



### **NOTICE OF VIOLATION AND ORDER TO ABATE**

Dear Responsible Party,

You own, occupy, or otherwise are responsible for a nuisance existing on the property described herein ("Property"). A nuisance exists on your property in violation of the Valdez Municipal Code ("VMC") that must be abated in accordance with this Notice and Order.

Location of Violation: \_\_\_\_\_

Lot: \_\_\_\_\_ Block: \_\_\_\_\_ Subdivision: \_\_\_\_\_

Case No. \_\_\_\_\_ Date Issued: \_\_\_\_\_

#### **NOTICE**

Notice has been distributed to the following responsible parties:

<b>Property Owner</b>	<b>Occupant or Operator</b>	<b>Other</b>
Name: _____	Name: _____	Name: _____
Address: _____ _____ _____	Address: _____ _____ _____	Address: _____ _____ _____

#### **DESCRIPTION OF PUBLIC NUISANCE**

The Abatement Official for this matter has determined that the following section of the VMC have been violated and constitute a nuisance:

Violation	Code Section Violated	Violation Description
1	VMC	
2	VMC	
3	VMC	

### **CORRECTIVE ACTION REQUIRED**

The following actions are required to correct these violations within the specified periods:

<b>Violation</b>	<b>Abatement Action</b>	<b>Compliance Deadline</b>
1		
2		
3		

### **OPPORTUNITY TO APPEAL**

Any person having record title or legal interests in the property may appeal from the notice and order by filing with the city clerk within fifteen days from the date of service of this Notice and Order. An appeal must be in writing and in accordance with the appeal procedure as provided in VMC 8.20.200. Failure to appeal will constitute a waiver of all right to administrative hearing and determination of the order; and will result in the abatement official proceeding with available remedies. After appeal, the responsible party shall commence work to abate the nuisance within fifteen days from the date of a decision upholding the abatement action (unless such abatement will materially affect a building or structure permanently attached to real property, in which case thirty days shall be allowed).

**THE CITY'S GOAL IS VOLUNTARY COMPLIANCE AND MAY AT ITS DISCRETION EXECUTE VOLUNTARY COMPLIANCE AGREEMENTS. THIS NOTICE WILL SERVE AS FINAL NOTICE AND ORDER OF ABATEMENT. IF CORRECTIVE ACTION (AS OUTLINED IN THE FOLLOWING STATEMENT OF ACTION) IS NOT COMPLETED BY THE DATES SET FORTH HEREIN THE CITY OF VALDEZ WILL CAUSE THE ABATEMENT WORK TO BE DONE AND CHARGE THE COST THEREOF AGAINST YOU AND/OR OBTAIN AN INJUNCTION COMPELLING YOU TO ABATE THE PUBLIC NUISANCE. ADDITIONALLY, AS PROVIDED BY THE VMC THE CITY OF VALDEZ WILL BEGIN ASSESSING ALLOWABLE FINES. PLEASE BE ADVISED, THE CITY MAY IMPOSE A SEPARATE FINE UP TO \$500 FOR EACH DAY A VIOLATION OCCURS. ALL COSTS, INCLUDING FINES, COURT FEES AND LEGAL EXPENSES, ASSOCIATED WITH THIS ABATEMENT WILL BE PLACED AS A LIEN ON THE PROPERTY OR WILL BE MADE A PERSONAL OBLIGATION TO YOU.**

Questions, comments, and inquiries regarding voluntary compliance may be directed to

Dan Plaster Code Enforcement Officer Valdez Police Department

Phone- 907-835-4560 email- [dplaster@pd.valdezak.gov](mailto:dplaster@pd.valdezak.gov)

Sincerely,

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