

FILED
 CUMBERLAND COUNTY NC
 J. LEE WARREN, JR.
 REGISTER OF DEEDS

FILED	Oct 25, 2023
AT	09:41:02 am
BOOK	11845
START PAGE	0589
END PAGE	0590
INSTRUMENT #	33337
RECORDING	\$26.00
EXCISE TAX	(None)

AB

**AN ORDINANCE OF THE CITY COUNCIL
 OF
 FAYETTEVILLE, NORTH CAROLINA**

**Requiring the City Building Inspector
 to correct conditions with respect to,
 or to demolish and remove a structure
 pursuant to the
 Dwellings and Buildings Minimum Standards
 Code of the City of Fayetteville, NC**

Return: City of Fayetteville
 UNA West

NS2023-023

The City Council of Fayetteville, North Carolina, does ordain:

The City Council finds the following facts:

- (1) With respect to Chapter 14 of the Dwellings and Buildings Minimum Standards Code of the City of Fayetteville, NC, concerning certain real property described as follows:

5523 Meharry Drive
 PIN 0429-27-7234-

LEGAL: BEING all of Lot Number 80 in a subdivision known as UNIVERSITY ESTATES, SECTION 2, and the same being duly recorded in Book of Plats 37, at page 58, Cumberland County, North Carolina Registry.

The owner(s) of and parties in interest in said property are:

Jimmy McNeill
 5523 Meharry Drive
 Fayetteville, NC 28311

- (2) All due process and all provisions of the Dwellings and Buildings Minimum Standards Code of the City of Fayetteville, NC having been followed, the Hearing Official duly issued and served an order requiring the owners of said property to complete certain repairs or demolish the structure on or before March 2, 2022.
- (3) And said owners without lawful cause, failed or refused to comply with said order; and the Code Enforcement Official is authorized by said Code, and the North Carolina General Statutes § 160D-1203(5), when ordered by Ordinance of the City Council, to do with respect to said property what said owners were so ordered to do, but did not.
- (4) The City Council has been provided information regarding the entire record of said Hearing Official, and finds, that all findings of fact and all orders of said Hearing Official are true and authorized.

- (5) That pursuant to the North Carolina General Statutes § 160D-1203(7), the cost of the demolition shall be a lien against the real property upon which the cost was incurred.

Whereupon, it is ordained that:

SECTION 1

The Code Enforcement Official is ordered forthwith to accomplish, with respect to said property, precisely and fully what was ordered by said Hearing Official as set forth fully above, except as modified in the following particulars:

This property is to be demolished and all debris removed from the premises, and the cost of said removal shall be a lien against the real property as described herein.

SECTION 2

The lien as ordered herein and permitted by the North Carolina General Statutes § 160D-1203(7), shall be effective from and after the date the work is completed and shall have priority as provided by law, and a record of the same shall be available in the office of the City of Fayetteville Finance Department, Collections Division, 2nd Floor - City, 433 Hay Street, Fayetteville, NC 28301.

SECTION 3

This ordinance shall be in full force and effect from and after its adoption.

Adopted this 23rd day of October, 2023.

CITY OF FAYETTEVILLE

Mitch Colvin

 Mitch Colvin, Mayor

ATTEST:

Pamela Megill

 Pamela Megill, City Clerk

