

1 **RESOLUTION NO. _____**

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3 **A RESOLUTION TO DIRECT THE HOUSING & NEIGHBORHOOD**
4 **PROGRAMS DEPARTMENT TO PROVIDE THE BOARD OF**
5 **DIRECTORS ON A QUARTERLY BASIS, A LIST OF MULTIPLE**
6 **FAMILY DWELLINGS THAT HAVE BEEN INSPECTED PURSUANT TO**
7 **LITTLE ROCK, ARK. REV. CODE CHAPTER 8, ARTICLE VIII (1988),**
8 **RENTAL INSPECTIONS, INCLUDING UNSAFE AND VACANT**
9 **PROPERTIES, TO BE CONSIDERED FOR REMEDIATION AND REPAIR**
10 **PURSUANT TO A.C.A. § 14-54- 904; AND FOR OTHER PURPOSES.**

11
12 **WHEREAS**, the Board of Directors has adopted a Systematic Rental Inspection Program to protect the
13 interests of the public health, safety, and welfare of tenants located within the City of Little Rock, Arkansas;
14 and,

15 **WHEREAS**, the Arkansas General Assembly passed A.C.A. § 14-54-904, which authorizes the City
16 to repair any building or house to meet the Minimum Building Code Standards and file a Statutory Lien
17 against the property; and,

18 **WHEREAS**, the liens may be enforced and collected at any time within ten (10) years after a lien has
19 been filed in either one (1) of the following manners:

- 20 (1) By an action for foreclosure in the Circuit Court by the City; or,
21 (2) The amount so determined at the Board, plus 10% penalty for the collection, shall be certified
22 by the Governing Body of the Municipality to the Tax Collector of the County where the
23 municipality is located and placed by him, or her, on the tax books as delinquent taxes and
24 collected accordingly.

25 **WHEREAS**, pursuant to A.C.A. § 14-54-904, in any situation in which a City of the First-Class, or
26 City of Second-Class, issues an order for the removal, repair, to return the structure to compliance with
27 Minimum Building Code Standards, or razing of a building or house under the provisions of A.C.A. § 14-
28 56-203 and such order is not complied with by the owner of a building or house and the City then removes,
29 repairs or razes the building or house, a lien is granted and given against the real property for the cost of
30 removal, repair or razing.

31 **WHEREAS**, pursuant to A.C.A. § 14-54-904, if the City determines to repair the building or house to
32 meet Minimum Building Code Standards, the City shall comply with all necessary requirements under
33 A.C.A. § 14-58-303 for competitive bidding for purchases of supplies and materials or for contracts for
34 work or labor needed to complete the repairs on the building or house; and,

1 **WHEREAS**, the City directs the Housing & Neighborhood Programs Department to provide on a
2 quarterly basis, a list of multiple family dwellings that have been inspected pursuant to its Rental Inspection
3 Program, including unsafe/vacant properties to be considered by the Boad of Directors for remediation and
4 repair pursuant to A.C.A § 14-54-904.

5 **NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE CITY**
6 **OF LITTLE ROCK, ARKANSAS:**

7 **Section 1.** The City directs the Housing & Neighborhood Programs Department to provide on a
8 quarterly basis, a list of multiple family dwellings that have been inspected pursuant to its Rental Inspection
9 Program, including unsafe and vacant properties for consideration by the Boad of Directors for remediation
10 and repair pursuant to A.C.A § 14-54-904, and lien amount plus costs and penalties be collected through
11 either foreclosure or Pulaski County Tax Collector’s Office.

12 **Section 2.** Multiple family dwellings are defined as dwellings designed or occupied by more than two
13 families.

14 **Section 3. Severability.** In the event any title, section, paragraph, item, sentence, clause, phrase, or
15 word of this resolution is declared or adjudged to be invalid or unconstitutional, such declaration or
16 adjudication shall not affect the remaining portions of the resolution, which shall remain in full force and
17 effect as if the portion so declared or adjudged invalid or unconstitutional was not originally a part of the
18 resolution.

19 **Section 4. Repealer.** All laws, ordinances, resolutions, or parts of the same, that are inconsistent with
20 the provisions of this resolution, are hereby repealed to the extent of such inconsistency.

21 **ADOPTED: June 4, 2024**

22 **ATTEST:**

APPROVED:

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24 _____
25 **Susan Langley, City Clerk**

_____ **Frank Scott Jr., Mayor**

26 **APPROVED AS TO LEGAL FORM:**

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29 **Thomas M. Carpenter, City Attorney**

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