



January 27, 2015

6513 N. 52nd Drive
Glendale, AZ 85301

Subject: **Notice of Public Hearing, 6513 N. 52nd Dr. Glendale AZ 85301**
Parcel: 146-07-033
Legal Description: See Exhibit "A"

Dear Property Owner,

On November 2th 2014 the City of Glendale's Building Safety Department conducted a preliminary investigation of the property located at 6513 N. 52nd Drive and found that it was unsecured, unsafe as well as an attractive nuisance with portions of the building nearing collapse.

Due to the aforementioned conditions you were ordered to immediately secure the property and abate all hazards identified in that notice. Unfortunately no action has been taken by you, or the property owner, to abate these hazards forcing Glendale to secure and clean the property.

Due to lack of action to address the remaining conditions, the City of Glendale has scheduled a public hearing to seek permission to demolish the structure. The hearing is scheduled for **10 A.M. February 25th 2015** in room B-3 located in the Municipal Complex at 5850 W. Glendale Avenue, Glendale Arizona. There is free parking in the adjacent parking garage.

At the hearing you, or any party having an interest in the property, will be required to provide testimony and/or evidence as to why the structure should not be immediately demolished or how you will abate the unsafe conditions.

Please note that the costs of this hearing, as well as all costs associated with the abatement of this property, are the sole responsibility of the property owner and are due upon completion.

Please note that the City of Glendale has the authority to repair or demolish the structure, as outlined in IBC section 116.5.2.4.4 if the aforementioned items are not addressed. The costs of such work would be assessed to the property owner and placed as a lien against the real property.

If you or any other parties of interest have any questions or need assistance please contact me at: 623-930-3137.

Sincerely

A handwritten signature in black ink, appearing to read 'Mark Ptashkin', written in a cursive style.

Mark Ptashkin
Senior Building Inspector
Building Safety Department

CC: Stephen Dudley, Building Official
Tom Paradise, Building Safety Manager
Samuel McAllen, Development Services Director
Ed Ghahreman, Building Safety
Randy Huggins, Building Safety
Robert Essel, Community Revitalization

EXHIBIT A

Legal Description:

Lot 33 – La Casita Mia, according to the Plat of Record in the office of the Maricopa County Recorder, Book 47 of Maps, Page 21.
Publish The Glendale Star
February 12 & 19, 2015

