

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

813B



**FROM:** County Counsel  
Code Enforcement Department  
**SUBJECT:** Statement of Expense [Case No. CV 07-6227]  
Subject Property: 39450 Solidago Road, Temecula; WELTY  
APN: 942-150-008  
District Three

**SUBMITTAL DATE:**  
January 28, 2010

**RECOMMENDED MOTION:** Move that the Board of Supervisors:

- (1) assess the reasonable costs of abatement of a public nuisance (excess outside storage of materials) in the above-referenced matter to be two thousand, two hundred, seventy dollars and twenty-seven cents (US \$2,270.27);
- (2) assess the costs of abatement against the above-described subject property;
- (3) authorize the recordation of a notice of abatement lien; and
- (4) authorize the abatement costs to be added to the tax roll as a special assessment.

**BACKGROUND:** Government Code § 25845, Riverside County Ordinance Nos. 348 (RCC Title 17) and 725 (RCC Chapter 1.16) authorize the recovery of abatement costs in public nuisance cases, the recordation of a notice of abatement lien and inclusion of abatement costs on the tax roll as a special assessment upon approval of the Board of Supervisors.

*Julie A. Jarvi for*  
\_\_\_\_\_  
JULIE A. JARVI, Deputy County Counsel  
for PAMELA J. WALLS, County Counsel

(Continued)

<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

<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: *[Signature]*

**County Executive Office Signature**

**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Stone, seconded by Supervisor Benoit and duly carried, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Buster, Stone, Benoit and Ashley  
Nays: None  
Absent: Tavaglione  
Date: April 6, 2010  
xc: Co. Co., CED(2), Prop. Owner

Kecia Harper-Ihem  
Clerk of the Board  
By: *[Signature]*  
Deputy

**Prev. Agn. Ref.:** | **District:** 3 | **Agenda Number:**

ATTACHMENTS FILED  
WITH THE CLERK OF THE BOARD

9.10

Departmental Concurrence

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

Statement of Expense [Case No. 07-6227]  
Subject Property: 39450 Solidago Road, Temecula; WELTY  
District Three

Notices of Violation were issued on Aug. 20, 2007, Aug. 27, 2007, Sept. 11, 2007 and June 26, 2008. Additionally, a Notice to Correct County Ordinance Violations and Abate Public Nuisance was issued on March 31, 2009. Subsequently, the property owners brought the property into compliance prior to a Board of Supervisors Abatement hearing.

The Notice of Hearing re Statement of Expense has been posted on the property and mailed to the property owner and all interested parties, as required by law. Copies of all relevant notices issued in this matter together with proof of service and posting have been separately filed with the Clerk of the Board and are made a part of the record herein, pursuant to Riverside County Ordinance 725.

**BOARD OF SUPERVISORS  
PUBLIC HEARING**

**April 6, 2010  
(Continued 9.10 of 3/23/10)**

**AGENDA ITEM NO. 9.10**

**Supplemental Documents**

**Statement of Expense  
39450 Solidago Road, Temecula  
Case No. CV 07-6227**

**DISTRICT 3**

OFFICE OF COUNTY COUNSEL  
COUNTY OF RIVERSIDE



PAMELA J. WALLS  
County Counsel

Principal Deputy  
KATHERINE A. LIND

3960 ORANGE STREET, 5<sup>TH</sup> FLOOR  
RIVERSIDE, CA 92501  
TELEPHONE: 951/955-6300  
FAX: 951/955-6322 & 955-6363

March 24, 2010

## CONTINUATION NOTICE OF HEARING RE: STATEMENT OF EXPENSE

To: Owner(s) or Interested Parties  
(See Attached Proof of Service  
and Notice List)

Subject Property: 39450 Solidago Road, Temecula  
Case No.: CV 07-6227; WELTY  
APN: 942-150-008

**NOTICE IS HEREBY GIVEN** that a hearing that was held before the Riverside County Board of Supervisors on **Tuesday, March 23, 2010, at 9:30 a.m.** in the Board of Supervisors Room, 4080 Lemon Street, 1st Floor Annex, Riverside, California, **has been continued to Tuesday, April 6, 2010, at 9:30 a.m.** at which time and place pertinent testimony will be heard regarding the expenses incurred by the County of Riverside, Code Enforcement Department ("DEPARTMENT") for the above-referenced abatement case. Said abatement case involved excess outside storage located on your real property commonly described as 39450 Solidago Road, Temecula, Riverside County, California and more particularly described as Assessor's Parcel Number 942-150-008.

The total expense due, including all other fees and costs, for the abatement of the above-described dangerous or injurious condition is **two thousand, two hundred, seventy dollars and twenty-seven cents, (US \$2,270.27)**. This amount is immediately due and payable. If you have any objections to the Statement of Expense attached hereto, you must address your objections to the Board of Supervisors at the hearing. If you have any questions about the attached Statement of Expense or would like to see additional documents in support of costs set forth on the Statement of Expense Worksheet, please contact the undersigned at (951) 955-6300. In the event the total amount due is not paid to the DEPARTMENT prior to the Board Hearing, the DEPARTMENT shall seek an order from the Board of Supervisors to place a lien against your property and collect the amount due as a special tax assessment.

Failure to appear at the hearing will result in the exclusion of your testimony and facts as known to the DEPARTMENT will be presented to the Board of Supervisors for their final consideration and deliberation of this matter.

**You are encouraged to contact Supervising Code Enforcement Officer, Brian Black (951) 955-2004 prior to the hearing. Please meet with the undersigned or Brian Black at 9:00 a.m. on the day of the hearing in the lobby of the 1st floor annex in front of the Clerk of the Board's Office to discuss the case.**

PAMELA J. WALLS  
County Counsel

  
\_\_\_\_\_  
JULIE A. JARVI  
Deputy County Counsel

Enclosure: Statement of Expense



# COUNTY OF RIVERSIDE

## Code Enforcement Administration

### STATEMENT OF EXPENSE WORKSHEET



CASE NUMBER: CV07-6227

SITUS: 39450 Solidago Rd., Temecula, Ca 92591

APN: 942-150-008-7

SUPERVISORIAL DISTRICT: # 3

AUTHORITY: RIVERSIDE COUNTY ORDINANCE NO(S).  
348 (RCC Title 17) & 725 (RCC Chapter 1.16)


Code Enforcement Department Billable Rates: Effective June 21, 2007 (Riverside County Ordinance 725.12)

SUPER-SUPERVISING CODE ENFORCEMENT OFFICER	\$130.00/HR
SENIOR-SENIOR CODE ENFORCEMENT OFFICER	\$129.00/HR
OFFICER- CODE ENFORCEMENT OFFICER II	\$109.00/HR
TECH- CODE ENFORCEMENT TECHNICIAN	\$82.00/HR

DATE	DESCRIPTION	HOURS	AMOUNT
8/20/07-04/18/09	Officers- Frazier/Tate/Heagstedt/ - Field Investigation/File Maintenance	2.6	\$283.40
12/16/09	Prepare/Attend Statement of Expense Hearing	0.5	\$65.00
<b>SUBTOTAL CODE ENFORCEMENT COSTS</b>			<b>\$348.40</b>
11/03/08-12/16/09	<b>COUNTY COUNSEL-</b> LEGAL CONSULTATION SERVICES-Includes Administrative Costs	14.2	\$1,562.87
8/17/2007	<b>CONTRACTOR SERVICES-</b> Optima Information Solutions - Lot Book Report		\$95.00
07/17/08	First American Title Service - Lot Book Report		\$150.00
01/07/10	RZ Title - Lot Book report		\$114.00
<b>TOTAL COSTS DUE</b>			<b>\$2,270.27</b>

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Executed this 7th day of January, 2010, at Riverside, California.

  
 \_\_\_\_\_  
 Maria/Bella T. Cerezo  
 Code Enforcement Department

# NOTICE LIST

Subject Property: 39450 Solidago Road, Temecula; Case No.: CV 07-6227;  
APN: 942-150-008; District 3

Office of County Counsel  
3960 Orange Street, 5th Floor  
Riverside, CA 92501

DICK A WELTY  
STEPHEN M WELTY  
JENNIFER L WELTY  
39393 SOLIDAGO ROAD  
TEMECULA CA 92591

STERNS LENDING INC  
4 HUTTON CENTRE DRIVE  
SUITE 500  
SANTA ANA CA 92707-8710  
ATTN SHIPPING DEPT/DOC CONTROL

RICHARD WELTY  
54225 N CIRCLE DRIVE  
NO G10  
IDYLLWILD CA 92549



7009 3410 0000 1317 5713

CERTIFIED MAIL

NA

RICHARD WELTY  
54225 N CIRCLE DRIVE  
NO G10  
IDYLLWILD

NIXIE

923 SE 1

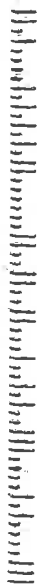
06 03/27/10

RETURN TO SENDER  
INSUFFICIENT ADDRESS  
UNABLE TO FORWARD

BC: 92501984405

\*0804-01495-24-41

925498999103544





Track & Confirm

FAQs

# Track & Confirm

## Search Results

Label/Receipt Number: **7009 3410 0000 1317 5713**  
Service(s): **Certified Mail™**  
Status: **Delivered**

Your item was delivered at 12:05 PM on March 29, 2010 in RIVERSIDE, CA 92501.

### Track & Confirm

Enter Label/Receipt Number.

Go >

### Detailed Results:

- **Delivered, March 29, 2010, 12:05 pm, RIVERSIDE, CA 92501**
- **Addressee Unknown, March 26, 2010, 7:47 am, IDYLLWILD, CA**
- **Arrival at Unit, March 25, 2010, 1:47 pm, IDYLLWILD, CA 92549**

### Notification Options

#### Track & Confirm by email

Get current event information or updates for your item sent to you or others by email. [Go >](#)

7009 3410 0000 1317 5713

U.S. Postal Service <sup>TM</sup>		
<b>CERTIFIED MAIL<sup>TM</sup> RECEIPT</b>		
<i>(Domestic Mail Only; No Insurance Coverage Provided)</i>		
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>		
<b>OFFICIAL USE</b>		
Postage	\$ .44	Marked 3/24/10
Certified Fee	2.00	
Return Receipt Fee (Endorsement Required)	2.30	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.54	Postmark Here
Sent To		
RICHARD WELTY		
54225 N CIRCLE DRIVE		
NO G10		
IDYLLWILD CA 92549		
PS Form 3800, August 2006		See Reverse for Instructions



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## Track & Confirm

### Search Results

Label/Receipt Number: **7009 3410 0000 1317 5690**  
 Service(s): **Certified Mail™**  
 Status: **Notice Left**

We attempted to deliver your item at 10:22 AM on March 25, 2010 in TEMECULA, CA 92591 and a notice was left. You may pick up the item at the Post Office indicated on the notice, go to [www.usps.com/redelivery](http://www.usps.com/redelivery), or call 800-ASK-USPS to arrange for redelivery. If this item is unclaimed after 30 days then it will be returned to the sender. Information, if available, is updated periodically throughout the day. Please check again later.

### Track & Confirm

Enter Label/Receipt Number.

[Go >](#)

### Notification Options

#### Track & Confirm by email

Get current event information or updates for your item sent to you or others by email. [Go >](#)

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U.S. Postal Service™ <b>CERTIFIED MAIL™ RECEIPT</b> (Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
OFFICIAL USE	
Postage \$ <u>.44</u> Certified Fee <u>2.80</u> Return Receipt Fee (Endorsement Required) <u>2.30</u> Restricted Delivery Fee (Endorsement Required) Total Postage & Fees \$ <u>5.54</u>	Marked <u>3/24/10</u>  Postmark Here
Sent To Street, Apt. No., or PO Box No. City, State, ZIP+4	DICK A WELTY STEPHEN M WELTY JENNIFER L WELTY 39393 SOLIDAGO ROAD TEMECULA CA 92591
PS Form 3800, August 2008      See Reverse for Instructions	





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## Track & Confirm

### Search Results

Label/Receipt Number: **7009 3410 0000 1317 5706**  
 Service(s): **Certified Mail™**  
 Status: **Delivered**

Your item was delivered at 11:16 AM on March 25, 2010 in SANTA ANA, CA 92707.

### Track & Confirm

Enter Label/Receipt Number.

[Go >](#)

### Notification Options

#### Track & Confirm by email

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<i>(Domestic Mail Only; No Insurance Coverage Provided)</i>		
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>		
<b>OFFICIAL USE</b>		
Postage	\$ 1.44	MAILED 3/24/10  Postmark Here
Certified Fee	2.80	
Return Receipt Fee (Endorsement Required)	2.30	
Restricted Delivery Fee (Endorsement Required)		
<b>Total Postage &amp; Fees</b>	<b>\$ 5.54</b>	
Sent	STERNS LENDING INC	
Street or PO	4 HUTTON CENTRE DRIVE	
City	SUITE 500	
	SANTA ANA CA 92707-8710	
	ATTN SHIPPING DEPT/DOC CONTROL	
PS Form 3800, August 2006		
See Reverse for Instructions		

1 **PROOF OF SERVICE**

2 Case No. CV 07-6227

3 STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

4 I, Brenda G. Peeler, declare that I am a citizen of the United States and am employed in the County  
5 of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my  
6 business address is 3960 Orange Street, 5<sup>th</sup> Floor, Riverside, California 92501.

7 That on March 24, 2010, I served the following document(s):

- 8 - CONTINUATION NOTICE OF HEARING RE: STATEMENT OF EXPENSE
- 9 - STATEMENT OF EXPENSE WORKSHEET

10 by placing a true copy thereof enclosed in a sealed envelope(s) addressed as follows:

11 **OWNERS OR INTERESTED PARTIES**  
12 **(SEE NOTICE LIST ATTACHED TO NOTICE OF HEARING)**

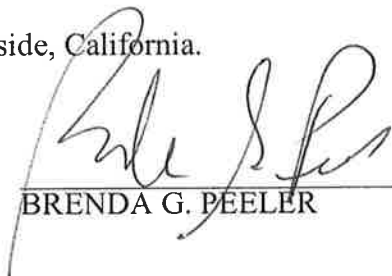
13 XX **BY CERTIFIED MAIL, RETURN RECEIPT REQUESTED.** I am "readily familiar"  
14 with the office's practice of collection and processing correspondence for mailing. Under  
15 that practice it would be deposited with the U.S. Postal Service on that same day with  
16 postage thereon fully prepaid at Riverside, California, in the ordinary course of business.

17 \_\_\_\_\_ **BY PERSONAL SERVICE:** I caused to be delivered such envelope(s) by hand to the offices  
18 of the addressee(s).

19 XX **STATE - I declare under penalty of perjury under the laws of the State of California that the**  
20 **above is true and correct.**

21 \_\_\_\_\_ **FEDERAL - I declare that I am employed in the office of a member of the bar of this court at**  
22 **whose direction the service was made.**

23 EXECUTED ON March 24, 2010, at Riverside, California.

24   
25 \_\_\_\_\_  
26 BRENDA G. PEELER  
27  
28



**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

JOHN BOYD  
Director

**AFFIDAVIT OF POSTING OF NOTICES**

March 29, 2010

RE CASE NO: CV076227

I, Ariana Meza, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 39493 Los Alamos Road, Suite #A, Murrieta, California 92563 .

That on 03/29/2010 at 12:15pm, I securely and conspicuously posted Continuation Notice Of Hearing RE: Statement of Expense, Statement of Expense Worksheet, Notice List and Proof of Service at the property described as:

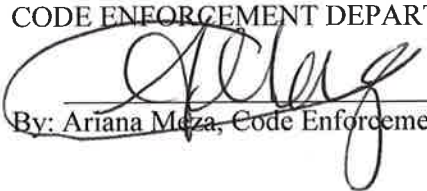
**Property Address:** 39450 SOLIDAGO RD, TEMECULA

**Assessor's Parcel Number:** 942-150-008

I declare under the penalty of perjury that the foregoing is true and correct.

Executed on March 29, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

  
By: Ariana Meza, Code Enforcement Technician

MINUTES OF THE BOARD OF BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



**9.10**

On motion of Supervisor Stone, seconded by Supervisor Ashley and duly carried by unanimous vote, IT WAS ORDERED that the recommendation from County Counsel/Code Enforcement regarding Public Hearing on Statement of Expense on Public Nuisance Case No. CV 07-6227, located at 39450 Solidago Road, Temecula, APN 942-150-008 is continued to Tuesday, April 6, 2010 at 9:30 a.m.

I hereby certify that the foregoing is a full true, and correct copy of an order made and entered on March 23, 2010 of Supervisors Minutes.

(seal) WITNESS my hand and the seal of the Board of Supervisors  
Dated: March 23, 2010  
Kecia Harper-Ihem, Clerk of the Board of Supervisors, in  
and for the County of Riverside, State of California.

By: *Cecilia Harper-Ihem* Deputy

AGENDA NO.  
9.10

xc: Co.Co., CED, E.O., COB, Property Owner

BOARD OF SUPERVISORS  
PUBLIC HEARING

March 23, 2010  
(Continued 9.7 of February 9, 2010)

AGENDA ITEM NO. 9.10

Supplemental Documents

Statement of Expense  
39450 Solidago Road, Temecula  
Case No. CV 07-6227

DISTRICT 3

OFFICE OF COUNTY COUNSEL  
COUNTY OF RIVERSIDE



PAMELA J. WALLS  
County Counsel

Principal Deputy  
KATHERINE A. LIND

3960 ORANGE STREET, 5<sup>TH</sup> FLOOR  
RIVERSIDE, CA 92501  
TELEPHONE: 951/955-6300  
FAX: 951/955-6322 & 955-6363

February 17, 2010

## REVISED CONTINUATION NOTICE OF HEARING RE: STATEMENT OF EXPENSE

To: Owner(s) or Interested Parties  
(See Attached Proof of Service  
and Notice List)

Subject Property: 39450 Solidago Road, Temecula  
Case No.: CV 07-6227; WELTY  
APN: 942-150-008

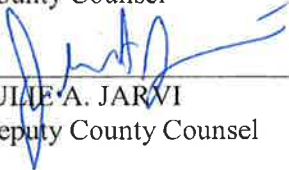
**NOTICE IS HEREBY GIVEN** that a hearing that was held before the Riverside County Board of Supervisors on **Tuesday, February 9, 2010, at 9:30 a.m.** in the Board of Supervisors Room, 4080 Lemon Street, 1st Floor Annex, Riverside, California, **has been continued to Tuesday, March 23, 2010, at 9:30 a.m.** at which time and place pertinent testimony will be heard regarding the expenses incurred by the County of Riverside, Code Enforcement Department ("DEPARTMENT") for the above-referenced abatement case. Said abatement case involved excess outside storage located on your real property commonly described as 39450 Solidago Road, Temecula, Riverside County, California and more particularly described as Assessor's Parcel Number 942-150-008.

The total expense due, including all other fees and costs, for the abatement of the above-described dangerous or injurious condition is **two thousand, two hundred, seventy dollars and twenty-seven cents, (US \$2,270.27)**. This amount is immediately due and payable. If you have any objections to the Statement of Expense attached hereto, you must address your objections to the Board of Supervisors at the hearing. If you have any questions about the attached Statement of Expense or would like to see additional documents in support of costs set forth on the Statement of Expense Worksheet, please contact the undersigned at (951) 955-6300. In the event the total amount due is not paid to the DEPARTMENT prior to the Board Hearing, the DEPARTMENT shall seek an order from the Board of Supervisors to place a lien against your property and collect the amount due as a special tax assessment.

Failure to appear at the hearing will result in the exclusion of your testimony and facts as known to the DEPARTMENT will be presented to the Board of Supervisors for their final consideration and deliberation of this matter.

**You are encouraged to contact Supervising Code Enforcement Officer, Brian Black (951) 955-2004 prior to the hearing. Please meet with the undersigned or Brian Black at 9:00 a.m. on the day of the hearing in the lobby of the 1st floor annex in front of the Clerk of the Board's Office to discuss the case.**

PAMELA J. WALLS  
County Counsel

  
\_\_\_\_\_  
JULIE A. JARVI  
Deputy County Counsel

Enclosure: Statement of Expense



# COUNTY OF RIVERSIDE

## Code Enforcement Administration

### STATEMENT OF EXPENSE WORKSHEET



**CASE NUMBER:** CV07-6227  
**SITUS:** 39450 Solidago Rd., Temecula, Ca 92591  
**APN:** 942-150-008-7  
**SUPERVISORIAL DISTRICT:** # 3

**AUTHORITY:** RIVERSIDE COUNTY ORDINANCE NO(s).  
 348 (RCC Title 17) & 725 (RCC Chapter 1.16)

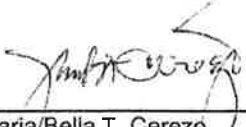
Code Enforcement Department Billable Rates: Effective June 21, 2007 (Riverside County Ordinance 725.12)

SUPER-SUPERVISING CODE ENFORCEMENT OFFICER \$130.00/HR  
 SENIOR-SENIOR CODE ENFORCEMENT OFFICER \$129.00/HR  
 OFFICER- CODE ENFORCEMENT OFFICER II \$109.00/HR  
 TECH- CODE ENFORCEMENT TECHNICIAN \$82.00/HR

DATE	DESCRIPTION	HOURS	AMOUNT
8/20/07-04/18/09	Officers- Frazier/Tate/Heagsted/ - Field Investigation/File Maintenance	2.6	\$283.40
12/16/09	Prepare/Attend Statement of Expense Hearing	0.5	\$65.00
<b>SUBTOTAL CODE ENFORCEMENT COSTS</b>			<b>\$348.40</b>
11/03/08-12/16/09	<b>COUNTY COUNSEL- LEGAL CONSULTATION SERVICES-Includes Administrative Costs</b>	14.2	\$1,562.87
8/17/2007	<b>CONTRACTOR SERVICES- Optima Information Solutions - Lot Book Report</b>		\$95.00
07/17/08	First American Title Service - Lot Book Report		\$150.00
01/07/10	RZ Title - Lot Book report		\$114.00
<b>TOTAL COSTS DUE</b>			<b>\$2,270.27</b>

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Executed this 7th day of January, 2010, at Riverside, California.

  
 \_\_\_\_\_  
 Maria/Bella T. Cerezo  
 Code Enforcement Department



# NOTICE LIST

Subject Property: 39450 Solidago Road, Temecula; Case No.: CV 07-6227;  
APN: 942-150-008; District 3

DICK A WELTY  
STEPHEN M WELTY  
JENNIFER L WELTY  
39393 SOLIDAGO ROAD  
TEMECULA CA 92591

STERNS LENDING INC  
4 HUTTON CENTRE DRIVE  
SUITE 500  
SANTA ANA CA 92707-8710  
ATTN SHIPPING DEPT/DOC CONTROL

RICHARD WELTY  
54225 N CIRCLE DRIVE  
NO G10  
IDYLLWILD CA 92549

<p><b>SENDER: COMPLETE THIS SECTION</b></p> <p>1. Article Addressed to:</p> <p>DICK A WELTY STEPHEN M WELTY JENNIFER L WELTY 39393 SOLIDAGO ROAD TEMECULA CA 92591</p>	<p><b>COMPLETE THIS SECTION ON DELIVERY</b></p> <p>2. Article Number (Transfer from service label) Form 3811, February 2004</p> <p style="font-size: 2em; color: blue;">7008 3230 0001 1234 1016</p> <p>Domestic Return Receipt</p> <p style="text-align: right; font-size: 0.8em;">102595-02-M-1540</p>
<p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail    <input type="checkbox"/> Express Mail</p> <p><input type="checkbox"/> Registered    <input checked="" type="checkbox"/> Return Receipt for Merchandise</p> <p><input type="checkbox"/> Insured Mail    <input type="checkbox"/> C.O.D.</p>	
<p>4. Restricted Delivery? (Extra Fee)    <input type="checkbox"/> Yes</p>	
<p>A. Signature <input type="checkbox"/> Agent</p> <p style="font-size: 1.5em; color: blue;">X <i>Richard Welty</i>    <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name)    C. Date of Delivery</p> <p style="font-size: 1.2em; color: blue;">Dick Welty    2/2/10</p> <p>D. Is delivery address different from item 1?    <input type="checkbox"/> Yes</p> <p>If YES, enter delivery address below:    <input type="checkbox"/> No</p>	

<p><b>SENDER: COMPLETE THIS SECTION</b></p> <p>1. Article Addressed to:</p> <p>STERNS LENDING INC 4 HUTTON CENTRE DRIVE SUITE 500 SANTA ANA CA 92707-8710 ATTN SHIPPING DEPT/DOC CONTROL</p>	<p><b>COMPLETE THIS SECTION ON DELIVERY</b></p> <p>A. Signature <input type="checkbox"/> Agent</p> <p style="font-size: 1.5em; color: blue;">X <i>Richard Welty</i>    <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name)    C. Date of Delivery</p> <p style="font-size: 1.2em; color: blue;">Dick Welty    2/2/10</p> <p>D. Is delivery address different from item 1?    <input type="checkbox"/> Yes</p> <p>If YES, enter delivery address below:    <input type="checkbox"/> No</p>
<p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail    <input type="checkbox"/> Express Mail</p> <p><input type="checkbox"/> Registered    <input checked="" type="checkbox"/> Return Receipt for Merchandise</p> <p><input type="checkbox"/> Insured Mail    <input type="checkbox"/> C.O.D.</p>	
<p>4. Restricted Delivery? (Extra Fee)    <input type="checkbox"/> Yes</p>	
<p>2. Article Number (Transfer from service label)</p> <p style="font-size: 1.5em; color: blue;">7008 3230 0001 1234 1023</p>	

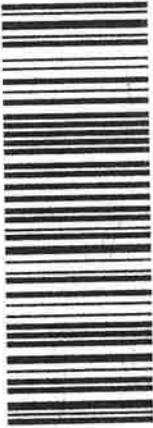


# NOTICE LIST

Subject Property: 39450 Solidago Road, Temecula; Case No.: CV 07-6227;  
APN: 942-150-008; District 3

Office of County Counsel  
3960 Orange Street, 5th Floor  
Riverside, CA 92501

**CERTIFIED MAIL**<sup>TM</sup>



7008 3230 0001 1234 1030

SK

RICHARD WELTY  
54225 N CIRCLE DRIVE  
NO G10  
IDYLLWILD C

NIXIE 929 SE 1 00 02/19/10

RETURN TO SENDER  
INSUFFICIENT ADDRESS  
UNABLE TO FORWARD

BC: 92501954405 \*2704-14446-17-09

925019544



UNITED STATES POSTAGE  
PITNEY BOWES  
02 1P \$ 005.540  
0003958246 FEB 17 2010  
MAILED FROM ZIP CODE 92501

1 **PROOF OF SERVICE**

2 Case No. CV 07-6227

3 STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

4 I, Brenda G. Peeler, declare that I am a citizen of the United States and am employed in the County  
5 of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my  
6 business address is 3960 Orange Street, 5<sup>th</sup> Floor, Riverside, California 92501.

7 That on February 17, 2010, I served the following document(s):

8 - **REVISED CONTINUATION NOTICE OF HEARING RE:  
9 STATEMENT OF EXPENSE**

10 - **STATEMENT OF EXPENSE WORKSHEET**

11 by placing a true copy thereof enclosed in a sealed envelope(s) addressed as follows:

12 **OWNERS OR INTERESTED PARTIES**  
13 **(SEE NOTICE LIST ATTACHED TO NOTICE OF HEARING)**

14 XX **BY CERTIFIED MAIL, RETURN RECEIPT REQUESTED.** I am "readily familiar"  
15 with the office's practice of collection and processing correspondence for mailing. Under  
16 that practice it would be deposited with the U.S. Postal Service on that same day with  
17 postage thereon fully prepaid at Riverside, California, in the ordinary course of business.

18      **BY PERSONAL SERVICE:** I caused to be delivered such envelope(s) by hand to the offices  
19 of the addressee(s).

20 XX **STATE - I declare under penalty of perjury under the laws of the State of California that the**  
21 **above is true and correct.**

22      **FEDERAL - I declare that I am employed in the office of a member of the bar of this court at**  
23 **whose direction the service was made.**

24 EXECUTED ON February 17, 2010, at Riverside, California.

25   
26 \_\_\_\_\_  
27 **BRENDA G. PEELER**  
28

OFFICE OF COUNTY COUNSEL  
COUNTY OF RIVERSIDE



PAMELA J. WALLS  
County Counsel  
  
Principal Deputy  
KATHERINE A. LIND

3960 ORANGE STREET, 5<sup>TH</sup> FLOOR  
RIVERSIDE, CA 92501  
TELEPHONE: 951/955-6300  
FAX: 951/955-6322 & 955-6363

February 16, 2010

## CONTINUATION NOTICE OF HEARING RE: STATEMENT OF EXPENSE

To: Owner(s) or Interested Parties  
(See Attached Proof of Service  
and Notice List)

Subject Property: 39450 Solidago Road, Temecula  
Case No.: CV 07-6227; WELTY  
APN: 942-150-008

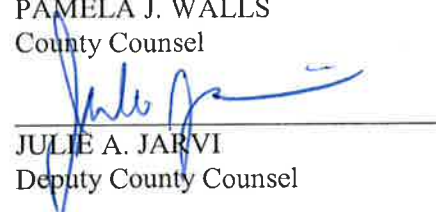
**NOTICE IS HEREBY GIVEN** that a hearing that was held before the Riverside County Board of Supervisors on **Tuesday, February 9, 2010, at 9:30 a.m.** in the Board of Supervisors Room, 4080 Lemon Street, 1st Floor Annex, Riverside, California, **has been continued to Tuesday, March 23, 2010, at 9:30 a.m.** at which time and place pertinent testimony will be heard regarding the expenses incurred by the County of Riverside, Code Enforcement Department ("DEPARTMENT") for the above-referenced abatement case. Said abatement case involved excess outside storage located on your real property commonly described as 39450 Solidago Road, Temecula, Riverside County, California and more particularly described as Assessor's Parcel Number 942-150-008.

The total expense due, including all other fees and costs, for the abatement of the above-described dangerous or injurious condition is **two thousand, two hundred, seventy dollars and twenty-seven cents, (US \$2,270.27)**. This amount is immediately due and payable. If you have any objections to the Statement of Expense attached hereto, you must address your objections to the Board of Supervisors at the hearing. If you have any questions about the attached Statement of Expense or would like to see additional documents in support of costs set forth on the Statement of Expense Worksheet, please contact the undersigned at (951) 955-6300. In the event the total amount due is not paid to the DEPARTMENT prior to the Board Hearing, the DEPARTMENT shall seek an order from the Board of Supervisors to place a lien against your property and collect the amount due as a special tax assessment.

Failure to appear at the hearing will result in the exclusion of your testimony and facts as known to the DEPARTMENT will be presented to the Board of Supervisors for their final consideration and deliberation of this matter.

**You are encouraged to contact Supervising Code Enforcement Officer, Brian Black (951) 955-2004 prior to the hearing. Please meet with the undersigned or Brian Black at 9:00 a.m. on the day of the hearing in the lobby of the 1st floor annex in front of the Clerk of the Board's Office to discuss the case.**

PAMELA J. WALLS  
County Counsel

  
\_\_\_\_\_  
JULIE A. JARVI  
Deputy County Counsel

Enclosure: Statement of Expense



# COUNTY OF RIVERSIDE

## Code Enforcement Administration

### STATEMENT OF EXPENSE WORKSHEET



**CASE NUMBER:** CV07-6227

**SITUS:** 39450 Solidago Rd., Temecula, Ca 92591

**APN:** 942-150-008-7

**SUPERVISORIAL DISTRICT:** # 3

**AUTHORITY:** RIVERSIDE COUNTY ORDINANCE NO(S).  
348 (RCC Title 17) & 725 (RCC Chapter 1.16)

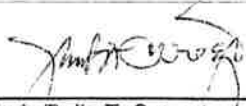
Code Enforcement Department Billable Rates: Effective June 21, 2007 (Riverside County Ordinance 725.12)

SUPER-SUPERVISING CODE ENFORCEMENT OFFICER \$130.00/HR  
 SENIOR-SENIOR CODE ENFORCEMENT OFFICER \$129.00/HR  
 OFFICER- CODE ENFORCEMENT OFFICER II \$109.00/HR  
 TECH- CODE ENFORCEMENT TECHNICIAN \$82.00/HR

DATE	DESCRIPTION	HOURS	AMOUNT
8/20/07-04/18/09	Officers- Frazier/Tate/Heagstedt/ - Field Investigation/File Maintenance	2.6	\$283.40
12/16/09	Prepare/Attend Statement of Expense Hearing	0.5	\$65.00
<b>SUBTOTAL CODE ENFORCEMENT COSTS</b>			<b>\$348.40</b>
11/03/08-12/16/09	<b>COUNTY COUNSEL-</b> LEGAL CONSULTATION SERVICES-Includes Administrative Costs	14.2	\$1,562.87
8/17/2007	<b>CONTRACTOR SERVICES-</b> Optima Information Solutions - Lot Book Report		\$95.00
07/17/08	First American Title Service - Lot Book Report		\$150.00
01/07/10	RZ Title - Lot Book report		\$114.00
<b>TOTAL COSTS DUE</b>			<b>\$2,270.27</b>

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Executed this 7th day of January, 2010, at Riverside, California.

  
 \_\_\_\_\_  
 Maria/Bella T. Cerezo  
 Code Enforcement Department

# NOTICE LIST

Subject Property: 39450 Solidago Road, Temecula; Case No.: CV 07-6227;  
 APN: 942-150-008; District 3

DICK A WELTY  
 STEPHEN M WELTY  
 JENNIFER L WELTY  
 39393 SOLIDAGO ROAD  
 TEMECULA CA 92591

STERNS LENDING INC  
 4 HUTTON CENTRE DRIVE  
 SUITE 500  
 SANTA ANA CA 92707-8710  
 ATTN SHIPPING DEPT/DOC CONTROL

RICHARD WELTY  
 54225 N CIRCLE DRIVE  
 NO G10  
 IDYLLWILD CA 92549

<p><b>SENDER: COMPLETE THIS SECTION</b></p> <ul style="list-style-type: none"> <li>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>■ Print your name and address on the reverse so that we can return the card to you.</li> <li>■ Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul> <p>1. Article Addressed to:</p> <div style="border: 1px solid black; padding: 5px; margin-top: 10px;">                 STERNS LENDING INC                  4 HUTTON CENTRE DRIVE                  SUITE 500                  SANTA ANA CA 92707-8710                  ATTN SHIPPING DEPT/DOC CONTROL             </div> <p style="color: blue; font-weight: bold; margin-top: 10px;">CV 07-6227 (Welty) SEE 3</p>	<p><b>COMPLETE THIS SECTION ON DELIVERY</b></p> <p>A. Signature <input checked="" type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p><i>[Signature]</i></p> <p>B. Received by (Printed Name) <input type="checkbox"/> Date of Delivery <i>2/20/10</i></p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input type="checkbox"/> No              If YES, enter delivery address below:</p> <p>3. Service Type  <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail  <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise  <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>2. Article Number (Transfer from service label)      7008 3230 0001 1234 1306</p> <p>PS Form 3811, February 2004      Domestic Return Receipt      102595-02-M-1540</p>	

<p><b>SENDER: COMPLETE THIS SECTION</b></p> <ul style="list-style-type: none"> <li>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>■ Print your name and address on the reverse so that we can return the card to you.</li> <li>■ Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul> <p>1. Article Addressed to:</p> <div style="border: 1px solid black; padding: 5px; margin-top: 10px;">                 DICK A WELTY                  STEPHEN M WELTY                  JENNIFER L WELTY                  39393 SOLIDAGO ROAD                  TEMECULA CA 92591             </div> <p style="color: blue; font-weight: bold; margin-top: 10px;">CV 07-6227 (Welty) SEE 3</p>	<p><b>COMPLETE THIS SECTION ON DELIVERY</b></p> <p>A. Signature <input checked="" type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p><i>[Signature]</i></p> <p>B. Received by (Printed Name) <input type="checkbox"/> Date of Delivery <i>2/20/10</i></p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input type="checkbox"/> No              If YES, enter delivery address below:</p> <p>3. Service Type  <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail  <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise  <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>2. Article Number (Transfer from service label)      7008 3230 0001 1234 1290</p> <p>PS Form 3811, February 2004      Domestic Return Receipt      102595-02-M-1540</p>	

# NOTICE LIST

Subject Property: 39450 Solidago Road, Temecula; Case No.: CV 07-6227;  
APN: 942-150-008; District 3

Office of County Counsel  
3960 Orange Street, 5th Floor  
Riverside, CA 92501

*SK*

**CERTIFIED MAIL**



7008 3230 0001 1234 1313

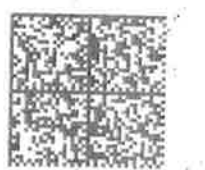
*SK*  
RICHARD WELTY  
54225 N CIRCLE DRIVE  
NO G10  
IDYLLWILD CA NIXIE

Name \_\_\_\_\_  
1st Notice \_\_\_\_\_  
2nd Notice \_\_\_\_\_

RETURN TO SENDER  
INSUFFICIENT ADDRESS  
UNABLE TO FORWARD

BC: 92501364405 \*2904-09495-16-39

92543999903644



UNITED STATES POSTAGE  
PITNEY BOWES  
02 1P \$005.540  
0003958246 FEB 16 2010  
MAILED FROM ZIP CODE 92501

1 **PROOF OF SERVICE**

2 Case No. CV 07-6227

3 STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

4 I, Brenda G. Peeler, declare that I am a citizen of the United States and am employed in the County  
5 of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my  
6 business address is 3960 Orange Street, 5<sup>th</sup> Floor, Riverside, California 92501.

7 That on February 16, 2010, I served the following document(s):

- 8 - **CONTINUATION NOTICE OF HEARING RE: STATEMENT OF  
9 EXPENSE**
- 10 - **STATEMENT OF EXPENSE WORKSHEET**

11 by placing a true copy thereof enclosed in a sealed envelope(s) addressed as follows:

12 **OWNERS OR INTERESTED PARTIES**  
13 **(SEE NOTICE LIST ATTACHED TO NOTICE OF HEARING)**

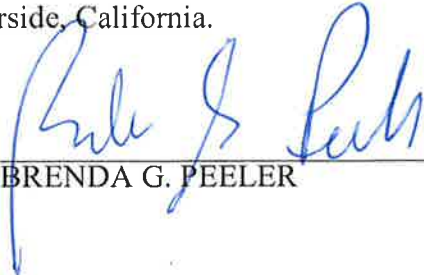
14 XX **BY CERTIFIED MAIL, RETURN RECEIPT REQUESTED.** I am "readily familiar"  
15 with the office's practice of collection and processing correspondence for mailing. Under  
16 that practice it would be deposited with the U.S. Postal Service on that same day with  
17 postage thereon fully prepaid at Riverside, California, in the ordinary course of business.

18 \_\_\_\_\_ **BY PERSONAL SERVICE:** I caused to be delivered such envelope(s) by hand to the offices  
19 of the addressee(s).

20 XX **STATE - I declare under penalty of perjury under the laws of the State of California that the**  
21 **above is true and correct.**

22 \_\_\_\_\_ **FEDERAL - I declare that I am employed in the office of a member of the bar of this court at**  
23 **whose direction the service was made.**

24 EXECUTED ON February 16, 2010, at Riverside, California.

25   
26 \_\_\_\_\_  
27 **BRENDA G. PEELER**  
28





**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

JOHN BOYD  
Director

**AFFIDAVIT OF POSTING OF NOTICES**

February 18, 2010

RE CASE NO: CV076227

I, Ariana Meza, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 39493 Los Alamos Road, Suite #A, Murrieta, California 92563 .

That on 02/18/2010 at 1:31pm, I securely and conspicuously posted Revised Continuation Notice of Hearing Re: Statement of Expense, Statement of Expense Worksheet, Notice List and Proof of Service at the property described as:


**Property Address:** 39450 SOLIDAGO RD, TEMECULA

**Assessor's Parcel Number:** 942-150-008

I declare under the penalty of perjury that the foregoing is true and correct.

Executed on February 18, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

  
By: Ariana Meza, Code Enforcement Technician



MINUTES OF THE BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



**9.7**

9:30 a.m. being the time set for public hearing on the recommendation from County Counsel/Code Enforcement regarding the Statement of Expense on Public Nuisance Case No. CV 07-6227 located at 39450 Solidago Road, Temecula, 3<sup>rd</sup> District.

Julie Jarvi, Deputy County Counsel presented the matter.

On motion of Supervisor Stone, seconded by Supervisor Tavaglione and duly carried by unanimous vote, IT WAS ORDERED that the above matter is continued to Tuesday, March 23, 2010 at 9:30 a.m.

I hereby certify that the foregoing is a full true, and correct copy of an order made and entered on February 9, 2010 of Supervisors Minutes.

(seal) WITNESS my hand and the seal of the Board of Supervisors  
Dated: February 9, 2010  
Kecia Harper-Ihem, Clerk of the Board of Supervisors, in  
and for the County of Riverside, State of California.

By: *Kecia Harper-Ihem* Deputy

AGENDA NO.  
9.7

xc: Co. Co., CED, Prop. Owner, COB

PAMELA J. WALLS  
County Counsel

OFFICE OF COUNTY COUNSEL  
COUNTY OF RIVERSIDE



Principal Deputy  
KATHERINE A. LIND

3960 ORANGE STREET, 5<sup>TH</sup> FLOOR  
RIVERSIDE, CA 92501  
TELEPHONE: 951/955-6300  
FAX: 951/955-6322 & 955-6363

January 19, 2010

## NOTICE OF HEARING RE: STATEMENT OF EXPENSE

To: Owner(s) or Interested Parties  
(See Attached Proof of Service  
and Notice List)

Subject Property: 39450 Solidago Road, Temecula  
Case No.: CV 07-6227; WELTY  
APN: 942-150-008

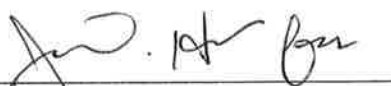
**NOTICE IS HEREBY GIVEN** that a hearing will be held before the Riverside County Board of Supervisors on **Tuesday, February 9, 2010, at 9:30 a.m.** in the Board of Supervisors Room, 4080 Lemon Street, 1st Floor Annex, Riverside, California, at which time and place pertinent testimony will be heard regarding the expenses incurred by the County of Riverside, Code Enforcement Department ("DEPARTMENT") for the above-referenced abatement case. Said abatement case involved excessive outside storage of materials on your real property commonly described as 39450 Solidago Road, Temecula, and more particularly described as Assessor's Parcel Number 942-150-008.

The total expense due, including all other fees and costs, for the abatement of the above-described dangerous or injurious condition is **two thousand, two hundred, seventy dollars and twenty-seven cents (US \$2,270.27)**. This amount is immediately due and payable. If you have any objections to the Statement of Expense attached hereto, you must address your objections to the Board of Supervisors at the hearing. If you have any questions about the attached Statement of Expense or would like to see additional documents in support of costs set forth on the Statement of Expense Worksheet, please contact the undersigned at (951) 955-6300. In the event the total amount due is not paid to the DEPARTMENT prior to the Board Hearing, the DEPARTMENT shall seek an order from the Board of Supervisors to place a lien against your property and collect the amount due as a special tax assessment.

Failure to appear at the hearing will result in the exclusion of your testimony and facts as known to the DEPARTMENT will be presented to the Board of Supervisors for their final consideration and deliberation of this matter.

**You are encouraged to contact Supervising Code Enforcement Officer, Brian Black (951) 955-2004 prior to the hearing. Please meet with the undersigned or Brian Black at 8:30 a.m. on the day of the hearing in the lobby of the 1st floor annex in front of the Clerk of the Board's Office to discuss the case.**

PAMELA J. WALLS  
County Counsel

By:   
JULIE A. JARVI  
Deputy County Counsel

Enclosure: Statement of Expense



# COUNTY OF RIVERSIDE

## Code Enforcement Administration

### STATEMENT OF EXPENSE WORKSHEET



**CASE NUMBER:** CV07-6227

**SITUS:** 39450 Solidago Rd., Temecula, Ca 92591

**APN:** 942-150-008-7

**SUPERVISORIAL DISTRICT:** # 3

**AUTHORITY:** RIVERSIDE COUNTY ORDINANCE NO(s).  
348 (RCC Title 17) & 725 (RCC Chapter 1.16)

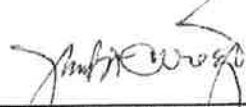
Code Enforcement Department Billable Rates: Effective June 21, 2007 (Riverside County Ordinance 725.12)

SUPER-SUPERVISING CODE ENFORCEMENT OFFICER \$130.00/HR  
 SENIOR-SENIOR CODE ENFORCEMENT OFFICER \$129.00/HR  
 OFFICER- CODE ENFORCEMENT OFFICER II \$109.00/HR  
 TECH- CODE ENFORCEMENT TECHNICIAN \$82.00/HR

DATE	DESCRIPTION	HOURS	AMOUNT
8/20/07-04/18/09	Officers- Frazier/Tate/Heagstedt/ - Field Investigation/File Maintenance	2.6	\$283.40
12/16/09	Prepare/Attend Statement of Expense Hearing	0.5	\$65.00
<b>SUBTOTAL CODE ENFORCEMENT COSTS</b>			<b>\$348.40</b>
11/03/08-12/16/09	<b>COUNTY COUNSEL- LEGAL CONSULTATION SERVICES-Includes Administrative Costs</b>	14.2	\$1,562.87
8/17/2007	<b>CONTRACTOR SERVICES- Optima Information Solutions - Lot Book Report</b>		\$95.00
07/17/08	First American Title Service - Lot Book Report		\$150.00
01/07/10	RZ Title - Lot Book report		\$114.00
<b>TOTAL COSTS DUE</b>			<b>\$2,270.27</b>

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Executed this 7th day of January, 2010, at Riverside, California.

  
 \_\_\_\_\_  
 Maria Bella T. Cerezo  
 Code Enforcement Department

## **NOTICE LIST**

Subject Property: 39450 Solidago Road, Temecula; Case No.: CV 07-6227;  
APN: 942-150-008; District 3

DICK A WELTY  
STEPHEN M WELTY  
JENNIFER L WELTY  
39393 SOLIDAGO ROAD  
TEMECULA CA 92591

STERNS LENDING INC  
4 HUTTON CENTRE DRIVE  
SUITE 500  
SANTA ANA CA 92707-8710  
ATTN SHIPPING DEPT/DOC CONTROL

RICHARD WELTY  
54225 N CIRCLE DRIVE  
NO G10  
IDYLLWILD CA 92549

# NOTICE LIST

Subject Property: 39450 Solidago Road, Temecula  
Case No.: CV07-6227; APN: 942-150-008

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	<p>A. Signature <input checked="" type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) <input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>C. Date of Delivery</p>
<p>1. Article Addressed to:</p> <p>DICK A WELTY STEPHEN M WELTY JENNIFER L WELTY 39393 SOLIDAGO ROAD TEMECULA CA 92591</p> <p><i>CV07-6227 (welty) SOE 3</i></p>	<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p> <p>3. Service Type  <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail  <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise  <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>2. Article Number (Transfer from service label)</p>	<p>7009 1680 0000 9024 6545</p>
<p>PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540</p>	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	<p>A. Signature <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) <input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>C. Date of Delivery</p>
<p>1. Article Addressed to:</p> <p>STERNS LENDING INC 4 HUTTON CENTRE DRIVE SUITE 500 SANTA ANA CA 92707-8710 ATTN SHIPPING DEPT/DOC CONTROL</p> <p><i>CV07-6227 (welty) SOE 3</i></p>	<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p> <p>3. Service Type  <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail  <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise  <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>2. Article Number (Transfer from service label)</p>	<p>7009 1680 0000 9024 6538</p>
<p>PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540</p>	

# NOTICE LIST

Subject Property: 39450 Solidago Road, Temecula  
Case No.: CV07-6227; APN: 942-150-008

Office of County Counsel  
3960 Orange Street, 5th Floor  
Riverside, CA 92501

**CERTIFIED MAIL™**

SR



7009 1680 0000 9024 6521

RICHARD WELTY  
54225 N CIRCLE DRIVE  
NO G10  
IDYLLWILD CA



UNITED STATES POSTAGE  
PITNEY BOWES  
02 1P \$005.540  
0003958246 JAN 19 2010  
MAILED FROM ZIP CODE 92501

NIXIE 929 36 1 08 01/22/10

NOT DELIVERABLE  
RETURN TO SENDER  
UNABLE TO FORWARD

BC: 92501984405 \*1004-05349-19-39

925493333  
9250103844



180

1 **PROOF OF SERVICE**

2 Case No. CV 07-6227

3 STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

4 I, Brenda G. Peeler, declare that I am a citizen of the United States and am employed in the County  
5 of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my  
6 business address is 3960 Orange Street, 5<sup>th</sup> Floor, Riverside, California 92501.

7 That on January 19, 2010, I served the following document(s):

- 8 - **NOTICE OF HEARING RE: STATEMENT OF EXPENSE**  
9 - **STATEMENT OF EXPENSE WORKSHEET**

10 by placing a true copy thereof enclosed in a sealed envelope(s) addressed as follows:

11 **OWNERS OR INTERESTED PARTIES**  
12 **(SEE NOTICE LIST ATTACHED TO NOTICE OF HEARING)**

13 XX **BY CERTIFIED MAIL, RETURN RECEIPT REQUESTED.** I am "readily familiar"  
14 with the office's practice of collection and processing correspondence for mailing. Under  
15 that practice it would be deposited with the U.S. Postal Service on that same day with  
16 postage thereon fully prepaid at Riverside, California, in the ordinary course of business.

17      **BY PERSONAL SERVICE:** I caused to be delivered such envelope(s) by hand to the offices  
18 of the addressee(s).

19 XX **STATE - I declare under penalty of perjury under the laws of the State of California that the**  
20 **above is true and correct.**

21      **FEDERAL - I declare that I am employed in the office of a member of the bar of this court at**  
22 **whose direction the service was made.**

23 EXECUTED ON January 19, 2010, at Riverside, California.

24   
25 \_\_\_\_\_  
26 BREND A G. PEELER  
27  
28



**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

JOHN BOYD  
Director

0

**AFFIDAVIT OF POSTING OF NOTICES**

January 21, 2010

RE CASE NO: CV076227

I, Ariana Meza, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 39493 Los Alamos Road, Suite #A, Murrieta, California 92563 .

That on 01/21/2010 at 10:47am, I securely and conspicuously posted Notice of Hearing RE: Statement of Expense, Statement of Expense Worksheet, Notice List & Proof of Service. at the property described as:

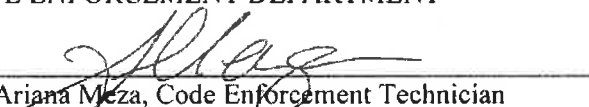
**Property Address:** 39450 SOLIDAGO RD, TEMECULA

**Assessor's Parcel Number:** 942-150-008

I declare under the penalty of perjury that the foregoing is true and correct.

Executed on January 21, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

  
By: Ariana Meza, Code Enforcement Technician



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

**FROM:** County Counsel  
Code Enforcement Department  
**SUBJECT:** Statement of Expense [Case No. CV 07-6227]  
Subject Property: 39450 Solidago Road, Temecula; WELTY  
APN: 942-150-008  
District Three

**TABLE OF SUPPLEMENTAL DOCUMENTS  
FILED WITH THE CLERK OF THE BOARD**

**Hearing Date: February 9, 2010**

Statement of Expense with Supporting Documents .....	Exhibit A
Notices of Violation dated: Aug. 20, 2007, Aug. 27, 2007, Sept. 11, 2007 and June 26, 2008 (including Proofs of Service, Affidavits of Posting and Return Receipts) .....	Exhibit B
Notice to Correct County Ordinance Violations and Abate Public Nuisance .....	Exhibit C
Notice of Noncompliance .....	Exhibit D
Assessment-Roll For The Year 09-10 And Geographic Information System, January 4, 2010 .....	Exhibit E



# COUNTY OF RIVERSIDE

## Code Enforcement Administration

### STATEMENT OF EXPENSE WORKSHEET



**CASE NUMBER:** CV07-6227  
**SITUS:** 39450 Solidago Rd., Temecula, Ca 92591  
**APN:** 942-150-008-7  
**SUPERVISORIAL DISTRICT:** # 3  
**AUTHORITY:** RIVERSIDE COUNTY ORDINANCE NO(s).  
 348 (RCC Title 17) & 725 (RCC Chapter 1.16)


Code Enforcement Department Billable Rates: Effective June 21, 2007 (Riverside County Ordinance 725.12)

SUPER-SUPERVISING CODE ENFORCEMENT OFFICER \$130.00/HR  
 SENIOR-SENIOR CODE ENFORCEMENT OFFICER \$129.00/HR  
 OFFICER- CODE ENFORCEMENT OFFICER II \$109.00/HR  
 TECH- CODE ENFORCEMENT TECHNICIAN \$82.00/HR

DATE	DESCRIPTION	HOURS	AMOUNT
8/20/07-04/18/09	Officers- Frazier/Tate/Heagstedt/ - Field Investigation/File Maintenance	2.6	\$283.40
12/16/09	Prepare/Attend Statement of Expense Hearing	0.5	\$65.00
<b>SUBTOTAL CODE ENFORCEMENT COSTS</b>			<b>\$348.40</b>
11/03/08-12/16/09	<b>COUNTY COUNSEL- LEGAL CONSULTATION SERVICES-Includes Administrative Costs</b>	14.2	\$1,562.87
8/17/2007	<b>CONTRACTOR SERVICES- Optima Information Solutions - Lot Book Report</b>		\$95.00
07/17/08	First American Title Service - Lot Book Report		\$150.00
01/07/10	RZ Title - Lot Book report		\$114.00
<b>TOTAL COSTS DUE</b>			<b>\$2,270.27</b>

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Executed this 7th day of January, 2010, at Riverside, California.

  
 \_\_\_\_\_  
 Maria Bella T. Cerezo  
 Code Enforcement Department

**EXHIBIT NO.**     A

County Counsel

BILL DATE	CLIENT / BILL MATTER	BILL HOURS	BILL AMOUNT	ATTY	DESCRIPTION
03-Nov-08	CV076227	1.4	97.66 RM		Report for abatement proceedings.
06-Nov-08	CV076227	1.9	132.54 RM		Review file; initial draft of Form 11 and Notice List.
12-Nov-08	CV076227	1.8	125.57 RM		Review file; drafted/revised initial officer declaration; e-mail to new officer.
17-Feb-09	CV076227	1.5	209.27 JAJ		review abatement dec
24-Mar-09	CV076227	0.3	41.85 JAJ		review/revise notice
07-Apr-09	CV076227	1	69.76 RM		Review file; revised Officer Declaration and Form 11.
08-Apr-09	CV076227	0.1	13.95 EMB		Cynthia Long
08-Apr-09	CV076227	0.3	41.85 EMB		for old republic Title Company
08-Apr-09	CV076227	0.1	13.95 EMB		Company
14-Apr-09	CV076227	0.8	111.61 EMB		form 11 and make corrections, before submitting the same for quick print
27-Apr-09	CV076227	0.2	27.9 EMB		Initial preparation for the abatement board of supervisors hearing
27-Apr-09	CV076227	0.1	13.95 EMB		Receipt and review an email from Ken King re abatement hearing
28-Apr-09	CV076227	3	418.53 EMB		long hearing due to long board calendar
28-Apr-09	CV076227	0.2	13.95 LBH		emails to and from Mike Sanders; log out and return file due to compliance
29-Apr-09	CV076227	0.1	13.95 EMB		Receipt and review an email from Ken King re results of the board hearing
	<b>Subtotal</b>	<b>12.8</b>	<b>1346.29</b>		
	Add:				
	CV076227		21.28		Mailing Expense- Mar 31, 2009
12/16/2009	CV076227	0.9	125.55 JAJ		Prepare case for Statement Expense Hearing
2/9/2010	CV076227	0.5	69.75 JAJ		Attend Statement of Expense Hearing
	<b>Total</b>	<b>14.2</b>	<b>1562.87</b>		

# Case Labor Audit

APN: 942-150-008-7  
 Property address: 39450 Solidago Rd., Temecula, Ca 92591  
 Date Prepared: 12/16/2009  
 Case Name: ZCV076227

LaborDate	CaseNumber	Name	Work Performed	ZCV076227		Unsuppported		Adjusted	
				Time	Charge	Time	Charges	Time	Charge
8/20/2007	ZCV076227	Frazier,Angela D	Initial Site Visit	1.9	\$207.10			1.9	\$207.10
10/10/2007	ZCV076227	Frazier,Angela D	Not in narrative	0.2	\$21.80	0.2	\$21.80		
2/27/2008	ZCV076227	Frazier,Angela D	Site Visit Follow up	0.1	\$10.90			0.1	\$10.90
4/2/2009	ZCV076227	Tate,Rhenda J	Site Visit Follow up	0.2	\$21.80			0.2	\$21.80
4/7/2009	ZCV076227	Heagstedt,Jason	Site Visit Follow up	0.2	\$21.80			0.2	\$21.80
4/18/2009	ZCV076227	Tate,Rhenda J	Site Visit Follow up	0.2	\$21.80			0.2	\$21.80
Total Charges				2.80	\$305.20	0.20	\$21.80	2.60	\$283.40

Sub Total	2.80	\$305.20
Unsuppported Charge	0.20	\$21.80
Adjusted case labor	2.60	\$283.40
Prepare/Attend SOE Hearing	0.5	\$65.00
<b>Total</b>		<b>\$348.40</b>

Sub-Total	\$305.20
Unsuppport charge	\$21.80
Adjusted case labor	\$283.40
Prepare/Attend SOE	\$65.00
<b>Total</b>	<b>\$348.40</b>



Optima Order Number: 0822003 Customer Order Number CV07-6227 Issue Date: Effective Date: 8/17/2007  
Form Version 2.25:

Begin Copy Below This Line.

**PARTIES OF INTEREST REPORT**

Report Cost: \$95.00

**Customer Information**

Customer Name: WELTY, DICK A  
Property Address: 39450 SOLIDAGO ROAD, TEMECULA, CA 92591  
Munic/County: RIVERSIDE

**Deed Information**

Grantee: MARJORIE C SAMS, A WIDOW AND DICK A. WELTY AND CANDACE HARLENE WELTY, HUSBAND AND WIFE ALL AS JOINT TENANTS

Document Type: GRANT DEED

Filed: Dated: 3/24/1992 Recorded: 4/29/1992  
Book: Page: No.: 153288  
Comment:

Grantee: MARJORIE C. SAMS, A WIDOW, AS TO AN UNDIVIDED TWO-THIRDS (2/3) INTEREST, AND TO DICK A. WELTY AND CANDACE MARLENE WELTY, HUSBAND AND WIFE, AS TO AN UNDIVIDED ONE-THIRD (1/3) INTEREST, AS COMMUNITY PROPERTY

Document Type: GRANT DEED

Filed: Dated: 7/23/1992 Recorded: 8/3/1992  
Book: Page: No.: 284464  
Comment:

Grantee: MARJORIE C. SAMS, AS TRUSTEE OF THE MARJORIE C. SAMS TRUST, CREATED BY DECLARATION OF TRUST DATED MAY 31, 1989, HER UNDIVIDED TWO-THIRDS (2/3) INTEREST IN AND TO

Document Type: TRUST TRANSFER DEED

Filed: Dated: 7/23/1992 Recorded: 9/1/1992  
Book: Page: No.: 327245  
Comment:

Vesting: MARJORIE C. SAMS, TRUSTEE OF THE MARJORIE C. SAMS TRUST MAY 31, 1989 AS RESTATED IN 2004, A LIFE ESTATE FOR THE LIFE OF MARJORIE C. SAMS, AND REMAINDER TO DICK A. WELTY AND CANDACE MARLENE WELTY, HUSBAND AND WIFE, AS COMMUNITY PROPERTY

Legal Description: See Attached Exhibit 'A'

**Tax Information**

Tax ID: 942-150-008-7

**Assessment Information**

Land: \$187,617.00 Building/Improvement \$200,564.00 Assessed Valuation: \$388,181.00

**Judgment and Lien Information**

MORTGAGE INFORMATION:

EXHIBIT NO. A<sup>4</sup>



**First American Title Company**

3625 Fourteenth Street

Riverside, CA 92501

Phone: (951)787-1700 / Fax:

PR: 06243

Ofc: 0625 (446)

**Final Invoice**

**To:** County of Riverside Code Enforcement Department  
39493 Los Alamos Road, Suite A  
Murrieta, CA 92563-5039

**Invoice No.:** 446 - 44615370

**Date:** 06/10/2008

**Our File No.:** 0625-3091675

**Title Officer:** Sharon Chase / 23346

**Escrow Officer:** /

**Customer ID:** 2378265

**Attention:** LaKesha Covington

**Your Reference No.:** CV 07-6227

**RE: Property:**  
39450 Soldiagio Rd, Temecula, CA

**Liability Amounts**

**Owners:**

**Lenders:**

**Buyers:**

**Sellers:** Dick Welty, Candace Welty

Description of Charge	Invoice Amount
CLTA Lot Book Guarantee	\$75.00
CLTA Judgment/Tax Lien Guarantee Form 10	\$75.00

**INVOICE TOTAL**

**\$150.00**

**Comments:**

**Thank you for your business!**

*To assure proper credit, please send a copy of this Invoice and Payment to:*

*Attention: Accounts Receivable Department*

*C/O JPMorgan Chase, 2710 Media Center Dr., Building #6, Suite #120, Attn: FAT-SCD-004 Box #100016*

*Los Angeles, CA 90065*



# INVOICE

**Order Number:** 21115 **Order Date:** 1/7/2010

**Customer Information:**

Acct No. 1044

RIVERSIDE COUNTY TLMA-CODE ENFORCEMENT  
4080 Lemon Street  
Riverside, CA 92501

Attn: Brent Steele  
REF: CV07-6227/Brenda Peeler  
IN RE: WELTY, DICK A.; ET AL

Product and/or Service ordered for Property known as:	
<b>39450 Orange Street</b> <b>Wildomar, CA 92591</b>	
<b>DESCRIPTION:</b>	<b>FEE:</b>
Lot Book Report	\$114.00
<b>TOTAL DUE:</b>	<b>\$114.00</b>

Payment due upon receipt. Please remit to:

RZ Title Services, Inc.  
P.O. Box 1193  
Whittier, CA 90609

EXHIBIT NO.     A<sup>6</sup>

COUNTY OF RIVERSIDE  
CODE ENFORCEMENT DEPARTMENT

NOTICE OF VIOLATION

CND7-6227  
CASE NO.: \_\_\_\_\_ APN 942-150-008

THE PROPERTY AT 39450 Solano Pro  
WAS INSPECTED AT 10:27 am ON 8/20/07  
BY A. Frazier

(Name of Inspector or Investigator/ Badge No.)  
AND FOUND TO BE IN VIOLATION OF RIVERSIDE COUNTY CODE  
AS FOLLOWS:

CODE REC SECTION 17.13b.020  
Excessive Outside Storage

YOU ARE DIRECTED TO COMPLY WITH THIS NOTICE BY  
Reduce all outside to 200  
square feet

IMMEDIATELY. A FOLLOW-UP INVESTIGATION WILL BE CONDUCTED  
ON OR ABOUT 9/20/07. FAILURE TO COMPLY BY THIS DATE  
COULD RESULT IN THE ISSUANCE OF AN ADMINISTRATIVE  
CITATION, AND THE IMPOSITION OF A LIEN ON THE PROPERTY FOR  
THE ABATEMENT AND ENFORCEMENT COSTS.

PENALTY FOR FAILURE TO COMPLY

A FINE MAY BE ASSESSED AT THE RATE OF:  
\$100 FOR EACH VIOLATION ON THE FIRST OFFENSE  
\$200 FOR EACH VIOLATION ON THE SECOND OFFENSE  
\$500 FOR EACH VIOLATION ON THE THIRD OFFENSE

NOTICE IS HEREBY GIVEN THAT AT THE CONCLUSION OF THIS  
CASE YOU WILL RECEIVE A SUMMARY OF ADMINISTRATIVE COSTS  
ASSOCIATED WITH THE PROCESSING OF SUCH VIOLATION(S), AT AN  
HOURLY RATE OF \$ 109 AS DETERMINED BY THE BOARD OF  
SUPERVISORS. YOU WILL HAVE THE RIGHT TO OBJECT TO THESE  
CHARGES BY FILING A REQUEST FOR HEARING WITH THE  
DEPARTMENT OF BUILDING & SAFETY WITHIN TEN (10) DAYS OF  
SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION  
C. OF RIVERSIDE COUNTY CODE 1.16.080

Amyle Frazier  
SIGNATURE - INSPECTOR OR INVESTIGATOR

OFFICE LOCATIONS: (See Reverse Side)

RECEIVED BY: Dan Wetty DATE: 8-20-07

EXHIBIT NO. B



**PROOF OF PERSONAL SERVICE**

**Case No. CV07-6227**

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Angela frazier, declare that I am a citizen of the United States and am employed by the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address is County of Riverside, Code Enforcement Department, 39493 Los Alamos Road, Murrieta CA 92563.

That on August 20, 2007, I served the following document: Notice of Violation for RCC (17-136-020) EXCESSIVE OUTSIDE STORAGE by placing a true copy thereof in the hand of DICK A WELTY at the following address:

39450 SOLIDAGO ROAD  
TEMECULA, CA 92591

XX BY PERSONAL SERVICE: I caused to be delivered such document by hand to the house of the addressee.

XX STATE - I declare under penalty of perjury under the laws of the State of California that the above is true and correct.

EXECUTED ON August 20, 2007, at Murrieta, California.



Signed: ANGELA FRAZIER  
Code Enforcement Officer I

EXHIBIT NO. B<sup>2</sup>



JAY E. ORR  
DIRECTOR

CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE

39493 Los Alamos Road  
Murrieta, CA 92563  
(951) 600-6140 \*Fax (951) 600-6190

MICHAEL O'CONNOR  
DEPUTY DIRECTOR

BRIAN BLACK  
STEVE BLOOMQUIST  
JOHN BOYD  
JAMES P. MONROE  
DIVISION MANAGERS

## NOTICE OF VIOLATION

August 27, 2007

Marjorie C. Sams  
Dick A. Welty and Candace Marlene Welty  
39450 Solidago Road  
Temecula, CA 92591

Re: Case No.: CV07-6227

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 39450 Solidago Road, Temecula, California, Assessor's Parcel Number 942-150-008, is in violation of Riverside County Code Section(s) 17.136.020, an Ordinance of the County of Riverside providing for land use planning and zoning regulations and related functions. **Such violation(s) are described as:**

1. EXCESSIVE OUTSIDE STORAGE

**YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of Riverside County Code by:**

1. REDUCE ALL EXCESSIVE OUTSIDE STORAGE TO 200 SQUARE FEET OR LESS, UNDER THREE FEET IN HEIGHT AND MOVE TO REAR OF PROPERTY.

COMPLIANCE MUST BE COMPLETED BY SEPTEMBER 27, 2007. FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING BROUGHT AGAINST YOU.

NOTICE IS HEREBY GIVEN that at the conclusion of this case you will receive a Summary of Administrative Costs associated with the processing of such violation(s), at an hourly rate of **\$109.00** as determined by the Board of Supervisors.

You will have the right to object to these charges by filing a request for hearing with the Department of Building and Safety within 10 days of service of the Summary of Administrative Costs, pursuant to section 1.16.080 of Riverside County Code.

*Angela Frazier*

Angela Frazier, Code Enforcement Officer

EXHIBIT NO.     B<sup>3</sup>

7006 3450 0000 9400 5023

**U.S. Postal Service™**  
**CERTIFIED MAIL™ RECEIPT**  
*(Domestic Mail Only; No Insurance Coverage Provided)*

For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	

Postmark  
Here

**Marjorie C. Sams**  
**Dick A. Welty and Candace Marlene Welty**  
**39450 Solidago Road**  
**Temecula, CA 92591**  
**CV076227 AF**

PS Form 3800, August 2000

<b>SENDER: COMPLETE THIS SECTION</b>		<b>COMPLETE THIS SECTION ON DELIVERY</b>	
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>		A. Signature <input checked="" type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee <i>Dick A. Welty</i>	
1. Article Addressed to:		B. Received by (Printed Name) <i>Dick A. Welty</i> C. Date of Delivery <i>9-5-07</i>	
<b>Marjorie C. Sams</b> <b>Dick A. Welty and Candace Marlene Welty</b> <b>39450 Solidago Road</b> <b>Temecula, CA 92591</b> <b>CV076227 AF</b>		D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No E. Enter delivery address below:	
2. Article Number (Transfer from service label)		<input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> C.O.D.	
3. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
PS Form 3811, February 2004		7006 3450 0000 9400 5023 Domestic Return Receipt 102595-02-M-1540	

REC'D SEP 10 2007

EXHIBIT NO. B4

**PROOF OF SERVICE BY MAIL**  
**Case No. CV07-6227**

I, the undersigned, say I am a citizen of the United States and am employed in the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address 39493 Los Alamos Road, Murrieta, CA 92563.

I am readily familiar with our department's practice for collection and processing of correspondence for mailing with the United States Postal Service. Correspondence is deposited with the United States Postal Service on the same day in the ordinary course of business.

That on the 27th day of August, 2007 I served a copy of the papers to which this proof of service is attached, entitled:

NOTICE OF VIOLATION  
RCC 17.136.020

by depositing a copy thereof in an envelope for deposit in the United States Postal Service via Certified Mail, return receipt requested, and addressed as follows:

Marjorie C. Sams  
Dick A. Welty and Candace Marlene Welty  
39450 Solidago Road  
Temecula, CA 92591

The envelope was sealed and placed for collection and mailing at MURRIETA, CALIFORNIA, on the same date following the ordinary business practices.

I certify under penalty of perjury according to the laws of the State of California that the foregoing is true and correct.

Executed this 27th of August, 2007 at MURRIETA, CALIFORNIA.

  
\_\_\_\_\_  
Elizabeth Ross, Code Enforcement Aide

Article Number: 7006 3450 0000 9400 5023

**EXHIBIT NO.**     B<sup>5</sup>



JAY E. ORR  
DIRECTOR

CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE

39493 Los Alamos Road  
Murrieta, CA 92563  
(951) 600-6140 \*Fax (951) 600-6190

MICHAEL O'CONNOR  
DEPUTY DIRECTOR

BRIAN BLACK  
STEVE BLOOMQUIST  
JOHN BOYD  
JAMES P. MONROE  
DIVISION MANAGERS

## NOTICE OF VIOLATION

September 11, 2007

SEE NOTICE LIST / INTERESTED PARTIES

Re: Case No.: CV07-6227

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 39450 Soildago Road, Temecula, California, Assessor's Parcel Number 942-150-008, is in violation of Riverside County Code Section(s) 17.136.020, an Ordinance of the County of Riverside providing for land use planning and zoning regulations and related functions. **Such violation(s) are described as:**

1. EXCESSIVE OUTSIDE STORAGE

**YOU ARE HEREBY REQUIRED TO COMPLY** with the provisions of Riverside County Code by:

1. REDUCE ALL EXCESSIVE OUTSIDE STORAGE TO 200 SQUARE FEET OR LESS, UNDER THREE FEET IN HEIGHT AND MOVE TO REAR OF PROPERTY.

COMPLIANCE MUST BE COMPLETED BY OCTOBER 11, 2007. FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING BROUGHT AGAINST YOU.

**NOTICE IS HEREBY GIVEN** that at the conclusion of this case you will receive a Summary of Administrative Costs associated with the processing of such violation(s), at an hourly rate of \$109.00 as determined by the Board of Supervisors.

You will have the right to object to these charges by filing a request for hearing with the Department of Building and Safety within 10 days of service of the Summary of Administrative Costs, pursuant to section 1.16.080 of Riverside County Code.

*Angela Frazier*

Angela Frazier, Code Enforcement Officer

EXHIBIT NO. B<sup>6</sup>

**PROOF OF SERVICE BY MAIL**  
**Case No. CV07-6227**

I, the undersigned, say I am a citizen of the United States and am employed in the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address 39493 Los Alamos Road, Murrieta, CA 92563.

I am readily familiar with our department's practice for collection and processing of correspondence for mailing with the United States Postal Service. Correspondence is deposited with the United States Postal Service on the same day in the ordinary course of business.

That on the 11th day of September, 2007 I served a copy of the papers to which this proof of service is attached, entitled:

NOTICE OF VIOLATION  
RCC 17.136.020

by depositing a copy thereof in an envelope for deposit in the United States Postal Service via Certified Mail, return receipt requested, and addressed as follows:

Marjorie C. Sams  
Dick A. Welty  
39450 Solidago  
Temecula, CA 92591


Marjorie C. Sams, Trustee  
And Dick A. Welty  
39450 Solidago Road  
Temecula, CA 92591

Marjorie C. Sams  
39450 Solidago Road  
Temecula, CA 92591

The envelope was sealed and placed for collection and mailing at MURRIETA, CALIFORNIA, on the same date following the ordinary business practices.

I certify under penalty of perjury according to the laws of the State of California that the foregoing is true and correct.

Executed this 11th of September, 2007 at MURRIETA, CALIFORNIA.

  
Elizabeth Ross, Code Enforcement Aide

Article Number: 7006 3450 0000 9400 5382  
7006 3450 0000 9400 5375  
7006 3450 0000 9447 1972

**EXHIBIT NO.**     B7

7006 3450 0000 9447 1972

**U.S. Postal Service™**  
**CERTIFIED MAIL™ RECEIPT**  
*(Domestic Mail Only; No Insurance Coverage Provided)*

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**OFFICIAL USE**

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee	

Postmark  
Here

**Marjorie C. Sams**  
**39450 Solidago Road**  
**Temecula, CA 92591**  
**CV076227 JC**

PS Form 3800, August 2006

See Reverse for Instructions

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	A. Signature <i>Dan W. Kelly</i>	<input type="checkbox"/> Agent <input type="checkbox"/> Addressee
	B. Received by (Printed Name) <i>Dan W. Kelly</i>	C. Date of Delivery <i>9-14-07</i>
1. Article Addressed to:	D. Is delivery address different from item 1? <input type="checkbox"/> Yes if YES, enter delivery address below: <input type="checkbox"/> No	
<b>REC'D SEP 17 2007</b>		
<b>Marjorie C. Sams</b> <b>39450 Solidago Road</b> <b>Temecula, CA 92591</b> <b>CV076227 JC</b>		
Mail <input type="checkbox"/> Express Mail Mail <input type="checkbox"/> Return Receipt for Merchandise Mail <input type="checkbox"/> C.O.D. Delivery? (Extra Fee) <input type="checkbox"/> Yes		
2. Article Number (Transfer from service label)	7006 3450 0000 9447 1972	
PS Form 3811, August 2001 Domestic Return Receipt 102595-02-M-1540		

**EXHIBIT NO.**     BS

7006 3450 0000 9400 5382

U.S. Postal Service™  
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OFFICIAL USE

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	

Postmark  
Here

**Marjorie C. Sams**  
**Dick A. Welty**  
**39450 Solidago**  
**Temecula, CA 92591**  
**CV07-6227 jC**

PS Form 3800, August 2006

See reverse for instructions

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	<p>A. Signature <input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p><i>Dick Welty</i></p> <p>B. Received by (Printed Name) <input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p><i>DICK WELTY</i></p> <p>C. Date of Delivery</p> <p><i>9-14-07</i></p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>If YES, enter delivery address below:</p>
<p>1. Article Addressed to:</p> <p style="text-align: center; font-size: 2em;">REC'D SEP 17 2007</p> <p><b>Marjorie C. Sams</b> <b>Dick A. Welty</b> <b>39450 Solidago</b> <b>Temecula, CA 92591</b> <b>CV07-6227 jC</b></p>	<p>Mail <input type="checkbox"/> Express Mail</p> <p>Return Receipt <input type="checkbox"/> Return Receipt for Merchandise</p> <p>Restriction <input type="checkbox"/> C.O.D.</p>
<p>2. Article Number (Transfer from service label)</p> <p>7006 3450 0000 9400 5382</p>	<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
PS Form 3811, August 2001	Domestic Return Receipt
	102595-02-M-1540

EXHIBIT NO.     B9



**U.S. Postal Service™**  
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OFFICIAL USE

Postage	\$	
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee		

Postmark  
Here

**Marjorie C. Sams, Trustee  
And Dick A. Welty  
39450 Solidago Road  
Temecula, CA 92591  
CV07-6227 JC**

PS Form 3800, August 2006 See Reverse for Instructions

7006 3450 0000 9400 5375

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>■ Print your name and address on the reverse so that we can return the card to you.</li> <li>■ Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	<p>A. Signature: <input checked="" type="checkbox"/> Agent  <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name): <b>DICK WELTY</b></p> <p>C. Date of Delivery: <b>9-14-07</b></p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes  If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to:</p> <div style="text-align: center; font-size: 1.5em; font-weight: bold; border: 1px solid black; padding: 5px;">REC'D SEP 17 2007</div> <p><b>Marjorie C. Sams, Trustee  And Dick A. Welty  39450 Solidago Road  Temecula, CA 92591  CV07-6227 JC</b></p>	<p>2. Article Number  (Transfer from service label): <b>7006 3450 0000 9400 5375</b></p>
<p>3. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>5. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>6. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>7. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>8. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>9. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>10. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>11. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>12. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>13. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>14. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>15. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>16. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>17. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>18. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>19. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>20. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>21. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>22. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>23. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>24. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>25. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>26. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>27. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>28. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>29. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>30. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>31. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>32. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>33. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>34. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>35. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>36. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>37. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>38. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>39. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>40. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>41. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>42. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>43. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>44. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>45. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>46. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>47. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>48. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>49. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>50. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	

EXHIBIT NO. B<sup>10</sup>



JAY E. ORR  
DIRECTOR

CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE

39493 Los Alamos Road  
Murrieta, CA 92563  
(951) 600-6140 \*Fax (951) 600-6190

## NOTICE OF VIOLATION

June 26, 2008

SEE NOTICE LIST / INTERESTED PARTIES

Re: Case No.: CV07-6227

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 39450 Soildago Road, Temecula, California, Assessor's Parcel Number 942-150-008, is in violation of Riverside County Code Section(s) 17.136.020, an Ordinance of the County of Riverside providing for land use planning and zoning regulations and related functions. **Such violation(s) are described as:**

1. EXCESSIVE OUTSIDE STORAGE

**YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of Riverside County Code by:**

1. REDUCE ALL EXCESSIVE OUTSIDE STORAGE TO 200 SQUARE FEET OR LESS, UNDER THREE FEET IN HEIGHT AND MOVE TO REAR OF PROPERTY.

COMPLIANCE MUST BE COMPLETED BY OCTOBER 11, 2007. FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING BROUGHT AGAINST YOU.

**NOTICE IS HEREBY GIVEN** that at the conclusion of this case you will receive a Summary of Administrative Costs associated with the processing of such violation(s), at an hourly rate of \$109.00 as determined by the Board of Supervisors.

You will have the right to object to these charges by filing a request for hearing with the Department of Building and Safety within 10 days of service of the Summary of Administrative Costs, pursuant to section 1.16.080 of Riverside County Code.

A handwritten signature in cursive script that reads "Angela Frazier".

Angela Frazier, Code Enforcement Officer

EXHIBIT NO. B"



Jay E. Orr  
DIRECTOR

Code Enforcement Department  
**County Of Riverside**  
Murrieta District Office  
39493 Los Alamos Road, Suite A  
Murrieta, California 92563  
(951) 600-6140 – Fax (951) 600-6190

## NOTICE LIST / INTERESTED PARTIES

June 26, 2008

RE: Case No.: CV07-6227  
APN No.: 942-150-008  
Address: 39450 Solidago Road, Temecula, CA 92591

1. Old Republic Title Company, A California Corporation  
C/O Carleton R. Lago  
555 12<sup>th</sup> Street, Suite 2150  
Oakland, CA 94607
2. Marjorie Cero Sams  
P.O. Box 891405  
Temecula, CA 92591
3. Marjorie Cero Sams  
39393 Solidago Road  
Temecula, CA 92591

U.S. Postal Service™  
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**OFFICIAL USE**

7007 1490 0003 4281 5841

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	

Postmark  
Here

Old Republic Title Company, A California Corporation  
 C/O Carleton R. Lago  
 555 12th Street, Suite 2150  
 Oakland, CA 94607  
 CV07-6227 AF

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	<p>A. Signature  <input checked="" type="checkbox"/> M. Hamblen <input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name)                  M. Hamblen</p> <p>C. Date of Delivery                  6/30</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes                  If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to:  <b>REC'D JUL 02 2008</b></p>	
<p>Old Republic Title Company, A California Corporation                  C/O Carleton R. Lago                  555 12th Street, Suite 2150                  Oakland, CA 94607                  CV07-6227 AF</p>	<p>Mail <input type="checkbox"/> Express Mail                  id <input type="checkbox"/> Return Receipt for Merchandise                  Mail <input type="checkbox"/> C.O.D.</p> <p>Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>2. Article Number                  (Transfer from service label)</p>	<p>7007 1490 0003 4281 5841</p>

EXHIBIT NO. B<sup>13</sup>

County of Riverside  
Code Enforcement Department  
39493 Los Alamos Road  
Murrieta, CA 92563

**CERTIFIED MAIL™**



7007 1490 0003 4281 5834

RECD JUL 03 2008

Marjorie Cero Sams

*MPR*



NIXIE 923 SE 1 90 07/02/08

RETURN TO SENDER  
NO MAIL RECEIPTABLE  
UNABLE TO FORWARD

BC: 92563503999 \*0704-01502-27-41

92563503999



7007 1490 0003 4281 5834

U.S. Postal Service  
**CERTIFIED MAIL™ RECEIPT**  
(Domestic Mail Only; No Insurance Coverage Provided)  
For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	

Postmark  
Here

Marjorie Cero Sams  
39393 Solidago Road  
Temecula, CA 92591  
CV07-6227 AF

EXHIBIT NO.                      *B<sup>14</sup>*



**PROOF OF SERVICE BY MAIL**

**Case No: CV07-6227**

I, the undersigned, say I am a citizen of the United States and am employed in the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address is 39493 Los Alamos Road, Ste A, Murrieta, CA.

I am readily familiar with our department's practice for collection and processing of correspondence for mailing with the United States Postal Service. Correspondence is deposited with the United States Postal Service on the same day in the ordinary course of business.

That on June 26, 2008, I served a copy of the papers to which this proof of service is attached, entitled:

**NOTICE OF VIOLATION (RCC 17.136.020)**

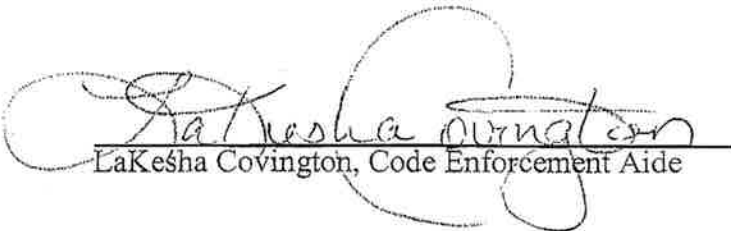
By depositing a copy thereof in an envelope for deposit in the United States Postal Service via Certified Mail, return receipt requested, and addressed as follows:

Address: SEE ATTACHED NOTICE LIST/INTERESTED PARTIES

The envelope was sealed and placed for collection and mailing at Murrieta, California, on the same date following the ordinary business practices.

I certify under penalty of perjury according to the laws of the State of California that the foregoing is true and correct.

Executed on June 26, 2008 at Murrieta District Office.

  
LaKeSha Covington, Code Enforcement Aide

Article # 70071490000342815841-70071490000342815827-70071490000342815834

**EXHIBIT NO.** B<sup>16</sup>

PAMELA J. WALLS  
County Counsel

Principal Deputies  
ROBERT M. PEPPER, JR.  
KATHERINE A. LIND

OFFICE OF COUNTY COUNSEL  
COUNTY OF RIVERSIDE

3535 TENTH STREET, SUITE 300  
RIVERSIDE, CA 92501-3674  
TELEPHONE: 951/955-6300  
FAX: 951/955-6322 & 955-6363



March 31, 2009

NOTICE TO CORRECT COUNTY ORDINANCE VIOLATIONS  
AND ABATE PUBLIC NUISANCE

TO: Owners and Interested Parties  
(See Attached Notice List)

Case No.: CV 07-6227  
APN: 942-150-008  
Property: 39450 Solidago Road, Temecula

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors pursuant to Riverside County Ordinance Nos. 348 (RCC Chapter 17) and 725 (RCC Title 1) to consider the abatement of the excessive outside storage of materials located on the SUBJECT PROPERTY described as **39450 Solidago Road, Temecula, Riverside County, California**, and more particularly described as Assessor's Parcel Number 942-150-008.

YOU ARE HEREBY DIRECTED as owner of the SUBJECT PROPERTY, to appear at this hearing to show cause why the SUBJECT PROPERTY should not be condemned as a public nuisance and be abated by removing the excessive outside storage of materials from the re-  
property.

SAID HEARING will be held on **Tuesday, April 28, 2009, at 9:30 a.m.** in the Board of Supervisors Room, County Administrative Center, 4080 Lemon Street, 1<sup>st</sup> Floor Annex, Riverside, California at which time and place pertinent evidence will be received and/or testimony from all concerned parties will be heard. Failure to appear on your behalf will result in the exclusion of your testimony, and facts as known to the Code Enforcement Department ("Department") will be presented to the Board of Supervisors for consideration and deliberation in this matter.

Please be advised that the costs already accrued in this case, including but not limited to, enforcement and investigation costs, are recoverable by the Department, as allowed under Riverside County Ordinance No. 725. The Department may seek recovery of such costs from the property owner(s) which may result in a special assessment lien against the SUBJECT PROPERTY. Additionally, should the Department abate the property, the costs associated therewith, as well as all abatement costs allowed under Riverside County Ordinance No. 725 (RCC Title 1), will be sought from the property owner(s) and/or may result in a special assessment lien against the property.

**You are encouraged to contact Supervising Code Enforcement Officer Mark Slocum at (951) 600-6190 or the undersigned prior to the hearing. Please meet the undersigned and Hector Viray, Supervising Code Enforcement Officer, at 8:30 a.m. on the day of the hearing in the lobby of the 1<sup>st</sup> floor annex in front of the Clerk of the Board's Office to discuss the case.**

PAMELA J. WALLS  
Riverside County Counsel

  
ELENA BOEVA  
Deputy County Counsel

L:\DOCS\RIV\TEMPLATE\EA01885.DOC

EXHIBIT NO.     C



# NOTICE LIST

Subject Property: 39450 Solidago Road, Temecula  
Case No.: CV07-6227; APN: 942-150-008

DICK WELTY & CANDACE WELTY  
& MARJORIE SAMS  
39393 SOLIDAD RD.  
TEMECULA, CA 92591

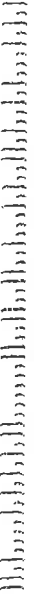
DICK WELTY & CANDACE WELTY  
& MARJORIE SAMS  
39450 SOLIDAGO RD.  
TEMECULA, CA 92591

DICK WELTY & CANDACE WELTY  
& MARJORIE SAMS  
PO BOX 891405  
TEMECULA, CA 92589

OLD REPUBLIC TITLE COMPANY  
C/O CARLETON LAGO  
555 TWELFTH ST., SUITE 2150  
OAKLAND, CA 94607



923 N7E 1 7091 06 02/31/09  
RETURN TO SENDER  
BOX CLOSED  
UNABLE TO FORWARD  
RETURN TO SENDER



COMPLETE THIS SECTION ON DELIVERY

A. Signature  Agent  
 M. Hamblen  Addressee

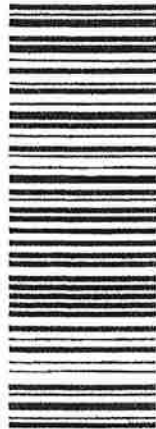
B. Received by (Printed Name) C. Date of Delivery  
M. HAMBLER 2/12

D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No

3. Service Type  Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)  Yes

2. Article Number  
(Transfer from service label)  
7008 3230 0001 1234 1344  
PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540



7008 3230 0001 1234 1344

OFFICE OF COUNTY COUNSEL  
RIVERSIDE COUNTY  
3535 TENTH STREET, SUITE 300  
RIVERSIDE, CA 92501-3574

DICK WELTY & CANDACE WELTY  
& MARJORIE SAMS  
PO BOX 891405  
TEMECULA

WELTY



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:  
OLD REPUBLIC TITLE COMPANY  
C/O CARLETON LAGO  
555 TWELFTH ST., SUITE 2150  
OAKLAND, CA 94607

CV 07-6227 SAMS 4 ABT

EXHIBIT NO.     C2



**PROOF OF SERVICE**

Case Nos. CV 07-6227

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Brenda G. Peeler, declare that I am a citizen of the United States and am employed in the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address is 3535 Tenth Street, Suite 300, Riverside, California 92501-3674.

That on March 31, 2009 I served the following document(s): **NOTICE TO CORRECT COUNTY ORDINANCE VIOLATIONS AND ABATE PUBLIC NUISANCE** by placing a true copy thereof enclosed in a sealed envelope(s) addressed as follows:

**Owners or Interested Parties  
(see attached notice list)**

XX **BY CERTIFIED MAIL, RETURN RECEIPT REQUESTED.** I am "readily familiar" with the office's practice of collection and processing correspondence for mailing. Under that practice it would be deposited with the U.S. Postal Service on that same day with postage thereon fully prepaid at Riverside, California, in the ordinary course of business.

    **BY PERSONAL SERVICE:** I caused to be delivered such envelope(s) by hand to the offices of the addressee(s).

XX **STATE - I declare under penalty of perjury under the laws of the State of California that the above is true and correct.**

    **FEDERAL - I declare that I am employed in the office of a member of the bar of this court at whose direction the service was made.**

EXECUTED ON March 31, 2009 at Riverside, California

*Brenda G. Peeler*  
BRENDA G. PEELER

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	<p>A. Signature <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) <i>Dick Welty</i></p> <p>C. Date of Delivery <i>4-6-09</i></p>
<p>1. Article Addressed to:</p> <p>DICK WELTY &amp; CANDACE WELTY &amp; MARJORIE SAMS 39450 SOLIDAGO RD. TEMECULA, CA 92591</p> <p>2. Article Number (Transfer from service label)</p> <p><i>CW 07-6227 SAMS 4 ART</i></p>	<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If YES, enter delivery address below:</p> <p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <input checked="" type="checkbox"/> Express Mail</p> <p><input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise</p> <p><input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p> <p>7008 3230 0001 1234 1320</p>

C4

EXHIBIT NO.



John Boyd  
DIRECTOR

## CODE ENFORCEMENT DEPARTMENT COUNTY OF RIVERSIDE

Murrieta District Office  
39493 Los Alamos Road, Suite A  
Murrieta, California 92563  
(951) 600-6140 – Fax (951) 600-6190

### AFFIDAVIT OF POSTING OF NOTICES

Case No.: CV07-6227

I, Jason Heagstedt, hereby declare:

1. I am employed by the Riverside County Code Enforcement Department; that my business address is:

County of Riverside  
Code Enforcement Department  
39493 Los Alamos Road  
Murrieta, CA 92563

2. That on April 7, 2009 at **11:35 am.**, I securely and conspicuously posted **Declaration of Officer Angela Frazier** at the property described as:

**Property Address: 39450 Solidago Road, Temecula, Ca.**

**Assessor's Parcel Number: 942-150-008**

I declare under the penalty of perjury that the foregoing is true and correct.

Executed on 04/07/09 at Murrieta, California.

CODE ENFORCEMENT DEPARTMENT


By:   
Jason Heagstedt, Code Enforcement Officer

EXHIBIT NO.           C<sup>5</sup>

When recorded please mail to:  
Mail Stop 5155

DOC # 2007-0563439

09/04/2007 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

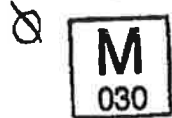
Larry W. Ward

Assessor, County Clerk & Recorder



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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NCHG CC						T:	CTY	UNI	030

**NOTICE OF NONCOMPLIANCE**



In the matter of the Property of )

Marjorie C. Sams )  
Dick A. Welty )  
Candace Marlene Welty )

Case No.: CV07-6227

**NOTICE IS HEREBY GIVEN** to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No. 348, (RCC Title 17.136.020) described as Excessive outside Storage. Such proceedings are based upon the noncompliance of such real property, located at 39450 Solidago Road, Temecula, CA and more particularly described as Assessment Parcel No. 042-150-008 and having a legal description of 2.29 Acres, PM 86/71, PM 15099, LOT 1 with the requirements of Ordinance No. 348, (RCC Title 17.136.020).

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside, which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Building and Safety Department, 39493 Los Alamos Road, Murrieta, CA 92563. Attention Code Enforcement Officer Angela Frazier (951) 600-6140.

**NOTICE IS FURTHER GIVEN** in accordance with 17274 and 24436.5 of the California Revenue and Taxation Code, that a tax deduction may not be allowed for interest, taxes, depreciation, or amortization paid or incurred in the taxable year affected by these proceedings.

COUNTY OF RIVERSIDE  
By: Hector Viray  
Hector Viray  
Code Enforcement Department

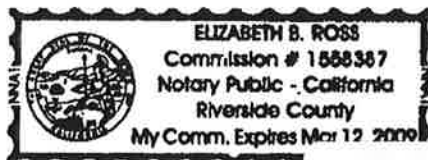
**ACKNOWLEDGMENT**

State of California)  
County of Riverside)

On 8/28/07 before me, Elizabeth B. Ross, Notary Public, personally appeared Hector Viray, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Elizabeth B. Ross



**EXHIBIT NO.** D

Assessment Roll For the 2009-2010 Tax Year as of January 1,2009

Assessment #942150008-7	Parcel # 942150008-7
<b>Assessee:</b> WELTY DICK A	<b>Land</b> 199,099
<b>Assessee:</b> WELTY STEPHEN M	<b>Structure</b> 212,839
<b>Assessee:</b> WELTY JENNIFER L	<b>Full Value</b> 411,938
<b>Mail Address:</b> 39393 SOLIDAGO RD	<b>Total Net</b> 411,938
<b>City, State Zip:</b> TEMECULA CA 92591	
<b>Real Property Use Code:</b> R1	
<b>Base Year</b> 2007	
<b>Conveyance Number:</b> 0587167	
<b>Conveyance (mm/yy):</b> 11/2008	
<b>PUI:</b> R010012	
<b>TRA:</b> 94-147	
<b>Taxability Code:</b> 0-00	
<b>ID Data:</b> Lot 1 PM 086/071 PM 15099	
<b>Situs Address:</b> 39450 SOLIDAGO RD TEMECULA CA 92591	

**View Parcel Map**

This must be in red to be a  
"CERTIFIED COPY"

I hereby certify the foregoing instrument to which this stamp has been affixed consisting of 1 page to be a full, true and correct copy of the original on file and of record in my office.

*Larry W. Wan*  
Assessor - County Clerk - Recorder  
County of Riverside, State of California

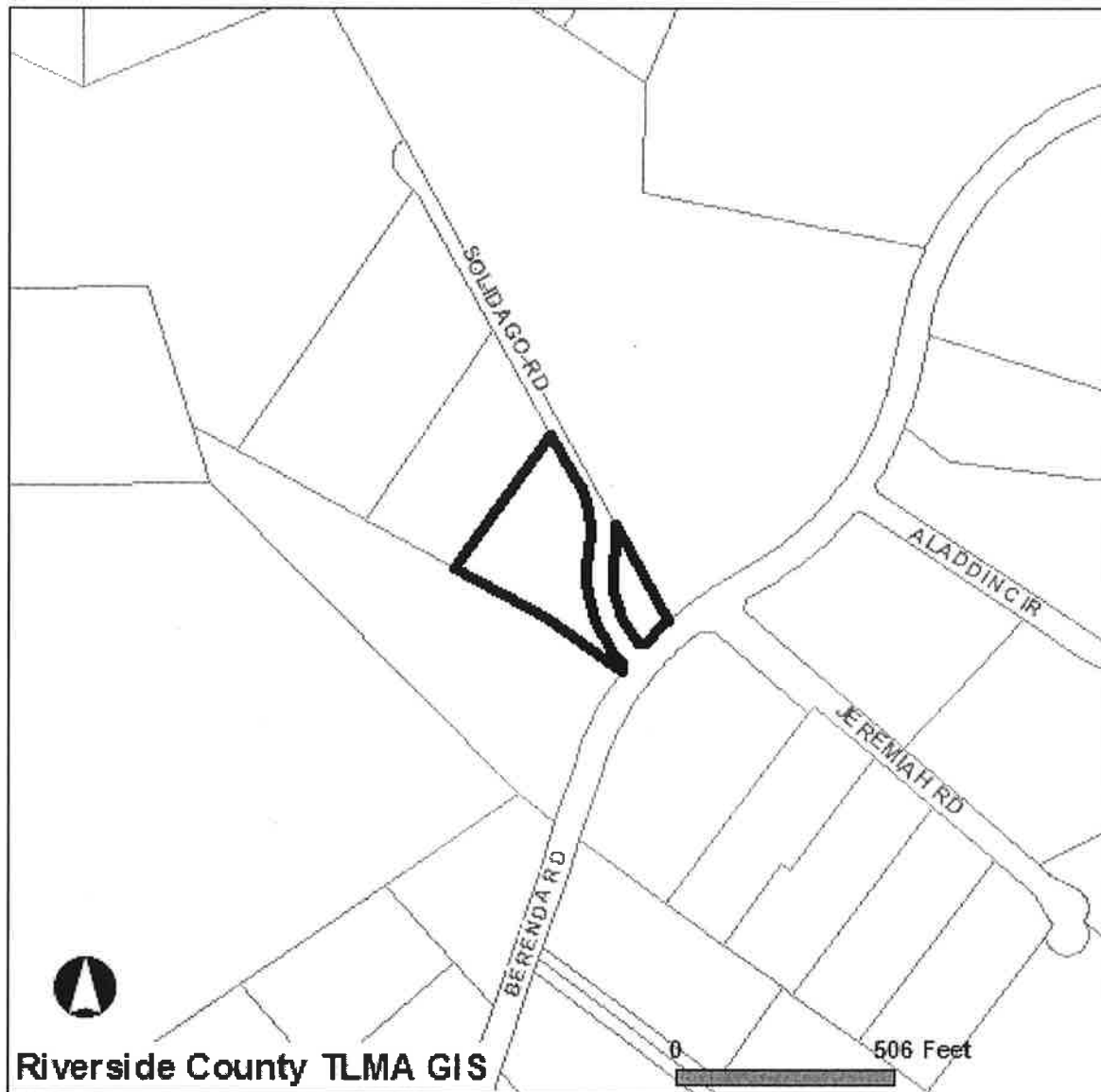
Dated: **JAN 12 2010**



Certification must be in red to be a  
"CERTIFIED COPY"

**EXHIBIT NO.**     E

RIVERSIDE COUNTY GIS



Selected parcel(s):  
942-150-008

**\*IMPORTANT\***

Maps and data are to be used for reference purposes only. Map features are approximate, and are not necessarily accurate to surveying or engineering standards. The County of Riverside makes no warranty or guarantee as to the content (the source is often third party), accuracy, timeliness, or completeness of any of the data provided, and assumes no legal responsibility for the information contained on this map. Any use of this product with respect to accuracy and precision shall be the sole responsibility of the user.

STANDARD REPORT

**APNs**

942-150-008-7

**OWNER NAME / ADDRESS**

DICK A WELTY  
STEPHEN WELTY  
JENNIFER WELTY  
39450 SOLIDAGO RD  
TEMECULA, CA. 92591

**MAILING ADDRESS**

**EXHIBIT NO.**       E<sup>2</sup>

(SEE OWNER)  
39393 SOLIDAGO RD  
TEMECULA CA. 92591

**LEGAL DESCRIPTION**

RECORDED BOOK/PAGE: PM 86/71  
SUBDIVISION NAME: PM 15099  
LOT/PARCEL: 1, BLOCK: NOT AVAILABLE  
TRACT NUMBER: NOT AVAILABLE

**LOT SIZE**

RECORDED LOT SIZE IS 2.29 ACRES

**PROPERTY CHARACTERISTICS**

942-150-008  
WOOD FRAME, 2336 SQFT., 3 BDRM/ 2 BATH, 1 STORY, ATTACHED GARAGE(847 SQ. FT), CONST'D 1991TILE, ROOF, CENTRAL HEATING,  
CENTRAL COOLING

942-150-008  
WOOD FRAME, 2336 SQFT., 3 BDRM/ 2 BATH, 1 STORY, ATTACHED GARAGE(847 SQ. FT), CONST'D 1991TILE, ROOF, CENTRAL HEATING,  
CENTRAL COOLING

**THOMAS BROS. MAPS PAGE/GRID**

PAGE: 930 GRID: A7

**CITY BOUNDARY/SPHERE**

NOT WITHIN A CITY  
NOT WITHIN A CITY SPHERE  
NO ANNEXATION DATE AVAILABLE  
NO LAFCO CASE # AVAILABLE  
NO PROPOSALS

**MARCH JOINT POWERS AUTHORITY**

NOT IN THE MARCH JOINT POWERS AUTHORITY

**INDIAN TRIBAL LAND**

NOT IN A TRIBAL LAND

**SUPERVISORIAL DISTRICT (ORD. 813)**

JEFF STONE, DISTRICT 3

**TOWNSHIP/RANGE**

T7SR2W SEC 23

**ELEVATION RANGE**

1400/1436 FEET

**PREVIOUS APN**

942-150-002

**PLANNING**

**LAND USE DESIGNATIONS**

Consult with the city for land use information.

**AREA PLAN (RCIP)**

SOUTHWEST AREA

**GENERAL PLAN POLICY OVERLAYS**

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

**GENERAL PLAN POLICY AREAS**

CITRUS VINEYARD RURAL POLICY AREA



**ZONING CLASSIFICATIONS (ORD. 348)**

See the city for more information

**SPECIFIC PLANS**

NOT WITHIN A SPECIFIC PLAN

**ZONING OVERLAYS**

NOT IN A ZONING OVERLAY

**AGRICULTURAL PRESERVE**

NOT IN AN AGRICULTURE PRESERVE

**REDEVELOPMENT AREAS**

NOT IN A REDEVELOPMENT AREA

**AIRPORT INFLUENCE AREAS**

NOT IN AN AIRPORT INFLUENCE AREA

**AIRPORT COMPATIBILITY ZONES**

NOT IN AN AIRPORT COMPATIBILITY ZONE

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***ENVIRONMENTAL***

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**CVMSHCP (COACHELLA VALLEY MULTI-SPECIES HABITAT CONSERVATION PLAN) CONSERVATION AREA**

NOT IN A CONSERVATION AREA

**CVMSHCP FLUVIAL SAND TRANSPORT SPECIAL PROVISION AREAS**

NOT IN A FLUVIAL SAND TRANSPORT SPECIAL PROVISION AREA

**WRMSHCP (WESTERN RIVERSIDE COUNTY MULTI-SPECIES HABITAT CONSERVATION PLAN) CELL GROUP**

F

**WRMSHCP CELL NUMBER**

6290

**HANS/ERP (HABITAT ACQUISITION AND NEGOTIATION STRATEGY/EXPEDITED REVIEW PROCESS)**

NONE

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***FIRE***

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**HIGH FIRE AREA (ORD. 787)**

NOT IN A HIGH FIRE AREA

**FIRE RESPONSIBILITY AREAS**

STATE RESPONSE AREA

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***DEVELOPMENT FEES***

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**CVMSHCP FEE AREA (ORD. 875)**

NOT WITHIN THE COACHELLA VALLEY MSHCP FEE AREA

**WRMSHCP FEE AREA (ORD. 810)**

IN OR PARTIALLY WITHIN THE WESTERN RIVERSIDE MSHCP FEE AREA. SEE MAP FOR MORE INFORMATION.

**ROAD & BRIDGE DISTRICT**

NOT IN A DISTRICT

**EASTERN TUMF (TRANSPORTATION UNIFORM MITIGATION FEE ORD. 673)**

NOT WITHIN THE EASTERN TUMF FEE AREA

**WESTERN TUMF (TRANSPORTATION UNIFORM MITIGATION FEE ORD. 824)**  
IN OR PARTIALLY WITHIN THESE FEE AREAS. SEE MAP FOR MORE INFORMATION.  
SOUTHWEST

**DIF (DEVELOPMENT IMPACT FEE AREA ORD. 659)**  
SOUTHWEST AREA

**SKR FEE AREA (STEPHEN'S KANGAROO RAT ORD. 663.10)**  
IN OR PARTIALLY WITHIN A FEE AREA. SEE MAP FOR MORE INFORMATION.

**DEVELOPMENT AGREEMENTS**  
NOT IN A DEVELOPMENT AGREEMENT AREA

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## **TRANSPORTATION**

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**CIRCULATION ELEMENT ULTIMATE RIGHT-OF-WAY**  
NOT IN A CIRCULATION ELEMENT RIGHT-OF-WAY

**ROAD BOOK PAGE**  
129

**CETAP (COMMUNITY AND ENVIRONMENTAL TRANSPORTATION ACCEPTABILITY PROCESS) CORRIDORS**  
NOT IN A CETAP CORRIDOR.

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## **HYDROLOGY**

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**FLOOD PLAIN REVIEW**  
NOT REQUIRED.

**WATER DISTRICT**  
EMWD

**FLOOD CONTROL DISTRICT**  
RIVERSIDE COUNTY FLOOD CONTROL DISTRICT

**WATERSHED**  
SANTA MARGARITA

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## **GEOLOGIC**

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**FAULT ZONE**  
NOT IN A FAULT ZONE

**FAULTS**  
WITHIN A 1/2 MILE OF  
BUCK MESA FAULT  
COUNTY FAULTS  
CONTACT THE COUNTY'S CHIEF ENGINEERING GEOLOGIST AT (951)955-6863.

**LIQUEFACTION POTENTIAL**  
NO POTENTIAL FOR LIQUEFACTION EXISTS

**SUBSIDENCE**  
SUSCEPTIBLE

**PALEONTOLOGICAL SENSITIVITY**  
HIGH SENSITIVITY (HIGH A).  
BASED ON GEOLOGIC FORMATIONS OR MAPPABLE ROCK UNITS THAT ARE ROCKS THAT CONTAIN FOSSILIZED BODY ELEMENTS, AND

TRACE FOSSILS SUCH AS TRACKS, NESTS AND EGGS. THESE FOSSILS OCCUR ON OR BELOW THE SURFACE.

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## **MISCELLANEOUS**

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**SCHOOL DISTRICT**  
TEMECULA VALLEY UNIFIED

**COMMUNITIES**  
RANCHO CALIFORNIA

**COUNTY SERVICE AREA**  
IN OR PARTIALLY WITHIN  
WINE COUNTRY #149 -  
ROAD MAINTAINANCE

**LIGHTING (ORD. 655)**  
ZONE B, 17.10 MILES FROM MT. PALOMAR OBSERVATORY

**2000 CENSUS TRACT**  
043203

**TAX RATE AREAS**

094-147

- COUNTY FREE LIBRARY
- COUNTY STRUCTURE FIRE PROTECTION
- COUNTY WASTE RESOURCE MGMT DIST
- CSA 149
- CSA 152
- EASTERN MUN WATER IMP DIST B
- EASTERN MUNICIPAL WATER
- ELS MURRIETA ANZA RESOURCE CONS
- ELSINORE AREA ELEM SCHOOL FUND
- FLOOD CONTROL ADMINISTRATION
- FLOOD CONTROL ZONE 7
- GENERAL
- GENERAL PURPOSE
- METRO WATER EAST 1301999
- MT SAN JACINTO JUNIOR COLLEGE
- RANCHO CAL WTR R DIV DEBT SV
- RIV CO REG PARK & OPEN SPACE
- RIV. CO. OFFICE OF EDUCATION
- TEMECULA PUBLIC CEMETERY
- TEMECULA UNIFIED
- TEMECULA UNIFIED B & I

**SPECIAL NOTES**  
NO SPECIAL NOTES

**CODE COMPLAINTS**  
RCLIS MAY NOT REPORT ALL OPEN CODE VIOLATIONS. CHECK OTHER RESOURCES.

REPORT PRINTED ON...Mon Jan 04 16:45:43 2010