STANISLAUS COUNTY
NUISANCE ABATEMENT HEARING BOARD

MINUTES

REGULAR MEETING  JANUARY 26, 2006

I. ROLL CALL: Meeting called to order at 6:03 p.m.
Present: Chair Jim Poore, Allen Layman and Mickey C. Peabody, Public Member-At-Large
Absent: None

Staff Present: Ed Burroughs, Deputy County Counsel; Michael Newton, Code Enforcement Manager; Ginny Thomas, Zoning Enforcement Officer; Pamela Ware, Zoning Enforcement Officer; Robert Miramontes, Zoning Enforcement Officer; Tod Woodward, Zoning Enforcement Officer; and Jan Simpson, Department of Environmental Resources Administrative Secretary

II. PLEDGE OF ALLEGIANCE

III. APPROVAL OF MINUTES
A. December 8, 2005
Peabody/Poore, (2-0), APPROVED
Layman abstained.

IV. MATTERS OF INTEREST FROM THE CODE ENFORCEMENT MANAGER
Item C., CE05-2933 at 401 Imperial Avenue, Modesto, Item H., CE05-2416 at 531 Sutter Avenue, Modesto, Item I., CE04-3746 at 442 Oliver Road, Modesto, Item G., CE04-2056 at 3730 Dakota Avenue, Modesto and Item B. CE05-1295 at 13949 Carpenter Road, Crows Landing to be pulled from the consent calendar for a public hearing. Request that Item A., CE05-997 at 7185/7189 Richardson Road & 4966 Webster Avenue, Oakdale be removed and continued to February 23, 2006.

V. CORRESPONDENCE
A letter was placed in your packet from Mary Ann Parker, Turlock Sportsman’s Club, dated November 7, 2005.

VI. CONFLICT OF INTEREST DECLARATION
None
VII. PUBLIC HEARINGS

ABATEMENT HEARINGS

A. ABATEMENT HEARING REGARDING CE NO. 05-997 at 7185/7189 RICHARDSON ROAD & 4966 WEBSTER AVENUE, OAKDALE
Continuing CE05-997 at 7185/7189 Richardson Road & 4966 Webster Avenue, Oakdale to the next Nuisance Abatement Hearing on February 23, 2006 at the request of Michael Newton, Code Enforcement Manager.

B. ABATEMENT HEARING REGARDING CE NO. 05-1295 at 13949 CARPENTER ROAD, CROWS LANDING
Continue the hearing indefinitely and approve the stipulation as requested by Michael Newton, Code Enforcement Manager.
Layman/Peabody, Unanimous (3-0), APPROVES THE CONTINUANCE AND STIPULATION.

C. ABATEMENT HEARING REGARDING CE NO. 05-2933 AT 401 IMPERIAL AVENUE, MODESTO
Removed for public hearing.
Staff report: Ginny Thomas Recommends APPROVAL.
Public hearing opened.
OPPOSITION: Victor Gulart, 401 Imperial.
Dave Goubert, 1601 Howard Road, Westley.
FAVOR: No one spoke.
Public hearing closed.
Peabody/Layman, Unanimous (3-0), RECOMMENDS APPROVAL TO THE BOARD OF SUPERVISORS.

D. ABATEMENT HEARING REGARDING CE NO. 05-2198 AT 1500 EUREKA STREET, MODESTO
Peabody/Layman, Unanimous (3-0), RECOMMENDS APPROVAL TO THE BOARD OF SUPERVISORS.

E. ABATEMENT HEARING REGARDING CE NO. 05-344 AT 10143 GRAYSON ROAD, GRAYSON
Removed for public hearing.
Staff report: Ginny Thomas Recommends APPROVAL.
Public hearing opened.
OPPOSITION: Mohamed Obeid, 502 Osprey.
Alfonso Johnson
FAVOR: No one spoke.
Public hearing closed.
Layman/Peabody, Unanimous (3-0), RECOMMENDS APPROVAL TO THE BOARD OF SUPERVISORS.

F. ABATEMENT HEARING REGARDING CE NO. 05-2847 AT MAZE BOULEVARD & SPENCER AVENUE, MODESTO
Peabody/Layman, Unanimous (3-0), RECOMMENDS APPROVAL TO THE BOARD OF SUPERVISORS.
G. ABATEMENT HEARING REGARDING CE NO. 04-2056 AT 3730 DAKOTA AVENUE, MODESTO
Removed for public hearing.
Staff report: Tod Woodward Recommends APPROVAL.
Public hearing opened.
OPPOSITION: Ian Greenside, 601 Carolina Street, Vallejo, California.
FAVOR: No one spoke.
Public hearing closed.
Peabody/Layman, Unanimous (3-0), RECOMMENDS APPROVAL TO THE BOARD OF SUPERVISORS FOR THE NUISANCE AT 3730 DAKOTA AVENUE, MODESTO. THE 1ST ADMINISTRATIVE CITATION WILL BE HEARD ON FEBRUARY 23, 2006.

H. ABATEMENT HEARING REGARDING CE NO. 05-2416 AT 531 SUTTER AVENUE, MODESTO
Removed for public hearing.
Staff report: Pamela Lial Recommends APPROVAL.
Public hearing opened.
OPPOSITION: Leland Avalucia.
FAVOR: No one spoke.
Public hearing closed.
Peabody/Layman, Unanimous (3-0), RECOMMENDS APPROVAL TO THE BOARD OF SUPERVISORS.

I. BILLING HEARING REGARDING CE NO. 04-3746 AT 442 OLIVERO ROAD, MODESTO
Removed for public hearing.
Staff report: Robert Miramontes Recommends APPROVAL.
Public hearing opened.
FAVOR: No one spoke.
Public hearing closed.
Peabody/Layman, Unanimous (3-0), RECOMMENDS APPROVAL TO THE BOARD OF SUPERVISORS.

J. BILLING HEARING REGARDING CE NO. 04-4020 AT 510 E. HATCH ROAD, MODESTO
Peabody/Layman, Unanimous (3-0), RECOMMENDS APPROVAL TO THE BOARD OF SUPERVISORS.

VIII. ADDITIONAL MATTERS AT DISCRETION OF CHAIRPERSON
None
IX. MEETING ADJOURNED AT 7:25 P.M.

Michael Newton, Code Enforcement Manager

(The above is a summary of the minutes of the Nuisance Abatement Hearing Board. Complete tape(s) of the meeting are available from the Department of Environmental Resources Director).