

AGENDA

Committee on Public Safety AGENDA FOR MAY 19, 2022 AT 4:00 PM



Lansing City Hall, City Council Conference Room
124 W. Michigan Avenue, 10th Floor

To provide input or ask questions on any item that is listed on the agenda,
members of the public may contact the City Council at city.council@lansingmi.gov or (517) 483-4177 prior to the meeting.

Council Member Wood, Chairperson
Council Member Daniels, Vice Chairperson
Council Member Brown, Member

1. **Call to Order**
2. **Roll Call**
3. **Minutes**
 - A. May 5, 2022
4. **Public Comment on Agenda Items (Up to 3 Minutes)**
5. **Discussion/Action:**
 - B. RESOLUTION - Setting a Public Hearing in consideration of an Ordinance to Amend Chapter 1460 of the Lansing codified ordinances by amending Section 1, and the International Property Maintenance Code, adopted by reference, to provide for the issuance of trash, weed, and grass violation notices and compliance orders, declare uncorrected violations nuisances, provide for an appeals process and permit the City to abate uncorrected violations and recover costs
 - C. RESOLUTION - Setting a Public Hearing in consideration of Orders to Make Safe or Demolish to the owners of property located at 3337 Viking Road
 - D. DISCUSSION - Communication from Vicki Miller regarding street conditions in Colonial Townhouses Community
6. **Other**
7. **Adjourn**

Persons with disabilities who need an accommodation to fully participate in these meetings should contact the City Council Office at 517-483-4177 (TTY 711) 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation requests.



MINUTES
Committee on Public Safety
Thursday, May 5, 2022 @ 4:00 p.m.
City Council Conference Room, 10th Floor City Hall

CALL TO ORDER

Council Member Wood called the meeting to order at 4:00pm

PRESENT

Council Member Carol Wood, Chair
Council Member Brian Daniels, Vice Chair
Council Member Jeffrey Brown, Member

OTHERS PRESENT

Renee Richmond, Council Staff
Lisa Hagen, OCA
Mary Bowen, OCA
Scott Sanford, Code Compliance
Brett Kaschinske, Parks & Rec
Nancy Mahlow, resident
Rod Dezess, resident
Theresa Moran, resident
Mark Burger, Fire Marshal
Jeromy Churchill, Sergeant LPD
Jerry Dunham, Chief Bldg. Inspector
Kyle Kaminski, City Pulse

MINUTES

MOTION BY COUNCIL MEMBER BROWN TO APPROVE THE MINUTES APRIL 7, 2022, AS PRESENTED. MOTION CARRIED 3-0.

PUBLIC COMMENT

No public comment at this time.

DISCUSSION/ACTION ITEMS

RESOLUTION – Orders to Make Safe or Demolish to the owners of property located at 3601 Deerfield Ave

Scott Sanford reiterated the MSD order was on 02/02/2022 and all parties were legally notified, the estimated value is \$46,000 and estimated repairs at the time were \$71,916. He continued that since then the roof has been torn off, the walls are down to studs, and it has been gutted. Jerry Dunham concurred with Mr. Sanford and stated the Building Safety Dept. has a stop work order on the property, there is more to repair than initially. Mr. Dunham continued that they put a tarp over the roof. Mr. Sanford added that there are outstanding fees, show cause fees and they are requesting MSD 60 days. Councilmember Wood asked Mr. Dunham to explain the requirement to have engineered drawings.

Mr. Dunham explained because it sat so long there are different requirements that can be requested so that it is safe. He added that the people that did come and talked at Council are going through the residential building code, and it would not meet that requirement. The picture you have do not show everything, it has rained, and once lumber dries it could collapse, his property is extremely unsafe. Councilmember Wood referenced an email Mr. Dunham sent and based on that recommends changing from 60 to 30 days, and that the resolution would need amending unless law states otherwise. Ms. Hagen indicated she was pulling up the statute but could give a final answer tomorrow.

MOTION BY COUNCILMEMBER DANIELS TO APPROVE THE RESOLUTION WITH THE AMENDMENT FOR ORDERS TO MAKE SAFE OR DEMOLISH TO THE OWNERS OF PROPERTY LOCATED AT 3601 DEERFIELD AVENUE FOR 30 DAYS UNLESS LAW DETERMINES IT IS NOT ALLOWED. MOTION CARRIED 3-0.

Mr. Sanford asked when this would be heard, Councilmember Wood confirmed May 9, 2022.

DISCUSSION – LFD, recreational fire burning

Theresa Moran asked about the fire burning limited hours, she is a retiree and doesn't stay outdoors at night and burning during the day is much easier on her and asked what the reasoning is behind the time of 5pm during the week. She then asked if it is open to discussion and possible change. Councilmember Wood stated that when this was passed LFD was brought it for discussion and recommended times for evenings and weekends, and asked Mr. Burger if LFD is getting requests for earlier in the day and what the rationale is for keeping it in the evening. Mr. Burger stated there is no rationale just that is business hours and didn't want to drive customers away. Councilmember Wood asked if it was the number of runs and complaints from residents on burning and smelling smoke. Mr. Burger stated he is unsure of the number of requests but the amount of burn complaints, smoke investigations, burning without permits is about 500, and we are just now getting into the summer season, and it will go up and they will get more with the smokers for cooking outside are popular. Mr. Burger added that last year they approved over 1300 permits and are currently at 620 for this year already. Councilmember Wood asked if Mr. Burger would return for the next meeting for further discussion and asked Ms. Hagen to look at other communities and what they have.

DISCUSSION – Larch Park Update

Nancy Mahlow asked if a fence could be put up on the south end of the park because the rest is all fenced in, and Councilmember Daniels asked so to separate the property where the trash is. Mr. Kaschinske said they could look into it but if it is residential fencing and not the park then they cannot. Ms. Mahlow said it is just terrible with toilets, building materials, and lots of trash. Councilmember Wood asked for an update on the trash, and Mr. Kaschinske stated it was a home and not the park. Mr. Sanford confirmed they have been written up, and the owner will have to clean up through the park area and giving them until 05/06. Councilmember Wood asked if Code knocked on the door, Mr. Sanford confirmed that a note and card was left at the home.

DISCUSSION – U-Haul on S Cedar St; Paved Trail

Councilmember Wood reference an email she received from Pastor West from Robinson Memorial Church in regard to a homeless camp in that area, they have worked with LPD in the past and intend to ask parishioners to help clean up the area, and asked Mr. Sanford if it all belongs to the church. Mr. Sanford stated a small portion belongs to the landbank and when an employee went back to recheck there was more trash. Councilmember Brown asked what a small portion is, like percentage wise, and Mr. Sanford responded he was unsure. Councilmember Wood said it could be anywhere from 8x10 to larger. Councilmember Brown then asked if the majority is the churches responsibility and Mr. Sanford confirmed.

DISCUSSION – Mutual Aid Agreements

Councilmember Wood indicated that Mary Bowen had sent all the mutual aid agreements and that when IAFF was at the last meeting it was requested, and that when this was started it was intended to assist other cities but seems more frequent. Councilmember Wood said she would like the Committee to review and will discuss at the next meeting. Mark Burger asked if they were referring to automatic aid or mutual aid, and Councilmember Daniels specifically asked about Clinton county. Councilmember Wood stated it's understood when other municipality's call for assistance but to be the first call because they don't have the services to handle is another. Mr. Burger informed the Committee there is an automatic aid agreement with Delhi, and it is probably our city makes more runs into their area than vice versa, and agreed it is something to look into.

OTHER

Councilmember Wood informed the Committee that she requested Ms. Richmond to reach out to Amanda in law on the Ordinance and it's the understanding that Mr. McGrain is moving forward with the Administration. Ms. Hagen indicated she believes it is on the referral list for Council's meeting on Monday the 9th.

Councilmember Daniels asked Mr. Sanford about 1300 Otto that there are still abandoned vehicles with flat tires, and thought it was red tagged but people are still in it and hear animal control was out and too five animals. Lieutenant Churchill stated it was locked up so unsure how they got the animals out, and that is his sector so will have officers patrol the area and check on it.

Ms. Hagen confirmed for the Committee that they could request 30 days on the MSD.

ADJOURN

Adjourned at 4:37pm
submitted by Renee Richmond,
Administrative Assistant, Lansing City Council
Approved by the Committee on

ORDINANCE NO. _____

An ordinance of the City of Lansing, Michigan, to amend the Lansing codified ordinances by amending Chapter 1460, Section 1, and the International Property Maintenance Code, adopted by reference, to provide for issuance of trash, weed, and grass violation notices and compliance orders, and that uncorrected violations are nuisances; and to provide an appeals process, and to permit the City to abate uncorrected violations and recover costs.

The City of Lansing ordains:

Section 1. That Chapter 1460 Section 1, of the Code of Ordinances of the City of Lansing, Michigan be and is hereby amended to read as follows:

1460.01. - Property Maintenance Code.

For the purpose of regulating and governing the conditions and maintenance of all premises and any structures thereon; providing standards for supplied utilities and facilities, other physical aspects of structures, and conditions essential to ensure that structures are safe, sanitary, and fit for occupation and use; and providing a mechanism for condemnation of structures unfit for occupancy and use and the demolition of such structures, the 2015 International Property Maintenance Code ("IPMC") is hereby adopted as if fully set forth herein, with the following additions, deletions, and alterations:

(a)When used in the IPMC:

(1)"[Name of jurisdiction]" and "the jurisdiction" are replaced with "Lansing" or "the City."

(2)"International Building Code" is replaced with "the Building Code, as adopted in Chapter 1420 of the Lansing Codified Ordinances."

(3) "International Mechanical Code" is replaced with "the Mechanical Code, as adopted in Chapter 1426 of the Lansing Codified Ordinances."

(4) "ICC Electrical Code" is replaced with "the Electrical Code, as adopted in Chapter 1424 of the Lansing Codified Ordinances."

(5) "International Zoning Code" is replaced with "the Zoning Code, Title Six of Part Twelve of the Lansing Codified Ordinances."

(6) "International Fire Code" is replaced with "the Fire Code, as adopted in Chapter 1610 of the Lansing Codified Ordinances."

(7) "International Plumbing Code" is replaced with "the Plumbing Code, as adopted in Chapter 1422 of the Lansing Codified Ordinances."

(8) "Department of Property Maintenance Inspection" and "Department" are replaced with "Office of Code Compliance."

(9) "Legal representative of the jurisdiction," "legal officer of the jurisdiction," and "legal counsel of the jurisdiction" are replaced with "City Attorney."

(10) "Appointing authority" and "Chief Appointing Authority" are replaced with "Mayor."

(11) "Appeals Board" is replaced with "Building Board of Appeals."

(12) "Claims Review Committee" is added as created by Resolution 1987-0253 and amended by Resolution 2014-045, consisting of a representative from the following offices: City Attorney, Mayor, and City Council, and shall act as the appeal body for violations of Section 308.

(13) "Manager of the Office of Code Compliance" is added and shall be the final arbiter of any appeal for violations of Section 302.4.

1 (b) The following language is added to Section 102.6 after the word "designated": By the
2 Federal, State, or local government.

3 (c) Section 103.2 is deleted.

4 (d) The text of Section 103.3 is replaced with the following: The Code Official has the authority
5 to appoint Code Compliance Officers and to delegate to any of them any of his or her duties or
6 functions under this Code.

7 (e) The text of Section 103.5 is replaced with the following: The fees for services performed by
8 the Office of Code Compliance under this Code shall be established by Council Resolution.

9 (f) The following language is added to the end of Section 104.1: The Office of Code Compliance
10 is responsible for enforcing this Code and acts as the Local Health Department under Part 24 of
11 the Public Health Code, PA 368 of 1978. The Office of Code Compliance may also enforce any
12 provision of the Housing Law of Michigan, PA 167 of 1917.

13 (g) The following language is added to the end of Section 106.1: Unless otherwise provided, a
14 property's owner is responsible for violations of this Code occurring on the property, even where
15 this Code imposes an additional duty on the occupant or where the owner has imposed
16 responsibility on the occupant by agreement.

17 (h) The text of Section 106.3 is replaced with the following: The Code Official and all Code
18 Compliance Officers are hereby designated as authorized City Officials for the purpose of
19 issuing municipal civil infraction notices directing alleged violators to appear at the City of
20 Lansing Municipal Ordinance Violations Bureau or a local court of competent jurisdiction.

21 Unless otherwise provided in this Code or by State law, any person in violation of any provision
22 of this Code is responsible for a municipal civil infraction and subject to a \$500.00 fine and all

1 other penalties and remedies allowed by law. Any person in violation of Section 108.4.1 or
2 Section 108.5, **as provided in subsection (m) of this Section**, is responsible for a misdemeanor
3 and subject to the penalties provided in Section 202.99(b) of the Lansing Codified Ordinances
4 and all other penalties and remedies allowed by law. If a violation of this Code is not corrected
5 as required by the notice of violation given pursuant to Section 107, the Code Official may
6 institute the appropriate proceeding at law or in equity to restrain, correct, or abate such
7 violation; or to require the removal or termination of any unlawful occupancy of the structure.
8 With the exception of the 30 days within which a vacant structure must be closed pursuant to
9 Section 108.2, the Code Official has the authority to grant an extension of the time specified in
10 the notice of violation, upon request by the person responsible for the violation, provided that the
11 person agrees to correct the violation within the extended time period to be granted and the Code
12 Official determines that a condition dangerous to life or property will not be created or
13 perpetuated by granting such extension. No such extension of time for the correction of a
14 violation will extend the time for filing an appeal.

15 (i) Section 106.6 is added, to read as follows: Violations of Section 302.4, **prohibiting weeds**
16 **and long grass**, and violations of Section 308, **prohibiting the accumulation of trash and**
17 **garbage**, are hereby declared to be nuisances and ~~may be abated by the City if not corrected~~
18 ~~within the time provided in the notice given pursuant to Section 107.~~ **must be corrected or**
19 **abated within the time allotted and as directed in the Section 107 notice or as determined in**
20 **an appeal taken under subsection (k). However, if the owner or party in interest whose**
21 **name appears on the City's real property tax assessment records fails or neglects to comply**
22 **with the notice or appeal determination, the City may enter the property and take all**

necessary actions to cause the abatement of the nuisance, including the incurring of costs.

The cost of abating the nuisance includes, but is not limited to, costs of any title search or real property commitment used to determine the parties in interest in the subject property, recording fees for notices and liens filed with the county Register of Deeds, contractor fees, transportation and dumping charges, and costs of the collection of the charges authorized under this Section. The cost of abating the nuisance incurred by the City shall be reimbursed to the City by the owner or party in interest in whose name the property appears on the City's real property tax assessment records. The owner or party in interest whose name the property appears upon the last local tax assessment records shall be notified by the Assessor of the amount of the cost of the nuisance abatement by first class mail at the address shown on the records. ~~Any expense incurred in abating a nuisance pursuant to this section, including an administrative service fee, shall be paid by the owner or party in interest whose name appears on the City's real property tax assessment records. The owner or party in interest whose name appears on the City's real property tax assessment records shall be notified of the amount owed by first class mail at the address shown on the City's real property tax assessment records. After 30 days, any unpaid amount shall be reported to the City Assessor for placement~~ Any cost remaining unpaid after 30 days, shall be placed by the Assessor on the next tax roll of the City and ~~impose imposition of~~ a lien against the property on which the nuisance was located, as permitted by State law.

(j) When used in Section 107.1, "person" is replaced with "person(s)."

(k) In Section 107.2 is modified as follows:

(1) The following language is added to the end of **Section 107.2(4)** ~~number 4~~: For violations of Section 302.4, the notice shall require correction within 7 days.

(2) The following is added as new Section 107.7: Appeals.

(i) When a notice has been issued under this section 107, any person with a legal interest, who receives or has actual or constructive notice, may appeal the violation and compliance order as follows: (a) appeals under Section 302.4 shall be filed in writing to the Manager of the Office of Code Compliance, (b) appeals under Section 308 shall be filed in writing to the Office of the City Attorney, (c) appeals of any other violation are addressed under subsection (h) and (q). The Appeal must be received not more than 3 days after the compliance date ordered as set forth in the notice. Appeals of costs assessed incurred due to abatement by the City of Lansing will handled in accordance with process adopted by the Claims Review Committee and Resolution 2014-045. ~~The text of number 6 is replaced with the following: Inform the property owner that, when permitted by law, a lien may be imposed upon the property.~~

(ii) Except as provided in subsection (vii), the Office of the City Attorney shall transmit the appeal to the Claims Review Committee and schedule the appeal to be heard at the next available meeting of the Claims Review Committee. Notice of the appeal hearing date, time, and place shall be given in the same manner as provided for in Section 107.3, or, in the alternative, by First Class mail addressed to the Appellant's address provided with the appeal, if any.

1 **(iii) Failure to file an appeal within the required time shall constitute a waiver of the right**
2 **to contest the notice and compliance order, and, waive a hearing or adjudication of the**
3 **notice and order, or any portion thereof.**

4 **(iv) Only those matters or issues specifically raised by the Appellant in a written appeal**
5 **shall be considered in the hearing on the appeal.**

6 **(v) The enforcement of the notice violation and compliance order timely appealed shall be**
7 **stayed during the pendency of the appeal.**

8 **(vi) At the appeal hearing, the Appellant shall be given the opportunity to show cause why**
9 **the notice violation and compliance order should not be enforced. The Claims Review**
10 **Committee shall hear and decide the issues raised in the appeal and shall either approve,**
11 **disapprove, or modify the compliance order. If the Claims Review Committee approves or**
12 **modifies the compliance order, it shall determine a new date by which the order of**
13 **compliance shall be completed.**

14 **(vii) If the appeal under subsection (i) is made to contest a grass or weed violation of**
15 **Section 302.4, the written appeal shall be reviewed and determined within 5 days of receipt**
16 **by the Manager of Code Compliance, or the Manager's designee, except that the designee**
17 **shall not be the Code Official who issued the notice. In addition to any other information**
18 **contained in the written appeal, for the appeal to be effective, it must also contain an**
19 **electronic address or telephone number where the results of the appeal determination can**
20 **be transmitted to the appellant or the appellant's agent in message form. The Manager, or**
21 **designee, shall consider the grounds, information and explanation contained in the written**
22 **appeal and based thereon, shall either affirm, modify or rescind the notice and order of**

compliance; and may grant an extension of time, not to exceed 7 days from the date of determination, for compliance. The determination shall be transmitted forthwith in message form to the appellant. Failure of the Appellant or Appellant's agent to personally receive the determination of the appeal shall not affect the time for compliance nor affect the City's ability to abate the violation as provided in Section 1460.01(i).

(l) The following language is added to the end of Section 108.1.1: Any structure that is a "dangerous building" as defined in the Housing Law of Michigan, PA 167 of 1917, is also an unsafe structure.

(m) The text of Section 108.5 is replaced with the following: Any structure condemned and placarded by the Code Official shall be vacated. No person shall occupy any such structure or allow any domestic animal to occupy any such structure. No person shall operate equipment condemned and placarded by the Code Official. Repairs required by a correction order may be made during the hours of 8 am and 5 pm on Mondays through Fridays or at other times for which the Code Compliance Office has granted permission. The Code Compliance Office shall grant permission for repairs to be made at other reasonable times set by Department policy if the person seeking permission has obtained all permits necessary for the work to be done and provides documentation indicating that the work cannot be performed between 8 am and 5 pm on Mondays through Fridays.

(n) Section 108.8 is added, to read as follows: The owner of any structure placarded for more than 90 days pursuant to Section 108.4 is responsible for paying a monthly, non-refundable administrative fee while the placard remains on the structure. The administrative fee shall be established by Council resolution in an amount sufficient to defray the cost incurred by the City

1 to monitor the structure for the purpose of preventing public safety hazards. The owner or party
2 in interest whose name appears on the City's real property tax assessment records shall be
3 notified of the amount owed by first class mail at the address shown on the City's real property
4 tax assessment records. After 30 days, any unpaid amount shall be reported to the City Assessor
5 for placement on the next tax roll of the City and imposition of a lien against the property, as
6 permitted by State law.

7 (o) Section 108.9 is added, to read as follows: The Code Official may request permission to
8 inspect any structure intended to be used as a dwelling when that structure has remained vacant
9 for 180 days. If permission to inspect is denied, the Code Official may seek a warrant from a
10 court of competent jurisdiction.

11 (p) Section 110 is deleted. In its place, MCL 125.538-125.542, with the exception of MCL
12 125.541c, from Article VII of the Housing Law of Michigan, PA 167 of 1917, are hereby
13 adopted by reference. Pursuant to MCL 125.534(6), regardless of whether or not the cost of
14 repair of a structure exceeds its state equalized value, the Code Official may bring a court action
15 to remove or rehabilitate it if (1) it is an unsafe structure pursuant to Section 108.1.1, (2) it
16 remains vacant or boarded, and (3) a significant attempt has not been made to rehabilitate it for a
17 period of 24 consecutive months.

18 (q) Section 111.1 is replaced with the following: Appeal of a decision that a structure is a
19 dangerous building pursuant to MCL 125.542 shall follow the procedures described in the
20 Housing Law of Michigan, PA 167 of 1917, and adopted in subsection (p). **Except for appeals**
21 **as provided under subsection (k)(2),** Any person directly affected by any other decision of the
22 Code Official or notice or order issued under this Code may appeal to the Building Board of

1 Appeals. The Code Official shall be an ex-officio member of the Building Board of Appeals
2 when it hears appeals brought under this Code, but the Code Official shall have no vote on any
3 matter before the Board. Written application for an appeal must be filed within 20 days of
4 service of the decision, notice, or order being appealed. An application for appeal must be based
5 on a claim that the true intent of this Code or the rules legally adopted thereunder have been
6 incorrectly interpreted, the provisions of this Code do not apply, or the purposes of this Code's
7 requirements are adequately fulfilled by other means.

8 (r) Sections 111.2—111.8 are deleted.

9 (s) The following definition replaces that provided in Section 202:

10 *Person.* Any legal entity.

11 (t) The definitions of "cost of such demolition or emergency repairs," "inoperable motor
12 vehicle," and "operator" are deleted.

13 (u) The following definitions are added to Section 202:

14 *Absentee landlord.* Any owner of rental property whose principal residence is located more than
15 forty miles from the corporate limits of the City.

16 *Code Compliance Officer.* Any duly authorized representative of the Code Official.

17 *Dwelling.* Any "dwelling," as defined in the Housing Law of Michigan, PA 167 of 1917.

18 ***Junk.* Any object that is worn-out, unusable because it is deteriorated, broken or**
19 **incomplete, or that has been discarded, or is inoperable, and any parts thereof, including**
20 **but not limited to items such as stoves, refrigerators, appliances, fixtures, boats, campers,**
21 **inoperable or unregistered motor vehicles as defined in this subsection (u) of this Section,**

household goods, furniture, tires, mattresses, batteries, machinery, broken toys and bicycles, broken lawn furniture, remnants of wood and building materials, and equipment.

Leasehold. Any "leasehold" as defined in the Housing Law of Michigan, PA 167 of 1917.

Motor vehicle. Any "motor vehicle" as defined in the Michigan Vehicle Code, PA 300 of 1949.

***Nuisance.* Any public nuisance, known as such at common law or in equity jurisprudence, or that has been included as a nuisance by statutes of the State of Michigan, and whatever is dangerous to human life or detrimental to health. Further, nuisance means any condition or activity which is unwholesome, dangerous, offensive or unhealthy, which constitutes a menace to the health and safety of the public, or any structure which, due to a structural defect or dilapidation, has become dangerous to life or property.**

Rental property. Any premises, dwelling, dwelling unit, or rooming unit which is not occupied on a daily basis by the owner(s), and which is offered to let, to hire, or to assign for a period of more than 30 days to any person(s) for any or no consideration.

***Trash.* Any accumulation of junk, debris, or rubbish as defined in Section 202.**

(v) The following language is added to the end of Section 302.1: No mattresses or indoor furniture shall be kept on exterior property or premises.

(w) The first paragraph of Section 302.4 is replaced with the following: All premises shall be maintained free of weeds and of grass eight inches or more in height.

(x) The text of Section 302.8 is replaced with the following: No motor vehicle that is inoperative, stripped, dismantled, or in a state of major disassembly or disrepair may be kept on any exterior premises. Motor vehicles may be removed from private property in accordance with the towing

1 regulations established by the State as the "special anti-theft laws" sections of Division II of the
2 Michigan Vehicle Code, MCL 257.252—MCL 257.254.

3 (y) When used in Section 304.14, "during the period from [date] to [date]" is replaced with
4 "between May and October."

5 (z) In Sections 602.3 and 602.4, "during the period from [date] to [date]" is deleted.

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

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

11 Section 4. This ordinance shall take effect on the 30th day after enactment, unless given
12 immediate effect by City Council and shall expire December 31, 2030.

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Approved as to form:

City Attorney

Dated: _____

**Department of Economic
Development and Planning**
Brian McGrain, Director



Code Enforcement Office
Scott Sanford, Manager
316 N. Capitol Avenue, Suite C-1
Lansing, Michigan 48933
PH: 517.483.4361 – FAX: 517.377.0100

MEMORANDUM

TO: Brian McGrain, Director
FROM: Scott Sanford, Manager Code Enforcement
SUBJECT: Proposed Trash Abatement Ordinance
DATE: 4/19/2022

Director,

After reviewing the new proposed trash abatement ordinance with senior staff, I would request that you move this forward in the process to City Council so we can get the current ordinance amended to allow us to abate these types of issues in a timelier manner.

After reviewing the proposed change to the trash and grass ordinance it will really help our office to be able to abate these types of violations in a timelier matter. It will create an Appeal Board within the Code Enforcement office that will cut down on the court time we are currently experiencing with the ticket process. This will also help us to abate violations on properties where the ownership is in transition, or the current owners live in another county and we cannot write a conventional ticket.

Respectfully Submitted,

Scott K Sanford
Manager, Code Enforcement

INTRODUCTION OF ORDINANCE

Council Member Wood introduced:

An Ordinance of the City of Lansing, Michigan, to amend the Lansing codified ordinances by amending Chapter 1460, Section 1, and the International Property Maintenance Code, adopted by reference, to provide for issuance of trash, weed, and grass violation notices and compliance orders, and that uncorrected violations are nuisances; and to provide an appeals process, and to permit the City to abate uncorrected violations and recover costs.

This Ordinance is read a first time by its title and referred to the Committee of the Whole.

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

Resolved by the City Council of the City of Lansing that a public hearing be set for Monday, June 13, 2022, at 7 p.m. in the Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan, for the purpose of approving or opposing amendments to amend the City of Lansing codified ordinances by amending Chapter 1460, Section 1, and the International Property Maintenance Code, adopted by reference, to provide for the issuance of trash, weed, and grass violation notices and compliance orders, declare uncorrected violations nuisances, provide for an appeals process and permit the City to abate uncorrected violations and recover costs.

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

ADDRESS:	3337 VIKING RD.
PARCEL NUMBER:	33-01-01-30-478-041

SHOW CAUSE HEARING DATE:	
DEMOLITION CASE FILE #:	

LISTED TAXPAYER:	AEC REAL ESTATE LLC
INTERESTED PARTIES:	AEC REAL ESTATE LLC
SEV INFORMATION:	\$47,500.00
LAND VALUE:	\$31,355.00
BUILDING VALUE:	\$87,018.00
LOT SIZE:	70 X 186.5

HOUSING CODE VIOLATION LTR:	5/10/2019 & 10/06/2020
ORIGINAL RED TAG DATE:	5/10/2019
ZONING:	"A" RESIDENTIAL
ESTIMATE OF REPAIRS:	\$127,960.00
PICTURES:	YES
OTHER:	

LEGAL DESCRIPTION:	LOT 438 PLEASANT GROVE SUB NO 1
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ORDER OF DEMOLITION BOARD

DEMOLITION BOARD MEETING DATE:	4/22/2021
ORDER:	MAKE SAFE OR DEMOLISH BY 6/20/2021
REASON/CONDITIONS:	UNSAFE
HEARING OFFICER:	JOSEPH VITALE

CURRENT CITY COUNCIL ACTIVITY

REQUEST FOR SHOW CAUSE SENT:	5/5/2022
SHOW CAUSE HEARING DATE:	
PUBLIC SAFETY COMMITTEE WILL REVIEW:	

CURRENT PERMIT ACTIVITY

BUILDING:	EXPIRED
ELECTRICAL:	ISSUED NOT ACTIVITY SINCE 8/30/2021
MECHANICAL:	FINALED HOWEVER BASEMENT FLOOD NEEDS TO REPLACE
PLUMBING:	EXPIRED
DEMOLITION:	na

CITY OF LANSING DEMOLITION HEARING BOARD	ORDER TO MAKE SAFE, DEMOLISH OR MAINTAIN BUILDING OR STRUCTURE	FILE NO. D2021-004
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Matter of the building/structure at 3337 VIKING ROAD, which is a ☒ dwelling ☐ garage ☐ other

1. Date of hearing: April 22, 2021 Hearing Officers: DAVE MUYLLE, JOSEPH VITALE
2. Scott Sanford, Code Compliance MANAGER of the City of Lansing, has filed a copy of a notice that the subject building/structure is dangerous. The copy of the notice is attached.

THE HEARING OFFICER FINDS THAT:

3. Notice of this hearing was properly served on the
☐ rental registration owner(s)
☒ Owner's or party in interest on City tax assessment record
4. The building/structure ☒ is ☐ is not a dangerous building as defined in MCL 125.539, specifically (see attached)
5. ☒ The building/structure has remained unoccupied for 180 consecutive days or more and is not listed for sale, lease or rent with a licensed real estate broker.
6. ☐ The building/structure has been substantially destroyed by ☐ fire ☐ wind ☐ flood
☐ other:
7. The state equalized value of the building/structure is \$53,500.00
8. The cost to repair the building or structure to make it safe is \$92,563.00
9. The real estate is described as follows:

Parcel Number: 33 01 01 30 478 041

LOT 438 PLEASANT GROVE SUB NO 1, City of Lansing

IT IS ORDERED THAT:

10. ☐ The matter is closed.
☒ The building/structure shall be made safe or demolished on or before 6-20-2021
☐ The case be tabled until _____.
- ☐ The building or structure shall be demolished on or before _____ if not made safe as ordered herein.
- ☐ (If finding #5 is made) The exterior of the building shall be maintained, including
☐ lawns, trees and shrubs ☐ paint on structure ☐ other _____ on or before _____.

Date

4/22/2021

Hearing Officer





















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

WHEREAS, the Lansing Code Compliance Officer has declared a certain structure at 3337 VIKING RD., Parcel # 33-01-01-30-478-041, legally described as: LOT 438 PLEASANT GROVE SUB NO 1, to be an unsafe and dangerous building and requested the property owner be ordered to demolish or otherwise make safe the structure; and

WHEREAS, the Code Compliance Officer red tagged the said structure on May 10, 2019, and requested the property owner be ordered to demolish or otherwise make safe the structure; and

WHEREAS, on April 22, 2021, 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 Property Maintenance Code (Ord. 1460.01, et seq.), and ordered the property owner to make safe or demolish the structure by June 20, 2021; and

WHEREAS, the Code Compliance 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 Lansing Codified Ordinances 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 a show cause hearing for Monday, June 13, 2022 at 7:00 p.m. in Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan in consideration of the finding and order of the Lansing Demolition Hearing Board Officer regarding the structure at 3337 Viking Road, as legally described above, 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 Compliance Officer notify the owner(s) of said property of the opportunity to appear and present testimony at the hearing, as required by law.

Colonial TOWNHOUSES COOPERATIVE

April 20, 2022

City of Lansing officials

Re: Deteriorated condition of roads

Dear Honored Officials;

Colonial Townhouses Cooperative has been providing affordable housing to its members for close to 60 years. Described by city officials and emergency responders as an "oasis" in southwest Lansing. Colonial has been dedicated to improving the character of southwest Lansing and to making it a desirable place to live by being active in neighborhood organizations and events.

Colonial has been fortunate to be a recipient of city grants for tree planting, neighborhoods in Bloom City Street light holiday decorating and we organized a neighborhood wide bulk trash clean-up and have project from MidMEAC in 2017. We will also be hosting a neighborhood engagement event in July in conjunction with Community Service Officer Anthony VendeVoorde of the Lansing Police Department and with City officials, police and fire personnel in attendance. The purpose of this even is to gather the surrounding area to further foster neighborhood unity.

With all this being said, we feel that our streets located within our community boundaries have been neglected for far too long. We repeatedly have to report numerous potholes several times a year, so much that it has calls from the City Operations Department stating that they realize what bad shape our roads are in, but yet we have not been scheduled for any type of replacement despite other roads in close proximity to ours being replaced.

Our streets not only service the 248 households, but also services much of the Churchill Downs neighborhood that access Pleasant Grove through our community. It is very distressing that Colonial Townhouses Cooperative spends hundreds of thousands of dollars for the upkeeps of our sidewalks, parking lots, buildings and grounds so the condition of the City streets stands out as highly neglected.

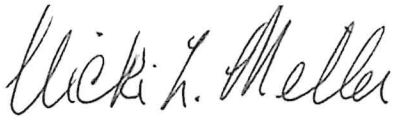
As a large community, we understand the struggles with budgets, but we also know that priorities should be made for the areas in need and where it can benefit the city. In May of 2017 we had a drone video made of our community to showcase on our website, however, we had to arrange to have the video re-shot in an effort to veil the condition of the streets within our property.

I am enclosing many pictures to provide you with a visual reference of the street conditions. I am also enclosing a map to depict which streets I am referencing.

I know there are many complaints received regarding road conditions, but I urge you to give priority to our community and surrounding neighbor that they deserve.

Thank you in advance for considering our request and for your service to the City of Lansing.

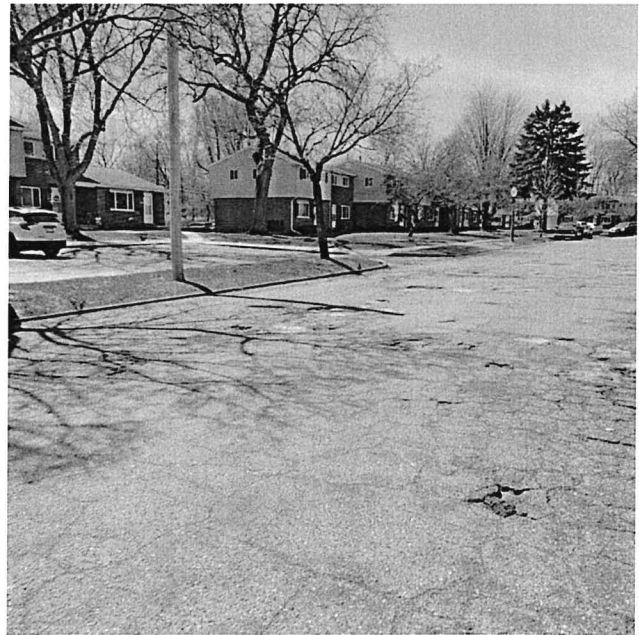
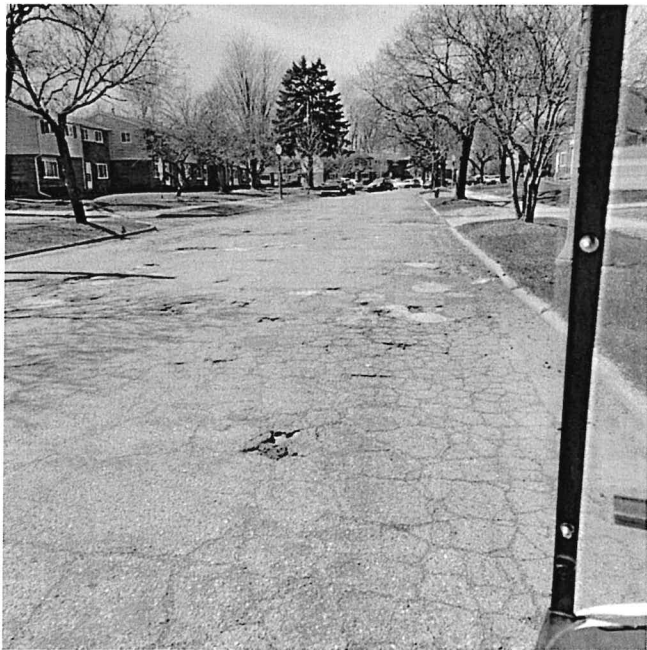
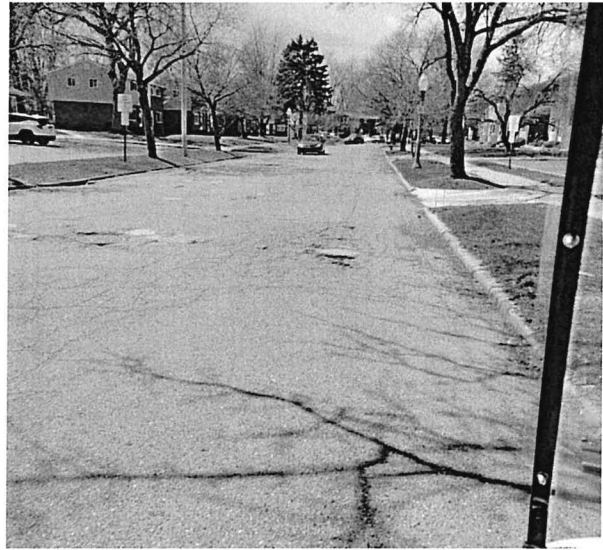
Respectfully,

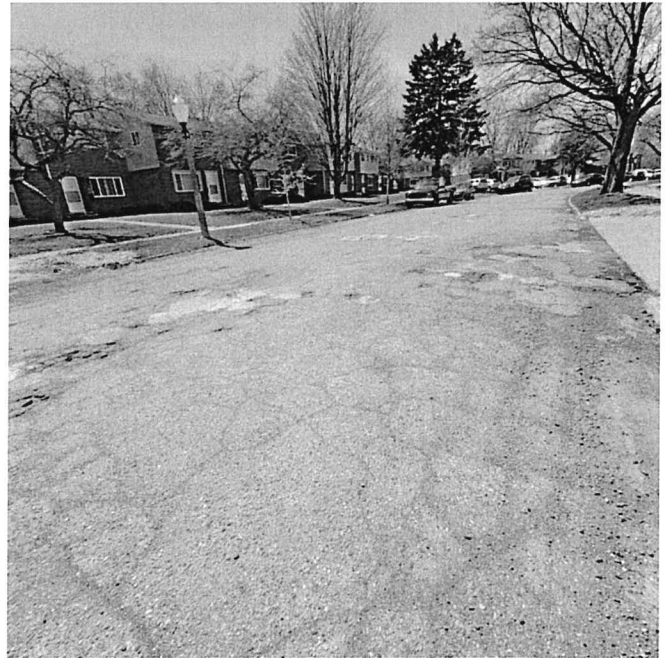
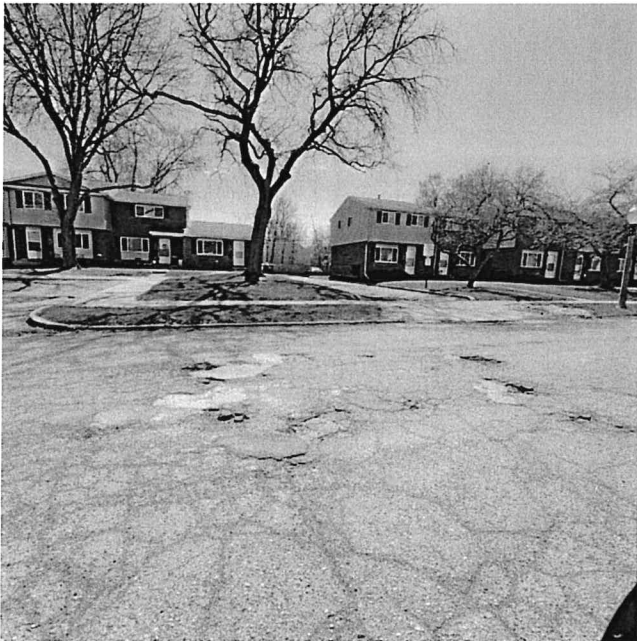
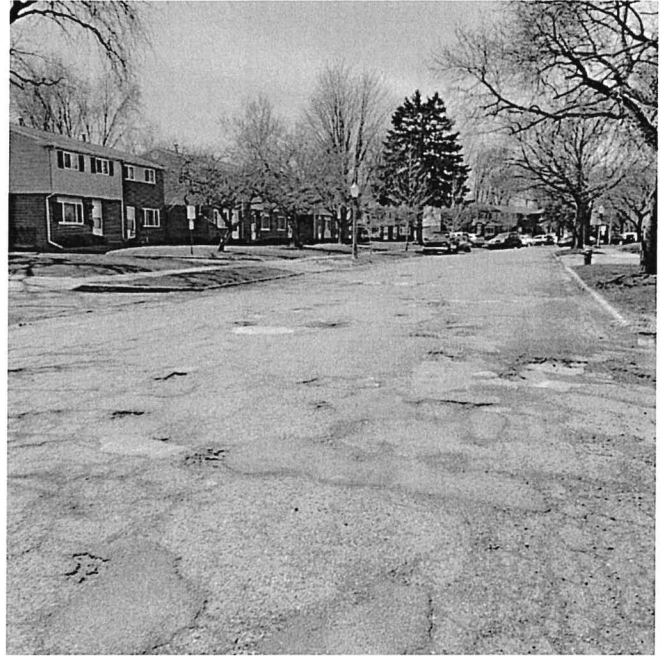
A handwritten signature in black ink, reading "Vicki L. Miller". The signature is written in a cursive, flowing style.

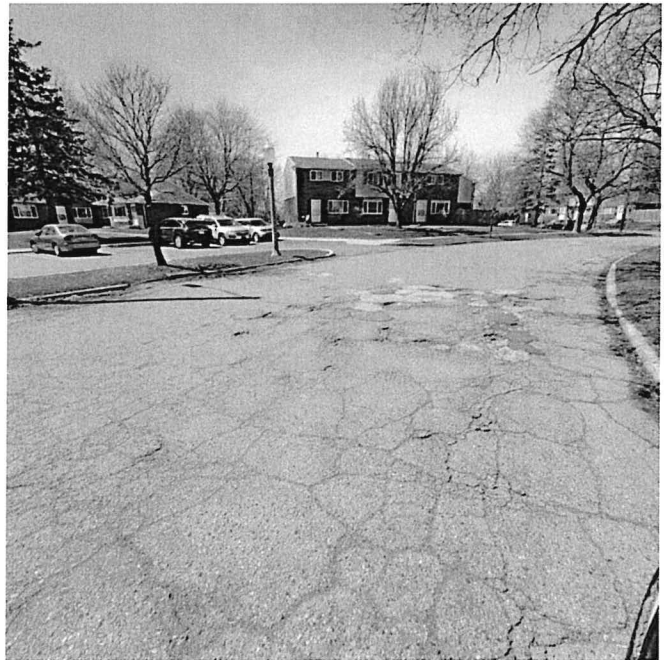
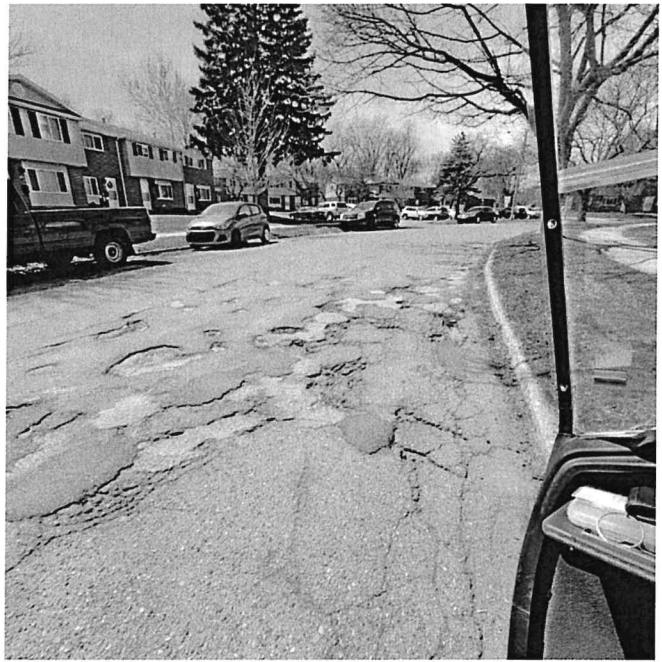
Vicki L. Miller, Agent
Property Manager
Colonial Townhouses Cooperative, Inc.
Legacy, LLC

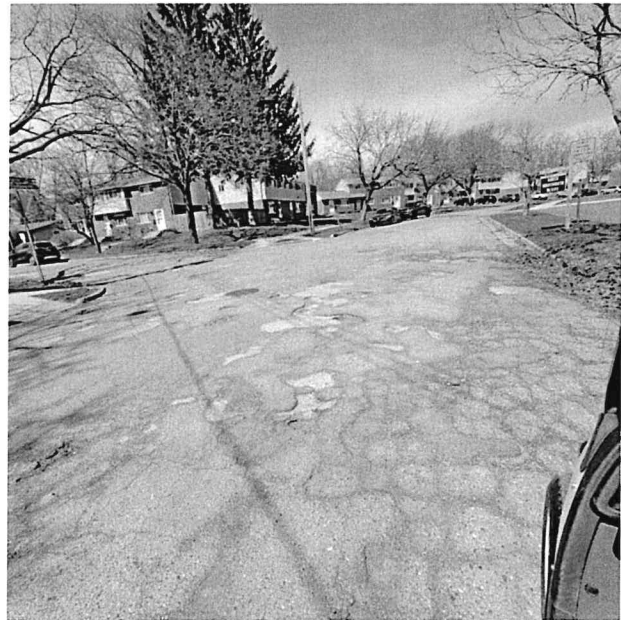
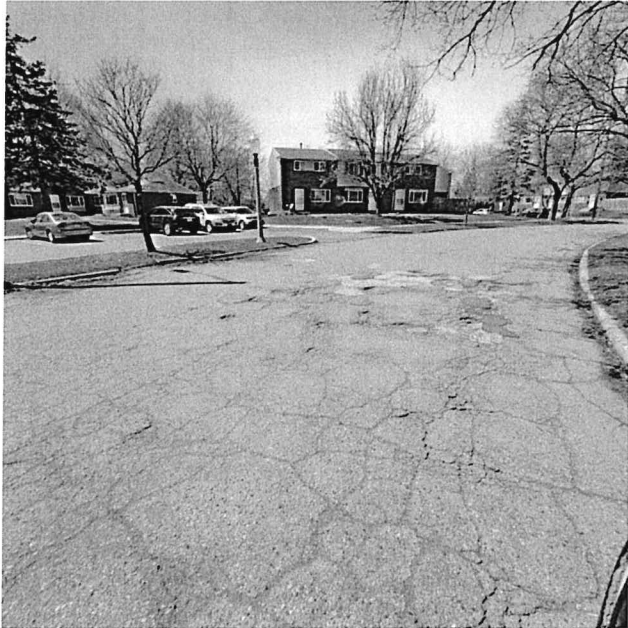
cc: Colonial BOD (5) 0390.01 OS/Milford

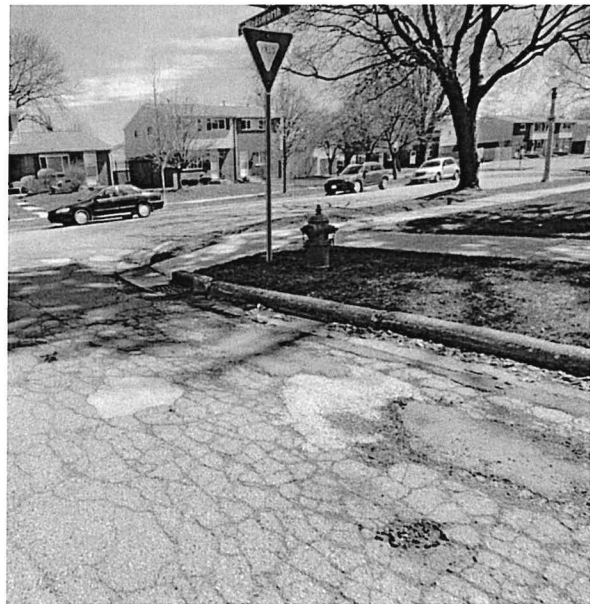
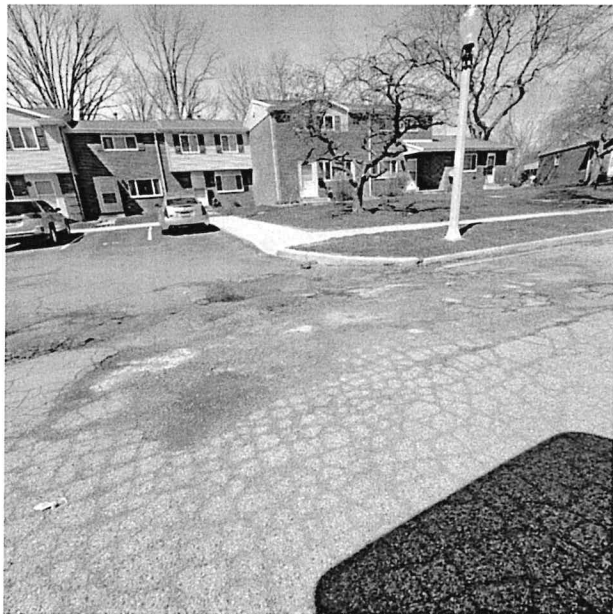
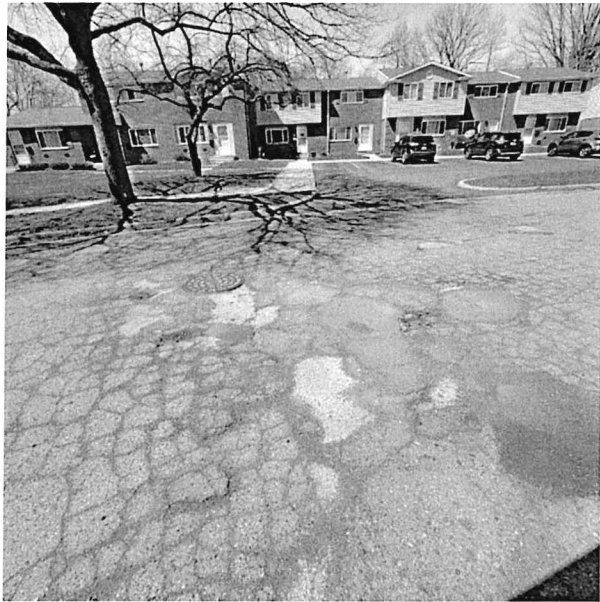


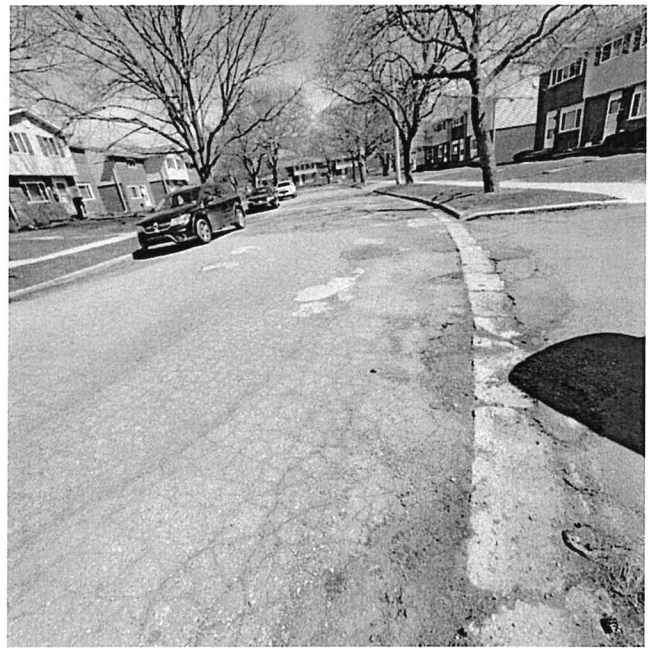
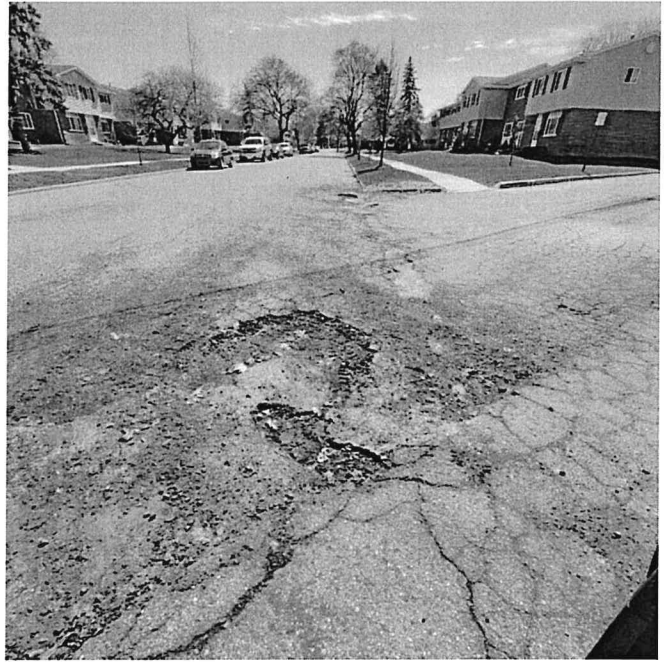




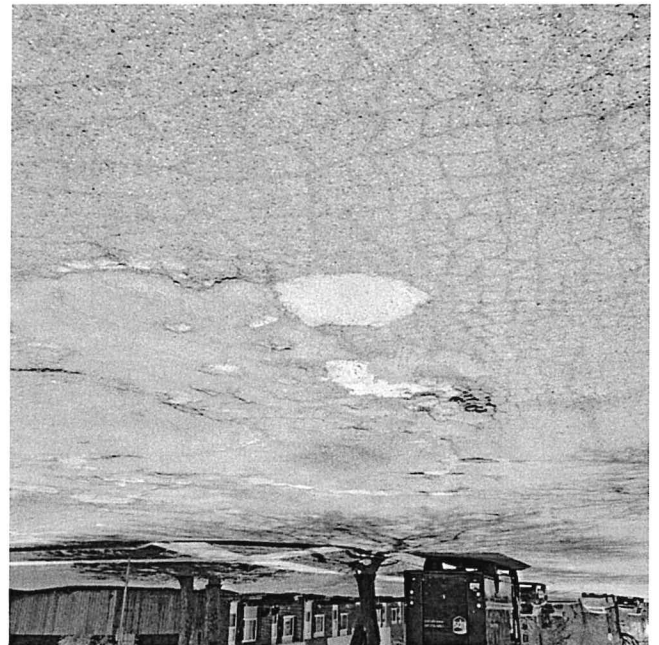
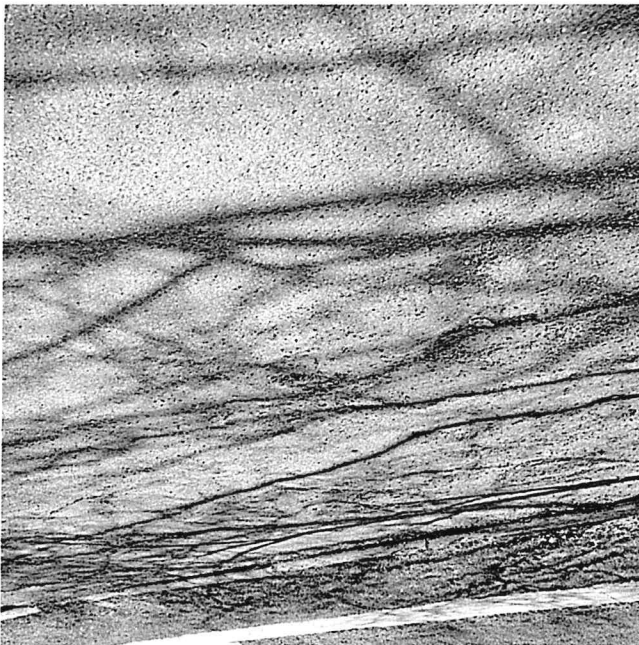
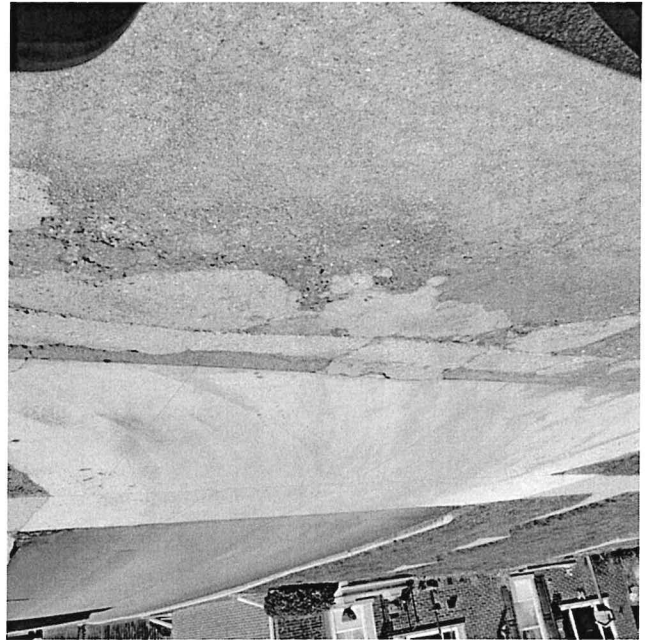




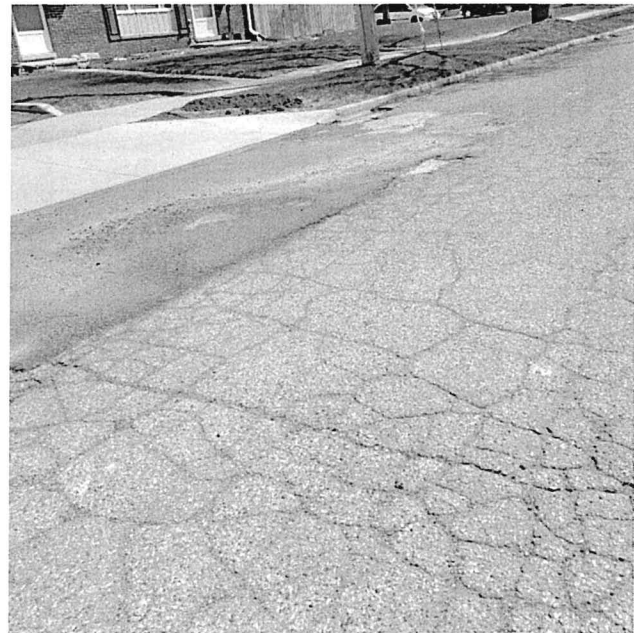
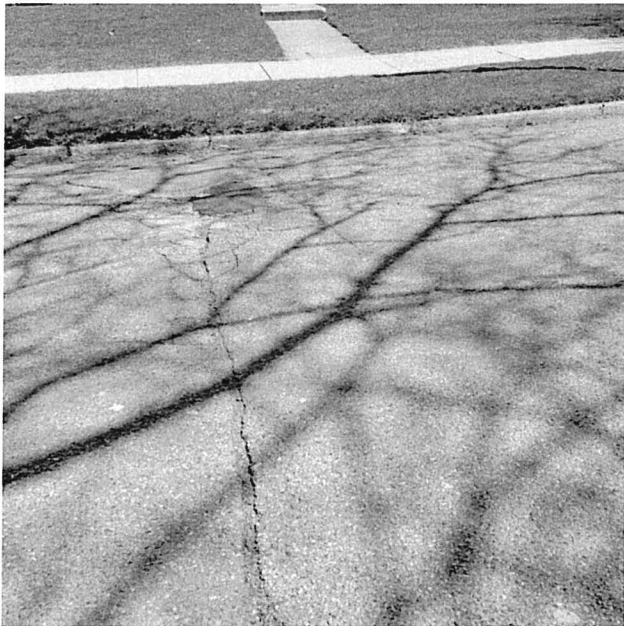


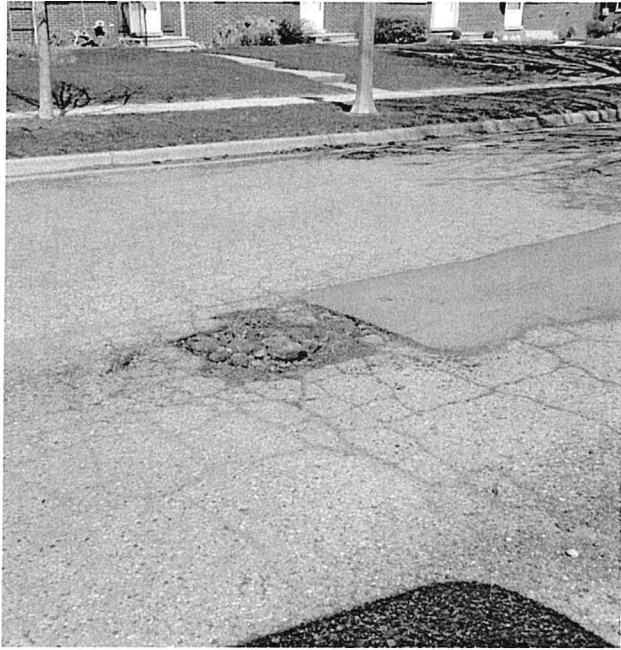












COLONIAL TOWNEHOUSES

