

The City of North Little Rock

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CODE ENFORCEMENT DEPARTMENT

December 26th, 2024

Mayor Hartwick
City Council Members

Re: 4503 Haywood Street
Lot: N/A Block: 31 Sub: Atkins John L School Sub
City of North Little Rock, AR

Owners: Newman Capital Ventures LLC
Cronton on Hudson, NY

Dear Mayor Hartwick;

On July 29th, 2024, North Little Rock Code Enforcement Officer Timothy McEuen began the condemnation proceedings into 4503 Haywood Street due to it being a consistent public nuisance. North Little Rock Code Enforcement has had issues with mass accumulations of junk, trash, and clutter due to unsheltered persons squatting at the property. On this date, Officer McEuen encountered an unsheltered person in the structure, in which Officer McEuen issued him a citation for Public Nuisance. Officer McEuen performed an inspection of the property to where he observed damage to the roofing, siding, soffit, and fascia boards. Officer McEuen observed major damage to the interior as well as an abundant collection of junk, trash, and clutter. With the observed damage, this structure is unfit for human habitation.

On September 25th, 2024, Officer McEuen performed a follow up inspection and to re-post his *Notice of City Council* hearing notice on the property due to the property having a new owner. During this inspection, Officer McEuen found the structure open/ unsecured as well as suspected narcotics (white, powdery substance), and drug paraphernalia indicating the structure was being used for nefarious reasons. The items were disposed by the NLR Police and NLR Code secured the structure to the best of their ability.

On December 20th, 2024, an administrative interior search warrant was acquired and served at the property. The interior had been cleaned of all junk, trash, and clutter but major damage was observed throughout making it uninhabitable. There have been no permits acquired for remodeling and NLR Code Enforcement has not been contacted the owner.

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 February 24th, 2025. 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





Jul 29, 2024 12:35:42 PM







