

RESOLUTION NO. 2007-560

Adopted by the Sacramento City Council

July 24, 2007

APPROVING FEES RELATED TO VACANT NUISANCE PROPERTIES

BACKGROUND

- A. The Law and Legislation Committee recommended adoption of an ordinance that would amend vacant building monitoring and re-inspection fees pursuant to Sacramento Municipal Code Chapter 8.100.1260 and to reduce the time a vacant building may constitute a public nuisance from ninety (90) to thirty (30) days.
- B. Any vacant building that also constitutes a public nuisance as defined in chapters 8.04, 8.08, 8.96, or 8.100 of this code shall be subject to a separate monthly monitoring fee to recover the city's regulatory costs to monitor the vacant building.
- C. For additional responses within the 30 day monitoring period, an enforcement response fee is established to recover costs associated with securements and abatements of vacant nuisance properties.
- D. Any boarded building as defined in chapter 8.100.1220, whether by voluntary action or as a result of enforcement activity by the city, shall be boarded in compliance with city standards (see attached specifications).

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:

Section 1. The Vacant Building Monitoring Fee of \$411 is repealed.

Section 2. The City of Sacramento Fee and Charge Report is amended to include the following fees:

Vacant Building Monthly Monitoring Fee	\$150
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Vacant Building Enforcement Response Fee	\$150 per response
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Section 3. Department fees and charges are hereby affirmed, as set forth in this Resolution.

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Exhibit A – Board-up Specifications

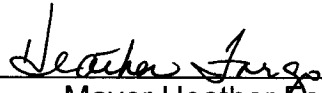
Adopted by the City of Sacramento City Council on July 24, 2007 by the following vote:

Ayes: Councilmembers, Cohn, Fong, Hammond, McCarty, Pannell, Sheedy,
Tretheway, Waters and Mayor Fargo.

Noes: None.

Abstain: None.

Absent: None.



Mayor Heather Fargo

Attest:



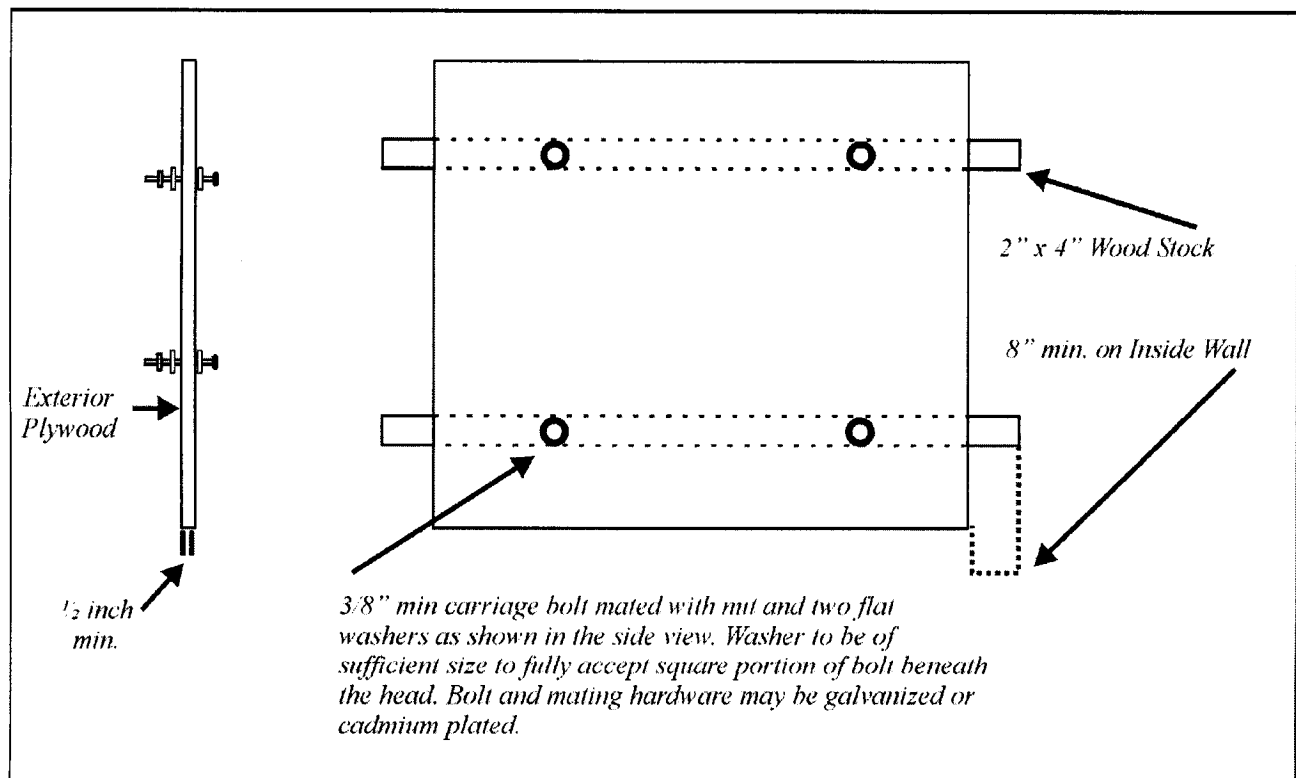
Shirley Concolino, City Clerk

BOARD-UP SPECIFICATIONS

A ¾” exterior plywood outer door shall be fitted to the front entry door casing with a maximum 1/8” clearance on all sides. The plywood door shall be double hinged from the inside with hasp and padlock for securing. The installation shall be such that all exposed bolt or screw heads cannot be removed (i.e. flatten screw shank, peen threads or double nuts). The installation should be non-interfering with the property’s front entry (which shall remain) and should open and close freely from any obstructions.

MINIMUM SPECIFICATION TO SECURE PROPERTY

1. All windows and doors, except the front door, through which access to the interior of the dwelling is made, shall be secured. All window boards will be fit to screen inset molding stop.
2. Plywood to be painted a neutral color.
3. Vent holes to be cut in and screened over



4. Minimum ½ inch plywood (¾ inch for doors) or approved material shall be cut to fit openings and be applied in a neat and workman-like fashion, and shall be painted in a color similar to the main structure. (Section 8.04.100 (E) and (K), Sacramento City Code).
5. The land surrounding the building shall be kept free from junk, trash, debris, and high grass or weeds as may be necessary to avoid fire hazard at all times during which the building is vacant (Section 8.04.100 (A) and (I), Sacramento City Code).

Property maintenance of all the above requirements must be maintained until the building is occupied or removed from the property.