

ORDINANCE NO. _____

AN ORDINANCE VACATING AND ABANDONING AN ALLEYWAY RUNNING WEST FROM SCHAER STREET BETWEEN WEST 25TH STREET ON THE NORTH AND WEST 24TH STREET ON THE SOUTH IN THE CITY OF NORTH LITTLE ROCK; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, Act 67 of 1885 provides that cities of the first class may vacate and abandon easements not required for municipal purposes; and

WHEREAS, Ernie and Kay Alonzo, owners of property on West 25th Street, have requested that the City of North Little Rock abandon an alleyway running west from Schaer Street, between properties located on the north at 900, 904, 906 and 910 West 25th Street and on the south at 900, 902, 904 and 908 West 24th Street in the City of North Little Rock, Pulaski County, Arkansas (*see* Alonzo letter with agreements from other affected property owners attached hereto, collectively, as Exhibit “A”); and

WHEREAS, the subject alleyway is not needed for municipal purposes (see letter from City Engineer attached hereto as Exhibit “B”) and the abandonment is supported by the North Little Rock Planning Department (see Exhibit “C” attached hereto); and

WHEREAS, there are no objections from utility companies, the Fire Marshal or Police Department to the vacation of the herein described alleyway (see approvals attached hereto, collectively, as Exhibit “D”).

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS:

SECTION 1: That the interests of the City of North Little Rock in an alleyway described below is hereby vacated and abandoned.

An alleyway running west from Schaer Street, between properties located on the north at 900, 904, 906 and 910 West 25th Street and on the south at 900, 902, 904 and 908 West 24th Street in the City of North Little Rock, Pulaski County, Arkansas. (See map attached hereto as Exhibit “E”).

SECTION 2: That any and all existing utility and drainage easements within the property described above shall be unaffected by this Ordinance.

SECTION 3: That the provisions of this Ordinance are hereby declared to be severable and if any section, phrase or provision shall be declared or held invalid, such invalidity shall not affect the remainder of the sections, phrases or provisions.

SECTION 4: It is hereby found and determined that the herein described alleyway abandonment will promote safety in the area and improve its overall aesthetic appearance, and the immediate passage of this Ordinance is necessary in order to insure the proper and orderly growth of this land and the City of North Little Rock, Arkansas, and being necessary for the immediate preservation of the public health, safety and welfare; THEREFORE, an emergency is hereby declared to exist and this Ordinance shall be in full force and effect from and after its passage and approval.

PASSED:

APPROVED:

Mayor Joe A. Smith

SPONSORS:

ATTEST:

Alderman Debi Ross *by JC*

Diane Whitbey, City Clerk

Alderman Beth White *by JC*

APPROVED AS TO FORM:

C. Jason Carter, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b

FILED <u>11:52</u> A.M. _____ P.M.
By <u>City Attorney Carter</u>
DATE <u>11/8/16</u>
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas
RECEIVED BY <u>T. McGraw</u>



Ernie & Kay Alonzo

417 W. Scenic Drive

North Little Rock, AR. 72118

(501) 744-3530

November 6, 2016

Re: Closing the alley between/behind 900, 904, 906, 910 W. 25th Street, 2423 Schear Street, and 900, 902, 904, and 908 W. 24th Street, North Little Rock, AR. 72114

Dear North Little Rock City Council,

We (Ernie and Kay Alonzo) have the properties, 900, 904, 906, 910 W. 25th and 2423 Schear, North Little rock, AR. 72114. We are requesting to close the alley between our properties and 900, 902, 904, and 908 W. 24th. Ernie has been cleaning the alley for years only to have it used for prostitution and drug activities. We have the written consent from all the home owners on the 24th street and the Villigers which still hold some interest in part of 25th. We have also obtianed all the approves of the utilities, Police Captain and Fire Marshal. We feel like it will increase the safety of everyone.

We have just leased the daycare at 910 W. 25th to a very nice couple who are going to soon start rehabbing our remaining buildings on that block. we feel the safety of the children and residents would be much greater by the closing of the alley. We appreciate all the hard work of our police department who have been working with us on every alarm call, but hope this will lighten their call outs in the area. We would also like to thank each of you and the Mayor for all your hard work. We love North Little Rock and are looking forward to the growth in this area.

Please feel free to contact us if you have any questions or concerns. Thank you for your time in this matter.

Sincerely,

Ernie Alonzo / Kay Alonzo

Ernie & Kay Alonzo

Send back!

Ernie & Kay Alonzo

417 W. Scenic Drive

North Little Rock, AR. 72118

(501) 744-3530

September 9, 2016

Re: Alley behind 900 W. 24th Street

North Little Rock, AR. 72114

RLA Investment, LLC

301 Foxwood

Jacksonville, AR. 72076

To the owner,

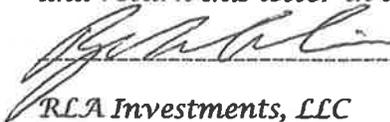
My name is Kay Alonzo. We have the properties, 900 - 904 - 906 - 910 W. 25th and 2423 Schear, North Little rock, AR. 72114. We are in the process of trying to close the alley between our properties and your property at 900 W. 25th, North Little Rock, AR. 72114. My husband has been cleaning the alley for years only to have it used for a drug and prostitution hangout. We as property owners would still have access to the alley to enter our properties by gating and distributing keys to all property owners. We feel like it will increase the safety of everyone. We have just leased the daycare 910 W. 25th to a very nice couple who are going to start soon rehabbing our remaining buildings on that block, but feel like the safety of the children and residents would be much greater by the closing of the alley, course this would all be done through the City of North Little Rock.

Please feel free to contact me if you have any questions or concerns. Thank you for your time in this matter.

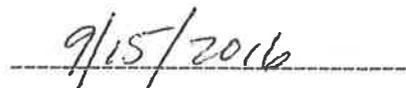
Sincerely,

Ernie & Kay Alonzo

If you are in agreement with this process to close the alley with owner access, please sign and return this letter in the enclosed envelope.



RLA Investments, LLC



Date Signed

' Please sign +
Return

Ernie & Kay Alonzo

417 W. Scenic Drive

North Little Rock, AR. 72118

(501) 744-3530

September 9, 2016

Re: Alley behind 902 W. 24th Street

North Little Rock, AR. 72114

Ernest Scott, Jr.

900 W. 4th Street

North Little Rock, AR. 72118

To the owner,

My name is Kay Alonzo. We have the properties, 900 - 904 - 906 - 910 W. 25th and 2423 Schear, North Little rock, AR. 72114. We are in the process of trying to close the alley between our properties and your property at 902 W. 25th, North Little Rock, AR. 72114. My husband has been cleaning the alley for years only to have it used for a drug and prostitution hangout. We as property owners would still have access to the alley to enter our properties by gating and distributing keys to all property owners. We feel like it will increase the safety of everyone. We have just leased the daycare 910 W. 25th to a very nice couple who are going to start soon rehabbing our remaining buildings on that block, but feel like the safety of the children and residents would be much greater by the closing of the alley, course this would all be done through the City of North Little Rock.

Please feel free to contact me if you have any questions or concerns. Thank you for your time in this matter.

Sincerely,

Ernie & Kay Alonzo

If you are in agreement with this process to close the alley with owner access, please sign and return this letter in the enclosed envelope.

Ernest Scott Jr

Ernest Scott, Jr.

12 Sept 2016

Date Signed

" Please sign "
+ return

Ernie & Kay Alonzo

417 W. Scenic Drive

North Little Rock, AR. 72118

(501) 744-3530

September 9, 2016

Re: Alley behind 904 W. 24th Street

North Little Rock, AR. 72114

North Little Rock Housing Authority

P. O. Box 516

North Little Rock, AR. 72115

To the owner,

My name is Kay Alonzo. We have the properties, 900 - 904 - 906 - 910 W. 25th and 2423 Schear, North Little rock, AR. 72114. We are in the process of trying to close the alley between our properties and your property at 904 W. 25th, North Little Rock, AR. 72114. My husband has been cleaning the alley for years only to have it used for a drug and prostitution hangout. We as property owners would still have access to the alley to enter our properties by gating and distributing keys to all property owners. We feel like it will increase the safety of everyone. We have just leased the daycare 910 W. 25th to a very nice couple who are going to start soon rehabbing our remaining buildings on that block, but feel like the safety of the children and residents would be much greater by the closing of the alley, course this would all be done through the City of North Little Rock.

Please feel free to contact me if you have any questions or concerns. Thank you for your time in this matter.

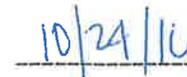
Sincerely,

Ernie & Kay Alonzo

If you are in agreement with this process to close the alley with owner access, please sign and return this letter in the enclosed envelope.

 - Alonzo

North Little Rock Housing Authority



Date Signed

please sign
+ return

Ernie & Kay Alonzo

417 W. Scenic Drive

North Little Rock, AR. 72118

(501) 744-3530

September 9, 2016

Re: Alley behind 908 W. 24th Street

North Little Rock, AR. 72114

Edwards Russell & Amelia LaVerne Revocable Trust

1000 Belle Pt.

North Little Rock, AR. 72116

To the owner,

My name is Kay Alonzo. We have the properties, 900 - 904 - 906 - 910 W. 25th and 2423 Schear, North Little rock, AR. 72114. We are in the process of trying to close the alley between our properties and your property at 908 W. 25th, North Little Rock, AR. 72114. My husband has been cleaning the alley for years only to have it used for a drug and prostitution hangout. We as property owners would still have access to the alley to enter our properties by gating and distributing keys to all property owners. We feel like it will increase the safety of everyone. We have just leased the daycare 910 W. 25th to a very nice couple who are going to start soon rehabbing our remaining buildings on that block, but feel like the safety of the children and residents would be much greater by the closing of the alley, course this would all be done through the City of North Little Rock.

Please feel free to contact me if you have any questions or concerns. Thank you for your time in this matter.

Sincerely,

Ernie & Kay Alonzo

If you are in agreement with this process to close the alley with owner access, please sign and return this letter in the enclosed envelope.

Russell Edwards Amelia Edwards 9/19/16

Edwards Russell & Amelia Lavern

Date Signed

Josef & Agnes Villiger

6101 North Hills Blvd.

Sherwood, AR. 72116

501-834-7276

September 10, 2016

*RE: Closing the alley behind 900-904-906 W. 25th and 2423 Schear N.L.R. AR.
72114*

To The City of North Little Rock,

*I, Josef Villiger and I, Agnes Villiger as mortgage holders and deed holders to the
Alonzos do agree to the closing of the alley behind 900 -904 - 906 W. 25th and
2423 Schear N.L.R., AR. 72114.*

Josef Villiger

Josef A. Villiger

Agnes Villiger

Agnes Villiger

Henderson, Becky

From: Klamm, Michael
Sent: Tuesday, November 08, 2016 9:47 AM
To: Henderson, Becky
Cc: Wilbourn, Chris; Spencer, Shawn
Subject: ALLEYWAY ABANDONMENT FOR ALLEYWAY RUNNING WEST FROM SCHAER STREET BETWEEN WEST 25TH STREET ON THE NORTH AND WEST 24TH STREET ON THE SOUTH IN THE CITY OF NORTH LITTLE ROCK

Attachments: Vacating and abandoning alleyway running west from Schaer St. between be....docx; Public Hearing #2016-19 legislation.pdf

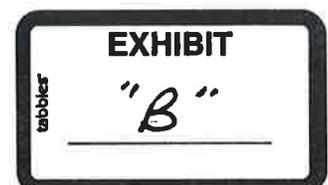
Becky

NLR Engineering supports abandoning the alley request from the Alonzo's.



Michael Klamm, P.E., CFM®
Civil Engineer/Planner

500 W. 13th Street
N. Little Rock, AR 72114
Office: 501-371-8334
Cell: 501-813-0369
Fax: 501-371-8348



Henderson, Becky

From: Spencer, Shawn
Sent: Tuesday, November 08, 2016 8:58 AM
To: Henderson, Becky
Subject: Alley closure at 25th / 24th / Schaer Streets

Planning supports the alley closure request by the Alonzo's.

Shawn Spencer
Planning Director



ELECTRIC DEPARTMENT



Gregory Woodward
Senior Distribution Designer

1400 W. Maryland Ave., North Little Rock, AR 72120
P.O. Box 159, North Little Rock, AR 72115-0159

PHONE: (501) 992-4073
CELL: (501) 680-6134
GWoodward@nlr.ar.gov

September 21, 2016

Ms. Kay Alonzo
417 West Scenic
North Little Rock, AR 72118

Dear Ms. Alonzo:

The North Little Rock Electric Department has no objection to the alley being closed on Schaer Street between 24th & 25th streets to the West. NLRED will be working with the City Planning Department to acquire easements for the pole that is located in that area.

Please let me know if there is anything I can do to help.

Sincerely,

Greg Woodward





CenterPoint Energy
401 W. Capitol Avenue, Suite 600
Little Rock, AR 72201
CenterPointEnergy.com

November 2, 2016

Ernie & Kay Alonzo
417 W. Scenic Drive
North Little Rock, AR
Ealonzo57@att.net
501-744-3530

RE: Closing the alley between/behind 900, 904, 906, 910 W. 25th Street, 2423 Schear,
and 900, 902, 904, and 908 W. 24th Street, North Little Rock, AR 72114.

Mr. and Mrs. Alonzo

We have investigated your request to abandon the easement in the alley that runs east and west between W 24th St and W 25th St and Schaer and Pike in North Little Rock, AR. CenterPoint Energy does not have a conflict with abandoning this easement.

The easement that runs north and south between 24th and 25th St has a gas main in it and will need to remain active. From our phone conversation this does not seem to be a problem, but I wanted to mention it here to clarify CNP's needs.

I have attached your original letter and an exhibit to that provides better detail of said easements.

If you have any further questions, please do not hesitate to contact me at the information below.

Sincerely,

Micah Edwards, PE
Engineer III
Southern Gas Operations | Arkansas/Oklahoma Region
401 W. Capitol Ave, Suite 600 | Little Rock, AR 72201
Direct: 501-377-4849 | Fax: 501-377-4733 | Mobile: 501-258-4373

All

Plat of 33N-233.00-014.00 (3)

📎 Sep 21 at 10:13 AM

To

My name is Kay Alonzo 417 W. Scenic Drive North Little Rock, AR. 72118 ealonzo57@att.net
 I am working on closing the short alley between 900-904-906-910 W. 25th North Little Rock, AR. 72114 and 900-902-904-908 W. 24th North Little Rock, AR. 72114. We are requesting a letter from Central Arkansas Water that you have no problem closing the alley and/or need easement to the alley.
 Please feel free to call me at 501-744-3530 if you have any questions.
 Thank you,
 Kay Alonzo

📎 33N-233.00-014.00

2 Attachments

33N23300...pdf image001.png

Capital City

Sep 21 at 12:24 PM

To

Central Arkansas Water has no objections.

Thank You,

Jason Lowder, Engineering Technician
 jason.lowder@carkw.com
 501-377-1245

2 Attachments



NORTH LITTLE ROCK WASTEWATER UTILITY

October 20, 2016

**Ms. Kay Alonzo
910 W. 25th St.
North Little Rock, AR 72214**

RE: Alley Closing

Dear Ms. Alonzo,

The North Little Rock Wastewater Utility has no issue with the closing of the alley behind 900-910 W. 25th St.

If you have any questions regarding these comments, please do not hesitate to contact me by phone (501-945-7186) or by email (). Thank you!

Sincerely,

Scott Kerby

**Civil Engineer
North Little Rock Wastewater Utility**

All

Closing of alleys

Today at 10:58 AM

**Windows® 10 Drivers Latest
Download W/ DriverUpdate™ -
Free Scan!**

To
CC

Ms. Alonzo,

We have received your e-mail concerning the closing of alleys affecting the following addresses:

900 West 25th
904 West 25th
906 West 25th
910 West 25th

900 West 24th
902 West 24th
904 West 24th
908 West 24th

Our office does not foresee any problems with closing these alleys. I have also spoke with Shawn Spencer concerning this.

Sincerely,

John Pflasterer
Fire Marshal
North Little Rock Fire Department
501-812-5940

ATTENTION: This email and any files transmitted with it are intended solely for the use of the individual or entity to whom they are addressed. Any unauthorized use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message. The views or opinions presented in this email are solely those of the author and do not necessarily represent those of the City of North Little Rock. You are warned to check this email and any attachments for the presence of viruses. The City of North Little Rock accepts no liability for any damage caused by any virus transmitted by this email.

Return

Ernie & Kay Alonzo

417 W. Scenic Drive

North Little Rock, AR. 72118

(501) 744-3530

September 30, 2016

Re: Alley between/behind 900, 904, 906, 910 W. 25th Street, 2423 Schear Street,
and 900, 902, 904, and 908 W. 24th Street, North Little Rock, AR. 72114

~~Ben~~ Jay Kovach, *CAPTAIN*

We have the properties, 900, 904, 906, 910 W. 25th and 2423 Schear, North Little rock, AR. 72114. We are requesting to close the alley between our properties and 900, 902, 904, and 908 W. 24th. My husband has been cleaning the alley for years only to have it used for prostitution and drug activities. We have the written consent from all the home owners on the 24th street and the Villigers which still hold some interest in part of 25th. We have also obtianed all the approves of the utility companies. We feel like it will increase the safety of everyone.

We have just leased the daycare at 910 W. 25th to a very nice couple who are going to soon start rehabbing our remaining buildings on that block. we feel the safety of the children and residents would be much greater by the closing of the alley. We love North Little Rock and are looking forward to the growth in this area.

Please feel free to contact us if you have any questions or concerns. Thank you for your time in this matter.

Sincerely,

Ernie & Kay Alonzo

If you are in agreement with this process to close the alley please sign and return this letter in the the enclosed envelope.

W. J. Kovach

10-21-2016

North Little Rock ~~Police~~

Date

*The NLR POLICE DEPT. Does NOT
Object To The closure.
WSK 11/1*

Public Hearing Case # 2016-19



Public Hearing #2016-19
900 W. 25th St.
To abandon an alley.

tabbles' **EXHIBIT**
"E"



Ortho Map

1 inch = 50 feet



Date: 11/7/2016