



MINUTES

Code Enforcement Board Meeting

Remotely Via Zoom

Tuesday, August 10, 2021 ~ 7:00 p.m.

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

Vice Chair **White** called the meeting to order at 7:02 p.m.

ROLL CALL

MEMBERS PRESENT:

Skye White, Vice Chair
Derenda Bialy, Member
Albert Edmondson, Member
Ragan Faylor, Member

MEMBER ABSENT:

Greg Levy, Chairman

ALSO IN ATTENDANCE:

Sergeant Shawn Swanson
Stephanie Dorko, Code Enforcement Officer
Lindsey Linhoff, Code Enforcement Officer
Jamie Williams, Code Enforcement Officer
Marianne Boring, Council Liaison
Bunnie Avery, Staff Liaison
Sayed Ali
Michael Davidson
Arthur Baranovskiy
Tyler Jennings, COR Building Dept.

APPROVAL OF AGENDA

Member **Faylor** made a motion to approve the meeting agenda for August 10, 2021, as presented. Member **Bialy** seconded the motion. The motion carried 4-0.

APPROVAL OF MINUTES

Member **Bialy** made a motion to approve the minutes of the July 13, 2021 meeting of the Code Enforcement Board as presented. Member **Faylor** seconded the motion. The motion carried 4-0.

COMPLIANCE HEARINGS / ADMINISTRATION OF OATHS

Vice Chair **White** began the hearing process by administering the oaths to all City staff, defendants and witnesses that will be participating in the hearings and called the first case to be heard.

- | | | |
|-----------|-----------------------------------|---|
| 1) | 20210557 | Jared Starkey |
| | Location of Violations: | 1920 Everest Avenue, Richland, WA 99354 |
| | Mailing Address: | Same |
| | Description of Violations: | RMC 10.04.040(P) Grass and Weeds; RMC 12.16.010 Sidewalks and Right-of-Ways |
| | Notice of Civil Violation Issued: | July 14, 2021 |

CASE REPORT: Lindsey Linhoff, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Mr. Starkey was not present.

RECOMMENDATION: Compliance has not been met. Code Enforcement staff recommends assessment of a monetary penalty in the amount of \$200 for the issuance of the Notice of Civil Violation (Exhibit 1) with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met the grass and weeds throughout the property, including in the easement area along George Washington Way, be cut and maintained in accordance with the Richland Municipal Code. If correction of the violation has not occurred by September 12, 2021, the city may proceed with abatement.

CODE BOARD DECISION: Member **Bialy** motioned to enter a default order affirming the violation identified in the City's Notice of Civil Violation, imposing a monetary penalty of **\$200** with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met the grass and weeds throughout the property, including in the easement area along George Washington Way, be cut and maintained in accordance with the Richland Municipal Code. If correction of the violation has not occurred by September 12, 2021, the city may proceed with abatement. Member **Faylor** seconded the motion. The motion carried 4-0.

2) 20210558 Keith R. Stinebaugh
 Location of Violations: 1921 Everest Avenue, Richland, WA 99354
 Mailing Address: Same
 Description of Violations: **RMC 10.04.040(P)** Grass and Weeds
 Notice of Civil Violation Issued: July 7, 2021

CASE REPORT: Lindsey Linhoff, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Mr. Stinebaugh was not present.

RECOMMENDATION: Compliance has not been met. Code Enforcement staff recommends assessment of a monetary penalty in the amount of \$150 for the issuance of the Notice of Civil Violation (Exhibit 1) with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met cut and maintain the grass and weeds in accordance with the Richland Municipal Code. If correction of the violation has not occurred by September 12, 2021, the city may proceed with abatement.

CODE BOARD DECISION: Member **Edmondson** motioned to enter a default order affirming the violation identified in the City's Notice of Civil Violation, imposing a monetary penalty of **\$150** with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met cut and maintain the grass and weeds in accordance with the Richland Municipal Code. If correction of the violation has not occurred by September 12, 2021, the city may proceed with abatement. Member **Faylor** seconded the motion. The motion carried 4-0.

3) 20210559 Nicholas E. Ross
 Location of Violations: 1926 Everest Avenue, Richland, WA 99354
 Mailing Address: Same
 Description of Violations: **RMC 12.16.010** Sidewalks and Right-of-Ways
 Notice of Civil Violation Issued: July 14, 2021

CASE REPORT: Lindsey Linhoff, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Mr. Ross was not present.

RECOMMENDATION: Compliance has not been met. Code Enforcement staff recommends assessment of a monetary penalty in the amount of \$150 for the issuance of the Notice of Civil Violation (Exhibit 1) with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met cut and maintain the grass and weeds in the easement area along George Washington Way in accordance with the Richland Municipal Code. If correction of the violation has not occurred by September 12, 2021, the city may proceed with abatement.

CODE BOARD DECISION: Member **Bialy** motioned to enter a default order affirming the violation identified in the City's Notice of Civil Violation, imposing a monetary penalty of **\$150** with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met cut and maintain the grass and weeds in the easement area along George Washington Way in accordance with the Richland Municipal Code. If correction of the violation has not occurred by September 12, 2021, the city may proceed with abatement. Member **Faylor** seconded the motion. The motion carried 4-0.

- 4) **20210623** **Crystal C. Schott**
 Location of Violations: 1311 Perkins Avenue, Richland, WA 99354
 Mailing Address: Same
 Description of Violations: **RMC 10.06.030** Storage of an Inoperable Vehicle
 Notice of Civil Violation Issued: July 20, 2021

CASE REPORT: Lindsey Linhoff, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Ms. Schott was not present.

RECOMMENDATION: Compliance has been met. Code Enforcement staff requests that the Code Enforcement Board enters a default judgement and recommends assessment of a monetary penalty in the amount of \$50 for the issuance of the Notice of Civil Violation (Exhibit 1) with no continuing monthly penalty as compliance has been met.

CODE BOARD DECISION: Member **Faylor** motioned to enter a default order affirming the violation identified in the City's Notice of Civil Violation, imposing a monetary penalty of **\$50** with no continuing monthly penalty as compliance has been met. Member **Bialy** seconded the motion. The motion carried 4-0.

- 5) **20210773** **Sayed and Jasmine Ali**
 Location of Violations: 515 George Washington Way, Richland, WA 99352
 Mailing Address: 426 Snyder Street, Richland, WA 99354
 Description of Violations: **RMC 10.04.040(P)** Grass and Weeds; **RMC 10.04.040(G)**
 Household Items; **RMC 10.04.030** Trash; **RMC 12.16.010**
 Maintain the Right-of-Way
 Notice of Civil Violation Issued: July 19, 2021

CASE REPORT: Jamie Williams, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Mr. Ali presented his case and answered questions from the Code Enforcement Board.

RECOMMENDATION: Compliance has been met. Code Enforcement staff recommends assessment of a monetary penalty in the amount of \$300 for the issuance of the Notice of Civil Violation (Exhibit 1) with no continuing monthly penalties as compliance has been met.

CODE BOARD DECISION: Member **Edmondson** motioned to find the respondent in violation of the Richland Municipal Code as cited in the Notice of Civil Violation. Member **Faylor** seconded the motion. The motion carried 3-1.

Member **Faylor** motioned to impose a monetary penalty in the amount of **\$150** for the Notice of Civil Violation with no continuing monthly penalties as compliance has been met. Member **Bialy** seconded the motion. The motion carried 4-0.

- 6) **20210434** **Circle K Stores, Inc.**
 Location of Violations: 590 Gage Blvd, Richland, WA 99352
 Mailing Address: PO Box 52085, Phoenix, AZ 85072

Description of Violations: **RMC 12.16.010** Sidewalks and Right-of-Ways; **RMC 10.04.040(P)**
Grass and Weeds
Notice of Civil Violation Issued: July 28, 2021

CASE REPORT: Stephanie Dorko, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. A representative from Circle K Stores, Inc. was not present.

RECOMMENDATION: Compliance has not been met. Code Enforcement staff recommends assessment of a monetary penalty in the amount of \$200 for the issuance of the Notice of Civil Violation (Exhibit 1) with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met mow the grass and weeds so they do not exceed 6 inches in height and remove all vegetation from the sidewalk adjacent to the property, so the sidewalk is 100% clear in accordance with the Richland Municipal Code. If correction of the violation has not occurred by August 25, 2021, the city may proceed with abatement.

CODE BOARD DECISION: Member **Bialy** motioned to enter a default order affirming the violation identified in the City's Notice of Civil Violation, imposing a monetary penalty of **\$200** with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met mow the grass and weeds so they do not exceed 6 inches in height and remove all vegetation from the sidewalk adjacent to the property, so the sidewalk is 100% clear in accordance with the Richland Municipal Code. If correction of the violation has not occurred by August 25, 2021, the city may proceed with abatement. Member **Edmondson** seconded the motion. The motion carried 4-0.

EXECUTION OF ORDERS:

Vice Chair **White** will sign the orders this coming week in person.

CONTINUED CASES / OLD BUSINESS:

1) **20200728** **Michael Davidson**
Location of Violations: 2525 N. Columbia Center Blvd, Richland, WA 99352
Mailing Address: 1310 N. 5th Avenue, Pasco, WA 99301
Description of Violations: **RMC 21.01.010(A) – 2015 IBC Section 105.1** Permits Required
Notice of Civil Violation Issued: May 20, 2021

RECOMMENDATION: Code Officer Stephanie Dorko requested a continuance of this case to the October 12, 2021 meeting.

CODE BOARD DECISION: Member **Faylor** motioned to continue this case to the October 12, 2021 meeting. Member **Bialy** seconded the motion. The motion carried 4-0.

NEW / OTHER BUSINESS:

None

ADJOURNMENT:

Vice Chair **White** adjourned the meeting at 8:02 p.m.

APPROVED this 12th day of October 2021.



GREGERY LEVY, Chairman



SKYE WHITE, Vice-Chairman

Derenda Bialy
DERENDA BIALY, Member

Ragan Faylor
RAGAN FAYLOR, Member

Albert Edmondson
ALBERT EDMONDSON, Member

ATTEST:

Shawn Swanson
Shawn Swanson, Sergeant