

COPY

RESOLUTION

WHEREAS, on August 4, 2023, the Public Officer of the Town of Murphy entered an Order in the matter of the Town of Murphy versus Ingenious Global Properties, LLC, a Massachusetts Limited Liability Company, Property Owner, File No. 23-001, which determined that the abandoned structure located on the property at 28 Texana Road, Murphy, North Carolina, was a health hazard and a safety hazard and ordered the Property Owner, Ingenious Global Properties, LLC, a Massachusetts Limited Liability Company, to repair, alter, and improve the abandoned structure so as to eliminate the conditions creating the health hazard and safety hazard or removal or demolition the abandoned structure within 90 days August 8, 2023; and

WHEREAS, the Property Owner, Ingenious Global Properties, LLC, a Massachusetts Limited Liability Company, failed to comply with the Order for the repair, alteration, or improvement, or the removal or demolition of the abandoned structure whatsoever within 90 days of August 8, 2023, or thereafter; and

WHEREAS, at a regular meeting on November 6, 2023, the Board of Commissioners of the Town of Murphy, North Carolina, adopted and passed an Ordinance ordering the Public Officer of the Town of Murphy to proceed to effectuate the purpose of Article 12 of Chapter 160D of the General Statutes of the State of North Carolina with respect to the property of Ingenious Global Properties, LLC, a Massachusetts Limited Liability Company, located at 28 Texana Road, Murphy, North Carolina; and

WHEREAS, the project has been completed; and

WHEREAS, the costs of the project have been presented and the Board of Commissioners ascertained the total cost thereof; and

WHEREAS, pursuant to North Carolina General Statutes Section 160D-1203(7)(a) the amount of the cost of demolition and removal by the Public Officer shall be a lien against the real property upon which the cost was incurred which lien shall be filed, have the same priority, and be collected as the lien for special assessment provided in Article 10 of Chapter 160A of the General Statutes of the State of North Carolina.

NOW, THEREFORE, IT IS RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWN OF MURPHY:

1. That the total cost of the project to demolish and remove the abandoned structure located on the property at 28 Texana Road, Murphy, North Carolina, owned by Ingenious Global Properties, LLC, a Massachusetts Limited Liability Company, so as to eliminate the conditions constituting a health hazard and a safety hazard was \$5,801.00.

2. That the Town Clerk of the Town of Murphy is hereby directed to prepare a Preliminary Lien Roll which shall contain a brief description of the lot, parcel or tract of land upon which the lien is levied, the basis for the lien, the amount of the lien, the terms of payment, and the name of the owner of the parcel of land as far as can be ascertained by the Cherokee County Tax records.

3. That the Town Clerk of the Town of Murphy shall file the preliminary lien roll in the office of the Town Clerk of Town of Murphy where it shall be available for public inspection.

4. That the Board of Commissioners of the Town of Murphy, North Carolina, shall hold a public hearing on the Preliminary Lien Roll at 5:00 p.m. on March 4, 2024, in the Annex to the Murphy Electric Power Board Building, 5 Wofford Street, Murphy, North Carolina, 28906.

5. That the Town Clerk of the Town of Murphy is directed to publish notice of said public hearing on the Preliminary Lien Roll in a newspaper having general circulation in the Town of Murphy at least 10 days prior to the date of the public hearing.

6. That the Town Clerk is also hereby directed to mail notice of the hearing on the Preliminary Lien Roll to Ingenious Global Properties, LLC, a Massachusetts Limited Liability Company, the owner of the property, at least 10 days before the hearing, which notice shall give notice of the time and place of the hearing, shall note the availability of the Preliminary Lien Roll for inspection in the Town Clerk's office, and shall state the amount of the lien against the property of the owner as shown on the Preliminary Lien Roll.

7. That the Town Clerk shall file with the Board of Commissioners a certificate showing the notice was mailed by first-class mail and on what date.

ADOPTED AND PASSED by unanimous vote of the Board of Commissioners of the Town of Murphy, North Carolina, at a regular meeting on the 5th day of February, 2024.

Commissioner

Commissioner

Commissioner

Commissioner

Commissioner

Commissioner