



# CITY OF DETROIT

## BUILDINGS, SAFETY ENGINEERING & ENVIRONMENTAL DEPARTMENT

### REQUEST TO DEFER DEMOLITION ORDER RESIDENTIAL PROPERTY INSTRUCTIONS

Please review the attached application carefully. Obtain the necessary documents for attachments and submit the application with all attachments to Buildings, Safety Engineering and Environmental Department (BSEED) Dangerous Building Division, Room 418, Coleman A. Young Municipal Center, Detroit, MI 48226.

The BSEED Dangerous Buildings Division will forward your request and all attachments for its recommendation to City Council for a decision to defer its previous Order to Demolish, based on the Dangerous Buildings Division's recommendation. The BSEED Dangerous Buildings Division will advise you by mail of the recommendation. There is no official action until the Detroit City Council renders a decision.

Your request **CANNOT** be processed unless all questions have been answered and all required documents are attached. Failure to submit this form in its entirety will result in BSEED's inability to provide a favorable recommendation, delay your request, and could result in the demolition of the property.

Payment of the \$134.00 Special Inspection Fee is to determine compliance and will not result in recommendation for deferral unless all other conditions are met. Applicant shall receive notification of BSEED's recommendation within five (5) business days following the Special Inspection.

Your building was determined to be dangerous. To set aside the Order to Demolish you must remedy this dangerous situation, which may include correcting one or more of the following conditions prior to an inspection by BSEED:

- Open at door or window to invite trespass or exposure to elements;
- Attractive nuisance to children, vagrants, criminals or immoral persons;
- Dilapidated, deteriorated, or damaged to the point of collapse;
- Creating unsanitary or unfit conditions;
- Structurally unsound or unstable.

Effective November, 1998, a building (commercial or residential) could be deemed Dangerous if it is:

- Vacant for 180 days (6 months) or longer,
- Not listed with a real estate broker for sale, lease or rent, and;
- Not maintained on the exterior in accordance with the City's codes.

*After a deferral has been granted, if the owner does not comply with the City's requirements, **the deferral may be rescinded by the City Council at any time** and the building may be demolished without further notice.*

ADDRESS: \_\_\_\_\_

DNG CASE # \_\_\_\_\_

DATE ORDERED DEMOLISHED: \_\_\_\_\_

**APPLICATION TO DEFER DEMOLITION ORDER**

DATE: \_\_\_\_\_ DNG# \_\_\_\_\_

RE: ADDRESS (ES) \_\_\_\_\_

I request your Honorable Body to defer your demolition order for the above building(s) for the following reasons. I understand that this request must contain all information and attachments, in order to allow the Buildings, Safety Engineering and Environmental Department to make a recommendation in this regard.

- 1. This property is \_\_\_\_\_ Residential \_\_\_\_\_ Commercial \_\_\_\_\_ Other \_\_\_\_\_
- 2. \_\_\_ I am the owner. Date of Acquisition: \_\_\_\_\_  
 \_\_\_ I am a party of interest. Nature of Interest: \_\_\_\_\_

**YOU MUST ATTACH:** Copy of proof of ownership or interest (deed, land contract, purchase agreement, mortgage lien, etc.)

**For Residential dwellings purchased after 09/01/1999,**  
**YOU MUST ATTACH:** Certificate of Approval or if this building was not inspected prior to sale, attach Receipt of Pre-sale Inspection from cashier located in room 402 Coleman A. Young Municipal Center  
**Fee: \$295.00/Singles; \$355.00 Two-Family Dwelling**

**Commercial Inspection Fee:** \_\_\_\_\_

- 1. This/These building(s) is/are secure from trespass/elements and not otherwise dangerous. All imminently hazardous conditions have been remedied, the structure, walkways and yards are maintained, clear of overgrown vegetation, weeds, litter, debris, abandoned vehicles or other nuisance. **Yes** \_\_\_\_\_ **No** \_\_\_\_\_
- 4. The proposed use of this/these building(s) is/are: \_\_\_\_\_ Owner's use and occupancy  
 \_\_\_\_\_ Rehabilitation and Sale  
 \_\_\_\_\_ Rental Property

**For dwellings listed as rental property YOU MUST ATTACH:** Certificate of Rental Registration for License & Permits Division, BSEED, Room 402, Coleman A. Young Municipal Center (313) 224-3170.

- 5. This building has been vacant since: (date) \_\_\_\_\_  
 Occupancy is expected on or before: (date) \_\_\_\_\_  
 \_\_\_\_\_  
 This building is currently listed for sale \_\_\_\_\_ lease \_\_\_\_\_ or rental \_\_\_\_\_

*Note: Failure to maintain and occupy this building in the next 6 months or less could result in execution of the demolition order without further notice. The Building Official for good cause can extend this schedule.*

6. \_\_\_\_\_ This property is not tax delinquent.  
 \_\_\_\_\_ A delinquent tax payment plan is in place and payments are current,

**YOU MUST ATTACH:** Property Tax Clearance obtained from Treasury, Revenue Collections Unit, Room 106, Coleman A. Young Municipal Center or copy of State Land Purchase Certificate, if property was purchased from the State of Michigan.

7. \_\_\_\_\_ BSEED demolition clearance confirming that there are no outstanding demolition fines, fees or costs on the property. All BSEED administration fees on this property have been paid, including but not limited to, delinquent inspection fees and other charges. Request Zoning and DAH clearance from Dangerous Buildings, Room 418 CAYMC (313) 224-3215.

8. \_\_\_\_\_ In conjunction with this request to defer the existing demolition order, I commit that all delinquent taxes and fees will be paid or otherwise resolved and maintained in a current status. I will not occupy or allow the property to be occupied without first obtaining a Certificate of Approval (dwellings), Certificate of Occupancy (commercial buildings) or Temporary Certificate (special uses). Further, I will not rent a residential property without first obtaining a Rental Registration and required inspection, nor will I sell a residential property without obtaining a Pre-Sale inspection. I will obtain all required permits before commencing work on this property and comply with all applicable laws.  
 I understand that a deferral of the demolition order is contingent upon verification of the above items. I understand that failure to adhere to all commitments, requirements and conditions will result in the building (s) being demolished without further notice.

**Thank you in advance for your consideration of this matter.**

Signature: \_\_\_\_\_

Names: (Please Print) \_\_\_\_\_

Address for future notification \_\_\_\_\_

E-mail address \_\_\_\_\_

Telephone No. \_\_\_\_\_

---

FOR BUILDINGS, SAFETY ENGINEERING & ENVIRONMENTAL DEPARTMENT USE ONLY

A previous deferral of demolition order has/has not been granted.

Date of previous deferral \_\_\_\_\_

**See Attached BSEED status report.**

**Note: Emergency Demolition Orders are rescinded by the Building Official Only**

**DANGEROUS BUILDING APPLICATION FOR INSPECTION**

**SUBMIT FORM TO LICENSES AND PERMIT DIVISION ROOM 402**

Location of Property: \_\_\_\_\_

Type of Building (residential - commercial/other): \_\_\_\_\_

I hereby request an inspection for the purpose of allowing the Building Inspection Division to investigate my appeal of City Council's Order To Demolish the building(s) at the above location. I am herewith submitting the 134.00 inspection fee.

Owner's Name (Print): \_\_\_\_\_ Phone# \_\_\_\_\_

Owner's Mailing Address \_\_\_\_\_ Zip Code \_\_\_\_\_

Owner's signature \_\_\_\_\_ Date: \_\_\_\_\_



**FOR DEPARTMENT USE**

LP# \_\_\_\_\_

District: \_\_\_\_\_

Date: \_\_\_\_\_

Inspection Results: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_