



2.2

**CITY OF SACRAMENTO  
CALIFORNIA**

NEIGHBORHOOD SERVICES  
DEPARTMENT

1231 I STREET, SUITE 301  
SACRAMENTO, CA  
95814-2997

Code Enforcement  
916-264-5948  
FAX: 264-7722

July 12, 2002

City Council  
Sacramento, California

Honorable Members in Session:

**SUBJECT: CODE ENFORCEMENT CASE FEES AND PENALTIES -- FINDINGS OF FACT  
FOR SPECIAL ASSESSMENT LIENS**

**LOCATION AND COUNCIL DISTRICT:** Citywide

**STAFF RECOMMENDATION:**

It is recommended that the City Council adopt the attached resolution placing a lien on the property for unpaid fees and penalties and transmit the unpaid cost to the Sacramento County Auditor/Controller as a special assessment against the properties.

**CONTACT PERSON:** Robert L. Rose, Chief of Code Enforcement, Neighborhood Services  
Department, 264-5947

**FOR COUNCIL MEETING OF:** August 13, 2002

**SUMMARY:**

Delinquent fees and penalties are brought before the City Council to secure the debt by placing liens on the properties for which the fees and penalties were imposed pursuant to Title 8 of the Sacramento City Code.

**BACKGROUND INFORMATION:**

Prior to the assessment of fees and penalties, each property owner was issued the appropriate legal notices, as set forth in Title 8, and was afforded an opportunity to appear before the Hearing Examiner, an appointed third-party examiner. Subsequent to the hearing, a "Decision of Hearing Examiner" notice was issued and mailed to the property owner. Included in this notice were findings and the specific fees and penalties. The decision of the Hearing Examiner is final and judicial review must be conducted in the manner and time frame set forth in California Code of Civil Procedure §1094.6. Sacramento City Code, Titles 8.96.320 and 8.04.110 allow the City Council to order the penalty be made both as a personal obligation and a special assessment against the property.

Each property owner listed on the attachment has received all required notices under Title 8, and has been afforded both an opportunity to appear for an administrative hearing and a special assessment hearing. Each has received a final decision notice. None of the listed owners have paid the fees and penalties.

We submit this resolution to the City Council for declaration of a special assessment.

**FINANCIAL CONSIDERATIONS:**

Lien accruals will be made through County tax collections. The City will also receive partial reimbursement from monies collected by the County based on the "Teeter" legislation agreement with the County. Any money generated from these liens would be included in the approved budget.

**ENVIRONMENTAL CONSIDERATIONS:**

The proposed resolution will not have any adverse environmental impact.

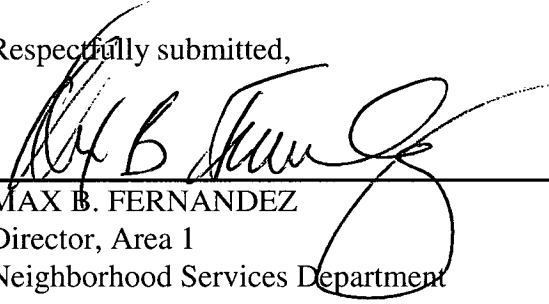
**POLICY CONSIDERATIONS:**

Conducting the lien hearing is in accordance with Sacramento City Code Title 8. All property owners listed in the attachment were afforded an opportunity to appear before an impartial hearing examiner for the stated violation. Each owner was afforded the additional opportunity to protest the imposition of the fees and penalties at a special assessment hearing.

**E/SBD ISSUES:**

Not applicable.

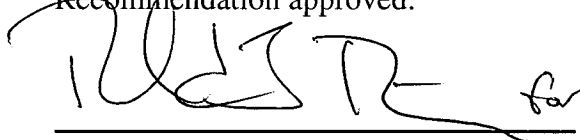
Respectfully submitted,



---

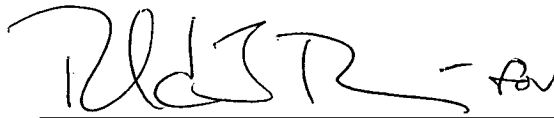
MAX B. FERNANDEZ  
Director, Area 1  
Neighborhood Services Department

Recommendation approved:



---

ROBERT P. THOMAS  
City Manager



---

RICHARD J. RAMIREZ  
Deputy City Manager

Attachment

As Amended  
2002-530

# RESOLUTION NO.

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF \_\_\_\_\_

## A RESOLUTION ACCEPTING THE FINDINGS OF FACT OVERRULING PROTESTS AND PLACING LIENS ON PROPERTIES FOR UNPAID ASSESSMENTS AS SHOWN ON ATTACHMENT FOR CODE ENFORCEMENT CASE FEES AND PENALTIES

### BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO THAT:

WHEREAS, heretofore the Neighborhood Services Department, Code Enforcement Division, in accordance with Sacramento City Code, Chapters 8.96.320 and 8.04.110 did provide a hearing before the appointed third-party Hearing Examiner to consider the protest for unpaid fees and penalties, if any; and

WHEREAS, notice of the time and place of hearing was given in accordance with Sacramento City Code, Chapters 8.96.320 and 8.04.110; and

WHEREAS, the Neighborhood Services Department, Code Enforcement Division, established by competent evidence before the Hearing Examiner that the unpaid fees and penalties had been imposed in accordance with City Code; and

WHEREAS, the Neighborhood Services Department, Code Enforcement Division, established by competent evidence before the Hearing Examiner that the unpaid fees and penalties are due; and

WHEREAS, the City Council has found the unpaid fees and penalties to be a reasonable cost.

---

#### FOR CITY CLERK USE ONLY

RESOLUTION NO.: \_\_\_\_\_

DATE ADOPTED: \_\_\_\_\_

H

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

1. That, the reasonable penalties in the aggregate amount of \$9,219.00 for unpaid fees and penalties is the sum set forth on the attachment incorporated into this resolution.
2. That, as provided in Section 38773.5 of the California Government Code, the City of Sacramento is entitled to and hereby attaches special assessment liens upon the described properties upon recordation in the office of the County Recorder of the County of Sacramento.
3. That, such liens shall constitute a special assessment against the properties at which the services were rendered, and shall be collectible at the same time and in the same manner as secured property taxes are collected, and shall be subject to the same penalties, priorities, and procedures in the case of delinquency.
4. That, such lien also constitutes a personal obligation against the owner of the property.
5. That, the City Clerk shall transmit a certified copy of this resolution to the Sacramento County Auditor/Controller.

---

MAYOR

---

CITY CLERK

---

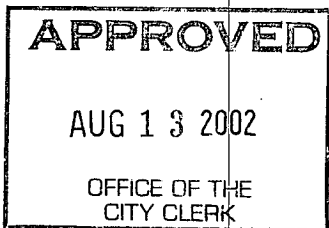
FOR CITY CLERK USE ONLY

RESOLUTION NO.: \_\_\_\_\_

DATE ADOPTED: \_\_\_\_\_

Line #	Parcel Number	Case Number	Property Address	Property Owner	Amount Due	Invoice Number	Council District	County ID
1	003-0154-007-0000	C000010959	2818 E St.	Tim A. Hanson	690.00	NS020005	3	0206
2	020-0014-008-0000	C000016653	3756 32nd St	Phillip T./Mary Ann Ulrich and Lance M. Ulrich	690.00	NS020008	5	0206
3	020-0031-012-0000	C010002916	3833 36th St	John Siu Hung Ko	690.00	NS020001	5	0206
4	021-0021-019-0000	C010003461	4919 15th Av	Ronald Nealy	150.00	NS020017	5	0206
5	252-0281-054-0000	C010012278	2168 Verano St	John C. Reveles	6,000.00	NS020003	2	0206
6	263-0094-001-0000	C010017950	2992 Altos Av	William H. Bull 1984 Trust, Dennis J. Kane.	549.00	NS020012	2	0206
7	265-0171-018-0000	C010003101	2863 Belden St	Kelly L./Barbara S. Owens	150.00	NS010288	2	0206
8	265-0171-018-0000	C000015611	2863 Belden St.	Kelly L. and Barbara S. Owens	150.00	NS010289	2	0206
9	265-0291-009-0000	C010008743	2531 Rio Linda Bl	Lillian B. Baher	150.00	NS020015	2	0206

**TOTAL TO BE LIENED:****\$9,219.00****FOR CITY CLERK USE ONLY****RESOLUTION NO.:** \_\_\_\_\_**DATE ADOPTED:** \_\_\_\_\_



**AMENDED**

**RESOLUTION NO.**

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF \_\_\_\_\_

**A RESOLUTION ACCEPTING THE FINDINGS OF FACT OVERRULING PROTESTS AND PLACING LIENS ON PROPERTIES FOR UNPAID ASSESSMENTS AS SHOWN ON ATTACHMENT FOR CODE ENFORCEMENT CASE FEES AND PENALTIES**

**BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO THAT:**

WHEREAS, heretofore the Neighborhood Services Department, Code Enforcement Division, in accordance with Sacramento City Code, Chapters 8.96.320 and 8.04.110 did provide a hearing before the appointed third-party Hearing Examiner to consider the protest for unpaid fees and penalties, if any; and

WHEREAS, notice of the time and place of hearing was given in accordance with Sacramento City Code, Chapters 8.96.320 and 8.04.110; and

WHEREAS, the Neighborhood Services Department, Code Enforcement Division, established by competent evidence before the Hearing Examiner that the unpaid fees and penalties had been imposed in accordance with City Code; and

WHEREAS, the Neighborhood Services Department, Code Enforcement Division, established by competent evidence before the Hearing Examiner that the unpaid fees and penalties are due; and

WHEREAS, the City Council has found the unpaid fees and penalties to be a reasonable cost.

---

**FOR CITY CLERK USE ONLY**

**RESOLUTION NO.:** \_\_\_\_\_

**DATE ADOPTED:** \_\_\_\_\_

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

1. That, the reasonable penalties in the aggregate amount of \$7,989.00 for unpaid fees and penalties is the sum set forth on the attachment incorporated into this resolution.
2. That, as provided in Section 38773.5 of the California Government Code, the City of Sacramento is entitled to and hereby attaches special assessment liens upon the described properties upon recordation in the office of the County Recorder of the County of Sacramento.
3. That, such liens shall constitute a special assessment against the properties at which the services were rendered, and shall be collectible at the same time and in the same manner as secured property taxes are collected, and shall be subject to the same penalties, priorities, and procedures in the case of delinquency.
4. That, such lien also constitutes a personal obligation against the owner of the property.
5. That, the City Clerk shall transmit a certified copy of this resolution to the Sacramento County Auditor/Controller.

---

MAYOR

---

CITY CLERK

---

FOR CITY CLERK USE ONLY

RESOLUTION NO.: \_\_\_\_\_

DATE ADOPTED: \_\_\_\_\_

Line #	Parcel Number	Case Number	Property Address	Property Owner	Amount Due	Invoice Number	Council District	County ID
1	020-0014-008-0000	C000016653	3756 32nd St	Phillip T./Mary Ann Ulrich and Lance M. Ulrich	150.00	NS020008	5	0206
2	020-0031-012-0000	C010002916	3833 36th St	John Siu Hung Ko	690.00	NS020001	5	0206
3	021-0021-019-0000	C010003461	4919 15th Av	Ronald Nealy	150.00	NS020017	5	0206
4	252-0281-054-0000	C010012278	2168 Verano St	John C. Reveles	6,000.00	NS020003	2	0206
5	263-0094-001-0000	C010017950	2992 Altos Av	William H. Bull 1984 Trust, Dennis J. Kane.	549.00	NS020012	2	0206
6	265-0171-018-0000	C010003101	2863 Belden St	Kelly L./Barbara S. Owens	150.00	NS010288	2	0206
7	265-0171-018-0000	C000015611	2863 Belden St.	Kelly L. and Barbara S. Owens	150.00	NS010289	2	0206
8	265-0291-009-0000	C010008743	2531 Rio Linda Bl	Lillian B. Baher	150.00	NS020015	2	0206

**TOTAL TO BE LIENED:****\$7,989.00****FOR CITY CLERK USE ONLY**

AMENDED RESOLUTION NO.: \_\_\_\_\_

DATE ADOPTED: \_\_\_\_\_