



Date September 24, 2018

ABATEMENT OF PUBLIC NUISANCE AT 1724 9th STREET

WHEREAS, the property located at 1724 9th 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 Titleholders, Donald G. Bodenstedt and Jean K. Bodenstedt, were notified by personal service 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 2 and the North One-Half of Lot 3 in Block 21 in PROSPECT PARK, an Official Plat, now included in and forming a part of the City of Des Moines, Polk County, Iowa, and locally known as 1724 9th 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, 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



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

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DATE OF NOTICE: June 6, 2018

DATE OF INSPECTION: May 30, 2018

CASE NUMBER: COD2018-01394

PROPERTY ADDRESS: 1724 9TH ST

LEGAL DESCRIPTION: LOT 2 & N 1/2 LOT 3 BLK 21 PROSPECT PARK

DONALD G BODENSTEDT & JEAN K BODENSTEDT

Title Holder

1724 9TH ST

DES MOINES IA 50314

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 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.

Neighborhood Inspection Division

(515) 283-4115

Nid Inspector

DATE MAILED: 6/6/2018

MAILED BY: KMD



JOSHUA RALEIGH

Areas that need attention: 1724 9TH ST

Component:	Accessory Buildings	Defect:	In poor repair
Requirement:	Permit Required	Location:	
Comments:	Permit required for demolition		

Component:	Roof	Defect:	In poor repair
Requirement:	Permit Required	Location:	
Comments:	Permit required for demolition		

Component:	Exterior Doors/Jams	Defect:	Deteriorated
Requirement:	Permit Required	Location:	
Comments:	Permit required for demolition		

Component:	Windows/Window Frames	Defect:	Cracked/Broken
Requirement:	Permit Required	Location:	
Comments:	Permit required for demolition		

Component:	Soffit/Facia/Trim	Defect:	Deteriorated
Requirement:	Permit Required	Location:	
Comments:	Permit required for demolition		

Component:	Electrical System	Defect:	See Comments
Requirement:	Electrical Permit	Location:	
Comments:	Remove all electrical to garage if present		

Component:	Foundation	Defect:	Cracked/Broken
Requirement:	Permit Required	Location:	
Comments:	Permit required for demolition		

Polk County Assessor

111 Court Avenue #195
Des Moines, IA 50309-0904

(515) 286-3014 Fax (515) 286-3386
polkweb@assess.co.polk.ia.us

Location					
Address	1724 9TH ST				
City	DES MOINES	Zip	50314	Jurisdiction	Des Moines
District/Parcel	080/05348-000-000	Geoparcels	7924-34-183-008	Status	Active
School	Des Moines	Nbhd/Pocket	DM76/Z	Tax Authority Group	DEM-C-DEM-77131
Submarket	Northwest Des Moines	Appraiser	John Catron 515-286-3021		

Map and Current Photos - 1 Record

Click on parcel to get a new listing

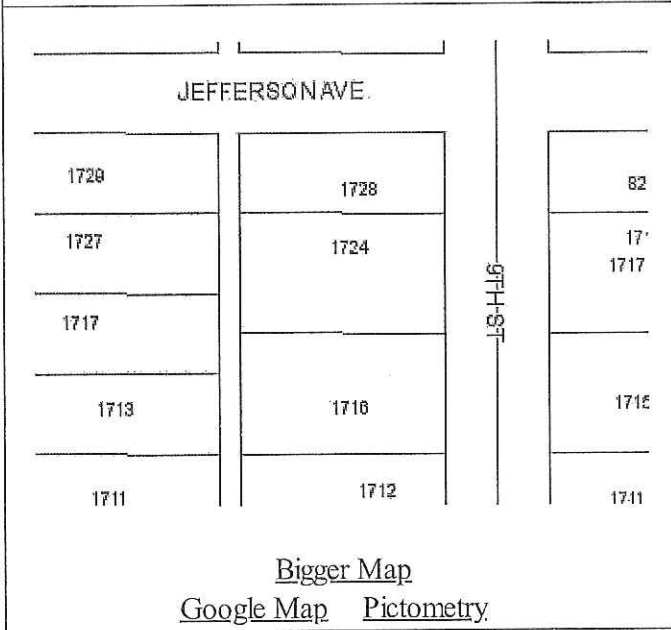


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Historical Photos

Ownership - 2 Records

Ownership	Num	Name	Recorded	Book/Page
Title Holder	1	BODENSTEDT, DONALD G	1989-09-29	6155/306
Title Holder	2	BODENSTEDT, JEAN K		

Legal Description and Mailing Address

LOT 2 & N 1/2 LOT 3 BLK 21 PROSPECT PARK	DONALD G BODENSTEDT 1724 9TH ST DES MOINES, IA 50314-2919
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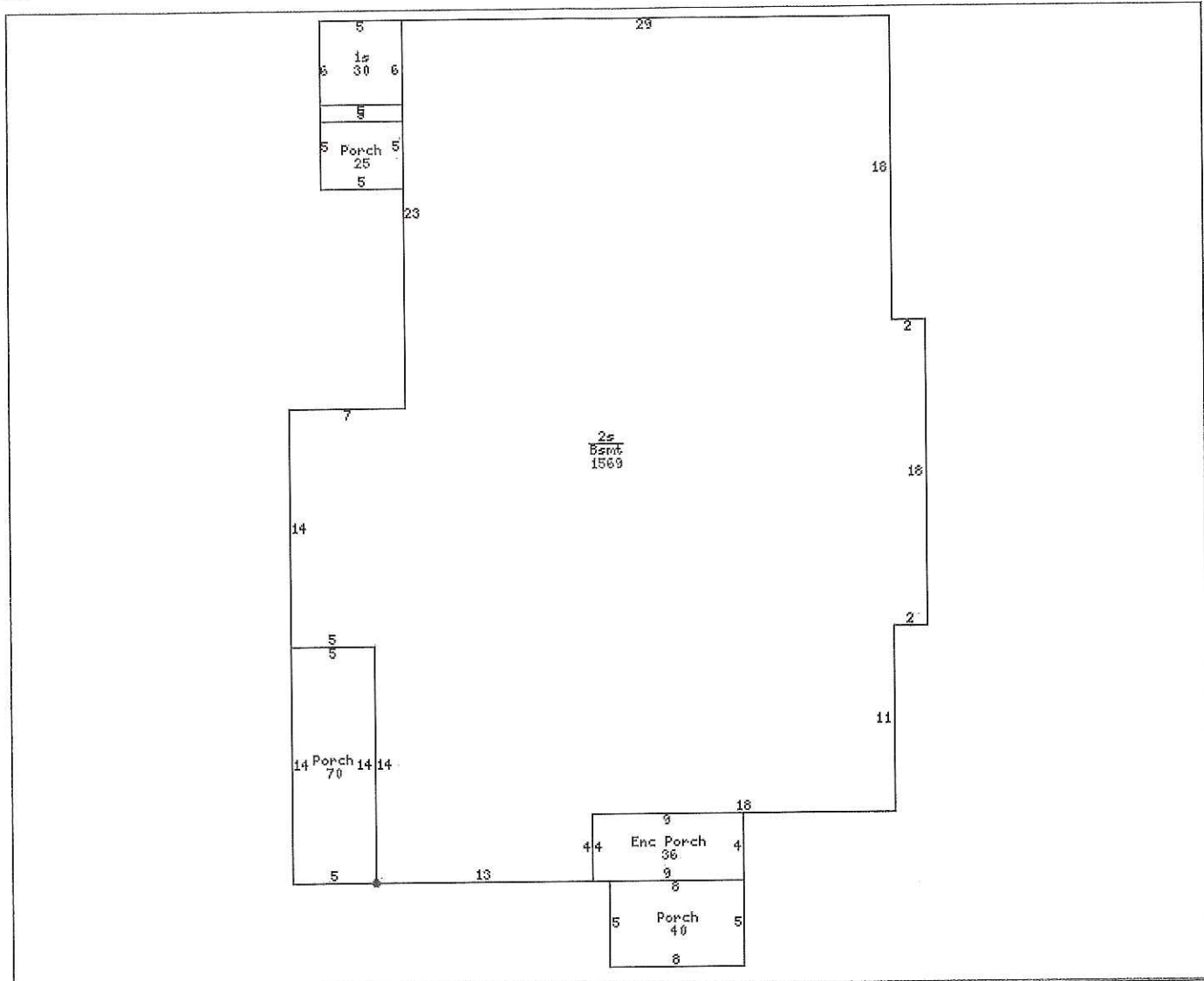
Current Values

Type	Class	Kind	Land	Bldg	Total
2018 Value	Residential	Full	\$8,200	\$95,500	\$103,700

Market Adjusted Cost Report

Auditor Adjustments to Value

Category		Name		Information	
2018 Homestead Credit		BODENSTEDT, DONALD G		Application #17248	
2018 Military Exemption		BODENSTEDT, DONALD G		Korean Application #17249	
Zoning - 1 Record					
Zoning	Description			SF	Assessor Zoning
R1-60	One Family, Low Density Residential District				Residential
Conditional Zoning					
Docket no 14361					
<i>City of Des Moines Community Development Planning and Urban Design 515 283-4182 (2012-03-20)</i>					
Land					
Square Feet	9,600	Acres	0.220	Topography	Normal
Vacancy	No	Unbuildable	No		
Residences - 1 Record					
Residence #1					
Occupancy	Single Family	Residence Type	2 Stories Plus	Building Style	Conventional
Year Built	1900	Number Families	1	Grade	2+00
Condition	Below Normal	Total Square Foot Living Area	3168	Main Living Area	1599
Upper Living Area	1569	Attic Floor and Stairs Area	550	Basement Area	1569
Open Porch Area	135	Enclosed Porch Area	36	Foundation	Brick
Exterior Wall Type	Composition	Roof Type	Gable	Roof Material	Asphalt Shingle
Heating	Gas Forced Air	Air Conditioning	0	Number Bathrooms	3



Detached Structures - 1 Record

Detached Structure #101

Occupancy	Garage	Construction Type	Frame	Measurement Code	Dimensions
Measure 1	20	Measure 2	24	Story Height	1
Grade	5	Year Built	1935	Condition	Below Normal

Sales - 1 Record

Seller	Buyer	Sale Date	Sale Price	Instrument	Book/Page
LOMAS MORTGAGE USA	DONALD G BODENSTEDT	<u>1989-09-26</u>	\$3,900	Deed	<u>6155/306</u>

Permits - 2 Records

Year	Type	Permit Status	Application	Description
1991	Pickup	Complete	1989-11-30	ck value for sale
1990	Pickup	Partial	1989-11-30	ck value for sale

Historical Values

Yr	Type	Class	Kind	Land	Bldg	Total
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Yr	Type	Class	Kind	Land	Bldg	Total
2017	<u>Assessment Roll</u>	Residential	Full	\$8,200	\$95,500	\$103,700
2015	<u>Assessment Roll</u>	Residential	Full	\$8,100	\$95,900	\$104,000
2013	<u>Assessment Roll</u>	Residential	Full	\$8,400	\$87,900	\$96,300
2011	<u>Assessment Roll</u>	Residential	Full	\$9,000	\$105,800	\$114,800
2009	<u>Assessment Roll</u>	Residential	Full	\$6,800	\$113,900	\$120,700
2007	<u>Assessment Roll</u>	Residential	Full	\$6,500	\$109,200	\$115,700
2005	<u>Assessment Roll</u>	Residential	Full	\$7,100	\$72,400	\$79,500
2003	<u>Assessment Roll</u>	Residential	Full	\$6,530	\$66,120	\$72,650
2001	<u>Assessment Roll</u>	Residential	Full	\$6,240	\$45,200	\$51,440
1999	Assessment Roll	Residential	Full	\$5,060	\$13,120	\$18,180
1997	Assessment Roll	Residential	Full	\$4,140	\$10,740	\$14,880
1995	Assessment Roll	Residential	Full	\$3,860	\$10,010	\$13,870
1991	Board Action	Residential	Full	\$3,340	\$8,660	\$12,000
1991	Assessment Roll	Residential	Full	\$3,340	\$21,540	\$24,880
1990	Assessment Roll	Commercial Multiple	Full	\$3,340	\$5,000	\$8,340

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1724 9th St 29E



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1749th St

for

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