



**CITY OF PORTSMOUTH
ENGINEERING DEPT.**

728 2nd St., RM 25
Portsmouth, OH 45662

phone: (740)354-7557
fax: (740)354-5383

<http://ci.portsmouth.oh.us/departments/engineering>

Date: 07/14/2009

**Last Known Owner of Record: PERDUE GEORGENE
238 SUMMIT
WEST PORTSMOUTH, OH 45663-**

Location of Subject Property: 1537 ROBINSON AVE

Parcel ID: 31-2030.000

MAP 17-002

WARD: 3rd

Attention Property Owner

The property at the above identified location has been declared a **public nuisance** after inspection(s) by City of Portsmouth officials on **07-13-2009**. You must comply with the recommendations as listed below within the specified time. If you wish to appeal this decision, you must do so within ten (10) days of receipt of this notice. You may file your appeal by completing the attached Request to Nuisance Board of Appeals, or by making your appeal in person to the Engineering Department, 728 Second Street-2nd floor, Portsmouth, Ohio 45662.

1313.01 DEFINITION: As used in this chapter, the following definitions shall apply.

- (a) "PUBLIC NUISANCE" means any fence, wall, garage, shed, house, building, structure, tree, pole, Smokestack, excavation, basement, cellar, well, cistern, or sidewalks subspace, or part thereof, Which, by reason of the condition in which the same is permitted to be or remain, shall or may endanger the health, life, limb or property of, or cause any hurt, harm, inconvenience, discomfort, damage, or injury to, any one or more persons in the City in any one or more of the following particulars:
- (1) By reason of being detrimental to the community;
 - (2) By reason of being a fire hazard;
 - (3) By reason of being unsafe for occupancy or use on, in, upon, about, or around any premises; or
 - (4) By reason of continued vacancy thereby resulting in lack of reasonable or adequate maintenance of structures and grounds and causing deterioration and blighting influence on nearby properties and that it is harmful to the community in which such structure is situated

If you do not appeal these findings, or comply with the recommendations, we will proceed with abatement of said nuisance according to the recommendations of the City's Building Officials. The property owner will be billed for the total cost of said abatement; should said cost not be paid in full within sixty (60) days, the cost will be levied as an assessment and recovered in accordance with Ohio Revised Code 715.261.


**FINDINGS: 1. VACANT AND OPEN TO THE PUBLIC
OVER 85% DETERIORATED NOT PROPERLY MAINTAINED
RAZE IN 30 DAYS**

Notice to Abate Nuisance

In the event this property is sold or transferred, resulting in a change of ownership, the recommendations listed shall also be transferred and become the responsibility of the new owner.

If this notice contains a recommendation for demolition of a structure, you must obtain the proper permits from the City Engineering Department before demolition. In addition, the City Health Department requires that you obtain an extermination permit and the Air Division of the Health Department requires an evaluation of your building for asbestos containing material before any demolition work is started.

You may direct any questions concerning this order to me at 740/354-7557.



Engineering Department
City of Portsmouth

Authority for Notices:
City of Portsmouth, Ohio/Codified Ordinances Chapter 1313

Historic Preservation Districts--ONLY:
1317.11 EXCLUSIONS;

Nothing in this chapter shall be construed to prevent the ordinary maintenance or repair of any property, area, or object within a preservation district or otherwise listed under the provisions of this chapter, provided such work involves no change in material, design, texture, color, or outer appearance; nor shall anything in this chapter be construed to prevent any environmental change, including the construction, reconstruction, alteration, or demolition of any feature, which, in the view of the property authority acting lawfully, is required for the public safety because of an unsafe or dangerous condition.

However, no demolition permit shall be issued except upon the certification of a registered professional engineer that the structure of a building is unsound or would need major reinforcement to be brought under building code, structural requirements, considering a use that the build would reasonably lend itself to. (Ordinance 1976-134, passed 10/26/76)

cc: Mayor's Office
City Clerk Fire Department
Health Department File