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**Legislative Body** Housing Code Advisory and Appeals Board

**Posting Type** Meeting Agenda

**Posting Location** 915 I Street Sacramento, CA 95814

**Meeting Date & Time** December 11, 2013 - 5:30

The document noted above was posted at the time and date displayed in the signature box below.

Signature **Jose V. Mederos**

Digitally signed by Jose V. Mederos  
DN: cn=Jose V. Mederos, o=City of  
Sacramento, ou=Office of th City Clerk,  
email=jmederos@cityofsacramento.org, c=US  
Date: 2013.12.04 14:35:18 -08'00'



# Agenda City of Sacramento Housing Code Advisory and Appeals Board

## **BOARD MEMBERS**

Eric Fritz-Chair

Kevin McKinley, Vice Chair

Melisa Gaudreau

Kyla Powell

Vacant

## **CITY STAFF**

*Ron O' Connor, Director of Operations*

*Holly Bava, Secretary*

*Lan Wang, Senior Deputy City Attorney*

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

*December 11, 2013 – 5:30 P.M.*

*The Housing Code Advisory and Appeals Board is a board of the City Council with decision-making authority to provide final interpretation of provisions of the City's "Housing Code" and "Dangerous Buildings Code", and to hear appeals relating to substandard and dangerous buildings.*

## **NOTICE TO THE PUBLIC**

You are welcomed and encouraged to participate in this meeting. Public comment is taken (3 minutes maximum) on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard at the end of the meeting as noted on the agenda. Comments on controversial items may be limited and large groups are encouraged to select 3-5 speakers to represent the opinion of the group.

**Notice to Lobbyists:** When addressing the Board you must identify yourself as a lobbyist and announce the client/business/organization you are representing (City Code § 2.15.160).

**Speaker slips are located on the materials table in the hearing room and should be completed and submitted to the Board Secretary.**

*Government Code 54950 (The Brown Act) requires that a brief description of each item to be transacted or discussed be posted at least 72 hours prior to a regular meeting. The City posts Agendas at City Hall as well as offsite meeting locations. The order of agenda items is for reference only; agenda items may be taken in any order deemed appropriate by the Board. The agenda provides a general description and staff recommendations; however, the Board may take action other than what is recommended. The agenda is available for public review three days prior to the meeting. Hard copies of the agenda, synopsis/minutes, and staff reports are available at the Community Development Department (10 cents per page).*

Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Code Enforcement Department at (916) 808-7959 at least 48 hours prior to the meeting.

# AGENDA

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

## Call to Order

### Roll Call

## Consent

All items listed under the Consent Calendar are considered and acted upon by one motion. Anyone may request that an item be removed for separate consideration.

### 1. Approval of Minutes for November 13, 2013

**Location:** (Citywide)

**Recommendation:** Approve Board minutes for November 13, 2013.

**Contact:** Ron O'Connor, Operations Manager, (916) 808-8183

## Public Hearings

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

### Public Hearing

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

Item	Summary	Appeal	Council District	Case/Inspector	Address/Invoice	Owner
2	<b>X</b>	<b>X</b>	5	13-009434/ JOHN VANELLA	3447 21 <sup>ST</sup> AV/ CEDCHB01193 (\$523)	PACCO PROPERTIES LP
3		<b>X</b>	5	13-009434/ JOHN VANELLA	3447 21 <sup>ST</sup> AV/ CEDCHC08722 (\$119)	PACCO PROPERTIES LP
4	<b>X</b>	<b>X</b>	5	12-016909/ JOHN VANELLA	3531 24 <sup>TH</sup> AV/ CEDCHB01184 (\$217)	AMIR NADEEM
5	<b>X</b>	<b>X</b>	5	12-016909/ JOHN VANELLA	3531 24 <sup>TH</sup> AV/ CEDCHB01174 (\$624.44)	AMIR NADEEM
6	<b>X</b>	<b>X</b>	5	11-028910/ JOHN VANELLA	4904 36 <sup>TH</sup> ST/ CEDCHB01323 (\$319)	AMIR NADEEM
7		<b>X</b>	8	13-001578/ CHARLIE SHERMAN	5865 BAMFORD DR/ CEDCHC08732 (\$1,519)	ROBERT T TYLER
8		<b>X</b>	7	13-011011/ CHARLIE SHERMAN	125 MAJORCA CR/ CEDCHC08829 (\$1,619)	JOSEPH P & ZAYDA T DAWANG

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

##### For items 9 – 78

**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.**

Item	APN	Council District	Case/Inspector	Address/Invoice	Owner
9	010-0377-009-0000	5	10-010456/ KIM ROBINSON	3445 4TH AV/ CEDCHB01413 (\$163)	DUFF, GORDON J & JAMIE L
10	013-0281-036-0000	5	13-012345/ ANDY CHAVEZ	3059 8TH AV/ CEDCHB01352 (\$1,537)	ELIZABETH & RAYMOND RAMIREZ
11	013-0281-036-0000	5	13-012345/ ANDY CHAVEZ	3059 8TH AV/ CEDCHB01361 (\$319)	ELIZABETH & RAYMOND RAMIREZ
12	013-0281-036-0000	5	13-012345/ ANDY CHAVEZ	3059 8TH AV/ CEDCHB01377 (\$721)	ELIZABETH & RAYMOND RAMIREZ

13	013-0281-036-0000	5	13-012345/ ANDY CHAVEZ	3059 8TH AV/ CEDCHB01403 (\$549.15)	ELIZABETH & RAYMOND RAMIREZ
14	020-0015-004-0000	5	06-005333/ JOHN VANELLA	3232 12TH AV/ CEDCHB01347 (\$630.28)	MDA FUND VII LLC
15	015-0251-045-0000	6	06-001102/ KIM ROBINSON	5017 13TH AV/ CEDCHB01370 (\$663.26)	WILSON, JAMES M
16	021-0051-005-0000	6	13-001960/ RICHARD LEIKER	5828 14TH AV AKA 5824/ CEDCHC08848 (\$219)	GINGER WONG
17	020-0132-009-0000	5	12-003628/ RICHARD LEIKER	3704 18TH AV/ CEDCHC08875 (\$119)	BENARD AJIE MURPHY
18	020-0132-009-0000	5	12-003628/ RICHARD LEIKER	3704 18TH AV/ CEDCHB01396 (\$735.36)	BENARD AJIE MURPHY
19	020-0213-015-0000	5	13-017746/ JOHN VANELLA	3746 19TH AV AKA 3744/ CEDCHB01415 (\$463)	GORDON LANE
20	020-0266-015-0000	5	13-003369/ JOHN VANELLA	3325 22ND AV/ CEDCHC08842 (\$119)	TURN KEY ASSET INC.
21	022-0092-014-0000	5	13-006219/ JOHN VANELLA	3519 26TH AV/ CEDCHC08862 (\$1,619)	JORGE A MEZA
22	010-0314-007-0000	5	13-002166/ KIM ROBINSON	2500 35TH ST 4/ CEDCHC08856 (\$1,809)	ANWER A SIDDIQUI
23	014-0141-031-0000	5	12-016089/ JOHN VANELLA	2967 39TH ST/ CEDCHC08879 (\$119)	848 LLC
24	014-0192-013-0000	5	12-020081/ JOHN VANELLA	3132 44TH ST/ CEDCHB01353 (\$457.90)	LUCY RODRIGUEZ & OPHELIA VALLI
25	004-0043-024-0000	3	13-012556/ LARRY ECCLESTON	51 46TH ST/ CEDCHC08869 (\$219)	NANCY R VIEIRA
26	040-0095-010-0000	6	06-008393/ DOUG PIERSON	7806 50TH AV/ CEDCHB01348 (\$527.08)	ROSIE L KETCHUM/GLADYS SMITH
27	035-0325-010-0000	5	10-011272/ BO COSLEY	2151 60TH AV/ CEDCHB01383 (\$489.15)	CHAD NOVICK
28	023-0233-004-0000	6	13-010982/ RICHARD LEIKER	5312 60TH ST/ CEDCHC08868 (\$1,619)	COLFIN AL CA 5 LLC ATTN: LEAH SAKAS
29	265-0382-003-0000	2	12-028849/ DAVID SALINOVICH	3144 ACADEMY WY/ CEDCHB01391 (\$583)	GLEN A CASELLA
30	251-0151-012-0000	2	13-005514/ DON MARCHESCHI	801 ALMORA AV/ CEDCHB01376 (\$835)	STAR TINGLE & SONJA L ROGERS
31	017-0243-015-0000	4	12-009677/ DOUG PIERSON	5540 ASHLAND WY/ CEDCHB01369 (\$723.74)	BENDER LAWRENCE J/ROXANNE C
32	274-0092-015-0000	3	13-006511/ DAVID SALINOVICH	1044 AZUSA ST/ CEDCHC08843 (\$1,619)	MATSOMOTO GLENN
33	251-0161-005-0000	2	07-054400/ DAVID SALINOVICH	3529 BELDEN ST/ CEDCHC08850 (\$119)	QUICKSTREAM INCORPORATED
34	237-0331-005-0000	2	13-003184/ DAVID SALINOVICH	4731 BOLLENBACHER AV/ CEDCHC08871 (\$1,619)	ADEEL AHMED SIDDIQUI & NAZIA FARHAT AKIL
35	265-0081-024-0000	2	11-003523/ DON MARCHESCHI	3024 BRANCH ST/ CEDCHB01389 (\$307)	ALEJANDRO ESPINOZA
36	225-1490-071-0000	1	13-004043/ LARRY ECCLESTON	1830 CAGNEY WY/ CEDCHC08857 (\$219)	KARL & ROSANNA ROSANDER
37	118-0214-003-0000	8	13-014775/ DONNA BARTON	7681 CANOVA WY/ CEDCHB01394 (\$307)	SANDRA L SOMMERS
38	251-0241-004-0000	2	08-011830/ LEONARD DUCLOS	820 CARMELITA AV/ CEDCHB01362 (\$5,419)	ALMA/OLIVER SLADE
39	041-0063-019-0000	5	13-004068/ DOUG PIERSON	7000 CARNATION AV/ CEDCHC08860 (\$1,619)	JAGDEEP SINGH
40	251-0072-016-0000	2	12-027953/ CHAD GARBER	3808 CLAY ST/ CEDCHB01346 (\$272.60)	YASUKO T CROOK
41	251-0072-016-0000	2	12-027953/ CHAD GARBER	3808 CLAY ST/ CEDCHB01378 (\$727)	YASUKO T CROOK
42	251-0282-002-0000	2	09-003502/ DAVID SALINOVICH	3329 CYPRESS ST/ CEDCHB01380 (\$494.69)	RICK & JACQUES DAWARI

43	237-0670-030-0000	2	11-011841/ LEONARD DUCLOS	4305 DRY CREEK RD/ CEDCHB01384 (\$11,659)	KEN MADHVANI
44	237-0670-030-0000	2	11-011841/ LEONARD DUCLOS	4305 DRY CREEK RD/ CEDCHB01385 (\$313.48)	KEN MADHVANI
45	237-0670-030-0000	2	11-011841/ LEONARD DUCLOS	4305 DRY CREEK RD/ CEDCHB01398 (\$765.40)	KEN MADHVANI
46	025-0122-019-0000	5	13-006243/ ANDY CHAVEZ	5655 EL ARADO WY/ CEDCHC08864 (\$119)	FANNIE MAE
47	038-0262-003-0000	6	13-003654/ RICHARD LEIKER	7607 ELDER CREEK RD/ CEDCHC08872 (\$1,619)	SARILINDA D PURBA & CHRISTOPHER PURBA
48	251-0042-023-0000	2	12-017538/ CHAD GARBER	3932 ELM ST/ CEDCHC08880 (\$1,519)	ROBERT C. N. GRIGAS
49	049-0187-003-0000	8	10-010778/ BO COSLEY	7397 FLORES WY/ CEDCHB01351 (\$582.63)	CREATE WEALTH REAL ESTATE INC.
50	022-0151-024-0000	5	10-022150/ JOHN VANELLA	5127 FRANKLIN BL/ CEDCHB01412 (\$331)	ARSHAD S & NADIRA T ALVI
51	027-0053-006-0000	6	09-037839/ DOUG PIERSON	7350 FRUITRIDGE RD/ CEDCHB01397 (\$1,737.24)	TCC WORLDWIDE INC KYLE NAVARRO
52	250-0063-014-0000	2	07-045272/ DAVID SALINOVICH	581 GRAND AV/ CEDCHB01381 (\$567.86)	CAROLINE A PRUITT/LOU EDNA
53	250-0091-009-0000	2	11-011309/ CHAD GARBER	632 GRAND AV/ CEDCHB01357 (\$3,139)	BARRY B EKKAPHANH
54	250-0091-009-0000	2	11-011309/ CHAD GARBER	632 GRAND AV/ CEDCHB01365 (\$6,259)	BARRY B EKKAPHANH
55	250-0091-009-0000	2	11-011309/ CHAD GARBER	632 GRAND AV/ CEDCHB01400 (\$156.94)	BARRY B EKKAPHANH
56	275-0025-003-0000	2	13-007379/ DAVID SALINOVICH	2323 GROVE AV/ CEDCHC08844 (\$1,619)	MARETTA DUNIGAN
57	265-0303-001-0000	2	11-016785/ LARRY ECCLESTON	2648 LEXINGTON ST/ CEDCHB01390 (\$307)	SVERDAN BOGDAN
58	052-0074-003-0000	8	13-014375/ RICHARD LEIKER	2138 MEADOWGLEN AV/ CEDCHB01374 (\$362.60)	NAVARRO LARRY/SALAS MARIO R
59	052-0074-003-0000	8	13-014375/ RICHARD LEIKER	2138 MEADOWGLEN AV/ CEDCHC08858 (\$119)	NAVARRO LARRY/SALAS MARIO R
60	250-0061-012-0000	2	13-006495/ LARRY ECCLESTON	471 MORRISON AV/ CEDCHC08865 (\$1,419)	STACY CRANDALL C/O ROMBIK LLC
61	252-0073-016-0000	2	13-008571/ MAURICE SCHRANZ	3808 NATOMA WY/ CEDCHC08866 (\$1,619)	TURN KEY ASSET INC.
62	263-0183-005-0000	2	13-014298/ MAURICE SCHRANZ	2563 NORWOOD AV/ CEDCHB01388 (\$2,389)	BEVERLY ANN CRUIKSHANK
63	263-0131-027-0000	2	10-002535/ DAVID SALINOVICH	2700 NORWOOD AV/ CEDCHB01382 (\$494.69)	GALAXY LENDING
64	238-0011-005-0000	2	13-015119/ CHAD GARBER	4704 RALEY BLVD/ CEDCHB01379 (\$487)	MARY ALAMSHAHI
65	014-0185-017-0000	5	12-006043/ RICHARD LEIKER	3224 SAN JOSE WY/ CEDCHB01373 (\$404.60)	CAL SAFE LLC
66	118-0230-020-0000	8	13-006038/ RICHARD LEIKER	6231 SEYFERTH WY/ CEDCHC08861 (\$1,619)	FRANK OGUNSUYL
67	040-0063-004-0000	6	13-007239/ ANDY CHAVEZ	6417 SUN RIVER DR/ CEDCHC08863 (\$119)	BANK OF AMERICA
68	250-0200-045-0000	2	08-011221/ LEONARD DUCLOS	3489 TAYLOR ST/ CEDCHB01399 (\$860.20)	GOOD SAMARITAN CHURCH JESUS CHRIST
69	020-0052-008-0000	5	10-005964/ RICHARD LEIKER	4008 TEMPLE AV/ CEDCHB01350 (\$387.24)	ROBERT THATCHER & JENNIFER ROCCO
70	263-0172-005-0000	2	11-024560/ LEONARD DUCLOS	2638 TRACTION AV AKA 2640/ CEDCHB01387 (\$1,075)	EDDIE AMUNEKE
71	036-0031-005-0000	5	13-003347/ RICHARD LEIKER	6137 VENTURA ST/ CEDCHC08841 (\$1,419)	TAISHA T. DORA- WATKINS

72	118-0211-003-0000	8	13-009808/ ANDY CHAVEZ	5795 WARDELL WY/ CEDCHC08846 (\$1,619)	ROA JAMES & TIFFANY/JOANN MONTANEZ
73	118-0211-003-0000	8	13-009808/ ANDY CHAVEZ	5795 WARDELL WY/ CEDCHB01395 (\$689.98)	ROA JAMES & TIFFANY/JOANN MONTANEZ
74	251-0124-007-0000	2	13-004130/ MAURICE SCHRANZ	3625 WILLOW ST/ CEDCHC08715 (\$219)	CAROLYN PUSCHMAN
75	251-0124-007-0000	2	13-004130/ MAURICE SCHRANZ	3625 WILLOW ST/ CEDCHB01183 (\$1,099)	CAROLYN PUSCHMAN
76	019-0043-020-0000	5	11-024074/ DONNA BARTON	2921 WILMINGTON AV/ CEDCHC08882 (\$119)	ROBERT O PATTERSON/ALEX J SAUCEDO
77	041-0074-003-0000	5	13-015069/ RICHARD LEIKER	7101 WOODBINE AV/ CEDCHB01375 (\$889)	GOSPEL CENTER CHURCH OF GOD
78	041-0074-003-0000	5	13-015069/ RICHARD LEIKER	7101 WOODBINE AV/ CEDCHC08859 (\$119)	GOSPEL CENTER CHURCH OF GOD

### Staff Reports

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

**None**

### Public Comment – Matters Not on the Agenda

### Board Member’s Comments, Questions, Ideas, and Announcements

### Adjournment