Delivery Via: Certified Mail # 7011 3500 0000 4767 6788

Janice Elliott Cross and spouse, in any

3876 Cottington Drive

Winston Salem, NC 27105

**NOTICE OF FINDINGS OF FACT AND ORDER**

 **BY THE BUILDING CODES ADMINISTRATOR**

**UNDER NC GENERAL STATUTE 153A-369**

RE: Condemned Structure

 Property Address: 277 Ray Road, Spring Lake, Harnett County NC

 PIN Number: 0513-77-3046.000

**TO:** Owners and parties of interest in the property located at, 277 Ray Road, Spring Lake, North Carolina. PIN Number (0513-77-3046.000).

**YOU ARE HEREBY NOTIFIED** that a Hearing before the Building Codes Administrator was conducted in accordance with North Carolina General Statute 153A-368 on February 7, 2019 at 9:00 am regarding the condemned structure as referenced above. At the hearing, the following individuals, owners, persons in interest or their agents or attorneys, were present and participated therein: Preston B. Sutton, Building Codes Administrator and Randy L. Baker, Problem Properties Administrator.

**YOU ARE FURTHER NOTIFIED** that upon further review and examination of the inspection results and the absence of argument or evidence pertaining to the structure, the Building Codes Administrator reached a determination that the above referenced structure is in a condition that constitutes a hazard and renders it dangerous to life, health and other property.

**IT IS THEREFORE ORDERED** pursuant to North Carolina General Statute 153A-369, the owner(s) of the property referenced above are required to remedy the defective conditions by demolishing the structure and properly disposing of all associated debris. The demolition of the structure shall be performed utilizing standard deconstruction practices to include but not limited to asbestos and/or hazardous materials removal techniques. All required applications, notifications and permits related to the demolition of the structure must be obtained prior to initiation of the deconstruction process. The demolition of the above referenced structure shall be completed no later than **April 12, 2019**.

**YOU ARE FURTHER ADVISED** that the property owner(s) may appeal the Order to the Harnett County Board of Commissioners by giving written notice of appeal to the inspector and to the clerk within 10 days following the day the Order is issued. Failure to comply with this Order is a Class 1 misdemeanor and grants Harnett County the ability to initiate any appropriate action or proceeding to prevent, restrain, correct, or abate the violation or to prevent the occupancy of the building involved. If the actions ordered are not completed by the specified date above, the code official will petition the Harnett County Board of Commissioners to adopt an Ordinance directing staff to carry out the demolition and removal of the condemned structure. Harnett County is authorized to impose a lien on the property to recover all costs associated therewith including attorney’s fees and court cost. Harnett County is also authorized to foreclose its lien and recover associated costs if not repaid within 30 days following demolition and removal.

If you have any questions regarding this Order, please do not hesitate to contact the Harnett County Inspections Department or Planning Services at (910) 893-7525.

This the 7th day of February 2019. Preston B. Sutton

Harnett County Building Codes Administrator