



Roll Call Number

Agenda Item Number
BDH 1-C

Date April 12, 2010

WHEREAS, the property located at 1319 23rd Street, Des Moines, Iowa, was inspected by representatives of the City of Des Moines who determined that the main structure in its present condition constitutes not only a menace to health and safety but is also a public nuisance; and

WHEREAS, the Titleholders Joseph R. Schaefer and Paula J. Schaefer and the Mortgage Holders Mortgage Electronic Registration Systems, Inc. and FEZ, Inc. of Des Moines, d/b/a Iowa Bail Bonds, were notified more than thirty days ago to repair or demolish the main structure and as of this date have failed to abate the nuisance.


NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DES MOINES, IOWA, AND SITTING AS THE LOCAL BOARD OF HEALTH:

The main structure on the real estate legally described as LOT 392 UNIVERSITY LAND COS 2ND ADDITION, now included in and forming a part of the City of Des Moines, Polk County, Iowa, and locally known as 1319 23rd Street, has previously been declared a public nuisance;

The City Legal Department is hereby authorized to file an action in district court to obtain a decree ordering the abatement of the public nuisance, and should the owner fail to abate the nuisance, as ordered, that the matter may be referred to the Department of Engineering which will take all necessary action to demolish and remove said main structure.

Moved by _____ to adopt.

FORM APPROVED:


Vicky Long Hill, Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GRIESS				
HENSLEY				
MAHAFFEY				
MEYER				
MOORE				
TOTAL				

CERTIFICATE

I, DIANE RAUH, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

MOTION CARRIED APPROVED

Mayor

City Clerk

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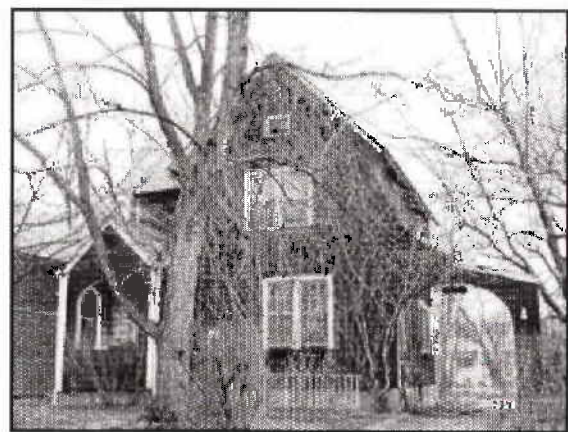
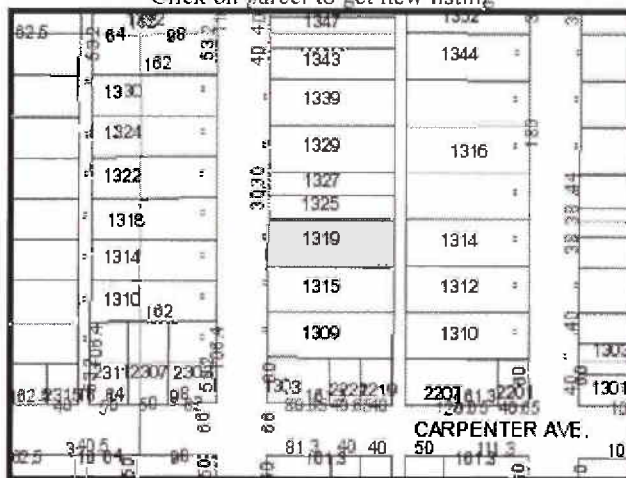
Polk County Assessor 

[Home] [General Query] [Legal Query] [HomeOwner Query] [Book/Page Query] [Commercial Query] [Res Sales Query] [Comm Sales Query] [Help]

District/Parcel	GeoParcel	Map	Nbhd	Jurisdiction	Status
080/06812-000-000	7924-33-451-015	0155	DM75/Z	DES MOINES	ACTIVE
School District	Tax Increment Finance District	Bond/Fire/Sewer/Cemetery			
1/Des Moines					
Street Address			City State Zipcode		
1319 23RD ST			DES MOINES IA 50311-3117		

Click on parcel to get new listing

Get Bigger Map



Approximate date of photo 02/21/2004

Mailing Address
JOSEPH R SCHAEFER JR 3911 PLEASANT ST DES MOINES, IA 50312

Legal Description
LOT 392 UNIVERSITY LAND COS 2ND ADDITION

Ownership	Name	Recorded	Book/Page	RevStamps
Title Holder #1	SCHAEFER, JOSEPH R JR	1978-04-27	4797/802	
Title Holder #2	SCHAEFER, PAULA J			

Assessment	Class	Kind	Land	Bldg	AgBd	Total
Current	Residential	Full	8,500	54,800	0	63,300

Market Adjusted Cost Report Assessment Roll Notice Estimate Taxes Polk County Treasurer
Tax Information Pay Taxes

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Taxable Value Credit	Name	Number	Info
Homestead	SCHAEFER, JOSEPH R JR	62978	

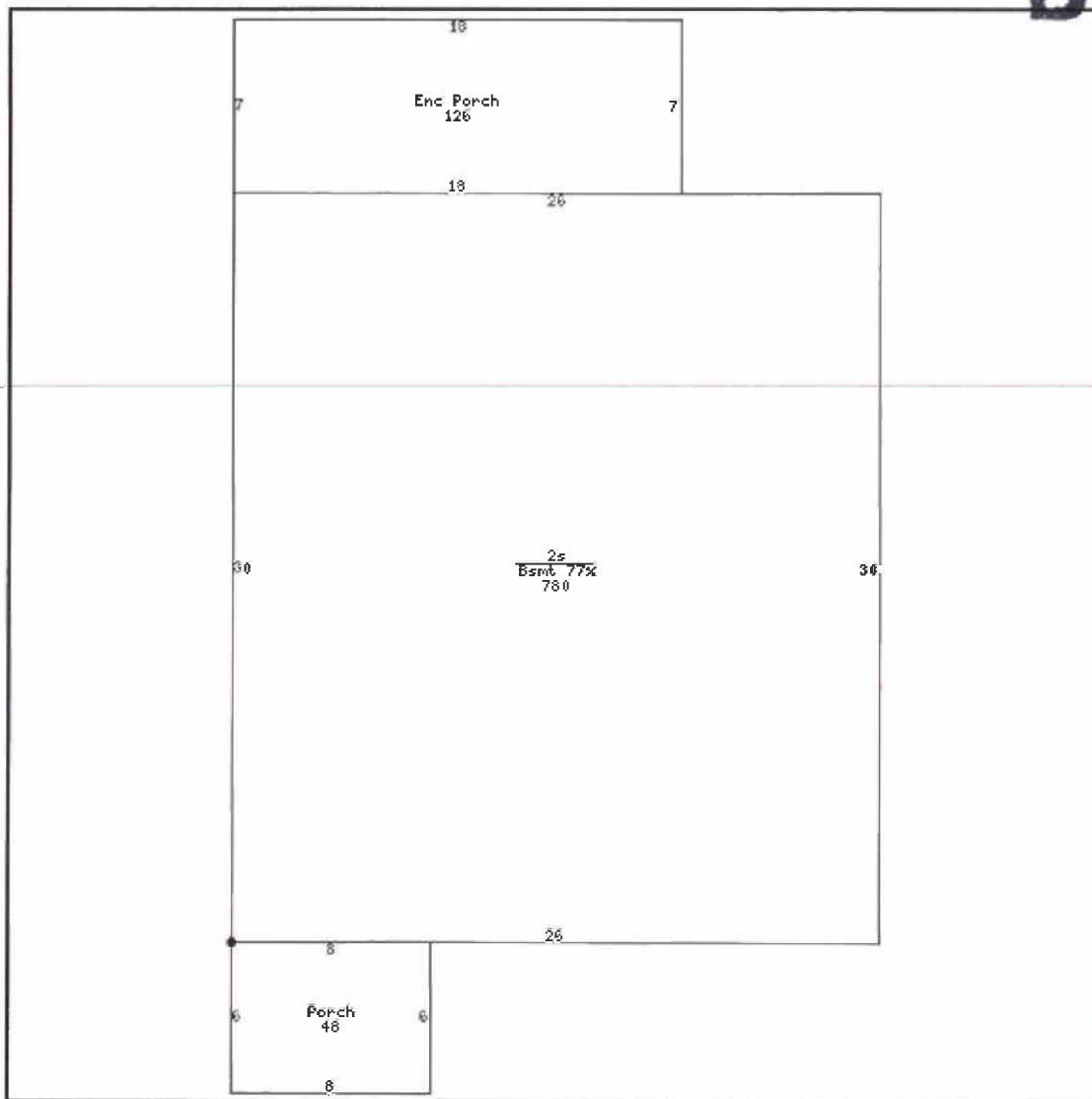
Zoning	Description	SF	Assessor Zoning
R-3	Multiple Family Residential District		Multi-Family Residential

Source: City of Des Moines Community Development **Published:** 2010-03-05 **Contact:** Planning and Urban Design 515 283-4200

Land					
SQUARE FEET	9,660	FRONTAGE	60.0	DEPTH	161.0
ACRES	0.222	SHAPE	RC/Rectangle	TOPOGRAPHY	N/Normal

Residence # 1					
OCCUPANCY	SF/Single Family	RESID TYPE	S2/2 Stories	BLDG STYLE	ET/Early 20s
YEAR BUILT	1887	# FAMILIES	1	GRADE	4
GRADE ADJUST	+05	CONDITION	BN/Below Normal	TSFLA	1,560
MAIN LV AREA	780	UPPR LV AREA	780	BSMT AREA	601
OPEN PORCH	48	ENCL PORCH	126	FOUNDATION	B/Brick
EXT WALL TYP	WS/Wood Siding	ROOF TYPE	GB/Gable	ROOF MATERL	A/Asphalt Shingle
HEATING	A/Gas Forced Air	AIR COND	0	BATHROOMS	1
BEDROOMS	3	ROOMS	6		

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Year	Type	Class	Kind	Land	Bldg	AgBd	Total
2009	Assessment Roll	Residential	Full	8,500	54,800	0	63,300
2007	Assessment Roll	Residential	Full	8,200	52,600	0	60,800
2005	Assessment Roll	Residential	Full	9,000	42,100	0	51,100
2003	Assessment Roll	Residential	Full	7,140	33,140	0	40,280
2001	Assessment Roll	Residential	Full	7,080	25,050	0	32,130
1999	Assessment Roll	Residential	Full	6,100	20,090	0	26,190
1997	Assessment Roll	Residential	Full	5,630	18,550	0	24,180
1995	Assessment Roll	Residential	Full	5,300	17,460	0	22,760
1989	Assessment Roll	Residential	Full	4,590	15,110	0	19,700

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*Room 195, 111 Court Avenue, Des Moines, IA 50309
Phone 515 286-3140 / Fax 515 286 3386
polkweb@assess.co.polk.ia.us*



**PUBLIC NUISANCE
NOTICE OF INSPECTION
NEIGHBORHOOD INSPECTION DIVISION
COMMUNITY DEVELOPMENT DEPARTMENT
CITY OF DES MOINES, IOWA**

BDH 1-C

DATE OF NOTICE: February 15, 2010 **DATE OF INSPECTION:** December 30, 2009
CASE NUMBER: COD2009-09368
PROPERTY ADDRESS: 1319 23RD ST
LEGAL DESCRIPTION: LOT 392 UNIVERSITY LAND COS 2ND ADDITION

JOSEPH R SCHAEFER & PAULA J SCHAEFER
Title Holder
3911 PLEASANT ST
DES MOINES IA 50312

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,INC
Mortgage Holder
CAMELIA MARTIN, REG. AGENT
1818 LIBRARY ST., STE 300
RESTON VA 20190

FEZ, INC. OF DSM D/B/A IOWA BAIL BONDS
Mortgage Holder
WILLIAM S ROTHMEYER -REG.AGENT
202 4TH ST
DES MOINES IA 50309

An inspection of the referenced property was conducted for its conformance to the Municipal Code of the City of Des Moines. It has been determined from that inspection that the dwelling currently constitutes not only a menace to health and safety, but is also a public nuisance. Accordingly, the dwelling will be placarded as unfit for human habitation pursuant to the Municipal Code of the City of Des Moines and the Code of Iowa.

If not occupied at the present time, the dwelling is to remain vacant and unoccupied until occupancy is authorized by this office. If the dwelling is occupied, it must be vacated immediately. If procedures to vacate the premises are not undertaken immediately upon receipt of this notice, and in no case later than seven (7) days, the City will issue a Municipal Infraction in accordance with Section 60-304 and 60-306 pursuant to the Municipal code of the City of Des Moines. Additionally, if the property had a Certificate of Inspection, it is hereby revoked.

Attached is a listing of the violations existing on the date of the inspection and a recommendation as to the remedial action required to correct such violations. Failure to correct these violations will result in legal action. The violations noted must be corrected within 30 days from the date of this notice. The violations noted must be corrected within 30 days from the date of this notice. Failure to correct these violations will result in a request to the City Council, sitting as the board of Health, to approve legal action. As a result of this public nuisance action there will be costs incurred by the City. Costs will be billed out when the nuisance has been abated. Failure to pay the costs will result in collection by assessment to the property or personal judgment.

ALL ELECTRICAL, MECHANICAL, PLUMBING, AND STRUCTURAL COMPONENTS IN NEED OF REPLACEMENT OR REPAIR, ARE TO BE BROUGHT TO MINIMUM CODE REQUIREMENTS WITH NECESSARY PERMITS AS REQUIRED TO MEET CITY CODES.

RECEIVED
2010 FEB 22 AM 7:12
OFFICE OF THE SHERIFF
FAIRFAX COUNTY, VA

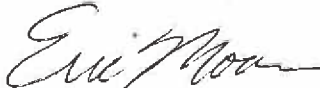
Appropriate building permits may be required for those violations noted in the "Special Requirements" section on the notice. Should you have questions regarding permits, contact the Permit and Development Center at 283-4200. All work performed by a contractor or you must be completed in a workmanlike manner. If you plan to renovate the structure and it has been vacant for a period in excess of one year, there may be zoning issues, which will affect the proposed use of the structure and/or real estate. Please contact the Development Zoning Division at 283-4207 to determine what the legal use for the structure and/or the real estate is prior to commencement of any renovation.

If you believe the building is beyond repair and decide to remove it, all debris must be removed from the property and the basement excavation if any, filled in the manner required by the City. You are encouraged to arrange for this demolition yourself; however a demolition permit must be obtained from the Building Department. In the event you are unable to arrange for demolition, you may sign a waiver voluntarily authorizing the City to do so. However, the city may take a personal judgment against you for the costs of removal.

If you no longer own the property, notify us in writing of the name, address, and telephone number of the new owner. A copy of the real estate contract or deed, if it has not been recorded at the Polk county Recorder's Office, shall likewise be furnished to the Neighborhood Inspection Division.

Should you have any questions, feel free to call. I can usually be reached between 8:00am and 9:00am, Monday through Friday.

Eric Moore
(515) 283-4759



Nid Inspector

DATE MAILED: 2/15/2010

MAILED BY: TSY

Areas that need attention: 1319 23RD ST

Component:	Soffit/Facia/Trim	Defect:	Holes or major defect
Requirement:		Location:	
Comments:			
Component:	Stairs/Stoop	Defect:	In poor repair
Requirement:		Location:	
Comments:	Front		
Component:	Water Heater	Defect:	In poor repair
Requirement:	Plumbing Permit	Location:	Basement
Comments:	Must be replaced or checked for safe operable condition by reputable co. Provide invoice.		
Component:	Furnace	Defect:	In poor repair
Requirement:		Location:	Basement
Comments:	Must be checked for safe operable condition by licensed contractor.		
Component:	Foundation	Defect:	Missing Sections
Requirement:	Engineering Report	Location:	Basement
Comments:			
Component:	Foundation	Defect:	Structurally inadequate
Requirement:	Engineering Report	Location:	Basement
Comments:			
Component:	Foundation	Defect:	Holes or major defect
Requirement:	Engineering Report	Location:	Basement
Comments:			
Component:	Flooring	Defect:	Insufficient water drainage
Requirement:	Compliance, International Property Maintenance Code	Location:	Basement
Comments:			

