

RESOLUTION NO. _____

A RESOLUTION CERTIFYING THE AMOUNT OF A CLEAN UP LIEN TO BE FILED WITH THE PULASKI COUNTY TAX COLLECTOR AGAINST CERTAIN REAL PROPERTY LOCATED AT 2209½ POPLAR STREET IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; AND FOR OTHER PURPOSES.

WHEREAS, certain property located at 2209½ Poplar Street in the City of North Little Rock, Arkansas was declared to be a public nuisance, and the property was condemned on June 23, 2008 (see *Resolution No. 7268* attached hereto as Exhibit "A"); and

WHEREAS, Ark. Code Ann. § 14-54-903 provides that if the owner(s) or lien holder(s) of any lot or structure, after having been given seven (7) days' notice in writing to do so, refuses to remove, abate or eliminate any nuisance property, the City of North Little Rock is authorized to do whatever is necessary to correct the conditions and charge the cost thereof to the owner(s) of the real property; and

WHEREAS, according to the Pulaski County Assessor's Office, Parcel # 33N2160001700 described as 2209½ Poplar, North Little Rock, Arkansas is owned by Christiana Bank & Trust Company as Trustee for the Sequoia Funding Trust who, after receiving notice from the City regarding the conditions of the property, has failed to abate the conditions; and

WHEREAS, pursuant to Ark. Code Ann. §§ 14-54-901, *et seq.* and Act 854 of 2007, the City of North Little Rock is authorized to abate the nuisance conditions, establish a lien for the costs associated therewith, and collect the same in order to protect the health, safety and welfare of the community.

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

SECTION 1: That upon a hearing of the facts, the City Council hereby declares that proper notice was given to the owner(s) and lien holder(s) of the subject property to remove, abate or eliminate the public nuisance conditions on the subject property located at 1509 Chandler Street; more specifically described as:

Lots 13, 14 and 15, Block 3, Wildberger's Addition (*except* the East 30 feet of the South 1/3 of Lots 13, 14 and 15, Block 15, reserved for public highway) to the City of North Little Rock, Pulaski County Arkansas. (Parcel #33N2160001700)

SECTION 2: That the City Council further declares that the owner(s) and lien holder(s) of the subject property failed to remove, abate or eliminate the public nuisance conditions at the property after it was condemned pursuant to Resolution No. 7268 in the time allowed by law, and that the City then abated the public nuisance conditions at a cost of no less than **\$7,047.88**. (See *Affidavit* attached hereto as Exhibit "B".)

SECTION 3: That the City Council further declares that proper notice was given to the owner(s) and lien holder(s) of the subject property that a public hearing would be held on February 23, 2009 (see *Proof of Publication* attached hereto as Exhibit "C") to determine the proper amount, if any, that should be filed as a clean up lien pursuant to Act 854 of 2007.

SECTION 4: That the City Council further declares that upon presentation of facts at a public hearing, the City is entitled to a priority clean up lien in the amount of **\$7,047.88** against the subject property, and that this amount shall hereby be filed with the Pulaski County Tax Collector.

SECTION 5: That if the owner(s) or lien holder(s) fail to pay the amount of the herein certified clean-up lien in the time allowed by law, the City Attorney is hereby directed to pursue any and all proper legal actions for collection of the amount of said lien plus all applicable costs.

SECTION 6: That the provisions of this Resolution 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 7: That this Resolution shall be in full force and effect from and after its passage and approval.

PASSED:

SPONSOR:

Mayor Patrick H. Hays

APPROVED AS TO FORM:

C. Jason Carter, City Attorney

APPROVED:

Mayor Patrick H. Hays

ATTEST:

Diane Whitbey, City Clerk

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b