

**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**

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, concerning certain real property described as follows:

522 Lamon Street
PIN 0447-04-3897

LEGAL: Beginning at a stake in the southern margin of Lamon Street 188.5 feet from its intersection with Bevill Street, and running thence South 25 degrees 59 minutes East 328 feet to a stake; thence North 64 degrees 01 minute West 100 feet to a stake, thence North 25 degrees 59 minutes West 328 feet to a stake in the southern margin of Lamon Street; thence with the southern margin of Lamon Street South 64 degrees 1 minute East 100 feet to the Beginning point, being Lot Number 14 as shown on a plat of C.L. Bevill Estate recorded in Book of Plats S #7, Page 98 in the Office of the Register of Deeds for Cumberland County, North Carolina.

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

Louis O. Marcelus
522 Lamon Street
Fayetteville, NC 28301

- (2) All due process and all provisions of the Dwellings and Buildings Minimum Standards Code of the City having been followed, the Inspections Director duly issued and served an order requiring the owners of said property to: repair or demolish the structure on or before January 9, 2018.
- (3) And said owners without lawful cause, failed or refused to comply with said order; and the Building Inspector is authorized by said Code, and NC General Statute 160A-443(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 fully reviewed the entire record of said Inspections Director thereon, and finds, that all findings of fact and all orders therein of said Inspections Director are true and authorized except: None.
- (5) That pursuant to NC General Statute 160A-443(6), 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 Building Inspector is ordered forthwith to accomplish, with respect to said property, precisely and fully what was ordered by said Inspections Director 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 NC General Statute 160A-443(6) 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 _____ 26th _____ day of _____ February _____, 2018.

CITY OF FAYETTEVILLE

BY:

Mitch Colvin, Mayor

ATTEST:

Pamela Megill, City Clerk