

**Lexington Fayette Urban County Government**  
**Administrative Hearing Board Finding of Fact Form and Final Order**

Date of Hearing: 06/14/2017

Hearing Officer: MATT BOYD

Case number: 16113621-3

Address: 3621 RIVER PARK DR.

**Conclusions of Law**

The civil penalty is:

Upheld

Dismissed

Other

Notes: \_\_\_\_\_  
\_\_\_\_\_

**Civil Penalty Assessed**

1) Appellant is assessed a civil penalty of \$ \_\_\_\_\_. Failure to make payment on this civil penalty within 30 days of the issuance of this ruling may result in the placement of lien against the indicated property.

**Civil Penalty held in abeyance**

2) Appellant is granted 180 days from service of notice of this Order within which to remedy the violations to avoid the assessment of a civil penalty of \$ 100. The appellant shall contact the Case Officer and request a conformation inspection to ensure compliance has been gained on or before the above indicated date as well. Notes: to correct all  
violations

**Civil Penalty assessed in part with remaining balance held in abeyance**

3) Appellant is assessed a civil penalty of \$ \_\_\_\_\_, and is ordered to remedy the violation within \_\_\_\_\_ days from service of this Order, and in the event he/she fails to do so, an additional amount of \$ \_\_\_\_\_ will be assessed, and the Lexington-Fayette County Government will abate (when applicable) the nuisance, at the expense of the Appellant.

Notes: \_\_\_\_\_  
\_\_\_\_\_

**\*\*Notice: Has indicated in Kentucky Revised Statue 65.8831, any appeal of this order must be made to the Fayette District Court within thirty (30) days from the date this order is issued.**

MWR  
Hearing Officer's Signature

6/14/12  
Date

N/A Supplementary Page  
Completed





**DIVISION OF CODE ENFORCEMENT**  
**Issuance of Citation (Housing Violation)**

GEORGE THOMAS DOTY  
3345 BOSTON RD  
LEXINGTON, KY 40503

Date & Time of Issuance: 4/14/17 2:35 PM  
Compliance Due Date: 5/14/17  
Case Number: 16113621-3

RE: Property: 3621 RIVER PARK DR, Lexington, KY.

On 1/31/17, the above referenced property was placed under a Notice of Violation regarding required repairs or corrections pursuant to Chapter 12 of the Lexington-Fayette Urban County Government Code of Ordinances.

On 4/14/17 at 2:35 (am/pm) conducted a re-inspection of the property and found that not all of the cited repairs/corrections have been completed. The purpose of this document is to formally notify you that due to the continued non-compliance and the presence of # 4 violations on the property during the above indicated "Date of Issuance", you are being issued a citation. As established in Chapter 12-1 of the Code of Ordinances you have been issued a citation in the amount of \$ 100 .00. Our records indicate you have received # 1 citation(s) in this case.

The property owner may file a written appeal of this action, but must do so within 7 days of the above listed "Date of Issuance". Appeals, which should indicate why the citation should be dismissed, may be filed via U.S. Mail or by delivering the request to: Division of Code Enforcement, C/O Secretary of Administrative Hearing Board, 101 East Vine Street, Suite 500, Lexington, KY 40507, or by faxing the appeal request to (859-425-2274)—No emails. Failure to appeal this citation within the indicated time shall result in the determination the property owner has waived their right to appeal, the violations were present on the property, and the issuance of the citation was proper.

If this citation is not paid within 14 days of its issuance and it is not on appeal, a Notice of Lien Claimed may be filed. If a Notice of Lien is filed, then the property owner will be responsible for all fees and administrative costs associated with the lien as well. All payments related to citations or liens should be made to the Lexington-Fayette Urban County Government and mailed or delivered to the Lexington-Fayette Urban County Government, Division of Revenue, 2<sup>nd</sup> Floor, 200 East Main Street, Lexington, Kentucky 40507. Please include a copy of this citation and/or documents clearly identifying the referenced property and this citation with the payment to ensure proper credit occurs.

Please note that as outlined in Chapter 12-1 of the Code of Ordinances, if the cited repairs are not completed and the property is not brought into compliance before the above indicated "Compliance Due Date", additional penalties ranging between \$100.00 and \$2,000.00 may be assessed. Please take immediate steps to correct these violations to ensure no additional citations or liens are issued.

Please contact me if you have any questions or concerns regarding this citation. If you do not receive a response from me within 36 Hours of calling/emailing, please call our office and ask to speak to my supervisor.

Tom Brooks  
Code Enforcement Officer

(859) 576-3835  
Phone Number

H Brooks  
Email Address @Lexingtonky.gov

**ENTERED**

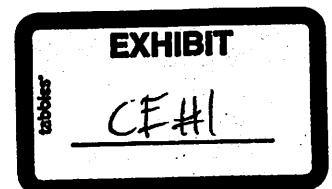
APR 18 2017

# 3621 River Park Dr

6/14/17

1/25/17	Initial inspection
1/31/17	Initial notice
4/14/17	\$100.00 civil penalty
4/18/17	Appealed \$100.00 civil penalty
6/14/17	Appeal hearing pictures taken
6/14/17	Appeal hearing

Repairs are incomplete.



*Notice Order - Owner*

*Case:* 16113621-3

*InspectionDate:* 01/25/2017

**THE FOLLOWING CODE DEFICIENCIES MUST BE CORRECTED WITHIN THE TIME(S) SHOWN:**

Order: R3

**CORRECT CITED ROUTINE VIOLATIONS WITHIN SIXTY (60) DAYS.**

**Code:** 1101      **References:** 102.5

ALL REPAIRS, CORRECTIONS, MAINTENANCE WORK, ALTERATIONS, OR INSTALLATIONS REQUIRED TO CORRECT CODE VIOLATIONS SHALL BE DONE IN AN ACCEPTABLE, WORKMANLIKE MANNER.

**Code:** 2104      **References:** 303.5

SECURE ALL FOUNDATION OPENINGS BY REPLACING MISSING MASONRY, SKIRTING, OR VENTS.

**Code:** 2501      **References:** 303.8

REPAIR OR REPLACE ALL ROTTED, DAMAGED, OR MISSING WOOD ON THE CORNICE. TO MATCH THE EXISTING CORNICE.

**Code:** 2503      **References:** 303.1 & 303.2

PREPARE AND PAINT THE CORNICE TRIM.

**Code:** 2912      **References:** 302.3

MAINTAIN THE DRIVEWAY AND PARKING AREAS FREE OF POTHOLES, BREAKS, OR OTHER DAMAGE. REPAVE OR REGRAVEL IF NECESSARY.



# FAYETTE COUNTY, KENTUCKY

Property Valuation Administrator  
David O'Neill, PVA

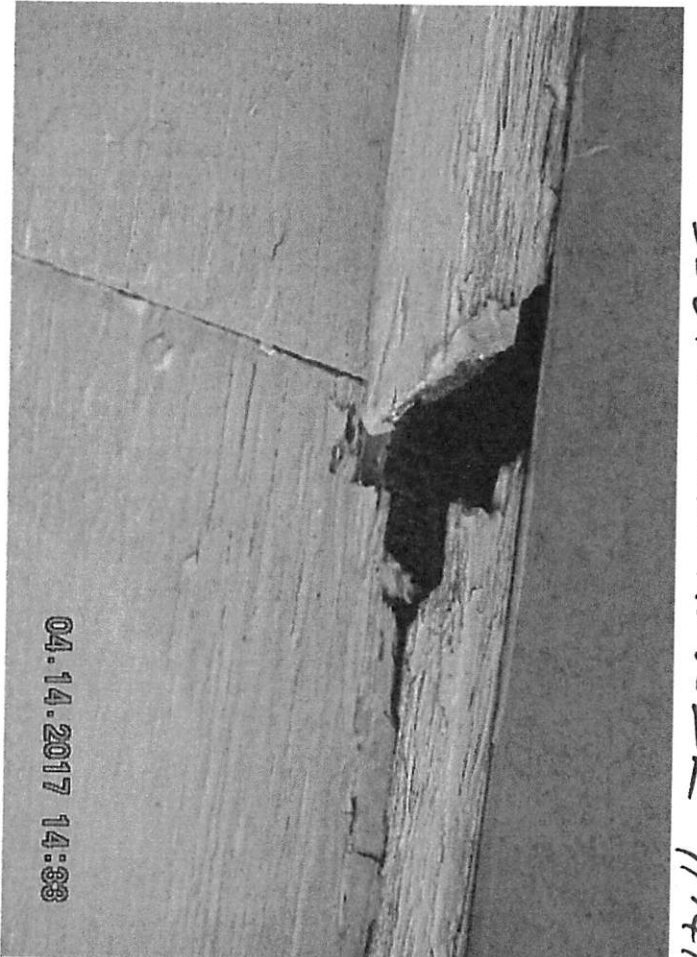
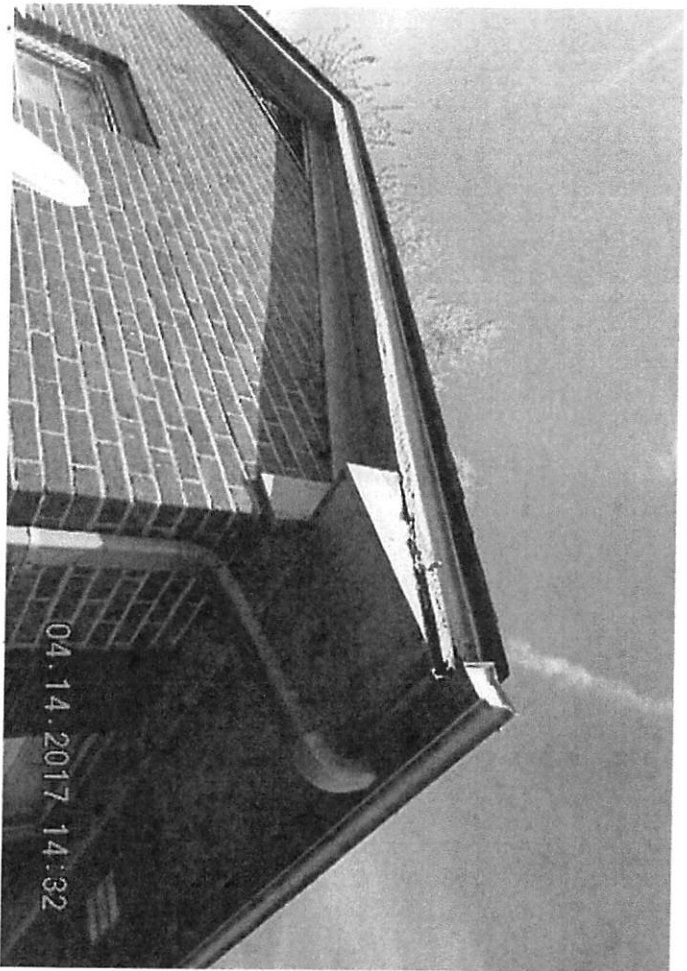
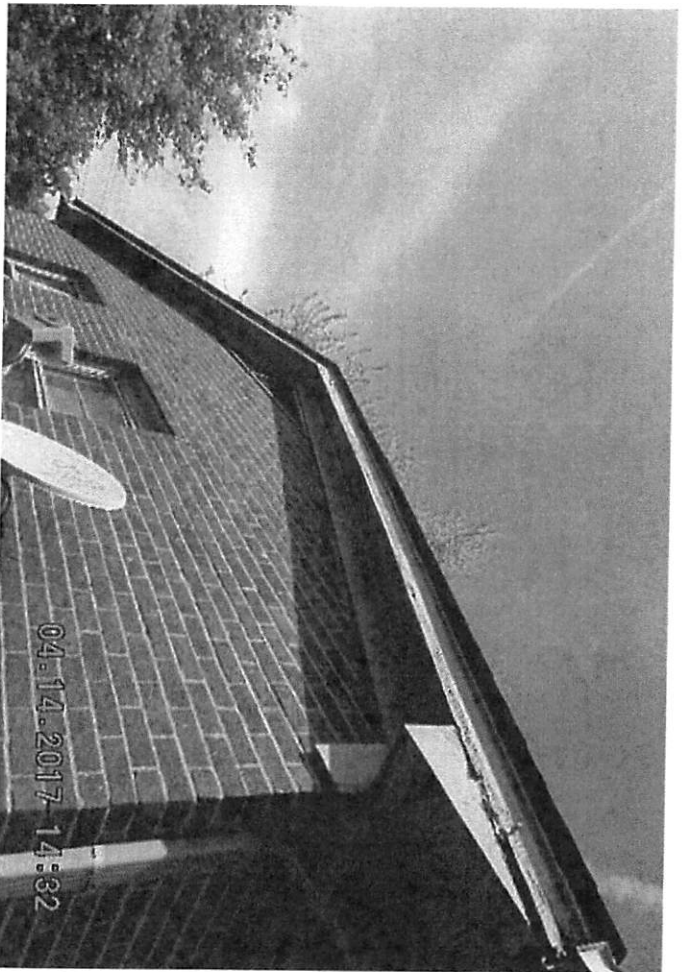
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Owner and Parcel Information			
Owner Name	DOTY GEORGE THOMAS	January 1, 2017 Owner	DOTY GEORGE THOMAS
Mailing Address	3345 BOSTON RD LEXINGTON, KY 40503	Parcel Number	11135250
Location Address	3621 RIVER PARK DR LEXINGTON, KY 40517	Tax District	District 1
Legal Description	LOT 19	2016 Tax Rate	1.2179
Property Class	R-Residential	Acres	0.2222
PVA Neighborhood	068-MELODY VILLAGE & RIVER PARK	Parcel Map	<a href="#">Show Parcel Map</a>
Land Use Code	510-R - SINGLE FAMILY DWELLING, PLATTED LOT	ND-1 Zone	
USA/RSA Map	57	Overlay	
Map Block	034	PDR	
Lot	19	Map Scale	200
Subdivision		Block	D
Deeded Acres	0.2222	LFUCG Zoning	R-1C-SINGLE FAMILY RESIDENTIAL
Cabinet/Slide		Deeded Sqft	9,680
		Frontage / Out Of	70 /

Assessment Information		Historical Assessments		2017 Assessment Notice	
Year	Fair Cash Value	Agricultural Value Land	Agricultural Value Total	Exempt	Taxable Value
2017	\$ 97,800	\$ 0	\$ 0	\$ 0	\$ 97,800

Improvement Information								
Card	Stories	Exterior Wall	Style	Year Built	Res Sq Ft	Basement	Total Bsmt Sqft	Finished Bsmt Sqft
1	1	BRICK	Single Family	1966	1,222	NONE		
Garage Sqft	Garage Type	Total Rooms	Bedrooms	Full Bath/Half Bath	Attic	Additional Fixtures	Heating System	Heat
360	DETACHED GARAGE	0	0	1/1	NONE	3	HOT AIR	CENTRAL WITH A/C
Total Fixtures	Masonry Fireplaces	Heating Fuel Type	Pre Fab Fireplace	Split Level/Foyer	Miscellaneous Feature	Miscellaneous Feature	2	
8		GAS						

<a href="#">Building Sketch</a> <a href="#">Enlarge Sketch</a>	<a href="#">Building Photo Preview</a> <a href="#">Enlarge/Show</a>

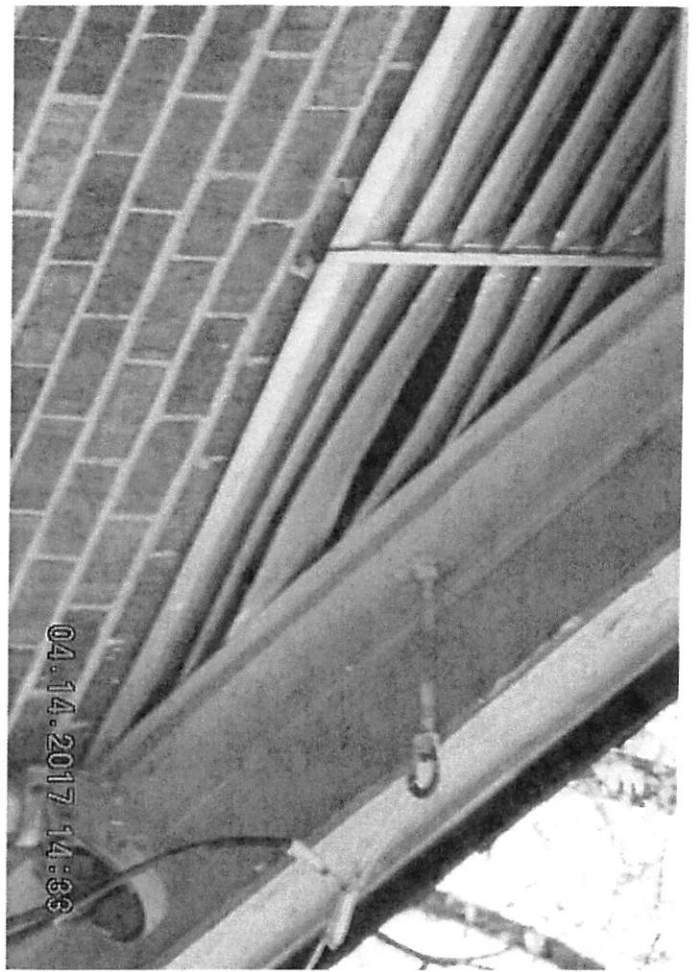


3601 River Park Dr 4/14/17





04.14.2017 14:33



04.14.2017 14:33



04.14.2017 14:33



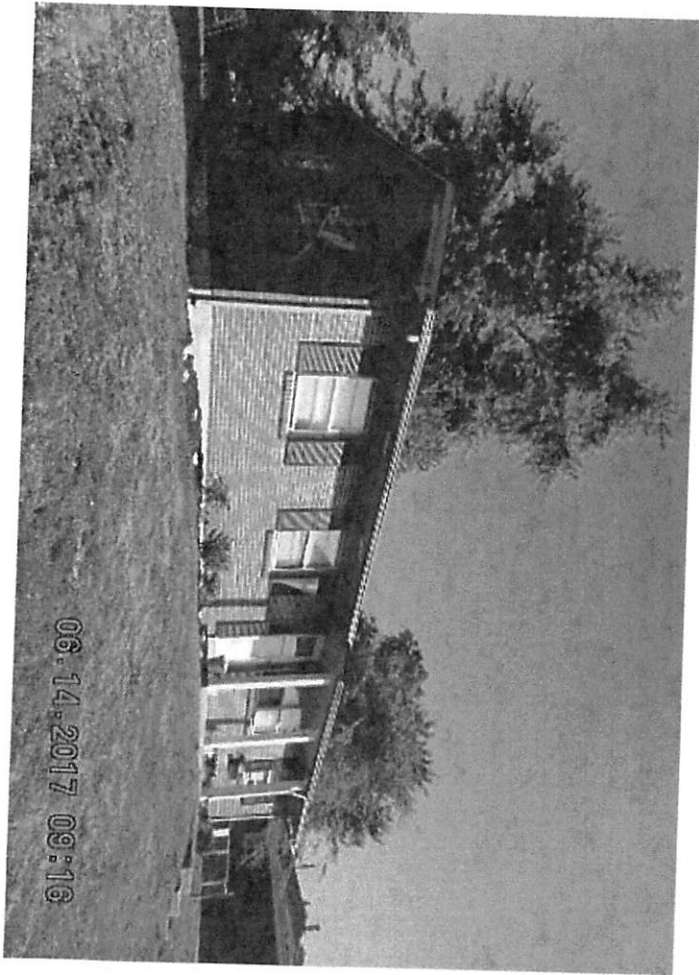
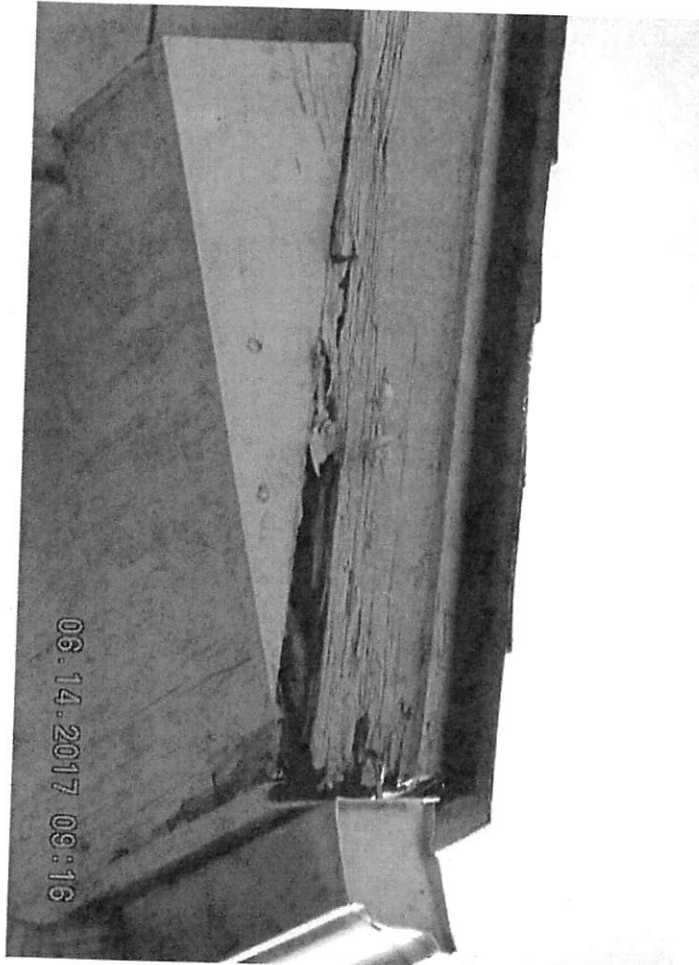
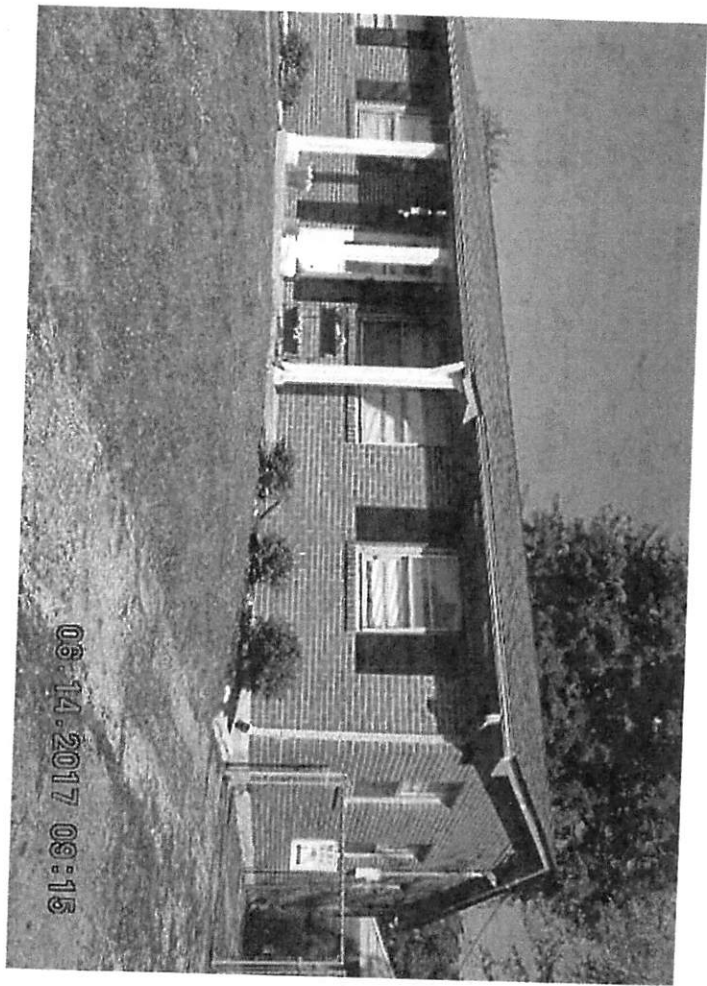
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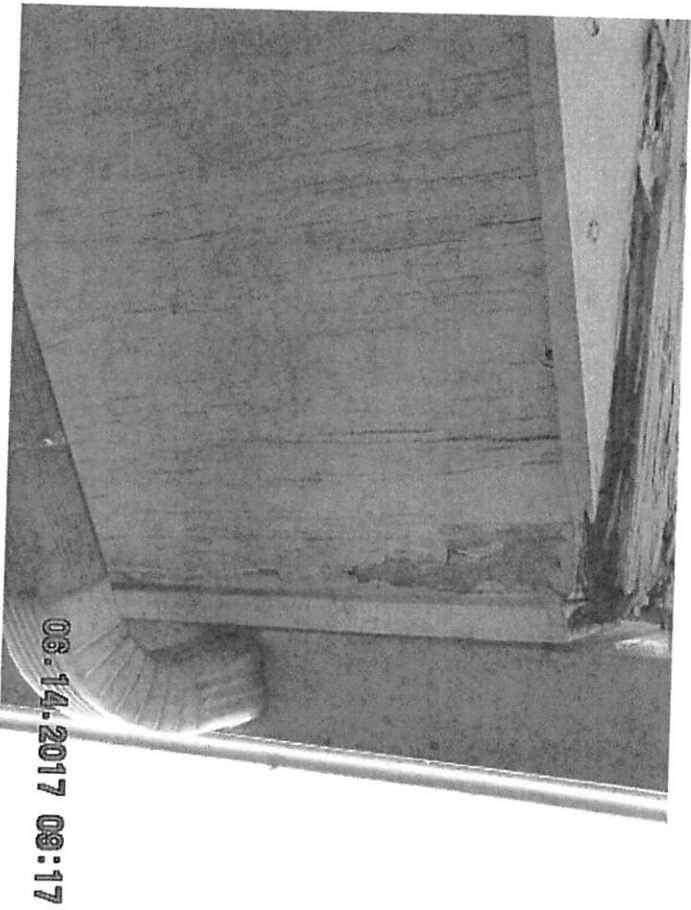
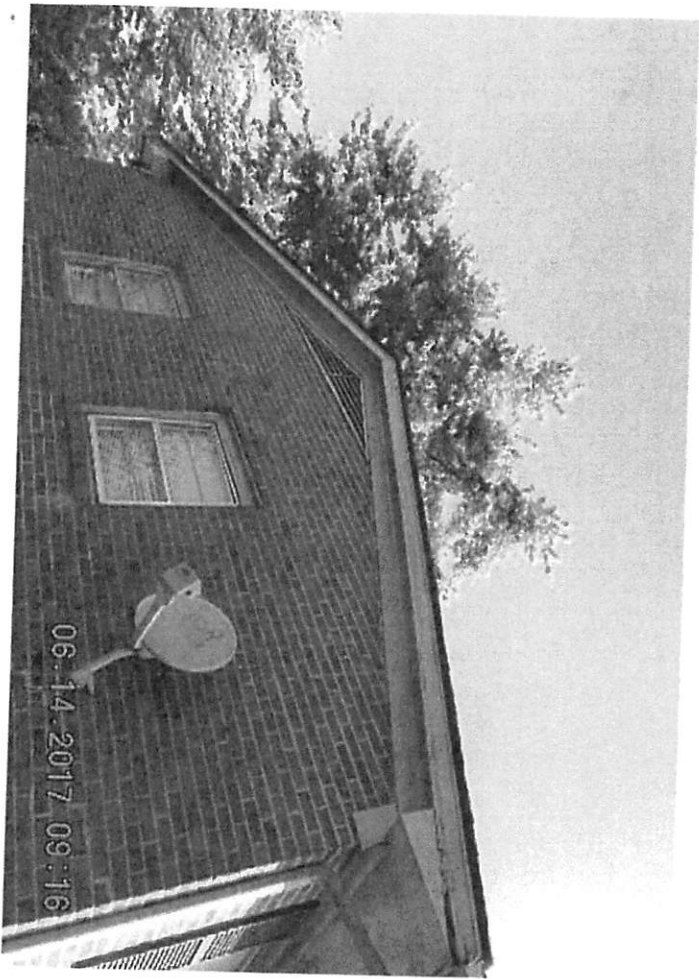


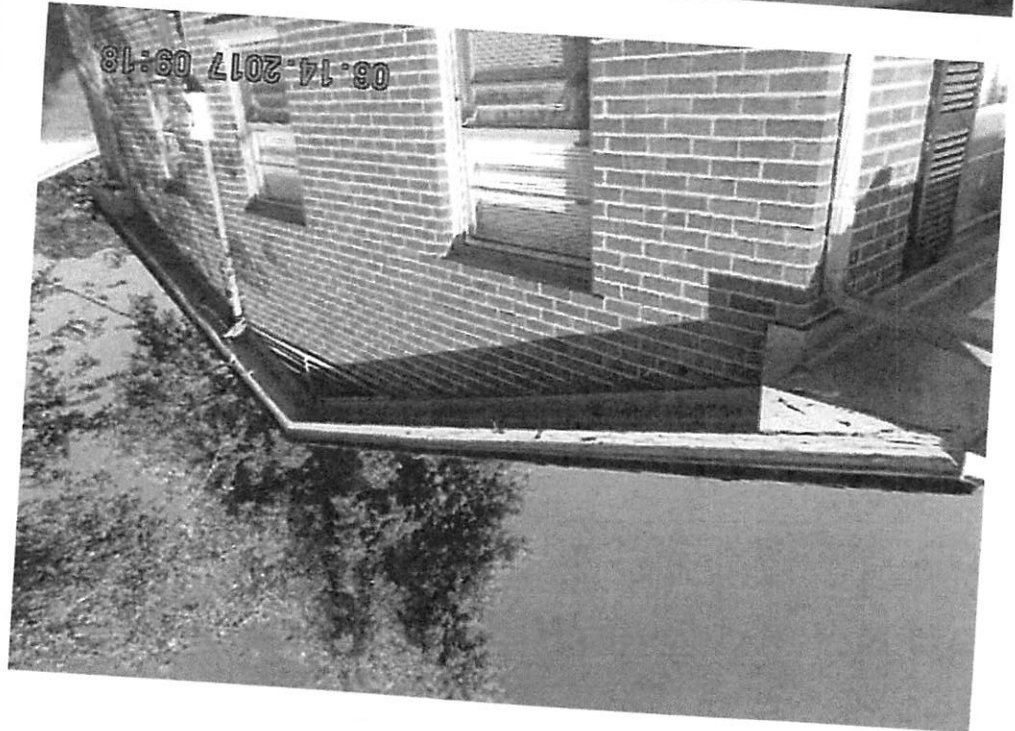
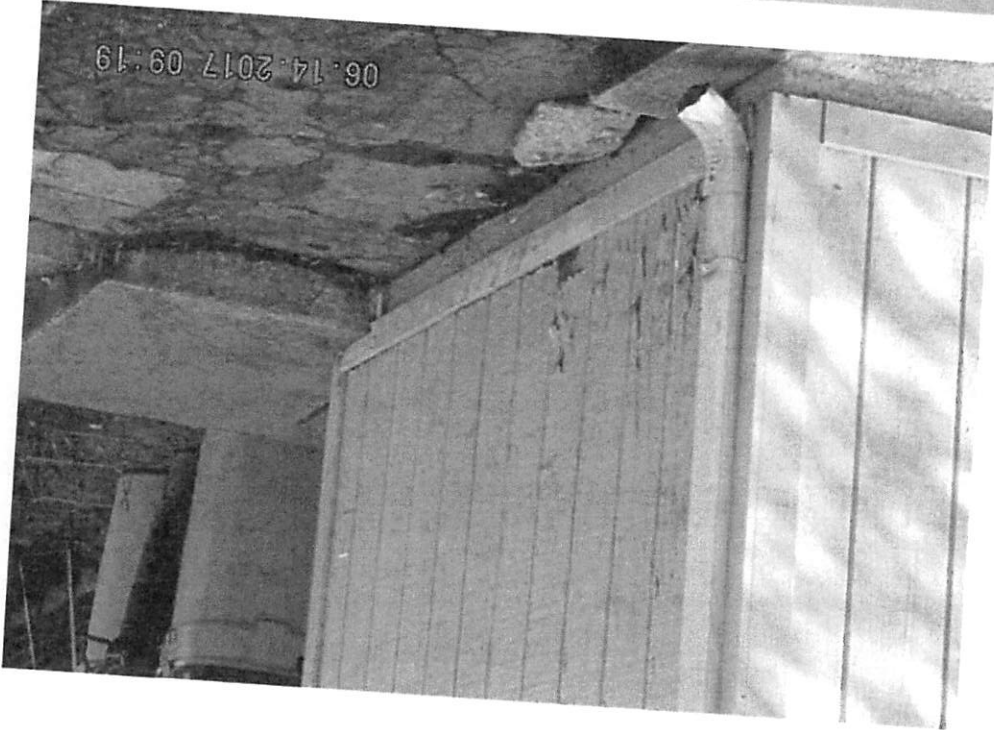
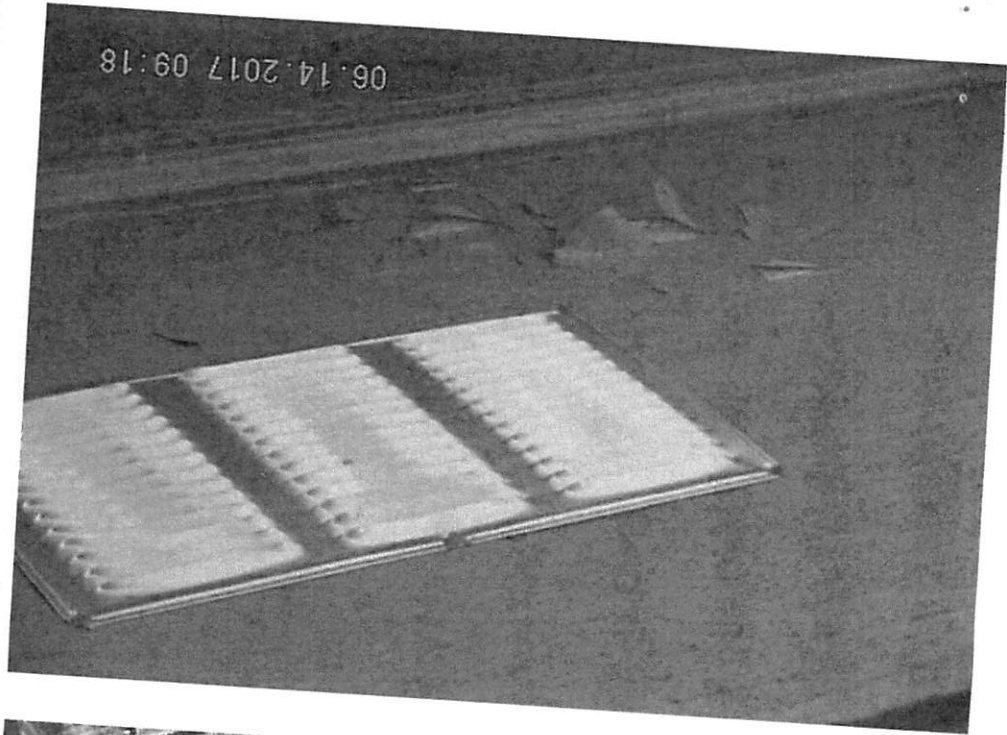


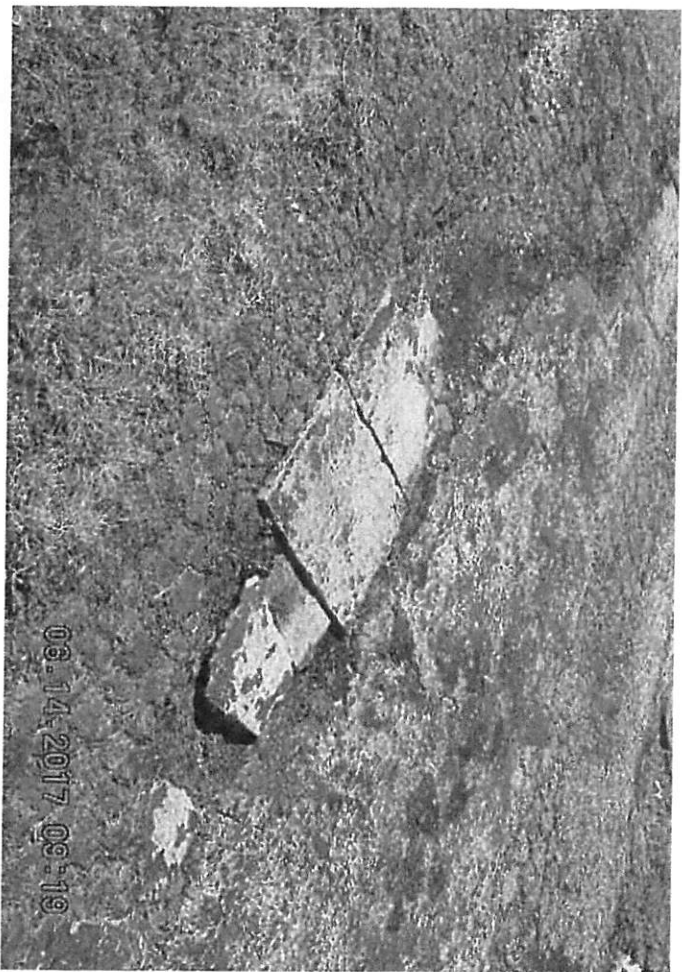


3621 River Park Dr

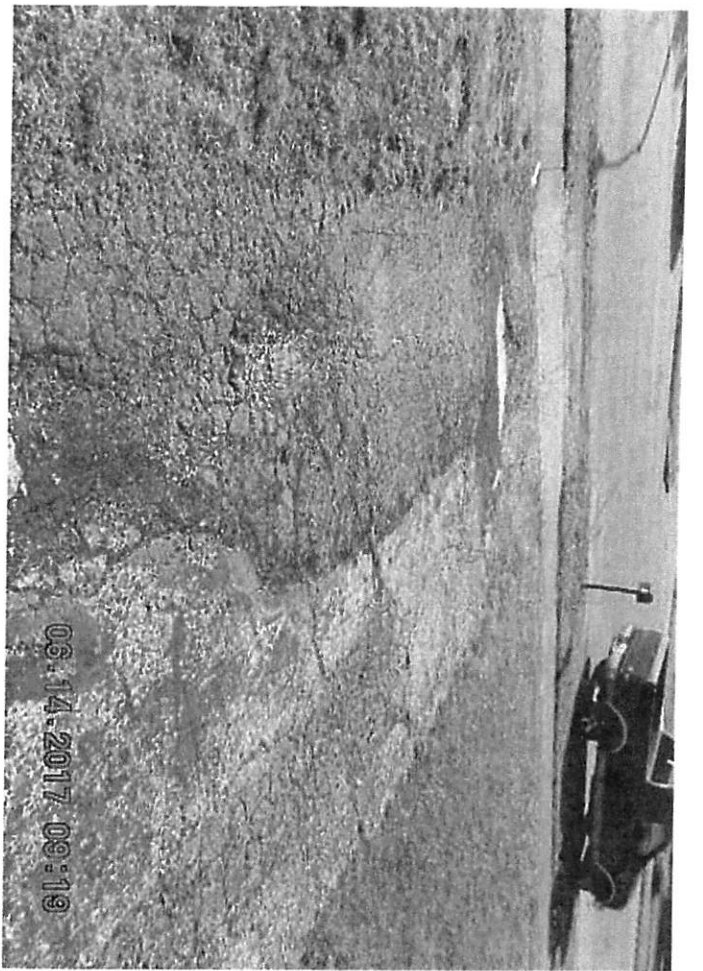








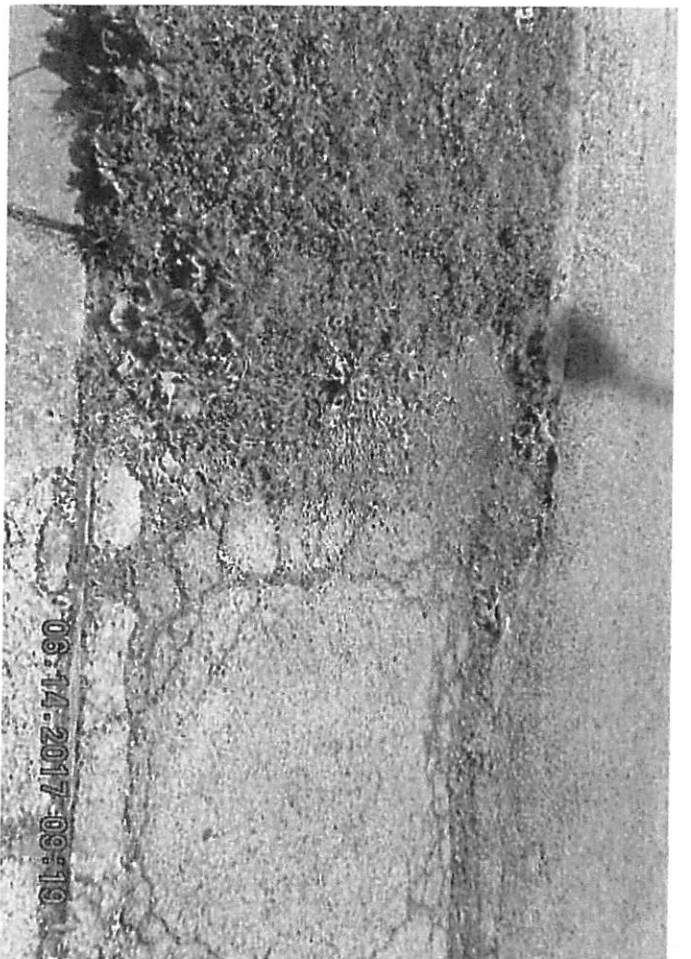
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