The City of North Little Rock

FELECIA MCHENRY
DIRECTOR

701 WEST 29TH STREET
NORTH LITTLE ROCK, ARKANSAS 72114
501-791-8581 • Fax 501-791-8584
NLRCodeEnforcement@nlr.ar.gov

CODE ENFORCEMENT DEPARTMENT

April 19, 2022

Mayor Hartwick
City Council Members

Re: **803 W. 24TH. Street**
The middle 46 and 2/3 Feet of Lots 10-11 & 12 Block 3, Machin's Addition To the City of Argenta, now North Little Rock, Arkansas more particularly described ad beginning 46 and 2/3 feet East of the Northwest corner of Block 3 Machin's Addition to North Little Rock and run thence South 141-1/2 feet; thence East 46 2/3 feet; thence North 141-1/2 feet; thence West 46 2/3 feet to the point of beginning. City of North Little Rock, AR

Owners: Juan Alfaro
North Little Rock, AR

Dear Mayor Hartwick;

On January 11th, 2022, NLR Code Enforcement Officer Timothy McEuen started an investigation into 803 W. 24th. Street due to the conditions of the property. Officer McEuen performed an exterior inspection of the structure where he observed a blue tarp on the roof, possibly being used to cover damage. He further observed damaged siding, soffit, and more roof damage.

On January 28th, 2022, Officer McEuen posted a *Notice of City Council* hearing on the structure, and mailed copies to all known owners and heirs. While researching the property, Officer McEuen discovered the property has been subject to various complaints and issues. Several different City departments have had dealings with the property (NLR Police, Animal Control, Code Enforcement, and the City Attorneys Office). The property, in general, is a public nuisance.

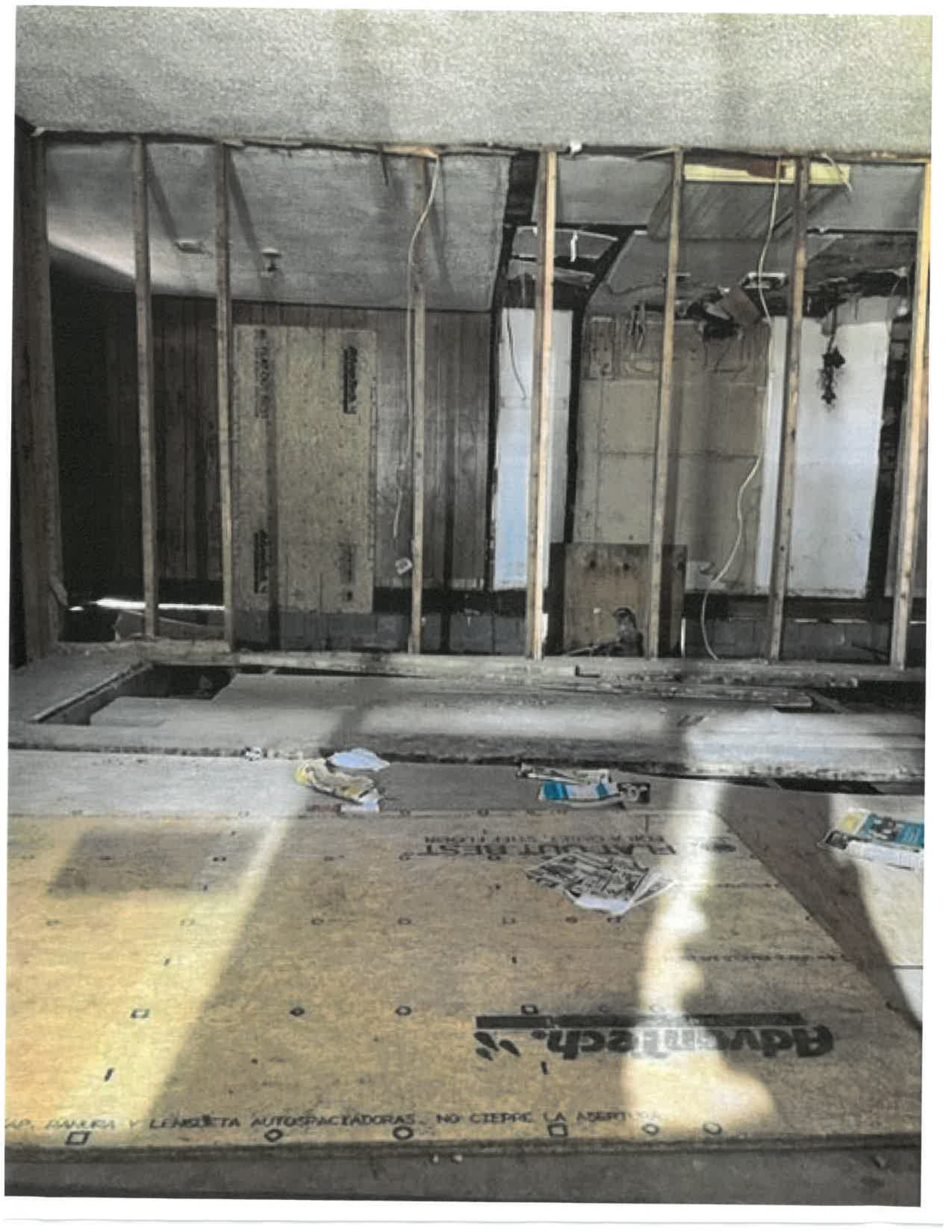
April 2022 after not response from owner of record and learning that no permit have been pulled for repair to the structure. The Code Enforcement department obtained an administrative search warrant for the purpose of an interior inspection, which showed the structure to be unlivable.

The condemnation procedures were started due to the condition of the building. Owners and/or heirs and all interested parties were given notice of City Council for the May 23rd, 2022 hearing date. Notices were mailed by certified and regular mail, legal notice ran in the newspaper, and were also posted on the property. This structure is considered to be unfit for human habitation.

This property constitutes a public nuisance; it is the recommendation of the North Little Rock Code Enforcement Department that this structure be considered for condemnation.

Timothy McEuen
Code Enforcement Officer

Jan 11, 2022 3:11:43 PM
West 24th Stree
North Little Rock, Pulaski County 72114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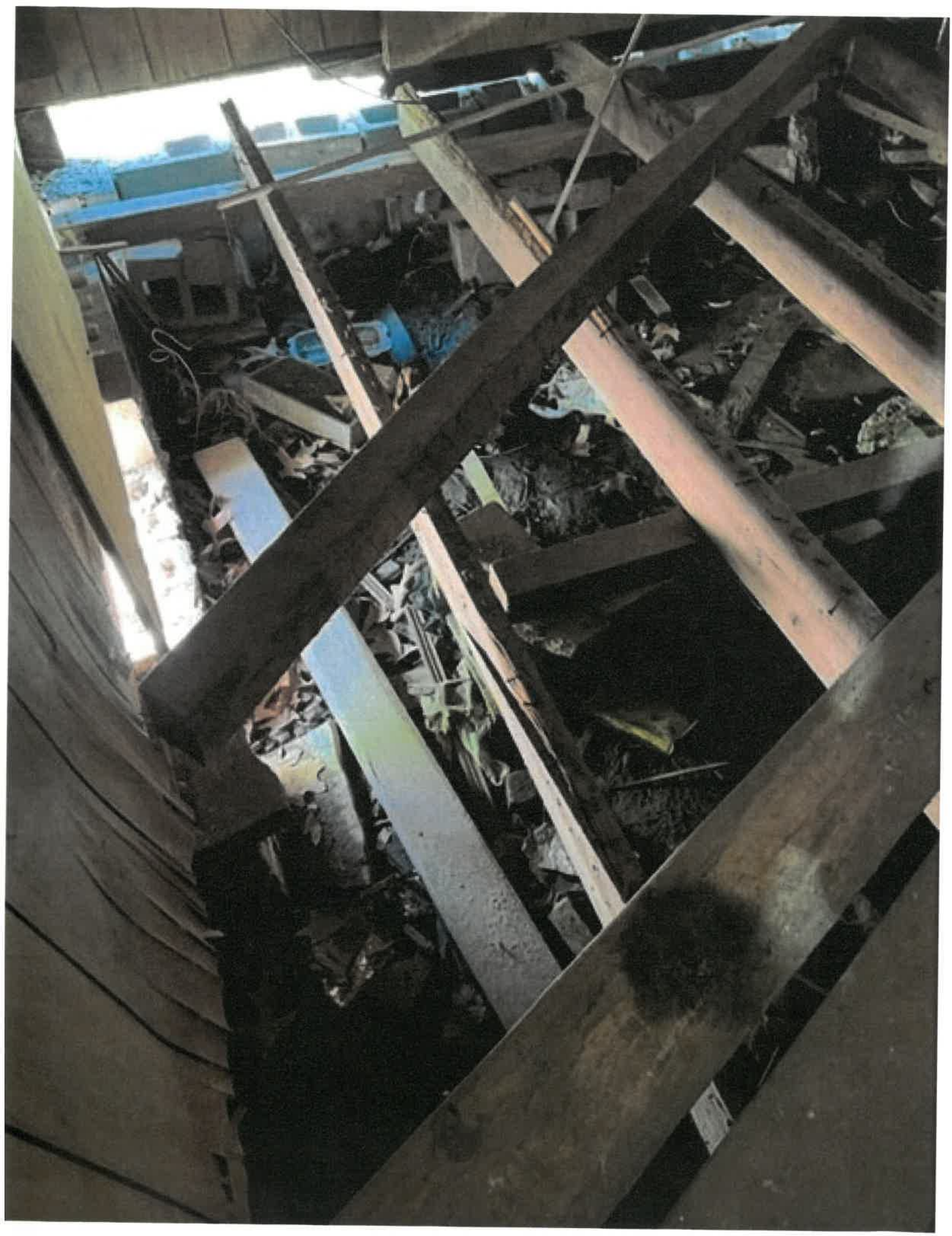

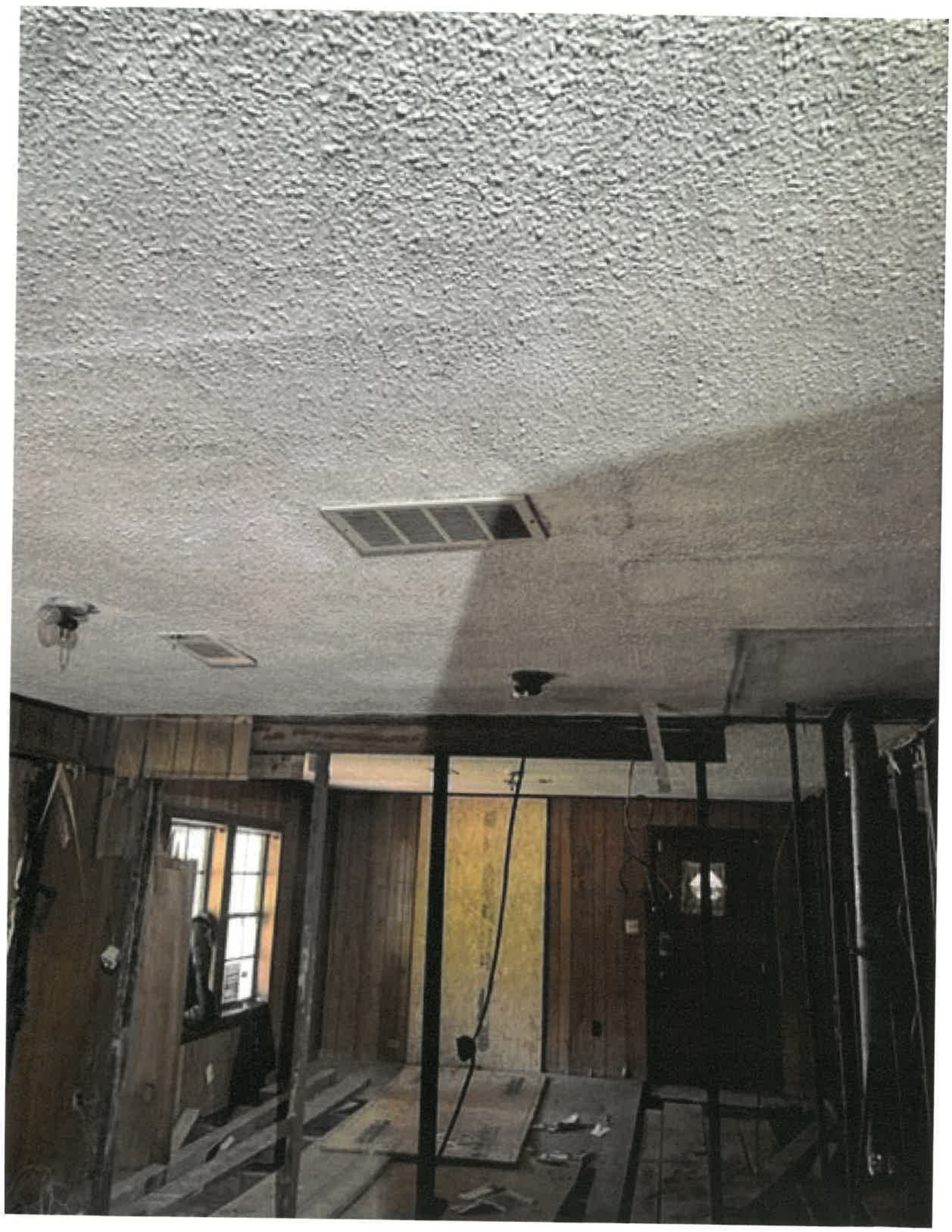

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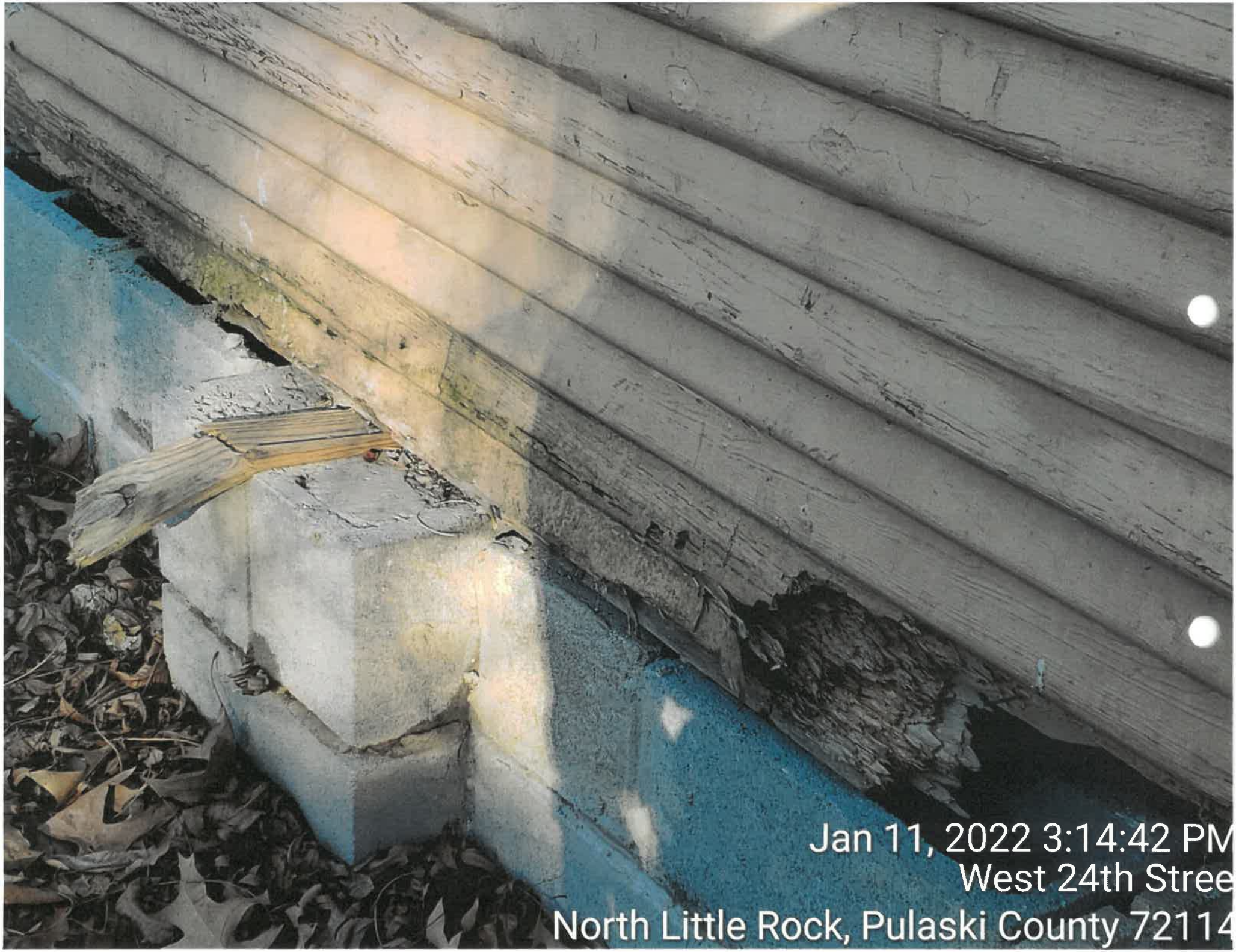
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