

CITY OF OAKLAND

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

Planning and Building Department

(510) 238-6402

Bureau of Building

FAX:(510) 238-2959

Inspections, Permits and Code Enforcement Services

TDD:(510) 238-3254

www.oaklandnet.com

RE-INSPECTION NOTICE

August 13, 2015

Certified and Regular mail

To: ARCHIE WHITLEY
5261 BELVEDERE ST
OAKLAND CA 94601-5424

Code Enforcement Case No.: 1501626

Property: **2601 WAKEFIELD AVE**

Parcel Number: 022 -0351-015-00

Notice of Violation Date: May 21, 2015

Re-inspection Date: **August 27, 2015**

You are receiving this Re-inspection Notice because after sending you a Notice of Violation on **May 21, 2015**, Code Enforcement Services inspected your property and:

- ☐ Determined partial violation corrections were completed but the violations marked below continue to be present.
- ☒ Re-confirmed the violations of the Oakland Municipal Code (OMC) marked below are present.

[illegible]

At this point, fees have been assessed in the amount of \$. To stop further code enforcement action, you are advised to correct the above violations **and** contact Inspector **Randy Schimm**, who is assigned to your case. If required, another re-inspection is scheduled as shown above. Your inspector is available by phone at 510-238-3846 and by email at rschimm@oaklandnet.com.

If you do not notify your inspector, why you cannot comply and if the re-inspection verifies that all violations have not been corrected:

- ☒ You will be charged for inspection and administrative costs, which can total \$1,381.00. A separate invoice will be mailed.
- ☐ The City will petition the court on _____ to issue an Inspection and Abatement Warrant to gain access onto the premises. A separate invoice will be mailed in the amount of \$1,381.00.
- ☐ The City will abate the violations and charge you for the contracting and administrative costs, which can total over \$1,000.00. A separate invoice will be mailed.
- ☒ A Priority Lien fee in the amount of \$1,926.00 may be assessed if fees are not paid within 30 days from the date of the invoice. Charges may be collected by recording liens on your property and adding the charges to your property taxes or by filing in Small Claims or Superior Court.
- ☒ The Notice of Violation may be recorded on your property in the amount of \$1,926.00 to fully disclose the conditions of the property.
- ☐ A Compliance Agreement and Rehabilitation Plan may be required to assure all of the violations are corrected within a pre-determined timeline and in accord with the Oakland Municipal Code.

Sincerely,



Planning and Building Department

Enclosures as applicable:

- | | | |
|---|--|--|
| <input type="checkbox"/> Blight brochure | <input type="checkbox"/> Residential Code Enforcement brochure | <input type="checkbox"/> Vehicular Food Vending brochure |
| <input type="checkbox"/> Property Owner Certification | <input type="checkbox"/> Mold and Moisture brochure | <input type="checkbox"/> Pushcart Food Vending brochure |
| <input type="checkbox"/> Lead Paint brochure | <input type="checkbox"/> Undocumented Dwelling Units brochure | <input type="checkbox"/> Smoke Alarms brochure |
| <input type="checkbox"/> Photographs | <input type="checkbox"/> Stop Work brochure | <input type="checkbox"/> Condominium Conversion brochure |



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FAX: (510) 238-2959

PROPERTY OWNER CERTIFICATION

**REMOVED VIOLATIONS
 OR
 CORRECTED ALLEGATIONS**

Property: **2601 WAKEFIELD AVE**

Parcel no. 022 -0351-015-00

Case no.: 1501626

Owner: ARCHIE WHITLEY

Deadline to Respond: **August 27, 2015**

I certify that I have corrected the following violations or
 allegations identified in the Re-inspection Notice I received from
 the City of Oakland:

- | | | | | | |
|--|--|---|---|----------------------------------|--|
| <input type="checkbox"/> Landscaping | <input type="checkbox"/> Storage | <input type="checkbox"/> Trash and Debris | <input type="checkbox"/> Fencing | <input type="checkbox"/> Odors | <input type="checkbox"/> Building Exterior |
| <input type="checkbox"/> Building Interior | <input type="checkbox"/> Plumbing | <input type="checkbox"/> Electrical | <input type="checkbox"/> Heating | <input type="checkbox"/> Parking | <input type="checkbox"/> Concrete Paving |
| <input type="checkbox"/> Fencing | <input type="checkbox"/> Barbed/Razor Wire | | <input type="checkbox"/> Sidewalk Display/Advertising | | |
| <input type="checkbox"/> Unapproved Home Business | <input type="checkbox"/> Exterior lighting | <input type="checkbox"/> Excessive Noise | | | |
| <input type="checkbox"/> Unapproved Sidewalk Display | <input type="checkbox"/> Unapproved Advertising | <input type="checkbox"/> Unapproved Mobile Food Vending | | | |
| <input type="checkbox"/> Roosters on Property | <input type="checkbox"/> Dumpsters/Garbage/Green Waste/Recycle Cans (left in view, left on sidewalk) | | | | |
| <input type="checkbox"/> | | | | | |

Property Owner Certification

Print Name (print) _____

Date _____

Property Owner Signature _____

Day time telephone (_____) _____

Instructions

1. Review the property address and owner information shown at the left and make any necessary corrections.
2. Remove the violations marked below and/or cross out the violations that are not present and sign this form.
3. **Before** the Deadline to Respond shown at the left, return this signed form with dated photographs of your property to verify the violations were removed or not present:

E-mail: inspectioncounter@oaklandnet.com

Facsimile: 510/ 238-2959

Mail: City of Oakland
 Bureau of Building
 250 Frank H. Ogawa Plaza Suite 2340
 Oakland, CA 94612-2031
 (Envelope enclosed – no postage required)



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(510) 238-6402

FAX: (510) 238-2959

TDD: (510) 238-3254

NOTICE OF VIOLATION

May 21, 2015

Certified and Regular mail

To: WHITLEY MILLIE B TR
C/O ARCHIE WHITLEY
5261 BELVEDERE ST
OAKLAND CA 94601-5424

Code Enforcement Case No.: 1501626
Property: 2601 WAKEFIELD AVE
Parcel Number: 022 -0351-015-00
Re-inspection Date: June 24, 2015

Code Enforcement Services inspected your property on May 18, 2015 and confirmed:

- ☒ that the violations of the Oakland Municipal Code (OMC) marked below are present.
☒ that work was performed without permit or beyond the scope of the issued permit and you are receiving this Notice of Violation because you did not get the required permit within three (3) days of receiving the Stop Work Order. You must contact the inspector indicated below before the Re-inspection Date to stop further code enforcement action.

Photo	Description of Violation	Location	OMC Section
	Property Maintenance		
	Building Maintenance (Code)		
Yes	Sewer lateral work/plumbing work performed without permits, inspections and approvals. Obtain permits, inspections and approvals.	Left side rear of house	15.08.230 G 15.08.120 15.08.140

County Assessor Display

Assessor Parcel Record for APN 022- -0351-015-00

Parcel Number:	22-351-15
Property Address:	2601 WAKEFIELD AVE, OAKLAND 94606
Owner Name:	WHITLEY MILLIE B TR
Care of:	ARCHIE WHITLEY
Attention:	
Mailing Address:	5261 BELVEDERE ST, OAKLAND CA 94601-5424
Use Code:	SINGLE FAMILY RESIDENTIAL HOMES USED AS SUCH
Recorder Number:	TRAN-263933
Recorder Date:	6/22/2010
Mailing Address Effective Date:	10/6/2011
Last Document Input Date:	3/12/2012
Deactivation Date:	
Exemption Code:	

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

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CERTIFIED MAIL® RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com.

OFFICIAL USE

Certified Mail Fee \$

Extra Services & Fees (check box, add fee as appropriate)

☐ Return Receipt (hardcopy) \$
☐ Return Receipt (electronic) \$
☐ Certified Mail Restricted Delivery \$
☐ Adult Signature Required \$
☐ Adult Signature Restricted Delivery \$

Postage \$

ARCHIE WHITLEY

5261 BELVEDERE ST

OAKLAND CA 94601

Sent To **1501626 / RS / KXC / 8-13-15**

Street at

City, Sta

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