



AGENDA
Committee on Public Safety
Wednesday, July 26, 2017 @ 3:30 p.m.
Council Conference Room, 10th Floor

Councilmember Adam Hussain, Chair
Councilmember Carol Wood, Vice Chair
Councilmember Tina Houghton, Member

1. **Call to Order**
2. **Roll Call**
3. **Minutes**
 - July 5, 2017
4. **Public Comment on Agenda Items**
5. **Presentation:**
 - Moores River Drive Traffic- Andy Kilpatrick
6. **Discussion/Action:**
 - A.) ORDINANCE - Amendments to Ordinance Chapter 1422 – Signs; Section 1442.15 Window Signs
 - B.) RESOLUTION – Set a Show Cause Hearing; Make Safe or Demolish; 1310 Jerome Street
 - C.) RESOLUTION – Set a Show Cause Hearing; Make Safe or Demolish; 1025 Orchard Street
 - D.) RESOLUTION – Set a Show Cause Hearing; Make Safe or Demolish; 214 Lathrop Street
 - E.) DISCUSSION – Medical Marihuana Moratorium
 - F.) UPDATE – 3801 Walton
7. **Other**
8. **Adjourn**



MINUTES
Committee on Public Safety
Wednesday, July 5, 2017 @ 3:30 p.m.
City Hall, Council Conference Room

CALL TO ORDER

The meeting called to order at 3:31 p.m.

ROLL CALL

Councilmember Adam Hussain, Chair
Councilmember Carol Wood, Vice Chair
Councilmember Tina Houghton, Member

OTHERS PRESENT

Sherrie Boak, Council Staff
Brandon Waddell, Assistant City Attorney
Amanda O'Boyle, Assistant City Attorney
Linda Vail, Ingham County
Nathan Murphy, Rep/ Andy Schor Office
Dan Denova, MSU
Mary Ellen Purifecato

MINUTES

MOTION BY COUNCIL MEMBER WOOD TO APPROVE THE MINUTES FROM JUNE 21, 2017 AS PRESENTED. MOTION CARRIED 3-0.

PUBLIC COMMENT

Public comment will be taken at each agenda item.

Presentation

Combating the Heroin Epidemic

Council Member Hussain provided an overview of the epidemic and introduced Ms. Vail. He also noted that during the medical marijuana discussions on the ordinance there were concerns from the public that there needed to be a focus on opioids and heroin. Council Member Wood also noted that the Ad Hoc on Diversity will also be looking at the topic. Council Member Houghton asked why it was at two Committees. Council Member Wood stated that there are two different perspectives, and Ad Hoc is looking at educating the diverse population.

Ms. Vail distributed a handout on the issues, the problem, the prescriptions, connections between opioid and heroin, the Naloxone and Narcan, then presented her talking points. (Attached).

Council Member Hussain inquired as to how 80% of the abused prescriptions come from households, and Ms. Vail noted there are 107 prescriptions to every 100 people in Michigan, and 11.3% 11 graders use prescriptions not prescribed to them. There is an essential need to educate people on cleaning out their expired prescriptions. There is an Ingham County initiative task force working on this topic, and the State of Michigan is working on a prescription drug monitoring system. Council Member Hussain then asked if there had been any thought to safe injection sites. Ms. Vail admitted there is not a lot of data on the subject and they are focusing on access to treatment, mental health, behavioral health, Medicaid and assistance programs. Council Member Wood asked about assistance from the Police Departments. Ms. Vail stated that access to treatment is an issue and it is the matter of authorization to get into treatment. With no financial assistance, some walk out. Council Member Wood asked about half way houses as option, and Ms. Vail stated they won't take them until they have gone through detox then transition. Council Member Wood then asked if the online records system in hospitals have helped with how much medication is being prescribed. Ms. Vail acknowledged that all hospitals are using different programs that do not talk to each other. The Committee then moved onto the statistics in the handout which was an Opioid Surveillance Report. Council Member Hussain concluded the discussion by asking Ms. Vail if there was anything the City could do to assist. Ms. Vail confirmed that the LPD and LFD are working together on what can be done to implement criminal defense response.

Discussion/Action:

RESOLUTION- Amend Motion on Introduction and Set the Public Hearing for Amendments to Ordinance Chapter 1422 – Signs; Section 1442.15 Window Signs

Council Member Hussain recapped the process thus far, noting that a hearing was set for August at the last Committee meeting, however after confirmation from PND and Law, it does not need to go to the Planning Board, and therefore there is no reason to delay or require a 15 day notice period, so the Resolution has been amended to set the hearing for July 24th.

MOTION BY COUNCIL MEMBER HOUGHTON TO AMEND THE RESOLUTION TO SCHEDULE THE HEARING FOR JULY 24TH. MOTION CARRIED 3-0.

DISCUSSION – House Bill 4767

Mr. Murphy, representing Representative Andy Schor's office, briefly provided an updated on the House Bill created by Representative Schor and Senator Jones. Currently tobacco is banned on bill boards, however this Bill would regular marihuana on bill boards as well. The changes would add marihuana to the list, and would not allow them to advertise for a dispensary or listing of a dispensary like "weed maps".. The bill was introduced June 15th and it is in Committee on Law and Justice, with the hopes of a hearing soon. Senator Jones has already referred it to the Senate Committee which he chairs, and hopes for a hearing shortly as well. Council Member Hussain asked if there was anything the City Committee could do, and Mr. Murphy encouraged letters of support during the committee hearing showing broad community support. The consensus would be a letter from all of Council. Mr. Murphy also noted that any testimony during the hearing would be appreciated and they would keep the Council updated.

DISCUSSION – Medical Marihuana Moratorium

Council Member Hussain recapped that at the last Committee meeting Law informed the Committee that letters were sent out, but nothing was shut down. He did note that 928 MLK was one of those addresses, and a letter was sent June 21st, so asked for any update on that

one. Ms. O'Boyle confirmed that 14 letters to establishments that had prior complaints were mailed and they had until July 21st. As of the date of this meeting there were 5 responses with at least an inquiry as to what documents are required or they actually provided documents. At this point Law is considering affidavits, leases, "Weed Map" receipts dating back prior to moratorium. Council Member Wood asked law not to use Weed Map. Ms. O'Boyle stated that this option is one of many and will not be allowed as the only information accepted.

Mr. Waddell stated that Law received a call this morning inquiring what they need to do to open and admitted they did open after the moratorium. Law is working on this admission. Mr. Waddell acknowledged they are not recommending businesses stay open.

Council Member Wood referenced a location that was mentioned at the last meeting, and asked for an update for that, and would encourage a closed session if that was necessary. Mr. Waddell stated they are not able to get any information, and at this point are not aware of anything coming out of law enforcement. Law understands the concern, and has a meeting scheduled with LPD and will bring this topic up.

Council Member Hussain spoke briefly about "Got Med" violations that Council received over the past weekend asked for an updated on what could be done. Mr. Waddell stated he was informed and law as looking into it.

Ms. O'Boyle informed the Committee she will become full time in August, and currently is working Monday, Thursday and Friday.

UPDATE – 3801 Walton

Council Member Hussain recapped from the last meeting that he met with Officer Arnold on site to address issues regarding trash, and drug use to name a few. A meeting has been set for July 13th at 9 am with Office Arnold and Law.

Council Member Hussain reschedules the next meeting that was to occur on July 19th to July 26th.

PUBLIC COMMENT –

Ms. Purifecato stated she would testify if Rep. Schor needed testimony on the medical marihuana.

ADJOURN

The meeting was adjourned 4:38 p.m.

Submitted by, Sherrie Boak,

Recording Secretary

Lansing City Council

Approved: _____

From Linda Vail, Ingham County

Opioids and Heroin Talking Points

The problem

- Opioid overdose deaths are a public health crisis. In 2014, overdoses involving opioids killed more than 28,000 people.
- The problem is growing. Overdose deaths from opioids, including prescription opioids and heroin, have more than quadrupled since 1999.
- Heroin and opioid overdose is a problem in Ingham County.
- In 2016, there were 77 opioid-related (Codeine, Fentanyl, Heroin, Hydrocodone, Methadone, Morphine & Oxycodone) deaths. In 2006, there were eight. This is a more than a nine-fold increase.
- In the first two months of 2016, there were 9 opioid-overdose deaths. In the first two months of 2017, there were 10 opioid-overdose overdose deaths. The problem persists.
- While heroin was once considered a “poor” or “urban” problem, the average heroin user today is more likely to be a young, white suburbanite.

Opioid prescriptions

- Opioids include hydrocodone (e.g., Vicodin), oxycodone (e.g., OxyContin, Percocet), morphine (e.g., Kadian, Avinza), codeine, and related drugs.
- Almost 1 in 20 adolescents and adults – 12 million people – have used prescription pain medication when it was not prescribed for them or only for the feeling it caused in the past year. Many believe these drugs are not dangerous because they can be prescribed by a doctor, but abuse often leads to dependence.
- Michigan is a high-prescribing state. In 2012, there were 107 painkiller prescriptions for every 100 people. (For comparison, Illinois had 68 for every 100 people.)
- Michigan has one of the highest rates of teen prescription drug abuse in the country at 12%.
- Within the Ingham County, 7.3% of 11th graders reported using prescription drugs not prescribed to them in the past 30 days..
- 80% of abused prescription drugs come from household medicine cabinets through selling, stealing or borrowing. Clearing expired, unwanted and unused medications from our household medicine cabinets is the number one prevention action that we can take in our community to properly address the prescription drug addiction crisis.
 - ICHD supports the “Take Back Meds” program because it eliminates potential for abuse and protects the environment. See www.takebackmeds.org

Connecting opioids to heroin

- For some, pain medication abuse leads to heroin use. Opioids can be a gateway to heroin.

- People who are addicted to prescription opioids are 40 times more likely to be addicted to heroin.
- Heroin produces the same type of high as opioid pills. Some report that heroin is cheaper and easier to obtain.

Naloxone (Brand names Narcan® and Evzio®)

- Naloxone is an opioid antagonist. In cases of overdose, it works by blocking the effects of opioids, specifically reversing the effects on the brain and respiratory system in order to prevent death.
- Naloxone has been used in the management of opioid overdose for more than 40 years. It is a safe drug with no potential for abuse and a low risk of serious side effects.
 - If it were administered to a person that did not have opioids on-board, there would be no effect.
- Any adult capable of learning basic life support can also learn to recognize an opioid overdose and administer naloxone in time to save lives.
- It makes sense to reduce the time it takes to administer naloxone by getting it into the hands of those best positioned to respond rapidly.
- The logic and support for placing time-critical medications in the hands of nonmedical persons is not new.
 - Epinephrine injections are made available as a life-saving measure for people at risk for suffering anaphylaxis, and glucagon injections are provided to diabetes patients in case of severe insulin reactions.

Narcan® in Ingham County

- Lansing EMS administered Narcan® 255 times in 2016. (Narcan incidence is a record from EMS where Narcan was administered to a person at a specific place and time excluding repeated doses.
- Law enforcement who are not first responders, carry Narcan® nasal spray to administer to people experiencing an opioid overdose.
- Law enforcement trained as first responders (includes some police) will carry Narcan® muscular injection kits.
- Access to Narcan® muscular injection kits is available for others in the community such as people in opioid recovery/treatment, cancer patients on high opioid dosing, and close family members or friends of people with opioid addiction.

References

Amy Moore, ICHD Program Coordinator

<http://www.nlm.nih.gov/medlineplus/druginfo/meds/a612022.html>

<http://www.who.int/features/2014/naloxone/en/>

<http://www.drugabuse.gov/related-topics/trends-statistics/infographics/abuse-prescription-pain-medications-risks-heroin-use>

<http://archive.samhsa.gov/data/NSDUH/2012SummNatFindDetTables/NationalFindings/NSDUHresults2012.pdf>

<http://jama.jamanetwork.com/article.aspx?articleid=1886185>

<http://www.drugabuse.gov/related-topics/trends-statistics/overdose-death-rates>

<http://www.cdc.gov/vitalsigns/opioid-prescribing/infographic.html>

Moore's River Estates Association
3618 Muirfield Drive
Lansing, Michigan 48911

June 19, 2017

Andrew K. Kilpatrick, P.E.
Transportation Engineer
City of Lansing
City Hall, 7th Floor
124 West Michigan Avenue
Lansing Michigan 48933

Dear Andy:

This letter is sent on behalf of Moore's River Estates Association (MRE) co-owners to outline their significant concerns regarding the speed limit and signage on Moore's River Drive between West Mt. Hope Avenue and Waverly Road.

Since the completion of the pathway project in late fall 2014, the reduction of lanes from four to two, and the installation of new fencing in front of our development in July of 2015, the fence has been hit by vehicles three times. The most recent accident was May 21, 2017 and attached is a picture showing the damage. The two other reported accidents were August 10, 2015 and January 11, 2016. The association has incurred costs of \$10,315 from these accidents and there is certainly the potential for our insurance rates to increase due to these accidents.

In addition to the above-mentioned accidents involving MRE property, there have been numerous other incidents, all of which involved property damage.

- The light post at the west edge of MRE at 3833 Moore River Drive was hit and destroyed twice;
- two light posts were hit and required replacement near Clark Construction at 3535 Moore's River Drive;
- the pipe barrier surrounding the Board of Water and Light electrical junction box at Doral Boulevard was hit and damaged;
- on August 28, 2014, a car left the roadway and ended up submerged in the Grand River late at night; and
- a car ended up on the Clark Construction lawn with the driver taken away in an ambulance.

All of these accidents occurred after the traffic pattern changed from four lanes to two lanes.

The speed limit is now 35 mph on Mt. Hope Avenue from Pleasant Grove Road to its intersection with Moore's River Drive and then to Waverly Road. The majority of Mt. Hope Avenue, with three to four lanes, has a speed limit of 30 mph from Mt. Hope Cemetery/Sycamore Creek to Pleasant Grove Road.

Andrew K. Kilpatrick
June 19, 2017
Page 2

Related speed limits in the area include Moores River Drive from Martin Luther King Jr. Boulevard to West Mt. Hope Avenue with two lanes at 25 mph and multiple speed bumps to slow drivers down. Pleasant Grove Road, with three lanes, has a speed limit of 30 mph from Mt. Hope to Holmes Road. Furthermore, there is no signage by Clark Construction to indicate that the road curves to the left and drivers need to slow down.

We are concerned for the safety of pedestrians and bicyclers on the pathway. Please consider dropping the speed limit to 30 mph before something more valuable than a fence or light post is hit.

Sincerely,

A handwritten signature in cursive script that reads "Sandra Frauenheim".

Sandra Frauenheim, President
Moores River Estates Associaton

Attachment

cc: Lansing City Council Committee on Public Safety ✓

Alcohol a factor in rollover crash, nobody hurt



By News 10 | Posted: Sun 9:44 PM, May 21, 2017

LANSING, Mich. (WILX) - A driver has been arrested following a rollover crash Sunday afternoon.

It happened on Mount Hope Ave. near Moore Driver Drive in Lansing around 6:40 p.m.

Lansing Police tell News 10 alcohol was a factor in the crash.

Video sent to News 10 by John Westra shows damage to a fence where the crash occurred.

Nobody was injured.

ORDINANCE NO. ____

AN ORDINANCE OF THE CITY OF LANSING, MICHIGAN, TO AMEND THE LANSING CODIFIED ORDINANCES BY AMENDING CHAPTER 1442. – SIGNS, SECTION 1442.15. – WINDOW SIGNS; PERMITTED ZONING DISTRICTS.

THE CITY OF LANSING ORDAINS:

Section 1. That Chapter 1442 – Signs, Section 1442.15 – Window Signs; permitted Zoning Districts, of the Code of Ordinances of the City of Lansing, Michigan by and is hereby amended to read as follows:

Window signs are permitted in office, commercial, wholesale and industrial zoning districts.

(a) **SIZE.** WINDOW SIGNS SHALL NOT EXCEED 20 PERCENT OF THE WINDOW AREA FROM WHICH THE SIGN CAN BE SEEN FROM THE EXTERIOR OF THE BUILDING. ALL MOUNTING HARDWARE AND EQUIPMENT SHALL BE CONCEALED FROM THE EXTERIOR VIEW OF THE BUILDING.

(b) **EXCEPTIONS.** BUILDINGS THAT ARE USED FOR A PUBLIC PURPOSE AND ARE OWNED OR ENTIRELY OCCUPIED BY THE UNITED STATES FEDERAL GOVERNMENT, STATE OF MICHIGAN OR THE CITY OF LANSING AND ANY OF ITS AGENCIES, DEPARTMENTS OR INSTRUMENTALITIES ARE EXEMPT FROM THE DIMENSIONAL REQUIREMENTS OF THIS CHAPTER. THE DIRECTOR OF THE DEPARTMENT OF PLANNING AND NEIGHBORHOOD DEVELOPMENT SHALL HAVE SOLE AUTHORITY TO APPROVE OR DENY SIGNS FOR ENTITIES SEEKING A VARIANCE AFTER REVIEWING THE PROPOSED SIGNS' COMPATIBILITY WITH THE SURROUNDING AREA AND THE GOALS EXPRESSED IN THIS CHAPTER.

Section 2. All ordinances, resolutions or rules, parts of ordinances, resolutions or rules inconsistent with these provisions are repealed.

Section 3. Should any section, clause or phrase of this ordinance be declared to be invalid, the same shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so declared to be invalid.

Section 4. This ordinance shall take effect of the 30th day after enactment unless given immediate effect by City Council.

Approved as to Form:

City Attorney

Dated: _____



Virg Bernero, Mayor

OFFICE OF THE MAYOR

9th Floor, City Hall
124 W. Michigan Avenue
Lansing, Michigan 48933-1694
(517) 483-4141 (voice)
(517) 483-4479 (TDD)
(517) 483-6066 (Fax)

TO: City Council President Patricia Spitzley and Councilmembers
FROM: Mayor Virg Bernero
DATE: 7/6/17
RE: Make Safe or Demolish - 1310 Jerome Street

The attached correspondence is forwarded for your review and appropriate action.

VB/rh
Attachment



City of Lansing
Inter-Departmental
Memorandum



To: Virg Bernero, Mayor

From: Susan Stachowiak, Zoning Administrator

Subject: CITY COUNCIL AGENDA ITEM - Make Safe or Demolish - 1310 Jerome Street

Date: June 22, 2017

Please forward this resolution to City Council for placement on the Agenda.

If you have any questions, or need additional information, please give me a call.

Attachments

**CITY OF LANSING - DEMOLITION BOARD
REPORT FOR CITY COUNCIL
CASE OVERVIEW SHEET**

ADDRESS:	33-01-01-15-258-211
PARCEL NUMBER:	1310 Jerome

SHOW CAUSE HEARING DATE:	8/16/2017
DEMOLITION CASE FILE #:	2017-D002

LISTED TAXPAYER:	Martell, Barbara
INTERESTED PARTIES:	Wells Fargo Real Estate Tax Service
SEV INFORMATION:	\$35,300.00
LAND VALUE:	\$9,005.00
BUILDING VALUE:	\$61,527.00
LOT SIZE:	31.350 x 165.00

HOUSING CODE VIOLATION LTR:	1/19/2016
ORIGINAL RED TAG DATE:	1/19/2016
ZONING:	"C"
ESTIMATE OF REPAIRS:	\$200,172.00
PICTURES:	yes
OTHER:	

LEGAL DESCRIPTION:	LOT 7 ASSESSOR PLAT NO 47
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ORDER OF DEMOLITION BOARD

DEMOLITION BOARD MEETING DATE:	4/20/2017
ORDER:	60 DAYS MAKE SAFE OR DEMOLISH
REASON/CONDITIONS:	SUBSTANDARD
HEARING OFFICER:	Dave Muylle

CURRENT PERMIT ACTIVITY

BUILDING:	Required, not yet pulled
ELECTRICAL:	Required, not yet pulled
MECHANICAL:	Required, not yet pulled
PLUMBING:	Required, not yet pulled
DEMOLITION:	na

CURRENT CITY COUNCIL ACTIVITY

REQUEST FOR SHOW CAUSE SENT:	6/21/2017
SHOW CAUSE HEARING DATE:	8/16/2017
PUBLIC SAFETY COMMITTEE WILL REVIEW:	7/26/2017



Mayor Virg Bernero

Lansing Fire Department

Fire Marshal's Office

Code Enforcement Section

316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

Notice Printed: 01/19/2016

Unsafe and Dangerous Correction Notice

Inspection Type: Safety
Inspection Date: 01/19/2016
Compliance Due Date: 02/18/2016

MARTELL BARBARA J
1310 JEROME ST
LANSING, MI 48912-2216

Warning: *Failure to comply with the requirements of this notice may result in the issuance of a Municipal Civil Infraction Violation Ticket. (Fines: \$500 per day for each violation)*

Violation Location: 1310 JEROME ST
Parcel No: 33-01-01-15-258-211

The above referenced address was found to have certain violations of the Lansing Housing and Premises Code, Chapter 108 of the Code of Ordinances. **The violations are listed below and must be corrected by the compliance due date.**

Sec 505.3 Water supply pipe is leaking - deteriorated - lacking support.

INSPECTOR COMMENTS: *Water is leaking from 2nd floor bathroom for multiple days and has cause a lot of damage.*

SEC 305.1 Mold accumulation at walls in basement / bathtub area / windows / below kitchen sink / below lavatory. All affected areas are to be cleaned and sanitized with bleach

Sec 108.1.3 Lack of required utilities to the dwelling. The gas / electric / water service is turned off. The dwelling lacks sanitary / heating facilities.

INSPECTOR COMMENTS: *Utilities turned off due to supply pipes leaking from 2nd floor for multiple days.*

Sec 302.2 Mold on walls and floor in basement. (All affected areas are to be cleaned and sanitized with bleach).

SEC 305.3 Plaster / Gypsum board at ceiling / wall is damaged / loose

SEC 305.3 Uncleanliness - Decay of surfaces within a dwelling that is likely to cause sickness or disease and render air, food or drink unwholesome or detrimental to the health of humans. All floors, walls, ceilings windows, doors, cabinets, countertops, plumbing fixtures and appliances must be cleaned and maintained in a sanitary condition.

SEC 305.3 Peeling, chipping, flaking, or abraded paint on interior surfaces of a structure must be properly removed or covered.

Sec 505.4 Hot running water lacking at plumbing fixtures.

Sec 305.3 Floor covering soiled - deteriorated - damaged.

Sec 308.1 Accumulation of trash - debris - combustibles - feces - soiled clothing - deteriorated furniture - deteriorated appliances throughout the dwelling.

Sec 305.3 Wall and/or ceiling covering is loose and hanging - deteriorated and/or damaged.

INSPECTOR COMMENTS: Severe damage due to supply pipe leaking for multiple days.

Sec 305.3 Water damaged drywall on the walls and ceilings throughout the structure.

Sec 305.3 Walls are deteriorated - damaged with holes - bowed - leaning.

Sec 504.1 Plumbing permit required for new water heater / water supply piping / waste piping

Sec 603.1 Work to be done to code by a licensed qualified contractor with benefit of permit, inspection and final approval.

NOTE: Some listed corrections may require mechanical, plumbing, electrical, demolition or building permits from The Building Safety Office. You can call (517-483-4355) to determine if State Law requires a permit for your particular repair / correction.

Due to the extensive water damage and condition of the property, a partial inspection was conducted. A complete inspection of the property must be conducted and all violations must corrected before this property can be reoccupied. Some listed corrections may require mechanical, plumbing, electrical, demolition or building permits from The Building Safety Office. You can call (517-483-4356) to determine if State Law requires a permit for your particular repair / correction.

At the request of LFD a Safety Inspection was performed on this Dwelling. Due to the amount of clutter and debris in the dwelling I was not able to do a complete inspection. Please call to schedule a complete inspection; all corrections must be completed before any further occupancy of the dwelling will be allowed.

This dwelling has been declared an UNSAFE STRUCTURE as defined in section 108 of the Lansing Housing and Premises Code. Signs have been posted at each entrance that read - DO NOT ENTER, UNSAFE TO OCCUPY. It is a misdemeanor to occupy this building, or to remove or deface this notice. Said dwelling shall remain vacant until this office has conducted a complete inspection and approved all corrections.

Failure to comply by the compliance due date may result in the issuance of a Municipal Civil Infraction.
Violation with **Fines: \$500 per day for each violation.**

Pursuant to Section 107.2 of the IPMC, you have the right to appeal this notice of violation. In accordance with Section 106.3 any action taken by the City on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

If you have any questions or concerns about complying within the time indicated, you may contact at
(517) 702 4751 Monday through Friday between the hours of **8-9** - AM or **12-1** - PM.

Officer: Amy Castillo

This does not guarantee discovery or reporting of all code violations or property defects, manifest or latent, which exist at the property inspected. The City of Lansing, its officers and employees, shall not be liable for any injury or damage, including incidental or consequential damages, claimed to be a result of any failure to discover or report code violations or property defects.

As specified by section 107- Notices and Orders - a copy of this violation was sent to:

Taxpayer of Record: MARTELL BARBARA J, 1310 JEROME ST, LANSING, MI 48912-2216













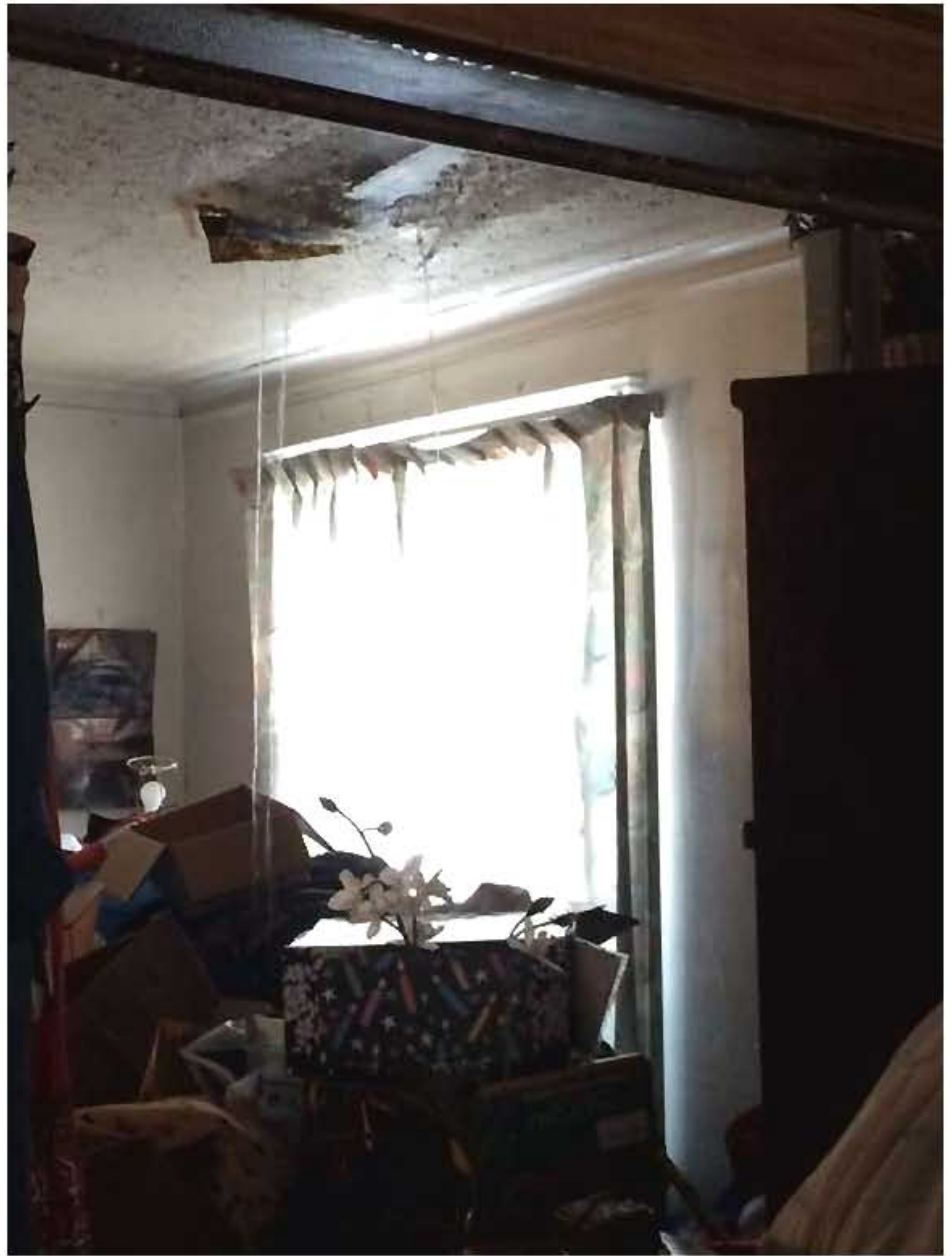


















1310 Jerome Street

● Original Red Tag Date

● 1/19/2016

● Submitted Into Make Safe Or Demolish Process

● 4/20/17

● Property Vacant/Repairs Exceed Building SEV

- Property vacant more than 180 days
- Repairs exceed building SEV

● Title Information

- Barbara Martell
- Wells Fargo Real Estate Tax Service

1310 Jerome Street

Property Value Information

● SEV

● \$42,800 (*as of 6/22/17*)

● Structure

● \$77,152 (*as of 06/22/17*)

● Land

● \$8,543 (*as of 6/22/17*)

● Estimate of Repairs

● \$200,172

1310 Jerome Street.

Housing Code Correction Letters

- Code Compliance Inspection Date

- 1/19/2016

- Code Compliance Letter Written

- 1/19/2016

- Code Compliance Due Date

- 2/18/2016

1310 Jerome Street.

Demolition Board Actions

- Demolition Board Show Cause Hearings

- 4/20/2017

- Order by Demolition Board

- MS or D by 06/20/2017

- Request Sent To City Council for Show Cause Hearing

- 00/00/0000

1310 Jerome Street.

City Council Actions

- Show Cause Hearing Held

- 00/00/00

- Public Safety Committee Meeting

- 00/00/00

- Resolution passed by City Council

- Extension Requested By Owner

1310 Jerome Street.

General Comments

- Water damaged structure water pipe upstairs ruptured water damage throughout the residence
- None of the required permits have been pulled as of 06/20/2017.

RECOMMENDATIONS

● FOR NEW CASES:

- Recommend time frame for MS or D. This requires a resolution be passed by City Council –
 - 60 days for regular demolitions
 - 30 days for fire-damaged demolitions
- Table case – Stays at PS Committee level for future review.

● FOR EXTENSION REQUESTS:

- Grant extension if requested. Requires new resolution be passed by City Council.
- Deny extension requested. Case will proceed in demo process and be sent out to bid for demolition.

● FOR TABLED CASES:

- Recommend time frame for MS or D. This requires a resolution be passed by City Council –
 - 60 days for regular demolitions
 - 30 days for fire-damaged demolitions
- Return case to table – Stays at PS Committee level for future review.

BY THE COMMITTEE ON PUBLIC SAFETY
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Lansing Code Enforcement Lead Housing Inspector has declared the building located at 1310 Jerome Street, Parcel #: 33-01-01-15-258-211, legally described as: Lot 9, Assessors Plat No. 47 to be an unsafe and dangerous building as defined in Section 108.1.1 of the Lansing Housing and Premises Code and the Housing Law of Michigan; and

WHEREAS, the Code Enforcement Office red tagged the building on January 19, 2016 and requested the property owner be ordered to demolish or otherwise make safe the building; and

WHEREAS, on April 20, 2017 the Lansing Demolition Board held a meeting to consider and make a recommendation on whether to declare the structure a dangerous building, as defined in the Housing Law of Michigan (MCLA 125.539) and the Lansing Housing and Premises Code (1460.09) to order the property owner to make safe or demolish the building; and

WHEREAS, the Code Enforcement Office has determined that compliance with the order of the Lansing Demolition Hearing Board officer has not occurred; and

WHEREAS, the Housing Law of Michigan and the Housing and Premises Code require that a hearing be conducted to give the property owner an opportunity to show cause why a dangerous structure should not be demolished or otherwise made safe;

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council hereby schedules a show cause hearing for Monday, at 7:00 p.m. in the Lansing City Council Chambers, 10th Floor City Hall, 124 W. Michigan, Lansing, Michigan in consideration of the finding and order of the Lansing Demolition Hearing Board Officer regarding the structure at 1310 Jerome Street to give the owner, or the owner's agent, the opportunity to appear and show cause why the building should not be demolished or otherwise made safe; and to approve, disapprove, or modify the order of the hearing officer to demolish or make safe the subject structure.

BE IT FINALLY RESOLVED that the Lansing City Council requests that the Code Enforcement Lead Housing Inspector notify the owner of said property of the opportunity to appear and present testimony at the hearing, as required by law.

PROOF OF POSTING OF
REPORT OF HEARING
OFFICERS FINDINGS AND ORDER
CITY COUNCIL HEARING

Amy Castillo, being first duly sworn, deposes and says that on the
17th day of July, 2017, he/she posted upon the premises of
1310 Jerome St an exact copy of the Report of Hearing
Officer's Findings and Order from City Council, which is attached hereto, by personally affixing
the same to the outside wall of the structure located thereon.

Amy Castillo

Subscribed and sworn to before me this 17 day of July, 2017.

LYNNE M PUENTE
Notary Public, State of Michigan
County Of Ingham
My Commission Expires 03-07-2021
Acting in the County of Ingham

Lynne M. Puente
Lynne M. Puente
Notary Public, State of Michigan
County of Eaton
My Commission expires on March 7, 2021.
Acting in the county of Ingham

PROOF OF POSTING OF
REPORT OF HEARING
OFFICERS FINDINGS AND ORDER
CITY COUNCIL HEARING

Amy Castillo, being first duly sworn, deposes and says that on the
17th day of July, 2017, he/she posted upon the premises of
1310 Jerome St. an exact copy of the Report of Hearing
Officer's Findings and Order from City Council, which is attached hereto, by personally affixing
the same to the outside wall of the structure located thereon.

Amy Castillo

Subscribed and sworn to before me this 17 day of July, 2017.

LYNNE M PUENTE
Notary Public, State of Michigan
County of Ingham
My Commission Expires 03-07-2021
Acting in the County of Ingham

Lynne M. Puente

Lynne M. Puente
Notary Public, State of Michigan
County of Eaton
My Commission expires on March 7, 2021.
Acting in the county of Ingham



OFFICE OF THE MAYOR

9th Floor, City Hall
124 W. Michigan Avenue
Lansing, Michigan 48933-1694
(517) 483-4141 (voice)
(517) 483-4479 (TDD)
(517) 483-6066 (Fax)

Virg Bernero, Mayor

TO: City Council President Patricia Spitzley and Councilmembers
FROM: Mayor Virg Bernero
DATE: 7/6/17
RE: Make Safe or Demolish - 1025 Orchard Street

The attached correspondence is forwarded for your review and appropriate action.

VB/rh
Attachment



Virg Bernero, Mayor

City of Lansing
Inter-Departmental
Memorandum



To: Virg Bernero, Mayor

From: Susan Stachowiak, Zoning Administrator

Subject: CITY COUNCIL AGENDA ITEM - Make Safe or Demolish - 1025 Orchard Street

Date: June 22, 2017

Please forward this resolution to City Council for placement on the Agenda.

If you have any questions, or need additional information, please give me a call.

Attachments



Mayor Virg Bernero

**Lansing Fire Department
Fire Marshal's Office
Code Enforcement Section**

316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

Notice Printed: 09/23/2016

Rental Inspection Correction Notice – Re-Inspection Required

Inspection Type: Rental
Inspection Date: 09/23/2016
Compliance Due Date: 10/23/2016

VISION PROPERTY MANAGEMENT
16 BERRYHILL RD STE 200
Columbia, SC 29210

Warning: Failure to comply with the requirements of this notice may result in the issuance of a Municipal Civil Infraction Violation Ticket. (Fines: \$500 per day for each violation)

Violation Location: 1025 ORCHARD ST
Parcel No: 33-01-01-15-126-101

The above referenced address was found to have certain violations of the Lansing Housing and Premises Code, Chapter 107 of the Code of Ordinances. The violations are listed below and must be corrected by the compliance due date.

NOTE: Some listed corrections may require mechanical, plumbing, electrical, demolition or building permits from The Building Safety Office. You can call (517-483-4355) to determine if State Law requires a permit for your particular repair / correction.

Due to the amount of clutter and debris in the dwelling and lack of utilities, I was not able to do a complete inspection.

Sec 108.1.3 Lack of required utilities to the dwelling. The gas / electric / water service is turned off. The dwelling lacks sanitary / heating facilities.

SEC 305.1 Mold accumulation at walls in basement / bathtub area / windows / below kitchen sink / below lavatory. All affected areas are to be cleaned and sanitized with bleach

Sec 302.2 Mold on walls and floor in basement. (All affected areas are to be cleaned and sanitized with bleach).

SEC 305.3 Nonabsorbent floor - wall coverings damaged - lacking in kitchen - bathroom - shower area.

SEC 305.3 Peeling, chipping, flaking, or abraded paint on interior surfaces of a structure must be properly removed or covered.

SEC 305.3 Plaster / Gypsum board at ceiling / wall is damaged / loose

SEC 305.3 Uncleanliness - Decay of surfaces within a dwelling that is likely to cause sickness or disease and render air, food or drink unwholesome or detrimental to the health of humans. All floors, walls, ceilings windows,

doors, cabinets, countertops, plumbing fixtures and appliances must be cleaned and maintained in a sanitary condition.

Sec 305 Vanity/kitchen cabinet is deteriorated/damaged and/or loose from the wall. Kitchen cabinet has deteriorated, damaged and/or missing drawers or doors.

Sec 305.3 Countertop in kitchen - bathroom is deteriorated - damaged - lacks nonabsorbent capacity.

Sec 305.3 Floor covering soiled - deteriorated - damaged.

Sec 307.1 Handrail is missing loose - damaged - improperly installed.

Sec 305.6 Hardware damaged or missing from multiple doors.

Sec 305.3 Wall and/or ceiling covering is loose and hanging - deteriorated and/or damaged.

Sec 305.3 Walls are deteriorated - damaged with holes - bowed - leaning.

Sec 305.3 Walls around the bathtub/shower are deteriorated and need to be caulked and repaired.

Sec 704.2 Lack of operational smoke detector at ceiling or walls outside each separate sleeping area, in each room used for sleeping purposes, on each story, including basement and cellars. Note: All required smoke detectors shall have a minimum 5 year battery or be hardwired.

Sec 304.15 All windows and exterior doors, including storm windows and doors, shall be weather-tight and in good repair. During the months of May through October, every opening directly from a dwelling unit to outdoor space shall have supplied screens and self-closing device, and every window or door with openings to outdoor space, used or could be used for ventilation, shall likewise be supplied with screens. All screen doors and screens shall be in good repair.

Sec 304.15 Front/side/rear storm door is missing self-closing device and/or door panels

Sec 304.13.2 Every window, other than fixed windows, shall be easily openable and capable of being held in position by window hardware.

AREA: Basement

Sec 704.2 Lack of operational smoke detector at ceiling or walls outside each separate sleeping area, in each room used for sleeping purposes, on each story, including basement and cellars. Note: All required smoke detectors shall have a minimum 5 year battery or be hardwired.

Sec 604.3 Cover plates missing and or damaged at outlets - switches.

Sec 108.1.3 Electrical service is off. Inoperable light fixtures, switches and outlets.

Sec 605.1 Electrical wiring/service panel installed without a permit. Bring the electrical to code. Electrical permit required.

Sec 605.1 Permit for service panel / electrical wiring installation has not been issued and lacks inspection and approval by the City of Lansing, Electrical Inspector. The Building Safety Office, ph. 483-4355.

Sec 604.3 Wire splices not enclosed in junction box.

Sec 604.3 Wiring is deteriorated and/or unsafe. Have a licensed contractor check the wiring, bring it up to code, and submit a copy of their report to our office.

Sec 604.3 Wiring is exposed - unprotected faulty and unsafe.

Sec 604.3 Wires are loose - hanging.

Sec 605.1 Most of the electrical service is exposed as many of the walls have been opened up and the drywall has been removed. Bring all electrical up to code with the benefit of an Electrical Permit.

Sec 504.1 Plumbing permit required for new water heater, water supply piping, and waste piping. Bring all plumbing up to code.

Sec 504.1 Plumbing work is being done without a permit and inspection. Bring the plumbing up to code.

Sec 504.1 Work to be done to code by a licensed plumber with benefit or permit and inspection.

Sec 504.1 Water heater installed. Permit for water heater installation has not been issued and lacks inspection and approval by the City of Lansing Plumbing Inspector. You must have a licensed plumbing contractor pull a plumbing permit, check the installation, make any corrections and then; contact David Burton at 483-4367 for final approval.

Sec 603.1 Furnace: Due to age and or condition, have a qualified mechanical contractor that is registered with the City of Lansing, visually inspect and perform a recognized test of the furnace heat exchanger for CO/CO2 leaks. Inspect the heat exchanger for cracks, openings, excessive rust and corrosion. Inspect furnace casing, check for proper venting and check chimney for restrictions and obstructions. Submit a written report by contractor detailing the results and repairs completed per code.

Sec 603.1 Furnace lacks a clean filter - burners and blower require cleaning and servicing.

AREA: Exterior

Section 304.15 Gaps around - at bottom of entrance door.

Section 304.15 Paint or protective coating is missing and deteriorated at siding and/or trim on house and garage.

Section 304.6 Siding - trim is deteriorated - damaged - missing.

Section 304.13.1 Window glass is broken and/or missing.

Section 304.13 Windows and/or trim around the windows are deteriorated and need to be repaired or replaced.

Sec 304.7 Missing downspout and extension to gutter.

Sec 304.7 Eave troughs are deteriorated - loose and partially detached - draining into sewer - clogged.

Sec 304.7 Roof covering is deteriorated - damaged - leaking - missing.

Sec 304.7 Roof decking and support posts are deteriorated - damaged - sagging - leaning.

Sec 304.7 Roof on house/garage is deteriorated and damaged. Replace all deteriorated wood and shingles.

304. Garage - Make safe or demolish. Building or demo permit required.

This dwelling has been declared SUBSTANDARD as defined in section 1460.08 of the Lansing Housing and Premises Code. If vacant, or should it become vacant before all repairs are completed, then it shall remain vacant until this office has approved all corrections.

Failure to comply by the compliance due date may result in the issuance of a Municipal Civil Infraction Violation with **Fines: \$500 per day for each violation and may result in the property being vacated by this office.**

You must contact the under signed, no later than seven days before the compliance due date, to set up an appointment to meet at the structure (to verify that all corrections have been completed) or to acquire an authorized extension. Before the re-inspection you must obtain all required permits and have those repairs inspected and approved by the appropriate inspector. All violations must be corrected with approved materials and methods.

Pursuant to Section 107.2 of the IPMC, you have the right to appeal this notice of violation. In accordance with Section 106.3 any action taken by the City on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

If you have any questions or concerns about complying within the time indicated, you may contact at (517) 702 4751 Monday through Friday between the hours of 8-9 - AM or 12-1 - PM.

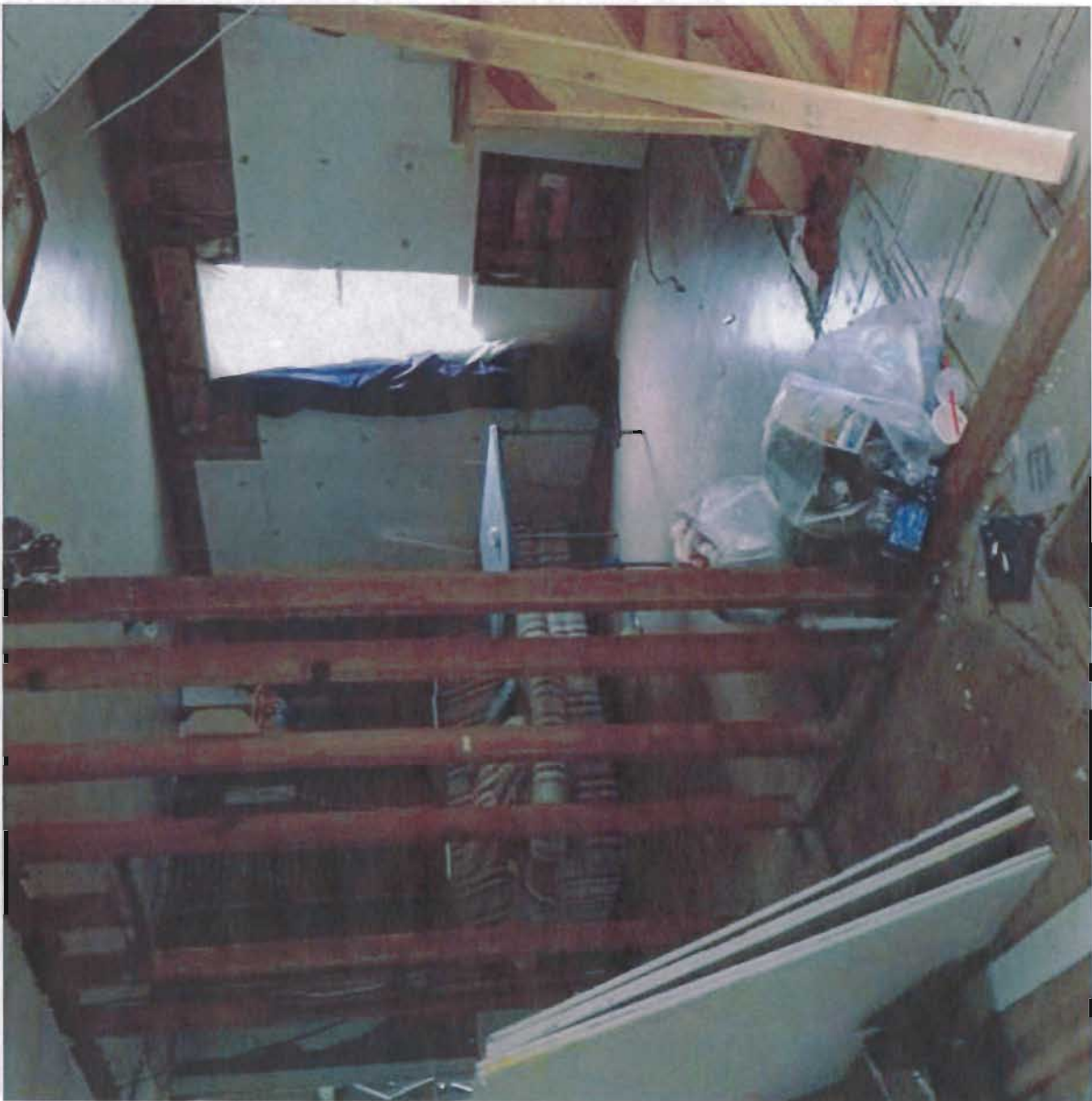
Officer: Amy Castillo

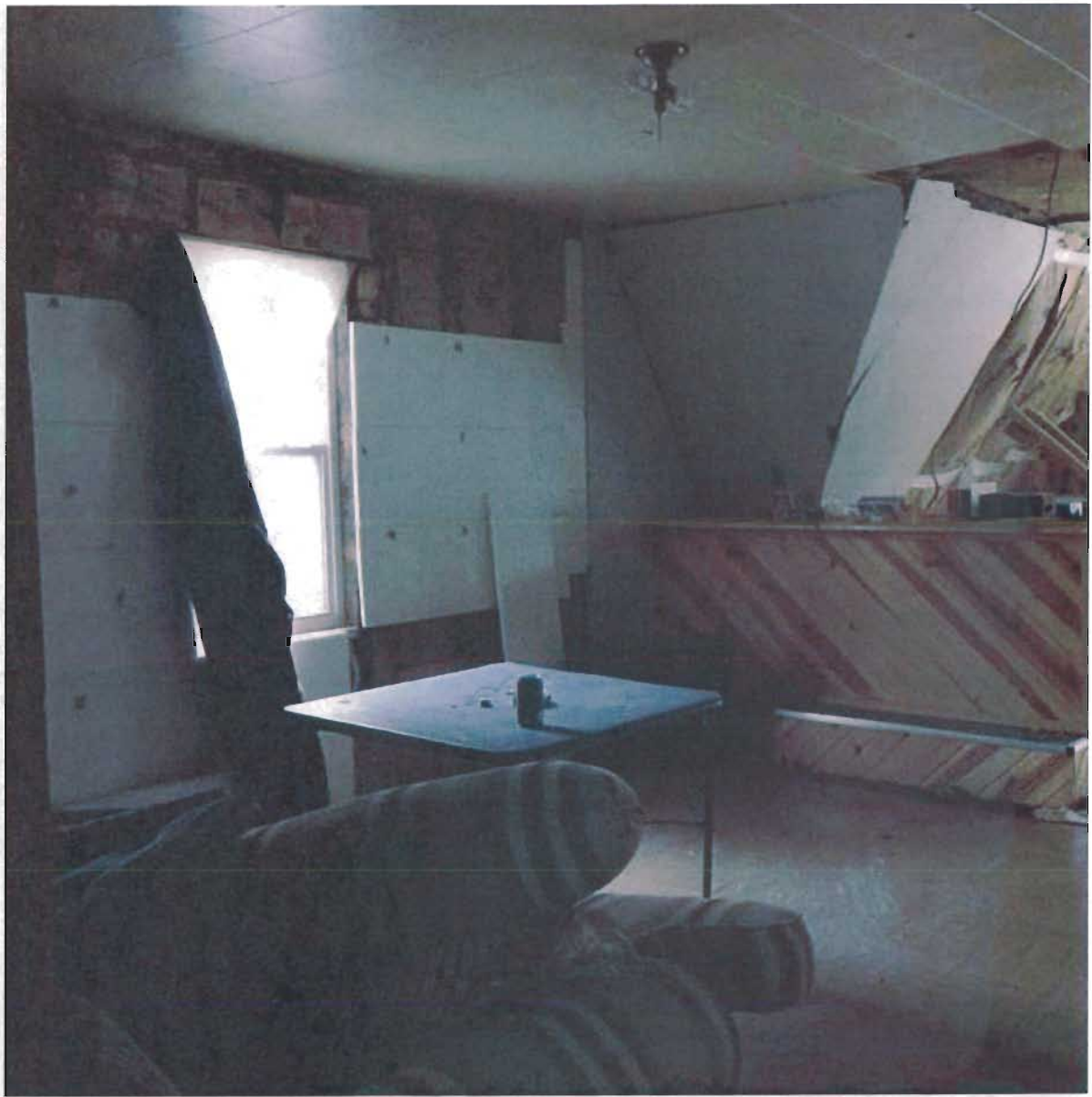
This does not guarantee discovery or reporting of all code violations or property defects, manifest or latent, which exist at the property inspected. The City of Lansing, its officers and employees, shall not be liable for any injury or damage, including incidental or consequential damages, claimed to be a result of any failure to discover or report code violations or property defects.

As specified by section 107- Notices and Orders - a copy of this violation was sent to:
Registered Rental Owner: AMC VISION V L L C, PO BOX 488, COLUMBIA, SC 29202-0488









1025 Orchard Street

- Original Red Tag Date
 - 5/20/2016
- Submitted Into Make Safe Or Demolish Process
 - 4/20/7
- Property Vacant/Repairs Exceed Building SEV
 - Property vacant more than 180 days
 - Repairs exceed building SEV
- Title Information
 - Amillio Patino (new owner as of 5/08/2017)

1025 Orchard Street

Property Value Information

- SEV

- \$26,700 (*as of 6/22/2017*)

- Structure

- \$45,564 (*as of 6/22/2017*)

- Land

- \$7,837 (*as of 6/22/2017*)

- Estimate of Repairs

- \$236,684.00

1025 Orchard Street.

Demolition Board Actions

- Demolition Board Show Cause Hearings
 - 4/20/2017
- Order by Demolition Board
 - MS or D by 06/20/2017
- Request Sent To City Council for Show Cause Hearing
 - 00/00/00

1025 Orchard Street.

Housing Code Correction Letters

- Code Compliance Inspection Date

- 9/23/2016

- Code Compliance Letter Written

- 9/23/2016

- Code Compliance Due Date

- 10/23/2016

1025 Orchard St.

City Council Actions

- Show Cause Hearing Held
 - 00/00/00
- Public Safety Committee Meeting
 - 00/00/00
- Resolution passed by City Council
- Extension Requested By Owner

1025 Orchard St.

General Comments

- New owner purchased property on 5/08/2017. Per Code Enforcement Officer and Premise Officer new owner are thought to be residing in home no utilities. Owner told to leave and explained rules they cannot be there unless they are working on the home.
- None of the required permits have been pulled as of 06/22/2017

RECOMMENDATIONS

● FOR NEW CASES:

- **Recommend time frame for MS or D.** This requires a resolution be passed by City Council –
 - 60 days for regular demolitions
 - 30 days for fire-damaged demolitions
- **Table case** – Stays at PS Committee level for future review.

● FOR EXTENSION REQUESTS:

- **Grant extension if requested.** Requires new resolution be passed by City Council.
- **Deny extension requested.** Case will proceed in demo process and be sent out to bid for demolition.

● FOR TABLED CASES:

- **Recommend time frame for MS or D.** This requires a resolution be passed by City Council –
 - 60 days for regular demolitions
 - 30 days for fire-damaged demolitions
- **Return case to table** – Stays at PS Committee level for future review.

BY THE COMMITTEE ON PUBLIC SAFETY
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Lansing Code Enforcement Lead Housing Inspector has declared the building located at 1025 Orchard Street, Parcel #: 33-01-01-15-126-101, legally described as: Lot 4, Fairview Subdivision to be an unsafe and dangerous building as defined in Section 108.1.1 of the Lansing Housing and Premises Code and the Housing Law of Michigan; and

WHEREAS, the Code Enforcement Office red tagged the building on April 14, 2016 and requested the property owner be ordered to demolish or otherwise make safe the building; and

WHEREAS, on April 20, 2017 the Lansing Demolition Board held a meeting to consider and make a recommendation on whether to declare the structure a dangerous building, as defined in the Housing Law of Michigan (MCLA 125.539) and the Lansing Housing and Premises Code (1460.09) to order the property owner to make safe or demolish the building; and

WHEREAS, the Code Enforcement Office has determined that compliance with the order of the Lansing Demolition Hearing Board officer has not occurred; and

WHEREAS, the Housing Law of Michigan and the Housing and Premises Code require that a hearing be conducted to give the property owner an opportunity to show cause why a dangerous structure should not be demolished or otherwise made safe;

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council hereby schedules a show cause hearing for Monday, at 7:00 p.m. in the Lansing City Council Chambers, 10th Floor City Hall, 124 W. Michigan, Lansing, Michigan in consideration of the finding and order of the Lansing Demolition Hearing Board Officer regarding the structure at 1025 Orchard Street to give the owner, or the owner's agent, the opportunity to appear and show cause why the building should not be demolished or otherwise made safe; and to approve, disapprove, or modify the order of the hearing officer to demolish or make safe the subject structure.

BE IT FINALLY RESOLVED that the Lansing City Council requests that the Code Enforcement Lead Housing Inspector notify the owner of said property of the opportunity to appear and present testimony at the hearing, as required by law.

**CITY OF LANSING - DEMOLITION BOARD
REPORT FOR CITY COUNCIL
CASE OVERVIEW SHEET**

ADDRESS:	1025 Orchard Street
PARCEL NUMBER:	33-01-01-15-126-101

SHOW CAUSE HEARING DATE:	8/14/2017
DEMOLITION CASE FILE #:	2017-D001

LISTED TAXPAYER:	Patino, Amillio
INTERESTED PARTIES:	
SEV INFORMATION:	\$26,700.00
LAND VALUE:	\$7,837.00
BUILDING VALUE:	\$45,564.00
LOT SIZE:	37.130 x 178.750

HOUSING CODE VIOLATION LTR:	4/14/2016
ORIGINAL RED TAG DATE:	4/14/2016
ZONING:	"C"
ESTIMATE OF REPAIRS:	\$236,684.00
PICTURES:	yes
OTHER:	New owner as of 5/08/2017 purchased Red Tagged property at an online auction to date has not pulled any permits or made repairs

LEGAL DESCRIPTION:	LOT 4 FAIRVIEW SUB
---------------------------	--------------------

ORDER OF DEMOLITION BOARD

DEMOLITION BOARD MEETING DATE:	4/20/2017
ORDER:	60 DAYS MAKE SAFE OR DEMOLISH
REASON/CONDITIONS:	SUBSTANDARD
HEARING OFFICER:	Joseph Vitale

CURRENT PERMIT ACTIVITY

BUILDING:	Required, not yet pulled
ELECTRICAL:	Required, not yet pulled
MECHANICAL:	Required, not yet pulled
PLUMBING:	Required, not yet pulled
DEMOLITION:	na

CURRENT CITY COUNCIL ACTIVITY

REQUEST FOR SHOW CAUSE SENT:	6/21/2017
SHOW CAUSE HEARING DATE:	8/14/2017
PUBLIC SAFETY COMMITTEE WILL REVIEW:	7/26/2017

PROOF OF POSTING OF
REPORT OF HEARING
OFFICERS FINDINGS AND ORDER
CITY COUNCIL HEARING

Amy Castillo, being first duly sworn, deposes and says that on the
17th day of July, 2017, he/she posted upon the premises of
1025 Orchard Ct. an exact copy of the Report of Hearing
Officer's Findings and Order from City Council, which is attached hereto, by personally affixing
the same to the outside wall of the structure located thereon.

A Castillo

Subscribed and sworn to before me this 17 day of July, 2017.

LYNNE M PUENTE
Notary Public, State of Michigan
County Of Ingham
My Commission Expires 03-07-2021
Acting in the County of Ingham

Lynne M Puente
Lynne M. Puente
Notary Public, State of Michigan
County of Eaton
My Commission expires on March 7, 2021.
Acting in the county of Ingham



LANSING FIRE DEPARTMENT FIRE MARSHAL'S OFFICE

316 N. Capitol Avenue, Suite C-1 • Lansing, MI 48933-1238
(517) 483-4361 • FAX: (517) 377-0169

CODE COMPLIANCE SECTION

Virg Bernero, Mayor

July 17, 2017

Certified Number: 7015 1520 0001 0529 5148

Amillio Patino
2505 Alpha Street
Lansing, MI 48910

Dear Mr. Patino

RE: DANGEROUS BUILDING AT 1025 Orchard Street SHOW CAUSE HEARING

TAKE NOTICE: In accordance with the provisions of City of Lansing Housing & Premises Code Section 1460.11 and MCL 125.538 et. seq., a Show Cause Hearing concerning the building and/or any accessory structure(s) located at 1025 Orchard Street, Lansing, Michigan, is scheduled before the City Council of the City of Lansing.

HEARING TIME: August 14, 2017 @ 7:00 p.m.
HEARING PLACE: Council Chambers 10th Floor City Hall
124 W. Michigan Lansing, Michigan 48933

The Demolition Board has determined that the subject building, and/or any accessory structure, is "Dangerous" as defined in the aforesated laws. THE PURPOSE OF THE HEARING is to give interested parties an opportunity to take exception to the determination made by the Demolition Board and to otherwise give testimony and SHOW CAUSE WHY THE SUBJECT BUILDING(S) SHOULD NOT BE ORDERED TO BE DEMOLISHED by the City Council.

Issuance of any building and/or trade permit(s) does not, in any way, alter the demolition schedule or give rise to a cause of action to prevent the demolition of this property. The permit applicant/owner assumes any risks and costs associated with obtaining the permit(s) for the property listed above.

Sincerely,

A handwritten signature in black ink, appearing to read "Scott Sanford".

Scott Sanford
Lead Housing Inspector

SS/lmp

Attachment



























Virg Bernero, Mayor

OFFICE OF THE MAYOR

9th Floor, City Hall
124 W. Michigan Avenue
Lansing, Michigan 48933-1694
(517) 483-4141 (voice)
(517) 483-4479 (TDD)
(517) 483-6066 (Fax)

TO: City Council President Patricia Spitzley and Councilmembers
FROM: Mayor Virg Bernero
DATE: 7-6-17
RE: Make Safe or Demolish - 214 Lathrop Street

The attached correspondence is forwarded for your review and appropriate action.

VB/rh
Attachment



City of Lansing
Inter-Departmental
Memorandum



To: Virg Bernero, Mayor

From: Susan Stachowiak, Zoning Administrator

Subject: CITY COUNCIL AGENDA ITEM - Make Safe or Demolish - 214 Lathrop Street

Date: June 22, 2017

Please forward this resolution to City Council for placement on the Agenda.

If you have any questions, or need additional information, please give me a call.

Attachments



Virg Bernero, Mayor

Office of Code Compliance

Department of Planning and Neighborhood Development

316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0169

Notice Printed: 07/17/2013

Unsafe and Dangerous Correction Notice

Inspection Type: Safety
Inspection Date: 07/09/2013
Compliance Due Date: 08/08/2013

FINNERTY DELRAE
214 LATHROP ST
LANSING, MI 48912

Warning: *Failure to comply with the requirements of this notice may result in the issuance of a Municipal Civil Infraction Violation Ticket. (Fines: \$500 per day for each violation)*

Violation Location:	214 LATHROP ST
Parcel No:	33-01-01-15-406-171

The above referenced address was found to have certain violations of the Lansing Housing and Premises Code, Chapter 108 of the Code of Ordinances. **The violations are listed below and must be corrected by the compliance due date.**

Sec 308.1 Accumulation of trash - debris - combustibles - feces - soiled clothing - deteriorated furniture - deteriorated appliances throughout the dwelling - in basement - in garage - in yard

Sec 702.1 Lack of a safe, continuous and unobstructed path of travel from any point in a structure to the public way.

Section 304.10 Rear porch is deteriorated and damaged - unstable - leaning - sagging.

Section 304.13.1 Window glass is broken and/or missing.

Section 304.6 Siding - trim is deteriorated - damaged - missing.

This dwelling has been declared an UNSAFE STRUCTURE as defined in section 108 of the Lansing Housing and Premises Code. Signs have been posted at each entrance that read - DO NOT ENTER, UNSAFE TO OCCUPY. It is a misdemeanor to occupy this building, or to remove or deface this notice. Said dwelling shall remain vacant until this office has conducted a complete inspection and approved all corrections.

Failure to comply by the compliance due date may result in the issuance of a Municipal Civil Infraction. Violation with **Fines: \$500 per day for each violation.**

If you have any questions or concerns about complying within the time indicated, you may contact at (517) 483 6946 Monday through Thursday between the hours of 8-9 - AM or 12-1 - PM.

Officer: Scott Sanford

This does not guarantee discovery or reporting of all code violations or property defects, manifest or latent, which exist at the property inspected. The City of Lansing, its officers and employees, shall not be liable for any injury or damage, including incidental or consequential damages, claimed to be a result of any failure to discover or report code violations or property defects.

As specified by section 107- Notices and Orders - a copy of this violation was sent to:
Taxpayer of Record: FINNERTY DELRAE, 214 LATHROP ST, LANSING, MI 48912









214 Lathrop Street

● Original Red Tag Date

● 7/17/2013

● Submitted Into Make Safe Or Demolish Process

● 4/20/17

● Property Vacant/Repairs Exceed Building SEV

- Property vacant more than 180 days
- Repairs exceed building SEV

● Title Information

- Delrae Finnerty
- ABN Amro

214 Lathrop Street

Property Value Information

● SEV

● \$26,100 (*as of 6/22/17*)

● Structure

● \$43,178 (*as of 6/22/17*)

● Land

● \$8,947 (*as of 6/22/17*)

● Estimate of Repairs

● \$152,940

214 Lathrop Street.

Housing Code Correction Letters

- Code Compliance Inspection Date

- 7/09/2013

- Code Compliance Letter Written

- 7/17/2013

- Code Compliance Due Date

- 8/08/2013

214 Lathrop.

Demolition Board Actions

- Demolition Board Show Cause Hearings

- 4/20/2017

- Order by Demolition Board

- MS or D by 06/20/2017

- Request Sent To City Council for Show Cause Hearing

- 00/00/0000

214 Lathrop.

City Council Actions

- Show Cause Hearing Held

- 00/00/00

- Public Safety Committee Meeting

- 00/00/00

- Resolution passed by City Council

- Extension Requested By Owner

214 Lathrop St.

General Comments

- House is a hoarding situation repairs cannot be done due to the amount of debris throughout the home
- None of the required permits have been pulled as of 11/13/08.

RECOMMENDATIONS

● FOR NEW CASES:

- Recommend time frame for MS or D. This requires a resolution be passed by City Council –
 - 60 days for regular demolitions
 - 30 days for fire-damaged demolitions
- Table case – Stays at PS Committee level for future review.

● FOR EXTENSION REQUESTS:

- Grant extension if requested. Requires new resolution be passed by City Council.
- Deny extension requested. Case will proceed in demo process and be sent out to bid for demolition.

● FOR TABLED CASES:

- Recommend time frame for MS or D. This requires a resolution be passed by City Council –
 - 60 days for regular demolitions
 - 30 days for fire-damaged demolitions
- Return case to table – Stays at PS Committee level for future review.

BY THE COMMITTEE ON PUBLIC SAFETY
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Lansing Code Enforcement Lead Housing Inspector has declared the building located at 214 Lathrop Street, Parcel #: 33-01-01-15-406-171, legally described as: South 7 Feet of Lot 16 & the North 26 Feet of Lot 17, Harrah's Addition, to be an unsafe and dangerous building as defined in Section 108.1.1 of the Lansing Housing and Premises Code and the Housing Law of Michigan; and

WHEREAS, the Code Enforcement Office red tagged the building on July 17, 2013 and requested the property owner be ordered to demolish or otherwise make safe the building; and

WHEREAS, on April 20, 2017 the Lansing Demolition Board held a meeting to consider and make a recommendation on whether to declare the structure a dangerous building, as defined in the Housing Law of Michigan (MCLA 125.539) and the Lansing Housing and Premises Code (1460.09) to order the property owner to make safe or demolish the building; and

WHEREAS, the Code Enforcement Office has determined that compliance with the order of the Lansing Demolition Hearing Board officer has not occurred; and

WHEREAS, the Housing Law of Michigan and the Housing and Premises Code require that a hearing be conducted to give the property owner an opportunity to show cause why a dangerous structure should not be demolished or otherwise made safe;

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council hereby schedules a show cause hearing for Monday, at 7:00 p.m. in the Lansing City Council Chambers, 10th Floor City Hall, 124 W. Michigan, Lansing, Michigan in consideration of the finding and order of the Lansing Demolition Hearing Board Officer regarding the structure at 214 Lathrop Street to give the owner, or the owner's agent, the opportunity to appear and show cause why the building should not be demolished or otherwise made safe; and to approve, disapprove, or modify the order of the hearing officer to demolish or make safe the subject structure.

BE IT FINALLY RESOLVED that the Lansing City Council requests that the Code Enforcement Lead Housing Inspector notify the owner of said property of the opportunity to appear and present testimony at the hearing, as required by law.



07/09/2013 11:00









LANSING FIRE DEPARTMENT FIRE MARSHAL'S OFFICE

316 N. Capitol Avenue, Suite C-1 • Lansing, MI 48933-1238
(517) 483-4361 • FAX: (517) 377-0169

CODE COMPLIANCE SECTION

Virg Bernero, Mayor

July 17, 2017

Certified Number: 7013 2250 0001 2798 4085

ABN Amro Mortgage Group Inc.
2600 W. Big Beaver Road
Troy, MI 48084

Dear ABN Amro Mortgage Group Inc.

RE: DANGEROUS BUILDING AT 214 Lathrop SHOW CAUSE HEARING

TAKE NOTICE: In accordance with the provisions of City of Lansing Housing & Premises Code Section 1460.11 and MCL 125.538 et. seq., a Show Cause Hearing concerning the building and/or any accessory structure(s) located at 214 Lathrop, Lansing, Michigan, is scheduled before the City Council of the City of Lansing.

HEARING TIME: August 14, 2017 @ 7:00 p.m.
HEARING PLACE: Council Chambers 10th Floor City Hall
124 W. Michigan Lansing, Michigan 48933

The Demolition Board has determined that the subject building, and/or any accessory structure, is "Dangerous" as defined in the aforesated laws. THE PURPOSE OF THE HEARING is to give interested parties an opportunity to take exception to the determination made by the Demolition Board and to otherwise give testimony and SHOW CAUSE WHY THE SUBJECT BUILDING(S) SHOULD NOT BE ORDERED TO BE DEMOLISHED by the City Council.

Issuance of any building and/or trade permit(s) does not, in any way, alter the demolition schedule or give rise to a cause of action to prevent the demolition of this property. The permit applicant/owner assumes any risks and costs associated with obtaining the permit(s) for the property listed above.

Sincerely,

A handwritten signature in black ink, appearing to read "Scott Sanford", is written over a horizontal line.

Scott Sanford
Lead Housing Inspector

SS/Imp

Attachment



LANSING FIRE DEPARTMENT FIRE MARSHAL'S OFFICE

316 N. Capitol Avenue, Suite C-1 • Lansing, MI 48933-1238
(517) 483-4361 • FAX: (517) 377-0169

CODE COMPLIANCE SECTION

Virg Bernero, Mayor

July 17, 2017

Certified Number: 7013 2250 0001 2798 4092

Delrae Finnerty
214 Lathrop Street
Lansing, MI 48912-2204

Dear Ms. Finnerty

RE: DANGEROUS BUILDING AT 214 Lathrop SHOW CAUSE HEARING

TAKE NOTICE: In accordance with the provisions of City of Lansing Housing & Premises Code Section 1460.11 and MCL 125.538 et. seq., a Show Cause Hearing concerning the building and/or any accessory structure(s) located at 214 Lathrop, Lansing, Michigan, is scheduled before the City Council of the City of Lansing.

HEARING TIME: August 14, 2017 @ 7:00 p.m.
HEARING PLACE: Council Chambers 10th Floor City Hall
124 W. Michigan Lansing, Michigan 48933

The Demolition Board has determined that the subject building, and/or any accessory structure, is "Dangerous" as defined in the aforesaid laws. THE PURPOSE OF THE HEARING is to give interested parties an opportunity to take exception to the determination made by the Demolition Board and to otherwise give testimony and SHOW CAUSE WHY THE SUBJECT BUILDING(S) SHOULD NOT BE ORDERED TO BE DEMOLISHED by the City Council.

Issuance of any building and/or trade permit(s) does not, in any way, alter the demolition schedule or give rise to a cause of action to prevent the demolition of this property. The permit applicant/owner assumes any risks and costs associated with obtaining the permit(s) for the property listed above.

Sincerely,

A handwritten signature in black ink, appearing to read "Scott Sanford".

Scott Sanford
Lead Housing Inspector

SS/lmp

Attachment











**CITY OF LANSING - DEMOLITION BOARD
REPORT FOR CITY COUNCIL
CASE OVERVIEW SHEET**

ADDRESS:	214 Lathrop
PARCEL NUMBER:	33-01-01-15-406-171

SHOW CAUSE HEARING DATE:	8/16/2017
DEMOLITION CASE FILE #:	17-D0003

LISTED TAXPAYER:	Finnerty, Delrae
INTERESTED PARTIES:	ABN AMRO Mortgage Group Inc.
SEV INFORMATION:	\$26,100.00
LAND VALUE:	\$8,947.00
BUILDING VALUE:	\$43,178.00
LOT SIZE:	33 x 121

HOUSING CODE VIOLATION LTR:	7/9/2013
ORIGINAL RED TAG DATE:	7/9/2013
ZONING:	"C"
ESTIMATE OF REPAIRS:	\$152,940.00
PICTURES:	YES
OTHER:	

LEGAL DESCRIPTION:	S 7 FT LOT 16 & N 26 FT LOT 17 HARRAHS ADD
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ORDER OF DEMOLITION BOARD

DEMOLITION BOARD MEETING DATE:	4/20/2017
ORDER:	60 DAYS MAKE SAFE OR DEMOLISH
REASON/CONDITIONS:	
HEARING OFFICER:	DAVE MUYLLE

CURRENT PERMIT ACTIVITY

BUILDING:	Required, not yet pulled
ELECTRICAL:	Required, not yet pulled
MECHANICAL:	Required, not yet pulled
PLUMBING:	Required, not yet pulled
DEMOLITION:	na

CURRENT CITY COUNCIL ACTIVITY

REQUEST FOR SHOW CAUSE SENT:	6/21/2017
SHOW CAUSE HEARING DATE:	8/14/2017
PUBLIC SAFETY COMMITTEE WILL REVIEW:	7/26/2017

PROOF OF POSTING OF
REPORT OF HEARING
OFFICERS FINDINGS AND ORDER
CITY COUNCIL HEARING

Amy Castillo, being first duly sworn, deposes and says that on the
17th day of July, 2017, he/she posted upon the premises of
214 Lathrop St. an exact copy of the Report of Hearing
Officer's Findings and Order from City Council, which is attached hereto, by personally affixing
the same to the outside wall of the structure located thereon.

Amy Castillo

Subscribed and sworn to before me this 17 day of July, 2017.

LYNNE M PUENTE
Notary Public, State of Michigan
County Of Ingham
My Commission Expires 03-07-2021
Acting in the County of Ingham

Lynne M Puente
Lynne M. Puente
Notary Public, State of Michigan
County of Eaton
My Commission expires on March 7, 2021.
Acting in the county of Ingham

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