



**AGENDA  
CODE ENFORCEMENT COMMISSION  
August 6, 2009**

**Regular Meeting 4:00 P.M.  
Permit Center, Hearing Room  
175 N. Garfield Avenue, Pasadena**

**CODE ENFORCEMENT COMMISSION PANEL #1  
Nicholas Lambajian, Panel Chair  
Dr. Myra Martin Booker (Substitute)  
Michael Warner**

**STAFF**

**Roderick A. Olguin, Building and Neighborhood Revitalization Manager  
Jon Pollard, Code Compliance Manager  
Dinora Edwards, Sr. Code Compliance Officer  
Inv. Julie Storey, Pasadena Humane Society  
Carolyn Williams, Assistant City Attorney  
Josette Pastrana, Recording Secretary**

*Any submitted materials will be made available for public review at the Permit Center, 175 North Garfield Avenue, between 8:00 a.m. to 5:00 p.m. Monday through Thursday and 8:00 a.m. to 12:00 p.m. Friday. Please contact the Neighborhood Services Division at (626) 744-4633 for specific time and date of availability.*

*Code Enforcement Commission regular meetings are held on the first Thursday of each month.*

*In compliance with the Americans with Disabilities Act of 1990, listening assistive devices are available from the City Clerk's Office with a 24-hour advance notice. Please call (626) 744-4633 or (626) 744-4785 to request use of a listening device at least one week in advance of the meeting.*

*Code Enforcement Commission agendas are also available on the internet:  
<http://cityofpasadena.net/planning/meetings/cecomm/homeceec.asp>*

**AGENDA  
CODE ENFORCEMENT COMMISSION  
August 6, 2009**

**Regular Public Meeting 4:00 P.M.  
City of Pasadena Permit Center  
Hearing Room  
175 N. Garfield Avenue  
Pasadena, California 91101**

- 1. CALL TO ORDER**
- 2. ROLL CALL**
- 3. PUBLIC COMMENT ON MATTERS NOT ON THE AGENDA**

Please limit comments to three minutes for each speaker.

**4. PUBLIC HEARING: REGULAR CASES**

**A. Case No. CTP2008-02228 – 1155 Linda Vista Ave. – Council District # 6**

**Violations:**

**General penalty – Pasadena Municipal Code Section 1.24.10(A):**

“No person shall violate or fail to comply with any provision or requirement of this code. Any person who violates or fails to comply with any provision or requirement of this code shall be guilty of a misdemeanor, unless (1) such a violation or failure is designated as an infraction or is subsequently prosecuted as an infraction, in which case such person is guilty of an infraction; or (2) such a violation or failure is prosecuted as a civil administrative action pursuant to Chapter 1.25 or Chapter 1.26 of this title.”

**Violation of the Pasadena Municipal Code:  
14.50.040(8) Prohibited Activities and Conditions**

“It is declared unlawful and a public nuisance for any person owning, leasing, occupying, or having charge or possession of any property in this city to maintain such property, regardless of whether such property contains a conforming or legal nonconforming use or structure, in a manner that any of the following conditions or activities are found to exist thereon: (8) Overgrown vegetation likely to harbor rats, or other vermin, or which attain such growth as to become a fire menace when dry or which are otherwise noxious, dangerous or unsightly.”

**Senior Code Compliance Officer:** Dinora Edwards

**Staff's Recommendation:** It is recommended that the Commission orders Nicholas Keros to take the following corrective action(s) within thirty (30) calendar days from the mailing date of the Order of the Code Enforcement Commission:

1. Within the 100' by 170' front yard area and along the "parkway" area, cut all overgrown vegetation such that the vegetation cannot provide harborage to rats or other vermin and such that the vegetation does not present conditions that are noxious, dangerous or unsightly. Thereafter remove and properly dispose of all cuttings and maintain the property in a manner and condition consistent with the Pasadena Municipal Code.
2. Upon meeting the aforementioned Pasadena Municipal Code requirements, contact Senior Code Compliance Officer Dinora C. Edwards at (626) 744-6822, to schedule a re-inspection of the property.

**B. Case No. AO-009983 – 1551 N. Catalina Ave. – Council District # 2**

**Violations:** Nuisance dog per Title 1 and Title 6 of the Pasadena Municipal Code.

1.24.010(A) (Misdemeanors, infractions and administrative penalties.)

"No person shall violate or fail to comply with any provision of requirement this code. Any person who violates or fails to comply with any provision or requirement of this code shall be guilty of a misdemeanor, unless (1) such violation or failure is designated as an infraction or is subsequently prosecuted as an infraction, in which case such person is guilty of an infraction; or (2) such a violation or failure is prosecuted as a civil administrative action pursuant to Chapter 1.25 or Chapter 1.26 of this title"

Section 6.16.010 – (License and Registration Required)

"No person owning, having interest in, or having control, custody or possession of any dog, shall fail, neglect or refuse to license and register any dog if over 4 months of age."

Section 6.18.015 (Prohibited Activities)

"It is unlawful and a public nuisance for any person to own, harbor or keep a vicious dog."<sup>1</sup>

**Staff's Recommendation:** It is recommended that the Commission orders Orean Thomas to take the following corrective actions within ten (10) calendar days from the mailing date of the Order of the Code Enforcement Commission:

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<sup>1</sup> Section 6.18.020 P.M.C. states: "As used in this chapter, "public nuisance dog" or "vicious dog" means any dog that unreasonably annoys humans, endangers the life or health of other animals or persons, or substantially interferes with the rights of citizens, other than their owners or family members, to the enjoyment of life or property. The term "public nuisance dog" means and includes, but is not limited to, a dog who exhibits any of the following types of behavior: (9) Makes excessive and unprovoked disturbing noises, including, but not limited to, continued and repeated howling, barking, whining, or other utterances causing unreasonable annoyance, disturbance or discomfort to neighbors or others in close proximity to the premises where the animal is kept or harbored."

- a. Purchase electronic "bark collars" for "Kiki" and "Trevor" and place the activated bark collars on the dogs anytime the dogs are outdoors within the Pasadena city limits.
- b. Maintain the bark collars in good working condition at all time during which Kiki and Trevor reside at his residence. In the event that the bark collars become ineffective, or inoperable, the dogs shall be kept indoors at all times, except when taking them out for a walk (on a leash) and when relieving themselves.
- c. Obtain a dog license for each of the dogs.

**5. OLD BUSINESS (See attached table for old business referred to City Prosecutor's Office.)**

**A. Super Liquor – 125 E. Orange Grove Blvd. – Council District # 3**

**Violation(s):** Violation of the Pasadena Municipal Code Section 8.18.060 – Performance Standards. Operation of a public nuisance.

**Deemed Approved Administrator:** Rod Olguin

**Panel Decision (Commissioners P. Wong, M. Booker, and M. Warner):** The Commission ordered the addition and imposition of conditions to ensure conformity with the performance standards and hereby directed Kum Man Jhae and Kun Chin Jhae to take corrective actions within thirty (30) calendar days from the mailing date of the Order of the Code Enforcement Commission (dated June 11, 2009).

**Compliance Date:** July 11, 2009

**Status:** The business owners of Super Liquor filed an appeal of the Code Enforcement Commission decision of June 4, 2009, to the City Council. The appeal is scheduled to be heard by the City Council at their Council Meeting on July 27, 2009.

**B. Case No. CTP2007-02709 – 976 Glen Oaks Blvd. – Council District # 6**

**Violations:** Various Municipal Code violations specifically pertaining to the accumulation of dirt, litter, junk and debris visible from a street, sidewalk, alley or neighboring property, or verified through other lawful means.

**Senior Code Compliance Officer:** Mariela Escos

**Panel Decision (Commissioners Booker, Kitsinian, Rowland):** The Commission ordered Ralph Harding and Barbara Rondinone to take the following corrective action(s) within thirty (30) calendar days from the mailing date of the Order of the Code Enforcement Commission:

1. Remove all outdoor storage of junk and debris and thereafter maintain the property in a manner and condition consistent with the Pasadena Municipal Code.

2. Upon meeting the aforementioned Municipal Code requirement, contact Senior Code Compliance Officer Mariela Escos at (626) 744-4641, to schedule a re-inspection of the property.

**Compliance Date:** May 14, 2009 before appeal hearing; August 10, 2009 – new compliance date (45 days after mailing date of the Final Decision on Appeal dated June 26, 2009).

**Status:** The property owner filed and submitted a request for an appeal on May 13, 2009, which was approved by the Administrator of Building and Neighborhood Services. The appeal hearing was held on June 18, 2009, and was heard by a full member panel composed of six members of the Code Enforcement Commission. The Commission confirmed that the subject property was in violation of the Pasadena Municipal Code as determined by Panel #2 at the hearing of April 2, 2009. However, the Commission voted to modify the panel decision of April 2, 2009, by extending implementation of corrective actions from thirty (30) calendar days to forty-five (45) calendar days from the mailing date of the Code Enforcement Commission's Final Decision on Appeal.

**C. Case No. CTP2008-00367 – 1015 N. Hudson Ave. – Council District # 5**

**Violations:** Municipal Code violations. Construction without the required building permit. Enclosure of patio cover attached to garage and construction/addition of a bathroom within garage structure without required planning approval and building permits.

**Code Compliance Officer:** Sharon Gray

**Panel Decision (Commissioners Lambajian, Wong and Zitter):** The Commission ordered Onecimo "Ricardo" Granados and/or Luz M. Velez to take the following corrective actions within thirty (30) calendar days (unless otherwise noted) from the mailing date of the Order of the Code Enforcement Commission:

1. Submit a completed building permit application and pay all required fees for the building permits and obtain all land-use approval and building permits required to retain the enclosed patio structure and bathroom; or
2. Return the enclosed patio structure to its original configuration (unenclosed) and remove all components of the bathroom from within the garage;
3. Meet all permit requirements of the Pasadena Municipal Code and complete all modifications required to bring the enclosed patio structure and bathroom within the garage into compliance within 60 calendar days from the mailing date of the Order of the Code Enforcement Commission;
4. Contact Code Compliance Officer Sharon Gray at (626) 744-3974 to schedule a re-inspection of the property upon meeting all zoning, code and building permit requirements, and after receiving a final inspection by one of the City's Building Inspectors.

**Compliance Date:** March 25, 2009 (30 days) and April 24, 2009 (60 days).

**Status:** This case is being prepared for submission to the City Prosecutor's office due to noncompliance.

**6. APPROVAL OF MINUTES**

Approval of minutes of the Regular Meeting of June 4, 2009, and the Special Meeting of June 18, 2009.

**7. REPORTS AND COMMENTS FROM COMMITTEES**

**8. REPORTS AND COMMENTS FROM STAFF**

A. Monthly InterCon Report

Per Bill Kimura, Environmental Health Program Manager in the Public Health Department, InterCon reported nine (9) dog report incidents for the period May through July 2009 (see attached report).

**9. REPORTS AND COMMENTS FROM COMMISSION**

**10. ADJOURNMENT**

**POSTING STATEMENT:** I HEREBY CERTIFY that this Agenda, in its entirety was posted on the Council Chamber Bulletin Board S249, and the bulletin board in the rotunda area at City Hall, 100 North Garfield Avenue on the 24<sup>th</sup> day of July 2009, by 4:00 p.m. The agenda will also be posted on the bulletin board outside the front entrance of the Hale Building, 175 N. Garfield Avenue, an electronic copy sent to the Central Library for posting and the agenda may be viewed at the City's website at: <http://www.ci.pasadena.ca.us/planning/meetings/notices.asp>. Any items on this agenda will be made available at the Permit Center located at 175 N. Garfield Avenue during normal business hours.

  
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Jon Pollard, Code Compliance Manager

  
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Josette Pastrana, Recording Secretary

**Old Business**  
**List of Cases Referred to City Prosecutor's Office**  
**As of July 2009**

<u>Case Number</u>	<u>Property Owner/ Property Address</u>	<u>Hearing Date</u>	<u>Violation</u>	<u>Hearing Commission</u>	<u>Disposition</u>
Case # CTP-2008-03521	JT and Grace Robinson 1735 Summit Ave.	03/05/09	Parking of a commercial vehicle in a residential district and non-compliance of oversized vehicle parking requirements. Public Nuisance Dog	N. Lambajian, J. Brookhart, M. Warner	Matter submitted to City Prosecutor's office on May 18, 2009. On going.
Case No. A07-009316	Marco and Hada Tapia 565 Lincoln Ave.	02/07/08		N. Lambajian, P. Wong, M. Zitter	Arrest Warrant issued on 11/14/08. Outstanding.
CTP2005-00991	Rudolf Alexander Eleiff / 762 Eaton Drive	9/7/2006	Accumulation of dirt, litter, junk, salvage materials, lumber or other debris visible from a street, sidewalk, alley or neighboring property, or verified through other lawful means.	G. Hughes, M. Zitter	Turned over to City Attorney as a civil case.

INTERCON BARKING DOG REPORT FOR MAY, JUNE & JULY 2009

June 20, 2009

369 Waldo Avenue, Apt #3

Complainant called InterCon at 12:34 AM regarding a barking dog at the above address. The Officer did verify a dog barking at the address. The Officer reported the incident.

June 20, 2009

Corner of Raymond and Painter

Complainant called InterCon at 1:00 AM regarding a barking dog at the above location. The Officer observed no barking dog in the area.

July 1, 2009

3779 Mountain View Avenue

Complainant called InterCon at 4:50 AM regarding a barking dog at the above address. The Officer stayed 15 minutes and observed no barking dog in the area.

July 7, 2009

3758 Mountain View Avenue

Complainant called InterCon at 1:45 AM regarding a barking dog at the above address. The Officer did verify a dog barking but the barking sounded like it was coming from 3767 Mountain View Avenue. The Officer reported the incident.

July 8, 2009

3758 Mountain View Avenue

Complainant called InterCon at 4:05 AM regarding a barking dog at the above address. The Officer did verify a dog barking but was unable to figure out where the barking was coming from. The Officer reported the incident.

July 14, 2009

2885 E. California Blvd

Complainant called InterCon at 11:50 PM regarding a barking dog at the above address. The Officer stayed 15 minutes and observed no barking dog in the area.

July 16, 2009

Randolph Avenue- Between Del Mar and California

Complainant called InterCon at 11:00 PM regarding a barking dog at the above location. The Officer traveled the entire length of Randolph Avenue and observed no barking dog in the area.

July 16, 2009

1131 Heatherside Road

Complainant called InterCon at 11:40 PM regarding a barking dog at the above address. The Officer stayed 15 minutes and observed no barking dog in the area.

July 18, 2009

2885 E. California Blvd

Complainant called InterCon at 12:15 AM regarding a barking dog at the above address. The Officer stayed 15 minutes and observed no barking dog in the area.