

**WENATCHEE
CODE ENFORCEMENT BOARD
Regular Meeting
September 10, 2024 - TIME: 5:30 pm
CITY HALL COUNCIL CHAMBERS
301 Yakima Street
AGENDA**

I. CALL TO ORDER

II. ADMINISTRATIVE AFFAIRS

- A. Approval of the minutes from the last regular meeting on August 13, 2024.
- B. Explanation of public hearing procedures and appearance of fairness.

III. OPEN CASES

CEB Agenda Table

	Case Number	Site Address	Responsible Party	Code Enforcement Officer	Status
1	24-488	1017 Crawford Ave	Andrea N Johnson	Mudgett	CV
2	24-438	510 Fairfield Ln	Jason J Spanjer	Kinman	CV
3	24-433	845 S Mission St	Benito Fonseca & Ana L Martinez	Kinman	CV
4	24-423	332 Roosevelt Ave	A & G Brothers Construction LLC	Mudgett	CV
5	24-419	309 Roosevelt Ave	Ronnie M Carmichael & Jackaline C Trustees	Mudgett	CV
6	24-418	306 Methow St	Ronnie M Carmichael & Jackaline C Trustees	Mudgett	CV
7	24-387	986 Spring Mountain Dr	Nicole & Miguel Espinoza	Mudgett	CV
8	24-385	637 Highland Dr	Gustav M Huebel	Mudgett	CV
9	24-379	343 Malaga Ave	Samuel P Hicks	Kinman	CV
10	24-375	15 N Garfield Ave	Marcie L Franklin Trustee	Mudgett	CV
11	24-347	819 Malaga Ave Apt 1	Wenatchee Malaga Holdings LLC	Kinman	CV

IV. OTHER

V. ADJOURNMENT

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Mayor's office at (509) 888-6204 (TTY 711). Notification 72 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to the meeting (28 CFR 35.102-35.104 ADA Title 1.)

MINUTES

I. CALL TO ORDER

Vice Chair James Snyder called the meeting to order at 5:38 p.m. with the following board members in attendance: Luis Gonzalez and Richard Upton. Emilka Furmanczyk was absent. City staff was represented by: Eric Mudgett, Code Compliance Officer; Kevin Kinman, Code Compliance Officer; Eva Osburn, Administrative Assistant; and Yolanda Garcia, Code Compliance Coordinator.

II. ADMINISTRATIVE AFFAIRS

A. Approval of the minutes from the last regular meeting on June 11, 2024.

Board member Richard Upton moved to approve the minutes of the regular meeting June 11, 2024. Board member Luis Gonzalez seconded the motion. The motion carried.

III. OLD BUSINESS

None

IV. NEW BUSINESS

A. 24-254 – 34 Marie St – Alondra Edson

Kevin Kinman, Code Compliance Officer, presented the staff report. Scott Edson and Alondra Edson, gave testimony.

Board member Luis Gonzalez moved that the Board, having heard the case and facts presented, find that the respondent is in violation of Wenatchee City Code and that a mandatory fee of \$150.00 be imposed. Board member Richard Upton second the motion. The motion carried.

Board member Luis Gonzalez moved that the respondent be given until September 12, 2024, to correct the violations of the Wenatchee City Code and have an accepted building application. After September 12, 2024, a monetary penalty of \$100.00 per day shall be imposed for each code violation, for a period of 30 days, or until the violation has been corrected, for each code violation. If the time frame expires and the property is still in violation, the Board authorizes the City to abate the violation. Board member Richard Upton seconded the motion. The motion carried.

B. 24-372 – 1334 Orchard Ave – Lois M Watts

Kevin Kinman, Code Compliance Officer, presented the staff report.

Board member Luis Gonzalez moved that the Board, having heard the case and facts presented, find that the respondent is in violation of Wenatchee City Code and that a mandatory fee of \$150.00 be imposed. Board member Richard Upton second the motion. The motion carried.

Board member Luis Gonzalez moved that the respondent be given until the August 27, 2024, to correct the violations of the Wenatchee City Code. After the August 27, 2024, a monetary penalty of \$100.00 per day shall be imposed for each code violation, for a period of 30 days, or until the violation has been corrected, for each code violation. If the time frame expires and the property is still in violation, the Board authorizes the City to abate the violation. Board member Richard Upton seconded the motion. The motion carried.

- C. 24-376 – 311 Marie Avenue – Steve Camarillo & Rebecca M Hurd

Eric Mudgett, Code Compliance Officer, presented the staff report.

Board member Luis Gonzalez moved that the Board, having heard the case and facts presented, find that the respondent is in violation of Wenatchee City Code and that a mandatory fee of \$150.00 be imposed. Board member Richard Upton second the motion. The motion carried.

Board member Luis Gonzalez moved that the respondent be given until August 27, 2024, to correct the violations of the Wenatchee City Code. After August 27, 2024, a monetary penalty of \$100.00 per day shall be imposed for each code violation, for a period of 30 days, or until the violation has been corrected, for each code violation. If the truck returns with garbage the fee shall be \$200.00 per day. If the time frame expires and the property is still in violation, the Board authorizes the City to abate the violation. Board member Richard Upton seconded the motion. The motion carried.

- D. 24-187 – 1321 Castlerock – Lawrence & Mary M Boteilho Trustees

Eric Mudgett, Code Compliance Officer, presented the staff report.

Board member Luis Gonzalez moved that the Board, having heard the case and facts presented, find that the respondent is in violation of Wenatchee City Code and that a mandatory fee of \$150.00 be imposed. Board member Richard Upton second the motion. The motion carried.

Board member Luis Gonzalez moved that the respondent be given until August 27, 2024, to correct the violations of the Wenatchee City Code. After August 27, 2024, a monetary penalty of \$100.00 per day shall be imposed, for a period of 30 days, or until the violation has been corrected, for each code violation. If the time frame expires and the property is still in violation, the Board authorizes the City to abate the violation. Board member Richard Upton seconded the motion. The motion carried.

V. OTHER

VI. ADJOURNMENT

With no other business to come before the Code Enforcement Board, Vice Chair Snyder adjourned the meeting at 7:02pm.

Respectfully submitted,

Eva Osburn

Administrative Assistant

COMMUNITY DEVELOPMENT DEPARTMENT

MONTHLY CODE ENFORCEMENT STATS
AUGUST
2024

Case Number	Site Address	Case Type	Case Status	Inspection Area	Tenant Occupied	Submitted
24-433	845 S MISSION ST	FIRE INSPECTION	NOCV		NO	08/01/2024
24-434	109 S FRANKLIN AVE	PROPERTY MAINTENANCE	COMPLIED		NO	08/01/2024
24-435	153 EASY ST	PROPERTY MAINTENANCE	NOCV		NO	08/01/2024
24-436	516 CASCADE ST	PROPERTY MAINTENANCE	COMPLIED		NO	08/01/2024
24-437		PROPERTY MAINTENANCE	COMPLIED		NO	08/01/2024
24-438	510 FAIRFIELD LN	PROPERTY MAINTENANCE	NOCV		NO	08/05/2024
24-439	1414 OAK ST	ZONING	COURTESY LETTER		NO	08/05/2024
24-440	1930 NORTHFIELD PL	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/06/2024
24-441	209 LEWIS ST	PROPERTY MAINTENANCE	COMPLIED		VACANT	08/06/2024
24-442	421 S Mission St	NUISANCE	NOCV		YES	08/06/2024
24-443	817 HIGHLAND DR	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/06/2024
24-444	1510 HORSE LAKE RD	PROPERTY MAINTENANCE	COURTESY LETTER			08/06/2024
24-445	1527 MAIDEN LN	NUISANCE	COURTESY LETTER		YES	08/06/2024
24-446	501 B N MILLER ST	PROPERTY MAINTENANCE	COMPLIED		YES	08/05/2024
24-447	515 CASCADE ST	PROPERTY MAINTENANCE	COMPLIED		NO	08/06/2024
24-448		ZONING	CLOSED - NO VIOLATION		NO	08/05/2024
24-449	1500 ALEXANDRIA CT	PROPERTY MAINTENANCE	COMPLIED		VACANT	08/05/2024
24-450	1501 ALEXANDRIA CT	PROPERTY MAINTENANCE	NOCV		NO	08/07/2024
24-451	1700 LOCUST ST	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/07/2024
24-452	229 N GARFIELD AVE	PROPERTY MAINTENANCE	COMPLIED		YES	08/07/2024
24-453	125 EASY ST	PROPERTY MAINTENANCE	COMPLIED		VACANT	08/07/2024
24-454	ADDRESS UNKNOWN	PROPERTY MAINTENANCE	COMPLIED		VACANT	08/07/2024
24-455	1515 S MISSION ST	PROPERTY MAINTENANCE	COMPLIED		NO	08/07/2024
24-456	1406 WALNUT ST	PROPERTY MAINTENANCE	COMPLIED		YES	08/07/2024
24-457	700 N WENATCHEE AVE	PROPERTY MAINTENANCE	COMPLIED		NO	08/07/2024
24-458	335 MALAGA AVE	PROPERTY MAINTENANCE	CLOSED - NO VIOLATION		YES	08/08/2024
24-459	524 SPOKANE ST UNIT A	PROPERTY MAINTENANCE	COMPLIED		VACANT	08/08/2024
24-460	618 4TH ST	PROPERTY MAINTENANCE	COMPLIED		NO	08/08/2024
24-461	308 STEVENS ST	PROPERTY MAINTENANCE	COURTESY LETTER		VACANT	08/08/2024
24-462	1040 MADISON ST	PROPERTY MAINTENANCE	COMPLIED		NO	08/08/2024
24-463	416 3RD ST	PROPERTY MAINTENANCE	COMPLIED		YES	08/09/2024
24-464	801 IDAHO ST APT 111	ROW	COURTESY LETTER		NO	08/12/2024
24-465	313 N DELAWARE AVE	PROPERTY MAINTENANCE	COMPLIED		UNKNOWN	08/14/2024
24-466	318 N DELAWARE AVE	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/14/2024
24-467	231 S CHELAN AVE	PROPERTY MAINTENANCE	COMPLIED		VACANT	08/14/2024
24-468	1010 CRAWFORD AVE	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/13/2024
24-469	335 WHITEBIRCH PL	PROPERTY MAINTENANCE	COMPLIED		NO	08/14/2024
24-470	124 N Delaware Ave	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/14/2024

MONTHLY CODE ENFORCEMENT STATS
AUGUST
2024

Case Number	Site Address	Case Type	Case Status	Inspection Area	Tenant Occupied	Submitted
24-471	154 EASY WAY	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/15/2024
24-472	11 CHARLES ST	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/15/2024
24-473	307 METHOW ST	PROPERTY MAINTENANCE	COURTESY LETTER		VACANT	08/15/2024
24-474	510 LINCOLN ST	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/15/2024
24-475	319 S CHELAN AVE	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/16/2024
24-476	314 S CHELAN AVE	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/16/2024
24-477	312 S CHELAN AVE	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/16/2024
24-478	304 1/2 S CHELAN AVE	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/16/2024
24-479	324 S CHELAN AVE	BUILDING	COURTESY LETTER		NO	08/16/2024
24-480	400 S CHELAN AVE	PROPERTY MAINTENANCE	COURTESY LETTER		VACANT	08/16/2024
24-481	436 S CHELAN AVE	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/16/2024
24-482	310 SPOKANE ST	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/16/2024
24-483	314 SPOKANE ST	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/16/2024
24-484	323 METHOW ST UNIT 1	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/16/2024
24-485	317 KITTITAS ST	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/16/2024
24-486	1324 ROSEWOOD AVE	PROPERTY MAINTENANCE	COMPLIED		NO	08/16/2024
24-487	930 S MISSION ST	PROPERTY MAINTENANCE	COURTESY LETTER		VACANT	08/19/2024
24-488	1017 CRAWFORD AVE	BUILDING	NOCV		VACANT	08/19/2024
24-489	300 STEVENS ST	ZONING	COURTESY LETTER		YES	08/19/2024
24-490	1332 9TH ST	ROW	COURTESY LETTER		NO	08/19/2024
24-491	921 HIGHLAND DR	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/20/2024
24-492	3012 GS CENTER RD	ZONING	COURTESY LETTER		YES	08/20/2024
24-493	119 N FRANKLIN AVE	PROPERTY MAINTENANCE	CLOSED - NO VIOLATION		YES	08/20/2024
24-494	1110 WASHINGTON ST	PROPERTY MAINTENANCE	VERBAL WARNING		NO	08/20/2024
24-495	1309 WASHINGTON ST	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/19/2024
24-496	708 S MILLER ST	PROPERTY MAINTENANCE	CLOSED - NO VIOLATION		VACANT	08/20/2024
24-497	547 METHOW ST	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/21/2024
24-498	504 S CHELAN AVE	PROPERTY MAINTENANCE	COMPLIED		UNKNOWN	08/21/2024
24-499	1313 LOVES CT	ROW	COURTESY LETTER		NO	08/21/2024
24-500	819 CASCADE ST	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/21/2024
24-501	823 CASCADE ST	ROW	COURTESY LETTER		NO	08/21/2024
24-502	515 CASCADE ST	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/21/2024
24-503	833 CASCADE ST	PROPERTY MAINTENANCE	COURTESY LETTER		UNKNOWN	08/21/2024
24-504	1004 KITTITAS ST	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/21/2024
24-505	829 KITTITAS ST	ROW	COURTESY LETTER		YES	08/21/2024
24-506	917 KITTITAS ST	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/21/2024
24-507	1217 MONITOR AVE	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/21/2024
24-508	1215 1/2 MONITOR AVE	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/21/2024

**MONTHLY CODE ENFORCEMENT STATS
AUGUST
2024**

Case Number	Site Address	Case Type	Case Status	Inspection Area	Tenant Occupied	Submitted
24-509	503 ORONDO AVE	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/22/2024
24-510	429 S MILLER ST	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/22/2024
24-511	512 PIONEER DR	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/22/2024
24-512	307 FERRY ST	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/26/2024
24-513	718 S MISSION ST	BUILDING	PENDING			08/26/2024
24-514	323 N GARFIELD AVE	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/27/2024
24-515	921 MONITOR AVE	PROPERTY MAINTENANCE	COURTESY LETTER		YES	08/27/2024
24-516	36 FURNEY ST	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/27/2024
24-517	1642 STELLA AVE UNIT 1	PROPERTY MAINTENANCE	CLOSED - NO VIOLATION		UNKNOWN	08/23/2024
24-518	1100 8TH ST	ZONING	COURTESY LETTER		NO	08/23/2024
24-519	400 S WENATCHEE AVE	ZONING	NOCV		UNKNOWN	08/27/2024
24-520	715 CASHMERE ST	PROPERTY MAINTENANCE	PENDING			08/29/2024
24-521	822 CASHMERE ST	PROPERTY MAINTENANCE	PENDING			08/29/2024
24-522	824 CASHMERE ST	PROPERTY MAINTENANCE	PENDING			08/29/2024
24-523	215 PENNSYLVANIA AVE	PROPERTY MAINTENANCE	COURTESY LETTER		NO	08/29/2024

Total Cases Submitted: 91