



Date August 8, 2016

ABATEMENT OF PUBLIC NUISANCES AT 1424 E 12TH STREET

WHEREAS, the property located at 1424 E 12th Street, Des Moines, Iowa, was inspected by representatives of the City of Des Moines who determined that the garage structure in its present condition constitutes not only a menace to health and safety but is also a public nuisance; and

WHEREAS, the Titleholder, Patricia A. Jones, Mortgage Holder, Household Finance Industrial Loan Company of Iowa, and Mortgage Holder, HSBC Bank USA, N.A., were notified more than thirty days ago to repair or demolish the garage structure and as of this date have failed to abate the nuisance.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DES MOINES, IOWA:

The garage structure on the real estate legally described as Lot 155 in CAPITAL PARK, an Official Plat, now included in and forming a part of the City of Des Moines, Polk County, Iowa, and locally known as 1424 E 12th Street, has previously been declared a public nuisance;

The City Legal Department is hereby authorized to file an action in district court to obtain a decree ordering the abatement of the public nuisance, and should the owner(s) fail to abate the nuisance, as ordered, that the matter may be referred to the Department of Engineering which will take all necessary action to demolish and remove said structure.

Moved by _____ to adopt.

FORM APPROVED:



Carol Moser, Deputy City Attorney

| COUNCIL ACTION | YEAS | NAYS | PASS | ABSENT |
|----------------|------|------|------|--------|
| COWNIE | | | | |
| COLEMAN | | | | |
| GATTO | | | | |
| GRAY | | | | |
| HENSLEY | | | | |
| MOORE | | | | |
| WESTERGAARD | | | | |
| TOTAL | | | | |

MOTION CARRIED

APPROVED

Mayor

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.

City Clerk



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

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DATE OF NOTICE: April 28, 2016

DATE OF INSPECTION: March 09, 2016

CASE NUMBER: COD2016-01214

PROPERTY ADDRESS: 1424 E 12TH ST

LEGAL DESCRIPTION: LOT 155 CAPITAL PARK

PATRICIA A JONES
Title Holder
2340 EP TRUE PKWY UNIT 11
WEST DES MOINES IA 50265

HOUSEHOLD FINANCE INDUSTRIAL LOAN CO OF IOWA
Mortgage Holder
C T CORP SYSTEM, REG. AGT.
400 E COURT AVE
DES MOINES IA 50309

HSBC BANK USA, N.A.
Mortgage Holder
1800 TYSONS BLVD STE #50
MCLEAN VA 22102

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. The violations noted must be corrected within 30 days from date of 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.

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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 (515) 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 (515) 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.

Daniel Adams
(515) 237-1612



Nid Inspector

DATE MAILED: 4/28/2016

MAILED BY: JDH

Areas that need attention: 1424 E 12TH ST

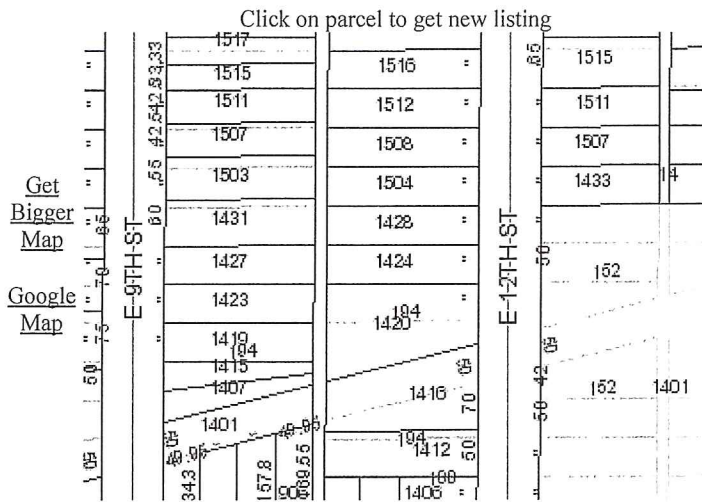
| | | | |
|---------------------|---|------------------|----------------|
| Component: | Electrical Service | Defect: | In poor repair |
| Requirement: | Electrical Permit | Location: | Garage |
| Comments: | | | |
| Component: | Exterior Walls | Defect: | In poor repair |
| Requirement: | Building Permit | Location: | Garage |
| Comments: | | | |
| Component: | Roof | Defect: | In poor repair |
| Requirement: | Building Permit | Location: | Garage |
| Comments: | | | |
| Component: | Shingles Flashing | Defect: | In poor repair |
| Requirement: | Compliance with International Building Code | Location: | Garage |
| Comments: | | | |
| Component: | Soffit/Facia/Trim | Defect: | In poor repair |
| Requirement: | Compliance with International Building Code | Location: | Garage |
| Comments: | | | |
| Component: | Exterior Doors/Jams | Defect: | In poor repair |
| Requirement: | Compliance with International Building Code | Location: | Garage |
| Comments: | | | |
| Component: | See Comments | Defect: | In poor repair |
| Requirement: | Compliance with International Building Code | Location: | Garage |
| Comments: | Siding. | | |

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Polk County Assessor Iowa

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| | | | | | |
|------------------------|---------------------------------------|---------------------------------|---------------------------|---------------------|---------------|
| District/Parcel | GeoParcel | Map | Nbhd | Jurisdiction | Status |
| 110/01327-000-000 | 7924-35-404-036 | 0239 | DM87/Z | DES MOINES | ACTIVE |
| School District | Tax Increment Finance District | Bond/Fire/Sewer/Cemetery | | | |
| 1/Des Moines | | | | | |
| Street Address | | | City State Zipcode | | |
| 1424 E 12TH ST | | | DES MOINES IA 50316-2210 | | |



Approximate date of photo 10/29/2008

| |
|---|
| Mailing Address |
| PATRICIA A JONES 1424 E 12TH ST DES MOINES, IA 50316-2210 |

| |
|--------------------------|
| Legal Description |
| LOT 155 CAPITAL PARK |

| | | | | |
|------------------|-------------------|-----------------|------------------|------------------|
| Ownership | Name | Recorded | Book/Page | RevStamps |
| Title Holder #1 | JONES, PATRICIA A | 1996-05-23 | 7406/482 | 64.80 |

| | | | | | | |
|--|--------------|-------------|-------------|-------------|-------------|--------------|
| Assessment | Class | Kind | Land | Bldg | AgBd | Total |
| Current | Residential | Full | 12,100 | 37,600 | 0 | 49,700 |
| Estimate Taxes Polk County Treasurer Tax Information Pay Taxes | | | | | | |

| | | | |
|-----------------------------|-------------------|---------------|-------------|
| Taxable Value Credit | Name | Number | Info |
| Homestead | JONES, PATRICIA A | 29965 | |

| | | | |
|---------------|--------------------|-----------|------------------------|
| Zoning | Description | SF | Assessor Zoning |
| | | | |

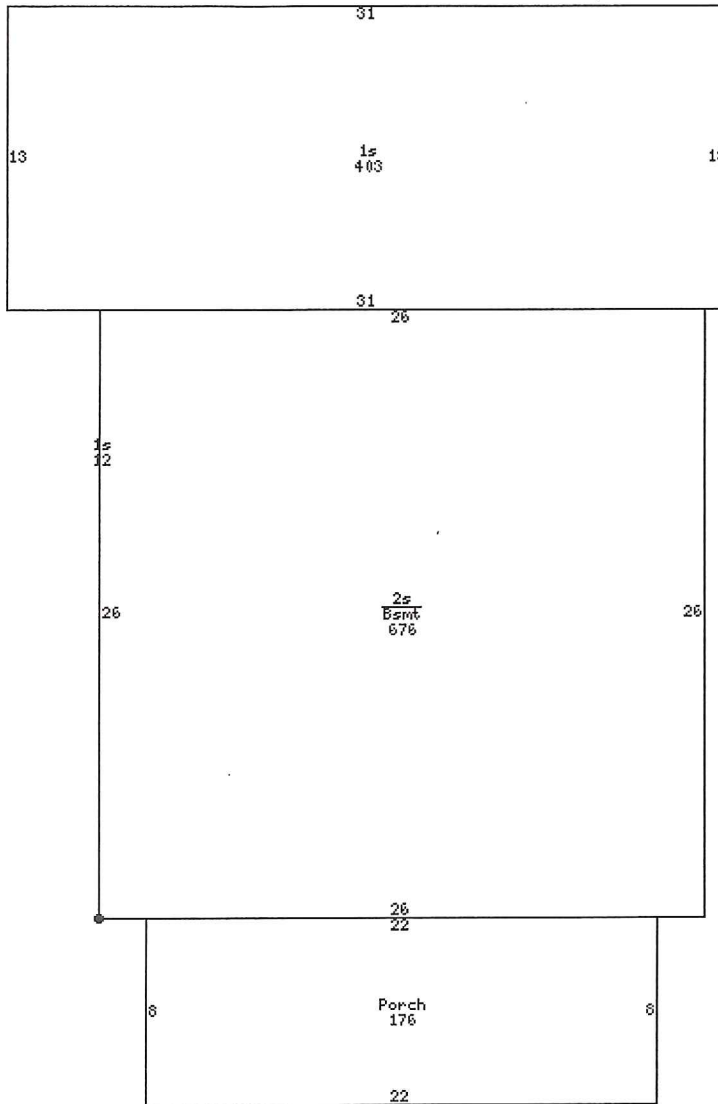
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| | | |
|---|--|-------------|
| R1-60 | One Family, Low Density Residential District | Residential |
| Source: City of Des Moines Community Development Published: 2012-03-20 Contact: Planning and Urban Design 515 283-4182 | | |

| | | | | | |
|-------------|-------|----------|--------------|------------|----------|
| Land | | | | | |
| SQUARE FEET | 9,700 | FRONTAGE | 50.0 | DEPTH | 194.0 |
| ACRES | 0.223 | SHAPE | RC/Rectangle | TOPOGRAPHY | N/Normal |

| | | | | | |
|----------------------|------------------|--------------|--------------|--------------|-------------------|
| Residence # 1 | | | | | |
| OCCUPANCY | SF/Single Family | RESID TYPE | S2/2 Stories | BLDG STYLE | CV/Conventional |
| YEAR BUILT | 1900 | YEAR REMODEL | 1996 | # FAMILIES | 1 |
| GRADE | 4 | GRADE ADJUST | +00 | CONDITION | PR/Poor |
| TSFLA | 1,767 | MAIN LV AREA | 1,091 | UPPR LV AREA | 676 |
| BSMT AREA | 676 | OPEN PORCH | 176 | FOUNDATION | B/Brick |
| EXT WALL TYP | MT/Metal Siding | ROOF TYPE | GB/Gable | ROOF MATERL | A/Asphalt Shingle |
| HEATING | A/Gas Forced Air | AIR COND | 100 | BATHROOMS | 1 |
| TOILET ROOMS | 1 | BEDROOMS | 3 | ROOMS | 8 |

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|-----------------------|------------|--------------------|----------|---------------------|--------------|
| Detached # 101 | | | | | |
| OCCUPANCY | GAR/Garage | CONSTR TYPE | FR/Frame | MEASCODE | D/Dimensions |
| MEASURE1 | 24 | MEASURE2 | 30 | STORY HEIGHT | 1 |
| GRADE | 4 | YEAR BUILT | 1984 | CONDITION | PR/Poor |

| | | | | | |
|---------------|-------------------|------------------|-------------------|-------------------|------------------|
| Seller | Buyer | Sale Date | Sale Price | Instrument | Book/Page |
| SMITH, JUNE D | JONES, PATRICIA A | 1996-05-15 | 41,000 | D/Deed | 7406/482 |

| Year | Type | Status | Application | Permit/Pickup Description |
|------|----------|-------------|-------------|---------------------------|
| 2010 | U/Pickup | CA/Cancel | 2009-07-07 | RV/BOARD OF REVIEW |
| 2002 | P/Permit | CP/Complete | 2000-10-03 | RD/FIRE |
| 2001 | P/Permit | PR/Partial | 2000-10-03 | RD/FIRE |
| 1997 | U/Pickup | CP/Complete | 1997 | AL/REHAB |

| Year | Type | Class | Kind | Land | Bldg | AgBd | Total |
|------|------|-------|------|------|------|------|-------|
|------|------|-------|------|------|------|------|-------|

| | | | | | | | |
|------|------------------------|-------------|------|--------|--------|---|--------|
| 2015 | <u>Assessment Roll</u> | Residential | Full | 12,100 | 37,600 | 0 | 49,700 |
| 2013 | <u>Assessment Roll</u> | Residential | Full | 12,600 | 39,700 | 0 | 52,300 |
| 2011 | <u>Assessment Roll</u> | Residential | Full | 12,600 | 39,700 | 0 | 52,300 |
| 2009 | <u>Board Action</u> | Residential | Full | 12,900 | 38,700 | 0 | 51,600 |
| 2009 | <u>Assessment Roll</u> | Residential | Full | 12,900 | 66,800 | 0 | 79,700 |
| 2007 | <u>Assessment Roll</u> | Residential | Full | 12,400 | 64,200 | 0 | 76,600 |
| 2005 | <u>Assessment Roll</u> | Residential | Full | 14,500 | 66,000 | 0 | 80,500 |
| | | | Adj | 14,500 | 49,470 | 0 | 63,970 |
| 2003 | <u>Assessment Roll</u> | Residential | Full | 12,570 | 57,120 | 0 | 69,690 |
| | | | Adj | 12,570 | 40,590 | 0 | 53,160 |
| 2002 | <u>Assessment Roll</u> | Residential | Full | 12,590 | 50,250 | 0 | 62,840 |
| | | | Adj | 12,590 | 33,720 | 0 | 46,310 |
| 2001 | <u>Assessment Roll</u> | Residential | Full | 12,590 | 31,140 | 0 | 43,730 |
| 1999 | <u>Assessment Roll</u> | Residential | Full | 9,000 | 49,990 | 0 | 58,990 |
| | | | Adj | 9,000 | 33,460 | 0 | 42,460 |
| 1997 | <u>Assessment Roll</u> | Residential | Full | 7,810 | 49,990 | 0 | 57,800 |
| | | | Adj | 7,810 | 33,460 | 0 | 41,270 |
| 1995 | <u>Assessment Roll</u> | Residential | Full | 7,350 | 35,620 | 0 | 42,970 |
| 1993 | <u>Assessment Roll</u> | Residential | Full | 6,760 | 32,750 | 0 | 39,510 |
| 1991 | <u>Assessment Roll</u> | Residential | Full | 6,760 | 29,040 | 0 | 35,800 |
| 1989 | <u>Assessment Roll</u> | Residential | Full | 6,760 | 21,940 | 0 | 28,700 |

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

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1424 E. 12th St



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1424 E 12th St



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1424 E. 12th St



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