



Office of Code Enforcement  
P.O. Box 1845, Jonesboro, AR 72403

870-933-4658

AFFIDAVIT

Cazares Jose M + Guadalye Hernandez  
1016 W Jefferson  
Jonesboro, AR 72401

RE: 728 Warner Jonesboro, AR 72401

I, Michael McQuay, a Code Enforcement Officer, being duly sworn upon oath, that I served the attached notice(s) upon each of the persons or firms therein addressed, by depositing copies thereof in the United States Mail, enclosed within envelopes plainly addressed, as shown with postage fully prepaid, at the Jonesboro, Arkansas Post Office located at 310 East Street, Suite A., before 3:00 P.M., on the 3<sup>rd</sup> day of August, 2022.

Michael McQuay  
Michael McQuay  
Jonesboro Code Enforcement

Subscribed and sworn to before me the 3<sup>rd</sup> day of August, 2022

Sharon McIntosh  
Notary Public



My commission expires: May 20, 2032



**CITY OF JONESBORO  
CODE ENFORCEMENT**

Notice of Violation

Date: 08/03/2022

CAZARES JOSE M & GUADALUPE HERNANDEZ  
1016 W JEFFERSON  
JONESBORO, AR 72401

SUBJECT: 728 WARNER  
JONESBORO, AR 72401

According to county records, you are the owner of the subject property. Please be advised that the structure on this property has been inspected by the City Building and Code Enforcement inspectors and has been found to be unfit for human habitation by virtue of its dilapidated and unsanitary condition. This property poses a hazard to the public and is a nuisance against public health.

Within 10 (ten) calendar days from the date of this letter you are required to respond to this notice in writing, indicating your intention to either repair, re-inhabit, or raze and remove this structure. Should you choose to repair or rehab the structure, you will have to obtain a building permit and start work within 40 calendar days from the date of this notice. The building permit will be issued for a total of 45 calendar days at which time the repair or rehab work must be complete and able to pass all building, electrical, plumbing, and mechanical inspections.

If you decide to raze and remove this structure, removal and clean-up activities must be completed within 40 days of this notice.

If you decide not to repair or remove this structure, it will be necessary for the City Council to consider condemning the structure to ensure the repair, rehab, securing, and/or razing and removal of this nuisance. All costs involved in the condemnation process would be charged to you. Collection would be actively pursued.

We look forward to your cooperation in this matter. If you have any questions, call our office at (870)933-4658.

Sincerely,

David Cooley  
Code Enforcement Officer  
P.O. Box 1845  
Jonesboro, AR 72403

CE22-996

**Sign if served in person**

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Code Enforcement Officer Signature, if delivered  
in person

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Property Owner/Interested Party Signature, if delivered in  
person



DEPARTMENT OF INSPECTION AND CODE ENFORCEMENT


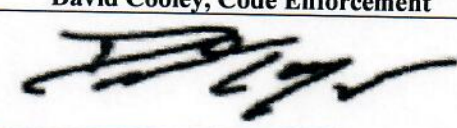
**RESIDENTIAL BUILDING INSPECTION REPORT**

DATE OF INSPECTION:	<b>AUGUST 3, 2022</b>	CASE NUMBER: <b>CE22-996</b>
PROPERTY ADDRESS:	<b>728 WARNER</b>	
PROPERTY OWNER:	<b>JOSE M CAZARES &amp; GUADALUPE HERNANDEZ</b>	

THE HOME IS ON A PIER FOUNDATION. THE BRICK AND MORTER ARE CRACKED, LOOSE, AND MISSING IN MANY PLACES AROUND THE HOME. THERE IS RED DIRT BEING HAULED INTO THE HOME TO FILL IN THE PIER FOUNDATION BUT NO PERMITS HAVE BEEN ISSUED FOR THE PROPERTY. THE ENTIRE FRONT WALL OF THE PROPERTY IS LOOSE FROM THE FOUNDATION AND MOVES IF PUSHED ON. NONSTRUCTURAL BRACES ARE SUPPORTING THE FRONT PORCH AND EXTERIOR WALLS TO PREVENT THEM FROM FALLING DOWN. THERE IS PLUMBING BEING COMPLETED ALSO WITHOUT PERMITS. ALL WINDOWS AND DOORS ARE EITHER BROKEN OR MISSING. THE ENTIRE HOME IS UNSAFE. THE HOME IS A HAZARD TO THE HEALTH, WELFARE, AND SAFETY OF THE PUBLIC. THE HOME SHOULD BE RAZED IMMEDIATELY TO ENSURE THE SAFETY OF LOCAL CHILDREN AND OTHER CITIZENS, NOT TO MENTION THE BLIGHT TO THE COMMUNITY. PROPERTY WAS NOT SECURED AT THE TIME OF INSPECTION.

In my opinion, this structure	<input type="checkbox"/>	Is	<input checked="" type="checkbox"/>	Is not	Suitable for human habitation.
In my opinion, this structure	<input type="checkbox"/>	Is	<input checked="" type="checkbox"/>	Is not	Physically feasible for rehabilitation.
In my opinion, this structure	<input type="checkbox"/>	Is	<input checked="" type="checkbox"/>	Is not	Economically feasible for rehabilitation.
In my opinion, this structure	<input checked="" type="checkbox"/>	Is	<input type="checkbox"/>	Is not	A public safety hazard and should be condemned immediately.

**EMERGENCY ACTION IS WARRANTED: YES NO**

<b>Tim Renshaw, Chief Building Inspector</b> 	<b>David Cooley, Code Enforcement</b> 
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**CERTIFIED MAIL® RECEIPT**  
Domestic Mail Only

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

**OFFICIAL USE**

Certified Mail Fee	\$
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$



Postage	\$
Total Postage and Fees	\$

Sent To: **Cazares Jose M + Guadalupe Hernandez**  
 Street and Apt. No., or PO Box No.: **1016 W Jefferson**  
 City, State, ZIP+4®: **Jonesboro, AR 72401**