

***Regular Meeting of the  
Abatement Appeals Board***

***October 16, 2024***

***Agenda Item B***

***Minutes of September 18, 2024***



**ABATEMENT APPEALS BOARD**

**NOTICE OF MEETING**

**Wednesday, September 18, 2024 at 9:30 a.m.**

**Remote Hearing via video and teleconferencing**

Watch SF Cable Channel 78/Watch [www.sfgovtv.org](http://www.sfgovtv.org)

Watch: <https://bit.ly/3z5VD0Y>

**PUBLIC COMMENT CALL-IN: 1-415-655-0001 / Access Code: 2663 784 9375**

**DRAFT MINUTES**

**A. CALL TO ORDER and ROLL CALL.**

The meeting of the Abatement Appeals Board for Wednesday, September 18, 2024 was called to order at 9:40 a.m. and roll was taken by Commission Secretary Harris, and a quorum was certified.

**BOARD MEMBERS PRESENT:**

- President Evita Chavez**
- Vice President Bianca Neumann**
- Commissioner Alysabeth Alexander-Tut**
- Commissioner Catherine Meng**
- Commissioner Earl Shaddix, Excused**
- Commissioner Kavin Williams**

**Ramaytush Ohlone Land Acknowledgment.**

The Abatement Appeals Board acknowledges that we are on the unceded ancestral homeland of the Ramaytush Ohlone, who are the original inhabitants of the San Francisco Peninsula. As the

---

**MEMBERS OF THE BOARD**

Evita Chavez, President  
Bianca Neumann, Vice-President  
Alysabeth Alexander-Tut, Commissioner  
Catherine Meng, Commissioner  
Earl Shaddix, Commissioner  
Kavin Williams, Commissioner

---

**DEPARTMENT REPRESENTATIVES**

Matthew Greene, Secretary to the Board (628) 652-3510  
Sonya Harris, BIC Secretary (628) 652-3510  
  
Code Enforcement Section (628) 652-3430  
Housing Inspection Services (628) 652-3700

**CITY ATTORNEY'S OFFICE REPRESENTATIVE**

Sarah Fabian, Deputy City Attorney (415) 554-4679

---

**Abatement Appeals Board – Minutes – Meeting of August 21, 2024 – Page 2**

indigenous stewards of this land and in accordance with their traditions, the Ramaytush Ohlone have never ceded, lost, nor forgotten their responsibilities as the caretakers of this place, as well as for all peoples who reside in their traditional territory. As guests, we recognize that we benefit from living and working on their traditional homeland. We wish to pay our respects by acknowledging the Ancestors, Elders, and Relatives of the Ramaytush Ohlone community and by affirming their sovereign rights as First Peoples.

**B. APPROVAL OF MINUTES: (*Discussion and Possible Action*)**

**Discussion and possible action to adopt the minutes for meeting held on: August 21, 2024.**

**Public Comment**

*Vice President Neumann made a motion, seconded by Commissioner Alexander-Tut, to approve the meeting minutes of August 21, 2024.*

*This motion carried unanimously.*

**C. REQUEST FOR REHEARING: Order of Abatement (*Discussion and Action*)**

**1. CASE NO. 6926: 2121 Laguna St. - Complaint # 201843561**

**Owners of Record & Appellant: CATHERINE SILER**

**ACTION REQUESTED BY APPELLANT:** Appellant is requesting that the Commission rehear the Appellant's appeal filed on July 28, 2022 and heard on July 17, 2024 pursuant to Section IV, subsections A and B of the Abatement Appeals Board Bylaws and Rules of Procedure.

**Public Comment**

Mr. Robert Caruso said he was representing the property homeowner's association and wanted to clarify a few emails from Gilbert Lam that was received stating the property was removed from the lien cycle because an appeal was filed and that was why the homeowner's association filed the request for rehearing to ask if being removed from the lien cycle had any bearing on the Board's original decision in July 2024.

Abatement Appeals Board Secretary Matthew Greene said the lien cycle was once the Order of Abatement had been recorded and the bill generated if it was not paid it would be put on the property taxes for that year, but the order was placed on hold due to filed appeal the order was not recorded.

Mr. Caruso said the lien cycle had no bearing on the decision in July 2024, except there was not a lien placed on the property.

Mr. Greene said that was correct.

**Abatement Appeals Board – Minutes – Meeting of August 21, 2024 – Page 3**

The request for rehearing was withdrawn by the Appellant’s representative Mr. Robert Caruso and no motion or vote was required.

**Public Comment**

Catherine Siler named as the Appellant made a comment for clarification that her name was listed due to how the homeowner’s association uses the lowest unit number of the condominium property for mailing purposes.

Ms. Siler said there was a project contracted in May 2019 and was not asked to pay an assessment until 2020, and those monies were collected. Once the shelter-in-place was lifted from the pandemic in 2021, the project continued and was completed in July 2023. The project was on hold due to the pandemic and the assessment was a large amount and she wanted the Board to consider that.

**D. GENERAL PUBLIC COMMENT.**

There was no general public comment.

**E. ADJOURNMENT**


*Commissioner Alexander-Tut made a motion to adjourn the meeting, which was seconded by Vice President Neumann.*

*The motion carried unanimously.*

The meeting was adjourned at 9:59 a.m.

Respectfully submitted,

  
\_\_\_\_\_  
Monique Mustapha, Assistant BIC Secretary

  
\_\_\_\_\_  
Edited By: Sonya Harris, BIC Secretary