

**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:

503 Person Street  
PIN 0437-93-1065

LEGAL:BEGINNING at the intersection of the North margin of Person Street with the eastern margin of B Street, running thence along the east margin of B Street North 25 degrees 50 minutes East 150 feet to a stake; thence South 65 degrees 10 minutes East parallel with Person Street 62 ½ feet to a stake; thence at right angles to Person Street South 24 degrees 50 minutes West 150 feet to a stake in the north margin of Person Street; thence along the north margin of Person Street North 65 degrees 10 minutes West 65 feet to the BEGINNING.

Excepting from the above-described tract of land that certain part and parcel which was conveyed to Charles S. Jones out of the above-described tract by Halma Jones by deed dated May 12, 1926, which is registered in Book 332, Page 409, Cumberland County Registry.

LEGAL:BEING all of Lot 10, in a subdivision known as, "NORTHWOOD ESTATES, SECTION 1, PROPERTY OF CAROLINA DEVELOPMENT AND MORTGAGE COMPANY, INC., DUNN, NORTH CAROLINA," according to a plat of the same duly recorded in Book of Plats 27, Page 74, Cumberland County Registry.

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

The Godwin Family Trust  
c/o William Lockett Tally, Trustee  
P.O. Drawer 1660  
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 June 29, 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 \_\_\_\_\_27th\_\_\_\_\_ day of \_\_\_\_\_August\_\_\_\_\_, 2018.

CITY OF FAYETTEVILLE

BY: \_\_\_\_\_  
Mitch Colvin, Mayor

ATTEST:

\_\_\_\_\_  
Pamela Megill, City Clerk