

CITY OF FOLEY ENVIRONMENTAL DEPARTMENT

COMPLAINT FORM

REINSPECTION DUE: 10/21/20

DATE: 10/05/20

REINSPECTION DONE:

COMPLAINANT:		COMPLAINT INFORMATION:	
NAME:		ADDRESS/LOCATION: 311 W Marigold Ave	
PHONE:		COMPLAINT: High Grass	
ADDRESS:			
INCIDENT # ENV20-0053		COMPLAINT TYPE:	
PROPERTY PIN# 27207		☐ BUILDING NUISANCE	☒ WEED ABATEMENT
		☐ CONSTRUCTION	☐ PUBLIC NUISANCE
		☐ TRACKING	☐ OTHER

INSPECTION FINDINGS:	VIOLATION OF ORDINANCE#:
tall grass	
No change 10/21/20	

ACTION:

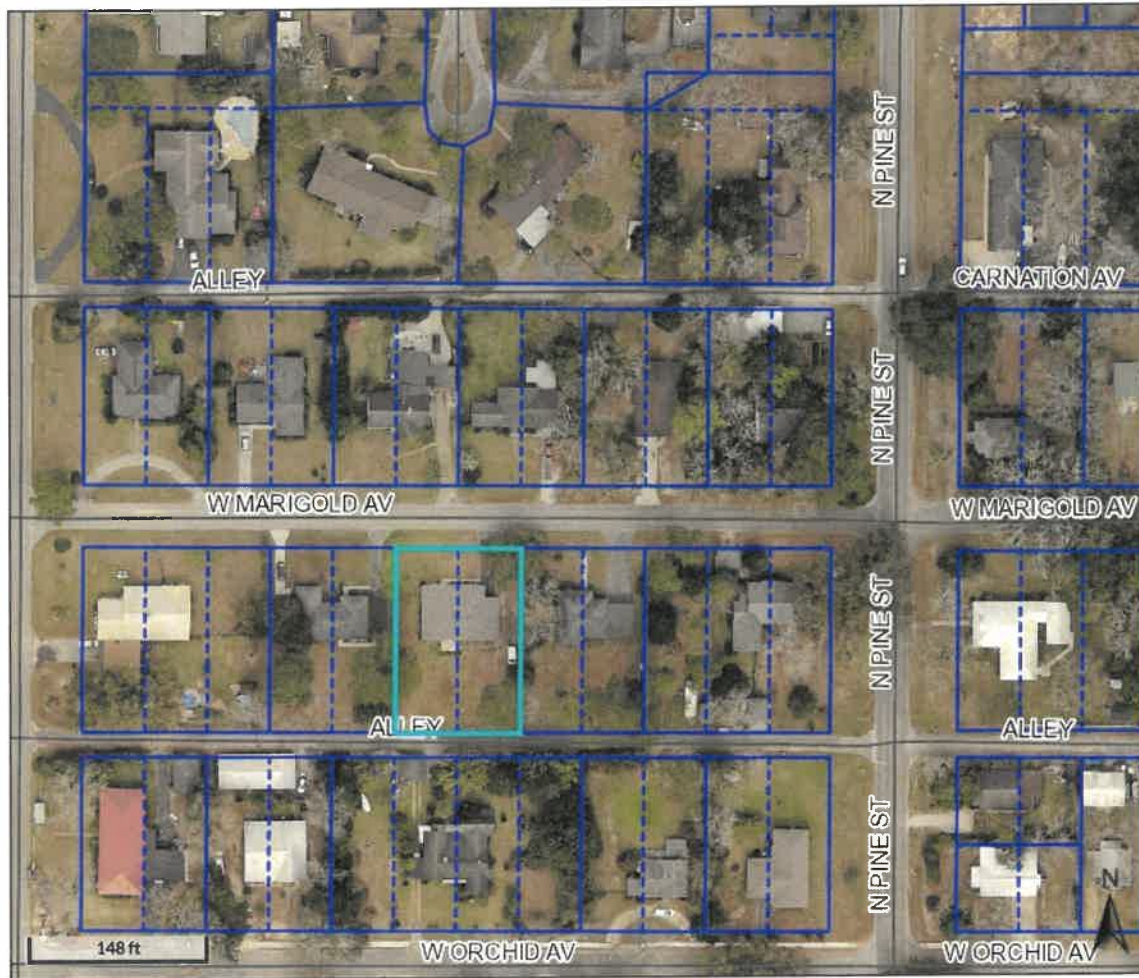
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INSPECTOR NAME: Brodie Townsend

CITY OF FOLEY ENVIRONMENTAL DEPARTMENT
23030 WOLF BAY DRIVE FOLEY, AL 36535
GRAHAMCREEK@CITYOFFOLEY.ORG
PH. 251-923-4267

FIRST INSPECTION DATE:

10/06/20



Overview



Legend

- Centerlines
- Foley City Limits
- ▣ County Mask
- Parcels
- - Lot Lines
- Streams and Creeks
- Lakes and Bays

PIN - 27207

Par Num - 046.000

Acreage - 0.341

Subdivision - 03FC

Lot -

Street Name - MARIGOLD AVE W

Street Number - 311

Improvement - RES

Name - LEONARDI, MICHAEL J ETAL LEONARDI, MELIS

Address1 - 19407 PANAMA CITY BEACH PKWY

Address2 -

Address3 -

City - PANAMA CITY BCH

State - FL

Zip - 32413

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Date created: 10/5/2020

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Developed by  **Schneider**
GEOSPATIAL



Baldwin County Revenue Commissioner

Property Appraisal Link

BALDWIN COUNTY, AL

Current Date 10/ 5/2020

Tax Year 2020

Valuation Date October 1, 2019

OWNER INFORMATION

PARCEL	54-09-29-1-000-046.000	PPIN 027207	TAX DIST 07
NAME	LEONARDI, MICHAEL J ETAL LEONARDI, MELIS		
ADDRESS	19407 PANAMA CITY BEACH PKWY PANAMA CITY BCH FL 324138702		
DEED TYPE IN	BOOK 0000	PAGE 0967225	
PREVIOUS OWNER	THOMPSON, ALFRED M ETUX ROBERTA C		
LAST DEED DATE	3/17/2006		

DESCRIPTION

100' X 140' CITY OF FOLEY SUB LOTS 6 & 7 BLK 22 PB1 PG25 SEC
29-T7S-R4E (WD-SURVIVORSHIP)

PROPERTY INFORMATION

PROPERTY ADDRESS	311 MARIGOLD AVE W		
NEIGHBORHOOD	FOLEY	FOLEY AREA	
PROPERTY CLASS		SUB CLASS	
SUBDIVISION	03FC	SUB DESC	FOLEY (CITY OF)
LOT 6-7 BLOCK 22			
SECTION/TOWNSHIP/RANGE	00-00 -00		
LOT DIMENSION	100X140	ZONING R-1A	

PROPERTY VALUES

LAND:	31500	CLASS 1:		TOTAL ACRES:
BUILDING:	90600	CLASS 2:	122100	TIMBER ACRES:
		CLASS 3:		
TOTAL PARCEL VALUE:	122100			
ESTIMATED TAX:	\$805.86			

DETAIL INFORMATION

<u>CODE</u>	<u>TYPE</u>	<u>REF METHOD</u>	<u>DESCRIPTION</u>	<u>LAND USE</u>	<u>TC</u>	<u>HsPn</u>	<u>MARKET USE</u>
							<u>VALUE</u> <u>VALUE</u>
M	LAND	1	BV BS-35000 X	1110-RESIDENTIAL	2	N N	31500
	BLDG	1	R 111 SINGLE FAMILY RESIDENCE -	-	2	N N	90600

[View Tax Record](#)



[View Map](#)

Back

311 West Marigold Avenue 10/6/2020





ENVIRONMENTAL DEPARTMENT

23030 WOLF BAY DRIVE
Foley, Alabama 36535
(251) 923-4267
www.cityoffoley.org

October 6, 2020

Michael Leonardi
19407 Panama City Beach Pkwy
Panama City Beach, FL 32413

Dear Sir/Madam.

A complaint has been received concerning the overgrown grass and weeds becoming a public nuisance at 311 Marigold Avenue West in Foley, AL. The lot is further described as PIN 27207 on the Baldwin County Tax Maps.

The City of Foley Ordinance No. 1095-09 Regarding the Clearing and Maintenance of Lots that Constitute a Public Nuisance Section 4-104 states that a nuisance may be declared when grass and weeds which bear seeds of a wingy or downy nature, which attain a large growth so as to become a fire menace when dry, or otherwise noxious or dangerous. Private property owners should take regular steps to maintain the property in a manner to prevent the nuisance.

A visual inspection, conducted on October 6th, 2020 revealed that the above described property was overgrown by grass and weeds which may constitute a public nuisance. Please be advised that as of this date you are placed on notice that this violation must be corrected within 10 days from your receipt of this letter. Failure to do so may result in a Resolution by the City Council that finds and declares that the weeds, grass and other vegetation are a public nuisance and orders the abatement of the nuisance subject to its findings after a public hearing.

If you have any questions or concerns please contact our office at 251-923-4267.

Sincerely,

Brodie Townsend
Environmental Inspector
City of Foley

MAYOR: Ralph G. Hellmich

CITY ADMINISTRATOR: Michael L. Thompson

CITY CLERK: Kathryn Taylor

COUNCIL MEMBERS: J. Wayne Trawick; Vera Qualtes; Richard Dayton; Cecil R. Blackwell; Charles Ebert III