

**CITY COUNCIL
COMMUNICATION:**

ITEM _____

**OFFICE OF THE CITY MANAGER
CITY OF DES MOINES, IOWA**

00-312

SYNOPSIS -

AGENDA:

JULY 10, 2000

Approval to refer the structure located at 1458 Searle to the Engineering Department for removal. After City Council voted to grant the titleholders a 60-day extension in which to renovate 1458 Searle, the structure has not been renovated and has been declared a public nuisance.

SUBJECT:

1458 SEARLE

FISCAL IMPACT -

TYPE:

The City will expend approximately \$8,000 for the removal of the structure.

RESOLUTION
ORDINANCE
RECEIVE/FILE

RECOMMENDATION -

Approval.

SUBMITTED BY:

JIM GRANT
COMMUNITY
DEVELOPMENT
DIRECTOR

BACKGROUND -

The structure located at 1458 Searle was inspected on September 17, 1997. The owners were the heirs of the Peterson Estate. Title to the real estate transferred to Gourmet Foods on July 1, 1998. Gourmet Foods entered into a Consent Decree on December 9, 1998. Although Gourmet Foods agreed to bring the structure into compliance, the Court authorized the City to remove the structure. Hence, Gourmet Foods was granted an extension in which to complete the renovation of the structure. The renovation was not completed. On June 29, 1999, Gourmet Foods was informed that the structure would be referred to the Engineering Department for removal.

On November 3, 1999, Gourmet Foods caused an Application for Injunctive Relief to be filed with the Court. On December 21, 1999, the Court granted the owners until March 1, 2000 to complete the renovation and authorized the City to proceed with the demolition if not in compliance by that date.

On February 28, 2000, Council addressed the structure located at 1458 Searle. Council directed that the structure located at 1458 Searle be renovated and that a schedule for work completion be submitted to Council. The owners have failed to pull required permits to complete the project, have failed to submit a plan for the completion of the project, and have failed to complete the renovation of the structure.

The structure located a 1458 Searle was inspected on July 5, 2000, and it was found that no measurable progress has been made toward renovation of the structure. The structure is gutted and some siding has been put up.

A permit was pulled on February 15, 2000 to supply an electrical service entrance. The rough in was finalized on February 16, 2000. There have been no additional permits pulled for work required to be completed on the electrical system, plumbing system, and mechanical system or building permits for structural repairs.

The structure was found to be open causing a hazard to the neighborhood. Staff will take the necessary steps to make sure it is secured against entry.