Minutes of the regular public hearing of the Hearing Officer, of the City of Tempe, which was held at the Council Chambers, 31 East Fifth Street, Tempe, Arizona.

REGULAR SESSION 5:00 PM

Present:
Vanessa MacDonald, Hearing Officer
Steve Abrahamson, Principal Planner
Brittainy Nelson, Administrative Assistant I
Jeff Tamulevich, Code Compliance Administrator
Shelbie Meyer, Administrative Assistant

There were 0 interested citizens present at the regular session.

Meeting convened at 5:00 PM and was called to order by Vanessa MacDonald. Hearing Officer MacDonald stated anyone wishing to appeal a decision will need to file a written appeal within fourteen (14) calendar days, by May 21, 2019 at 3:00 PM, to the Community Development Department.

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1. The following was noted:

   • Agenda Item No. 1

   April 16, 2019 Hearing Officer Minutes

   Vanessa MacDonald, Hearing Officer, stated the April 16, 2019 Hearing Officer Minutes had been reviewed and were approved.

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2. Request abatement of public nuisance items at the **BROWN PROPERTY** located at 1877 E. Loma Vista Drive. The applicant is the City of Tempe (CE187955).

   Michael Glab, Code Inspector, gave the following overview of this case:
   - Grass and weeds observed November of 2018; violation notice mailed to owner.
   - No change as of December 2018; violation notice posted to structure.
   - Property worsened and did not change in January 2019; citation issued to owner.
   - Voicemails exchanged with owner after citation. Owner had clear understanding property needed to be cleaned. Assured inspector the property would be worked on.
   - March 2019, additional violation notice was posted, along with bids for the abatement.
   - A total of five (5) complaints were received by Code Compliance.
   - Inspector Glab showed pictures of the lack of progress of the yard of the morning of the hearing. A 180-day abatement period was requested.

   Hearing Officer MacDonald asked for audience input and there was none.

   Hearing Officer MacDonald approved a 180-day abatement.

3. Request abatement of public nuisance items at the **PHILLIPS PROPERTY** located at 1418 E. Wesleyan Drive. The applicant is the City of Tempe (CE188439).

   Julie Scofield, Code Inspector, gave the following overview of this case:
   - Unregistered vehicle, trash/debris, grass/weeds in gravel, and sidewalk obstruction observed and has been in violation since December 2018.
   - A total of two (2) violation notices were mailed to the owners.
   - Owner requested for two (2) extensions with promise of progress, both were granted by Inspector Scofield.
   - Inspector Scofield visited the property the morning of the hearing, and no progress was made. A 180-day abatement period was requested.

   Hearing Officer MacDonald asked for audience input and there was none.

   Hearing Officer MacDonald approved a 180-day abatement.

4. Request abatement of public nuisance items at the **CLARDY PROPERTY** located at 242 W. Myrna Lane. The applicant is the City of Tempe (CE190441).

   Jack Scofield, Code Inspector, gave the following overview of this case:
   - Deteriorated landscape and pool, two unregistered/inoperable vehicles observed and has been in violation since January 2019.
   - A total of two (2) notices were mailed and posted to property; no contact from the owner.
   - Next-of-kin nephew, currently residing in Texas, called and informed Scofield owner was deceased, and property would be cleaned up soon.
   - Inspector Scofield informed the nephew he will continue with the hearing, unless nephew comes up with plans to get the property to code, he will withdraw the abatement.
   - No improvements or plans have been made since then.
   - A 180-day abatement period was requested.
Hearing Officer MacDonald asked for audience input and there was none.

Hearing Officer MacDonald approved a 180-day abatement.

5. Request abatement of public nuisance items at the **QUEMADO SMITH PROPERTY** located at 124 S. Smith Road. The applicant is the City of Tempe (CM190064).

   **ABATEMENT REQUEST WITHDRAWN - PROPERTY IN COMPLIANCE**

6. Request abatement of public nuisance items at the **QUEMADO 1953 RIO PROPERTY** located at 1953 E. Rio Salado Parkway. The applicant is the City of Tempe (CM190067).

   **ABATEMENT REQUEST WITHDRAWN - PROPERTY IN COMPLIANCE**

7. Request abatement of public nuisance items at the **QUEMADO 117 PERRY PROPERTY** located at 117 S. Perry Lane. The applicant is the City of Tempe (CM190068).

   **ABATEMENT REQUEST WITHDRAWN - PROPERTY IN COMPLIANCE**

8. Request abatement of public nuisance items at the **QUEMADO 109 PERRY PROPERTY** located at 109 S. Perry Lane. The applicant is the City of Tempe (CM190069).

   **ABATEMENT REQUEST WITHDRAWN - PROPERTY IN COMPLIANCE**

9. Request abatement of public nuisance items at the **QUEMADO 1965 RIO PROPERTY** located at 1965 E. Rio Salado Parkway. The applicant is the City of Tempe (CM190070).

   **ABATEMENT REQUEST WITHDRAWN - PROPERTY IN COMPLIANCE**

10. Request abatement of public nuisance items at the **QUEMADO 1921 RIO PROPERTY** located at 1921 E. Rio Salado Parkway. The applicant is the City of Tempe (CM190071).

   **ABATEMENT REQUEST WITHDRAWN - PROPERTY IN COMPLIANCE**

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**ANNOUNCEMENTS**

- Vanessa MacDonald noted that the next Hearing Officer public hearing is scheduled for Tuesday, June 4, 2019 at 5:00 PM with a study session scheduled for 4:30 PM.

- Mr. Steve Abrahamson, Principal Planner, noted the following:
  
  - Loren property at 1220 S Mill Ave filed an appeal with the Board of Adjustment and the hearing will be on May 29, 2019.
  - Code compliance will be taking over the hearing officer meetings starting in July.

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With no further business, the public hearing adjourned at 5:20 PM.

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Prepared by: Shelbie Meyer
Reviewed by: Jeff Tamulevich

Jeff Tamulevich, Code Compliance Administrator
For Vanessa MacDonald, Hearing Officer

JT: sm