

**ANTIOCH CRIME PREVENTION COMMISSION
REGULAR MEETING**

**Regular Meeting
7:00 P.M.**

**February 20, 2019
Police Department Community Room**

1. CALL TO ORDER

Chairperson White called the meeting to order at 7:00 P.M., on February 20, 2019 in the Antioch Police Department Community Room.

2. ROLL CALL

Present: Commissioners Thurston, Eubanks, LaPoint and Chairperson White

Staff: Lieutenant, Tarra Mendes
Coordinator, Hans Ho
Code Enforcement Manager, Curt Michael

3. CHAIR'S OPENING REMARKS

Chairperson White welcomed everyone to the meeting. She discussed the manner in which the meeting would be conducted. She announced various documents were available in the Community Room this evening.

PLEDGE OF ALLEGIANCE

4. APPROVAL OF MINUTES (January 23, 2019)

On motion by Commissioner LaPoint, seconded by Commissioner Thurston the Crime Prevention Commission unanimously approved the minutes of January 23, 2019 as presented. The motion carried the following vote:

Ayes: Commissioners Thurston, Eubanks, LaPoint and Chairperson White

5. PUBLIC COMMENT - None

6. PRESENTATIONS TO THE COMMISSION

"Code Enforcement" – Curt Michael Code Enforcement Manager

- Red Tags are posted on properties that are deemed substandard, typically due to lack of water service, electrical services or a substandard condition that is so extreme the property could not be occupied
- If posted with a red tag, anyone inside the structure is subject to arrest and the Antioch Police Department should be notified

- Code Enforcement is the prevention, detection, investigation and enforcement of violations of statutes or ordinances regulating public health, safety and welfare, public works, business activities and consumer protection, building standards, land use or municipal affairs
- The Code Enforcement Division handles health and safety issues, housing, blight, electrical, plumbing, zoning, land use, public nuisance, building, mechanical and more
- Contacts: Phone:779-7042, email: codeenforcementcomplaints@ci.antioch.ca.us, or see click fix app on a smart phone
- Code Violations: Storage of junk and debris, graffiti, inoperable vehicles, occupied properties with no garbage service
- Non-code violations: civil disputes between private parties, evictions, personal grievances and vehicles parked on the street unless related to violations on the property
- When an issue is reported a Code Enforcement officer visits the property, observes and identifies all violations present
- First time violators are issued a notice and order (mostly pertains to substandard housing that relates to the health and safety code) or notice of violation (municipal code violations)
- No fines or fees were billed to the property owner when they issue a notice of violation/order; however, failure to comply would result in a citation
- Property owners were provided 10-days to comply
- A notice and order could allow up to 30-days to comply for building code violations
- Code Enforcement re-inspections occurred within 10-days, if the violation was corrected there were no fees and the case was closed
- If the violation was not corrected within the deadline on the notice the officer will issue a citation, \$100.00 per violation with a \$250.00 re-inspection fee, against the property owner
- Fine schedule was \$100.00, \$500.00 and \$1000.00 for municipal code violations and they were provided 10 days to correct
- After all citations were issued and there was no corrective action, the City determined if they would issue a \$1000.00 per day fine, per violation citation or obtain an abatement order to do the work themselves and bill the property owner for the cost
- Typically, when the fine reached \$1000.00 it went to an abatement warrant
- A re-inspection fee was included for each re-inspection
- The fine schedule was available in the Antioch Municipal Code
- Violations of the same code section occurring within 12 months received a \$500.00 citation, if it occurred for a third time within 12 months it was a \$1000.00 citation
- If payment of fines was not received the City would collect fines and fees by legal means including but not limited to collections, judgments and special assessment liens on the property
- County would not pay the City the amount of lien if the property value did not support it
- For abatements, a cost was associated for a Code Enforcement Officer to correct a violation and all fees were billed to the property owner, failure to pay resulted in a tax lien
- Code Enforcement cases ended with the property owner or City correcting the violation
- The Antioch Municipal Code authorized the City to enter onto a private property for the purposes of abatement, after they obtained a warrant to do so, unless there is an immediate threat to life safety

- Abatement procedures varied depending on the type of violation such as junk and rubbish accumulation versus an inoperable vehicle
- Junk and rubbish may be addressed by the City's abatement team or with hired contractors
- Inoperable vehicle would be addressed by parking enforcement, obtaining an abatement warrant from the court
- Threat to life and safety could be addressed immediately and were followed with notices
- If the City abated the situation the property owner would be billed \$2005.00 minimum, plus staff costs, plus cost of abatement
- Measure C abatement team consisted of two full time workers handling illegal dumping, graffiti and shopping carts
- October 2017 – September 2018 – 7219 cubic yards of illegally dumped debris was removed, graffiti abatement from public property occurred at 1052 locations, 1921 abandon shopping carts were removed from public property
- If identifiable material was found in illegal dumping, Code Enforcement followed up with a notice of violation, any repeat offenders were contacted personally with the assistance of the Antioch Police Department
- Encampment cleanup could be a week long process
- The homeless were provided with notice of cleanup and resources
- Camping was only allowed on the campers private property and for short term
- Code Enforcement notified the private property owner if there is a encampment violation on their property
- Encampment areas abated included: Kmart, Marchetti Park, Sunset at Devpar Court
- Encampment hazards include biohazard, needles, spoiled food and propane tanks
- Common violations – overgrown or dead vegetation, junk and rubbish accumulation, unsecure structure, unpermitted construction, right of way obstruction, Marijuana grow house/ illegal electrical, visible mold and mildew, major automotive repair in public view, commercial vehicle in residential area, inoperable vehicle on an unpaved surface, inoperable vehicle in public view
- 24-hour notice was given for all City property
- 2017 Statistics – 5703 requests, 3686 new cases were opened, 3189 citations issued, blight and rubbish abatement removal of 4330 cubic yards, graffiti abatement 564 locations, shopping carts retrieved 1796
- 2018 Statistics – 8819 requests, 4518 new cases were opened, 4011 citations issued, blight and rubbish abatement removal increased 86%, graffiti abatement 1026 locations, shopping carts retrieved 1904

In response to the public and Commission, Code Enforcement Manager Michael explained the following:

- Currently there were 4 Code Enforcement Officers and a Code Enforcement Manager
- Code Enforcement Manager was responsible for all homeless encampments
- One Code Enforcement Officer was assigned to substandard housing complaints
- One contract employee and two permanent employees were assigned to the three beats in Antioch
- There were 4 Code Enforcement Officers for 115,000 in population in Antioch, there were 6 Officers for 121,000 in population in Concord

- Antioch could use more Code Enforcement Officers to accomplish more
- The Code Enforcement Division was disbanded for approximately 10 years which allowed residents to accumulate a lot of violations and while progress had been made, it will take a long time to completely recover
- Current staffing request was for two additional Code Enforcement Officers, one would replace the contract Code Enforcement Officer
- It was difficult to get a contract company that had available Code Enforcement Officers
- See Click Fix was a third party software program the City elected to use to allow another avenue for residents to contact Code Enforcement
- Code Enforcement would acknowledge the see click fix request, open a case or refer it to another division/agency or they instructed the reporter to call Code enforcement so they could provide more information
- See Click Fix - see a violation, take a photo, report it immediately and it will geotag the location, when it comes to Code Enforcement they can respond to the exact location
- The standard response was that they had a case open and they should contact Code Enforcement for more information
- It may take up to 45 days to obtain a warrant from the court for code violations
- Once a violation was corrected the case was closed out on See Click Fix
- Typically Illegal dumping was handled within 24 hours with the exemption of weekends
- Encampments were typically occupied by residents from the community
- Homeless count in 2017 was approximately 180 and in 2018 it was approximately 350
- It is important to relay code violation information to neighbors
- Code Enforcement Manager Michael offered to attend Neighborhood Watch meetings to make a presentation
- The Code Enforcement process was notice, citation, abatement and when abatement did not occur, it may go into litigation working with the City Attorney to determine the best course of action
- HOA was separate from the City and CCRs did not apply to Code Violations
- The Municipal Code superseded any CCRs regulations
- Code Enforcement typically did three inspections on problem properties
- A program to accept old mattresses would take someone to administer the program and funds to cover the costs
- Code Enforcement Manager Michael encouraged everyone feeding the homeless to return to pick up the garbage that it generated
- There were health department requirements that had to be met if you wanted to feed the homeless and the City would require a permit to do so which currently was being reviewed by the City Manager

Commissioner Eubanks thanked Code Enforcement Division for their hard work.

In response to a speaker, Code Enforcement Manager Michael stated he would be happy to discuss an update on a property abatement issue, offline. He encouraged the speaker to follow up with an email tomorrow.

Chairperson White thanked Code Enforcement Manager Michael for the presentation.

7. OLD BUSINESS:

Business Watch Implementation – Report by Chairperson Thurston

- Genrytown Drive & Buchanon Road
- Orchard Square

Chairperson Thurston reported there had been no changes.

- L St and Sycamore

Chairperson Thurston reported he had met with the Manager to facilitate their program.

- Antioch Grocery Outlet

Chairperson Thurston reported he was still attempting to contact the Manager.

It was reported that the Grocery Outlet store was closed.

- Umpqua Bank

Commissioner LaPoint reported that she had made contact with Umpqua Bank and a meeting would be scheduled in March. She noted that they were waiting for the City to install Business Watch signage.

- Antioch Marina

Commissioner Eubanks reported that they were scheduling the second meeting and they had added Burlington Northern Santa Fe security and representation from Dow Wetlands to the group. He noted Delta Kayak Adventures and Smith's Landing also participated. He further noted the next meeting would be held on February 21, 2019.

- Somersville Town Center

Commissioner Eubanks reported there was a successful meeting held with the assistance of Corridor Ho last month. He noted they were waiting for a date to launch with all the business owners in the mall. He further noted they had requested a police presence in the mall to serve as a deterrent to criminal activities.

- West Tregallas Road & Lone Tree Way

Chairperson White reported that she had not been able to make contact with management of the Quick Stop.

- Blue Rock Merchants

Chairperson White reported that she had met with a shift Supervisor at Starbucks who expressed interest in the Business Watch program. She noted she would be attempting to contact other business owners in the area.

A speaker questioned if the Quick Stop on West Tregallas Road/Lone Tree Way was individually owned or franchised. She encouraged Chairperson White to contact the manager of the Brentwood store to determine how to proceed with making contact with the owner of the Antioch store.

A speaker questioned if Antioch Police Department had contacted Code Enforcement regarding someone sleeping under the overpass on "L" Street.

The speaker was asked to hold their questions until the Public Comment section of the agenda.

Neighborhood Watch Best Practices Committee – Report by Commissioner White

Chairperson White announced the next meeting would be held scheduled at 10:00 A.M. on March 9, 2019 in the Antioch Police Department Community room. She encouraged anyone wishing to attend to provide her with their email address.

Division of Block Captains by Commissioners

Coordinator Ho reported that he had sent an email spread sheet with the Commissioners areas of responsibility. He noted he had also emailed Block Captains to inform them of who the Commissioner was that was in assigned to their group. He further noted there were currently only 4 Police Crime Prevention Commissioners and interviews for the vacancies would be held on February 21, 2019. He stated this topic could be closed out for the next meeting and re-agendized again for April. He commented that some Commissioners had provided new email addresses for the purpose of allowing Block Captains to contact them directly. He encouraged Commissioners to continue to contact their Block Captains.

Business Watch Webpage – Report by Chairperson Thurston & Staff

Coordinator Ho stated he would inform Commissioners when the Business Watch webpage was completed.

8. **NEW BUSINESS** - None

9. **COMMISSION COMMUNICATIONS**

Commission/Staff

Commissioner Eubanks thanked Lieutenant Mendes and Lieutenant Bittner for donating the Antioch Police Department history project photos to the Antioch Historical Society. He invited the public to visit the Historical Society to view the display.

Commissioner Thurston urged Neighborhood Watch groups with new neighbors to reach out to them right away because delaying would result in neighbors not involved which brought the activity and validity of the group down. He mentioned that there was still an issue with car break-ins because of people leaving valuables in the vehicles. He reported that the thieves were now breaking into the backs of vehicles to look for items stored in the trunk. He cautioned residents to refrain from leaving any valuables anywhere in their cars.

Lieutenant Mendes added that thieves were watching people place their valuables in their trunks. She suggested if items had to be left in the trunk that people place them there prior to getting to their destination.

Chairperson White reported that she had had a lot of people reporting suspicious activity through the ring doorbell app. She encouraged people who were home to acknowledge the person ringing the doorbell so they become aware someone is in the residence. She suggested informing neighbors if they were going to be away from home so they could report any suspicious activity. She noted that she had had someone repeatedly ring her doorbell during the daytime when she was away.

A speaker commented that someone would park on the corner and ring the doorbell and if they were not home, they break into the house next door.

Chairperson White encouraged residents to put their garbage cans away to eliminate the appearance that the home was not being occupied.

Chairperson White encouraged residents to provide the Commission with their suggestions for future meeting presentations

10. FUTURE COMMISSION MEETINGS / EDUCATIONAL PRESENTATIONS / EVENTS

- March 2, 2019 – Neighborhood Clean Up – Fremont Elementary School
- March 18, 2019 – Crime Prevention Commission meeting

11. PUBLIC COMMENT

Mark Davidson reported that he had had an issue with a Code Enforcement violations occurring in his area; however they had improved. He noted it was a lengthy process and questioned how it could be expedited. He further noted that he had had difficulty in getting neighbors to participate in Neighborhood Watch.

Chairperson Thurston responded that discussing code violations with neighbors was a difficult conversation and he encouraged residents to build relationships with their neighbors in an informal setting. He noted he had had a similar situation with one of his neighbors.

A speaker reported that her husband had offered to assist a neighbor in putting away her garbage cans. Additionally, she noted they anonymously placed a form on garbage cans stating they appreciate them being put away and it was signed by the Neighborhood Watch group.

Commissioner Thurston stated the goal of Neighborhood Watch was to build relationships and he encouraged Neighborhood Watch groups to keep inviting those who did not participate.

A speaker reported that their HOA required that garbage cans be put away and they would issue citations.

A speaker reported that people should be informed of the cost to replace garbage cans if they are left out and stolen.

Commissioner Thurston reported that there was an incident in which letters were found dumped in his cul-de-sac and he informed residents that it was occurring and encouraged them to get a locking mailbox.

A speaker reported that she had a lot of success with introducing themselves via the nextdoor app and she offered to assist people in setting up their account.

12. ADJOURNMENT

On motion by Commissioner Thurston, seconded by Commissioner Eubanks the Crime Prevention Commission unanimously adjourned the meeting. The motion carried the following vote:

Ayes: Commissioners Thurston, Eubanks, LaPoint, Goodson and Chairperson White

The meeting was adjourned at 8:26 P.M. to the next regularly scheduled meeting on March 18, 2019 at 7:00 P.M.

Respectfully submitted:

Kitty Eiden
KITTY EIDEN, Minutes Clerk