

Notice to Abate a Nuisance Public Hearing

The City of Broken Arrow to:

John Stratton
2701 E. Norman Pl.
Broken Arrow, Ok 74014

Reference: ARROW VILL MOB CITY LOT 274 1.00 Lots

Otherwise known as: 2701 E. Norman Pl.

A recent inspection of the property referenced above revealed the existence of conditions which, if not abated, are considered a public nuisance according to the Oklahoma State Statutes and City of Broken Arrow Ordinances cited below.

Dilapidated Structure	Title 11 O.S. 22-111 and 22-112
Structure that violates code	City Nuisance Code 15-1.C.15 and 15-4

The violations listed above must be abated by the following action:

Rehabilitate or demolish dilapidated structure(s) upon this lot. Permits are required for either rehabilitation or demolition. Remove all trash, junk or debris from rehabilitation, demolition or any other activity from this lot.

You are further notified that the above action(s) must be completed on or before the 3rd day of April 2018; or in the alternative, you are directed to appear before the Hearing Officer on the 5th day of April 2018; at 12:00 noon, in the Council Chambers at 220 South First Street, Broken Arrow Oklahoma; to show just cause why the same shall not be abated and that upon your failure to appear the undersigned will take the necessary steps, as directed by City Ordinance, to abate such nuisance(s).

ALL COSTS ASSOCIATED WITH DEMOLITION ABATEMENT WILL BE BILLED TO THE PROPERTY OWNER AND A LIEN MAY BE IMPOSED ON THE PROPERTY TO SECURE PAYMENT.

Calvin Scott, Code Enforcement Officer
918-259-2400 ext. 5339– Office phone

Dated: February 12, 2018

Case # 18-10029764

A copy of this notice has also been sent to the following mortgage holders and/or interested parties:

John Stratton
2702 E. Norman Pl.
Broken Arrow, Oklahoma 74014



ORDER OF ABATEMENT

The City of Broken Arrow To:

John Stratton
2701 E. Norman Pl.
Broken Arrow, Oklahoma 74014

On the 5th day of April, in the year 2018 a hearing was held in the Council Chambers of
City Hall at 220 South 1st Street, Broken Arrow, Oklahoma whereby it was determined
your property described as: ARROW VILL MOB CITY LOT 274 1.00 Lots
And located at the address of: 2701 E Norman Pl, Broken Arrow, Oklahoma 74014 was
found to be in violation on the 5th day of April 2018 of:

**Dilapidated Structure - City Ordinance Section 15-1.C (15) and 15-4
Oklahoma State Statute Title 11 Section 22-111 & 112**

This Order to be abated by:

Rehabilitate the dilapidated and uninhabitable structure(s) or demolish and remove structure(s). Including out building(s) and livestock pen(s). Permits are required for rehabilitation or demolition. If razed, plug the sanitary sewer at the main prior to demolition. Remove all trash, junk or debris resulting from demolition or other cause. Grade smooth to drain.

Said property owner or his agent may appeal to the Council this order of abatement within ten (10) days of the date of this order by filing with the City Clerk a notice of appeal specifying the grounds thereof.

Russell Gale, Hearing Officer

CASE # 18-10029764



See other side of this document for important information.

It has been determined that the above identified property is a public nuisance and as such, requires abatement. Your failure to take the necessary steps to abate the nuisance(s) within 30 days after the hearing date will result in abatement by the City of Broken Arrow.

ALL ABATEMENT COSTS INCURRED BY THE CITY SHALL BE ASSESSED AGAINST THE PROPERTY OWNER AND A LIEN SHALL BE IMPOSED ON THE PROPERTY TO SECURE PAYMENT.

A copy of this notice has also been sent to (if applicable):

None listed