

CERTIFIED MAIL

CITY OF
BROKEN ARROW

Where opportunity lives

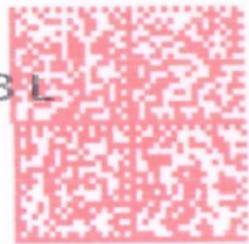
COMMUNITY DEVELOPMENT
P.O. Box 610
Broken Arrow, Oklahoma 74013-0610



9589 0710 5270 2940 0581 55

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FIRST-CLASS MAIL
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01/14/2026 ZIP 74012
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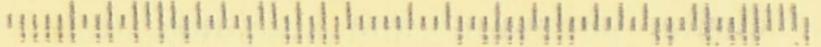
US POSTAGE

DONALD R & MARGRETTE ROYSTON
16513 E 127TH ST S
BROKEN ARROW, OK 74011-4306

NIXIE 731 DE 1 0002/04/26

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 74013061010 *0857-04605-15-16



BC
1-17-26
9400970557034150

UNC

740130610
74011-430610

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Agent

Addressee

B. Received by (*Printed Name*)

C. Date of Delivery

DONALD R & MARGRETTE ROYSTON
16513 E 127TH ST S
BROKEN ARROW, OK 74011-4306

Delivery address different from item 1? Yes
 Enter delivery address below: No

ART - PHCL (DLAP-025047-2025) CODE



9590 9402 8903 4064 2673 02

2. Article Number (*Transfer from service label*)

9589 0710 5270 2940 0581 55

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery

- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

il Restricted Delivery



City of Broken Arrow

PO Box 610
Broken Arrow OK 74013
Phone: (918) 259-2411 Ext. 2399

Case Number: **DLAP-025047-2025**

**Nuisance
Public
Hearing**

Case Type: Dilapidated/Abandoned
Structure(s)

Date Case Established: 10/07/2025

Public Hearing Date: **03/04/2026**

Owner: DONALD R AND MARGRETTE ROYSTON

Mailing Address:

DONALD R AND MARGRETTE ROYSTON
16513 E 127TH ST S
BROKEN ARROW, OK 74011-4306

REVISED

Notice of Violation for the following location:

Address:

16513 E 127TH ST S
BROKEN ARROW, OK 74011

Parcel:

97402740237810

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 Title 11 O.S. 22-111 and 22-112 and City of Broken Arrow City Code cited below.

Additional Information

Subdivision:

Legal Description: PRT NE SW BEG 1680E NWC SW TH E167 S327 W167 N327 POB LESS S25 THEREOF SEC 2 17 14 1.16ACS

Description of Violation:

Violation: IPMC 304.13 Exterior Structure (Windows) - Exterior Structure (Window)
International Property Maintenance Code Section 304.13 Window, skylight and door frames: Every window shall be kept in sound condition, good repair and weather tight.

Corrective Action: Repair or replace windows, skylights, doors and frames as set out in the International Property Maintenance Code Section 304.13.

Compliance Date: 11/05/2025

Violation: 15-1 (c) (15) Dilapidated Structure - Dilapidated Structure
Chapter 15 Section 15-1 (c) (15): Any building, wall, fence or other structure that has been damaged by fire, decay or otherwise, and that is so situated as to endanger the safety of the public, or which are otherwise built, erected or maintained in violation of any ordinance or code.

Corrective Action: Rehabilitate or demolish dilapidated structures upon this lot to include swimming pool. Permits are required for either rehabilitation and/or demolition. Remove all trash, junk or debris from rehabilitation, demolition or any other activity from this lot.

Compliance Date: 11/05/2025

Violation: IPMC 304.1 Exterior Structure (General) - Exterior Structure (General)
International Property Maintenance Code Section 304.1 General: The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.

Corrective Action: Repair exterior structure (house) as set out in the International Property Maintenance Code Section 304.1., including to either rehabilitate or demolition. Rehabilitate or crush and fill the dilapidated swimming pool.

Compliance Date: 11/05/2025

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

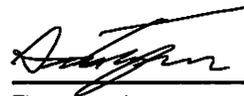
Rehabilitate or demolish dilapidated structure(s) upon this lot. Permits are required for either rehabilitation or demolition. Remove all trash, junk or debris from rehabilitation, demolition or any other activity from this lot.

You are further notified that the above action(s) must be completed on or before the compliance date indicated above; or in the alternative, you are directed to appear before the Hearing Officer on the hearing date indicated at the top right hand corner of this notice; 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

Sincerely,

Aaron Thompson
Code Enforcement Officer



Thompson, Aaron