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BK 7509 PG 1998

E 3249816 B 7509 P 1998-1999
RICHARD T. NAUGHAN
DAVIS COUNTY, UTAH RECORDER
05/08/2020 02:35 PM
FEE \$0.00 Pgs: 2
DEP RTT REC'D FOR CLEARFIELD CITY
CORPORATION

DEFAULT JUDGMENT

Code Compliance Division
55 South State Street
Clearfield, Utah 84015
(801) 525-2845

OFFICE USE ONLY

CASE Number: 20-00312
PARCEL: 09-288-0005

Name of Responsible Person(s): ASSOCIATION OF UNIT OWNERS OF FALCON PLAZA COMMERCIAL COND
Mailing Address: 1295 S STATE, Clearfield, UT 84015
Date of Notice of Violation: Monday, March 16, 2020
Place of Violation Occurrence: 1295 S STATE Date of Review: May 5, 2020

Property Description:

COMMON AREA AS DEFINED BY THE PLAT OF FALCON PLAZA COMMERCIAL CONDOMINIUMS, RECORDED 04/01/1999, E# 1501225 BK 2476 PG 175. CONTAINS 1.22 ACRES. (THE INFORMATION SHOWN ON THIS PARCEL NUMBER IS FOR REFERENCE PURPOSES ONLY AND THIS PARCEL IS NOT TO BE CONSTRUED AS A TAXABLE PARCEL OF LAND.)

Summary of Notice of Violation:

3/17/2020: Received complaint about homeless people living behind the building. Upon inspection, observed trailers parked on the East side of the property as well as a bike/tent setup. Mobile living situation also existed on February 11th when complaint was originally received. In addition, landscaping has not been maintained on the property. The retention basin has overgrown weeds and unfinished landscaping. Photo evidence added to case file, created and mailed NOV to information on record with Davis county; ASSOCIATION OF UNIT OWNERS OF FALCON PLAZA COMMERCIAL CONDOMINIUMS, (THOMASON, DAVID B & GILENE M), 1295 SOUTH STATE ST UNIT A, CLEARFIELD, UT 84015 & (JACOB, JEFFEREY L & YE S), 1295 SOUTH STATE ST UNIT B, CLEARFIELD, UT 84015.

Affirmed Administrative Penalty and Costs:

The responsible person(s), having failed to timely request a hearing, following service of the notice at issue, or having failed to attend and participate in a requested hearing, is hereby found to be in Default in the amount of \$ 700.00. All fees shall be paid to the Clearfield City Customer Service Center on the First Floor of the Clearfield City Hall, 55 South State Street, Clearfield, Utah 84015. A default judgment is final and non-appealable. All penalties may be filed with the County recorder as a lien on the listed property, and the City may abate the violations at the owner's expense.

RETURNED

MAY 08 2020

Further Information regarding a default judgment and how to request to set aside a default judgment, as well as the entire Administrative Code Enforcement Procedures can be found online in the Clearfield Municipal Code, at clearfieldcity.org



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Required Action by Responsible Person(s):

All weeds and vegetation cannot exceed six (6) inches in height. Mow weeds and remove all trimmings from the property. Remove all objects that creates a harborage for rodents or pests specifically old larps, boxes, or objects that are not being used as intended for. All motorhomes cannot be used for extended living. All motorhomes shall be removed from the property if they are being used for extended living. Occupancy cannot extend beyond 14 days in a row and 30 days within a year, both time frames have expired. Additional living in the motorhomes is prohibited.

Landscape requirements and standards for businesses shall be followed.

Payment of the monetary penalty does not relieve the responsible person(s) of the duty to correct the violation. Once the violations have been corrected and/or stopped, the responsible person(s) shall request a compliance inspection and a Notice of Compliance form from the Code Compliance Division to bring this matter to a conclusion. A re-inspection fee of **\$150.00** must be paid in advance of scheduling a re-inspection.

Performance Bond Required: Yes No Amount: \$ N/A

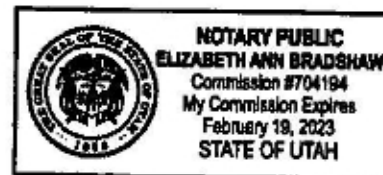
IT IS SO ORDERED, this 5 day of May, 2020

Kelly Bennett

Law Judge - Clearfield City Administrative Law Judge

Subscribed and sworn before me this 6th day of May, 2020

Elizabeth Ann Bradshaw
Notary public residing in Davis County. My commission expires on 02/19/2023



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