

*City of St. Helens*  
**RESOLUTION NO. 1845**

A RESOLUTION DETERMINING THAT A NUISANCE EXISTS UPON PROPERTY  
LOCATED AT 922 COWLITZ STREET WITHIN THE CITY OF ST. HELENS AND  
DIRECTING THAT NOTICE TO ABATE THE NUISANCE BE POSTED ON SAID  
PREMISES

**WHEREAS**, St. Helens Municipal Code (SHMC) Section 8.14.030(4) provides that “[i]f a structure is vacant and in violation of one of more of the provisions of this chapter, the building official may order the structure closed up so as not to be an attractive nuisance;” and

**WHEREAS**, the structures located at 922 COWLITZ STREET, St. Helens, Oregon were determined by the Building Official to be in violation of one or more provisions of Chapter 8.14 of the St. Helens Municipal Code and therefore a nuisance pursuant to the ordinance.

**NOW, THEREFORE, THE CITY OF ST. HELENS RESOLVES AS FOLLOWS:**

**Section 1.** The structures at 922 COWLITZ STREET, St. Helens, Oregon have been deemed a dangerous building under SHMC 15.020 and constitutes an attractive nuisance under SHMC Chapter 8.12.070(1)(a), based on the photographs of the premises, attached hereto and incorporated by reference, and information from the Building Official. Council finds that the photographs show doors and openings allowing entry into structures that are dilapidated and deteriorating. The structures were previously posted to as uninhabitable but that posting has not resolved the problem of vagrants entering the premises. Council hereby directs that the premises located at 922 COWLITZ ST be secured to prevent persons from entering these unsafe building(s).

**Section 2.** Pursuant to SHMC 8.2.220, Council hereby delegates a temporary remedy of boarding up the structures so as to prevent entry into the structures. Such boarding up shall take place as soon as possible under the circumstances. Council further directs that this nuisance be permanently abated within 30 days from the date of this resolution.

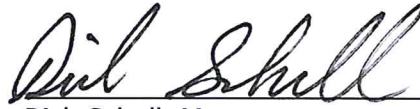
**Section 3.** Council hereby directs a notice to be posted at 922 COWLITZ STREET, St. Helens, Oregon which contains: a description of the real property, by street address or otherwise; a direction to remove the nuisance within 30 days of the date of the notice; a description of the nuisance; a statement that unless such structures are immediately sufficiently secured to prevent access into them, the City will perform temporary nuisance abatement and secure said structures and that the costs shall be a lien against the property; furthermore, unless a permanent abatement of the nuisance is performed within 30 days of this resolution, the City will permanently remove the nuisance and secure the property and that the costs shall be a lien against the property; and a statement that the person in charge of the property may protest the action by giving notice to the City Recorder within ten (10) days from the date of the notice.

**Section 4.** The City Recorder shall cause a copy of said notice to be forwarded by registered or certified mail, postage prepaid, to the person in charge of the property at the last known address of such person. That notice shall contain all the elements listed in paragraph 2., supra, that is, the posting. If the person responsible for the nuisance is not the owner, an additional notice shall be sent to the owner, stating that the cost of abatement not paid by the person responsible may be assessed to and become a lien on the property.

**Approved and adopted** by the City Council on May 1, 2019, by the following vote:


Ayes: Locke, Carlson, Morten, Topaz, Scholl

Nays: None



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Rick Scholl, Mayor

ATTEST:



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Kathy Payne, City Recorder











