

**HOUSING CODE ADVISORY AND APPEALS BOARD**

Kevin McKinley, Chair  
Melisa Gaudreau, Vice Chair  
Irina Kachagin  
Verne Gore  
Barry Chamberlain

**BOARD STAFF**

Carl Simpson, Code and Housing Enforcement Chief  
John Leno, Principal Building Inspector  
Laurie Ward, Secretary  
Maila Hansen, Deputy City Attorney

# Minutes

**Housing Code Advisory  
and Appeals Board**  
Historic City Hall 915 I Street  
2<sup>nd</sup> Floor Hearing Room

Published by the  
Community Development Department  
(916) 808-8846

**Wednesday, March 14, 2018**

**5:30 p.m.**

**NOTICE TO THE PUBLIC**

You are welcomed and encouraged to participate in this meeting. Public comment is taken on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard 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 legislative bodies, you must identify yourself as a lobbyist and announce the client/business/organization you are representing.  
(City Code 2.15.160).

**Speaker slips are available on the City's Website and located in racks inside the chamber and should be completed and submitted to the Board Clerk.**

*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 and estimated time for Agenda items are listed for reference and may be taken in any order deemed appropriate by the legislative body.

The Agenda provides a general description and staff Recommendation; however, the legislative bodies may take action other than what is recommended. Full staff reports are available for public review, including all attachments and exhibits at the Code Compliance Division of the Community Development Department and all written material received is available at the meeting for public review.

Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Code Compliance Division at (916) 808-8846 at least 48 hours prior to the meeting.

### **General Conduct for the Public Attending Housing Code Advisory and Appeals Board Meetings**

- Members of the public attending Housing Code Advisory and Appeals Board meetings shall observe the same rules and decorum applicable to the Members and staff as noted in Chapters 3 and 4 of Council Rules of Procedure.
- Stamping of feet, whistles, yells or shouting, physically threatening conduct, and/or similar demonstrations are unacceptable public behavior and will be prohibited by the Sergeant-at-Arms.
- Lobbyists must identify themselves and the client(s), business or organization they represent before speaking to the Board.
- Members of the public wishing to provide documents to the Board shall comply with Rule 7 D of the Council Rules of Procedure.

### **Members of the Public Addressing the Housing Code Advisory and Appeals Board**

Purpose of Public Comment. The City provides opportunities for the public to address the Board as a whole in order to listen to the public's opinions regarding non-agendized matters within the subject matter jurisdiction of the City during Regular meetings and regarding items on the Agenda at all other meetings.

- Public comments should not be addressed to individual Members nor to City officials, but rather to the Housing Code Advisory and Appeals Board as a whole regarding City business.
- While the public may speak their opinions on City business, personal attacks on Members and City officials, use of swear words, and signs or displays of disrespect for individuals are discouraged as they impede good communication with the Board.
- Consistent with the Brown Act, the public comment periods on the Agenda are not intended to be "Question and Answer" periods or conversations with the Board and City officials. The limited circumstances under which Members may respond to public comments are set out in Rule 8 D 2 of the Council Rules of Procedure.
- Members of the public with questions concerning Consent Calendar items may contact the staff person on the report prior to the meeting to reduce the need for discussion of Consent Calendar items and to better respond to the public's questions.

### **Speaker Time Limits.**

In the interest of facilitating the Board's conduct of the business of the City, the following time limits apply to members of the public (speakers) who wish to address the Board during the meeting.

- **Matters not on the Agenda.** Two (2) minutes per speaker.
- **Consent Calendar Items.** The Consent Calendar is considered a single item, and speakers are therefore subject to the two (2) minute time limit for the entire Consent Calendar. Consent Calendar items can be pulled at a member's request. Such pulled Consent Calendar items will be considered individually and up to two (2) minutes of public comment per speaker on those items will be permitted.
- **Discussion Calendar Items.** Two (2) minutes per speaker.

Time Limits per Meeting in addition to the above time limits per item, the total amount of time any one individual may address the Board at any meeting is eight (8) minutes.

- Each speaker shall limit his/her remarks to the specified time allotment.
- The Presiding Officer shall consistently utilize the timing system which provides speakers with notice of their remaining time to complete their comments. A countdown display of the allotted time will appear and will flash red at the end of the allotted time.
- In the further interest of time, speakers may be asked to limit their comments to new materials and not repeat what a prior speaker said. Organized groups may choose a single spokesperson who may speak for the group but with no increase in time.
- Speakers shall not concede any part of their allotted time to another speaker.
- The Presiding Officer may further limit the time allotted for public comments per speaker or in total for the orderly conduct of the meeting and such limits shall be fairly applied

# MINUTES

**Wednesday, March 14, 2018**

**5:30 p.m.**

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

## **Open Session - 5:30 p.m.**

**Roll Call - Gaudreau, Kachagin, Gore, Chamberlain present; McKinley arrived late**

### **Consent Calendar      Estimated Time: 5 minutes**

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

#### **1. Approval of Minutes for February 14, 2018**

**Location:** (Citywide)

**Recommendation:** Approve Board minutes for February 14, 2018

**Contact:** John Leno, Principal Building Inspector, (916) 808-4266, Community Development

**Action: Moved by consent unanimously 5-0.**

### **Public Hearings**

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

### **Notice & Order Appeals**

Item #	Council District	Case/Inspector	Address	Owner
2	3	<del>17-023395/ DAVID SALINOVICH</del>	<del>330 WILSON AV</del>	<del>R MARK CARMAN</del>
**Pulled per City Staff**				

### **Housing & Dangerous Buildings Case Cost Recovery – Contested**

Item	Summary	Council District	Case/Inspector	Address/Invoice	Owner
3		3	<del>17-006306/ DAVID SALINOVICH</del>	<del>3273 C ST/ CEDCHC12145 (\$1,244)</del>	<del>ALMA R AGUIRRE MARIA D MARTINEZ JOSE C JR &amp; MARY N PLASENCIA</del>
**Pulled per City Staff**					
4		2	17-003407/ LEONARD DUCLOS	1309 GRACE AV/ CEDCHC12236 (\$1,344)	CARMEN D RASTAMAN DARUS RASTAMAN
<b>BI L. Duclos presented for City Staff and the appellant, Darius Rastaman, appeared before the Board. After considering testimony and submitted documents, a motion was made to uphold staff recommendation in the amount of \$1,344. Moved by McKinley, seconded by Kachagin; motion carried unanimously 5-0.</b>					

5	X	2	17-020574/ LEONARD DUCLOS	2317 BOXWOOD ST/ CEDCHB05728 (\$624)	ROBERT/GRACELYN MARTINEZ FAMILY REV 2004 TRUST
<b>BI L. Duclos presented for City Staff and the appellants, Robert Martinez Sr. &amp; Robert J Martinez Jr., appeared before the Board. After considering testimony and submitted documents, a motion was made to reduce invoice CEDCHB05728 from \$624 to \$324. Moved by McKinley, seconded by Gore; motion carried unanimously 5-0.</b>					
6	X	2	17-021028/ LEONARD DUCLOS	2317 BOXWOOD ST/ CEDCHB05722 (\$1,089)	ROBERT/GRACELYN MARTINEZ FAMILY REV 2004 TRUST
<b>BI L. Duclos presented for City Staff and the appellants, Robert Martinez Sr. &amp; Robert J Martinez Jr., appeared before the Board. After considering testimony and submitted documents, a motion was made to reduce invoice CEDCHB05722 from \$1,089 to \$789. Moved by McKinley, seconded by Gore; motion carried unanimously 5-0.</b>					
7	X	2	17-021744/ RICHARD LEIKER	2317 BOXWOOD ST/ CEDCHB05703 (\$834)	ROBERT/GRACELYN MARTINEZ FAMILY REV 2004 TRUST
<b>BI's L. Duclos &amp; R. Leiker presented for City Staff and the appellants, Robert Martinez Sr. &amp; Robert J Martinez Jr., appeared before the Board. After considering testimony and submitted documents, a motion was made to reduce invoice CEDCHB05703 from \$834 to \$534. Moved by McKinley, seconded by Gaudreau; motion carried unanimously 5-0.</b>					

### **Housing & Dangerous Buildings Case Cost Recovery – Uncontested**

For items 8 - 24, 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.

**Gaudreau motioned to approve Uncontested Housing & Dangerous Buildings Case Cost Recovery items 8-10 & 12-24 seconded by Gore; motion carried unanimously 5-0.**

Item	APN	Council District	Case/Inspector	Address/Invoice	Owner
8	014-0262-015-0000	5	17-022847/ ANDY CHAVEZ	3915 14TH AV/ CEDCHB05791 (\$1,824)	DESWILDER HOLDINGS LLC
9	020-0132-015-0000	5	14-009562/ BO COSLEY	3748 18TH AV/ CEDCHB05808 (\$504)	ARLP SECURITIZATION TRUST
10	023-0234-019-0000	6	17-008220/ DOUG PIERSON	5401 60TH ST/ CEDCHB05816 (\$769)	DANIELS EUGENE L JR
11	<del>277-0131-007-0000</del>	2	<del>17-017956/ ELIJAH PROK</del>	<del>897 ARDEN WY/ CEDCHC12230 (\$1,094)</del>	<del>MRF HOLDING LLC</del>
***Late Appeal – Rescheduled to 4/11/18***					
12	250-0322-005-0000	2	17-017625/ ELIJAH PROK	204 ARROWROCK RD/ CEDCHC12246 (\$269)	ZANDRA Y BLANKS
13	052-0093-004-0000	8	17-020671/ JOHN VANELLA	2292 BABETTE WY/ CEDCHB05811 (\$490.33)	MING X XIE
14	201-0490-052-0000	1	17-023589/ DAVID SALINOVICH	2321 BURBERRY WY/ CEDCHB05796 (\$579)	ANDERSON WILLIAM R SR
15	117-1050-002-0000	7	17-014406/ PAUL LOVATO	5111 CALVINE RD/ CEDCHC12233 (\$169)	WILLIAMS SHIRLEY

16	265-0130-048-0000	2	12-029093/ MAURICE SCHRANZ	2900 CLAY ST/ CEDCHC12237 (\$119)	GILDARDO PINON & MARIA G. DIAZ
17	265-0303-044-0000	2	16-002100/ DON MARCHESCHI	1115 FRIENZA AV/ CEDCHC12239 (\$119)	DEUTSCH BK NATL TRUST COMPANY TR
18	277-0211-006-0000	2	14-022281/ LEONARD DUCLOS	1812 JAMESTOWN DR/ CEDCHC12238 (\$119)	CARRINGTON MORTGAGE SERVICES
19	238-0072-019-0000	2	17-000780/ MAURICE SCHRANZ	613 MACARTHUR ST/ CEDCHC12242 (\$1,094)	RUSSELL FUGETT FAMILY TRUST
20	225-2340-167-0000	1	17-020909/ DON MARCHESCHI	4100 MALTA ISLAND ST/ CEDCHB05803 (\$524)	CAO FAYMAN
21	048-0221-006-0000	8	14-017807/ DONNA BARTON	7516 MUIRFIELD WY/ CEDCHB05807 (\$536.66)	CLAIBORNE REAL ESTATE
22	266-0311-001-0000	2	17-018748/ MAURICE SCHRANZ	2678 PRINCETON ST/ CEDCHB05802 (\$1,119)	ANTHONY TURNER
23	048-0036-043-0000	8	17-017347/ RICHARD LEIKER	7455 SCHREINER ST/ CEDCHC12245 (\$269)	JOHN M MENDOZA
24	252-0283-003-0000	2	17-020129/ MAURICE SCHRANZ	2125 VERANO ST/ CEDCHB05800 (\$750.33)	IRVEN M/BERTHA MC MILLAN

### **Discussion Calendar**

Discussion calendar items include an oral presentation including those recommending “receive and file”.

**NONE**

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

**NONE**

### **Member Comments – Ideas, Questions and Meeting/Conference Reports**

Board Member Chamberlain asked Code & Housing Enforcement Chief, Carl Simpson to look into and report back as to what the procedure is for the Sacramento Police Department contacting owners on securements. Mr. Simpson stated he would find out and get back to the Board on what their protocol is and in these types of cases, if it would be possible for the police department to make an attempt to get a responsible party.

### **Adjournment**

**6:27PM**