PROPERTY MAINTENANCE CODE BOARD OF APPEALS
A G E N D A

SEPTEMBER 19, 2014 - 11:00 A.M.

CITY HALL CONFERENCE ROOM
15 LOOCKERMAN PLAZA
DOVER, DELAWARE

Public comments are welcomed on any item and will be permitted at appropriate times. When possible, please notify the City Clerk (736-7008 or e-mail at CityClerk@dover.de.us) should you wish to be recognized.

AGENDA ADDITIONS/DELETIONS

1. **Property Maintenance Code Citation (Chapter 3 - General Requirements, Section 302 - Exterior Property Areas, 302.2 - Grading and drainage of the 2009 International Property Maintenance Code) - Appeal of Decision - 1554 Little Creek Road *(Rojan Meadows, LLC, c/o Henry Mast)***

2. **Property Maintenance Code Citation (Chapter 3 - General Requirements, Section 307 - Handrails and Guardrails, 307.1 - General of the 2009 International Property Maintenance Code) - Appeal of Decision - 1061 S. Little Creek Road 93 *(Francine Larue Bennett)***

3. **Property Maintenance Code Citations (Chapter 3 - General Requirements, Section 302 - Exterior Property Areas, 302.1 - Sanitation of the 2009 International Property Maintenance Code, and Chapter 106 - Traffic and Vehicles, Article III - Stopping, Standing and Parking - Division 1 - Generally, Section 106-130 - Wrecked, nonoperating, or improperly parked or equipped vehicles of the Dover Code) - Appeal of Fines - 122 Linden Court *(Dorothy Novak)***

4. **Adjournment by 12:45 p.m.**

/dd
S:\AGENDAS-MINUTES-PACKETS-PRESENTATIONS-ATT&EXH\Misc-Agendas\PROPERTY MAINTENANCE CODE BOARD OF APPEALS\09-19-2014 PMCBA.wpd

THE AGENDA ITEMS AS LISTED MAY NOT BE CONSIDERED IN SEQUENCE. THIS AGENDA IS SUBJECT TO CHANGE TO INCLUDE THE ADDITION OR THE DELETION OF ITEMS, INCLUDING EXECUTIVE SESSIONS.

Bay Developers, Inc.

September 2, 2014

Received
SEP 03 2014
Planning & Inspections

City of Dover
Division of Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

RE: Citation #14-00001196-02
Rojan Meadows, LLC

To whom it may concern:

We are writing to appeal the Citation listed above for this property for the following reasons:

Kent County is running a sewer line at this location and they will require us to install a Storm Water Maintenance Pond which is going to entail us utilizing this mound of dirt.

We will be renewing the Kent Conservation District Plan for approval on this property.

Your understanding is appreciated.

Thank you.

Henry Mast
Managing Member
Rojan Meadows, LLC

HM/ds

Cc: Property File

RECEIVED
SEP 04 2014
OFFICE OF THE CITY CLERK

200 Weston Drive, Dover, DE 19904 • Phone: (302)736.0924 • Fax: (302)736.0793
www.hmastgroup.com • Email: info@hmastgroup.com

CASE NUMBER 14-00001196
PROPERTY ADDRESS 1554 N LITTLE CREEK RD

VIOLATION: 708 QUANTITY: 1
DESCRIPTION: 708 REGRADE EXT PROP AREAS DATE: 4/24/14
LOCATION: LOT

NARRATIVE :
Please remove all excess dirt and construction debris from the vacant lot, regrade, and seed.

ORDINANCE DESCRIPTION :
SECTION PM 302.2 GENERAL REQUIREMENTS

CORRECTIVE ACTION REQUIRED :
REGRADE EXTERIOR PROPERTY AREAS TO PREVENT INFILTRATION OR ACCUMULATION OF WATER

City of Dover

September 12, 2014

Rojan Meadows, LLC
c/o Henry Mast
2397 Sandy Bend Road
Camden-Wyoming, DE 19934

Re: Appeal of Citation #: 14-00001196-02 - Rojan Meadows, LLC - 1554 N. Little Creek Road, Dover, DE 19901

Mr. Mast:

I have received your request, dated September 2, 2014, to appeal the decision of the Building Inspector in regard to the citation issued for violations of Chapter 3 - General Requirements, Section 302 - Exterior Property Areas, 302.2 - Grading and drainage of the 2009 International Property Maintenance Code (enclosed), for your property located at 1554 N. Little Creek Road.

A meeting of the Property Maintenance Code Board of Appeals has been scheduled for Friday, September 19, 2014 at 11:00 a.m. in the City Hall Conference Room, 15 Loockerman Plaza, Dover, DE 19901 to hear your appeal.

Please feel free to contact me by e-mail at cityclerk@dover.de.us or by phone at (302) 736-7008 if you have any questions or concerns.

Sincerely,

Traci A. McDowell

Traci A. McDowell, CMC
City Clerk

Enclosure

TAM/dd
S:\APPEALS\2014\Citation Appeal - 1554 N Little Creek Rd - Rojan Meadows - Bay Developers - Henry Mast\Property Maintenance Code Board of Appeals - Receipt of Appeal - 1554 N Little Creek Rd - Rojan Meadows - Bay Developers - Henry Mast.wpd

cc: Bay Developers, Inc.
Ann Marie Townshend, Director of Planning & Community Development
Scott Koenig, City Manager
Nicholas Rodriguez, City Solicitor

CHAPTER 3
GENERAL REQUIREMENTS

SECTION 301
GENERAL

301.1 Scope. The provisions of this chapter shall govern the minimum conditions and the responsibilities of persons for maintenance of structures, equipment and *exterior property*.

301.2 Responsibility. The *owner* of the *premises* shall maintain the structures and *exterior property* in compliance with these requirements, except as otherwise provided for in this code. A person shall not occupy as owner-occupant or permit another person to occupy *premises* which are not in a sanitary and safe condition and which do not comply with the requirements of this chapter. *Occupants* of a *dwelling unit*, *rooming unit* or *housekeeping unit* are responsible for keeping in a clean, sanitary and safe condition that part of the *dwelling unit*, *rooming unit*, *housekeeping unit* or *premises* which they occupy and control.

301.3 Vacant structures and land. All vacant structures and *premises* thereof or vacant land shall be maintained in a clean, safe, secure and sanitary condition as provided herein so as not to cause a blighting problem or adversely affect the public health or safety.

SECTION 302
EXTERIOR PROPERTY AREAS

302.1 Sanitation. All *exterior property* and *premises* shall be maintained in a clean, safe and sanitary condition. The *occupant* shall keep that part of the *exterior property* which such *occupant* occupies or controls in a clean and sanitary condition.

302.2 Grading and drainage. All *premises* shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.

Exception: *Approved* retention areas and reservoirs.

302.3 Sidewalks and driveways. All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.

302.4 Weeds. All *premises* and *exterior property* shall be maintained free from weeds or plant growth in excess of (jurisdiction to insert height in inches). All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

Upon failure of the *owner* or agent having charge of a property to cut and destroy weeds after service of a notice of violation, they shall be subject to prosecution in accordance with Section 106.3 and as prescribed by the authority having jurisdiction. Upon failure to comply with the notice of violation, any duly authorized employee of the jurisdiction or contractor hired by the jurisdiction shall be authorized to enter upon the property in violation and cut and destroy the weeds growing thereon, and the costs of such removal shall be paid by the *owner* or agent responsible for the property.

302.5 Rodent harborage. All structures and *exterior property* shall be kept free from rodent harborage and *infestation*. Where rodents are found, they shall be promptly exterminated by *approved* processes which will not be injurious to human health. After *pest elimination*, proper precautions shall be taken to eliminate rodent harborage and prevent reinfestation.

302.6 Exhaust vents. Pipes, ducts, conductors, fans or blowers shall not discharge gases, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another *tenant*.

302.7 Accessory structures. All accessory structures, including *detached* garages, fences and walls, shall be maintained structurally sound and in good repair.

302.8 Motor vehicles. Except as provided for in other regulations, no inoperative or unlicensed motor vehicle shall be parked, kept or stored on any *premises*, and no vehicle shall at any time be in a state of major disassembly, disrepair, or in the process of being stripped or dismantled. Painting of vehicles is prohibited unless conducted inside an *approved* spray booth.

Exception: A vehicle of any type is permitted to undergo major overhaul, including body work, provided that such work is performed inside a structure or similarly enclosed area designed and *approved* for such purposes.

302.9 Defacement of property. No person shall willfully or wantonly damage, mutilate or deface any exterior surface of any structure or building on any private or public property by placing thereon any marking, carving or graffiti.

It shall be the responsibility of the *owner* to restore said surface to an *approved* state of maintenance and repair.

SECTION 303
SWIMMING POOLS, SPAS AND HOT TUBS

303.1 Swimming pools. Swimming pools shall be maintained in a clean and sanitary condition, and in good repair.

303.2 Enclosures. Private swimming pools, hot tubs and spas, containing water more than 24 inches (610 mm) in depth shall be completely surrounded by a fence or barrier at least 48 inches (1219 mm) in height above the finished ground level measured on the side of the barrier away from the pool. Gates and doors in such barriers shall be self-closing and self-latching. Where the self-latching device is less than 54 inches (1372 mm) above the bottom of the gate, the release mechanism shall be located on the pool side of the gate. Self-closing and self-latching gates shall be maintained such that the gate will positively close and latch when released from an open position of 6 inches (152 mm) from the gatepost. No existing pool enclosure

From: Townshend, Ann Marie
To: City Clerks Office
Subject: FW: Stockpile of Dirt at Rojan Meadows
Date: Thursday, September 04, 2014 1:52:42 PM
Attachments: image001.png

This e-mail should go with Mr. Mast's appeal that I brought to you earlier.

Ann Marie Townshend, AICP
Director of Planning & Community Development
Planning and Inspections / Parks and Recreation
P.O. Box 475
Dover, DE 19901
(302) 736-7196
(302) 736-4217

www.cityofdover.com
"Like" us on Facebook at "City of Dover Recreation"

From: Duca, Sharon
Sent: Thursday, September 04, 2014 12:31 PM
To: Townshend, Ann Marie; Lyon, Jason A; Adkins Jared (DNREC)
Cc: Taraila, Tim; Andy Riggi (Andy.Riggi@CO.KENT.DE.US)
Subject: RE: Stockpile of Dirt at Rojan Meadows

Please be advised that I have talked with the Kent County Department of Public Works regarding this matter.

1.) The County's Sewer Line Installation project is complete less punch list items.
2.) The referenced stockpile was on site prior to the start of the project and was not used by the County's contractor during their project.
3.) The Kent County Department of Public Works is not requiring the construction of a stormwater maintenance pond. Perhaps Kent Conservation District is requiring one in relation to the proposed Rojan Meadows development and there was confusion over the fact that they are not one in the same.

Thanks,

SHARON J. DUCA, P.E.
PUBLIC WORKS DIRECTOR / CITY ENGINEER
City of Dover Department of Public Works
P.O. Box 475
Dover, Delaware 19903
Phone: 302-736-7025
Fax: 302-736-4217
E-mail: sduca@dover.de.us

From: Townshend, Ann Marie
Sent: Thursday, September 04, 2014 11:26 AM
To: Duca, Sharon; Lyon, Jason A; Adkins Jared (DNREC)
Cc: Taraila, Tim
Subject: Stockpile of Dirt at Rojan Meadows

We have had a code enforcement case due to citizen complaints about the stock pile of dirt on the Rojan Meadows Property (Across from Lexington Glen on Rt. 8). We had no response from Mr. Mast. Eventually, we issued a fine. He has appealed the citation stating, "Kent County is running a sewer line at this location and they will require us to install a Storm Water Maintenance Pond which is going to entail us utilizing this mound of dirt. We will be renewing the Kent Conservation District Plan for approval on this property."

I have some questions that I am hoping you can help me with:

1. Is the pond necessary for the Kent County sewer main construction?
2. Is construction of the pond imminent? We have seen no movement on Rojan Meadows in years. If the pond will be constructed within the next month or two, I am somewhat amenable to letting this go. But it has been sitting there for over a year, and we have seen no movement on Rojan or the dirt pile.

Your input is appreciated, as I am determining whether to dismiss the fine or whether I will forward it to the Property Maintenance Code Board of Appeals.

Thank you!

Ann Marie Townshend, AICP
Director of Planning & Community Development
Planning and Inspections / Parks and Recreation
P.O. Box 475
Dover, DE 19901
(302) 736-7196
(302) 736-4217

www.cityofdover.com
"Like" us on Facebook at "City of Dover Recreation"

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

THIRD NOTICE

August 4, 2014

ROJAN MEADOWS LLC
200 WESTON DR
DOVER DE 19904

RE: Property Address: 1554 N LITTLE CREEK RD
Tax Parcel Number: ED-05-068.20-01-580.000-000
Case Number: 14-00001196

Dear Sir/Madam:

On April 24, 2014, the City of Dover, Department of Inspections conducted an inspection at 1554 N LITTLE CREEK RD. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

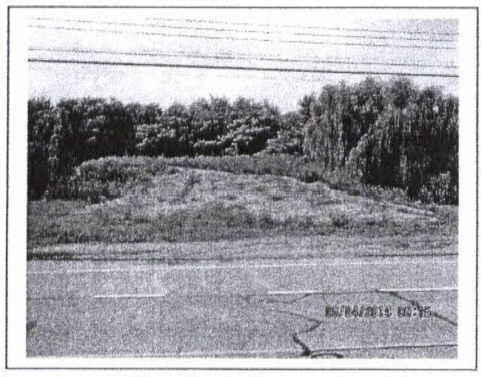
A re-inspection revealed that the violation(s) remain. Enclosed is a Citation for failure to correct the violation(s). **Citations will double if not paid within 14 days of the issue date.** An additional inspection will be conducted by September 04, 2014. Failure to comply will result in an additional citation and if the property is a rental unit, may result in the suspension of the rental license. Contact this office to schedule your inspection.

If you have any questions or would like to schedule your inspection or appeal this notice, please contact this office at (302) 736-7011.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File



CASE NUMBER 14-00001196
PROPERTY ADDRESS 1554 N LITTLE CREEK RD

VIOLATION: 708 QUANTITY: 1
DESCRIPTION: 708 REGRADE EXT PROP AREAS DATE: 4/24/14
LOCATION: LOT

NARRATIVE :
Please remove all excess dirt and construction debris from the vacant lot, regrade, and seed.

ORDINANCE DESCRIPTION :
SECTION PM 302.2 GENERAL REQUIREMENTS

CORRECTIVE ACTION REQUIRED :
REGRADE EXTERIOR PROPERTY AREAS TO PREVENT INFILTRATION OR ACCUMULATION OF WATER

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

OFFICIAL CITATION

Citation # 14-00001196-02

ROJAN MEADOWS LLC
200 WESTON DR
DOVER DE 19904

Location of Offense: 1554 N LITTLE CREEK RD
Type of Offense: PROPERTY MAINTENANCE-EXTERIOR
Date of Offense: August 4, 2014
Time of Offense: 9:15 AM
Date of Issue: August 4, 2014
Previous Offense, If any - Date: 7/1/14

You are hereby fined for being in violation of the City of Dover Ordinance marked (X) below. Payment must be received by The City of Dover Inspections Dept., 15 Loockerman Plaza, Dover, Delaware prior to August 18, 2014.

Appeals of this citation may be submitted in writing to the City of Dover Inspections Department at the above address. This appeal must be made by the above date and time. Failure to pay this fine may result in the City of Dover seeking collections through an approved collections agency with a collection fee of 35%. The filing of an appeal does not excuse the obligation to pay the initial fine.

If the violation is not corrected, the City reserves the right to use its own resources or those of a contractor to abate the below violation(s) and to bill the owner of the property for such cost plus administrative fees.

Fines will be doubled if not paid within 14 days from the date the fine was issued.

DAVID MCGINNIS
Code Enforcement Officer

Violation: (X) Failure to re-grade exterior property area

Sec No: DCO22-221/2009 IPMC 302.2 General Requirements

Fine as per code: $200.00

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. DM
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ROJAN MEADOWS LLC
200 WESTON DR
DOVER DE 19904

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type 14-1196-02
☒ Certified Mail® ☐ Priority Mail Express™
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ Collect on Delivery

4. Restricted Delivery? *(Extra Fee)* ☐ Yes

2. Article Number *(Transfer from service label)* 7014 0150 0002 1470 1478

PS Form 3811, July 2013 Domestic Return Receipt

7014 0150 0002 1470 1478

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

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OFFICIAL USE

DM
14-1196-02

Postage $ 6.48
Certified Fee
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total

DOVER DE 19901
AUG 08 2014
USPS

Postmark Here

Sent To ROJAN MEADOWS LLC
Street, or PO B 200 WESTON DR
City, St DOVER DE 19904

Inspections & Planning

PS Form 3800, August 2006 See Reverse for Instructions

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

SECOND NOTICE

July 1, 2014

ROJAN MEADOWS LLC
200 WESTON DR
DOVER DE 19904

RE: Property Address: 1554 N LITTLE CREEK RD
Tax Parcel Number: ED-05-068.20-01-580.000-000
Case Number: 14-00001196

Dear Sir/Madam:

On April 24, 2014, the City of Dover, Department of Inspections conducted an inspection at 1554 N LITTLE CREEK RD. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

A re-inspection revealed that the violation(s) remain. Enclosed is a Citation for failure to correct the violation(s). **Citations will double if not paid within 14 days of the issue date.** An additional inspection will be conducted by August 01, 2014. Failure to comply will result in an additional citation. Contact this office to schedule your inspection.

If you have any questions or would like to schedule your inspection or appeal this notice, please contact this office at (302) 736-7011.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File



CASE NUMBER 14-00001196
PROPERTY ADDRESS 1554 N LITTLE CREEK RD

VIOLATION: 708 QUANTITY: 1
DESCRIPTION: 708 REGRADE EXT PROP AREAS DATE: 4/24/14
LOCATION: LOT

NARRATIVE :
Please remove all excess dirt and construction debris from the vacant lot, regrade, and seed.

ORDINANCE DESCRIPTION :
SECTION PM 302.2 GENERAL REQUIREMENTS

CORRECTIVE ACTION REQUIRED :
REGRADE EXTERIOR PROPERTY AREAS TO PREVENT INFILTRATION OR ACCUMULATION OF WATER

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

OFFICIAL CITATION

Citation # 14-00001196

ROJAN MEADOWS LLC
200 WESTON DR
DOVER DE 19904

Location of Offense: 1554 N LITTLE CREEK RD
Type of Offense: PROPERTY MAINTENANCE-EXTERIOR
Date of Offense: June 30, 2014
Time of Offense: 9:39 AM
Date of Issue: July 1, 2014
Previous Offense, If any - Date:

You are hereby fined for being in violation of the City of Dover Ordinance marked (X) below. Payment must be received by The City of Dover Inspections Dept., 15 Loockerman Plaza, Dover, Delaware prior to July 15, 2014.

Appeals of this citation may be submitted in writing to the City of Dover Inspections Department at the above address. This appeal must be made by the above date and time. Failure to pay this fine may result in the City of Dover seeking collections through an approved collections agency with a collection fee of 35%. The filing of an appeal does not excuse the obligation to pay the initial fine.

If the violation is not corrected, the City reserves the right to use its own resources or those of a contractor to abate the below violation(s) and to bill the owner of the property for such cost plus administrative fees.

Fines will be doubled if not paid within 14 days from the date the fine was issued.

DAVID MCGINNIS
Code Enforcement Officer

Violation: (X) Failure to re-grade exterior property area

Sec No: DCO 22-221/2009 IMPC 302.2 General Requirements

Fine as per code: $100.00

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. DM
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ROJAN MEADOWS LLC
200 WESTON DR
DOVER DE 19904

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X Donna Seibert ☐ Agent ☐ Addressee

B. Received by (Printed Name) Donna Seibert C. Date of Delivery 07/03/14

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type 14-1196
☒ Certified Mail® ☐ Priority Mail Express™
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ Collect on Delivery

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7013 2630 0002 2696 9510

PS Form 3811, July 2013 Domestic Return Receipt

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

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OFFICIAL USE

DM

Postage	$
Certified Fee	6.48
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	¢

14-1196

JUL 02 2014
Postmark Here

USPS

Sent To ROJAN MEADOWS LLC
Street, or PO Box 200 WESTON DR
City, St DOVER DE 19904

PS Form ... Instructions

Inspections & Planning

7013 2630 0002 2696 9510

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

April 24, 2014

ROJAN MEADOWS LLC
200 WESTON DR
DOVER DE 19904

RE: Property address: 1554 N LITTLE CREEK RD
Tax Parcel Number: ED-05-068.20-01-580.000-000
Case Number: 14-00001196

Dear Sir/Madam:

On April 24, 2014, the City of Dover, Department of Inspections conducted an inspection at 1554 N LITTLE CREEK RD.

Attached are the Code violations found during the inspection.

A follow up inspection must be conducted by May 27, 2014, to ensure compliance.

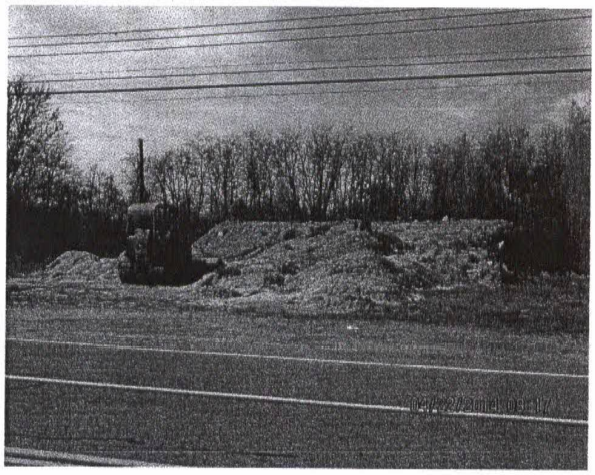
Please contact this office with a date and time convenient for you to conduct the re-inspection. You are not required to contact this office if the re-inspection is for an exterior violation. If you have any questions or would like to schedule your inspection or appeal this notice, please contact me at (302) 736-7011.

If a Citation is enclosed it must be paid for within 14 days of issued date or it automatically doubles.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File



CASE NUMBER 14-00001196
PROPERTY ADDRESS 1554 N LITTLE CREEK RD

VIOLATION: 708 QUANTITY: 1
DESCRIPTION: 708 REGRADE EXT PROP AREAS DATE: 4/24/14
LOCATION: LOT

NARRATIVE :
Please remove all excess dirt and construction debris from the vacant lot, regrade, and seed.

ORDINANCE DESCRIPTION :
SECTION PM 302.2 GENERAL REQUIREMENTS

CORRECTIVE ACTION REQUIRED :
REGRADE EXTERIOR PROPERTY AREAS TO PREVENT INFILTRATION OR ACCUMULATION OF WATER


04/22/2014 09:17


06/30/2014 09:39


08/04/2014 09:15

From: craigbennett59
To: City Clerks Office
Subject: Code Violation # 14-00002641
Date: Friday, September 05, 2014 10:48:53 AM

Appeal violation for placing handrail on Trailor parks steps at owners expense and Owners don't own steps!!! Sgt. Craig Troy Bennett and Francine Larue Bennett 302 399-5367 / 302 399-5375

Sent on a Sprint Samsung Galaxy S® 5

City of Dover

September 12, 2014

Francine Larue Bennett
1061 S. Little Creek Road 93
Dover, DE 19901

Re: Appeal of Property Maintenance Code Citation #14-00001641 - 1061 S. Little Creek Road 93

Dear Ms. Bennett:

I have received your request, dated September 5, 2014, to appeal the decision of the Building Inspector in regard to the citation issued for violations of Chapter 3 - General Requirements, Section 307 - Handrails and Guardrails, 307.1 - General of the 2009 International Property Maintenance Code (enclosed), for your property located at 1061 S. Little Creek Road 93.

A meeting of the Property Maintenance Code Board of Appeals has been scheduled for Friday, September 19, 2014 at 11:00 a.m. in the City Hall Conference Room, 15 Loockerman Plaza, Dover, DE 19901 to hear your appeal.

Please feel free to contact me by e-mail at cityclerk@dover.de.us or by phone at (302) 736-7008 if you have any questions or concerns.

Sincerely,

Traci A. McDowell

Traci A. McDowell, CMC
City Clerk

Enclosure

TAM/dd
S:\APPEALS\2014\Property Maintenance Code Board of Appeals - Citation Appeal - Failure to replace handrail - Francine Larue Bennett - 1061 S Little Creek Rd 93.wpd

cc: Ann Marie Townshend, Dir. of Planning & Community Development
Scott Koenig, City Manager
Nicholas Rodriguez, City Solicitor
William Pepper, Deputy City Solicitor

4. Masonry that has been subjected to any of the following conditions:
   4.1. *Deterioration*;
   4.2. *Ultimate deformation*;
   4.3. Fractures in masonry or mortar joints;
   4.4. Fissures in masonry or mortar joints;
   4.5. Spalling;
   4.6. Exposed reinforcement; or
   4.7. *Detached*, dislodged or failing connections.
5. Steel that has been subjected to any of the following conditions:
   5.1. *Deterioration*;
   5.2. Elastic deformation;
   5.3. *Ultimate deformation*;
   5.4. Metal fatigue; or
   5.5. *Detached*, dislodged or failing connections.
6. Wood that has been subjected to any of the following conditions:
   6.1. *Ultimate deformation*;
   6.2. *Deterioration*;
   6.3. Damage from insects, rodents and other vermin;
   6.4. Fire damage beyond charring;
   6.5. Significant splits and checks;
   6.6. Horizontal shear cracks;
   6.7. Vertical shear cracks;
   6.8. Inadequate support;
   6.9. *Detached*, dislodged or failing connections; or
   6.10. Excessive cutting and notching.

Exceptions:

1. When substantiated otherwise by an *approved* method.
2. Demolition of unsafe conditions shall be permitted when *approved* by the *code official*.

SECTION 307
HANDRAILS AND GUARDRAILS

307.1 General. Every exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp or other walking surface which is more than 30 inches (762 mm) above the floor or grade below shall have *guards*. Handrails shall not be less than 30 inches (762 mm) high or more than 42 inches (1067 mm) high measured vertically above the nosing of the tread or above the finished floor of the landing or walking surfaces. *Guards* shall not be less than 30 inches (762 mm) high above the floor of the landing, balcony, porch, deck, or ramp or other walking surface.

Exception: *Guards* shall not be required where exempted by the adopted building code.

SECTION 308
RUBBISH AND GARBAGE

308.1 Accumulation of rubbish or garbage. All *exterior property* and *premises*, and the interior of every structure, shall be free from any accumulation of *rubbish* or garbage.

308.2 Disposal of rubbish. Every *occupant* of a structure shall dispose of all *rubbish* in a clean and sanitary manner by placing such *rubbish* in *approved* containers.

308.2.1 Rubbish storage facilities. The *owner* of every occupied *premises* shall supply *approved* covered containers for *rubbish*, and the *owner* of the *premises* shall be responsible for the removal of *rubbish*.

308.2.2 Refrigerators. Refrigerators and similar equipment not in operation shall not be discarded, abandoned or stored on *premises* without first removing the doors.

308.3 Disposal of garbage. Every *occupant* of a structure shall dispose of garbage in a clean and sanitary manner by placing such garbage in an *approved* garbage disposal facility or *approved* garbage containers.

308.3.1 Garbage facilities. The *owner* of every dwelling shall supply one of the following: an *approved* mechanical food waste grinder in each *dwelling unit*; an *approved* incinerator unit in the structure available to the *occupants* in each *dwelling unit*; or an *approved* leakproof, covered, outside garbage container.

308.3.2 Containers. The *operator* of every establishment producing garbage shall provide, and at all times cause to be utilized, *approved* leakproof containers provided with close-fitting covers for the storage of such materials until removed from the *premises* for disposal.

SECTION 309
PEST ELIMINATION

309.1 Infestation. All structures shall be kept free from insect and rodent *infestation*. All structures in which insects or rodents are found shall be promptly exterminated by *approved* processes that will not be injurious to human health. After *pest elimination*, proper precautions shall be taken to prevent reinfestation.

309.2 Owner. The *owner* of any structure shall be responsible for *pest elimination* within the structure prior to renting or leasing the structure.

309.3 Single occupant. The *occupant* of a one-family dwelling or of a single-*tenant* nonresidential structure shall be responsible for *pest elimination* on the *premises*.

309.4 Multiple occupancy. The *owner* of a structure containing two or more *dwelling units*, a multiple *occupancy*, a *rooming house* or a nonresidential structure shall be responsible for

Taraila, Tim

From: karen kemp <kkemp1@verizon.net>
Sent: Thursday, September 11, 2014 10:43 AM
To: Taraila, Tim
Subject: #93 Bennett

Per our conversation this morning. Dover East Estates rents mobile home lots (only). We supply electricity up to the outside disconnect and water and sewer up to the point of connection. Any oil tanks, propane tanks, steps, sheds, or other structure on the rental lot is the sole responsibility of the tenant to maintain.

Should you have further questions please do not hesitate to contact me at 674-3917 or at kkemp1@verizon.net

Respectfully,
Karen Kemp (Dover East Estates)

CERTIFICATE OF TITLE

State of Delaware

STOCK NO. 9466179

DIVISION OF MOTOR VEHICLES

DEPARTMENT OF TRANSPORTATION

HOLD TO LIGHT TO VIEW EAGLE WATERMARK

TITLE, TAG AND REGISTRATION NO.	SPECIAL TAG, IF ANY	ODOMETER MILEAGE	
MH7781		0	
MANUFACTURER AND YEAR	MODEL	BODY STYLE	YEARLY FEE
FTWD 1984		HS	
TITLE DATE	EXPIRATION DATE	VEHICLE IDENTIFICATION NO.	
03/04/2014	00/00/000	VAFLIAD27196496	
REG WEIGHT	MOVWR	USE	COLOR
		TRANSFER	

MILEAGE DISCLOSURE NOT REQUIRED

ISSUED TO

LARUE FRANCINE MARIE
1061 S LITTLE CREEK
RD TRLR 93
DOVER DE 19901

20140304888611119DAM 0010000RT MH007781

LIENHOLDER(S)

NONE

1ST LIEN
DATE OF RELEASE _____

LIENHOLDER

AUTHORIZED REPRESENTATIVE

2ND LIEN (IF ANY)
DATE OF RELEASE _____

LIENHOLDER

AUTHORIZED REPRESENTATIVE

3RD LIEN (IF ANY)
DATE OF RELEASE _____

LIENHOLDER

AUTHORIZED REPRESENTATIVE

I, the undersigned, hereby certify that an application for certificate of title has been made for the vehicle described hereon, pursuant to the provisions of the Motor Vehicle Laws of this State, and the applicant named on the face hereon has been duly recorded as the lawful owner of said vehicle. I further certify that the vehicle is subject to the security interests shown hereon, if any. However, the vehicle may be subject to other security interests not filed with this Department. The Department will not be responsible for false or fraudulent odometer statements made in the assignment of the Certificate of Title or for errors made in the recording by the Department.

STOCK NO. 9466179

J Cohan

DIRECTOR, MOTOR VEHICLE DIVISION

PMVADAM

STORE IN A SAFE PLACE
ANY ALTERATIONS, ERASURES, OR MUTILATIONS VOID THIS TITLE

VOID IF ALTERED

DO NOT DETACH UNTIL SOLD - SEE REVERSE SIDE

3/4/14

I Francine Lake Bennett will take full financial responsibility for lot fee of $385.46 per month in the event that Wendy Bowser fails to meet her monthly rent obligation of $385.46 per month To Dare East Estates lot #93.

Francine Lake Bennett

Wendy Bowser

ON THIS 4TH DAY OF MARCH, 2014 FRANCINE MARIE BENNETT & WENDY ANN BOWSER APPEARED BEFORE ME BRIANNA J. WESTOVER A NOTARY PUBLIC FOR THE STATE OF DELAWARE, COUNTY OF KENT.

Brianna Westover

BRIANNA J. WESTOVER NOTARY PUBLIC STATE OF DELAWARE MY COMM EXP 06-04-15

Dover East Estates
1061 S. Little Creek Rd.
Dover, De. 19901

Rental Agreement

This agreement is made this 1ST day of March 2014 by and between Dover East Estates and Wendy Bowser (and) Francine Bennett, individuals.

Also in the home but not considered lease holder are: Meiyah Anthony & Malikh McIvay

For and in consideration of the premises and the mutual promises, covenants and conditions contained herein, the parties hereto agree as follows:

The following terms, conditions and definitions shall apply to this agreement:

911 / Service Address: #93 Pilot Circle

**This is to be given along with your mailing address if you are calling 911 for assistance or delivery of a product or service. Providing this information makes locating your actual location much easier.*

Your mailing address is: #93 Dover East Estates, 1061 S. Little Creek Road, Dover De. 19901

Terms of the rental agreement: ____monthly ____annual ✓ other:

Terms of payment: Monthly

First day of term: 1ST March 2014

Pro-rated rental from: N-A through N-A in the amount of $ 0

Last day of term: 31ST December 2014

Payment: $ 385.46 per month (The breakdown of the payment is: $ 279.81 lot rent, $34.57 daily use of water, $69.58 daily use of sewer and $1.50 R.T.F.)

Total lot rent, water, sewer and R.T.F. for entire term: $ 3,854.60 Plus any additional rent as set forth below.

Maximum number of occupants is Five. See attached listing on application which is incorporated herein as if fully set forth.

Any reference in this rental agreement to '7001 of the Landlord-Tenant Code or other sections of the Code as amended. That is the law that governs the relationship between the landlord and the tenant regarding this rental agreement and which attached herein as **Exhibit "D"**.

E.) Flat top roofs must be kept sealed to prevent damage. Homes will not be permitted to have rusted roof tops. Homes with shingles must be kept well maintained and repaired or replaced when necessary.

F.) Homes must be anchored in accordance with all manufactures guidelines as well as State and County code.

G.) Each home must have a detachable hitch. Hitches are to be stored under the home.

H.) The following construction specifications are mandatory for all homes:

#1. The side walls must be 2" x 4" minimum construction, 16" on center.

#2. Floor decking must be supported by 2" x 6" floor joists.

#3. Homes must be constructed with either cross flooring or outriggers supporting the exterior walls.

Mobile Home Set Up:

1.) The home must be parked on each lot in a uniform manner. Management will oversee the placement of each home.

2.) The set up of the home and the materials to do so must meet all State and County regulations as well as the manufactures guidelines for set up.

3.) The home must be skirted (completely enclosed) with vinyl skirting within thirty (30) days after arrival into the community.

4.) No family will be permitted to occupy a home until it has passed all final inspections and a final certificate of occupancy has been issued.

5.) No personal items are permitted to be moved into a new home until it has been granted a certificate of occupancy.

6.) Skirting must be vinyl. Skirting types permitted are T-Lock, Lifestyles or Dura Built Ever Lock.

7.) Steps for both the front and back door must be present. Fiberglass or wooden steps will be permitted.

8.) Tenants are not permitted to remove the tires and axles from the home.

9.) Exterior antennas are not permitted

10.) Tenants must maintain their mobile homes in a first class condition at all times. This means that the home must be neat in appearance, clean, well painted and skirting kept in top condition at all times. Broken or damaged windows are to be replaced or repaired immediately.

11.) All homes must have at least one frost free faucet.

12.) Aluminum awnings may be attached to the home but may not be enclosed with anything other than original factory materials of screen or glass. Prior written permission must be given by the Landlord.

13.) Factory equipped fireplaces only will be acceptable. No on site built fireplaces will be permitted. All firewood must be stored inside your shed or under your home.

14.) All homes must be equipped with a functioning heater. Gas, oil or electric are permitted. No home will be permitted to remain in the community if it is found to not have a working heater.

15.) House numbers must be attached to the street side of your home in numbers not less than 2" high.

16.) Site built additions and enclosures are NOT permitted.

17.) Decks are permitted with management's approval only.

Addition to the rules:

We cannot stress enough the importance of the speed limit and the stop signs. Anyone who declines to obey the limits we have set forth will not be permitted to remain in the community.

Tenants hereby agree that he/ she will abide by the Rules & Regulations and which is part of Tenants Lease, as well as additional, or amended Rules & Regulations provided that a (60) sixty day written notice is delivered. Violations of these Rules & Regulations shall constitute a breach, and be grounds for eviction.

I have been given the opportunity to review the above described information and all of my questions have been answered to my satisfaction.

Date of notice to current tenants: October 31, 2012
Effective Date: January 1, 2013
New tenants are subject to new Rules immediately

Signed and sealed with our hands this day: 17 *day of* March *the year* 2014

Tenant:

Tenant:

Landlord:

THE RECEIPT OF A COPY OF DOCUMENTS ACKNOWLEDGED

The Tenant(s) hereby acknowledge the receipt of the following and that they have read and understood each document:
Initials Name of document:

AB WB 1. **Fee Schedule,** a copy of which is attached as "Exhibit A."

AB WB 2. **Service Rider,** a copy of which is attached as "Exhibit B."

AB WB 3. **Rental Agreement Summary,** a copy of which is attached hereto as "Exhibit C."

AB WB 4. **Landlord–Tenant Code of 2010,** a copy of which is attached hereto as "Exhibit D"

AB WB 5. **Rules and Regulations,** attached as "Exhibit E."

AB WB 6. **Rental Agreement Transfer Election Form,** a copy of which is attached as "Exhibit F."

A-A KK 7. **Waver of Rights to Existing Rental Agreement,** a copy of which is attached as "Exhibit G."

In witness whereof, the parties have set their hands and seals to this Agreement the day and year below written:

Karen Kemp pm
By: Karen Kemp
Landlord

1st March 2014
Date

Francine Lakin Barrett
Tenant

3/5/14
Date

Wendy Bawsa
Tenant

3-5-14
Date

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

THIRD NOTICE

July 22, 2014

DOVER EAST ESTATES LLC
1061 S LITTLE CREEK RD OFFICE
DOVER DE 19901

RE: Property Address: 1061 S LITTLE CREEK RD 93
Tax Parcel Number: ED-05-077.00-02-010.000-000
Case Number: 14-00001641

Dear Mrs. Kemp:

On May 07, 2014, the City of Dover, Department of Inspections conducted an inspection at 1061 S LITTLE CREEK RD 93. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

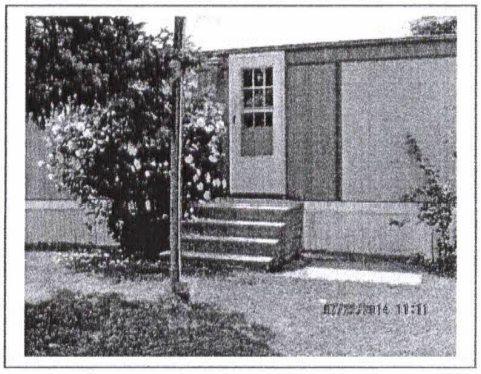
A re-inspection revealed that the violation(s) remain. Enclosed is a Citation for failure to correct the violation(s). **Citations will double if not paid within 14 days of the issue date.** An additional inspection will be conducted by August 22, 2014. Failure to comply will result in an additional citation and if the property is a rental unit, may result in the suspension of the rental license. Contact this office to schedule your inspection.

If you have any questions or would like to schedule your inspection or appeal this notice, please contact this office at (302) 736-7011.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File



CASE NUMBER 14-00001641
PROPERTY ADDRESS 1061 S LITTLE CREEK RD 93

VIOLATION: 382 QUANTITY: 1
DESCRIPTION: 382 REPAIR HANDRAIL DATE: 5/08/14
LOCATION: FRONT DOOR

NARRATIVE :
Please repair or replace the unstable handrail on the front steps and ensure it is installed in a workmanlike manner. ***7/22/14***A handrail is required on any stairway with 4 or more steps. It may not be removed without being replaced by a properly installed handrail.

ORDINANCE DESCRIPTION :
SECTION PM 307.1 GENERAL

CORRECTIVE ACTION REQUIRED :
REPAIR OR REPLACE RAILING OR HANDRAIL

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

THIRD NOTICE

July 22, 2014

WENDY D BOWSER
1061 S LITTLE CREEK RD 93
DOVER DE 199015001

RE: Property Address: 1061 S LITTLE CREEK RD 93
Tax Parcel Number: ED-05-077.00-02-010.000-000
Case Number: 14-00001641

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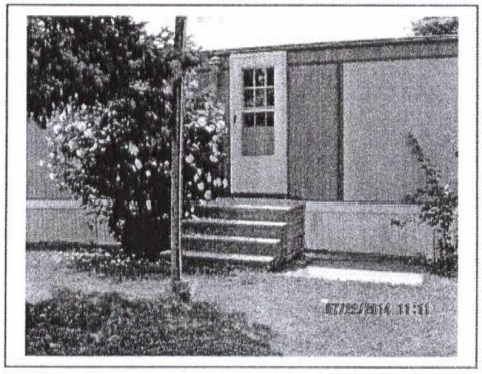
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15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

OFFICIAL CITATION

Citation # 14-00001641

WENDY D BOWSER
1061 S LITTLE CREEK RD 93
DOVER DE 199015001

Location of Offense: 1061 S LITTLE CREEK RD 93
Type of Offense: PROPERTY MAINTENANCE-EXTERIOR
Date of Offense: July 22, 2014
Time of Offense: 11:11 AM
Date of Issue: July 22, 2014
Previous Offense, If any - Date:

You are hereby fined for being in violation of the City of Dover Ordinance marked (X) below. Payment must be received by The City of Dover Inspections Dept., 15 Loockerman Plaza, Dover, Delaware prior to August 05, 2014.

Appeals of this citation may be submitted in writing to the City of Dover Inspections Department at the above address. This appeal must be made by the above date and time. Failure to pay this fine may result in the City of Dover seeking collections through an approved collections agency with a collection fee of 35%. The filing of an appeal does not excuse the obligation to pay the initial fine.

If the violation is not corrected, the City reserves the right to use its own resources or those of a contractor to abate the below violation(s) and to bill the owner of the property for such cost plus administrative fees.

Fines will be doubled if not paid within 14 days from the date the fine was issued.

DAVID MCGINNIS
Code Enforcement Officer

Violation: (X) Failure to replace handrail

Sec No: DCO 22-221/2009 IPMC 307.1 General

Fine as per code: $50.00

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

SECOND NOTICE

June 9, 2014

DOVER EAST ESTATES LLC
1061 S LITTLE CREEK RD OFFICE
DOVER DE 19901

bad mail returned
follow up 7 days

RE: Property Address: 1061 S LITTLE CREEK RD 93
Tax Parcel Number: ED-05-077.00-02-010.000-000
Case Number: 14-00001641

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Attached are the violation(s) found.

A follow up inspection was conducted and the violation(s) still remain. Failure to have the property brought into compliance with the City Codes by July 09, 2014 will result in a citation being issued, and if the property is a rental unit, may result in suspension of the rental license. Fines may be as high as $1,000.00 per day for each day that the violation exists.

Please contact this office with a date and time to conduct your re-inspection. You are not required to contact this office if the re-inspection is for an exterior violation. If you have any questions or would like to schedule your inspection or appeal this notice, please contact me at (302) 736-7011.

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Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File

CASE NUMBER 14-00001641
PROPERTY ADDRESS 1061 S LITTLE CREEK RD 93

VIOLATION: 001 QUANTITY: 1
DESCRIPTION: 001 WORKMANSHIP DATE: 5/08/14
LOCATION: ATTENTION

ORDINANCE DESCRIPTION :
SECTION PM 102.5 ALL REPAIRS AND MAINTENANCE WORK IS TO BE DONE IN A WORKMANLIKE MANNER AND INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS. TO BE WORKMANLIKE THE REPAIR MUST BE PERFORMED IN A MANNER CONSISTENT WITH WORK DONE BY A SKILLED CRAFTSMAN.

CORRECTIVE ACTION REQUIRED :
MAKE ALL REPAIRS IN A WORKMANLIKE MANNER.

VIOLATION: 382 QUANTITY: 1
DESCRIPTION: 382 REPAIR HANDRAIL DATE: 5/08/14
LOCATION: FRONT DOOR

NARRATIVE :
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SECTION PM 307.1 GENERAL

CORRECTIVE ACTION REQUIRED :
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15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

SECOND NOTICE

June 9, 2014

WENDY D BOWSER
1061 S LITTLE CREEK RD 93
DOVER DE 199015001

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City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

May 8, 2014

DOVER EAST ESTATES LLC
1061 S LITTLE CREEK RD OFFICE
DOVER DE 19901

Not Dan

RE: Property address: 1061 S LITTLE CREEK RD 93
Tax Parcel Number: ED-05-077.00-02-010.000-000
Case Number: 14-00001641

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Attached are the Code violations found during the inspection.

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May 8, 2014

WENDY D BOWSER
1061 S LITTLE CREEK RD 93
DOVER DE 199015001

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CORRECTIVE ACTION REQUIRED :
REPAIR OR REPLACE RAILING OR HANDRAIL


07/22/2014 11:11


City of Dover
PO BOX 475
DOVER, DE 19903-0475
Citation # 14-00001641
WENDY D BOWSER
1961 E LITTLE CREEK RD
08/18/2014 10:16

City Of Dover
710 WILLIAMS ST
DOVER, DELAWARE 19904

CERTIFIED MAIL™

7013 2630 0002 2698 6531

UNITED STATES POSTAGE
PITNEY BOWES
02 1R
0002010533
$ 06.48⁰
JUL 24 2014
MAILED FROM ZIP CODE 19904

NAME
1ST NOTICE 7-24-14
2ND NOTICE 7/29
RETURN

WENDY D BOWSER
1061 S LITTLE CREEK RD 93
DOVER DE 19901

UNCLAIMED

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT
OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

WENDY D BOWSER
1061 S LITTLE CREEK RD 93
DOVER DE 19901

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* | C. Date of Delivery

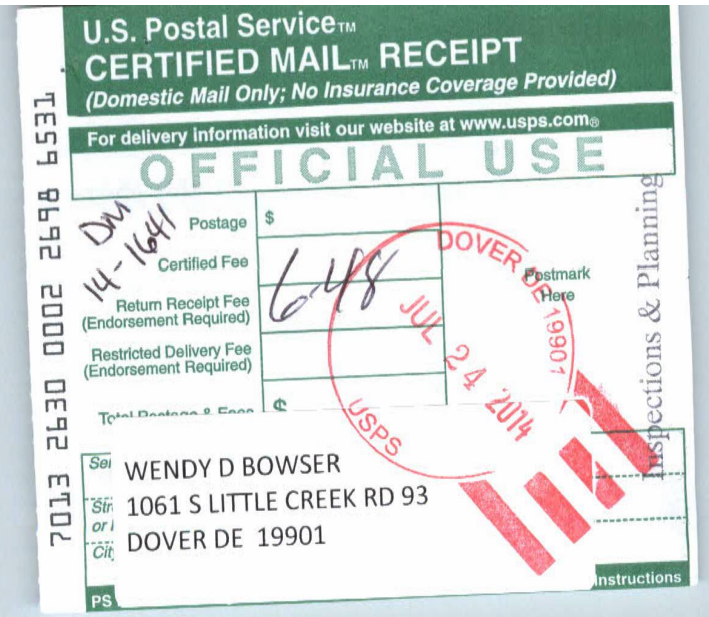
D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type DM 14-1641
☒ Certified Mail® ☐ Priority Mail Express™
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ Collect on Delivery

4. Restricted Delivery? *(Extra Fee)* ☐ Yes

2. Article Number *(Transfer from service label)* 7013 2630 0002 2698 6531

PS Form 3811, July 2013 Domestic Return Receipt



U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)
For delivery information visit our website at www.usps.com®
OFFICIAL USE
DM 14-1641
Postage $
Certified Fee 6.48
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total Postage & Fees $
Postmark Here
DOVER DE 19901 JUL 24 2014 USPS
Inspections & Planning
Sent To WENDY D BOWSER
Street, Apt. No., or PO Box No. 1061 S LITTLE CREEK RD 93
City, State, ZIP+4 DOVER DE 19901
PS Form 3800, August 2006 See Reverse for Instructions
7013 2630 0002 2698 6531

From: Dottie Novak
To: City Clerks Office
Subject: 122 Linden Court
Date: Tuesday, September 09, 2014 7:45:33 AM

RE: 122 Linden Court
Citation 14-00003134-02

To whom it may concern:

I am seeking a removal of the fine I received for the Offenses on August 15th and August 26. I was out of town around the 15th and one of my neighbors put the storm door on my property for my son to dispose of. When I returned from out of town I had an injured foot and was not able to move the door. As for the vehicle parked on the grass. That was because there was not available parking spaces when we returned home. And as a side note when we park in front of a neighbor's house they call City of Dover Police and they come out (even though it is not a no parking area) they ask us to move our vehicle to be neighborly. Which we do, but these couple of neighbors are not neighborly to us.

When my son came into your office to discuss the violation for August 26 he was advised that there was one on August 15. I never received this one.

I would also like to say that I am sorry that you get calls from my neighbors within hours of a different neighbor putting stuff on my property.

If you could please find it in your hearts to waive these two fines. I will be more stern with my neighbors and son to not put things in my front side yard. If it is not in your heart to waive the fines could you please grant me a payment plan as I do not have the funds to pay the fine.

Thank you for taking the time to consider my request. Should you need to contact me regarding this request you may reach me via my cell at 302-528-6523.

Sincerely,

Dorothy Novak

City of Dover

September 12, 2014

Ms. Dorothy Novak
122 Linden Court
Dover, DE 19901

Re: Appeal of Fines - 122 Linden Court
Citation #: 14-00003134-02

Ms. Novak:

I have received your request, dated September 9, 2014, to appeal the fines related to violations of Chapter 3 - General Requirements, Section 302 - Exterior Property Areas, 302.1 - Sanitation of the 2009 International Property Maintenance Code, and Chapter 106 - Traffic and Vehicles, Article III - Stopping, Standing and Parking - Division 1 - Generally, Section 106-130 - Wrecked, nonoperating, or improperly parked or equipped vehicles of the Dover Code, for your property located 122 Linden Court. Copies of the referenced Code sections are enclosed.

A meeting of the Property Maintenance Code Board of Appeals has been scheduled for Friday, September 19, 2014 at 11:00 a.m. in the City Hall Conference Room, 15 Loockerman Plaza, Dover, DE 19901 to hear your appeal.

Please feel free to contact me by e-mail at cityclerk@dover.de.us or by phone at (302) 736-7008 if you have any questions or concerns.

Sincerely,

Traci A. McDowell

Traci A. McDowell, CMC
City Clerk

Enclosures

TAM/dd
S:\APPEALS\2014\Citation Appeal - 122 Linden Ct - Dorothy Novak\Property Maintenance Code Board of Appeals - Receipt of Appeal - 122 Linden Ct - Dorothy Novak.wpd

cc: Ann Marie Townshend, Director of Planning & Community Development
Scott Koenig, City Manager
Nicholas Rodriguez, City Solicitor

CHAPTER 3
GENERAL REQUIREMENTS

SECTION 301
GENERAL

301.1 Scope. The provisions of this chapter shall govern the minimum conditions and the responsibilities of persons for maintenance of structures, equipment and *exterior property*.

301.2 Responsibility. The *owner* of the *premises* shall maintain the structures and *exterior property* in compliance with these requirements, except as otherwise provided for in this code. A person shall not occupy as owner-occupant or permit another person to occupy *premises* which are not in a sanitary and safe condition and which do not comply with the requirements of this chapter. *Occupants* of a *dwelling unit*, *rooming unit* or *housekeeping unit* are responsible for keeping in a clean, sanitary and safe condition that part of the *dwelling unit*, *rooming unit*, *housekeeping unit* or *premises* which they occupy and control.

301.3 Vacant structures and land. All vacant structures and *premises* thereof or vacant land shall be maintained in a clean, safe, secure and sanitary condition as provided herein so as not to cause a blighting problem or adversely affect the public health or safety.

SECTION 302
EXTERIOR PROPERTY AREAS

302.1 Sanitation. All *exterior property* and *premises* shall be maintained in a clean, safe and sanitary condition. The *occupant* shall keep that part of the *exterior property* which such *occupant* occupies or controls in a clean and sanitary condition.

302.2 Grading and drainage. All *premises* shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.

Exception: *Approved* retention areas and reservoirs.

302.3 Sidewalks and driveways. All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.

302.4 Weeds. All *premises* and *exterior property* shall be maintained free from weeds or plant growth in excess of (jurisdiction to insert height in inches). All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

Upon failure of the *owner* or agent having charge of a property to cut and destroy weeds after service of a notice of violation, they shall be subject to prosecution in accordance with Section 106.3 and as prescribed by the authority having jurisdiction. Upon failure to comply with the notice of violation, any duly authorized employee of the jurisdiction or contractor hired by the jurisdiction shall be authorized to enter upon the property in violation and cut and destroy the weeds growing thereon, and the costs of such removal shall be paid by the *owner* or agent responsible for the property.

302.5 Rodent harborage. All structures and *exterior property* shall be kept free from rodent harborage and *infestation*. Where rodents are found, they shall be promptly exterminated by *approved* processes which will not be injurious to human health. After *pest elimination*, proper precautions shall be taken to eliminate rodent harborage and prevent reinfestation.

302.6 Exhaust vents. Pipes, ducts, conductors, fans or blowers shall not discharge gases, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another *tenant*.

302.7 Accessory structures. All accessory structures, including *detached* garages, fences and walls, shall be maintained structurally sound and in good repair.

302.8 Motor vehicles. Except as provided for in other regulations, no inoperative or unlicensed motor vehicle shall be parked, kept or stored on any *premises*, and no vehicle shall at any time be in a state of major disassembly, disrepair, or in the process of being stripped or dismantled. Painting of vehicles is prohibited unless conducted inside an *approved* spray booth.

Exception: A vehicle of any type is permitted to undergo major overhaul, including body work, provided that such work is performed inside a structure or similarly enclosed area designed and *approved* for such purposes.

302.9 Defacement of property. No person shall willfully or wantonly damage, mutilate or deface any exterior surface of any structure or building on any private or public property by placing thereon any marking, carving or graffiti.

It shall be the responsibility of the *owner* to restore said surface to an *approved* state of maintenance and repair.

SECTION 303
SWIMMING POOLS, SPAS AND HOT TUBS

303.1 Swimming pools. Swimming pools shall be maintained in a clean and sanitary condition, and in good repair.

303.2 Enclosures. Private swimming pools, hot tubs and spas, containing water more than 24 inches (610 mm) in depth shall be completely surrounded by a fence or barrier at least 48 inches (1219 mm) in height above the finished ground level measured on the side of the barrier away from the pool. Gates and doors in such barriers shall be self-closing and self-latching. Where the self-latching device is less than 54 inches (1372 mm) above the bottom of the gate, the release mechanism shall be located on the pool side of the gate. Self-closing and self-latching gates shall be maintained such that the gate will positively close and latch when released from an open position of 6 inches (152 mm) from the gatepost. No existing pool enclosure

Sec. 106-130. Wrecked, nonoperating, or improperly parked or equipped vehicles.

(a) *Prohibited.* It shall be unlawful for any person to park any vehicle or permit any vehicle to remain parked on the streets of the city when that vehicle is wrecked, nonoperating or improperly equipped to such an extent that it would be unlawful to drive the vehicle upon the streets of the city in its condition.

(b) *Leaving vehicles on property.* It shall be unlawful for any person in charge or in control of any property within the city, whether as owner, tenant, occupant, lessee or otherwise, to allow any vehicle partially dismantled, stripped, nonoperating or in such disrepair as to render it unable to operate legally on a public street, or a wrecked, junked or discarded vehicle to remain on the property longer than five days or, in the case of operating unregistered or uninspected vehicles, to remain on the property for more than 90 days. No person shall leave such vehicle on any property within the city for a time longer than five days or 90 days in the case of operating unregistered or uninspected vehicles. This subsection shall not apply with regard to a vehicle in an enclosed building or enclosed area designed and approved for such purposes, a vehicle on the premises of a business enterprise or a vehicle in an appropriate storage place or depository maintained in a lawful place and manner by the city. Unregistered or uninspected vehicles whose owners have properly parked and locked them and have notified the department of planning and inspections may be granted extensions of the 90-day limit on the keeping of unregistered or uninspected vehicles by the department of planning and inspections for reasons including but not limited to out-of-state military service, illness, extended travel or other reasons acceptable to the department of planning and inspections.

(c) *Parking in grass.* Vehicles shall not be permitted to be parked in front, side, or rear yards required by appendix B pertaining to zoning, except in approved driveways, garages, carports, or parking pads.

(Code 1968, § 31-81; Code 1981, § 13-37; Ord. of 11-12-1996)

State law reference— *Driving of hazardous vehicles prohibited, 21 Del. C. § 4335.*

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

August 27, 2014

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

ok

RE: Property Address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 14-00003134

Dear Ms. Novak:

On August 15, 2014, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

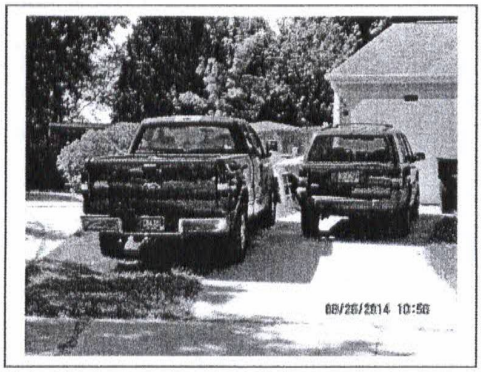
A re-inspection revealed that the violation(s) remain. Enclosed is an additional Citation for failure to correct the violation(s). **Citations will double if not paid within 14 days of the issue date.** An additional inspection will be conducted by September 03, 2014. Failure to comply will result in an additional citation. Contact this office to schedule your inspection.

If you have any questions or would like to schedule your inspection or appeal this notice, please contact this office at (302) 736-7011.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File



CASE NUMBER 14-00003134
PROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 717 QUANTITY: 1
DESCRIPTION: 717 RMV JUNK AND DEBRIS DATE: 8/15/14
LOCATION: SIDE YARD

NARRATIVE :
Please remove all junk and debris from the side yard.
Enclosed is a citation for repeated violations.

ORDINANCE DESCRIPTION :
SECTION PM 302.1 GENERAL REQUIREMENTS/SANITATION

CORRECTIVE ACTION REQUIRED :
REMOVE GARBAGE, TRASH AND/OR JUNK AND DEBRIS FROM
EXTERIOR PROPERTY AREAS

VIOLATION: 707 QUANTITY: 1
DESCRIPTION: 707 VEHICLES PARKED/STORED DATE: 8/27/14
LOCATION: SIDE YARD

NARRATIVE :
Vehicles are not permitted to be parked on the grass.
Please discontinue parking in the side yard.

ORDINANCE DESCRIPTION :
SECTION DCO 106-130 (C) VEHICLES PARKED/STORED APP.SURFACE
TO BE ASPHALT, CONCRETE OR OTHER HARD PAVED SURFACE

CORRECTIVE ACTION REQUIRED :
PARK VEHICLE(S) ON APPROVED PARKING SURFACE

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

OFFICIAL CITATION

Citation # 14-00003134-02

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

Location of Offense: 122 LINDEN CT
Type of Offense: PROPERTY MAINTENANCE-EXTERIOR
Date of Offense: August 26, 2014
Time of Offense: 10:56 AM
Date of Issue: August 27, 2014
Previous Offense, If any - Date: 8/15/14

You are hereby fined for being in violation of the City of Dover Ordinance marked (X) below. Payment must be received by The City of Dover Inspections Dept., 15 Loockerman Plaza, Dover, Delaware prior to September 10, 2014.

Appeals of this citation may be submitted in writing to the City of Dover Inspections Department at the above address. This appeal must be made by the above date and time. Failure to pay this fine may result in the City of Dover seeking collections through an approved collections agency with a collection fee of 35%. The filing of an appeal does not excuse the obligation to pay the initial fine.

If the violation is not corrected, the City reserves the right to use its own resources or those of a contractor to abate the below violation(s) and to bill the owner of the property for such cost plus administrative fees.

Fines will be doubled if not paid within 14 days from the date the fine was issued.

DAVID MCGINNIS
Code Enforcement Officer

Violation: (X) Failure to remove junk and debris (4th citation)

Sec No: DCO 22-221/2009 IPMC 302.1 General Requirements/Sanitation

Fine as per code: $250.00


C84381
E103627
Jeep
08/26/2014 10:56


Ford
C84381
E103627
Jeep
08/26/2014 10:56

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

August 15, 2014

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

Not Done.
Car on grass

RE: Property Address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 14-00003134

Dear Ms. Novak:

On August 15, 2014, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

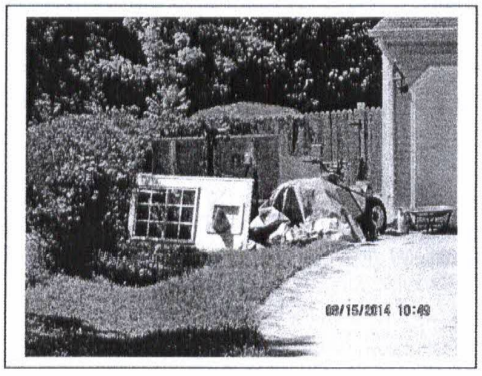
Enclosed is a Citation for repeated violations. **Citations will double if not paid within 14 days of the issue date.** An additional inspection will be conducted by August 25, 2014. Failure to comply will result in an additional citation. Contact this office to schedule your inspection.

If you have any questions or would like to schedule your inspection or appeal this notice, please contact this office at (302) 736-7011.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File



CASE NUMBER 14-00003134
PROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 717 QUANTITY: 1
DESCRIPTION: 717 RMV JUNK AND DEBRIS DATE: 8/15/14
LOCATION: SIDE YARD

NARRATIVE :
Please remove all junk and debris from the side yard.
Enclosed is a citation for repeated violations.

ORDINANCE DESCRIPTION :
SECTION PM 302.1 GENERAL REQUIREMENTS/SANITATION

CORRECTIVE ACTION REQUIRED :
REMOVE GARBAGE, TRASH AND/OR JUNK AND DEBRIS FROM
EXTERIOR PROPERTY AREAS

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

OFFICIAL CITATION

Citation # 14-00003134

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

Location of Offense: 122 LINDEN CT
Type of Offense: PROPERTY MAINTENANCE-EXTERIOR
Date of Offense: August 15, 2014
Time of Offense: 10:49 AM
Date of Issue: August 15, 2014
Previous Offense, If any - Date: 4/15/14

You are hereby fined for being in violation of the City of Dover Ordinance marked (X) below. Payment must be received by The City of Dover Inspections Dept., 15 Loockerman Plaza, Dover, Delaware prior to August 29, 2014.

Appeals of this citation may be submitted in writing to the City of Dover Inspections Department at the above address. This appeal must be made by the above date and time. Failure to pay this fine may result in the City of Dover seeking collections through an approved collections agency with a collection fee of 35%. The filing of an appeal does not excuse the obligation to pay the initial fine.

If the violation is not corrected, the City reserves the right to use its own resources or those of a contractor to abate the below violation(s) and to bill the owner of the property for such cost plus administrative fees.

Fines will be doubled if not paid within 14 days from the date the fine was issued.

DAVID MCGINNIS
Code Enforcement Officer

Violation: (X) Failure to remove junk and debris (3rd citation)

Sec No: DCO 22-221/2009 IMPC 302.1 General Requirements/Sanitation

Fine as per code: $200.00


08/15/2014 10:49


08/15/2014 10:50

Work Order #_____

Customer Service Request

Requested: ☐ **Routine Maintenance:** ☐ **Emergency:** ☐

Address 1	
Address 2	
City	
State/Province	
Zip/Postal Code	
Location	122 Linden Ct - junk and debris stored along side of home.

Reference No:	W006278-080814
Request Status:	Assigned
Service Request Type:	Property Code Violation
Priority:	High
Assigned To:	David McGinnis
Email:	None
Name:	Anonymous User Anonymous User
Phone:	--
Address:	
City:	
State/Province:	
Zip/Postal Code:	
Create Date:	8/8/2014 10:01:00 AM
Update Date:	8/12/2014 7:44:00 AM
Source:	Phone

14- 1052 $100 4/15/14

Employee Responsibility

Note:
All requests are posted as "Open" and will remain on this report until you return this form to customer service as either "Completed" or "No Action Taken".

Action Taken:	Date:_
	Time:
No Action Taken (Reason):	Date:
	Time:

City Of Dover
710 WILLIAMS ST
DOVER, DELAWARE 19904

CERTIFIED MAIL™

7013 2630 0002 2698 6319

UNITED STATES POSTAGE
PITNEY BOWES
02 1R
0002010533
$ 06.48⁰
AUG 19 2014
MAILED FROM ZIP CODE 19904

UNCLAIMED

NAME ZR
1ST NOTICE 7/24
2ND NOTICE 8/25
RETURN 9/4

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT
OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

DOROTHY NOVAK
122 LINDEN CT
DOVER DE 19901

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* | C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

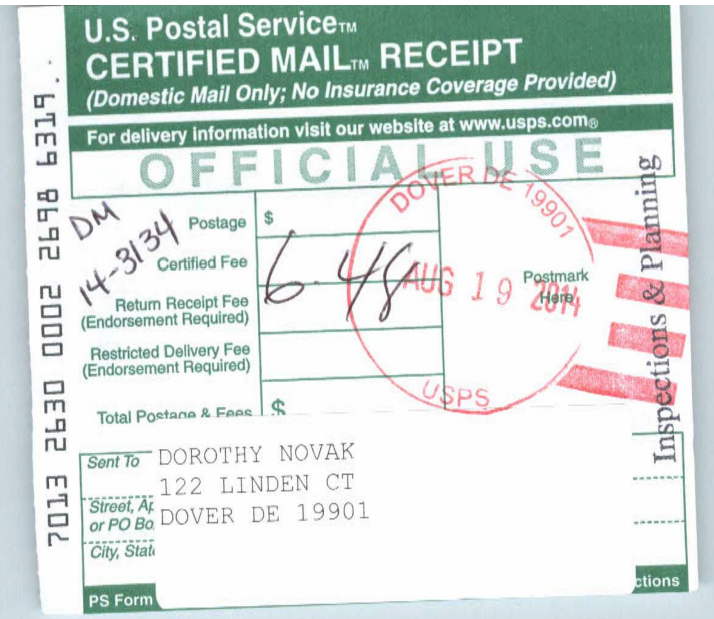
3. Service Type DM 14-3134

☒ Certified Mail® ☐ Priority Mail Express®
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ Collect on Delivery

4. Restricted Delivery? *(Extra Fee)* ☐ Yes

2. Article Number *(Transfer from service label)* 7013 2630 0002 2698 6319

PS Form 3811, July 2013 Domestic Return Receipt



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(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com®

OFFICIAL USE

DM
14-3134

Postage $
Certified Fee 6.48
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total Postage & Fees $

DOVER DE 19901
AUG 19 2014
USPS

Postmark Here

Sent To DOROTHY NOVAK
Street, Ap or PO Bo 122 LINDEN CT
City, Stat DOVER DE 19901

PS Form

ctions

Inspections & Planning

7013 2630 0002 2698 6319

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* Dorothy Novak C. Date of Delivery

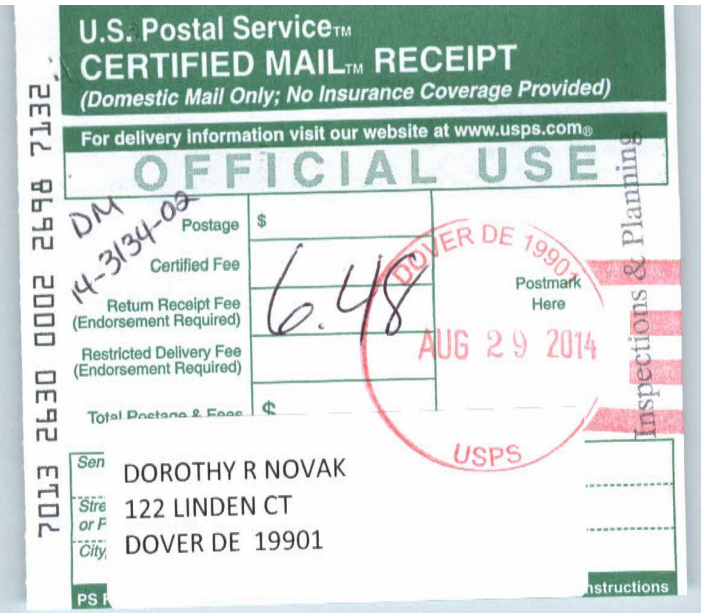
D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type DM 3134-02
☒ Certified Mail® ☐ Priority Mail Express™
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ Collect on Delivery

4. Restricted Delivery? *(Extra Fee)* ☐ Yes

2. Article Number *(Transfer from service label)* 7013 2630 0002 2698 7132

PS Form 3811, July 2013 Domestic Return Receipt



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(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com®

OFFICIAL USE

DM
14-3134-03

Postage $
Certified Fee 6.48
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total Postage & Fees $

DOVER DE 19901
AUG 29 2014
USPS

Postmark Here

Inspections & Planning

7013 2630 0002 2698 7132

Sen DOROTHY R NOVAK
Stre 122 LINDEN CT
or F
City DOVER DE 19901

PS F nstructions

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

April 15, 2014

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

OK

RE: Property Address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 14-00001052

Dear Ms. Novak:

On April 14, 2014, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

Enclosed is a Citation for repeated violations. **Citations will double if not paid within 14 days of the issue date.** An additional inspection will be conducted by April 25, 2014. Failure to comply will result in an additional citation being issued, and the violation may be abated by a City of Dover Contractor. If this occurs, a lien will be placed against the property to cover the cost of abatement. Contact this office to schedule your inspection.

If you have any questions or would like to schedule your inspection or appeal this notice, please contact this office at (302) 736-7011.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File



CASE NUMBER 14-00001052
PROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 717 QUANTITY: 1
DESCRIPTION: 717 RMV JUNK AND DEBRIS DATE: 4/14/14
LOCATION: SIDE YARD

NARRATIVE :
Please remove all trash, debris, junk, and scrap from the exterior property area. Failure to maintain this property in a clean and sanitary manner may result in the property being abated by a City of Dover contractor, and a lien being placed on the property.

ORDINANCE DESCRIPTION :
SECTION PM 302.1 GENERAL REQUIREMENTS/SANITATION

CORRECTIVE ACTION REQUIRED :
REMOVE GARBAGE, TRASH AND/OR JUNK AND DEBRIS FROM EXTERIOR PROPERTY AREAS

VIOLATION: 723 QUANTITY: 1
DESCRIPTION: 723 RMV IMPROPERLY STORED VEH DATE: 4/14/14
LOCATION: TRAILER

NARRATIVE :
All trailers must be stored behind the front setback and screened from adjacent properties. Please ensure the trailer is properly stored.

ORDINANCE DESCRIPTION :
SECTION DZC ART.6 SECTION 1.12 IMP. STORED TRAILERS/BOAT

CORRECTIVE ACTION REQUIRED :
REMOVE OR RELOCATE VEHICLE TO APPROVED LOCATION WITHIN TIME SPECIFIED

VIOLATION: 745 QUANTITY: 1
DESCRIPTION: 745 REMOVE OLD TIRES DATE: 4/14/14
LOCATION: EXTERIOR

NARRATIVE :
Please remove all old tires from the exterior property area.

ORDINANCE DESCRIPTION :
SECTION PM 302.1 EXTERIOR PROPERTY AREAS

CORRECTIVE ACTION REQUIRED :
Remove old or abandoned vehicle tires from exterior property areas - NOTE: The City of Dover sanitation crews WILL NOT pick up tires, contact local tire dealer for disposal.

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

OFFICIAL CITATION

Citation # 14-00001052

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

Location of Offense: 122 LINDEN CT
Type of Offense: PROPERTY MAINTENANCE-EXTERIOR
Date of Offense: April 14, 2014
Time of Offense: 09:58 AM
Date of Issue: April 15, 2014
Previous Offense, If any - Date:

You are hereby fined for being in violation of the City of Dover Ordinance marked (X) below. Payment must be received by The City of Dover Inspections Dept., 15 Loockerman Plaza, Dover, Delaware prior to April 29, 2014.

Appeals of this citation may be submitted in writing to the City of Dover Inspections Department at the above address. This appeal must be made by the above date and time. Failure to pay this fine may result in the City of Dover seeking collections through an approved collections agency with a collection fee of 35%. The filing of an appeal does not excuse the obligation to pay the initial fine.

If the violation is not corrected, the City reserves the right to use its own resources or those of a contractor to abate the below violation(s) and to bill the owner of the property for such cost plus administrative fees.

Fines will be doubled if not paid within 14 days from the date the fine was issued.

DAVID MCGINNIS
Code Enforcement Officer

Violation: (X) Failure to remove junk and debris

Sec No: DC) 22-221/2009 IPMC 302.1 General Requirements/Sanitation

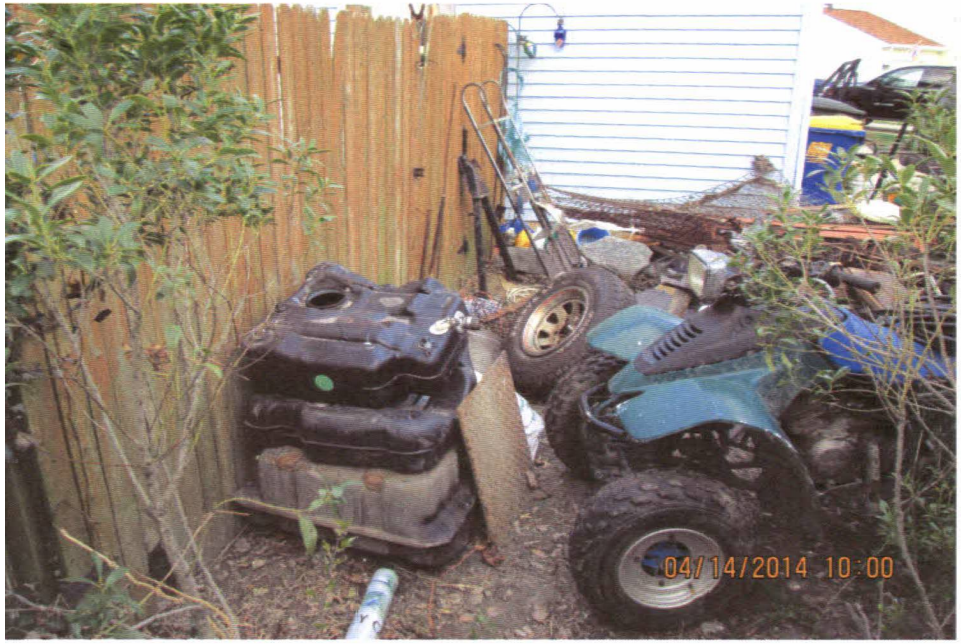
Fine as per code: $100.00


04/14/2014 09:58


04/14/2014 10:00


04/14/2014 09:58


04/14/2014 09:58


04/14/2014 10:00


04/14/2014 10:01


04/14/2014 09:58


04/14/2014 10:00

Work Order #_____

Customer Service Request

Requested: ☐ **Routine Maintenance:** ☐ **Emergency:** ☐

Address 1	
Address 2	
City	
State/Province	
Zip/Postal Code	
Location	122 LINDEN CT - PROPERTY HAS GAS TANKS, SCRAP ALUMINUM SCRAPS, TIRES. EVERYTHING IS THROWN IN THE FRONT YARD. IT IS TERRIBLE! CALLER SAID HE HAS CALLED SEVERAL TIMES. THANK YOU

trailer stored wrong

made contact
Frank Delaney 12C

permission to enter

Reference No:	W005784-040914
Request Status:	Assigned
Service Request Type:	Property Code Violation
Priority:	High
Assigned To:	David McGinnis
Email:	None
Name:	Anonymous User Anonymous User
Phone:	--
Address:	
City:	
State/Province:	
Zip/Postal Code:	
Create Date:	4/9/2014 11:59:00 AM
Update Date:	4/14/2014 9:14:00 AM
Source:	Phone

Employee Responsibility

Note:
All requests are posted as "Open" and will remain on this report until you return this form to customer service as either "Completed" or "No Action Taken".

Action Taken:	Date:_
	Time:
No Action Taken (Reason):	Date:
	Time:

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. DM
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent
☐ Addressee

B. Received by *(Printed Name)*

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

DOVER DE 19901
APR 25 2014
USPS

3. Service Type
☒ Certified Mail® ☐ Priority Mail Express™
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ Collect on Delivery

14-1052

4. Restricted Delivery? *(Extra Fee)* ☐ Yes

2. Article Number
(Transfer from service label) 7013 2630 0002 2696 6328

PS Form 3811, July 2013 Domestic Return Receipt



U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com®

OFFICIAL USE

DM
14-1052

Postage $
Certified Fee 6.48
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total P

Postmark Here

DOVER DE 19901
APR 16 2014
USPS

Sent To DOROTHY R NOVAK
Street, A 122 LINDEN CT
or PO B
City, Sta DOVER DE 19901

PS Form 3800, August 2006 See Reverse for Instructions

7013 2630 0002 2696 6328

Inspections & Plannin

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

THIRD NOTICE

January 7, 2014

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

01c

RE: Property Address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 13-00004331

Dear Ms. Novak:

On December 20, 2013, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

A re-inspection revealed that the violation(s) remain. Enclosed is a Citation for failure to correct the violation(s). **Citations will double if not paid within 14 days of the issue date.** An additional inspection will be conducted by January 14, 2014. Failure to comply will result in an additional citation. Contact this office to schedule your inspection.

If you have any questions or would like to schedule your inspection or appeal this notice, please contact this office at (302) 736-7011.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File



E NUMBER 13-00004331
ROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 745 QUANTITY: 1
DESCRIPTION: 745 REMOVE OLD TIRES DATE: 12/20/13
LOCATION: SIDE YARD

NARRATIVE :

ORDINANCE DESCRIPTION :
SECTION PM 302.1 EXTERIOR PROPERTY AREAS

CORRECTIVE ACTION REQUIRED :
Remove old or abandoned vehicle tires from exterior property areas - NOTE: The City of Dover sanitation crews WILL NOT pick up tires, contact local tire dealer for disposal.

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

OFFICIAL CITATION

Citation # 13-00004331

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

Location of Offense: 122 LINDEN CT
Type of Offense: DOVER CODE OF ORDINANCES
Date of Offense: January 7, 2014
Time of Offense: 1:47 PM
Date of Issue: January 7, 2014
Previous Offense, If any - Date:

You are hereby fined for being in violation of the City of Dover Ordinance marked (X) below. Payment must be received by The City of Dover Inspections Dept., 15 Loockerman Plaza, Dover, Delaware prior to January 21, 2014.

Appeals of this citation may be submitted in writing to the City of Dover Inspections Department at the above address. This appeal must be made by the above date and time. Failure to pay this fine may result in the City of Dover seeking collections through an approved collections agency with a collection fee of 35%. The filing of an appeal does not excuse the obligation to pay the initial fine.

If the violation is not corrected, the City reserves the right to use its own resources or those of a contractor to abate the below violation(s) and to bill the owner of the property for such cost plus administrative fees.

Fines will be doubled if not paid within 14 days from the date the fine was issued.

DAVID MCGINNIS
Code Enforcement Officer

Violation: (X) Failure to remove old tires

Sec No: DCO 22-221/2009 IPMC 302.1 Exterior Property Areas

Fine as per code: $50.00


01/07/2014 13:47


01/07/2014 13:47

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

SECOND NOTICE

December 30, 2013

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

RE: Property Address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 13-00004331

Dear Ms. Novak:

On December 20, 2013, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

A follow up inspection was conducted and the violation(s) still remain. Failure to have the property brought into compliance with the City Codes by January 06, 2014 will result in a citation being issued, and if the property is a rental unit, may result in suspension of the rental license. Fines may be as high as $1,000.00 per day for each day that the violation exists.

Please contact this office with a date and time to conduct your re-inspection. You are not required to contact this office if the re-inspection is for an exterior violation. If you have any questions or would like to schedule your inspection or appeal this notice, please contact me at (302) 736-7011.

If a citation is enclosed it must be paid within 14 days of issued date or it automatically doubles.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

E NUMBER 13-00004331
ROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 745 QUANTITY: 1
DESCRIPTION: 745 REMOVE OLD TIRES DATE: 12/20/13
LOCATION: SIDE YARD

NARRATIVE :

ORDINANCE DESCRIPTION :
SECTION PM 302.1 EXTERIOR PROPERTY AREAS

CORRECTIVE ACTION REQUIRED :
Remove old or abandoned vehicle tires from exterior property areas - NOTE: The City of Dover sanitation crews WILL NOT pick up tires, contact local tire dealer for disposal.

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-7011
Fax: (302) 736-4217

December 20, 2013

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

Tires still there

RE: Property address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 13-00004331

Dear Ms. Novak:

On December 20, 2013, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT.

Attached are the Code violations found during the inspection.

A follow up inspection must be conducted by December 27, 2013, to ensure compliance.

Please contact this office with a date and time convenient for you to conduct the re-inspection. You are not required to contact this office if the re-inspection is for an exterior violation. If you have any questions or would like to schedule your inspection or appeal this notice, please contact me at (302) 736-7011.

If a Citation is enclosed it must be paid for within 14 days of issued date or it automatically doubles.

Sincerely,

D. McGinnis

DAVID MCGINNIS
Code Enforcement Officer

cc: File

CASE NUMBER 13-00004331
PROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 707 QUANTITY: 1
DESCRIPTION: 707 VEHICLES PARKED/STORED DATE: 12/20/13
LOCATION: FRONT YARD

NARRATIVE :
Vehicles are not permitted to be parked on the grass.
Please discontinue parking on the grass.

ORDINANCE DESCRIPTION :
SECTION DCO 106-130 (C) VEHICLES PARKED/STORED APP.SURFACE
TO BE ASPHALT, CONCRETE OR OTHER HARD PAVED SURFACE

CORRECTIVE ACTION REQUIRED :
PARK VEHICLE(S) ON APPROVED PARKING SURFACE

VIOLATION: 745 QUANTITY: 1
DESCRIPTION: 745 REMOVE OLD TIRES DATE: 12/20/13
LOCATION: SIDE YARD

NARRATIVE :

ORDINANCE DESCRIPTION :
SECTION PM 302.1 EXTERIOR PROPERTY AREAS

CORRECTIVE ACTION REQUIRED :
Remove old or abandoned vehicle tires from exterior property
areas - NOTE: The City of Dover sanitation crews WILL NOT
pick up tires, contact local tire dealer for
disposal.


12/20/2013 09:28


TAURUS SE
298995
DELAWARE
12/20/2013 09:28

Work Order #_____

Customer Service Request

Requested: ☐ **Routine Maintenance:** ☐ **Emergency:** ☐

Address 1	
Address 2	
City	
State/Province	
Zip/Postal Code	
Location	122 Linden Ct - MORE JUNK! Different caller, says they started piling it up again.

Reference No:	W005544-121913
Request Status:	Assigned
Service Request Type:	Property Code Violation
Priority:	High
Assigned To:	David McGinnis
Email:	None
Name:	Anonymous User Anonymous User
Phone:	--
Address:	
City:	
State/Province:	
Zip/Postal Code:	
Create Date:	12/19/2013 4:46:36 PM
Update Date:	12/20/2013 7:31:42 AM
Source:	Phone

Car on grass

old tire

Employee Responsibility

Note:
All requests are posted as "Open" and will remain on this report until you return this form to customer service as either "Completed" or "No Action Taken".

Action Taken:	Date:_
	Time:
No Action Taken (Reason):	Date:
	Time:

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X
☐ Agent
☐ Addressee

B. Received by (Printed Name) Nicole Novak — C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

DOVER DE 19901
JAN 10 2014

3. Service Type
☒ Certified Mail® ☐ Priority Mail Express™
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ Collect on Delivery

4. Restricted Delivery? *(Extra Fee)* ☐ Yes

2. Article Number *(Transfer from service label)* 7011 0470 0002 4596 4242

PS Form 3811, July 2013 Domestic Return Receipt


U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)
For delivery information visit our website at www.usps.com®
OFFICIAL USE
Postage
Certified Fee
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total Postage & Fees
Postmark Here
DOVER DE 19901
JAN 0
USPS
Sent
DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901
Inspections & Planning
7011 0470 0002 4596 4242

CASE NUMBER 13-00004092

CASE TYPE / Tax Map Number / ADDRESS	DATE ESTABLISHED / INSPECTOR	STATUS / TENANT NAME	STATUS DATE / TENANT NBR
PROPERTY MAINTENANCE-EXTERIOR	12/05/13	IN COMPLIANCE	12/16/13
ED-05-068.19-02-060.000-000			
122 LINDEN CT	DAVID MCGINNIS		
DOVER DE 199019228			

CASE DATA: FIRST SUMMONS NUMBER
SECOND SUMMONS NUMBER
THIRD SUMMONS NUMBER
FOURTH SUMMONS NUMBER
FIFTH SUMMONS NUMBER

NARRATIVE:

December 5, 2013 8:08:09 AM dlm.	12/05/13
CRM complaint (W005512-120313) about exterior issues on	12/05/13
Linden Ct. Complainant stated neighborhoos is ridiculous.	12/05/13
Complainant gave addresses 122 Linden Ct (junk/debris), 106	12/05/13
Linden Ct (grass up to kneecaps), 111 (trash/lawnmower),	12/05/13
103/110 Linden Ct (cars leaking oil on street). Scrap metal	12/05/13
in side yard.	12/05/13
December 16, 2013 11:39:00 AM dlm.	12/16/13
Debris has been removed. Any further violations will result	12/16/13
in a citation.	12/16/13

NOTICE NAMES: NOVAK,DOROTHY R OWNER

HISTORY:

SCHEDULED	ACTION	STATUS	RESULTED	INSPECTOR	TIME
12/05/13	INSPECTION - FIRST	COMPLETED	12/05/13	DAVID MCGINNIS	
12/05/13	NOTICE - FIRST	ISSUED	12/05/13		
Respond to:	Ms. Novak	Date: 12/12/13			
Send to:	OWNER				
Mail tracking #:					
Name/address:	NOVAK,DOROTHY R 122 LINDEN CT DOVER, DE 19901				
Telephone:					
Fax:					
EMail:					
12/12/13	INSPECTION - SECOND	COMPLETED	12/16/13	DAVID MCGINNIS	
12/16/13	CLOSED CASE	COMPLETED	12/16/13		
				TOTAL TIME:	

VIOLATIONS:

DATE	DESCRIPTION	QTY	CODE	STATUS	RESOLVED
12/05/13	717 RMV JUNK AND DEBRIS	1	717	COMPLIED	12/16/13
	LOCATION: SIDE YARD				
	SECTION PM 302.1 GENERAL REQUIREMENTS/SANITATION				
	NARRATIVE: Please remove all junk and scrap metal from the side yard.				12/05/13
	The property is zoned residential and may not be utilized as				12/05/13

CASE TYPE	DATE ESTABLISHED	STATUS	STATUS DATE
Tax Map Number			
ADDRESS	INSPECTOR	TENANT NAME	TENANT NBR
PROPERTY MAINTENANCE-EXTERIOR	12/05/13	IN COMPLIANCE	12/16/13
ED-05-068.19-02-060.000-000			
122 LINDEN CT	DAVID MCGINNIS		
DOVER DE 199019228			

VIOLATIONS:	DATE	DESCRIPTION	QTY	CODE	STATUS		RESOLVED
	12/05/13	717 RMV JUNK AND DEBRIS	1	717		COMPLIED	12/16/13
		LOCATION: SIDE YARD					
		NARRATIVE: a scrap metal business. Any further violations will result				12/05/13	
		in a citation being issued and may also result in the				12/05/13	
		violation being abated by a City of Dover Contractor and a				12/05/13	
		lien being placed against the property.				12/05/13	


12/04/2013 10:42

CASE NUMBER 13-00003211

CASE TYPE / Tax Map Number / ADDRESS	DATE ESTABLISHED / INSPECTOR	STATUS / TENANT NAME	STATUS DATE / TENANT NBR
PROPERTY MAINTENANCE-EXTERIOR	9/19/13	IN COMPLIANCE	10/11/13
ED-05-068.19-02-060.000-000			
122 LINDEN CT	DAVID MCGINNIS		
DOVER DE 199019228			

CASE DATA: FIRST SUMMONS NUMBER
SECOND SUMMONS NUMBER
THIRD SUMMONS NUMBER
FOURTH SUMMONS NUMBER
FIFTH SUMMONS NUMBER

NARRATIVE:

September 19, 2013 8:30:35 AM dlm.		9/19/13
CRM complaint (W005272-090513) about trash on the property.		9/19/13
September 30, 2013 9:41:15 AM dlm.		9/30/13
Debris placed in improperly stored trailer.		9/30/13

NOTICE NAMES: NOVAK,DOROTHY R OWNER

HISTORY:

SCHEDULED	ACTION	STATUS	RESULTED	INSPECTOR	TIME
9/19/13	INSPECTION - FIRST	COMPLETED	9/19/13	DAVID MCGINNIS	
9/19/13	NOTICE - FIRST	ISSUED	9/19/13		
Respond to:	Ms. Novak	Date: 9/26/13			
Send to:	OWNER				
Mail tracking #:					
Name/address:	NOVAK,DOROTHY R 122 LINDEN CT DOVER, DE 19901				
Telephone:					
Fax:					
EMail:					
9/26/13	INSPECTION - SECOND	COMPLETED	9/30/13	DAVID MCGINNIS	
9/30/13	NOTICE - SECOND	ISSUED	9/30/13		
Respond to:	Ms. Novak	Date: 10/07/13			
Send to:	OWNER				
Mail tracking #:					
Name/address:	NOVAK,DOROTHY R 122 LINDEN CT DOVER, DE 19901				
Telephone:					
Fax:					
EMail:					
10/07/13	INSPECTION - THIRD	COMPLETED	10/11/13	DAVID MCGINNIS	
10/11/13	CLOSED CASE	COMPLETED	10/11/13		
				TOTAL TIME:	

VIOLATIONS:

DATE	DESCRIPTION	QTY	CODE	STATUS	RESOLVED
9/19/13	717 RMV JUNK AND DEBRIS	1	717	COMPLIED	10/11/13

CASE TYPE / Tax Map Number / ADDRESS	DATE ESTABLISHED / INSPECTOR	STATUS / TENANT NAME	STATUS DATE / TENANT NBR
PROPERTY MAINTENANCE-EXTERIOR ED-05-068.19-02-060.000-000 122 LINDEN CT DOVER DE 199019228	9/19/13 DAVID MCGINNIS	IN COMPLIANCE	10/11/13

LOCATION: EXTERIOR
SECTION PM 302.1 GENERAL REQUIREMENTS/SANITATION
NARRATIVE: Please remove all trash, debris, and scrap metal from the exterior property area. — 9/19/13, 9/19/13

9/19/13 745 REMOVE OLD TIRES 1 745 — COMPLIED 10/11/13

LOCATION: EXTERIOR
SECTION PM 302.1 EXTERIOR PROPERTY AREAS
NARRATIVE: Please remove all old tires from the exterior property area. — 9/19/13

9/30/13 723 RMV IMPROPERLY STORED VEH 1 723 — COMPLIED 10/11/13

LOCATION: TRAILER
SECTION DZC ART.6 SECTION 1.12 IMP. STORED TRAILERS/BOAT
NARRATIVE: Trailers must be stored behind the front setback and screened from adjacent properties. Please ensure the trailer is properly stored or removed from the property. — 9/30/13, 9/30/13, 9/30/13

CASE NUMBER 12-00003129

CASE TYPE / Tax Map Number / ADDRESS	DATE ESTABLISHED / INSPECTOR	STATUS / TENANT NAME	STATUS DATE / TENANT NBR
DOVER CODE OF ORDINANCES	10/11/12	IN COMPLIANCE	10/18/12
ED-05-068.19-02-060.000-000			
122 LINDEN CT	DAVID MCGINNIS		
DOVER DE 199019228			

CASE DATA: FIRST SUMMONS NUMBER
SECOND SUMMONS NUMBER
THIRD SUMMONS NUMBER
FOURTH SUMMONS NUMBER
FIFTH SUMMONS NUMBER

NARRATIVE: October 12, 2012 8:47:58 AM dlm. 10/12/12
Writer observed a green Ford Escape parked on the grass in 10/12/12
the front yard. 10/12/12

NOTICE NAMES: NOVAK,DOROTHY R OWNER

HISTORY:

SCHEDULED	ACTION	STATUS	RESULTED	INSPECTOR	TIME
10/11/12	INSPECTION - FIRST	COMPLETED	10/11/12	DAVID MCGINNIS	
10/12/12	NOTICE - FIRST	ISSUED	10/12/12		
Respond to:	Ms. Novak	Date: 10/18/12			
Send to:	OWNER				
Mail tracking #:					
Name/address:	NOVAK,DOROTHY R 122 LINDEN CT DOVER, DE 19901				
Telephone:					
Fax:					
EMail:					
10/18/12	INSPECTION - SECOND	COMPLETED	10/18/12	DAVID MCGINNIS	
10/18/12	CLOSED CASE	COMPLETED	10/18/12		

TOTAL TIME:

VIOLATIONS:

DATE	DESCRIPTION	QTY	CODE	STATUS	RESOLVED
10/11/12	707 VEHICLES PARKED/STORED	1	707	COMPLIED	10/18/12
	LOCATION: FRONT YARD				
	SECTION DCO 106-130 (C) VEHICLES PARKED/STORED APP.SURFACE				
	TO BE ASPHALT, CONCRETE OR OTHER HARD PAVED SURFACE				
	NARRATIVE: Vehicles are not permitted to be parked on the grass.			10/12/12	
	Please discontinue parking vehicles on the grass.			10/12/12	


E101702
DELAWARE


E101702

6/6
OK

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-4457
Fax: (302) 736-4217

May 26, 2011

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

RE: Property address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 11-00001724

Dear Ms. Novak:

On May 26, 2011, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT.

Attached are the Code violations found during the inspection.

A follow up inspection must be conducted by June 06, 2011, to ensure compliance.

Please contact this office with a date and time convenient for you to conduct the re-inspection. You are not required to contact this office if the re-inspection is for an exterior violation. If you have any questions or would like to schedule your inspection or appeal this notice, please contact me at (302) 736-4457.

If a Citation is enclosed it must be paid for within 14 days of issued date or it automatically doubles.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File

CASE NUMBER 11-00001724
PROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 745 QUANTITY: 1
DESCRIPTION: 745 REMOVE OLD TIRES DATE: 5/26/11
LOCATION: DRIVEWAY

ORDINANCE DESCRIPTION :
SECTION PM 302.1 EXTERIOR PROPERTY AREAS

CORRECTIVE ACTION REQUIRED :
Remove old or abandoned vehicle tires from exterior property areas - NOTE: The City of Dover sanitation crews WILL NOT pick up tires, contact local tire dealer for disposal.

5/27
OK

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-4457
Fax: (302) 736-4217

SECOND NOTICE

May 17, 2011

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

RE: Property Address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 11-00001570

Dear Ms. Novak:

On February 4, 2011, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

A follow up inspection was conducted and the violation(s) still remain. Failure to have the property brought into compliance with the City Codes by May 27, 2011 will result in a citation being issued, and if the property is a rental unit, may result in suspension of the rental license. Fines may be as high as $1,000.00 per day for each day that the violation exists.

Please contact this office with a date and time to conduct your re-inspection. You are not required to contact this office if the re-inspection is for an exterior violation. If you have any questions or would like to schedule your inspection or appeal this notice, please contact me at (302) 736-4457.

If a citation is enclosed it must be paid within 14 days of issued date or it automatically doubles.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File

CASE NUMBER 11-00001570
PROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 723 QUANTITY: 1
DESCRIPTION: 723 RMV IMPROPERLY STORED VEH DATE: 5/17/11
LOCATION: DRIVEWAY

NARRATIVE :
Trailers must be stored behind the front setback and screened from adjacent properties. Please move the trailer in the driveway to an approved location or remove it from the property.

ORDINANCE DESCRIPTION :
SECTION DZC ART.6 SECTION 1.12 IMP. STORED TRAILERS/BOAT

CORRECTIVE ACTION REQUIRED :
REMOVE OR RELOCATE VEHICLE TO APPROVED LOCATION WITHIN TIME SPECIFIED

Work Order #_____

Customer Service Request

Requested: **Routine Maintenance:** **Emergency:**

Address 1	
Address 2	
City	
State/Province	
Zip/Postal Code	
Location	122 LINDEN CT - THERE IS A TRAILER BACK IN THE FRONT YARD THAT HAD BEEN REMOVED ONCE BY ORDER OF CODE ENFORCEMENT.

Reference No:	W003170-051711
Request Status:	Assigned
Service Request Type:	Property Code Violation
Priority:	Low
Assigned To:	David McGinnis
Email:	None
Name:	Anonymous User Anonymous User
Phone:	
Address:	
City:	
State/Province:	
Zip/Postal Code:	
Create Date:	5/17/2011 8:06:11 AM
Update Date:	5/17/2011 9:12:24 AM
Source:	Phone

Employee Responsibility

Note:
All requests are posted as "Open" and will remain on this report until you return this form to customer service as either "Completed" or "No Action Taken".

Action Taken: Date:_
Time:

No Action Taken (Reason): Date:
Time:

3125

ok

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

City of Dover

Phone: (302) 736-4457
Fax: (302) 736-4217

SECOND NOTICE

March 11, 2011

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

RE: Property Address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 11-00000301

Dear Ms. Novak:

On February 14, 2011, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT. The inspection revealed one or more City Code Violations on the property.

Attached are the violation(s) found.

A follow up inspection was conducted and the violation(s) still remain. Failure to have the property brought into compliance with the City Codes by March 25, 2011 will result in a citation being issued, and if the property is a rental unit, may result in suspension of the rental license. Fines may be as high as $1,000.00 per day for each day that the violation exists.

Please contact this office with a date and time to conduct your re-inspection. You are not required to contact this office if the re-inspection is for an exterior violation. If you have any questions or would like to schedule your inspection or appeal this notice, please contact me at (302) 736-4457.

If a citation is enclosed it must be paid within 14 days of issued date or it automatically doubles.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File

CASE NUMBER 11-00000301
PROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 717 QUANTITY: 1
DESCRIPTION: 717 RMV JUNK AND DEBRIS DATE: 2/14/11
LOCATION: ATTENTION

NARRATIVE :
Please remove the junk and debris behnid the trailer from the property.

ORDINANCE DESCRIPTION :
SECTION PM 302.1 GENERAL REQUIREMENTS/SANITATION

CORRECTIVE ACTION REQUIRED :
REMOVE GARBAGE, TRASH AND/OR JUNK AND DEBRIS FROM EXTERIOR PROPERTY AREAS

3/10

City of Dover

Division of
Code Enforcement
15 Loockerman Plaza
Dover, DE 19901

Phone: (302) 736-4457
Fax: (302) 736-4217

February 14, 2011

Trailer gone
debris not removed

DOROTHY R NOVAK
122 LINDEN CT
DOVER DE 19901

RE: Property address: 122 LINDEN CT
Tax Parcel Number: ED-05-068.19-02-060.000-000
Case Number: 11-00000301

Dear Ms. Novak:

On February 14, 2011, the City of Dover, Department of Inspections conducted an inspection at 122 LINDEN CT.

Attached are the Code violations found during the inspection.

A follow up inspection must be conducted by February 28, 2011, to ensure compliance.

Please contact this office with a date and time convenient for you to conduct the re-inspection. You are not required to contact this office if the re-inspection is for an exterior violation. If you have any questions or would like to schedule your inspection or appeal this notice, please contact me at (302) 736-4457.

If a Citation is enclosed it must be paid for within 14 days of issued date or it automatically doubles.

Sincerely,

DAVID MCGINNIS
Code Enforcement Officer

cc: File

CASE NUMBER 11-00000301
PROPERTY ADDRESS 122 LINDEN CT

VIOLATION: 723 QUANTITY: 1
DESCRIPTION: 723 RMV IMPROPERLY STORED VEH DATE: 2/14/11
LOCATION: ATTENTION

NARRATIVE :
Trailers must be stored behind the front setback and screened from adjacent properties. Please move the trailer to an area behind the front setback.

ORDINANCE DESCRIPTION :
SECTION DZC ART.6 SECTION 1.12 IMP. STORED TRAILERS/BOAT

CORRECTIVE ACTION REQUIRED :
REMOVE OR RELOCATE VEHICLE TO APPROVED LOCATION WITHIN TIME SPECIFIED

VIOLATION: 717 QUANTITY: 1
DESCRIPTION: 717 RMV JUNK AND DEBRIS DATE: 2/14/11
LOCATION: ATTENTION

NARRATIVE :
Please remove the junk and debris behnid the trailer from the property.

ORDINANCE DESCRIPTION :
SECTION PM 302.1 GENERAL REQUIREMENTS/SANITATION

CORRECTIVE ACTION REQUIRED :
REMOVE GARBAGE, TRASH AND/OR JUNK AND DEBRIS FROM EXTERIOR PROPERTY AREAS

T

Work Order #_____

Customer Service Request

Requested: **Routine Maintenance:** **Emergency:**

Address 1	
Address 2	
City	
State/Province	
Zip/Postal Code	
Location	122 LINDEN CT - ACORN FARMS - THERE IS A TRAILER PARKED BESIDE THE HOME WITH TRASH AND JUNK IN/ON IT. THE CALLER IS TIRED OF LOOKING AT IT.

Reference No:	W002944-020411
Request Status:	Assigned
Service Request Type:	Property Code Violation
Priority:	Low
Assigned To:	David McGinnis
Email:	None
Name:	Anonymous User Anonymous User
Phone:	
Address:	
City:	
State/Province:	
Zip/Postal Code:	
Create Date:	2/4/2011 12:31:27 PM
Update Date:	2/7/2011 12:36:30 PM
Source:	Phone

Employee Responsibility

Note:
All requests are posted as "Open" and will remain on this report until you return this form to customer service as either "Completed" or "No Action Taken".

Action Taken: Date:_
Time:

No Action Taken (Reason): Date:

CASE TYPE / Tax Map Number / ADDRESS	DATE ESTABLISHED / INSPECTOR	STATUS / TENANT NAME	STATUS DATE / TENANT NBR
DOVER CODE OF ORDINANCES ED-05-068.19-02-060.000-000 122 LINDEN CT DOVER DE 199019228	3/27/09 DAVID MCGINNIS	IN COMPLIANCE	4/07/09

CASE DATA: FIRST SUMMONS NUMBER
SECOND SUMMONS NUMBER
THIRD SUMMONS NUMBER
FOURTH SUMMONS NUMBER
FIFTH SUMMONS NUMBER

NARRATIVE: Writer was forwarded a voicemail from Tim Taraila about a car parked on the grass. Writer observed a green Ford Focus (DE tag #804137) parked on the grass in the front yard.
March 27, 2009 12:39:05 PM dlm — 3/27/09

NOTICE NAMES: NOVAK,DOROTHY R OWNER

HISTORY:

SCHEDULED	ACTION	STATUS	RESULTED	INSPECTOR	TIME
3/27/09	INSPECTION - FIRST	COMPLETED	3/27/09	DAVID MCGINNIS	
3/27/09	NOTICE - FIRST	ISSUED	3/27/09		
Respond to:	Ms. Novak	Date: 4/03/09			
Send to:	OWNER				
Mail tracking #:					
Name/address:	NOVAK,DOROTHY R 122 LINDEN CT DOVER, DE 19901				
Telephone:					
Fax:					
EMail:					
4/03/09	INSPECTION - SECOND	COMPLETED	4/07/09	DAVID MCGINNIS	
4/07/09	CASE CLOSED	COMPLETED	4/07/09		
	NARRATIVE:			0/00/00	
				TOTAL TIME:	

VIOLATIONS:

DATE	DESCRIPTION	QTY	CODE	STATUS	RESOLVED
3/27/09	707 VEHICLES PARKED/STORED LOCATION: FRONT YARD	1	707	COMPLIED	4/07/09

SECTION DCO 106-130 (C) VEHICLES PARKED/STORED APP.SURFACE TO BE ASPHALT, CONCRETE OR OTHER HARD PAVED SURFACE
NARRATIVE: Vehicles are not permitted to be parked on the grass. Please move the green Ford Focus (DE tag #804137) off of the grass and onto an approved parking surface. — 3/27/09

CASE NUMBER 02-00001749

CASE TYPE / Tax Map Number / ADDRESS	DATE ESTABLISHED / INSPECTOR	STATUS / TENANT NAME	STATUS DATE / TENANT NBR
PROPERTY MAINTENANCE-EXTERIOR	8/28/02	IN COMPLIANCE	8/28/02
ED-05-068.19-02-060.000-000			
122 LINDEN CT	TIM TARAILA		
DOVER DE 199019228			

CASE DATA: FIRST SUMMONS NUMBER
SECOND SUMMONS NUMBER
THIRD SUMMONS NUMBER
FOURTH SUMMONS NUMBER
FIFTH SUMMONS NUMBER

NOTICE NAMES: NOVAK,DOROTHY R OWNER

HISTORY:

SCHEDULED	ACTION	STATUS	RESULTED	INSPECTOR	TIME
8/13/02	INSPECTION - FIRST	COMPLETED	8/13/02	TIM TARAILA	
8/14/02	NOTICE - FIRST	ISSUED	8/14/02		
Respond to:	MS. DOROTHY R NOVAK	Date: 8/28/02			
Send to:	OWNER				
Mail tracking #:					
Name/address:	NOVAK,DOROTHY R 122 LINDEN CT DOVER, DE 19901				
Telephone:					
Fax:					
EMail:					
8/28/02	INSPECTION - SECOND	COMPLETED	8/28/02	TIM TARAILA	
8/28/02	NOTICE - FINAL	ISSUED	8/28/02		
Respond to:	MS. DOROTHY NOVAK	Date: 0/00/00			
Send to:	OWNER				
Mail tracking #:					
Name/address:	NOVAK,DOROTHY R 122 LINDEN CT DOVER, DE 19901				
Telephone:					
Fax:					
EMail:					
8/28/02	CASE CLOSED	COMPLETED	8/28/02		

TOTAL TIME:

VIOLATIONS:

DATE	DESCRIPTION	QTY	CODE	STATUS	RESOLVED
8/14/02	717 RMV JUNK AND DEBRIS	1	717	COMPLIED	8/28/02
	LOCATION: REAR YARD				
	SECTION PM 302.1 GENERAL REQUIREMENTS/SANITATION				
	NARRATIVE: REMOVE THE PILE OF LUMBER, PLYWOOD, TARP AND ANY OTHER			8/14/02	
	DEBRIS FROM THE REAR YARD TO AN APPROVED STORAGE AREA OR			8/14/02	
	FACILITY.			8/14/02	
8/14/02	723 RMV IMPROPERLY STORED VEH	1	723	COMPLIED	8/28/02

CASE TYPE / Tax Map Number / ADDRESS	DATE ESTABLISHED / INSPECTOR	STATUS / TENANT NAME	STATUS DATE / TENANT NBR
PROPERTY MAINTENANCE-EXTERIOR	8/28/02	IN COMPLIANCE	8/28/02
ED-05-068.19-02-060.000-000			
122 LINDEN CT	TIM TARAILA		
DOVER DE 199019228			

LOCATION: SIDE YARD
SECTION DZC ART.6 SECTION 1.12 IMP. STORED TRAILERS/BOAT
NARRATIVE: REMOVE THE TRAILER FROM THE FRONT YARD TO AN APPROVED 8/14/02
PARKING SURFACE AND HAVE THE TRAILER SCREENED FROM ADJACENT 8/14/02
PROPERTIES. 8/14/02

8/14/02 707 VEHICLES PARKED/STORED 1 707 COMPLIED 8/28/02

LOCATION: SIDE YARD
SECTION DCO 106-130 (C) VEHICLES PARKED/STORED APP.SURFACE
TO BE ASPHALT, CONCRETE OR OTHER HARD PAVED SURFACE
NARRATIVE: REMOVE THE BLUE 4-DOOR TOYOTA FROM THE SIDE YARD TO AN 8/14/02
APPROVED PARKING SURFACE. IF THE VEHICLE IS NOT PROPERLY 8/14/02
REGISTERED, THE OWNER HAS 90 DAYS TO REMOVE THE VEHICLE 8/14/02
FROM THE PROPERTY OR HAVE THE VEHICLE REGISTERED. 8/14/02