

CITY OF SUNBURY
NOTICE OF PUBLIC NUISANCE
Pursuant to Third Class City Code, 11 P.S. § 127A04

**TO: LINDA LOU AND LARRY R. KERSTETTER
AND ALL LIENHOLDERS OF RECORD**

This formal notice is provided pursuant to the action of the City Council, acting as the Board of Health. Your property located at 240 Ridge Avenue, Sunbury, Pennsylvania, 17801 (Tax Parcel #053-03-008-097) was found to be a Public Nuisance. The following information is provided according to 11 P.A. § 127A04:

1. The nuisance property is located at 240 Ridge Avenue, Sunbury, Pennsylvania, 17801 (Tax Parcel #053-03-008-097).

2. The nature of the nuisance condition is the failure to bring or maintain the property within the Uniform Construction Code standards.

3. LINDA LOU AND LARRY R. KERSTETTER are responsible for causing the nuisance and are the owners of the property.


4. The nuisance conditions shall be abated by LINDA LOU AND LARRY R. KERSTETTER within thirty (30) days of service of this Notice pursuant to 11 P.S. § 127A04.

5. The decision by the City Council was voted upon at a public meeting on March 13, 2023 and a copy of the Resolution is attached hereto as Exhibit "A."

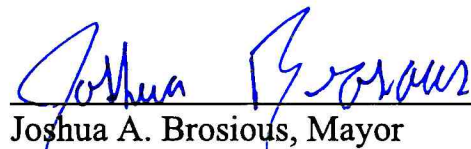
6. A failure to remove the nuisance condition within thirty (30) days of the date of service of this Notice, or any extension granted by the Code Enforcement Office, will result in the City Council exercising its authority under 11 P.S. § 127A07 to abate the nuisance. You, the property owner, will be responsible for paying all expenses related to this official action, including, but not limited to, the actual costs of the abatement plus any administrative fee and civil penalty provided by Pennsylvania law. To abate the nuisance, City Council may take any and all actions permissible under Pennsylvania law, up to and including: referral of this property to the Sunbury Blighted Property Review Committee and Sunbury Planning Commission for further proceedings that may result in the property being determined as blighted, subsequent eminent domain proceedings by the City of Sunbury or Sunbury Redevelopment Authority as deemed appropriate, and any other legal action.

7. Pursuant to City Ordinance, you have the right to file an appeal by written notice filed with the City Council within thirty (30) days of service of this Notice.

ATTEST:



Jolinn Barner, City Clerk
City of Sunbury



Joshua A. Brosious, Mayor
City of Sunbury