



# Minutes City of Sacramento Housing Code Advisory and Appeals Board

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

July 13, 2011 – 5:30 P.M.

**Call to Order @ 5:30 pm – Meeting adjourned @ 6:30 pm**

## Roll Call

Fritz, McKinley, Gaudreau & Avery were all present  
CA L. Wang was present

## Public Hearings

Public hearings may be reordered at the discretion of the Chair.

### Public Hearing

#### Demolition Referral Hearing

Item #	Council District	Case #	Address	Owner
No Items Scheduled				

#### Notice & Order Appeals

Item #	Council District	Case #	Address	Owner
No Items Scheduled				

#### Housing & Dangerous Buildings Case Cost Recovery - Contested

Item	Summary	Appeal	Council District	Case/Inspector	Address/Invoice	Owner
1		<b>X</b>	5	10-020068/ RICHARD LEIKER	4015 55 <sup>TH</sup> ST/ CEDCHC04925(\$1600)	GUILLOM FAMILY TRUST
BI R. Leiker presented for City Staff and Robabeh Guillon (the property owner) appeared to appeal. City staff recommended the full amount of \$1600 to be liened, however, after hearing both sides of testimony the Board moved to strike the charge for the notice and order, making a recommendation of \$200.00 to be liened. Moved by Fritz, seconded by Gaudreau, carried unanimously 4-0						
2		<b>X</b>	2	10-028493/ RICHARD LEIKER	3627 CLARKSON CT/ CEDCHC05034(\$100)	DHAMENDRA PRASAD
3	<b>X</b>	<b>X</b>	2	10-028493/ RICHARD LEIKER	3627 CLARKSON CT/ CEDCHC05035(\$438)	DHAMENDRA PRASAD
**Due to a family emergency, the appellant requested to be rescheduled-will be heard 8/10/11**						
4		<b>X</b>	5	10-003053/ CHARLES SHERMAN	4601 FRANKLIN BL/ CEDCHC04717(\$1600)	ALVARO ASCENCIO
**Due to a health issue, the attorney for the appellant requested to be rescheduled-will be heard 9/14/11**						
5		<b>X</b>	2	09-045431/ DAVID SALINOVICH	2933 RIO LINDA BL/ CEDCHC05010(\$2378)	RIO GROUP LLC

\*\*Due to a health issue, the appellant requested to be rescheduled-will be heard 8/10/11\*\*

## Housing & Dangerous Buildings Case Cost Recovery - Uncontested

**For items 6 – 47, City Staff recommends that a resolution be adopted confirming the total charge noted by each agenda item for the expenses incurred by the City in the enforcement of the provisions of the Housing Code and/or Dangerous Buildings Code with respect to the property known by the physical address and/or parcel number (APN) as noted within each agenda item.**

Items 6-47 all had good service and went uncontested.

These items are read in as a blanket.

Moved by McKinley, seconded by Fritz

4 Ayes/Unanimous: Motion passed

Item	APN	Council District	Case/Inspector	Address/Invoice	Owner
6	014-0188-003-0000	5	08-091554/ CHARLES SHERMAN	4116 7 <sup>TH</sup> AV/ CEDCHC05014(\$95)	DARKO DEKOVIC
7	015-0182-011-0000	5	07-038215/ CHARLES SHERMAN	4900 10TH AV/ CEDCHC05025(\$262)	HUGO SANDOVAL
8	020-0015-004-0000	5	06-005333/ JOHN VANELLA	3232 12TH AV/ CEDCHC05039(\$100)	MDA FUND VIII LLC
9	020-0015-004-0000	5	06-005333/ JOHN VANELLA	3232 12TH AV/ CEDCHC05040(\$949.80)	MDA FUND VIII LLC
10	009-0261-012-0000	4	09-041150/ JOSH PINO	2414 16TH ST/ CEDCHC05016(\$100)	JOSEPHINE MARIE DRUM MARITAL DEDUCTION
11	009-0261-012-0000	4	09-041150/ JOSH PINO	2414 16TH ST/ CEDCHC05017(\$570)	JOSEPHINE MARIE DRUM MARITAL DEDUCTION
12	020-0131-033-0000	5	10-009519/ CHARLES SHERMAN	3640 17TH AV/ CEDCHC05018(\$100)	JUVENTINO MELGAR
13	020-0266-004-0000	5	10-007086/ DON VERGA	3330 21ST AV/ CEDCHC05141(\$569.59)	AMINA AZEEZ
14	020-0266-004-0000	5	10-007086/ DON VERGA	3330 21ST AV/ CEDCHC05142(\$200)	AMINA AZEEZ
15	025-0173-017-0000	5	10-005333/ JOHN VANELLA	3250 34TH AV/ CEDCHC05055(\$1877.89)	MARY/ROVONIA ROWE
16	025-0173-017-0000	5	10-005333/ JOHN VANELLA	3250 34TH AV/ CEDCHC05056(\$364)	MARY/ROVONIA ROWE
17	027-0252-014-0000	6	10-006026/ JOSH PINO	5880 79TH ST/ CEDCHC05066(\$1955.60)	ADOLFO SALINAS
18	027-0252-014-0000	6	10-006026/ JOSH PINO	5880 79TH ST/ CEDCHC05067(\$265.90)	ADOLFO SALINAS
19	263-0091-012-0000	2	09-051909/ DIA SIEFKER	755 ACACIA AV/ CEDCHC05041(\$200)	EDWIN/GEORGIA KARMANN
20	250-0260-019-0000	2	08-017534/ DAVID SALINOVICH	3241 ALTOS AV/ CEDCHC05029(\$1555.46)	RUTH EVERETT
21	250-0260-019-0000	2	08-017534/ DAVID SALINOVICH	3241 ALTOS AV/ CEDCHC05030(\$100)	RUTH EVERETT
22	251-0322-015-0000	2	10-005861/ MAURICE SCHRANZ	1301 ARCADE BL/ CEDCHC05033(\$200)	JOHNS FAMILY TRUST
23	041-0025-016-0000	5	10-009892/ JOSH PINO	6811 CARNATION AV/ CEDCHC04992(\$1600)	THAE HER/SANDY THOR
24	265-0222-017-0000	2	09-049055/ DAVID SALINOVICH	2884 DEL PASO BL/ CEDCHC04995(\$1700)	THREESONS ASSOCI LLC
25	265-0222-017-0000	2	09-049055/ DAVID SALINOVICH	2884 DEL PASO BL/ CEDCHC04996(\$576)	THREESONS ASSOCI LLC
26	266-0082-035-0000	3	10-003310/ KIM HAGEN	2001 EDISON AV/ CEDCHC04983(\$1600)	AUDELIA & DAVID AVILA
27	266-0082-035-0000	3	10-003310/ KIM HAGEN	2001 EDISON AV/ CEDCHC04984(\$1446.79)	AUDELIA & DAVID AVILA
28	036-0024-023-0000	5	10-007509/ BO COSLEY	2528 ENCINAL AV/ CEDCHC04999(\$100)	MUHAMMAD R SAGHIR

29	266-0311-029-0000	3	08-088534/ KIM HAGEN	1621 FRIENZA AV/ CEDCHC05032(\$100)	CHERYL WATSON
30	117-0104-025-0000	7	10-001126/ ANDY CHAVEZ	6000 HOLLYHURST WY/ CEDCHC04987(\$1700)	US BANK
31	117-0104-025-0000	7	10-001126/ ANDY CHAVEZ	6000 HOLLYHURST WY/ CEDCHC04988(\$602)	US BANK
32	252-0012-021-0000	2	08-096063/ DAVID SALINOVICH	3938 IVY ST/ CEDCHC05002(\$1536.55)	THOMAS ADAMS REV TRUST
33	252-0012-021-0000	2	08-096063/ DAVID SALINOVICH	3938 IVY ST/ CEDCHC05003(\$930.64)	THOMAS ADAMS REV TRUST
34	250-0111-015-0000	2	10-016283/ DAVID SALINOVICH	631 KESNER AV/ CEDCHC05038(\$200)	TAHIR PODANA
35	025-0042-015-0000	4	10-003134/ RICHARD LEIKER	5613 LA CAMPANA WY/ CEDCHC05004(\$1600)	RICHARD A MAR
36	025-0042-015-0000	4	10-003134/ RICHARD LEIKER	5613 LA CAMPANA WY/ CEDCHC05005(\$390.40)	RICHARD A MAR
37	031-0300-028-0000	7	10-003223/ DONNA BARTON	7030 RIVERCOVE WY/ CEDCHC05044(\$200)	FEDERAL NATL MTG ASSOC
38	014-0152-026-0000	5	10-003749/ RICHARD LEIKER	2973 SAN JOSE WY/ CEDCHC05045(\$1600)	STACY MCPHERSON
39	014-0152-026-0000	5	10-003749/ RICHARD LEIKER	2973 SAN JOSE WY/ CEDCHC05046(\$492)	STACY MCPHERSON
40	251-0253-008-0000	2	10-000331/ LEONARD DUCLOS	3305 SENDERO ST/ CEDCHC05007(\$200)	HERITAGE OAK CONST. & DEV INC
41	251-0253-008-0000	2	10-000331/ LEONARD DUCLOS	3305 SENDERO ST/ CEDCHC05008(\$758.39)	HERITAGE OAK CONST. & DEV INC
42	020-0052-008-0000	5	10-005964/ CHAD GARBER	4008 TEMPLE AV/ CEDCHC05047(\$1700)	JENNIFER ROCCO/ROBERT THATCHER
43	274-0060-033-0000	1	10-028977/ JOHN VANELLA	1506 W EL CAMINO AV/ CEDCHC05036(\$100)	TSAKOPOULOS FAMILY TRUST
44	274-0060-033-0000	1	10-028977/ JOHN VANELLA	1506 W EL CAMINO AV/ CEDCHC05037(\$438)	TSAKOPOULOS FAMILY TRUST
45	027-0071-033-0000	6	08-014758/ CHARLES SHERMAN	5651 WILKINSON ST/ CEDCHC05006(\$150)	SAM/JOAN LI LIVING TRUST
46	117-1070-025-0000	8	10-007144/ BO COSLEY	6085 WYNNEWOOD WY/ CEDCHC05042(\$376)	FEDERAL NATL MTG ASSOC
47	117-1070-025-0000	8	10-007144/ BO COSLEY	6085 WYNNEWOOD WY/ CEDCHC05043(\$1700)	FEDERAL NATL MTG ASSOC

### Staff Reports

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

48. Code Enforcement Operations Management Monthly Report (Oral)  
Location: Citywide  
Recommendation: Review and Comment – Status report on the Rental Housing Inspection Program; notice & orders appeals; City staff changes; and staff recommendation reports.  
Contact Ron O’ Connor 916-808-8183

Ron O’ Connor discussed the fact that Randy Stratton’s position has been eliminated and he is now a building inspector. He also stated that there was one manager, two building inspector and four code officer positions eliminated.

Mrs. Gaudreau asked how the department will be able to prioritize cases with the recent staff cuts. Mr. O’ Connor advised that it will be handled with the same priority as usual, immediate hazards, dangerous conditions, etc.; public safety is still handled immediately and with extreme priority.

After discussion it was decided to leave this item on the agenda so that the Board can hear updates when they occur, but this item may be skipped over on the meetings when there is nothing to report.

49. Code Enforcement Customer Relations (Oral)

Location: Citywide

Recommendation: Review and Comment – Overview of City staff's interaction the public throughout the Housing Code and Dangerous Buildings Code case process, including the cost recovery process.

Contact Ron O' Connor 916-808-8183

It was discussed as to whether or not this item can be taken off of the agenda; the Board was in agreement with the exception of Mr. Avery. Mr. Avery feels as if the customers are not being properly communicated to and that they are not given reasonable accommodation to understanding the process.

Mr. Avery asked where we stood with customer performance measurements, and we advised him that we have the customer comments available online but that is really it. Mr. Avery was also advised that the department is an enforcement unit so the chances of customers being satisfied with their experience is not likely and that the persons that appear before the Board are the ones that are the angriest, yet putting that into percentages it is a small number of our customers as a whole.

Mr. Avery appreciated that but still feels as if we do not do a good job of communicating with the customers so that they can understand the process.

Mrs. Gaudreau expressed that perhaps it is because people may like to talk rather than read through literature. Mr. O'Connor explained that the inspectors work very hard at giving leniency and communicating however, there are just some people that won't get it.

Mr. Avery still wants to see the department work on some sort of customer service performance metric; however, he is agreeable to taking this item off of the agenda.

### **Public Comment – Matters Not on the Agenda**

### **Board Member's Comments, Questions, Ideas, and Announcements**

Mr. Avery wanted an update on the demolition order for 1901 Pebblewood and the demolition order.

Mr. O'Connor reported that the new buyer obtained a permit to fix it and they have the appeal waiting period to fix it, if it is not fixed within that window of time it will be demolished.

Mr. McKinley asked how the City can supersede the Board's ruling and he advised that it was because of the owner; since it has a new owner they can issue a permit to the new owner.

Discussion started to get a little broad so it was decided to place this as an agenda item on the next agenda with something stated similar to the following:

Status Update for 1901 Pebblewood (case #)

Also the Board is requesting CA G. Martinez and/or CA M. Benner to be present to discuss why it was allowed to issue the permit.

### **Adjournment**