RESOLUTION NO. _____ OF 2013

A RESOLUTION TO DETERMINE WHETHER CERTAIN PROPERTIES LISTED ON A PROPERTY STANDARDS DEMOLITION LIST SHOULD BE DEMOLISHED IMMEDIATELY, OR WHETHER DEMOLITION SHOULD BE DELAYED IN ACCORDANCE WITH SECTION 22-3 OF THE CODE OF ORDINANCES, AND TO OTHERWISE PROVIDE WITH RESPECT THERETO

BY COUNCILMAN JEFF EVERSON

WHEREAS, the City's Property Standards Office has submitted to the Downtown Development Authority a list of properties that are candidates for demolition, as follows: 1712 Anna Street, 1724 Anna St, 133 Hamilton Street, 1945 Garden Street, SE Corner of Oakland & Lawrence, 1504 thru 1516 Peabody, 1804 thru 1812 Lawrence, 141 Allen Ave, 1447 Andrew Ave, 2728 Abbie Street, 2852 Harp Street, 502 Allen Avenue, 1655 Anna Street and 1659 Anna Street; and

WHEREAS, Sec. 22-3 of the Code of Ordinances requires a demolition permit involving a structure in the Downtown Development District to be delayed 180 days in an attempt to secure an alternative purchaser/use, unless the issuance of the demolition permit is approved by the city council by resolution; and

WHEREAS, the Property Standards Office has made application to the City's Building Permit Office to issue Building Permits to demolish the following properties:1712 Anna Street, 1724 Anna St, 133 Hamilton Street, 1945 Garden Street and the SE Corner of Oakland & Lawrence: and

WHEREAS, when any application for a demolition permit is delayed pursuant to Sec. 22-3, the chief building official shall, within 30 days, notify the director of the downtown development authority of the application, and the authority has been notified of said applications; and

WHEREAS, THE Property Standards Office is also seeking prior approval from the Downtown Development Authority to demolish the following properties: 1504 thru 1516 Peabody, 1804 thru 1812 Lawrence, 141 Allen Ave, 1447 Andrew Ave, 2728 Abbie Street, 2852 Harp Street, 502 Allen Avenue, 1655 Anna Street and 1659 Anna Street; and

WHEREAS, the Downtown Development Authority has determined that the only properties on the Demolition list that are within the Downtown Development District are the following: 1504 through 1516 Peabody Street, 1804 through 1812 Lawrence Street and the structure located on the Southeast Corner of Lawrence and Oakland Streets, and the Authority does not object to the demolition of any of the properties that are located outside the Downtown Development District; and

WHEREAS, the Director of the Downtown Development Authority has reviewed the properties located in the Downtown Development District and has submitted a letter which is attached to this resolution, and which includes the following:

> We have visually inspected each of the properties on the demolition list and have no doubt that, in their current condition, they could pose a threat to public safety and that complaints have been received about them. In their **current location**, we have little hope that a 'champion' can be found who will rehabilitate them in any meaningful way. Historic preservationists have learned that all important buildings cannot be saved and have begun employing a type of 'Preservation Triage' to focus on buildings that can be saved.
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> We have several requests of the City Council in this demolition response.

1. We request that the six houses marked by the Norla Preservation Project as salvageable NOT be included in this demolition. Those are addresses 1504, 1506, 1508, 1510, 1512, and 1514 Peabody. These houses all front Peabody Street.
2. We request that the Norla Preservation Project be given a weekend prior to the demolitions of the other structures to remove materials for use in the rehabilitation of their six shotguns in the Downtown Development District.
3. We request that the City Council discuss and possibly reconsider the ordinance limiting the use of SNAP properties to non-residential within the city limits. Shotgun houses are currently so popular in New Orleans that tours are built around them. There is renewed interest in their rehabilitation and restored residential shotguns throughout the south are commanding large prices. Giving the shotgun properties owned by the city a new usefulness (residential) could create more interest and allow more of them to be saved; and

WHEREAS, the Downtown Development Authority does not believe a delay of 180 days to attempt to secure an alternative purchaser or use is needed for most of the properties on the list, and that a City Council Resolution allowing the work to proceed is appropriate except for the following properties, 1504, 1506, 1508, 1510, 1512, and 1514 Peabody.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Shreveport, in due, regular and legal session convened that the Council finds that there is no reason to delay the issuance of Building Permits to demolish the following properties: 1712 Anna Street, 1724 Anna St, 133 Hamilton Street, 1945 Garden Street, SE Corner of Oakland & Lawrence, 1804 thru 1812 Lawrence, 141 Allen Ave, 1447 Andrew Ave, 2728 Abbie Street, 2852 Harp Street, 502 Allen Avenue, 1655 Anna Street and 1659 Anna Street.

BE IT FURTHER RESOLVED that the Chief Administrative Officer is authorized to cause the chief building official to issue said permits provided all other conditions and requirements have been met.

BE IT FURTHER RESOLVED that the property Standards Office shall provide the Norla Preservation Project a reasonable time to remove materials from said structures before the structures are demolished.

BE IT FURTHER RESOLVED that the 180 day delay provided for in Section 22-3 of the Code of Ordinances applies and immediate demolition is not approved for the following properties: 1504, 1506, 1508, 1510, 1512, and 1514 Peabody

BE IT FURTHER RESOLVED that if any provision or item of this resolution or the application thereof is held invalid, such invalidity shall not affect other provisions, items, or applications of this resolution which can be given effect without the invalid provisions, items or applications and to this end the provisions of this resolution are hereby declared severable.

BE IT FURTHER RESOLVED that all resolutions or parts thereof in conflict herewith are hereby repealed.

APPROVED AS TO LEGAL FORM:

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CITY ATTORNEY'S OFFICE