

Date February 14, 2011

WHEREAS, the property located at 1123 Riverview Drive, Des Moines, Iowa, was inspected by representatives of the City of Des Moines who determined that the fire-damaged main structure in its present condition constitutes not only a menace to health and safety but is also a public nuisance and that the fire-damaged main structure now requires administrative removal; and

WHEREAS, the Titleholders Richard Dady and Eve M. Dady were served notice of the public nuisance and notice of administrative removal regarding the fire-damaged structure more than 30 days ago and have failed to abate the nuisance; and

WHEREAS, the Department of Engineering of the City of Des Moines shall take all necessary action to demolish and remove said fire-damaged main structure; and

WHEREAS, the City of Des Moines should collect the costs of said demolition as an assessment to be levied against the real estate.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DES MOINES, IOWA, AND SITTING AS THE LOCAL BOARD OF HEALTH:

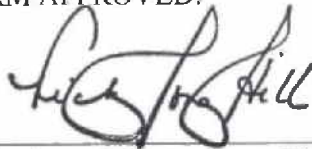
The fire-damaged main structure on the real estate legally described as LOT 14 BLK 1 OAKLAND HEIGHTS, now included in and forming a part of the city of Des Moines, Polk County, Iowa, and locally known as 1123 Riverview Drive has previously been declared a public nuisance;

BE IT FURTHER RESOLVED:

That this matter be referred to the Department of Engineering to take all necessary action to demolish and remove said fire-damaged main structure as an administrative removal and the costs incurred for the demolition of the fire-damaged main structure located at 1123 Riverview Drive shall be collected by assessment against the real estate property.

Moved by _____ to adopt.

FORM APPROVED:



Vicki Long Hill, Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GRIESS				
HENSLEY				
MAHAFFEY				
MEYER				
MOORE				
TOTAL				

CERTIFICATE

I, DIANE RAUH, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

MOTION CARRIED

APPROVED

Mayor

City Clerk

Polk County Assessor 

[Home] [[General Query](#)] [[Legal Query](#)] [[HomeOwner Query](#)] [[Book/Page Query](#)] [[Commercial Query](#)] [[Res Sales Query](#)] [[Comm Sales Query](#)] [[Help](#)]

District/Parcel	GeoParcel	Map	Nbhd	Jurisdiction	Status
070/03961-000-000	7924-27-129-013	0660	DM82/Z	DES MOINES	ACTIVE
School District	Tax Increment Finance District	Bond/Fire/Sewer/Cemetery			
1/Des Moines					
Street Address			City State Zipcode		
1123 RIVERVIEW DR			DES MOINES IA 50313-3213		



Approximate date of photo 01/18/2011

Mailing Address

RICHARD DADY
1123 RIVERVIEW DR
DES MOINES, IA 50313-3213

Legal Description

LOT 14 BLK 1 OAKLAND HEIGHTS

Ownership	Name	Recorded	Book/Page	RevStamps
Title Holder #1	DADY, RICHARD	1988-09-23	5954/184	
Title Holder #2	DADY, EVE M			

Assessment	Class	Kind	Land	Bldg	AgBd	Total
Current	Residential	Full	18,000	70,900	0	88,900

[Market Adjusted Cost Report](#) [Estimate Taxes](#) [Polk County Treasurer Tax Information](#) [Pay Taxes](#)

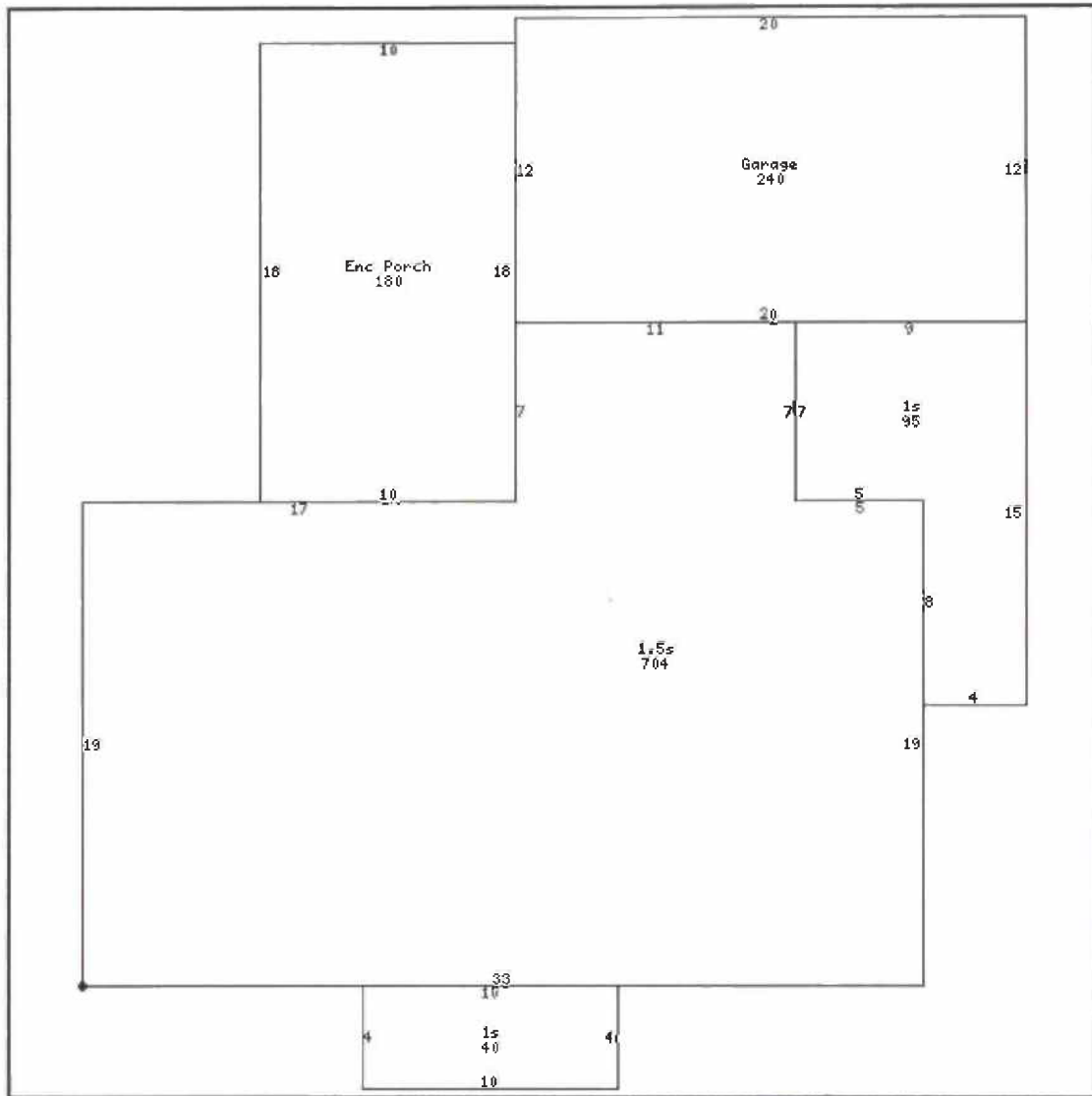
Taxable Value Credit	Name	Number	Info
Homestead	<u>DADY, RICHARD</u>	84517	

Zoning	Description	SF	Assessor Zoning
R1-60	One Family, Low Density Residential District		Residential
*Condition	Docket_no <u>14361</u>		

Source: City of Des Moines Community Development **Published:** 2010-03-05 **Contact:** Planning and Urban Design 515 283-4200

Land					
SQUARE FEET	8,382	FRONTAGE	66.0	DEPTH	127.0
ACRES	0.192	SHAPE	RC/Rectangle	TOPOGRAPHY	N/Normal

Residence # 1					
OCCUPANCY	SF/Single Family	RESID TYPE	SH/1.5 Stories	BLDG STYLE	CV/Conventional
YEAR BUILT	1937	# FAMILIES	1	GRADE	4
GRADE ADJUST	+00	CONDITION	NM/Normal	TSFLA	1,311
MAIN LV AREA	839	UPPR LV AREA	472	ATT GAR AREA	240
ENCL PORCH	180	FOUNDATION	C/Concrete Block	EXT WALL TYP	VN/Vinyl Siding
ROOF TYPE	GB/Gable	ROOF MATERL	A/Asphalt Shingle	HEATING	A/Gas Forced Air
AIR COND	0	BATHROOMS	1	BEDROOMS	2
ROOMS	5				



Seller	Buyer	Sale Date	Sale Price	Instrument	Book/Page
UNKNOWN	DADY, RICHARD	1988-09-19	13,000	D/Deed	5954/184

Year	Type	Status	Application	Permit/Pickup Description
2010	P/Permit	NA/No Add	2009-09-03	AD/AIR CONDITIONING

Year	Type	Class	Kind	Land	Bldg	AgBd	Total
2009	Board Action	Residential	Full	18,000	70,900	0	88,900
2009	Assessment Roll	Residential	Full	18,000	70,900	0	88,900
2007	Board Action	Residential	Full	17,800	70,000	0	87,800
2007	Assessment Roll	Residential	Full	17,800	83,000	0	100,800
2005	Assessment Roll	Residential	Full	22,100	42,500	0	64,600

2003	Assessment Roll	Residential	Full	19,900	38,990	0	58,890
2001	Assessment Roll	Residential	Full	19,510	38,010	0	57,520
1999	Assessment Roll	Residential	Full	14,290	49,350	0	63,640
1997	Assessment Roll	Residential	Full	13,380	46,210	0	59,590
1995	Assessment Roll	Residential	Full	11,830	40,840	0	52,670
1993	Assessment Roll	Residential	Full	10,240	35,340	0	45,580
1990	Assessment Roll	Residential	Full	10,240	30,460	0	40,700

[email this page](#)

Room 195, 111 Court Avenue, Des Moines, IA 50309
Phone 515 286-3140 / Fax 515 286 3386
polkweb@assess.co.polk.ia.us



**PUBLIC NUISANCE
NOTICE OF INSPECTION
NEIGHBORHOOD INSPECTION DIVISION
COMMUNITY DEVELOPMENT DEPARTMENT
CITY OF DES MOINES, IOWA**

BDH-A

DATE OF NOTICE: January 13, 2011

DATE OF INSPECTION: January 10, 2011

CASE NUMBER: COD2011-00196

PROPERTY ADDRESS: 1123 RIVERVIEW DR

LEGAL DESCRIPTION: LOT 14 BLK 1 OAKLAND HEIGHTS

RICHARD DADY & EVE M DADY
Title Holder
4755 MERLE HAY RD #352
DES MOINES IA 50322

An inspection of the referenced property was conducted for its conformance to the Municipal Code of the City of Des Moines. It has been determined from that inspection that the dwelling currently constitutes not only a menace to health and safety, but is also a public nuisance. Accordingly, the dwelling will be placarded as unfit for human habitation pursuant to the Municipal Code of the City of Des Moines and the Code of Iowa.

If not occupied at the present time, the dwelling is to remain vacant and unoccupied until occupancy is authorized by this office. If the dwelling is occupied, it must be vacated immediately. If procedures to vacate the premises are not undertaken immediately upon receipt of this notice, and in no case later than seven (7) days, the City will issue a Municipal Infraction in accordance with Section 60-304 and 60-306 pursuant to the Municipal code of the City of Des Moines. Additionally, if the property had a Certificate of Inspection, it is hereby revoked.

Attached is a listing of the violations existing on the date of the inspection and a recommendation as to the remedial action required to correct such violations. Failure to correct these violations will result in legal action. The violations noted must be corrected within 30 days from the date of this notice. Failure to correct these violations will result in a request to the City Council, sitting as the board of Health, to approve legal action. As a result of this public nuisance action there will be costs incurred by the City. Costs will be billed out when the nuisance has been abated. Failure to pay the costs will result in collection by assessment to the property or personal judgment.

ALL ELECTRICAL, MECHANICAL, PLUMBING, AND STRUCTURAL COMPONENTS IN NEED OF REPLACEMENT OR REPAIR, ARE TO BE BROUGHT TO MINIMUM CODE REQUIREMENTS WITH NECESSARY PERMITS AS REQUIRED TO MEET CITY CODES.

Appropriate building permits may be required for those violations noted in the "Special Requirements" section on the notice. Should you have questions regarding permits, contact the Permit and Development Center at 283-4200. All work performed by a contractor or you must be completed in a workmanlike manner. If you plan to renovate the structure and it has been vacant for a period in excess of one year, there may be zoning issues, which will affect the proposed use of the structure and/or real estate. Please contact the Development Zoning Division at 283-4207 to determine what the legal use for the structure and/or the real estate is prior to commencement of any renovation.

If you believe the building is beyond repair and decide to remove it, all debris must be removed from the property and the basement excavation if any, filled in the manner required by the City. You are encouraged to arrange for this demolition yourself; however a demolition permit must be obtained from the Building Department. In the event you are unable to arrange for demolition, you may sign a waiver voluntarily authorizing the City to do so. However, the city may take a personal judgment against you for the costs of removal.

If you no longer own the property, notify us in writing of the name, address, and telephone number of the new owner. A copy of the real estate contract or deed, if it has not been recorded at the County Recorder's Office, shall likewise be furnished to the Neighborhood Inspection Division.

Should you have any questions, feel free to call. I can usually be reached between 8:00am and 9:00am, Monday through Friday.

Jim Nelson

(515) 283-4197


Nid Inspector

DATE MAILED: 1/13/2011

MAILED BY: JDH

Areas that need attention: 1123 RIVERVIEW DR

Component:	Interior Walls /Ceiling	Defect:	Fire damaged
Requirement:	Building Permit	Location:	Throughout
Comments:			
Component:	Electrical System	Defect:	Fire damaged
Requirement:	Electrical Permit	Location:	Throughout
Comments:			
Component:	Plumbing System	Defect:	Fire damaged
Requirement:	Plumbing Permit	Location:	Throughout
Comments:			
Component:	Mechanical System	Defect:	Smoke Damage
Requirement:	Mechanical Permit	Location:	Utility Room
Comments:			
Component:	Interior Stairway	Defect:	Fire damaged
Requirement:	Building Permit	Location:	Stairway
Comments:			
Component:	Exterior Walls	Defect:	Fire damaged
Requirement:	Building Permit	Location:	Main Structure
Comments:	Demo permit needed if house is going to be demolished.		
Component:	Floor Joists/Beams	Defect:	Fire damaged
Requirement:	Building Permit	Location:	Unknown
Comments:	Engineering needed		
Component:	Flooring	Defect:	Fire damaged
Requirement:		Location:	Throughout
Comments:			

<u>Component:</u>	Roof	<u>Defect:</u>	Fire damaged
<u>Requirement:</u>	Building Permit	<u>Location:</u>	Main Structure
<u>Comments:</u>	Engineering needed		
<u>Component:</u>	Shingles Flashing	<u>Defect:</u>	Fire damaged
<u>Requirement:</u>		<u>Location:</u>	Main Structure
<u>Comments:</u>			
<u>Component:</u>	Soffit/Facia/Trim	<u>Defect:</u>	Fire damaged
<u>Requirement:</u>		<u>Location:</u>	Main Structure
<u>Comments:</u>			
<u>Component:</u>	Smoke Detectors	<u>Defect:</u>	Fire damaged
<u>Requirement:</u>		<u>Location:</u>	Throughout
<u>Comments:</u>			

NOTICE OF ADMINISTRATIVE REMOVAL

January 14, 2011

TITLEHOLDER: Richard Dady & Eve M Dady, 4755 Merle Hay Rd #352,
Des Moines IA 50322

Property located at: 1123 Riverview Dr

Legally described as: LOT 14 BLK 1 OAKLAND HEIGHTS

You are hereby notified that I, as the Housing Code Enforcement Officer of the City of Des Moines, have determined that the housing structure(s) on the above described real estate is a public nuisance and threatening to health and safety of the public. Accordingly, you are ordered to demolish and remove said structure(s), or cause it to be demolished and removed, and to level the ground upon which it stands within 14 days after receipt of this notice. In the event said structure is not removed and the ground leveled within that time period, the matter of its removal shall be considered and voted upon at a public hearing by the City Council sitting as the Des Moines Board of Health at its meeting in City Council Chambers, City Hall, East 1st and Locust Streets, at 4:30 p.m. on February 14th, 2011.

If you decide to remove the building(s), all debris must be removed from the property and the basement excavation, if any, filled in the manner required by the City. You are encouraged to arrange for this demolition yourself, however, a demolition permit must be obtained from the Building Department.

If you wish to present evidence in resistance to the above determination or to otherwise contest such intended action at such hearing, then you must file a written statement with the City Clerk within five (5) days of receipt of this notice by personal service or by certified mail setting forth the reasons why such action should not be ordered by the Board of Health. Failure to file such statement shall be deemed a waiver of your right to contest the proposed action to present evidence in resistance of the determination of the Housing Code Enforcement Officer.



COMMUNITY DEVELOPMENT
DEPARTMENT
NEIGHBORHOOD INSPECTION DIVISION
802 ROBERT D. RAY DRIVE
DES MOINES, IOWA 50309-1881
(515) 283-4046

ALL-AMERICA CITY
1949, 1978, 1981
2003

At such hearing you have the right to be represented by an attorney, although it is not required. The hearing will be informal. If the Board of Health, upon such hearing, confirms the above determination, it shall order prompt demolition and removal and the leveling of such property and direct that all of the costs attendant to such action, including administrative costs, be either assessed against the property or collected from the owner. If the Board of Health, upon such hearing, determines that further time should be allowed for the owner to demolish and remove the structure it may extend the time within which such action shall be taken to a date certain but shall otherwise confirm the above determination and order the actions hereinabove set forth. If the Board of Health, upon such hearing, determines that such property should not be demolished, it will revoke such determination and direct such other action as it deems appropriate in the circumstances.

If you have any questions, please call the Housing Code Enforcement Office at 283-4046. A copy of the violation report is attached.



Ben Bishop
Housing Code Enforcement Administrator



COMMUNITY DEVELOPMENT
DEPARTMENT
NEIGHBORHOOD INSPECTION DIVISION
602 ROBERT D. RAY DRIVE
DES MOINES, IOWA 50309-1881
(515) 283-4046

ALL-AMERICA CITY
1949, 1976, 1981
2003

1123 River View Dr



BDH 1-A

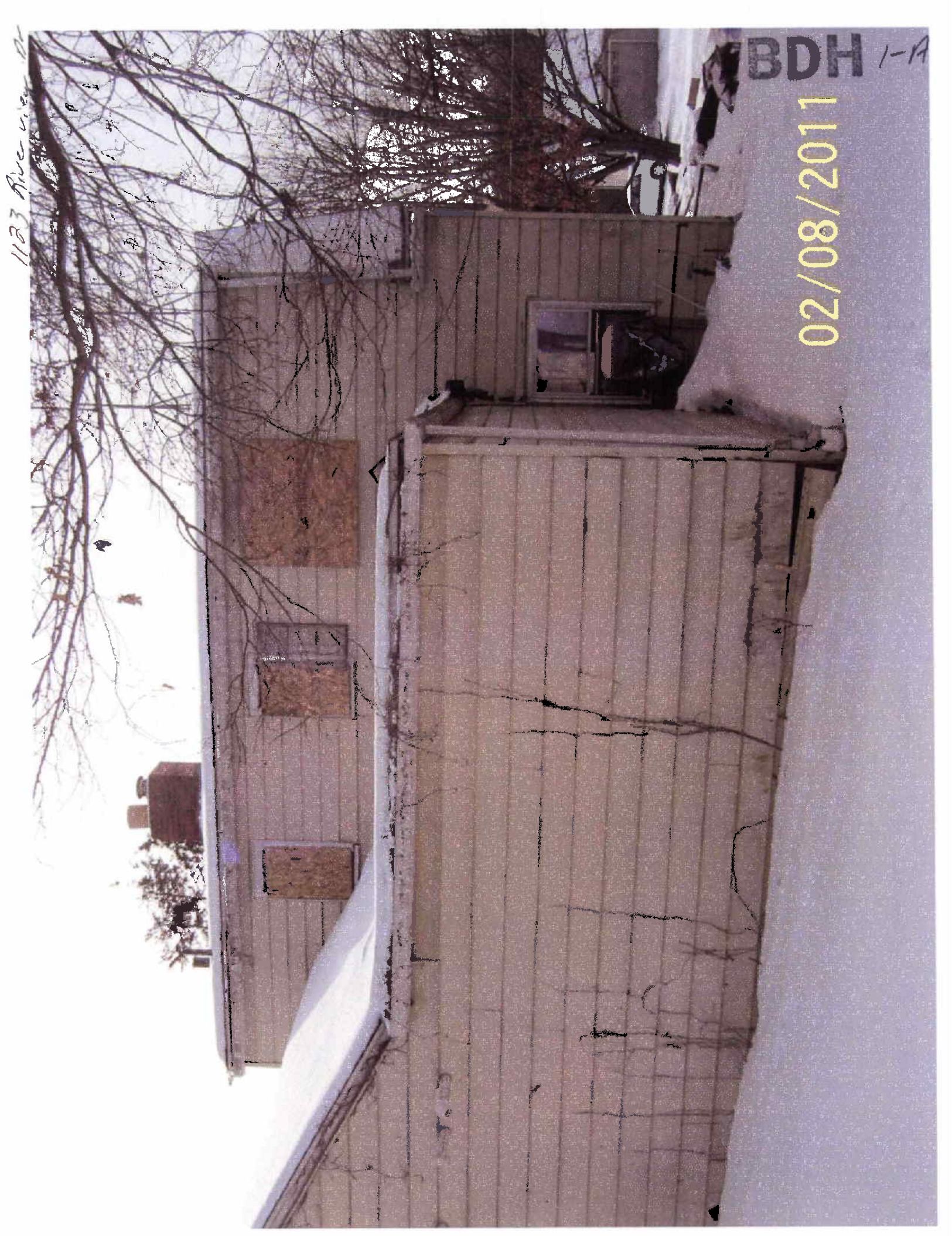
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1123 Nive View Dr



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