



MINUTES

Code Enforcement Board Meeting
Tuesday, May 12, 2026
Richland City Hall ~ Council Chambers
625 Swift Boulevard

This document is a summarized version of the Code Enforcement Board proceedings. The minutes are paraphrased, not verbatim. Access to an electronic audio recording of the meeting is available upon request.

Call To Order

Chair White called the meeting to order at 6:00 p.m.

Roll Call

Attendance:	Skye White, Chair	Present
	Jenna Coddington, Vice-Chair	Present
	Eric Bostrom, Member	Present
	Linda Johnson, Member	Excused
	Branden Gradin, Member	Present

Also present were Council Liaison Samuel, Staff Liaison Mutrux, Code Enforcement Officer Dorko, Code Enforcement Officer Williams, Code Enforcement Officer Glasen, and Administrative Assistant II Avery

Approval of Agenda

VICE-CHAIR CODDINGTON MOVED AND MEMBER BOSTROM SECONDED THE MOTION TO APPROVE THE MAY 12, 2026 MEETING AGENDA AS PRESENTED. MOTION CARRIED 4-0.

Public Comments

None.

1. Approval of Minutes

Approval of the March 10, 2026 Code Enforcement Board Meeting Minutes.

MEMBER BOSTROM MOVED AND VICE CHAIR CODDINGTON SECONDED THE MOTION TO APPROVE THE MARCH 10, 2026 CODE ENFORCMEENT BOARD MEETING MINUTES AS PRESENTED. MOTION CARRIED 4-0.

Compliance Hearings

Chair White provided an overview of the hearing process and called the first case to be

heard.

New Cases

- | | |
|-----------------------------------|--|
| 2. 20260308 | Taylor Knipp |
| Location of Violations: | 2100 Pullen Street, Richland, WA 99354 |
| Mailing Address: | Same |
| Description of Violations: | RMC 11.33.020 Trailer Storage |
| Notice of Civil Violation Issued: | April 28, 2026 |

Administration of Oaths

Chair White administered the oath to Code Enforcement Officer Jamie Williams.

Case Report

Respondent was not present and no party came forward. Code Enforcement Officer Jamie Williams asked for a default order pursuant to RMC 10.02.060(F) with the following recommendation.

Recommendation

Compliance has been met. Code Enforcement staff recommends assessment of a monetary penalty in the amount of \$1,000 for the issuance of the repeat Notice of Civil Violation (Exhibit 1).

Code Board Decision

VICE-CHAIR CODDINGTON MOVED AND MEMBER BOSTROM SECONDED THE MOTION TO ENTER A DEFAULT ORDER AFFIRMING THE VIOLATION IDENTIFIED IN THE CITY'S NOTICE OF CIVIL VIOLATION, IMPOSING A MONETARY PENALTY OF \$1,000 FOR THE ISSUANCE OF THE REPEAT NOTICE OF CIVIL VIOLATION AS COMPLIANCE HAS BEEN MET. MOTION CARRIED 4-0.

- | | |
|-----------------------------------|--|
| 3. 20250770 | Vincent & Tabitha Dellaripa |
| Location of Violations: | 402 Winslow Avenue, Richland, WA 99352 |
| Mailing Address: | Same |
| Description of Violations: | RMC 10.04.040(P) Grass and Weeds, RMC 10.04.040(G) Household Items and Vehicle Parts, and RMC 10.06.030 Inoperable Vehicle Storage |
| Notice of Civil Violation Issued: | April 27, 2026 |

Administration of Oaths

Chair White administered the oath to Code Enforcement Officer Stephanie Dorko.

Case Report

Respondent was not present and no party came forward. Code Enforcement Officer Stephanie Dorko asked for a default order pursuant to RMC 10.02.060(F) with the following recommendation.

Vice Chair Coddington asked for clarification on the case number. The case number noted on the agenda is incorrect. The correct case number is 20250770.

Recommendation

Compliance has not been met. Code Enforcement staff recommends assessment of a monetary penalty in the amount of \$1,000 for the issuance of the Notice of Civil Violation (Exhibit 1). For compliance to be met mow the entire property so grass and weeds do not exceed 6 inches in height. Remove all household items and vehicle parts from the exterior of the home and store or dispose. Make necessary repairs and demonstrate that the white Jeep Wrangler with WA plate BSB7527 is operable under its own power or store in accordance with the Richland Municipal Code. If correction of the violation has not occurred by June 7, 2026, the City may proceed with abatement.

Code Board Decision

MEMBER BOSTROM MOVED AND VICE-CHAIR CODDINGTON SECONDED THE MOTION TO ENTER A DEFAULT ORDER AFFIRMING THE VIOLATION IDENTIFIED IN THE CITY'S NOTICE OF CIVIL VIOLATION, IMPOSING A MONETARY PENALTY OF \$1,000 FOR THE ISSUANCE OF THE REPEAT NOTICE OF CIVIL VIOLATION AS COMPLIANCE HAS NOT BEEN MET. FOR COMPLIANCE TO BE MET MOW THE ENTIRE PROPERTY SO GRASS AND WEEDS DO NOT EXCEED 6 INCHES IN HEIGHT. REMOVE ALL HOUSEHOLD ITEMS AND VEHICLE PARTS FROM THE EXTERIOR OF THE HOME AND STORE OR DISPOSE. MAKE NECESSARY REPAIRS AND DEMONSTRATE THAT THE WHITE JEEP WRANGLER WITH WA PLATE BSB7527 IS OPERABLE UNDER ITS OWN POWER OR STORE IN ACCORDANCE WITH THE RICHLAND MUNICIPAL CODE. IF CORRECTION OF THE VIOLATION HAS NOT OCCURRED BY JUNE 7, 2026, THE CITY MAY PROCEED WITH ABATEMENT. MOTION CARRIED 4-0.

Continued Cases

None

Liaison Comments

4. Previous Case Updates

2100 Pullen – the black trailer has been towed twice and each time it returns parked on the street.

Adjournment

Chair White adjourned the meeting at 6:20 p.m.

APPROVED:



Skye White, Chair

ATTEST:



Bunnie Avery, Administrative Assistant II

DATE APPROVED: June 11, 2026

DATE PUBLISHED: June 15, 2026

Certificate Of Completion

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 Bunnie Avery
 625 Swift Boulevard
 Richland, WA 99352
 bavery@ci.richland.wa.us
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Signer Events

Bunnie Avery
 bavery@ci.richland.wa.us
 Administrative Assistant II
 City of Richland
 Security Level: Email, Account Authentication
 (None)

Signature


 Signature Adoption: Pre-selected Style
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Electronic Record and Signature Disclosure:

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Skye White
 skyecamille@gmail.com
 Security Level: Email, Account Authentication
 (None)


 Signature Adoption: Drawn on Device
 Using IP Address: 2a04:4e41:2606:3a0f::86ad:fa0f
 Signed using mobile

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Accepted: 6/11/2026 5:10:43 PM
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In Person Signer Events	Signature	Timestamp
Editor Delivery Events	Status	Timestamp
Agent Delivery Events	Status	Timestamp
Intermediary Delivery Events	Status	Timestamp
Certified Delivery Events	Status	Timestamp
Carbon Copy Events	Status	Timestamp
Witness Events	Signature	Timestamp
Notary Events	Signature	Timestamp
Envelope Summary Events	Status	Timestamps
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Certified Delivered	Security Checked	6/11/2026 5:10:43 PM
Signing Complete	Security Checked	6/11/2026 5:11:18 PM

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Payment Events	Status	Timestamps
Electronic Record and Signature Disclosure		