Approval of Minutes of Last Meeting

New Business

1. **Appeal No. 2-2012.** On March 18, 2008 a Notice and Order was issued to Bert Hauk requiring repairs to a vacated single family rental located at 430 W. 7th Avenue. The Property Maintenance Board allowed more time to complete the code violations on May 7, 2008 to the Hauk family but required the property to be secured, the exterior trash removed and the lawn to be maintained. On August 8, 2008, the property was transferred to Jeffrey Stensaas who obtained a building permit to abate the code violations on August 28, 2008. Because no inspections were requested due to the lack of any activity on the property, the building permit was cancelled. As the time limits of the original Notice and Order are long past, a Notice of Demolition dated May 1, 2012 was issued which requires the property to be demolished by June 20, 2012. Mr. Stensaas will request that the Board review the terms of the Notice of Demolition inasmuch as he still intends to repair the property.

2. **Review the pending grass and weed ordinance.** The Board will be requested to review modifications to the Property Maintenance Code which transitions the authority of the nuisance grass and weed ordinance from the Parks and Recreation Department to the Property Maintenance division of Building Services who has administered the program since the spring of 2011. This ordinance removes the language regarding nuisance vegetation from Chapter 42 of the Revised Ordinances of the City of Sioux Falls and places language in Section 11-76 which are the local modifications to the Property Maintenance Code. The remaining portion of the ordinance, Chapter 42, pertains to the Parks and Recreation Department. The following is a summary of the requested review:

   Chapter 11-76 Section 113 Special Assessments (*International Property Maintenance Code*). This takes the current language found in Chapter 42 regarding special assessments and places into the Property Maintenance Code. This section defines the process for assessing a property owner that fails to comply and does not pay for the costs incurred by the City to abate the nuisance.
Chapter 11-76, Section 302.4 Weeds (*International Property Maintenance Code*). Section 302.4 Weeds of the Property Maintenance Code, previously referenced Chapter 42 and the Parks Department as it relates to abatement of nuisance weeds and grass. Sections 302.4 through 302.4.2 incorporates the language in the *International Property Maintenance Code* and what was in Chapter 42 regarding weeds and grass. These criteria establish the maximum heights for grass and declare noxious weeds as a nuisance and provide a mechanism for the abatements of such nuisances. This section also defines that the ordinance does not apply to gardens, livestock pastures, wild flower displays and additionally has been modified to clarify that right-of-way of rural section roads is exempt from the ordinance, as well as clarifying the requirements of maintenance of undeveloped areas.

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.**