

MINUTES HEARING OFFICER DECEMBER 19, 2023

Minutes of the regular public hearing of the Hearing Officer, of the City of Tempe, which was held at the Council Chambers, 31 East Fifth Street, Tempe, Arizona.

REGULAR SESSION 5:00 PM

Present:

Vanessa MacDonald, Hearing Officer
Jeff Tamulevich, Community Development Director
Drew Yocom, Deputy Director – Community Enhancement
Shawn Daffara, Crime Prevention Planning Coordinator
Cassidy Hernandez, Administrative Assistant

There was one (1) interested citizens present.

Meeting convened at 5:00 PM and was called to order by Vanessa MacDonald. Hearing Officer MacDonald stated anyone wishing to appeal a decision will need to file a written appeal within fourteen (14) calendar days, by January 2, 2024 at 3:00 PM, to the Community Development Department.

1. Agenda Item No. 1

November 7, 2023 Hearing Officer Minutes

Vanessa MacDonald, Hearing Officer, stated that the November 7, 2023 Hearing Officer Minutes had been reviewed and were approved.

2. Agenda Item No. 2

Request approval to abate public nuisance items at the Arizona Public Service (APS) Property located at 411 West 1st Street. The applicant is the City of Tempe (CM231375).

- Michelle Van Etten, Code Inspector, gave the following overview of this case:
 - Inspector Van Etten requested a 180-day open abatement for 411 West 1st Street.
 - The case was initiated on 6/16/23 for graffiti.
 - After numerous follow-ups, the violation was never corrected.
 - The inspector then presented photos taken earlier in the day showcasing the violations on site.
- Shawn Daffara stated no contact has been made by the property owner or any other member of the public to speak on behalf of this case.
- Hearing Officer MacDonald approved the 180-day open abatement request found in CM231375.

3. Agenda Item No. 3

Request approval to abate public nuisance items at the Blue Sky Action LLC Property located at 535 East Broadway Road. The applicant is the City of Tempe (CM231424).

- Michelle Van Etten, Code Inspector, gave the following overview of this case:
 - Inspector Van Etten requested a 180-day open abatement for 535 East Broadway Road.
 - The case was initiated on 6/29/23 for trash and debris.
 - Two (2) complaints have been submitted to the Code Compliance Division
 - A citation was also issued. The property owner did not pay the fee and it was sent to collections.
 - The inspector then presented photos taken earlier in the day showcasing the violations on site.
- Shawn Daffara stated no contact has been made by the property owner or any other member of the public to speak on behalf of this case.
- Hearing Officer MacDonald approved the 180-day open abatement request found in CM231424.

4. Agenda Item No. 4

Request approval to abate public nuisance items at the Nunes Property located at 1203 East Campus Drive. The applicant is the City of Tempe (CE234653).

- David Rich, Code Inspector, gave the following overview of this case:
 - Inspector Rich requested a 180-day open abatement for 1203 East Campus Drive.
 - The case was initiated on 8/21/23 for deteriorating landscaping and a green pool.
 - Two (2) complaints have been submitted to the Code Compliance Division
 - A citation was also issued. The property owner did not pay the fee and it was sent to collections.
 - The inspector then presented photos taken earlier in the day showcasing the violations on site.
- Shawn Daffara stated no contact has been made by the property owner or any other member of the public to speak on behalf of this case.
- Hearing Officer MacDonald approved the 180-day open abatement request found in CE234653.

5. Agenda Item No. 5

Request approval to abate public nuisance items at the Strutzenberg Property located at 1138 East Del Rio Drive. The applicant is the City of Tempe (CE234676).

- Michelle Van Etten, Code Inspector, gave the following overview of this case:
 - Inspector Van Etten requested a 180-day open abatement for 1138 East Del Rio Drive.
 - The case was initiated on 8/21/23 for trash and debris, a trailer in the front yard set back.
 - Two (2) complaints have been submitted to the Code Compliance Division
 - A citation was also issued. The property owner did not pay the fee and it was sent to collections.
 - The inspector then presented photos taken earlier in the day showcasing the violations on site.
 - Homeowner and Tempe resident, Derek Strutzenberg stated he had not been in the valley to remedy the violations and will work with Inspector Rich to come into compliance.
- Shawn Daffara stated no other contact has been made by any other member of the public to speak on behalf of this case.
- Hearing Officer MacDonald approved the 180-day open abatement request found in CE234676.

ANNOUNCEMENTS

- Shawn Daffara announced the next Hearing Officer meeting is scheduled to take place on January 2, 2024 in the Tempe City Council Chambers and broadcast live through Tempe 11.

With no further business, the public hearing adjourned at 5:30 PM.

Prepared by: Cassidy Hernandez
Reviewed by: Drew Yocom

Drew Yocom, Deputy Director – Community Enhancement
For Vanessa MacDonald, Hearing Officer

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