



## Agenda Commentary

**May 10, 2023**

**Subject:** 1015/1023 Gary Blvd.

**Staff Source:** Toby Anders Code Enforcement Officer

**History/Background Information:** The property located at 1015/1023 Gary Blvd. is owned by Megh Raj LLC which is the Mid Town Travel Inn. The Motel has not had active water service since February 2018, and since that time it has been an ongoing issue to keep the rooms secure. The City of Clinton began notifying the owner of the property by mail of the nuisances at that location. The violations include grass, weeds, trash, debris, and unsecured structures which the last violation was sent on February 14, 2023. Due to the rooms being unsecured this property has been an attractive location for vagrants and other illegal activities to occur, with this type of activity it does create a fire hazard to the surrounding properties. This property also has a swimming pool located at that location that has become unsecure, that creates another life safety hazard for the public.

A handwritten signature in black ink, appearing to read "Toby Anders".

Toby Anders

Code Enforcement Officer

City of Clinton

**5-2-3: PROHIBITED CONDITIONS; RESPONSIBILITY; NUISANCE DECLARED:**

It shall be unlawful to allow the accumulation of trash or the growth of weeds upon any property to include adjoining alleyways, street rights-of-way, or easements in all zoning districts in the City of Clinton. Provided that properties zoned A-1 shall be exempt from application of this section. The City Council hereby finds and determines that weeds and/or trash that are located in any place where it is visible from a public place or public right-of-way is detrimental to the safety and welfare of the general public, tends to reduce the value of private property, invites vandalism, creates fire hazards, constitutes an unattractive nuisance creating a hazard to the health and safety of minors, and is detrimental to the economic welfare and economic development of the City, by producing urban blight which is adverse to the maintenance and continuing development of the City, and is a public nuisance. (Ord. 979, 7-6-2017)

**5-2-4: NOTICE TO PROPERTY OWNER; ABATEMENT; COSTS; LIEN:**

A. Notice; Hearing: At least ten (10) days' notice shall be given to the owner of the property by certified mail at the address shown by the current year's tax rolls in the county treasurer's office before the city manager holds a hearing or takes action pursuant to this chapter. The notice shall order the property owner to clean the property of trash, or to cut or mow the weeds or grass on the property, as appropriate, and the notice shall further state that unless such work is performed within ten (10) days of the date of the notice, the work shall be done by the city and a notice of lien shall be filed with the county clerk against the property for the costs due and owing the city. At the time of mailing of notice to the property owner, the city shall obtain a receipt of mailing from the postal service, which receipt shall indicate the date of mailing and the name and address of the mailee. However, if the property owner cannot be located within ten (10) days from the date of mailing by the city manager, notice may be given by posting a copy of the notice on the property or by publication, as defined in 11 Oklahoma Statutes section 1-102, one time not less than ten (10) days prior to any hearing or action by the city.

# PROOF OF PUBLICATION CLINTON DAILY NEWS

522 Avant Ave. • Clinton, OK 73601 • (580)-323-5151 • cdnlegals@swbell.net

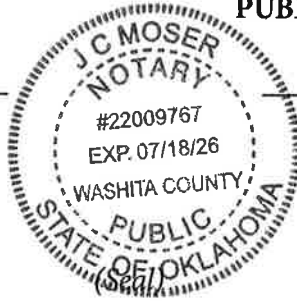
I, Rodney J. Serfoss, of lawful age, being duly sworn upon oath, deposes and says that I am the Editor & Publisher of The Clinton Daily News, a daily publication that is a "legal newspaper" as that phrase is defined in 25 O.S. Section 106 for the City of Clinton, for the County of Custer, in the State of Oklahoma, and that the attachment hereto contains a true and correct copy of what was actually published in said legal newspaper issues on the following dates:

INSERTION DATE(S) May 2, 2023

PUBLICATION FEE.....\$ 21.60

Publisher

Signed and sworn to before me this 2nd day  
of May, 2023.



J.C. Moser

Notary Public

My Commission expires: 07/18/2026

Commission #22009767

*(Proof modified to fit on 8 1/2 x 11 page)*

Legal Notice No. LPXLP 27377  
(Published in The Clinton Daily  
News May 2, 2023)

#### NOTICE OF HEARING

April 27, 2023

Owner: Megh Raj LLC  
1015 Gary Blvd.  
Clinton, OK 73601

RE: Clinton Original Addition,  
Lots 13-21 Block 21, City  
of Clinton, Custer County  
Oklahoma  
Address: 1015/1023 Gary Blvd.

You are hereby notified that  
on the 16<sup>th</sup> day of May 2023,  
at 5:30p.m. At the City Hall of  
the City of Clinton, Oklahoma,  
the City Council of the City  
of Clinton, Oklahoma, shall  
hold a hearing to condemn  
the structure located on the  
aforedescribed property.

If you desire to contest  
the condemnation of said  
structure(s) on the aforesaid  
property, you shall appear at  
said hearing on the aforesaid  
date.

/s/ Toby Anders  
Toby Anders  
City of Clinton

Code Enforcement  
Officer



**NOTICE OF I**

April 27, 2023

Owner: Megh Raj LLC  
1015 Gary Blvd.  
Clinton, OK 73601

7006 2760 0000 6823 9598

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

For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

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

Postmark Here  
*4/28/23*

Sent To  
*Megh Raj LLC*

Street, Apt. No.,  
or PO Box No.

City, State, ZIP+4  
*Notice of Hearing*

PS Form 3800, August 2006 See Reverse for Instructions

RE: Clinton Original Addition, Lots 13-21 Block 21, City of Clinton, Custer County Oklahoma  
Address: 1015/1023 Gary Blvd.

You are hereby notified that on the **16<sup>th</sup> day of May 2023, at 5:30p.m.** At the City Hall of the City of Clinton, Oklahoma, the City Council of the City of Clinton, Oklahoma, shall hold a hearing to condemn the structure located on the aforescribed property.

If you desire to contest the condemnation of said structure(s) on the aforesaid property, you shall appear at said hearing on the aforesaid date.

Toby Anders  
City of Clinton  
Code Enforcement Officer

## AFFIDAVIT OF POSTING

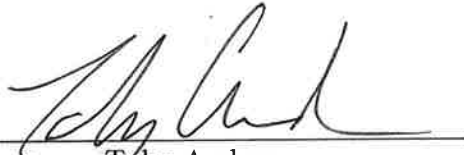
State of Oklahoma,  
County of Custer,  
City of Clinton,

I, Toby Anders Code Enforcement Officer for the City of Clinton, Custer County, Oklahoma, being first duly sworn, upon oath, certify that I posted a true and correct copy of the foregoing

“Notice of Hearing”

Owner: Megh Raj LLC  
Legal: Lots 13-21 Block 21, Original Addition Clinton, Custer County OK  
Address: 1015/1023 Gary Blvd.

On the 28<sup>th</sup> Of April, 2023, at 8:57 A.M.



Toby Anders  
Code Enforcement Officer  
City of Clinton

Subscribed and sworn to before me this 28<sup>th</sup> day of April, 2023

My commission expires: 7-06-23

Notary Public A Arizo





4/28/23, 8:57 AM  
+35.515621,-98.972629  
W Gary Blvd, Custer County



4/28/23, 8:57 AM  
+35.515481,-98.972606  
W Gary Blvd, Custer County