



Economic Development & Planning Code Enforcement Office

316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

Notice Printed: 03/25/2021

Unsafe and Dangerous Correction Notice

Occupant
119 ALLEN ST
LANSING, MI 48912

Inspection Type: Safety
Inspection Date: 03/24/2021
Compliance Due Date: 04/23/2021

Warning:

Failure to comply with the requirements of this notice may result in the issuance of a Municipal Civil Infraction Violation Ticket. (Fines: \$500 per day for each violation)

Violation Location:	119 ALLEN ST
Parcel No:	33-01-01-15-427-031

The above referenced address was found to have certain violations of the Lansing Housing and Premises Code, Chapter 108 of the Code of Ordinances. **The violations are listed below and must be corrected by the compliance due date.**

At the request of LPD a partial safety inspection was performed on this dwelling. Due to the amount of clutter and debris in the dwelling I was not able to do a complete inspection. Please contact Officer Amy Castillo at 702-4751 to schedule a complete inspection; all corrections must be completed before any further occupancy of the dwelling will be allowed.

INSPECTOR COMMENTS: *Owner Rhett Kalat gave me permission to enter the house and was present for the inspection.*

NOTE: *Some listed corrections may require mechanical, plumbing, electrical, demolition or building permits from The Building Safety Office. You can call (517-483-4355) to determine if State Law requires a permit for your particular repair / correction.*

Sec 108.1 *When a structure or equipment is found by the code official to be unsafe, or when a structure is found unfit for human occupancy, or is found unlawful, such structure shall be condemned pursuant to the provisions of this code.*

Sec 108.1.2 *Wiring is exposed - unprotected faulty and unsafe.*

INSPECTOR COMMENTS: *Throughout the dwelling.*

Sec 108.1.2 *Wiring is deteriorated and/or unsafe.*

INSPECTOR COMMENTS: *Throughout the dwelling.*

Sec 108.1.2 Wire splices not enclosed in junction box.

Sec 108.1.2 Wires are loose - hanging.

Sec 605.1 Permit for service panel / electrical wiring installation has not been issued and lacks inspection and approval by the City of Lansing, Electrical Inspector. The Building Safety Office, ph. 483-4355.

INSPECTOR COMMENTS: Service panel, sub panel, and wiring throughout the dwelling.

Sec 108.1.1 An unsafe structure is one that is found to be dangerous to the life, health, property or safety of the public or the occupants of the structure by not providing minimum safeguards to protect or warn occupants in the event of fire, or because such structure contains unsafe equipment or is so damaged, decayed, dilapidated, structurally unsafe or of such faulty construction or unstable foundation, that partial or complete collapse is possible.

INSPECTOR COMMENTS: Lack of smoke detectors throughout the dwelling.

Sec 504.1 Plumbing work has been done without the benefit of a plumbing permit and inspection by the City of Lansing Plumbing Inspector. You must have a licensed plumbing contractor pull a plumbing permit, check the installation, make any corrections and then; contact Building Safety at 483-4355 for final inspection and approval.

INSPECTOR COMMENTS: Throughout the dwelling.

Sec 505.3 Water supply pipe is leaking.

INSPECTOR COMMENTS: Near laundry.

Sec 603.1 Permit for furnace installation has not been issued and lacks inspection and approval by the City of Lansing Mechanical Inspector. You must have a licensed mechanical contractor pull a mechanical permit, check the installation, make any corrections and then; contact Building Safety at 483-4355 for final inspection and approval.

AREA: Exterior

Sec 603.1 Permit for A/C installation has not been issued and lacks inspection and approval by the City of Lansing Mechanical Inspector. You must have a licensed mechanical contractor pull a mechanical permit, check the installation, make any corrections and then; contact Building Safety at 483-4355 for final inspection and approval.

Section 304.2 Paint or protective coating is missing and/or deteriorated at trim/front porch.

Sec 304.10 Steps are deteriorated and/or damaged.

INSPECTOR COMMENTS: At the front entrance.

This dwelling has been declared an UNSAFE STRUCTURE as defined in section 108 of the Lansing Housing and Premises Code. Signs have been posted at each entrance that read - DO NOT ENTER, UNSAFE TO OCCUPY. It is a misdemeanor to occupy this building, or to remove or deface this notice. Said dwelling shall remain vacant until this office has conducted a complete inspection and approved all corrections.

Failure to comply by the compliance due date may result in the issuance of a Municipal Civil Infraction. Violation with **Fines: \$500 per day for each violation.**

Pursuant to Section 107.2 of the IPMC, you have the right to appeal this notice of violation. In accordance with Section 106.3 any action taken by the City on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

If you have any questions or concerns about complying within the time indicated, you may contact at (517) 483 6849 Monday through Friday between the hours of **8-9 - AM** or **12-1 - PM**.

Officer: Meredith D Johnson Meredith.Johnson@lansingmi.gov

This does not guarantee discovery or reporting of all code violations or property defects, manifest or latent, which exist at the property inspected. The City of Lansing, its officers and employees, shall not be liable for any injury or damage, including incidental or consequential damages, claimed to be a result of any failure to discover or report code violations or property defects.

As specified by section 107- Notices and Orders - a copy of this violation was sent to:

Taxpayer of Record: KALAT RHETT L, 119 ALLEN ST, LANSING, MI 48912