

Government Hill Community Council

Resolution #2020-01

A Resolution Requesting Municipal Support in Mitigating a Nuisance Property in Government Hill

WHEREAS, the previous owners at 822 Cunningham Avenue, also known as 240 1/2 E. Manor Avenue, died in the last three years, leaving the property without a responsible landlord, tenant or caretaker; and,

WHEREAS, until the week of January 13th, two separate structures plus a trailer on the property housed an unknown number of adults, apparently in violation of zoning; and,

WHEREAS, both structures and the inhabited trailer on the property appeared to lack basic utilities, which violates Municipal code and poses health and human safety issues; and,

WHEREAS, one individual lived in a shed and several individuals lived in an unlicensed trailer on the premises until they were evicted this week; and,

WHEREAS, the main dwelling completely froze last winter, with ice on the exterior walls, making functional plumbing unlikely; and,

WHEREAS, the use of extension cords, and presumably, space heaters, throughout the property posed a fire risk to occupants until being removed this week; and,

WHEREAS, occupants were seen carrying water from a house down the street last summer; and,

WHEREAS, neighbors have observed the lot and surrounding rights of way being used as an open-air toilet; and,

WHEREAS, the property is littered with junk vehicles, abandoned appliances, and piles of debris in apparent violation of zoning ordinances; and,

WHEREAS, fighting and public disruptions have caused fear among immediate neighbors and triggered police calls; and,

WHEREAS, while the trailer was on site, regular traffic frequented the property all night long, sometimes stopping briefly, then departing; other times, idling for hours at the curb, next to the trailer, or in the alley; and,

WHEREAS, neighbors in the immediate vicinity have suffered theft, including welders, mountain bikes and siphoned gas; and,

WHEREAS, at the end of December, an occupant departed the trailer in his truck and crashed three blocks away, then passed out in his running vehicle until police arrested him; and,

WHEREAS, since the death of the owners, the property has been tied up in probate for over 2 years, with no verifiable action taken since December 2017; and,

WHEREAS, the personal representative stated there was nothing more he could do to remove the squatters from the property, nor was there anything he could do to speed up the probate process,

NOW THEREFORE BE IT RESOLVED by the Government Hill Community Council that the condition of 822 Cunningham poses a public safety risk and a nuisance; and GHCC requests that the Municipality of Anchorage, through law enforcement, zoning enforcement, and building safety enforcement continue their efforts to secure, remove all personal property and non-fixtures, and perform regular checks on the property at 822 Cunningham until the probate process is concluded.

Adopted by the Government Hill Community Council at its regular meeting on January 16th, 2020.

Resolution Vote:

For:

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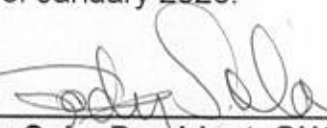
Against:

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Abstain:

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This resolution was approved by the Government Hill Community Council on the 16th day of January 2020.



Jody Sofa, President, GHCC