



TO: Lee D. Garrity, City Manager
FROM: Jamison Roe, Building Inspector
DATE: December 6, 2022
SUBJECT: Report to the City Manager – 1415/1417/1419 N. Liberty Street
CC: Aaron King, Assistant City Manager

Bryce A. Stuart Municipal Building
100 E. First St., Suite 328
P.O. Box 2511
Winston-Salem, NC 27102
City Link 311 (336.727.8000)
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REPORT TO THE CITY MANAGER PURSUANT TO SECTION 10-36.7 OF THE CITY CODE

Pursuant to N.C.G.S. § 160D-1119 and Section 10-36.1(a) of the City Code, I declared the building located at 1415/1417/1419 N. Liberty Street, also known as Parcel ID: 6836-52-4580.000, to be unsafe. Notice of the unsafe building declaration and an administrative hearing was mailed to the owner of record on August 19, 2022.

On September 6, 2022, the City and the property owner entered into a Consent Order. All parties agreed that the building (i) constitutes a fire or safety hazard; (ii) is dangerous to life, health or other property; (iii) is likely to cause or contribute to blight, disease, vagrancy or danger to children; or (iv) is considered by the City to have a tendency to attract persons intent on criminal activities or other activities that would constitute a public nuisance. All parties further agreed that the building at 1415/1417/1419 N. Liberty Street would be demolished and removed by the property owner on or before November 28, 2022.

All required notices have been served and the time granted for compliance has expired. The owner has not complied with the Consent Order to repair or demolish the building. Pursuant to Section 10-36.9 of the City Code, City Council shall hold a hearing to determine if the building in question is in such a dilapidated or substandard state of disrepair as to constitute a fire or safety hazard, or to be dangerous to life, health or other property, or is a public nuisance, and if the owner of the building has failed or refused to abate the nuisance and remove the hazards found to exist.

Upon such finding, City Council may cause the demolition and removal of the building and specially assess the cost of such work against the lot or parcel of land. Pursuant to Section 10-36.7 of the City Code, I hereby request that this report be placed on the January 3, 2023 agenda of the City Council.



Call 311 or 336-727-8000

citylink@cityofws.org

City Council: Mayor Allen Joines; Denise D. Adams, Mayor Pro Tempore, North Ward; Barbara Hanes Burke, Northeast Ward; Robert C. Clark, West Ward; John C. Larson, South Ward; Jeff MacIntosh, Northwest Ward; Kevin Mundy, Southwest Ward; Annette Scippio, East Ward; James Taylor, Jr., Southeast Ward; City Manager: Lee D. Garrity

County Commissioners: David R. Plyler, Chairman; Don Martin, Vice Chair, Fleming El-Amin; Ted Kaplan; Richard V. Linville; Tonya McDaniel; Gloria D. Whisenhunt; County Manager: Dudley Watts, Jr.