

City of Mount Rainier

3503 Perry Street, Mount Rainier, MD 20712

Phone: (301) 985-6585 Website: www.mountrainiermd.org

Incorporated 1910

June 27, 2024

Dhasarathi. R
Stellar IPL
Dhasarathi.r@stellaripl.com

Re: Request for public records to the City of Mount Rainier, Maryland

Dear Dhasarathi R.:

By email dated June 19, 2024, you have requested certain documents from the City of Mount Rainier. Specifically, you have asked for:

1. Any building permits, code violation & special assessment fees on record; and
2. The complete permit history, including all open and expired permits & Code Case or Active Code Lien & Special Assessment Fees Due or Outstanding found for 4034 34th St, Mt Rainier, MD 20712

The City responds to requests for records in conformance with the requirements of the Maryland Public Information Act (hereinafter, "PIA"), Md. Ann. Code, Gen. Provs. Art. ("GP"). Art., §4-101 *et seq.* The City has certain records responsive to these requests that it can disclose, and they are enclosed herewith.

You have asked that the City "provide general instructions to resolve any permits that are open, expired, or currently pose a concern to the property referenced above." The Maryland Public Information Act requires the City only to produce public documents in its possession that are responsive to your request and not privileged or exempt from disclosure.

You also asked for pending or active liens recorded on the property, and a payoff valid for 30 days from today's date. The City will not produce any records relating to liens on the property as they are documents relating to an individual's personal finances. See GP 4-336. Moreover, the City deems the production of these records to be an unwarranted invasion of personal privacy. See GP 4-103. The City will neither confirm nor deny that it has such records.

Pursuant to GP § 4-362, you are entitled to seek judicial review of the City's decision to withhold certain of the documents you requested. Alternatively, you may file a request for mediation with the Public Access Ombudsman and, if the Ombudsman is unable to resolve the matter, may subsequently seek a resolution from the Public Information Act Compliance Board for those matters within the Compliance Board's jurisdiction. See GP §§ 4-1A-01 *et seq.* and 4-1B-01 *et seq.*

Sincerely,

Melissa Sam
City Clerk
City of Mount Rainier



Department of Public Works
Code Enforcement Division

3715 Wells Avenue, Mount Rainier, Maryland 20712
Telephone: (301) 985-6551 Facsimile: (301) 779-4485 http:// www.mountrainierrnd.org

NOTICE OF VIOLATION
IMPOUND NOTICE

OWNER:

RE: 4034 34th Street
Location of Violation

Date: 6/17/15

Violation No. _____

The below motor vehicle is presumed abandoned or non-road-worthy; if it is not removed or brought into compliance with section 6-116 of the City Ordinances of the City of Mount Rainier within ten (10) days from the date upon this notice, the motor vehicle may be impounded.

City of Mount Rainier Code, Chapter 6, Health and Nuisances, Section 116 reads: (1) It shall be unlawful for any person to abandon any vehicle at any place within the City, nor shall any owner, lessee or custodian in charge of any lot, field, road, street, lane or his/her property, permit any abandoned or non-roadworthy motor vehicle to remain on such property except in an enclosed garage for a period longer than ten (10) days. (2) For the purpose of this section, an abandoned or non-roadworthy motor vehicle is any vehicle which is in such condition as to be unable to pass inspection by the Motor Vehicle Administration, wrecked, dismantled, partially dismantled, substantially damaged, disabled or inoperable, abandoned or in disrepair; one in a condition that constitutes a breeding ground for rats, mosquitos, or other vermin or pests; or one that is unregistered or unlicensed, displays no license or expired license, is improperly registered, or bears the license plates of another vehicle. (3) Under the authority of this section, any sworn police or code enforcement officer of the City of Mount Rainier may impound the abandoned or non-road-worthy vehicle, after attaching a notice on the presumed abandoned or non-road-worthy vehicle, which shall state, in part "the attached motor vehicle is presumed abandoned or non-roadworthy; if not removed or brought into compliance with section 6-116 of the General Ordinances of the City of Mount Rainier within 10 days from the date upon this notice, this motor vehicle shall be impounded . Likewise, the motor vehicle owner will be liable for all towing, storage, preservation and all other charges related to the disposition of the motor vehicle."

OFF STREET PARKING AND STORAGE

VEHICLE DESCRIPTION:

- Parking ~~Unauthorized~~ Vehicle on an **Unpaved Residential Lot**
- Parking or Storing Unlicensed Vehicle
- Parking or Storing Disabled Vehicle
- Parking or Storing Vehicle with Expired Tags
- Other _____

Make: Honda
 Model: CIVIC
 Color: Black
 Tag: 1B1 7539
 VIN: 2H9EJ6174WH601959

If you fail to respond to this notice or abate the violation by 6/22/15, you will be cited and the listed vehicle(s) will be removed, conveyed, and **impounded at your expense.**

*Do not park vehicle on grass

Sincerely,

Ruth Sandy

e

Code Enforcement Officer

- Copy to Director, DPW
- Copy to property files



Department of Public Works
Code Enforcement Division

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Telephone: (301) 985-6551 Facsimile: (301) 779-4485 http:// www.mountrainierrnd.org

NOTICE OF VIOLATION
IMPOUND NOTICE

OWNER:

RE: 4034 34th Street
Location of Violation

Date: 5/11/15

Violation No. _____

The below motor vehicle is presumed abandoned or non-road-worthy; if it is not removed or brought into compliance with section 6-116 of the City Ordinances of the City of Mount Rainier within ten (10) days from the date upon this notice, the motor vehicle may be impounded.

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OFF STREET PARKING AND STORAGE

- Parking ~~Unauthorized~~ Vehicle on an **Unpaved Residential Lot**
- Parking or Storing Unlicensed Vehicle
- Parking or Storing Disabled Vehicle
- Parking or Storing Vehicle with Expired Tags
- Other _____

VEHICLE DESCRIPTION:

Make: TOYOTA
 Model: TACOMA
 Color: Red
 Tag: MD 84N4611
 VIN: Undetermined
5/8/15

If you fail to respond to this notice or abate the violation by _____, you will be cited and the listed vehicle(s) will be removed, conveyed, and **impounded at your expense.**

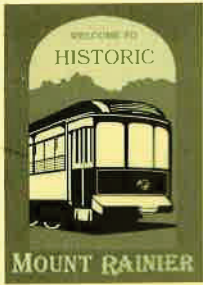
Sincerely,

Ruth Sandy

240 508 4187

Code Enforcement Officer

- Copy to Director, DPW
- Copy to property files



Department of Public Works
Code Enforcement Division

3715 Wells Avenue, Mount Rainier, Maryland 20712
Telephone: (301) 985-6551 Facsimile: (301) 779-4485 http:// www.mountrainierrnd.org

NOTICE OF VIOLATION
IMPOUND NOTICE

OWNER:

RE: 4034 34th Street
Location of Violation

Date: 4/9/15

Violation No. _____

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OFF STREET PARKING AND STORAGE

- Parking Unauthorized Vehicle on an **Unpaved Residential Lot**
- Parking or Storing Unlicensed Vehicle
- Parking or Storing Disabled Vehicle
- Parking or Storing Vehicle with Expired Tags
- Other _____

VEHICLE DESCRIPTION:

Make: Honda
 Model: Civic
 Color: Black
 Tag: _____
 VIN: ZHGEJ6674W#601959

If you fail to respond to this notice or abate the violation by 4/17/15, you will be cited and the listed vehicle(s) will be removed, conveyed, and **impounded at your expense.**

Sincerely,

Code Enforcement Officer

- Copy to Director, DPW
- Copy to property files

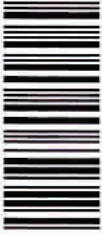
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DISTRICT COURT OF MARYLAND FOR PRINCE GEORGE'S COUNTY
4990 RHODE ISLAND AVE (C) 0501
HYATTSVILLE MD 20781-2008

CASE NUMBER: 4Z33958222

TO: NICOL, TULIP
CITY OF MT. RAINIER
ONE MUNICIPAL PLACE
MT. RAINIER MD 20712



STATE OF MARYLAND VS. NIEVE OYOLA & JOSE PACHECO

N O T I C E

IN ACCORDANCE WITH MARYLAND RULE 4-247, YOU ARE HEREBY NOTIFIED THAT ON MARCH 09, 2005, THE STATE'S ATTORNEY ENTERED A NOLLE PROSEQUI IN THE ABOVE CASE. THAT IS, THE STATE'S ATTORNEY HAS DETERMINED THAT THE CASE WILL NOT BE PROSECUTED.

BY: MARY JONES ABRAMS
(CLERK)

DATE: 03/09/05

FOR QUESTIONS CONCERNING THIS DOCUMENT TELEPHONE (301) 952-4080.

HEARING/SPEECH IMPAIRED CALLERS ONLY, TELEPHONE TTY/TT 1-800-925-9690 OR
(301) 952-4080 (VOICE) THRU MARYLAND RELAY SERVICE AT 1-800-735-2258.

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TRACKING NUMBER:04-1004-34853-4



DISTRICT COURT OF MARYLAND FOR PRINCE GEORGE'S COUNTY 0502
COURTHOUSE, BOURNE WING (V)
UPPER MARLBORO, MD 20772-3042
TELEPHONE NUMBER: (301) 952-4080



Civil Case No.: 0502 - 0005867 - 2005 Complaint No.: 002

To: CITY OF MOUNT RAINIER
CR5Z33958223
ONE MUNICIPAL PLACE
MT RAINIER, MD 20712

Regarding: CITY OF MOUNT RAINIER
VS.
OYOLA, NIEVE AND

Date: April 01, 2005

On March 09, 2005 District Court of Maryland entered a judgment in the case named above in favor of the plaintiff. The Court awarded a judgment in the amount of \$.00, representing the cost of abatement of the municipal infraction.

The plaintiff may file for a lien on any real property owned by the defendant(s) to enforce this judgment.

Visit our website for directions and information about procedures.

Our web address is www.courts.state.md.us/district

To request a foreign language interpreter or a reasonable accommodation under the Americans with Disabilities Act, please contact the court immediately.

TTY users call 1-800-925-9690 or use the Maryland Relay Service at 1-800-735-2258 or 711



DISTRICT COURT OF MARYLAND FOR PRINCE GEORGE'S COUNTY 0502
COURTHOUSE, BOURNE WING (V)
UPPER MARLBORO, MD 20772-3042
TELEPHONE NUMBER: (301) 952-4080



Civil Case No.: 0502 - 0005867 - 2005 Complaint No.: 001

To: CITY OF MOUNT RAINIER
CR5Z33958223
ONE MUNICIPAL PLACE
MT RAINIER, MD 20712

Regarding: CITY OF MOUNT RAINIER
VS.
OYOLA, NIEVE AND

Date: April 01, 2005

On March 09, 2005 District Court of Maryland entered a Municipal Infraction Judgment in the case named above in favor of the plaintiff. The Court awarded \$100.00 and cost of \$5.00.

The defendant's failure to pay the fine and/or costs imposed by the District Court without good cause may result in an arrest warrant being issued for contempt of court.

Civil Citation #: CR5Z33958223;NONE

The plaintiff may file for a lien on any real property owned by the defendant(s) to enforce this judgment.

Visit our website for directions and information about procedures.

Our web address is www.courts.state.md.us/district

To request a foreign language interpreter or a reasonable accommodation under the Americans with Disabilities Act, please contact the court immediately.

TTY users call 1-800-925-9690 or use the Maryland Relay Service at 1-800-735-2258 or 711

UNIFORM CIVIL CITATION

4233958222

- WITNESS
- RELATED CITATION →

District Court of Maryland for

Prince Georges Co. City of Mt Rainier Maryland 20712

County/Municipality/State of Maryland vs. Oyola & Pacheco Nieve & Jose A.

Defendant's (Last) Name: Oyola & Pacheco Nieve & Jose A. Middle: A. First: Nieve & Jose

Current Street Address: 4034 34th St. Mt. Rainier Md 20712. City: Mt. Rainier State: Md Zip Code: 20712

DOB: _____ Height: _____ Weight: _____ Sex: _____ Race: _____ Hair: _____ Eyes: _____ Telephone No. Day: _____ Telephone No. Night: _____

Based on personal knowledge of the undersigned officer the attached affidavit, the defendant is charged with _____

at 4034 34th St Mt. Rainier Md 20712. Time: _____ Location: _____ County, MD in violation: _____

of: Md. Ann. Code _____ Municipal Infraction/County Ordinance/Public Local Law/Local Code _____ Paragraph _____

Document/Article: _____ Section 6-116 Sub Section _____

Each day a violation continues is a separate infraction subject to an additional citation.

I sign my name as a receipt of a copy of this Citation and not as an admission of guilt. I will comply with the requirements set forth in this Citation.

X Defendant's Signature _____

INSTRUCTIONS

YOU MUST APPEAR IN COURT. A notice of trial date will be mailed to you.

YOU MAY PAY A FINE of \$ 250.00 by 10/29/04 to the District Court

Municipal Pl. City Hall Agency/Municipality: Mt. Rainier Md 20712 at _____ and AVOID TRIAL.

This will be deemed an admission of guilt and a trial date will not be set.

YOU MAY ELECT TO STAND TRIAL. DO NOT SEND PAYMENT OF FINE. Notify Dept of Code Enf. Agency/Municipality: _____ in writing by 10/25/04 Date: _____

at 3115 Wells Ave Mt. Rainier Md 20712 Address: _____

The District Court will mail you a notice of your trial date and location. AT TRIAL the Court may impose a fine up to \$ _____ plus court costs.

IN ADDITION, Dept of Code Enf. City of Mt Rainier Agency/Municipality: _____ is seeking abatement of this infraction. You may be ordered to abate this infraction or be assessed the costs for the abatement, as well as a fine of up to \$1,000, plus court costs.

FAILING TO APPEAR OR PAY THE FINE MAY RESULT IN A WARRANT BEING ISSUED FOR YOUR ARREST.

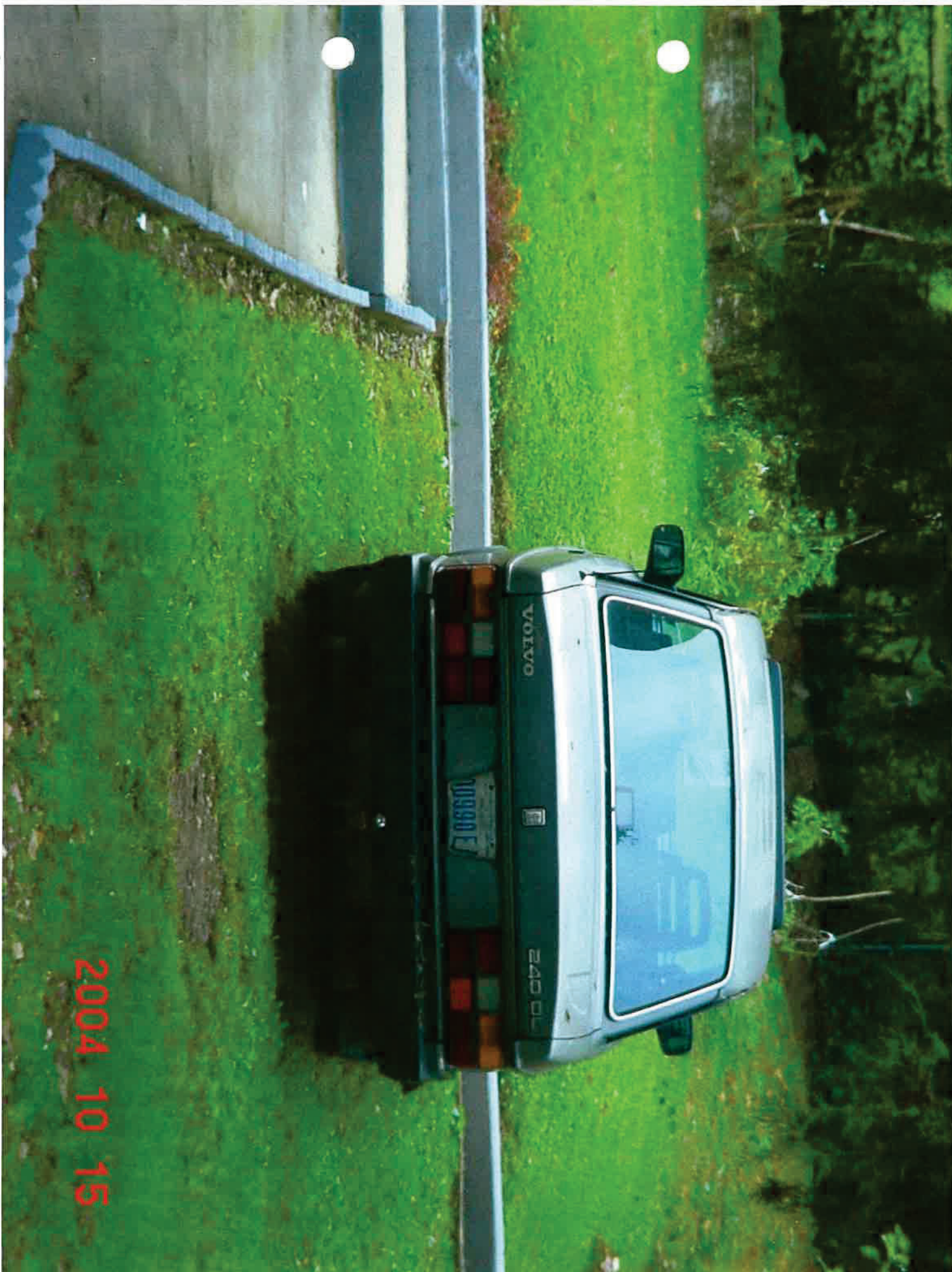
FAILING TO PAY THE FINE OR REQUEST A TRIAL DATE: will deem you liable for the fine assessed; the fine may be doubled and/or a judgment on affidavit may be entered against you including an order of abatement.

FAILURE TO APPEAR FOR A REQUESTED TRIAL DATE: the fine may be doubled and a judgment on affidavit entered against you.

I solemnly affirm under the penalties of perjury, and based upon personal knowledge or the attached affidavit, that the contents of this citation are true and that I am competent to testify on these matters. The defendant is not now and has not been within the preceding 30 days, in the military service as defined in the Soldier's and Sailor's Civil Relief Act of 1940, as amended.

Officer's Signature: _____ Officer's Printed Name: T. Nicol Date: 10/14/04

Agency: Dept of Code Enf Sub-Agency: _____ I.D. No. _____ Phone: _____



2004 10 15

DISTRICT OF COLUMBIA

DLVO TR '90 VIA YVIAA8843L140

MARCH 23/2004

DATE OF EXPIRATION

0000 LE

2004 10 15



2004 10 14

UNIFORM CIVIL CITATION

WITNESS

RELATED CITATION →

5733958223

District Court of Maryland for

County/Municipality/State of Maryland

Defendant's (Last) Name

Current Street Address

City

DOB
Telephone No. Day:

Height

Weight

Sex

Race

Hair

Eyes

Telephone No. Night:

Based on personal knowledge of the undersigned officer the attached affidavit, the defendant is charged with pm code 306-2-1

at 1034 34th St Mount Rainier MD 20822 AM PM on 6/10/04
Location County, MD in violation

of: Md. Ann. Code Municipal Infraction/County Ordinance/Public Local Law/Local Code COMAR
Document/Article Section Sub Section Paragraph

Each day a violation continues is a separate infraction subject to an additional citation.

I sign my name as a receipt of a copy of this Citation and not as an admission of guilt. I will comply with the requirements set forth in this Citation.

Defendant's Signature

INSTRUCTIONS

YOU MUST APPEAR IN COURT. A notice of trial date will be mailed to you.
 YOU MAY PAY A FINE of \$ 100.00 by 10/29/04 to the District Court
 Municipal of Mount Rainier Md 20822 at City Hall Agency/Municipality
This will be deemed an admission of guilt and a trial date will not be set.

YOU MAY ELECT TO STAND TRIAL. DO NOT SEND PAYMENT OF FINE. Notify Dept of Code Enf in writing by 10/25/04
at 3715 Wells Ave Mt Rainier Md 20822 Address
The District Court will mail you a notice of your trial date and location. AT TRIAL the Court may impose a fine up to \$ _____ plus court costs.

IN ADDITION, Dept of Code Enf, City of Mt Rainier Agency/Municipality is seeking abatement of this infraction. You may be ordered to abate this infraction or be assessed the costs for the abatement, as well as a fine of up to \$1,000, plus court costs.

FAILING TO APPEAR OR PAY THE FINE MAY RESULT IN A WARRANT BEING ISSUED FOR YOUR ARREST.

FAILING TO PAY THE FINE OR REQUEST A TRIAL DATE: will deem you liable for the fine assessed; the fine may be doubled and/or a judgment on affidavit may be entered against you including an order of abatement.

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Dept of Code Enf Officer's Signature
Julie Schaefer Officer's Printed Name
10/14/04 Date
357 955 6551 Phone
Dept of Code Enf Agency Sub-Agency
357 955 6551 I.D. No.



DISTRICT COURT OF MARYLAND FOR PRINCE GEORGE'S COUNTY
4990 RHODE ISLAND AVE (C) 0501
HYATTSVILLE MD 20781-2008

CITATION: 4Z33958222 MI

TO: NICOL, TULIP
CITY OF MT. RAINIER
ONE MUNICIPAL PLACE
MT. RAINIER MD 20712

STATE OF MARYLAND VS. NIEVE OYOLA & JOSE PACHECO

NOTICE OF TRIAL DATE

YOU ARE HEREBY SUBPOENAED TO APPEAR FOR THE TRIAL OF THE CHARGES LISTED ON THE CITATION IDENTIFIED ABOVE. THE TRIAL WILL BE HELD ON MARCH 09, 2005 AT 01:15 PM AT THE DISTRICT COURT LOCATED AT 4990 RHODE ISLAND AVE , HYATTSVILLE , MD. IN ROOM 3 .

BY: MARY JONES ABRAMS
(CLERK)

DATE: 12/27/04

FOR QUESTIONS CONCERNING THIS DOCUMENT TELEPHONE (301) 952-3555.

HEARING/SPEECH IMPAIRED CALLERS ONLY, TELEPHONE TTY/TT 1-800-925-9690 OR (301) 952-3555 (VOICE) THRU MARYLAND RELAY SERVICE AT 1-800-735-2258.

ANY REASONABLE ACCOMMODATION FOR PERSONS WITH DISABILITIES SHOULD BE REQUESTED BY CONTACTING THE COURT IMMEDIATELY.

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TRACKING NUMBER:04-1004-34853-4



DISTRICT COURT OF MARYLAND FOR PRINCE GEORGE'S COUNTY
4990 RHODE ISLAND AVE (C) 0501
HYATTSVILLE MD 20781-2008

CITATION: 5Z33958223 MI

TO: NICOL, TULIP
CITY OF MT. RAINIER
ONE MUNICIPAL PLACE
MT. RAINIER MD 20712

STATE OF MARYLAND VS. NIEVE OYOLA & JOSE PACHECO

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BY: MARY JONES ABRAMS
(CLERK)

DATE: 12/27/04

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ANY REASONABLE ACCOMMODATION FOR PERSONS WITH DISABILITIES SHOULD BE REQUESTED BY CONTACTING THE COURT IMMEDIATELY.

1100006410

0000641A

D4

TRACKING NUMBER:04-1004-34849-0