

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

November 20, 2024

Agenda Item C3

Staff Report - Case No. 6937

ABATEMENT APPEALS BOARD



City & County of San Francisco
49 South Van Ness Avenue, San Francisco, California 94103-1226

CODE ENFORCEMENT SECTION ABATEMENT APPEALS BOARD STAFF REPORT

Appeal No. 6937

Date of Abatement Appeals Board Hearing: November 20, 2024

Property Address: 2678 21st Street

Block: 4088 **Lot:** 021

Report Date & Preparer: November 14, 2024 | Senior Building Inspector, Joe Ng

Complaint Number: 202183642 ([EXHIBIT - 1, 2](#))

PROPERTY OWNER INFORMATION

Property Owner(s) Name: Wilkinson, Paul ([EXHIBIT - 3](#))

Appellant: Paul Wilkinson ([EXHIBIT - 4](#))

Appellant Mailing Address: Karlbergsvagn 41, LGH 1201, Stockholm Sweden 11337

Building/Property Description: Two-story Wood Frame Building in Type V-B Construction

Legal Use/Occupancy: Four Units Residential Building in R-2 Occupancy

Case Summary:

Notice of Violation(s): First NOV Issued on November 22, 2021
FWL or 2nd NOV Issued on May 18, 2022

Nature of Violation: (Violation Description Replicated from Original NOV # [202183642](#)); ([EXHIBIT - 1](#))
"A complaint investigation has revealed that the brick foundation to the building is crumbling and unsafe. Monthly monitoring fee will apply. Section 110A, Table 1A-K. Code/Section: SFBC 102A, 102A.3."

Brief of Case Review:

Three years ago (November 2021) DBI Building Inspector was deployed in response to a member of the public complaint, he revealed that the existing brick foundation of the multi-family residential building had deteriorated. The first NOV was issued upon field inspection completed. One year ago, (November 2023) the owner obtained approval for a building permit (PA 2023/1113/0700) ([EXHIBIT - 5](#)) to correct the violation; however, to date there still has not been any DBI inspection record showing the owner has started the foundation repair work yet.

Outstanding Violations: The violation case remains outstanding in Code Enforcement

Life Safety Hazards: Unattended repair for the failed building foundation renders the building unsafe to occupy.

Directors Hearing: NOV No. [202183642](#) **Date:** July 18, 2023

Result: Issue Order of Abatement ([EXHIBIT - 6](#))

Order of Abatement: [202183642-A](#) issued with the following condition: "30 days to obtain permit and complete including final signoff to comply with NOV # [202183642](#) and pay all CES fees" ([EXHIBIT - 6](#))

Table 1: Pertinent Permit & Activity: ([EXHIBIT - 7](#))

Permit No.	Filing Date	Issued Date	Exhibit	Comments
2023/1113/0700	11/13/2023	11/13/2023	5	Job card issued one year ago, no DBI inspection record on job card to date

Table 2: CES Code Proceeding History: (EXHIBIT – 8)

	Exhibit	NOV # 202183642
1 st Notice of Violation Issued	1	11/22/2021
Final Warning letter (or 2 nd NOV)	9	05/18/2022
Notice of Director's Hearing Posting	10	07/06/2023
Directors Hearing Date	6	07/18/2023
Order of Abatement Posting	11	08/17/2023
AAB Application Filing	4	09/05/2023
AAB Hearing Notice Posting	12, 13	10/17/2024

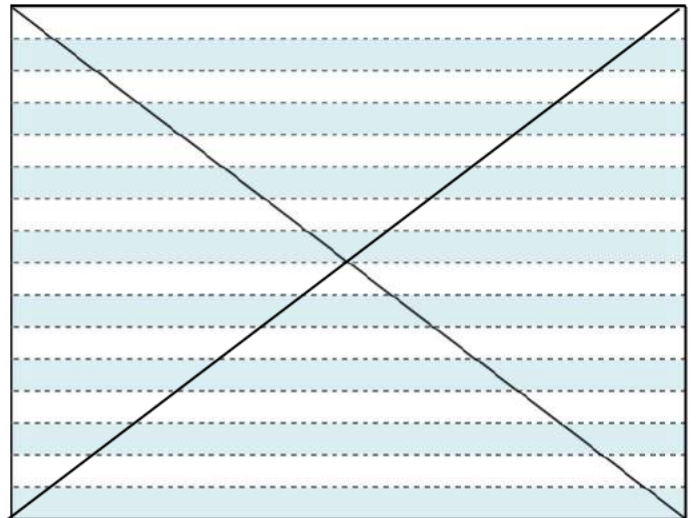
Appellant's Request: New director hearing date, appellant stated did not receive the notice until after the hearing. (EXHIBIT – 4, 10)

Staff recommendation: Uphold the Order of Abatement including imposing CES assessment costs. The NOV's findings and DBI Hearing Officer's decision were precise and accurate.

Abatement Appeals Board Action: TBD

LIST OF EXHIBITS

Exhibit 1 - NOV 202183642
Exhibit 2 - Block and Lot Map
Exhibit 3 - Owner of Record
Exhibit 4 - AAB Application
Exhibit 5 - Permit Details Report
Exhibit 6 - Order of Abatement
Exhibit 7 - Permit History
Exhibit 8 - Complaint Data Sheet 202183642
Exhibit 9 - Final Warning Letter
Exhibit 10 - Affidavit of Director Hearing Posting and Mailing
Exhibit 11 - Affidavit of OOA Posting and Certified Mailing
Exhibit 12 - AAB Notice
Exhibit 13 - Affidavit of AAB Hearing Posting
Exhibit 14 - Initial Bill and Breakdowns
Exhibit 15 - Property Complaint History





NOTICE OF VIOLATION

of the San Francisco Municipal Codes Regarding Unsafe,
Substandard or Noncomplying Structure or Land or Occupancy

DEPARTMENT OF BUILDING INSPECTION NOTICE: 1
City and County of San Francisco
49 South Van Ness Ave, Suite 400 San Francisco, CA

NUMBER: 202183642
DATE: 22-NOV-21

ADDRESS: 2678 21ST ST
OCCUPANCY/USE: ()

BLOCK: 4088 **LOT:** 021

If checked, this information is based upon site-observation only. Further research may indicate that legal use is different. If so, a revised Notice of Violation will be issued.

OWNER/AGENT: WILKINSON PAUL
MAILING: WILKINSON PAUL
ADDRESS: KARLBERGRSVAGN 41,LGH 120
STOCKHOLM SWEDEN

PHONE #: --

11337

PERSON CONTACTED @ SITE: WILKINSON PAUL

PHONE #: --

VIOLATION DESCRIPTION:

	CODE/SECTION#
<input type="checkbox"/> WORK WITHOUT PERMIT	103A 106A.1
<input type="checkbox"/> ADDITIONAL WORK-PERMIT REQUIRED	106.4.7
<input type="checkbox"/> EXPIRED OR <input type="checkbox"/> CANCELLED PERMIT PA#:	106A.4.4
<input checked="" type="checkbox"/> UNSAFE BUILDING <input type="checkbox"/> SEE ATTACHMENTS	102A

A complaint investigation has revealed that the brick foundation to the building is crumbling and unsafe. MONTHLY MONITORING FEE WILL APPLY Section 110A TABLE 1A-k
Code/Section: SFBC 102.A

CORRECTIVE ACTION:

- STOP ALL WORK SFBC 104A.2.4 628-652-3446
- FILE BUILDING PERMIT WITHIN 30 DAYS (WITH PLANS) A copy of This Notice Must Accompany the Permit Application
- OBTAIN PERMIT WITHIN 60 DAYS AND COMPLETE ALL WORK WITHIN 90 DAYS, INCLUDING FINAL INSPECTION AND SIGN OFF.
- CORRECT VIOLATIONS WITHIN DAYS. NO PERMIT REQUIRED
- YOU FAILED TO COMPLY WITH THE NOTICE(S) DATED , THEREFORE THIS DEPT. HAS INITIATED ABATEMENT PROCEEDINGS.

● FAILURE TO COMPLY WITH THIS NOTICE WILL CAUSE ABATEMENT PROCEEDINGS TO BEGIN.
SEE ATTACHMENT FOR ADDITIONAL WARNINGS.

Obtain the services of a licensed professional to evaluate teh condition of the buildings foundation. File for and obtain a building permit based on teh evaluation report. Permit application must state to comply with NOV. Obtain all required inspections to abate this NOV.

INVESTIGATION FEE OR OTHER FEE WILL APPLY

- 9x FEE (WORK W/O PERMIT AFTER 9/1/60) 2x FEE (WORK EXCEEDING SCOPE OF PERMIT)
- OTHER: REINSPECTION FEE \$ NO PENALTY (WORK W/O PERMIT PRIOR TO 9/1/60)

APPROX. DATE OF WORK W/O PERMIT **VALUE OF WORK PERFORMED W/O PERMITS \$**

BY ORDER OF THE DIRECTOR, DEPARTMENT OF BUILDING INSPECT

CONTACT INSPECTOR: Jimmy Guaiumi

PHONE # 628-652-3446

DIVISION: BID

DISTRICT :

By:(Inspectors's Signature) _____



Volume 27

MISSION BLK. 144

Block 4088
SHEET 1 OF 2



SAN FRANCISCO CITY & COUNTY
ASSESSOR'S BLOCK MAP

DISCLAIMER: THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.



REVISED 2021



Property Profile

Assessor: 2678 21ST ST 0

Address: Street # 2678, Streetname 21ST, Sfx ST, Unit 0, Block 4088, Lot 021, # 0, Address Id 398749, PRIMARY, ASSESSOR

Values & Prices

Land	\$301,361	Other	\$0	Exempt Type	Wk Status/Yr
Structure	\$351,086	Home Exempt	\$0		2025
Fixtures	\$0	Other Exempt	\$0	Prior/Curr Source	Base Co/Yr
Prior Price	\$0	Current Price	\$433,000		2001
Prior Sale		Curr Sale	03/30/2000		

Construction Appliances Base Lot Assr Zone Appraiser Lot Chq Date/Shape Use Type

D 0000 000 RH2 673 03/13/2001 R FS

Lot Frontage/Area/Depth Units Stories Sublevels Volume Roll Yr/Status

0 232,500 9,300 4 2 27 2024

Rooms Bedrooms Baths Bldg Sq Ft Bsmt Sq Ft Year Built DBI Form Yr Tax Area

15 4 4 3,260 0 1900 FS 1000

Owner Information

Name	Address	City	State	Zip	Owner Date
WILKINSON PAUL	KARLBERGRSVAGN 41,LGH 1201	STOCKHOLM S		11337	07/05/2011

Assessor's Report

Parcel 4088/021
 Address 2678-2680 21ST ST
 Mailing Address* KARLBERGRSVAGN 41,LGH 1201
 STOCKHOLM SWEDEN, 11337

Assessed Values		Construction Type	Wood or steel frame
Land	\$301,361.00	Use Type	Flat & Store 4 units or less
Structure	\$351,086.00	Units	4
Fixtures	-	Stories	2
Personal Property	-	Rooms	15
Last Sale	3/30/2000	Bedrooms	4
Last Sale Price	\$433,000.00	Bathrooms	4
Year Built	1900	Basement	-
Building Area	3,260 sq ft	Parcel Shape	Rectangular
Parcel Area	2,325 sq ft	Parcel Depth	93 ft
Parcel Frontage	-		

Owner* WILKINSON PAUL Owner Date* 7/5/2011
 KARLBERGRSVAGN 41,LGH 1201
 STOCKHOLM SWEDEN, 11337

* Fields marked with an asterisk are only visible to City staff.

Please send questions about this report to the [Office of the Assessor-Recorder](#)

APPEAL TO THE ABATEMENT APPEALS BOARD OF THE CITY AND COUNTY OF SAN FRANCISCO FROM THE BUILDING INSPECTION DEPARTMENT DIRECTOR'S ORDER

Check Type of Appeal: [] Appeal of Director's Order [] Request for Jurisdiction [x] Re-hearing

Appellant Name: PAUL WILKINSON Appeal Number _____
Director's Order No 202183642
Date Appeal Filed: Aug 19 2023 Complaint Tracking No(s) _____
Filing Fee: \$158.10

Instructions: Please (1) answer all the questions on pages 1 and 2 for appeals of Director's Orders, and complete pages 1 through 3 for Requests for Jurisdiction, (2) sign the bottom of page 2 (and 3 if applicable), and (3) include the requisite filing fee of \$158.10 (checks are payable to the San Francisco Department of Building Inspection). Please attach additional pages as necessary and print legibly.

Jurisdiction of the Abatement Appeals Board (AAB): Under Section 105A.2 of the San Francisco Building Code (SFBC), and Chapter 77 of the San Francisco Administrative Code, the AAB has the power to hear and decide appeals from Orders of Abatement and hear direct appeals pursuant to SFBC Section 102A.. The Board may "uphold, modify, or reverse such orders, provided that the public health, safety and public welfare are secured most nearly in accordance with the intent and purpose of this code and the San Francisco Housing Code." (SFBC 105A.2.3).

Appellant Questionnaire & Declaration: The undersigned appellant hereby appeals to the AAB and makes the following allegations in connection therewith:

- (1) The Order appealed from was made at a public hearing by the Director of Building Inspection, of the City and County of San Francisco, on Aug 16 2023
(2) The affected premises are located at 2678 21st St San Francisco. They contain 3 dwelling units and 0 guest rooms.

(3) State in ordinary and concise language the specific nature of the action appealed from, together with any material facts relating thereto. Did not receive notice until after hearing

(4) State the relief you seek and reasons why you claim the appealed action should be modified or reversed by this board. (Attach additional sheet(s) if necessary.) New New hearing date and removal of preferably October or November as I need to fly home

(5) Please state /check appellant's relationship to the property: [x] property owner [] owner's agent [] attorney [] architect [] engineer [] contractor [] other
If the appellant is an agent of the owner(s) of record please attach documentation delineating representation.

(6) Appellant's Information: Print Appellant's Name: PAUL WILKINSON Daytime Phone Number: [redacted]
Appellant's Mailing Address: [redacted]

Abatement Appeals Board (AAB)
Tel. (628) 652-3517 - (628) 652-3426
49 South Van Ness Avenue Suite 400, San Francisco, CA 94103

Abatement Appeals Board Appeal Application Form
Page Two

(7) Please state any work that you are aware of that was performed at the subject property without required building, plumbing, electrical permits:

(8) Did the current owner(s) of record own the property when this work was performed? Yes No

(9) If no, explain property purchases and approximate time when work was performed:

(10) Please state any work completed to correct the related code violations:
Meetings with engineers and contractors

(11) What was the extent of the work performed? How much remains to be completed?

(12) When was the work done? _____

(13) Who did the work? _____

(14) What is your occupation? If you are a co-owner, list all other co-owners and other occupants.
software engineer

(15) Do you own other properties in San Francisco? Yes No

(16) If yes, do any of these properties have active Department of Building Inspection code enforcement cases or Orders of abatement? Yes No

(17) If Yes, please list Complaint Tracking or Order numbers

(18) Have you owned property in San Francisco before? Yes No

(19) Are you aware that building, plumbing, and/or electrical permits may be required to abate the subject code violations? Yes No

(20) Have you applied for the required permits to abate the subject code violations? Yes No
If yes, please list permit applications:

- Building Permit Application Nos. _____
- Plumbing Permit Application Nos. _____
- Electrical Permit Application Nos. _____

(21) What other permits have you been granted by the City? _____

(22) What other facts do you want the Board to consider? - see attached letters
I have put a lot of work into this Nov
very difficult to manage from Sweden. I spent
a year and 2 trips to USA to meet with contractors.

I declare under penalty of perjury and the laws of the State of California that the foregoing is true and correct.

Print Name: PAUL WILKINSON

Signature: 

Date Signed: Aug 19 2023

Signatory is property owner agent other _____

August 21, 2023

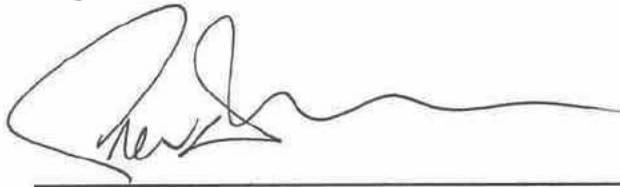
Stockholm, Sweden

Dear Abatement Appeals Board,

I got notice of my OOA Thursday August 18 and am sending in my appeal as quickly as possible in the hopes that you can give me a few days grace. It hasn't been possible to FedEx or DHL an express letter from Sweden to USA. So I am sending PostNord, which is the fastest available alternative.

DHL won't let me express a check (no monetary instruments allows) and FedEx won't accept my credit card for some reason and won't let me talk to a human without a company tax id.

Regards,

A handwritten signature in black ink, appearing to read 'Paul Wilkinson', written over a horizontal line.

Paul Wilkinson

August 21, 2023

Stockholm, Sweden

Dear Abatement Appeals Board,


What I have done so far regarding the NoV ...

I have spent almost a year and have come to the USA twice to find a contractor that is willing to take on the foundation project. None of the contractors wanted the job. I don't know if it was because it was COVID era or if there was just too much work available. To be honest, I did have to take a break from the project for a while due to family stress.

Current status: I have had engineers visit the site and I have arranged financing. I have a new contractor now who seems more interested. I am coming to the US again in October to hopefully kick off the project.

I hope you will consider my appeal on these grounds. I hope to have made good progress in time for the appeal hearing. I am taking the NoV very seriously.

Regards,

A handwritten signature in black ink, appearing to read 'Paul Wilkinson', written over a horizontal line.

Paul Wilkinson

RECEIVED
NOV 14 2023

From
Paul Wilkinson
Karlbergsvagen 41
SE-113 37 STOCKHOLM
Sweden

postnord

Org. No/Pers onr:
Contact : Paul Wilkinson
Ship Date: 2023-08-21

Phone:

To
Abatement Appeals Board
49 S. Van Ness Ave
Suite 400
SAN FRANCISCO, 941 03
United States

Door #:
Contact: Abatement Appeals Board
Cont:
Phone: +46722651615

PostNord Software V3



WILKINSON
Karlbergsvagen 41
Stockholm 11337
SWEDEN

EMS

Cust. No: 020 5155021

Supplementary Services



DELIVERY CONFIRMATION

Weight (kg): 0.25 Pieces: 1 / 1



Item-ID

EE 250 809 533 SE

PAUL WILKINSON		2369
MAIA WILKINSON		11-4288/1210 4953
358 SAN CARLOS AVE.		0006752232
PIEDMONT, CA 94611-4119		
Date <u>Aug 19 2023</u>		
Pay to the	<u>City and County of SF</u>	\$ <u>158.10</u>
Order of	<u>One hundred fifty eight</u>	<u>10</u> Dollars
For		
⑆ 121042882⑆ 0006752232⑈ 02369		

CN22

CUSTOMS DECLARATION May be opened officially

Designated operator: Sweden Post

Gift Commercial sample Other
 Document Returned goods Sale of goods

Explanation:

Quantity and detailed description of contents	Weight (in kg)	Value
1) 1 Letter	0.1	1 SEK
For commercial items: only if known HS Tariff number and Country of origin goods		Total Weight (in kg)
1) 481700 SE	0.1	
		Total Value
		1 SEK

EOIR/PersonalIDNumber: 196404164292

I, the undersigned whose name and address are given on the Item, certify that particulars given in this declaration are correct and that this item does not contain any dangerous article or articles prohibited by legislation of customs regulations

Date and Sender's signature: 20230821

Abatement Area
 49 S. Van Ness
 San Francisco
 USA



DEPARTMENT OF BUILDING INSPECTION

City and County of San Francisco
49 South Van Ness Ave, Suite 400 San Francisco, CA 94103-1226

Date: 11/14/24 09:19:52

Permit details report

Application Number: 202311130700 **Bluebeam ID:**
Form Number: 8 **Application Description:** COMPLY W/ NOV #2022286338 & #202183642: REPAIR ROTTED JOIST & SUBFLOOR. REPAIR CRACK IN FOUNDATION. REPLACE ANY ROTTED WOOD LIKE FOR LIKE.
Address: 4088/021/0 2678 21ST ST 0

Cost: \$10,000 **Occupancy code:** R-2 **Building Use:** 24 -APARTMENTS

Disposition/Stage:

Action Date	Stage	Comments
13-NOV-2023	TRIAGE	
13-NOV-2023	FILING	
13-NOV-2023	FILED	
13-NOV-2023	APPROVED	
13-NOV-2023	ISSUED	

Contact Details:

Contractor Details

License No. : OWNER **Phone:**
Name: OWNER
Company name: OWNER
Address: OWNER OWNER CA 00000-0000

Addenda Details:

Description:

Step #	Station	Arrive Date	Start Date	In Hold	Out Hold	Finish Date	Plan Checked by	Hold Description
1	HIS	13-NOV-2023	13-NOV-2023			13-NOV-2023	LAWRIE JAMES	
2	CES	13-NOV-2023	13-NOV-2023			13-NOV-2023	LAM GILBERT	
3	INTAKE	13-NOV-2023	13-NOV-2023			13-NOV-2023	CHEUNG DEREK	
4	BLDG	13-NOV-2023	13-NOV-2023			13-NOV-2023	YIN DIANE	Approved etc.
5	SFFD	13-NOV-2023	13-NOV-2023			13-NOV-2023	TOLENTINO NEIL	11/13/2023 SFFD NA. Scope of work limited to structural work. No affect to egress. OTC. -NT
6	CPB	13-NOV-2023	13-NOV-2023			13-NOV-2023	LEE ERIC	

City and County of San Francisco
Department of Building Inspection



London N. Breed, Mayor
Patrick O'Riordan, C.B.O., Director

ORDER OF ABATEMENT

August 16, 2023

Owner:

WILKINSON PAUL
KARLBERGRSVAGN 41,LGH 120
STOCKHOLM SWEDEN 11337

Property Address: 2678 2680 21ST ST, 0000

Block: 4088 Lot: 021 Seq: 1

Tract: 228 Case: BW0

Complaint: 202183642A

Inspector/Division: Lam

ORDER OF ABATEMENT UNDER SAN FRANCISCO BUILDING CODE SECTION 102A.6 & 102A.7 ORDER NO. 202183642A

HEARING OF THE COMPLAINT OF THE DIRECTOR OF THE DEPARTMENT OF BUILDING INSPECTION AGAINST THE PROPERTY AT THE LOCATION SHOWN ABOVE WAS HELD ON July 18, 2023 IN ACCORDANCE WITH THE SAN FRANCISCO BUILDING CODE SECTION 102A5. THE HEARING WAS CONDUCTED BY A REPRESENTATIVE OF THE DIRECTOR. THE OWNER WAS NOT REPRESENTED

BASED UPON THE FACTS AS SUBMITTED AT THE HEARING, THE DIRECTOR FINDS AND DETERMINES AS FOLLOWS:

1. THAT NOTICE HAS BEEN DULY GIVEN AS REQUIRED BY LAW AND THE ORDER OF THE DIRECTOR, AND MORE THAN 10 DAYS PRIOR TO THE HEARING.
2. THAT THE CONDITIONS ARE AS STATED IN THE COMPLAINT OF THE DIRECTOR OF THE DEPARTMENT OF BUILDING INSPECTION.
3. THAT THE CONDITIONS OF SAID STRUCTURE CONSTITUTES A PUBLIC NUISANCE UNDER THE TERMS OF THE BUILDING CODE OF THE CITY AND COUNTY OF SAN FRANCISCO.

THE DIRECTOR HEREBY ORDERS THE OWNER OF SAID BUILDING TO COMPLY WITH THE FOLLOWING:

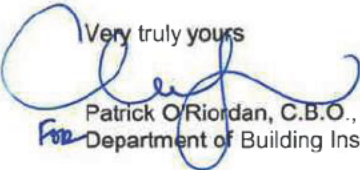
30 Days to Obtain Permit and Complete including Final Signoff to Comply with NOV# 202183642 and Pay All CES Fees.

THE TIME PERIOD SHALL COMMENCE FROM THE DATE OF THIS ORDER. THE DEPARTMENT OF BUILDING INSPECTION SHALL BE REIMBURSED BY THE OWNER OF SAID BUILDING FOR ABATEMENT COSTS PURSUANT TO THE ATTACHED AND FUTURE NOTICES.

APPEAL: PURSUANT TO SECTION 105A3 OF THE SAN FRANCISCO BUILDING CODE, ORDERS PERTAINING TO DISABLED ACCESS MAY BE APPEALED TO THE ACCESS APPEALS COMMISSION. PURSUANT TO SECTION 105A2 OF THE SAN FRANCISCO BUILDING CODE, ORDERS PERTAINING TO WORK WITHOUT PERMIT MAY BE APPEALED TO THE ABATEMENT APPEALS BOARD. APPEALS MUST BE IN WRITING ON FORMS OBTAINED FROM THE APPROPRIATE APPEALS BODY AT 49 South Van Ness Ave, Suite 400, San Francisco, CA 94103, tel: (628) 6523517, (628) 6523430, AND MUST BE FILED WITH THE SECRETARY OF THE APPEALS BODY WITHIN FIFTEEN (15) DAYS OF THE POSTING AND SERVICE OF THIS ORDER.


John Hinchion, Chief Building Inspector
Department of Building Inspection

Very truly yours


Patrick O'Riordan, C.B.O., Director
Department of Building Inspection

Code Enforcement Division
49 South Van Ness Ave, Suite 400 San Francisco, CA 94103-1226
Office (628) 652-3430 - FAX (628) 652-3439 - www.sfdbi.org

Permit Tracking System

Projects Location Stage Characteristics Routing/Addenda Fees Payments Owner/Contractor/Agents Planning Dev Impact Fee

LOCATION 4088 / 021 / 1 2678 21ST ST **ALTERATIONS PERMIT**

Stage Created By

List based on the address query

Application no.	Form No.	Floor Number	Description	Site Prmt ?	Line	Sfx	Unit	Sfx	Current Stage	Stage Date
202311130700	8		COMPLY W/ NOV #20222			ST	0		ISSUED	11/13/202
20020215936	8		RENEW:200011296808.200			ST			EXPIRED	08/15/200
20010913828	8		WINDOW ENLARGEMENT			ST			COMPLETE	03/18/200
20010829716	8		MOVE BATHROOM WALL			ST			EXPIRED	12/29/200
20010619187	8		RENEW 2000/11/29/6808.			ST			EXPIRED	12/19/200
200011296808	8		SOFT DEMO 2ND FLR UNI			ST			EXPIRED	05/29/200
9405409	3		CORRECT CODE VIOLATIC			ST			COMPLETE	08/12/199
9405409	3		CORRECT CODE VIOLATIC			ST			COMPLETE	08/12/199
8901694	3		CODE COMPLIANCE			ST			ISSUED	03/02/199
8901694	3		CODE COMPLIANCE			ST			ISSUED	03/02/199

Return

Estimated Hours: _____ Plan Review Fee: _____

PREMIUM PLANCHECK MRRP Compliance (Green Halo) Bluebeam Project ID _____

FIRST YEAR FREE BAN (Business Account No.) _____ LIN (Location Identification No.) _____



City and County of San Francisco
 Department of Building Inspection
 49 South Van Ness Ave, Suite
 400

COMPLAINT DATA SHEET

COMPLAINT NUMBER : 202183642

OWNER/AGENT: WILKINSON PAUL
 WILKINSON PAUL
 KARLBERGRSVAGN 41,LGH 120
 STOCKHOLM SWEDEN

DATE FILED: 27-OCT-21

LOCATION: 2678 21ST ST

BLOCK: 4088 **LOT:** 021

SITE:

RATING: **OCCUPANCY CODE**

RECEIVED BY: SLWONG **DIVISION:** BID

COMPLAINT SOURCE: WEB FORM

11337

OWNER'S PHONE --

CONTACT NAME

CONTACT PHONE --

COMPLAINANT:

ASSIGNED TO DIVISION: CES

COMPLAINANT'S PHONE 415-786-1460

DESCRIPTION: date last observed: 26-OCT-21; time last observed: 2:00AM; floor: Ground flo; unit: NA; exact location: Side Bldg; building type: Residence/Dwelling ABANDONED/DERELICT STRUCTURE; STRUCTURAL PROBLEMS; OTHER BUILDING; OTHER HOUSING; ; additional information: 3 unprotected openings on property line wall. No ventilation for kitchen using these openings to exhaust fumes. Foundation wall on property line in poor conditions ;

INSTRUCTIONS:

INSPECTOR CURRENTLY ASSIGNED

DIVISION	INSPECTOR	ID	DISTRICT	PRIORITY
CES	NG	6339		

REFERRAL INFORMATION

DATE	REFERRED BY	TO	COMMENT
18-MAY-22	Suzanna Wong	CES	Per Jimmy Guaiumi

COMPLAINT STATUS AND COMMENTS

DATE	TYPE	INSPECTOR	STATUS	COMMENT	UPDATED BY	DIVISION
27-OCT-21	CASE OPENED	S BIRMINGHAM	CASE RECEIVED		Suzanna Wong 27-OCT-21	BID
27-OCT-21	OTHER BLDG/HOUSING VIOLATION	J GUAUIMI	CASE UPDATE	Case reviewed and assigned to complaint investigation team per CM; slw	Suzanna Wong 27-OCT-21	BID
28-OCT-21	OTHER BLDG/HOUSING VIOLATION	J GUAUIMI	CASE UPDATE	duplicate on schedule. JG		
28-OCT-21	OTHER BLDG/HOUSING VIOLATION	J GUAUIMI	CASE UPDATE	Took photos of the crumbling brick foundation And property line windows. JG		



City and County of San Francisco
Department of Building Inspection
49 South Van Ness Ave, Suite
400

COMPLAINT DATA SHEET

COMPLAINT NUMBER : 202183642

COMPLAINT STATUS AND COMMENTS

DATE	TYPE	INSPECTOR	STATUS	COMMENT	UPDATED BY	DIVISION
22-NOV-21	OTHER BLDG/HOUSIN G VIOLATION	J GUAIUMI	CASE UPDATE	Posted NOV. JG		
22-NOV-21	OTHER BLDG/HOUSIN G VIOLATION	J GUAIUMI	FIRST NOV SENT	1st NOV issued per JG;tt	Thu Ha Thi Truong 23-NOV-21	INS
23-NOV-21	OTHER BLDG/HOUSIN G VIOLATION	J GUAIUMI	CASE UPDATE	1st NOV mailed per JG;tt	Thu Ha Thi Truong 23-NOV-21	INS
14-DEC-21	OTHER BLDG/HOUSIN G VIOLATION	J GUAIUMI	CASE UPDATE	owner called and said that he is working on getting an engineer out there for an assessment. 60 day extension granted. JG		
18-MAY-22	OTHER BLDG/HOUSIN G VIOLATION	J GUAIUMI	FINAL WARNING LETTER ISSUED	no permits filed to comply with NOV. JG		
18-MAY-22	OTHER BLDG/HOUSIN G VIOLATION	J GUAIUMI	CASE UPDATE	Final warning letter mailed; slw	Suzanna Wong 18- MAY-22	BID
18-MAY-22	OTHER BLDG/HOUSIN G VIOLATION	J GUAIUMI	REFERRED TO OTHER DIV	Case referred to CES per JG; slw	Suzanna Wong 18- MAY-22	BID
18-MAY-22	OTHER BLDG/HOUSIN G VIOLATION	J GUAIUMI	FINAL WARNING LETTER SENT	refer to CES. JG	Jimmy Guaiumi 18- MAY-22	BID
18-MAY-22	GENERAL MAINTENANCE	J GUAIUMI	REFERRED TO OTHER DIV	transfer to div CES	Suzanna Wong 18- MAY-22	BID
20-MAY-22	GENERAL MAINTENANCE	J HINCHION	CASE RECEIVED	Received case in CES. SB	Sonya Bryant 20- MAY-22	CES
19-MAY-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	REFER TO DIRECTOR'S HEARING	Case reviewed. No permit to comply with NOV. Schedule for DH 7/18/23. - GL		
28-JUN-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	CASE UPDATE	Prepared DH packet. SB	Sonya Bryant 28- JUN-23	CES
06-JUL-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	DIRECTOR HEARING NOTICE POSTED	DH Posted. Photos processed. -GL		
06-JUL-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	CASE UPDATE	Cert mailed DH to owners on file. SB	Sonya Bryant 06- JUL-23	CES
14-JUL-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	PERMIT RESEARCH	Permit research performed to prepare hearing packet for HO. -GL		



City and County of San Francisco
 Department of Building Inspection
 49 South Van Ness Ave, Suite
 400

COMPLAINT DATA SHEET

COMPLAINT NUMBER : 202183642

COMPLAINT STATUS AND COMMENTS

DATE	TYPE	INSPECTOR	STATUS	COMMENT	UPDATED BY	DIVISION
18-JUL-23	OTHER BLDG/HOUSIN G VIOLATION	J HINCHION	DIRECTOR'S HEARING DECISION	Ok to issue OOA per HO (J.N.) with staff recommendation - owner/rep not present at DH. Jh		
21-JUL-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	ORDER OF ABATEMENT ISSUED	OOA being issued. MMF and inspector fees processed. -GL		
16-AUG-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	CASE UPDATE	Prepared OOA. SB	John Hinchion 05-SEP-23	CES
17-AUG-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	ORDER OF ABATEMENT POSTED	OOA posted . Pictures processed. -GL		
24-AUG-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	CASE UPDATE	Cert mailed OOA to ownrs on file. SB	Sonya Bryant 24-AUG-23	CES
05-SEP-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	CASE UPDATE	Customer filed AAB & paid fee. MR	Sonya Bryant 09-FEB-24	CES
06-NOV-23	OTHER BLDG/HOUSIN G VIOLATION	G LAM	CASE UPDATE	Owner has submitted engineering report along with structural plans for the foundation repair. Permit to come. -GL		
13-MAY-24	OTHER BLDG/HOUSIN G VIOLATION	G LAM	CASE UPDATE	Customer requested case update: PA202311130700 was issued on 11/13/23 to comply with NOV; no inspection activity. Provided AAB email to customer for follow up. -GL	Gilbert Lam 13-MAY-24	CES
16-OCT-24	OTHER BLDG/HOUSIN G VIOLATION	G LAM	CASE UPDATE	AAB Notice of Hearing Cert mailed - sj	Susan Jew 16-OCT-24	CES
17-OCT-24	OTHER BLDG/HOUSIN G VIOLATION	D MCCONN	CASE UPDATE	Case update / went out to site to post AAB notice and take pictures - DMC	Declan McConn 17-OCT-24	CES
17-OCT-24	OTHER BLDG/HOUSIN G VIOLATION	D MCCONN	CASE UPDATE	case update / sign affidavit and upload photos - DMC	Declan McConn 17-OCT-24	CES

COMPLAINT ACTION BY DIVISION

DIVISION	DATE	DESCRIPTION	ACTION COMMENT
NOV (HIS)	NOV (BID)		
	22-NOV-21		



DEPARTMENT OF BUILDING INSPECTION

Inspection Services

City and County of San Francisco

49 South Van Ness Ave, Suite 400 San Francisco, CA 94103-1

DATE: 05/18/2022

PROPERTY ADDRESS:

2678 21ST ST

BLOCK: 4088 LOT: 021

Building Complaint #: 202183642

WILKINSON PAUL
WILKINSON PAUL
KARLBERGRSVAGN 41,LGH 120
STOCKHOLM SWEDEN 11337

--

NOTICE OF VIOLATION FINAL WARNING

Dear Property Owner(s):

NOTICE OF VIOLATION OUTSTANDING:

On 11/22/2021 your property was inspected and/or a Notice of Violation was issued informing you of required code abatement, and warnings for failure to comply. The time period to correct all cited code violations indicated in this Notice has passed, and the Department records indicate that the required code abatement work remains outstanding. Your case has been referred to the Code Enforcement Division for enforcement.

ASSESSMENT OF COSTS NOW IMPOSED:

Therefore, pursuant to Section 102A.3 of the San Francisco Building Code you will be assessed costs arising from department time accrued pertaining but not limited to: (1) site inspections and re-inspections, (2) case management, update, and data entry, (3) case inquiries (meetings, office visits, phone calls, emails, response to correspondence etc), (4) permit history research, (5) notice/hearing preparation, (6) staff appearances/reports at hearings, (7) case referrals, and (8) monthly violation monitoring.

AVOID FURTHER ASSESSMENT:

To keep the assessment of costs at a minimum, and avoid the accrual of further time spent on the actions above such as administrative hearing preparation, and monthly violation monitoring, etc., please complete all work within thirty (30) days. Contact the Code Enforcement Division at [\(628\) 652-3430](tel:628-652-3430) if you have questions concerning the referenced Notice of Violation.

IF PERMITS ARE REQUIRED:

Please note that you must also obtain all necessary building, plumbing, and/or electrical permits. Obtain final sign-off from the Building Inspector on the building job card and sign-offs from the Plumbing or Electrical Inspectors for the plumbing permit or for the electrical permit. Otherwise, the work will be deemed incomplete.

CASE WILL BE CLOSED WHEN ALL WORK & ASSESSMENT OF COSTS PAID:

This case will not be closed and assessment of costs will continue to accrue until (1) all required work is completed as verified by site inspections, (2) final sign-offs are obtained for all required permits, and (3) all assessment of costs are paid.

City and County of San Francisco
Department of Building Inspection



London N. Breed, Mayor
Patrick O'Riordan, C.B.O., Director

DATE AFFIDAVIT PREPARED June 28, 2023

ADDRESS: 2678 2680 21ST ST, 0000
INSPECTOR: Lam

Directors' Hearing Date: July 18, 2023
Hearing Number: 202183642

OWNER: WILKINSON PAUL
KARLBERGRSVAGN 41,LGH 120
STOCKHOLM SWEDEN
11337

Block: 4088 Lot: 021 Seq: 1
Tract: 228 Case: BW0

Declaration of Service Of Notice Of Violation(s) and Notice Of Directors' Hearing by Mail

I, the undersigned, declare that I am employed by the City and County of San Francisco and at all times herein mentioned was over the age of 18 years; that pursuant to the provisions of the San Francisco Building Code Section 102A.3, I did on this date place a true copy of the Notice of Hearing of the Director of Building Inspection, City and County of San Francisco which informed the owner(s) and duly authorized agent of the time and place of hearing, in an envelope addressed to the above named person(s); and then sealed and deposited said envelope in the United States Mail at San Francisco, California, with postage thereon and registered mail delivery service charges fully prepaid for delivery by registered mail; that there is delivery service by United States Mail at the place so addressed or regular communication by United States Mail between the place of mailing and the place so addressed.

I declare under penalty of perjury that the foregoing is true and correct.

Date Mailed: 7/6/23, San Francisco, California. By: [Signature]
(signature)

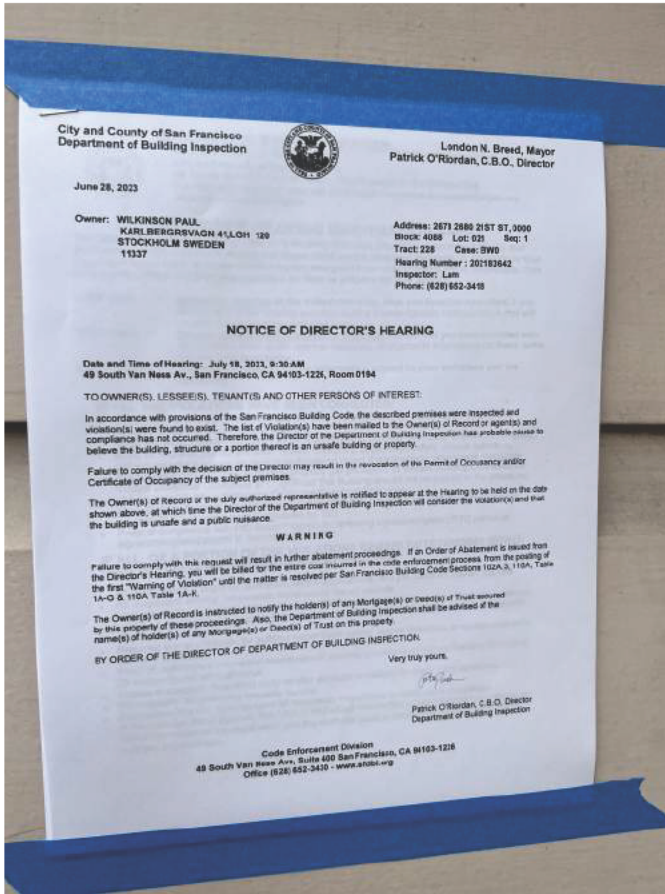
Declaration Of Posting Of Notice Of Violations(s) And Notice Of Directors' Hearing

I, the undersigned, declare that I am employed the City and County of San Francisco and at all times herein mentioned am over the age of 18 years; that pursuant to the provisions of the San Francisco Building Code Section 102A.3, I did on this date place a true copy of the Notice of Hearing of the Director of Building Inspection, City and County of San Francisco, in a conspicuous place on the building, structure or part thereof described in the Notice of Hearing, to wit:

I declare under penalty of perjury that the foregoing is true and correct.

Date Posted: 7/6/23, at San Francisco, California.
By: Gilbert Lam 7/6/23 Signature: [Signature]
(Print name) (Date)

Code Enforcement Division
49 South Van Ness Ave, Suite 400 San Francisco, CA 94103-1226
Office (628) 652-3430 - FAX (628) 652-3439- www.sfdbi.org



City and County of San Francisco
Department of Building Inspection



London N. Breed, Mayor
Patrick O'Riordan, C.B.O., Director

DATE AFFIDAVIT PREPARED August 16, 2023

Address: 2678 2680 21ST ST, 0000

Hearing Number: 202183642

Inspector: Lam

Block: 4088 Lot No: 021 Seq: 1

Directors' Hearing Date: July 18, 2023

Tract: 228 Case: BW0

Owner: WILKINSON PAUL
KARLBERGRSVAGN 41,LGH 120
STOCKHOLM SWEDEN

11337

Declaration Of Service Of Order Of Abatement By Mail Per San Francisco Building Code Section 102A.7

I, the undersigned, declare that I am employed by the City and County of San Francisco and at all times herein mentioned was over the age of 18 years; that pursuant to the provisions of the San Francisco Building Code Section 102.7, I did on this date place a true copy of the Order of the Director of Building Inspection, City and County of San Francisco, in an envelope addressed to the above; and then sealed and deposited said envelope in the United States Mail at San Francisco, California, with postage thereon and registered mail charges fully prepaid for delivery by registered mail; that there is delivery service by United States Mail at the place so addressed or regular communication by United States Mail between the place of mailing and the place so addressed.

I declare under penalty of perjury that the foregoing is true and correct.

Date Mailed: 8/18/23, at San Francisco, California. By: [Signature]
(Signature)

Declaration Of Posting Of The Order OF Abatement Per San Francisco Building Code Section 102A.7

I, the undersigned, declare that I am employed by the City and County of San Francisco and at all times herein mentioned am over the age of 18 years; that pursuant to the provisions of the San Francisco Building Code Section 102.7, I did on this date post a true copy of the Order of the Director of the Department of Building Inspection of the City and County of San Francisco, in a conspicuous place on the building, structure or part thereof described in the Order of Abatement, to wit:

I declare under penalty of perjury that the foregoing is true and correct.

Date Posted: 8/17/23, at San Francisco, California.

By: Gilbert Lam 8/17/23 Signature: [Signature]
(Print name) (Date)

Code Enforcement Division
49 South Van Ness Ave, Suite 400 San Francisco, CA 94103-1226
Office (628) 652-3430 - FAX (628) 652-3439 - www.sfdbi.org

7021 1970 0000 0236 1627

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee
 \$ _____

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$ _____

Return Receipt (electronic) \$ _____

Certified Mail Restricted Delivery \$ _____

Adult Signature Required \$ _____

Adult Signature Restricted Delivery \$ _____

Postage **CHAN FAMILY TRUST**

Total \$ **2678 21ST AVE**

Sent To **SAN FRANCISCO, CA 94116**

Street **OOA 2678 21ST ST 202183642**

City, State, ZIP+4® _____

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> 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. 	<p>A. Signature <input checked="" type="checkbox"/> <i>[Signature]</i> <input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) <i>Brad Chan</i> C. Date of Delivery <i>8-2-23</i></p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below <input type="checkbox"/> No</p> <p>RECEIVED AUG 23 2023 CODE ENFORCEMENT CCSF - DBI</p>
<p>1. Article Addressed to: CHAN FAMILY TRUST 2678 21ST AVE SAN FRANCISCO, CA 94116 OOA 2678 21ST ST 202183642</p> <p>9590 9402 6815 1074 4908 52</p>	<p>3. Service Type</p> <p><input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express®</p> <p><input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™</p> <p><input checked="" type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery</p> <p><input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™</p> <p><input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery</p> <p><input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 1970 0000 0236 1627</p>	<p>Domestic Return Receipt</p>


ABATEMENT APPEALS BOARD

City & County of San Francisco
49 South Van Ness Avenue, San Francisco, California 94103-2414

NOTICE OF AAB HEARING

10/16/2024

WILKINSON PAUL
KARLBERGRSVAGN 41,LGH 1201
STOCKHOLM SWEDEN, 11337

Re: 2678 21ST ST AAB Appeal No. 6937

Dear Parties:

On 9/5/2023, the Abatement Appeals Board (AAB) received Appellant WILKINSON PAUL completed appeal form, appealing Director's Order No. 202183642-A.

This matter has been scheduled for hearing before the **AAB on 11/20/2024 at 9:30 AM, in Room 416, City Hall, 1 Dr. Carlton B. Goodlett Place, San Francisco, CA.**

Information about the hearing procedures are set forth in the AAB's Bylaws and Procedural Rules, available on the AAB's webpage. [Adopted 1-19-22 - AAB Bylaws and Rules of Procedure .pdf \(sfdbi.org\)](#)

Under Procedural Rule III.D, the Appellant may submit a written statement setting forth their arguments and evidence in support of the appeal. The written statement must be submitted to the AAB Secretary by email at [:dbi.aab@sfgov.org](mailto:dbi.aab@sfgov.org) or in hardcopy no later than **(10/30/2024- 21 days before the hearing date)**. Please consult the AAB's Procedural Rules for more detailed information about the written statement.

The Department of Building Inspection must submit its report setting forth the procedural history and basis for the Order of Abatement and any assessment of costs by **(11/13/2024- 7 days before the hearing date)**.

When submitted, the AAB Secretary will forward a copy of a party's written filing to the opposing party.

If you have questions about this process, please contact CES at 628-652-3430 or via e-mail at dbi.aab@sfgov.org. Do not contact any AAB member directly.

Very Truly Yours.

Matthew Greene
Secretary,
Abatement Appeals Board

Hard copy Mail to: 49 South Van Ness Ave 4th Fl.
San Francisco, CA 94103

Inspector: HEARING/CES

Please POST AND RETURN DECLARATION TO AAB SECRETARY.

DEPARTMENT OF BUILDING INSPECTION
San Francisco, California

DECLARATION OF POSTING OF ABATEMENT APPEALS BOARD

NOTICE OF HEARING

I, Declan Mcconn declare that I am employed by the City and County of San Francisco and at all times herein mentioned was over the age of 18 years; that pursuant to the provisions of Section (105A.2.6) of the San Francisco (Building) Code, I did on the 17 day of October, 2024, post a copy of Notice of Hearing of the Abatement Appeals Board, in a conspicuous place on the building, structure or part thereof described in said complaint, to wit:

Appeal No. 6937
Complaint No. 202183642
Order of Abatement No. 202183642-A
2678 21ST ST
San Francisco, California

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 10/17/24 at San Francisco, California.


HEARING



DEPARTMENT OF BUILDING INSPECTION
City & County of San Francisco
49 South Van Ness Ave, Suite 400 San Francisco, CA 94103-1226

Date: August 16, 2023

Property Address: 2678 2680 21ST ST

Block: 4088 Lot: 021 Seq.: 1

Inspector: Gilbert Lam

Director's Order Number: 202183642 - A

INITIAL BILL- Assessment of Costs
Code Violations Outstanding

To:

WILKINSON PAUL
KARLBERGRSVAGN 41, LGH 120
STOCKHOLM SWEDEN
11337

Dear Property Owner(s):

Our records show that all required work has not been completed to abate the code enforcement case referenced above. FAILURE TO CORRECT THESE CODE VIOLATIONS PRIOR TO THE DIRECTOR'S HEARING AND RECORDED ORDER OF ABATEMENT HAS RESULTED IN THE ACCRUAL OF "ASSESSMENT OF COSTS" pursuant to 102.2, 102.16, 102A.3, 102A.7, 103A5, and Section 110, Table 1A-K of the San Francisco Building Code. Said Code requires that this Department's "cost of preparation for and appearance at the hearing, and all prior and subsequent attendant costs shall be assessed upon the property owner. Said violations will not be deemed legally abated until the property owner makes full payment of the assessment..."

The Assessment of Cost AMOUNT accrued to date NOW DUE AND PAYABLE is : **\$2507.79**.

Payment must be payable to CITY and COUNTY of SAN FRANCISCO OR CCSF-DBI in the form of cashier's check, money order or cash and must be accompanied by this original letter.

Please tender payment by mail or in person during regular business hours (8am-4pm) to the address indicated below:

Assessment of Costs Payment
Department of Building Inspection
Code Enforcement Section
49 South Van Ness Avenue, Suite 400
San Francisco, CA 94103

TO AVOID HAVING A LIEN RECORDED UPON YOUR PROPERTY AND LEVIED ON YOUR NEXT PROPERTY TAX BILL, it is necessary for you to tender payment immediately.

Note: The Order of Abatement of the Department of Building Inspection cannot be lifted, and the structure cited above cannot be brought into compliance with the applicable sections of the San Francisco Building and Housing Codes until all required work is completed and further accrued Assessments of Costs are paid.

You must notify your assigned CES Inspector when all violations have been completed AS SOON AS POSSIBLE TO AVOID OR MINIMIZE ADDITIONAL COSTS & PENALTIES.

You will be sent a Final bill assessment of costs for additional time accrued until the case is abated..

Code Enforcement Section can be reached at (628) 652-3430 should you have any questions.

Your prompt cooperation on this matter is appreciated,

Patrick O'Riordan, C.B.O, Director
Department of Building Inspection

By: John Hinchion
Chief of Code Enforcement

cc: CED File



CITY AND COUNTY OF SAN FRANCISCO
DEPARTMENT OF BUILDING INSPECTION
 49 South Van Ness Ave, Suite 400
 San Francisco, CA 94103-1226

London N. Breed, Mayor
 Patrick O'Riordan, C.B.O., Director

Assessment of Costs - Initial

(Pursuant to Sections 102A3 et al, and I10A Tables 1A-D, 1 A-G, 1A-K of the San Francisco Building Code and Ordinance 180-10

Owner WILKINSON PAUL
 WILKINSON PAUL
 KARLBERGRSVAGN 41,LGH 1
 STOCKHOLM SWEDEN
 11337

Date August 17, 2023
Complaint Number 202183642
Block 4088 **Lot** 021
Address 2678 21ST ST

Prepared by John Hinchion

Reviewed by S. Bryant **Amount Now Due and Payable** \$2,507.79

Comments IB MMF: (11/22/21 - 7/20/23) 20 months. - Other cert mail OOA

Payment for the items indicated:

Date	Action	Staff	Time in hrs	Rate	Amount
10/28/21	Initial Site Inspection, Travel time and Data entry	Inspector	1	\$158.10	\$158.10
11/22/21	Issued Notice of Violation and Data entry	Inspector	.75	\$158.10	\$118.58
11/22/21	Posted Notice of Violation and Travel time	Inspector	.5	\$158.10	\$79.05
12/14/21	Case review, Scheduling and Data entry	Inspector	.25	\$158.10	\$39.53
05/18/22	Issued Final Warning Letter	Inspector	.25	\$158.10	\$39.53
05/20/22	Case intake and Data entry	Clerical	.5	\$96.72	\$48.36
05/19/23	Reviewed and approved case for Director's Hearing	Inspector	.75	\$158.10	\$118.58
06/28/23	Research Title and Prepare case for Director's Hearing	Clerical	1	\$96.72	\$96.72
07/06/23	Posted Notice of Director's Hearing	Inspector	.5	\$158.10	\$79.05
07/06/23	Processed photos	Inspector	.25	\$158.10	\$39.53
07/06/23	Certified Mailing	Clerical	.5	\$96.72	\$48.36
07/14/23	Researched permit history/status	Inspector	.25	\$158.10	\$39.53
07/18/23	Hearing Appearance and Summary	Inspector	.25	\$158.10	\$39.53
07/18/23	Issued Order of Abatement	Inspector	.25	\$158.10	\$39.53
07/18/23	Building Official's Abatement Order (2 hr min.)	Building Official	2	\$173.91	\$347.82
07/18/23	Posted Hearing Case Update	Clerical	.25	\$96.72	\$24.18
07/20/23	Prepared Assessment of Costs	Inspector	.25	\$158.10	\$39.53
07/20/23	Monthly Violation Monitoring Fee (Ordinance 180-10)	Clerical	10	\$96.72	\$967.20
08/16/23	Prepared Order of Abatement	Clerical	.5	\$96.72	\$48.36
08/16/23	Other	Clerical	1	\$96.72	\$96.72

***Total to Date** \$2,507.79

*** Please note that this is only an initial bill. The property owner will accrue additional assessment of costs until all required code abatement is complete and verified by inspector site inspection. The case will not be closed until all code abatement and assessment of costs are paid.**

Complaint List for the Property

Only Active? Query CTS

Complaint List

Complaint #	HIS NOV Expired	Date Filed	A	Div	Block	Lot	Street #	Street Name	
202286338	<input type="checkbox"/>	01/14/2022	<input checked="" type="checkbox"/>	HIS	4088	021	2678	21ST	ST
202425381	<input type="checkbox"/>	06/28/2024	<input checked="" type="checkbox"/>	HIS	4088	021	2680	21ST	ST
202183642	<input type="checkbox"/>	10/27/2021	<input checked="" type="checkbox"/>	CES	4088	021	2678	21ST	ST
	<input type="checkbox"/>		<input type="checkbox"/>						
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Note: * - Reinspection date expired