



CODE COMPLIANCE BOARD  
**SPECIAL MEETING**  
CITY OF SANTA MARIA, CALIFORNIA  
NOVEMBER 30, 2011  
4:00 P.M.  
CITY HALL COUNCIL CHAMBERS  
110 E. COOK STREET  
AGENDA



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Board Chair Nancy Stewart  
Vice-Chair Justin Randall  
Board Member Jack Owen, Jr.  
Board Member Larry Tanner

Assistant City Attorney Philip Sinco  
Senior Code Compliance Officer Esequiel Moreno  
Code Compliance Officer Michelle Tasseff  
Code Compliance Officer Celia Lennon  
Code Compliance Officer Joylyn Castaing  
Recording Secretary Denna Owen

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This agenda is prepared and posted pursuant to the requirements of Government Code Section 54954.2. By listing a topic on this agenda, the Code Compliance Board has expressed its intent to discuss and act on each item. In addition to any action identified in the brief, general description of each item, the action that may be taken shall include: a referral to staff with specific requests for information; continuance; specific direction to staff concerning the policy or mission of the item; discontinuance of consideration; adoption, approval or disapproval or recommendation thereof.

Copies of the Case Summary Report or other documentation relating to each item of business referred to on the agenda are on file in the Office of the City Attorney, 204 East Cook Street during normal office hours the Monday before the meeting. Any writing or documents provided to a majority of the Code Compliance Board after distribution of the Agenda will also be available for public inspection in the Office of the City Attorney. If requested, the agenda and supporting documents shall be made available in alternative formats to persons with a disability. The City Attorney's Office will answer any questions regarding the agenda.

The City of Santa Maria Code Compliance Board welcomes orderly participation at its meetings from all members of the public. This includes assistance under the Americans with Disabilities Act to provide an equally effective opportunity for individuals with a disability to participate in and benefit from Board activities. To request assistance, please call (805) 925-0951, x420 or the California Relay Service. For TDD (Telecommunications Devices for the Deaf) call (800) 735-2929. The City has equipment available for the hearing impaired and for Spanish-only speaking persons who wish to participate. In order for the City to make reasonable accommodation arrangements for the meeting, notification is required at least by the Monday before the meeting.

***Su caso ha sido programado para ser oído por el Consejo de Cumplimiento del Código. Es muy importante que usted entienda las decisiones adoptadas por la Junta de Cumplimiento de Códigos. Así que, si usted necesita traducción al español, será su responsabilidad de traer su propio traductor. Es muy importante que traiga su propio traductor porque la ciudad de Santa María no se proporciona un intérprete para usted. Si usted no trae un traductor, su caso se mantendrá en Inglés.***

Next Resolution No: 2011-37

#### CALL TO ORDER

**ROLL CALL:** Board Members Jack Owen, Jr., Larry Tanner, Vice Chair Justin Randall, and Board Chair Nancy Stewart

**PLEDGE OF ALLEGIANCE**

**1. PUBLIC COMMENT PERIOD (limited to 15 minutes)**

Any member of the audience may address the Board on a matter that concerns the Board's business and is not on this Agenda. Each individual speaker is limited to three minutes, or an amount of time to be determined by the Chair. To address the Board, you are invited to complete a PUBLIC COMMENT FORM and submit the form to the Recording Secretary PRIOR to this part of the Agenda.

**2. APPROVAL OF MEETING MINUTES OF OCTOBER 13, 2011**

STAFF RECOMMENDATION: APPROVE

**3. HEARINGS**

**A. 945 EAST JONES STREET – R3 ZONING, DARIO L. PINI – CASE NO. CE1008-041550**

*Code Compliance Officer Celia Lennon presenting:*

Board Action: Review and violation determination regarding a compliance order.

Summary: The Compliance Order names Dario L. Pini as the responsible party for violation of:

- **SMMC §9-1.202/204 – Failure to final permit.**
  - a. Staff report
  - b. Presentation by responsible parties
  - c. Questions by Board Members
  - d. Action by Board

**STAFF RECOMMENDATION:** To make a motion that the Board consider adopting a resolution finding Dario L. Pini as the responsible party and impose daily accruing administrative penalties/costs to be determined by the Board.

**B. 813 EAST CAMINO COLEGIO – R1 ZONING, NOE ESTRELLA & MARIA A. ESTRELLA  
CASE NO. CE0909-151300**

*Code Compliance Officer Joylyn Castaing presenting:*

Board Action: Review and reconsideration of Resolution No. 2011-23 adopted by the Code Compliance Board on August 11, 2011.

Summary: The Resolution names Noe Estrella and Maria A. Estrella as the responsible parties with imposed administrative penalties in the amount of \$25.00 per day to begin on October 13, 2011 and continue until the property is in compliance with a maximum fine of \$5,000 for violation of:

- **SMMC §5-6.202(k) – Separate dwelling is unpermitted in R-1 zone.**
- **SMMC §9.1.202 – Unpermitted building/remodeling.**
  - a. Staff report

- b. Presentation by responsible parties
- c. Questions by Board Members
- d. Action by Board

**STAFF RECOMMENDATION:** To make a motion that the Board consider adopting a resolution rescinding Resolution No. 2011-23 and impose administrative penalties in the amount of \$25.00 per day to begin on October 13, 2011, and will continue to accrue daily until the property is in compliance, with a maximum amount of \$5,000; but, if the property is in compliance prior to December 30, 2011, the fines will be waived.

**C. 2241 HANOVER – R1 ZONING, JUSTIN CARDOZA – CASE NO. CE1106-000056**

***Code Compliance Officer Michelle Tasseff presenting:***

Board Action: Review and violation determination regarding a compliance order.

Summary: The Compliance Order names Justin Cardoza as the responsible party for violation of:

- **SMMC §5-6.202(m)(1&4) – Unpermitted building and electrical installed in garage (failure to obtain and final permit).**
  - a. Staff report
  - b. Presentation by responsible parties
  - c. Questions by Board Members
  - d. Action by Board

**STAFF RECOMMENDATION:** To make a motion that the Board consider adopting a resolution finding Justin Cardoza as the responsible party and impose daily administrative penalties, with a maximum amount to be determined by the Board, if the property is not in compliance prior to December 1, 2011.

**D. 611 WEST TAFT STREET – R1 ZONING, FRANK MALDONADO - CASE NO. CE1011-081344**

***Code Compliance Officer Michelle Tasseff presenting:***

Board Action: Review and violation determination regarding a compliance order.

Summary: The Compliance Order names Frank Maldonado as the responsible party for violation of:

- **SMMC §5-6.202(m)(1-6) – Unpermitted building and remodeling (failure to obtain and final permit).**
  - a. Staff report
  - b. Presentation by responsible parties
  - c. Questions by Board Members
  - d. Action by Board

**STAFF RECOMMENDATION:** To make a motion that the Board consider adopting a resolution finding Frank Maldonado as the responsible party and impose daily administrative penalties, with a maximum amount to be determined by the Board, if the property is not in compliance prior to December 1, 2011.

**E. 813 EAST ARMSTRONG – R1 ZONING, MICHAEL RYAN AND DAWN & RANDY BAKER - CASE NO.CE1108-000107**

***Code Compliance Officer Michelle Tasseff presenting:***

Board Action: Review and violation determination regarding a compliance order.

Summary: The Compliance Order names Michael Ryan and Dawn & Randy Baker as the responsible parties for violation of:

- **SMMC §5-6.202(c)(1,2) – Accumulation of trash and personal property in public view.**
- **SMMC §12-32.08/09 – Misuse of required parking and conversion (garage encroachment) of existing covered spaces.**

- a. Staff report
- b. Presentation by responsible parties
- c. Questions by Board Members
- d. Action by Board

**STAFF RECOMMENDATION:** To make a motion for the Board to consider adopting a resolution finding Michael Ryan and Dawn & Randy Baker as the responsible parties and impose daily administrative penalties, with a maximum amount to be determined by the Board, if the property is not in compliance prior to December 1, 2011.

**F. 912 GAYLENE DRIVE – R1 ZONING, RICARDO PONCE AND MARIA DE JESUS PONCE – CASE NO. CE1004-281141**

***Code Compliance Officer Michelle Tasseff presenting:***

Board Action: Consider attaching a property lien for the unpaid accrued administrative penalties in the amount of \$5,275 imposed by the Code Compliance Board at the November 10, 2010 Board meeting.

Summary: Resolution No. 2010-38 finds Ricardo Ponce & Maria DeJesus Ponce as the responsible parties and was ordered to pay administrative penalties in the amount of \$25.00 per day to begin on October 7, 2010 until compliance was achieved, with a maximum fine of \$10,000. Compliance was achieved on May 6, 2011. The total of the fines accrued is \$5,275, which remains unpaid.

- a. Staff report
- b. Presentation by responsible parties
- c. Questions by Board Members
- d. Action by Board

**STAFF RECOMMENDATION:** To make a motion for the Board to consider adopting a resolution confirming the amount of the administrative penalties, which shall constitute a Special Assessment.

**4. STAFF COMMUNICATIONS**

**Compliance Report: Margarita Aguilar, 1144 West Creston Street – Case No. CE0909-110941**  
Code Compliance Officer Michelle Tasseff presenting;  
(This case was last heard by the Code Compliance Board on March 10, 2011  
and is currently in compliance).

## **5. BOARD COMMUNICATIONS**

## **ADJOURNMENT**