

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

807B



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

**SUBMITTAL DATE:**  
November 23, 2010

**SUBJECT:** Abatement of Public Nuisance [Excess Outside Storage]  
Case Nos. : CV04-2611 (ALMEJO)  
Subject Property: 32393 Thompson Road, Winchester; APN: 964-010-010  
District: 3

**RECOMMENDED MOTION:** Move that:

1. The excess outside storage of materials on the real property located at 32393 Thompson Road, Winchester, Riverside County, California, APN: 964-010-010 be declared a public nuisance and a violation of Riverside County Ordinance No. 348 (Riverside County Code Chapters 17.120).
2. Ricardo Almejo and Obdulia Almejo, the owners 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.

(Continued)

*L. Alexandra Fong*  
L. ALEXANDRA FONG, Deputy County Counsel  
for PAMELA J. WALLS, County Counsel

<b>FINANCIAL DATA</b>	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

BY

**County Executive Office Signature**

*Jennifer L. Sargent*  
Jennifer L. Sargent

Policy ☒

Consent ☐

Policy ☒

Consent ☐

Dept's Recomm.:

Per Exec. Ofc.:

Prev. Agn. Ref.:

District: 3

Agenda Number:

9.2

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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 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 Nos. 348, and a public nuisance, and further, to prepare an Order to Abate for approval by the Board.

**BACKGROUND:**

1. An initial inspection was made of the subject property by the Code Enforcement Officer on November 17, 2009.
2. The inspection revealed the excess outside storage of materials on the subject property in violation of Riverside County Ordinance No. 348. The excess outside storage included but was not limited to: a mobile home. The amount of outside storage was determined to be six hundred sixty (660) square feet.
3. Subsequent follow up inspections of the above-described real property on December 31, 2009, February 3, 2010, March 5, 2010, April 2, 2010 and November 12, 2010, revealed that the property continued to be in violation of Riverside County Ordinance No. 348.
4. 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.