



Minutes  
 City of Sacramento  
 Housing Code Advisory and Appeals Board

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

August 10, 2011 – 5:30 P.M.

Call to Order @ 5:30 pm – Meeting adjourned @ 7:29 pm

Roll Call

Fritz, McKinley, Gaudreau, Avery, Christoffersen 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		X	8	11-003525/ CHAD GARBER	2187 63RD AV/ CEDCHC05280(\$100 )	ANURASHIKA JEET/VIMAL SINGH
2		X	8	11-003525/ CHAD GARBER	2187 63RD AV/ CEDCHC05281(\$438 )	ANURASHIKA JEET/VIMAL SINGH
<p>BI C. Garber presented for City Staff and Anurashika Jeet (the property owner) appeared to appeal. City staff recommended the full amount of \$100 for item #1, and \$438 for item #2 to be liened, however, after hearing both sides of testimony the Board moved to strike the charges for both items. Moved by Fritz, seconded by Gaudreau, carried 3-1 for both items 1 &amp; 2</p>						
3		X	2	10-028493/ RICHARD LEIKER	3627 CLARKSON CT/ CEDCHC05034(\$100 )	DHAMENDRA PRASAD

4		X	2	10-028493/ RICHARD LEIKER	3627 CLARKSON CT/ CEDCHC05035(\$438 )	DHAMENDRA PRASAD
<p>BI R. Leiker presented for City Staff and Dhamendra Prasad (the property owner) appeared to appeal. City staff recommended the full amount of \$100 for item #3, and \$438 for item #4 to be liened, however, after hearing both sides of testimony the Board moved to strike the charges for both items. Moved by McKinley, seconded by Fritz, carried unanimously 4-0</p>						
5		X	2	09-009695/ KIM HAGEN	169 DANVILLE WY/ CEDCHC05162(\$100 )	DANIEL URRUTIA
<p>BI K. Hagen presented for City Staff, the appellant, Daniel Urrutia did not appear before the Board. City staff recommended the full amount of \$100 to be liened. After hearing City staff and reading the appellant's written appeal the Board decided to confirm staff recommendation. Moved by Fritz, seconded by Gaudreau, carried unanimously 4-0</p>						
6		X	1	10-014259/ LEONARD DUCLOS	1132 HAWK AV/ CEDCHC05167(\$160 0)	IGOR YAGODZINSKIY
<p>BI L. Duclos presented for City Staff and Igor Yagodzinsky (the property owner---along with Sergey Karpekin his interpreter) 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 nullify staff recommendation and reduce it to \$0. Moved by Fritz, seconded by McKinley, carried 3-1</p>						
7		X	2	10-017063/ LEONARD DUCLOS	1037 NEAL RD/ CEDCHC05194(\$200 )	CHARLES/JUNE LINDSEY TRUST
<p>BI L. Duclos presented for City Staff and June Lindsey (the property owner) did not appear before the Board. City staff recommended the full amount of \$200 to be liened. After hearing both sides of testimony the Board approved staff recommendation. Moved by Fritz, seconded by McKinley, carried unanimously 4-0</p>						
8		X	7	10-029623/ CHAD GARBER	39 PARAMOUNT CR/ CEDCHC05296(\$200 )	FLORENCIA CASTRO
9		X	7	10-029623/ CHAD GARBER	39 PARAMOUNT CR/ CEDCHC05297(\$262 )	FLORENCIA CASTRO
<p>BI C. Garber presented for City Staff and the appellant, Florencia Castro failed to appear before the Board. City staff recommended the full amount of \$200 for item #8, and \$262 for item #9 to be liened. After hearing both sides of testimony the Board moved to uphold staff recommendation. Item #8: Moved by Fritz, seconded by Gaudreau, carried unanimously 4-0 Item #9: Moved by Fritz, seconded by Gaudreau, carried 3-1</p>						
10		X	2	09-045431/ DAVID SALINOVICH	2933 RIO LINDA BL/ CEDCHC05010(\$237 8)	RIO GROUP LLC

BI D. Salinovich presented for City Staff and the appellant, Jerry Fleming (part of the LLC) appeared before the Board.  
 City staff recommended the full amount of \$2378 to be liened. After hearing both sides of testimony the Board moved to uphold staff recommendation.  
 Moved by Fritz, seconded by Avery, carried 3-1

11		X	6	08-014758/ CHARLES SHERMAN	5651 WILKINSON ST/ CEDCHC05006(\$150 )	SAM/JOAN LI LIVING TRUST
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BI C. Sherman presented for City Staff and the appellant, Sam Li (property owner) failed to appear before the Board.  
 City staff recommended the full amount of \$150 to be liened. After hearing City testimony and considering the written appeal the Board decided unanimously to uphold staff recommendation.  
 Moved by Fritz, seconded by Gaudreau, carried unanimously 4-0

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

For items 12 – 103, 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 12-103 all had good service and went uncontested.  
 These items are read in as a blanket.  
 Moved by Fritz, seconded by Gaudreau  
 4 Ayes/Unanimous: Motion passed

Item	APN	Council District	Case/Inspector	Address/Invoice	Owner
12	013-0284-007-0000	5	10-003974/ DONNA BARTON	3256 8TH AV/ CEDCHC05145(\$100 )	EDEVER JACKSON
13	013-0284-007-0000	5	10-003974/ DONNA BARTON	3256 8TH AV/ CEDCHC05146(\$198 .95)	EDEVER JACKSON
14	002-0105-003-0000	1	10-025936/ KIM HAGEN	406 8TH ST/ CEDCHC05176(\$100 0)	JEFFREY TAYLOR
15	002-0102-022-0000	1	10-018494/ JOHN VANELLA	510 8TH ST/ CEDCHC05208(\$384 )	PACIFIC FEDERATION BROTHER
16	002-0102-022-0000	1	10-018494/ JOHN VANELLA	510 8TH ST/ CEDCHC05207(\$100 )	PACIFIC FEDERATION BROTHER
17	013-0341-037-0000	5	10-008218/ JOSH PINO	3625 9TH AV/ CEDCHC05240(\$466 )	CHILDREN NEIGHBORHOOD COMM DEV
18	013-0341-037-0000	5	10-008218/ JOSH PINO	3625 9TH AV/ CEDCHC05241(\$100 )	CHILDREN NEIGHBORHOOD COMM DEV
19	015-0182-006-0000	5	10-022337/ CHAD GARBER	4844 10TH AV/ CEDCHC05242(\$160 0)	AUSTIN PETERSON SPECIAL NEEDS TRUST

20	020-0022-008-0000	5	10-003004/ CHAD GARBER	3464 12TH AV/ CEDCHC05147(\$132 0.62)	DEWAYNE/DON NA NORRIS
21	020-0022-008-0000	5	10-003004/ CHAD GARBER	3464 12TH AV/ CEDCHC05148(\$170 0)	DEWAYNE/DON NA NORRIS
22	020-0022-008-0000	5	10-003004/ CHAD GARBER	3464 12TH AV/ CEDCHC05149(\$258 2.55)	DEWAYNE/DON NA NORRIS
23	014-0283-014-0000	5	08-009011/ RANDY STRATTON	4550 12TH AV/ CEDCHC05245(\$988 0)	US BANK
24	002-0157-007-0000	1	10-009257/ JOHN VANELLA	608 12TH ST AKA 600/ CEDCHC05209(\$100 )	600 12TH ST LLC
25	002-0157-007-0000	1	10-009257/ JOHN VANELLA	608 12TH ST AKA 600/ CEDCHC05210(\$384 )	600 12TH ST LLC
26	006-0293-024-0000	3	10-019825/ KIM HAGEN	1617 16TH ST/ CEDCHC05217(\$100 )	SUSAN JANE KUHN TRUST
27	006-0293-024-0000	3	10-019825/ KIM HAGEN	1617 16TH ST/ CEDCHC05218(\$576 )	SUSAN JANE KUHN TRUST
28	020-0142-003-0000	5	10-011391/ CHAD GARBER	3935 17TH AV/ CEDCHC05219(\$200 )	DIANE BUFFINTON
29	020-0142-003-0000	5	10-011391/ CHAD GARBER	3935 17TH AV/ CEDCHC05220(\$208 )	DIANE BUFFINTON
30	007-0256-026-0000	3	09-047339/ DON MARCHESCHI	1523 23RD ST/ CEDCHC05246(\$160 0)	MICHAEL DEMARCO
31	022-0014-009-0000	5	10-007585/ RANDY STRATTON	3491 24TH AV/ CEDCHC05151(\$664 )	CAL SAFE LLC
32	022-0014-009-0000	5	10-007585/ RANDY STRATTON	3491 24TH AV/ CEDCHC05154(\$170 0)	CAL SAFE LLC
33	022-0024-035-0000	5	10-007591/ CHAD GARBER	3703 24TH AV/ CEDCHC05177(\$200 )	DONNA REED
34	022-0094-013-0000	5	10-008913/ JOSH PINO	3826 25TH AV/ CEDCHC05287(\$170 0)	PETER REPANICH
35	022-0094-013-0000	5	10-008913/ JOSH PINO	3826 25TH AV/ CEDCHC05288(\$206 7.19)	PETER REPANICH

36	010-0242-014-0000	5	10-010403/ RICHARD LEIKER	2513 27TH ST/ CEDCHC05221(\$1600)	ANTONIO/SARA GARNICA
37	019-0181-028-0000	5	07-048664/ BO COSLEY	5390 28TH ST/ CEDCHC05247(\$50)	RICHARD HERNANDEZ
38	019-0181-028-0000	5	07-048664/ BO COSLEY	5390 28TH ST/ CEDCHC05248(\$438)	RICHARD HERNANDEZ
39	010-0372-010-0000	5	10-025362/ CHAD GARBER	2828 33RD ST/ CEDCHC05178(\$100)	SAINT JUDE CHRISTIAN TABERNACLE
40	010-0372-010-0000	5	10-025362/ CHAD GARBER	2828 33RD ST/ CEDCHC05179(\$438)	SAINT JUDE CHRISTIAN TABERNACLE
41	020-0121-009-0000	5	10-007169/ JOSH PINO	4202 34TH ST/ CEDCHC05289(\$1000)	RAQUEL RAMIREZ
42	036-0042-011-0000	5	10-026545/ ANDY CHAVEZ	2521 45TH AV/ CEDCHC05293(\$1020.40)	CHU FAMILY LIVING TRUST
43	036-0042-011-0000	5	10-026545/ ANDY CHAVEZ	2521 45TH AV/ CEDCHC05294(\$200)	CHU FAMILY LIVING TRUST
44	040-0096-008-0000	6	10-008572/ CHARLES SHERMAN	7740 51ST AV/ CEDCHC05270(\$200)	FOU YUAN/NAI SAETERN
45	040-0096-008-0000	6	10-008572/ CHARLES SHERMAN	7740 51ST AV/ CEDCHC05271(\$285.89)	FOU YUAN/NAI SAETERN
46	015-0031-043-0000	6	10-014115/ JOHN VANELLA	2893 65TH ST/ CEDCHC05282(\$100)	GAWFCO INC
47	015-0031-043-0000	6	10-014115/ JOHN VANELLA	2893 65TH ST/ CEDCHC05283(\$438)	GAWFCO INC
48	015-0176-001-0000	6	10-005595/ CHAD GARBER	3121 65TH ST/ CEDCHC05224(\$100)	MICHAEL MIX
49	021-0083-019-0000	6	10-019398/ RICHARD LEIKER	3931 69TH ST/ CEDCHC05284(\$1638)	TOMMY FREDERICK ALLAN
50	021-0334-014-0000	6	H060007185/ CHARLES SHERMAN	4601 69TH ST/ CEDCHC05152(\$100)	HILTON CORMIEL
51	225-2570-107-0000	1	10-010603/ CHAD GARBER	300 ALBORAN SEA CR/ CEDCHC05185(\$100)	K HOVNANIAN AT WESTSHORE LLC
52	225-2570-107-0000	1	10-010603/ CHAD GARBER	300 ALBORAN SEA CR/ CEDCHC05186(\$511.20)	K HOVNANIAN AT WESTSHORE LLC

53	262-0171-018-0000	1	08-095695/ MAURICE SCHRANZ	2809 AMERICAN AV/ CEDCHC05256(\$200 )	JAVIER RIOS
54	001-0181-021-0000	1	10-016855/ DON MARCHESCHI	530 BERCUT DR/ CEDCHC05276(\$100 )	MSN ENTERPRISES LLC
55	265-0030-011-0000	2	09-050254/ DAVID SALINOVICH	3175 CALLECITA ST/ CEDCHC04519(\$160 0)	ERIC ESTAMPA
56	265-0030-011-0000	2	09-050254/ DAVID SALINOVICH	3175 CALLECITA ST/ CEDCHC04520(\$200 6)	ERIC ESTAMPA
57	040-0216-003-0000	6	10-028684/ JOSH PINO	7110 CASA DEL SOL WY/ CEDCHC05259(\$200 )	MINH TU
58	119-0460-011-0000	8	10-009543/ BO COSLEY	123 CREEKSIDE CIR/ CEDCHC05277(\$160 0)	SOPHIA RAMIREZ
59	275-0096-002-0000	2	10-000559/ DAVID SALINOVICH	2010 DEL PASO BL/ CEDCHC05192(\$436 )	NAHIBERUTI FAMILY LTD. PARTNERSHIP
60	275-0096-002-0000	2	10-000559/ DAVID SALINOVICH	2010 DEL PASO BL/ CEDCHC05215(\$750 )	NAHIBERUTI FAMILY LTD. PARTNERSHIP
61	002-0132-005-0000	3	11-003487/ DIA SIEFKER	1510 E ST/ CEDCHC05262(\$876 .60)	RUSS PATTON
62	002-0132-005-0000	3	11-003487/ DIA SIEFKER	1510 E ST/ CEDCHC05263(\$200 )	RUSS PATTON
63	275-0091-005-0000	2	10-005675/ LEONARD DUCLOS	1816 EL MONTE AV/ CEDCHC05264(\$150 0)	SECRETARY HOUSING/URBA N DEV OF WA
64	052-0250-004-0000	8	10-029784/ RICHARD LEIKER	2305 EXPEDITION WY/ CEDCHC05163(\$160 0)	DEQUAN LU
65	052-0250-004-0000	8	10-029784/ RICHARD LEIKER	2305 EXPEDITION WY/ CEDCHC05164(\$394 )	DEQUAN LU
66	263-0163-029-0000	2	10-023145/ MAURICE SCHRANZ	2671 FAIRFIELD ST/ CEDCHC05265(\$200 )	MPN 14 LTD. PARTNERSHIP
67	201-0970-028-0000	1	10-016509/ DIA SIEFKER	11 GAZANIA CT/ CEDCHC05165(\$200 )	BAC HOME LOANS

68	004-0311-012-0000	3	10-029639/ RICHARD LEIKER	4701 H ST/ CEDCHC05228(\$100 )	TOM GIN YIN/BARBARA ANN TSENT REV TRUST
69	004-0311-012-0000	3	10-029639/ RICHARD LEIKER	4701 H ST/ CEDCHC05229(\$438 )	TOM GIN YIN/BARBARA ANN TSENT REV TRUST
70	252-0041-057-0000	2	11-003792/ CHAD GARBER	2345 HARRIS AV/ CEDCHC05226(\$100 )	JUAN COLIN
71	252-0041-057-0000	2	11-003792/ CHAD GARBER	2345 HARRIS AV/ CEDCHC05227(\$438 )	JUAN COLIN
72	048-0061-020-0000	8	H030011782/ BO COSLEY	7466 HENRIETTA DR/ CEDCHC02393(\$408 .57)	DONALD MARCROFT
73	048-0061-020-0000	8	H030011782/ BO COSLEY	7466 HENRIETTA DR/ CEDCHC01427(\$17. 41)	DONALD MARCROFT
74	048-0061-020-0000	8	H030011782/ BO COSLEY	7466 HENRIETTA DR/ CEDCHC01447(\$12. 67)	DONALD MARCROFT
75	266-0203-015-0000	3	HSG9900734/ KIM HAGEN	1817 IRIS AV/ CEDCHC05172(\$100 )	ANDRE BUKATY/WEST COAST VILA LLC
76	251-0204-014-0000	2	10-005759/ DAVID SALINOVICH	1017 LOS ROBLES BL/ CEDCHC05182(\$180 6)	HSBC BANK USA
77	251-0204-014-0000	2	10-005759/ DAVID SALINOVICH	1017 LOS ROBLES BL/ CEDCHC05155(\$170 0)	HSBC BANK USA
78	251-0204-014-0000	2	10-005759/ DAVID SALINOVICH	1017 LOS ROBLES BL/ CEDCHC05157(\$456 )	HSBC BANK USA
79	251-0204-014-0000	2	10-005759/ DAVID SALINOVICH	1017 LOS ROBLES BL/ CEDCHC05158(\$823 .15)	HSBC BANK USA
80	023-0291-013-0000	6	10-015159/ CHARLES SHERMAN	5571 LOWELL ST/ CEDCHC05193(\$100 )	HARDIP CHAHAL
81	049-0470-038-0000	8	10-005828/ DONNA BARTON	7494 MANDY DR/ CEDCHC05173(\$200 )	MARIA PULIDO

82	049-0470-038-000	8	10-005828/ DONNA BARTON	7494 MANDY DR/ CEDCHC05174(\$785 .30)	MARIA PULIDO
83	238-0072-001-0000	2	10-002761/ DAVID SALINOVICH	226 NIMITZ ST/ CEDCHC05159(\$986 .03)	QS 69 CORPORATION
84	238-0072-001-0000	2	10-002761/ DAVID SALINOVICH	226 NIMITZ ST/ CEDCHC05160(\$160 0)	QS 69 CORPORATION
85	238-0072-001-0000	2	10-002761/ DAVID SALINOVICH	226 NIMITZ ST/ CEDCHC05161(\$181 6)	QS 69 CORPORATION
86	117-0350-064-0000	7	10-016523/ DONNA BARTON	13 PARAMOUNT CR/ CEDCHC05195(\$200 )	JOVA TORIZ
87	117-0350-064-0000	7	10-016523/ DONNA BARTON	13 PARAMOUNT CR/ CEDCHC05196(\$628 )	JOVA TORIZ
88	023-0286-002-0000	6	10-011582/ JOHN VANELLA	5301 POWER INN RD/ CEDCHC05197(\$100 )	JACKSON/EKST ROM
89	023-0286-002-0000	6	10-011582/ JOHN VANELLA	5301 POWER INN RD/ CEDCHC05198(\$402 )	JACKSON/EKST ROM
90	049-0510-034-0000	8	10-010213/ DONNA BARTON	142 QUASAR CIR/ CEDCHC05298(\$200 )	MONIQUE SHEPHERD
91	014-0213-021-0000	5	10-009527/ CHAD GARBER	3319 SAN JOSE WY/ CEDCHC05233(\$200 )	KIMBERLY HACKETT-KING
92	263-0232-010-0000	2	10-003106/ DAVID SALINOVICH	560 SANTIAGO AV/ CEDCHC05201(\$200 )	NEKTARIOS KLOSTRAKIS
93	117-0584-050-0000	7	10-022243/ DONNA BARTON	14 SIMCOE CT/ CEDCHC05231(\$200 )	MELVIN REYNOLDS
94	117-0584-050-0000	7	10-022243/ DONNA BARTON	14 SIMCOE CT/ CEDCHC05232(\$327 .36)	MELVIN REYNOLDS
95	118-0152-002-0000	8	10-011347/ DONNA BARTON	7647 TATTERSHALL WY/ CEDCHC05236(\$200 )	CLARENCE/JANI CE COONCE
96	275-0074-027-0000	2	10-011535/ DAVID SALINOVICH	2310 TRACTION AV/ CEDCHC05204(\$215 0)	ROBERT JR/MICHAEL GARCIA



97	118-0052-001-0000	8	10-020144/ BO COSLEY	39 TRISTAN CIR/ CEDCHC05235(\$200 )	JESSICA SCARBOROUGH
98	043-0254-002-0000	6	10-007735/ JOSH PINO	8065 WAGON TRAIL WY/ CEDCHC05272(\$170 0)	DAVID/TOMASA OWENS
99	043-0254-002-0000	6	10-007735/ JOSH PINO	8065 WAGON TRAIL WY/ CEDCHC05273(\$154 4.77)	DAVID/TOMASA OWENS
100	237-0323-015-0000	2	10-018111/ LEONARD DUCLOS	4136 WHEATLEY CR/ CEDCHC05205(\$100 )	MARY LEONI
101	237-0323-015-0000	2	10-018111/ LEONARD DUCLOS	4136 WHEATLEY CR/ CEDCHC05206(\$370 )	MARY LEONI
102	237-0276-013-0000	2	09-011319/ DAVID SALINOVICH	316 YAMPA CIR/ CEDCHC04432(\$149 5.80)	CHEUK/KIT YU
103	237-0276-013-0000	2	09-011319/ DAVID SALINOVICH	316 YAMPA CIR/ CEDCHC04433(\$159 4.40)	CHEUK/KIT YU

#### Staff Reports

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

#### 104. 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

There are no updates to give at this time, Mr. O'Connor was not present at the meeting and Bl P. Melanson had no updates.

#### 105. Status Update On the Demolition Order from the June 8<sup>th</sup> 2011 HCAAB Meeting concerning 1901 Pebblewood, case #08-009511 (Oral)

Location: Citywide

Recommendation: Receive and File

Contact Ron O' Connor 916-808-8183

Presented the memo to the Board that contained the information regarding the right to allow a new property owner the opportunity to move on an item that may have already been decided, but while under the previous owner's possession of the property.

The Board then reviewed the memo and opened it up for comments.

Mr. McKinley did have an issue with the fact that the memo states that there was no notice given to the new owner, when in fact he was present at the June 8<sup>th</sup> hearing. Mr. McKinley also stated he believed that the Hawthorne case is not related at all to this case with the City.

Mr. Avery then asked CA Wang what type of power the Board actually had. Mr. Wang answered that the Board's powers are limited and that this is not a court of law, therefore items brought before the Board are mainly informational, a decision is rendered but it is not a final order of any sort. He then explained that the Board is not related to the cases, that these are only pieces that come before them and there should be no relationship between the two.

Mr. McKinley and Mr. Avery understood, Mr. McKinley stated that he felt that this matter should stay on the agenda to be discussed with Ron O'Connor and that this is a good scenario available for the Board's education in order to make more effective decisions in the future.

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

No Public Comment

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

None at this time.

**Adjournment**