

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

825 B



**FROM:** County Counsel/TLMA  
Code Enforcement Department

**SUBJECT:** Abatement of Public Nuisance [Excess Outside Storage];  
Case No.: CV 07-3184  
Subject Property: One Parcel South of Bundy Canyon Road, Wildomar;  
APN: 366-320-008  
District One

**SUBMITTAL DATE:**  
November 9, 2007

Departmental Concurrence

**RECOMMENDED MOTION:** Move that:

1. The excess outside storage of materials (concrete pipes) on the real property located at one parcel south of Bundy Canyon Road, Wildomar, Riverside County, California, APN: 366-320-008 be declared a public nuisance and a violation of Riverside County Ordinance No. 348 (Riverside County Code Title 17).
2. Casa Modelo Enterprises, Inc., the owner of the subject real property, be directed to abate the excess outside storage on the property by removing the same from the real property within ninety (90) days.

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

(Continued)

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

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

**C.E.O. RECOMMENDATION:**

APPROVE

BY:   
Alex Gann

County Executive Office Signature

- Consent
- Policy
- Consent
- Policy

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

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

9.2

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3. If the owner of the real property does 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 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 Riverside County Ordinance No. 725.
5. County Counsel be directed to prepare the necessary Findings of Fact and Conclusions that the excess outside storage of materials on the real property is declared to be in violation of Riverside County Ordinance No. 348, 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 April 26, 2007. The inspection revealed the excess outside storage of materials on the subject property in violation of Riverside County Ordinance No. 348. The items included but were not limited to: nine (9) large concrete pipes.
2. Subsequent re-inspections of the above-described real property on June 21, 2007, July 6, 2007, July 13, 2007, August 21, 2007, October 11, 2007 and October 18, 2007 revealed that the property continued to be in violation of Riverside County Ordinance No. 348.
3. Staff and the Code Enforcement Department have complied with the notice requirements set forth in the appropriate laws of this jurisdiction pertaining to the Administrative Abatement Proceedings for the removal of excess outside storage.