

Agenda
Property Maintenance Board of Appeals
Commission Room
City Hall
Wednesday, March 2nd, 2011, 1 p.m.

Approval of Minutes of Last Meeting

New Business

1. **Appeal No. 1-2011.** Neighborhood complaints were received on a dwelling located 515 S. Duluth Avenue. An inspection occurred which resulted in the issuance of a Notice and Order/Notice to Secure/Notice to Demolish which was issued on January 25, 2011. The structure has been vacant due to fire damage which occurred on July 22, 2008. Those windows on the main floor have been attempted to be secured but the windows on the second floor have remained open and unsecured. The property additionally received several weed complaints within the last year. The owner, Oscar Batiz was ordered to comply by March 16, 2011. Mr. Batiz maintains that the property is repairable, but has been delayed due to pending litigation and settlement negotiations, and will request that the Board extend the time period to make repairs to bring the structure back to a viable use instead of demolition.

2. **Appeal No. 2-2011.** A Notice and Order dated May 7, 2009 was issued for the property located at 523 S. Duluth Avenue based on an exterior inspection which found stairs to the second level which were unstable, broken windows, lack of handrails and screens. The structure has remained vacant since 2009. Repairs to the structure have not occurred and it was recently found that the structure remains unsecured. Subsequently, a Notice and Order/Notice to Secure/Notice to Demolish was issued on January 25, 2011. The owner, Oscar Batiz maintains that the structure is repairable but again will request additional time to work with a lender to make repairs to the structure.

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.