

7th AV/094.000

**COMPLAINT FORM:**

**CITIZEN COMPLETE THIS PORTION:**

DATE: 4-25-16

NAME/EMAIL/CONTACT INFORMATION: Virginia Pettibone

LOCATION/ADDRESS OF COMPLAINT: empty lot on the west side of 421 7th AV

TYPE OF COMPLAINT: overgrown - creating a snake problem

**TO BE COMPLETED BY STAFF:**

INCIDENT #: 89638

PIN #: 16489

ZONING/HISTORIC/OVERLAY DISTRICT: R-1A

ROUTE TO: BUILDING: \_\_\_\_\_ ZONING: \_\_\_\_\_ ENVIRONMENTAL: ☒

**TO BE COMPLETED BY DIVISION/INSPECTOR:**

INSPECTED BY: JAT DATE: 4/25/16

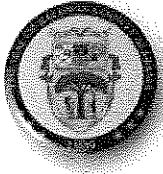
FINDINGS/REPORT: property is overgrown. Letter sent.

Reinspect 5/10/16. JAT

5/10/16 property still overgrown. Council level JAT

ACTION: PERSONAL CONTACT: \_\_\_\_\_ LETTER: ☒ STOP WORK: \_\_\_\_\_ CITATION: \_\_\_\_\_ NO VIOLATION: \_\_\_\_\_

DATE CLOSED: \_\_\_\_\_



# Baldwin County Revenue Commissioner

## Property Appraisal Link BALDWIN COUNTY, AL

Current Date 4/21/2016

Tax Year 2015

Valuation Date October 1, 2014

### OWNER INFORMATION

**PARCEL** 54-09-32-4-000-094.000 **PPIN** 016489 **TAX DIST** 07  
**NAME** PEARSON, KIRSTEEN ETAL MCGOWAN, STACY  
**ADDRESS** C/O KIRSTEEN PEARSON  
 1843 SAN PABLE AVE  
 SEASIDE CA 93955  
**DEED TYPE IN BOOK** 0000 **PAGE** 1308944  
**PREVIOUS OWNER** GINWRIGHT, BENNEY  
**LAST DEED DATE** 10/21/2011

### DESCRIPTION

145' X 125' IRR LOT 1 BLK 7 AARONVILLE UNRECORDED BEG AT THE  
 INT OF S ROW OF 7TH AVE & E ROW OF CEDAR ST RUN TH E 125',  
 TH S 145', TH W 125', TH N 125' TO POB LYING IN SW1/4 OF SE1  
 /4 OF SEC 32-T7S-R4E (CORR SCRIVENER'S AFF)

### PROPERTY INFORMATION

**PROPERTY ADDRESS**  
**NEIGHBORHOOD** FOLEY **FOLEY AREA**  
**PROPERTY CLASS** SUB CLASS  
**SUBDIVISION** 01AC **SUB DESC** AARONVILLE COMMUNITY  
**LOT 1 BLOCK 7**  
**SECTION/TOWNSHIP/RANGE** 00-00 -00  
**LOT DIMENSION** **ZONING** R-1A

### PROPERTY VALUES

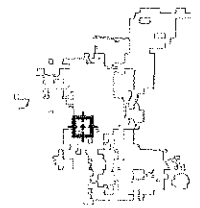
**LAND:** 8000 **CLASS 1:** **TOTAL ACRES:**  
**BUILDING:** **CLASS 2:** 8000 **TIMBER ACRES:**  
**CLASS 3:**  
**TOTAL PARCEL VALUE:** 8000  
**ESTIMATED TAX:**

### DETAIL INFORMATION

| CODE | TYPE | REF | METHOD | DESCRIPTION | LAND USE | TC       | HsPn  | MARKET VALUE | USE VALUE |
|------|------|-----|--------|-------------|----------|----------|-------|--------------|-----------|
| M    | LAND | 1   | BV     | BS-16000    | X        | 9110-VAC | RES 2 | N            | N 8000    |



## Overview



## Legend

- Main Highways
- County Roads
- Centerlines
- Foley City Limits
- ⊠ County Mask
- Foley City Limit Background
- Parcels

PIN - 16489  
 Par Num - 094.000  
 Acreage - 0.402  
 Subdivision - 01AC  
 Lot -  
 Street Name -  
 Street Number - 0  
 Improvement -

Name - PEARSON, KIRSTEEN ETAL MCGOWAN, STACY  
 Address1 - C/O KIRSTEEN PEARSON  
 Address2 - 1843 SAN PABLE AVE  
 Address3 -  
 City - SEASIDE  
 State - CA  
 Zip - 93955

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Date created: 4/21/2016

 Developed by  
 The Schneider Corporation



## Summary

|                            |                           |
|----------------------------|---------------------------|
| Parcel                     | 05-54-09-32-4-000-094.000 |
| PIN                        | 016489                    |
| Tax District               | N/A                       |
| Property Address           |                           |
| Neighborhood               | FOLEY                     |
| Subdivision                | 01AC                      |
| Sec/Twp/Rng                | 32/7S/4E                  |
| Lot Dimension              |                           |
| Zoning Overlay District    | N/A                       |
| Zoning                     | R-1A                      |
| Flood Zone                 | X                         |
| Voter District             | District 2                |
| National Historic District | No                        |
| City Limits                | Yes                       |
| 3-Mile Jurisdiction        | Yes                       |
| Garbage Route              | Friday                    |
| Recycle Route              | Tuesday                   |
| Yard Debris Route          | Wednesday                 |

[View Property Appraisal](#)

[View Tax Record](#)

## Owner

|                |                                                                 |
|----------------|-----------------------------------------------------------------|
| Owner Name:    | PEARSON, KIRSTEEN ETAL MCGOWAN, STACY                           |
| Owner Address  | C/O KIRSTEEN PEARSON<br>1843 SAN PABLE AVE<br>SEASIDE, CA 93955 |
| Previous Owner | GINWRIGHT, BENNEY                                               |

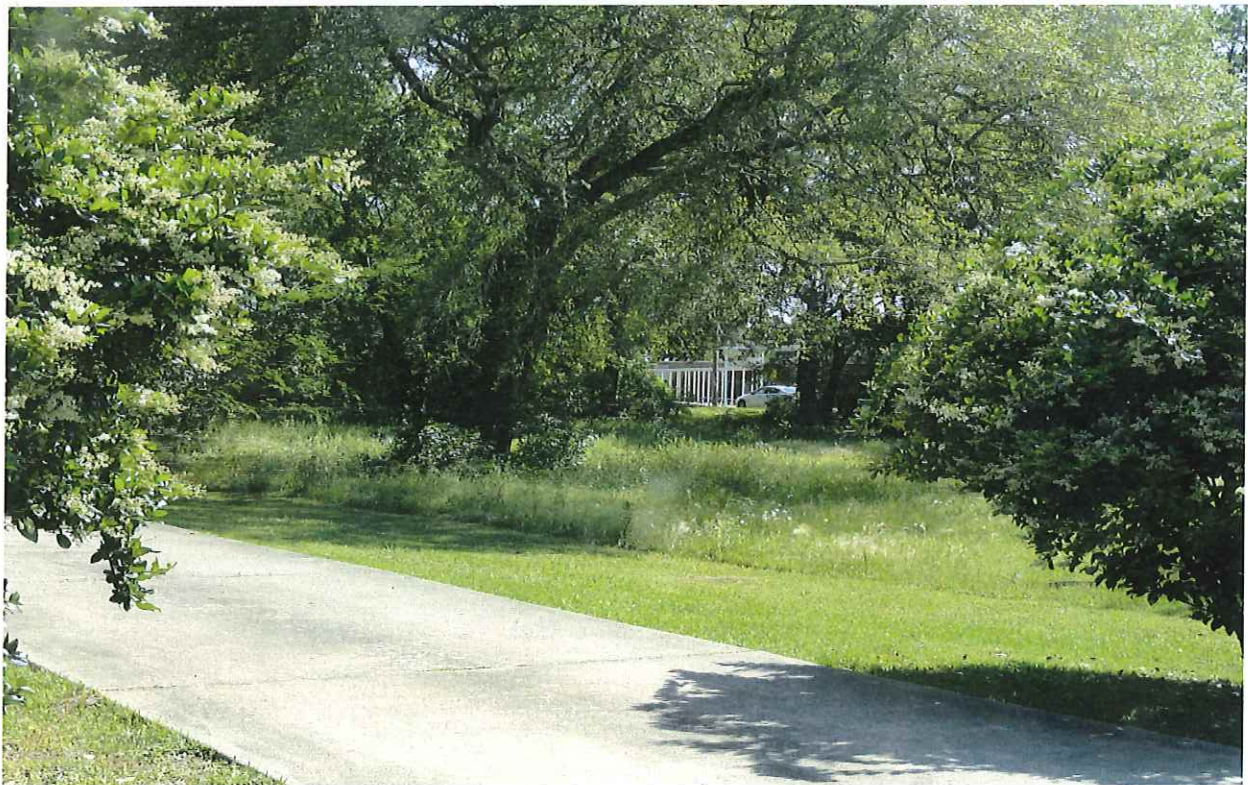
|                |            |
|----------------|------------|
| Deed Type      | IN         |
| Book           | 0000       |
| Page           | 1308944    |
| Last Deed Date | 10/21/2011 |

4.25.16

7<sup>th</sup> ave corner lot

grass/weeds

JAT





COMMUNITY DEVELOPMENT DEPARTMENT

200 NORTH ALSTON STREET

Foley, Alabama 36535

[www.cityoffoley.org](http://www.cityoffoley.org)

(251) 952-4011

FAX (251) 971-3442

April 25, 2016

C/O Kirsteen Pearson, Stacy McGowin  
1843 San Pable Ave  
Seaside, CA 93955

Dear Madams:

A complaint has been received concerning the overgrown grass and weeds becoming a public nuisance at the vacant lot on the corner of 7<sup>th</sup> Avenue and S Cedar Street in Foley, Alabama. This lot is further described as PIN 16489 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 April 25, 2016 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 251-952-4011.

Sincerely,

Jacqueline Trimble  
Environmental Assistant  
City of Foley

MAYOR: John E. Koniar

CITY ADMINISTRATOR: Michael L. Thompson

CITY CLERK: Vickey Southern

COUNCIL MEMBERS: J. Wayne Trawick; Vera Quaites; Ralph G. Hellmich; Cecil R. Blackwell; Charles Ebert III

5.10.16

lot west of 421 7<sup>th</sup> Ave

grass/weeds

JAT

