

The City of North Little Rock

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CODE ENFORCEMENT DEPARTMENT

April 9th, 2024

Mayor Hartwick
City Council Members

Re: 104 Kansas Drive
Lot: 79 Block: 0 Sub: Ranch Estate
City of North Little Rock, AR

Owners: Albert Singleton
North Little Rock, AR

Dear Mayor Hartwick;

On September 26th, 2023, North Little Rock Code Enforcement Officer Timothy McEuen performed a preliminary inspection regarding 104 Kansas Avenue. This structure was damaged during the March 31st, 2023 tornado that affected the Levy/Amboy community. The structure sustained significant damage, due to the storm, making it unfit for human habitation.

April 2024 There have been no permits acquired for repairs, and the structure is in the same uninhabitable condition since the tornado. Code Enforcement has been in contact with the owner who stated that he did receive insurance payments and would consider remodel or demolition of the structure, we have not been able to make any additional contact with the owner.

On April 4th, 2024, Officer McEuen posted a *Notice of City Council* hearing on the property, and mailed them out to all known owners and heirs.

The condemnation proceedings were started due to the condition of the structure. Owners and/or heirs and all interested parties were given notice for the City Council hearing for June 10th, 2024. Notices were mailed by certified and regular mail, legal notice ran in the newspaper, and were also posted on the property.

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



May 7, 2024 10:53:29 AM



May 7, 2024 10:16:11 AM



May 7, 2024 10:15:44 AM



May 7, 2024 10:13:39 AM



May 7, 2024 10:14:12 AM



May 7, 2024 10:12:43 AM



May 7, 2024 10:14:17 AM



May 7, 2024 10:15:15 AM



May 7, 2024 10:15:01 AM