



MEMORANDUM

To: Finance Committee

From: Rich Olson, City Manager
Stanley Ward, Director of Inspections

Date: June 17, 2013

Re: Consideration – Condemnation/Demolition of 1015 W. Church Street

BACKGROUND:

Consideration is requested to condemn and demolish the house at 1015 West Church Street. A demolition bid of \$2,499 (excluding landfill tipping fees) has been submitted for the removal of this structure. The Inspections Department staff has been working with the owners for over a year now to have the property brought up to code. Unfortunately, the owners no longer have the resources to bring it into compliance. Although a third party recently showed some interest in purchasing it, they did not comply with the State's general contracting licensing laws.

This item was first presented during the June 10, 2013 Council meeting, but was removed from the agenda at the request of Councilwoman Jean Baker.

ANALYSIS:

This house is a two story single family dwelling that is substandard, severely deteriorated and dilapidated. (Pictures of the structure are attached.) It has been vacant for over four (4) years; and also has a basement full of water that makes it highly susceptible to mold and mildew issues. In its present condition it could impose a fire and health hazard to the public. It also degrades surrounding property values. The City Attorney has already performed a title search of the property. The structure continues to deteriorate and remains in violation of City and State Building Codes.

STAFF RECOMMENDATION:

By motion, recommend that the City Council adopt the attached ordinance declaring the structure at 1015 West Church Street condemned and authorize demolition of same.

