at any time after passage of this amendment, work on the restoration of the structure		
36	located at 4500 Asher Avenue ceases for a continuous period of ten (10) calendar days, then any other		
37	provisions of this ordinance notwithstanding, this matter may be placed back on the agenda for the Board		
38	of Directors to approve demolition of this structure.		
39	Section 8. Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or		
40	word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or		
41	adjudication shall not affect the remaining portions of the ordinance which shall remain in full force and		
42	effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the		
43	ordinance.		
44	Section 9. Repealer. All resolutions, bylaws, and other matters inconsistent with this ordinance are		
45	hereby repealed to the extent of such inconsistency including, but not limited to, Ordinance No. 21,932		
46	(December 15, 2020).		
47	Section 10. Emergency Clause. The possibility of restoration of a structure that has some historic		
48	value to the City, but which is currently set to be demolished pursuant to law, would be essential to the		
49	public health, safety and welfare; an emergency, is therefore, declared to exist and this ordinance shall		
50	be in full force and effect from and after the date of its passage.		
51	PASSED: October 19, 2021		
52	ATTEST:	APPROVED:	
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54	Second Langebox Otto Charle	Event Statt In Manage	
55	Susan Langley, City Clerk	Frank Scott, Jr., Mayor	
56	APPROVED AS TO LEGAL FORM:		
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58 59	Thomas M. Carpenter, City Attorney		
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