

3/14/2023

*mailed
& signed
Email*

Final Notice of Violation and Order to Comply

**GARCIA MARIA MENDEZ
3115 INDIANA ST
BAYTOWN, TX 77520**

Type of Delivery: ☒ First Class Mail ☐ Email ☐ Personal Delivery ☐ Property Posted

Violation Location: 30 W TRYON CT
Case Number: CEZO2210-0004

PID #: 01050501 0300 10
Zoning District: RA-20M .26 acres (100%)

TO: Owner and parties of interest in the property referenced above.

YOU ARE HEREBY GIVEN FINAL NOTIFICATION that the property referenced above is in violation of the Harnett County Unified Development Ordinance. The violation is related to Abandoned Manufactured Home.

YOU ARE FURTHER NOTIFIED that records verify that a previous notification was issued by a Harnett County Zoning Official that advised you that the property was in violation. The notification requested that actions be taken to render compliance with the regulations of the Harnett County Unified Development Ordinance. An inspection performed on 3/14/2023 has verified that compliance actions have not been taken and/or completed. The notification also contained information regarding your rights to appeal the notice of violation and the time frame allowed for such appeal. Current records indicate that you have not filed an official appeal with the Board of Adjustment regarding the actions of the Zoning Administrator.

NOW THEREFORE BE ADVISED that this notification shall serve as the **Final Attempt** to gain compliance through voluntary actions on behalf of the property owner. Failure to render compliance by the specified date below shall force the Harnett County Development Services to engage in and impose any and all enforcement actions and penalties upon you including civil actions. Furthermore, in accordance with the Harnett County Unified Development Ordinance, Article XIII Enforcement and Penalties, Section 9.0 Right of Appeal: Any person aggrieved by this notice of violation and order has thirty (30) days to appeal the action of the Zoning Administrator to the Board of Adjustment. Beyond the decision of the Board of Adjustment, recourse shall be to the Courts as provided by law. The application for appeal may be obtained online at www.harnett.org or may be picked up at the Harnett County Development Services building located at 420 McKinney Parkway Lillington, NC 27546. For further information, staff may be reached by phone at (910) 893-7525.

Compliance Action Ordered: Abandoned Manufactured Homes are **PROHIBITED** in all zoning districts within Harnett County. In order to render compliance with this violation, one of the following actions must take place:

1. Properly permitted repairs must be performed on the structure in order to render the structure fit for occupancy. A certificate of occupancy must be obtained in order to verify the necessary repairs have been performed.
2. The abandoned manufactured home must be properly demolished and removed from the property. A demolition permit is required to verify proper demolition and disposal.

Compliance Must Be Rendered By: 5/19/2023

Order Issued By: KYLE HOLDER