

CITY MANAGER WEEKLY UPDATE REPORT ~ KENT MYERS

June 19, 2009

As reported at last Tuesday's Council meeting, our Building and Electrical Inspectors participated in a joint inspection of the Chinook Motel with the State Health Department. Attached is a report listing the violations that were identified during this inspection. We will be meeting with Bill Bloor on Monday to discuss our options for initiating enforcement action against the owner of the Chinook Motel and the State Health Department will be meeting next Friday to determine their course of action.

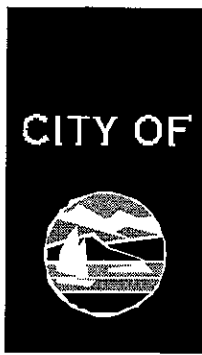
The first Farmer's Market held at The Gateway on Wednesday was a real success based upon comments from both farmers and customers. I met with the Farmer's Market Board on Wednesday night and they will expand their trial period to several Saturdays in July and then make a decision on whether this facility will meet their long-range needs.

The 50th birthday celebration for the Coho Ferry that was held in Victoria on Wednesday was a real success with representatives from the Chamber of Commerce, Port of Port Angeles, and the City of Port Angeles in attendance to join in the festivities. Following this event, I met with Rian Anderson of the Coho, representatives from the Port, and Judith Morris of Congressman Dicks' office to discuss ways we can move forward on the ferry terminal improvement project in the coming year.

I wanted to remind you that I will be joining several of our Council members in Spokane next week at the AWC Conference Annual Conference so I will be out of the office beginning Tuesday through Thursday of next week.

Have a good weekend!

-Kent Myers



PORT ANGELES

WASHINGTON, U. S. A.

DATE: June 19, 2009

TO: Nathan West, Director
Community & Economic Development

FROM: Jim Lierly , Building Inspector.

SUBJECT: Chinook Motel - 1414 East First Street.

The City's Building Inspector was invited to participate in an inspection of the Chinook Motel by State of Washington Health & Safety Inspector Jim Phillips. Subsequently, Building Inspector Jim Lierly participated in an on site inspection of the approximately 50 plus room motel on June 17, 2009. Soon after arrival at the motel, violations of the PAMC, NEC, and 2006 International Property Maintenance Code were observed. It was determined that the City's Electrical Inspector and Code Compliance Officer should be included in the inspection activity. Electrical Inspector Trent Peppard and Code Compliance Officer Patrick Bartholick arrived on site shortly thereafter, to provide a thorough inspection of the site. Following is a listing of the main areas of violation:

BUILDING AND PROPERTY MAINTENANCE

- Several units have damage from water and or mold in ceiling areas. This appears to be caused from a leaking roof and shower.
- The State Official confirmed rodent droppings and signs of bed bugs (including dead bugs) during the inspection.
- New water heaters have not been properly installed per the 2003-2006 Uniform Plumbing Codes. The reason for identifying the two separate codes is because we are unsure of the date of the install because there were no permits.
- Most ventilation fans did not function. Exhaust fans in kitchenettes are inoperable.
- Smoke detectors were missing or not working, some were laying on the floor.
- Exterior vegetation is penetrating exterior windows.
- Water damage from a bathroom shower is extensive enough to have caused failure of the adjoining wall. Carpet was nailed/stapled to the walls as a repair.
- The swimming pool was covered by a sagging tarp. The tarp was filled with stagnate water.
- High weeds and grass (over 12" tall) exist on the property.
- Exterior painted surfaces are peeling and the wood is exposed to the elements.
- Parking space identification is difficult. This includes the ADA parking if it was required during the time of construction.

ELECTRICAL VIOLATIONS:

- Seal all unused openings in boxes, panels, and lights (NEC 110.12A)
- Canopies required for all light fixtures (NEC 410.22)
- Conductors entering lights shall be part of light fixtures and properly installed (NEC 410.20)
- Receptacles and phone jacks shall not be installed above baseboard heaters (NEC 424.9)
- Non metallic cable not to be installed outdoors in damp locations (NEC 334.12(B)(4))
- Non metallic cable to be protected from physical damage (NEC 334.15(B))
- GFCIs required in bathroom, kitchen, and exterior locations (NEC 210.8)
- All exterior devices to have weatherproof covers (NEC 406.8(B))
- Label panel circuit breakers (NEC 408.4)
- All exterior signs to be listed and properly installed (NEC 600.3)
- Equipment grounding conductor to be installed to hot water tanks (NEC 250.4)
- Single conductors shall be installed in a recognized wiring method (NEC 300.3(A))
- Provide proper working space around electrical equipment (NEC 110.26)
- Extension cords are not a substitute for fixed wiring method (NEC 400.8)
- Damaged lamp or tv cords to be replaced (NEC 400.9)
- All wiring splices to be installed in a box (NEC 110)
- All damaged electrical equipment to be replaced (NEC 110)
- Boxes required for all devices (NEC 314)
- Boxes installed on combustible surfaces shall be flush (NEC 314.2)

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