CITY OF FOLEY
COMPLAINT FORM

incident # ~~76830~~ 76988

ENVIRONMENTAL:
- [x] GRASS/WEEDS
- [ ] TRASH/DEBRIS
- [ ] TREES
- [ ] PUBLIC NUISANCE
- [ ] CONSTRUCTION
- [ ] LITTER
- [ ] ENVIRONMENTAL
- [ ] SMOKING
- [ ] RIPARIAN

BUILDING:
- [ ] DILAPIDATED BUILDING
- [ ] NO PERMIT

ZONING:
- [ ] HISTORIC DISTRICT
- [ ] ZONING
- [ ] SIGNS

ENGINEERING:
- [ ] DRAINAGE

- [ ] OTHER _____

PUD 12285

2651 S Juniper St

DATE: 5-16-2013

LOCATION: 2651 Victoria Place

NOTES: (COMPLAINANT NAME & COMPLAINT) Martha Newnan - 284-1957
in the back, the empty lots all overgrown, snakes + rats

CONTACT: _____

INSPECTION DATE: 5/17/13 STAFF: ABD [x] PHOTOS TAKEN

FINDINGS: 5-17-13 → lots overgrown with grass + weeds; letter mailed (ABD)
to Mitchell Company, Inc.

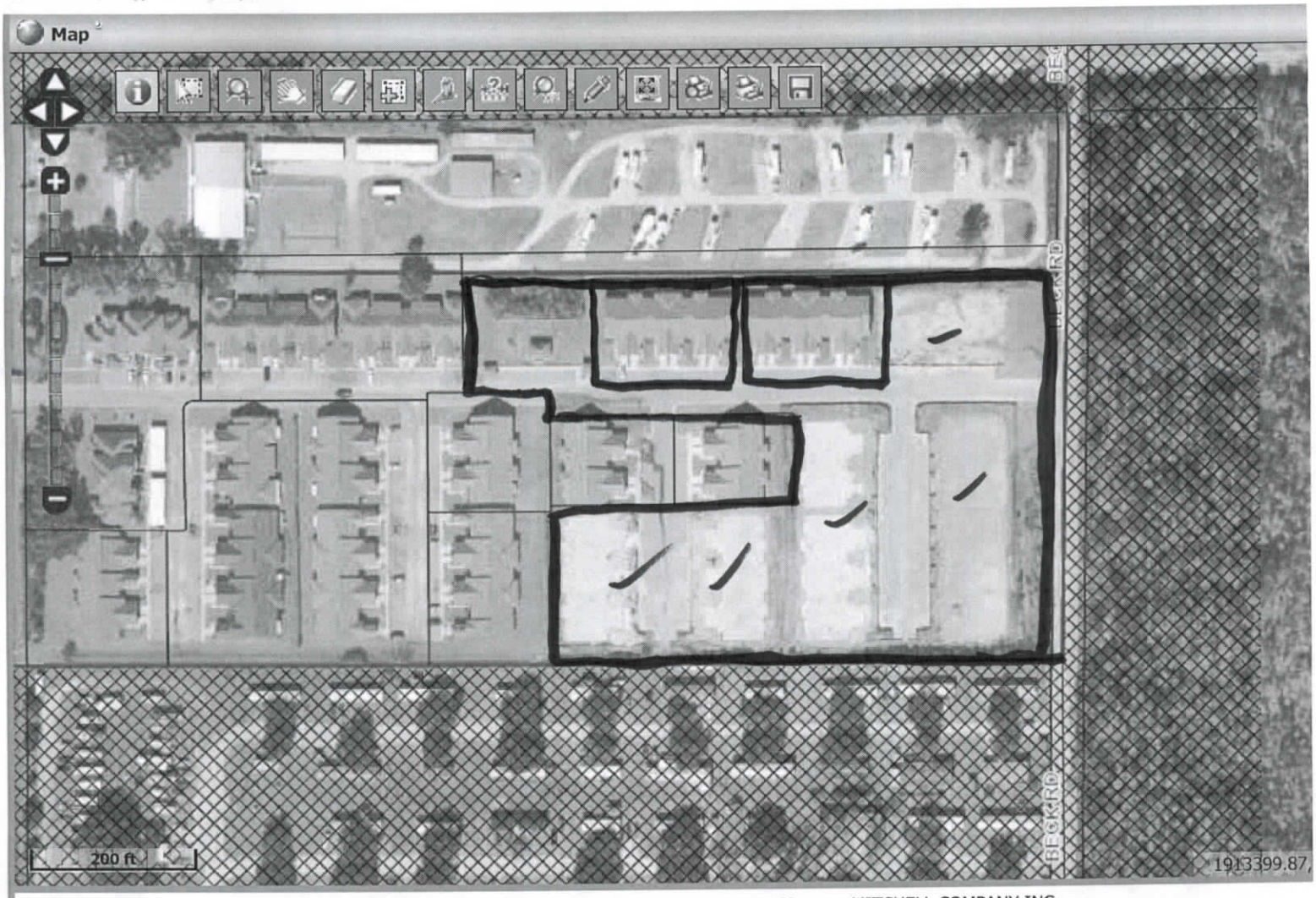
Re-inspect 6-6-13
- letter mailed to BB&T on 5/31/13. (ABD)

Re-inspect 6-20-13

6-17-13 Michael Dorsett @ 251-463-6682 w/ BB&T > will get this cut
6/21/13 - Not Cut ; 7/23/13 NOT CUT - 7/29/13 - Not Cut - Council level

TASK:
- [ ] 1 PERSONAL CONTACT
- [x] 2 LETTER
- [ ] 3 STOP WORK
- [ ] 4 CITATION
- [ ] NO VIOLATION

DATE CLOSED: _____



PIN - 12285
Par Num - 008.000
Acreage - 5.936
Subdivision -
Lot -
Street Name - JUNIPER ST S/BECK RD
Street Number - 2651
Improvement -

Name - MITCHELL COMPANY INC
Address1 - P O BOX 160306
Address2 -
Address3 -
City - MOBILE
State - AL
Zip - 36616

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Last Data Upload: 5/16/2013 2:14:20 AM

Baldwin County Revenue Commissioner

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Property Link

BALDWIN COUNTY, AL

Tax Year 2012

Current Date **5/16/2013**

Valuation Date October 1, 2011

Records Last Updated **5/14/2013**

PROPERTY DETAIL

OWNER	MITCHELL COMPANY INC	**ACRES :** 5.90
	P O BOX 160306	
	MOBILE, AL 36616	**APPRAISED VALUE:** 110600
		ASSESSED : 11060
PARCEL	61-02-04-0-000-008.000	
ADDRESS	2651 JUNIPER ST S/BECK RD	

TAX INFORMATION

YEAR 2012	TAX DUE	PAID	BALANCE
	364.98	364.98	0.00

LAST PAYMENT DATE 1 / 15 / 2013

MISCELLANEOUS INFORMATION

EXEMPT CODES		**DESCRIPTION** 5.9 AC(C) COM AT THE NE COR OF THE NW1/4 OF THE SE1/4 SEC 4
TAX DISTRICT	07	RUN TH W 40' TH S 169.9 FOR TH
PPIN	012285 **Entry** 00	E POB TH S 519'(S), TH W 615'(
ESCAPE YEAR		S), TH N 338'(S), TH TH W 106'
ACCOUNT NUMBER	131296	(S), TH N 180'(S), TH E 731'(S

TAX HISTORY

Year	Owner	Total Tax	Paid(Y/N)	Appraised	Assessed
2011	MITCHELL COMPANY INC	526.02	Y 3/ 6/2012	79700	15940
2010	MITCHELL COMPANY INC	1557.60	Y 10/ 5/2010	236000	47200
2009	MITCHELL COMPANY INC	1918.70	N	268000	53600
2008	MITCHELL COMPANY INC	1768.80	Y 5/29/2009	268000	53600
2007	MITCHELL COMPANY INC	3231.36	Y 10/30/2007	489600	97920
2006	MITCHELL COMPANY INC	2376.00	Y 10/17/2006	360000	72000
2005	MITCHELL COMPANY INC	2376.00	Y 3/29/2006	360000	72000

TAX SALES

PURCHASE COUNTY TAX SALE FILES

Year	Sold To	Redeemed Date/By
2009	CMI, LLC	6/30/2010 SURETY LAND TITLE INC(FOR)

View Appraisal Record

Back

Baldwin County
Revenue Commissioner

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BALDWIN COUNTY, AL

Current Date **5/16/2013**

Tax Year 2013

Valuation Date October 1, 2012

OWNER INFORMATION

PARCEL	61-02-04-0-000-008.000	**PPIN** 012285	**TAX DIST** 07
NAME	MITCHELL COMPANY INC		
ADDRESS	C/O BRANCH BANKING & TRUST		
	ATTN: CREO ADMIN		
	2000 INT PK STE 400		
	MONTGOMERY , AL 36109		
DEED TYPE RP	**BOOK** 0733	**PAGE** 0001117	
PREVIOUS OWNER	MITCHELL, DALE ETAL MITCHELL, CHARLOTTE;		
LAST DEED DATE	1/23/1997		

DESCRIPTION

5.9 AC(C) COM AT THE NE COR OF THE NW1/4 OF THE SE1/4 SEC 4 RUN TH W 40' TH S 169.9 FOR THE POB TH S 519'(S), TH W 615'(S), TH N 338'(S), TH TH W 106'(S), TH N 180'(S), TH E 731'(S) TO THE POB LESS & EXCEPT 2 PARCELS 135' X 173.8' & 2 PARCE LS APPROX 111.2' X 152' IN THE CITY OF FOLEY SEC 4-T8S-R4E (DEED)

PROPERTY INFORMATION

PROPERTY ADDRESS		2651 JUNIPER ST S/BECK RD	
NEIGHBORHOOD		FOLEY	FOLEY AREA
PROPERTY CLASS		**SUB CLASS**	
LOT **BLOCK**			
SECTION/TOWNSHIP/RANGE	00-00 -00		
LOT DIMENSION			**ZONING**

PROPERTY VALUES

LAND:	110600	**CLASS 1:**		**TOTAL ACRES:**	5.90
BUILDING:		**CLASS 2:**	110600	**TIMBER ACRES:**	
	==========	**CLASS 3:**			
TOTAL PARCEL VALUE:	110600				
ESTIMATED TAX:	$6,419.48				

DETAIL INFORMATION

CODE	TYPE	REF	METHOD	DESCRIPTION	LAND USE	TC	HsPn	MARKET VALUE	USE VALUE
M	LAND	1	ST	AC9 5.90 acres	9100-UNDEVELOP LAND	2	N N	110600	

View Tax Record

Back

Gwen Thomas

From: "Leslie Gahagan" <lgahagan@cityoffoley.org>
To: "Gwen Thomas" <gthomas@cityoffoley.org>
Sent: Thursday, May 16, 2013 2:34 PM
Subject: Fwd: FW: Email from Website

Please write up this complaint for grass/weeds at Victoria Place.

Leslie Lassitter Gahagan
Environmental Manager
City of Foley
251-971-1471

---------- Forwarded message ----------
From: **Deena Townsend** <dtownsend@cityoffoley.org>
Date: Thu, May 16, 2013 at 2:27 PM
Subject: FW: Email from Website
To: Leslie Gahagan <lgahagan@cityoffoley.org>
Cc: Dan Hellmich <dhellmich@cityoffoley.org>

I think this is going to be yours (and eventually ours). Have a great day!

Deena Townsend

Administrative Assistant

City of Foley,

Public Works Department

dtownsend@cityoffoley.org

251-943-8897 Phone

251-970-2086 Fax

From: djohansson@askbis.com [mailto:djohansson@askbis.com]
Sent: Thursday, May 16, 2013 2:19 PM
To: dtownsend@cityoffoley.org
Subject: Email from Website

To contact the Public Works Department, please submit your questions and/or comments

5/17/13 VICTORIA PLACE 2651 S. JUNIPER STREET
VACANT LOTS PHOTOS BY: AUSTIN DUFFIE

City of
FOLEY

COMMUNITY DEVELOPMENT DEPARTMENT
200 NORTH ALSTON STREET
Foley, Alabama 36535
www.cityoffoley.org

(251) 952-4011
FAX (251) 971 -3442

May 20, 2013

Mitchell Company, Inc.
PO Box 160306
Mobile, AL 36616

Dear Sir/Madam:

A complaint has been received concerning the overgrown grass and weeds becoming a public nuisance at multiple vacant lots in the Victoria Place Subdivision in Foley, Alabama.

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 May 17, 2013 revealed that the above described properties were 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,

Austin B. Duffie
Environmental Assistant
City of Foley

MAYOR: John E. Koniar
CITY ADMINISTRATOR: Michael L. Thompson CITY CLERK: Vickey Southern
COUNCIL MEMBERS: J. Wayne Trawick; Vera Quates; Ralph C. Hellmich; Cecil R. Blackwell; Charles Elmore III

Baldwin County
Revenue Commissioner

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Property Appraisal Link

BALDWIN COUNTY, AL

Current Date **5/29/2013**

Tax Year 2013
Valuation Date October 1, 2012

OWNER INFORMATION

PARCEL	61-02-04-0-000-008.000 **PPIN** 012285 **TAX DIST** 07
NAME	MITCHELL COMPANY INC
ADDRESS	C/O BRANCH BANKING & TRUST ATTN: CREO ADMIN 2000 INT PK STE 400 MONTGOMERY , AL 36109
DEED TYPE RP	**BOOK** 0733 **PAGE** 0001117
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DETAIL INFORMATION

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City of

FOLEY

COMMUNITY DEVELOPMENT DEPARTMENT
200 NORTH ALSTON STREET
Foley, Alabama 36535
www.cityoffoley.org

(251) 952-4011
FAX (251) 971 -3442

May 31, 2013

Branch Banking & Trust
ATTN: Creo Admin
2000 Int Pk Ste 400
Montgomery, AL 36109

Dear Sir/Madam:

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Sincerely,

Austin B. Duffie
Environmental Assistant
City of Foley

MAYOR: John E. Koniar
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COUNCIL MEMBERS: J. Wayne Trawick: Vera Quaites: Ralph G. Hellmich: Cecil R. Blackwell: Charles Ebert III