



NOTICE OF RESET HEARING

October 21, 2021

Terry Emmert
11811 SE Hwy 212
Clackamas, OR 97015

RE:: County of Clackamas v. Terry Emmert
File: V0056218, V0056318

Hearing Date: January 25, 2022

Time: This item will not begin before 10:00 am 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.

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 Andrea Hall, Code Compliance Specialist for Clackamas County at (503) 742-4467, 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



NOTICE OF HEARING

October 11, 2021

Terry Emmert
11811 SE Hwy 212
Clackamas, OR 97015

RE:: County of Clackamas v. Terry Emmert
File: V0056218, V0056318

Hearing Date: October 26, 2021

Time: This item will not begin before 12:00 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 Andrea Hall, Code Compliance Specialist for Clackamas County at (503) 742-4467, 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

Clackamas County is abiding by social distancing requirements during the coronavirus pandemic, so your hearing will be conducted virtually using the Zoom platform.

You must have access to the internet or to a telephone line to use the Zoom platform. We have sent you the Zoom invite to twemmert@emmertintl.com. Please contact Andrea Hall if you are unable to find the email.

If you would like to present evidence at the Hearing please email or mail your evidence to Andreahal@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 Andrea Hall at 503-742-4467 **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

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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.

TERRY EMMERT

Respondent.

File No: V0056218, V0056318

COMPLAINT AND REQUEST FOR HEARING

I, Andrea Hall, Senior Code Enforcement Specialist for Clackamas County, allege the following:

1.

Respondent Terry Emmert mailing address is: 11811 SE Hwy 212, Clackamas, OR 97015.

2.

The address or location of the violation(s) of law alleged in this Complaint is: 7828 and 7830 SE Johnson Creek Blvd. Portland, OR 97206, also known as T1S, R2E, Section 29AD, Tax Lots 2000, 2100 and are located in Clackamas County, Oregon.

On or about the 4th day of December, 2020 the Respondent violated the following laws, in the following ways:

- a. Chapter 9.02.040 of the Clackamas County Code for failing to obtain permits and inspections for the placement of residential dwellings on the subject property. This violation is a Priority 1 violation pursuant to the Clackamas County Violation Priorities.

On or about the 30th day of April, 2021 the Respondent violated the following laws, in the following ways:

- b. Chapter 9.02.040 of the Clackamas County Code for failing to obtain permits and inspections for the placement of residential dwellings on the subject property. 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 violation was given to Respondent in the following manner: Citation and Complaint #1800562 and #1800563. A copy of the notice document is attached to this Complaint as Exhibit I, and incorporated by this reference.

Notice of the violation was given to Respondent in the following manner: Citation and Complaint #1800562-2 and #1800563-2. A copy of the notice document is attached to this Complaint as Exhibit K, and incorporated by this reference.

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 the Chapter 9.02.040 Priority 1 violation being \$750.00 to \$1000.00 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; and
4. Ordering any other relief deemed reasonably necessary to correct the violations.

DATED THIS 11th day of October, 2021



Andrea Hall
Senior Code Enforcement Specialist
FOR CLACKAMAS COUNTY

COUNTY OF CLACKAMAS,

Petitioner,

v.

TERRY EMMERT,

Respondent.

File No.: V0056218, V0056318

STATEMENT OF PROOF

History of Events and Exhibits:

September 24, 2018 Exhibit A	In response to a complaint, the County sent the Respondent and alleged letter regarding the placement of residential dwellings without permits or inspections.
October 4, 2018	The County spoke with the Respondent who stated that he may move the homes and sell the property rather than permit the structures. Agreed on 30 days for the Respondent to decide.
November 14, 2018 Exhibit B	A violation notice was mailed to the Respondent giving him until December 17, 2018 to submit permit applications for the homes or remove them.
December 10, 2018 Exhibit C	The County spoke with the Respondent who indicated that a neighboring property owner was interested in purchasing the property. A new violation notice was mailed with a new deadline of January 20, 2019 to abate the violation.
January 23, 2019 Exhibit D	A site inspection revealed that the houses were still on the property. One dwelling is on tax lot 2000 and two dwellings are on tax lot 2100.
May 29, 2019 Exhibit E	A site inspection revealed that the houses were still on the property. One dwelling is on tax lot 2000 and two dwellings are on tax lot 2100.
June 12, 2019	The County met with the Respondent to talk about the violation. He acknowledges that he has not followed up with the neighboring property owner with regard to the purchase of the property.
November 21, 2019 Exhibit F	A site inspection revealed that the houses were still on the property. One dwelling is on tax lot 2000 and two dwellings are on tax lot 2100.

January 31, 2020	Building Permit Technician Stephanie Jacobson was able to locate permit applications and plans for the dwellings that they Respondent had submitted in 2008. These permits are ready to be issued.
February 5, 2020 Exhibit G	The County sent the Respondent a letter with a March 2, 2020 deadline to obtain the 2008 permits and have approved final inspections within 60 days of the date the permits were issues.
December 4, 2020 Exhibit H	A site inspection revealed that the houses were still on the property. One dwelling is on tax lot 2000 and two dwellings are on tax lot 2100.
December 9, 2020 Exhibit I	Citation numbers 1800562 and 1800563 were issued in the amount of \$100.00 each for the Building Code violations. These citations were sent first class mail and were not returned to the County. These citations remain unpaid.
April 30, 2021 Exhibit J	A site inspection revealed that the houses were still on the property. One dwelling is on tax lot 2000 and two dwellings are on tax lot 2100.
May 3, 2021 Exhibit K	Citation numbers 1800562-2 and 1800563-2 were issued in the amount of \$500.00 each for the Building Code violations. These citations were sent first class mail and were not returned to the County. These citations remain unpaid.
August 20, 2021 Exhibit L	A site inspection revealed that the houses were still on the property. One dwelling is on tax lot 2000 and two dwellings are on tax lot 2100.
October 11, 2021	This matter was referred to the Code Enforcement Hearings Officer.
	<p>If the Hearings Officer affirms the County's position that a violation of Chapter 9.02.040 exists on the subject property, the County would request a Continuing Order be issued requiring the Respondent to move forward with obtaining the 2008 permits within 15 days of the date of the Order with approved final inspections within 60 days of the date the permits are issued, or, remove the homes from the subject properties within 60 days of the date of the Order.</p> <p>The County will submit a timely 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:</p> <ul style="list-style-type: none"> ○ Payment of citations numbers 1800562, 1800562-2, 1800563, 1800563-2 which total \$1200.00.

- The imposition of civil penalties of up to \$1000.00 for the priority 1 violation for the dates cited December 4, 2020 and April 30, 2021, this total is \$2000.00.
 - The administrative compliance fee to be imposed from October 4, 2018 until the violation is abated. As of the date of this report the total is \$2625.00 for each tax lot, the total is \$5250.00.
 - The total of fines, fees and maximum civil penalties would be \$8,450.00.
- If the violations are not abated the County may request authorization for further enforcement action including to proceed to Circuit Court.
 - The County requests the Hearing's Officer to permanently enjoin the Respondent from violating these laws in the future.



September 24, 2018

Terry Emmert
11811 SE Hwy 212
Clackamas, OR 97015

**Subject: Alleged Violation of the Building Code, Chapter 9.02.040 of the
Clackamas County Code**

Site Address: 7828 SE Johnson Creek Blvd., Portland, OR 97206
Legal Description: T1S, R2E, Section 29AD, Tax Lot 02000

It has come to the attention of Clackamas County Code Enforcement that a single family residence may have been placed without the benefit of permits.

This may constitute a violation of the Building Code, Chapter 9.02.040 Clackamas County Code.

Please contact Andrea Hall, Code Enforcement Coordinator, within ten (10) days of the date of this letter in order to discuss this matter.

E-mail address is Andreahal@clackamas.us

Telephone number is 503-742-4467

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ДОБРО ПОЖАЛОВАТЬ! Russian

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CHÀO MỪNG! Vietnamese

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환영합니다. Korean

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DEPARTMENT OF TRANSPORTATION AND DEVELOPMENT

DEVELOPMENT SERVICES BUILDING

150 BEAVERCREEK ROAD | OREGON CITY, OR 97045

November 14, 2018

Terry Emmert
11811 SE Hwy 212
Clackamas, OR 97015

Subject: Violation of the Clackamas County Code

Site Address: 7828 SE Johnson Creek Blvd., Portland, OR 97206
7830 SE Johnson Creek Blvd., Portland, OR 97206
Legal Description: T1S, R2E, Section 29AD, Tax Lot 2000, 2100

As you know, it has come to the attention of the Clackamas County Code Enforcement Section that dwellings have been moved on to the above referenced properties without the benefit of permits or inspections.

This constitutes a violation of Chapter 9.02.040 of the Clackamas County Code as it pertains to the Application and Enforcement of the Clackamas County Building Code.

In order to abate the violations, please submit the building permit applications, technically complete plans, and appropriate fees to the Clackamas County Building Codes Division **or** remove the structures from the property **not later than December 17, 2018**. If the structures are to be permitted, the permits must be picked up within ten days of being notified. Please schedule all inspections so that final inspections may be obtained not later than 45 days of the date of the permit being issued.

Please feel free to contact me if you have any questions. My direct telephone number is 503-742-4467 or email andreahal@clackamas.us.

Thank you for your prompt attention to this matter.

Andrea Hall
Clackamas County
Code Enforcement Coordinator

Required Notice of Fines and Penalties

It is important that you contact the Code Enforcement Section to resolve the violations described in the enclosed letter. Failure to resolve those violations may result in one or more of the following: (1) a citation and fine, (2) assessment of a \$75 per month administrative compliance fee, and (3) referral of this matter to the County Code Enforcement Hearings Officer.

The Clackamas County Code provides for fine amounts of up to \$500 and additional civil penalties 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 Code Enforcement Hearings Officer may order the violation to be abated by the County at the expense of the property owner(s) and responsible parties.

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.

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.

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.

Finally, recurrences of abated violations may result in the issuance of a citation without prior notice.



DEPARTMENT OF TRANSPORTATION AND DEVELOPMENT

DEVELOPMENT SERVICES BUILDING

150 BEAVERCREEK ROAD | OREGON CITY, OR 97045

December 10, 2018

Terry Emmert
11811 SE Hwy 212
Clackamas, OR 97015

Subject: Violation of the Clackamas County Code

Site Address: 7828 SE Johnson Creek Blvd., Portland, OR 97206
7830 SE Johnson Creek Blvd., Portland, OR 97206
Legal Description: T1S, R2E, Section 29AD, Tax Lot 2000, 2100

As you know, it has come to the attention of the Clackamas County Code Enforcement Section that dwellings have been moved on to the above referenced properties without the benefit of permits or inspections.

This constitutes a violation of Chapter 9.02.040 of the Clackamas County Code as it pertains to the Application and Enforcement of the Clackamas County Building Code.

In order to abate the violations, please submit the building permit applications, technically complete plans, and appropriate fees to the Clackamas County Building Codes Division **or** remove the structures from the property **not later than January 20, 2019**. If the structures are to be permitted, the permits must be picked up within ten days of being notified. Please schedule all inspections so that final inspections may be obtained not later than 45 days of the date of the permit being issued.

Please feel free to contact me if you have any questions. My direct telephone number is 503-742-4467 or email andreahal@clackamas.us.

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Andrea Hall
Clackamas County
Code Enforcement Coordinator

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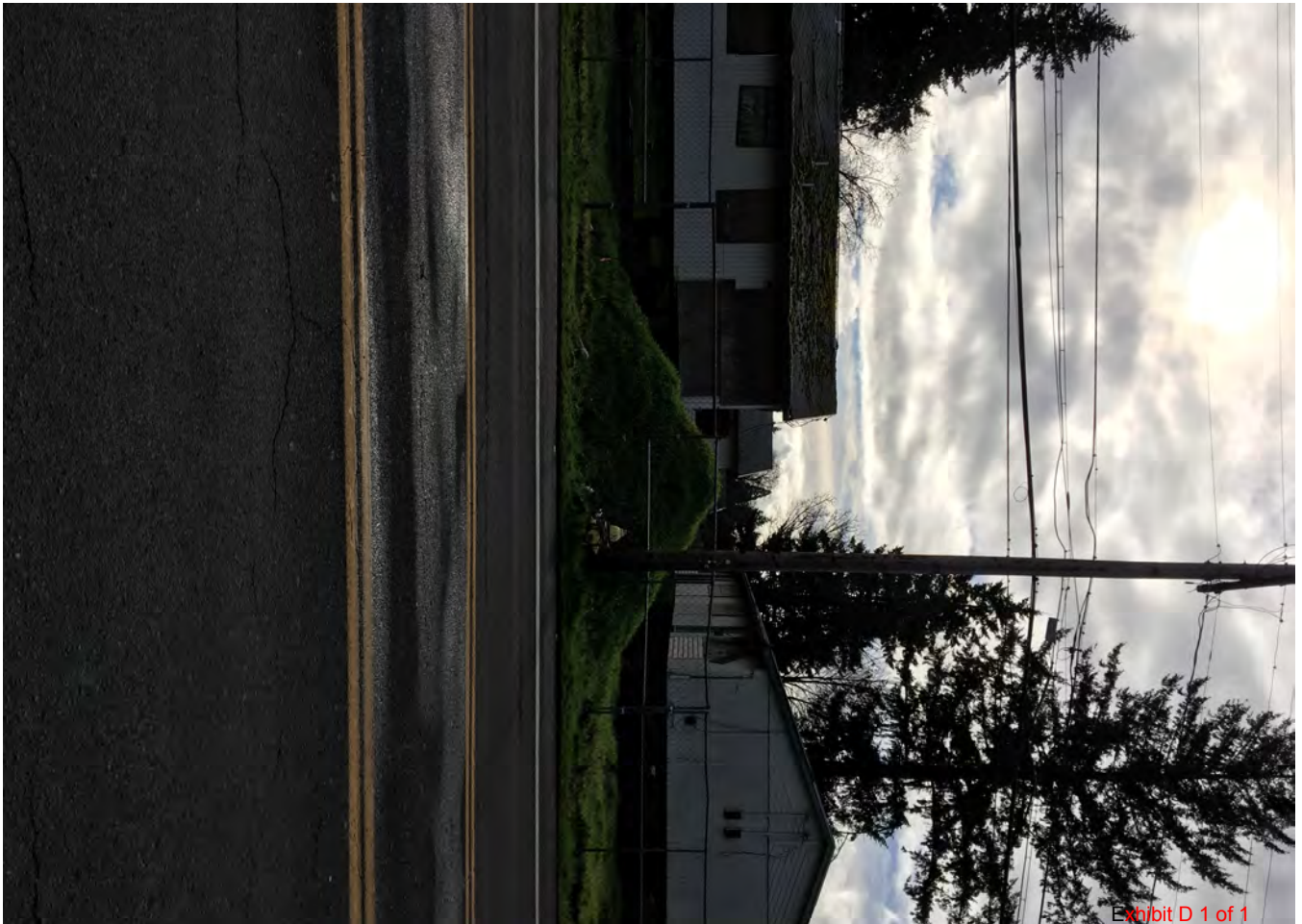
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DEPARTMENT OF TRANSPORTATION AND DEVELOPMENT

DEVELOPMENT SERVICES BUILDING

150 BEAVERCREEK ROAD | OREGON CITY, OR 97045

February 5, 2020

Terry Emmert
11811 SE Hwy 212
Clackamas, OR 97015

Subject: Violation of the Clackamas County Code

Site Address: 7828 SE Johnson Creek Blvd., Portland, OR 97206
7830 SE Johnson Creek Blvd., Portland, OR 97206

Legal Description: T1S, R2E, Section 29AD, Tax Lot 2000, 2100

As you know it has come to the attention of the Clackamas County Code Enforcement Section that several residential buildings have been moved onto the above referenced properties without the benefit of building permits or inspections.

This constitutes a violation of Chapter 9.02.040((B)(C)(D)(E) of the Clackamas County Code as it pertains to the Application and Enforcement of the Clackamas County Building Code.

In order to abate this violation, please pick up building permits B0116908, B0117008, B0117108 and related plumbing and electrical permits no later than **March 2, 2020**. Please schedule all inspections so that final inspections may be obtained not later than 60 days of the date of the permit being issued.

If you have any questions concerning these permit requirements, please contact the Building Codes Division at 503-742-4240. Or, you may stop by our offices at 150 Beaver Creek Rd., Oregon City, OR 97045, Monday through Thursday between the hours of 8:00 a.m. and 4:00 p.m. and Fridays 8:00 a.m. and 3 p.m.

Please feel free to contact me if you have any questions. My direct telephone number is 503-742-4467 or email andreahal@clackamas.us.

Thank you for your prompt attention to this matter.

Andrea Hall
Clackamas County
Code Enforcement Coordinator

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Finally, recurrences of abated violations may result in the issuance of a citation without prior notice.







Citation No. 1800562

Case No. V0056218

ADMINISTRATIVE CITATION

Date Issued: December 9, 2020

Name and Address of Person(s) Cited:

Name: Terry W Emmert
Name:
Mailing Address: 11811 SE Hwy 212
City, State, Zip: Clackamas, OR 97015

Date Violation(s) Confirmed: On the 4th day of December, 2020, 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): 7828 SE Johnson Creek Blvd., Portland, OR 97206

Legal Description: T1S, R2E Section 29AD, Tax Lot(s) 2000

Law(s) Violated:

☒ Chapter 9.02 of CCC Application and Enforcement of the Clackamas County Building Code, Section 9.02.040, (B)(C)(D)(E)

Description of the violation(s):

- 1) Failure to obtain required permits and final inspections for the placement of a residential dwelling on the subject property.

Maximum Civil Penalty \$1000.00

Fine \$100.00

You may avoid paying the civil penalty by abating the violation(s) and paying a total fine of \$100.00. 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: Andrea Hall
Telephone No.: 503-742-4467

Date: December 9, 2020
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.

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

- a. Your name and address
- b. A copy of the citation
- 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. 1800563

Case No. V0056318

ADMINISTRATIVE CITATION

Date Issued: December 9, 2020

Name and Address of Person(s) Cited:

Name: Terry W Emmert
Name:
Mailing Address: 11811 SE Hwy 212
City, State, Zip: Clackamas, OR 97015

Date Violation(s) Confirmed: On the 4th day of December, 2020, 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): 7830 SE Johnson Creek Blvd., Portland, OR 97206

Legal Description: T1S, R2E Section 29AD, Tax Lot(s) 2100

Law(s) Violated:

☒ Chapter 9.02 of CCC Application and Enforcement of the Clackamas County Building Code, Section 9.02.040, (B)(C)(D)(E)

Description of the violation(s):

- 1) Failure to obtain required permits and final inspections for the placement of a residential dwelling on the subject property.

Maximum Civil Penalty \$1000.00

Fine \$100.00

You may avoid paying the civil penalty by abating the violation(s) and paying a total fine of \$100.00. 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: Andrea Hall
Telephone No.: 503-742-4467

Date: December 9, 2020
Department Initiating Enforcement Action: Code Enforcement





Citation No. 1800562-2

Case No. V0056218

ADMINISTRATIVE CITATION

Date Issued: May 3, 2021

Name and Address of Person(s) Cited:

Name: Terry W Emmert
Name:
Mailing Address: 11811 SE Hwy 212
City, State, Zip: Clackamas, OR 97015

Date Violation(s) Confirmed: On the 4TH day of December, 2020 and continues to exist on the 30th day of April, 2021 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): 7828 SE Johnson Creek Blvd., Portland, OR 97206

Legal Description: T1S, R2E Section 29AD, Tax Lot(s) 2000

Law(s) Violated:

☒ Chapter 9.02 of CCC Application and Enforcement of the Clackamas County Building Code, Section 9.02.040, (B)(C)(D)(E)

Description of the violation(s):

- 1) Failure to obtain required permits and final inspection for the placement of a residential dwelling on the subject property.

Maximum Civil Penalty \$1000.00

Fine \$500.00

You may avoid paying the civil penalty by abating the violation(s) and paying a total fine of \$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: Andrea Hall
Telephone No.: 503-742-4467

Date: May 3, 2021
Department Initiating Enforcement Action: Code Enforcement



Citation No. 1800563-2

Case No. V0056318

ADMINISTRATIVE CITATION

Date Issued: May 3, 2021

Name and Address of Person(s) Cited:

Name: Terry W Emmert
Name:
Mailing Address: 11811 SE Hwy 212
City, State, Zip: Clackamas, OR 97015

Date Violation(s) Confirmed: On the 4TH day of December, 2020 and continues to exist on the 30th day of April, 2021 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): 7830 SE Johnson Creek Blvd., Portland, OR 97206

Legal Description: T1S, R2E Section 29AD, Tax Lot(s) 2100

Law(s) Violated:

☒ Chapter 9.02 of CCC Application and Enforcement of the Clackamas County Building Code, Section 9.02.040, (B)(C)(D)(E)

Description of the violation(s):

- 1) Failure to obtain required permits and final inspection for the placement of a residential dwelling on the subject property.

Maximum Civil Penalty \$1000.00

Fine \$500.00

You may avoid paying the civil penalty by abating the violation(s) and paying a total fine of \$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: Andrea Hall
Telephone No.: 503-742-4467

Date: May 3, 2021
Department Initiating Enforcement Action: Code Enforcement

