

Agenda
Property Maintenance Board of Appeals
Commission Room
City Hall
Wednesday, March 3rd, 2010, 1 p.m.

Approval of Minutes of Last Meeting

New Business

Welcome new board member Ron Rensberger.

Appeal No. 1-2010. Based on several neighborhood complaints, a housing inspection occurred at 1400 East 16th Street, which found several property maintenance code violations ranging from broken windows, deteriorated walls, eaves and gutters, an inoperable garage door, broken windows in the garage, and an accumulation of rubbish and garbage on the property. A Notice and Order dated December 18th, 2009 required an interior inspection and the work referenced in Exhibit A of the Notice and Order to be completed. Upon discussions with the owner, Mary Fish, it was determined that the furnace in the house is inoperable and the tenant is using space heaters which is another code violation. The owners will request an extension of time to complete the work to bring the structure to minimum property maintenance standards.

Appeal No. 2-2010. On July 1, 2009, The Board deemed that the exterior repairs referenced in the Notice and Order dated June 5th, 2009 were required to be completed and that an interior inspection occur at the single family dwelling located at 103 S. Prairie Avenue. To date, no exterior repairs have been commenced and no interior inspections have occurred. A Notice and Order/Notice to Vacate was issued on January 28, 2010 because of the lack of utilities to the structure, specifically water and gas. Melissa Phillips, the owner, has requested that the Board rescind the Notice to Vacate based on the utilities being reinstalled on February 8th, 2010; and that the work referenced from the original Notice and Order would be commenced by February 9th, 2010. To date, no work has been commenced, and water and gas have yet to be reconnected.

Adjournment

Accessibility. Upon request, accommodations for this hearing will be provided for persons with disabilities. Please contact the Planning and Building Services Department office at 367-8670, 48 hours in advance.

For questions concerning this hearing, please call (605) 367-8670 for assistance.