

## ORDINANCE NO. 149921

An Ordinance declaring the buildings at 4115 N.E. 10th Avenue to be a public nuisance pursuant to Chapter 24.55 of the code of the City of Portland and providing abatement by removal.

The City of Portland ordains:

Section 1. The Council finds:

1. That the Director of the Bureau of Buildings has determined that the buildings at 4115 N.E. 10th Avenue more particularly described as Lot 10, Block 9, Lincoln Park Annex, Multnomah County, Oregon are dangerous buildings as indicated in the report from the Bureau of Buildings dated November 29, 1979.
2. That the owners T.A. Riggs by David A. Funk, Personal Representative, 3457 N.E. Davis Street, Portland, Oregon 97232. Contract Purchaser: Steven M. Anderson, 546 S.E. 14th Avenue, Portland, Oregon 97214 of said buildings were notified of the condition of said buildings on April 7, 1978, October 25, 1978 and November 5, 1979, but have failed and refused to repair or remove said buildings.
3. That the Commissioner in charge of the Bureau of Buildings has referred the matter to the Council which fixed a date for a public hearing to ascertain whether said building constitutes a public nuisance; said hearing was held in the Council Chamber of the City Hall on January 9, 1980 at 9:30 AM.
4. That due notice of said hearing, a copy of which was posted on the building, was mailed to the owners of said building and was published in the official newspaper of the City (Daily Journal of Commerce) as specified in Section 24.55.110 of the Code of the City of Portland, Oregon.
5. That the building described in paragraph 1. hereof is a dangerous building within the meaning of Section 24.55.060 (c) of the Code of the City of Portland, Oregon in that the health, property and safety of the public are endangered because:
  - a. Window glass broken and door open to entry.
  - b. Structure lacks utilities.
  - c. Front porch and steps show evidence of rot and settling.

- d. Gutters and downspouts rusted and disconnected.
- e. Portions of roofing shingles missing.
- f. Numerous plumbing and electrical violations including, but not limited to, missing or damaged fixtures.
- g. Evidence of rot in several main floor supporting posts.
- h. Interior walls and ceiling damaged.
- i. Interior and yard badly overgrown.
- j. Interior littered with debris.

## ORDINANCE No.

NOW, ~~WHEREFORE~~, The Council directs:

- a. The buildings located at 4115 N.E. 10th Avenue and more particularly described as Lot 10, Block 9, Lincoln Park Annex in the City of Portland, Multnomah County, Oregon is hereby declared to be a public nuisance and the owners or persons responsible therefor shall within ten (10) days after the taking effect of this ordinance abate said nuisance.
- b. In the event said nuisance is not abated within the time designated herein, the Director of the Bureau of Buildings shall abate the same by hiring a private contractor to demolish the buildings. A contract to demolish said buildings may be entered into only after bids therefor have been solicited.  
  
When so razed, removed and abated, the Director of the Bureau of Buildings shall file a statement of the cost thereof with the City Auditor in the manner provided in Sections 24.55.120 and 24.55.140 of the Code of the City of Portland, Oregon, and upon receipt of such statement the City Auditor shall proceed with further action as provided in said Code Sections.
- c. The Auditor shall mail a copy of this ordinance to the owners of the building described herein.

Passed by the Council, JUL 2 1980

Order of Council  
AHB:mah  
January 10, 1980

*George A. McMahon*  
Auditor of the City of Portland

THE COMMISSIONERS VOTED AS FOLLOWS:		
	Yeas	Nays
Ivancie	1	
Jordan	1	
Lindberg	1	
Schwab	1	
McCready	1	

FOUR-FIFTHS CALENDAR	
Ivancie	
Jordan	
Lindberg	
Schwab	
McCready	

Calendar No. 164

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### Title

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JAN 16 1980

PASSED TO THIRD READING JAN 23 1980

JAN 24 1980

CONTINUED TO JAN 30 1980

JAN 31 1980

REFERRED TO FINANCE & ADMINISTRATION

Filed JAN 11 1980

GEORGE YERKOVICH

Auditor of the CITY OF PORTLAND

By

Deputy

INTRODUCED BY

Order of the Council

NOTED BY THE COMMISSIONER

Affairs

Finance and Administration

Safety

Utilities

Works

BUREAU APPROVAL

Bureau:

Bureau of Buildings

Prepared By:

Date:

Arlan H. Barreth  
Arlan H. Barreth:mah 1/10/80

Budget Impact Review:

☐ Completed

☒ Not required

Bureau Head:

James E. Griffith  
James E. Griffith

NOTED BY

City Attorney

City Auditor

City Engineer