

The City of North Little Rock

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CODE ENFORCEMENT DEPARTMENT

June 5, 2024

Mayor Hartwick
City Council Members

Re: 8040 Rains Road
Lot: 20 Block: 0 Sub: Braddocks J S Sub Div
City of North Little Rock, AR

Owners: Stewart Lynn Gilbert Sr.
North Little Rock, AR

Dear Mayor Hartwick;

On February 20th, 2024, North Little Rock Code Enforcement Officer Timothy McEuen began an investigation into 8040 Rains Road due to observed conditions of the structure and the property in general. Officer McEuen located an open/unsecured door, and verified the structure was vacant.

March 2024 Officer Jessica Jacoby issued a citation to a female living in a camper on the premises which is a zoning violation court day 4/18/24 violator did not show-up for court

Officer McEuen performed an interior and exterior inspection to where he observed major damage to the walls, flooring, roofing, siding, soffit, and fascia. With the observed damage, this structure is unfit for human habitation. The property was littered with an abundance of trash, junk, and clutter. Officer McEuen spoke with a family member who stated they would try to get the property cleanup and have the structure removed.

On February 27th, 2024, Officer McEuen posted a *Notice of City Council* hearing on the property, and mailed them out to all known owners and heirs. To date, the property is still in the same condition it was when the investigation began.

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 July 22nd, 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



Feb 20, 2024 10:27:45 A



Feb 20, 2024 10:28:18 AM



Feb 20, 2024 10:32:14 AM



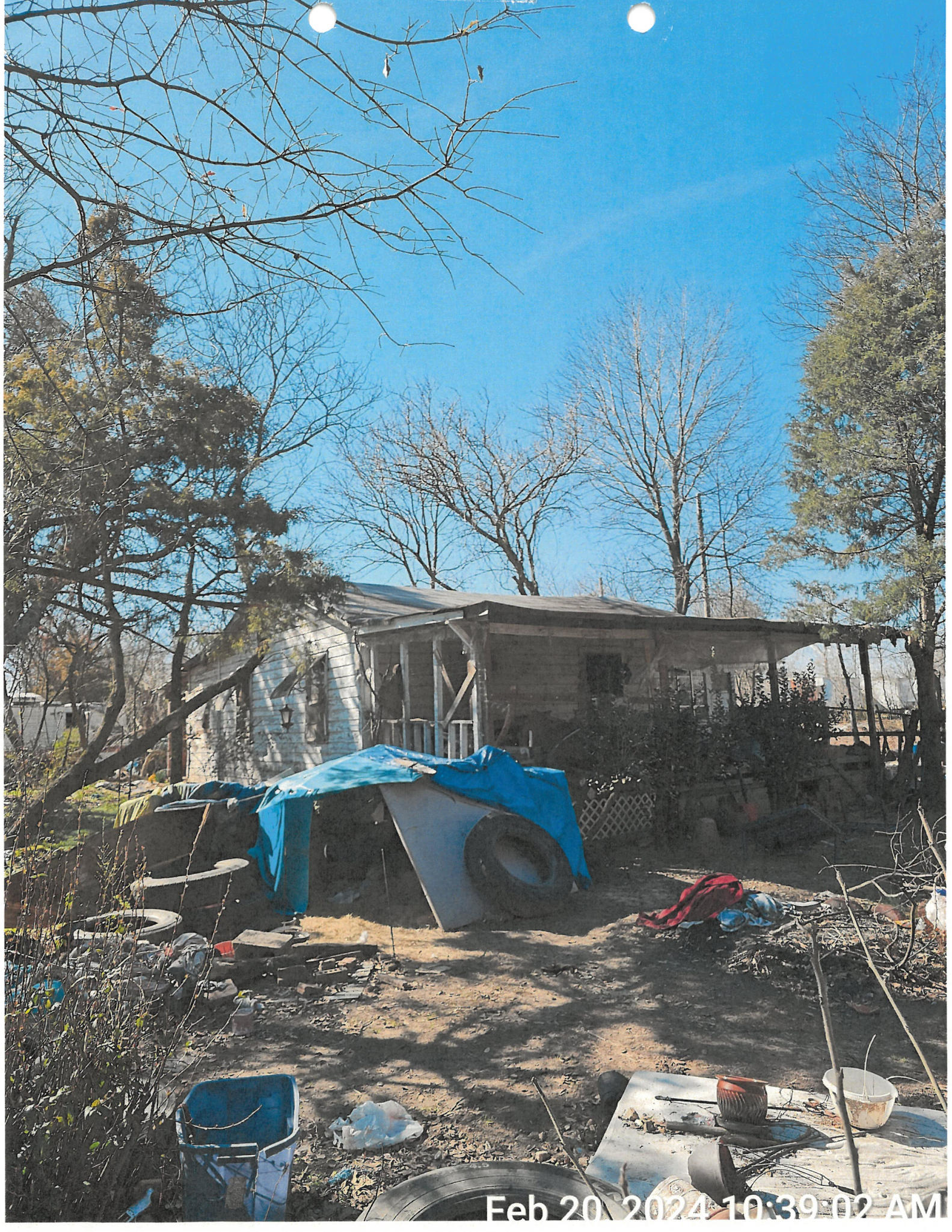
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