



CITY OF OAKLAND

250 FRANK H. OGAWA PLAZA ▪ SUITE 2340 ▪ OAKLAND, CALIFORNIA 94612-2031

Planning & Building Department

(510) 238-3381

Bureau of Building

TDD:(510) 238-3254

Building Permits, Inspections and Code Enforcement Services

www.oaklandca.gov

Appeal Hearing Notice

March 12, 2021

Certified or Regular Postage and/or Email

Randall Whitney

Lyons Property Management

P.O. Box 4186

Walnut Creek, Ca 94596

Re: Category-1 Violation Appeal

Notices of Hearing Pertaining to: **465 63rd Street**

Complaint No.: 1901763

Parcel No.: 016-139-29

Dear Appellant:

Administrative Appeals will be convened electronically/virtually via Zoom with the capability for attendees without internet access to participate by phone.

Your appeal has been scheduled for an administrative hearing before and Hearing officer as follows:

Date: March 31, 2021

Time: 10:00 am

Instructions/Location:

Topic: APPEAL HEARING FOR 465 63RD STREET
Time: Mar 31, 2021 10:00 AM Pacific Time (US and Canada)

Join Zoom Meeting
<https://zoom.us/j/95127888758?pwd=WmQzOEo5Q1RpaGovbDkwQ0pjdEErZz09>

Meeting ID: 951 2788 8758
Passcode: 901691

Hearing Procedures

During the Hearing, you will be given the opportunity to provide testimony and other evidence to show that the Bureau of Building has erred or abused its discretion. You may witness(es) and submit physical or documentary evidence.

Documentary evidence includes photographs, maps, declarations, letters and any other writings. You must provide at least **two (2) copies** of your evidence at least seven (7) business days before the hearing date.

Appellants may request a translator for the hearing.

Attorneys and Representatives

If you intend to have a representative, in lieu of your personal appearance you must provide written authorization for that person to appear and act on your behalf. For your convenience we have included a **Letter of Agency** that can be used as written authorization for your representative.

If you intend to be represented by an attorney and did not notify us at the time you submitted your appeal, please notify the City immediately upon receipt of this notice by calling 510-238-3381 or inspectioncounter@oaklandca.gov. *Note: If you now intend to have an attorney represent you, the hearing may need to be rescheduled.*

If you plan to be represented by an attorney or have questions concerning the hearing procedure, please contact our office by calling 510-238-3381 or inspectioncounter@oaklandca.gov.

Postponement

If you cannot attend this hearing, please contact us immediately by telephone at 510-238-3381 or email inspectioncounter@oaklandca.gov. You may request postponement one (1) time only. Requests for postponement shall be fairly and reasonably accommodated for good cause due to illness, death, or personal emergency. The request for postponement shall be submitted in writing or by email by the Appellant and state the reasons and desired length of time. Postponements received less than five (5) working days before a scheduled hearing date shall be assessed a fee in the amount of **\$116.00**, unless the request is denied. If we do not hear from you to reschedule this hearing, the Hearing Officer will conduct the hearing even if you are not present to give oral testimony.

Hearing Officer Decision

The Hearing Officer will issue a final, written decision within thirty (30) days. If the appeal is granted you will not be charged for the hearing. If the appeal is denied, in full or in part, you will be responsible for the cost of the hearing.

Hearing Officer decisions are final unless appealed to the Appeals Boards provided in Oakland Municipal Code 15.04.1.125G.

Sincerely,

**DENISE
PARKER**

Digitally signed by DENISE
PARKER
Date: 2021.03.12 09:05:52
-08'00'

DENISE PARKER,
Office Manager

Enclosures: Letter of Agency

cc: Laura Lyons Trust

P.O Box Box 8223, Emeryville , Ca 94662

Randall Whitney -Whitwors@Gmail.com

Administrative Hearing Fees

Actual Cost to Conduct Appeals Hearing

\$979 Processing Fee + \$150 per hour

Costs include:

- Review of Evidence
- Conducting the Hearing
- Final Decision Preparation
- Parking and Postage costs

Records Management and Technology Enhancement fee 14.75%)



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LETTER OF AGENCY FOR PROPERTY OWNERS Code Enforcement Services

Date: _____

NAME OF PROPERTY OWNER:
PROPERTY ADDRESS:

By my signature below I authorize _____ to act as my agent/ representative in handling Code Enforcement matters related to the Planning and Building Department for the above listed property address.

As proof of ownership, I have attached either 1) a copy of my property deed, or 2) a current tax bill which identifies me as the owner of said property.

PROPERTY OWNER'S SIGNATURE (MUST BE SIGNED BEFORE A NOTARY PUBLIC)

DATE

PRINT NAME OF PROPERTY OWNER

PROPERTY OWNER'S PHONE NUMBER

USE SPACE BELOW FOR SIGNATURE NOTARIZATION _____

State of California

County of _____

On _____ before me, _____
Name and Title of the Officer

Personally appeared _____
Name(s) of Signer(s)


who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their authorized capacity(ies), and that by his/her/their signatures(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Signature _____
Signature of Notary Public

Place Notary Seal Above



County Assessor Display

Home | Use Codes

Assessor Parcel details for APN: 016 139202900

 Print

Assessor Parcel Record

Format Parcel 16-1392-29	Property Address 465 63RD ST, OAKLAND, 94609	Owner Name LYONS LAURA B TR
Mailing Address PO BOX 8223, EMERYVILLE CA, 94662- 0223	Attention	Care Of
Use Code Four living units; e.g. fourplex or triplex w/SFR	Recorder Number 2014 - 198954	Recorder Date 08/12/2014
Mailing Address Effective Date 08/12/2014	Last Document Input Date 09/25/2014	Deactivation Date

Exemption Code

7020 1810 0000 4297 9066

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Certified Mail Fee \$ _____ Extra Services & Fees (check box, add fee as appropriate) <input type="checkbox"/> Return Receipt (hardcopy) \$ _____ <input type="checkbox"/> Return Receipt (electronic) \$ _____ <input type="checkbox"/> Certified Mail Restricted Delivery \$ _____ <input type="checkbox"/> Adult Signature Required \$ _____ <input type="checkbox"/> Adult Signature Restricted Delivery \$ _____	Postmark Here
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Postage \$ _____

Total Po \$ _____ **Randall Whitney**

Sent To \$ _____ **Lyons Property Management**

Street an **PO Box 4186**

City, Sta **Walnut Creek, CA 94596**

City, Sta **1901763-465 63rd St-Appeal Hearing Notice-3/15/21-AL**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

D ST

7020 1810 0000 4297 9059

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Postage \$ _____

Total Po \$ _____ **Laura Lyons Trust**

Sent To \$ _____ **PO Box 8223**

Street an **Emeryville, CA 94662**

City, Sta **1901763-465 63rd St-Appeal Hearing Notice-3/15/21-AL**

City, Sta **1901763-465 63rd St-Appeal Hearing Notice-3/15/21-AL**

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