

BOARD/COMMISSION

George Antablian, Chair
Brandon Fisher, Vice Chair
Barry Chamberlain
Barry Boyd
Tammy O'Brien



Agenda

Housing Code Advisory and Appeals Board

**Historic City Hall
915 I Street**

**2nd Floor Hearing Room
Sacramento, CA 95814**

*Published by the Office of the City Clerk
(916) 808-7200*

COMMISSION STAFF

Peter Lemos, Code and Housing Enforcement Chief
Bo Cosley, Principal Building Inspector
Brittney Taylor, Secretary
Beau Parkhurst, Senior Deputy City Attorney



Wednesday, October 11, 2023

5:30 p.m.

NOTICE TO THE PUBLIC

Where to Find the Agenda and Staff Reports: The agenda provides a general description of agenda items; however, legislative bodies may take action other than what is recommended.

Watch the Legislative Body Meeting Online: Live video streams and archives of past meetings are available at <https://meetings.cityofsacramento.org>.

Submit Written Comments Online: Written comments received are distributed to members, filed in the record, and will not be read aloud. Members of the public are encouraged to submit public comments electronically via eComment through the City's Upcoming Meetings website at <https://meetings.cityofsacramento.org>.

Public Comment Speaker Time Limits: In the interest of facilitating the legislative body's conduct of the business of the City, members of the public (speakers) who wish to address the legislative body during the meeting will have two minutes per speaker for Consent Calendar Items, Public Hearing Items, Discussion Calendar Items, and Matters not on the Agenda for a maximum total of eight minutes per speaker per meeting. Each speaker shall limit his/her remarks to the specified time allotment.

Notice to Lobbyists: When addressing the legislative body, you must identify yourself as a lobbyist and announce the client/business/organization you are representing.

Assistance: In compliance with the Americans with Disabilities Act, if you need special assistance, a disability-related modification or accommodation, agenda materials in an alternative format, or auxiliary aids to participate in this meeting, please contact the Office of the City Clerk at 916-808-7200 or clerk@cityofsacramento.org as soon as possible. Providing at least 72 hours' notice will help ensure that reasonable arrangements can be made.

City of Sacramento

Housing Code Advisory and Appeals Board

Historic City Hall, 915 I Street 2nd Floor Hearing Room, Sacramento, CA 95814

Regular Meeting Agenda

Wednesday, October 11, 2023

5:30 p.m.

All items listed are heard and acted upon by the Housing Code Advisory and Appeals Board unless otherwise noted.

Open Session – 5:30 p.m.

Roll Call

Land Acknowledgement

Pledge of Allegiance

Consent Calendar

All items listed under the Consent Calendar are considered and acted upon by one Motion. Anyone may request an item be removed for separate consideration.

1. **Approval of Minutes for September 13, 2023**

Location: (Citywide)

Recommendation: Pass a Motion to approve Board minutes for September 13, 2023

Contact: Bo Cosley, Principal Building Inspector, (916) 808-7503, Community Development

Public Hearings

Housing & Dangerous Buildings Case Cost Recovery – Contested

Item	Summary	Council District	Case/Inspector	Address/Invoice	Owner
2		4	18-028413 / MATTHEW SARTAIN	2719 G ST CDDCHC17665 (\$325)	BRANDON HUGHES
3		5	21-024267 / DANIEL LOWTHER	2114 SUTTERVILLE RD CDDCHC17500 (\$325)	LEEANNE T ALVARADO/ MICHAEL K NOGUCHI/ GEARY M
4		6	23-005033 / PAUL LOVATO	7725 37 TH AV CDDCHC17662 (\$325)	GUANGU YE

5. Housing & Dangerous Buildings Case Cost Recovery – Uncontested

Location: (Citywide)

Recommendation: For lines 1-77, City Staff recommends that the board adopt a decision confirming the total charge noted by each agenda line for the expenses incurred by the City in the enforcement of the provisions of the Housing Code and/or Dangerous Buildings Code with respect to the property known by the physical address and/or parcel number (APN) as noted within each agenda line.

Contact: Bo Cosley, Principal Building Inspector, (916) 808-7503, Community Development

Line	APN	Council District	Case/Inspector	Address/Invoice	Owner
1	014-0082-012-0000	5	23-021486/ DANIEL LOWTHER	4001 2ND AV/ CDDCHC17688 (\$1420)	PATRICIA ANN SHAVER
2	018-0015-023-0000	5	21-026062/ PAUL LOVATO	2133 16TH AV/ CDDCHC17677 (\$325)	SECRETARY OF HOUSING/URBAN DEVELOPMENT
3	019-0065-004-0000	5	22-038463/ DANIEL LOWTHER	2913 16TH AV/ CDDCHB09443 (\$1435)	2913 16TH AVENUE LLC
4	048-0102-001-0000	8	22-039690/ DANIEL LOWTHER	7500 19TH ST/ CDDCHB09444 (\$645)	GILBERT GUY G
5	018-0021-026-0000	5	22-021423/ ARRION GILDERSLEEVE	4041 22ND ST/ CDDCHC17653 (\$325)	NGUYEN FAMILY TRUST/THE NGUYEN FAMILY T
6	019-0191-071-0000	5	22-037008/ PAUL LOVATO	2870 26TH AV/ CDDCHC17642 (\$325)	AKSHAT NANDA
7	020-0015-026-0000	5	15-019816/ WILLIAM ELY	3737 32ND ST/ CDDCHC17640 (\$325)	YEN WANG
8	027-0350-022-0000	6	20-040718/ PAUL LOVATO	8140 36TH AV/ CDDCHC17690 (\$325)	RICHARD BARGE
9	020-0072-016-0000	5	17-006385/ PAUL LOVATO	3975 39TH ST/ CDDCHC17681 (\$325)	KARL JAY LYSINGER
10	025-0243-019-0000	5	23-004286/ JASON MARTINONI	2437 40TH AV/ CDDCHC17611 (\$1410)	JAMES BILLER/DANIELLE BILLER JTWROS
11	022-0067-006-0000	6	23-004536/ PAUL LOVATO	4810 47TH ST/ CDDCHC17694 (\$325)	JAMIE L CELAYA
12	021-0112-006-0000	6	23-003867/ PAUL LOVATO	4124 52ND ST/ CDDCHC17680 (\$325)	TUFTS RODNEY L

13	026-0072-005-0000	6	19-005563/ PAUL LOVATO	5641 53RD ST/ CDDCHC17612 (\$630)	JULIA UMANA
14	011-0272-008-0000	6	22-013014/ PAUL LOVATO	2718 59TH ST/ CDDCHC17626 (\$325)	SMITH JEAN MARION/ADAM LIVINGSTONE
15	023-0161-004-0000	6	19-030255/ PAUL LOVATO	5290 64TH ST/ CDDCHC17629 (\$325)	DAVID A WHITLOCK
16	047-0254-011-0000	8	23-016731/ DANIEL LOWTHER	2064 67TH AV/ CDDCHC17695 (\$1095)	CHRISTIENSEN BRIAN
17	021-0261-011-0000	6	23-018330/ JEREMIAH CARTER	4360 73RD ST/ CDDCHC17689 (\$1420)	JUAN CARLOS CADENAS CABELLO/MARCEL
18	023-0174-013-0000	6	22-045611/ PAUL LOVATO	5230 73RD ST/ CDDCHC17691 (\$325)	EMMA L MATA
19	062-0080-060-0000	6	19-042349/ PAUL LOVATO	5849 88TH ST/ CDDCHC17632 (\$500)	OASIS FUND LLC
20	062-0080-060-0000	6	19-042349/ PAUL LOVATO	5849 88TH ST/ CDDCHB09445 (\$1800)	OASIS FUND LLC
21	237-0303-002-0000	2	07-032565/ ELIJAH PROK	400 BERTHOUD ST/ CDDCHC17645 (\$195)	PHUC LE
22	023-0294-017-0000	6	21-048939/ JASON MARTINONI	5461 BRADFORD DR/ CDDCHB09452 (\$845)	JORGE ROMERO/JUDY ROMERO
23	265-0171-003-0000	2	22-034311/ LUDWIG MORADA	2880 BRANCH ST/ CDDCHC17649 (\$325)	LAL RENTALS 2 LLC
24	015-0061-035-0000	6	20-015413/ PAUL LOVATO	5624 BROADWAY/ CDDCHC17674 (\$325)	MARTA MAESTAS
25	226-0042-011-0000	1	23-009508/ TRAVIS BOLAND	4800 CAREY RD/ CDDCHC17667 (\$1420)	JASPREET S KOONER
26	275-0073-005-0000	2	23-023487/ PAUL LOVATO	2211 DALE AV/ CDDCHB09434 (\$555)	QUACH DINH/TINA NGUYEN
27	252-0310-043-0000	2	17-020679/ MATTHEW SARTAIN	3425 DEL PASO BL/ CDDCHC17416 (\$325)	LEONOVA LYUDMILA ACM PROPERTY GROUP LLC
28	225-0900-001-0024	3	21-046548/ LUDWIG MORADA	800 DEL VERDE CR/ CDDCHC17692 (\$325)	YEN LING WANG
29	225-0340-004-0000	3	20-008941/ LUDWIG MORADA	1210 FAIRWEATHER DR/ CDDCHC17666 (\$195)	JERRY F WALTERS

30	118-0148-005-0000	5	23-011188/ ARRION GILDERSLEEVE	5140 FITZWILLIAM WY/ CDDCHC17616 (\$1420)	RESHMA D SHARMA
31	035-0312-006-0000	5	21-044630/ JASON MARTINONI	1831 FLORIN RD/ CDDCHC17628 (\$325)	PHUOC TRAN THAT TON
32	049-0370-001-0000	5	19-040666/ PAUL LOVATO	3810 FLORIN RD/ CDDCHC17654 (\$325)	K/N INVESTMENTS CORPORATION
33	049-0281-011-0001	5	23-024722/ ARRION GILDERSLEEVE	7392 FRANKLIN BL/ CDDCHB09451 (\$540)	BRYAN ALEXIS ENRIQUEZ FAJARDO/KYLIE ENRIQUEZ FAJARDINO
34	019-0211-017-0000	5	23-000915/ ARRION GILDERSLEEVE	2771 FRUITRIDGE RD/ CDDCHC17633 (\$325)	AJAZ ALI
35	049-0193-001-0000	8	16-006685/ WILLIAM ELY	3117 GARDENDALE RD/ CDDCHC17639 (\$325)	YEN LING WANG
36	035-0132-019-0000	5	22-048579/ PAUL LOVATO	2325 GLEN ELLEN CR/ CDDCHC17693 (\$325)	ALCALA MARIO
37	250-0081-009-0000	2	21-042212/ ELIJAH PROK	480 GRAND AV/ CDDCHC17671 (\$325)	NARINDER PAL SINGH
38	009-0334-006-0000	7	21-017236/ JASON MARTINONI	2664 HARKNESS ST/ CDDCHC17627 (\$325)	MORRIS THOMAS SKILLMAN III/JULIA
39	036-0043-017-0000	5	21-040849/ JASON MARTINONI	6229 HERMOSA ST/ CDDCHC17686 (\$325)	J JESUS PALAFOX/CLAUDIA V CABRIALE
40	262-0103-011-0000	3	22-048654/ MATTHEW SARTAIN	420 INDIANA AV/ CDDCHC17638 (\$325)	BURBANO FLORENCIO M/MADALINE MACHADO
41	266-0211-016-0000	2	22-010600/ MATTHEW SARTAIN	1939 IRIS AV/ CDDCHC17623 (\$325)	FAMILY FOREST INVESTMENTS FUND INCORPOR
42	266-0251-041-0000	2	22-010603/ MATTHEW SARTAIN	1942 IRIS AV/ CDDCHC17624 (\$325)	ZAYED ZAKARIA
43	237-0161-036-0000	2	23-018566/ MATTHEW SARTAIN	1413 KATHARINE AV/ CDDCHC17621 (\$1420)	THOR XIONG
44	035-0062-003-0000	5	23-010621/ ARRION GILDERSLEEVE	1412 KITCHNER RD/ CDDCHC17617 (\$1095)	HARDY WONG 2019 REVOCABLE TRUST
45	250-0073-030-0000	2	22-046242/ LUDWIG MORADA	3800 KNIGHTLINGER ST/ CDDCHC17668 (\$1550)	MAYRA MUNIR
46	007-0181-013-0000	4	23-017688/ DANIEL LOWTHER	3000 L ST/ CDDCHB09383 (\$550)	ECO GREEN LLC

47	263-0132-017-0000	2	23-004533/ LUDWIG MORADA	596 LANE DR/ CDDCHC17646 (\$325)	YONG GANG LUO/YOU ER WEN
48	117-0680-014-0000	8	23-019700/ RICHARD LEIKER	8366 LANGTREE WY/ CDDCHC17661 (\$170)	GERSBECK MONTGOMERY REYNOLDS TRUST
49	250-0082-023-0000	2	22-027548/ ELIJAH PROK	517 LINDSAY AV/ CDDCHC17672 (\$325)	LEAL MARIO
50	225-1910-043-0000	3	21-024866/ ELIJAH PROK	3465 LOGGERHEAD WY/ CDDCHC17669 (\$325)	ENDERS ROBERT/CYNTHIA
51	251-0194-001-0000	2	23-019938/ MATTHEW SARTAIN	925 LOS ROBLES BL/ CDDCHB09450 (\$770)	SEYED M SEYEDI
52	226-0050-043-0000	1	23-022627/ PAUL LOVATO	125 MAIN AV/ CDDCHB09442 (\$545)	POWER PLUS LLC
53	237-0040-014-0000	1	18-033931/ ELIJAH PROK	552 MAIN AV/ CDDCHB09432 (\$5720)	RALPH WILLIAM DRIPS JR
54	049-0390-068-0000	5	23-010786/ JASON MARTINONI	7307 MANDY DR/ CDDCHC17687 (\$1420)	BATES FAMILY TRUST
55	251-0124-001-0000	2	21-048669/ LUDWIG MORADA	3634 MARYSVILLE BL/ CDDCHC17643 (\$325)	MERVIN BROOKINS/PRENTICE WILSON
56	252-0011-015-0000	2	20-005931/ MATTHEW SARTAIN	3912 MARYSVILLE BL/ CDDCHC17630 (\$325)	VICTORY TABERNACLE
57	237-0164-018-0000	2	23-009411/ BRUCE HOLMES	4268 MARYSVILLE BL/ CDDCHC17682 (\$1420)	EMMANUEL OBATOLU/FUNMILAYO OBATOLU
58	049-0141-011-0000	8	19-017781/ PAUL LOVATO	2779 MEADOWVALE AV/ CDDCHC17696 (\$325)	ROXANNA JANETH TORRES
59	250-0026-017-0000	2	22-022850/ ELIJAH PROK	240 MORRISON AV/ CDDCHC17670 (\$325)	VINOD ANAND R/SUBHASHNI D
60	252-0032-010-0000	2	18-020959/ MATTHEW SARTAIN	2246 NORTH AV/ CDDCHC17620 (\$325)	SCOTT C SCHAEFER
61	006-0216-002-0000	4	23-015781/ MATTHEW SARTAIN	1108 O ST/ CDDCHC17663 (\$170)	LE GARDEN HC LLC
62	047-0023-009-0000	8	23-019969/ JEREMIAH CARTER	1431 OAKHURST WY/ CDDCHC17699 (\$1420)	RODOLFO HERNANDEZ
63	023-0294-001-0000	6	21-013962/ ARRION GILDERSLEEVE	5408 ONTARIO ST/ CDDCHC17625 (\$325)	FRED A/LE T FORREST FAMILY TRUSTFRED A

64	119-0324-001-0000	8	21-016966/ JASON MARTINONI	7961 ORENZA WY/ CDDCHB09433 (\$865)	CAZARES CARLOS PALACIOS/ONELIA PALACIOS
65	266-0312-006-0000	2	23-023353/ PAUL LOVATO	2625 PLOVER ST/ CDDCHB09435 (\$660)	HUMANITY CENTER
66	013-0122-002-0000	7	22-045101/ PAUL LOVATO	2608 PORTOLA WY/ CDDCHC17675 (\$325)	PENDARVIS CHRISTOPHER
67	079-0282-027-0000	6	22-049279/ PAUL LOVATO	3300 POWER INN RD/ CDDCHC17614 (\$325)	SCIENTA POWER INN LLC
68	048-0043-003-0000	8	22-022068/ PAUL LOVATO	7431 PUTNAM WY/ CDDCHC17641 (\$325)	WESLEY THOMAS SABIN JR
69	006-0255-006-0000	4	19-041019/ ELIJAH PROK	512 Q ST/ CDDCHC17622 (\$325)	FAHN LORNE E/ETAL
70	038-0350-048-0000	6	20-003060/ JASON MARTINONI	6242 RING DR/ CDDCHC17644 (\$325)	GOLD RIVER PROPERTIES INC
71	016-0211-011-0000	7	18-033183/ PAUL LOVATO	5270 RIVERSIDE BL/ CDDCHC17647 (\$325)	ROCHA JUAN M
72	251-0163-010-0000	2	21-018666/ MATTHEW SARTAIN	1204 SOUTH AV/ CDDCHC17684 (\$325)	KAIZENETIC LLC/MICHAEL ANTHONY REYES LI
73	015-0113-055-0000	6	22-044476/ PAUL LOVATO	3341 STOCKTON BL/ CDDCHC17636 (\$325)	NOVICK HARRY PETER/CHAD
74	015-0113-055-0000	6	22-044476/ PAUL LOVATO	3341 STOCKTON BL/ CDDCHC17631 (\$325)	NOVICK HARRY PETER/CHAD
75	014-0294-008-0000	5	22-046442/ PAUL LOVATO	3840 STOCKTON BL/ CDDCHC17676 (\$325)	GEORGIA J ADAMS 2010 REVOCABLE TRUST
76	010-0127-007-0000	4	20-002737/ ELIJAH PROK	2714 T ST/ CDDCHC17673 (\$325)	REESE TERRY
77	277-0282-005-0000	2	23-023086/ PAUL LOVATO	1820 TRIBUTE RD/ CDDCHB09437 (\$1220)	SAC II BUSINESS PARK LLC

Board Comments-Ideas and Questions

Public Comments – Matters Not on the Agenda

Adjournment