

The Board of Trustees of Colerain Township, County of Hamilton, Ohio, met in regular session at 6 p.m., on the 16th day of August, 2012, at the Colerain Township Administration Building, 4200 Springdale Road, Cincinnati, Ohio 45251, with the following members present:

Mr. Jeffrey F. Ritter; Mr. Dennis P. Deters; and Ms. Melinda Rinehart

Mr./Ms. Melinda Rinehart introduced the following resolution and moved its adoption:

RESOLUTION NO. 39 -12

RESOLUTION FOR DEMOLITION OF 10053 PIPPIN ROAD

WHEREAS, the property at 10053 Pippin Road (parcel ID 510-44-5), in Colerain Township, was extensively damaged by fire on February 3, 2007, and has been vacant since then; and

WHEREAS, water service and electric service were shut off in June, 2007, and were never restored; and

WHEREAS, the Colerain Township Fire Department has declared the property structurally defective, insecure, and unsafe, by memorandum dated July 31, 2012, a copy of which is attached at Exhibit A; and

WHEREAS, the conditions on this property are negatively impacting the adjacent properties; and

WHEREAS, Ohio Revised Code Section 505.86 provides that, at least thirty days prior to providing for the removal, repair, or securance of any building or structure which has been declared insecure, unsafe, or structurally defective by the Township Fire Prevention Officer, or by the Hamilton County Building Department, or has been declared unfit for human habitation by the Hamilton County General Health District, the Board of Trustees shall notify the owner of the land and any holders of liens of record upon the land; and

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of Colerain Township, Hamilton County, Ohio:

1. That the Board specifically finds and hereby determines that the conditions found at 10053 Pippin Road constitute an Unsafe building within the meaning of Ohio Revised Code Section 505.86, and the Board directs that notice of this action be given to owners of the said property and lienholders in the manner required by Ohio Revised Code Section 505.86; and
2. That the Colerain Township Board of Trustees hereby orders the owners of said property to demolish the house thereon within 30 days after notice of this order is given to the owners and

lienholders of record. If said building is not demolished by the said owners, or if no agreement for removal, repair or abatement of conditions on the property is reached between the Township and the owners and lienholders of record within thirty days after notice is given, the Zoning Inspector shall cause the buildings to be demolished, and the Township shall notify the County Auditor to assess such cost plus administrative expense to the property tax bills for the said parcel, as provided in Ohio Revised Code Section 505.86.

3. That it is hereby found and determined that all formal actions of this Board concerning and relating to the passage of this Resolution were taken in an open meeting of this Board, and that all deliberations of this Board and of any of its committees that resulted in such formal action were taken in meetings open to the public, in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

4. That this Resolution shall be effective at the earliest date allowed by law.

Mr./Ms. Deters seconded the Resolution, and the roll being called upon the question of its adoption, the vote resulted as follows:

Vote Record: Mr. Deters aye, Mr. Ritter aye, Ms. Rinehart aye

ADOPTED this 16th day of August, 2012.

BOARD OF TRUSTEES:



Dennis P. Deters, Trustee



Jeffrey F. Ritter, Trustee



Melinda Rinehart, Trustee

Attest:



Heather E. Harlow,

Fiscal Officer

Prepared by and approved as to form:



James E. Reuter (0011414)
3025 W. Galbraith Road
Cincinnati, Ohio 45239-4222
(513) 521 – 8400
Attorney for Board of Trustees

AUTHENTICATION

This is to certify that this Resolution was duly passed and filed with the Colerain Fiscal Officer, this 16th day of August, 2012.



Heather E. Harlow,
Colerain Township Fiscal Officer



Colerain Township

DEPARTMENT OF FIRE AND EMS • G. BRUCE SMITH
3251 Springdale Road • Colerain Township, Ohio 45251-1419
(513) 825-6143 FAX (513) 825-0475 • www.coleraintwp.org

Trustees
DENNIS P. DETERS
MELINDA A. RINEHART
JEFFREY F. RITTER

Fiscal Officer
HEATHER E. HARLOW

Administrator
JAMES ROWAN

To: Chief Bruce Smith

From: Fire Inspector James Bowman

Re: 10053 Pippin

Date: July 31, 2012

On July 27, 2012, I visited the property located at 10053 Pippin, in Colerain Township to evaluate this structure for unsafe conditions. The residential structure was damaged by fire on February 3 2007. The building has sat empty and open to the elements since the structure fire with no efforts to bring to a livable condition.

The structural integrity has been compromised by fire. It is uninhabitable and extremely dangerous.

In compliance with ORC Section 505.86 (B), I am declaring the property at 10053 Pippin as unsafe and insecure. It is my opinion that this property should be demolished.

