



Contra
Costa
County

To: Board of Supervisors

From: John Kopchik, Director, Conservation & Development Department

Date: October 13, 2020

Subject: Cost Confirmation Hearing for Real Property Located at: 232 Kendall Avenue, Crockett, CA 94525

RECOMMENDATION(S):

OPEN the hearing of the costs of abating a public nuisance on the real property located at 232 Kendall Avenue, Crockett, California, Contra Costa County (APN: 355-122-003);

RECEIVE and CONSIDER the attached itemized report on the abatement costs and any objections thereto from the property owner or other persons with a legal interest in the property; and CLOSE the hearing.

DETERMINE the cost of all abatement work and all the administrative costs to be \$28,307.15.

ORDER the itemized report confirmed and DIRECT that it be filed with the Clerk of the Board of Supervisors.

ORDER the costs to be specially assessed against the above-referenced property and AUTHORIZE the recordation of a Notice Of Abatement Lien.

☒ APPROVE

☐ OTHER

☒ RECOMMENDATION OF CNTY ADMINISTRATOR

☐ RECOMMENDATION OF BOARD COMMITTEE

Action of Board On: **10/13/2020** ☒ APPROVED AS RECOMMENDED ☐ OTHER

Clerks Notes:

VOTE OF SUPERVISORS

AYE: John Gioia, District I Supervisor
Candace Andersen, District II Supervisor
Diane Burgis, District III Supervisor
Karen Mitchoff, District IV Supervisor
Federal D. Glover, District V Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: October 13, 2020

David Twa, County Administrator and Clerk of the Board of Supervisors

By: June McHuen, Deputy

Contact: Jason Crapo
925-674-7722

cc:

FISCAL IMPACT:

No net fiscal impact. The costs as determined will be added to the tax roll as a special assessment on this property and will be collected at the same time and in the same manner as ordinary County taxes are collected.

BACKGROUND:

Contra Costa County Ordinance Code Article 14-6.4 and California Government Code Section 25845 authorize the recovery of abatement costs in public nuisance cases, the recordation of a Notice of Abatement Lien, and inclusion of abatement costs on the tax roll as a special assessment, upon approval of the Board of Supervisors.

The Notice and Order to Abate was posted on the above-referenced property in the unincorporated area of Crockett for an inhabited, unsecured, sub-standard vacant structure with interior/exterior rubbish and debris and was serviced on the property owner and all person known to be in possession of the property by certified mail on July 24, 2019.

The property owner did not file an appeal of the Notice and Order to Abate. The County Abatement Officer abated the nuisance on August 19, 2019.

The costs of abating the nuisance of this property included clean-up of the interior and boarding 25 windows, 9 exterior doors, 4 garage doors and three openings that had to be framed to complete the board up. During clean-up of the interior bed bugs were discovered and the property had to be fumigated before clean-up could continue and boarding could be completed.

The property owner was billed for the actual cost of the abatement and all administrative costs. The bill was sent by first-class mail to the property owner on April 8, 2020. the property owner did not pay the bill within 45 days of the date of mailing.

Notice of this Cost Hearing was sent to the property owner by certified mail by the Clerk of the Board. For proof of service, see Clerk of the Board at 651 Pine Street, Room 106, Martinez, CA.

CONSEQUENCE OF NEGATIVE ACTION:

If not approved, the County will not be able to recover the costs for abatement on code violations for this property.

ATTACHMENTS

Itemized Abatement Costs

Before and after photos