

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

Date of Hearing: 11/08/2023

Hearing Officer: JOE BUCKLES

Case number: 1063631

Address: 204 S. HANOVER AVE.

Owner: BETTY SHEEHAN GORMLEY

Present/Not Present

Person Representing Property Owner: Betty Gormley,

Jim Gormley son present

Legal Standing: owner

Issuance Date of Notice: 09/15/2023

Case Officer: STEVE GAHAFFER

☐ Housing with \$ _____ Civil Penalty Amount

☐ Nuisance with \$ _____ Civil Penalty Amount

☐ Sidewalk with \$ _____ Civil Penalty Amount

☐ Emergency Abatement _____ ☐ Nuisance ☒ Housing

☒ Other: Notice of Foreclosure Violation \$ _____ Civil Penalty Amount

Findings of Fact:

X Appellant owns the subject property. Notice was properly served on Appellant and notice of appeal was timely filed.

_____ A violation(s) of the Ordinance was not committed. To Wit: _____

X A violation(s) of the Ordinance was committed. To Wit: _____

junked vehicles in driveway, indoor furniture outside,

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Date of Hearing: 11/08/2023

Hearing Officer: JOE BUCKLES

Case number: 1023902

Address: 508 SOUTHBEND DR.

Conclusions of Law

The ~~civil~~ penalty is: held in abeyance Upheld Dismissed Other

Notes: Remove 2 vehicles and clear driveway prior to 12/8/2023 and have reinspection. If not completed Code will abate.

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 until _____ within which to remedy the violations to avoid the assessment of a civil penalty of \$ _____. The appellant shall contact the Case Officer and request a confirmation inspection to ensure compliance has been gained on or before the above indicated date as well. Notes: _____

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 by _____, 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: As 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.**


Hearing Officer's Signature

11/8/2023
Date



DIVISION OF CODE ENFORCEMENT

Notice of Foreclosure Violation

GORMLEY BETTY SHEEHAN
204 S HANOVER AVE
LEXINGTON, KY 40502-1810

Date & Time of Issuance: September 15, 2023, at
 10:06 AM
Compliance Due Date: September 22, 2023
Case Number: 1063631

RE: 204 S HANOVER AVE, Lexington, KY 40502

An inspection was made of the above-referenced property on September 15, 2023 at 10:06 AM, and, pursuant to Chapter 12-2 of the Lexington-Fayette Urban County Government Code of Ordinances the below indicated violation(s) was located that must to be corrected/abated before the listed "Compliance Due Date".

Please review the second page of this document to obtain details regarding the payment or appeal of this notice.

| | Violation | Code | References |
|---|---|--|---------------------------------------|
| 1 | Rubbish, garbage, debris, ashes, trash or waste | 2021Nuisance 001 Trash/Debris | Chapter 12-2 Code of Ordinances |
| 2 | High weeds/grass (not to exceed 10" in height) | 2021Nuisance 002 Tall Grass/Weeds | Chapter 12-2 Code of Ordinances |
| 3 | Indoor furniture/appliances not designed or manufactured for outside but is located outside | 2021Nuisance 003 IFO/Indoor Furniture | Chapter 12-2 Code of Ordinances |
| 4 | Junked, wrecked, non-licensed, improperly licensed or inoperative vehicle(s) or machines(s) | 2021Nuisance 004 Junked/Inopera ble Vehicle | Chapter 12-2 Code of Ordinances |

Inspection Comments:

Please mow the grass remove/repair the inoperable vehicles on the property, remove all the indoor furniture from outside of the property and remove any other trash and debris. Thanks Steve

Please contact me if you have any questions or concerns regarding this notice/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.



MAYOR LINDA GORTON



LEXINGTON

ALEX "CASH" OLSZOWY
DIRECTOR
CODE ENFORCEMENT

Steve Gahafer
Foreclosure Specialist

Phone
(859) 576-3851

E-Mail Address
sgahafer@lexingtonky.gov





How to Appeal a Foreclosure Notice

A Notice of Foreclosure Violation is appealable.

If a notice has been issued, the property owner may file a written appeal of this notice. The property owner must do so within 7 days of the listed "Issuance Date". Appeals 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 will be accepted. Failure to appeal this invoice 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 notice was proper. If a notice, which is not on appeal, and/or invoiced abatement costs are not paid within 14 days following its issuance, a Notice of Lien Claimed may be recorded in the Office of the Fayette County Clerk against the property.

