



ADJUDICATION ORDER

(This order must either be complied with or appealed within 30 days)

February 21, 2023

Shteivi Nader
1 Hidden Hills Ct
Fairfield, Oh 45014

Re: Adjudication Order: ADJ-005722-23
Referral / Case #: BLD-005722-2023
Permit Application:
Date Mailed: 2/21/2023
Compliance Date: 3/23/2023

Pursuant to Chapters 3781 and 3791 or the Ohio Revised Code, your building must comply with the requirements of the Ohio Building Code. Without prior hearing under Section 119.09 to 119.13 of the Ohio Revised Code, the Clermont County Building Inspections Department, this day, made and entered upon its records the following Adjudication Order. The premise affected by this order is known or described as:

Parcel No. 501102.008.
844 Wright St Newtonsville, Oh 45158
SAFETY ISSUES

The proposed building at the above referenced address is found in violation for the following reasons:

Item # Violation Name and Description

1. OBC/RCO 109.4 Unsafe buildings. Structures or existing equipment that are unsafe or unsanitary, or which constitute a fire hazard, or are dangerous to human life, shall be deemed a serious hazard. Where a building is found to be a serious hazard, such hazard shall be eliminated or the building shall be vacated. Where such building, when vacated, remains a serious hazard, it shall be razed.

Required Action: Eliminate all Serious Hazards and make existing building safe to use and occupy, or barricade building to prevent use and occupancy, or raze building.

- 1. The building roof has been leaking for a long period of time, the roof deck and rafters have begun to rot and are structurally defective.**
- 2. Apartment #8 is unsafe to occupy, rotted roof ceiling is failing.**
- 3. Repair all holes in ceiling, walls & rotten floors in Apartments #1, 3, 4, 5, 7 & 8, replace all electrical hazards; i.e. non-working outlets, switches, light fixtures and extension cord abuse.**
- 4. Provide a electrical meggar test for the entire building due to water leaking into apartments.**
- 5. This building is declared a public nuisance.**

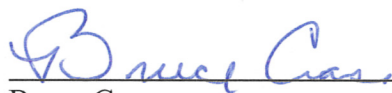
Per Section 110 of the Ohio Building Code, you have thirty (30) days from the date of this mailing to either comply with this adjudication order, or request an appeal hearing of the adjudication order. You may be represented by counsel, present evidence and examine witnesses appearing for or against you. Please send us all correspondence that you have with the Board of Building Appeals.

In order to resolve this issue the owner / applicant needs to:

Apply for permits to repair or demolish the building

If you desire an appeal hearing, do not send your request to the Clermont County Building Inspections Department
Send your request (form enclosed) and one copy of this adjudication order to:

The Ohio Department of Commerce
Division of Industrial Compliance
Board of Building Appeals
6606 Tussing Road
Reynoldsburg, Ohio 43068-9009



Bruce Crase
Clermont Building Official
Clermont County, Ohio