

343-2021

# CERTIFIED COPY OF ORDER

STATE OF MISSOURI

} ea.

August Session of the July Adjourned

Term. 20 21

County of Boone

In the County Commission of said county, on the 19th day of August 20 21

the following, among other proceedings, were had, viz:

## BEFORE THE COUNTY COMMISSION OF BOONE COUNTY, MISSOURI

In Re: Nuisance Abatement	)	August Session
387 E. Hackberry Blvd.	)	July Adjourned
Columbia, MO	)	Term 2021
	)	Commission Order No. 343-2021

### FINDING OF PUBLIC NUISANCE AND ORDER FOR ABATEMENT

**NOW** on this 19<sup>th</sup> day of August 2021, the County Commission of Boone County, Missouri met in regular session and entered the following findings of fact, conclusions of law and order for abatement of nuisance:

#### Findings of Fact and Conclusions of Law

The County Commission finds as fact and concludes as a matter of law the following:

1. The Boone County Code of Health Regulations (the "Code") are officially noticed and are made a part of the record in this proceeding.
2. The City of Columbia/Boone County Health Department administrative record is made a part of the record in this proceeding and incorporated herein by reference. In addition, any live testimony of the official(s) of the department and other interested persons are made a part of the record in this proceeding.
3. A public nuisance exists described as follows: growth of weeds in excess of twelve inches high on the premises.
4. The location of the public nuisance is as follows: 387 E. Hackberry Blvd., Clearview Subdivision, Plat 6, Lot 135, a/k/a parcel# 11-619-24-01-212.00 01, Section 24, Township 49, Range 13 as shown in deed book 4738 page 0159, Boone County.
5. The specific violation of the Code is: growth of weeds in excess of twelve inches high in violation of section 6.7 of the Code.
6. The Health Director's designated Health Official made the above determination of the existence of the public nuisance at the above location. Notice of that determination and the requirement for abatement was given in accordance with section 6.10.1 of the Code on the 16<sup>th</sup> day of July to the property owner.
7. The above described public nuisance was not abated. As required by section 6.10.2 of the Code, the property owner was given notice of the hearing conducted

# CERTIFIED COPY OF ORDER

STATE OF MISSOURI }  
County of Boone } ea.

Term. 20

In the County Commission of said county, on the

day of

20

the following, among other proceedings, were had, viz:

this date before the Boone County Commission for an order to abate the above nuisance at government expense with the cost and expense thereof to be charged against the above described property as a special tax bill and added to the real estate taxes for said property for the current year.

8. No credible evidence has been presented at the hearing to demonstrate that no public nuisance exists or that abatement has been performed or is unnecessary; accordingly, in accordance with section 6.10.2 of the Code and section 67.402, RSMo, the County Commission finds and determines from the credible evidence presented that a public nuisance exists at the above location which requires abatement and that the parties responsible for abating such nuisance have failed to do so as required by the Health Director or Official's original order referred to above.

## Order For Abatement Chargeable As a Special Assessment To The Property

Based upon the foregoing, the County Commission hereby orders abatement of the above described public nuisance at public expense and the Health Director is hereby authorized and directed to carry out this order.

It is further ordered and directed that the Health Director submit a bill for the cost and expense of abatement to the County Clerk for attachment to this order and that the County Clerk submit a certified copy of this order and such bill to the County Collector for inclusion as a special assessment on the real property tax bill for the above described property for the current year in accordance with section 67.402, RSMo.

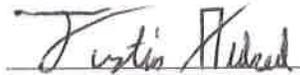
ATTEST:



Brianna L. Lennon  
Clerk of the County Commission



Daniel K. Atwill  
Presiding Commissioner



Justin Aldred  
District I Commissioner



Janet M. Thompson  
District II Commissioner



# HEARING NOTICE

Yu Fang  
5100 N. Jasmine Way  
Columbia, MO 65202

An inspection of the property you own located at 387 E. Hackberry Blvd. (parcel # 11-619-24-01-212.00 01) was conducted on June 1, 2021 and revealed growth of weeds in excess of twelve inches high on the premises. This condition was declared to be a nuisance and a violation of Boone County Public Nuisance Ordinance Section 6.7.

You are herewith notified that a hearing will be held before the County Commission on Thursday, August 19, 2021 at 1:30 p.m. in Room 301 at the Boone County Government Center, 801 E. Walnut Street, Columbia, Missouri. The purpose of this hearing will be to determine whether a violation exists. If the County Commission determines that a violation exists, it will order the violation to be abated. **You may participate in this hearing in-person (the number of in-person attendees permitted in the room will be limited to ensure social distancing) or via conference call by calling 425-585-6224, Access Code: 802-162-168.**

If the nuisance is not removed as ordered, any property contributing to the nuisance is deemed forfeited, and the County Commission may have the nuisance seized, removed, and abated. All costs of seizure, removal, and abatement, plus administrative fees, will be assessed against the property in a tax bill. **If the above nuisance condition has been corrected prior to the hearing, you do not have to appear for the hearing.**

The purpose of these ordinances is to create and maintain a cleaner, healthier community. If you have any questions, please do not hesitate to contact our office. If you are not the owner or the person responsible for the care of this property, please call our office at the number listed at the bottom of this letter.

Sincerely,

Kristine N. Vellema  
Environmental Public Health Specialist

This notice deposited in the U.S. Mail, first class postage paid on the \_\_\_\_\_ day of

\_\_\_\_\_ 2021 by \_\_\_\_\_

573.874.7781  
573.874.7756 fax

1005 W. Worley Street  
Columbia, Missouri 65203

CoMo.gov

*Our vision: Columbia is the best place for everyone to live, work, learn and play.*



Photographs taken 8/5/21 @ ~ 4:00 pm  
387 E. Hackberry Blvd.





Yu Fang  
387 E. Hackberry Blvd.  
Department of Public Health nuisance notice - timeline

- 5/28/21: citizen complaint received
- 6/1/21: initial inspection conducted
- 6/3/21: notice of violation notice sent to owner, return receipt requested – notice never claimed
- 7/16/21: notice of violation posted in local newspaper
- 8/5/21: reinspection conducted – violation not abated - photographs taken at ~ 4:00 pm
- 8/7/21: hearing notice sent



Columbia/Boone County  
Public Health & Human Services

COPY



# HEARING NOTICE

Yu Fang  
5100 N. Jasmine Way  
Columbia, MO 65202

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The purpose of these ordinances is to create and maintain a cleaner, healthier community. If you have any questions, please do not hesitate to contact our office. If you are not the owner or the person responsible for the care of this property, please call our office at the number listed at the bottom of this letter.

Sincerely,

Kristine N. Vellema  
Environmental Public Health Specialist

This notice deposited in the U.S. Mail, first class postage paid on the 7<sup>th</sup> day of

August 2021 by 502

573.874.7781  
573.874.7756 fax

1005 W. Worley Street  
Columbia, Missouri 65203

ColMo.gov



ATTN: DONNA  
 COLUMBIA/BOONE COUNTY DEPARTMENT OF  
 PUBLIC HEALTH AND HUMAN SERVICES  
 DIVISION OF ENVIRONMENTAL HEALTH  
 P.O. BOX 6015  
 COLUMBIA, MO 65205

## AFFIDAVIT OF PUBLICATION AND INVOICE

PO #20210206 Invoice #31009134 ✓

NOTICE OF DECLARATION  
 OF PUBLIC NUISANCE AND  
 ORDER OF ABATEMENT

To: Yu Fang  
 5100 N. Jasmine Way  
 Columbia, MO 65202  
 In accordance with section 67.402 RSMo and section 6.10, Boone County Code of Health Regulations, the undersigned gives notice to the above named persons or entities that the following described real property is hereby declared to contain the following described public nuisance which is ordered abated within 15 days of the date of this notice, and that if such abatement does not occur, then such nuisance may be ordered abated by action of the Columbia/Boone County Department of Public Health, with the cost thereof to be the subject of a special tax bill against the property subject to abatement.

Property Description: Clearview Subdivision, Plat 6, Lot 135 a/k/a 387 E. Hackberry Blvd. as shown by deed book 4738 page 0159

Type of Nuisance: growth of weeds in excess of twelve inches high

The above named persons are further notified that if they fail to abate such nuisance within the time specified in this notice, or fail to appeal this declaration of public nuisance and order of abatement within the time permitted for abatement specified in this notice, then a public hearing shall be conducted before the Boone County Commission, Commission Chambers, 801 E. Walnut, Columbia MO 65201, at a time and date determined by the Commission, and the County Commission will make findings of fact, conclusions of law and a final decision concerning the public nuisance and order of abatement set forth herein. For information concerning these proceedings, contact the Columbia/Boone Department of Public Health, 1005 W. Worley Street, Columbia, MO 65203.

Date of Declaration, Order and Publication: July 16, 2021

Stephanie Browning, Director,  
 Columbia/Boone County  
 Department of Public Health

INSERTION DATES: July 16, 2021

STATE OF MISSOURI

County of Boone

) ss.

I, Bryan Chester, being duly sworn according to law state that I am one of the publishers of the Columbia Missourian, a daily newspaper of general circulation in the County of Boone where located: which has been admitted to the Post Office as second class matter in the City of Columbia, Missouri the city of publication: which newspaper has been published regularly and consecutively for a period of three years and has a list of bona fide subscribers voluntarily engaged as such who have paid or agreed to pay a stated price for a subscription for a definite period of time, and that such newspaper has complied with the provision of Section 493.050, Revised Statutes of Missouri, 1969. The affixed notice appeared in said newspaper on the following consecutive issues:

- 1st Insertion ..... July 16, 2021
- 2nd Insertion ..... , 2021
- 3rd Insertion ..... , 2021
- 4th Insertion ..... , 2021
- 5th Insertion ..... , 2021
- 6th Insertion ..... , 2021
- 7th Insertion ..... , 2021
- 8th Insertion ..... , 2021
- 9th Insertion ..... , 2021
- 10th Insertion ..... , 2021
- 11th Insertion ..... , 2021
- 12th Insertion ..... , 2021
- 13th Insertion ..... , 2021
- 14th Insertion ..... , 2021
- 15th Insertion ..... , 2021
- 16th Insertion ..... , 2021
- 17th Insertion ..... , 2021
- 18th Insertion ..... , 2021
- 19th Insertion ..... , 2021
- 20th Insertion ..... , 2021
- 21st Insertion ..... , 2021

COLUMBIA MISSOURIAN

PRINTER'S FEE \$35.10

By: \_\_\_\_\_

*Bryan Chester*  
 (Bryan Chester, General Manager)

Subscribed and sworn to before me this

*16th*

day of

*July*

, 2021

*Melody Cook*

(Melody Cook, Notary Public)

My Commission Expires October 16, 2024



# Tom Schauwecker Assessor

Parcel 11-619-24-01-212.00 01

Property Location 387 E HACKBERRY BLVD

City COL BC LIBRARY (L4) Road COMMON ROAD DISTRICT (CO) School COLUMBIA (C1)  
Library COL BC LIBRARY (L4) Fire BOONE COUNTY (F1)

Owner FANG YU Subdivision Plat Book/Page 0011 0037  
Address 5100 N JASMINE WAY Section/Township/Range 24 49 13  
Care Of Legal Description CLEARVIEW PLAT 6  
City, State, Zip COLUMBIA, MO 65202 LOT 135  
Lot Size 90.00 x 125.00  
Irregular Shape Y  
Deeded Acreage .00  
Calculated Acreage .00  
Deed Book/Page 4738 0159 4738 0155 0445 0713

## Effective Date of Value 1/1/2021

### CURRENT APPRAISED

Type	Total
RESIDENTIAL	87,400
<b>Totals</b>	<b>87,400</b>

### CURRENT ASSESSED

Type	Total
RESIDENTIAL	16,606
<b>Totals</b>	<b>16,606</b>

## PROPERTY DESCRIPTION

Year Built 1977 (ESTIMATE)  
Basement FULL (4) Attic NONE (1)  
Bedrooms 2 Main Area 1,116  
Full Bath 2 Finished Basement Area 0  
Half Bath 0  
Total Rooms 5 Total Square Feet 1,116

## Boone County Assessor

Boone County Government Center  
801 E. Walnut St., Rm 143  
Columbia, MO 65201-7733

[assessor@boonecountymo.org](mailto:assessor@boonecountymo.org)

Office (573) 886-4270  
Fax (573) 886-4254

Mapping (573) 886-4262  
Personal Property (573) 886-4250  
Real Estate (573) 886-4265

# Boone County, Missouri



Unofficial Document

Recorded in Boone County, Missouri

Date and Time: 04/20/2017 at 09:53:43 AM

Instrument #: 2017007524 Book: 4738 Page: 159

Instrument Type: WD

Recording Fee: \$27.00 S

No. of Pages: 2



Boone-Central Title Company

File No. 1721331

## Missouri General Warranty Deed

This Indenture, Made on 19th day of April, 2017, by and between

**Ann B. Fitzpatrick**, a Single Person  
as GRANTOR, and

**Yu Fang**, A Married Person

as GRANTEE, whose mailing address is:

5700 N. Jasmine Way  
Columbia MO 65202

Property Address: 387 E. Hackberry Blvd, Columbia, MO 65202

WITNESSETH: THAT THE GRANTOR, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby Grant, Bargain, Sell, Convey and Confirm unto GRANTEE, GRANTEE'S heirs and assigns, the following described lots, tracts and parcels of land situated in the County of **Boone** and State of **Missouri**, to wit:

**Lot One Hundred Thirty-five (135) of Clearview Subdivision Plat Number Six (6), Replat Number One (1), a subdivision in Boone County, Missouri, as shown by the plat thereof recorded in Plat Book 11, Page 190, Records of Boone County, Missouri.**

Subject to easements, restrictions, reservations, and covenants of record, if any.

TO HAVE AND TO HOLD The premises aforesaid with all singular, the rights, privileges, appurtenances and immunities thereto belonging or in any wise appertaining unto GRANTEE and unto GRANTEE'S heirs and assigns forever; the GRANTOR hereby covenanting that GRANTOR is lawfully seized of an indefeasible estate in fee of the premises herein conveyed; that GRANTOR has good right to convey the same; that the said premises are free and clear from any encumbrance done or suffered by GRANTOR or those under whom GRANTOR claims, except as stated above and except for all taxes assessments, general and special, not now due and payable, and that GRANTOR will warrant and defend the title to the said premises unto GRANTEE and unto GRANTEE'S heirs and assigns forever, against the lawful claims and demands of all persons whomsoever. If two or more persons constitute the GRANTOR or GRANTEE, the words GRANTOR and GRANTEE will be construed to read GRANTORS and GRANTEES whenever the sense of this Deed requires.

Nora Dietzel, Recorder of Deeds





Kristine Vellema <kris.vellema@como.gov>

# County Nuisance

1 message

**Megan West** <megan.west@como.gov> Fri, May 28, 2021 at 1:59 PM  
To: Michala Wekenborg-Tomka <Michala.Wekenborg@como.gov>, Kristine Vellema <kris.vellema@como.gov>, Garth Baker <garth.baker@como.gov>

Tall grass at 5555 N Autumn Dr

Marcus Perkins (573)707-1378 said you could call him if you have any questions

--  
**Megan West**  
Environmental Public Health Specialist  
Columbia/Boone County Department of Public Health and Human Services  
1005 W Worley St  
Columbia, MO 65203  
(573)874-7346

Please consider the environment before printing this e-mail

CONFIDENTIALITY STATEMENT  
This email is from the Columbia/Boone County Department of Public Health and Human Services. It contains confidential or privileged information that may be protected from disclosure by law. Unauthorized disclosure, review, copying, distribution, or use of this message or its contents by anyone other than the intended recipient is prohibited. If you are not the intended recipient, please immediately destroy this message and notify the sender at the following email address: megan.west@como.gov or by calling 573-874-7529.

*morris*  
*6/1*  
*New corner*  
*of Haldenborg*  
*Auker*  
*SE corner of Autumn*  
*Haldenborg + winter*

344-2021

# CERTIFIED COPY OF ORDER

STATE OF MISSOURI }  
County of Boone } ea.

August Session of the July Adjourned

Term. 20 21

In the County Commission of said county, on the 19th day of August 20 21

the following, among other proceedings, were had, viz:

Now on this day, the County Commission of the County of Boone does hereby approve the Purchasing Departments request to use Contract R201202 for Audio Visual Equipment, Accessories & Services with B&H foto Electronics Corporation, dba B&H Photo Video of New York, New York established by Omnia Partners as a cooperative contract for use by the Boone County Sheriff's Department.

The contract runs October 01, 2021 through March 31, 2024 with two (2) renewal options available.

Payments will be made from the following Department/Account codes:

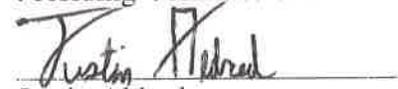
- 2901 - Sheriff Operations LE Sales Tax/23850 – Minor Equipment & Tools - \$1,600.00
- 2901 - Sheriff Operations LE Sales Tax/92300 – Replacement Machinery & Equipment - \$2,600.00

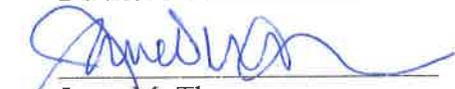
Done this 19th day of August 2021.

ATTEST:

  
Brianna L. Lennon  
Clerk of the County Commission

  
Daniel K. Atwill  
Presiding Commissioner

  
Justin Aldred  
District I Commissioner

  
Janet M. Thompson  
District II Commissioner

# Boone County Purchasing

Liz Palazzolo, CPPO, C.P.M  
Senior Buyer



613 E. Ash St, Room 110  
Columbia, MO 65201  
Phone: (573) 886-4392  
Fax: (573) 886-4390

---

## MEMORANDUM

TO: Boone County Commission  
FROM: Liz Palazzolo, Senior Buyer  
DATE: August 12, 2021  
RE: Cooperative Contract R201202 for Audio Visual Equipment, Accessories & Services

Purchasing requests permission to use contract R201202 for Audio Visual Equipment, Accessories & Services with B&H foto Electronics Corporation, dba B&H Photo Video of New York, New York established by Omnia Partners as a cooperative contract for use by the Boone County Sheriff's Department.

The contract runs October 01, 2021 through March 31, 2024 with two (2) renewal options available.

Payments will be made from the following Department/Account codes:

- 2901 - Sheriff Operations LE Sales Tax/23850 – Minor Equipment & Tools - \$1,600.00
- 2901 - Sheriff Operations LE Sales Tax/92300 – Replacement Machinery & Equipment - \$2,600.00

/lp

c: Leasa Quick  
Contract File