

RESOLUTION No. R-2022-25

A RESOLUTION DECLARING CERTAIN BUILDINGS, HOUSES, AND OTHER STRUCTURES LOCATED AS DESCRIBED BELOW IN THE CITY OF WARD, ARKANSAS TO CONSTITUTE A PUBLIC NUISANCE AND CONDEMNING SAID STRUCTURES; PROVIDING A PERIOD OF TIME FOR PROPERTY OWNER TO ABATE SAID NUISANCE; AND FOR OTHER PURPOSES.

WHEREAS, the building and structures whose location is set forth herein are vacant and have become run down, dilapidated, unsightly, dangerous, obnoxious, unsafe, not fit for human habitation and detrimental to the public welfare of Ward citizens and residents; and,

WHEREAS, the condition of such property constitutes a serious fire and/or health hazard to the City of Ward, and unless immediate actions are taken to remedy this situation by removing, razing and abating said nuisances, there is a great likelihood that the surrounding property may be destroyed by fire originating from such unsafe and hazardous structures, and also that since structures are without proper sanitary facilities and as such are unsafe and hazardous and a breeding place for rats, rodents and other dangerous germ carriers of diseases, such buildings constitute a serious hazard to the health and safety of the citizens of Ward, and they should be moved or razed for the purpose of eliminating such hazard.

NOW, THEREFORE, IT IS RESOLVED THAT THE CITY COUNCIL OF THE CITY OF WARD THAT;

SECTION 1: The City Council of the City of Ward hereby declares the buildings, houses and other structures located at the property identified in Section 2 below to be vacant and run down, dilapidated, unsafe, unsightly, dangerous, obnoxious, unsanitary, a fire hazard, a menace to abutting properties, with the current condition of said structures not being fit for human habitation; and because of such conditions, the City Council declares the same to be condemned as a public nuisance and is order abated, removed or razed by the owner thereof.

SECTION 2: That the owner of record of the following described property is hereby directed to raze the same or otherwise abate the said nuisance within thirty (30) days after the posting of a true copy of this Resolution at a conspicuous place upon the structure constituting the nuisance described¹ herein, to-wit:

N PT E1/2 of Block 26, OT Ward Subdivision in the City of Ward, Lonoke County, Arkansas. (Parcel No. 800-02605-001, located at 405 Moore St, Ward, AR and owned by Athelda Mae Champlin)

SECTION 3: If the aforementioned structures have not been razed and/or removed within thirty (30) days after posting a true copy of this Resolution at a conspicuous place upon the structure constituting the nuisance, or the nuisance otherwise abated, the structure shall be torn down and/or removed by the City of Ward, Arkansas. Each day after the aforesaid thirty (30) days in which nuisance is not abated shall constitute a separate and distinct offense punishable by a fine of \$250⁰⁰ For each separate and distinct offence.

¹ See Attached Property Card

SECTION 4: That the provision 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 this section, phrases or provisions.

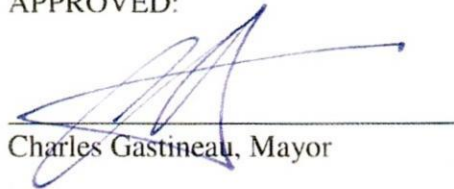
SECTION 5: This this Resolution shall be in full force and effect from and after its passage and approval.

Said resolution has been properly introduced and the vote was:

PASSED YEAS 4 NAYS Ø

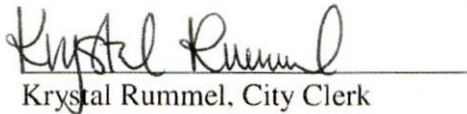
DATE: September 19, 2022

APPROVED:



Charles Gastineau, Mayor

ATTEST:

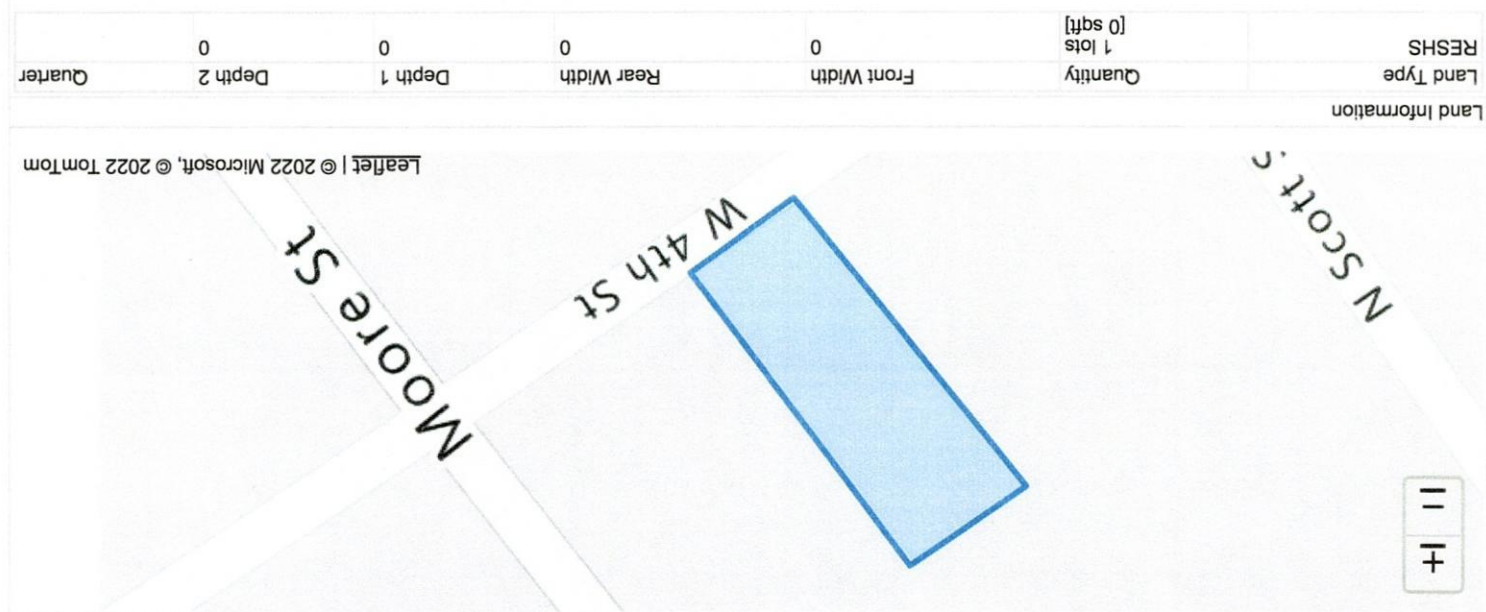


Krystal Rummel, City Clerk

Parcel Detail Report

Created: 9/13/2022 8:16:07 AM

Basic Information	
Parcel Number:	800-02605-001
County Name:	Lonoke County
Property Address:	CHAMPLIN, ATHELDA MAE
Mailing Address:	CHAMPLIN, ATHELDA MAE PO BOX 505 WARD AR 72176
Collector's Mailing Address:	CHAMPLIN MAE 601 NORTH ST WARD, AR 72176-0000
Total Acres:	0.00
Timber Acres:	0.00
Sec-Twp-Rng:	27-5N-9W
Lot/Block:	/26
Subdivision:	OT WARD
Legal Description:	N PT E1/2 OF BLK 26
School District:	4 WA WARD, CITY
Homestead Parcel?:	No
Tax Status:	Taxable
Over 65?:	No
Parcel Boundary:	



Land Information	
Land Type	RESHS
Quantity	1 lots [0 sqft]
Front Width	0
Rear Width	0
Depth 1	0
Depth 2	0
Quarter	
Valuation Information	
Entry	Appraised
Land:	5,000
Improvements:	0
Total Value:	1,000
Taxable Value:	1,000
Millage:	0.0509
Estimated Taxes:	\$50.90
Assessment Year:	2022
Tax Information	