



Agenda
Code Enforcement Board Meeting
Tuesday, November 12, 2024
Richland City Hall ~ Council Chambers
625 Swift Boulevard

Board Members: Chair White, Vice-Chair Faylor, and Member Bostrom, Coddington, and Samuel

Council Liaison: Councilmember Maier

Staff Liaison: Police Professional Staff Supervisor Mutrux

Regular Meeting - 6:00 p.m.

Call to Order/Attendance:

Approval of Agenda: (Approved by Motion)

1. November 12, 2024 Agenda

Public Comments: Please limit public comments to 2 minutes per speaker.

Approval of Minutes: (Approved by Motion)

2. October 8, 2024 Minutes

Compliance Hearings/Administration of Oaths:

3. **20240891 Lynette Jagoda**

Location of Violation: 2035 George Washington Way, Richland, WA 99354

Mailing Address: 900 Rolling Meadow Dr, Lavon, TX 75166

Description of Violations: **RMC 10.04.030(C)** Accumulation of Garbage, **RMC 10.04.040(G)** Household Items and Vehicle Parts, **RMC 10.06.030** Inoperable Vehicle Storage

Notice of Civil Violation Issued: October 11, 2024

- Stephanie Dorko, Code Enforcement Officer

4. **20240891 Jessica Bolyard**

Location of Violation: 2035 George Washington Way, Richland, WA 99354

Mailing Address: Same

Description of Violations: **RMC 10.04.030(C)** Accumulation of Garbage, **RMC 10.04.040(G)** Household Items and Vehicle Parts, **RMC 10.06.030** Inoperable Vehicle Storage

Notice of Civil Violation Issued: October 11, 2024

- Stephanie Dorko, Code Enforcement Officer

5. **20241297 Darr Bartlett & Linda Leitenberg**

Location of Violation: 2023 Newcomer Ave, Richland, WA 99354

Mailing Address: Same

Description of Violations: **RMC 10.04.030(C)** Accumulation of Garbage, **RMC 10.04.040(G)** Household Items and Vehicle Parts

Notice of Civil Violation Issued: October 28, 2024

- Stephanie Dorko, Code Enforcement Officer

6. **2021128 Glenn Burnett**

Location of Violation: 1523 Goethals Dr, Richland, WA 99354

Mailing Address: 2081 Hoxie Ave, Richland, WA 99354

Description of Violations: **RMC 11.33.020** Trailer Storage
Notice of Civil Violation Issued: October 14, 2024
- Stephanie Dorko, Code Enforcement Officer

Execution of Orders:

Continued Cases/Old Business:

New Business/Liaison Comments:

Adjournment

Richland City Hall is ADA accessible. Any individual who has difficulty attending the meeting in-person may request to provide comments remotely. (Ch. 42.30 RCW) Requests for sign interpreters, audio equipment, and/or other special services must be received 48 hours prior to the meeting by calling the City Clerk's Office at 509-942-7389.



CODE ENFORCEMENT AGENDA ITEM COVERSHEET

Meeting Date: 11/12/2024

Agenda Category: Approval of Minutes

Prepared By:

Subject:
October 8, 2024 Minutes

Department:
Police

Recommended Motion:

Summary:

Attachments:



CODE ENFORCEMENT AGENDA ITEM COVERSHEET

Meeting Date: 11/12/2024 Agenda Category: Compliance Hearings/Administration of Oaths

Prepared By: Stephanie Dorko, Code Enforcement Officer

Subject:

20240891 Lynette Jagoda

Location of Violation: 2035 George Washington Way, Richland, WA 99354

Mailing Address: 900 Rolling Meadow Dr, Lavon, TX 75166

Description of Violations: **RMC 10.04.030(C)** Accumulation of Garbage, **RMC 10.04.040(G)** Household Items and Vehicle Parts, **RMC 10.06.030** Inoperable Vehicle Storage

Notice of Civil Violation Issued: October 11, 2024

- Stephanie Dorko, Code Enforcement Officer

Department:

Police

Recommended Motion:

Summary:

Attachments:

1. 2035 George Washington Way Jagoda Packet



Richland Police Department - Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 509-942-7739

NOTICE OF CIVIL VIOLATION

October 11, 2024

Lynette Jagoda
900 Rolling Meadow Dr
Lavon, TX 75166

Case Number: 20240891

An inspection on October 11, 2024 revealed violation(s) of the Richland Municipal Code (RMC) on property you own or control. You have received this notice because your property is out of compliance with the Richland Municipal Code, and you must take action to bring your property into compliance as identified herein.

Location of Violation(s):

2035 George Washington Way, Richland, WA 99354

Description of Violation(s):

RMC 10.04.030(C) – Accumulation of garbage, decaying vegetation, manure, dead animals, or other noxious things in a street or alley, or on public or private property to an extent injurious to the public health, safety, welfare or comfort of others.

RMC 10.04.040(G) – The permitting to remain outside any dwelling, building, or other structure any vehicle parts, ice chest, refrigerator, furniture, household appliances or other similar items, in any front, side or rear yard of the property which may be maintained by a “responsible person” as defined in RMC 10.04.010 and which items can be seen from a public sidewalk, street or road unless enclosed behind a 100 percent sight-obscuring fence and in a manner where it is not visible from public property or from private property when observer is standing at ground level.

RMCC 10.06.030 – It is unlawful for any person, or corporation, to place or keep an inoperable motorized vehicle or junk vehicle, or portion thereof, upon any private or public property within the city of Richland or as owner, occupant, or party in control of any real property within the city to permit or allow any such automobile or portion thereof to be placed or kept upon such property unless the vehicle or part thereof is completely enclosed within a building or behind a 100 percent sight-obscuring fence, in a manner where it is not visible from the street or other public or private property. Visibility of the vehicle shall mean as viewed from street level as determined by the street in front of the subject property.

Required Corrective Action(s):

Remove all trash, plastic, buckets, open totes and containers from the outside of the dwellings and dispose of or store in accordance with the Richland Municipal Code. Remove all household items including furniture, ice chests, and appliances from the front side of the house and dispose of or store in accordance with the Richland Municipal Code. Demonstrate the white minivan on the driveway is operable under its own power or store in accordance with the Richland Municipal Code.

The corrective action(s) identified in this notice must be completed by November 10, 2024 no later than 5:00 p.m.

You received notice dated September 3, 2024 requesting voluntary correction of the code violation(s). A copy of that notice is attached. To date, you have failed to comply with the Richland Municipal Code, which resulted in the issuance of this notice of civil violation.

You are directed to take the action described above to correct the violation(s) on the property. Failure to correct the violation(s) by the deadline in this notice may result in City abatement per RMC 10.02.070.

HEARING NOTICE: Per RMC 10.02.060, an appeal hearing is automatically scheduled for you to appear before the Richland Code Enforcement Board on this matter. The hearing regarding your code violation(s) will be held in **City Council Chambers at Richland City Hall, 625 Swift Blvd., Richland, WA** on the following date and time:

Date: November 12, 2024

Time: 6:00 PM

****Please make the necessary arrangements if you need a language interpreter****

Compliance BEFORE the Hearing: If you come into compliance by correcting the violation(s) prior to the hearing, as inspected and verified by a Richland Code Enforcement Officer, the City will inform the Board at the hearing that the property is in compliance. Per RMC 10.02.050(E), a minimum penalty of \$50.00 shall be assessed for each offense requiring a notice of civil violation, regardless of whether compliance is met before the hearing.

Code Enforcement Board Hearing: If you take no action prior to the hearing, or if you believe you are not in violation of the RMC and wish to contest this notice, an impartial hearing before the five-member Code Enforcement Board will be held. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide if the evidence supports finding you in violation of the Richland Municipal Code. The City bears the burden of proof, which is a preponderance of the evidence.

If the Board determines that one or more violations has occurred, you will be assessed monetary penalties pursuant to RMC 10.02.050(E) and ordered to abate the violation(s). Penalties range from a minimum of \$50 to a maximum of \$500 per day per violation, up to a maximum penalty of \$5,000 for all violations. You may also be ordered to pay the costs of abatement if the City is forced to correct the violation(s). The third violation of the same regulation at the same location within two (2) years is a criminal offense. See Chapter 10.02 RMC for more details.

FAILURE TO APPEAR: Should you fail to appear, the Code Enforcement Board will enter an order finding that the violation occurred and assess monetary penalties, which may include a continuing monthly monetary penalty until the property is brought into compliance. The City will carry out the Code Enforcement Board's order and recover all related expenses, plus the monetary penalties assessed and the administrative cost of the hearing. A copy of the Board's order and an invoice for payment will be sent to you pursuant to RMC 10.02.060(E).

Issued on October 11, 2024 by the Code Enforcement Officer signing below.

Signature: 

Printed Name: Stephanie Dorko, Code Enforcement

Phone: (509) 942-7644

Attachment – Voluntary Correction Notice

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal Impersonation in the first degree is a Class C Felony.



Final Correction Notice

Date: 9/3/2024

Location: 2035 George Washington Way, Richland WA 99354

Report #: 20240891

You have received this notice because property owned or controlled by you is currently out of compliance with the Richland Municipal Code and you must take immediate action to bring your property into compliance as identified herein.

Description of the Violation(s):

RMC 10.04.030(C) – Accumulation of garbage, decaying vegetation, manure, dead animals, or other noxious things in a street or alley, or on public or private property to an extent injurious to the public health, safety, welfare or comfort of others.

RMC 10.04.040(G) – The permitting to remain outside any dwelling, building, or other structure any vehicle parts, ice chest, refrigerator, furniture, household appliances or other similar items, in any front, side or rear yard of the property which may be maintained by a “responsible person” as defined in RMC 10.04.010 and which items can be seen from a public sidewalk, street or road unless enclosed behind a 100 percent sight-obscuring fence and in a manner where it is not visible from public property or from private property when observer is standing at ground level.

RMC 10.04.040(P) – All grasses, weeds, or other vegetation growing or which has grown and died, determined to be a fire or safety hazard or a nuisance to persons, shall not exceed six inches in height measured above the ground.

RMC 10.06.030 – It is unlawful for any person, or corporation, to place or keep an inoperable motorized vehicle or junk vehicle, or portion thereof, upon any private or public property within the city of Richland or as owner, occupant, or party in control of any real property within the city to permit or allow any such automobile or portion thereof to be placed or kept upon such property unless the vehicle or part thereof is completely enclosed within a building or behind a 100 percent sight-obscuring fence, in a manner where it is not visible from the street or other public or private property. Visibility of the vehicle shall mean as viewed from street level as determined by the street in front of the subject property.

Required Corrective Action(s):

***** FINAL NOTICE *****

- **Remove all trash, plastic, bins, debris, buckets and water containers from the front side of the house and store or dispose of in accordance with the Richland Municipal Code.**
- **Remove all household items including furniture, tables, chairs, ice chests, etc. from the front yard and store or dispose of in accordance with the Richland Municipal Code.**
- **Mow the entire property so grasses and weeds do not exceed 6 inches in height in accordance with the Richland Municipal Code.**
- **Demonstrate the white minivan on the driveway is operable under its own power or store in accordance with the Richland Municipal Code.**

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal impersonation in the first degree

Richland Police Department – Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 (509) 942-7644

The corrective actions(s) identified in this Correction Notice must be completed by 9/23/2024 no later than 8:00 am.

Failure to remedy the violation(s) identified in this Correction Notice may result in the City issuing a Notice of Civil Violation and scheduling a hearing before the Richland Code Enforcement Board and monetary penalties may be assessed. In lieu of advancing your case to the Code Enforcement Board, you may be eligible to enter a Voluntary Correction Agreement with the City to significantly extend your compliance date. Contact Code Enforcement to learn more about this option.

If you believe you are not in violation of the RMC and wish to contest this notice, you may request an impartial hearing before the five-member Code Enforcement Board. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide whether to affirm or disaffirm the City's accusation of a violation(s). Monetary penalties may be assessed if the violation(s) is affirmed.

The City's objective is to work with you to achieve voluntary compliance. Formal action will be taken only if the violation(s) are not corrected as identified in this Correction Notice. If you have questions about the enforcement process, or if you need additional information or resources, please contact the Code Enforcement Officer identified in this notice.

Issued on 9/3/2024 by Officer Stephanie Dorko
Phone Number: 509-942-7644

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CODE ENFORCEMENT AGENDA ITEM COVERSHEET

Meeting Date: 11/12/2024 Agenda Category: Compliance Hearings/Administration of Oaths

Prepared By: Stephanie Dorko, Code Enforcement Officer

Subject:

20240891 Jessica Bolyard

Location of Violation: 2035 George Washington Way, Richland, WA 99354

Mailing Address: Same

Description of Violations: **RMC 10.04.030(C)** Accumulation of Garbage, **RMC 10.04.040(G)** Household Items and Vehicle Parts, **RMC 10.06.030** Inoperable Vehicle Storage

Notice of Civil Violation Issued: October 11, 2024

- Stephanie Dorko, Code Enforcement Officer

Department:

Police

Recommended Motion:

Summary:

Attachments:

1. 2035 George Washington Way Bolyard Packet



Richland Police Department - Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 509-942-7739

NOTICE OF CIVIL VIOLATION

October 11, 2024

Jessica Bolyard
2035 George Washington Way
Richland, WA 99354

Case Number: 20240891

An inspection on October 11, 2024 revealed violation(s) of the Richland Municipal Code (RMC) on property you own or control. You have received this notice because your property is out of compliance with the Richland Municipal Code, and you must take action to bring your property into compliance as identified herein.

Location of Violation(s):

2035 George Washington Way, Richland, WA 99354

Description of Violation(s):

RMC 10.04.030(C) – Accumulation of garbage, decaying vegetation, manure, dead animals, or other noxious things in a street or alley, or on public or private property to an extent injurious to the public health, safety, welfare or comfort of others.

RMC 10.04.040(G) – The permitting to remain outside any dwelling, building, or other structure any vehicle parts, ice chest, refrigerator, furniture, household appliances or other similar items, in any front, side or rear yard of the property which may be maintained by a “responsible person” as defined in RMC 10.04.010 and which items can be seen from a public sidewalk, street or road unless enclosed behind a 100 percent sight-obscuring fence and in a manner where it is not visible from public property or from private property when observer is standing at ground level.

RMCC 10.06.030 – It is unlawful for any person, or corporation, to place or keep an inoperable motorized vehicle or junk vehicle, or portion thereof, upon any private or public property within the city of Richland or as owner, occupant, or party in control of any real property within the city to permit or allow any such automobile or portion thereof to be placed or kept upon such property unless the vehicle or part thereof is completely enclosed within a building or behind a 100 percent sight-obscuring fence, in a manner where it is not visible from the street or other public or private property. Visibility of the vehicle shall mean as viewed from street level as determined by the street in front of the subject property.

Required Corrective Action(s):

Remove all trash, plastic, buckets, open totes and containers from the outside of the dwellings and dispose of or store in accordance with the Richland Municipal Code. Remove all household items including furniture, ice chests, and appliances from the front side of the house and dispose of or store in accordance with the Richland Municipal Code. Demonstrate the white minivan on the driveway is operable under its own power or store in accordance with the Richland Municipal Code.

The corrective action(s) identified in this notice must be completed by November 10, 2024 no later than 5:00 p.m.

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You are directed to take the action described above to correct the violation(s) on the property. Failure to correct the violation(s) by the deadline in this notice may result in City abatement per RMC 10.02.070.

HEARING NOTICE: Per RMC 10.02.060, an appeal hearing is automatically scheduled for you to appear before the Richland Code Enforcement Board on this matter. The hearing regarding your code violation(s) will be held in **City Council Chambers at Richland City Hall, 625 Swift Blvd., Richland, WA** on the following date and time:

Date: November 12, 2024

Time: 6:00 PM

****Please make the necessary arrangements if you need a language interpreter****

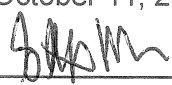
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FAILURE TO APPEAR: Should you fail to appear, the Code Enforcement Board will enter an order finding that the violation occurred and assess monetary penalties, which may include a continuing monthly monetary penalty until the property is brought into compliance. The City will carry out the Code Enforcement Board's order and recover all related expenses, plus the monetary penalties assessed and the administrative cost of the hearing. A copy of the Board's order and an invoice for payment will be sent to you pursuant to RMC 10.02.060(E).

Issued on October 11, 2024 by the Code Enforcement Officer signing below.

Signature: 

Printed Name: Stephanie Dorko, Code Enforcement

Phone: (509) 942-7644

Attachment – Voluntary Correction Notice

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11-21-10
6:00 PM



Final Correction Notice

Date: 9/3/2024

Location: 2035 George Washington Way, Richland WA 99354

Report #: 20240891

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Description of the Violation(s):

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Required Corrective Action(s):

***** FINAL NOTICE *****

- **Remove all trash, plastic, bins, debris, buckets and water containers from the front side of the house and store or dispose of in accordance with the Richland Municipal Code.**
- **Remove all household items including furniture, tables, chairs, ice chests, etc. from the front yard and store or dispose of in accordance with the Richland Municipal Code.**
- **Mow the entire property so grasses and weeds do not exceed 6 inches in height in accordance with the Richland Municipal Code.**
- **Demonstrate the white minivan on the driveway is operable under its own power or store in accordance with the Richland Municipal Code.**

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal impersonation in the first degree

Richland Police Department – Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 (509) 942-7644

The corrective actions(s) identified in this Correction Notice must be completed by 9/23/2024 no later than 8:00 am.

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If you believe you are not in violation of the RMC and wish to contest this notice, you may request an impartial hearing before the five-member Code Enforcement Board. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide whether to affirm or disaffirm the City's accusation of a violation(s). Monetary penalties may be assessed if the violation(s) is affirmed.

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Issued on 9/3/2024 by Officer Stephanie Dorko
Phone Number: 509-942-7644

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal impersonation in the first degree



CODE ENFORCEMENT AGENDA ITEM COVERSHEET

Meeting Date: 11/12/2024 Agenda Category: Compliance Hearings/Administration of Oaths

Prepared By: Stephanie Dorko, Code Enforcement Officer

Subject:

20241297 Darr Bartlett & Linda Leitenberg

Location of Violation: 2023 Newcomer Ave, Richland, WA 99354

Mailing Address: Same

Description of Violations: **RMC 10.04.030(C)** Accumulation of Garbage, **RMC 10.04.040(G)** Household Items and Vehicle Parts

Notice of Civil Violation Issued: October 28, 2024

- Stephanie Dorko, Code Enforcement Officer

Department:

Police

Recommended Motion:

Summary:

Attachments:

1. 2023 Newcomer Packet



Richland Police Department - Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 509-942-7739

NOTICE OF CIVIL VIOLATION

October 28, 2024

91 7199 9991 7038 4494 7707

Darr Bartlett & Linda Leitenberg
2023 Newcomer Ave
Richland, WA 99354

Case Number: 20241297

An inspection on October 28, 2024 revealed violation(s) of the Richland Municipal Code (RMC) on property you own or control. You have received this notice because your property is out of compliance with the Richland Municipal Code, and you must take action to bring your property into compliance as identified herein.

Location of Violation(s):

2023 Newcomer Ave, Richland, WA 99354

Description of Violation(s):

RMC 10.04.030(C) – Accumulation of garbage, decaying vegetation, manure, dead animals, or other noxious things in a street or alley, or on public or private property to an extent injurious to the public health, safety, welfare or comfort of others.

RMC 10.04.040(G) – The permitting to remain outside any dwelling, building, or other structure any vehicle parts, ice chest, refrigerator, furniture, household appliances or other similar items, in any front, side or rear yard of the property which may be maintained by a “responsible person” as defined in RMC 10.04.010 and which items can be seen from a public sidewalk, street or road unless enclosed behind a 100 percent sight-obscuring fence and in a manner where it is not visible from public property or from private property when observer is standing at ground level.

Required Corrective Action(s):

Remove all trash, debris, cardboard and plastic bags from the trailer on the driveway and dispose of in accordance with the Richland Municipal Code. Remove all household items from the driveway including appliances and furniture from the trailer and driveway area and store or dispose of in accordance with the Richland Municipal Code.

The corrective action(s) identified in this notice must be completed by November 10, 2024 no later than 5:00 p.m.

You received notice dated October 14, 2024 requesting voluntary correction of the code violation(s). A copy of that notice is attached. To date, you have failed to comply with the Richland Municipal Code, which resulted in the issuance of this notice of civil violation.

You are directed to take the action described above to correct the violation(s) on the property. Failure to correct the violation(s) by the deadline in this notice may result in City abatement per RMC 10.02.070.

HEARING NOTICE: Per RMC 10.02.060, an appeal hearing is automatically scheduled for you to appear before the Richland Code Enforcement Board on this matter. The hearing regarding your code violation(s) will be held in **City Council Chambers at Richland City Hall, 625 Swift Blvd., Richland, WA** on the following date and time:

Date: November 12, 2024

Time: 6:00 PM

****Please make the necessary arrangements if you need a language interpreter****

Compliance BEFORE the Hearing: If you come into compliance by correcting the violation(s) prior to the hearing, as inspected and verified by a Richland Code Enforcement Officer, the City will inform the Board at the hearing that the property is in compliance. Per RMC 10.02.050(E), a minimum penalty of \$50.00 shall be assessed for each offense requiring a notice of civil violation, regardless of whether compliance is met before the hearing.

Code Enforcement Board Hearing: If you take no action prior to the hearing, or if you believe you are not in violation of the RMC and wish to contest this notice, an impartial hearing before the five-member Code Enforcement Board will be held. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide if the evidence supports finding you in violation of the Richland Municipal Code. The City bears the burden of proof, which is a preponderance of the evidence.

If the Board determines that one or more violations has occurred, you will be assessed monetary penalties pursuant to RMC 10.02.050(E) and ordered to abate the violation(s). Penalties range from a minimum of \$50 to a maximum of \$500 per day per violation, up to a maximum penalty of \$5,000 for all violations. You may also be ordered to pay the costs of abatement if the City is forced to correct the violation(s). The third violation of the same regulation at the same location within two (2) years is a criminal offense. See Chapter 10.02 RMC for more details.

FAILURE TO APPEAR: Should you fail to appear, the Code Enforcement Board will enter an order finding that the violation occurred and assess monetary penalties, which may include a continuing monthly monetary penalty until the property is brought into compliance. The City will carry out the Code Enforcement Board's order and recover all related expenses, plus the monetary penalties assessed and the administrative cost of the hearing. A copy of the Board's order and an invoice for payment will be sent to you pursuant to RMC 10.02.060(E).

Issued on October 28, 2024 by the Code Enforcement Officer signing below.

Signature: 

Printed Name: Stephanie Dorko, Code Enforcement

Phone: (509) 942-7644

Attachment – Voluntary Correction Notice

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Correction Notice

Date: 10/14/2024

Location: 2023 Newcomer Ave, Richland WA 99354

Report #: 20241297

You have received this notice because property owned or controlled by you is currently out of compliance with the Richland Municipal Code and you must take immediate action to bring your property into compliance as identified herein.

Description of the Violation(s):

RMC 10.04.030(C) – Accumulation of garbage, decaying vegetation, manure, dead animals, or other noxious things in a street or alley, or on public or private property to an extent injurious to the public health, safety, welfare or comfort of others.

RMC 10.04.040(G) – The permitting to remain outside any dwelling, building, or other structure any vehicle parts, ice chest, refrigerator, furniture, household appliances or other similar items, in any front, side or rear yard of the property which may be maintained by a “responsible person” as defined in RMC 10.04.010 and which items can be seen from a public sidewalk, street or road unless enclosed behind a 100 percent sight-obscuring fence and in a manner where it is not visible from public property or from private property when observer is standing at ground level.

Required Corrective Action(s):

*** SECOND NOTICE ***

Remove all household items from the front yard including indoor kids toys, furniture, appliances, mattresses and store or dispose of in accordance with the Richland Municipal Code. Remove all trash, debris, cardboard, plastic bags and tarps and dispose of in accordance with the Richland Municipal Code.

The corrective actions(s) identified in this Correction Notice must be completed by 10/28/2024 no later than 8:00 am.

Failure to remedy the violation(s) identified in this Correction Notice may result in the City issuing a Notice of Civil Violation and scheduling a hearing before the Richland Code Enforcement Board and monetary penalties may be assessed. In lieu of advancing your case to the Code Enforcement Board, you may be eligible to enter a Voluntary Correction Agreement with the City to significantly extend your compliance date. Contact Code Enforcement to learn more about this option.

If you believe you are not in violation of the RMC and wish to contest this notice, you may request an impartial hearing before the five-member Code Enforcement Board. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide whether to affirm or disaffirm the City’s accusation of a violation(s). Monetary penalties may be assessed if the violation(s) is affirmed.

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal impersonation in the first degree

Richland Police Department – Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 (509) 942-7644

The City's objective is to work with you to achieve voluntary compliance. Formal action will be taken only if the violation(s) are not corrected as identified in this Correction Notice. If you have questions about the enforcement process, or if you need additional information or resources, please contact the Code Enforcement Officer identified in this notice.

Issued on 10/14/2024 by Officer Stephanie Dorko

Phone Number: 509-942-7644



CODE ENFORCEMENT AGENDA ITEM COVERSHEET

Meeting Date: 11/12/2024 Agenda Category: Compliance Hearings/Administration of Oaths

Prepared By: Stephanie Dorko, Code Enforcement Officer

Subject:

2021128 Glenn Burnett

Location of Violation: 1523 Goethals Dr, Richland, WA 99354

Mailing Address: 2081 Hoxie Ave, Richland, WA 99354

Description of Violations: **RMC 11.33.020** Trailer Storage

Notice of Civil Violation Issued: October 14, 2024

- Stephanie Dorko, Code Enforcement Officer

Department:

Police

Recommended Motion:

Summary:

Attachments:

1. 1523 Goethals Packet



Richland Police Department - Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 509-942-7739

NOTICE OF CIVIL VIOLATION

October 14, 2024

91 7199 9991 7038 4494 7806

Glenn Burnett
2081 Hoxie Ave
Richland, WA 99354

Case Number: 20241128

An inspection on October 14, 2024 revealed violation(s) of the Richland Municipal Code (RMC) on property you own or control. You have received this notice because your property is out of compliance with the Richland Municipal Code, and you must take action to bring your property into compliance as identified herein.

Location of Violation(s):

1523 Goethals Dr, Richland, WA 99354

Description of Violation(s):

RMC 11.33.020 – No boats, campers (pickup), large vehicles, motor homes, recreational vehicles, snowmobiles or utility trailers (hereafter referred to as “vehicle or personal property”) may be stored in a residential district or on public streets, roads, highways or sidewalks. With the exception of boat trailers as provided above, no vehicle or private property shall remain in a public park or municipal parking lot overnight. Storage of any vehicle or personal property is permitted on private property under the condition that such vehicles or personal property are set back 10 feet from any alley or roadway and meet the requirements of Chapter 10.06 RMC regarding inoperable and junk vehicles. “Stored” or “storage” shall mean parking or placing of boats, campers (pickup), large vehicles, motor homes, recreational vehicles, snowmobiles or utility trailers for more than five consecutive days;

Required Corrective Action(s):

Remove all trailers from the roadway and store on private property. Move the boat trailer on the driveway so it is parked at least 10 feet from the roadway in accordance with the Richland Municipal Code.

The corrective action(s) identified in this notice must be completed by November 10, 2024 no later than 5:00 p.m.

You received notice dated September 30, 2024 requesting voluntary correction of the code violation(s). A copy of that notice is attached. To date, you have failed to comply with the Richland Municipal Code, which resulted in the issuance of this notice of civil violation.

You are directed to take the action described above to correct the violation(s) on the property. Failure to correct the violation(s) by the deadline in this notice may result in City abatement per RMC 10.02.070.

HEARING NOTICE: Per RMC 10.02.060, an appeal hearing is automatically scheduled for you to appear before the Richland Code Enforcement Board on this matter. The hearing regarding your code

violation(s) will be held in **City Council Chambers at Richland City Hall, 625 Swift Blvd., Richland, WA** on the following date and time:

Date: November 12, 2024

Time: 6:00 PM

****Please make the necessary arrangements if you need a language interpreter****

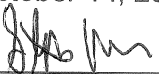
Compliance BEFORE the Hearing: If you come into compliance by correcting the violation(s) prior to the hearing, as inspected and verified by a Richland Code Enforcement Officer, the City will inform the Board at the hearing that the property is in compliance. Per RMC 10.02.050(E), a minimum penalty of \$50.00 shall be assessed for each offense requiring a notice of civil violation, regardless of whether compliance is met before the hearing.

Code Enforcement Board Hearing: If you take no action prior to the hearing, or if you believe you are not in violation of the RMC and wish to contest this notice, an impartial hearing before the five-member Code Enforcement Board will be held. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide if the evidence supports finding you in violation of the Richland Municipal Code. The City bears the burden of proof, which is a preponderance of the evidence.

If the Board determines that one or more violations has occurred, you will be assessed monetary penalties pursuant to RMC 10.02.050(E) and ordered to abate the violation(s). Penalties range from a minimum of \$50 to a maximum of \$500 per day per violation, up to a maximum penalty of \$5,000 for all violations. You may also be ordered to pay the costs of abatement if the City is forced to correct the violation(s). The third violation of the same regulation at the same location within two (2) years is a criminal offense. See Chapter 10.02 RMC for more details.

FAILURE TO APPEAR: Should you fail to appear, the Code Enforcement Board will enter an order finding that the violation occurred and assess monetary penalties, which may include a continuing monthly monetary penalty until the property is brought into compliance. The City will carry out the Code Enforcement Board's order and recover all related expenses, plus the monetary penalties assessed and the administrative cost of the hearing. A copy of the Board's order and an invoice for payment will be sent to you pursuant to RMC 10.02.060(E).

Issued on October 14, 2024 by the Code Enforcement Officer signing below.

Signature: 
Printed Name: Stephanie Dorko, Code Enforcement
Phone: (509) 942-7644

Attachment – Voluntary Correction Notice

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal Impersonation in the first degree is a Class C Felony.



Correction Notice

Date: 9/30/2024

Location: 1523 Goethals Dr, Richland WA 99354

Report #: 20241128

You have received this notice because property owned or controlled by you is currently out of compliance with the Richland Municipal Code and you must take immediate action to bring your property into compliance as identified herein.

Description of the Violation(s):

RMC 11.33.020 – No boats, campers (pickup), large vehicles, motor homes, recreational vehicles, snowmobiles or utility trailers (hereafter referred to as “vehicle or personal property”) may be stored in a residential district or on public streets, roads, highways or sidewalks. With the exception of boat trailers as provided above, no vehicle or private property shall remain in a public park or municipal parking lot overnight. Storage of any vehicle or personal property is permitted on private property under the condition that such vehicles or personal property are set back 10 feet from any alley or roadway and meet the requirements of Chapter 10.06 RMC regarding inoperable and junk vehicles.

Required Corrective Action(s):

***** FINAL NOTICE *****

Remove the unregistered boat trailer and wooden utility trailer from the roadway and store on private property. Move the boat and trailer currently stored on the driveway so it is at least 10 feet from the roadway in accordance with the Richland Municipal Code.

The corrective actions(s) identified in this Correction Notice must be completed by 10/14/2024 no later than 8:00 am.

Failure to remedy the violation(s) identified in this Correction Notice may result in the City issuing a Notice of Civil Violation and scheduling a hearing before the Richland Code Enforcement Board and monetary penalties may be assessed. In lieu of advancing your case to the Code Enforcement Board, you may be eligible to enter a Voluntary Correction Agreement with the City to significantly extend your compliance date. Contact Code Enforcement to learn more about this option.

If you believe you are not in violation of the RMC and wish to contest this notice, you may request an impartial hearing before the five-member Code Enforcement Board. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide whether to affirm or disaffirm the City’s accusation of a violation(s). Monetary penalties may be assessed if the violation(s) is affirmed.

The City’s objective is to work with you to achieve voluntary compliance. Formal action will be taken only if the violation(s) are not corrected as identified in this Correction Notice. If you have

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Richland Police Department – Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 (509) 942-7644

questions about the enforcement process, or if you need additional information or resources, please contact the Code Enforcement Officer identified in this notice.

Issued on 9/30/2024 by Officer Stephanie Dorko
Phone Number: 509-942-7644