

The City of North Little Rock



TOM WADLEY
DIRECTOR

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NORTH LITTLE ROCK, ARKANSAS 72114
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NLRCodeEnforcement@northlittlerock.ar.gov

CODE ENFORCEMENT DEPARTMENT

July 31, 2019

Mayor Smith
City Council Members

Re: 1 Pershing Circle at Memorial Drive

Parcel 33N2270001100

W1/2 SW NW SUBJ TO EASE OVER 75' STRIP & EXC BG SE CR OF W1/2
N265' N142 9' W145 5' S13°E5 1' S34° E81 1' S72°E19' S16°W209' N73°W90'
N16°E10.8' N21°W58.6' N72°W20' S17°W117' S112.7' S89°E300' TO POB

Parcel 33N2610001000

PT OF SE NE SECTION 28 2N-12W N89°1'14"W646.9' TH N0°11'8"E1315.5' TH
S88°36'40"E658.9' TH S0°55'56"W1297.9' TO POB

Parcel 33N2270001110

W1/2 SW NW BG SE CR OF W1/2 N265' N142 9' W145 5' S13°E5 1' S34°E81 1'
S72°E19' S16°W209' N73°W90' N16° E10 8' N21°W58 6' N72°W20' S17° W117'
S112.7' S89°E300' TO POB C/O 37945 27 2N 12W
North Little Rock, AR 72114

Owner: 1 Pershing Circle LLC
North Little Rock, AR

Dear Mayor Smith;

This property was the Old Baptist Hospital. Owners purchased the property March 2010. Demolition started after that time and was never completed.

June 6th 2018 Mr. Wadley requested that I send a letter of Public Nuisance to Mr. Bob Francis owner of 1 Pershing Circle LLC. I was also informed that Chief Pflasterer was sending a letter outlining the violations of the Fire Code. Notice of public nuisance was mailed regular and certified mail along with being posted to the property.

June 13th, 2018 Chief Pflasterer and I met with Bob Francis at the property and an interior inspection was done. The many violations of the property were pointed out to Mr. Francis. Mr. Francis advised he would get back with the city on his decision to demolish the structure.

Notice of City Council scheduled for November 26th, 2018 hearing date was mailed by certified and regular mail and posted to the premises. Notice of hearing was also ran in local newspaper.

Mr. Francis was given additional time to rectify the violations the structure was removed from City Council agenda.

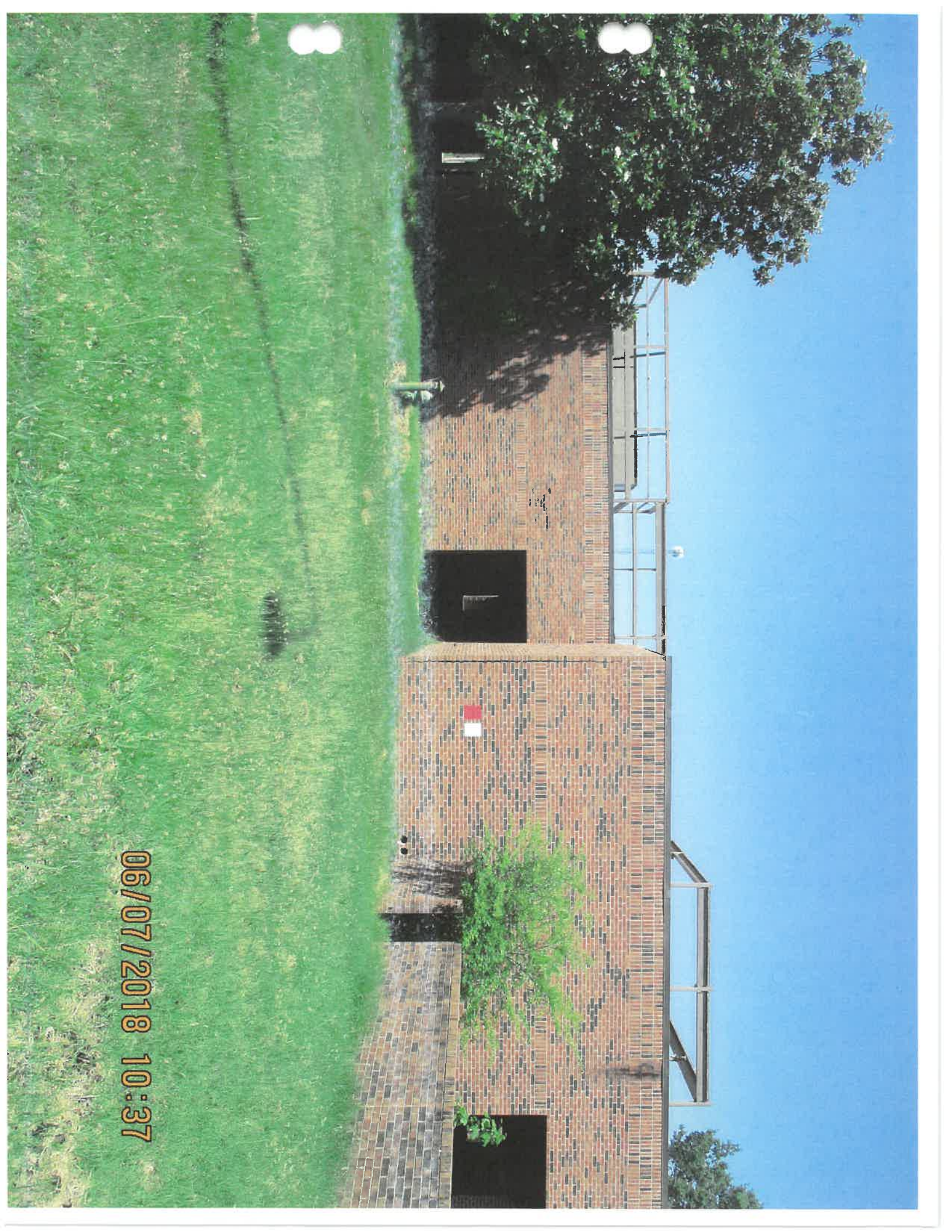
Complaints were received about illegal dumping on the property. There was a Public Nuisance letter issued to the owner. The inspection also showed there had been no progress on removing the building and there was graffiti all over the building.

Notice of City Council scheduled for August 26th, 2019 hearing date was mailed by certified and regular mail and posted to the premises. Notice of hearing was also ran in local newspaper.

There has been no contact with Mr. Francis there have been no Demolition Permits pulled for the property.

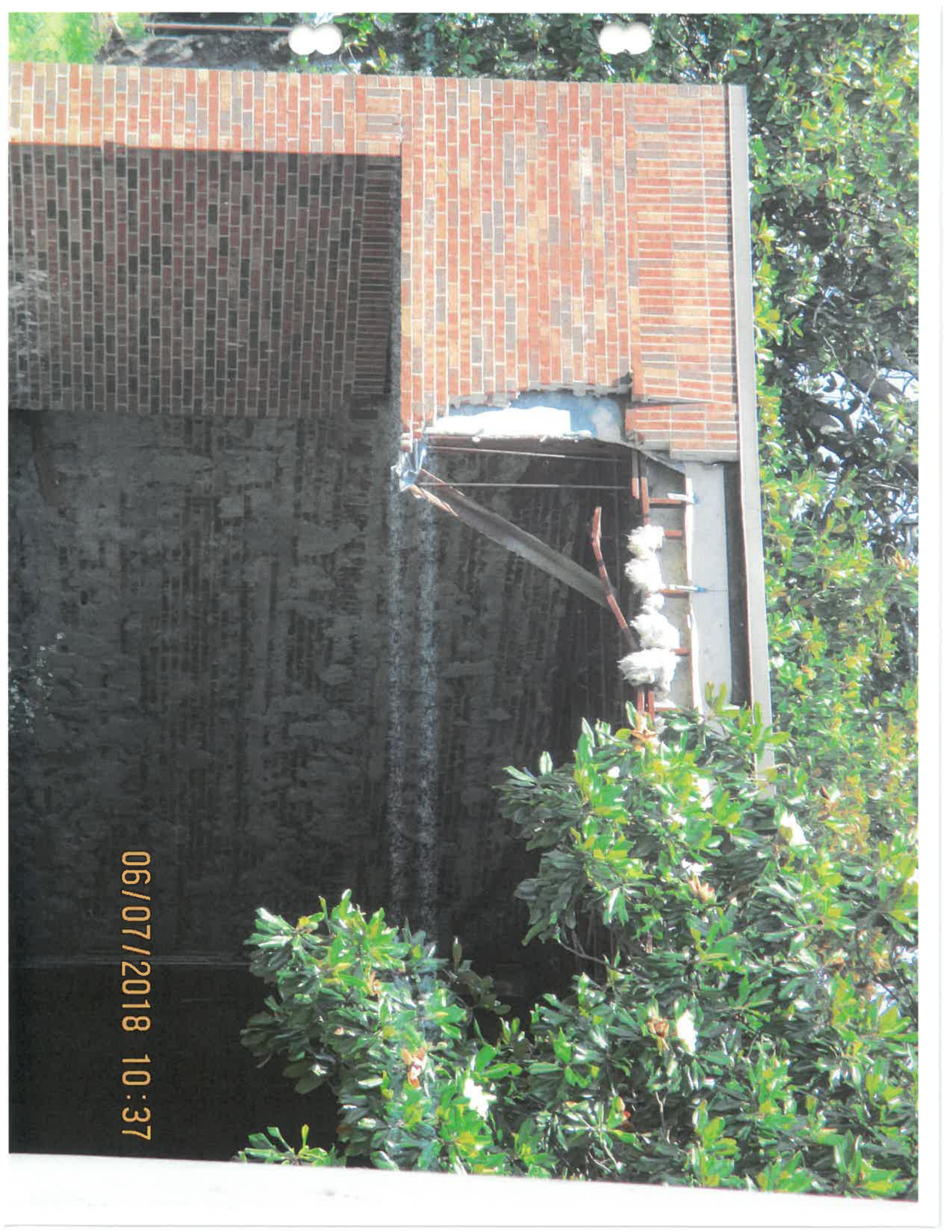
The structure is considered to be unfit for human habitation and also a public nuisance, it is the recommendation of the North Little Rock Code Enforcement Department that these structure be considered for condemnation.

Laura Petty
Code Enforcement Officer



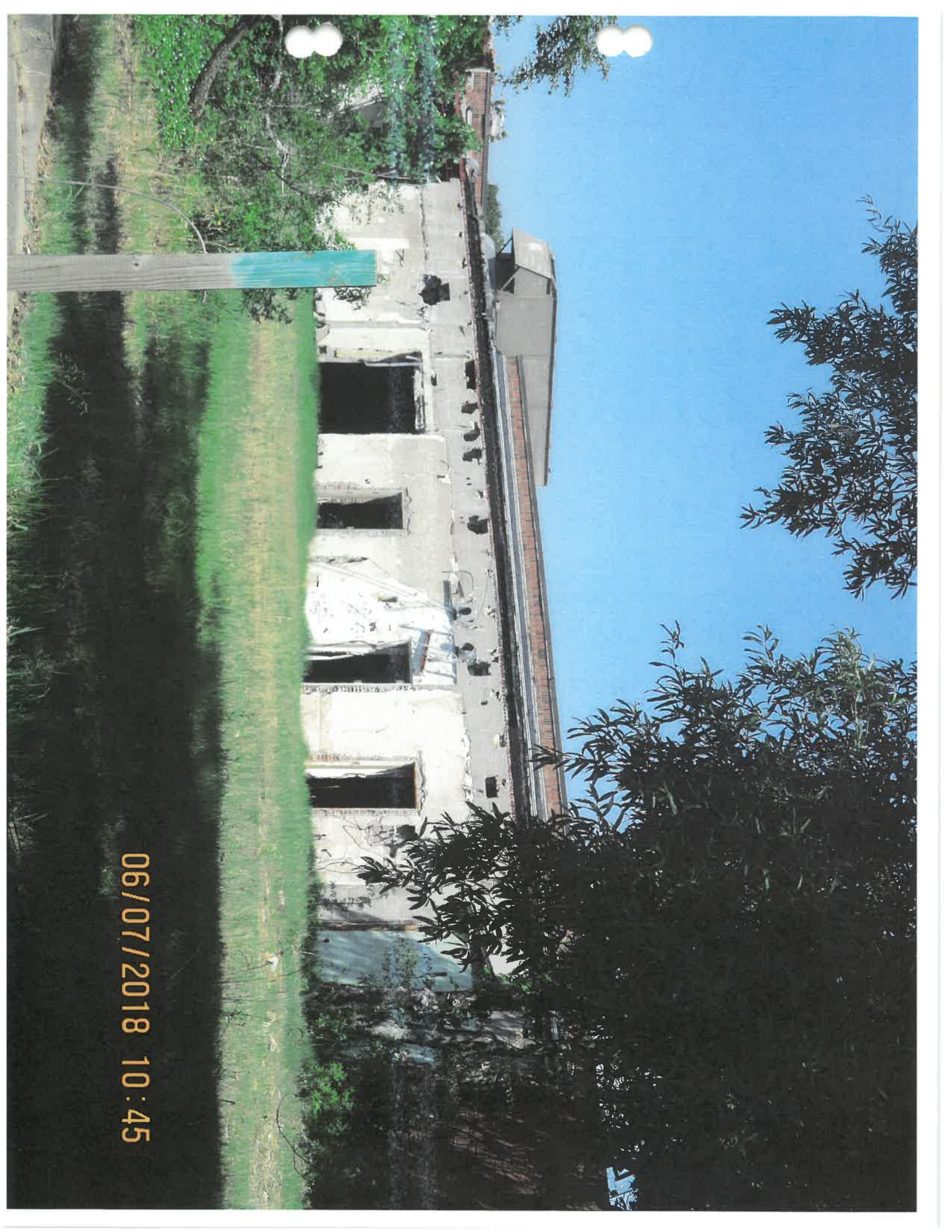
06/07/2018 10:37

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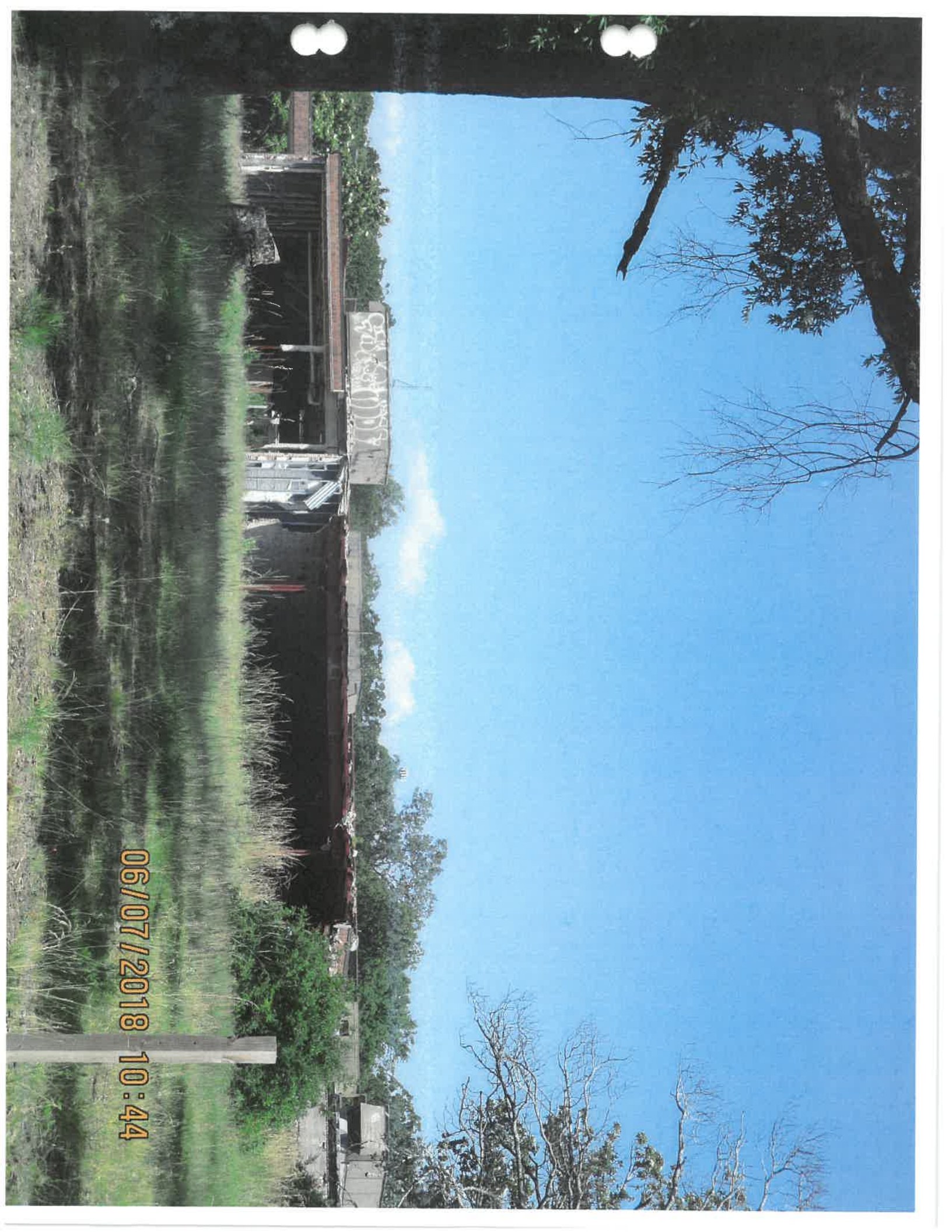


memorial Hospital Property



06/07/2018 10:45





06/07/2018 10:44



05/31/2018 12:49



05/31/2018 12:49





05/31/2018 12:50

05/31/2018 12:51





2019/07/22
10:17



2019/07/22
10:16



2019/07/22
10:14

The City of North Little Rock



Code Enforcement Department

WARNING

This structure located at
Marshall Baptist / Memorial Park

is in violation of North Little Rock Planning
Department and Property Maintenance Code.

**It is unlawful to occupy this structure and is
punishable by a fine of \$250.00 per day and a
\$500.00 fine for removal of this notice.**

For more information call the City of North Little Rock Code
Enforcement Department at 781-9225.

Leave PAH/

6-7-18

Date of Notice

The City of North Little Rock



Code Enforcement Department

June 6, 2018

1 Fouling Circle LLC
2228 Cordelia Ln. Ste. 200
Little Rock, AR 72202

Location: Marshall Dr.

1. 7800 NORTH RIVER DRIVE EAST NORTH LITTLE ROCK, AR 72202
7800 N RIVER ST EAST 1ST 1/2 SECTION 3300000 NITWING TRACT 10 NITWING 3
NITWING TRACT 10 BLDG 8097000 TR 500
2. 7800 N RIVER ST. FROM 3100-3200 EAST 1/2 SECTION 3300000 NITWING TRACT 10
NITWING TRACT 10 BLDG 8097000 TR 500

Dear Sir and Madam:

NOTICE OF PUBLIC NUISANCE

Attention to any and all owners of, occupants of, heirs of, ten holders of and any other parties having any interest therein: that this is your legal notice that this structure is deemed to be a public nuisance in violation of North Little Rock Nuisance Abatement/Property Maintenance Code Articles 1 & 8 for it is an unsafe and vacant structure that is not fit for human habitation.

On June 5th, 2018 a North Little Rock inspector posted a notice on your property documenting the determination that a structure on your property was unsafe to occupy. If you disagree with this determination, you may appeal to the North Little Rock Board of Adjustment by filing a notice of appeal at the North Little Rock Planning Office located at 150 Main Street, 597-075-8222 within five (5) days, including weekdays and holidays, after the date of posting of notice.

You may also request a Permit to Repair an Unsafe Structure by or a Demolition Permit to remove the unsafe structure at any time. Permits are issued by North Little Rock Planning Office after the appropriate forms and fees have been submitted. Please contact me to discuss this matter as soon as possible.

With a site search and the Pulaski County Treasurer/Collector's records, on the above described property indicate that you may have a legal interest in this property. Pursuant to ARS Code Ann. 14-54-001(b) (1) you are hereby notified that you may have a legal interest in this property. Please contact me to discuss the plan to address the public nuisance.

06/07/2018 10:36