## STATEMENT OF OBSOLESCENCE FROM CITY ASSESSOR

The property subjected to this request is located at 101 Days & 103 Days Avenue, Buchanan, MI 49107. The building is a two-story multi-use structure constructed in 1884. Previously a movie rental retailer, established in 1988, the property has since been uninhabited for the past 10+ years. Due to the age and recent years of inactivity, the building is denoted as obsolete and will require structural upgrades to meet today's building codes for future commercial and/or residential uses.

The building maintains its original red brick exterior, requiring minimal to moderate tuckpointing and replacement of block in the masonry wall. Preserving the structures original architecture will accentuate the city's downtown while providing a retrofit and elegant aesthetic for modern commercial and/or residential activity. Extensive rehabilitation will be necessary for the interior of the property. The building's floor will need to be replaced due damage caused by a structural collapse; all windows, along with all heating and cooling equipment, electric distribution throughout the building, and all plumbing equipment and fixtures will need to be updated and brought up to ADA compliance. The current installment of existing equipment is considered obsolete by todays commercial and residential standards and will need to be replaced to accommodate future use. The city of Buchanan provides adequate street and public parking within the vicinity of this property to withstand additional commercial and/or residential interests.

Malinda A Cole-Crocker

Name of Assessor

Assessor Signature

Date