

CITY OF ROSWELL  
RESOLUTION NUMBER 13-27

A RESOLUTION REQUIRING THE REMOVAL AND/OR DEMOLITION OF CERTAIN DAMAGED AND DILAPIDATED BUILDINGS, STRUCTURES OR PREMISES; PROVIDING THAT THE CITY SHALL HAVE A LIEN FOR THE COST OF REMOVAL; PRESCRIBING THE PROCEDURE INCIDENT TO SUCH REMOVAL AND/OR DEMOLITION AND DECLARING CERTAIN PROPERTY TO BE IN SUCH STATE OF DISREPAIR, DAMAGE AND DILAPIDATION AS TO CONSTITUTE A DANGEROUS BUILDING AND A PUBLIC NUISANCE PREJUDICIAL TO THE PUBLIC HEALTH, SAFETY AND GENERAL WELFARE.

WHEREAS, it is the opinion of the City Council of the City of Roswell, New Mexico, that those certain buildings or structures upon the premises located as follows and purportedly owned of record, or occupied by the parties hereinafter named, are and have become in such state of disrepair, damage and dilapidation as to be a menace to the public health, safety and general welfare of the inhabitants of the community; and further, that it is in the public interest to require the removal thereof, according to law, by reason of the condition or conditions set forth in Exhibit "A".

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL, THE GOVERNING BODY OF THE CITY OF ROSWELL, NEW MEXICO:

1. That the buildings or structures set forth in Exhibit "A" are declared to be in such state of disrepair, damage and dilapidation as to constitute a dangerous building within the purview of Roswell Municipal code section 16-12, as well as being a public nuisance prejudicial to the public health, safety and general welfare. That such dangerous buildings or structures set forth, if any, cannot reasonably be repaired so that they will no longer exist in violation of the terms of the ordinance.

2. The owners, occupants, if any, or agent in charge of said premises be, and they hereby are ordered and required to remove such dangerous buildings, or structures within a reasonable time thereafter not to exceed fifteen (15) days from the receipt of notice by certified mail or from date of publication of this resolution as hereinafter provided, and as the case may be. In the event such removal be not commenced by such owner, occupant or agent, or written objection thereto be filed with the City Clerk within ten (10) days after service of a copy of this resolution by certified mail or by publication, requesting a hearing, then and in such event, the City Manager is hereby authorized and directed to cause such dangerous buildings or structures to be removed at the sole cost and expense of the owner, owners or other parties having an interest in said properties, and further, that the reasonable cost of such removal shall be and become a subsisting and valid lien against such property so removed and the lot or parcel or land from which such removal was made and shall be foreclosed in the manner provided by law for the foreclosure of municipal liens. Alternatively, the City Manager may act pursuant to Article 3-18-5 (G) (NMSA, 1978), and cause the dangerous buildings or structures to be removed and give title to them or their components to the removing person or persons.

3. In the event the owner or other interested party aggrieved shall file his protest within the time herein provided, requesting a hearing, on the matter, the City Council shall fix a date for hearing, at which time said Protestants shall be entitled to be heard in person, by agent or attorney, and the City Council shall consider evidence whether or not its previous action should be enforced or rescinded. If it shall be determined that the removal order should be enforced, and the owner(s) shall fail or neglect to comply with said decision of the City Council, they shall have a right of appeal to a court of competent jurisdiction by giving notice of such appeal to the City Council within the (10) days after the date of the City Council decision, together with his petition for court review duly filed with the Clerk of the Court within thirty (30) days of the date of the decision complained of.

Location	Condition	Name
1404 S. Madison Ave. South Highlands Ext A Blk 23A Lot 3	Dilapidated/deterioration open to public, inadequate maintenance	Matrix Financial Services Corporation 1 Corporate Center Dr. Suite 360 Lake Zurich, IL 60047
506 E. Tilden St. South Roswell Blk 16 Lot 7	Dilapidated/deterioration open to public, inadequate maintenance	Hector Navarro 1911 S. Union Ave. Roswell, NM 88203
1004-1006 N. Missouri Ave. West Side Blk 4 Lot 5 & 6 N 18'	Dilapidated/deterioration open to public, inadequate maintenance	Guillermo & Esmeralda Sarellano 212 E. Reed St. Roswell, NM 88203
111 N. Virginia Ave. Original Roswell Blk 15 Lot 10	Dilapidated/deterioration open to public, inadequate maintenance	Fabiola Guerra 935 Davidson Dr. Roswell, NM 88203
403 E. 2 <sup>nd</sup> St. Lea Lot 97	Dilapidated/deterioration open to public, inadequate maintenance	Irma Zabala 403 E. 2 <sup>nd</sup> St. Roswell, NM 88201
405 Holland Ave. Johnson Lot 8	Dilapidated/deterioration open to public, inadequate maintenance	Teresa Estrada P.O. Box 2805 Anthony, NM 88021
Approx. 608 W. Walnut St. West Side Blk 15 Lot 10 thru 12 E 60' W 110' N 45' E 60' W 110' E 60' W 110'	Dilapidated/deterioration open to public, inadequate maintenance	Manuel Martinez 610 W. Walnut St. Roswell, NM 88203
31 Gail Harris St. S 33 T 11S R 24E NE4 A Tract Containing 16.06 A/C	Dilapidated/deterioration open to public, inadequate maintenance	State of New Mexico Property Control Division P.O. Box 6850 Santa Fe, NM 87502-0110
708 E. 3 <sup>rd</sup> St. Vista Verde Rediv Amend Blk 2 Lot 5 W 62'	Dilapidated/deterioration open to public, inadequate maintenance	Ted & Raylinn McConnell 34 Lost Trail Rd. Roswell, NM 88201
710 E. 3 <sup>rd</sup> St. Vista Verde Rediv Amend Blk 2 Lot 4 W 50' & Lot 5 E 10'	Dilapidated/deterioration open to public, inadequate maintenance	Ted & Raylinn McConnell 34 Lost Trail Rd. Roswell, NM 88201

4. Upon the adoption of this resolution, it shall be the duty of the City Building Inspector to notify the owner, occupant or agent in charge of such building or structure of the adoption of this resolution by serving a copy thereof upon him by certified mail, return receipt requested; and in the event such owner, occupant or agent cannot be found or served within said City as herein above provided, such notice may be served by posting a copy of said resolution upon the premises complained of, followed by legal publication of said resolution one time in a newspaper of general circulation within the city.

ADOPTED AND APPROVED the 13<sup>th</sup> day of June 2013.

CITY SEAL

ATTEST:

*Sharon Coll*  
Sharon Coll, City Clerk

*[Signature]*  
Del Jurney, Mayor

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Exhibit A  
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Location	Condition	Name
404 E. 4 <sup>th</sup> St. Lea Lot 43,44 S. 92.4'	Dilapidated/deterioration open to public, inadequate maintenance	Larry Robert Stanton 506 N. Railroad Roswell, NM 88201
31 Cedar Dr. Steve Allen #2 Rediv. Blk 2 lot 7 S. 45' lot 8 N.30'	Dilapidated/deterioration open to public, inadequate maintenance	First National Acceptance Co. P.O. Box 980 East Lansing, MI 48826
1509 & 1511 S. Jackson Ave. Fruitland Blk 4 Lot 1 S 96' N 296' E 130' W 168'	Dilapidated/deterioration open to public, inadequate maintenance	J D & Dorothy Davis c/o Liza Gonzales 1525 Jackson Ave. Roswell, NM 88203
2322 N. Garden Ave. Rogers Blk 1 Lot 1	Dilapidated/deterioration open to public, inadequate maintenance	Lorenzo or Benny Leyba 617 W. Summit St. Roswell, NM 88203
412 N. Elm Ave. Mapes Blk 2 Lot 3	Dilapidated/deterioration open to public, inadequate maintenance	Mark & Ana Rodriguez 701 Thomas Ln. Roswell, NM 88201
1001 N. Greenwood Ave. East Side B Blk 3 Lot 1	Dilapidated/deterioration open to public, inadequate maintenance	Thomas or Mary Rincon 1611 Madison Dr. Roswell, NM 88203
503 S. Kansas Ave. Pauly Blk 13 Lot 2	Dilapidated/deterioration open to public, inadequate maintenance	Robert Whitehead 4803 Old Clovis Hwy. Roswell, NM 88201