



Date March 19, 2018

ABATEMENT OF PUBLIC NUISANCES AT 2809 E 33<sup>rd</sup> STREET

WHEREAS, the property located at 2809 E 33<sup>rd</sup> Street, Des Moines, Iowa, was inspected by representatives of the City of Des Moines who determined that the main structure and garage structures in their present condition constitutes not only a menace to health and safety but are also public nuisances; and

WHEREAS, the Titleholder, Beth M. Lewis, and Mortgage Holder, Ocwen Loan Servicing, LLC, were notified more than thirty days ago to repair or demolish the main structure and garage structures and as of this date have failed to abate the nuisances.

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

The main structure and garage structures on the real estate legally described as Lot 1003 in FOUR MILE, an Official Plat, now included in and forming a part of the City of Des Moines, Polk County, Iowa, and locally known as 2809 E 33<sup>rd</sup> Street, have previously been declared public nuisances;

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

Moved by \_\_\_\_\_ to adopt.

FORM APPROVED:

Jessica D. Spoden, Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
BOESEN				
COLEMAN				
GATTO				
GRAY				
MANDELBAUM				
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**

52A

**DATE OF NOTICE: November 30, 2017**

**DATE OF INSPECTION: July 27, 2017**

**CASE NUMBER:** COD2017-05291

**PROPERTY ADDRESS:** 2809 E 33RD ST

**LEGAL DESCRIPTION:** LOT 1003 FOUR MILE

BETH M LEWIS  
Title Holder  
1601 ARMY POST RD #4  
DES MOINES IA 50315

OCWEN LOAN SERVICING LLC  
Mortgage Holder  
CORPORATION SERV. CO., R.A.  
505 5TH AVE SUITE 729  
DES MOINES IA 50309

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.

Justin S. Denning

(515) 237-1484

Nid Inspector



DATE MAILED: 11/30/2017

MAILED BY: JDH

**Areas that need attention:** 2809 E 33RD ST

<b>Component:</b>	Electrical System	<b>Defect:</b>	In poor repair
<b>Requirement:</b>	Electrical Permit	<b>Location:</b>	Throughout
<b>Comments:</b>			
<b>Component:</b>	Mechanical System	<b>Defect:</b>	In disrepair
<b>Requirement:</b>	Mechanical Permit	<b>Location:</b>	Throughout
<b>Comments:</b>			
<b>Component:</b>	Plumbing System	<b>Defect:</b>	In disrepair
<b>Requirement:</b>	Plumbing Permit	<b>Location:</b>	Throughout
<b>Comments:</b>			
<b>Component:</b>	Interior Walls /Ceiling	<b>Defect:</b>	Deteriorated
<b>Requirement:</b>	Building Permit	<b>Location:</b>	Throughout
<b>Comments:</b>			
<b>Component:</b>	Roof	<b>Defect:</b>	Deteriorated
<b>Requirement:</b>	Building Permit	<b>Location:</b>	Throughout
<b>Comments:</b>			
<b>Component:</b>	Exterior Doors/Jams	<b>Defect:</b>	Deteriorated
<b>Requirement:</b>	Building Permit	<b>Location:</b>	Throughout
<b>Comments:</b>			
<b>Component:</b>	Exterior Walls	<b>Defect:</b>	Deteriorated
<b>Requirement:</b>	Building Permit	<b>Location:</b>	Throughout
<b>Comments:</b>			
<b>Component:</b>	Flooring	<b>Defect:</b>	In poor repair
<b>Requirement:</b>	Building Permit	<b>Location:</b>	Throughout
<b>Comments:</b>			

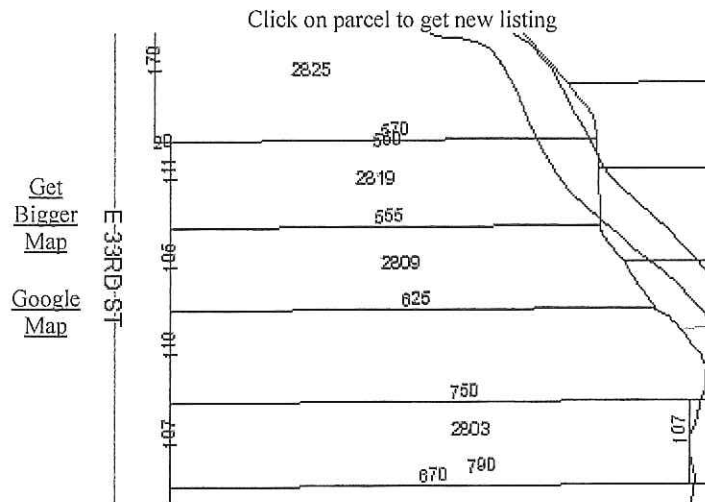
<b><u>Component:</u></b>	Windows/Window Frames	<b><u>Defect:</u></b>	Improperly grounded
<b><u>Requirement:</u></b>	Building Permit	<b><u>Location:</u></b>	Throughout
<b><u>Comments:</u></b>			
<b><u>Component:</u></b>	Accessory Buildings	<b><u>Defect:</u></b>	Deteriorated
<b><u>Requirement:</u></b>	Permit Required	<b><u>Location:</u></b>	Throughout
<b><u>Comments:</u></b>	Garage.		
<b><u>Component:</u></b>	Accessory Buildings	<b><u>Defect:</u></b>	Deteriorated
<b><u>Requirement:</u></b>	Permit Required	<b><u>Location:</u></b>	Throughout
<b><u>Comments:</u></b>	Garage.		
<b><u>Component:</u></b>	Soffit/Facia/Trim	<b><u>Defect:</u></b>	Deteriorated
<b><u>Requirement:</u></b>	Building Permit	<b><u>Location:</u></b>	Throughout
<b><u>Comments:</u></b>			

52A

**Polk County Assessor**

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<b>District/Parcel</b>	<b>GeoParcel</b>	<b>Map</b>	<b>Nbhd</b>	<b>Jurisdiction</b>	<b>Status</b>
060/04686-000-000	7923-29-401-003	0813	DM12/B	DES MOINES	ACTIVE
<b>School District</b>	<b>Tax Increment Finance District</b>	<b>Bond/Fire/Sewer/Cemetery</b>			
1/Des Moines					
<b>Street Address</b>			<b>City State Zipcode</b>		
2809 E 33RD ST			DES MOINES IA 50317-3733		



Approximate date of photo 08/06/2014

<b>Mailing Address</b>
BETH M LEWIS 2809 E 33RD ST DES MOINES, IA 50317-3733

<b>Legal Description</b>
LOT 1003 FOUR MILE

Ownership	Name	Recorded	Book/Page	RevStamps
Title Holder #1	LEWIS, BETH M	1988-06-20	5886/549	

Assessment	Class	Kind	Land	Bldg	AgBd	Total
Current	Residential	Full	27,500	16,000	0	43,500

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

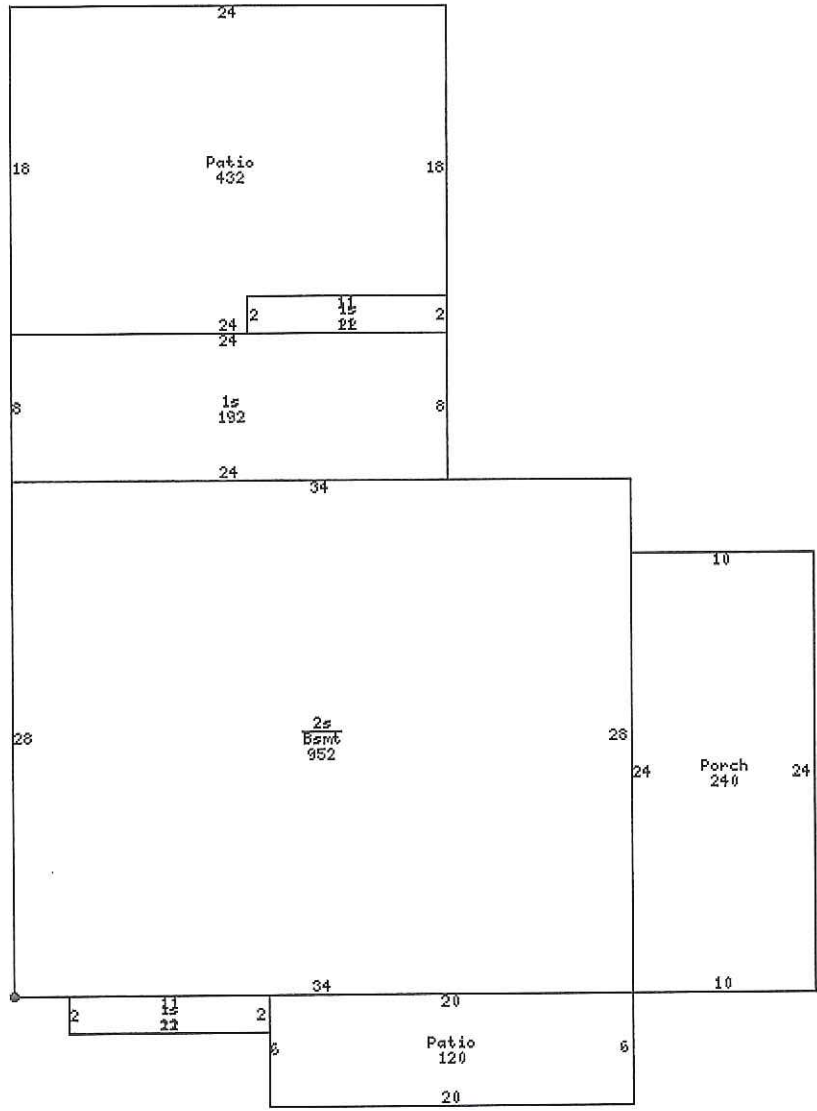
Zoning	Description	SF	Assessor Zoning
FW	Floodway District	32662	Floodway
R1-60	One Family, Low Density Residential District	29287	Residential

**Source:** City of Des Moines Community Development **Published:** 2012-03-20 **Contact:** Planning and Urban Design  
515 283-4182

<b>Land</b>					
<b>SQUARE FEET</b>	61,950	<b>FRONTAGE</b>	105.0	<b>DEPTH</b>	590.0
<b>ACRES</b>	1.422	<b>SHAPE</b>	RC/Rectangle	<b>TOPOGRAPHY</b>	N/Normal

<b>Residence # 1</b>					
<b>OCCUPANCY</b>	SF/Single Family	<b>RESID TYPE</b>	S2/2 Stories	<b>BLDG STYLE</b>	ET/Early 20s
<b>YEAR BUILT</b>	1920	<b># FAMILIES</b>	1	<b>GRADE</b>	4
<b>GRADE ADJUST</b>	+00	<b>CONDITION</b>	VP/Very Poor	<b>TSFLA</b>	2,140
<b>MAIN LV AREA</b>	1,188	<b>UPPR LV AREA</b>	952	<b>BSMT AREA</b>	952
<b>FIN BMT AREA</b>	400	<b>FIN BMT QUAL</b>	AV/Average	<b>OPEN PORCH</b>	240
<b>PATIO AREA</b>	552	<b>FOUNDATION</b>	C/Concrete Block	<b>EXT WALL TYP</b>	VN/Vinyl Siding
<b>ROOF TYPE</b>	GB/Gable	<b>ROOF MATERL</b>	A/Asphalt Shingle	<b>FIREPLACES</b>	1
<b>HEATING</b>	A/Gas Forced Air	<b>AIR COND</b>	0	<b>BATHROOMS</b>	2
<b>BEDROOMS</b>	4	<b>ROOMS</b>	8		

52A



Detached # 101					
OCCUPANCY	SHD/Shed	CONSTR TYPE	FR/Frame	MEASCODE	D/Dimensions
MEASURE1	10	MEASURE2	24	STORY HEIGHT	1
GRADE	4	YEAR BUILT	1965	CONDITION	BN/Below Normal
COMMENT	DET.201 GAR DET.301/302 BARN				

Detached # 201					
OCCUPANCY	GAR/Garage	CONSTR TYPE	FR/Frame	MEASCODE	D/Dimensions
MEASURE1	24	MEASURE2	26	STORY HEIGHT	1
GRADE	4	YEAR BUILT	1965	CONDITION	NM/Normal

Detached # 301					
OCCUPANCY	BFL/Flat Barn	CONSTR TYPE	FR/Frame	MEASCODE	D/Dimensions
MEASURE1	16	MEASURE2	24	STORY HEIGHT	1



<b>GRADE</b>	4	<b>YEAR BUILT</b>	1965	<b>CONDITION</b>	PR/Poor
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<b>Detached # 302</b>					
<b>OCCUPANCY</b>	LFT/Loft	<b>CONSTR TYPE</b>	FR/Frame	<b>MEASCODE</b>	D/Dimensions
<b>MEASURE1</b>	16	<b>MEASURE2</b>	24	<b>STORY HEIGHT</b>	1
<b>GRADE</b>	4	<b>YEAR BUILT</b>	1965	<b>CONDITION</b>	PR/Poor

<b>Seller</b>	<b>Buyer</b>	<b>Sale Date</b>	<b>Sale Price</b>	<b>Instrument</b>	<b>Book/Page</b>
UNKNOWN	LEWIS, BETH M.	1988-06-17	75,000	D/Deed	5886/549

<b>Year</b>	<b>Type</b>	<b>Status</b>	<b>Application</b>	<b>Permit/Pickup Description</b>
2017	U/Pickup	CP/Complete	2017-01-11	RV/CHECK CONDITION

Year	Type	Class	Kind	Land	Bldg	AgBd	Total
2017	Assessment Roll	Residential	Full	27,500	16,000	0	43,500
2015	Assessment Roll	Residential	Full	25,300	103,500	0	128,800
2013	Assessment Roll	Residential	Full	24,600	102,500	0	127,100
2011	Assessment Roll	Residential	Full	24,600	101,700	0	126,300
2009	Assessment Roll	Residential	Full	27,300	109,500	0	136,800
2007	Assessment Roll	Residential	Full	29,400	118,000	0	147,400
2005	Assessment Roll	Residential	Full	21,300	93,100	0	114,400
2003	Assessment Roll	Residential	Full	19,670	87,040	0	106,710
2001	Assessment Roll	Residential	Full	19,340	76,640	0	95,980
1999	Assessment Roll	Residential	Full	4,560	69,830	0	74,390
1997	Assessment Roll	Residential	Full	4,020	61,580	0	65,600
1995	Assessment Roll	Residential	Full	3,810	58,340	0	62,150
1993	Assessment Roll	Residential	Full	3,370	53,330	0	56,700
1991	Board Action	Residential	Full	3,120	49,380	0	52,500
1991	Assessment Roll	Residential	Full	3,120	49,380	0	52,500
1991	Was Prior Year	Residential	Full	3,120	38,400	0	41,520

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](mailto:polkweb@assess.co.polk.ia.us)

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52A



01/30/2018 11:42

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01/30/2018 11:42

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03/14/2018