

South End Area Improvement Plan Revision
“A Neighborhood Action Plan”
July 2004



Department of Planning and Development
City of Little Rock, Arkansas

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on the cover:

The Heritage Center and the Spring House on Martin Luther King Drive at 30th Street.

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Existing Conditions

Introduction

The boundaries of the study area are the same as the original South End Area Improvement Plan “A Neighborhood Action Plan” in May of 1999. Roosevelt Road to the north and Interstate 30 to the east and south remain the primary boundaries citizens cross into the neighborhood. The western boundary is still defined north to south by the train tracks running from Roosevelt Road to I-30.¹ The southern end of the study area remains undeveloped due to the floodway of Fourche Creek.²

Since adoption of the original plan, the tornado of January 21, 1999 drastically altered the existing conditions of the neighborhood.³ The tornado resulted in the loss of housing stock and damaged businesses throughout the neighborhood. Before the tornado the neighborhood had a housing stock of 2,242 units. The 2000 Census recorded a supply of 2,184 housing units in the neighborhood – with a loss of 58 units or about 3.7%. The 1999 tornado resulted in a sharp increase in building and demolition permits.

Housing Tenure

According to the 1990 Census, the South End Neighborhood had a total of 2,242 housing units while in the 2000 Census the number of housing units fell to 2,184 housing units indicating a decrease of about 3.7% (or 58 units) in the number of housing units. In 1990, three hundred or 13.4% of the total were vacant and 1,942 or 86.6% of the total units were occupied. In 2000, three hundred thirty-four or 15.3 % of the total were vacant and 1,850 or 84.7 % were occupied. Although the number of housing units decreased in the 2000 Census by about 3.7%, the number of vacant units increased by thirty-four units or 1.9%. Of the occupied units in 1990, seven hundred eighty-two, or 40.3% were renter occupied while 1,160 or 59.7 % were owner occupied units. In 2000 the number of renter occupied units decreased to seven hundred thirty-five units or 39.7%, resulting in a .6 % decrease in renter occupied units. The 2000 Census also reported 1,115 owner occupied units or 60.3%, resulting in an increase of owner occupied units by .6 %. Although the housing stock decreased by 3.7 %, home ownership increased by .6 %.⁴

The 2000 Census identified 84,793 housing units citywide. 7,441 units were vacant or 8.8% of the citywide total was vacant and 77,352 or 91.2% were occupied. Of the citywide occupied units, 32,980 or 38.9 % were renter occupied while 44,372 or 61.1 % were owner occupied. The housing tenure in the South End neighborhood matches the citywide housing tenure with

¹ South End Neighborhood Action Plan Steering Committee, South End Area Improvement Plan “A Neighborhood Action Plan” (Little Rock, AR.: Planning and Development Department, 1999), 7. Hereinafter cited as South End N.A.P.

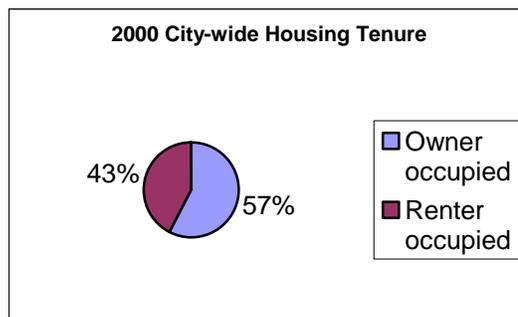
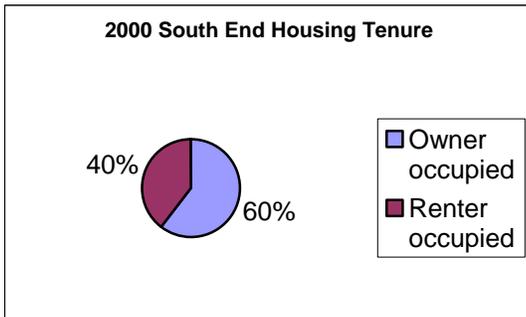
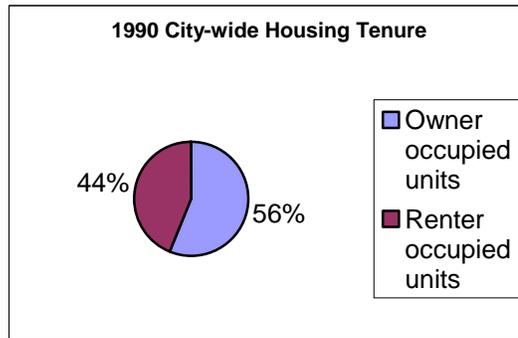
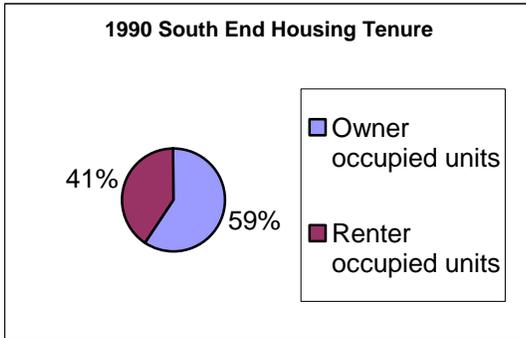
² Ibid.

³ Ibid.

⁴ Ibid. 38. 2000 Census, www.factfinder.census.gov. U.S. Census Bureau

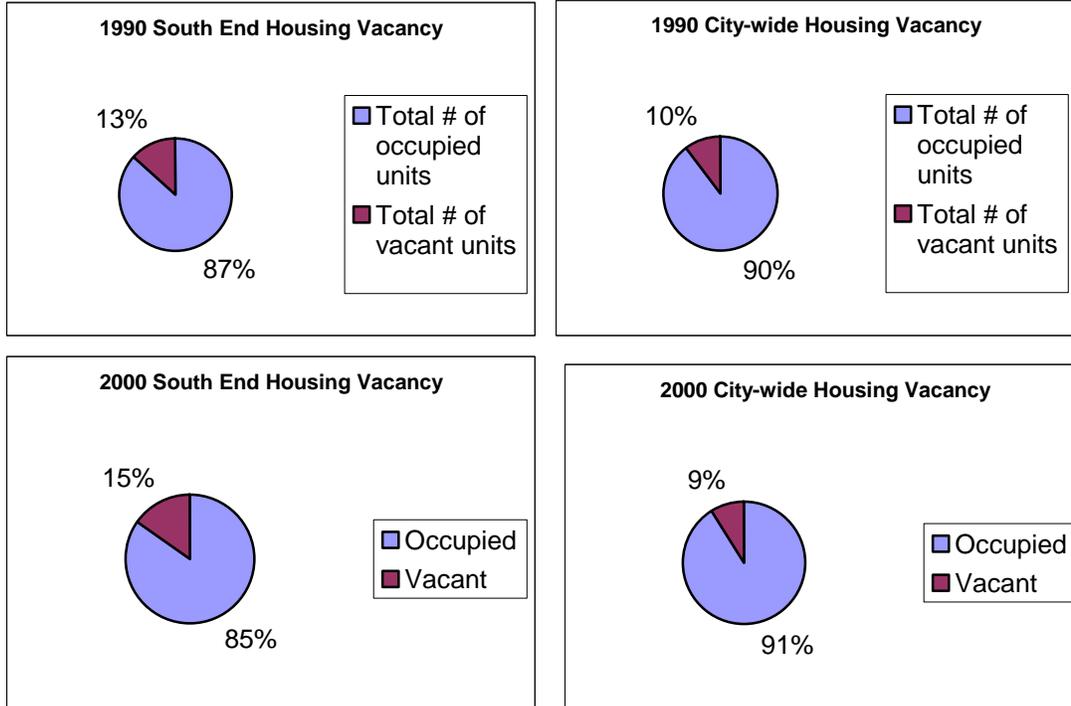
a .8 % difference in each category. Nevertheless, the South End vacancy rate for housing units is higher than citywide with 6.5 % more vacant housing units.⁵

Housing Tenure



⁵ 2000 Census, www.factfinder.census.gov. U.S. Census Bureau

Housing Vacancy



Housing and Neighborhoods⁶

Most of the Goals and Objectives for Housing and Neighborhoods center on Neighborhood Involvement and have been initiated and are ongoing. One Goal of establishing a network of Neighborhood Associations for the South End has been completed. The Neighborhood Involvement Goal of establishing an Alert Center in the Meadowbrook Neighborhood has not been initiated. Some Neighborhood Involvement goals, such as spraying for mosquitoes, involve ongoing coordination with the Public Work Department. Many of the Neighborhood Involvement Goals rely on citizen participation in which citizens inform the city of neighborhood needs.

Building Permits⁷

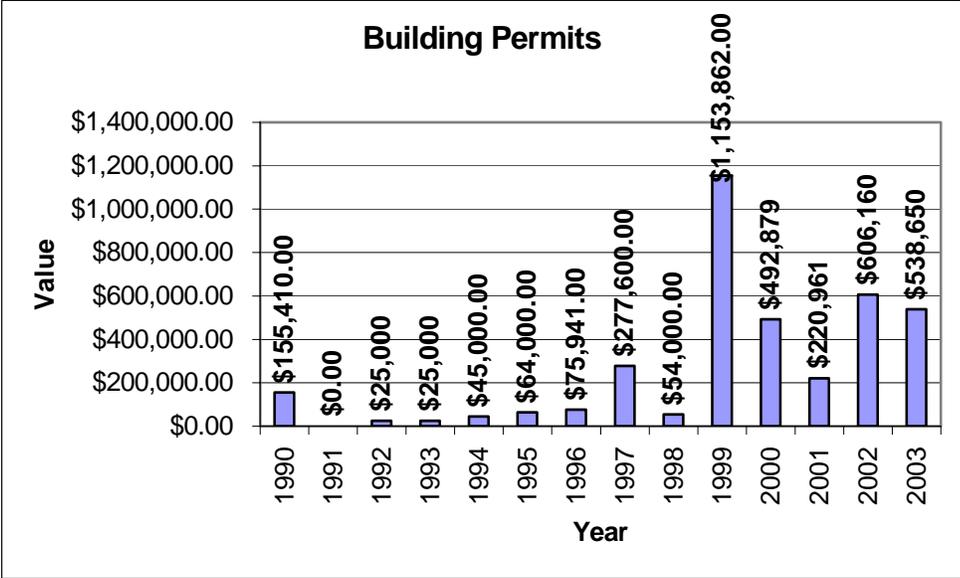
The number of non-residential building permits in the South End study area has virtually disappeared since 1999. Only one Commercial building permit was issued in 2003 for an auto-parts store, compared to the number of building permits issued citywide. Citywide the number of Commercial building permits has decreased from twenty-six in 1999 down to twenty in 2000, twenty-two in 2001, twenty in 2002, and 19 in 2003. The number of Commercial

⁶ Housing & Neighborhoods Comments, South End neighborhood Action Plan Files, City of Little Rock Planning and Development Department, Little Rock, AR. Building permit information is update as of December 31, 2003.

⁷ Building Permit Data, www.accesslittlerock.org.

building permits issued citywide since 1998 seems to have steadied at an average of 22 per year. From 1999 until present, the city has not issued permits for Office buildings in the South End Study area. However, citywide the number of Office building permits issued also declined from the twenty-nine issued in 1999, to 18 in 2003. Since 1999, no Industrial building permits were issued in the South End study area. Over time, the number of Public Institutional permits issued by the city for the South End study area consisted of permits issued for a church family life center on 33rd Street and another for the Thrasher Boys Club.⁸

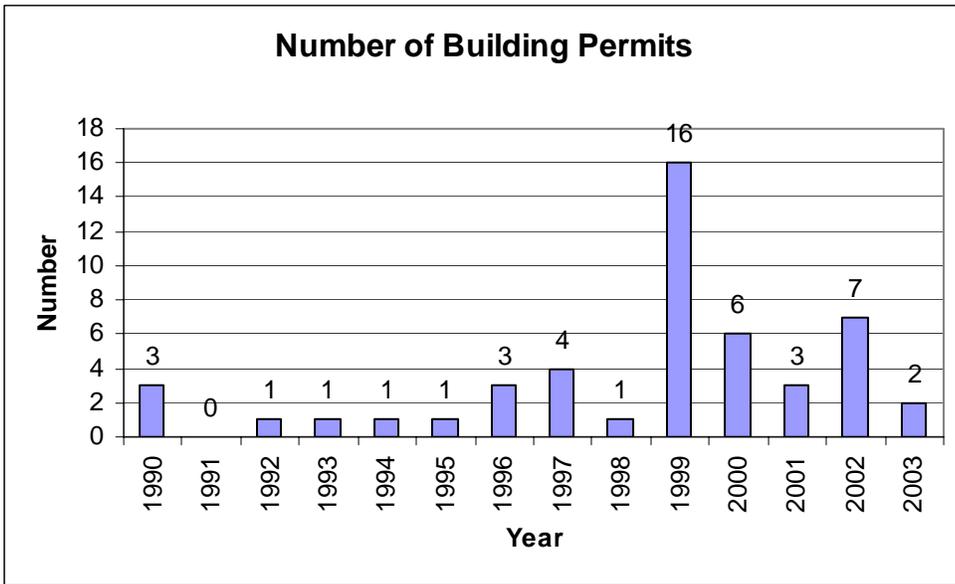
South End Building Permit Values



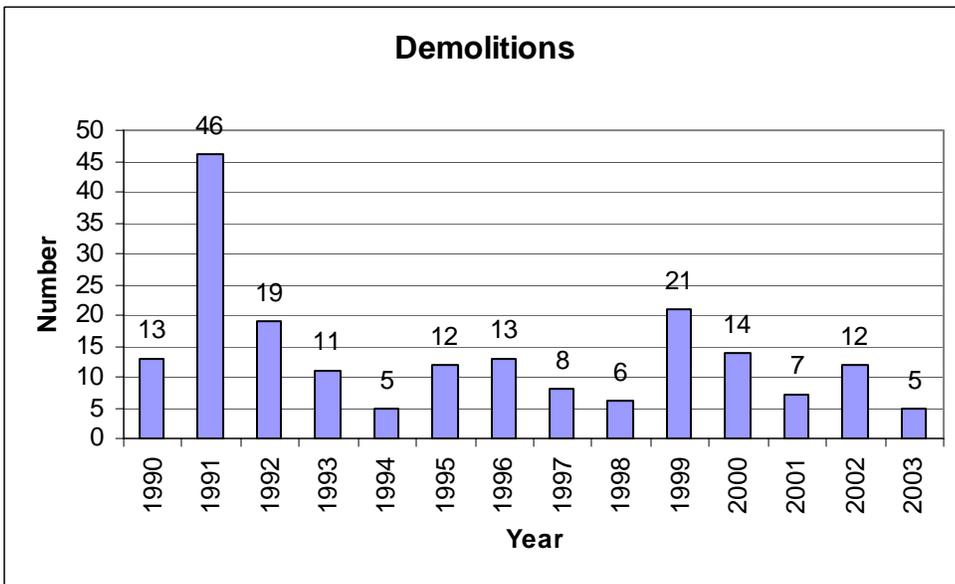
A new house is under construction in the 2600 block of Wolfe.

⁸ Building Permit Data, www.accesslittlerock.org.

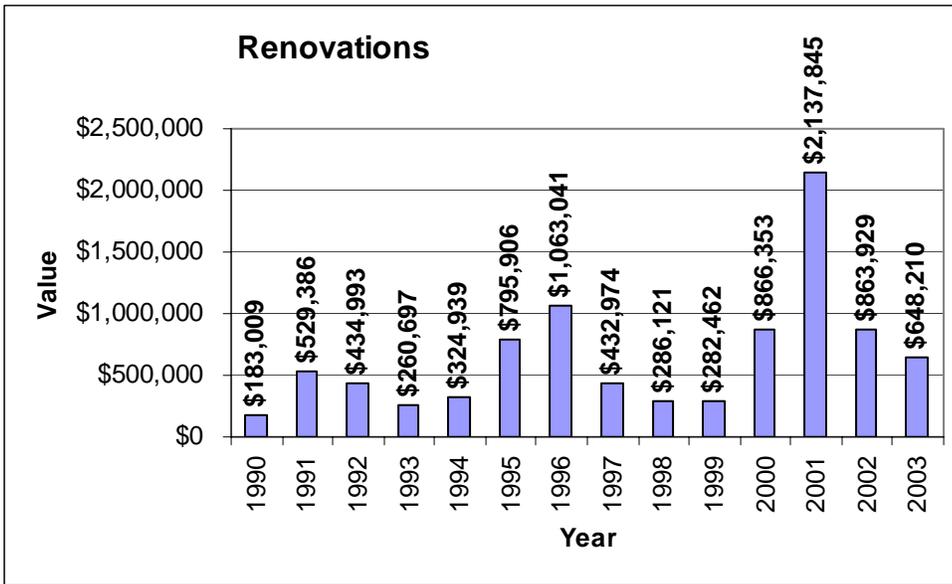
Number of Building Permits Issued in the South End



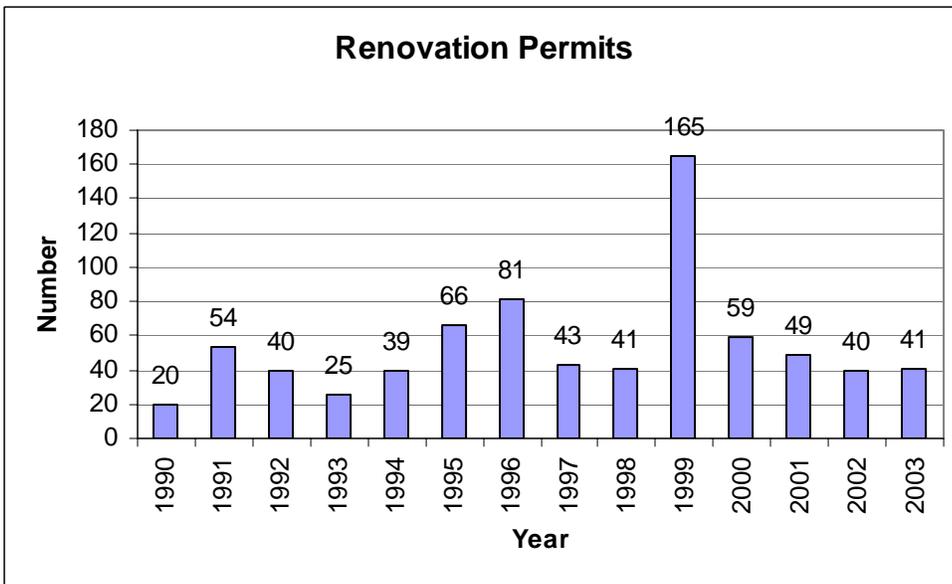
Number of Demolition Permits in the South End



Value of Renovation Permits in the South End



Number of Renovation Permits Issued in the South End



Zoning and Future Land Use⁹

In the past three years very few Planning Commission actions took place in the South End Study area. In the year 2000, one Planned Office Development was approved at the northeast corner of Martin Luther King and W. 27th Street while no Land Use Plan Amendments or Conditional Use Permits were approved for the area. In 2001 the Planning Commission did not approve any Zoning changes, Land Use Plan Amendments, or Conditional Use Permits for the study area. 2002 proved to be the most active year for changes approved with one

⁹ Planning Commission Agenda Files, City of Little Rock Planning and Development Department, Little Rock, AR.

Planned Commercial Development approved for the southeast corner of Roosevelt Road and Commerce Street and three Conditional Use Permits approved throughout the study area for the Little Rock Boys and Girls Club on State Street, Martin Luther King Heritage Center on Martin Luther King, and St. Andrews Church also on Martin Luther King. A Special Use Permit was approved in 2002 for McIhtosh Family Care on Gaines Street. There were no Land Use Plan Amendments approved for the study area in 2002.

Infrastructure¹⁰

Community Development Block Grants (CDBG) funded two of the infrastructure projects initiated by the Public Works Department in the South End Study Area. The High Drive from 37th Street to the south end construction project, previously funded by CDBG, is currently under construction and should be completed by the end of 2003, or the beginning of 2004.

Grants also funded a sidewalk completed this year along 29th Street from Center Street to Louisiana Street. A Section 108 Loan funded work on 31st Street from Arch Street to State Street. The Public Works Department lists three projects to be funded by the 2003 Bond recently approved. The '03 Bond will fund work on the Swaggerty Branch Drain from Roosevelt Road to Wright Avenue and the 24th Street Bridge. The '03 Bond will also fund work on 29th Street from Iazard to Fulton Street, and from Commerce to Cumberland Street.



A new section of 31st Street has been completed.

Historic Districts

Although many of the city's historic districts lay south of downtown Little Rock, without exception all are located north of Roosevelt Road. The three historic districts north of the study area are the Central High School Historic District, Governors Mansion Historic District, and the South Scott Street Historic District. Although all three of the historic districts are located outside the north boundary of the South End study area, any planning effort along Roosevelt Avenue may be affected if such efforts include both sides of the Street. The Governors Mansion Historic District is especially important in this regard since the southern

¹⁰ Steve Haralson, Public Works Department, to Vince Husted, Little Rock Planning and Development Department, 19 November 2003, email, South End Neighborhood Action Plan Files, City of Little Rock Planning and Development Department, Little Rock, AR.

boundary of the district is Roosevelt Avenue and falls within the jurisdiction of the Capitol Zoning District.¹¹

Park Systems¹²

The Little Rock Parks and Recreation Master Plan replaced the Master Parks Plan of 1983 effecting parks planning on a citywide basis. For the most part the parks inventory listed in the new plan for the South End Neighborhood has remained unchanged from the list shown in the old plan. The main difference in the plan is the listing of historic districts, , loop trail system, and eight-block areas

The Loop Trail system is intended to create a link between parks and open spaces along the boundaries of the city to help create the atmosphere of a “City in a Park.”¹³ The “Take it to the Earth” trail is shown as a corridor along the south boundary of the South End study area. This trail will link the parks and open spaces along the watershed of Fourche Creek from the Arkansas River to the neighborhoods of Otter Creek. The primary feature along the “Take it to the Earth” trail is the undeveloped 1700 ± acre Fourche Bottoms, which is intended serve as a natural filter to protect the Fourche Creek watershed.¹⁴



Groundbreaking for the Swaggerty Park improvements..

The Eight-block Concept described in the plan is designed as a policy to provide park and open space facilities within an eight-block walking distance of all City of Little Rock residents. The plan states that such facilities should be provided by city parks but would also include a program to supplement publicly owned land through the use of joint-use agreements with public schools and private facilities. The eight-block strategy is also designed to provide a cost effective manner of providing park and open space facilities, or “green amenities” without the city having to own all park and open space facilities.¹⁵

According to the Parks and Recreation Department, most of the Goals and Objectives listed for the Department are continuous. The two uninitiated Goals consist of the acquisition of

¹¹ City of Little Rock, and Wallace Roberts & Todd Little Rock Parks and Recreation Master Plan of 2001 (Little Rock, AR., Parks and Recreation Department, 2001) 43. Hereinafter cited as Parks Plan, 2001.

¹² Ibid 27, 29.

¹³ Ibid. 11.

¹⁴ Ibid. 9.

¹⁵ Ibid. 120.

parkland for residents in the northeast section of the study area and the acquisition of more land for neighborhood parks near the Washington School and at the southeast corner of 29th and Main Streets. Parks and Recreation teamed with neighborhood residents through the South End Alert Center to implement a \$750,000 Urban Parks and Recreation Recovery fund. The Parks and Recreation Department also coordinated efforts with the Thrasher Boys and Girls Club to help implement the recovery fund. Work with residents also resulted in a new blueprint showing proposed improvements for Swaggerty Park.¹⁶

¹⁶ Mark Webre, Little Rock Parks and Recreation Department, to Vince Husted, Little Rock Planning and Development Department, 21 November 2003, email, South End Neighborhood Action Plan Files, City of Little Rock Planning and Development Department, Little Rock, AR.

Socio-Economic Conditions¹⁷

The 2000 Census demonstrates that the City of Little Rock has a racially balanced population. However, the 2000 Census also demonstrates that the residents of the South End study area are predominantly African-American with 97% of the residents compared to 40% Citywide. The City is 55% white, while the study area is more than 98% non-white. The city population can also be ranked in order of presence with 55% white with 100,884 residents, 40% African-American with 74,003 residents, and 5% all other races with 8,246 residents. This data may present several implications that may be implied due to a racial imbalance of the population residing within the study area. The South End study area saw a decline in population from 5,578 residents recorded in the 1990 Census to 4,713 residents in the 2000 Census, or a decrease of 15.5%. Citywide the population grew from 175,795 to 183,133 with an increase of 4%.¹⁸

In 1990 the Census showed that the area was mostly African-American with 98.3% of the population of 5,481 residents. Reflecting the decline in the over all population of the study area, the 2000 Census recorded that the study area is 96.6% African-American with 4,556 residents. The 2000 Census recorded 88 white residents for the study area with a decrease of one resident from the 1990 Census of 89 white residents. Due to a decrease in the general population of study area but virtually no change in the numbers of whites in the study area, the percentage of whites increased from 1.6% of the population to 1.8% of the population. In 1990 all other races consisted of .2% of the remaining population with 8 residents. In 2000, residents of all other races increased to about 1.6% of the population with 69 residents. Between 1990 and 2000 the African-American population in the study area decreased by 16.9%, while the population of whites remained virtually unchanged, while the number of residents for all other races living in the study area increased by 88.4%.

Women between the ages of 18 - 64 make up the majority of residents living in the area and represent 54.9% of the population with 1,430 residents, compared to 61,010 citywide, or 33.3%. In 2000 19 % of all households are single parent, compared to 32.7% citywide.¹⁹ The majority of the Neighborhood population falls within the 18 - 64 age range (53.4%), or 2,519 residents. 28.9% of (or 1,361) residents are under 18 and 17.7% (or 833) are 65 and over. A slight majority of the residents of the study area are women between ages 18 – 64 and also head single parent households.

Police

The efforts of the Police Department to fight crime in the South End study area centered on two efforts. The Police Department has established a Community Oriented Police Services

¹⁷ 1990 Census, 2000 Census, www.factfinder.census.gov. U.S. Census Bureau, and South End N.A.P., 42 –43. Income data for the 2000 Census is not yet available at the Block Group level.

¹⁸ Note: Data is provided from the 2000 Census covers Block Groups 1, 2, 3, and 4 of Census Tract 5, and Block Groups 3, 4, and 5 of Census Tract 11.

¹⁹ Only household with children under 18 included.

(COPS) and established a presence in the neighborhood at the South End Alert Center. Most of the Police Department efforts are continuous after initiation.²⁰

Conclusion

For the most part the population of the South End has declined and experienced a net loss of housing stock. However, the number of permits issued to repair or renovate housing after the Tornado of 1999 provides evidence of the commitment by area residents to the preservation of the neighborhood. Much of the work accomplished in the area to rebuild from the tornado resulted from the long-term commitment of area residents.

²⁰ Chief Lawrence Johnson, Little Rock Police Department, to Vince Husted, Little Rock Planning and Development Department, 15 December 2003, memo, South End Neighborhood Action Plan Files, City of Little Rock Planning and Development Department, Little Rock, AR.

Infrastructure Goal:

Coordinate with Public Works to improve condition of infrastructure.

Objective: Improve drainage.

- Improve drainage as listed in the Infrastructure Priorities List:
- 33rd Street drainage between Arch and Gaines Streets and at 32nd and State.
- Improve drainage in Swaggerty Creek basin south of Roosevelt Road.
- Reroute underground water in street in the 3100 - 3300 block of Summit Street and repair street.
- Improve drainage on Schiller Street south of Roosevelt.

Objective: Work with city to implement the following street improvements.

- Improve W 29th Street from Izard to Fulton Streets.
- Reconstruct streets per the ranking by the Steering Committee.
- Coordinate the resurfacing of streets with the reconstruction of streets so that all work on that street can be accomplished at one time.
- Increase frequency of street sweeping. Have Alert Center notify citizens of schedule in addition to schedule being published in newspaper.
- Provide better street lighting, both additional fixtures and better efficiency
- Install dead end signage at 33rd and Chester, consider installing turn around spot, and eliminate mosquito breeding ground.
- Enforce strictly the code for no eighteen-wheelers on residential streets (Schiller)
- Consider one-way streets.
- Designate Schiller as a Collector Street and reconstruct Schiller Street for trucks that access Barton Coliseum.
- **TOP PRIORITY:** Work with State Highway department to resurface or widen Roosevelt Road preferably with underground utilities.



New improvements along High Drive.

Objective: Elevate the standards of the infrastructure in our neighborhood to acceptable standards.

- Install adequate fire hydrants for proper coverage of the neighborhood. Make required improvements in water mains to increase pressure.
- Work with Postal Service to keep front door mail delivery.
- Provide more frequent and better mosquito control.
- Make sidewalks safe for pedestrians by repairing and/or replacing sidewalks in disrepair.
- Repair erosion control and drainage control on Whitmore Circle and High Drive.
- Work with Entergy to trim trees away from power lines.
- Encourage residents to maintain alleys and yards free of rubbish and debris.
- Work with city to have local persons maintain weed lots
- Work to eliminate littering from visitors to events at Barton Coliseum.
- Work to eliminate dumping neighborhood wide. Eliminate trash pile especially at 28th and Ringo.
- Keep bus shelter at 33rd and Gaines (CATA). Install shelters at 30th and MLK and 34th and MLK.
- Improve bus routes along Wolfe, Whitmore Circle and 34th Street.
- Work with Entergy to improve substation for a better continuous power supply with fewer power outages.

Objective: Increase the level of quality on repair work occurring in the neighborhood

- Hold publicly owned utilities accountable to the same ordinances and regulations for street repairs that private utilities must follow when work is completed.
- Hold the city accountable to the same regulations a commercial contractor must follow when performing utility work in streets.
- Encourage the city hire more inspectors to monitor cuts in the rights of ways.



Drainage work in the alley in the 3000 Block of Battery.

Ranking of Public Works List of Improvements

These ranking are a result of a survey the of steering committee. Each project was ranked with a scale of 1-10, 10 being the highest; The higher the number of total points, the higher the ranking.

Neigh-Borhood Priority	Project Name	Project Limits	Master Street Plan Classification	Proposed Design Type
1	31st St., East 100 - 120	Scott - Martel, Main	Residential	Reconstruction
1	Whitmore Cir. 1 - 51s	34th @ Wolfe, S. To - Begin Of Circle; Through Circle	Residential	Reconstruction
1	32nd St., West 1200 - 1430	Cross - Pulaski, King Dr.(High)	Residential	Reconstruction
1	Pulaski St.(Short) 2900 - 3230s	29th St. S. - End S. Of 30th St.; & End N. Of Short 31st S. - 31st, To End S. Of 32nd St.(33rd Row)	Residential W/ Minor Commercial Mix	Reconstruction
5	27th St., West 900 - 1130	Izard - Chester, Ringo, Cross	Residential	Reconstruction
5	29th St., West 600 - 930	Arch Street Pike(Sh#367) - Gaines, State, Izard, Fulton Offset	Residential	Reconstruction
7	35th St., West 900 - 930	Chester, East To - End	Residential	Reconstruction
8	28th St., East 300 - 430	Commerce - Rock, Cumberland	Residential	Reconstruction
8	Ringo St. 3300 - 3530s	33rd St. S. - 34th St., 35th, To 36th	Residential	Reconstruction
10	31st St., West 920 - 1130	Fulton Offset - Chester, Ringo, Cross	Residential	Rehabilitation Curbs, Drainage, Street As Needed
11	27th St., East 400 - 530	Sherman At I-30 R/W - Commerce, Rock	Residential	Reconstruction
12	Cumberland St. 2600 - 2630s	26th, S. Thru 27th Offset 356', Then 348' To - 28th	Residential	Reconstruction

12	32nd St., West 1100 - 1130	Ringo - Cross	Residential	Reconstruction
14	34th St., West 900 - 930	Chester, East To - End	Residential	Reconstruction
15	Cross St. 3300 - 3530s	33rd St. - 34th St., 35th, To 36th	Residential	Reconstruction
16	28th St., West 300 - 330	Center - Spring	Residential / Industrial Mix	Reconstruction
17	29th St., East 400 - 430	Commerce(I-30) - Rock At Ives Walk	Residential	Reconstruction
17	31st St., Short West 1300 - 1430	Pulaski - King Dr.(High)	Residential	Reconstruction
19	33rd St., West 419 - 520	Short Spring - Short Broadway, Width Change E. Of Arch St.Pike To Arch St. Pike(Sh 367)	Residential W/ Minor Commercial Mix	Reconstruction
20	26th St., West 1000 - 1030	Chester - Ringo	Residential	Reconstruction
21	Martel Ave. 3100 - 3130s	31st St. - S. To End	Residential	Reconstruction
22	Chester St. 3100 - 3130s	31st St. - S. To End	Residential	Reconstruction
23	Cumberland St. 3022 - 3100s	End C/G S. Sd. Ives Walk - S. To End @ Fence	Residential	Reconstruction
23	Chester St. 3200 - 3230s	33rd St. - N. To End	Residential	Reconstruction
23	30th St., West 920 - 1030	Fulton Offset - Chester, Ringo	Residential	Reconstruction
26	26th St., East 300 - 530	Sherman At I-30 R/W - Commerce, Rock, Cumberland	Residential	Reconstruction
26	26th St., West 900 - 930	Izard - Chester	Residential	Reconstruction
28	31st St.	Center To Louisiana - S. Of Rear From East To West	...	Reconstruction
29	Fulton St. 3300 - 3330s	33rd Street, S. To - End Pavement	Residential	Reconstruction

30	Spring St.	27th To 31st St.	Residential	Sidewalks
30	31st St., West 1500 - 1520	King Dr.(High) - W. To End	Residential	Reconstruction
32	28th St., West 500 - 530	Broadway - Arch Street Pike(Sh 367)	Residential	Reconstruction
33	31st St.	Battery To Schiller	Residential	Rehabilitation Curbs, Drainage, Street As Needed
34	33rd St., West 715 - 920	70' East Of State/Riffel W. 183' To Izard Then 87'- Fulton & 492' To Bridge	Collector	Rehabilitation Curbs, Drainage, Street As Needed
34	34th St., West 500 - 530	Short Broadway, W. To - Arch Street Pike (Sh 367)	Industrial	Reconstruction
36	33rd St., West 920 - 1030	Bridge W. Of Fulton, W. Thru Chester To - W. Side Ringo	Collector	Rehabilitation Curbs, Drainage, Street As Needed
37	34th St., West 600 - 630	Arch Street Pike(Sh#367)(Bridge) - Gaines	Residential / Industrial Mix	Reconstruction
38	Louisiana St.	29th To 31st St.	Residential	Sidewalks
39	30th St., West 1300 - 1430	Pulaski - King Dr.(High)	Residential W/ Minor Commercial Mix	Reconstruction
39	Gaines St. 3300 - 3330s	33rd St. - 34th St.	Residential / Industrial Mix	Reconstruction
41	31st St., West 1900 - 2030	Battery - Summit, Schiller	Residential	Reconstruction
42	High Dr. 1200 - 1230w	Turn Back N.E. To 37th, One Way East To - 37th St.	Residential	Reconstruction
43	Spring St. 3300 - 3330s	33rd St. Offset @ Concrete Apron, - S. To End	Residential	Reconstruction

44	Schiller St.	East 1/2 Street Improvements From 27th To Roosevelt	Residential W/ Minor Commercial Mix	Reconstruction 1/2 Street
45	Center St. 3300 3330s	-33rd St., Concrete Apron, - S. To End	Residential	Reconstruction
46	36th St., West 1400 1430	-High Dr.Intersection, W. To King Dr.(High) Intersection	Residential	Reconstruction
46	30th St., West 600 630	-Arch Street Pike(Sh#367) Gaines	Residential	Reconstruction

Public Safety Goal:

Improve Public Safety and decrease crime.

Objective: Neighborhood residents should actively work to prevent crime in their areas.

- Create and organize an effective Neighborhood Crime Watch Program especially in area of high crime.
- Expand training of COPP officers to assist with crime prevention
- Implement residential and commercial CPTED techniques throughout the neighborhood.
- Have LRPD initiate crime prevention programs on safety at local Alert Center.
- Encourage residents to report criminal activities, violations, and problems to local Alert Center.
- Teach the community about gang signs (who, color, etc.).
- Encourage schools and churches to create after hours and summer workshops directed towards community improvement.
- Assist schools and churches to form a partnership to implement programs for youths.
- Create a mentoring program that provides tutoring service to students.
- Encourage citizens to volunteer and manage youth workshops.
- Reduce and limit the number of drug rehab facilities in the neighborhood.
- Work to limit the number of liquor stores in the area.
- Work to develop a grant-writing program, possibly in conjunction with UALR.



Safety issues are discussed at a local meeting.

Objective: Work with the Little Rock Police Department to enforce laws and reduce crime.

- Reduce speeding on Roosevelt Road, Martin Luther King, 33rd and 28th Streets.
- Patrol and reduce loitering and public drunkenness near 27th, Spring and Center Streets.
- Reduce permits that allow for blocking off streets for all night parties that violate noise ordinances. Public works and the Police should coordinate these activities.

- Fully staff existing Alert Centers before placing more alert centers in areas of high crime.
- Eliminate drug houses in area, i.e., participate in the "Crack House Elimination" program at the Alert Center.
- Encourage residents to report criminal activities, violations, and problems to local Alert Center.
- Coordinate a program for patrolling with LRPD and neighborhood.
- Promote better police response time.
- Establish mobile or flexible sub-station to follow high crime areas.
- Remove gang markings by providing paint to Neighborhood Crime Watch groups at Alert Center.
- Have police take immediate action against any known gang activities.

Objective: Control stray animals and eliminate packs of wild dogs.

- Provide valuable information that educates public about animal ordinances through alert centers.
- Work with City Animal Control to remove stray dogs.
- Monitor and control pet owners through higher fines for pet crimes.

Residential Development Goal:

Improve the housing stock of the neighborhood.

Objective: Repair, renovate and increase maintenance on housing stock that can be occupied.

- Rehabilitate vacant housing to filter unwanted activities (drugs, etc.).
- Work with tenants to reduce number of pests (bugs) in area with coordinated sprayings through neighborhood associations arranging common spraying days.
- Eliminate drug houses in area.
- Retain and rehabilitate existing housing stock to the greatest extent possible.
- Reduce the number of vacant houses in area through renovations or reuse. Develop a comprehensive rehabilitation program that includes a mixture of incentives and



A new house ready to be purchased.

- subsidies designed to encourage ownership and discourage displacement.
- Work to reduce HUD turnovers.
- Provide incentives (money or public recognition) for neighbors to maintain residences.
- Increase the communication of housing programs to the residents via Alert Center.
- Improve maintenance on rental housing through contacting owners of property, peer pressure and working with code enforcement.
- Encourage landlords to require tenants to maintain yards and alleys. Encourage long arm statues.
- Get tough on zoning violations that impair housing and neighborhoods.
- More Stringent code enforcement action (Zero Tolerance Policy). Encourage people to report problems to Alert Center.
- Strictly enforce building codes, especially for rental property. Support Rental Inspection Program.
- Initiate programs to train local residents on methods of home repair.
- Contact heirs of deceased senior citizens to promote continued maintenance of residential units.
- Look at financial incentives for police to live in neighborhood and target those individuals

- Make neighborhood more attractive by removing abandoned and/or inoperable vehicles from neighborhood.
- Encourage Housing Authority to reconsider using Alert Centers for pre-applications for Section 8 housing.

Objective: Utilize existing programs for home repair and home ownership.

- Ensure residents are aware of home repair and home ownership grants.
- Provide assistance for home maintenance, both financially and labor, to disabled and seniors.
- Eliminate financial hardships to upgrade housing to code.
- Provide ways to match funds to upgrade housing.
- Provide housing finance in the area for new home construction or first time buyers. Work with mortgage companies and banks.
- Provide information to residents on shopping for a mortgage.
- Raise limits of money on Housing Rehab grants.
- Work with Housing Department on seminars for homebuyers.
- Utilize the Save-A-Home program more fully.
- Work with Alert Center Staff to distribute information concerning home ownership grants and home maintenance for low-income individuals.
- Educate the public on the assistance programs for housing ownership and maintenance.
- Develop a comprehensive rehabilitation program that includes a mixture of incentives and subsidies designed to encourage ownership and discourage displacement.
- Increase the quality control of contractors doing repairs on houses.
- Reduce or eliminate bidding blindly on home repairs to achieve better home repairs.
- Initiate programs to train locals on methods of home repair.



A local realtor discusses with a citizen home ownership.

Objective: Demolish existing stock of inferior nature.

- Work with Housing and Neighborhood Programs to update list of vacant and condemnable houses.
- Encourage demolition of vacant, abandoned and burned out buildings that are beyond repair.
- Remove vacant houses: i.e. on Louisiana Street between 29th and 31st.



A structure that should be demolished.

Objective: Work to introduce new housing stock into neighborhood.

- Encourage new single-family construction to first time and low-income buyers. Provide low interest loans for home ownership.
- Determine design standards for new construction of single, two and multiple family housing in the area in accordance with existing zoning ordinances. Make infill housing compatible with existing neighborhood pattern of massing, setbacks, etc. and multi-family to blend in with the existing neighborhood.
- Encourage Home Ownership.
- Develop vacant lots with new housing.
- Control and enforce new developments through location and public participation.
- Encourage developers to build projects downtown.
- Get Developers interested in whole block redevelopment.
- Participate in crime watch activities for new construction sites.
- Look at financial incentives for police to live in neighborhood and target those individuals
- Look at Section 8 funding for individual houses.

Neighborhood Involvement Goal:

To revitalize our neighborhood through increased maintenance of existing structures, through beautification projects and thorough building neighborhood pride.

Objective: Improve the overall appearance of the neighborhood through proper building and grounds maintenance.

- Improve maintenance on lots along 29th and Commerce.
 - Encourage businesses to revitalize and maintain properties along Roosevelt Road, 26th Street, Arch Street, and Martin Luther King Drive.
 - Trim overgrown trees for better visibility and safety either through Entergy or private means.
 - Work with city to remove abandoned cars.
 - Improve maintenance on rental housing
 - Update list of vacant and condemnable houses.
 - Encourage landlords to require tenants to maintain yards and alleys.
 - Contact owners of vacant unkempt lots and inform them of the status. Work with them to increase maintenance.
- Neighborhood



One of two neighborhood entry signs.

- groups to maintain lots abandoned by owners at a last resort.
- Get tough on zoning violations that impair housing and neighborhoods. More Stringent code enforcement action (Zero Tolerance Policy). Strictly enforce building codes, especially for rental property.
- Monitor the maintenance of the Coliseum, especially the trash and litter after events.
- Provide Incentives to keep alleys clean.
- Start program for power washing of houses, drives, etc. for continued upkeep.
- Support Long Arm Legislation to improve maintenance of properties owned by out of state landowners. Consider legislation to state standards to keep your property up.
- Remove abandoned and/or inoperable vehicles from neighborhood.
- Remove trash pile at 28th and Ringo.

Objective: Beautify the neighborhood through community and individual efforts.

- Promote community gardens on vacant lots.
- Encourage residents to report when the quality of work performed by the Public Works Department is poor.
- Require Public Works to maintain and clean community streets.
- Improve street landscape and provide adequate hardscape.
- Encourage Adopt A Street program.
- Encourage Adopt an area program for gardens.
- Make community more desirable for newcomers
- Sponsor area wide clean up days of problem spots. Work with volunteer groups for area wide cleanup of neighborhood.
- Reduce overgrown weed lots
- Encourage the sale of vacant lots to encourage new development.
- Petition City to remove billboards that impact the appearance of the neighborhood with existing monies in place for that purpose.
- Work with Public Works to clean ditches.
- Work with Public Works to improve spraying for mosquitoes.
- Work with Public Works to maintain the vacant lots that the city owns.
- Develop entry into neighborhood at both Arch and Martin Luther King at Roosevelt.
- Work with owners to remove cars parked in High Drive
- Develop and propose a new ordinance to a set time limit on boarded up houses before they are demolished or re-inhabited.
- Determine how much time to fix up a structure on the condemned list is appropriate before asking structure to be removed by city.



Another neighborhood entry sign.

Objective: Improve sense of neighborhood and community pride.

- Continue to improve the network of neighborhood associations in South End.
- Encourage people to have pride in their property's appearance. Consider implementing a contest that would reward houses with the most street appeal. Area businesses should be solicited for prize donations.

- Re-start the welcome wagon program. Target all new comers.
- Provide incentives (money or public recognition) for neighbors to maintain residences.

Have local businesses provide prizes and recognition for monthly or quarterly winners.

- Develop a job program to utilize existing skilled neighborhood residents.
- Involve seniors in programs.
- Utilize programs to involve youths in summer for jobs and education.
- Examine opportunities for establishing periodic community newsletter to keep public informed on current issues.
- Establish yearly membership drives in each Neighborhood Association to increase participation and membership in each neighborhood associations.
- Encourage Neighborhood Associations to communicate with members.



Participants in the board and secure day.

Objective: Achieve the total utilization of the Alert Center.

- Provide for another Alert Center in the Meadowbrook neighborhood, preferably at 29th and Martel
- Increase the communication to residents of information concerning home ownership grants and home maintenance for low-income individuals.
- Continue to work with citizens concerning tornado/storm relief in the future.
- Educate the public on the assistance programs for housing ownership and maintenance.
- Make Alert center more hospitable via staff and environment through houseplants, rugs, furniture, etc.
- Work on a better system to retrieve names of property owners or contacts within city.

Land Use and Zoning Goal:

Improve our neighborhood through zoning controls:

Objective: Work with planning staff to improve existing neighborhood.

- Work in conjunction with zoning enforcement officers to eliminate illegal nonconforming uses or work to have them conform to existing requirements.
- Petition City to remove billboards that impact the appearance of the neighborhood with existing monies in place for that purpose.
- Monitor the maintenance of the coliseum.
- Promote state owned property to conform to city zoning requirements.
- Work with Planning staff on proposed developments in our neighborhood.
- Support new developments that contribute to the overall good of the neighborhood.
- Control and enforce undesirable new developments through location and public participation.
- Monitor the existing and reduce the number of drug rehab facilities in area.
- Monitor the existing and limit and control issuing of liquor store licenses and selling liquor by the drink.
- Monitor existing non-residential uses for zoning and code violations (placing sale items in right of way, maintenance of premises, etc.)



Residents of the area attend a local meeting concerning their neighborhood.

Office and Commercial Development Goal: Encourage economic development in the area.

Objective: Attract New retail Businesses to the area.

- Investigate avenues for loans for start up businesses (small business loans).
- Encourage local residents and businesses to reinvest throughout the community.
- Encourage more neighborhood friendly commercial uses to locate in the area.
- Discourage group residential living facilities locating in the area at the expense of single-family residential uses.



Existing commercial buildings await new businesses.

Objective: Initiate or explore job-training programs to train local residents.

- Expand job posting bulletin boards at Alert Centers and other locations to included public and private job openings.
- Encourage Neighborhood coalition to send letters to area employers to encourage them to hire local residents.
- Encourage employers to hire within the community by working thorough Neighborhood Associations.
- Utilize job-training programs for area residents. Research where these programs are and disseminate particulars to residents.
- Investigate and announce programs to explain assistance programs and polices. Get presenters from area agencies to present at coalition meetings.
- Work with local businesses and government to provide summer jobs for youths.
- Enact a job creation program to utilize existing skilled neighborhood residents.
- Initiate programs to train locals on methods of home repair.

Parks and Recreation Goal:

Promote better and safer park facilities for the area.

Objective: Work to implement improvements in area parks.

- Apply for more grants for parks and youth programs.
- Improve lighting in parks.
- Need facilities in parks, i.e., pavilions, picnic tables, and meeting rooms for various age groups (seniors and youth).
- Provide a community meeting house for programs and alternative recreation facilities for children and seniors.
- Provide for alternate uses for the LRSD Resource Center (formerly Ish School), if vacated.
- Provide funding for rebuilding first phase of the Spring House at MLK and 30th.
- Renovate parks to introduce passive uses, i.e., pavilions.
- Renovate Southside Park.
- Renovate Swaggerty Creek into a linear park to connect Interstate Park and Southside Park via trail system. Remove benches at 33rd and Swaggerty Creek. Consider designing drainage improvements to be used as recreational areas, i.e., basketball courts on top of box culverts.



Workers till the soil in anticipation of next years crop.

Objective: Maintain existing parks at a higher level than the present.

- Maintain areas along Swaggerty Creek (mow grass).
- Improve maintenance in park areas.
- Remove trash and litter in parks.
- Practice a higher level of tree maintenance at Swaggerty Park, especially on South Chester

Objective: Reduce crime in park areas.

- Concentrate on more security in the parks.
- Cut down on crime in parks by enforcing no tolerance rule for any alcohol or drugs, littering or loitering in parks.
- Encourage local residents to use and reclaim parks to drive out undesirables.

Objective: Explore funding opportunities to start programs to assist youths.

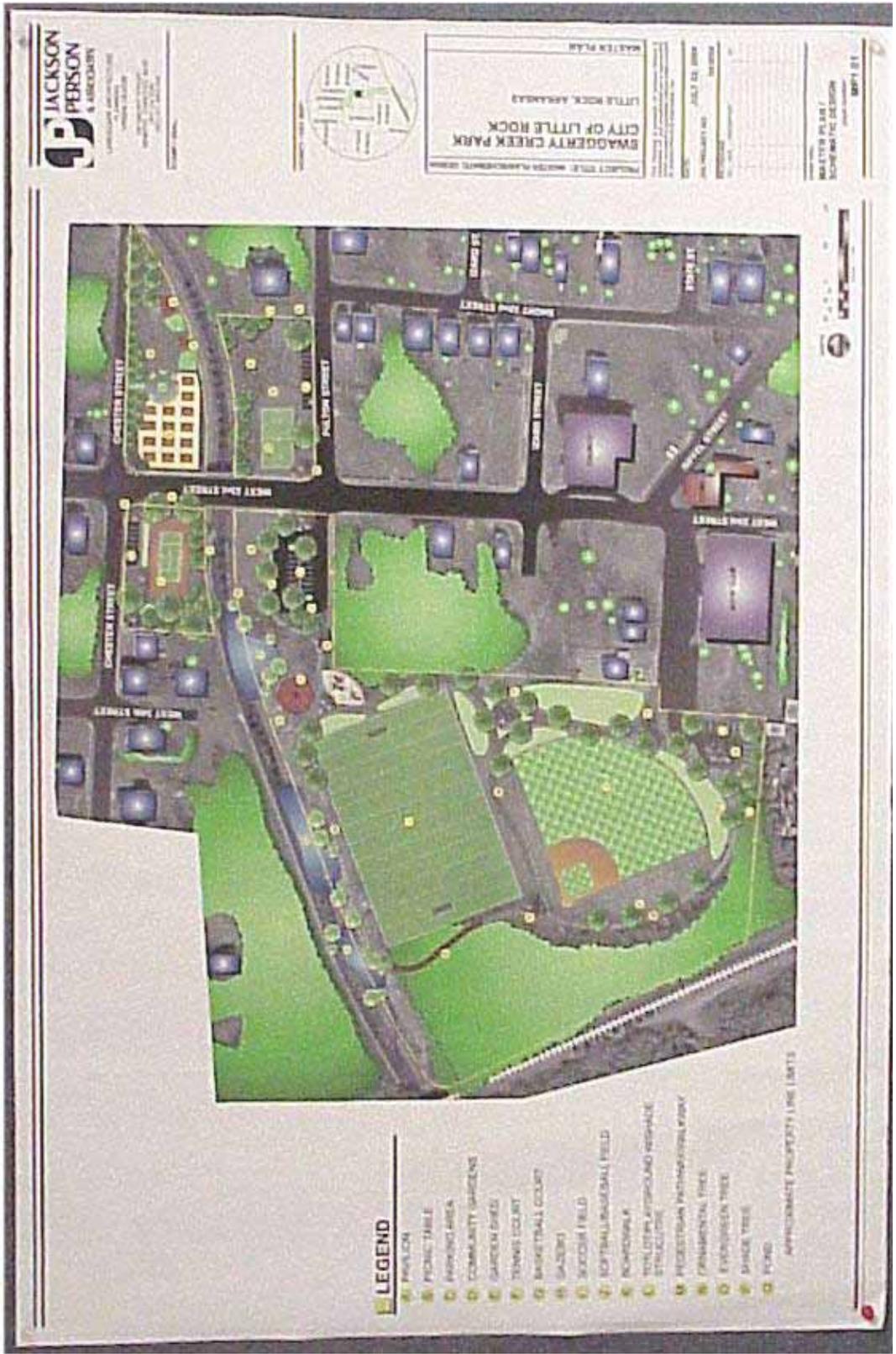
- Assist schools, neighborhood associations, and churches to form a partnership to implement programs for youths.
- Explore finding funding opportunities to expand programs and facilities at Boys Clubs for mental and physical development.
- Check into state grant monies for park improvements.
- Concentrate on kids at risk in park activities.
- Provide programs for children in parks.
- Provide summer jobs for youth.
- Explore alternatives for summer activities for youths for mentoring, tutoring, etc.
- Provide transportation to get to recreation destinations.
- Encourage citizens to volunteer and manage youth workshops.



Youth prepare to apply mulch for newly planted trees.

Objective: Acquire more parkland for residents in the northeast section of the study area.

- Acquire more land for neighborhood parks, maybe near Washington School at South Little Rock center, possibly at the southeast corner of 29th and Main.
- Seek volunteer to spearhead beautification (streetscape) along Martin Luther King Drive.



Preliminary Plan for the Swaggerty Creek Park along 33rd Street from Chester to Riffel Street.