



MINUTES

Code Enforcement Board Meeting
Remotely Via Zoom
Tuesday, October 12, 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

Chair **Levy** called the meeting to order at 7:01 p.m.

ROLL CALL

MEMBERS PRESENT:

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

MEMBER ABSENT:

None

ALSO IN ATTENDANCE:

Sergeant Shawn Swanson, Staff Liaison
Stephanie Dorko, Code Enforcement Officer
Lindsey Linhoff, Code Enforcement Officer
Jamie Williams, Code Enforcement Officer
Marianne Boring, Council Liaison
Bunnie Avery, Staff Liaison
Gregory Varljen

APPROVAL OF AGENDA

Member **Bialy** made a motion to approve the meeting agenda for October 12, 2021, as presented. Member **Edmondson** seconded the motion. The motion carried 5-0.

APPROVAL OF MINUTES

Member **Faylor** made a motion to approve the minutes of the August 10, 2021 meeting of the Code Enforcement Board as presented. Vice Chair **White** seconded the motion. The motion carried 5-0.

COMPLIANCE HEARINGS / ADMINISTRATION OF OATHS

Chair **Levy** 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) 20211020 | Dillon V. Dellinger |
| Location of Violations: | 177 Rosemary Street, Richland, WA 99352 |
| Mailing Address: | Same |
| Description of Violations: | RMC 11.33.020 Trailer Storage |
| Notice of Civil Violation Issued: | August 23, 2021 |

CASE REPORT: Stephanie Dorko, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Mr. Dellinger 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 Heartland North Trail travel trailer with Washington plate 40320AG must be removed from the roadway and stored in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement.

CODE BOARD DECISION: Vice Chair **White** 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 Heartland North Trail travel trailer with Washington plate 40320AG must be removed from the roadway and stored in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement. Member **Edmondson** seconded the motion. The motion carried 5-0.

2) 20210779 Gregory T. Varljen
 Location of Violations: 213 Odessa Street, Richland, WA 99352
 Mailing Address: Same
 Description of Violations: **RMC 10.06.030** Storage of an Inoperable Vehicle
 Notice of Civil Violation Issued: September 27, 2021

CASE REPORT: Stephanie Dorko, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Mr. Varljen presented his case and answered questions from the Code Enforcement Board.

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 show that the ivory Lincoln Town Car with Washington plate BDU4157 is operable under its own power or store it in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement.

CODE BOARD DECISION: Vice Chair **White** motioned to find the respondent in violation of the Richland Municipal Code as cited in the Notice of Civil Violation. Member **Bialy** seconded the motion. The motion carried 5-0.

Member **Bialy** motioned to impose a monetary penalty in the amount of **\$150** for the Notice of Civil Violation with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met show that the ivory Lincoln Town Car with Washington plate BDU4157 is operable under its own power or store it in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement. Member **Faylor** seconded the motion. The motion carried 4-1.

3) 20210444 Valentino Robles
 Location of Violations: 1597 Penny Lane, Richland, WA 99352
 Mailing Address: 803 W. 44th Place, Kennewick, WA 99337
 Description of Violations: **RMC 10.04.040(Q)** Dead Trees
 Notice of Civil Violation Issued: September 27, 2021

CASE REPORT: Stephanie Dorko, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Mr. Robles 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 remove and dispose

of all dead and dying trees along the south property line in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement.

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 **\$150** with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met remove and dispose of all dead and dying trees along the south property line in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement. Vice Chair **White** seconded the motion. The motion carried 5-0.

4) 20210784 Brian and April Davis
 Location of Violations: 1418 Thayer Drive, Richland, WA 99354
 Mailing Address: 1611 W. 35th Avenue, Kennewick, WA 99337
 Description of Violations: **RMC 10.04.040(Q)** Dead Trees
 Notice of Civil Violation Issued: September 22, 2021

CASE REPORT: Lindsey Linhoff, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Mr. and Mrs. Davis were 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 remove and dispose of dead and dying trees in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 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 remove and dispose of dead and dying trees in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement. Vice Chair **White** seconded the motion. The motion carried 5-0.

5) 20210822 Lawrence F. Wojdac
 Location of Violations: 1933 Harris Avenue, Richland, WA 99354
 Mailing Address: Same
 Description of Violations: **RMC 10.04.040(Q)** Dead Trees
 Notice of Civil Violation Issued: September 21, 2021

CASE REPORT: Lindsey Linhoff, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. Mr. Wojdac 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 remove and dispose of dead and dying trees and shrubs in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement.

CODE BOARD DECISION: Vice Chair **White** 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 remove and dispose of all dead and dying trees and shrubs from the property in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement. Member **Bialy** seconded the motion. The motion carried 5-0.

- 6) **20210684** **Stewart C. Tollbom**
 Location of Violations: 1325 Hains Avenue, Richland, WA 99354
 Mailing Address: Same
 Description of Violations: **RMC 10.04.040(Q)** Dead Trees; **RMC 10.04.040(F)** 2+ Yards Debris; **RMC 10.06.030** Storage of Inoperable Vehicle
 Notice of Civil Violation Issued: September 30, 2021

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

RECOMMENDATION: Compliance has not been met. Code Enforcement staff recommends assessment of a monetary penalty in the amount of \$250 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 remove the fallen tree limbs and the dead shrubs from the property and demonstrate that the Honda Accord and the Ford F150 are operable under their own power or stored in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 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 **\$250** with a continuing monthly penalty of \$100 until compliance is met. For compliance to be met remove the fallen tree limbs and the dead shrubs from the property and demonstrate that the Honda Accord and the Ford F150 are operable under their own power or stored in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement. Member **Faylor** seconded the motion. The motion carried 5-0.

- 7) **20210695** **Catamount Properties LLC**
 Location of Violations: 613 Coast Street, Richland, WA 99354
 Mailing Address: 2015 Manhattan Beach Blvd #100, Redondo Beach, CA 90278
 Description of Violations: **RMC 10.04.040(Q)** Dead Trees
 Notice of Civil Violation Issued: September 30, 2021

CASE REPORT: Lindsey Linhoff, Code Enforcement Officer, presented the facts of the case and responded to questions from the Code Enforcement Board. A representative from Catamount Properties 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 remove the dead tree from the property in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 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 remove the dead tree from the property in accordance with the Richland Municipal Code. If correction of the violation has not occurred by November 7, 2021, the city may proceed with abatement. Member **Bialy** seconded the motion. The motion carried 5-0.

- 8) **20210740** **Jun Li**
 Location of Violations: 2144 Hamilton Street, Richland, WA 99354
 Mailing Address: Same
 Description of Violations: **RMC 10.04.040(Q)** Dead Trees; **RMC 12.16.010** Maintaining the Right-of-Way
 Notice of Civil Violation Issued: September 21, 2021

CASE REPORT: None

RECOMMENDATION: Code Officer Linhoff advised that the respondent was having difficulty connecting to the Zoom meeting and recommended postponing the case until the November meeting.

CODE BOARD DECISION: Vice Chair **White** motioned to postpone hearing Case #20210740 to the November 9, 2021 meeting. Member **Bialy** seconded the motion. The motion carried 5-0.

EXECUTION OF ORDERS:

Chair **Levy** will sign the orders this coming week.

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 advised that Case #20200728 has been dismissed by Heather Kintzley, Richland City Attorney.

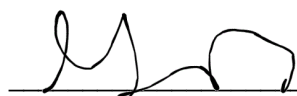
NEW / OTHER BUSINESS:

Member Edmondson stated concern regarding the status report of open cases and the length of time these cases stay open present a safety concern that needs to be taken up with City Council. Member Edmondson advised that he has drafted a letter to City Council and would like the Board to consider addressing City Council on this issue. Council Member Boring suggested that Member Edmondson attend a council meeting to address this concern.

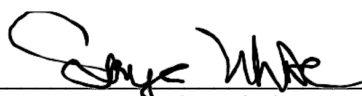
ADJOURNMENT:

Chair **Levy** adjourned the meeting at 8:00 p.m.

APPROVED this 9th day of November 2021.



GREGERY LEVY, Chairman



SKYE WHITE, Vice-Chairman



DERENDA BIALY, Member



RAGAN FAYLOR, Member



ALBERT EDMONDSON, Member

ATTEST:



Shawn Swanson, Sergeant