

**SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

724B



FROM: County Counsel
Code Enforcement Department

SUBMITTAL DATE:
March 12, 2007

SUBJECT: Abatement of Public Nuisance [Excess Outside Storage and Accumulation of Rubbish]
Case No.: CV 06-5055
Subject Property: One Parcel West of 21877 Nance Street, Perris; APN: 315-152-006
District One

RECOMMENDED MOTION: Move that:

1. The excess outside storage of materials and accumulation of rubbish on the real property located at the vacant lot one parcel west of 21877 Nance Street, Perris, Riverside County, California, APN: 315-152-006 be declared a public nuisance and a violation of Riverside County Ordinance Nos. 348 and 541.
2. Hazel Garcia, Margaret Scott, Willila Wallace and Lavina Blair, the owners of the subject real property, be directed to abate the excess outside storage and accumulation of rubbish on the property by removing the same from the real property within ninety (90) days.

(continued)

TIFFANY N. NORTH, Deputy County Counsel
for JOE S. RANK, County Counsel

FINANCIAL DATA	Current F.Y. Total Cost:	\$ N/A	In Current Year Budget:	N/A
	Current F.Y. Net County Cost:	\$ N/A	Budget Adjustment:	N/A
	Annual Net County Cost:	\$ N/A	For Fiscal Year:	N/A

SOURCE OF FUNDS:	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION:
APPROVE

County Executive Office Signature

Policy
 Consent

 Policy
 Consent

 Dep't Recomm.:
 Per Exec. Ofc.:

Prev. Agn. Ref.: District: 1 Agenda Number: 9.1

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3. If the owners of the real property do not take the above described action within ninety (90) days of the date of the Board's Order to Abate, that representatives of the Code Enforcement Department, Sheriff's Department, and/or a contractor, upon consent or receipt of a Court Order authorizing entry onto the real property when necessary under applicable law, shall abate the excess outside storage and accumulation of rubbish by removing and disposing of the same from the real property.
4. The reasonable costs of abatement, after notice and an opportunity for hearing, shall be imposed as a lien on the real property, which may be collected as a special assessment against the real property pursuant to Government Code Section 25845 and Ordinance No. 725.
5. County Counsel be directed to prepare the necessary Findings of Fact and Conclusions that the excess outside storage of materials and accumulation of Rubbish on the real property are declared to be in violation of Riverside County Ordinance Nos. 348 and 541, and a public nuisance, and further, to prepare and Order to Abate for approval by the Board.

JUSTIFICATION:

1. An initial inspection was made of the subject property by the Code Enforcement Officer on August 15, 2006.
2. The inspection revealed the excess outside storage of materials and accumulation of rubbish on the subject property in violation of Riverside County Ordinance Nos. 348 and 541. The items included but were not limited to: old tires, old automotive parts, discarded appliance and furniture, wood, metal, plastics, cardboard, paper, discarded equipment and miscellaneous items. The rubbish and outside storage were intermixed and occupied approximately half of the 20,000 square foot lot.
3. Subsequent re-inspections of the above-described real property on November 16, 2006 and February 22, 2007, revealed that the property continued to be in violation of Riverside County Ordinance Nos. 348 and 541.
4. Staff and the Code Enforcement Department have complied with the notice requirements set forth in the appropriate laws of this jurisdiction pertaining to administrative abatement proceedings for the removal of excess outside storage and accumulated rubbish.