



Minutes for August 12, 2009 5:30 pm  
City of Sacramento  
Housing Code Advisory and Appeals Board

*Historic City Hall 915 I Street, 2<sup>nd</sup> Floor – Hearing Room*

## **AGENDA**

All items listed are heard and acted upon by the Housing Code Advisory and Appeals Board unless otherwise noted.

### **Call to Order – 5:30 p.m.**

#### **Roll Call**

<b>Board Member</b>	<b>P</b>	<b>A</b>	<b>L</b>
Mohr	X		
Fritz	X		
Gaudreau	X		
McKinley	X		
Vacant Seat			

#### **Staff Present:**

Leonard Duclos  
Kim Hagen  
Charlie Sherman

A. Guglielmelli (SPD)  
A. Casagrande (CA)

## Notice & Order Appeals

Item #	Council District	Case #	Address	Owner
1	1	08-095695	2809 AMERICAN AV	JOAN JENSEN
<p>Ms. Elena Padilla appeared before the Board, however, after consulting with CA Casagrande the Board decided that the appeal was denied due to a lack of standing. Ms. Padilla had evidence that she was at one time the executor of the estate, however, not at any point and admittedly not at the time of the hearing or the issuance of the N&amp;O was she the owner. Case was dismissed due to lack of standing with appeal.</p>				

## Special Assessment Liens

### Housing & Dangerous Buildings Case Fees Invoices

Item	Summary	Appeal	Council District	Case / Inspector	Address/Invoice	Owner
2	<b>X</b>	<b>X</b>	4	H040006437/ KYLE CALUYA	5841 14 <sup>TH</sup> ST/ CEDCHC01747 (\$1590.28)	ROBERT GILREATH
3		<b>X</b>	4	H040006437/ KYLE CALUYA	5841 14 <sup>TH</sup> ST/ CEDCHC01748 (\$1399.15)	ROBERT GILREATH
<p>R. O'Connor advised the Board that Mr. Gilreath agreed to not appeal the fees going in the evening so long as the City removed \$5,000 from his bills that went to hearing in the morning. The Chair asked who was present at the morning's meeting, R. O'Connor, S. Chatman and J. Matsumoto all stated they were present. Chairman Mohr asked the CA for advice, she stated that since the appellant was not there and given the fact that she was briefed by CA M. Benner, who handled the case in the morning that the Board needed to just consider the evidence and vote. The Board read and understood the appellant's appeal, mainly stating that he felt that the City's fees should have been wiped out with the tax sale purchase and then they read BI K. Caluya's outline and case presentation which cites an earlier case that went to City Council on this same matter. The Board voted unanimously to uphold both items 2 &amp; 3.</p>						
4	<b>X</b>	<b>X</b>	1	06-014977/ LEONARD DUCLOS	805 F ST/ CEDCHC01927 (\$1811.82)	ROBERT SILVERIA/ WILLIAM FREEMAN/ MICHAEL TRAINOR
5		<b>X</b>	1	06-014977/ LEONARD DUCLOS	805 F ST/ CEDCHC01928 (\$300.49)	ROBERT SILVERIA/ WILLIAM FREEMAN/ MICHAEL TRAINOR

Property Owner Robert Silveria appeared before the Board contesting that the previous owner advised him that the fence was his and would lend it to him for as long as needed. He further stated that he feels the City is unfair for not advising him that the fence was a rental and would be billed to him at the end of the case. The Board questioned this reasoning seeing as the appellant is a licensed contractor. After much discussion with the appellant, Robert Silveria, it was voted unanimously to uphold staff recommendation for items 4 & 5.

### STAFF RECOMMENDATIONS FOR LIEN

**City Staff recommends that a special assessment lien in the amounts noted by each agenda item be levied against the property known as physical address and/or parcel number (APN) as noted within each agenda item.**

Vice Chair Fritz motioned to approve blanketed items 6-12, 15-28, 30-33 & 35-36. Chairman Mohr seconded the motion and it passed unanimously by the Board to approve those items to be placed as a special assessment.

Item	APN	Council District	Case / Inspector	Address/Invoice	Owner
6	014-0072-022-0000	5	07-054129/ CHUCK MONSEN	3973 1 <sup>ST</sup> AV/ CEDCHC01936 (\$185.00)	AZIZUR/KHALID ZAMAN
7	013-0284-023-0000	5	06-005410/ RICHARD V LEIKER	3243 9 <sup>TH</sup> AV/ CEDCHC01929 aka CEDCHC02130 (\$100.00)	SCHWYHART WINSTON
8	014-0251-031-0000	5	08-088078/ JOSH PINO	4631 11 <sup>TH</sup> AV/ CEDCHC01938 (\$1262.79)	DESIREE LEWIS
9	020-0015-004-0000	5	06-005333/ KYLE CALUYA	3232 12 <sup>TH</sup> AV/ CEDCHC01981 (\$611.38)	DEUTSCHE BANK
10	020-0015-004-0000	5	06-005333/ KYLE CALUYA	3232 12 <sup>TH</sup> AV/ CEDCHC01982 (\$100.00)	DEUTSCHE BANK

11	020-0132-006-0000	5	3646 18 <sup>TH</sup> AV/ JOSH PINO	08-014492/ CEDCHC01943 (\$250.00)	DANIEL ELLIOTT
12	020-0132-006-0000	5	3646 18 <sup>TH</sup> AV/ JOSH PINO	08-014492/ CEDCHC01944 (\$746.99)	DANIEL ELLIOTT
13	020-0264-005-0000	5	3430 21 <sup>ST</sup> AV/ CHARLIE SHERMAN	07-038340/ CEDCHC01977 (\$1330.00)	ANTHONY AKA
14	020-0264-005-0000	5	3430 21 <sup>ST</sup> AV/ CHARLIE SHERMAN	07-038340/ CEDCHC01978 (\$1161.00)	ANTHONY AKA
<b>**Reschedule to October 14, 2009 due to late appeal**</b>					
15	007-0221-001-0000	3	1301 32 <sup>ND</sup> ST/ DAVID SALINOVICH/	08-100570/ CEDCHC01962 (\$1665.00)	MICHAEL A ORTEGA SR
16	007-0221-001-0000	3	1301 32 <sup>ND</sup> ST/ DAVID SALINOVICH/	08-100570/ CEDCHC01963 (\$396.00)	MICHAEL A ORTEGA SR
17	007-0221-001-0000	3	1301 32 <sup>ND</sup> ST/ DAVID SALINOVICH/	08-100570/ CEDCHC01964 (\$5287.34)	MICHAEL A ORTEGA SR
18	020-0023-016-0000	5	3814 36 <sup>TH</sup> ST/ JOSH PINO	08-006202/ CEDCHC01973 (\$1048.00)	BRUCE/JANIS MACLEOD
19	020-0023-016-0000	5	3814 36 <sup>TH</sup> ST/ JOSH PINO	08-006202/ CEDCHC01974 (\$232.00)	BRUCE/JANIS MACLEOD
20	014-0184-020-0000	5	3217 40 <sup>TH</sup> ST/ JOSH PINO	08-002172/ CEDCHC01957 (\$1148.00)	GILBERT/NADJA MELENDEZ
21	014-0191-036-0000	5	3135 42 <sup>ND</sup> ST/ JOSH PINO	08-091368/ CEDCHC01946 (\$214.78)	MITCHELL AUSTIN JR/ETAL
22	011-0241-008-0000	6	2216 52 <sup>ND</sup> ST/ DAVID SALINOVICH	H040038731/ CEDCHC01930 (\$1271.78)	BRYAN D/MANEAN W CHANEY
23	015-0123-023-0000	5	3300 53 <sup>RD</sup> ST/ JOSH PINO	HSG9901749/ CEDCHC01955 (\$100.00)	DESHON MCDNAIELS
24	265-0081-038-0000	2	3063 BELDEN ST/ GENE CALUYA	08-014153/ CEDCHC01792 (\$300.00)	ROBERT STEINBACH
25	047-013-003-0000	8	7308 BENBOW ST/ DAVID SALINOVICH	08-010114/ CEDCHC00944 (\$185.00)	DAVID K BEEGHLEY
26	251-0241-005-0000	2	824 CARMELITA/ KIM HAGEN	08-088651/ CEDCHC00957 (\$1148.00)	SAETANG SOMPHONG SAM
27	201-0690-045-0000	1	5376 DASCO WY/ JAMES HARRISON	09-004211/ CEDCHC01940 (\$185.00)	CARDENAS RUBEN JR/MARIA
28	265-0321-023-0000	2	2587 ERICKSON ST/ MAURICE SCHRANZ	07-032759/ CEDCHC01956 (\$100.00)	CARMEN/MIGUEL CARRILLO

29	003-0184-014-0000	3	<del>2225 H ST/ BO COSLEY</del>	09-004394/ CEDCHC01952 (\$438.00)	YEE DOUGLAS/JULIE/NORIN E
<b>**Paid In Full**</b>					
30	237-0120-068-0000	2	657 JESSIE AV/ MAURICE SCHRANZ	08-002124/ CEDCHC01942 (\$185.00)	JASSI AVTAR
31	049-0234-003-0000	8	3181 MEADOWVIEW RD/ BO COSLEY	09-003213/ CEDCHC01969 (\$114.78)	ANTHONY/JEANES STANTON
32	049-0234-003-0000	8	3181 MEADOWVIEW RD/ BO COSLEY	09-003213/ CEDCHC01970 (\$364.00)	ANTHONY/JEANES STANTON
33	262-0195-016-0000	1	2712 NORBERT WY/ MAURICE SCHRANZ/	08-015912/ CEDCHC01769 (\$1233.00)	LEE ERIN
34	<del>262-0195-016-0000</del>	<del>1</del>	<del>2712 NORBERT WY/ MAURICE SCHRANZ/</del>	<del>08-015912/ CEDCHC01770 (\$436.00)</del>	<del>LEE ERIN</del>
<b>**Paid In Full**</b>					
35	048-0143-011-0000	8	2062 O'NEIL WY AKA 2066/DAVID SALINOVICH	08-087775/ CEDCHC01959 (\$1233.00)	LEHR KRIS/TIVONA
36	031-1040-065-0000	7	7477 SPICEWOOD DR/DONNA BARTON	08-087870/ CEDCHC01960 (\$214.78)	LAU JOHNSTON H/STANFORD C

### Staff Reports

Staff reports include oral presentations and those recommending receive and file.

#### 37. Code Enforcement Operations Management Monthly Report

- a) RHIP (Rental Housing Inspection Program) Update
  - i. R. O'Connor reported that there is not much action on this; they are trying to slow certain things down so it looks like we may not see activity for a bit.
- b) Notice & Orders Appeals
  - i. There is one coming for the month of September but none booked other than that at this point.
- c) City Staff Hearing Outlines
  - i. The Board was able to see the outline in action with items 2 & 3. So far so good, Chairman Mohr wants to keep this item on the agenda just in case for the next few meetings.
- d) City Staff Changes
  - i. BIS Greg Johnson is retiring, BI Elia Kentera will be taking his place and BIS Tom Melavic will be retiring in the fall, but that position will more than likely not be filled.
  - ii. A new Board member has been appointed, Michael Avery Johnson and will be confirmed August 18, 2009. He should be in attendance at the next Board meeting.
- e) Meeting Schedule (2 times per quarter)
- f) Citizen Information
  - i. <http://www.cityofsacramento.org/finance/fees/fees-by-department-division.cfm?DeptDiv=DPT-3> (All fees have now been updated.)
  - ii. Flowchart showing City procedures
    1. This item is still being worked on by Randy Stratton. It has been agreed by the Board that we will remove item "f" from the agenda since it has been addressed by City staff.

Location: Citywide  
Recommendation: Review and Comment.  
Contact Ron O' Connor 916-808-8183

**Public Comment – Matters Not on the Agenda**  
**Board Member Comments, Questions, Ideas, and Announcements**  
**Adjournment**