



CITY OF SACRAMENTO

21

DIVISION OF BUILDING INSPECTIONS
927 - 10TH STREET SACRAMENTO, CALIFORNIA 95814
ROOM 100

CITY MANAGER'S OFFICE
RECEIVED
FEB - 3 1982

February 3, 1982

APPROVED
BY THE CITY COUNCIL

The Honorable City Council
Sacramento
California

FEB 16 1982

OFFICE OF THE
CITY CLERK

Members in Session:

Subject: Hearing for Costs of Demolition of Dilapidated
Buildings Located at 7805 - 32nd Ave., 2841 - 34th Ave.,
901 Rood Ave., 2801 Wah Ave., 2710 Ellen St.,
3527 May St., 2739 Plover St., 1436 Hopkins St., and
3121 Santa Cruz Way

SUMMARY:

A Hearing has been set for this date, February 16, 1982, to determine the costs of demolition for these certain buildings which were located at the above addresses. The buildings have been declared to be a public nuisance pursuant to the provisions of Chapter 49 of the Sacramento City Code (Housing Code). The City has exercised its authority to abate such public nuisances by causing the demolition of the buildings and the clearing of the respective lots. Demolition notices were properly executed and the properties have been cleared of the structures in a satisfactory manner.

FINANCIAL DATA:

The work of demolition was performed by a responsible private contractor who had submitted the lowest acceptable contract bid for that work project. The total costs for each work of demolition includes the amount of the private contract to defray administrative costs incurred by the City in abating the dilapidated buildings, a title search fee of \$30.00 and, where necessary, other charges which reflect any additional costs or portions of such costs incurred by the City in abating the dilapidated buildings.
(See attached Resolution.)

Districts 7, 2, 8, & 4
February 16, 1982

The Honorable City Council

February 3, 1982

RECOMMENDATION:

It is recommended that the Council adopt the attached Resolution to place the costs of the demolition performed by Valley Construction Company, at 7805 - 32nd Avenue, 2841 - 34th Avenue, 901 Rood Avenue, 2801 Wah Avenue, 2710 Ellen Street, and 3527 May Street; All-Cal Demolition, at 2739 Plover Street; P & P Building Wrecking, at 1436 Hopkins Street; and, Valley Construction Company, at 3121 Santa Cruz Way, as a lien upon the properties and that the Director of Finance, the Revenues and Collections Officer, the City Engineer, the County Auditor, and the property owners be so notified.

Respectfully submitted,



Director, Building Inspections Division

Recommendation Approved:



for: City Manager

RESOLUTION NO. 82-099

Adopted by The Sacramento City Council on date of

RESOLUTION DETERMINING THE REASONABLE
COSTS AND FINDINGS OF FACT FOR THE
DEMOLITION OF THE BUILDINGS AT:

7805 32nd Ave.	3527 May St.
2841 34th Ave.	2739 Plover St.
901 Rood Ave.	1436 Hopkins St.
2801 Wah Ave.	3121 Santa Cruz Wy.
2710 Ellen St.	

APPROVED
BY THE CITY COUNCIL

FEB 16 1982

OFFICE OF THE
CITY CLERK

IN ACCORDANCE WITH THE CITY HOUSING
CODE AND PLACING A LIEN ON THE
PROPERTY BY THE CITY FOR THE COSTS THEREOF

WHEREAS, heretofore the City Council has set a public hearing to determine the costs of demolition of the dilapidated buildings on said premises described below, pursuant to the provisions of the Housing Code; and

WHEREAS, a public notice of the time and place of said hearing was given and published for the time and in the manner provided by law; and

WHEREAS, the City Council held a hearing thereon and it was established by competent evidence that in each case the demolition work had been performed by private contract awarded to the lowest responsible bidder; and that the total cost for each demolition was determined to be the sum of the following: the amount of the private contract; an engineering fee of 12% of the amount of the private contract to defray administrative costs incurred by the City in abating the dilapidated building; a title search fee of \$30.00 and where necessary, other charges which reflect any actual additional costs or portion thereof incurred by the City in abating a dilapidated building; and

WHEREAS, the City Council has found the total cost for each demolition to be a reasonable cost, and any protests made were overruled;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

1. That the reasonable costs of demolition of said buildings was and is the sum set forth below:

ADDRESSES OF BUILDINGS:

(1) 7805 32nd Ave.	(6) 3527 May St.
(2) 2841 34th Ave.	(7) 2739 Plover St.
(3) 901 Rood Ave.	(8) 1436 Hopkins St.
(4) 2801 Wah Ave.	(9) 3121 Santa Cruz Wy.
(5) 2710 Ellen St.	

OWNER:

(1) Mayme J. Hester	(6) Mrs. Viola Davis
(2) Martha E. Butler & Susan E. Toole	(7) Ms. Grace B. Kemp Vance
(3) Steve Ivancovich	(8) B.B. & T. Management Corp.
(4) Irene A. Wakefield, et al.	(9) Mr. John T. Diskin
(5) Mr. & Mrs. James E. Rosemond	

TOTAL COSTS:

(1) \$ 811.76	(5) \$ 878.96
(2) 923.76	(6) 745.76
(3) 778.16	(7) 1,310.16
(4) 656.16	(8) 667.20
	(9) 846.56

ASSESSOR'S PARCEL NO.:

(1) 027-071-24	(6) 251-154-06
(2) 025-165-12	(7) 266-272-03
(3) 226-290-62	(8) 035-084-22
(4) 41-026-12	(9) 014-185-33
(5) 265-261-32	

LEGAL DESCRIPTION:

(1) All that certain real property situate, lying and being in the County of Sacramento, State of California, more particularly described as follows:

Lot 35 in Block 16 as shown on the official plat of Avondale Subdivision No. 2, filed in the office of the County Recorder of Sacramento County, California, on November 12, 1927 in Book 19 of Maps, Map No. 35 and 36.

Also known as 7805 32nd Avenue, Sacramento, Ca.

(2) All that certain real property situate, lying and being in the County of Sacramento, State of California, more particularly described as follows:

The East 50 feet of Lot 262 as shown on the official plat of City Farms Unit No. 4, filed in the office of the County Recorder of Sacramento County, California, on March 6, 1926 in Book 18 of Maps, Map No. 80.

Also known as 2841 34th Avenue, Sacramento, Ca.

(3) All that certain real property situate, lying and being in the County of Sacramento, State of California, more particularly described as follows:

Lot 82 as shown on the official plat of Acme Acres, filed in the office of the County Recorder of Sacramento County, California, on May 24, 1913 in Book 14 of Maps, Map No. 27.

Also known as 901 Rood Avenue, Sacramento, Ca.

(4) All that certain real property situate, lying and being in the County of Sacramento, State of California, more particularly described as follows:

The West 117.08 feet of the East 234 feet of Lot 32 as shown on the "Plat of Camellia Acres", recorded in the office of the County Recorder of Sacramento County on June 2, 1915, in Book 15 of Maps, Map No. 21, the subdivision of said Lot being made on the basis that the lot area includes one-half adjoining Avenues and Alley as said Avenues and Alley are shown on said plat.

Also known as 2801 Wah Avenue, Sacramento, Ca.

(5) All that certain real property situate, lying and being in the County of Sacramento, State of California, more particularly described as follows:

All that portion of Lot 18, Block 26, as shown on the official "plat of North Sacramento Subdivision No. 8", filed in the office of the Recorder of Sacramento County, California, on March 26, 1913, in Book 13 of Maps, Map No. 49, described as follows:

Beginning at a point on the Northwesterly line of said Lot 19, located 100 feet from the most Westerly corner of said Lot; thence North-easterly along said Northwesterly line a distance of 50 feet; thence at right angles Southeasterly from said Northwesterly line a distance of 120 feet; thence Southwesterly parallel with said Northwesterly line a distance of 50 feet; thence Northwesterly a distance of 120 feet to a point of beginning.

(6) All that certain real property situate, lying and being in the County of Sacramento, State of California, more particularly described as follows:

Lot 17, Block 22 as shown on the official plat of North Sacramento Heights, filed in the office of the Recorder of Sacramento County, California on June 9, 1911, in Book 12 of Maps, Map No. 22.

Also known as 3527 May Street, Sacramento, Ca.

(7) All that certain real property situate, lying and being in the County of Sacramento, State of California, more particularly described as follows:

The North 50 feet of the South 200 feet of the East 175 feet of Lot 3, Block M of Addition No. 4, North Sacramento, California, as per map filed in the office of the County Recorder of Sacramento County, California, on January 30, 1911, in Book 11 of Maps, Map No. 38.

Also known as 2730 Plover, Sacramento Ca.

(8) All that certain real property situate, lying and being in the County of Sacramento, State of California, more particularly described as follows:

The East 32 feet of the North 100 feet of Lot 54 and the West 20 feet of the North 100 feet of Lot 55, as shown on the "Plat of Victory Acres", recorded April 26, 1927 in Book 19 of Maps, Map No. 22, records of said County according to a Record of Survey made by Joseph E. Spink Registered Engineer No. 2675, recorded April 21, 1955 in Book 11 of Surveys, Map No. 21.

Also known as 1436 Hopkins Street, Sacramento, Ca.

(9) All that certain real property situate, lying and being in the County of Sacramento, State of California, more particularly described as follows:

Lot 8, as shown on the official plat of Rose Heights filed in the office of the County Recorder of Sacramento County, California on June 9, 1909, in Book 9 of Maps, Map No. 41.

2. That the City of Sacramento is entitled to and hereby attaches a lien upon the above described real property and such lien, in the amount of the Total Costs of Demolition listed in the preceding paragraph, shall be added to the next succeeding tax bill against the property, and shall be collectible at the time and in the same manner as general municipal taxes are collected, and shall be subject to the same penalties and procedure in the case of delinquency, all as provided in Chapter 49 of the Sacramento City Code.

3. That the owner of the property described herein may pay said lien at the office of the City Engineer, Room 207, City Hall Sacramento, California, at any time prior to July 15, 1982, and that, in the event of such payment, the lien described in paragraph 2 hereof shall be satisfied and shall not be added to the next succeeding tax bill against the property.

4. That the City Clerk shall transmit a certified copy of this resolution to the Revenue and Collections Officer, the City Engineer, the County Auditor, the City Controller and the property owner.

MAYOR

ATTEST:

CITY CLERK

CITY OF SACRAMENTO



DEPARTMENT OF LAW
612 TENTH STREET SACRAMENTO, CA 95814
SUITE 201 TELEPHONE (916) 449-5316

JAMES P. JACKSON
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THEODORE H. KOBEY, JR.
ASSISTANT CITY ATTORNEY
LELIAND J. SAVAGE
SAMUEL L. JACKSON
WILLIAM P. CARNAZZO
STEPHEN B. NOCITA
DIANE B. BALTER
CHRISTINA PRIM
DEPUTY CITY ATTORNEYS

January 7, 1982

Honorable City Council
Council Chamber
City Hall
Sacramento, Ca. 95814

RE: DEMOLITION - DILAPIDATED BUILDINGS

Members in Session:

SUMMARY

Attached herewith is a resolution setting hearing for January 19, 1982, to determine the amount and assess the costs of demolition of dilapidated buildings located at:

- | | |
|----------------|---------------------|
| 7805 32nd Ave. | 3527 May St. |
| 2841 34th Ave. | 2739 Plover St. |
| 901 Rood Ave. | 1436 Hopkins St. |
| 2801 Wah Ave. | 3121 Santa Cruz Wy. |
| 2710 Ellen St. | |

RECOMMENDATION

This hearing is set in accordance with the provisions of the City Housing Code. Approval of this resolution is recommended.

APPROVED
BY THE CITY COUNCIL

JAN 20 1982

OFFICE OF THE
CITY CLERK

Hkg
2-16-82

Very truly yours,

JAMES P. JACKSON
City Attorney

Stephen Nocita

STEPHEN B. NOCITA
Deputy City Attorney

RECOMMENDATION APPROVED:

Walter J. Slipe
CITY MANAGER

Council Meeting Date 1-19-82

RESOLUTION NO. 82-036

Adopted by The Sacramento City Council on date of

January 19, 1982

RESOLUTION FIXING A HEARING DATE TO DETERMINE THE COSTS OF DEMOLITION OF DILAPIDATED BUILDINGS

WHEREAS, pursuant to the provisions of the City Housing Code, the City Housing Official instituted proceedings upon the premises described below; and

WHEREAS, the owners of the buildings have consented to the demolition of said buildings or the City of Sacramento Housing Code Advisory and Appeals Board has, after public hearing, ordered the demolition of said buildings on the grounds that they constitute a public nuisance; and

WHEREAS, the City Council, pursuant to the provisions of the City Housing Code, authorized the calling for bids and letting of contracts for demolition of said buildings; and

WHEREAS, said work was performed by the contractor of the City for the following amounts, and the following administrative costs were incurred by the City:

<u>ADDRESS</u>	<u>ENGINEER'S COSTS</u>	<u>CONTRACT PRICE</u>	<u>TITLE COSTS</u>	<u>TOTAL COSTS</u>
7805 32nd Ave.	83.76	698.00	30.00	811.76
2841 34th Ave.	95.76	798.00	30.00	923.76
901 Rood Ave.	80.16	668.00	30.00	778.16
2801 Wah Ave.	68.16	568.00	20.00	656.16
2710 Ellen St.	90.96	758.00	30.00	878.96
3527 May St.	77.76	648.00	20.00	745.76
2739 Plover St.	137.16	1,143.00	30.00	1,310.16
1436 Hopkins St.	67.20	560.00	40.00	667.20
3121 Santa Cruz Wy.	88.56	738.00	20.00	846.56

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

That the City Council hold a hearing before it on 2-16-82 at 7:30 P.M., in the City Council Chamber, 915 I Street, Sacramento, California, to determine the reasonable value of the costs of demolition of the above buildings as provided in Chapter 49 of the Sacramento City Code.

APPROVED

That after said reasonable costs of demolition have been determined by the City Council, said costs be made liens upon the property involved, payable with regular City taxes.

That a notice of these hearings shall be given upon the

OFFICE OF THE
CITY CLERK

property described above, and shall also be sent to the owner of said property in accordance with the provisions of Chapter 49 of the Sacramento City Code.

MAYOR

ATTEST:

CITY CLERK