



Legislation Text

File #: ALH 11-402, **Version:** 1

Appeal of Special Tax Assessment for 1186 SEVENTH STREET EAST Project #: VB1106, Assessment #: 118019 in Ward 6

Legislative Hearing Officer Recommendation

Approve the assessment.

Tax Assessment Worksheet

Cost: \$1100.00

Service Charge: \$135.00

Total Assessment: \$1235.00

Gold Card Returned by: Kevin Menard

Type of Order/Fee: VB fee

Date of Orders: VB registration renewal notice 10.15.10, VB registration fee warning letter 11.15.10

For period 11.14.09-11.14.10

Assessed 12.15.10

VB Cat II since 11.14.06

Returned Mail?:

Comments: VB fee for period 10.14.08-10.14.09 assessed and levied.

History of Orders on Property: Three SAs in 2010

Legislative Hearing Notes (if any)

Approve the assessment.

Kevin Menard, owner, appeared.

Inspector Essling reported that the assessment for 1186 Seventh Street East is for a Vacant Building fee. The time frame for this assessment is from November 14, 2010 to November 14, 2011 for a cost of \$1,100 plus a service charge of \$135 for a total of \$1,235. It was assessed on December 15, 2010. It has been a Vacant Building since November 14, 2006. The previous two (2) fees also went to assessment.

Ms. Moermond asked if there were any permits out on this. Mr. Essling replied that he didn't see any.

Mr. Menard stated that he thought that once you paid the Code Compliance Inspection fee for \$4__, you didn't need to pay the Registered Vacant Building fee; once the team inspection was done, there was no longer a Vacant Building fee. Ms. Moermond responded that wasn't correct. The team inspection is for creating a list of things that needs to be done in order to make the property habitable again. It is separate from repair and maintenance. Mr. Essling said that permits have not been pulled on this. It doesn't seem that Mr. Menard is trying to get the work done. Mr. Menard stated that the team inspection found a lot more things that need to be done than he expected. He has been doing work that doesn't require permits. Once that the snow is gone, he'll start working on it again. He said that he misunderstood the reason for the Vacant Building classification.

Ms. Moermond stated that this property will be in the Vacant Building Program until Mr. Menard can get the sign-offs on the permits that say the building is ready for re-occupation. The fee is meant to be an incentive to keep things moving at a quicker pace than this has been moving. She stated that she has no other option but to recommend approval of the assessment.