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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 02/12/14 @ 5:30 PM

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

Signature **Katia Ligaiviu**
Digitally signed by Katia Ligaiviu
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Sacramento, ou=Office of the City Clerk,
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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, 2nd Floor – Hearing Room

February 12, 2014 – 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 January 8, 2014

Location: (Citywide)

Recommendation: Approve Board minutes for January 8, 2014.

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	X	X	5	13-017040/ RICHARD LEIKER	4100 11 TH AV/ CEDCHB01542 (\$757)	LEROY LARRY LIVING TRUST
3		X	5	13-017040/ RICHARD LEIKER	4100 11 TH AV/ CEDCHC09003 (\$119)	LEROY LARRY LIVING TRUST
4		X	5	13-009434/ JOHN VANELLA	3447 21 ST AV/ CEDCHC09022 (\$1,519)	PACCO PROPERTIES LP
5		X	2	12-019322/ MAURICE SCHRANZ	3313 BRANCH ST AKA 3307/ CEDCHC08252 (\$1,619)	EQUITY TRUST CO CDN IRA, EQUITY TRUST CO CDN ROTH IRA & RONNIE L. HUTTON
6		X	2	13-012843/ DAVID SALINOVICH	1822 DEL PASO BL/ CEDCHC08920 (\$1,619)	JEFFREY E. RICKS
7		X	2	13-000323/ DAVID SALINOVICH	1131 FRIENZA AV/ CEDCHC08474 (\$1,619)	GARSHA WILLIAMS
8		X	8	13-011095/ ANDY CHAVEZ	75 HERMES CIR/ CEDCHC09023 (\$1,619)	JAMES A. DANE, TRUSTEE/DANE REVOCABLE TRUST
9		X	2	12-016104/ DAVID SALINOVICH	324 SOUTH AV/ CEDCHC08904 (\$1,419)	MUNI R. & ARUNA D. KUMAR

Housing & Dangerous Buildings Case Cost Recovery - Uncontested

For items 10 – 44

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
10	009-0062-004-0000	4	13-015006/ MAURICE SCHRANZ	1901 6TH ST/ CEDCHC09031 (\$200)	ADAM BUI
11	014-0171-009-0000	5	12-008955/ RICHARD LEIKER	3889 7TH AV/ CEDCHB01562 (\$312)	J/J CAPITAL LLC

12	014-0195-013-0000	5	08-094487/ JOHN VANELLA	4469 7TH AV/ CEDCHB01577 (\$1,051.20)	FRANCISCO A ARMENTA/MARIA E CERVANTES
13	020-0132-009-0000	5	12-003628/ RICHARD LEIKER	3704 18TH AV/ CEDCHB01650 (\$205.60)	BERNARD AJIE MURPHY
14	023-0031-014-0000	5	13-010148/ BO COSLEY	5523 22ND AV/ CEDCHB01643 (\$680.42)	ROBERT & MARIBE GALEHER
15	022-0023-012-0000	5	13-009714/ JOHN VANELLA	3743 23RD AV/ CEDCHC09027 (\$100)	FEDERAL NATL MTG ASSN
16	053-0035-002-0000	8	13-001896/ RICHARD LEIKER	7645 24TH ST/ CEDCHB01671 (\$840)	JP MORGAN CHASE BANK
17	023-0192-005-0000	6	13-014756/ RICHARD LEIKER	7800 25TH AV/ CEDCHC09097 (\$200)	PAMELA LY
18	049-0254-003-0000	8	13-017598/ DONNA BARTON	7429 29TH ST/ CEDCHB01574 (\$619.60)	FAITH A MALCOLM
19	020-0023-032-0000	5	12-012329/ JOHN VANELLA	3742 36TH ST/ CEDCHB01571 (\$300)	EQUITY TRUST CO CUSTODIAN FBO RAYMOND C WHEELER IRA & CUSTODIAN FBO MAHALAXMI RAI IRA
20	036-0122-023-0000	5	12-006657/ ANDY CHAVEZ	2425 52ND AV/ CEDCHB01561 (\$376.20)	YING & XOU CHANG
21	036-0122-023-0000	5	12-006657/ ANDY CHAVEZ	2425 52ND AV/ CEDCHB01570 (\$312)	YING & XOU CHANG
22	023-0184-005-0000	6	13-011561/ DONNA BARTON	5020 76TH ST/ CEDCHC09095 (\$200)	DENNIS & MY- DREAM HORSLEY
23	040-0133-008-0000	6	12-018065/ DONNA BARTON	7608 BELLINI WY/ CEDCHB01569 (\$943.44)	BRANESSA KUNITZ
24	021-0251-061-0000	6	13-000967/ DONNA BARTON	6792 BENDER CT/ CEDCHB01651 (\$330)	LOIS J SMITH
25	251-0072-016-0000	2	12-027953/ CHAD GARBER	3808 CLAY ST/ CEDCHB01558 (\$1,080)	YASUKO T CROOK
26	226-0122-035-0000	2	13-018608/ CHAD GARBER	5130 COPPERSMITH AV/ CEDCHB01552 (\$205.60)	SARATOGA FUND II LLC
27	263-0242-019-0000	2	12-011779/ MAURICE SCHRANZ	671 EL CAMINO AV/ CEDCHB01564 (\$436)	RSB PROPS 2 LP
28	275-0014-006-0000	2	12-029065/ LARRY ECCLESTON	128 EL CAMINO AV/ CEDCHB01673 (\$288)	MANMOHAN SINGH
29	250-0091-009-0000	2	11-011309/ CHAD GARBER	632 GRAND AV/ CEDCHC09085 (\$100)	BARRY B EKKAPHANH
30	117-0830-016-0000	7	13-021313/ RICHARD LEIKER	6356 LOCHINVAR WY/ CEDCHB01653 (\$205.60)	HUANG XING SHAO
31	251-0211-010-0000	2	13-017080/ MAURICE SCHRANZ	1207 LOS ROBLES BL/ CEDCHC09081 (\$100)	ROBERT J MARTINEZ
32	251-0211-010-0000	2	13-017080/ MAURICE SCHRANZ	1207 LOS ROBLES BL/ CEDCHB01645 (\$498)	ROBERT J MARTINEZ
33	020-0071-026-0000	5	13-020795/ JOHN VANELLA	3951 MARTIN LUTHER KING JR BL/ CEDCHB01572 (\$366)	CHRISTOPHER L CARTER
34	201-1010-002-0000	1	13-017214/ CHAD GARBER	3401 MAS AMILOS WY/ CEDCHB01573 (\$205.60)	FEDERAL NATIONAL MORTGAGE ASSN
35	035-0074-009-0000	5	H020002363/ BO COSLEY	6125 MCLAREN AV/ CEDCHB01575 (\$834)	ARLEE TURNER
36	263-0142-025-0000	2	07-056292/ LEONARD DUCLOS	2756 OAKMONT ST/ CEDCHB01559 (\$1,380)	JOSE & JUANA NAVARRO
37	263-0142-025-0000	2	07-056292/ LEONARD DUCLOS	2756 OAKMONT ST/ CEDCHB01674 (\$288)	JOSE & JUANA NAVARRO
38	251-0152-038-0000	2	13-019630/ MAURICE SCHRANZ	3530 RIO LINDA BLVD/ CEDCHB01657 (\$295.60)	JP MORGAN CHASE BANK

39	263-0222-008-0000	2	13-018072/ LARRY ECCLESTON	258 SANTIAGO AV/ CEDCHB01567 (\$843)	WELLS FARGO BANK, NA C/O JP MORGAN CHASE BANK, NA
40	250-0200-045-0000	2	08-011221/ LEONARD DUCLOS	3489 TAYLOR ST/ CEDCHB01560 (\$260)	GOOD SAMARITAN CHURCH JESUS CHRIST
41	250-0200-045-0000	2	08-011221/ LEONARD DUCLOS	3489 TAYLOR ST/ CEDCHB01670 (\$2,640)	GOOD SAMARITAN CHURCH JESUS CHRIST
42	117-0280-038-0000	7	13-019861/ BO COSLEY	7988 VALLEY GREEN DR/ CEDCHB01556 (\$612)	BIMLA NARAYAN
43	023-0073-025-0000	6	12-012680/ ANDY CHAVEZ	4901 WHITTIER DR/ CEDCHC09032 (\$100)	SACRAMENTO AFFORDABLE HOUSING ORG
44	019-0052-036-0000	5	11-024311/ RICHARD LEIKER	2454 WILMINGTON AV/ CEDCHB01649 (\$288)	JENNIFER SMITH & BERND SOLLFELNER

Staff Reports

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

45. **Election of Chair and Vice Chair for 2014 (Oral)**
Location: Citywide
Recommendation: Elect Chair and Vice Chair for 2014
Contact: Ron O'Connor, Operations Manager, 916-808-8183
46. **Notice of Possible Future Meeting Cancellation (Oral)**
Location: Citywide
Recommendation: Review & Comment
Contact: Ron O'Connor, Operations Manager, 916-808-8183

Public Comment – Matters Not on the Agenda

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

Adjournment