

7011 2970 0000 4361 9435

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CERTIFIED MAIL™ RECEIPT
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MONTEBELLO, CA 90640

OFFICIAL USE

Postage	\$3.45	0732
Certified Fee	\$2.80	07
Return Receipt Fee (Endorsement Required)	\$0.00	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$7.40	

Postmark
Here

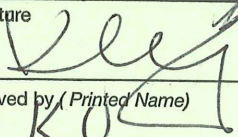

03/04/2016

Sent To


Kenneth Ortiz
Street, Apt. No.,
or PO Box No. 2056732, Porttown Ave.
City, State, ZIP+4
Montebello, CA 90640-2552

PS Form 3800, August 2006

See Reverse for Instructions

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 		A. Signature X  <input type="checkbox"/> Agent <input type="checkbox"/> Addressee	
1. Article Addressed to: Kenneth Ortiz 805 W. Yorktown Ave. Montebello, CA 9040-2552		B. Received by (Printed Name) K O	C. Date of Delivery 3-7-16
		D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No	
		3. Service Type <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.	
		4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes	
 (Transfer from service label)		2970 0000 4361 9435	
PS Form 3811, February 2004		Domestic Return Receipt	
		102595-02-M-1540	

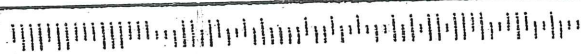
UNITED STATES POSTAL SERVICE



First-Class Mail
Postage & Fees Paid
USPS
Permit No. G-10

• Sender: Please print your name, address, and ZIP+4 in this box •

Trent Mohr
Deadwood Building
Inspector
67 Dunlop Ave.
Deadwood, SD 57732



NOTICE OF VIOLATION

March 3, 2016

Mr. Kenneth Ortiz
805 W. Yorktown Ave.
Montebello, CA 90640-2552

Sent Via Certified Mail

RE: 824 Main Street, Deadwood, South Dakota

Dear Mr. Ortiz:

This notice is being sent to the above address as the two previous notices have been returned as unclaimed. Copies of those notices are enclosed.

The situation is continuing to worsen at your property. In September of this year, the City became aware of a rodent problem at your property that is affecting the neighboring properties. At that time, the City hired a pest control contractor to treat your property.

On September 24th I was made aware the rear exterior door of the house was open. Upon conducting an exterior inspection of the property I confirmed that the door was open. I also observed the continuing deterioration of the house. This included, but was not limited to, peeling paint and displaced shingles. Please see attached photograph. I did shut the rear exterior door before leaving the property. At this time, I requested that the Deadwood Police Department observe the house on their patrols.

On November 6th after the rear door was found open again, Officer Tony Bradley assisted Tom Kruzel of the Public Works Department in securing the house. A walk through of the house was conducted and Officer Bradley observed and photographed signs that the roof is leaking and causing damage to the interior of the house. He also observed signs of animal activity in the basement. Photographs are attached. Before leaving the property all exterior doors were closed and locked. A hasp and padlock were placed on the rear exterior door as its latch and lock could not be made operable. The keys to this padlock are in the custody of the Historic Preservation Office located at City Hall.

The City of Deadwood would like to offer assistance in resolving this situation. There are various programs, resources, and partnerships with other organizations and through the City that may be able to help you resolve the violations at your property. Program details are available through the Historic Preservation Office at 108 Sherman Street, Deadwood, SD 57732 (605) 578-2082 or the City's website at www.cityofdeadwood.com.

OFFICE OF
PUBLIC WORKS
67 Dunlop Avenue
Telephone (605) 578-3082
Fax (605) 578-3101

DEADWOOD

"The Historic City of the Black Hills"
Deadwood, South Dakota 57732

TRENT MOHR
Building Inspector
Dept. of Public Works
Telephone: (605) 578-3082
Fax: (605) 578-3101

If you desire to have staff work with you or if you have any questions or need any further information, you must contact this office as soon as possible after receipt of this notice. The City is interested in helping you resolve issues with your property at 824 Main Street; however, if the repairs and improvements needed to protect this property from further damage by the elements and rodent habitation are not completed within sixty (60) days the City will pursue legal recourse. This may include seeking reimbursement on expenses incurred by the City in effecting the repairs, attorney fees and costs. Further, a lien for such costs may be placed upon your real property.

Should you desire to appeal this notice you may do so by completing the attached Notice of Violation Appeal Form and returning it to the Deadwood Building Inspector within twenty (20) days following the receipt of this letter.

Thank you for your cooperation in addressing this situation in a timely manner and I look forward to working with you on the repairs and improvements to your property.

Best Regards,



Trent Mohr, Building Inspector
City of Deadwood

cc: Chuck Turbiville, Mayor
Quentin Riggins, City of Deadwood Attorney
Ron Green, Public Works Director
Kevin Kuchenbecker, Historic Preservation Officer
File

Enclosure: Photographs taken at 824 Main Street (attached)
Notice of Violation Appeal Form
Copy of notices dated June 18, 2014 and December 8, 2015

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Displaced shingles and peeling paint observed 09-24-15

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11/06/2015

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11/06/2015

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