

March 18, 2024

Bandon City Hall
Planning Commission
Bandon, Oregon, 97411

Re: Notice of Public Hearing re: structure at 375 Lincoln Ave. application for VRD status

Dear Sirs and Mesdames

We're requesting that The Planning Commission (before granting it status as a VRD) assess the above structure carefully for safety issues which impact neighbors and their property around it.

Some 15 years ago the owner of this house, Loretta, showed us its fireplace, and said that it was un-usable, due to a structural defect which caused it to overheat and pour smoke into the room. She told us that she and her husband used portable heaters for heat. She also showed us two black inside walls which she told us were toxic mold and a sagging front deck. Years later, she sold the house without addressing the issues.

We were told, at that time that the house was considered a "tear down. And we've never, since, seen any attention to these or other issues, except a 2x2 screen over the foundation vents, a coat of paint, and the replacement of one support column for the deck.

Renters, just prior to the current resident, had dogs which would get out and come through their fence into our yard. Skunks had been breeding under the house and many of those also come through the fence into our yard. They left their windows open even in the winter, for air, because of the mold, and they never used the fireplace.

We were told that they asked the owner to repair the fence, the fireplace, the mold, and the screen—at the crawl space under the house, to keep the skunks out, but he told her that he didn't have any money.

At one time there were three pit bulls there and after they got through the first time, we had to repair the holes in the fence ourselves to help keep them from getting through again.

We feel that if this house is given VRD status without someone being held accountable for repairs, it is a hazard to renters and to the homes around it. Some renter will inadvertently try to light the fireplace and set the house on fire. We also feel that renters should not be placed unawares in danger from toxic mold, a faulty fireplace, a fence which doesn't keep their pets in, or an infestation of skunks, which can be aggressive or rabid.

The house on the other side of us, which is also a VRD, caught fire a few years ago from an undetected propane leak, and it was a close call for our house. Given the high winds on the jetty, one house on fire can take us all out.

Thank you so much, for considering our fears and concerns regarding this issue.

Sincerely,
Rose Zanca Romano and Family
1066 3rd Street S.W. (Jetty)
Bandon, Oregon, 97411