| 1 | ORDINANCE NO | | | |
|----------------------|---|--|--|--|
| 2 | | | | |
| 3 | AN ORDINANCE TO CONDEMN CERTAIN STRUCTURES IN THE | | | |
| 4 | CITY OF LITTLE ROCK, ARKANSAS, AS STRUCTURAL, FIRE AND | | | |
| 5 | HEALTH HAZARDS; TO PROVIDE FOR SUMMARY ABATEMENT | | | |
| 6 | PROCEDURES; TO DIRECT CITY STAFF TO TAKE SUCH ACTION AS | | | |
| 7 | IS NECESSARY TO RAZE AND REMOVE SAID STRUCTURES; TO | | | |
| 8 | DECLARE AN EMERGENCY; AND FOR OTHER PURPOSES. | | | |
| 9 | DECEMBER AND ENTEROPENCE I, MIND TOR OTHER TORK OBED. | | | |
| 10 | WHEREAS, certain structures in the City of Little Rock, Arkansas, identified in this ordinance have | | | |
| 11 | become run-down, dilapidated, unsightly, dangerous, obnoxious and detrimental to the public welfare of | | | |
| 12 | the citizens of Little Rock; and | | | |
| 13 | WHEREAS, the condition of the structures has deteriorated to the point that they are dangerous t | | | |
| 14 | the health and safety of the occupants or other persons and, further, are in such condition as to be | | | |
| 15 | dangerous to the lives, limbs and property of people in its vicinity or those lawfully passing thereby; and | | | |
| 16 | WHEREAS, the condition of these structures constitutes a serious structural, fire and health hazard | | | |
| 17 | and | | | |
| 18 | WHEREAS, the owners of the structures have received proper legal notice to either rehabilitate or | | | |
| 19 | remove the structures and have failed to do so; and | | | |
| 20 | WHEREAS, such structures are hereby declared a nuisance and immediate action is necessary to | | | |
| 21 | demolish the structures. | | | |
| 22 | NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY | | | |
| 23 | OF LITTLE ROCK, ARKANSAS. | | | |
| 24 | Section 1. The conditions of the structures located on the properties described below have been | | | |
| 25 | found to present structural, fire and health hazards and are dangerous to the health and safety of the | | | |
| 26 | occupants or other persons, and further, the structures are in such condition as to be dangerous to the | | | |
| 27 | lives, limbs and property of people in the vicinity or those lawfully passing thereby. The Board of | | | |
| 28 | Directors hereby condemns the following structures, identified by street address, owner, legal description | | | |
| 29 | and parcel number, and declares them to be public nuisances: | | | |
| 30 31 32 33 | 1) 3724 West 12 th Street Ward 1 UU, Urban Use District Owner: Yafai Investment, Inc./Alemqueah Mustaf Legal: Lots 7 & 8 Block 7/16, Forest Hill Addition Parcel No: 34L0760015800 | | | |
| 34 35 | 2) 4200 Asher Avenue Ward 1 C-3 General Commercial District | | | |

| 36 | // | | |
|--------------------------|---|--|--|
| 35 | Thomas M. Carpenter, City Attorney | | |
| 34 | | | |
| 32 33 | APPROVED AS TO LEGAL FORM: | | |
| 31 | Susan Langley, City Clerk | Mark Stodola, Mayor | |
| 29 80 | | | |
| 28 | ATTEST: | APPROVED: | |
| 27 | PASSED: March 20, 2018 | | |
| 26 | force and effect from and after its passage. | | |
| 25 | adversely affected; therefore, an emergency is hereby declared to exist, and this ordinance shall be in full | | |
| 24 | immediately, the public health, safety and welfare of the citizens of Little Rock, Arkansas, will be | | |
| 23 | Section 5. Emergency Clause. Unless the provisions of this ordinance are put into effect | | |
| 22 | ordinance are hereby repealed to the extent of such inconsistency. | | |
| 21 | Section 4. Repealer. All ordinances, resolutions, bylaws, and other matters inconsistent with this | | |
| 20 | ordinance, as if such invalid or unconstitutional provision was not originally a part of this ordinance. | | |
| 9 | unconstitutional, such declaration or adjudication shall not affect the remaining provisions of this | | |
| 8 | item, sentence, clause, phrase, or word of this ordinance is declared or adjudged to be invalid or | | |
| 7 | Section 3. Severability. In the event any section, subsection, subdivision, paragraph, subparagraph, | | |
| 6 | Little Rock, Ark., Rev. Code ("LRC") §20-29 (1988). | | |
| 5 | against the properties described herein for the cost of razing and removing said structures pursuant to | | |
| 4 | Department to raze and remove the structures condemned in this ordinance and to file and enforce a lien | | |
| 8 9 10 11 12 | Pulaski County, Ar. (31/198) Parcel No: 34L28700013200 | ormerly W. 29 th St. Block: 16 Addition: Bowman's Addn. by authorized to direct the Planning & Development | |
| 6 7 | 3) 2901 Dr. Martin Luther King, Jr., Drive | Ward 2 C-1, Neighborhood Commercial District | |
| 3 4 5 | Legal: LOT ALL LT 1& PT 2 BEG SW CR LT 1 SW AL S & N LT 2 18 5' N34 25' TO LN BTWN 1 & 2 SE AL LINE 28 62' TO POB EXC BG NW CR LT 1 E AL NLN 19' S31.29' TO A PT BTWN LT 1 & 2 NW 35.08' TO POB. Block 4, Addition RIFFEL & HOLDER Parcel No: 34L2950003700 | | |
| 2 | | I I BW ALB & N LI 2 10 J 1NJ+ 2J TO LN | |

38

//