

01/06/2025

Code Enforcement Report

Address	Business name	Violation	Inspection Type	Category	Status
27601 SOUTHFIELD RD	OAKLAND DEVELOPMENT COMPANY	MOBIL SIGNAGE ON COMMERCIAL VEHICLE PARKED AND STORED ON PROPERTY - REMOVE	RE-INSPECTION - ORDINANCE	Sign Violation	Letter Sent 12/02/2024

52-25 (e)(2) Parking of vehicles displaying signs.

Mobil signs are prohibited. Commercial vehicles and trucks 1) displaying signs that are typically found on said vehicles and 2) that have a primary function of carrying goods or people, not advertising, may be permitted to park on the site of the principal use provided parking shall be in the rear or side yard.

INSPECTOR COMMENTS: MOBIL SIGNAGE ON COMMERCIAL VEHICLE PARKED AND STORED ON PROPERTY - REMOVE

28000 SOUTHFIELD RD	L.V. PROPERTY INVESTMENTS, LLC	INOPERABLE/UNLICENSED VEHICLES (7) STORED ON PROPERTY - REMOVE	RE-INSPECTION - ORDINANCE	Inoperable Vehicle	Letter Sent 12/05/2024
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5.6 INOPERABLE AND ABANDONED MOTOR VEHICLES

No person shall cause or permit any inoperable or abandoned motor vehicles to be parked or stored in the open on any public or private property within the city for more than 48 consecutive hours or 48 hours in any calendar week and all such vehicles shall otherwise be kept, stored, and parked within a garage or other permitted building. 1. An "inoperable motor vehicle" within the meaning of this provision shall include all motor vehicles which do not have an operable engine, or do not have all of their wheels attached, or do have one or more flat tires, or are not currently licensed so as to be lawfully operated on public streets, or are otherwise so out of repair that they cannot be lawfully operated on public streets. 2. The police department is empowered to cause all violating motor vehicles found on public property to be impounded and disposed of in accordance with the applicable statutes and ordinances and also those found on private property upon a lawful request from the owner or occupant and advance payment of the reasonable cost of such impoundment and disposal.

INSPECTOR COMMENTS: INOPERABLE/UNLICENSED VEHICLES (7) STORED ON PROPERTY - REMOVE

27215 SOUTHFIELD RD	27215 SOUTHFIELD LLC	BANNER SIGN ON BUILDING - BANNERS NOT PERMITTED - REMOVE	RE-INSPECTION - ORDINANCE	Sign Violation	Letter Sent 12/05/2024
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Sec. 52-28. - Prohibited signs.

The following signs are prohibited:

(1)Add-on signs(2)Animated signs(3)Beacon lights(4)Banners (except street banners advertising community/special events)(5)Feather and flutter signs(6)Festoons(7)Inflatable signs(8)Mirrors or mirrored signs(9)Moving signs(10)Obsolete signs(11)Pennants(12)Pole signs(13)Roof signs(14)Snipe signs

INSPECTOR COMMENTS: BANNER SIGN ON BUILDING - BANNERS NOT PERMITTED - REMOVE

27215 SOUTHFIELD RD	27215 SOUTHFIELD LLC	INOPERABLE/UNLICENSED VEHICLES STORED ON PROPERTY - REMOVE	RE-INSPECTION - ORDINANCE	Inoperable Vehicle	Letter Sent 12/05/2024
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INSPECTOR COMMENTS: INOPERABLE/UNLICENSED VEHICLES STORED ON PROPERTY - REMOVE					
26333 SOUTHFIELD RD	DANOBAY PROPERTIES, LLC	SIDEWALK REPAIR REQUIRED - MISSING CONCRETE PAD	RE-INSPECTION - ORDINANCE	Sidewalk Maintenance	Letter Sent 12/10/2024
62-1 Maintenance of sidewalks, parking lots and driveways					
Every property owner and other person in possessory control of a sidewalk, parking lot, or driveway on private property which is a public place, as defined in this Code, shall exercise due care to maintain such sidewalk, parking lot, or driveway and the adjoining right-of-way in reasonable repair and in condition reasonably safe and fit for travel. Every such person who fails to do so shall be in violation of this section, and such premises not so maintained shall constitute a public nuisance. (Code 1991, art. V, ch. 7, § 110)					
INSPECTOR COMMENTS: SIDEWALK REPAIR REQUIRED - MISSING CONCRETE PAD					
26611 SOUTHFIELD RD	SMJ BUILDING LLC	DEBRIS LOCATED NEAR ENTREY DOOR OF 26637 - REMOVE	RE-INSPECTION - ORDINANCE	Debris	Letter Sent 12/13/2024
302.1 Sanitation					
All exterior property and premises shall be maintained in a clean, safe and sanitary condition. The occupant shall keep that part of the exterior property which such occupant occupies or controls in a clean and sanitary condition.					
INSPECTOR COMMENTS: DEBRIS LOCATED NEAR ENTREY DOOR OF 26637 - REMOVE					
27300 SOUTHFIELD RD	LATHRUP VILLAGE PLAZA LLC	WALL SIGN ELECTRICAL DONE WITHOUT APPROVAL. SIGNAGE PLAN DID NOT INDICATE LIGHTED SIGN - STOP WORK IMMEDIATELY	RE-INSPECTION - ORDINANCE	Working Without Reqt	Door Tagged , Letter Sent 12/20/2024

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R105.1 Required

Any owner or owner's authorized agent who intends to construct, enlarge, alter, repair, move, demolish or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be performed, shall first make application to the building official and obtain the required permit.

INSPECTOR COMMENTS: WALL SIGN ELECTRICAL DONE WITHOUT PERMIT APPROVAL. SIGNAGE PLAN DID NOT INDICATE LIGHTED SIGN - STOP WORK IMMEDIATELY

Records: 7