Roll Call Number		Agenda Item Number
te January 27, 2020		
ABATEMENT OF	PUBLIC NUISANCES AT	2917 2 <sup>nd</sup> AVENUE
WHEREAS, the property local by representatives of the City of Desistructure in their present condition compublic nuisances; and	Moines who determined tha	es Moines, Iowa, was inspected at the main structure and garage to health and safety but are also
WHEREAS, the Titleholder, For to repair or demolish the main structure the nuisances.		tified more than thirty days ago as of this date has failed to abate
NOW THEREFORE, BE IT RESOLT MOINES, IOWA:	VED BY THE CITY COU	NCIL OF THE CITY OF DES
The main structure and garage Block A in G.B. HAMMER'S PLAT included in and forming a part of the as 2917 2 <sup>nd</sup> Avenue, have previously be	OF THE TOWN OF ENGL City of Des Moines, Polk Co	ounty, Iowa, and locally known
The City Legal Department is a decree ordering the abatement of the nuisances, as ordered, that the matter nutake all necessary action to demolish a	e public nuisances, and shou nay be referred to the Depart	
	Moved by	to adopt.
FORM APPROVED:		
Megan Norberg, Assistant City Attorn	nev	

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
BOESEN				
GATTO				
GRAY				
MANDELBAUM				
VOSS				
WESTERGAARD				
TOTAL				
MOTION CARRIED			APP	ROVED

#### **CERTIFICATE**

I, P. Kay Cmelik, 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.

Mayor	City Clerk
Mayor	

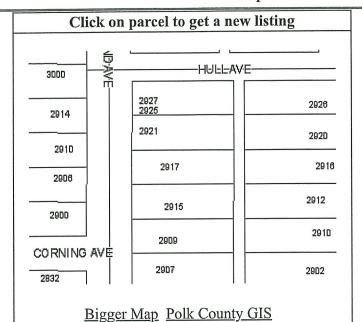
## 29D

### **Polk County Assessor**

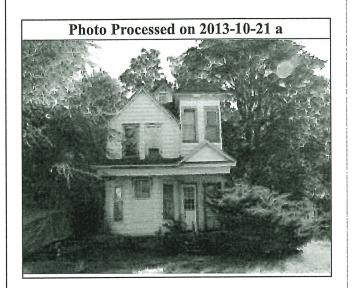
111 Court Avenue #195 Des Moines, IA 50309-0904 (515) 286-3014 Fax (515) 286-3386 polkweb@assess.co.polk.ia.us

		L	ocation		
Address	2917 2ND AVE				
City	DES MOINES	Zip	50313	Jurisdiction	Des Moines
District/Parcel	070/01574-505-000	Geoparcel	7924-26-301-003	Status	<u>Active</u>
School	Des Moines	Nbhd/Pocket	DM81/Z	Tax Authority Group	DEM-C-DEM- 77131
Submarket	Northeast Des Moines	Appraiser	Patrick Zaimes, ICA 515- 286-3832		

#### Map and Current Photos - 1 Record



Google Map



#### **Historical Photos**

		Ownership - 1 Record		
Ownership	Num	Name	Recorded	Book/Page
Title Holder	1	REHAN FAMILY TRUST	2017-03-20	<u>16409/969</u>

#### Legal Description and Mailing Address

LOT 5 BLK A G B HAMMERS PLAT OF THE TOWN OF ENGLEWOOD

<u>Pictometry</u>

ANTHONY G REHAN 3939 OAKSHIRE RD DES MOINES, IA 50310-5927

#### **Current Values**

Type	Class	Kind	Land	Bl	ldg	Total
2019 Value	Residential	Full	\$12,500 \$6,700 \$19,200			\$19,200
Assessment Roll Notice Market Adjusted Cost Report						
Zoning - 1 Record						
Zoning	Descr	ription		SF	Asse	essor Zoning
R1-60					F	Residential
		Conditional	Zoning			

020		Polk County Ass	sessor 070/01574-505	5-000	
		Conditional	Zoning		
		Docket_no ]	14361		
City of Des Moin	es Community D	evelopment Planning	g and Urban Des	ign 515 283-4182	(2012-03-20)
		Land			
Square Feet	7,500	Acres	0.172	Frontage	50.0
Depth	150.0	Topography	Normal	Shape	Rectangle
Vacancy	No	Unbuildable	No		
		Residences -	1 Record		
		Residence	e #1		
Occupancy	Conversion	Residence Typ	e 2 Stories	Building Style	e Early 20s
Year Built	1900	Number Familie	s 2	Grad	e 4+00
Condition	Very Poor	Total Square Foo Living Are		Main Living Area	o i niz
Upper Living Area	560	Basement Are		Open Porch Area	1 1.37
Enclosed Porch Area	50	Foundation	n Brick	Exterior Wal	
Roof Type	Gable	Roof Materia	Asphalt Shingle	Heatin	Gas Forced Air
Air Conditioning	0	Numbe Bathroom	7	Numbe Extra Fixture	a 1
Bedrooms	2	Room	s 6		





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

**DATE OF NOTICE: November 5, 2019** 

DATE OF INSPECTION:

**September 24, 2019** 

**CASE NUMBER:** 

COD2019-02040

PROPERTY ADDRESS:

2917 2ND AVE

**LEGAL DESCRIPTION:** 

LOT 5 BLK A G B HAMMERS PLAT OF THE TOWN OF ENGLEWOOD

REHAN FAMILY TRUST Title Holder ATTN: ANTHONY G REHAN 3939 OAKSHIRE RD DES MOINES IA 50310-5927

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 COMPONETS 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.

Kevin Pyles

(515) 283-4122

Nid Inspector

DATE MAILED: 11/5/2019

MAILED BY: JDH

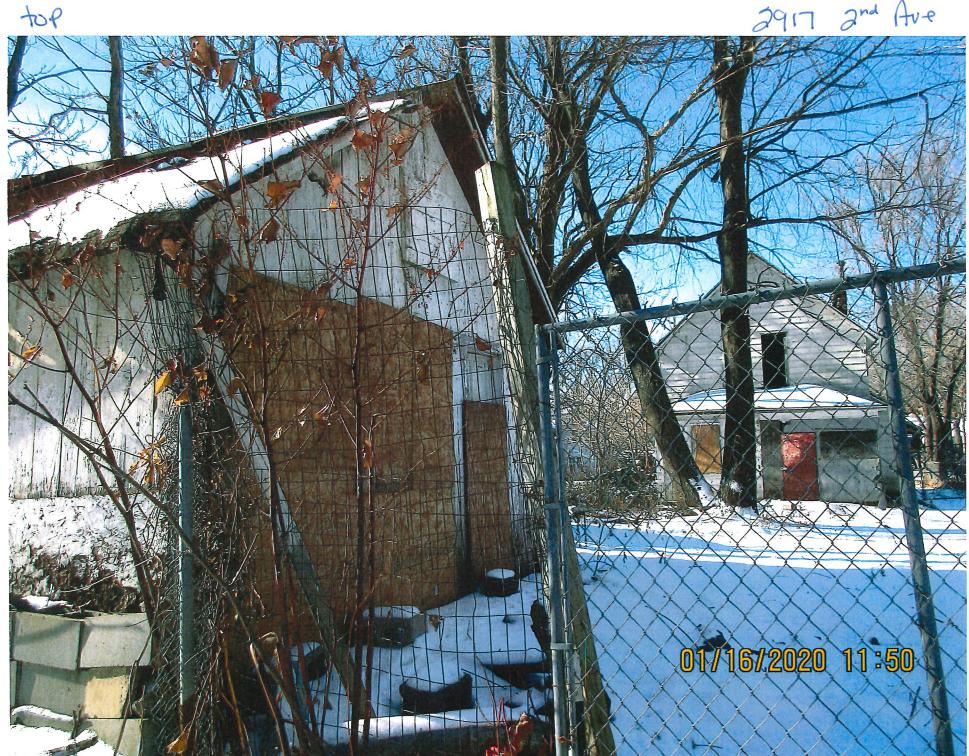
#### Areas that need attention: 2917 2ND AVE

Component: Requirement:	Electrical System Electrical Permit	<u>Defect:</u>	In poor repair
	Licetical remit	Location:	Main Structure Throughout
<u>Comments:</u>	Hire licensed contractor to verify operation repairs would require a permit.	and safety	of electrical systems. Any
Component: Requirement:	Mechanical System Mechanical Permit	Defect:	In poor repair
<u>Requirement:</u>	Mechanical Permit	Location:	Main Structure Throughout
<u>Comments:</u>	Hire licensed contractor to verify operation repairs would require a permit.	and safety	of mechanical systems. Any
Component: Requirement:	Plumbing System Plumbing Permit	Defect:	In poor repair
	J	Location:	Main Structure Throughout
<u>Comments:</u>	Hire licensed contractor to verify operation repairs would require a permit.	and safety	of plumbing systems. Any
Component:	Exterior Doors/Jams	Defect:	Deteriorated
Requirement:	Compliance, International Property Maintenance Code	Location:	Main Structure Throughout
<u>Comments:</u>	Scrape loose paint, repair any damaged ar the structure may require a building permi		int to match. Any repairs to
Component:	Exterior Walls	Defect:	Deteriorated
Requirement:	Compliance, International Property  Maintenance Code	Location:	Main Structure Throughout
		LOCALIOIII	riam et actare rimeagness
<u>Comments:</u>	Scrape loose paint, repair any damaged ar		
Component:	Interior Walls /Ceiling		
Component: Requirement:		eas and pai	int to match.
Component:	Interior Walls /Ceiling	eas and pai	Inadequate wall covering
Component: Requirement: Comments: Component:	Interior Walls /Ceiling Complaince with Int Residential Code Wall coverings per building code.  Soffit/Facia/Trim	eas and pai	Inadequate wall covering
Component: Requirement: Comments: Component: Requirement:	Interior Walls /Ceiling Complaince with Int Residential Code Wall coverings per building code.	Defect: Location: Defect:	Inadequate wall covering  Main Structure Throughout
Component: Requirement: Comments: Component:	Interior Walls /Ceiling Complaince with Int Residential Code Wall coverings per building code.  Soffit/Facia/Trim Compliance, International Property	Defect: Location: Defect: Location:	Inadequate wall covering  Main Structure Throughout  Deteriorated  Main Structure Throughout
Component: Requirement: Comments: Component: Requirement:	Interior Walls /Ceiling Complaince with Int Residential Code Wall coverings per building code.  Soffit/Facia/Trim Compliance, International Property Maintenance Code	Defect: Location: eas and pai	Inadequate wall covering  Main Structure Throughout  Deteriorated  Main Structure Throughout

Component: **Exterior Walls Defect:** Cracked/Broken Requirement: Compliance, International Property Maintenance Code **Location:** Garage Throughout **Comments:** Fix holes in walls, paint to match. Any repairs to the structure may require a building permit. Component: Roof **Defect:** In disrepair Requirement: **Building Permit Location:** Garage Throughout **Comments:** Repair or replace **Component:** Trusses **Defect:** In disrepair **Requirement: Building Permit Location:** Garage Throughout **Comments:** Repair or replace **Defect:** Deteriorated Component: Windows/Window Frames Requirement: Compliance, International Property Maintenance Code **Location:** Garage Throughout **Comments:** Fix or board up windows. Any repairs to the structure may require a building permit. Component: **Exterior Walls Defect:** Absence of paint **Requirement:** Compliance, International Property Maintenance Code **Location:** Garage Throughout **Comments:** Paint to match Component: Foundation **Defect:** In disrepair Requirement: Compliance, International Property Maintenance Code **Location:** Garage Throughout **Comments:** Repair or replace



2917 and Ave



29D

01/16/2020 11:48