



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

Certified or Regular Postage and/or Email

March 4, 2020

Randall Whitney
Lyons Property Management
P.O. Box 4186
Walnut Creek, Ca 94596

Re: Administrative Appeal
Notice of Hearing
Pertaining to: 465 63rd Street
Complaint No.: 1901763
Parcel No.: 016-1392-29

Dear Appellant:

Your appeal has been scheduled for an administrative hearing before a Hearing Officer as follows:

Date: April 28, 2020
Time: 10:00 AM
Location: 1 Frank Owaga Plaza
Hearing Room #2

Hearing Procedures

At 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 bring witnesses and submit physical or documentary evidence.

Documentary evidence includes photographs, maps, declarations, letters and any other writings. You must provide at least at least two (2) copies of your evidence at least five (5) business days before the hearing date.

Appellants may request a translator for the hearing

Attorneys and Representatives

If you intend to send 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, this 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 \$110.00, unless the request is denied. If we do not hear from you to reschedule this hearing, the Hearing Examiner 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 as follows:

Administrative Hearing Fees

Actual Cost to Conduct Appeals Hearing

\$931 Processing fee + \$150 per hour Hearing Officer fee

Costs include:

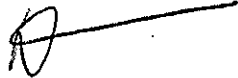
- Review of Evidence
- Conducting the Hearing
- Final Decision Preparation
- Parking and Postage costs

-Records Management and Technology Enhancement fee (14.75%)

Fees charged only if Appellant loses appeal

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

Sincerely,



DENISE PARKER,
Office Manager

Enclosures: Letter of Agency

cc: Laura Lyons Trust
P.O. Box 8223
Emeryville, Ca 94662
drilaura1412@aol.com
E. Ferran- CAO-EFerran@oaklandcityattorney.org
Randall Whiney, Atty in Fact
P.O. Box 4186
Walnut Creeet , Ca 94596
Whitwors@gmail.com

Certified # 7018-1830-0000-6797-5660

County Assessor Display

Assessor Parcel Record for APN 016- -1392-029-00

Parcel Number:	16-1392-29
Property Address:	465 63RD ST, OAKLAND 94609
Owner Name:	LYONS LAURA B TR
Care of:	
Attention:	
Mailing Address:	PO BOX 8223, EMERYVILLE CA 94662-0223
Use Code:	FOUR LIVING UNITS; E.G. FOURPLEX OR TRIPLEX W/SFR
Recorder Number:	2014-198954
Recorder Date:	8/12/2014
Mailing Address Effective Date:	8/12/2014
Last Document Input Date:	9/25/2014
Deactivation Date:	
Exemption Code:	

[Home](#)
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 [Assessments](#)
 [Property Details](#)
 [GIS Parcel Map](#)
 [Alameda County Web Site](#)
 [Use Codes](#)

MAILED VIA REGULAR & CERTIFIED:

RANDALL WHITNEY
 LYONS PROPERTY MANAGEMENT
 PO BOX 4186
 WALNUT CREEK, CA 94596

CC COPY VIA REGULAR MAIL:

LAURA LYONS TRUST
 PO BOX 8223
 EMERYVILLE, CA 94662

EMAILED TO:

drlaura1412@aol.com
 whitwors@gmail.com

U.S. Postal Service™
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Postage \$ _____ Total \$ _____ Sent _____ Street _____ City _____	RANDALL WHITNEY LYONS PROPERTY MANAGEMENT PO BOX 4186 WALNUT CREEK, CA 94596 1901763-465 63rd St-Appeal Notice-3/4/20-AL

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

7018 1830 0000 6795 2753