

ORDINANCE NO.

150185

An Ordinance declaring a building at 6710 N.E. 47th 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 building at 6710 N.E. 47th Avenue more particularly described as Lot 23, London Acres and Plat 2, Multnomah County, Oregon is a dangerous building as indicated in the report from the Bureau of Buildings dated March 3, 1980.
2. That the owners Deedholders: Floyd and Helen M. Runk, 1803 S.E. 21st Avenue, Portland, Oregon 97214, By: Robert F. and Beverly F. Sheppard, 12730 N.E. Rose Parkway, Portland, Oregon 97230 of said building were notified of the condition of said building on January 23, 1980 but have failed and refused to repair or remove said building.
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 April 16, 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. Building is open to entry creating an attractive nuisance for children and a harbor for vagrants.
 - b. Building has been vacant for more than six months.
 - c. South side porch is badly deteriorated, collapsing and in a hazardous condition.
 - d. Gutters and downspouts are damaged or missing.

- e. Inadequate weather protection because of blistered and peeling paint.
- f. Window glass is broken.
- g. Evidence of rot in the eaves.
- h. Front porch roof covering badly worn and partly missing.
- i. Fire damage to the floor system of the building.
- j. Support posts in the crawl spaces lack proper footings and some are sitting in the dirt.
- k. Basement stairs lack the required safety handrail.
- l. Holes in the floor of the utility room.
- m. Defective plumbing and electrical fixtures. Special inspection required if repaired.
- n. Building lacks a heating appliance.
- o. Walls and ceilings are water damaged and covered with mildew.
- p. Floor covering is badly deteriorated.
- q. This building is not to be occupied until the required repairs are made under proper permits and a certificate of final inspection issued.

ORDINANCE No.

NOW THEREFORE, The Council directs:

- a. The building located at 6710 N.E. 47th Avenue and more particularly described as Lot 23, London Acres and Plat 2 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 building. A contract to demolish said building 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.

ORDINANCE NO. 150185

CITY CLERK

CITY OF PORTLAND
GEORGE AFROVICH

Passed by the Council, **AUG 6 1980**

Order of Council
Arlan H. Barreth:mah
July 18, 1980

Attest:

George Afroovich
Auditor of the City of Portland

2812
Calendar No. ~~2755~~

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Title

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JUL 30 1980

PASSED TO SECOND READING AUG 6 1980

JUL 25 1980

Filed

GEORGE YERKOVICH

Auditor of the CITY OF PORTLAND

Gordon Crull
Deputy

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

FOUR-FIFTHS CALENDAR	
Ivancie	
Jordan	
Lindberg	
Schwab	
McCready	

INTRODUCED BY

Order of the Council

NOTED BY THE COMMISSIONER

Affairs
Finance and Administration <i>M</i>
Safety
Utilities
Works

BUREAU APPROVAL

Bureau:

Bureau of Buildings
Prepared By: *Arlan H. Barreth* Date: 7/18/80
Arlan H. Barreth:mah 7/18/80

Budget Impact Review:

Completed Not required

Bureau Head: *James E. Griffith*
James E. Griffith

NOTED BY

City Attorney
City Auditor
City Engineer

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