

ORDINANCE NO. **150034**

An Ordinance declaring the buildings at 4227 S.E. Knight Street 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 4227 S.E. Knight Street more particularly described as Lot 2, Block 88, Woodstock in the City of Portland, Multnomah County, Oregon are dangerous buildings as indicated in the report from the Bureau of Buildings dated May 6, 1980.
2. That the owner Halifax Corporation, 6432 S.E. Foster Road, Portland, Oregon 97206 of said buildings was notified of the condition of said buildings on April 4, 1980 but has 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 June 25, 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 owner 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.
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. Building is open to entry creating an attractive nuisance for children and a harbor for vagrants.
 - b. Sill plates are rotted.
 - c. Damaged siding.
 - d. Broken window glass.

- e. Inadequate foundation supporting the building and the plastered dirt bank is failing in several locations.
- f. Furnace and duct are damaged.
- g. Fire damage to floor joists at south end of building.
- h. Inadequate clearance from wood members to grade.
- i. Inadequate footings and support posts supporting the floor system over the crawl space.
- j. Basement stairs lack the required handrail and has insufficient headroom.
- k. Damaged and defective wiring and electrical fixtures. Special inspection required prior to repair.
- l. Damaged wall and ceiling cover.
- m. Several window frames are rotted.
- n. Stairs to second floor lacks a handrail.
- o. This structure may not be occupied until such time as the repair work is completed under proper permits and a certificate of final inspection issued.

Calendar No. ~~2199~~ 2583

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THE COMMISSIONERS VOTED AS FOLLOWS:

	Yeas	Nays
Ivancie	/	
Jordan	/	
Lindberg	/	
Schwab	/	
McCready	/	

FOUR-FIFTHS CALENDAR

Ivancie	
Jordan	
Lindberg	
Schwab	
McCready	

Title

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JUL 9 1980

PASSED TO SECOND READING JUL 16 1980

JUL 3 1980

Filed

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:mah 6-26-80

Budget Impact Review:

Completed Not required

Bureau Head:

James E. Griffith

NOTED BY

City Attorney

City Auditor

City Engineer

120034