

## **RESOLUTION 027-2022**

*Nuisance Abatement Parcel #26223003*

### **RESOLUTION OF THE BOARD OF TOWNSHIP TRUSTEES OF OLMSTED TOWNSHIP, CUYAHOGA COUNTY, OHIO**

This date, March 23, 2022, Trustee Zver,  
moved the adoption of the following Resolution:

**WHEREAS**, information has come before the Board of Trustees concerning the condition of the real property located at *26929 Cook Rd. Parcel #262-23-003* within the unincorporated territory of Olmsted Township; and

**WHEREAS**, based upon this information, the Board finds that a condition constituting a nuisance exists on the premises identified herein above, caused by the condition of vegetation, garbage, refuse or other debris at the subject location; and

**WHEREAS**, the Board of Trustees determines that the owner(s) maintenance of such vegetation, garbage, refuse or other debris, constitutes a nuisance.

**NOW THEREFORE**, it is hereby RESOLVED by the Trustees that:

Pursuant to Ohio Revised Code Section 505.87, notice shall be provided by U.S. certified mail, return receipt requested, to the owner(s) of the land identified above and to any holders of liens of record upon the land stating that: You, as the owner of the land located at *26929 Cook Rd. Parcel #262-23-003*, are hereby ordered to:

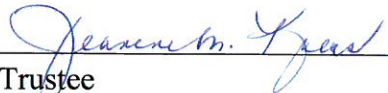
- ORC 505.86 Remove unsafe accessory building(s) (Front Garage and rear garage) the maintenance of which has been determined by the board of trustees to be a nuisance. If such:
- ORC 505.86 Unsafe accessory building's (Front and rear garage) is not removed, or if provision for its abatement or removal is not made within thirty (30) days, the board will provide for the
- ORC 505.86 Removal of unsafe accessory building's (garage)
- ORC 505.87 Abatement, control, or removal of vegetation, garbage, refuse, and other debris. (Please see picture on report)

If certified mail service is not perfected, notice is authorized by any means provided for in O.R.C. '505.87 and 505.86, including posting and/or publication.

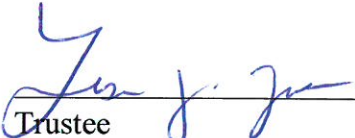
Trustee Alton seconded the motion and, thereupon, the votes in favor of the Resolution were recorded and are reflected by the signatures hereto.

Adopted by the Board of Township Trustees of Olmsted Township, Ohio

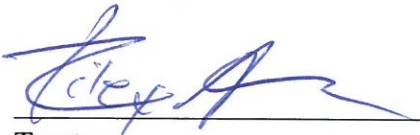
Date: March 23, 2022

  
Trustee

Yes

  
Trustee

Yes

  
Trustee

Yes

#### CERTIFICATE

I, Brian Gilette, Fiscal Officer of Olmsted Township, Cuyahoga County, Ohio, in whose custody and control the files and records of the Board of said Township are required by the laws of the state of Ohio to be kept, do hereby certify that the foregoing is taken and copied from the original Resolution now on file, and that the foregoing has been compared by me with said original Resolution, and that the same is a true and correct copy thereof.

Attested this date, 3-23-2022

  
Fiscal Officer



## OLMSTED TOWNSHIP FIRE DEPARTMENT

26900 COOK ROAD • OLMSTED TOWNSHIP, OHIO 44138 • (440) 235-3746

Patrick Kelly  
Fire Chief

### Memorandum

To: David Faciana, Building Official

From: Patrick Kelly, Fire Chief

Date: March 10, 2022

Subject: Repair or Demolition of garages at 26929 Cook Road, Olmsted Township, Ohio 44138

As the Fire Chief, I have determined the garage structures located adjacent to the residential dwelling at 26929 Cook Road to be unsafe & structurally defective. These structures appear to be in an advanced stage of dilapidation due to the deteriorating condition of the roof and the other structure being out of plumb. This determination is based on the excessive sagging and decay of the roof and other structural members as visible from the exterior of the structure. This condition may be placing an additional strain on the adjoining structural members thereby creating this unsafe condition. With this unsafe declaration, I further warrant the repair or demolition of these structures occur forthwith and in accordance with the provisions outlined in the Ohio Revised Code, Section 505.86.

CC: Tammie Fox, Zoning Inspector  
Assistant Fire Chief Christopher Methvin  
OTFD  
File

*The Olmsted Township Fire Department is dedicated to serving the residents, businesses and visitors of the Olmsted Community with integrity. Our core values center on the protection of lives, property and environment through preparedness, prevention, public education and emergency response: we place an emphasis on quality services delivered efficiently, effectively and safely...*







Building Department  
7900 Fitch Rd, Olmsted Township, OH 44138  
Phone Number: 440-235-4225 building@olmstedtownship.org

## **Property Code Violation**

03/10/2022

Benjamin Barber  
26929 Cook Road  
Olmsted Township, OH 44138

Mr. Barber,

On 07/15/2020 we sent you information to apply for a loan through the Heritage Home Program. If you chose to apply for a loan to repair your garage, please provide documentation to the Olmsted Township Building Department that you applied for a loan by 8/1/2020.

Per our observation on 03/10/2022 we noticed the roof of your garage caved in

If the Building Department is not provided the loan application documentation, or if you decide to not repair the garage, the Township Board of Trustees shall provide for the demolition of the unsafe garage. Expenses incurred shall be entered upon the tax duplicate as a lien upon the land.

Regards,

*Tammie Fox*

Olmsted Township  
Zoning Inspector Permit Tech  
(440) 235-4225





# CODE ENFORCEMENT CASE 22OLMT-00005

Summary for Cited Violation Remove or store indoors all materials, clutter and debris in

Case Number: 22OLMT-00005

Case Status: Open

**Property:**

26929 Cook Rd.

Olmsted Twp., Ohio 44138

**Property Owner:**

Barber Benjamin Lee

**03/10/2022 : Complaint Filed logged by Tammie Fox**

Complaint	Reported by	Email	Phone
210.08 Outdoor storage shall be permitted only in the rear yard on a paved or gravel surface, and shall be adequately screened from view from adjacent property. Dryer and riding lawn mower left on the side of the house and needs to be stored.			

**03/10/2022 : Update logged by Tammie Fox**

Notes
Outdoor storage shall be permitted only in the rear yard on a paved or gravel surface, and shall be adequately screened from view from adjacent property.

## Images



2022-03-10 Riding lawnmower and Dryer.jpg



# CODE ENFORCEMENT CASE 22OLMT-00005

## Summary for Cited Violation Repair or remove unsafe accessory building

Case Number: 22OLMT-00005

Case Status: Open

**Property:**

26929 Cook Rd.  
Olmsted Twp., Ohio 44138

**Property Owner:**

Barber Benjamin Lee

**03/10/2022 : Complaint Filed logged by Tammie Fox**

Complaint	Reported by	Email	Phone
505.86 Removal, repair or securance of insecure, unsafe buildings or structures. (2) GARAGE(S)			

**03/10/2022 : Update logged by Tammie Fox**

Notes
505.86 Removal, repair or securance of insecure, unsafe buildings or structures.

# Images



2022-03-10 Rear Garage.jpg



2022-03-10 Front garage roof caved in.jpg



2022-03-10 Front Garage.jpg



2022-03-10 Front Garage.jpg



2022-03-10 Front Garage.jpg