

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

**BOARD OF DIRECTORS COMMUNICATION
MAY 19, 2015 AGENDA**

<p>Subject:</p> <p>Condemning Six (6) 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 Approval Information Report</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>Six (6) residential structures in a severely dilapidated, deteriorated and/or burned condition causing a negative environmental impact on the residential neighborhoods in which it is 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 structures is \$26,250.00. The charge for these six (6) structures will be charged to the demolition account.</p>
<p style="text-align: center;">RECOMMENDATION</p>	<p>Approval of the ordinance.</p>
<p style="text-align: center;">CITIZEN PARTICIPATION</p>	<p>Various citizens and Neighborhood Associations have complained about the negative environmental and criminal impact dilapidated and burned out structures has on their neighborhoods. This is the initial step to begin the redevelopment process.</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. 1217 West 34th Street **Ward: 1** Owner: Jessie J / Emma B Sykes
Legal: Braddocks Blvd L3, Block 52; Lot 5
Parcel No: 34L2750304700

This property was inspected and declared unsafe on April 25, 2014, due to deteriorating conditions. Owners have failed to bring the structure into compliance.

2. 8203 West 46th Street **Ward: 6** Owner: Bennett Properties Limited
Partnership
Legal: Pike, Block 4; Lot 2
Parcel No: 44L1500003100

This property was inspected and declared unsafe on February 24, 2011, due to deteriorating conditions. Owners have failed to bring the structure into compliance.

3. 3514 South Chester Street **Ward: 1** Owner: Bennie Richard
Legal: Woodlawn, Block 4; Lot 5
Parcel No: 34L2790004200

This property was inspected and declared unsafe on February 9, 2015, due to deteriorating conditions. Owners have failed to bring the structure into compliance.

4. 3015 Iazard Street **Ward: 1** Owner: Donald Dukes Jr.
Legal: Ebendale, Block 3; Lot 7
Parcel No: 34L2770001500

This property was inspected and declared unsafe on December 18, 2013, due to deteriorating conditions. Owners have failed to bring the structure into compliance.

5. 1304 Washington Street **Ward: 2** Owner: Mary E P Crutchfield
Legal: Buhler's 9th, Block 6; Lot 5
Parcel No: 34L1180004700

This property was inspected and declared unsafe on January 23, 2015, due to deteriorating conditions. Owners have failed to bring the structure into compliance.

6. 1509 Washington Street **Ward: 2** Owner: J LO Enterprises, LLC
Legal: Buhler's 9th Addition Block 4; Lot 2
& W5' of Alley E & ADJ Vac by 974/425
Parcel No: 34L1180001800

This property was inspected and declared unsafe on January 23, 2012, due to deteriorating conditions. Owners have failed to bring the structure into compliance.