

**GARDINER CITY COUNCIL MEETING
AGENDA SUPPLEMENT**

Item Number: 4.1

Agenda Topic: 55 Highland Avenue, dangerous site.

For The Agenda of: September 20th 2006

Submitted: September 14th 2006

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History of 55 Highland Avenue, Map 37 lot 34

- July 26th 1996 A stop work order was issued to Mr. Poulin by Claude Rounds, remodeling and plumbing work proceeding without any permits.
- December 12th 1997 A fire destroys most of the top two thirds of the structure.
- April 10th 1998 efforts are made with Mr. Poulin to have the damaged structure removed.
- July 6th 1998 City Council votes on Code Officer's recommendation for Mr. Poulin to repair or remove the unsafe structure within 30 days. Passes 8 to 0.
- October 4th 1998 A court order is handed down stating Mr. Poulin has until November 16th 1998 to remove the dangerous structure down to the first floor deck, and pay \$500.00 in the plaintiff's legal fees.
- December 23rd 1998 The building is nearly all down, but the city is still writing letters to Mr. Poulin concerning debris around the property.
- May 20th 1999 The city is still receiving complaints from the surrounding neighbors about the plumbing fixtures, mattresses, a bike, an electric stove, furniture and other miscellaneous debris still remaining on the property.
- March 22nd 2002 No permits have been taken out to rebuild as of this time. Jeff Hinderliter now notifies Mr. Poulin the remaining deck and foundation is unsafe and shall be removed.
- May 7th 2002 Jeff's final letter stating the foundation shall be removed by May 24th 2002.
- May 5th 2005 and February 11th 2006 complaint memo's from neighbors about the dangerous foundation still on the site.
- June 2006 I called Mrs. Scovill and left a message. I had no response reciprocated.
- August 3rd 2006 I sent a certified letter to Mr Poulin stating I needed to hear from him in writing by August 14th 2006 or the city would have to proceed with the legal process. The owner did not respond as requested.
- August 24th 2006 With no further written or oral response from Mr. Poulin ,the next step was to send a certified letter stating the city would proceed on September 6th 2006 to declare 55 Highland a dangerous site and then have it cleaned up at the owner's expense.
- I visited the site most recently on 9/5/06 and observed dangerous conditions of the deteriorated wooden deck over a structurally unsound foundation. I took photos of the site and made copies for the counsel to review.
- I received a fax from Mr. Poulin on 9/6/06 stating his mailing address needed to be updated and that he planned to put fencing up around the dangerous property.
- Upon receiving the correct mailing information the city decided to move the dangerous building decision to the 9/20/06 council agenda and serve Mr. Poulin with proper notice.
- The dangerous conditions can be abated by removing the deck, and filling in the foundation.

