

HOUSING & BUILDING STANDARDS COMMITTEE MEETING
WEDNESDAY, MARCH 9, 2016
6:30 PM

Chairwoman Gorshe has called a Housing & Building Standards Committee Meeting for **Wednesday, March 9, 2016** at **6:30 PM** in the Euclid Municipal Center Council Chamber.

AGENDA

- 1) City of Euclid Housing Department Plan for 2016
Presented by Housing Manager Joe O'Donnell
- 2) EDCOR -- Overview Of Department, History, Funding, Programs, Successes.
Presented by Jeffrey Beck, President of EDCOR and Karen Tomsic, Administrative Assistant
- 3) Discussion of Graffiti Ordinance (018-16).

An ordinance amending Section 529.03 of the Nuisance Abatement Chapter of the Codified Ordinances for the City of Euclid and Section 1775.02 of the Building and Housing Code of the Codified Ordinances of the City of Euclid be amended to include graffiti as a nuisance condition. (Sponsored by Mayor Holzheimer Gail)

ADJOURNMENT

CATHERINE C. PETERSEN
CLERK OF COUNCIL

COMMITTEE: Caviness, Delaney, Langman, Scarniench

Ordinance No.

By - Mayor Holzheimer Gail

An ordinance amending Section 529.03 of the Nuisance Abatement Chapter of the Codified Ordinances for the City of Euclid and Section 1775.02 of the Building and Housing Code of the Codified Ordinances of the City of Euclid be amended to include graffiti as a nuisance condition.

WHEREAS, The City of Euclid treats graffiti as a nuisance condition on both residential and commercial properties in the City; and

WHEREAS, Similar to other nuisance conditions, if a property has sustained graffiti, a violation notice is issued and the property owner is responsible for removing the graffiti within the designated time frame; and

WHEREAS, Also like other nuisance conditions, should the graffiti not be removed in the designated time frame, the nuisance will be abated by the City and the costs assessed to the property owner; and

WHEREAS, As such, graffiti should be listed in the pertinent code sections as a nuisance condition.

NOW, THEREFORE, be it ordained by the Council of the City of Euclid, State of Ohio:

Section 1: That Section 529.03 of the Nuisance Abatement Chapter of the Codified Ordinances for the City of Euclid is hereby amended to read as follows:

**529.03 ABATEMENT OF CERTAIN NUISANCES WITHOUT DECLARATION OF CITY COUNCIL;
NOTICE TO OWNER OF REAL ESTATE.**

The Housing Manager or certified Building Official, upon finding that a nuisance exists in matters involving sidewalks, weeds, tall grass, landscaping, graffiti, unsecured vacant property, or abandoned unusable property or other debris, may cause written notice or order to be served on the owner of the real estate. The notice or order shall set forth the nature of the nuisance, the estimate of the cost of abating the nuisance if done by the City, a reasonable time determined by the Housing Manager or certified Building Official within which the owner shall abate the nuisance or pay the estimated cost to the City, and the statement that unless the nuisance is abated within the stated time it may be abated by the City and the cost of abatement assessed on the real estate involved, and the City may prosecute the owner or occupant for failure to comply with the order. Such notice or order of abatement may be issued by the Housing Manager or certified Building Official or both without reporting the notice or order to Council. In case the City abates the nuisance and the cost is not paid within 30 days, the Housing Manager or certified Building Official shall report the fact to Council, which may assess the same on the real estate from which the nuisance originated.

Section 2: That Section 1775.02 of the Building and Housing Code of the Codified Ordinances for the City of Euclid is hereby amended to read as follows:

1775.02 DUTIES AND RESPONSIBILITIES OF OWNERS AND OPERATORS.

The following duties and responsibilities are hereby imposed upon every owner and operator of any building covered by the provisions of this Code:

(a) The exterior of the premises and all structures thereon shall be kept free of all nuisances and any hazards to the safety of occupants, pedestrians and persons utilizing the premises, and free of unsanitary conditions, and any of the foregoing shall be promptly removed and abated by the owner or operator. The items prohibited hereby shall include, but not be limited to, brush, weeds, broken glass, stump roots, obnoxious growth, filth, graffiti, garbage, trash, refuse, debris, dead and dying trees and limbs or other natural growth, loose and overhanging objects and ground surface hazards. All premises shall have approved receptacles, approved incinerators or other conveniences for the disposal of rubbish, garbage, refuse or other waste matter. The owner or operator, or his or her agent, shall provide suitable screening to cause any and all receptacles for the disposal of rubbish, garbage, refuse or other waste matter to be not visible from ground level to those residents living in residential areas abutting the commercial property from that property.

Section 3: Section 529.03 of the Nuisance Abatement Chapter of the Codified Ordinances for the City of Euclid and Section 1775.02 of the Building and Housing Code of the Codified Ordinances of the City of Euclid be and the same are hereby amended.

Section 4: That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this ordinance were adopted in an open meeting of this Council, and that all deliberations of

this Council and any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 5: That this ordinance shall be in full force and effect from and after the earliest period allowed by law.

Attest:

Clerk of Council

President of Council

Passed:

Approved:

Effective:

Mayor