



**TOWN OF MOREHEAD CITY
ORDINANCE 2020-O-15**

**AN ORDINANCE ORDERING THE CHIEF BUILDING INSPECTOR
TO CAUSE DEMOLITION OF 304 NORTH 15TH STREET
TAX PARCELL # 638618423317000, MOREHEAD CITY, NORTH CAROLINA,
AND REMOVAL OF ALL DEMOLITION DEBRIS,
PURSUANT TO NCGS 160A-426 THROUGH NCGS 160A-432
AND CREATING A LIEN ON THE REAL PROPERTY**

WHEREAS, the Town of Morehead City's Chief Building Inspector, Robert Davis, inspected the residential structure located at 304 North 15th Street, Morehead City, North Carolina, more particularly described as Lot 8, Block 108 as shown on the official map of the Town of Morehead City recorded in Map Book 1, page 137, Carteret County Registry, Carteret County tax parcel #638618423317000.

WHEREAS, Inspector Davis determined that the residential structure to be dilapidated, unsafe and unfit for human habitation and more particularly that the structure is a fire or safety hazard; dangerous to life, health, or property; likely to cause or contribute to blight, disease, vagrancy, or a danger to children; and has the tendency to attract persons intent on criminal activities or other activities which would constitute a public nuisance.

WHEREAS, on January 8, 2020 Inspector Davis caused due and lawful publication and registered mail notice to be served upon Ms. Luvadie T. Prestwood, the tax record owner of the dilapidated structure, of a hearing to be held on January 17, 2020 at 10:00 AM, at the Chief Building Inspector's office located at 706 Arendell Street, Morehead City, NC regarding the dilapidated dwelling.

WHEREAS, the hearing before the Chief Building Inspector was held at the time and place noticed; and

WHEREAS, at the hearing, Mr. Alex Jones appeared before the Chief Building Inspector and testified that the tax registered owner, Ms. Luvadie T. Prestwood, was deceased and that his wife, Ms. Ruby Jones, was Ms. Prestwood's heir, and that he was representing his wife Ruby.

WHEREAS, following the hearing, the Chief Building Inspector determined that the dilapidated dwelling was an unsafe structure and more particularly that the dwelling is in violation of NCGS 160A-426 because it constitutes a fire and safety hazard; is dangerous to life, health, and property; is likely to cause or contribute to blight, disease, vagrancy, and danger to children; and has a tendency to attract persons intent on criminal activities or other activities which would constitute a public nuisance.

WHEREAS, on January 22, 2020, pursuant to NCGS 160A-429, the Chief Building Inspector issued an order to the owners of the dilapidated dwelling that the structure must remain vacant and must be demolished within 60 days of the Order.

WHEREAS, Mr. Alex Jones and Ruby Jones were served with the Order by certified mail, return receipt on January 30, 2020.

WHEREAS, the time for appeal from the order has expired and no appeal has been filed.

WHEREAS, the owners of the dilapidated dwelling have failed to demolish the offending structure as required by the Order.

NOW THEREFORE, IT IS HEREBY ORDAINED by the Town Council of the Town of Morehead City, North Carolina, that the Chief Building Inspector or his agent be authorized and is hereby ordered to forthwith proceed to have the dilapidated dwelling located at 304 North 15th Street, Morehead City, North Carolina, (Lot 8, Block 108; tax parcel # 638618423317000) demolished and that all demolition debris be likewise removed, as provided by the Ordinances of the Town of Morehead City and North Carolina law. A lien for the cost incurred in such demolition, reduced by any amount realized from the sale of any property or materials saved from the demolition, shall be noted by the Tax Collector of Morehead City as a Special Assessment in accordance with North Carolina General Statutes. A copy of this Ordinance shall be forwarded to and recorded by the Registrar of Deeds of Carteret County and a Notice of Lien shall be recorded with the Carteret County Clerk of Superior Court.

This the _____ day of _____, 2020.

Adopted: _____

Effective: _____

TOWN OF MOREHEAD CITY

ATTEST:

Cathy Campbell – Town Clerk

Gerald A. Jones, Mayor

(Town Seal)

**STATE OF NORTH CAROLINA
COUNTY OF CARTERET**

I, _____, a Notary Public, do hereby certify that Cathy Campbell personally came before me this day and, who being by me duly sworn, says and acknowledged that she is Town Clerk of the Town of Morehead City, a North Carolina municipal corporation, that she knows the common seal of said Town and is acquainted with the Mayor of said Town, Mr. Gerald A. Jones, Jr., and that, be authority duly given and as the act of the Town, the foregoing instrument was signed in her presence, in the Town's name by its Mayor, sealed with the Town's seal, and attested by him as the Mayor.

WITNESS my hand and notarial seal, this the ___ day of _____, 2020.

NOTARY PUBLIC

My commission expires: _____

(SEAL