

CODE ENFORCEMENT PURSUANT TO SEC. 10-203(e) OF THE HOUSING CODE

CASE SUMMARY - HOUSING FILE NO. 2016020824

PROPERTY ADDRESS 3688 SOUTHDALE AV
TAX BLOCK 1390 **LOT(s)** 205
WARD SOUTHEAST
PROPERTY OWNER(s) LARRY D LUCAS
LIS PENDENS 16M1154 **FILED** 07/22/2016

DUE PROCESS

1. The current **Complaint and Notice of Hearing** was issued 04/28/2016 and service was obtained by certified mail x regular x post x hand delivery_____, and publication x on 05/12/2016. The Hearing was held on 5/31/2016 and the owner/agent appeared and/or contacted the Community Development Department regarding the complaint. yes____ no x.
2. The **Finding and Order** was issued on 6/28/2016 and service was obtained by certified mail x regular x post x hand delivery _____ and publication x on 03/16/2017. The **Order** directed the owner to **vacate and close or repair** the dwelling within 30 days from receipt. Time for compliance expired on 04/16/2017.
3. The notification letter was sent 05/11/2017 advising the owner that the Community Development/Housing/General Government Committee of the City Council would be considering demolition of this dwelling at their meeting on 06/13/2017. The notice further advised that if they intended to request an extension of time, they should present evidence of their intent to the Community Development Director prior to the Committee meeting. Director was contacted yes____ no x.

COMMENTS (if any)

COUNCIL CONSIDERATION

The estimated cost to make repairs to bring this substandard structure into compliance with Housing Code Standards as prescribed in the Housing code **exceeds sixty-five percent (65%) of the value.**

Estimated cost to repair \$ \$33,956.00

Fair market value \$ \$7,000.00

Based on the above information, it is recommended that an Ordinance be adopted to cause this dwelling to be **removed or demolished.**