ORDINANCE NO. __________

AN ORDINANCE TO CONDEMN CERTAIN STRUCTURES IN THE CITY OF LITTLE ROCK, ARKANSAS, AS STRUCTURAL, FIRE AND HEALTH HAZARDS; TO PROVIDE FOR SUMMARY ABATEMENT PROCEDURES; TO DIRECT CITY STAFF TO TAKE SUCH ACTION AS IS NECESSARY TO RAZE AND REMOVE SAID STRUCTURES; TO DECLARE AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, certain structures in the City of Little Rock, Arkansas, identified in this ordinance have become run-down, dilapidated, unsightly, dangerous, obnoxious and detrimental to the public welfare of the citizens of Little Rock; and,

WHEREAS, the condition of these structures have deteriorated to the point that it is dangerous to the health and safety of the occupants or other persons and, further, is in such condition as to be dangerous to the lives, limbs and property of people in its vicinity or those lawfully passing thereby; and,

WHEREAS, the condition of these structures constitutes serious structural, fire and health hazards; and,

WHEREAS, the owners of the structures have received proper legal notice to either rehabilitate or remove the structures and has failed to do so; and,

WHEREAS, such structures are hereby declared a nuisance and immediate action is necessary to demolish the structures.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF LITTLE ROCK, ARKANSAS:

Section 1. The condition of the structures located on the properties described below have been found to present structural, fire and health hazards and are dangerous to the health and safety of the occupants or other persons, and further, the structures are in such condition as to be dangerous to the lives, limbs and property of people in the vicinity or those lawfully passing thereby. The Board of Directors hereby condemns the following structures, identified by street address, owner, legal description and parcel number, and declares them to be a public nuisance:

1. 3509 Dr. Martin Luther King, Jr., Drive
   Owner: Bernard McDade
   Legal: Lot: 3; Block: 50 Braddock Boulevard Addition
   Parcel No: 34L0380004300
   Ward: 1
2. **1724 South State Street**  
   **Owner:** Moses Cotton  
   **Legal:** City Of LR Beg 300'S Of NE Cor Being 60' Front On State STR By 150'Deep 237  
   **Parcel No:** 34L0201208100  
   **Ward:** 1  

3. **709 Apperson Street**  
   **Owner:** Kimberly Trimble  
   **Legal:** Lot: 13; Block: 1 Fairgrounds  
   **Parcel No:** 34L0120001400  
   **Ward:** 1  

4. **5204 Ives Road**  
   **Owner:** Belver A Nelson  
   **Legal:** Lot: 3; Block: 33  
   **Parcel No:** 43L0190000200  
   **Ward:** 4  

5. **822 South Van Buren Street**  
   **Owner:** MD Allen Contracting, Inc.  
   **Legal:** Lot: 6; Block: 8 Cunningham’s S1/2 7 & All 6 8  
   **Parcel No:** 34L1160005500  
   **Ward:** 2  

6. **5005 Harris Road**  
   **Owner:** Harris Doris Wilkins  
   **Legal:** Lot 15; Block 39, Pankey J Ext to 3rd  
   **Parcel No:** 43L0190005400  
   **Ward:** 4  

**Section 2.** The City Manager is hereby authorized to direct the Housing & Neighborhood Programs Department to raze and remove the structure condemned in this ordinance and to file and enforce a lien against the property described herein for the cost of razing and removing said structure pursuant to Little Rock, Ark., Rev. Code (“LRC”) §20-29 (1988).  

**Section 3. Severability.** In the event any section, subsection, subdivision, paragraph, subparagraph, item, sentence, clause, phrase, or word of this ordinance is declared or adjudged to be invalid or unconstitutional, such declaration or adjudication shall not affect the remaining provisions of this ordinance, as if such invalid or unconstitutional provision was not originally a part of this ordinance.  

**Section 4. Repealer.** All ordinances, resolutions, bylaws, and other matters inconsistent with this ordinance are hereby repealed to the extent of such inconsistency.  

**Section 5. Emergency Clause.** Unless the provisions of this ordinance are put into effect immediately, the public health, safety and welfare of the citizens of Little Rock will be adversely affected; therefore, an emergency is hereby declared to exist, and this ordinance shall be in full force and effect from and after its passage.
PASSED: September 21, 2021

ATTEST: ________________________________

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Susan Langley, City Clerk

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Frank Scott, Jr., Mayor

APPROVED AS TO LEGAL FORM:

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Thomas M. Carpenter, City Attorney