



City of
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CITY OF OAKLAND RELEASES OVER 600 PAGES OF PUBLIC RECORDS RELATED TO TRAGIC WAREHOUSE FIRE

City Makes Available Records from Police, Fire, Planning and Building, Public Works, City Administrator and Mayor's Offices

OAKLAND – Today, the City of Oakland released over 600 pages of public records related to the warehouse fire that took 36 lives on December 2, 2016. All documents disclosed to date are available on the City of Oakland website organized by department at <http://www2.oaklandnet.com/oaklandfire2016/index.htm>. Public record requests submitted through the online database RecordTrac will be answered with links to the relevant documents on the City's webpage.

"I strongly believe that sunshine helps to light the path forward," said Mayor Libby Schaaf. "I recognize the media and others have been frustrated by the time it has taken to assemble these documents from many different departments because we were determined to cast a wide net to provide all relevant information and take an exhaustive look at not just the warehouse, but also the immediately adjacent properties. Transparency is critical. Our impacted community deserves to know all the facts about this tragedy."

The City received 121 public records requests as of February 3, 2017 related to the 31st Avenue warehouse fire and nearby properties, with the initial volume of requests coming in the days and weeks following the fire. Staff across City Departments worked diligently to track down the necessary records to satisfy each request and in many cases, culled through thousands of pages of documents to identify responsive records and address redundancies.

Staff from the various departments has been reviewing and redacting information deemed exempt by the California Public Records Act. The full range of legal justification for redactions can be found at <http://www2.oaklandnet.com/w/OAK062776>.

Of the 121 public records requests made, 86 are being fulfilled with either the responsive records being released today, a final determination that no records exist, or that the records are confidential and/or privileged.

In response to the various requests being fulfilled today, the Oakland Police Department, Oakland Fire Department, Planning and Building Department and Oakland Public Works Department all provided documents that predate the December 2, 2016 fire.

Requests for records from the City Administrator's Office and the Mayor's Office include documents and correspondence that predate and postdate the fire.

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The City is doing the additional review required to protect the ongoing criminal

investigation and continuing investigation into the cause of the fire. Therefore, there are records that cannot be released without compromising these investigations.

The records released today specially include all pre-fire records for all properties; all post-fire records for all properties except 1305 and 1315 31st Avenue due to the ongoing investigations:

- **1315 31st Avenue** (Ghost Ship warehouse legal address)
- **1305 31st Avenue** (adjacent lot to the south of the Ghost Ship warehouse; same property owner as the Ghost Ship warehouse)
- **1309 31st Avenue** (which is not a verified physical address, but was used as a business address, or cited incorrectly as a street address in publicly generated complaints)
- **1313 31st Avenue** (former car repair shop)
- **3071 International Boulevard** and **3073 International Boulevard** (nearby properties recorded as being owned by the same owners of the Ghost Ship warehouse and the adjacent lot)
- In addition, requests were made for documents related to **1301 31st Avenue** (a single family home not owned by the owners of the above-mentioned properties)

Because of the numerous addresses referenced in today's records disclosure, and prior confusion regarding which street addresses correspond with which property, a detailed map outlining the different properties is provided for clarification.



A number of the documents in this public records disclosure were previously made available to the public on the City's website by the Mayor's Office in December, including all complaints filed against the Ghost Ship property with the Planning & Building Department.

PLANNING AND BUILDING'S RECORDS SUMMARY

Pursuant to the Public Records Requests, the Planning and Building Department searched encompassed records for the past 30 years.

For the warehouse property at 1315 31st Avenue, there are three code enforcement complaints dated November 2005, September 2014, and October 2014 for parking and homeless camping on a vacant lot, pallets and construction materials blocking the sidewalk, and constructing a house/structure without permits. In 2005, 2006 and 2014, there are records of five code enforcement inspections. There are no records of building permits or zoning approvals.

For 1301 31st Avenue, there are four code enforcement complaints from June 1998 to April 2014 for blight on a vacant lot, dumping, old tires, trash, debris, overgrown vegetation, and structures built on the property. There are records of seven code enforcement inspections from 1998 to 2008. There are records of two building permits in 2003 and 2016 for a driveway and seismic upgrades. There are records of two building permit inspections in 2016. There are no records of zoning approvals.

For 1305 31st Avenue, there are seven code enforcement complaints from September 2004 to November 2016 for parking, tires, inoperable vehicles, trash, debris, rodent/vector issues, and residential use. There are records of 34 code enforcement inspections from 2004 to 2016. There are records of two building permits in 1988 and 1989 for demolition of a previously-existing fire-damaged house. There is a record of one building permit inspection in 1989. There is a record of one zoning pre-application submittal in 2007 for a new auto window glass business.

For 1309 31st Avenue, there are no records.

For 1313 31st Avenue, there is one code enforcement complaint from August 2005 for overgrown vegetation and residential use on a vacant lot. There is a record of one code enforcement inspection in 2005. There are no records of building permits. There is a record of one zoning approval in 2006 for the change in ownership of a tire and brake service business.

For 3071 International Boulevard, there are five code enforcement complaints from February 1999 to June 2009 for illegal signage, building maintenance, trash and debris on the sidewalk, inoperable vehicles in the rear yard, an unapproved living unit, flooding, and a leaky roof. There are records of 20 code enforcement inspections from 1999 to 2009. There are records of four building permits from 2004 to 2015 for sewer lateral and excavation work. There are no records of building permit inspections. There are records of five zoning approvals from 2001 to 2015 for retail businesses.

For 3073 International Boulevard, there are two code enforcement complaints from October 2003 and December 2016 for inoperable vehicles, weeds, debris, fire damage and unapproved alterations. There are records of three code enforcement inspections in 2003, 2004, and 2016. There are no records of building permits or zoning approvals.

OAKLAND FIRE DEPARTMENT'S RECORDS SUMMARY

On December 2, 2016, the Oakland Fire Department (OFD) received a call for a large building fire at 1315 31st Avenue. OFD received one emergency medical

service (EMS) call related to the warehouse property on December 3, 2016. The Department has no responsive records of elective commercial inspections dating back to 2010.

For 1305 31st Avenue, OFD received three EMS calls in June and September 2015 and June 2016. The identifying information, i.e. name of the person seeking treatment has been redacted. From 2010 to present, the Department has no responsive records of elective commercial inspections.

For 1309 31st Avenue, the Department received one call for a fire located outside the building in 2014. There is one EMS call in 2015. From 2010 to present, OFD has no responsive records of elective commercial inspections.

For 1313 31st Avenue, the Department received three EMS calls in August 2005, April 2011 and June 2015. The Department has one record of a commercial inspection scheduled for February 25, 2016 with the inspector noting that the business was not in operation.

For 3071 International Boulevard, there are two records of commercial inspections for Airtech Communication on January 12, 2010 and March 7, 2012. The inspections were in compliance.

For 3073 International Boulevard, there are four records of commercial inspections pertaining to business entitled Griselda's Salon dated January 12, 2010 (non-compliant), March 18, 2010 (compliant), January 10, 2012 (compliant), and February 19, 2016 (facility closed). There is one record of a commercial inspection pertaining to the business entitled En Moda dated March 15, 2010 (compliant). There are three records of commercial inspections pertaining to the business entitled Fresas dated January 10, 2012 (compliant), February 19, 2016 (no access) and March 26, 2016 (no access). There are three records of commercial inspections pertaining to the business entitled Botanica MMM and Gift Shop dated July 11, 2011 (compliant), February 19, 2016 (no access), and March 26, 2016 (no access). There are three records of commercial inspections pertaining to the business operated by Airtech Communication dated January 12, 2010 (compliant), March 7, 2012 (compliant), and February 19, 2016 (compliant).

OAKLAND POLICE DEPARTMENT'S RECORDS SUMMARY

Pursuant to the Public Records Requests, the Oakland Police Department ("OPD") searched records from 2007 through December 1, 2016.

For 1305 31st Avenue, OPD received 18 calls for service to this address. Records for 15 of the calls are being released. Two of the three non-disclosed records are covered by Penal Code 11167; the third is not disclosable due to HIPPA regulations.

For 1309 31st Avenue, the OPD received 16 calls for service to this address. The records for 14 of the calls are being released. One of the two non-disclosed records is withheld based on CA Government Code section 6254(k) and HIPPA; the second is record is confidential per Penal Code section 11167.2.

For 1313 31st Avenue, OPD received 18 calls for service to this address. All 18 records are being released.

For 1315 31st Avenue, OPD received one call for service to this address. This

record is being released.

For 3071 International Boulevard, OPD received 21 calls for service to this address. The records for all 21 calls are being released.

For 3073 International Boulevard, OPD received 25 calls for service to this address. The records for all 24 calls are being released. One record is not disclosable due to HIPPA regulations.

PUBLIC WORKS' RECORDS SUMMARY

Pursuant to the Public Records Requests, the Oakland Public Works Department searched for records from November 2004 to present.

For the warehouse property at 1315 31st Avenue, there are no records of service requests.

For 1305 31st Avenue, Oakland Public Works received two service requests for the removal of illegal dumping in September 2014 and March 2016.

For 1309 31st Avenue, there are no records of service requests.

For 1313 31st Avenue, there were seven service requests for removal of graffiti, litter, illegal dumping, and one tree inspection between November 2006 and July 2016.

For 3071 and 3073 International Boulevard, there were 11 service requests for street light repair, graffiti removal, litter and illegal dumping removal, removal of a fallen tree limb, utility inspection and pothole repair between December 2005 and April 2014.

The City plans to release non-confidential, non-privileged and otherwise non-exempt records and information as soon as possible.

For all inquiries regarding these public records, please contact warehousefiremedia@oaklandnet.com or [510-457-1615](tel:510-457-1615).

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