



Legislation Details

File #: CE286459 **Version:** 1 **Name:**
Type: Code Enforcement Board Violation **Status:** Noted and Filed
File created: 6/26/2019 **In control:** Code Enforcement Board
On agenda: 8/21/2019 **Final action:** 8/21/2019
Enactment date: **Enactment #:**
Title: 535 Caligula Avenue

Violation Description -

1. Sections 34-202 and 203 of the City Code; to wit: Failure to register the Property as being in default of the mortgage and failure to maintain the Property.
2. Sections 226 and 255 of Chapter 105, Minimum Housing Code, of the City Code; to wit: Failure to maintain an accessory structure by allowing the following: fence/wall is in disrepair, section of wall is missing
3. Section 3-108 of the City Zoning Code; to wit: Please note that, while this does not currently constitute a violation, the temporary wire fence, that the neighbor put to cover the gap in the fence/wall where the fence/wall is in disrepair and a section of the fence/wall is missing, must not be removed or it will constitute a failure to provide a protective wall or fence 4 feet in height.

Remedy -

1. Register the Property on the correct registry for properties in default of the mortgage and correct all code violations as set forth herein.
2. Apply for, obtain, and pass final inspection on all permits to repair or demolish the fence/wall.
3. Maintain in place a protective wall or fence 4 feet in height at all times or repair perimeter wall.

Owner - Sean Coutts and/or Interested parties

Code Enforcement Officer A. Garcia

Sponsors:

Indexes:

Code sections:

Attachments: 1. Violation Photos 051319, 2. Violation Photos 073119, 3. Property Info, 4. List of Interested Parties, 5. 535 Caligula Ave - NOV's, 6. NOV 053019 (1), 7. NOV 053019 (2), 8. NOV Affidavit 053019, 9. 535 Caligula Ave - Summons, 10. Summons 062819 (1), 11. Summons 062819 (2), 12. Summons Affidavit 062819, 13. Request to continue 071619, 14. Summons 080519 (1), 15. Summons 080519 (2), 16. Email 061919 - ALP, 17. Email 071019 proposed agreed order, 18. Email 081919 ALP - Updated registration & Bayview, 19. all cease and desist and demand letters - 535 Caligula Ave, 20. First amended plan, 21. motion to temporarily close case, 22. order confirming plan, 23. order granting motion to temporarily close case, 24. USPS 8143, 25. USPS 8150, 26. USPS 8167, 27. USPS 8174, 28. USPS 8198, 29. USPS 2181, 30. USPS 2198, 31. USPS 5445, 32. USPS 7407, 33. USPS 7414

Date	Ver.	Action By	Action	Result
8/21/2019	1	Code Enforcement Board	found Guilty	Pass
7/17/2019	1	Code Enforcement Board	Continued prior to hearing	