

**BOARD OF ADMINISTRATIVE APPEALS
ADMINISTRATIVE REVIEW PANEL**

**Council Chambers
200 "H" Street**

**AUGUST 2, 2018
3:00 P.M.**

3:00 P.M. ROLL CALL Deborah Simpson, Chairperson
Ademuyiwa "Ade" Adeyemi, Vice Chairperson
Farideh Faraji
Marie Livingston
Vacant
Vacant, Alternate

PLEDGE OF ALLEGIANCE

1. CONSENT CALENDAR

A. APPROVAL OF ADMINISTRATIVE APPEALS MEETING MINUTES FOR JUNE 7, 2018

STAFF REPORT

Recommended Action: Motion to approve the minutes.

B. CODE ENFORCEMENT APPROVAL OF THE LEVY OF SPECIAL ASSESSMENTS ON CERTAIN PROPERTIES FOR UNPAID ADMINISTRATIVE CITATIONS & ABATEMENTS FOR THE MONTH OF MAY 2018

Recommendation: The Board of Administrative Appeals shall confirm each assessment and the amount thereof, as proposed or as corrected and modified, and order it assessed against the property. The Board shall also direct that the same be recorded with the Contra Costa County Recorder's Office and thereafter the assessment shall constitute a special assessment and lien against the property.

STAFF REPORT

CONSENT CALENDAR – Continued

- C. **BUSINESS LICENSE** – APPROVAL OF THE LEVY OF SPECIAL ASSESSMENTS ON CERTAIN PROPERTIES FOR UNPAID BUSINESS LICENSE TAXES AND/OR ADMINISTRATIVE CITATION(S) FOR THE MONTHS OF JUNE AND JULY 2018

Recommendation: The Board of Administrative Appeals shall confirm each assessment and the amount thereof, as proposed or as corrected and modified, and order it assessed against the property. The Board shall also direct that the same be recorded with the Contra Costa County Recorder's Office and thereafter the assessment shall constitute a special assessment and lien against the property.

STAFF REPORT

2. REGULAR AGENDA

OATH for all intending to testify

- A. **ADMINISTRATIVE CITATION NO. 27102** – APPEAL OF ADMINISTRATIVE CITATION ISSUED REGARDING "PARKING COMMERCIAL VEHICLES IN RESIDENTIAL DISTRICTS" [§4-5.1223] AND "WHEN STORAGE OF A RECREATIONAL VEHICLE IS A PUBLIC NUISANCE" [§5-1.201.1], TO ROBERTO MONROY, 2506 HOOFTAIL WAY, ANTIOCH, CA.

STAFF REPORT

PUBLIC COMMENTS—*Only unagendized issues will be discussed during this time*

WRITTEN/ORAL COMMUNICATIONS

ADJOURNMENT

Notice of Availability of Reports

This agenda is a summary of the discussion items/actions proposed to be taken by the Board of Administrative Appeals. Materials provided regarding the agenda items will be available at the following website: <http://www.ci.antioch.ca.us/CityGov/Agendas/default.asp> or at the City Clerk's Office, City Hall, 200 H Street, Antioch, CA 94509, Monday through Friday, 8:00 a.m. to 5:00 p.m., for inspection and copying (for a fee). Copies are also made available at the Antioch Public Library for inspection. The meetings are accessible to those with disabilities. Auxiliary aides will be made available for persons with hearing or vision disabilities upon request in advance at (925) 779-7009 or TDD (925) 779-7081.

Notice of Opportunity to Address the Committee

The public has the opportunity to address the Board on each agenda item. To address the Board, fill out a yellow Speaker Request form, available on each side of the entrance doors, and place in the Speaker Card Tray. This will enable us to call upon you to speak. Each speaker is limited to not more than 3 minutes. Comments regarding matters not on this Agenda may be addressed during the "Public Comments" section on the agenda. No one may speak more than once on an agenda item or during "Public Comments".

PLEASE TURN OFF CELL PHONES BEFORE ENTERING COUNCIL CHAMBERS.

**BOARD OF ADMINISTRATIVE APPEALS
ADMINISTRATIVE REVIEW PANEL**

**Regular Meeting
3:00 P.M.**

**June 7, 2018
Council Chambers**

Chairperson Simpson called the meeting to order at 3:01 P.M. on Thursday, June 7, 2018 in the Council Chambers.

ROLL CALL:

Present: Board Members Adeyemi, Faraji, Livingston and Chairperson Simpson

Staff Present: Interim City Attorney, Anita Bamshad
Minutes Clerk, Kitty Eiden
Finance Services Supervisor, Lisa Saunders
Business License Representative, Vanessa Rosales
Business License Representative, Claudia Argenal
Code Enforcement Manager, Curt Michael
Administrative Analyst, Tamara Leach

PLEDGE OF ALLEGIANCE

Chairperson Simpson led the board, staff and public in the Pledge of Allegiance.

1. CONSENT CALENDAR

A. APPROVAL OF ADMINISTRATIVE APPEALS MINUTES FOR MAY 3, 2018

On motion by Board Member Faraji seconded by Board Member Adeyemi, the Board of Administrative Appeals unanimously approved the Minutes for May 3, 2018.

B. CODE ENFORCEMENT – APPROVAL OF THE LEVY OF SPECIAL ASSESSMENTS ON CERTAIN PROPERTIES FOR UNPAID ADMINISTRATIVE CITATIONS & ABATEMENTS FOR THE MONTH OF APRIL 2018

On motion by Board Member Adeyemi, seconded by Board Member Faraji, the Board of Administrative Appeals unanimously confirmed each assessment and the amount thereof, as proposed or as corrected and modified, and order it assessed against the property. The Board also directed that the same be recorded with the Contra Costa County Recorder's Office.

C. BUSINESS LICENSE – APPROVAL OF THE LEVY OF SPECIAL ASSESSMENTS ON CERTAIN PROPERTIES FOR UNPAID BUSINESS LICENSE TAXES AND/OR ADMINISTRATIVE CITATION(S) FOR THE MONTH OF MAY 2018

Finance Service Supervisor Saunders presented the supplemental staff report dated June 7, 2018 recommending the Board of Administrative Appeals approve the amended assessments in the amount of \$25,548.00.

On motion by Board Member Adeyemi, seconded by Board Member Livingston, the Board of Administrative Appeals unanimously confirmed each assessment as amended and the amount thereof, as proposed or as corrected and modified, and order it assessed against the property. The Board also directed that the same be recorded with the Contra Costa County Recorder's Office.

2. REGULAR AGENDA

Interim City Attorney Bamshad explained the manner in which the proceedings would be conducted.

OATH

Interim City Attorney Bamshad administered the Oath for all persons present intending to testify.

A. ADMINISTRATIVE CITATION NO. 5366 – APPEAL FILED BY ERIC DEPPER FOR THE PROPERTY LOCATED AT 1216 SYCAMORE DRIVE, APT. 1, ANTIOCH, REGARDING ANTIOCH MUNICIPAL CODE “BUSINESS LICENSE REQUIRED” [§3-1.103].

Finance Services Supervisor Saunders presented the staff report dated June 7, 2018 recommending the Board of Administrative Appeals uphold the \$500 Administrative Citation No. 5366.

In response to Board Member Faraji, Chairperson Simpson stated that this was the only opportunity for Mr. Depper to appeal his citation. She clarified that a letter was sent to the appellant from the City Clerk's office informing him of the time and date of his appeal and that letter was included in the staff report.

On motion by Board Member Adeyemi, seconded by Board Member Faraji, the Board of Administrative Appeals unanimously upheld the citation and denied the appeal.

PUBLIC COMMENTS – None

WRITTEN/ORAL COMMUNICATIONS

Chairperson Simpson announced the Board of Administrative Appeals meeting scheduled for July 5, 2018 had been cancelled and the next regularly scheduled meeting date was August 2, 2018.

ADJOURNMENT

Chairperson Simpson adjourned the Administrative Board of Appeals meeting at 3:17 P.M. to the next regularly scheduled meeting on August 2, 2018.

Respectfully Submitted,

Kitty Eiden
Minutes Clerk

**STAFF REPORT TO THE BOARD OF ADMINISTRATIVE APPEALS FOR
CONSIDERATION AT THE HEARING ON AUGUST 2, 2018**

Prepared by: Curt Michael, Code Enforcement Manager *CM*
Date: July 12, 2018
Subject: Approval of the Levy of Special Assessments on Certain
Properties for Unpaid Administrative Citations & Abatements
for the Month of May, 2018

RECOMMENDATION

The Board of Administrative Appeals shall confirm each assessment and the amount thereof, as proposed or as corrected and modified, and order it assessed against the property (Attachment "A"). The Board shall also direct that the same be recorded with the Contra Costa County Recorders Office and thereafter the assessment shall constitute a special assessment and lien against the property.

FISCAL IMPACT

The action will enable the City of Antioch to collect outstanding receivables against properties for the month of May in the amount of **\$18,990.00**

BACKGROUND INFORMATION

Pursuant to Antioch Municipal Code §1-5.09 the City may collect any past due Administrative Citation fines, Abatements or late payment charges by use of special assessment liens and all action for recovery of money.

A Notice of Intent to Record Lien was sent to each property owner who is entitled to notice reflecting the property address directly connected to conditions or activities on the subject real property, assessors parcel number, the municipal code violation, administrative citation fine and copy of the administrative citations.

ATTACHMENT

A: List of assessments

CITATIONS ABATEMENTS FOR BOARD OF APPEALS - AUGUST 2, 2018
ATTACHMENT A

AR	Case	APN	Amount	Site Address	Owner last	Owner first	Mailing address	Paid
AR153802	CE1802-040	055-200-059	\$310.00	5002 TOYON WAY	AMERICAN HOMES	4 RENT PROP	30601 AGOURA RD AGOURA HILLS, CA	
AR153942	CD1805-007	066-172-006	\$310.00	40W 10TH ST	CD DG ANTIOCH LLC		5317 INVERRARY DR, PLANO, TEXAS	
AR153809	PE1803-133	076-462-013	\$310.00	3212 GENTRYTOWN DR	COLLINS	MARGARET	1060 OAK GROVE RD #3, CONCORD, CA	
AR153727	CD1801-055	071-326-001	\$750.00	2913 ENEA WAY	DEAN	DAVID	2913 ENEA WAY	
AR153813	CD1801-055	071-326-001	\$2,950.00	2913 ENEA WAY	DEAN	DAVID	2913 ENEA WAY	
AR153828	CD1801-055	071-326-001	\$5,810.00	2913 ENEA WAY	DEAN	DAVID	2913 ENEA WAY	
AR153950	CD1801-055	071-326-001	\$5,700.00	2913 ENEA WAY	DEAN	DAVID	2913 ENEA WAY	
AR153946	PE1804-202	076-101-008	\$310.00	3135 PONDEROSA WAY	GUNDERSHAUG	GARY E	1348 YOSEMITE CIR, CLAYTON, CA	
AR153941	CD1803-047	066-172-001	\$640.00	900 A STREET	HOUSE	PARI	1093 PETRONI WAY , SAN JOSE, CA	
AR153945	PE1804-169	074-363-090	\$750.00	1620 SYCAMORE DR	LEE	JAMES	745 BOAR CIR, FREMONT, CA	
AR153827	PE1804-096	067-244-007	\$310.00	216 W 18TH ST	RAMIREZ	RAYMUNDO A	2207 CANTO CT, ANTIOCH	
AR154044	CD1804-069	065-261-012	\$310.00	85 S LAKE DR	RITTER	DEAN	85 S LAKE DR	
AR153944	PE1804-134	071-151-012	\$530.00	3501 LONE TREE WAY	THALAPANENI	GURU & VEENA TRE	P.O. BOX 292, GLENBROOK, NV	
TOTAL			\$18,990.00					



STAFF REPORT TO THE BOARD OF ADMINISTRATIVE APPEALS FOR CONSIDERATION AT THE HEARING ON AUGUST 2, 2018

DATE: July 23, 2018

APPROVED BY: L. Saunders, Finance Services Supervisor

SUBJECT: **BUSINESS LICENSE** – Approval of the Levy of Special Assessments on Certain Properties for Unpaid Business License Taxes and/or Administrative Citation(s) for the Month of June & July 2018

RECOMMENDATION

The Board of Administrative Appeals shall confirm each assessment and the amount thereof, as proposed or as corrected and modified, and order it assessed against the property (Attachment “A”). The Board shall also direct that the same be recorded with the Contra Costa County Recorder’s Office and thereafter the assessment shall constitute a special assessment and lien against the property.

FISCAL IMPACT

The action will enable the City of Antioch to collect outstanding receivables against properties for Unpaid Business License Taxes and/or Administrative Citation(s) for the month of June & July 2018 in the amount of **\$34,875.00.**

BACKGROUND INFORMATION

Pursuant to Antioch Municipal Code §1-5.09 the City may collect any past due Administrative Citation fines, Abatements or late payment charges by use of special assessment liens and all action for recovery of money.

A Notice of Intent to Record Lien (Attachment B) was sent to each property owner on July 9, 2018 who is entitled to notice reflecting the property address directly connected to conditions or activities on the subject real property, assessor’s parcel number, the municipal code violation, administrative citation fine and copy of the administrative citations.

ATTACHMENT

- A: List of Assessments
- B: Notice of Intent to Record Lien

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BUSINESS LICENSE TAXES AND/OR ADMINISTRATIVE CITATION(S) FOR BOARD OF APPEALS							
ATTACHMENT A							
AR	Customer #	APN	Amount	Site Address	Owner last	Owner first	Mailing address
150007	C218005	051-362-027-8	\$110.00	2921 HONEYNUT ST	DELCHIARO	DONNA	330 W CYPRESS RD OAKLEY, CA 94561
150294	C218005	051-362-027-8	\$220.00	2921 HONEYNUT ST	DELCHIARO	DONNA	330 W CYPRESS RD OAKLEY, CA 94561
150625	C218005	051-362-027-8	\$783.00	2921 HONEYNUT ST	DELCHIARO	DONNA	330 W CYPRESS RD OAKLEY, CA 94561
151193	C218005	051-362-027-8	\$550.00	2921 HONEYNUT ST	DELCHIARO	DONNA	330 W CYPRESS RD OAKLEY, CA 94561
150060	C200549	055-320-086-6	\$110.00	5214 GLENRIDGE WAY	SHEPPARD FOREMAN	ELTRA PATRICE	2493 INEZ WAY ANTIOCH, CA 94531
150481	C200549	055-320-086-6	\$220.00	5214 GLENRIDGE WAY	SHEPPARD FOREMAN	ELTRA PATRICE	2493 INEZ WAY ANTIOCH, CA 94531
150632	C200549	055-320-086-6	\$783.00	5214 GLENRIDGE WAY	SHEPPARD FOREMAN	ELTRA PATRICE	2493 INEZ WAY ANTIOCH, CA 94531
151192	C200549	055-320-086-6	\$550.00	5214 GLENRIDGE WAY	SHEPPARD FOREMAN	ELTRA PATRICE	2493 INEZ WAY ANTIOCH, CA 94531
149482	C217731	055-550-015-6	\$110.00	2472 CROCKER WAY	BRADLEY	DEREK	1966 HILLSDALE ST HAYWARD, CA 94541
149585	C217731	055-550-015-6	\$220.00	2472 CROCKER WAY	BRADLEY	DEREK	1966 HILLSDALE ST HAYWARD, CA 94541
150576	C217731	055-550-015-6	\$783.00	2472 CROCKER WAY	BRADLEY	DEREK	1966 HILLSDALE ST HAYWARD, CA 94541
151179	C217731	055-550-015-6	\$550.00	2472 CROCKER WAY	BRADLEY	DEREK	1966 HILLSDALE ST HAYWARD, CA 94541
149750	C217892	074-351-035-6	\$110.00	2305 PEPPERTREE WAY APT 1	DAM	TUAN Q & KEIKO A	2304 LEMONTREE WAY #1 ANTIOCH, CA 94509
150025	C217892	074-351-035-6	\$220.00	2305 PEPPERTREE WAY APT 1	DAM	TUAN Q & KEIKO A	2304 LEMONTREE WAY #1 ANTIOCH, CA 94509
150323	C217892	074-351-035-6	\$550.00	2305 PEPPERTREE WAY APT 1	DAM	TUAN Q & KEIKO A	2304 LEMONTREE WAY #1 ANTIOCH, CA 94509
150612	C217892	074-351-035-6	\$483.00	2305 PEPPERTREE WAY APT 1	DAM	TUAN Q & KEIKO A	2304 LEMONTREE WAY #1 ANTIOCH, CA 94509
149749	C217892	074-343-023-3	\$110.00	2304 LEMONTREE WAY APT 1	DAM	TUAN Q & KEIKO A	2304 LEMONTREE WAY #1 ANTIOCH, CA 94509
150024	C217892	074-343-023-3	\$220.00	2304 LEMONTREE WAY APT 1	DAM	TUAN Q & KEIKO A	2304 LEMONTREE WAY #1 ANTIOCH, CA 94509
150322	C217892	074-343-023-3	\$550.00	2304 LEMONTREE WAY APT 1	DAM	TUAN Q & KEIKO A	2304 LEMONTREE WAY #1 ANTIOCH, CA 94509
150613	C217892	074-343-023-3	\$483.00	2304 LEMONTREE WAY APT 1	DAM	TUAN Q & KEIKO A	2304 LEMONTREE WAY #1 ANTIOCH, CA 94509
150268	C218029	053-230-032-4	\$110.00	2712 HARVEST LN APT 194	CHINN	JEFF TRE	2522 CORRIE CT BRENTWOOD, CA 94513
150623	C218029	053-230-032-4	\$483.00	2712 HARVEST LN APT 194	CHINN	JEFF TRE	2522 CORRIE CT BRENTWOOD, CA 94513
151180	C218029	053-230-032-4	\$220.00	2712 HARVEST LN APT 194	CHINN	JEFF TRE	2522 CORRIE CT BRENTWOOD, CA 94513
151443	C218029	053-230-032-4	\$550.00	2712 HARVEST LN APT 194	CHINN	JEFF TRE	2522 CORRIE CT BRENTWOOD, CA 94513

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BUSINESS LICENSE TAXES AND/OR ADMINISTRATIVE CITATION(S) FOR BOARD OF APPEALS							
ATTACHMENT A							
149475	C217720	055-430-016-0	\$110.00	5456 SOUTHWOOD WAY	BARDIN	STEWART L & MARIA S	52 MATISSE CT PLEASANT HILL, CA 94523
149578	C217720	055-430-016-0	\$220.00	5456 SOUTHWOOD WAY	BARDIN	STEWART L & MARIA S	52 MATISSE CT PLEASANT HILL, CA 94523
150279	C217720	055-430-016-0	\$550.00	5456 SOUTHWOOD WAY	BARDIN	STEWART L & MARIA S	52 MATISSE CT PLEASANT HILL, CA 94523
150510	C217720	055-430-016-0	\$783.00	5456 SOUTHWOOD WAY	BARDIN	STEWART L & MARIA S	52 MATISSE CT PLEASANT HILL, CA 94523
149747	C217890	076-330-167-8	\$110.00	2604 HAMPTON LN	ZHOU	YANHAO	19 BEECHWOOD CT PITTSBURG, CA 94565
150023	C217890	076-330-167-8	\$220.00	2604 HAMPTON LN	ZHOU	YANHAO	19 BEECHWOOD CT PITTSBURG, CA 94565
150321	C217890	076-330-167-8	\$550.00	2604 HAMPTON LN	ZHOU	YANHAO	19 BEECHWOOD CT PITTSBURG, CA 94565
150609	C217890	076-330-167-8	\$783.00	2604 HAMPTON LN	ZHOU	YANHAO	19 BEECHWOOD CT PITTSBURG, CA 94565
149618	C217835	056-360-035-2	\$110.00	5605 LEITRIM WAY	CARTER	LOUIS E JR & LESLIE R	903 PALOMA CT OCEANSIDE, CA 92058
149710	C217835	056-360-035-2	\$220.00	5605 LEITRIM WAY	CARTER	LOUIS E JR & LESLIE R	903 PALOMA CT OCEANSIDE, CA 92058
150034	C217835	056-360-035-2	\$550.00	5605 LEITRIM WAY	CARTER	LOUIS E JR & LESLIE R	903 PALOMA CT OCEANSIDE, CA 92058
150501	C217835	056-360-035-2	\$783.00	5605 LEITRIM WAY	CARTER	LOUIS E JR & LESLIE R	903 PALOMA CT OCEANSIDE, CA 92058
149742	C217887	072-144-015-4	\$110.00	2508 DEWLAP ST	ZHOU	ANDY F	41484 MAHONEY ST FREMONT, CA 94538
150018	C217887	072-144-015-4	\$220.00	2508 DEWLAP ST	ZHOU	ANDY F	41484 MAHONEY ST FREMONT, CA 94538
150316	C217887	072-144-015-4	\$550.00	2508 DEWLAP ST	ZHOU	ANDY F	41484 MAHONEY ST FREMONT, CA 94538
150601	C217887	072-144-015-4	\$783.00	2508 DEWLAP ST	ZHOU	ANDY F	41484 MAHONEY ST FREMONT, CA 94538
149743	C217887	072-144-015-4	\$110.00	3517 BLYTHE DR	ZHOU	ANDY F	41484 MAHONEY ST FREMONT, CA 94538
150019	C217887	072-144-015-4	\$220.00	3517 BLYTHE DR	ZHOU	ANDY F	41484 MAHONEY ST FREMONT, CA 94538
150317	C217887	072-144-015-4	\$550.00	3517 BLYTHE DR	ZHOU	ANDY F	41484 MAHONEY ST FREMONT, CA 94538
150602	C217887	072-144-015-4	\$783.00	3517 BLYTHE DR	ZHOU	ANDY F	41484 MAHONEY ST FREMONT, CA 94538
149483	C217732	053-210-024-5	\$110.00	2908 WINDING LN	BARNES & HAYE	KELLY & JUDY L	2344 FORTY NINER CT ANTIOCH, CA 94531
150521	C217732	053-210-024-5	\$483.00	2908 WINDING LN	BARNES & HAYE	KELLY & JUDY L	2344 FORTY NINER CT ANTIOCH, CA 94531
151727	C217732	053-210-024-5	\$550.00	2908 WINDING LN	BARNES & HAYE	KELLY & JUDY L	2344 FORTY NINER CT ANTIOCH, CA 94531
149271	C217684	068-623-011-1	\$110.00	607 BURWOOD WAY	CUI & CHEN	KENNETH & MAGGIE	4037 LAWTON ST SAN FRNACISCO, CA 94122

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BUSINESS LICENSE TAXES AND/OR ADMINISTRATIVE CITATION(S) FOR BOARD OF APPEALS							
ATTACHMENT A							
149415	C217684	068-623-011-1	\$210.00	607 BURWOOD WAY	CUI & CHEN	KENNETH & MAGGIE	4037 LAWTON ST SAN FRANCISCO, CA 94122
149590	C217684	068-623-011-1	\$550.00	607 BURWOOD WAY	CUI & CHEN	KENNETH & MAGGIE	4037 LAWTON ST SAN FRANCISCO, CA 94122
150520	C217684	068-623-011-1	\$502.00	607 BURWOOD WAY	CUI & CHEN	KENNETH & MAGGIE	4037 LAWTON ST SAN FRANCISCO, CA 94122
149751	C217893	075-413-007-8	\$110.00	2428 CAMBRIDGE DR	DAROSA	DOMINGO	14093 BESKEEN RD HERALD, CA 95638
150026	C217893	075-413-007-8	\$220.00	2428 CAMBRIDGE DR	DAROSA	DOMINGO	14093 BESKEEN RD HERALD, CA 95638
150324	C217893	075-413-007-8	\$550.00	2428 CAMBRIDGE DR	DAROSA	DOMINGO	14093 BESKEEN RD HERALD, CA 95638
150610	C217893	075-413-007-8	\$783.00	2428 CAMBRIDGE DR	DAROSA	DOMINGO	14093 BESKEEN RD HERALD, CA 95638
149733	C217880	071-212-023-7	\$110.00	3624 LONGVIEW RD	DEVEAUX	MONA	3620 LONGVIEW RD ANTIOCH, CA 94509
150012	C217880	071-212-023-7	\$220.00	3624 LONGVIEW RD	DEVEAUX	MONA	3620 LONGVIEW RD ANTIOCH, CA 94509
150313	C217880	071-212-023-7	\$550.00	3624 LONGVIEW RD	DEVEAUX	MONA	3620 LONGVIEW RD ANTIOCH, CA 94509
150598	C217880	071-212-023-7	\$783.00	3624 LONGVIEW RD	DEVEAUX	MONA	3620 LONGVIEW RD ANTIOCH, CA 94509
149732	C212816	053-650-016-8	\$110.00	4312 GALENEZ WAY	DESOTO	JUAN	4105 DIORITE CT ANTIOCH, CA 94531
150011	C212816	053-650-016-8	\$220.00	4312 GALENEZ WAY	DESOTO	JUAN	4105 DIORITE CT ANTIOCH, CA 94531
150312	C212816	053-650-016-8	\$550.00	4312 GALENEZ WAY	DESOTO	JUAN	4105 DIORITE CT ANTIOCH, CA 94531
150599	C212816	053-650-016-8	\$783.00	4312 GALENEZ WAY	DESOTO	JUAN	4105 DIORITE CT ANTIOCH, CA 94531
150008	C218006	076-330-012-6	\$110.00	2607 RUTGERS LN	DENSON	KARYN E	665 DARTMOOR LN #357 HAYWARD, CA 94544
150295	C218006	076-330-012-6	\$220.00	2607 RUTGERS LN	DENSON	KARYN E	665 DARTMOOR LN #357 HAYWARD, CA 94544
150589	C218006	076-330-012-6	\$783.00	2607 RUTGERS LN	DENSON	KARYN E	665 DARTMOOR LN #357 HAYWARD, CA 94544
151186	C218006	076-330-012-6	\$550.00	2607 RUTGERS LN	DENSON	KARYN E	665 DARTMOOR LN #357 HAYWARD, CA 94544
150053	C218015	068-026-030-4	\$110.00	1935 EVERGREEN AVE	FABIAN	IGNACIO & MARIA D C	4940 KUSHNER WAY ANTIOCH, CA 94531
150333	C218015	068-026-030-4	\$220.00	1935 EVERGREEN AVE	FABIAN	IGNACIO & MARIA D C	4940 KUSHNER WAY ANTIOCH, CA 94531
150596	C218015	068-026-030-4	\$783.00	1935 EVERGREEN AVE	FABIAN	IGNACIO & MARIA D C	4940 KUSHNER WAY ANTIOCH, CA 94531
151424	C218015	068-026-030-4	\$550.00	1935 EVERGREEN AVE	FABIAN	IGNACIO & MARIA D C	4940 KUSHNER WAY ANTIOCH, CA 94531
150286	C216686	055-580-009-3	\$110.00	2511 VALLECITO WY	DICKSON	EMMA L	786 COLBY ST SAN FRANCISCO, CA 94134
150588	C216686	055-580-009-3	\$783.00	2511 VALLECITO WY	DICKSON	EMMA L	786 COLBY ST SAN FRANCISCO, CA 94134
151183	C216686	055-580-009-3	\$220.00	2511 VALLECITO WY	DICKSON	EMMA L	786 COLBY ST SAN FRANCISCO, CA 94134
151442	C216686	055-580-009-3	\$550.00	2511 VALLECITO WY	DICKSON	EMMA L	786 COLBY ST SAN FRANCISCO, CA 94134

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BUSINESS LICENSE TAXES AND/OR ADMINISTRATIVE CITATION(S) FOR BOARD OF APPEALS							
ATTACHMENT A							
150052	C218014	051-243-004-2	\$110.00	1424 YOSEMITE DR	EVANS	JOHN H TRE EST OF	1606 LILAC LN ANTIOCH, CA 94509
150332	C218014	051-243-004-2	\$220.00	1424 YOSEMITE DR	EVANS	JOHN H TRE EST OF	1606 LILAC LN ANTIOCH, CA 94509
150595	C218014	051-243-004-2	\$783.00	1424 YOSEMITE DR	EVANS	JOHN H TRE EST OF	1606 LILAC LN ANTIOCH, CA 94509
151425	C218014	051-243-004-2	\$550.00	1424 YOSEMITE DR	EVANS	JOHN H TRE EST OF	1606 LILAC LN ANTIOCH, CA 94509
150048	C218010	051-072-018-8	\$110.00	1580 WALNUT AVE	ESCAMILLA & MEDINA	JUAN M & JUAN CARLOS	19441 SUTLIFF RD ESCALON, CA 95320
150328	C218010	051-072-018-8	\$220.00	1580 WALNUT AVE	ESCAMILLA & MEDINA	JUAN M & JUAN CARLOS	19441 SUTLIFF RD ESCALON, CA 95320
150593	C218010	051-072-018-8	\$783.00	1580 WALNUT AVE	ESCAMILLA & MEDINA	JUAN M & JUAN CARLOS	19441 SUTLIFF RD ESCALON, CA 95320
151426	C218010	051-072-018-8	\$550.00	1580 WALNUT AVE	ESCAMILLA & MEDINA	JUAN M & JUAN CARLOS	19441 SUTLIFF RD ESCALON, CA 95320
150047	C218009	053-321-005-0	\$110.00	5008 RODEO CIR	EDWARDS	GARY L	10624 S EASTERN AVE PMB A104 HENDERSON, NV 89052
150327	C218009	053-321-005-0	\$220.00	5008 RODEO CIR	EDWARDS	GARY L	10624 S EASTERN AVE PMB A104 HENDERSON, NV 89052
150592	C218009	053-321-005-0	\$783.00	5008 RODEO CIR	EDWARDS	GARY L	10624 S EASTERN AVE PMB A104 HENDERSON, NV 89052
151427	C218009	053-321-005-0	\$550.00	5008 RODEO CIR	EDWARDS	GARY L	10624 S EASTERN AVE PMB A104 HENDERSON, NV 89052
TOTAL			\$34,875.00				

FINANCE DEPARTMENT



PO Box 5007, Antioch, CA 94531-5007

NOTICE OF INTENT TO RECORD LIEN

DATE

Owner Name
Mailing Address
City, State, Zip

SUBJECT: UNPAID BUSINESS LICENSES TAXES & ADMINISTRATIVE CITATION(S) IN THE AMOUNT OF \$ XXXX.XX

Address: Property Subject Address
Parcel No: xxx-xxx-xx-x
Customer No: CXXXXXX/3

PLEASE BE ADVISED, the City of Antioch claims a special assessment pursuant to Cal. Gov't Code §38773.5 and Antioch Municipal Code §1-5.09 for unpaid Business License taxes, Administrative Citation(s) and penalties relating to the above referred to real property. Said taxes, fines and late penalties were not fully reimbursed to the City of Antioch within 30 days of the date of billing.

On Thursday, DATE at 3:00 P.M. the **ADMINISTRATIVE BOARD OF APPEALS** will receive the proposed assessment for hearing and confirmation. Should you object to the proposed assessment and choose to challenge the proposed assessment at the hearing, **you must** submit any and all objections in writing to the City Clerk at least three (3) days prior to the date of said hearing. Failure to submit written objections to the City Clerk at least three (3) days prior to the hearing date shall constitute a waiver of any such objections and the matter may be placed on the consent calendar of the agenda for the Board of Administrative Appeals.

BE FURTHER ADVISED that the amount of the assessment shall be recorded with the Contra Costa County Recorder's office on **DATE**. To avoid recordation, please make payment to the City of Antioch, on or before **DATE** failure to respond to this notice shall not affect the validity of the proceedings. Please be aware that if a lien is recorded on your property there will be additional cost to release said lien.

**CITY OF ANTIOCH
PO BOX 5007
ANTIOCH, CA 94531-5007**

It is my desire that you will comply with this final notice, thus relieving the City of any further action. If you have any questions in this matter, please call the Business License Department at (925) 779-7059. Thank you for your immediate cooperation.

Sincerely,

L. Saunders

Finance Services Supervisor
cc: City Attorney

**STAFF REPORT TO THE ADMINISTRATIVE REVIEW PANEL
FOR CONSIDERATION AT THE HEARING ON August 2, 2018**

PREPARED BY: Justine Sidie, Code Enforcement Officer

PREPARED FOR: Administrative Board of Appeals

APPROVED BY: Curt Michael, Code Enforcement Manager

DATE: August 2, 2018

SUBJECT: Case No. CE1804-013
[REDACTED] Way
Violation of Antioch Municipal Codes:
§4-5.1223 §5-1.201.1

REQUEST:

Roberto Monroy has requested a hearing to appeal a citation issued on May 30, 2018, for the following violations of the Antioch Municipal Code:

§4-5.1223 PARKING COMMERCIAL VEHICLES IN RESIDENTIAL DISTRICTS.

No person shall park any motor vehicle used for commercial, industrial, or agricultural purposes and rated more than one-ton capacity, and no trailer used for the same, in any residential district.

§5-1.201.1 WHEN STORAGE OF A RECREATIONAL VEHICLE IS A PUBLIC NUISANCE.

It is hereby declared a public nuisance for any person owning, leasing, occupying, or having charge or possession of any premises in the city to park or store any recreational vehicle, including but not limited to, a trailer, boat, fifth-wheel trailer, motorhome, motorized cart, tent trailer, travel trailer, utility trailer, travel coach, bus, unmounted camper shell, or other mobile recreational equipment or watercraft or any empty trailer intended for or capable of carrying any of the above, in any front or side yard in a residential district, including the driveway.

BACKGROUND INFORMATION:

On 4-3-18, Code Enforcement received a complaint of major automotive repair, commercial vehicles in a residential district and recreational vehicles in public view at [REDACTED] Way.

On 4-20-18, I inspected the property and found evidence of major automotive repair, junk/rubbish, commercial vehicles and a recreational vehicle parked directly in front of the property. I ran all of the license plates with Antioch Police Dispatch; the two commercial vehicles were registered to Roberto Monroy at this address and the recreational vehicle was registered to Kelsey Helen with a P.O. box. I issued a Notice of Violation to remove the junk/rubbish, including, car parts, compressors and all other misc. items from public view; dispose of in a lawful manner. Remove commercial vehicles from residential district. Remove recreational vehicle (trailer) from public view. The Notice of Violation was posted to the front door.

On 5-18-18, I conducted a re-inspection of the property. The junk/rubbish had been removed except for a transmission. The commercial vehicles remained parked in the street and the recreational vehicle was relocated to the driveway. I made contact with Helena at the front door. She informed me her father in-law was the property owner and he was sleeping. I provided her my card and requested that she have him call me regarding the violations with the vehicles.

On 5-30-18, I conducted a re-inspection of the property. All of the junk/rubbish had been removed as required. The commercial vehicles remained parked on the street and the recreational vehicle remained in the driveway; in public view. I issued administrative citation #27102 for commercial vehicles in a residential district and recreational vehicles in public view. The citation and re-inspection photos were mailed to the property owner.

On 6-11-18, I conducted a re-inspection of the property. The commercial vehicles remained parked in the street. The recreational vehicle had been removed from public view. I issued administrative citation #27104 for the commercial vehicles. The citation and re-inspection photos were mailed to the property owner.

On 6-20-18, Code Enforcement Manager Curt Michael spoke with Roberto at the front counter. Roberto questioned the citation and Curt advised him he received the citation due to parking the commercial vehicles in a residential district.

On 7-10-18, I conducted a re-inspection of the property. The commercial vehicles had been removed from the residential district and I closed the case.

RECOMMENDATION:

Recommendation to uphold the citations issued to Roberto Monroy for violations of the Antioch Municipal Codes §4-5.1223 §5-1.201.1



ATTACHMENT 1

NOTICE OF VIOLATION OF ANTIOCH MUNICIPAL CODE AND MAINTAINING A PUBLIC NUISANCE IN THE CITY OF ANTIOCH

To: MONROY, ROBERTO + JOAN

Location of property: WAY ANTIOCH CA

APN: 055090029

Date of Inspection: 4-20-18

Case #: CE1804013

The property listed above has been found to be in violation of the City of Antioch's Municipal Code. The violation(s) marked below require immediate action by the property owner/resident. Failure to correct these violation(s) by the date indicated will result in further actions being taken by the City.

Antioch Municipal Code Section:

<input checked="" type="checkbox"/>	4-16.03 - Major automotive repairs in public view in a residential district.
<input checked="" type="checkbox"/>	5-1.202(A)(1)(a) - Property inadequately maintained. Inoperable equipment (<u>junk, rubbish</u>), building materials, and/or containers in public view.
<input type="checkbox"/>	5-1.202(A)(2) - Overgrown, dead or decayed trees, weeds or other vegetation posing a risk of harm to the public and/or create visual blight.
<input type="checkbox"/>	5-1.202(B) - Building or structures which are broken, deteriorated, or in a state of disrepair including: walls, fences, signs, retaining walls.
<input type="checkbox"/>	5-1.202(C)(1) - Vacant building, structure or other property that is unsecured.
<input type="checkbox"/>	5-1.202(D) - Outdoor parking or storage of inoperable, wrecked, dismantled, salvaged, abandoned vehicle, or parts thereof, including watercraft.
<input type="checkbox"/>	5-1.202(D)(2) - Parking on unpaved surface.
<input type="checkbox"/>	6-3.02 - Solid waste and recycling; mandatory service.
<input type="checkbox"/>	7-2.623(A)(2) - No encroachment of any nature which impedes/obstructs the public right-of-way or which impairs adequate sight distance.
<input type="checkbox"/>	8-1.02 - Building permits required to erect, construct, enlarge, alter, repair, move, improve, remove, convert or demolish any building.
<input type="checkbox"/>	9-5.1101 - Sight obstructions at intersections (and driveways).
<input type="checkbox"/>	9-5.1210 - Tree branches shall be trimmed at least 7 feet over the sidewalk and 14 feet over the street.
<input type="checkbox"/>	9-5.3830 - It shall be unlawful to keep or maintain any recreational vehicle as a temporary or permanent residence upon any lot or parcel.
<input checked="" type="checkbox"/>	Other: <u>4-5.1223 COMMERCIAL VEHICLES</u>
<input checked="" type="checkbox"/>	Other: <u>5-1.201.1 RECREATIONAL VEHICLES</u>

Required Corrections: You must correct the violation(s) noted above by the deadline on this notice.

A re-inspection will be performed on or shortly after the deadline. If you fail to correct the violation(s) by the deadline on this notice, the City may issue Administrative Citations which carry fines ranging from \$100 to \$1,000 per violation for every day the violation(s) are permitted to remain. A re-inspection fee of \$200 will be added to each citation. In addition to citations, the City may take any other legal action(s) necessary to bring the property into compliance.

If you have questions regarding this notice, you may contact me at the number indicated below.

Notes: REMOVE JUNK/RUBBISH INCLUDING CAR PARTS, COMPRESSORS AND ALL
OTHER MISC ITEMS FROM PUBLIC VIEW, DISPOSE OF IN A LAWFUL MANNER.
REMOVE COMMERCIAL VEHICLES FROM RESIDENTIAL DISTRICT. REMOVE
RECREATIONAL VEHICLE (TRAILER) FROM PUBLIC VIEW.

The property owner is responsible for all costs involved with the City's investigation of this nuisance including citations, inspection fees, hearing costs, and any other cost incurred by the City if forced to abate this nuisance.

Correct violation(s) by: 4-30-18

Officer: J. SIDIE

Request building permit(s) by:

Phone: 925-779-0139 Date: 4-20-18

Community Development Department - Code Enforcement

P.O. Box 5007 • 200 H Street • Antioch, CA 94531-5007 • Tel: 925-779-7042 • Fax: 925-779-7034 • www.ci.antioch.ca.us

WHITE - FILE / YELLOW - OWNER / PINK - POST

12/2017



☒ 1 Property Address: [REDACTED] HOOFTAIL WAY ANTIOCH CA 94531-7729

Ownership

County: CONTRA COSTA, CA
 Assessor: GUS KRAMER, ASSESSOR
 Parcel # (APN): 055-090-029-4
 Parcel Status:
 Owner Name: MONROY ROBERTO & JOAN
 Mailing Address: [REDACTED] HOOFTAIL WAY ANTIOCH CA 94531-7729
 Legal Description: T6899 L98

Assessment

Total Value:	\$234,740	Use Code:	11	Use Type:	RESID. SINGLE FAMILY
Land Value:	\$73,214	Tax Rate Area:	001-002	Zoning:	
Impr Value:	\$161,526	Year Assd:	2017	Census Tract:	3551.11/1
Other Value:		Property Tax:		Price/SqFt:	\$102.09
% Improved:	68%	Delinquent Yr:			
Exempt Amt:	\$7,000	HO Exempt:	Y		

Sale History

	Sale 1	Sale 2	Sale 3	Transfer
Document Date:	12/17/1993			12/17/1993
Document Number:	19276-13			19276-13
Document Type:				
Transfer Amount:	\$156,500			
Seller (Grantor):				

Property Characteristics

Bedrooms:	3	Fireplace:		Units:	
Baths (Full):	2	A/C:		Stories:	2.0
Baths (Half):	1	Heating:		Quality:	
Total Rooms:	6	Pool:		Building Class:	
Bldg/Liv Area:	1,533	Park Type:	GARAGE	Condition:	
Lot Acres:	0.109	Spaces:		Site Influence:	
Lot SqFt:	4,762	Garage SqFt:	450	Timber Preserve:	
Year Built:	1994			Ag Preserve:	
Effective Year:	1994				











4/20/2018 13:19:35

Requestor: 4500

Date/time: 4/20/2018 13:19:09

Request : License Plate Check

Info : LIC: [REDACTED] LIS:CA

DMV

IV

DATE: 04/20/18 TIME: 13:19

INSURANCE INFORMATION ON FILE

POSSIBLE FILE CODES: C(6G47735) S(6G47735)

REG VALID FROM: 03/31/18 TO 03/31/19

LIC#:6G47735 YRMD:00 MAKE:CHEV BTM :VN VIN : [REDACTED]

R/O :MONROY ROBERTO, [REDACTED] HOOFTAIL WAY CITY:ANTIOCH C.C.:07

ZIP#:94531

SOLD:00/00/00 RCID:03/19/18 OCID:06/27/03 LOCD:9

TYPE:31 POWR:G AXLE:2 WGHT:06780 VEH :32 BODY:V CLAS:EM *-YR:01

CERT IND:U

CERTIFICATION DATE:03272015

REC STATUS:

01/02/2018 RENEWAL NOTICE EXTRACTED

03/23/17 SMOG DUE 03/31/19

05/03/00 PREV LIC U200261

CLEARANCE INFORMATION RECORDS:

OFFICE	WORK DATE	TECH/ID	SEQ #	VALUE	FICHE DATE	TTC
V60	03/27/13	HE	0002	00302.00	03/28/13	H00
592	10/10/14	48	0013	00345.00	10/16/14	H05
592	04/03/14	43	0059	00345.00	PRIOR SUSPENSE	
179	03/27/15	06	0033	00303.00	03/31/15	H00
592	03/09/17	28	0042	00303.00	03/09/17	RIP
592	03/30/16	16	0019	00303.00	PRIOR SUSPENSE	
592	03/17/17	24	0046	00606.00	03/23/17	H00
592	03/09/17	28	0042	00606.00	PRIOR SUSPENSE	
592	03/17/17	24	5046	00216.00	03/23/17	H00
B54	03/19/18	5D	0037	00341.00	03/22/18	H00
B54	03/19/18	5D	5037	00100.00	03/22/18	H00

09/21/2001-ODOMETER: 13,477 MILES ACTUAL MILEAGE

END

4/20/2018 13:19:15

Requestor: 4500

Date/time: 4/20/2018 13:19:09

Request : License Plate Check

Info : LIC: [REDACTED] LIS:CA

DMV

IV

DATE: 04/20/18 TIME: 13:19

INSURANCE INFORMATION ON FILE

POSSIBLE FILE CODES: U(76685Y1) L(76685Y1) S(76685Y1)

REG VALID FROM: 03/31/17 TO 03/31/18

LIC#:76685Y1 YRMD:12 MAKE:GMC BTM :VN VIN : [REDACTED]

R/O :MONROY ROBERTO, [REDACTED] HOOFTAIL WAY CITY:ANTIOCH C.C.:07

ZIP#:94531

RCID:03/17/17 OCID:03/17/17 LOCD:3

TYPE:31 POWR:F AXLE:2 WGHT:07660 VEH :37 BODY:V CLAS:BE *-YR:16

CERT IND:U

CERTIFICATION DATE:10112016

REC STATUS:

01/02/2018 NC RENEWAL NOTICE EXTRACTED

03/23/17 SMOG DUE 03/31/19

TIP OFC:B54 D:04/18/18 ID/S:5I1903 T:H00

CLEARANCE INFORMATION RECORDS:

OFFICE	WORK DATE	TECH/ID	SEQ #	VALUE	FICHE DATE	TTC
518	04/05/16	04	0029	00439.00	00/00/00	B00
592	03/17/17	24	0047	00913.00	00/00/00	F00
592	10/11/16	48	0031	00526.00	PRIOR SUSPENSE	
IN1	03/15/18	08	4999	00014.00	00/00/00	FR3

05/20/2016-ODOMETER: 140,419 MILES ACTUAL MILEAGE

END

4/20/2018 13:20:02

Requestor: 4500

Date/time: 4/20/2018 13:19:09

Request : License Plate Check

Info : LIC: [REDACTED] LIS:CA

DMV

IV

DATE: 04/20/18 TIME: 13:19

POSSIBLE FILE CODES: T(4RK1479)

REG VALID FROM: 07/31/17 TO 07/31/22

LIC#:4RK1479 MAKE:SPCNS BTM :UTIL VIN : [REDACTED]

R/O :KELSEY HELEN, PO BX [REDACTED] CITY:SOULSBYVILLE C.C.:55 ZIP#:95372

RCID:01/12/18 OCID:01/12/18 LOCD:5

TYPE:PA POWR:0 AXLE:2 WGHT:02000 VEH :41 BODY:F CLAS:AB *-YR:17

01/12/18 PREV LIC R782409

PTI TRAILER

CLEARANCE INFORMATION RECORDS:

OFFICE	WORK	DATE	TECH/ID	SEQ #	VALUE	FICHE	DATE	TTC
--------	------	------	---------	-------	-------	-------	------	-----

569	01/12/18	08	0038	00045.00	00/00/00	C00		
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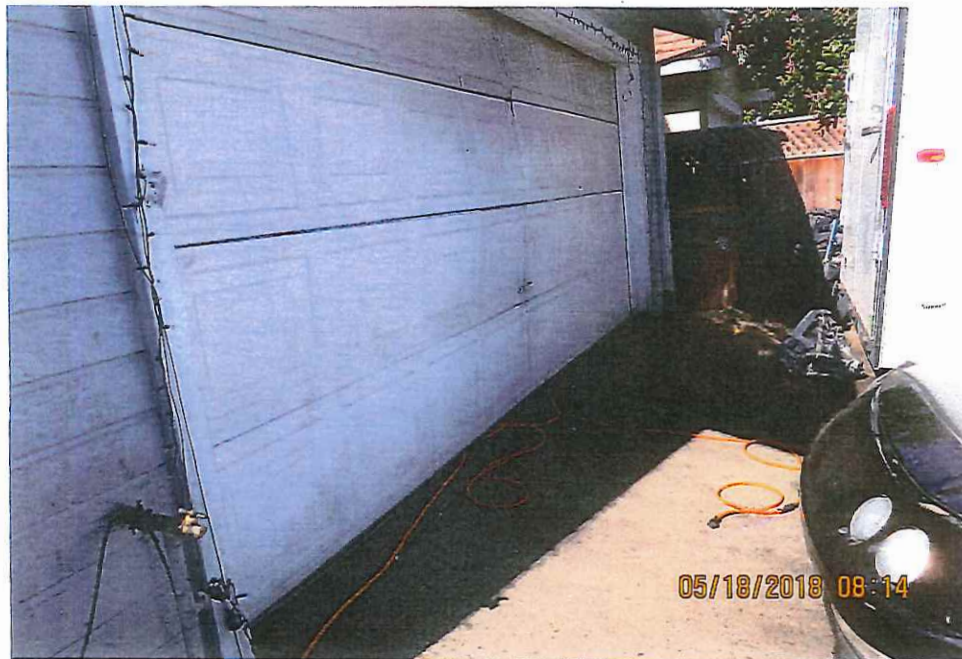
622	08/01/17	A1	0023	00045.00	PRIOR SUSPENSE			
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END



ATTACHMENT 2





ATTACHMENT 3

ADMINISTRATIVE

CITATION

City of Antioch

Citation # 27102

- ☒ Code Enforcement - (925) 779-7042
☐ Police Department - (925) 779-6900
☐ Animal Control - (925) 779-6989

Date of Violation 5-30-18	Time 8:29	<input checked="" type="checkbox"/> AM <input type="checkbox"/> PM	Day of Week WED
Location of Violation HOOFTRAIL WAY, ANTIOCH, CA 94531			
Citation Issued To (owner/resident/business) MONROY, ROBERTO + JOAN			Date Issued 5-30-18
Address if different than violation			
City	State	Zip	
Driver's License	State	DOB	
Vehicle License	State	Year	Make Model Color

You are being issued an Administrative Citation for the above violation(s). Additional violations may result in additional Administrative fines and/or legal action.

<input checked="" type="checkbox"/> 1 st Violation \$100.00	Refer to the back of this citation for information on paying the amount indicated.
<input type="checkbox"/> 2 nd Violation \$200.00/\$500.00	
<input type="checkbox"/> 3 rd Violation \$500.00/\$1,000.00	

AMC Violation Code Section	Description of Violation(s)	Fine Amount(s)
4-5.1223	COMMERCIAL VEHICLE	\$ 100 —
5-1.201.1	RECREATIONAL VEHICLE	\$ 100 —
/	/	\$ /
/	/	\$ /
/	/	\$ /

REINSPECTION FEE \$200 — TOTAL DUE: \$ 400 —
 Notes:
 REMOVE COMMERCIAL VEHICLE FROM RESIDENTIAL DISTRICT. REMOVE RECREATIONAL VEHICLE FROM PUBLIC VIEW.

Case # CE1804-013		
Issuing Officer J. SIDIE	ID number E5584	Date 5-30-18
TO AVOID ADDITIONAL CITATIONS, YOU MUST ABATE THE ABOVE VIOLATION(S) ON OR BEFORE: 6-9-18		

Questions regarding payment of this citation, call the Finance Department, (925) 779-7055. Mail payment to:

City of Antioch
 Finance Department
 P.O. Box 5007
 Antioch, CA 94531-5007

To pay in person, the Cashiers are located on the First Floor of City Hall, 200 H Street, Antioch, California
 Monday – Friday – 8:00 a.m. – 4:30 p.m. except holidays

See Reverse Side

WHITE – FILE COPY / YELLOW – VIOLATION COPY / PINK – FINANCE COPY





ATTACHMENT 4

ADMINISTRATIVE

CITATION

City of Antioch

Citation # 27104

- ☒ Code Enforcement - (925) 779-7042
☐ Police Department - (925) 779-6900
☐ Animal Control - (925) 779-6989

Date of Violation 6-11-18	Time 12:19	<input type="checkbox"/> AM <input checked="" type="checkbox"/> PM	Day of Week MONDAY
Location of Violation HOD-TRAIL WAY ANTIOCH CA 94531			
Citation Issued To (owner/resident/business) MOSPOU, ROBERTO & JOAN		Date Issued 6-11-18	
Address if different than violation			
City	State	Zip	
Driver's License	State	DOB	
Vehicle License	State	Year	Make Model Color

You are being issued an Administrative Citation for the above violation(s). Additional violations may result in additional Administrative fines and/or legal action.

- ☐ 1st Violation \$100.00
☒ 2nd Violation ~~\$200.00~~ \$500.00
☐ 3rd Violation \$500.00/\$1,000.00

Refer to the back of this citation for information on paying the amount indicated.

AMC Violation Code Section	Description of Violation(s)	Fine Amount(s)
4-5.1223	COMMERCIAL VEHICLES	\$500
		\$
		\$
		\$
		\$
REINSPECTION FEE \$200		TOTAL DUE: \$700

Notes:
REMOVE COMMERCIAL VEHICLES FROM RESIDENTIAL DISTRICT.

Case # CE1801013

Issuing Officer J. SIDIE	ID number E5584	Date 6-11-18
-----------------------------	--------------------	-----------------

TO AVOID ADDITIONAL CITATIONS, YOU MUST ABATE THE ABOVE VIOLATION(S) ON OR BEFORE: 6-21-18

Questions regarding payment of this citation, call the Finance Department, (925) 779-7055. Mail payment to:

City of Antioch
 Finance Department
 P.O. Box 5007
 Antioch, CA 94531-5007

To pay in person, the Cashiers are located on the First Floor of City Hall, 200 H Street, Antioch, California
 Monday - Friday - 8:00 a.m. - 4:30 p.m. except holidays

See Reverse Side

WHITE - FILE COPY / YELLOW - VIOLATION COPY / PINK - FINANCE COPY





ATTACHMENT 5



June 19, 2018

Roberto Monroy
[REDACTED] Hooftrail Way
Antioch, CA 94531

RE: Board of Administrative Appeals Hearing
Property Address: [REDACTED] Hooftrail Way, Antioch
Citation Date: 05/30/18
Citation No.: 27102

Dear Mr. Monroy,

This is a follow up to your written appeal filed on June 11, 2018, regarding the above-referenced Administrative Citation received from Code Enforcement.

Please be advised your appeal is scheduled for Thursday, August 2, 2018, at 3:00 p.m. in the Council Chambers, 200 H Street, Antioch, CA (across the breezeway from City Hall).

All people who wish to speak at the hearing, including you, will be required to take an Oath. This case will be heard and a decision rendered by the Board of Administrative Appeals. A General Information sheet is enclosed to answer any questions you may have regarding the appeals.

The Agenda and Staff Reports will be posted onto our City's Website 72 hours before the Board of Administrative Appeals Hearing date listed above. To view the Agenda information, simply click on the following link and then double click 'Board of Administrative Appeals': <http://www.ci.antioch.ca.us/CityGov/agendas/>. Other locations to view the Agenda are the City Council Chambers front window, City Clerk's Office, Antioch Branch Library, Senior Center on 2nd Street, and the Antioch Community Center on Lone Tree Way.

Thank you.

Sincerely,

CHRISTINA GARCIA, CMC
Deputy City Clerk

cc: Code Enforcement

Enclosures

Office of the City Clerk
200 H Street
P. O. Box 5007
Antioch CA 94531-5007
Phone: (925) 779-7009/Fax: (925) 779-7007



PROOF OF SERVICE BY MAIL

STATE OF CALIFORNIA)
COUNTY OF CONTRA COSTA) ss

I am a citizen of the United States and a resident of the county aforesaid; I am over the age of eighteen years and not a party to the within entitled action; my business address is Office of the City Clerk for the City of Antioch, 200 "H" Street, P.O. Box 5007, Antioch, California 94531-5007. On June 19, 2018, I served the within Notice, by placing a true copy thereof enclosed in a sealed envelope with postage thereon fully prepaid, in the United States mail at Antioch, California addressed as follows:

Roberto Monroy
[REDACTED] Hooftrail Way
Antioch, CA 94531

I, Christina Garcia, certify (or declare), under penalty of perjury, that the foregoing is true and correct. Executed on June 19, 2018, at Antioch, California.

Christina Garcia



CITY OF ANTIOCH ADMINISTRATIVE BOARD OF APPEALS

General Information for Persons Appealing Citations

The Administrative Board of Appeals is comprised of five Antioch residents, who are appointed by the Mayor and have volunteered their time to hear your appeal. The Board Members do not receive monetary compensation for their time and they are not employees of the City. They do not make or control the law. They are hearing officers who will review your appeal because you have requested the City do so. As the person making the appeal (the appellant) please keep in mind the below:

Schedule of Hearing:

- When an appeal is requested, it is typically scheduled for the first Thursday of every month.
- You will receive written notice of the date and time of the appeal hearing from the City Clerk's office 10 days after you file your appeal.
- The Agenda and Staff Reports will be posted onto our City's Website 72 hours before the Board of Administrative Appeals Hearing date. To view the Agenda information, click on the following link and then double click 'Board of Administrative Appeals': <http://www.ci.antioch.ca.us/CityGov/agendas/>. Other locations to view the Agenda are the City Council Chambers front window, City Clerk's Office, Antioch Branch Library, Senior Center on 2nd Street, and the Antioch Community Center on Lone Tree Way.

When You Don't Show For Your Hearing:

- If you do not appear at the hearing time and date you have been notified of, and unless you have provided the City Clerk forty-eight (48) hour notice before the hearing that you are requesting a postponement, your appeal will be heard without you being there.

How You Will Act At Your Appeal Hearing:

- You and anyone else who is attending the appeal at your request will maintain a respectful attitude at all times,
- If you or anyone else does not maintain a respectful attitude, you may be asked to leave the hearing by the Board Chairperson.
- Your appeal is not an opportunity to debate or argue with City staff or Board members. Any questions should be directed to the Board Chairperson.
- When you speak, you should talk about the reasons why you feel the citation was wrongfully issued.

How The Appeal Hearing Will Go:

- The Board will read your item of appeal from its Agenda.
- The Board will then ask City staff to present an oral report with regard to your citation. The Board may ask questions of City staff after the oral report. This oral report will be for **five (5) minutes**.
- After staff has provided its report, and the Board is finished with its questions of staff, you will then be called to the podium to speak. Please come up and speak at the podium, not from the audience.
- You will have **five (5) minutes** to present the reasons why you are appealing the citation.
- Any other additional persons who may oppose or support your appeal can fill out speaker cards and speak for **three (3) minutes**.
- The Board may then ask City staff for a rebuttal to the statements you or others made in support or opposition of your appeal. This rebuttal is only for **three (3) minutes**.
- Then the hearing is completed and the Board will then issue its ruling on your appeal.

Your Burden:

- It is your appeal and therefore you bear the burden to prove that the citation was wrongfully issued.
- To win your appeal, you must have a majority of the Board uphold your appeal (3 of 5, or 2 of 3).
- If the Board determines there was in fact good reason to issue the citation, your appeal will be denied and the citation amount that you deposited to have your appeal will not be refunded.

How The Board Will Rule:

The Board can only rule one of two ways:

- To uphold your appeal and dismiss the citation.
- To deny your appeal and uphold the citation.

Written Findings and Order:

- The Board will render their findings and recommendations after the hearing is concluded or as soon as possible.
- You will be mailed the written decision of hearing within ten (10) days of the hearing.
- The decision of the Board is the final ruling on your appeal from the City.



City of Antioch
Citation Appeal Application

RECEIVED

JUN 11 2018

CITY OF ANTIOCH
CITY CLERK

CITY OF ANTIOCH
ATTN: CITY CLERK
P.O. BOX 5007
ANTIOCH, CA 94531-5007
(925) 779-7009

Date of Citation: 5/30/2018

Citation #: 27102

Name: Roberto MONROY

Property Address: [REDACTED] Hooftail wy, Antioch, ca.

Mailing Address: [REDACTED] Hooftail wy, Antioch, ca

Home Phone: 925-706-2555

Work Phone: 510-502-7413

REASON FOR APPEAL

Code enforcement to us to move our trailer or recreational vehicle onto our driveway because it was parked in the street and then gave us a violation for having it in our driveway. And they also gave us a violation for the commercial vehicles that is parked on the street when it specifically states that code enforcement only has the authority to respond to violations on Private Property. And that vehicles located on the street are enforced by the Antioch Police Department.

Signature

Date

6/11/2018

City of Antioch: Community Development Department: Code Enfo

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CALIFORNIA



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Code Enforcement

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[Vehicle Related Violations](#)

[Report a Violation](#)

Contact

Tel: (925) 779-7042

Issues Involving Vehicles

Code Enforcement only has the authority to respond to violations on private property. All issues, including abandoned and inoperable vehicles, located on the street are enforced by the Antioch Police Department. Vehicle related violation on the street can be reported to the APD Abandoned Vehicle Hotline (925) 779-6981.

Common Code Enforcement Vehicle Violations

Outdoor parking or storage of inoperable, wrecked, dismantled or abandoned vehicles on private property.

Major automotive repairs in public view.

Parking on an unimproved surface (grass, dirt, bark).

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CITY OF ANTIOCH
925-779-7055

REC#: 01132850 6/11/2018 3:19 PM
OPER: MM2 TERM: 002
REF#: 6316

TRAN: 900.0000 TRUE MISC RECEIPTS
MONROY CIT 27102
Citation - NIS 400.00CR

TRAN: 900.0000 TRUE MISC RECEIPTS
APPEAL FEE
Miscellaneous Reven 50.00CR

TENDERED: 400.00 CHECK
50.00 CHECK

APPLIED: 450.00-

CHANGE: 0.00

ADMINISTRATIVE
CITATION
City of Antioch

Citation # 27102

- ☒ Code Enforcement - (925) 779-7042
☐ Police Department - (925) 779-6900
☐ Animal Control - (925) 779-6989

Date of Violation 5-30-18	Time 8:29	<input checked="" type="checkbox"/> AM <input type="checkbox"/> PM	Day of Week WED
Location of Violation HOOF TRAIL WAY, ANTIOCH, CA 94531			
Citation Issued To (owner/resident/business) MONROY, ROBERTO + JUAN			Date Issued 5-30-18
Address if different than violation			
City	State	Zip	
Driver's License	State	DOB	
Vehicle License	State	Year	Make Model Color

You are being issued an Administrative Citation for the above violation(s).
Additional violations may result in additional Administrative fines and/or legal action.

- ☒ 1st Violation \$100.00
☐ 2nd Violation \$200.00/\$500.00
☐ 3rd Violation \$500.00/\$1,000.00

Refer to the back of this citation
for information on paying the
amount indicated.

AMC Violation Code Section	Description of Violation(s)	Fine Amount(s)
4-5.122.3	COMMERCIAL VEHICLE	\$ 100
5-1.201.1	RECREATIONAL VEHICLE	\$ 100
		\$
		\$
		\$
REINSPECTION FEE \$200 - TOTAL DUE		\$ 400

Notes:

REMOVE COMMERCIAL VEHICLE FROM
RESIDENTIAL DISTRICT. REMOVE RECREATION-
AL VEHICLE FROM PUBLIC VIEW.

Case # CEIR04-013		
Issuing Officer J. SIDIE	ID number E5584	Date 5-30-18
TO AVOID ADDITIONAL CITATIONS, YOU MUST ABATE THE ABOVE VIOLATION(S) ON OR BEFORE: 6-9-18		

Questions regarding payment of this citation, call the Finance Department, (925) 779-7055. Mail payment to:

City of Antioch
Finance Department
P.O. Box 5007

Antioch, CA 94531-5007

To pay in person, the Cashiers are located on the First Floor of City Hall, 200 H
Street, Antioch, California
Monday - Friday - 8:00 a.m. - 4:30 p.m. except holidays

See Reverse Side

WHITE - FILE COPY / YELLOW - VIOLATION COPY / PINK - FINANCE COPY



NOTICE OF VIOLATION OF ANTIOCH MUNICIPAL CODE AND
MAINTAINING A PUBLIC NUISANCE IN THE CITY OF ANTIOCH

To: MONROY, ROBERTO + JOAN

Location of property: HOOFTRAIL WAY ANTIOCH CA

APN: 0550910029

Date of Inspection: 4-20-18

Case #: CE18041013

The property listed above has been found to be in violation of the City of Antioch's Municipal Code. The violation(s) marked below require immediate action by the property owner/resident. Failure to correct these violation(s) by the date indicated will result in further actions being taken by the City.

Antioch Municipal Code Section:

- | | |
|-------------------------------------|--|
| <input checked="" type="checkbox"/> | 4-16.03 - Major automotive repairs in public view in a residential district. |
| <input checked="" type="checkbox"/> | 5-1.202(A)(1)(a) - Property inadequately maintained. Inoperable equipment (junk, rubbish, building materials, and/or containers in public view. |
| <input type="checkbox"/> | 5-1.202(A)(2) - Overgrown, dead or decayed trees, weeds or other vegetation posing a risk of harm to the public and/or create visual blight. |
| <input type="checkbox"/> | 5-1.202(B) - Building or structures which are broken, deteriorated, or in a state of disrepair including: walls, fences, signs, retaining walls. |
| <input type="checkbox"/> | 5-1.202(C)(1) - Vacant building, structure or other property that is unsecured. |
| <input type="checkbox"/> | 5-1.202(D) - Outdoor parking or storage of inoperable, wrecked, dismantled, salvaged, abandoned vehicle, or parts thereof, including watercraft. |
| <input type="checkbox"/> | 5-1.202(D)(2) - Parking on unpaved surface. |
| <input type="checkbox"/> | 6-3.02 - Solid waste and recycling; mandatory service. |
| <input type="checkbox"/> | 7-2.623(A)(2) - No encroachment of any nature which impedes/obstructs the public right-of-way or which impairs adequate sight distance. |
| <input type="checkbox"/> | 8-1.02 - Building permits required to erect, construct, enlarge, alter, repair, move, improve, remove, convert or demolish any building. |
| <input type="checkbox"/> | 9-5.1101 - Sight obstructions at intersections (and driveways). |
| <input type="checkbox"/> | 9-5.1210 - Tree branches shall be trimmed at least 7 feet over the sidewalk and 14 feet over the street. |
| <input type="checkbox"/> | 9-5.3830 - It shall be unlawful to keep or maintain any recreational vehicle as a temporary or permanent residence upon any lot or parcel. |
| <input checked="" type="checkbox"/> | Other: <u>4-5.1223 COMMERCIAL VEHICLES</u> |
| <input checked="" type="checkbox"/> | Other: <u>6-1.201.1 RECREATIONAL VEHICLES</u> |

Required Corrections: You must correct the violation(s) noted above by the deadline on this notice.

A re-inspection will be performed on or shortly after the deadline. If you fail to correct the violation(s) by the deadline on this notice, the City may issue Administrative Citations which carry fines ranging from \$100 to \$1,000 per violation for every day the violation(s) are permitted to remain. A re-inspection fee of \$200 will be added to each citation. In addition to citations, the City may take any other legal action(s) necessary to bring the property into compliance.

If you have questions regarding this notice, you may contact me at the number indicated below.

Notes: REMOVE JUNK/RUBBISH INCLUDING CAR PARTS, COMPRESSORS AND ALL OTHER WISC ITEMS FROM PUBLIC VIEW, DISPOSE OF IN A LAWFUL MANNER. REMOVE COMMERCIAL VEHICLES FROM RESIDENTIAL DISTRICT. REMOVE RECREATIONAL VEHICLE (TRAILER) FROM PUBLIC VIEW.

The property owner is responsible for all costs involved with the City's investigation of this nuisance including citations, inspection fees, hearing costs, and any other cost incurred by the City if forced to abate this nuisance.

Correct violation(s) by: 4-30-18

Officer: J. SIDIE

Request building permit(s) by:

Phone: 925-779-6039 Date: 4-20-18

Community Development Department - Code Enforcement

P.O. Box 5007 • 200 H Street • Antioch, CA 94531-5007 • Tel: 925-779-7042 • Fax: 925-779-7034 • www.ci.antioch.ca.us

WHITE - FILE / YELLOW - OWNER / PINK - POST

12/2017



July 23, 2018

Roberto Monroy
Hooftrail Way
Antioch, CA 94531

RE: Board of Administrative Appeals Hearing
Property Address: **Hooftrail Way, Antioch**
Citation Date: 05/30/18
Citation No.: 27102

Dear Mr. Monroy,


This is a follow up to our letter dated June 19, 2018. Please be advised your appeal is scheduled for **Thursday, August 2, 2018, at 3:00 p.m.** in the Council Chambers, 200 H Street, Antioch, CA (across the breezeway from City Hall). A copy of the Board of Administrative Appeals Agenda is attached.

All people who wish to speak at the hearing, including you, will be required to take an Oath. This case will be heard and a decision rendered by the Board of Administrative Appeals.

The Agenda and Staff Reports will be posted onto our City's Website 72 hours before the Board of Administrative Appeals Hearing date listed above. To view the Agenda information, simply click on the following link and then double click 'Board of Administrative Appeals': <http://www.ci.antioch.ca.us/CityGov/agendas/>. Other locations to view the Agenda are the City Council Chambers front window, City Clerk's Office, Antioch Branch Library, Senior Center on 2nd Street, and the Antioch Community Center on Lone Tree Way.

Thank you.

Sincerely,


CHRISTINA GARCIA, CMC
Deputy City Clerk

cc: Code Enforcement

Enclosures

Office of the City Clerk
200 H Street
P. O. Box 5007
Antioch CA 94531-5007
Phone: (925) 779-7009/ Fax: (925) 779-7007



PROOF OF SERVICE BY MAIL

STATE OF CALIFORNIA)
COUNTY OF CONTRA COSTA) ss

I am a citizen of the United States and a resident of the county aforesaid; I am over the age of eighteen years and not a party to the within entitled action; my business address is Office of the City Clerk for the City of Antioch, 200 "H" Street, P.O. Box 5007, Antioch, California 94531-5007. On July 23, 2018, I served the within Notice, by placing a true copy thereof enclosed in a sealed envelope with postage thereon fully prepaid, in the United States mail at Antioch, California addressed as follows:

Roberto Monroy
Hooftrail Way
Antioch, CA 94531

I, Christina Garcia, certify (or declare), under penalty of perjury, that the foregoing is true and correct. Executed on July 23, 2018, at Antioch, California.





**BOARD OF ADMINISTRATIVE APPEALS
ADMINISTRATIVE REVIEW PANEL**

**Council Chambers
200 "H" Street**

**AUGUST 2, 2018
3:00 P.M.**

3:00 P.M. ROLL CALL Deborah Simpson, Chairperson
Ademuyiwa "Ade" Adeyemi, Vice Chairperson
Farideh Faraji
Marie Livingston
Vacant
Vacant, Alternate

PLEDGE OF ALLEGIANCE

1. CONSENT CALENDAR

- A. APPROVAL OF ADMINISTRATIVE APPEALS MEETING MINUTES FOR JUNE 7, 2018**

Recommended Action: Motion to approve the minutes.

- B. CODE ENFORCEMENT APPROVAL OF THE LEVY OF SPECIAL ASSESSMENTS ON CERTAIN PROPERTIES FOR UNPAID ADMINISTRATIVE CITATIONS & ABATEMENTS FOR THE MONTH OF MAY 2018**

Recommendation: The Board of Administrative Appeals shall confirm each assessment and the amount thereof, as proposed or as corrected and modified, and order it assessed against the property. The Board shall also direct that the same be recorded with the Contra Costa County Recorder's Office and thereafter the assessment shall constitute a special assessment and lien against the property.

CONSENT CALENDAR – Continued

- C. **BUSINESS LICENSE** – APPROVAL OF THE LEVY OF SPECIAL ASSESSMENTS ON CERTAIN PROPERTIES FOR UNPAID BUSINESS LICENSE TAXES AND/OR ADMINISTRATIVE CITATION(S) FOR THE MONTHS OF JUNE AND JULY 2018

Recommendation: The Board of Administrative Appeals shall confirm each assessment and the amount thereof, as proposed or as corrected and modified, and order it assessed against the property. The Board shall also direct that the same be recorded with the Contra Costa County Recorder's Office and thereafter the assessment shall constitute a special assessment and lien against the property.

2. REGULAR AGENDA

OATH for all intending to testify

- A. **ADMINISTRATIVE CITATION NO. 27102** – APPEAL OF ADMINISTRATIVE CITATION ISSUED REGARDING **"PARKING COMMERCIAL VEHICLES IN RESIDENTIAL DISTRICTS"** [§4-5.1223] AND **"WHEN STORAGE OF A RECREATIONAL VEHICLE IS A PUBLIC NUISANCE"** [§5-1.201.1], TO ROBERTO MONROY, 2506 HOOFTAIL WAY, ANTIOCH, CA.

PUBLIC COMMENTS—*Only unagendized issues will be discussed during this time*

WRITTEN/ORAL COMMUNICATIONS

ADJOURNMENT

Notice of Availability of Reports

This agenda is a summary of the discussion items/actions proposed to be taken by the Board of Administrative Appeals. Materials provided regarding the agenda items will be available at the following website: <http://www.ci.antioch.ca.us/CityGov/Agendas/default.asp> or at the City Clerk's Office, City Hall, 200 H Street, Antioch, CA 94509, Monday through Friday, 8:00 a.m. to 5:00 p.m., for inspection and copying (for a fee). Copies are also made available at the Antioch Public Library for inspection. The meetings are accessible to those with disabilities. Auxiliary aides will be made available for persons with hearing or vision disabilities upon request in advance at (925) 779-7009 or TDD (925) 779-7081.

Notice of Opportunity to Address the Committee

The public has the opportunity to address the Board on each agenda item. To address the Board, fill out a yellow Speaker Request form, available on each side of the entrance doors, and place in the Speaker Card Tray. This will enable us to call upon you to speak. Each speaker is limited to not more than 3 minutes. Comments regarding matters not on this Agenda may be addressed during the "Public Comments" section on the agenda. No one may speak more than once on an agenda item or during "Public Comments".

PLEASE TURN OFF CELL PHONES BEFORE ENTERING COUNCIL CHAMBERS.