



Uniform Code Citation

CITY OF BERA
Codes & Planning Department
212 Chestnut Street
Berea, KY 40403
(859) 986-8528

January 2, 2024

THE UNDERSIGNED CODE ENFORCEMENT OFFICER OF THE CITY OF BERA CERTIFIES THAT HE/SHE HAS JUST AND REASONABLE GROUNDS TO BELIEVE, AND DOES BELIEVE THAT ON:

Date: January 2, 2024 Time: 10:00 AM

The following person: (Provide identification as may be available)

Owner: POWELL LESTER & DAVID & CARLA REED
Street Address: 100 OLIVER STREET
City, State, Zip: BERA KY 40403-

DID UNLAWFULLY COMMIT THE FOLLOWING OFFENSE:

Ordinance / Code No: BCO 70.200/IPMC 308.1/IPMC 302.4 PROPERTY MAINTENANCE/ACCUMULATION OF RUBBISH OR GARBAGE/NUISANCE WEEDS

Description of Violation: The property is not being maintained in good condition, the roof is in need of repair or replacement, there is noticeable structural rot on the deck and stairs on the side of the property, weeds and grass have been allowed to grow up all around the building and parking lot including a large tree stemming from the center of the building, a large quantity of rubbish and garbage has been piled inside the building and wash bays in rear.

Offense: 1st

NOTICE

Ord. 22.608 APPEALS

(A) Any person affected by a decision, notice, or order, of the Office of Code Enforcement, except for zoning matters, or any person affected by a decision, notice, or order, of a city official or agent who is acting under the applicable building code (except appeals under the Kentucky Building Code, KRS 198B.070), property maintenance code, electrical code, plumbing code, or fire prevention code, shall have the right to appeal to the Code Enforcement Board by filing a written notice of appeal with the City Clerk within fourteen (14) days after the decision, notice, or order was served or made effective. The filing fees for a Notice of Appeal shall be twenty-five dollars (\$25.00) and shall be paid upon filing the Notice of Appeal. The Administrative Assistant of the Codes and Planning Department shall be the records custodian and administrator of all appeals to the Code Enforcement Board.

Ord. 22.609 FINE SCHEDULE

In all matters brought before the Code Enforcement Board for hearing, the board, upon a finding that a violation has been committed, shall impose a fine of one hundred dollars (\$100.00) for a first violation, three hundred dollars (\$300.00) for a second violation, and five hundred dollars (\$500.00) for a third and each succeeding violation; provided, however, that the board may waive all or any portion of a penalty for an uncontested violation, if in its discretion, the board determines that such waiver will promote compliance with the ordinance in issue. Each day during which the violation at issue continues in existence shall constitute a separate violation. When a violation concerns the condition of a tract of real property or of a structure thereon, any assessed fine remaining unpaid sixty (60) days after a final decision shall be added to the City ad valorem tax bill pertaining to the property, and shall bear interest and penalties as applicable to delinquent ad valorem property taxes, and shall constitute a lien on the property the same as for ad valorem property taxes.

A Code Enforcement Board Hearing will be scheduled to consider abatement of the violation and .

Respectfully,
Bryan Maniscalco
Code Enforcement Officer