

RESOLUTION 2021-13

A RESOLUTION OF THE CITY OF GORDON, NEBRASKA FINDING THE BUILDING AND PROPERTY OF 324 N. SPRUCE STREET TO BE A DANGEROUS BUILDING AND NUISANCE; DIRECTING NOTIFICATION TO THE RECORD OWNER OR OCCUPANT; PROVIDING DESCRIPTION OF BUILDING DEEMED UNSAFE OR DANGEROUS; AND ORDER THAT SUCH RESOLUTION BE RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS.

WHEREAS, BY ORDER OF THE Board of Health of the City of Gordon on November 17, 2020, and pursuant to an inspection of the premises conducted by the City of Gordon building inspector/city manager on May 25, 2021, pursuant to Gordon City Ordinance §3-605, the city council in and for Gordon, Nebraska hereby finds that the house and property located at 324 N. Spruce is a dangerous building and a nuisance;

NOW THEREFORE BE IT RESOLVED THAT that pursuant to Gordon City Ordinance §3-605, the City Council of the City of Gordon, Nebraska hereby finds and declares the house and property of 324 N. Spruce St. Gordon, Nebraska 69343 is found to be an unsafe and dangerous building and to be a public nuisance for the following reasons:

- a. Residence has been unoccupied for over 20 years and is showing extreme signs of deterioration;
- b. Holes are located in several sections of the roof which appears to be collapsing in locations;
- c. Cracking of foundation and sections of walls;
- d. Doors and windows are broken and/or unsecured allowing entry by birds, animals, or persons;
- e. House is dangerous to the public health due to its condition and risks injury to persons entering the premises;
- f. House lacks proper repair and is especially liable to fire, and constitutes or creates a fire hazard and/or is liable to cause injury or damage by collapse of all or any part of the building.
- g. The house and property are unsafe, unsanitary or dangerous to the health, safety or general welfare of the people of the City of Gordon because of its condition;
- h. Miscellaneous trash, litter, debris and accumulated material or personal property is strewn throughout the property;
- i. overgrowth of miscellaneous grass, brush or other worthless vegetation which is over 12 inches in height is located throughout the property;

BE IT FURTHER RESOLVED that the owner and/or occupant of the building shall be given 30 days from the date notice is provided to the owner and/or occupant of the need for them to remove or remedy all violations listed in this Resolution; Said notice shall be provided to the owner and/or occupants of the premises by the City Attorney;

