



## NOTICE

To: Jason Schweitzer  
22 W Illinois St.  
Spearfish, South Dakota 57783

NOTICE IS HEREBY GIVEN TO THE ABOVE-NAMED INDIVIDUALS:

The City of Lead hereby notifies you that the property situated on the following described real estate is defined as a public nuisance:

Legal Description: **SUB B OF LOT 13 BLK 35 ORIGINAL TOWN LEAD**  
A.K.A 121 Lower Spark St.  
Parcel Number: 31090-03500-130-00

Such nuisances consisting of: **Inadequate Maintenance** and shall be **Deemed Unsafe**

- **International Property Maintenance Code 2018 Section 108 Unsafe Structures and Equipment , Section 109 Emergency Measures, Section 302 Exterior Property Areas, Section 304 Exterior Structure, Section 305 Interior Structure, Section 402 Light, Section 404 Occupancy Limitations, Section 505 Plumbing System and Fixtures, Section 602 Heating Facilities, Section 603 Mechanical Equipment, Section 604 Electrical Facilities, Section 605 Electrical Equipment Section 702 Means of Egress and Section 703 Fire Resistance Ratings.**

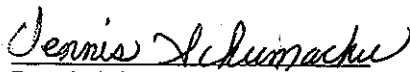
You are further notified that you have thirty (30) days within which to remove said hazards which are described as a public nuisance and shall be abated by:

### REPAIR OR REMOVAL

If you neglect or refuse to repair or remove the above described hazard within the stated time, you will be subject to legal action. In addition, the undersigned, as Building Inspector, will direct that the above described hazard be removed or repaired, and the City of Lead will be entitled to recover the cost of such removal from you in civil action.

If you have any questions or concerns, please feel free to contact the Building Inspection Office at City Hall.

Dated this 24<sup>th</sup> day of August 2020

  
Dennis Schumacher  
Building Inspector

City of Lead Buildings Department  
801 West Main Street  
Lead, South Dakota 57754  
Ph (605) 584-1617 Fx (605) 584-1407



## FINAL NOTICE

7-23-24

Jason Schweitzer  
401 S Russell Ave.  
Lot 38  
Douglas Wy, 82633

Mr. Schweitzer:

Our records show you as owner of the dwelling in the legal description described below.

Legal Description: **ORIGINAL TOWN LEAD, SUB LOT B OF LOT 13 BLK 35  
PLAT BK2 PG 66 A/K/A 121 Spark St.  
Parcel # 31090-03500-130-00**

This dwelling has not been occupied for many years, therefore due to lack of maintenance and being unoccupied the dwelling is a public health and safety hazard. You as the owner will be required to contact this office by **August 30<sup>th</sup>, 2024**, with your plan to make this dwelling livable and meet all current 2021 Building Code requirements. If you do not contact this office with a plan that this office can approve, the dwelling will be declared unsafe, and the City of Lead shall pursue any legal recourse available to condemn the structure and have it removed.

Please take time to read and understand the City of Lead Ordinance 93.36 through 93.99 that I have included with this letter.

As always if you have any questions or concerns, please feel free to contact me anytime.

Dennis Schumacher

A handwritten signature in cursive script that reads "Dennis Schumacher".

City of Lead  
Building Inspector