



NOTICE OF HEARING

March 6, 2023

William Szeming NG
309 Meridian St Apt 1
East Boston, MA 02128

RE:: County of Clackamas v. William Szeming NG
File: V0010622

Hearing Date: March 30, 2023

Time: This item will not begin before 1:00 pm however it may begin later depending on the length of preceding items.

Location: Hearing will be held by virtual Zoom meeting. Please see attached information regarding the process for the Zoom meeting.

Enclosed you will find the following:

1. Notice of Rights;
2. Copy of Exhibits which have been submitted by the County

You **must** appear at the time set forth in this Notice of Hearing or the relief requested in the **Complaint** may be **granted against you by default**.

You can access the complete hearing packet at <https://www.clackamas.us/codeenforcement/hearings>

You may contact Jennifer Kauppi, Code Compliance Specialist for Clackamas County at (503) 742-4759, should you have any questions about the violation(s) in the **Complaint**. Do not call the Compliance Hearings Officer.

Enclosures

CC: Carl Cox -Compliance Hearings Officer

STATEMENT OF RIGHTS

1. **Prior to the Hearing.** You have the right to make the following requests:
 - (A) You can request the opportunity to review public records and to talk to County staff about the violations or request a subpoena for that purpose if the County does not allow you to do so.
 - (B) You can request that the Hearings Officer postpone the hearing for good cause by writing the Hearings Officer at least 7 calendar days prior to the scheduled hearing date.
 - (C) You can request that the Hearings Officer decide the matter based exclusively on written materials from the parties or conduct the hearing by phone.
2. **Procedure.** The hearing will be governed by general rules of procedure designed to allow you to hear and confront the evidence against you, and for you to present evidence favorable to you. You are not required to present any evidence, the burden is on the County to establish by a preponderance of the evidence that a violation exists, or existed. Either party may, at their own expense, obtain an attorney to represent them at the hearing. If you wish to be represented by an attorney they need only notify the County and the Hearings Officer in writing of their intent to appear on your behalf. The County will present evidence first, and then you may question that evidence. You may then present your own evidence, if you wish, and the County may question your evidence. Testimony by witnesses is evidence. The Hearings Officer may inquire into any facts that are relevant to the hearing and may question the parties or witnesses about the case. Evidence of a type commonly relied upon by reasonably prudent persons in the conduct of their serious affairs shall be admissible.
3. **Record of Proceedings.** An audio record will be made of the proceedings when a hearing is conducted. The audio record is available through the Clackamas County Code Enforcement Section and is available to you upon request.
4. **Hearings Officer.** The Hearings Officer is an independent contractor paid by the County to conduct hearings and render decisions. He/she is not a County employee. His/her function is to preside over the hearing, make a record of proceedings, consider admissible evidence, and interpret and apply the law. After the hearing is closed the Hearings Officer will enter written findings of fact, conclusions of law, and any Order deemed proper. If a violation is proven, then the Order may include civil penalties, fines, administrative fees, or may require the respondent to take certain actions, or refrain from certain actions. An Order issued by the Hearings Officer may be a Final Order or Continuing Order. The Hearings Officers Order is the final decision of the County, and may be appealed pursuant to Oregon law. The Hearings Officer for Clackamas County is:

Carl Cox
Attorney at Law
14725 NE 20th Street, #D-5
Bellevue, WA 98007
5. **Right to Recess.** If, during the course of the hearing, Respondent or the County requests a recess or postponement, or additional time to present crucial evidence, the Hearings Officer may allow a continuance of the hearing for good cause. The Respondent may also request that the proceeding be continued after the end of the hearing if the Respondent determines that additional evidence should be brought to the attention of the Hearings Officer.
6. **Right to Appeal.** The Final Order of the Hearings Officer shall set forth the right of the respondent to appeal any adverse Order. Appeal may be taken pursuant to Section 2.07.130 of the Clackamas County Hearings Officer Code, and Oregon Revised Statute 34.010-34.100. If appeal is taken, appellant is responsible for all costs of appeal including preparation of transcript.



DEPARTMENT OF TRANSPORTATION AND DEVELOPMENT

DEVELOPMENT SERVICES BUILDING

150 BEAVERCREEK ROAD | OREGON CITY, OR 97045

You must have access to the internet or to a telephone line to use the Zoom platform. Please contact Jennifer Kauppi to receive either the link or the phone number with password in order to attend the hearing.

If you would like to present evidence at the Hearing please email or mail your evidence to JKauppi@clackamas.us or 150 Beaver Creek Rd, Oregon City, Oregon 97045, **no later than 4 work days prior** to the hearing. Staff will number your evidence for the hearing and provide the numbered documents to the Hearings Officer and send them back to you for reference.

If you are unable to participate in a hearing through the Zoom platform please contact Jennifer Kauppi at 503-742-4759 or JKauppi@clackamas.us within **3 calendar days** of receipt of the notice of hearing packet.

If you do not know how to use Zoom, please Google "how to use Zoom" and there are many interactive guides on the internet.

If you experience difficulties connecting to the Zoom hearing before your scheduled start time, please call 503-348-4692 for assistance.

**Clackamas County encourages voluntary compliance with code violations to support a safe and healthy community for all. Please note that a \$75.00 monthly Administrative Compliance Fee will be assessed if a violation has been determined and has not been abated. When a property owner works cooperatively with the County to resolve a confirmed code violation, the County may waive all or part of that fee.*

Department of Transportation and Development

Nondiscrimination Policy:

The Department of Transportation and Development is committed to non-discrimination. For more information go to: www.clackamas.us/transportation/nondiscrimination, email JKauppi@clackamas.us or call (503) 742-4452.

¡LE DAMOS LA BIENVENIDA! Spanish

El Departamento de Transporte y Desarrollo está comprometido con la no discriminación. Para obtener más información, visite: www.clackamas.us/transportation/nondiscrimination, envíe un correo electrónico a JKauppi@clackamas.us o llame al 503-742-4452.

ДОБРО ПОЖАЛОВАТЬ! Russian

Департамент транспорта и развития инфраструктуры стремится к соблюдению политики недопущения дискриминации. Для получения дополнительной информации посетите веб-сайт: www.clackamas.us/transportation/nondiscrimination, отправьте письмо на адрес эл. почты JKauppi@clackamas.us или позвоните по телефону 503-742-4452.

欢迎! Chinese (Mandarin)

交通和发展部致力于实现非歧视。如需了解更多信息，请访问 www.clackamas.us/transportation/nondiscrimination，发送电子邮件至 JKauppi@clackamas.us 或致电 503-742-4452。

CHÀO MỪNG! Vietnamese

Bộ Vận Tải và Phát Triển cam kết thực thi chính sách không phân biệt đối xử. Để biết thêm thông tin, vui lòng truy cập trang mạng: www.clackamas.us/transportation/nondiscrimination, gửi email đến JKauppi@clackamas.us hoặc gọi điện thoại theo số 503-742-4452.

환영합니다. Korean

운송개발부는 차별 금지를 위해 모든 노력을 기울이고 있습니다. 자세한 내용은 홈페이지 www.clackamas.us/transportation/nondiscrimination을 참조하거나 이메일 JKauppi@clackamas.us, 또는 전화 503-742-4452번으로 연락 주십시오.

BEFORE THE COMPLIANCE HEARINGS OFFICER
for the
CLACKAMAS COUNTY BOARD OF COMMISSIONERS

COUNTY OF CLACKAMAS,

Petitioner,

v.

WILLIAM SZEMING NG,

Respondent.

File No: V0010622

COMPLAINT AND REQUEST FOR HEARING

I, Jennifer Kauppi, Code Enforcement Specialist for Clackamas County, allege the following:

1.

Respondent's mailing address is: 309 Meridian St Apt 1, East Boston, MA 02128.

2.

The address or location of the violation(s) of law alleged in this Complaint is:

15400 SE Barlow Ct, Damascus, OR 97089 also known as T2S, R3E, Section 09, Tax Lot 01114,
and is located in Clackamas County, Oregon.

3.

On or about the 4th day of January, 2023 the Respondent violated the following laws, in the following ways:

- a. Respondent violated the Clackamas County Building Abatement of Dangerous Buildings Section 9.01 by failing to obtain approved permits and approved final inspections for the single family residence, pole building and detached garage for the dangerous building code violations. This violation is a Priority 1 violation pursuant to the Clackamas County Violation Priorities.

4.

The Department initiating this procedure is the Code Enforcement Section of the Department of Transportation and Development.

5.

Notice of the violations was given to Respondent in the following manner: Administrative Citation #2200106 in the amount of \$1,500.00 was mailed via first class mail on January 4, 2023. A copy of the notice document is attached to this Complaint as Exhibit H, and incorporated by this reference.

6.

Based on these allegations, petitioner requests that a hearing be set in this matter.

Petitioner seeks an Order from the Hearings Officer granting the following relief:

1. Pursuant to Clackamas County Code Section 2.07.090, ordering Respondent to immediately abate the violations and bring the property at issue into compliance with all laws, and permanently enjoining Respondent from violating these laws in the future;

2. Pursuant to Clackamas County Code Section 2.07.090, imposing a civil penalty against Respondent for each violation, within the range established by the Board of County Commissioners. Said range for Abatement of Dangerous Building violation being \$750.00 to \$3,500.00 per occurrence as provided by Appendix B to the Clackamas County Code

3. Pursuant to Clackamas County Code Section 2.07.090, ordering Respondent to pay an administrative compliance fee as provided by Appendix A to the Clackamas County Code;

4. Pursuant to Clackamas County Code Section 2.07.090, ordering Respondent to reimburse the County for any expense the County may incur in collection of any penalties, fines or fees that may be imposed:

and

5. Ordering any other relief deemed reasonably necessary to correct the violations.

DATED THIS 6 day of March, 2023.

Jennifer Kauppi

Jennifer Kauppi
Code Enforcement Specialist
FOR CLACKAMAS COUNTY

COUNTY OF CLACKAMAS,

Petitioner,

WILLIAM SZEMING NG,

Respondent.

File No.: V0010622

STATEMENT OF PROOF

History of Events and Exhibits:

- March 15, 2022
Clackamas County received a complaint regarding the conversion of a pole building, detached accessory structure and single family residence into indoor marijuana grows without permits or land use approval.
- March 15, 2022
Exhibit A
I conducted a site inspection of the subject property. I found that the single family residence, detached accessory structure and pole building had structural, electrical, mechanical and plumbing work performed. The pole building had been converted into an indoor marijuana grow. A review of County records found no permits had been issued for any of the work done onsite for the conversion of these structures. I provided photos of the site to Building Official Matt Rozzell and he deemed that the structures are considered Dangerous Buildings and would be posted.
- March 29, 2022
Exhibit B
The single family residence, detached structure and pole building were all posted as Dangerous Buildings. The dangerous building posting was sent by first class mail and was not returned.
- April 7, 2022
Exhibit C
Building, electrical and plumbing inspectors met with Chao onsite who the owner hired as the real estate broker to list the property. The inspectors submitted an inspection report for each structure.
- May 6, 2022
Exhibit D
I received an email from Chris Wall who was hired by the owner to assist him in abating the violations on the property.
- June 8, 2022
Exhibit E
Permit Technician Shirley Cass-Crosby emailed Chris Wall detailing what would be required for each structure to abate the violations.
- November 7, 2022
Exhibit F
I reviewed County records and found no permits had been submitted for the structures. Correspondence was sent to the Respondent with a deadline of December 7, 2022 to abate the violations.

November 9, 2022 I was contacted by Bill Carnahan who was contacted by the owners to assist in abating the violations. Bill stated he knew about the marijuana grow and admitted to being inside the buildings. I asked Bill if the buildings were still posted as Dangerous Buildings with no entry allowed and he stated they were. I reiterated to Bill that per the posting, no one should be inside the buildings without prior approval.

December 8, 2022 I reviewed County records the Dangerous Building posting that was posted to the property on March 29, 2022. The Dangerous Building posting was sent by first class mail but was not sent certified mail to all interested parties as required by County Code.

December 13, 2022
Exhibit G The property was reposted for the Dangerous Building with a deadline date of December 28, 2022 to abate the violations. The dangerous building posted was sent first class mail and certified mail to all interested parties. The certified mail that was sent to the Respondent was returned as undeliverable.

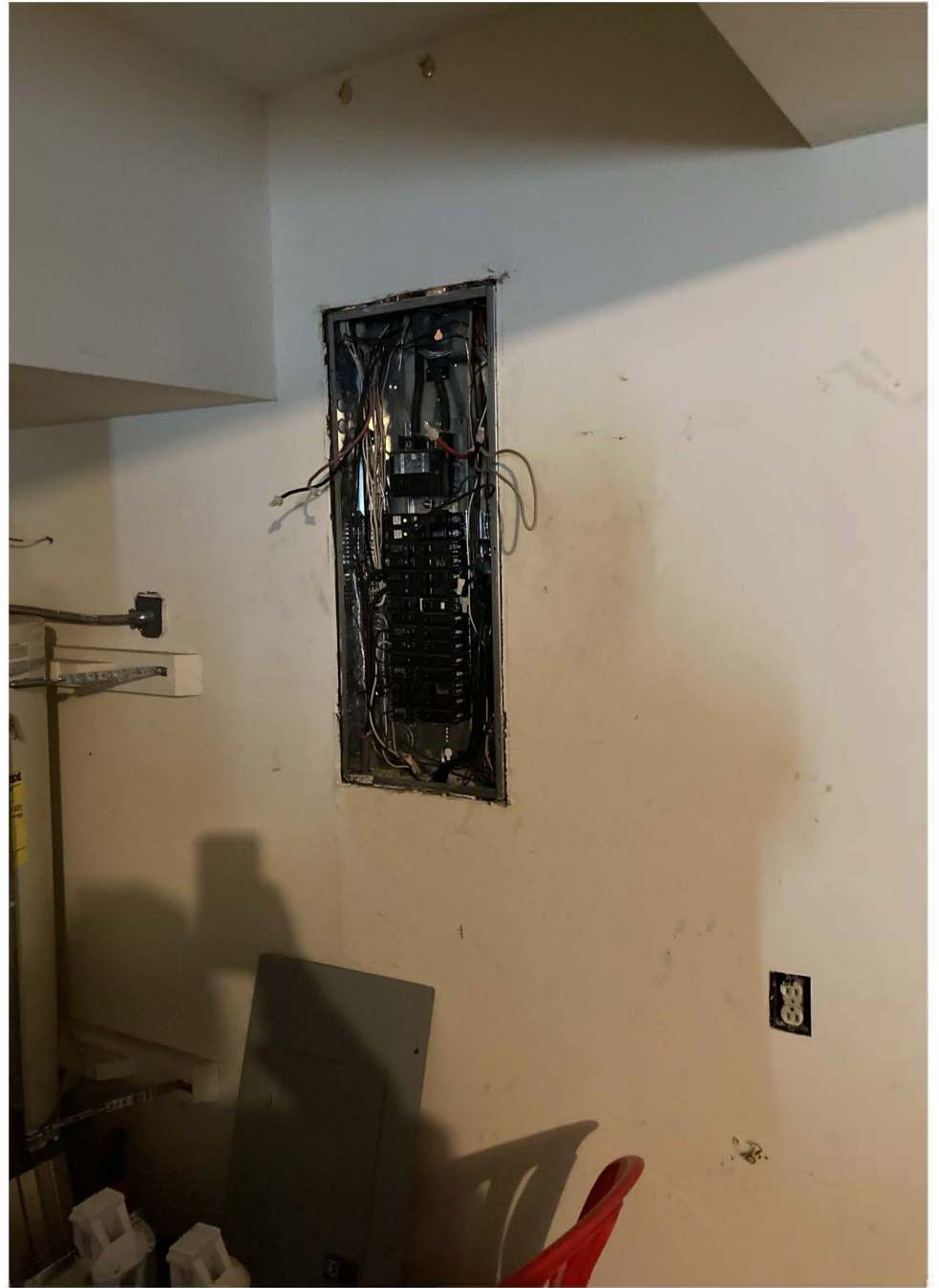
January 4, 2023
Exhibit H I reviewed County records and found no permits had been applied for. Citation 2200106 for \$1,500.00 was issued for the Abatement of Dangerous Building. The citation was sent first class mail and was returned to the County. The citation remains unpaid.

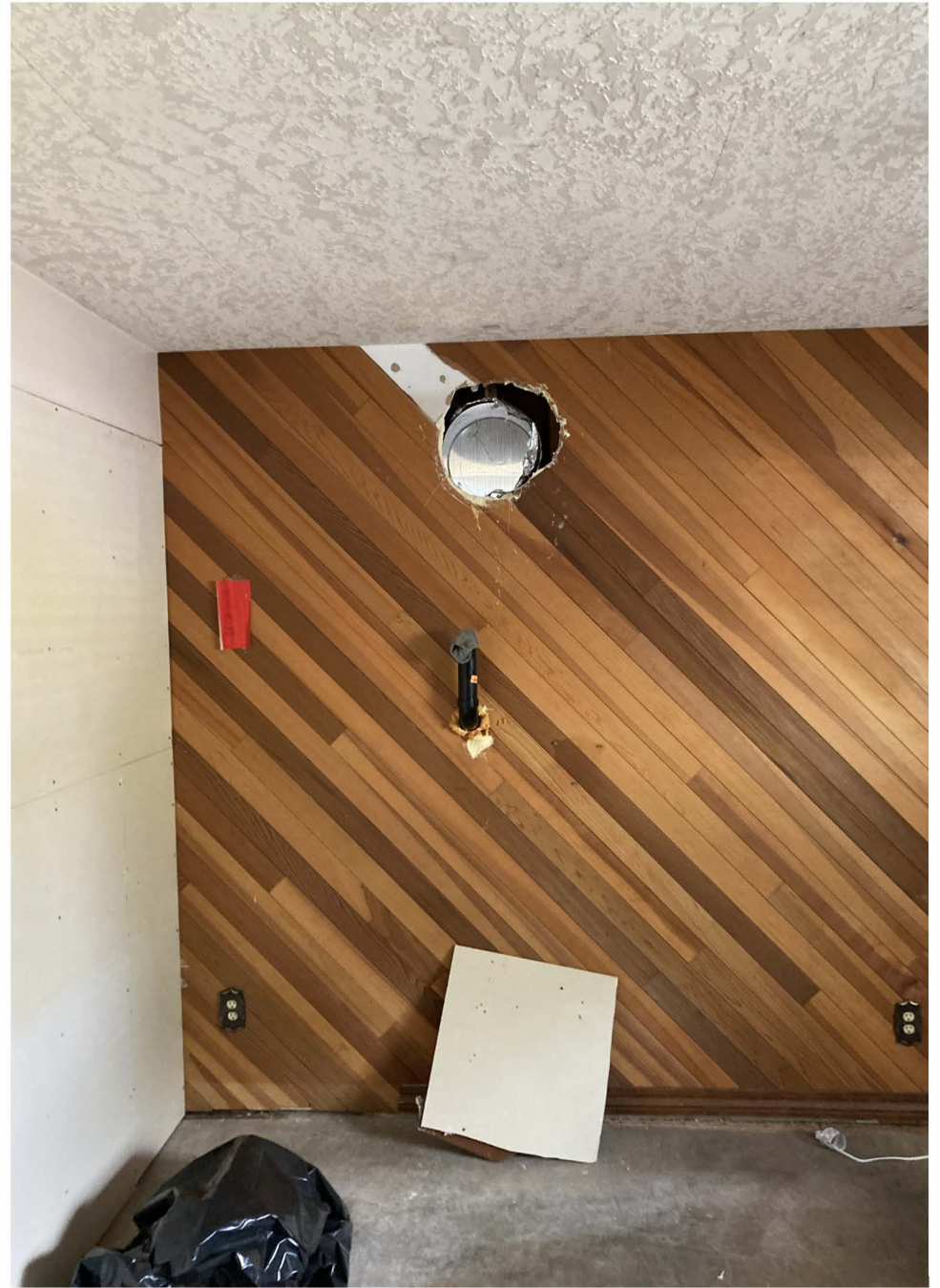
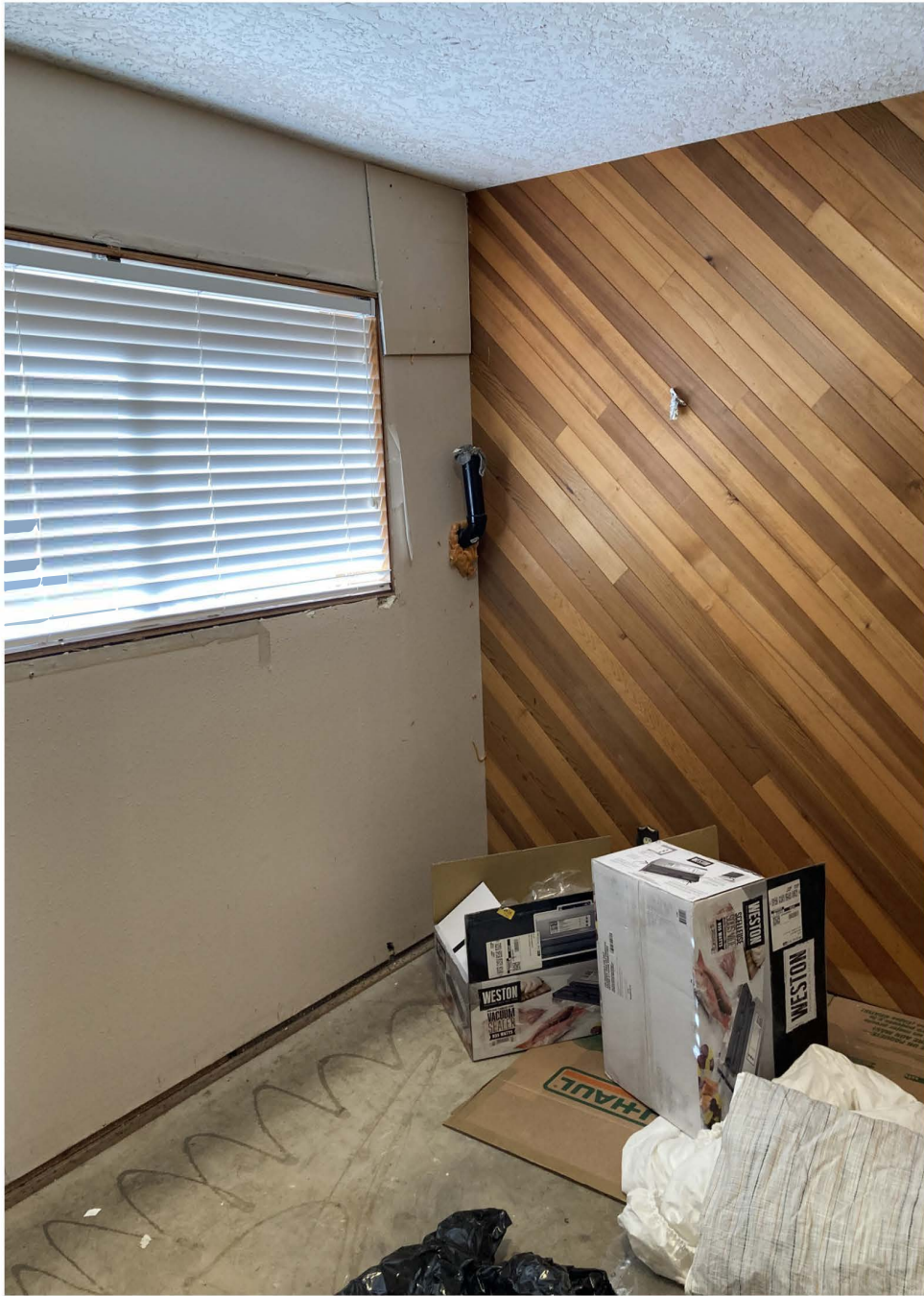
March 6, 2023 This matter was referred to the Hearings Officer.

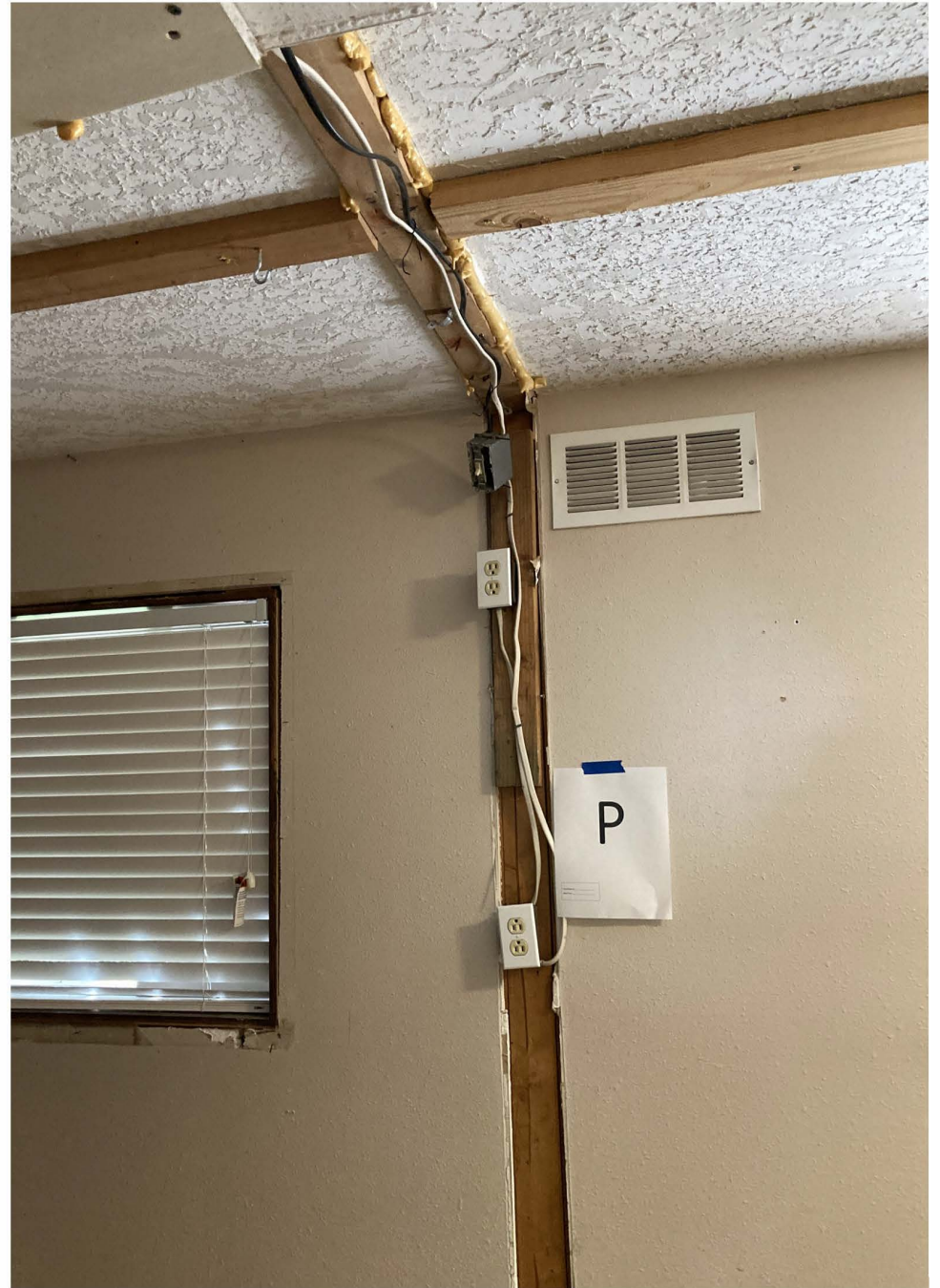
If the Compliance Hearings Officer affirms the County's position that a violation of the Abatement of Dangerous Building Code, Title 9.01.100(C)(E)(F)(G)(H), the County may request a Continuing Order in this matter recommending the following:

- The Respondent be ordered to bring the property into compliance with the Abatement of Dangerous Building by submitting all required permit applications and required plans for the pole building, detached garage and single family residence within 30 days of the date of the order. The Respondent shall be required to respond to all requests for additional plan review information within 10 days of being notified. Permits must be paid for within 10 days of notified with all required inspections including approved final inspections to be completed within 60 days of the permits being issued.
- Code Enforcement to confirm compliance of the above items and the County will submit a Post Hearing Status Report. The report will be sent to the Compliance Hearings Officer and to the Respondent.
- The report may include the following recommendations:
- The imposition of civil penalties for the abatement of dangerous building violation for the single family residence of up to \$3,500.00 for date cited January 4, 2023.
- The imposition of civil penalties for the abatement of dangerous building violation for the detached garage of up to \$3,500.00 for date cited January 4, 2023.
- The imposition of civil penalties for the abatement of dangerous building violation for the pole building of up to \$3,500.00 for date cited January 4, 2023.
- Payment for Citation No. 2200106 issued on January 4, 2023 for \$1,500.00.
- The administrative compliance fee to be imposed from December 2022 until the violation is abated. As of this report the total is amount due is \$225.00
- The County requests the Hearings Officer to permanently prohibit the Respondent from violating this law in the future.
- If the Respondent fails to comply with the Hearings Officer's Continuing Order the County will request the Hearings Officer to issue a Final Order and will also request the Hearings Officer to authorize the County further enforcement action including to proceed to Circuit Court.











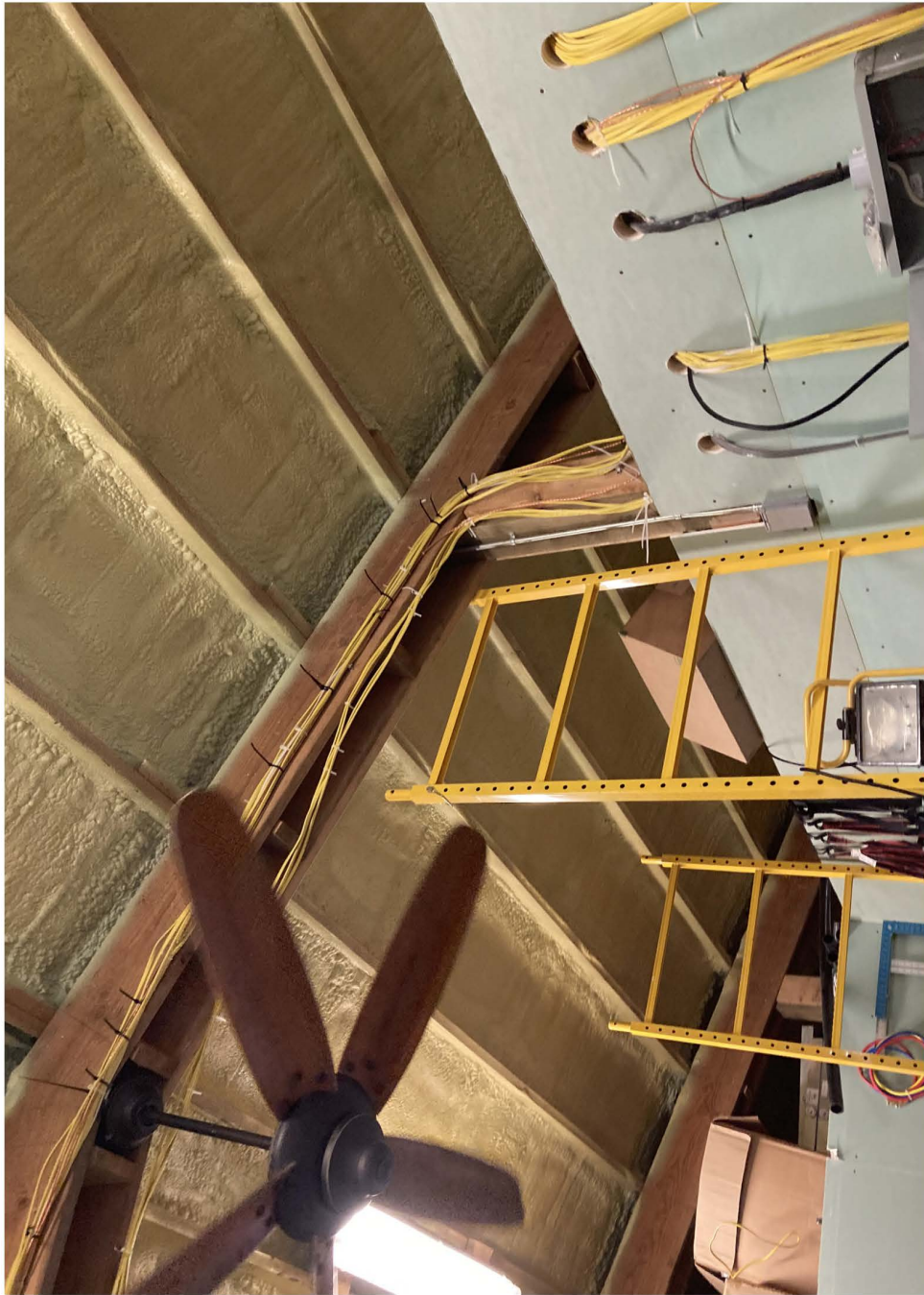










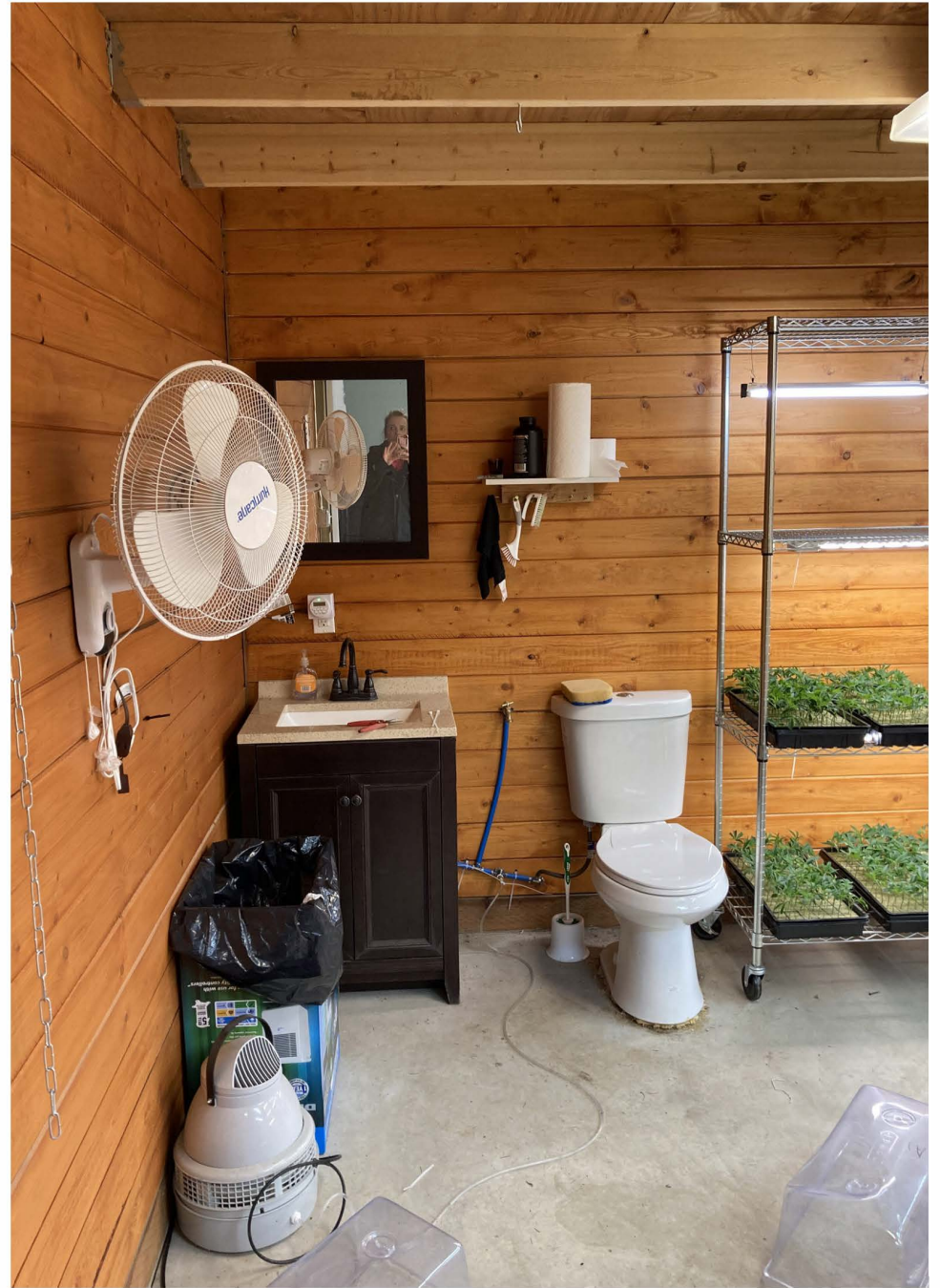














NOTICE AND ORDER OF DANGEROUS BUILDING

AND NOTICE TO VACATE

DO NOT ENTER THIS BUILDING

UNSAFE TO OCCUPY

IT IS A MISDEMEANOR CRIME TO OCCUPY, ENTER, OR

REMAIN IN THIS BUILDING

VIOLATORS ARE SUBJECT TO ARREST

DO NOT REMOVE OR DEFACE THIS NOTICE

Pursuant to ORS 162.305

Issued by Matt Rozzell, Building Official of Clackamas County

TO: NG William Szeming, Quontic Bank, Resurgent Capital Services,
All Occupants

LEGAL: T2S, R3E, Section 09, Tax Lot 01114

SITE ADDRESS: 15400 SE Barlow Ct., Damascus, OR 97089

AUTHORITY: Chapter 9.01 of the Clackamas County Code

DATE: March 29, 2022

Pursuant to Chapter 9.01 of the Clackamas County Code the Building Official for Clackamas County have inspected or caused to be inspected the agricultural building, garage and home at the above referenced location and have determined that such building is a dangerous building and is an immediate danger to life, limb, and safety of its occupants and the public for the following reasons:

- §9.01.100(C). Whenever a building or structure is being used or occupied contrary to the manner in which it was approved provided that such use creates a life or fire safety hazard, health hazard, or environmental hazard to the building occupants or adjacent property owners. The accessory structure was approved as a horse barn and has been converted into an indoor marijuana grow site without approval.
- §9.01.100(E). Whenever, for any reason, a building or structure or a portion thereof is manifestly unsafe for the purpose for which it is being used. The barn, garage and single family residence have all had additional electrical, mechanical and plumbing installed without the benefit of permits.
- §9.01.100(F). Whenever a building contains a fire hazard as defined in the most current edition of the Oregon Fire Code that creates an immediate threat to life or fire safety. The barn, garage and single family residence have all had additional electrical and mechanical installed without the benefit of permits.
- §9.01.100(G). Whenever any building system (electrical, plumbing, heating, ventilation, air conditioning or other permanently installed system) is determined to be unsafe or otherwise in violation of any applicable code or ordinance. The barn, garage and single family residence have all had additional electrical and mechanical installed without the benefit of permits.
- §9.01.100(H). Whenever permanently installed equipment or machinery creates a structural, life or fire safety hazard, health or other hazard. The barn, garage and single family residence have all had additional electrical and mechanical installed without the benefit of permits.

As a result of this notice and order you must take the following action(s) as required by the Building Official:

- 9.01.110(A)(3)(b) You must vacate the barn, garage and single family residence no later than **4 pm on April 1, 2022** §9.01.110(A)(3)(a)].
- §9.01.110(A)(3)(a) You must submit, or have your professional submit building, electrical, plumbing and mechanical permit applications for the barn, garage and single family residence no later than **April 29, 2022**.
 - The permits must have the fees paid in full within ten days of you being notified by Building Codes.
 - All inspections so that final inspections may be obtained **not later than 45 days** of the date of receipt of your approved permits.

If the action(s) described above are not commenced within the timeframes provided, the Building Official will **continue to order the building vacated and posted to prevent further occupancy until the work is completed and** may proceed to cause the work to be done and charge the costs thereof against the property and its owner(s).

Any person having any record title or legal interest in the building may appeal from this notice and order and any action of the building official to the board of appeals, **provided the appeal is made in writing as provided in this chapter and filed with the building official within 30 days from the date of service of this notice and order.** See §9.01.150. Failure to appeal will constitute a waiver of all rights to an administrative hearing and determination of the matter.

This notice and order is being served upon the owner of record and posted on each known exit of the subject building. In addition, this notice and order is being served on other potential legal interest holders including but not limited to mortgage, deed of trust, or lien holders, and known tenants or occupants. Mailings shall be accomplished by certified mailing, return receipt requested, to the person or entity entitled to service of the notice and order as required by §9.01.110(C).

Matt Rozzell

Matt Rozzell

Digitally signed by Matt Rozzell
Date: 2022.03.29 07:43:30 -07'00'

Matt Rozzell, Building Official
Clackamas County, Oregon













Clackamas County

150 Beaver Creek Rd
Oregon City, OR 97045

Tel: Inspection: 503-742-4720

Location:

15400 SE BARLOW CT DAMASCUS OR 97089

Inspection Date:

Thu, 07 Apr 2022

Record Type:

Code Enforcement - Violation

Record ID:

V0010622

Inspection Type:

Site Investigation

Inspector:

Alan W Davidson

Inspector Phone:

503-519-7264

Inspector Email:

ADavidson@clackamas.us

Result:

In Violation

Submit Time:

Thu, 07 Apr 2022 6:44:AM

Comments:

Date: 4/7/2022

Inspection of buildings was performed on 4-5-22 at 11:00 AM

In Barn: All electrical in violation. All electrical needs to be removed to the shell of the building, then have the building evaluated as to use, then rewire to current codes. All exterior wiring needs to be removed as is also in violation.

Verify that barn has permits to be built.

In Garage or out building: All electrical in violation. All electrical needs to be removed to the shell of the building, then have the building evaluated as to use, then rewire to current electrical codes. All exterior wiring removed as it is in violation as well. It should be determined if the new approved electrical service on the Garage is to be used or to feed this building off of the house.

Verify that Garage has permits to be built.

Overall property: All conduits supplying buildings in violation. They will need to be removed, new trenches dug and trench cover inspections call in for approval.

In House: The house has mostly the original wiring from when it was built. Rooms in violation are

- 1) A room in basement where a wall was removed and wires are hanging from ceiling.
- 2). Furnace room has multiple violations.
- 3). Garage has a lot of violations.

All areas will need to be brought back up to the code that was in place at the time the house was built. Any new wiring will need to be current electrical code.

Call for inspection when corrections are completed.

Clackamas County

150 Beaver Creek Rd
Oregon City, OR 97045

Tel: Inspection: 503-742-4720

Location:

15400 SE BARLOW CT DAMASCUS OR 97089

Inspection Date:

Thu, 07 Apr 2022

Record Type:

Code Enforcement - Violation

Record ID:

V0010622

Inspection Type:

Site Investigation

Inspector:

Alan W Davidson

Inspector Phone:

503-519-7264

Inspector Email:

ADavidson@clackamas.us

Result:

In Violation

Submit Time:

Thu, 07 Apr 2022 5:40:AM

Comments:

Inspection of buildings was performed on 4-5-22 at 11:00 AM

In Barn: All electrical in violation. All electrical needs to be removed to the shell of the building, then have the building evaluated as to use, then rewire to current codes. All exterior wiring needs to be removed as is also in violation.

Verify that barn has permits to be built.

In Garage or out building: All electrical in violation. All electrical needs to be removed to the shell of the building, then have the building evaluated as to use, then rewire to current electrical codes. All exterior wiring removed as it is in violation as well. It should be determined if the new approved electrical service on the Garage is to be used or to feed this building off of the house.

Verify that Garage has permits to be built.

Overall property: All conduits supplying buildings in violation. They will need to be removed, new trenches dug and trench cover inspections call in for approval.

In House: The house has mostly the original wiring from when it was built. Rooms in violation are

- 1) A room in basement where a wall was removed and wires are hanging from ceiling.
- 2). Furnace room has multiple violations.
- 3). Garage has a lot of violations.

All areas will need to be brought back up to the code that was in place at the time the house was built. Any new wiring will need to be current electrical code.

Call for inspection when corrections are completed

Clackamas County

150 Beavercreek Rd
Oregon City, OR 97045

Tel: Inspection: 503-742-4720

Location:

15400 SE BARLOW CT DAMASCUS OR 97089

Inspection Date:

Tue, 05 Apr 2022

Record Type:

Code Enforcement - Violation

Record ID:

V0010622

Inspection Type:

365 Other/Misc

Inspector:

Brad Wheeler

Inspector Phone:

503-680-0441

Inspector Email:

BWheeler@clackamas.us

Result:

In Violation

Submit Time:

Tue, 05 Apr 2022 12:52:PM

Comments:

1) The following corrections will be required for compliance to the Oregon Plumbing Specialty Code:

Main Residence:

- 1) Plumbing permit required. (104.5 & 102.2)
- 2) Remove all 3 ABS 2" lines in basement that terminate onto the ground outside. (101.2)
- 3) Remove ABS piping from master bathroom above, provide approved venting and drainage fittings for any and all unpermitted work. (901.2 & 706.1)
- 4) Permit yard hydrants(3) and water service footage to pole barn and accessory buildings. (104.5)
- 5) Kitchen sink has no P-trap, install approved trap assembly. (1001.2)

Accessory Building:

- 1) Permit rain drain package and install approved system. (104.5)
- 2) Remove sink and drain piping terminated on the exterior and any other plumbing fixtures and piping. (101.2)
- 3) Expose piping to yard hydrant for inspection, provide dual check backflow to each hydrant. (603.5.17)

Pole Barn:

- 1) Permit required for capping and/or removing all plumbing fixtures from interior. (104.5)
- 2) Expose and cap water servicing entering structure and cap at 24" (609.1)
- 3) Expose and cap building sewer(unknown termination). (102.3.2)
- 4) Rain drain system was permitted, inspected and approved under permit P0237814>

Kauppi, Jennifer

From: chris wall <everestdevelopment@yahoo.com>
Sent: Friday, May 6, 2022 12:05 PM
To: Kauppi, Jennifer; Chao Tan
Subject: 15400 SE BARlow Cr - V 0010622

Categories: CE SPECIALIST CASES

Warning: External email. Be cautious opening attachments and links.

Jennifer -

Happy Friday

I have been engaged to assist the home owner, William Szeto, in resolving the violation citations for their property at 15400 SE Barlow Ct. As I am coming upto speed on the myriad of issues, and yet to make a site inspection, do you have time in your schedule for a quick call? I can be reached at 503-849-8883. Please feel free to reach out at your convenience.

Warmly,

Chris Wall
NorthWest Classic Homes ,
10100 ne 116th Cir
Vancouver WA 98662
CCB # 202817

Kauppi, Jennifer

From: Cass-Crosby, Shirley
Sent: Wednesday, June 8, 2022 2:37 PM
To: 'chris wall'
Cc: Kauppi, Jennifer
Subject: 15400 S BARlow - House Issues

Hi There,

I will be addressing each structure separately and each structure will require its own set of permits.

In regards to the house , I spoke with the inspector that was out to the property and confirmed what was needed. According to Robert there were holes cut in the exterior load bearing walls, so a building permit is needed to address this issue. There is a room in the basement that was altered, so that will need to be addressed. They have also created what we will call a furnace room and it does currently not met code. He also mentions violations in the garage, but does not specify.

There will also need to be plumbing and electrical permits pulled, as the owner mentioned when n recently that the property would be for sale or lease so licensed contractors will need to pull the trade permits. My suggestion is t have the contractor pull a permit and schedule a consultation inspection. The inspector has limited time, but could go through and point out the corrections and the additional fees can be added to the permit in regards to working toward absolving electrical violations.

In regards to the plumbing permit it appears that there is some plumbing in the basement that needs to be removed and capped off. The ABS 2” piping need to be removed in the Master Bathroom and proper venting and drainage fittings for any and all unpermitted work is needed. There appears to also be yard hydrants 3 to be exact. The kitchen has no p-trap, so one will need to be added . You are also okay to schedule a consultation for this permit also and have the plumbing inspector and plumbing contractor meet to go over the items needing corrections.

Please let me know if you have any additional questions in regards to this project. We now require everything to be submitted on-line, so when you are at that point let me know. I believe due to the type of work done, you would not need an engineer to do the drawings on this one.

Kauppi, Jennifer

From: Cass-Crosby, Shirley
Sent: Wednesday, June 8, 2022 2:56 PM
To: 'chris wall'
Cc: Kauppi, Jennifer
Subject: 15400 S abrlow Ct - Detached Garage

Hi Chris,

Now we start with the more difficult projects and so for the detached garage that is close to the home, you will need to hire an engineer as this structure was built without permits. The electrical and plumbing was done without permits, so these will be two additional trade permit, but for the detached garage. The inspection reports Jen sent you are pretty clear on what needs to be done to fix the electrical and plumbing violations, so please read what she sent you. Again these will need to be pulled by licensed trade people. The electrical and plumbing will not be issued until the main building permit is issued. I would focus on getting an Engineer and the plans drawn. There was also a carport added that is not permitted, so please also address that issue. It is built with non-pressure treated wood and that does not meet code, so this one is limited in the resolution.. There were also walls put up to create rooms, so being this is supposed to be a garage then that is what it should be. Be sure to address what it can be permitted for and follow up with planning if the owner has different plans.

Engineers are out about 6-8 weeks from what I hear. Just be sure that the communication with Jen is kept flowing. Once you have contracted with an Engineer, I would reach out to Jen and give her their timeline.

Thanks,

*Shirley Cass-Crosby
Permit Technician - Building Codes
150 Beavercreek Rd #225
Oregon City, OR 97045
503.742.4240*

Kauppi, Jennifer

From: Cass-Crosby, Shirley
Sent: Wednesday, June 8, 2022 3:22 PM
To: 'chris wall'
Cc: Kauppi, Jennifer
Subject: 15400 S Barlow Ct - Accessory Structure 2014 AKA Pole Building

This building was originally approved as an agricultural exemption, so first the owner will need to decide the use for the structure.

Chris,

If you keep it as an agricultural exemption, this structure would not be allowed to be used for Marijuana. The owner would then need to apply for a Change of Use for an AG permit type changing the original use. Again it can't be used for Marijuana, so the new use would need to be for profit and meet the Exemption approval requirements. If they do not qualify, then the structure would need to be permitted.

If you are planning on permitting the structure due to not qualifying for an AG exemption, then you would need to hire an Engineer to do the plans for this structure also. There also appears to be a bathroom in this building, so be sure it is addresses in the plans due to a code change from April 1st 2021. There were also walls put up without permits, so this is an issue that will need to be addressed and again the use of the building can determine what can happen in this structure. There was also some mechanical work that occurred in this building without permits and need to either be removed or permitted. If the structure stays AG exempt, then the mechanical will need to be submitted as commercial.

The electrical work done in this building according to the inspector is all in violation. You will need to have an electrician do the work on this one also and it may be easier to remove all the electrical work once the permit is pulled and then start over with what is wanted for this structure in relation to the electrical. The bathroom is an issue in that if it is not approved, then you will need to be sure to include the capping of the fixtures on the plumbing permit. This will be again pulled by the plumbing contractor. I also did realize that if you have water going to these structures, each out building will also need to have the water and waste linear feet added for the 3 plumbing permits on this property. If the structure goes AG exempt then the rain drains are not an issue, but if the structure is permitted, then the rain drains is also an items that needs to be added.

This is a lot of information to give you all at once, so please do not hesitate to reach out to me without any questions. The quick overview is that there will be at least 3 permit types for each



November 7, 2022

NG William Szeming
309 Meridian St Apt 1
East Boston, MA 02128

SUBJECT: Violation of the Clackamas County Building Code, Title 9.02.040 (B), (C), (D), and (E)

FILE: V0010622

SITE ADDRESS: 15400 SE Barlow Ct., Boring, OR 97089

LEGAL DESCRIPTION: T2S, R3E, Section 09, Tax Lot 01114

This letter serves as notice of a violation of the Clackamas County Code. The violations include:

- Barn converted to an indoor marijuana grow without permits.
- Detached garage built without permits.
- Single family residence converted to an indoor marijuana grow without permits.

VIOLATIONS & HOW TO RESOLVE

On March 15, 2022 Clackamas County Code Enforcement conducted a site inspection on the subject property. That inspection determined that there was structural, electrical, plumbing and mechanical work done to the single family residence, detached garage and pole building all without permits. In order to abate the violations, please complete the following **no later than December 7, 2022.**

Single Family Residence

The single family residence had structural, plumbing, electrical and mechanical done without permits.

1. Please submit, or have your professional submit, the building permit application(s), technically complete plans and appropriate fee(s) to permit the structural changes made to the exterior and interior of the residence. In addition, electrical, plumbing and mechanical permits must be applied for to permit the work that was done without permits or to remove any of the work done without

permits. Permits are accepted online only, for more information on this process please refer to the County's website at <https://www.clackamas.us/building>

- Please respond to all requests for additional plan review information within 10 days of being notified.
- The permit(s) must have the fee(s) paid in full within ten days of your being notified by Building Codes.
- Please schedule all inspections so that final inspections may be obtained not later than 45 days of the date of receipt of your approved permit(s).

Detached Garage

A review of permit history by County staff determined that the detached accessory structure was originally built in 1979 without permits. Additions to the structure including expansion of the building, electrical, plumbing and mechanical was installed to the structure without permits.

2. Please submit, or have your professional submit, the building permit application(s), technically complete plans and appropriate fee(s). Permits are accepted online only, for more information on this process please refer to the County's website at <https://www.clackamas.us/building>. In addition, electrical, plumbing and mechanical permits must be applied for to permit the work that was done without permits or to remove any of the work done without permits.
 - Please respond to all requests for additional plan review information within ten days of being notified.
 - The permit(s) must have the fee(s) paid in full within ten days of your being notified by Building Codes.

Please schedule all inspections so that final inspections may be obtained not later than 45 days of the date of receipt of your approved permit(s).

Pole Building

The pole building was permitted in 2014 which included a plumbing permit for rain drains and an electrical permit for a 200 amp service. During the inspection on March 15th, it was confirmed that the pole building had been converted to an indoor marijuana grow. In order to abate the Building Code violation, please complete the following **no later than December 7, 2022.**

1. Please submit, or have your professional submit, the building permit application(s), technically complete plans and appropriate fee(s) to remove or permit all interior walls, mechanical equipment and bath fan exhaust. All plumbing installed in the building must be permitted to remain or be removed. All electrical needs to be permitted to be removed from the building down to the originally approved 200 amp service with 4 circuits.
 - Please respond to all requests for additional plan review information within ten days of being notified.
 - The permit(s) must have the fee(s) paid in full within ten days of your being notified by Building Codes.
 - Please schedule all inspections so that final inspections may be obtained not later than 45 days of the date of receipt of your approved permit(s).

CONTACT INFORMATION

Building – If you have questions concerning permitting requirements please contact the building department at 503-742-4240 or on-line at bldservice@clackamas.us.

You may also stop by the Planning, Permitting and Code Enforcement Offices at the Development Services Building, 150 Beaver Creek Road, Oregon City. The lobby is open between the hours of 8:00 a.m. to 4:00 p.m. Monday through Thursday. **The lobby is closed to the public on Friday, however, staff is available by phone or email.**

If you have any questions my direct telephone number is 503-742-4759 and my email address is JKauppi@clackamas.us

Jennifer Kauppi
Code Enforcement Specialist
Clackamas County Code Enforcement

Important Notices

1. **Administrative Compliance Fees.** It is important that you contact the Code Enforcement Section to resolve the violations described in the enclosed letter. **An administration compliance fee of \$75 will now be assessed monthly until the violations are abated.**
2. **Failure to resolve those violations may result in one or more of the following:** (1) a citation and fine, and (2) referral of this matter to the County Code Enforcement Compliance Hearings Officer.
3. **Request for a Hearing:** If you dispute the existence of the violations described in the enclosed letter you may request a hearing before the Hearings Officer by sending a written request for a hearing, including your name and address to: Code Enforcement Section, 150 Beaver Creek Rd., Oregon City, OR 97045, or at codeenforcement@clackamas.us.
4. **Potential Fines and Penalties:** The Clackamas County Code provides for Citation fine amounts of up to \$500 and additional civil penalties imposed by the Hearings Officer of up to \$3,500 for each day the County verifies the noncompliance. Fine amounts and civil penalties may be assessed for each cited violation and may be assessed separately against each named party. In addition, the Hearings Officer may order the violation to be abated by the County at the expense of the property owner(s) and responsible parties.
5. **Voluntary Compliance:** Clackamas County encourages voluntary compliance with code violations to support a safe and healthy community for all. Please note that when a property owner works cooperatively with the County to resolve a confirmed code enforcement violation, the County may in its discretion waive all or part of the \$75 per month administrative fee.
6. **Non-Compliance may result in a lien upon your property:** Fines and costs are payable upon the effective date of the final order declaring the fine and costs. Fines and costs under this Chapter are a debt owing to the County, pursuant to ORS 30.460, and may be collected in the same manner as any other debt allowed by law. If fines or costs are not paid within 60 days after payment is ordered, the County may file and record the order for payment in the County Clerk Lien Record.
7. **Final Order may be enforced in Circuit Court:** Also, be advised that non-compliance with a Hearings Officer's Order may result in the matter being referred to County Counsel for legal action in Circuit Court which may result in additional penalties or other sanctions.
8. **Recurrences will result in additional Citations:** Finally, recurrences of abated violations may result in the issuance of a citation without prior notice.



After recording return to:
William Szeming Ng
309 Meridian Street Apt 1
East Boston, MA 02128

Until a change is requested all tax
statements shall be sent to the
following address:
William Szeming Ng
309 Meridian Street Apt 1
East Boston, MA 02128

File No.: 7072-3648074 (DJC)
Date: December 31, 2020

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Andy Jinhua Chen, Grantor, conveys and warrants to **William Szeming Ng**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LEGAL DESCRIPTION: Real property in the County of Clackamas, State of Oregon, described as follows:

23E09 01114 00618291

Lot 2, Barlow Estates No. 2, in the County of Clackamas and State of Oregon.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$750,000.00**. (Here comply with requirements of ORS 93.030)

MN

3684480-SS

FIRST AMERICAN

NOTICE AND ORDER OF DANGEROUS BUILDING

AND NOTICE TO VACATE

DO NOT ENTER THIS BUILDING

UNSAFE TO OCCUPY

IT IS A MISDEMEANOR CRIME TO OCCUPY, ENTER, OR

REMAIN IN THIS BUILDING

VIOLATORS ARE SUBJECT TO ARREST

DO NOT REMOVE OR DEFACE THIS NOTICE

Pursuant to ORS 162.305

Issued by Matt Rozzell, Building Official of Clackamas County

TO: NG William Szeming, Quontic Bank, Resurgent Capital Services,
All Occupants

LEGAL: T2S, R3E, Section 09, Tax Lot 01114

SITE ADDRESS: 15400 SE Barlow Ct., Damascus, OR 97089

AUTHORITY: Chapter 9.01 of the Clackamas County Code

DATE: December 13, 2022

Pursuant to Chapter 9.01 of the Clackamas County Code the Building Official for Clackamas County have inspected or caused to be inspected the agricultural building, garage and home at the above referenced location and have determined that such building is a dangerous building and is an immediate danger to life, limb, and safety of its occupants and the public for the following reasons:

- §9.01.100(C). Whenever a building or structure is being used or occupied contrary to the manner in which it was approved provided that such use creates a life or fire safety hazard, health hazard, or environmental hazard to the building occupants or adjacent property owners. The accessory structure was approved as a horse barn and has been converted into an indoor marijuana grow site without approval.
- §9.01.100(E). Whenever, for any reason, a building or structure or a portion thereof is manifestly unsafe for the purpose for which it is being used. The barn, garage and single-family residence have all had additional electrical, mechanical and plumbing installed without the benefit of permits.
- §9.01.100(F). Whenever a building contains a fire hazard as defined in the most current edition of the Oregon Fire Code that creates an immediate threat to life or fire safety. The barn, garage and single-family residence have all had additional electrical and mechanical installed without the benefit of permits.
- §9.01.100(G). Whenever any building system (electrical, plumbing, heating, ventilation, air conditioning or other permanently installed system) is determined to be unsafe or otherwise in violation of any applicable code or ordinance. The barn, garage and single-family residence have all had additional electrical and mechanical installed without the benefit of permits.
- §9.01.100(H). Whenever permanently installed equipment or machinery creates a structural, life or fire safety hazard, health or other hazard. The barn, garage and single-family residence have all had additional electrical and mechanical installed without the benefit of permits.

As a result of this notice and order you must take the following action(s) as required by the Building Official:

- 9.01.110(A)(3)(b) You must vacate the pole building, garage and single-family residence no later than **4 pm on December 15, 2022**. §9.01.110(A)(3)(a)].
- §9.01.110(A)(3)(a) You must submit, or have your professional submit building, electrical, plumbing and mechanical permit applications for the pole building, garage and single-family residence no later than **December 28, 2022**.
 - The permits must have the fees paid in full within ten days of you being notified by Building Codes.
 - All inspections so that final inspections may be obtained **not later than 45 days** of the date of receipt of your approved permits.

If the action(s) described above are not commenced within the timeframes provided, the Building Official will **continue to order the building vacated and posted to prevent further occupancy until the work is completed and** may proceed to cause the work to be done and charge the costs thereof against the property and its owner(s).

Any person having any record title or legal interest in the building may appeal from this notice and order and any action of the building official to the board of appeals, **provided the appeal is made in writing as provided in this chapter and filed with the building official within 30 days from the date of service of this notice and order.** See §9.01.150. Failure to appeal will constitute a waiver of all rights to an administrative hearing and determination of the matter.

This notice and order are being served upon the owner of record and posted on each known exit of the subject building. In addition, this notice and order is being served on other potential legal interest holders including but not limited to mortgage, deed of trust, or lien holders, and known tenants or occupants. Mailings shall be accomplished by certified mailing, return receipt requested, to the person or entity entitled to service of the notice and order as required by §9.01.110(C).

Matthew Rozzell

Digitally signed by Matthew Rozzell
DN: C=US, E=mrozzell@clackamas.us,
O=Clackamas County, OU=DTD
Building Codes, CN=Matthew Rozzell
Date: 2022.12.08 13:45:57-08'00'

Matt Rozzell, Building Official
Clackamas County, Oregon



DO NOT ENTER THIS BUILDING
UNSAFE TO OCCUPY

IF A PERSON ENTERS THIS BUILDING, THEY WILL
BE SUBJECT TO THE FOLLOWING:

THEY WILL BE SUBJECT TO ARREST
THEY WILL BE SUBJECT TO PROSECUTION
THEY WILL BE SUBJECT TO FINES AND PENALTIES

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Quontic Bank
One Rockefeller Plaza, 9th Fl
New York, NY 10020



9590 9402 5540 9249 1785 69

2. Article Number (Transfer from service label)

7019 1640 0000 8200 7795

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *[Signature]* Agent
 Addressee

B. Received by (Printed Name)

C. Date of Delivery

RE Timenez *12/21/22*

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Registered Mail Restricted Delivery
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

V0010622

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Resurgent Capital Services
55 Beattie Pl #110
Greenville, SC 29601



9590 9402 5540 9249 1785 52

2. Article Number (Transfer from service label)

7019 1640 0000 8200 7788

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *Wayne Brannon* Agent
 Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery

V0010622

Domestic Return Receipt

EXHIBIT C, 5 OF 9

USPS TRACKING #



9590 9402 5540 9249 1785 69



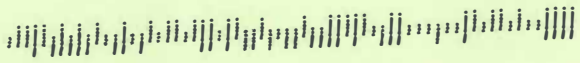
First-Class Mail
Postage & Fees Paid
USPS
Permit No. G-10

United States
Postal Service

• Sender: Please print your name, address, and ZIP+4® in this box•

Clackamas County
Code Enforcement Division
150 Beaver Creek Rd
Oregon City, OR 97045

5-430250



USPS TRACKING #



9590 9402 5540 9249 1785 52



First-Class Mail
Postage & Fees Paid
USPS
Permit No. G-10

United States
Postal Service

• Sender: Please print your name, address, and ZIP+4® in this box•

Clackamas County
Code Enforcement Division
150 Beaver Creek Rd
Oregon City, OR 97045

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Occupant
15400 SE Barlow Ct
Damascus, OR 97089



9590 9402 5540 9249 1792 07

2. Article Number (Transfer from service label)

7019 1640 0000 8200 7764

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *Jinghong chen*

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

12/31

D. Is delivery address different from item 1? Yes

If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery

- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

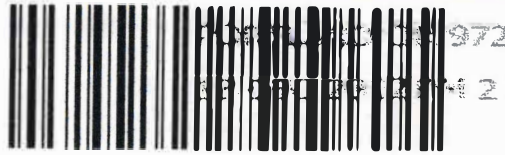
Restricted Delivery

EXHIBIT G_7 OF 9



CLACKAMAS COUNTY
DEVELOPMENT SERVICES BUILDING
CODE ENFORCEMENT DIVISION
150 BEAVERCREEK ROAD | OREGON

CERTIFIED MAIL®



7019 1640 0000 8200 7771



US POSTAGE™ PITNEY BOWES
ZIP 97045 \$ 007.82⁰
02 1W
0001404531 DEC 13 2022

NIXIE 015 FE 1 0001/04/23
RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD
BC: 97045430250 *0449-00903-14-01

NG William Szeming
309 Meridian St, Apt 1
East Boston, MA 02128

U.S. POSTAGE PAID
FROM LETTER
OREGON CITY, OR
97045
DEC 13 22
AMOUNT
\$0.03
R2305M146960-92

.. 9300020000000000

02128-162809
97045 > 4302

EXHIBIT G 8 OF 9

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT
OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

NG William Szeming
 309 Meridian St, Apt 1
 East Boston, MA 02128



9590 9402 5540 9249 1792 14

2. Article Number (Transfer from service label)

7019 1640 0000 8200 7771

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Restricted Delivery

Domestic Return Receipt

EXHIBIT G _9 OF 9

02128

RDC 21





Citation No. 2200106

Case No. V0010622

ADMINISTRATIVE CITATION

Date Issued: January 4, 2023

Name and Address of Person(s) Cited:

Name: NG William Szeming
Mailing Address: 309 Meridian St Apt 1
City, State, Zip: East Boston, MA 02128

Date Violation(s) Confirmed: On the 4th day of January, 2023, the person(s) cited committed or allowed to be committed, the violations(s) of law described below, at the following address:

Address of Violation(s): 15400 SE Barlow Ct., Damascus, OR 97089

Legal Description: T2S, R3E Section 09, Tax Lot(s) 01114

Law(s) Violated:

Chapter 9.01 of CCC Uniform Code for the Abatement of Dangerous Buildings, Section (C),(E),(F),(G),(H)

Description of the violation(s):

- 1) Failure to obtain approved permits and approved final inspections on the pole building in order to abate the dangerous building code violation.

Maximum Civil Penalty \$3,500.00 Fine \$500.00

- 2) Failure to obtain approved permits and approved final inspections on the single family residence in order to abate the dangerous building code violation.

Maximum Civil Penalty \$3,500.00 Fine \$500.00

- 3) Failure to obtain approved permits and approved final inspections on the detached garage in order to abate the dangerous building code violation.

Maximum Civil Penalty \$3,500.00 Fine \$500.00

You may avoid paying the civil penalty by abating the violation(s) and paying a total fine of \$1,500.00. If you have questions regarding how to abate the violation(s) contact Clackamas County Code Enforcement at the number listed below. Please be advised a \$75 monthly administrative fee is being assessed.

I hereby certify under penalties provided by ORS 153.990 that I have reasonable grounds to and do believe that the above person(s) committed or allowed to be committed the violation(s) described on this form.

Citation issued by: Jennifer Kauppi
Telephone No.: 503-742-4759

Date: January 4, 2023
Department Initiating Enforcement Action: Code Enforcement

PLEASE READ CAREFULLY!

You have been cited for the violation(s) of law stated on the front of this form. You MUST exercise ONE of the following options within fifteen calendar days of the date of this citation.

If you fail to exercise one of these options within fifteen calendar days of the citation date, the County may request a hearing before the Code Enforcement Hearings Officer following which you may be ordered to pay the maximum civil penalty and abate the violation.

Options:

- 1. Abate the violation and pay the fine. Sign the statement of Understanding below and deliver or mail this form, together with a check or money order payable to Clackamas County in the amount of the fine to:
 Clackamas County Code Enforcement Section
 150 Beaver Creek Rd.
 Oregon City, OR 97045
- 2. Request a hearing in writing. You may request a hearing to contest the violation(s) alleged. A written request for a hearing must be mailed to Clackamas County at the address listed above or sent to codeenforcement@clackamas.us

A request for hearing must contain all of the following information:

- a. Your name and address
- b. A copy of the citation or the Citation No. and Case No.; and
- c. The description of the relief you are requesting

At the hearing, an administrative fee may be assessed by the Hearings Officer in addition to civil penalty(ies) if the Hearings Officer concludes you are responsible for the violation. If a civil penalty is imposed the amount will likely exceed the fine amount on this citation.

STATEMENT OF UNDERSTANDING

I, the undersigned, do hereby acknowledge that I understand the following:

- 1. By paying the fine I admit the existence of the violation(s) alleged on this citation and my responsibility for it.
- 2. Paying the fine does not relieve me of my responsibility to correct the violation and to comply with all applicable laws.
- 3. Additional citations may be issued to me if I fail to correct the violation or violate other applicable laws.

Signature: _____ Date: _____

Address: _____
City, State, Zip

Contact Number: _____ Email: _____



Citation No. 2200106

Case No. V0010622

ADMINISTRATIVE CITATION

Date Issued: January 4, 2023

Name and Address of Person(s) Cited:

Name: NG William Szeming
Mailing Address: 309 Meridian St Apt 1
City, State, Zip: East Boston, MA 02128

Date Violation(s) Confirmed: On the 4th day of January, 2023, the person(s) cited committed or allowed to be committed, the violations(s) of law described below, at the following address:

Address of Violation(s): 15400 SE Barlow Ct., Damascus, OR 97089

Legal Description: T2S, R3E Section 09, Tax Lot(s) 01114

Law(s) Violated:

Chapter 9.01 of CCC Uniform Code for the Abatement of Dangerous Buildings, Section (C),(E),(F),(G),(H)

Description of the violation(s):

- 1) Failure to obtain approved permits and approved final inspections on the pole building in order to abate the dangerous building code violation.

Maximum Civil Penalty \$3,500.00 Fine \$500.00

- 2) Failure to obtain approved permits and approved final inspections on the single family residence in order to abate the dangerous building code violation.

Maximum Civil Penalty \$3,500.00 Fine \$500.00

- 3) Failure to obtain approved permits and approved final inspections on the detached garage in order to abate the dangerous building code violation.

Maximum Civil Penalty \$3,500.00 Fine \$500.00

You may avoid paying the civil penalty by abating the violation(s) and paying a total fine of \$1,500.00. If you have questions regarding how to abate the violation(s) contact Clackamas County Code Enforcement at the number listed below. Please be advised a \$75 monthly administrative fee is being assessed.

I hereby certify under penalties provided by ORS 153.990 that I have reasonable grounds to and do believe that the above person(s) committed or allowed to be committed the violation(s) described on this form.

Citation issued by: Jennifer Kauppi
Telephone No.: 503-742-4759

Date: January 4, 2023
Department Initiating Enforcement Action: Code Enforcement

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If you fail to exercise one of these options within fifteen calendar days of the citation date, the County may request a hearing before the Code Enforcement Hearings Officer following which you may be ordered to pay the maximum civil penalty and abate the violation.

Options:

1. Abate the violation and pay the fine. Sign the statement of Understanding below and deliver or mail this form, together with a check or money order payable to Clackamas County in the amount of the fine to:
 Clackamas County Code Enforcement Section
 150 Beaver Creek Rd.
 Oregon City, OR 97045
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A request for hearing must contain all of the following information:

- a. Your name and address
- b. A copy of the citation or the Citation No. and Case No.; and
- c. The description of the relief you are requesting

At the hearing, an administrative fee may be assessed by the Hearings Officer in addition to civil penalty(ies) if the Hearings Officer concludes you are responsible for the violation. If a civil penalty is imposed the amount will likely exceed the fine amount on this citation.

STATEMENT OF UNDERSTANDING

I, the undersigned, do hereby acknowledge that I understand the following:

1. By paying the fine I admit the existence of the violation(s) alleged on this citation and my responsibility for it.
2. Paying the fine does not relieve me of my responsibility to correct the violation and to comply with all applicable laws.
3. Additional citations may be issued to me if I fail to correct the violation or violate other applicable laws.

Signature: _____ Date: _____

Address: _____

City, State, Zip

Contact Number: _____ Email: _____