

COURTESY NOTICE

December 17, 2008

Glenn Lee Flowers  
PO Box 31  
Newton Grove, NC 28366

RE: Automobile Repair Facility/Junkyard  
Violation #: 08-787  
PIN #: 1515-43-5001.000  
Certified Mail #: 7008 0500 0001 5998 5728

Dear Property Owner:

It has come to the attention of the Harnett County Planning Department that you are the owner of a non-conforming automobile repair facility located off of Longbranch Road in Averasboro Township, Harnett County, North Carolina. I wanted to take the opportunity to advise you that on November 15, 2004 the Zoning Ordinance of Harnett County, North Carolina was amended as it relates to existing non-conforming automobile repair facilities and or junkyards. I have enclosed a copy of this ordinance for your ready reference.

As you can see from the Zoning Ordinance of Harnett County, North Carolina, Article XII, Section 2.0, landowners were granted one (1) year from the effective amended date of the ordinance to bring their property into conformance. In other words, property owners had until November 15, 2005 to bring their property into compliance with the amended ordinance relating to non-conforming junkyards.

It has come to my attention that your property does not conform to the requirements of the Zoning Ordinance of Harnett County, North Carolina. Specifically, you have been operating this facility in direct contravention of the Article XII, Section 2.0 of the Zoning Ordinance of Harnett County, North Carolina.

As we have previously discussed; you will have **thirty (30) days** of the date of this letter to comply with these regulations. If we have not heard from you by then or are unable to come to a resolution of this dispute, we will have no choice but to issue a Notice of Violation for the property pursuant to Article XV, Administration Enforcement and Penalties of the Zoning Ordinance of Harnett County, North Carolina.

Thank you in advance for your anticipated cooperation in this matter. Please contact me at (910) 893-7525 opt 4 when you have complied or if you have any questions or concerns. I look forward to hearing from you in order to come to a reasonable resolution of this dispute.

Sincerely,

Amy D. Driggers  
Zoning Inspector

Enclosures

Cc: Mark Locklear, Manager of Planning Services  
Jennifer J. Slusser, County Staff Attorney

## NOTICE OF VIOLATION

February 25, 2009

Glenn Lee Flowers  
PO Box 31  
Newton Grove, NC 28366

RE: Automobile Repair Facility/Junkyard  
Violation #: 08-787  
PIN #: 1515-43-5001.000  
Certified Mail #: 7008 0500 0001 5998 7548

Dear Property Owner(s),

Please be advised that our research reveals that you are the owner of a junkyard located on the above referenced parcel. This letter is to notify you that this parcel of land is in violation of the Harnett County Zoning Ordinance Article XII, Sections 2.0 and 4.0.

The Harnett County Zoning Ordinance granted owners of existing junkyards one (1) year from the effective amended date of the ordinance, allowing until November 15, 2005, to bring their property into compliance with the amended ordinance relating to non-conforming junkyards. Furthermore, a courtesy notice was mailed on December 17, 2008 which gave 30 days to bring the existing junkyard into compliance prior to being issued a Notice of Violation.

It has been determined that you have not met the regulations set forth in the Harnett County Zoning Ordinance; therefore this parcel remains in violation. In order to reach compliance the following standards must be met:

- The junkyard must be screened from adjacent lots and the road during all seasons of the year by a continuous row of evergreen shrubs, minimum of six feet in height at the time of planting or a solid opaque fence a minimum of six feet in height.
- A setback of ten feet shall be provided on all side and rear property lines and from the edge of the right of way of any public or private road. At no time shall any storage exist within this setback nor shall the existing operational area be expanded, except in conformance with the provisions of this ordinance.
- Vehicles and other materials shall not be stacked higher than the required screening and shall be stored so that all fire apparatuses and equipment can ingress and egress all areas at all times in accordance with State and Federal regulations. If road grade is significantly higher than the required buffer, the said buffer shall be adjusted accordingly to ensure maximum screening.

**COMPLIANCE MUST BE MET NO LATER THAN: MAY 26, 2009**

Should you fail to comply with the Harnett County Zoning Ordinance by the date listed above; Harnett County will have no alternative but pursue legal remedies available to it to insure compliance with or to prevent violations of the Ordinance. Such remedies include the issuance of civil penalties, injunction, order of abatement and/or criminal prosecution. Such remedies are authorized by the North Carolina General Statutes and the Harnett County Zoning Ordinance, Article XV, Section 3.

You have the right to appeal this decision by filing written notice of appeal with the Harnett County Board of Adjustment within thirty (30) days of the issuance of this Notice of Violation. Upon receipt of your notice of appeal and objections, the Board of Adjustment shall schedule a hearing. Beyond the decision of the Board of Adjustment, recourse shall be to the Courts as provided by law.

If you have any questions regarding the issues raised in this letter, please contact Amy Driggers or me at (910) 893-7525. When you have completed the items necessary to bring the property into compliance with the Harnett County Zoning Ordinance as enumerated above, or if you have already brought the property into compliance and are ready for final inspection, please call Ms. Driggers. If we have not heard from you by the date specified above, we will move forward with the remedies available to us pursuant to the Harnett County Zoning Ordinance.

Your prompt attention is greatly appreciated.

Sincerely,

Mark J. Locklear  
Manager of Planning Services/Chief Planner

MJL/add

Cc: Amy D. Driggers, Zoning Inspector  
Jennifer J. Slusser, County Staff Attorney