

## RESOLUTION NO. 021025-1

**A RESOLUTION FINDING THAT THE STRUCTURE LOCATED AT 1601 W 1<sup>st</sup> ST., ABILENE, KANSAS IS UNSAFE AND DANGEROUS AND DIRECTING THE STRUCTURE TO BE REPAIRED OR REMOVED AND THE PREMISES MADE SAFE AND SECURE.**

**WHEREAS**, the building inspector of the City of Abilene, Kansas filed with the Governing Body a statement in writing that the structure, hereinafter described, is unsafe and dangerous.

**WHEREAS**, the Governing Body did by resolution fix the time and place of a hearing at which any owner, any owner's agent, any lienholders of record and any occupant of such structure could appear and show cause why such structure should not be condemned and ordered repaired or demolished, and did duly publish and serve said resolution in the manner provided by law;

**WHEREAS**, on September 23, 2024, December 9, 2024, and February 10, 2025, the Governing Body heard all evidence submitted by the property owners, the owner's agents, lienholders of record and occupants having an interest in such structure, as applicable, as well as evidence submitted by the building inspector.

**NOW, THEREFORE, BE IT RESOLVED**, by the Governing Body of the City of Abilene, Kansas:

**Section 1:** The Governing Body finds that the structure at the property commonly known as 1601 W 1<sup>st</sup> St. Abilene, Kansas is unsafe and dangerous and that such conditions endanger the life, health, property or safety of the public or the occupants. The legal description of the subject property is as follows:

**Highland addition, S20, T13, R02, Block 5, Lot 18, Lots 27,28, Inc W 40' VAC Monroe Adj, less R/W**

**Section 2.** The Governing Body further finds that the following conditions render the structure unsafe and dangerous:

1. Shingle damage and holes through sheathing in roof both north and south roof slopes.
2. Back porch roof damaged to danger of collapse
3. Fascia and soffit damage in multiple areas.
4. Accessory structure shingle damage and holes in sheathing through roof.
5. Various small tree growth around the foundation of structure.

**Section 3:** The owner is directed to repair or remove the structure, and to make the premises safe and secure (the "Work"). The Work shall be commenced by February 24, 2025,

and shall be diligently prosecuted so as to allow for substantial completion of all Work no later than April 30, 2025. For purposes of this Resolution, the owner shall be deemed to have commenced the Work only if the owner has: (1) caused application to be made to the City of Abilene for, and obtained, the required permit(s) for the Work; or (2) commenced the physical Work on the premises after providing the building inspector with satisfactory evidence that no permits are required for the proposed Work under applicable law.

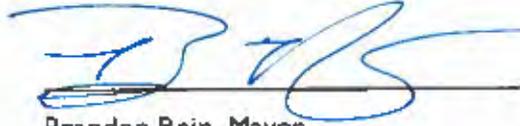
**Section 4:** If the owner fails to commence the Work, or to diligently prosecute the Work until the Work is substantially completed, all within the times stated, the Governing Body will cause the structure to be repaired or razed and removed.

**Section 5:** The City Clerk shall publish this resolution one (1) time in the official city newspaper and shall mail, by certified mail, copies of the resolution to each owner, agent, lienholder of record and any occupant of the structure within three (3) days after its publication.

Adopted by the Governing Body of the City of Abilene, Kansas and signed by the Mayor this 10<sup>th</sup> day of February 2025.



**CITY OF ABILENE, KANSAS**

  
Brandon Rein, Mayor

**ATTEST:**



Shayla Mohr, CMC

City Clerk