



**CITY OF WAUKESHA**

**Administration**

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<b>Committee:</b> Finance Committee	<b>Date:</b> 8/8/2017
<b>Common Council Item Number:</b> 17-1140	<b>Date:</b> 8/15/2017
<b>Submitted By:</b> Jennifer Andrews, Community Development Director	<b>City Administrator Approval:</b> Kevin Lahner, City Administrator <b>KL</b>
<b>Finance Department Review:</b> Rich Abbott, Finance Director <b>RA</b>	<b>City Attorney's Office Review:</b> Brian Running, City Attorney <b>BR</b>
<b>Subject:</b> Approve a budget amendment to allow the Building Inspection Division to contract with a demolition contractor to raze 823 Woodward.	

**Details:**  
Code enforcement started on this property in 2014. The owners of the home are now both deceased. No one has taken ownership of the property since their deaths. The house is not suitable for human habitation and is unsafe. Pictures are attached showing the interior condition of the house. The City has obtained the legal right to raze the structure and the Community Development Department would like to take that action as soon as possible. The property is both a serious safety hazard and a source of blight in the neighborhood. The City has exhausted all other legal remedies. We don't expect there will be much to salvage from the building. The Attorney's office will take the steps necessary to file a lien against the property in an attempt to recover the City's costs.

**Options & Alternatives:**

1. Raze the structure and try to recover the costs through a lien on the property.
2. Take no action and allow the structure to continue to deteriorate.

**Financial Remarks:**  
2310.52190 Professional Services Debit \$40,000  
Contingency Credit \$40,000

**Executive Recommendation:**  
This property is not only a visible blight on the neighborhood but also a serious safety hazard. I recommend that we amend the budget to allow for the razing of the building as soon as possible.

**Committee Recommendation:**  
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