

Dangerous Buildings Update

As of November 1, 2024

UPDATED INFORMATION HIGHLIGHTED

The following properties within Salem city limits are currently declared 'Dangerous Buildings' per SRC Chapter 56. This means these buildings are inherently unsafe to enter. These buildings should be in process of demolition or rehabilitation. Effected structures are to remain vacant until violations have been remedied. No one should enter the building without first consulting Compliance Services. Permits can be issued, and inspectors can enter, if necessary, while taking all standard precautions. Neighborhood Associations and the Salem Police District are listed for convenience:

ADDRESS	NEIGHBORHOOD ASSOCIATION	POLICE DISTRICT	FIRE STATION	WARD	DATE DECLARED
1015 Ratcliff Dr. SE, Salem, OR - The detached off-street parking facility or garage was declared Dangerous due to significant damage to structural components that have caused the roof to collapse in on itself and the structure is wracking.	MORNINGSIDE	SPD 5	SMF 4	3	2-07-24
1065 Winter St NE - The main building was declared a Dangerous Building on 2-16-2021 because the foundation has failed, the roofing system has failed, the back wooden deck is a hazard, and the property has become an attractive nuisance.	GRANT	SPD 2	SMF 2	1	2-16-2021
1290 Capitol St NE, Salem – This building was declared dangerous due to plumbing, mechanical and structural work not up to code, and completed without permits.	GRANT	SPD 2	SMF 3	1	8-23-23
1401 Lancaster Dr NE - The building was declared a Dangerous Building on 12-20-22 because of extensive damage to the roofing, wall, and other structural systems as a result of an arson fire.	NESCA	SPD 4	SMF 3	6	12-20-22
2908 Market St NE, Salem, OR – Declared dangerous due to significant damage to the roofing systems, wall system, foundation, and other structural components due to a fire that occurred at the Nissan Car Dealership property	NEN	SPD 3	SMF 3	6	1-18-24
3297 Edward Dr. SE, Salem OR - Due to significant damage to structural components to the roofing system and other structural components from several large trees that fell into the tenant occupied structure.	MORNINGSIDE	SPD 6	SMF 6	3	11-04-23

4362 Sylvia Ct SE, Salem OR - Due to significant fire that severely damaged the roof, exterior, interior, and other structural members of the building. This includes and is not limited to the electrical, plumbing, and mechanical systems also affected by the fire.	SEMCA	SPD 6	SMF 10	3	12-13-23
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The following properties have been lawfully abated since the last update:

ADDRESS	NEIGHBORHOOD	POLICE DISTRICT	FIRE STATION	WARD	DATE DECLARED
2908 Market St NE, Salem, OR – Declared dangerous due to significant damage to the roofing systems, wall system, foundation, and other structural components due to a fire that occurred at the Nissan Car Dealership property. *Property demolished under permits.	NEN	SPD 3	SMF 3	6	1-18-24

Derelict Buildings Update
As of November 1, 2024

The following buildings have been declared 'Derelict' as per SRC Chapter 50. Buildings may be declared derelict if they are abandoned, vacant and unsecure, only partially constructed, are boarded up, or exhibit some other condition detrimental to the public's health and welfare. These structures should be secure and not open to entry. Permits can be issued, and inspectors can enter, if necessary, while taking all standard precautions. Neighborhood Associations and the Salem Police District are listed for convenience:

ADDRESS	NEIGHBORHOOD ASSOCIATION	POLICE DISTRICT	FIRE STATION	WARD	DATE DECLARED
1025 17th St NE, Salem OR – Vacant property in a state of deterioration.	NEN	SPD 3	SMF 2	1	12-22-23
1132 8th St NW, Salem, OR 97304 -Single Family building open to entry, partially boarded and an attractive nuisance	WSNA	SPD 1	SMF 5	1	2-3-22
1172 Edgewater Dr NW, Salem, OR - Structure is vacant, and in a state of disrepair making it an attractive nuisance.	WSNA	SPD 1	SMF 5	1	5-9-23

1640 Tierra Dr. NE, Salem OR - The house was in a state of deterioration, such as the roof and siding. The roofing system is caked with heavy moss and has holes in it.	ELNA	SPD 4	SMF 3	6	2-28-24
1696 Tripp St SE, Salem OR – House caught on fire, and was open to entry. It was boarded and posted uninhabitable. An additional building on this property (south end) that appears to be an apartment, was discovered, vacant, open to entry and deemed derelict.	SESNA	SPD 6	SMF 6	2	4-18-24
2430 Hollywood Dr. NE, Salem, OR – Property is vacant and had significant damage done to it. Structure was tagged with graffiti and open to entry making it an attractive nuisance.	NOLA	SPD 4	SMF 8	6	9-19-24
2510 Brown Rd. NE, Salem, OR -The property was a Public Nuisance due the excessive amount of junk, rubbish, solid waste.	NOLA	SPD 4	SMF 8	6	7-25-22
3280 Duncan Av NE, Salem, OR – The building was declared derelict due to the house being a vacant, unsecured, attractive nuisance.	NORTHGATE	SPD 3	SMF 2	5	12-19-22
3320 Glendale Av NE, Salem, OR – The home is vacant, open to entry, an attractive nuisance and in a general state of deterioration.	NOLA	SPD 3	SMF 3	5	4-25-24
3620 Croisan Creek Rd S, Salem, OR – Home is vacant, open to entry and an attractive nuisance.	SWAN	SPD 5	SMF 4	7	8-6-24
3845 D St NE, Salem, OR - The building was declared Derelict on 01-26-24 because it was open to entry and is an attractive nuisance. Unhoused have entered the structures and even started a fire. There is also evidence of drug use and gang graffiti	NEN	SPD 4	SMF 10	6	1-26-24
5042 Hayesville Dr NE, Salem, OR - There are three buildings declared Derelict buildings 08-12-24 on the vacant property open to entry and an attractive nuisance.	Northgate	SPD 4	SMF 8	5	8-12-24

5052 Hayesville Dr NE, Salem, OR - There is one building declared Derelict buildings 08-12-24 on the vacant property open to entry and an attractive nuisance	Northgate	SPD 4	SMF 8	5	8-12-24
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The following properties have been rehabilitated or demolished and are no longer considered 'Derelict' as per SRC Chapter 50.

ADDRESS	NEIGHBORHOOD ASSOCIATION	POLICE DISTRICT	FIRE STATION	WARD	DATE DECLARED

Drug Labs Update
November 1, 2024

The following properties within Salem city limits have been declared contaminated 'Drug Lab' sites by the State of Oregon, BCD & DHS. Effected structures are officially unfit for any use. No permits should be issued, and no inspectors or other personnel should enter until the property is decontaminated:

ADDRESS	NEIGHBORHOOD ASSOCIATION	POLICE DISTRICT	FIRE STATION	WARD	DATE DECLARED
None at this time					

The following property was abated and is no longer listed as a contaminated Methamphetamine lab site.

ADDRESS	NEIGHBORHOOD ASSOCIATION	POLICE DISTRICT	FIRE STATION	WARD	DATE DECLARED

Apartment Licenses Revoked Update
As of November 1, 2024

The following multi-family housing properties have had their license revoked per SRC Chapter 59. These structures should be secure, not open to entry, and vacant. Ok for permits to be issued, and for inspectors to enter, if necessary, but take all standard precautions. Neighborhood Association and Salem Police District are listed for convenience.

ADDRESS	NEIGHBORHOOD ASSOCIATION	POLICE DISTRICT	FIRE STATION	WARD	DATE DECLARED

The following properties have been rehabilitated or demolished and are no longer considered 'Derelict' as per SRC Chapter 50.

ADDRESS	NEIGHBORHOOD ASSOCIATION	POLICE DISTRICT	FIRE STATION	WARD	DATE DECLARED