CITY OF HAYWARD
AGENDA REPORT

AGENDA DATE May 19,1998
AGENDA ITEM 4
WORK SESSION ITEM

TO: Mayor and City Council

FROM: Director of Community and Economic Development

SUBJECT: **HEARING ON REPORT AND ASSESSMENT FOR WEED ABATEMENT FEES PAST DUE**

RECOMMENDATION:

It is recommended that the City Council:

- Hold a public hearing and adopt a resolution confirming the report and assessment for overdue weed abatement fees for the 1997 calendar year, authorizing the assessment to become a lien against the properties if not paid on or before July 24, 1998.

DISCUSSION:

Weed, rubbish and litter abatement is carried out for both aesthetic and fire prevention purposes. Work consists of removal of weeds, rubbish, debris, and litter from both privately owned and City owned properties.

Inspection fees are based on the standard cost for staff time and materials to process a typical violation. The $200.00 per parcel inspection fee includes a minimum of two site inspections, site photographs, researching ownership records of properties in violation, sending abatement notices, file preparation and maintenance, internal vehicle charges, etc.

For those properties that are abated by the City's contractor, a City fee of $100.00 is imposed, in addition to the contractor charges, to cover the City's costs of verifying the adequacy of the contractor's work and processing the invoice. If it is necessary to place a lien on a property to recover unpaid inspection or contractor fees, an additional $100.00 fee is levied to cover City costs.

Just as in past years, in conjunction with the annual City-wide weed survey done in April, a courtesy notice was mailed to those property owners who had received a Notice to Abate the previous year, whether the owner corrected the violation or the City's contractor was required to do so. Courtesy notices were also sent throughout the year to owners of property later found to be in violation that had not received a notice in conjunction with the annual survey.

As was the case last year, one contractor did all the abatements -- discing, mowing, hand cutting, and debris and litter removal. This consolidated abatement procedure minimizes abatement costs for both the public and the City, since it reduces overhead and operational costs and maximizes efficiency.

As of this writing, unpaid abatement costs and fees (including contractor costs) total approximately $11,650.

The purpose of tonight's hearing is to consider the proposed report and assessment list, as well as any objections from property owners. After concluding the hearing, Council may modify the proposed charges and assessment list as it deems appropriate, and then the list must be officially confirmed by resolution. The unpaid charges, plus any administrative costs of the City and County, will then become a lien and will appear on the November tax bill.

Abatement charges constitute a special assessment against the property that was abated. (It is not a personal debt like a credit card charge for goods or services.) Sometimes, however, it is not possible to establish a lien to collect an overdue bill because the current owner was not the party responsible for the debt. In these instances, the Finance Director pursues collection of the debt from the responsible individual through the City Collection Officer, collection agency, or litigation as appropriate.

Public Notice

Notice of this hearing was published in the Daily Review on May 9, 1998 and on May 14, 1998. In addition, a notice was sent by certified mail to each property owner, mortgagee or beneficiary, indicated on the current assessor's roll; and staff sent a courtesy letter to all those affected in April, informing them of the impending proceedings and encouraging them to pay their bills to minimize fees and be removed from the proposed assessment list.

Prepared by:

Marvin J. Carash
Development Inspection Services Administrator

Mayor and City Council
Meeting of May 19, 1998

Recommended by:

Sylvia Ehrenthal
Director of Community and Economic Development

Approved by:

Jesús Armas
City Manager

Attachments: Exhibit A – 1997 Proposed Weed Abatement Assessment List
Draft Resolution

April 15, 1998

REPORT ID: FMIS-AR851

CITY OF HAYWARD
ACCOUNTS RECEIVABLE SYSTEM
INVOICE PARCEL INFORMATION

REPORT PRINT DATE: 05/13/1998
PAGE NO. 1 TIME: 14:43

DEPARTMENT: WEED ABATEMENT
INVOICES OVER 30 DAYS PAST DUE

INV # DATE BILLED TO	-PARCEL NUMBER- MAP BLOCK PARCEL	OWNER NAME/ADDRESS INVOICE DESCRIPTION	PARCEL LOCATION	BALANCE DUE	DEPT STAT
85309 06/30/1997 ALMADA, GENIEVE/HATHEWAY,BETTY	445 0170 024 00	ALMADA GENIEVE V ETAL 2933 EAST AV HAYWARD CA WEED ABATEMENT COLLECTION @ 1099 PALISADE ST (APN 445-170-24) ON 6-23-97, WA97-958. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT JO ANNE LA CONTE AT 293-5566.	1099 PALISADE ST 94541	200.00	4630 35
13195 (1) ALMADA, GENIEVE/HATHEWAY,BETTY			TOTAL	200.00	
84731 05/30/1997 ANDERSEN, NORD	081D 1595 002 02	ANDRESEN NORD C 1687 SHATTUCK AV BERKELEY CA WEED ABATEMENT COLLECTION @ 27105 DOBBEL AVE (APN 81D-1595-2-2) ON 5-16-97, WA97-687. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT JO ANNE LA CONTE AT 293-5566.	27105 DOBBEL AV 94709	212.05	4630 35
9510 (2) ANDERSEN, NORD			TOTAL	212.05	
84856 06/05/1997 BORDALLO, ALFREDO T & C	465 0020 086 00	BORDALLO ALFREDO T & CONCEPCION T P O BOX 65 AGANA GUAM WEED ABATEMENT COLLECTION @ 28980 VAGABOND LN (APN 465-20-86) ON 5-13-97, WA97-551. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT COLLEEN GALLOWAY AT 293-5564.	28980 VAGABOND LN 96910	436.27	4630 35
11124 (3) BORDALLO, ALFREDO T & C			TOTAL	436.27	
77500 02/01/1996 BOURASSA, NORMA & JOSEPH	078C 0437 003 07	BOURASSA NORMA & JOSEPH 26535 FAIRVIEW AV HAYWARD CA COMM PRES INSPECTION FEE WEED ABATEMENT @ 29686 DIXON ST. ON 12-20-95 WA95-1657, FOR INFO CALL KATHY CAMPBELL 293-5565	29686 DIXON ST 94542	608.00	4630 35
10298 (4) BOURASSA, NORMA & JOSEPH			TOTAL	608.00	
84671 05/19/1997 BRIDGES, ARTHUR D & BEVERLY	428 0081 011 02	BRIDGES ARTHUR D & BEVERLY TRS PO BOX 1037 ALAMO CA WEED ABATEMENT COLLECTION @ D ST (APN 428-81-11-2) ON 5-5-97, WA97-586. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KATHY CAMPBELL AT 293-5565.	D ST 94507	212.05	4630 35

A-1

EXHIBIT A

DEPARTMENT
INVOICES OVER 30 DAYS PAST DUE

INV # DATE BILLED TO	-PARCEL NUMBER- MAP BLOCK PARCEL	OWNER NAME/ADDRESS INVOICE DESCRIPTION	PARCEL LOCATION	BALANCE DUE	DEPT STAT
84672 05/19/1997 BRIDGES, ARTHUR D & BEVERLY	428 0081 012 02	BRIDGES ARTHUR D & BEVERLY TRS PO BOX 1037 ALAMO CA 94507 WEED ABATEMENT COLLECTION @ 22809 WATKINS ST (APN 428-81-12-2) ON 5-5-97, WA97-537. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KATHY CAMPBELL AT 293-5565.	22809 WATKINS ST	111.05	4630 35
84673 05/19/1997 BRIDGES, ARTHUR D & BEVERLY	428 0081 013 00	BRIDGES ARTHUR D & BEVERLY TRS PO BOX 1037 ALAMO CA 94507 WEED ABATEMENT COLLECTION @ WATKINS ST (APN 428-81-13) ON 5-5-97, WA97-587. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KATHY CAMPBELL AT 293-5565.	WATKINS ST	111.05	4630 35
4429 5 BRIDGES, ARTHUR D & BEVERLY			TOTAL	434.15	
85165 06/18/1997 C.V. ASSOCIATES	081D 1655 006 02	CV ASSOCIATES 112 KENNEDY KNOLLS LOS GATOS CA 95032 WEED ABATEMENT COLLECTION @ HAYWARD BLVD (APN 81D-1655-6-2) ON 6-9-97, WA97-912. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT JO ANNE LA CONTE AT 293-5566.	PARKSIDE DR	508.99	4630 35
85166 06/18/1997 C.V. ASSOCIATES	081D 1655 007 02	CV ASSOCIATES 112 KENNEDY KNOLLS LOS GATOS CA 95032 WEED ABATEMENT COLLECTION @ HAYWARD BLVD (APN 81D-1655-7-2) ON 6-9-97, WA97-613. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT JO ANNE LA CONTE AT 293-5566.	HAYWARD BL	466.57	4630 35
9154 6 C.V. ASSOCIATES			TOTAL	975.56	
85167 06/18/1997 CANINDIN, PHILIP,JUANITA	456 0051 004 02	CANINDIN PHILIP A & JUANITA E TRS 108 CHATTANOGA ST SAN FRANCISCO CA 94114 WEED ABATEMENT COLLECTION @ 27910 INDUSTRIAL BLVD (APN 456-51-4-2) ON 6-4-97 WA97-725. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KEN JEFFERY AT 293-5183.	27910 INDUSTRIAL BL	513.03	4630 35
9292 7 CANINDIN, PHILIP,JUANITA			TOTAL	513.03	
85311 06/30/1997 CARDENAS, RONALD R	081D 1650 019 00	CARDENAS RONALD R 2842 TRIBUNE AV HAYWARD CA 94542 WEED ABATEMENT COLLECTION @ 2842 TRIBUNE AVE (APN 81D-1650-19) ON 6-26-97, WA97-711. IF YOU HAVE ANY QUESTIONS WHY YOU WERE	2842 TRIBUNE AV	446.37	4630 35

DEPARTMENT:
INVOICES OVER 30 DAYS PAST DUE

INV # DATE BILLED TO	-PARCEL NUMBER- MAP BLOCK PARCEL	OWNER NAME/ADDRESS INVOICE DESCRIPTION	PARCEL LOCATION	BALANCE DUE	DEPT STAT
		BILLED, CONTACT JO ANNE LA CONTE AT 293-5183.			
11254 CARDENAS, RONALD R (8)			TOTAL	446.37	
84859 06/05/1997 CARPENTER, RONALD & CAROLYN A	081D 1585 026 00	CARPENTER RONALD L & CAROLYN A 22745 BAYVIEW AV HAYWARD CA 94541 WEED ABATEMENT COLLECTION @ 2118 COTATI ST (APN 81D-1585-26) ON 5-22-97, WA97-685. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT JO ANNE LA CONTE AT 293-5566.	2118 COTATI ST	212.05	4630 35
11493 CARPENTER, RONALD & CAROLYN A (9)			TOTAL	212.05	
84736 05/30/1997 CARR, DON & LONNE	427 0011 027 00	CARR DON & LONNE 22505 2ND ST HAYWARD CA 94541 WEED ABATEMENT COLLECTION @ SECOND ST (APN 427-11-27) ON 5-14-97, WA97-641. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT JO ANNE LA CONTE AT 293-5566.	2ND ST	212.05	4630 35
84737 05/30/1997 CARR, DON & LONNE	427 0016 052 00	CARR DON & LONNE 22505 2ND ST HAYWARD CA 94541 WEED ABATEMENT COLLECTION @ 22622 & 22624 2ND ST (APN 427-16-52) ON 5-16-97, WA97-688. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT JO ANNE LA CONTE AT 293-5566.	22622 2ND ST	212.05	4630 35
10666 CARR, DON & LONNE (10)			TOTAL	424.10	
82113 11/22/1996 CHEN, FRANK F & SUSAN H	444 0024 016 00	CHEN FRANK F & SUSAN H 5364 SELMA AV FREMONT CA 94536 WEED ABATEMENT COLLECTION @ 514 RAMOS AVE. (APN 444-24-16) ON 11-13-96, WA96-1471. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT INSP. WILLIAM MORK AT 293-5561.	RAMOS AV	212.05	4630 35
11676 CHEN, FRANK F & SUSAN H (11)			TOTAL	212.05	
85313 06/30/1997 DAHRO, SIDNEY	461 0020 005 00	DAHRO SIDNEY J & AMAL 3581 BADDING RD CASTRO VALLEY CA 94546 WEED ABATEMENT COLLECTION @ 3090 BAUMBERG AVE (APN 461-20-5) ON 6-11-97, WA97-1047. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KEN JEFFERY AT 293-5183.	3090 BAUMBERG AV	401.93	4630 35

DEPARTMENT:
INVOICES OVER 30 DAYS PAST DUE

INV # DATE BILLED TO	-PARCEL NUMBER- MAP BLOCK PARCEL	OWNER NAME/ADDRESS INVOICE DESCRIPTION	PARCEL LOCATION	BALANCE DUE	DEPT STAT
85314 06/30/1997 DAHRO, SIDNEY	461 0020 019 00	DAHRO SIDNEY J & AMAL 3581 BADDING RD CASTRO VALLEY CA 94546 WEED ABATEMENT COLLECTION @ 3138 BAUMBERG AVE (APN 461-20-19) ON 6-11-97, WA97-1048. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KEN JEFFERY AT 293-5183.	3138 BAUMBERG AV	435.25	4630 35
10553 DAHRO, SIDNEY			TOTAL	837.18	
85278 06/26/1997 LEVINSON, DONNA L.	445 0130 022 00	LEVINSON DONNA L 24511 MARIE DR HAYWARD CA 94542 WEED ABATEMENT COLLECTION @ 24511 MARIE DR (APN 445-130-22) ON 6-17-97, WA97-1031. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT JO ANNE LA CONTE AT 293-5566.	24511 MARIE DR	401.93	4630 35
13166 LEVINSON, DONNA L.			TOTAL	401.93	
84910 06/05/1997 MARCOTTE, CJ & SHIRLEY L	083 0265 006 00	MARCOTTE CHARLES J & SHIRLEY TRS 29151 SIMMS CT HAYWARD CA 94544 WEED ABATEMENT COLLECTION @ ALQUIRE PKWY (APN 83-265-6) ON 5-16-97,WA97-572. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT COLLEEN GALLOWAY AT 293-5564.	ALQUIRE PKWY	1,135.19	4630 35
6875 MARCOTTE, CJ & SHIRLEY L			TOTAL	1,135.19	
85194 06/18/1997 MARINAI, RALPH & JOANNE	439 0101 030 03	MARINAI RALPH A & JOANN C TRS 3836 OAKES DR HAYWARD CA 94542 WEED ABATEMENT COLLECTION @ 23102 KIDDER ST (APN 439-101-30-3) ON 6-2-97, WA97-703. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KEN JEFFERY AT 293-5183.	23102 KIDDER ST	212.05	4630 35
12735 MARINAI, RALPH & JOANNE			TOTAL	212.05	
84760 05/30/1997 MENDOZA, SALVADOR	441 0035 021 00	MENDOZA SALVADOR G 1847 SPRUCE ST BERKELEY CA 94709 WEED ABATEMENT COLLECTION @ 2183 THAYER AVE (APN 441-35-21) ON 4-28-97, WA97-453. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KEN JEFFERY AT 293-5183.	2183 THAYER AV	205.00	4630 35

INV # DATE BILLED TO	-PARCEL NUMBER- MAP BLOCK PARCEL	OWNER NAME/ADDRESS INVOICE DESCRIPTION	PARCEL LOCATION	BALANCE DUE	DEPT STAT
12603 MENDOZA, SALVADOR			TOTAL	205.00	
84917 06/05/1997 OMERA, JENNIE R	431 0028 018 00	OMEARA JENNIE R 29083 MISSION BL HAYWARD CA WEED ABATEMENT COLLECTION @ 391 C ST (APN 431-28-18) ON 4-29-97, WA97-523. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KATHY CAMPBELL AT 293-5565.	391 C ST 94544	679.00	4630 35
11588 OMERA, JENNIE R			TOTAL	679.00	
84783 05/30/1997 SELLAU PROPERTIES INC	475 0010 008 03	SELLAU PROPERTIES INC 465 CALIFORNIA ST SAN FRANCISCO CA WEED ABATEMENT COLLECTION @ 30150 INDUSTRIAL PKWY (APN 475-10-8-3) ON 5-23-97, WA97-559. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT COLLEEN GALLOWAY 293-5564	30150 INDUSTRIAL PKWY 94104	212.05	4630 35
84784 05/30/1997 SELLAU PROPERTIES INC	475 0010 008 04	SELLAU PROPERTIES INC 465 CALIFORNIA ST SAN FRANCISCO CA WEED ABATEMENT COLLECTION @ 2499 WHIPPLE RD (APN 475-10-8-4) ON 5-23-97, WA97-556. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT COLLEEN GALLOWAY AT 293-5564.	2499 WHIPPLE RD 94104	212.05	4630 35
12602 SELLAU PROPERTIES INC			TOTAL	424.10	
79596 06/19/1996 THAYER, FRED	078C 0433 003 06	THAYER FREDERICK T P O BOX 505 BELMONT CA WEED ABATEMENT COLLECTION @ 29181 DIXON ON 5-22-96, WA96-509 FOR FURTHER INFO CONTACT DUKE BRAGG 293-5183	29181 DIXON ST 94002	777.65	4630 35
84927 06/05/1997 THAYER, FRED	078C 0433 003 06	THAYER FREDERICK T P O BOX 505 BELMONT CA WEED ABATEMENT COLLECTION @ 29181 DIXON ST (APN 78C-433-3-6) ON 5-19-97, WA97-542. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT COLLEEN GALLOWAY AT 293-5564.	29181 DIXON ST 94002	508.99	4630 35
2014 THAYER, FRED			TOTAL	1,286.64	

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DEPARTMENT:
INVOICES OVER 30 DAYS PAST DUE

INV # DATE BILLED TO	-PARCEL NUMBER- MAP BLOCK PARCEL	OWNER NAME/ADDRESS INVOICE DESCRIPTION	PARCEL LOCATION	BALANCE DUE	DEPT STAT
85561 07/08/1997 VIEIRA, VICTOR E	445 0210 030 00	VIEIRA VICTOR E 928 CENTRAL BL HAYWARD CA 94542 WEED ABATEMENT COLLECTION @ 928 CENTRAL BLVD (445-210-30) ON 6-27-97, WA97-1002. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT JOANNE LA CONTE @ 2933-5566.	928 CENTRAL BL	212.05	4630 35
13291 VIEIRA, VICTOR E			TOTAL	212.05	
84930 06/05/1997 VON MERTA, ROBERT JR	431 0028 003 00	VONMERTA ROBERT JR 141 SARATOGA AV SANTA CLARA CA 95051 WEED ABATEMENT COLLECTION @ FILBERT ST (APN 431-28-3) ON 4-28-97, WA97-524. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT KATHY CAMPBELL AT 293-5565.	FILBERT ST	531.21	4630 35
12644 VON MERTA, ROBERT JR			TOTAL	531.21	
79114 05/24/1996 WANBAUGH, EMILY B.	442 0060 021 00	WANBAUGH EMILY B 25220 LINDENWOOD WY HAYWARD CA 94545 WEED ABATEMENT COLLECTION @ 25220 LINDENWOOD WAY ON 5-10-96, WA96-384 FOR FURTHER INFO CONTACT KATHY CAMPBELL 293-5565	25220 LINDENWOOD WY	212.05	4630 35
10687 WANBAUGH, EMILY B.			TOTAL	212.05	
85327 06/30/1997 YUEN, RICKY	078G 2737 025 00	YUEN RICKY 31410 BRAEBURN AV HAYWARD CA 94544 WEED ABATEMENT COLLECTION @ 31410 BRAE BURN AVE (APN 78G-2737-25) ON 6-23-97 WA97-923. IF YOU HAVE ANY QUESTIONS WHY YOU WERE BILLED, CONTACT COLLEEN GALLOWAY AT 293-5564.	31410 BRAE BURN AV	212.05	4630 35
13193 YUEN, RICKY			TOTAL	212.05	
			TOTAL	11,022.08	

********** END OF REPORT **********

A-6

DRAFT 4/23/98 SJS

HAYWARD CITY COUNCIL

RESOLUTION NO. _____

Introduced by Council Member _____

RESOLUTION CONFIRMING THE REPORT OF THE ENFORCEMENT OFFICER FOR WEED, RUBBISH, AND LITTER ABATEMENT FROM CERTAIN PROPERTIES IN THE CITY OF HAYWARD IN CONNECTION WITH THE WEED ABATEMENT PROGRAM FOR 1997

WHEREAS, in connection with the 1997 Weed Abatement Program, the Enforcement Officer has rendered an itemized report in writing to this Council showing the cost of removing weeds, rubbish, refuse, and litter from certain properties in the City of Hayward described in the report, all as required by section 4-1.62 of the Municipal Code of the City of Hayward; and

WHEREAS, the hour of 8 p.m. on Tuesday, May 19, 1998, in the Council Chambers, City Hall, 777 B Street, Hayward, California, was fixed as the time and place for this Council to receive and consider the report, and a copy of the report has been posted and published in the manner required by section 4-1.63 of the Municipal Code; and

WHEREAS, the hearing was held at the time and place fixed, and the City Council has considered the report and all comments with respect thereto.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Hayward that the report of the Enforcement Officer of the City of Hayward Weed Abatement Program on the cost of removing weeds, rubbish, refuse, and litter from the properties therein described, a copy of which is attached hereto, is hereby confirmed.

BE IT FURTHER RESOLVED that payments of assessments confirmed hereby may be received by the City of Hayward Finance Director up to the hour of 5 p.m. on July 24, 1998, and thereafter such official shall transmit the unpaid assessments to the County Auditor for collection on the property tax roll.

IN COUNCIL, HAYWARD, CALIFORNIA _____, 1998

ADOPTED BY THE FOLLOWING VOTE:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:_____
City Clerk of the City of Hayward

APPROVED AS TO FORM:

_____
City Attorney of the City of Hayward