

September 15, 2014

Michael Vlassis
PO Box 2988
La Jolla, CA 92038

knights

14-1000

Public Safety Committee
c/o City Clerk
200 North Spring Street, Room 395
City Hall, Los Angeles, CA 90012

CC: City of Los Angeles Fire Department
Brush Clearance
PO Box 514268
Los Angeles, CA 90051-4268

RE: APN# 5564023016
Invoice # BC14006001
2134 Ridgemont Dr
Los Angeles, CA 90046-1840

To Whom It May Concern:

I wish to address certain points from your "report and Proposed Decision on Assessment Hearing for 2013 Brush Clearance," Package # 2013174031, that I deem incorrect.

The first point was that you state that I "provided no letter to enunciate the substance of [my] appeal." However, I had sent the attached letter, making several statements in my defense.

The 2nd point was that you state "...notice was sent to the Appellant's current address." ... "The County Assessor's information shows that the Appellant's recording date of February 15, 2013, showing the property and the mailing address as the same." ... "There appears to be no issue as to whether the Appellant was properly served."

- However, as stated in my letter, there were several issues in receiving my mail. I had problems with the Post Office not only not delivering my mail in a timely manner during the stated times, but also not delivering ALL of my mail. I can only assume that undelivered mail was returned to the sender, so you may have on your records the fact that the notices you sent were returned.
- Also, my LA property is NOT my primary residence. I live in San Diego, CA. On several occasions, I have attempted to have you update my records to indicate that all correspondence needs to be directed to the following address:
Michael Vlassis
PO Box 2988
La Jolla, CA 92038
- Furthermore, I am a small business owner, and as part of my business, I am traveling out of the country for several months during a given year. As it is not

always convenient for me to get to my LA mail in a timely manner due to these reasons. It is pertinent for me to get my mail via my PO Box address, which you have refused to mail notices to.

One more noteworthy point which I was trying to mention in my previous letter is that I am NOT trying to prove or disprove who cleared the property. I accept the fact that your contractor provided the clearing of the property as a result of my failure to do so.

What I am contesting is the exorbitant fees that far surpassed the amount you quoted me as a result of contracted clearing of the property in the past, (which should have been more or less the same amount of work as last time). This time it was \$1,838, whereas, when it was done in the past, you only charged me about \$275.

I am also contesting the way in which the clearing was done. Instead of your contractor removing the WEEDS on the property, they clear-cut all of my expensive landscaping to the ground, including **hundreds of dollars** worth of bamboo and a strawberry tree, which did NOT pose a fire threat, as it was completely surrounded by a concrete courtyard, and is reasonable landscaping flora, even if left untrimmed. I am sure your photos will lend evidence to my claims.

As a result of this negligent indiscretion between fire hazard weeds and expensive and justifiable landscaping plants, your contractor has incurred several hundred dollars in damages to my property, and I believe that the cost of replacing my plants and trees should be deducted from the amount I allegedly owe for their disservice! If needed, I can provide you with receipts for my costs for the damaged plants, as well as for my gardener's landscaping fees.

I will be more than happy to negotiate an adjusted invoice amount in the light of these issues. Please let me know if you need additional paperwork regarding this matter.

Thank you,

Michael Vlassis

RE: APN# 5564023016
Invoice # BC14006001
2134 Ridgemont Dr
Los Angeles, CA 90046-1840

REPORT AND PROPOSED DECISION
ON ASSESSMENT HEARING FOR
2013 BRUSH CLEARANCE

HEARING DATE: April 24, 2014 PACKAGE NO: 2013174031
NAME: VLASSIS, MICHAEL COUNCIL DISTRICT: 5
MAILING ADDRESS: 2134 RIDGEMONT DR
LOS ANGELES, CA 90046
SITUS ADDRESS: 2134 RIDGEMONT DR
ASSESSOR'S ID NO: 5564023016 / INVOICE NO: BC14006001

ASSESSMENT: \$1,838.00

Cost of Clearance	Administrative Fee	Total Assessment
\$900.00	\$938.00	\$1,838.00

SUBSTANCE OF PROTEST

Appellant wished to adjudicate his protest of the Total assessment in writing, but provided no letter to enunciate the substance of his appeal. Therefore, a decision will be made on the information on hand in the case file.

DEPARTMENT INFORMATION

The Department issued an F-1308 Notice of Noncompliance on May 29, 2013. There was no record of an F-1307 Cleared-By-Owner Inspection Report on file. Therefore, a Second Notice of Noncompliance was issued on August 28, 2013.

A work order was prepared and the property was posted on August 28, 2013. The property was subsequently contracted to a City Contractor and work was completed on October 2, 2013. Photographs are on file showing the condition of the property before, during and after clearance.

PROPOSED DECISION AND RECOMMENDATION

According to the Department records, notice was sent to the Appellant's current address, as reflected on official records pertaining to the property owner's address. The County Assessor's information shows that the Appellant's recording date of February 15, 2013, showing the property and mailing address as the same.

The Department's records also indicate that the property was properly posted with signs. There appears to be no issue as to whether the Appellant was properly served, and the Department has been able to present documentation sufficient to show that the brush clearance and abatement work had not been fully completed by the property owner according to the necessary code requirements to negate the posed fire safety hazards prior to contractor cleanup.

The Total assessment due is \$1,838.00.