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Để yêu cầu dịch vụ dịch thuật hoặc điều chỉnh liên quan đến tình trạng khuyết tật, vui lòng liên hệ với chúng tôi qua [DTDcompliance@clackamas.us](mailto:DTDcompliance@clackamas.us) | 503-742-4400.



**Clackamas County**  
[www.clackamas.us](http://www.clackamas.us)



## NOTICE OF HEARING

April 20, 2026

Fernando Renteria  
PO Box 4  
Calexico, CA 92232

**RE:** County of Clackamas v. Fernando Renteria  
**File:** V0032519

**Hearing Date:** June 11, 2026

**Time:** This item will not begin before 9:30 a.m. However it may begin later depending on the length of preceding items.

**Location:** Hearing will be held by virtual Zoom meeting. Please see attached information regarding the process for the Zoom meeting.

Enclosed you will find the following:

1. Notice of Rights
2. Copy of Complaint and Request for Hearing

You **must** appear at the time set forth in this Notice of Hearing or the relief requested in the **Complaint** may be **granted against you by default**.

**You can access the complete hearing packet at <https://www.clackamas.us/codeenforcement/hearings>**

You may contact Andrea Hall, Code Compliance Specialist for Clackamas County at (503) 742-4467, should you have any questions about the violation(s) in the **Complaint**. Do not call the Compliance Hearings Officer.

Enclosures

CC: Carl Cox -Compliance Hearings Officer

## **STATEMENT OF RIGHTS**

**1. Prior to the Hearing.** You have the right to make the following requests:

- (A) You can request the opportunity to review public records and talk to County Staff about the violations or request a subpoena for that purpose if the County does not allow you to do so.
- (B) You can request that the Hearings Officer postpone the hearing for good cause by writing the Hearings Officer at least 7 calendar days prior to the scheduled hearing date.
- (C) You can request that the Hearings Officer decide the matter based exclusively on written materials from the parties or conduct the hearing by phone.

**2. Procedure.** The hearing will be governed by general rules of procedure designed to allow you to hear and confront the evidence against you, and for you to present evidence favorable to you. You are not required to present any evidence; the burden is on the County to establish by a preponderance of evidence that a violation exists or existed. Either party may, at their own expense, obtain an attorney, to represent that at the hearing. If you wish to be represented by an attorney, they need only notify the County and the Hearings Officer in writing of their intent to appear on your behalf. The County will present evidence first, and then you may question that evidence. You may then present your own evidence, if you wish, and the County may question your evidence. Testimony by witnesses is evidence. The Hearings Officer may inquire into any facts that are relevant to the hearing and may question parties or witnesses about the case. Evidence of a type commonly relied upon by reasonably prudent persons in the conduct of their serious affairs shall be admissible.

**3. Record of Proceedings.** An audio record will be made of the proceedings when a hearing is conducted. The audio record is available through the Clackamas County Code Enforcement Section and is available to you upon request.

**4. Hearings Officer.** The Hearings Officer is an independent contractor paid by the County to conduct hearings and render decisions. He/she is not a County employee. His/her function is to preside over the hearing, make a record of proceedings, consider admissible evidence and interpret and apply the law. After the hearing is closed, the Hearings Officer will enter written findings of fact, conclusions of law and any Order deemed proper. If a violation is proven, then the Order may include civil penalties, fines, administrative fees, or may require the respondent to take certain actions, or refrain from certain actions. An Order issued by the Hearings Officer may be a final order or a continuing order. The Hearings Officer Order is the final decision of the County, and may be appealed pursuant to Oregon Law. The Hearings Officer for Clackamas County is:

**Carl Cox  
Attorney at Law  
14725 NE 20<sup>th</sup> Street, #D-5  
Bellevue, WA 98007**

**5. Right to Recess.** If, during the course of the hearing, the Respondent or the County requests a recess or postponement, or additional time to present crucial evidence, the Hearings Officer may allow a continuance of the hearing for good cause. The Respondent may also request that the proceedings be continued after the end of the hearing if the Respondent determines that additional evidence should be brought to the attention of the Hearings Officer.

**6. Right to Appeal.** The Final Order of the Hearings Officer shall set forth the right of the respondent to appeal any adverse Order. Appeal may be taken pursuant to Section 2.07.130 of the Clackamas County Hearing Officer Code, and Oregon Revised Statute 34.010-34.100. If appeal is taken, the appellant is responsible for all costs of appeal including preparation of transcript.



You must have access to the internet or to a telephone line to use the Zoom platform. A copy of the link is provided below. Once you have joined the meeting, you will be prompted to join as panelist. Please click **JOIN AS PANELIST.**

If you would like to present evidence at the Hearing please email Andrea Hall at [AndreaHal@clackamas.us](mailto:AndreaHal@clackamas.us) or mail your evidence to Andrea Hall at 150 Beaver Creek Rd, Oregon City, Oregon 97045, **no later than 4 working days prior to the hearing.** Staff will process your evidence for the hearing and provide the numbered documents to the Hearings Officer and send them back to you for reference.

If you are unable to participate in a hearing through the Zoom platform, please contact Andrea Hall at 503-742-4467 **within 3 calendar days of receipt of the Notice of Hearing.**

If you are unfamiliar with using the Zoom platform, please perform an internet search of “how to use Zoom” and there are many interactive guides available. **When joining the webinar please accept the request to join as a panelist.**

If you experience difficulties connecting to the Zoom hearing **before** your scheduled start time, please call 971-930-6134 for assistance.

Zoom Invite:

Join from PC, Mac, iPad, or Android:

<https://clackamascounty.zoom.us/j/89871962266?pwd=ZAJiygpVdFAQSfldARRK4lApdthPKw.1>

Passcode: 498532

Phone one-tap:

+16699006833,,89871962266# US (San Jose) 17193594580,,89871962266# US

Join via audio:

+1 669 900 6833 US (San Jose)

+1 386 347 5053 US

+1 719 359 4580 US

+1 507 473 4847 US

+1 253 205 0468 US

+1 564 217 2000 US

+1 253 215 8782 US (Tacoma)

+1 646 876 9923 US (New York)

+1 346 248 7799 US (Houston)

+1 646 931 3860 US

+1 408 638 0968 US (San Jose)

+1 689 278 1000 US

+1 669 444 9171 US

+1 301 715 8592 US (Washington DC)

+1 309 205 3325 US

+1 305 224 1968 US

+1 312 626 6799 US (Chicago)

+1 360 209 5623 US

Webinar ID: 898 7196 2266

International numbers available: <https://clackamascounty.zoom.us/u/kdvxAREgqc>

## Department of Transportation and Development

### Nondiscrimination Policy:

The Department of Transportation and Development is committed to non-discrimination. For more information go to: [www.clackamas.us/transportation/nondiscrimination](http://www.clackamas.us/transportation/nondiscrimination)

**¡LE DAMOS LA BIENVENIDA!** Spanish

El Departamento de Transporte y Desarrollo está comprometido con la no discriminación. Para obtener más información, visite: [www.clackamas.us/transportation/nondiscrimination](http://www.clackamas.us/transportation/nondiscrimination)

**ДОБРО ПОЖАЛОВАТЬ!** Russian

Департамент транспорта и развития инфраструктуры стремится к соблюдению политики недопущения дискриминации. Для получения дополнительной информации посетите веб-сайт: [www.clackamas.us/transportation/nondiscrimination](http://www.clackamas.us/transportation/nondiscrimination)

**欢迎!** Chinese (Mandarin)

交通和发展部致力于实现非歧视。如需了解更多信息，请访问 [www.clackamas.us/transportation/nondiscrimination](http://www.clackamas.us/transportation/nondiscrimination)

**CHÀO MỪNG!** Vietnamese

Bộ Vận Tải và Phát Triển cam kết thực thi chính sách không phân biệt đối xử. Để biết thêm thông tin, vui lòng truy cập trang mạng: [www.clackamas.us/transportation/nondiscrimination](http://www.clackamas.us/transportation/nondiscrimination)

**환영합니다.** Korean

운송개발부는 차별 금지를 위해 모든 노력을 기울이고 있습니다. 자세한 내용은 홈페이지 [www.clackamas.us/transportation/nondiscrimination](http://www.clackamas.us/transportation/nondiscrimination)

BEFORE THE COMPLIANCE HEARINGS OFFICER  
for the  
CLACKAMAS COUNTY BOARD OF COMMISSIONERS

COUNTY OF CLACKAMAS,

Petitioner,

v.

FERNANDO RENTERIA

Respondent.

File No: V0032519

COMPLAINT AND REQUEST FOR HEARING

I, Andrea Hall, Senior Code Enforcement Specialist for Clackamas County, allege the following:

1.

Respondent Fernando Renteria's mailing address is: 33000 S Molalla Forest Rd., Molalla, OR 97038.

2.

The Respondent owns or occupies the address or location of the violation(s) of law alleged in this Complaint 33000 S Molalla Forest Rd., Molalla, OR 97038, also known as T5S, R2E, Section 22 , Tax Lot 200, and is located in Clackamas County, Oregon. The property is zoned AG/Forest and Exclusive Farm Use and is the location of violation(s) asserted by the County.

3.

On or about the 24<sup>th</sup> day of August, 2021 and the 5<sup>th</sup> day of June 2024 the Respondent violated the following laws, in the following ways:

- a. Sections 401 and 407 of the Clackamas County Zoning and Development Ordinance for maintaining two dwellings on the subject property without land use approval.

This violation is a Priority 2 violation pursuant to the Clackamas County Violation Priorities.

- b. Chapter 9.02 of the Clackamas County Code as it pertains to the Application and Enforcement of the Clackamas County Building Code for failing to convert the illegal dwelling to another legal use.

4.

The Department initiating this procedure is the Code Enforcement Section of the Department of Transportation and Development.

5.

Notice of the violation was given to Respondent in the following manner: violation notice dated August 24, 2021 and Citation and Complaint #1900325 dated June 5, 2024. A copy of the notice documents is attached to this Complaint as Exhibits E & G, and incorporated by this reference.

6.

Based on these allegations, petitioner requests that a hearing be set in this matter.

Petitioner seeks an Order from the Hearings Officer granting the following relief:

1. Pursuant to Clackamas County Code Section 2.07.090, ordering Respondent to immediately abate the violations and bring the property at issue into compliance with all laws, and permanently enjoining Respondent from violating these laws in the future;

2. Pursuant to Clackamas County Code Section 2.07.090, imposing a civil penalty against Respondent for each violation, within the range established by the Board of County Commissioners.

Said range for the Priority 2 Zoning violation being \$750.00 to \$2,500.00 per occurrence as provided by Appendix B to the Clackamas County Code; said range for the Priority 1 Building Code violation being \$750.00 to \$1,000.00.

3. Pursuant to Clackamas County Code Section 2.07.090, ordering Respondent to pay an administrative compliance fee as provided by Appendix A to the Clackamas County Code; and
4. Pursuant to Clackamas County Code Section 2.07.090, ordering Respondent to reimburse the County for any expense the County may incur in collection of any penalties, fines or fees that may be imposed:
5. Ordering any other relief deemed reasonably necessary to correct the violations.

DATED THIS 20th day of April 2026.



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Andrea Hall  
Senior Code Enforcement Specialist  
FOR CLACKAMAS COUNTY

COUNTY OF CLACKAMAS,

Petitioner,

FERNANDO RENTERIA,

Respondent.

File No.: V0032519

STATEMENT OF PROOF

History of Events and Exhibits:

June 20, 2019 Exhibit A	After the County received a complaint regarding two tiny homes on the property and an occupied recreational vehicle, an alleged letter was mailed to the Respondent.
July 1, 2019 Exhibit B	Email from Senior Soil Scientist Erik Englebert confirmed that there were two recreational vehicles on site as well as two tiny homes.
July 23, 2019 Exhibit C	A site inspection was performed by then Code Enforcement Specialist Michael Barnes. An assistant to the owner met him on site and showed him around the property. Michael saw and photographed the two tiny homes that were used as a break space for workers on the property and a cabin. There were two recreational vehicles on site that the assistant said were used for people attending the owner's daughter's wedding.
September 16, 2019 Exhibit D	A letter was mailed to the Respondent with a summary of the County's investigation. A commercial business operating without land use approval, two unauthorized tiny homes, two unauthorized occupied recreational vehicles and a pond that was created without a permit.
October 2019 – August 2021	The County worked with the Respondent's attorney, Sam Nelson of Bowerman Law Group, Planning Department staff person Nikki Cross and Plans Examiner Robert Morris and determined that the commercial activity was an approved farm use and the pond was in conjunction with that use so no permits were necessary. Sam also proved proof that the tiny homes and occupied recreational vehicles had been removed leaving only the unpermitted second dwelling as a violation.
August 24, 2021 Exhibit E	A violation notice was sent to the Respondent with a deadline of October 25, 2021 to submit a building permit to permit the second dwelling or convert it to another legal use by October 25, 2021.
July 27, 2022 Exhibit F	In order to obtain building permits for the accessory structure, the Respondent first had to obtain an approved Floodplain Development Permit from the Planning Department. The Respondent applied on May 19, 2022, and on July 27, 2022 requested additional time to complete the application process. Land use approval for the structure was granted on May 18, 2023.

June 5, 2024 Exhibit G	When a review of County records revealed that no permits had been submitted to permit the second dwelling or convert it to another legal use, Citation 1900325 was issued in the amount of \$400.00 for the priority 2 zoning violation for multiple dwellings and for the building code violation. The building code violation was not subject to a fine. The citation was mailed first class mail and was not returned to the County, the citation remains unpaid.
June 27, 2024	A review of County records revealed that a building permit for the conversion of the second dwelling to storage and some habitable space not including bedrooms had been applied for, B0935624.
March 13, 2026	A review of County records revealed that building permit B0935624 was issued on May 13, 2025 but had expired without any inspections.
April 20, 2026	This matter was referred to the Compliance Hearings Officer.

Due to the Respondents' lack of cooperation in abating the violation despite having over four years to resolve the matter and the relatively low level of difficulty in abating the violation the County is requesting a Final Order in this matter seeking authorization to proceed to Circuit Court for further enforcement action.

- The Respondent be ordered to bring the property into compliance with the Zoning Development and Building Code within 60 days of the date of the Order by obtaining all required permits and approved final inspections to convert the second dwelling to storage with limited habitable space.
- The County will submit a Post Hearing Status Report to provide the Compliance Hearings Officer with an update as to the status of the case; a copy will also be sent to the Respondent. The report will include the following recommendations.
- The imposition of civil penalties of \$750.00 to \$2,500.00 for the priority 2 Zoning and Development violation for date cited June 24, 2024.
- The imposition of civil penalties of \$750.00 to \$1,000.00 for the priority 1 Building Code violation for date cited June 24, 2024.
- Payment for Citation No. 1900325 for the Zoning and Development Ordinance totaling \$400.00.
- Assessment of an administrative compliance fee calculated at \$75.00 per month starting August 2021 to June 2025 subtotaling \$3600.00. The County is requesting a reduction of \$2,475.00 in the assessed administrative compliance fee due to 33 months of inactive code enforcement activity and is seeking a total administrative compliance fee of \$1,125.00.
- Assessment of an administrative compliance fee calculated at \$100.00 per month starting July 2025 through date of abatement or date of Final Order subtotaling \$800.00. The County is requesting a reduction of \$100.00 in the assessed administrative compliance fee due to 1 month of inactive code enforcement activity and is seeking a total administrative compliance fee of \$700.00. Total administrative fee of \$1825.00.
- The County requests the Hearings Officer to permanently prohibit the Respondent from violating this law in the future.
- If the Respondent fails to comply with the Hearings Officer's Continuing Order the County will request the Hearings Officer to issue a Final Order and will also request the Hearings Officer to authorize the County further enforcement action including to proceed to Circuit Court.



June 20, 2019

Fernando Renteria  
P.O. Box 4  
Calexico, CA 92232

**Subject: Alleged Violations of the Zoning and Development Ordinance,  
Title 12, Section 401 and 407 of the Clackamas County Code**

Site Address: 33000 S. Molalla Forest Rd., Molalla, OR 97038  
Legal Description: T5S, R2E, Section 22, Tax Lot 00200

It has come to the attention of Clackamas County Code Enforcement that an unauthorized occupied recreational vehicle may exist on the above referenced property.

In addition, two tiny homes may have been placed and there may be multiple dwellings on the above referenced property without land use approval.

This may constitute a violation of the Zoning and Development Ordinance, Title 12, Sections 401 and 407 of the Clackamas County Code.

Please contact Andrea Hall, Code Enforcement Coordinator, within ten (10) days of the date of this letter in order to discuss this matter.

E-mail address is [Andreahal@clackamas.us](mailto:Andreahal@clackamas.us)

Telephone number is 503-742-4467

*\*Clackamas County encourages voluntary compliance with code violations to support a safe and healthy community for all. Please note that a \$75.00 monthly Administrative Compliance Fee will be assessed if a violation has been determined and has not been abated. When a property owner works cooperatively with the County to resolve a confirmed code violation, the County may waive all or part of that fee.*

## Department of Transportation and Development

### **Nondiscrimination Policy:**

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### **¡LE DAMOS LA BIENVENIDA!** Spanish

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### **ДОБРО ПОЖАЛОВАТЬ!** Russian

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### **欢迎!** Chinese (Mandarin)

交通和发展部致力于实现非歧视。如需了解更多信息，请访问 [www.clackamas.us/transportation/nondiscrimination](http://www.clackamas.us/transportation/nondiscrimination)，发送电子邮件至 [swilliams@clackamas.us](mailto:swilliams@clackamas.us) 或致电 503-742-4696。

### **CHÀO MỪNG!** Vietnamese

Bộ Vận Tải và Phát Triển cam kết thực thi chính sách không phân biệt đối xử. Để biết thêm thông tin, vui lòng truy cập trang mạng: [www.clackamas.us/transportation/nondiscrimination](http://www.clackamas.us/transportation/nondiscrimination), gửi email đến [swilliams@clackamas.us](mailto:swilliams@clackamas.us) hoặc gọi điện thoại theo số 503-742-4696.

### **환영합니다.** Korean

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**From:** [Englebert, Erik](#)  
**To:** [Hall, Andrea](#)  
**Cc:** [Amend, Michelle](#); [Nielsen, Heather](#); [Nesbitt, Lindsey](#)  
**Subject:** Violation Site Visit at 33000 S Molalla Forest Rd 07/01/19  
**Date:** Monday, July 1, 2019 12:16:26 PM  
**Attachments:** [007.JPG](#)  
[011.JPG](#)  
[014.JPG](#)  
[007.JPG](#)

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Hi Andrea,

Wanted to pass along some observations I made today when I visited 33000 S Molalla Forest Rd today to verify they had removed the holding tank & piping per SV0001219.

I met Ryan Hepler with City of Molalla onsite, who showed me where to observe the site. At first glance, this place looks just like a camping/RV event center. They have a large tent set up, a picnic area, and several spots for RV parking. Ryan stated that there are periodic events held at the site.

As far as the present septic violation, the holding tank and piping that was serving the RV spots has been removed. You can clearly see this across the fence while standing on City of Molalla property. They still have the electrical pedestals in place for the RV spots. I wasn't able to confirm from my pictures if water connections are still present as well.

There were 2 RVs on site when I was there, and the 2 tiny homes look to have been mounted more permanently. The base of the tiny homes are now surrounded by lattice work, and an HVAC system has been installed. Not sure whether the tiny homes are connected to water at this point. If they are, then we'll need to know what they are doing with the wastewater, which may lead us to another septic violation.

I've attached some pics from today showing the RV area, event area, tiny homes, and a constructed water feature they have.

Let me know if you have any questions on this.

Thanks,  
Erik

**Erik Englebert, REHS**

Supervisor, Senior Soil Scientist

Clackamas County Onsite Wastewater Systems Program

150 Beaver Creek Rd

Oregon, City, OR 97045

[eenglebert@clackamas.us](mailto:eenglebert@clackamas.us)









**DEPARTMENT OF TRANSPORTATION AND DEVELOPMENT**

**DEVELOPMENT SERVICES BUILDING**

150 BEAVERCREEK ROAD | OREGON CITY, OR 97045

September 16, 2019

Fernando Renteria  
PO Box 4  
Calexico, CA 92232

Busco LLC  
PO Bo 975  
Molalla, OR 97301

Busco LLC  
33000 S Molalla Forest Rd.  
Molalla, OR 97038

**Subject: Violation of the Clackamas County Code**

Site Address: 33000 S Molalla Forest Rd., Molalla, OR 97038  
Legal Description: T5S, R2E, Section 22, Tax Lot 200

It has come to the attention of the Clackamas County Code Enforcement Section that a commercial business is operating from the above referenced property, there are two un-permitted tiny homes as well as an un-permitted cabin, there are two unauthorized occupied recreational vehicles are on site and a pond has been created all without land use approval or benefit of permit and inspections.

This constitutes a violation of Section 401.04 of the Clackamas County Zoning and Development Ordinance, Chapter 9.02.040(B)(C)(D)(E) as it pertains to the Application and Enforcement of the Clackamas County Building Code and Chapter 9.03.030 of the Clackamas County Code as it pertains to Excavation and Grading.

Please contact me within ten (10) days of the date of this letter to discuss this matter. My direct telephone number is 503-742-4467 or email [andreahal@clackamas.us](mailto:andreahal@clackamas.us).

Thank you for your prompt attention to this matter.

A handwritten signature in blue ink, appearing to read "Andrea Hall".

Andrea Hall  
Clackamas County  
Code Enforcement Coordinator



August 24, 2021

Fernando Renteria  
33000 S Molalla Forest Rd.  
Molalla, OR 97038

**Subject: Violation of the Clackamas County Code V0032519**

Site Address: 33000 S Molalla Forest Rd., Molalla, OR 97038  
Legal Description: T5S, R2E, Section 22, Tax Lot 200

It has come to the attention of the Clackamas County Code Enforcement Section that there is a second dwelling on the above referenced property without land use approval or benefit of permits and inspections. This constitutes a violation of Sections 401.04 and 407.04 of the Clackamas County Zoning and Development Ordinance and Chapter 9.02.040(B)(C)(D)(E) of the Clackamas County Code as it pertains to the Application and Enforcement of the Clackamas County Building Code.

In order to abate the violation, please submit the building permit application to permit the structure as a dwelling or other legal use, technically complete plans and appropriate fees to the Clackamas County Building Codes Division no later than **October 25, 2021**. Permits are accepted online only, for more information on this process please refer to the County's website at <https://www.clackamas.us/building>. The permit must be picked up within ten days of being notified. Once the building permit is issued, the associated trade permits can be issued. Please schedule all inspections so that final inspections may be obtained not later than 45 days of the date of the permits being issued.

Another option would be to demolish the structure. If you choose this option, please submit a building permit application including a description of the building to be demolished, an electrical permit application for the decommissioning of the electrical to the structure and a site plan to the County no later than **October 25, 2021**. Again, permits are accepted online only.

If you have any questions concerning these permit requirements or the online submittal process, please contact the Building Codes Division at 503-742-4240, via email at [bldservice@clackamas.us](mailto:bldservice@clackamas.us) or, you may stop by our offices at 150 Beavercreek Rd., Oregon City, OR 97045, Monday through Thursday between the hours of 8:00 a.m. and 4:00 p.m. and Friday 8:00 a.m. to 3:00 p.m.

Please feel free to contact me if you have any questions. My direct telephone number is 503-742-4467 or email [andreaahal@clackamas.us](mailto:andreaahal@clackamas.us) .

Thank you for your prompt attention to this matter.



Andrea Hall  
Clackamas County  
Code Enforcement Section

### **Important Notices**

1. **Administrative Compliance Fees.** It is important that you contact the Code Enforcement Section to resolve the violations described in the enclosed letter. **An administration compliance fee of \$75 will now be assessed monthly until the violations are abated.**
2. **Failure to resolve those violations may result in one or more of the following:** (1) a citation and fine, and (2) referral of this matter to the County Code Enforcement Compliance Hearings Officer.
3. **Request for a Hearing:** If you dispute the existence of the violations described in the enclosed letter you may request a hearing before the Hearings Officer by sending a written request for a hearing, including your name and address to: Code Enforcement Section, 150 Beaver Creek Rd., Oregon City, OR 97045, or at [codeenforcement@clackamas.us](mailto:codeenforcement@clackamas.us).
4. **Potential Fines and Penalties:** The Clackamas County Code provides for Citation fine amounts of up to \$500 and additional civil penalties imposed by the Hearings Officer of up to \$3,500 for each day the County verifies the noncompliance. Fine amounts and civil penalties may be assessed for each cited violation and may be assessed separately against each named party. In addition, the Hearings Officer may order the violation to be abated by the County at the expense of the property owner(s) and responsible parties.
5. **Voluntary Compliance:** Clackamas County encourages voluntary compliance with code violations to support a safe and healthy community for all. Please note that when a property owner works cooperatively with the County to resolve a confirmed code enforcement violation, the County may in its discretion waive all or part of the \$75 per month administrative fee.
6. **Non-Compliance may result in a lien upon your property:** Fines and costs are payable upon the effective date of the final order declaring the fine and costs. Fines and costs under this Chapter are a debt owing to the County, pursuant to ORS 30.460, and may be collected in the same manner as any other debt allowed by law. If fines or costs are not paid within 60 days after payment is ordered, the County may file and record the order for payment in the County Clerk Lien Record.
7. **Final Order may be enforced in Circuit Court:** Also, be advised that non-compliance with a Hearings Officer's Order may result in the matter being referred to County Counsel for legal action in Circuit Court which may result in additional penalties or other sanctions.
8. **Recurrences will result in additional Citations:** Finally, recurrences of abated violations may result in the issuance of a citation without prior notice.

Fernando Renteria Luna  
P.O. BOX 975  
Molalla, OR 97038  
Phone: (503) 829-4735  
Fax: (503) 905-8100

July 27, 2022

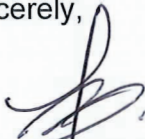
**Clackamas County  
Planning and Zoning Division  
150 Beaver Creek Rd  
Oregon City, OR 97045**

Dear Clackamas County,

I, Fernando Renteria Luna, with a Land use application for Floodplain Development, File Z0248-22-F, dated 05/19/2022, am requesting a time extension of 90 days to complete and comply with all the requirements and recommendations made by the Planning Department. We have not been able to finish the work due to different difficulties, but we already have a meeting set up this August 3<sup>rd</sup> with a Surveyor who will work on the elevation certificate, which is one of the requisites. It is our intention to submit everything before the extension ends, but we are also aware that there might be additional consultations needed during this time.

Thank you for considering this request. If you need more information you can reach out to Dulce Tellez at (760) 457-8191, email [dulce@unlimited.com.mx](mailto:dulce@unlimited.com.mx)

Sincerely,



**Fernando Renteria Luna  
Applicant**



Citation No. 1900325

Case No. V0032519

# ADMINISTRATIVE CITATION

Date Issued: June 5, 2024

**Name and Address of Person(s) Cited:**

Name: Fernando Renteria  
Name:  
Mailing Address: 33000 S Molalla Forest Rd.  
City, State, Zip: Molalla, OR 97038

Date Violation(s) Confirmed: On the 5th day of June, 2024 the person(s) cited committed or allowed to be committed, the violation(s) of law described below, at the following address:

Address of Violation(s): 33000 S Molalla Forest Rd., Molalla, OR 97038

Legal Description: T5S, R2E Section 22, Tax Lot(s) 200

**Law(s) Violated:**

- Chapter 9.02 of CCC Application and Enforcement of the Clackamas County Building Code, Section 9.02.040, (B)(C)(D)(E)
- Title 12 and 13 of CCC Zoning and Development Ordinance, Sections 401 & 407

**Description of the violation(s):**

- 1) Person cited failed to obtain permits and approved final inspections to convert an illegal dwelling to and accessory building.

Maximum Civil Penalty \$1000.00                      Fine \$Not subject to citation amount

- 2) Person cited is maintaining two dwellings on the subject property.

Maximum Civil Penalty \$3500.00                      Fine \$400.00

You may avoid paying the civil penalty by abating the violation(s) and paying a total fine of \$400.00. If you have questions regarding how to abate the violation(s) contact Clackamas County Code Enforcement at the number listed below. Please be advised a \$75 monthly administrative fee is being assessed.

I hereby certify under penalties provided by ORS 153.990 that I have reasonable grounds to and do believe that the above person(s) committed or allowed to be committed the violation(s) described on this form.

Citation issued by: Andrea Hall                      Date: June 5, 2024  
Telephone No.: 503-742-4467                      Department Initiating Enforcement Action: Code Enforcement

