



Date March 19, 2018

ABATEMENT OF PUBLIC NUISANCE AT 658 37th STREET

WHEREAS, the property located at 658 37th 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, Armi A. Deer, and Mortgage Holders, Liberty Bank n/k/a Central Bank and R.G. Crown Bank n/k/a Fifth Third Bank, 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 The South 50 feet of the North 100 feet of Lot 65, MILLER HEIGHTS, an Official Plat, according to the recorded plat thereof, now included in and forming a part of the City of Des Moines, Polk County, Iowa, and locally known as 658 37th 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 garage structure.

Moved by _____ to adopt.

FORM APPROVED:

Jessica D. Spoden (signature)

Jessica D. Spoden, Assistant City Attorney

Table with 5 columns: COUNCIL ACTION, YEAS, NAYS, PASS, ABSENT. Rows include COWNIE, BOESEN, COLEMAN, GATTO, GRAY, MANDELBAUM, WESTERGAARD, and 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

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Polk County Assessor

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District/Parcel	GeoParcel	Map	Nbhd	Jurisdiction	Status
090/05317-000-000	7824-06-327-051	1300	DM54/Z	DES MOINES	ACTIVE
School District	Tax Increment Finance District	Bond/Fire/Sewer/Cemetery			
1/Des Moines					
Street Address			City State Zipcode		
658 37TH ST			DES MOINES IA 50312-3328		

Click on parcel to get new listing

378	673	678	679	676
70	671	674	675	670
658	669	670	671	670
175	657	668	669	668
654	653	662	663	662
175	659	658	659	658
654	657	654	655	654
654	655	650	650	650
651	651	644	644	644
643	643	642	642	642
641	641	638	641	638



Approximate date of photo 06/29/2017

Mailing Address
ARMI A DEER 658 37TH ST DES MOINES, IA 50312-3328

Legal Description
S 50 F N 100 F LOT 65 MILLER HEIGHTS

Ownership	Name	Recorded	Book/Page	RevStamps
Title Holder #1	DEER, ARMI A	1995-07-11	7225/12	102.40

Assessment	Class	Kind	Land	Bldg	AgBd	Total
Current	Residential	Full	32,900	141,700	0	174,600

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

Taxable Value Credit	Name	Number	Info
Homestead	DEER, ARMI A	24135	

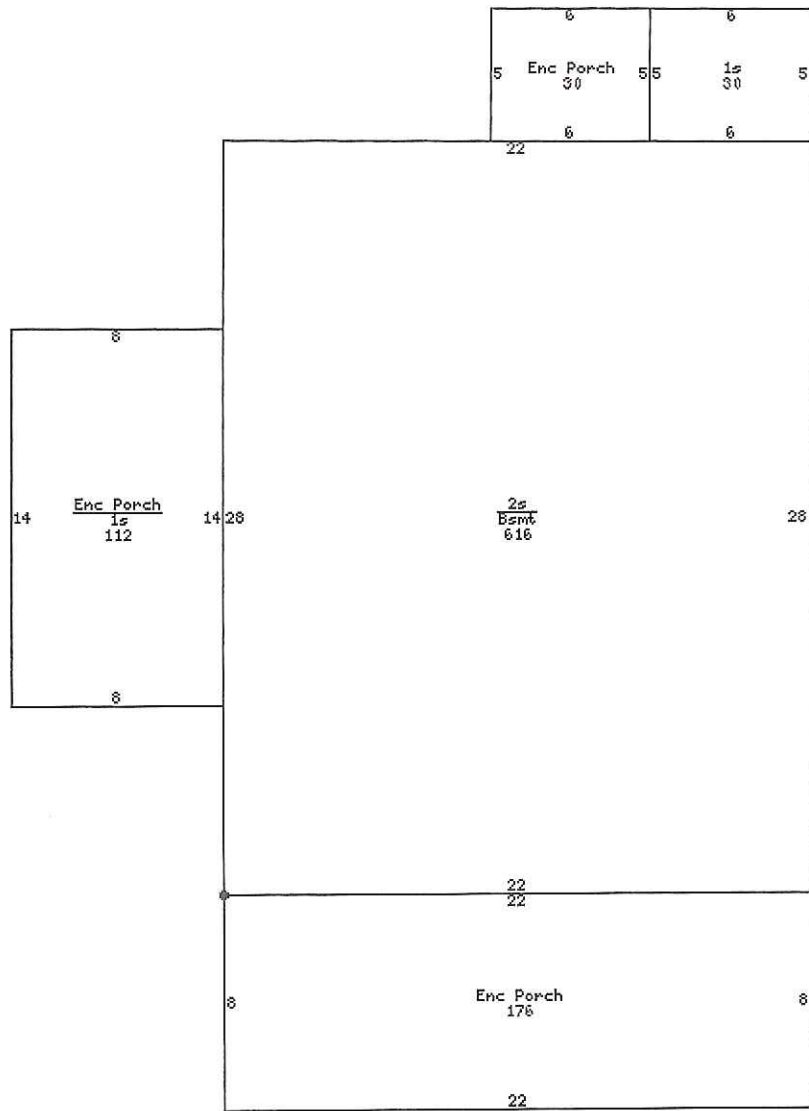
Zoning	Description	SF	Assessor Zoning

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	8,300	FRONTAGE	50.0	DEPTH	166.0
ACRES	0.191	SHAPE	RC/Rectangle	TOPOGRAPHY	N/Normal

Residence # 1					
OCCUPANCY	SF/Single Family	RESID TYPE	S2/2 Stories	BLDG STYLE	ET/Early 20s
YEAR BUILT	1913	# FAMILIES	1	GRADE	4
GRADE ADJUST	+10	CONDITION	VG/Very Good	TSFLA	1,374
MAIN LV AREA	758	UPPR LV AREA	616	BSMT AREA	616
ENCL PORCH	318	FOUNDATION	M/Masonry	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	BEDROOMS	3
ROOMS	6				

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Detached # 101					
OCCUPANCY	GAR/Garage	CONSTR TYPE	FR/Frame	MEASCODE	
MEASURE1	12	MEASURE2	19	STORY HEIGHT	1
GRADE	4	YEAR BUILT	1920	CONDITION	BN/Below Normal
COMMENT	ALLEY ACCESS				

Detached # 201					
OCCUPANCY	HTB/Hottub	MEASCODE	Q/Quantity	MEASURE1	1
GRADE	4	YEAR BUILT	1990	CONDITION	NM/Normal

Seller	Buyer	Sale Date	Sale Price	Instrument	Book/Page
WESSELS, JOHN F ESTATE	DEER, ANITA	1995-06-19	64,500	D/Deed	7225/12

Year	Type	Status	Application	Permit/Pickup Description

2006	P/Permit	NA/No Add	2005-04-07	AD/FENCE
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Year	Type	Class	Kind	Land	Bldg	AgBd	Total
2017	Assessment Roll	Residential	Full	32,900	141,700	0	174,600
2015	Assessment Roll	Residential	Full	29,000	126,200	0	155,200
2013	Assessment Roll	Residential	Full	27,400	119,100	0	146,500
2011	Assessment Roll	Residential	Full	27,400	118,600	0	146,000
2009	Assessment Roll	Residential	Full	30,600	125,900	0	156,500
2007	Assessment Roll	Residential	Full	31,300	119,400	0	150,700
2005	Assessment Roll	Residential	Full	26,900	96,600	0	123,500
2003	Assessment Roll	Residential	Full	23,910	85,460	0	109,370
2001	Assessment Roll	Residential	Full	22,040	76,320	0	98,360
1999	Assessment Roll	Residential	Full	14,400	62,460	0	76,860
1997	Assessment Roll	Residential	Full	12,930	56,070	0	69,000
1995	Assessment Roll	Residential	Full	11,170	53,880	0	65,050
1993	Assessment Roll	Residential	Full	9,690	46,730	0	56,420
1991	Assessment Roll	Residential	Full	8,500	40,990	0	49,490
1991	Was Prior Year	Residential	Full	8,500	35,600	0	44,100

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

DATE OF NOTICE: November 14, 2017

DATE OF INSPECTION: June 28, 2017

CASE NUMBER: COD2017-04524

PROPERTY ADDRESS: 658 37TH ST

LEGAL DESCRIPTION: S 50 F N 100 F LOT 65 MILLER HEIGHTS

ARMI A DEER
Title Holder
658 37TH ST
DES MOINES IA 50312-3328

LIBERTY BANK N/K/A CENTRAL BANK
Mortgage Holder
MARK BROWN, SR. VICE PRES.
5070 MILLS CIVIC PKWY
WEST DES MOINES IA 50265

R.G. CROWN BANK NKA FIFTH THIRD BANK, N.A
Mortgage Holder
GREG CARMICHAEL, PRESIDENT
38 FOUNTAIN SQUARE PLAZA
CINCINNATI OH 45202

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.

Jon Raleigh
(515) 237-1437



Nid Inspector

DATE MAILED: 11/14/2017

MAILED BY: JDH

Areas that need attention: 658 37TH ST

<u>Component:</u> Exterior Walls	<u>Defect:</u> Structurally Unsound
<u>Requirement:</u> Building Permit	<u>Location:</u> Garage
<u>Comments:</u>	

<u>Component:</u> Roof	<u>Defect:</u> Holes or major defect
<u>Requirement:</u> Building Permit	<u>Location:</u> Garage
<u>Comments:</u>	

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658 37th St 52E



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658 37th St 52E



26.02.2018