AGENDA ITEM 3A

EARL HOLLINS

7528 S. 88TH STREET
DATE OF BOARD MEETING:
    January 16, 2013

SUBJECT:
    Appeal of Chief Building Officials Notice & Order
    Sections 302.4 & 12 of the Abatement of Dangerous Building Code
    Residence at 7528 S. 88th Street

PROPERTY INFORMATION

APPELLANTS:
    Mr. Earl Hollins
    7528 S. 88th Street
    La Vista NE 68128

PROPERTY OWNERS:
    Mr. Earl Hollins
    7528 S. 88th Street
    La Vista NE 68128

SUBJECT PROPERTIES:
    Lot 231 & S. 10’ Lot 232 Parkview Heights 2d addition.

ZONING:

    R-1, Single-Family Residential
BACKGROUND

Description of Properties:

1. The single-family residence located at 7528 S. 88th Street, sits on Lot 231 and the south 10' of lot 232, Parkview Heights 2nd Addition, La Vista NE. This structure was constructed in 1971 and was built of a concrete block foundation; standard wood framing and a stick built wood roof system.

Appeal Proceedings:

1. This is an appeal by appellant Earl Hollins of the “Notice and Order” of the Chief Building Official dated September 28, 2012. The Notice and Order stated to secure permits to demolish the unsafe fire burned structure within 60 days of the Notice and Order and to complete the demolition within 15 days after such permits are issued. The Notice and Order also stated if the required permits were not obtained and the demolition is not completed within the time frame stated the City will the proceed to cause the demolition to be done and charge the costs of the demolition against the property and its owner. The appellant was notified that they may appeal the Notice and Order of the Chief Building Official to the Building Board of Appeals.

On October 29, 2012, a written request from Mr. Earl Hollins was received by the City requesting an appeal hearing to the Board of Appeals from the Notice and Order dated September 28, 2012.

Attachments:

   Appeal letter received October 29, 2012.
   Photographs of the damaged structure.
September 19, 2012

Jeff Sinnert
8116 Park View Blvd.
Galveston, TX. 77554

Re: Lot 231 & 2. 10' For 232
Garkview Heights 2 Addition
Galveston, TX. 77554

To: Jeff Sinnert & Board of Appeals

This letter is in response to the notice & order letter I received regarding my property at 7528 S. 89th St. Galveston, TX. 77554.
I am the owner and have a title to property.

I have been actively pursuing a buyer for this property. There are two interested buyers. One a real estate company, another a construction company. They are both working on details of a transaction. They would both demolish the building and rebuild on that property.

I am appealing the 60 day time frame as stated in the letter. This is because I need an extended period of 30-45 days in
regards to the sale, permits, demolition & physical work on the property.

I am asking for you to please consider my appeal as I have been proactive in trying to sell the property.

I sincerely apologize for not being able to meet the deadline/timeline, however, would appreciate an extended period for this property. Prospective buyers aware of timeline.

I will take any and all measures to speed this process. Hopefully I can finalize a transaction without needing to utilize the extra 30-45 days.

Thank you for your time and consideration regarding this matter.

If you have any questions regarding this appeal, please notify me.

Sincerely,

Earl Hollens

Earl Hollens
owner - 402-659-1910
September 28, 2012

Earl L. Hollins  
7528 S. 88th Street  
La Vista NE 68128

Re: Lot 231 & S. 10' Lot 232 Parkview Heights 2 addition  
La Vista NE, 68128

NOTICE AND ORDER

The City of La Vista continues to emphasize citizen participation in improving our community. Through our efforts we hope to make La Vista a safe and more attractive place.

This notice and order is to make you aware that the Building Department has inspected the property at the above referenced location. The building official has determined that this structure fire damage has created a dangerous building and has made the structure unsafe to occupy and that the building should be demolished pursuant to Section 302 of the Uniform Code for the Abatement of Dangerous Buildings.

This order shall require that all permits including demolition be secured therefore and the work physically commencing within the time frame not to exceed sixty (60) days of the date of this letter and completed within such time as the building official shall determine is reasonable under all circumstances. If the demolition work is not commenced within the time specified, the city will proceed to cause the work to be done and charge the costs thereof against the property or its owner.

Any person having any record title or legal interest in the this building may appeal from this notice and order of the building official to the Board of Appeals, provide the appeal is made in writing and filed with the building official within thirty (30) days from the date of service of this notice and order and that failure to appeal will constitute a waiver of all right to an administrative hearing and determination of this matter.

If you have any questions regarding this information please contact our office.

Sincerely,

Jeff Sinnett,  
Chief Building Official

City Hall  
8115 Park View Blvd.  
La Vista, NE 68128-2198  
p: 402-331-3433  
f: 402-331-4375

Community Development  
8116 Park View Blvd.  
p: 402-331-3443  
f: 402-331-3475

Fire  
8110 Park View Blvd.  
p: 402-331-4748  
f: 402-331-0410

Golf Course  
8305 Park View Blvd.  
p: 402-339-9147

Library  
9110 Giles Rd.  
p: 402-537-3900  
f: 402-537-3902

Police  
7701 South 96th St.  
p: 402-331-1582  
f: 402-331-7210

Public Works  
9900 Portal Rd.  
p: 402-331-8927  
f: 402-331-1051

Recreation  
8116 Park View Blvd.  
p: 402-331-3455  
f: 402-331-0299
THIS IS NOT A PROPERTY RECORD FILE

Residential Information for 1 January Roll Year 2012

Year Built: 1971
Total Sft: 1019
Total Bsmt Sft: 984
Total Bsmt Fsh Sft: 585
Lot Depth: 150
Lot Width: 65

Built As: Split Entry
# of Bedrooms Above Grade: 3
# of Bathrooms Above Grade: 1
Garage Type: Attached
Garage Sqt: 256
Garage Stalls: 1
Exterior 1: SIDING
Exterior 2:
Roofing: Comp Shingie

Residential Misc

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<td>WOOD DECK</td>
<td>160</td>
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<td>YARD SHED</td>
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Sales Information (Updated 9/18/2012)

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Valuation

PV = Partial Valuation

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Attention: Mr. Jeff Sinnett - Chief Building Official
UNSAFE

DO NOT ENTER OR OCCUPY

Warning:
This structure has been seriously damaged and is unsafe. Do not enter. Entry may result in death or injury.

Date: June 05, 2012
Time: 8:00 AM

Comments:
This facility was inspected under emergency conditions for City of La Vista Building Codes on the date and time noted.

Facility Name and Address:
7528 S 88th Street

Inspector (Agency):
Jeff Smith, Chief Building Official

Do Not Remove this Placard until Authorized by Governing Authority.