

COMPLAINT FORM:

CITIZEN COMPLETE THIS PORTION:

DATE:

9/4/18

NAME/EMAIL/CONTACT INFORMATION:

LOCATION/ADDRESS OF COMPLAINT:

1005 E 1609 S McKenzie St.
(Old Itap Building)

TYPE OF COMPLAINT:

Overgrown grass

TO BE COMPLETED BY STAFF:

INCIDENT #:

106138

PIN #:

28758

ZONING/HISTORIC/OVERLAY DISTRICT:

B-1A

ROUTE TO:

BUILDING:

ZONING:

ENVIRONMENTAL:



TO BE COMPLETED BY DIVISION/INSPECTOR:

INSPECTED BY:

JMM

DATE:

9/6/18

FINDINGS/REPORT: property overgrown with grass/woods. Violation of Ord. No.

1095-09 sec 4-104. Letter mailed. Reinspect 9/21.

9/21/18 No change in property condition. Council level.

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

DATE CLOSED:



Overview



Legend

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

PIN - 28758
Par Num - 023.002
Acreage - 0.884
Subdivision - CRTRESUB
Lot - 1
Street Name - MCKENZIE ST
Street Number - 1605
Improvement - LITE,REST,PAVI,PAVE,PAVE,PAVI,WALL

Name - MOEINI CORPORATION
Address1 - 1765 EAST NINE MILE RD
Address2 - SUITE 1 UNIT 112
Address3 -
City - PENSACOLA
State - FL
Zip - 32514

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Developed by **Schneider**
GEOSPATIAL



Baldwin County Revenue Commissioner

Property Appraisal Link BALDWIN COUNTY, AL

Current Date 9/ 4/2018

Tax Year 2018

Valuation Date October 1, 2017

OWNER INFORMATION

PARCEL	54-08-33-3-000-023.002	PPIN 028758	TAX DIST 07
NAME	MOEINI CORPORATION		
ADDRESS	1765 EAST NINE MILE RD SUITE 1 UNIT 112 PENSACOLA FL 32514		
DEED TYPE IN	BOOK 0000	PAGE 1253984	
PREVIOUS OWNER	MPM INVESTMENTS L L C		
LAST DEED DATE	10/15/2010		

DESCRIPTION

241.7' X 154.8' IRR LOT 1 RESUB OF CRICKEN TREE SUB #2 SLIDE
2440-B IN THE CITY OF FOLEY SEC 33-T7S-R4E (WD)

PROPERTY INFORMATION

PROPERTY ADDRESS	1605 MCKENZIE ST		
NEIGHBORHOOD	SBALDCO		
PROPERTY CLASS		SUB CLASS	
SUBDIVISION	CRTRESUB	SUB DESC	RESUB OF CRICKEN TREE NO 2 SUB
LOT 1 BLOCK			
SECTION/TOWNSHIP/RANGE	00-00 -00		
LOT DIMENSION		ZONING	R-2

PROPERTY VALUES

LAND:	334800	CLASS 1:		TOTAL ACRES:
BUILDING:	715600	CLASS 2:	1050400	TIMBER ACRES:
	=====	CLASS 3:		
TOTAL PARCEL VALUE:	1050400			
ESTIMATED TAX:	\$6,932.64			

DETAIL INFORMATION

<u>CODE</u>	<u>TYPE</u>	<u>REF</u>	<u>METHOD</u>	<u>DESCRIPTION</u>	<u>LAND USE</u>	<u>TC</u>	<u>Hs</u>	<u>Pn</u>	<u>MARKET</u>	<u>USE</u>
									<u>VALUE</u>	<u>VALUE</u>
M	LAND	1	SF SQ-10.00	155 X 240	5810- RESTAURANTS	2	N	N	334800	
	BLDG	5	F 46 PARKL	PARKING LOT LIGHTS- LOW	-	2	N	N	4800	
	BLDG	6	C 580	RESTAURANT	-	2	N	N	655900	
	BLDG	7	O 34 PASP3		-	2	N	N	31300	

9.6.18

1605 & 1609 S McKenzie St

grass/weeds inspect

JAM







Foley

ENVIRONMENTAL DEPARTMENT

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

September 6, 2018

Moeini Corppration
1765 East Nine Mile Rd
Suite 1 Unit 112
Pensacola, FL 32514

Dear Sir/Madam:

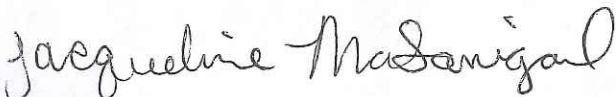
A complaint has been received concerning the overgrown grass and weeds becoming a public nuisance at 1605 and 1609 South McKenzie Street. This lot is further described as PIN 28758 on the Baldwin County Tax Maps. As an additional point of reference, this property location was an Ihop restaurant in the past.

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 September 6, 2018 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,



Jacqueline McGonigal
Environmental Assistant
City of Foley

MAYOR: John E. Koniar

CITY ADMINISTRATOR: Michael L. Thompson

CITY CLERK: Katherine Taylor

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

9.21.18

1605, 1609 S McKenzie reinspectiopn

grass/weeds

council level

JAM



