



Date June 26, 2017

ABATEMENT OF PUBLIC NUISANCE AT 2202 E 14th STREET

WHEREAS, the property located at 2202 E 14th Street, Des Moines, Iowa, was inspected by representatives of the City of Des Moines who determined that the main structure in its present condition constitutes not only a menace to health and safety but is also a public nuisance; and

WHEREAS, the Titleholder, John H. Hews, and Mortgage Holders, Bruce M. Logan and West Bank, were notified more than thirty days ago to repair or demolish the main structure and as of this date have failed to abate the nuisance.

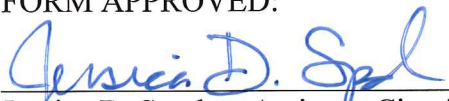
NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DES MOINES, IOWA:

The main structure on the real estate legally described as Lot 90 in DEMOTTE'S ADDITION to 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 2202 E 14th 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:



Jessica D. Spoden, Assistant City Attorney

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

top

2202 E. 14th St



11/21/2016

top

2202 E. 14th St



06/15/2017

top

2202 E 14th St





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

38F

DATE OF NOTICE: February 8, 2017

DATE OF INSPECTION: November 21, 2016

CASE NUMBER: COD2016-05915

PROPERTY ADDRESS: 2202 E 14TH ST

LEGAL DESCRIPTION: -EX BEG SE COR THN W 5.43F N 49.4F E 7.4F S 49.35F TO POB- LT 90 DE MOTTES ADDITION

JOHN H HEWS
Title Holder
701 RIVERVIEW ST
DES MOINES IA 50316

BRUCE M LOGAN
Mortgage Holder
6001 SE 46TH ST
CARLISLE IA 50047-9786

WEST BANK
Mortgage Holder
DAVID D NELSON, CEO
1601 22ND ST
WEST DES MOINES IA 50265

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 60-192 and 60-191 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.

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: 2/7/2017

MAILED BY: JDH

Areas that need attention: 2202 E 14TH ST

Component:	Mechanical System	Defect:	See Comments
Requirement:	Compliance, Uniform Mechanics Code	Location:	Main Structure
Comments:	Please have licensed contractor check furnace for proper, safe working order and provide copy of receipt.		
Component:	Plumbing System	Defect:	See Comments
Requirement:	Compliance with Uniform Plumbing Code	Location:	Main Structure
Comments:	Please have licensed contractor check water heater for proper, safe working order and provide copy of receipt upon reinspection.		
Component:	Electrical System	Defect:	See Comments
Requirement:	Compliance with National Electrical Code	Location:	Main Structure
Comments:	Please have licensed contractor check all electrical components for proper, safe working order and provide copy of receipt. IF ANY REPAIRS OR CHANGES ARE MADE, ELECTRICAL PERMIT REQUIRED.		
Component:	Interior Stairway	Defect:	In poor repair
Requirement:	Compliance with International Building Code	Location:	Main Structure
Comments:	Stairs to second story.		
Component:	Interior Walls /Ceiling	Defect:	In poor repair
Requirement:	Compliance with International Building Code	Location:	Throughout
Comments:	Plaster/drywall where damaged.		
Component:	Shingles Flashing	Defect:	In disrepair
Requirement:	Compliance with International Building Code	Location:	Roof
Comments:	Shingles need removed and new roof installed properly.		
Component:	Soffit/Facia/Trim	Defect:	In disrepair
Requirement:	Compliance with International Building Code	Location:	Throughout
Comments:	All soffit needs removed and replaced.		
Component:	Roof	Defect:	In disrepair
Requirement:	Building Permit	Location:	Throughout
Comments:	When roof is removed, any roof components such as sheathing or rafter repairs/replacement REQUIRED BUILDING PERMIT.		

<u>Component:</u>	Windows/Window Frames	<u>Defect:</u>	In disrepair
<u>Requirement:</u>	Compliance International Building Code	<u>Location:</u>	Throughout
<u>Comments:</u>	Broken or damaged windows.		

<u>Component:</u>	Foundation	<u>Defect:</u>	In disrepair
<u>Requirement:</u>	Building Permit	<u>Location:</u>	Porch
<u>Comments:</u>	Foundation under front porch.		

Polk County Assessor 

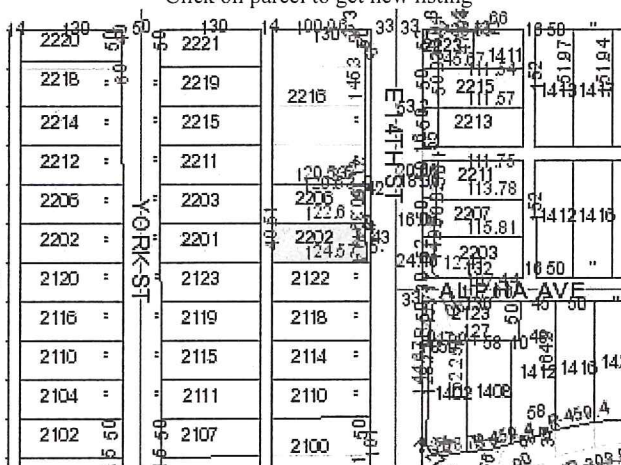
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District/Parcel	GeoParcel	Map	Nbhd	Jurisdiction	Status
110/01798-001-000	7924-35-228-021	0249	DM89/Z	DES MOINES	ACTIVE
School District	Tax Increment Finance District	Bond/Fire/Sewer/Cemetery			
1/Des Moines					
Street Address			City State Zipcode		
2202 E 14TH ST			DES MOINES IA 50316-1953		

Click on parcel to get new listing

Get Bigger Map

Google Map




Approximate date of photo 10/23/2008

Mailing Address
JOHN H HEWS SR 110 E DAKOTA DR PLEASANT HILL, IA 50327-1996

Legal Description
-EX BEG SE COR THN W 5.43F N 49.4F E 7.4F S 49.35F TO POB- LT 90 DE MOTTES ADDITION

Ownership	Name	Recorded	Book/Page	RevStamps
Title Holder #1	HEWS, JOHN H	1990-04-09	6222/500	

Assessment	Class	Kind	Land	Bldg	AgBd	Total
Assmt Roll	Residential	Full	16,100	44,300	0	60,400
Current	Residential	Full	15,200	42,300	0	57,500

[Assessment Roll Notice](#) [Estimate Taxes](#) [Polk County Treasurer Tax Information](#) [Pay Taxes](#)

Taxable Value Credit	Name	Number	Info
Homestead	HEWS, JOHN H	2397	

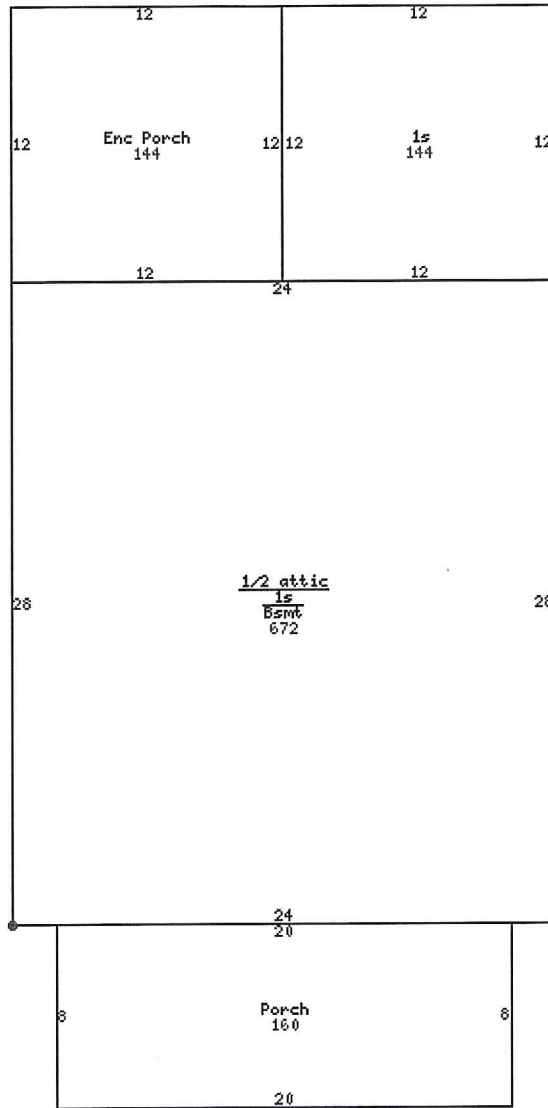
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Zoning	Description	SF	Assessor Zoning
C-1	Neighborhood Retail Commercial District		Commercial
Source: City of Des Moines Community Development Published: 2012-03-20 Contact: Planning and Urban Design 515 283-4182			

Land					
SQUARE FEET	6,184	ACRES	0.142	SHAPE	RT/Rectangular
TOPOGRAPHY	N/Normal				

Residence # 1					
OCCUPANCY	SF/Single Family	RESID TYPE	FA/1 Story with Finished Attic	BLDG STYLE	BG/Bungalow
YEAR BUILT	1913	# FAMILIES	1	GRADE	4
GRADE ADJUST	-10	CONDITION	BN/Below Normal	TSFLA	1,051
MAIN LV AREA	816	ATTIC FINISH	235	BSMT AREA	672
OPEN PORCH	160	ENCL PORCH	144	FOUNDATION	B/Brick
EXT WALL TYP	MS/Hardboard	ROOF TYPE	GB/Gable	ROOF MATERL	A/Asphalt Shingle
HEATING	A/Gas Forced Air	AIR COND	0	BATHROOMS	1
BEDROOMS	3	ROOMS	5		

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Year	Type	Status	Application	Permit/Pickup Description
2011	P/Permit	CP/Complete	2010-05-27	RM/GARAGE
2009	P/Permit	NA/No Add	2008-04-09	RD/FOUNDATION

Year	Type	Class	Kind	Land	Bldg	AgBd	Total
2015	Assessment Roll	Residential	Full	15,200	42,300	0	57,500
2013	Assessment Roll	Residential	Full	14,500	40,600	0	55,100
2011	Assessment Roll	Residential	Full	14,500	40,400	0	54,900
2009	Assessment Roll	Residential	Full	15,700	48,000	0	63,700
2007	Assessment Roll	Residential	Full	15,400	47,100	0	62,500
2005	Assessment Roll	Residential	Full	11,100	49,100	0	60,200
2003	Assessment Roll	Residential	Full	10,480	45,910	0	56,390
2001	Assessment Roll	Residential	Full	10,240	42,370	0	52,610
1999	Assessment Roll	Residential	Full	8,470	37,110	0	45,580

1999	Was Prior Year	Residential	Full	8,470	37,110	0	45,580
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Phone 515 286-3140 / Fax 515 286-3386
polkweb@assess.co.polk.ia.us*