

Ordinance No. 250945

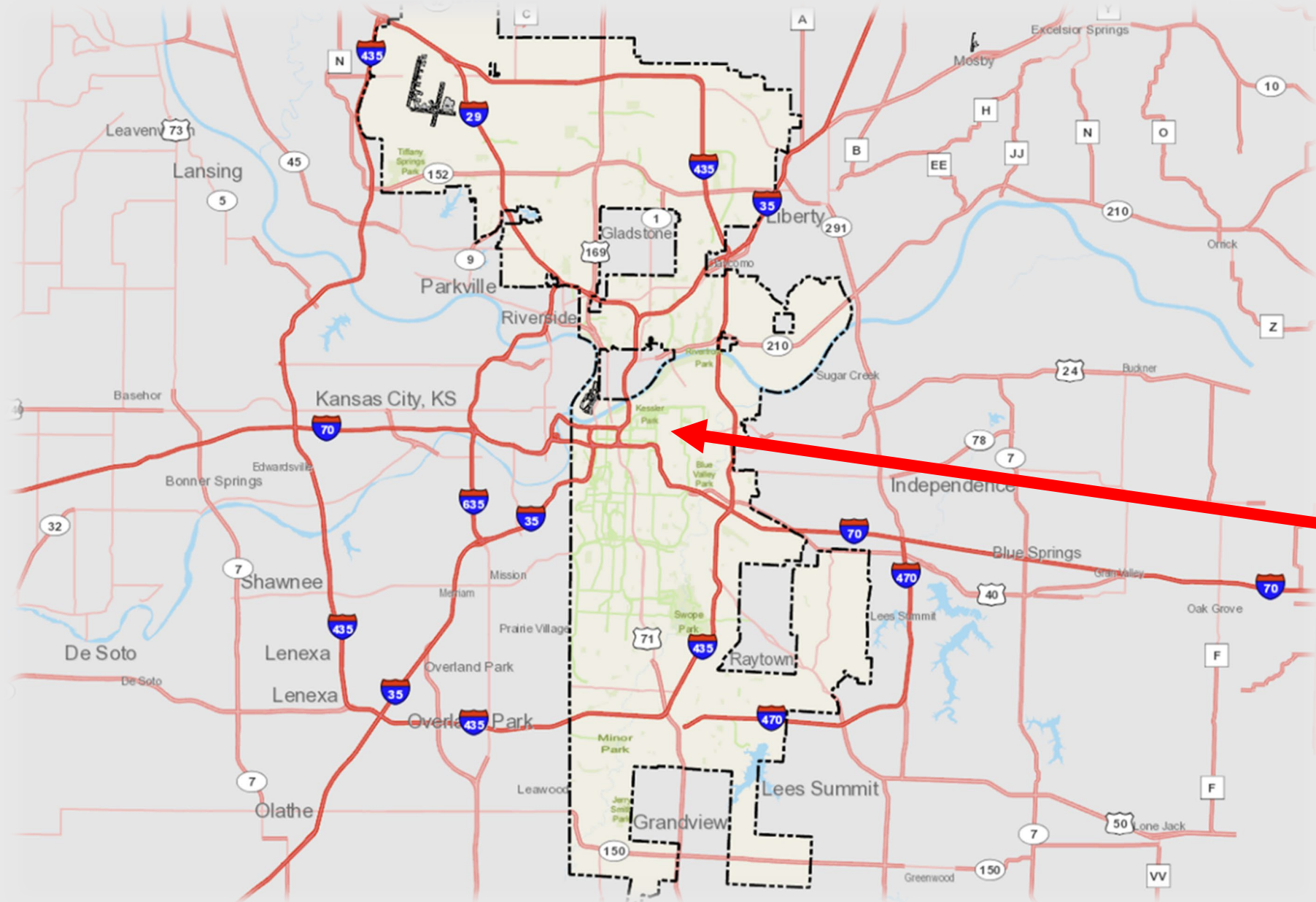
Lien Waiver

November 4th, 2025

Prepared for

Neighborhood Planning & Development Committee





Site

3619 Roberts St.



Liens

- Total currently \$10,660.15 (includes interest and late fees)
- 6 board up abatements
 - Occurred between March 2022 and May 2023
- Applicant did not own the property at time of abatements

Applicant/Owner Information

- Guardian Law Group LLC, representing Villa del Señor (VDS), a nonprofit organization, has filed an Abandoned Housing Act case. Court granted temporary possession.
- Seeking to transfer ownership to the next door neighbor, who would take care of the empty lot, and has proposed to use it for their paved driveway, and add a basketball court and lawn

Committee Hearing

- Recommended approval without conditions up to \$11,000
- Public benefit
 - Nuisance abatement
 - Removal of blight
 - Overall support of development initiatives in the City

Questions?