



8540 Kenwood Road  
Sycamore Twp, OH  
45236-2010  
PH (513) 791-8447  
FX (513) 792-8564

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May 17, 2018

SMITH JEFFREY C & MELISSA  
6066 BAYBERRY DR  
CINCINNATI OH 45242-8024

**NOTICE OF VIOLATION**

**RE: Sycamore Township Code Violations**

Case: SYCC180152  
Parcel ID: 060000930135  
Via certified and ordinary mail

To Whom It May Concern:

An inspection of the property located at **6066 BAYBERRY DR** in Sycamore Township, Ohio found it to be in violation of the Sycamore Township Zoning Resolution and/or the International Property Maintenance Code. You are hereby requested to resolve the noted violations immediately in compliance with the requirements of the Sycamore Township Zoning Resolution and/or the International Property Maintenance Code. In order to avoid further action you must comply with the inspector's written remedies listed under each violation attached to this letter. You have the right to appeal this order pursuant to Chapter 22 of the Sycamore Township Zoning Resolution or Section 111 of the Sycamore Township Property Maintenance Code, as applicable.

**FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING TAKEN**

A follow-up inspection will occur fourteen (14) days from the date of this notice. If said violation(s) is (are) not corrected by **05/31/2018 at 12:00 noon** local time, Sycamore Township will be forced to pursue all possible legal remedies against you, including but not limited to, the following: a request may be made to the Sycamore Township Board of Trustees for the property to be declared a nuisance; and you may be cited to the Hamilton County Municipal Court where a fine of up to \$1000.00, plus the costs of court per violation could be levied against you; the issue may be abated, and the costs assessed against the property as a lien. Please feel free to contact me if you have any questions.

Sincerely,

Harry Holbert  
Sycamore Township  
Planning & Zoning Official  
hholbert@sycamoretownship.org  
Phone#: (513) 792-7252  
Fax#: (513) 792-8571

[www.sycamoretownship.org](http://www.sycamoretownship.org)

## **Sycamore Township Zoning Resolution and/or International Property Maintenance Code(s) Violated:**

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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.

### **Recommended Actions For Compliance:**

Fill open hole in ground in front and side yard

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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.

### **Recommended Actions For Compliance:**

Remove rubbish including but not limited to pipes and bags in side yard and brush pile in rear yard