

## **CODE ENFORCEMENT BOARD**

## **FINAL ORDER**

### **DEFAULT JUDGMENT**

#### **Issued to:**

SCHRIBER COLE E  
227 S LINCOLN AVE  
HENDERSON KY 42420

**Citation No:** 2019-00000210  
**Date of Issuance:** 5/15/2019

**Physical Address of Property:** 227 LINCOLN AVE , HENDERSON, KY 42420

**Date Violation Noted:** 05/15/2019

On the date violation was noted, the property at 227 LINCOLN AVE , HENDERSON, KY 42420. was determined by Liz Long, Code Enforcement Officer, to be in violation of the following section(s) of the International Property Maintenance Code as adopted by the City of Henderson and/or the following section(s) of the Code of Ordinances of the City of Henderson.

#### **Violation(s):**

<b>Section Code</b>	<b>Code Title</b>	<b>Full Description</b>
15-1	Clutter	No resident shall allow materials, described as "clutter," to be stored on their property. The City of Henderson defines "clutter" as any of the following: an accumulation of new or salvaged construction materials, salvaged metal, aluminum, plastic products, wooden or plastic pallets, tools (working or nonworking), auto parts, furniture (in disrepair), appliances, televisions, broken toys, inoperable lawn mowers, motorcycles or all terrain vehicles, shopping carts, bicycles in disrepair or scattered around on the subject property, or any other like materials accumulated in a disorderly, unsightly manner.
302.1	Exterior property sanitation	Exterior property and premises shall be maintained in a clean, safe and sanitary condition. The occupant shall keep that part of the exterior property that such occupant occupies or controls in a clean and sanitary condition.
304.9	Overhang extensions	Overhang extensions including, but not limited to, canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition.
302.5	Rodent harborage (exterior property)	Structures and exterior property shall be kept free from rodent harborage and infestation. Where rodents are found, they shall be promptly exterminated by approved processes that will not be injurious to human health.
304.7	Roofs and drainage	The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
308.1	Rubbish or garbage	Exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
301.3	Vacant structures	Vacant structures and premises thereof or vacant land shall be maintained in a clean, safe, secure and sanitary condition as provided herein so as not to

	and land	cause a blighting problem or adversely affect the public health or safety.
302.4	Weeds	Premises and exterior property shall be maintained free from weeds or plant growth in excess of ten (10) inches. Noxious weeds shall be prohibited.

**Facts Constituting the Offense:**

There is clutter, trash, rubbish, full water buckets, construction material, wood piles, broken windows, etc. in the yard. The property and premises is not clean, safe or sanitary. This unsanitary and cluttered condition is a rodent and infestation harborage. The grass exceeds 1'-2' tall. The property is vacant and not maintained to be safe, clean, secure or sanitary. The guttering, roof drains, and downspouts are in disrepair. The soffit is exposed to the elements, the wood is exposed and in disrepair. The roof overhang, guttering, and soffit are in disrepair .

**Number of Offense:**

FIRST OFFENSE

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**CODE ENFORCEMENT BOARD HEARING**

**Hearing Date:** 6/24/2019

**Citation Contested:**  Yes  No

**Ruling:**

Default Judgment, Amount of fine: \$260.00

**Conditions placed by Board:** N/A

  
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Chairperson's Signature

6/24/2019  
Date