

TOWN OF SAN ANSELMO
RESOLUTION NO. 2095

A RESOLUTION OF THE SAN ANSELMO TOWN COUNCIL DECLARING THE
DWELLING AT 15 OAK SPRINGS DRIVE TO BE A PUBLIC NUISANCE

WHEREAS, the Town Council on September 23, 1986, pursuant to law, conducted a public hearing on the matter of the dwelling at 15 Oak Springs Drive; and

WHEREAS, the owners of the property, Marcus and Mary Ann Uzilevsky, after being given due notice of the hearing, did appear and give testimony; and

WHEREAS, after hearing their testimony and examining additional testimony and evidence offered, the Town Council made this finding: The condition of the structure on the property at 15 Oak Springs Drive renders the property dangerous and harmful to persons owning adjacent property. After making said finding, the Council further ordered that staff draft a resolution declaring said dangerous property a public nuisance and to describe steps to abate said nuisance;

THEREFORE, IT IS HEREBY RESOLVED that the abandoned structure at 15 Oak Springs Drive is hereby declared to be a public nuisance under the provisions of Chapter 2, Title 1 of the San Anselmo Municipal Code.

BE IT FURTHER RESOLVED that in order to handle the immediate threat to health and safety, the owner of this property shall perform the following actions within twenty (20) days of enactment of this Resolution:

A. Secure all windows and doorways with 1/2" exterior grade plywood in a fashion that will prohibit entry to the building.

B. Connect all roof leaders to solid pipe that extends a minimum of 30 feet below the downhill side of the building.

C. Fill the driveway curb cuts to the same elevation as the adjoining curbs in order to prohibit the entrance of roadside drainage onto the property and to prohibit vehicle entrance to the property.

D. Seal all surface cracks in the earth and driveway above and on the sides of the building to prevent the entry of destabilizing surface water onto the ground.

E. Install a 7 foot high solid wood fence across the full width of the property frontage on Oak Springs Drive to discourage access to the building and to take the building out of direct eyesight of Oak Springs Drive. This fence should have one, lockable access gate a minimum of 5 feet wide to permit future inspection of the property.

BE IT FURTHER RESOLVED that if the owners of this property have not taken these actions within twenty (20) days of the date of enactment of this Resolution, the Town is authorized to have these

actions taken by a reputable contractor and have the costs of these actions be made a lien on the property.

BE IT FURTHER RESOLVED that the owners of this property shall provide to the Town the following within forty-five (45) days of enactment of this Resolution:

A. A geotechnical report by a qualified soils engineer. The report should describe the means to prevent landsliding and should supply criteria needed to design new foundations for this residence.

B. A report by a qualified structural engineer. This report shall provide a preliminary design and cost estimate for stabilizing the hillside that surrounds the home, restores the integrity to the building foundation and restores safe useability of ancillary building structures such as the driveway.

BE IT FURTHER RESOLVED that if the owners of this property have not taken these actions within forty-five (45) days of passage of this Resolution, that the Town is authorized to have these actions taken by qualified engineering professional and have the costs of these services be made a lien on the property.

I hereby certify that the foregoing Resolution was duly passed and adopted at a regular meeting of the San Anselmo Town Council held on October 14, 1986, by the following vote:

AYES: Chignell, Cordingley, Sharp, Walsh, Wooliever.

NOES: None.

ABSENT: None.



CAROLINE FOSTER, Town Clerk