

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

6118



FROM: County Counsel/TLMA
Code Enforcement Department

SUBMITTAL DATE:
February 16, 2011

SUBJECT: Abatement of Public Nuisance [Accumulated Rubbish]
Case No. : CV10-02057 [BENSON]
Subject Property: 21510 Eucalyptus Ave., Perris; APN: 325-060-002
District: 5

RECOMMENDED MOTION: Move that:

1. The accumulation of rubbish on the real property located at 21510 Eucalyptus Ave., Perris, Riverside County, California, APN: 325-060-002 be declared a public nuisance and a violation of Riverside County Ordinance No. 541 which does not permit the accumulation of rubbish on the property.
2. Harry C. Benson, the owner of the subject real property, be directed to abate the accumulation of rubbish on the property by removing the same from the real property within ninety (90) days.

(Continued)

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

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

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

C.E.O. RECOMMENDATION: APPROVE
BY: *Jennifer L. Sargent*
County Executive Office Signature Jennifer L. Sargent

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD

Departmental Concurrence

- Policy
- Consent
- Policy
- Consent

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Buster, Tavaglione, Stone and Ashley
Nays: None
Absent: Benoit
Date: March 1, 2011
xc: Co. Co., CED, Prop. Owner, Sheriff

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

Dept's Recomm.:
Per Exec. Ofc.:

Prev. Agn. Ref.: | **District:** 5 | **Agenda Number:**

9.3

Abatement of Public Nuisance
Case No.: CV10-02057 [BENSON]
21510 Eucalyptus Ave., Perris
District: 5
Page 2

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

BACKGROUND:

1. An initial inspection was made of the subject real property by the Code Enforcement Officers on April 21, 2010. The inspection revealed the accumulation of rubbish on the subject property in violation of Riverside County Ordinance No. 541. The rubbish consisted of, but was not limited to: household rubbish items, tires, spent building materials, green waste, automotive batteries, clothings and other miscellaneous items.
2. Subsequent inspections of the above-described real property on June 4, 2010, July 7, 2010, August 13, 2010, August 30, 2010, September 30, 2010, November 18, 2010 and February 10, 2011, revealed the property continues to be in violation of Riverside County Ordinance No. 541.
3. Staff and the Code Enforcement Department have complied with the requirements set forth in the appropriate laws of this jurisdiction pertaining to the administrative abatement proceedings for the removal of accumulated rubbish.

1 **BOARD OF SUPERVISORS**
2 **COUNTY OF RIVERSIDE**

3 IN RE ABATEMENT OF PUBLIC NUISANCE) CASE NO. CV 10-02057
4 [ACCUMULATION OF RUBBISH] APN: 325-)
5 060-002, 21510 EUCALYPTUS AVE., PERRIS,) DECLARATION OF CODE
6 COUNTY OF RIVERSIDE, STATE OF) ENFORCEMENT TECHNICIAN
7 CALIFORNIA; HARRY C. BENSON, OWNER.) DAVID JURDEN
8 _____)
9 [R.C.O. No. 541 (RCC Title 8.120)]
10

11 I, David Jurden, declare that the facts set forth below are personally known to me except to the
12 extent that certain information is based on information and belief which I believe to be true, and if called
13 as a witness, I could and would competently testify thereto under oath:

14 1. I am currently employed by the Riverside County Code Enforcement Department as a
15 Code Enforcement Technician. My current official duties as a Code Enforcement Technician include
16 inspecting property for violations and enforcement of the provisions of Riverside County Ordinances.

17 2. On April 21, 2010, I conducted an initial inspection of the real property described as 21510
18 Eucalyptus Ave., Perris, County of Riverside, State of California and further described as Assessor's
19 Parcel Number 325-060-002 (hereinafter referred to as "THE PROPERTY"). A true and correct copy of
20 a Thomas Brothers map indicating the location of THE PROPERTY is attached hereto as Exhibit "A" and
21 incorporated herein by reference.

22 3. A review of County records and documents disclosed that THE PROPERTY was owned
23 by Harry C. Benson (hereinafter referred to as the "OWNER"). A certified copy of the County Equalized
24 Assessment Roll for the year 2010-2011 and a copy of the County Geographic Information System
25 ("GIS") report are attached hereto as Exhibit "B" and incorporated herein by reference.

26 4. Based on the Lot Book Report from RZ Title Service on April 20, 2010 and updated on
27 November 21, 2010, it is determined that no additional party may potentially hold a legal interest in THE
28 PROPERTY. True and correct copies of the Lot Book Reports are attached hereto as Exhibit "C" and
incorporated herein by reference.

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1 5. At the April 21, 2010 inspection, I observed accumulation of rubbish consisting of, but not
2 limited to; household rubbish items, tires, spent building materials, green waste, automotive batteries,
3 clothings and other miscellaneous items. I took measurements of the areas using the pacing method.
4 Based on my training and experience, I determined that the amount of accumulated rubbish on THE
5 PROPERTY totaled one thousand seventy one (1,071) square feet. I posted a Notice of Violation and Do
6 Not Dump Refuse Here sign on THE PROPERTY.

7 6. As a result of the accumulation of rubbish, THE PROPERTY constituted a public nuisance in
8 violation of the provisions set forth in Riverside County Ordinance (RCO) No. 541, as codified in
9 Riverside County Code (RCC) Title 8.120.

10 7. A site plan and photographs of THE PROPERTY are attached hereto and incorporated
11 herein by reference as Exhibit "D."

12 8. True and correct copies of each Notice issued in this matter and other supporting
13 documentation are attached hereto as Exhibit "E" and incorporated herein by reference.

14 9. On April 28, 2010 and October 20, 2010, Notices of Violation were mailed to OWNER by
15 certified mail, return receipt requested.

16 10. On June 4, 2010, July 7, 2010, August 13, 2010, August 30, 2010, September 30, 2010 and
17 November 18, 2010, I conducted follow-up inspections of THE PROPERTY. I observed the parcel was
18 unchanged and remained in violation of RCO No. 541.

19 11. Based upon my experience, knowledge and visual observations, it is my determination that
20 the conditions on THE PROPERTY are dangerous to the neighboring property owners and the general
21 public.

22 12. A Notice of Noncompliance regarding the accumulation of rubbish was recorded in the
23 Office of the Assessor, County Clerk & Recorder, County of Riverside, State of California, on July 16,
24 2010, as Instrument Number 2010-0333167. A true and correct copy of the notice is attached hereto and
25 incorporated herein by reference as Exhibit "F".

26 13. On February 9, 2011 the second notice, "Notice to Abate Public Nuisance" providing
27 notification of the Board of Supervisors' hearing scheduled for March 1, 2011, was mailed to OWNER
28 and INTERESTED PARTIES by certified mail, return receipt requested and on February 10, 2011 was

1 posted on THE PROPERTY. True and correct copies of the notice and supporting documentation are
2 attached hereto as Exhibit "G" and incorporated herein by reference.

3 14. A follow-up inspection on February 10, 2011 revealed that THE PROPERTY remains in
4 violation.

5 15. Removal of the accumulation of rubbish on THE PROPERTY is required to bring THE
6 PROPERTY into compliance with RCO No. 541 (RCC Chapter 8.120) and the Health and Safety Code.
7 Under RCO No. 541, no amount of rubbish is allowed to accumulate on THE PROPERTY.

8 16. The Board of Supervisors is requested to issue an Order to Abate the Nuisance described
9 herein. Accordingly, the following findings and conclusions are recommended:

10 (a) the accumulation of rubbish on THE PROPERTY to be deemed and declared a
11 public nuisance;

12 (b) the OWNER and person(s) in possession of THE PROPERTY be required to
13 remove all accumulated rubbish within ninety (90) days of the date of the posting and mailing of the
14 Board's Order to Abate Nuisance, in accordance with all Riverside County Ordinances, including but not
15 limited to the provisions of RCO No. 541;

16 (c) in the event the rubbish is not removed and disposed of according to the above
17 referenced ninety (90) day time period in strict accordance with all Riverside County Ordinances,
18 including but not limited to RCO No. 541 (RCC Chapter 8.120), the rubbish shall be abated by
19 representatives of the Riverside County Code Enforcement Department, a contractor or the Sheriff's
20 Department; and

21 (d) reasonable costs of abatement, after notice and opportunity for hearing, shall be
22 imposed as a lien on THE PROPERTY, which may be collected as a special assessment against THE

23 ///

24 ///

25 ///

26 ///


27 ///

28 ///

1 PROPERTY pursuant to Government Code Section 25845 and Riverside County Ordinance Nos. 541
 2 (RCC Title 8.120) and 725 (RCC Title 1).

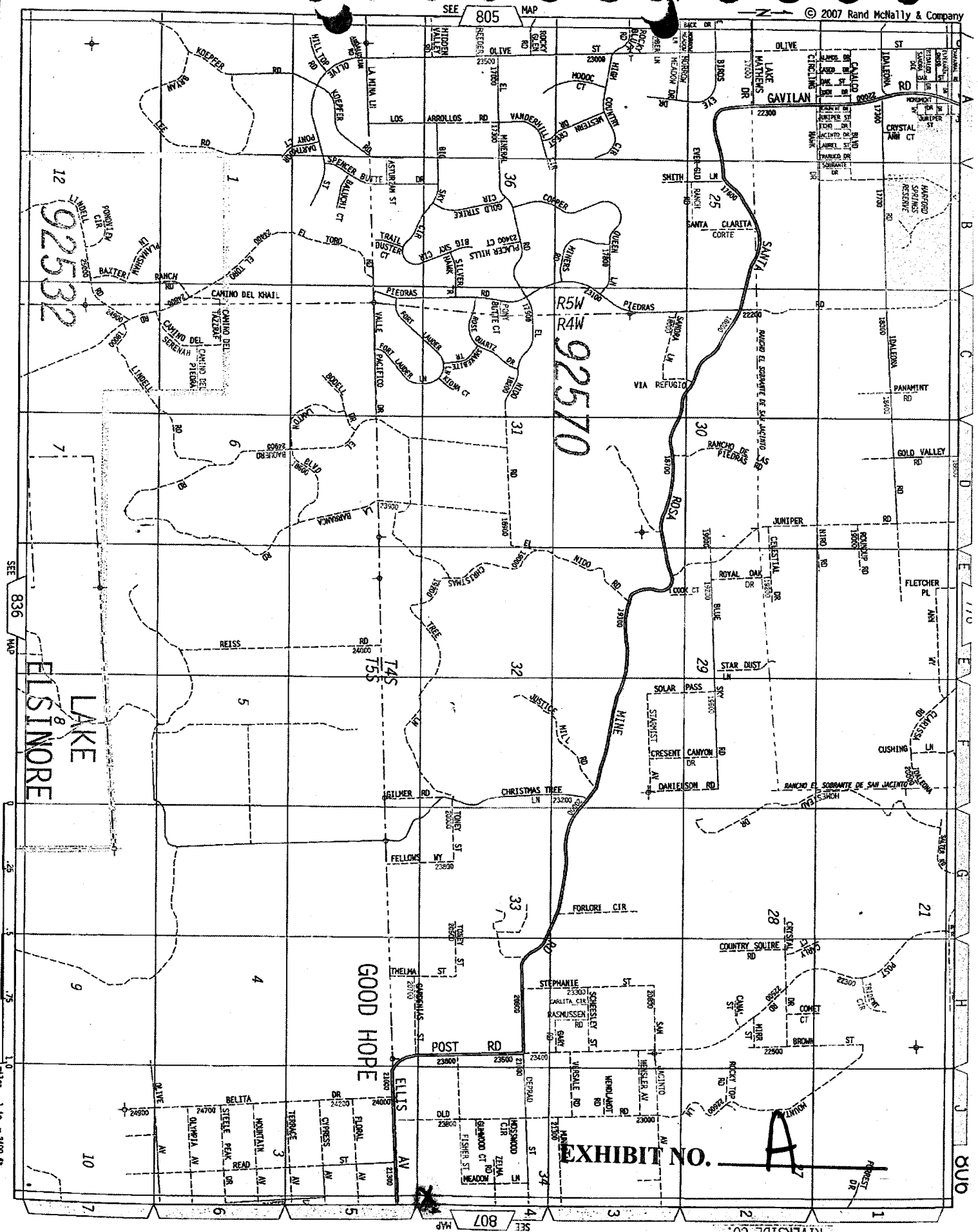
3 I declare under penalty of perjury under the laws of the State of California that the foregoing is
 4 true and correct.

5 Executed this 10TH day of FEBRUARY, 2011, at Riverside, California.

6
 7 
 8 _____
 9 DAVID JURDEN
 10 Code Enforcement Technician
 11 Code Enforcement Department

12
 13 L:\Code Enforcement\Abotements\2010\2010\CV10-02037\541 Dec.DOC

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92532

92570

R5W
R4W

LAKE
EL SINSORE

GOOD HOPE

EXHIBIT NO. **A**

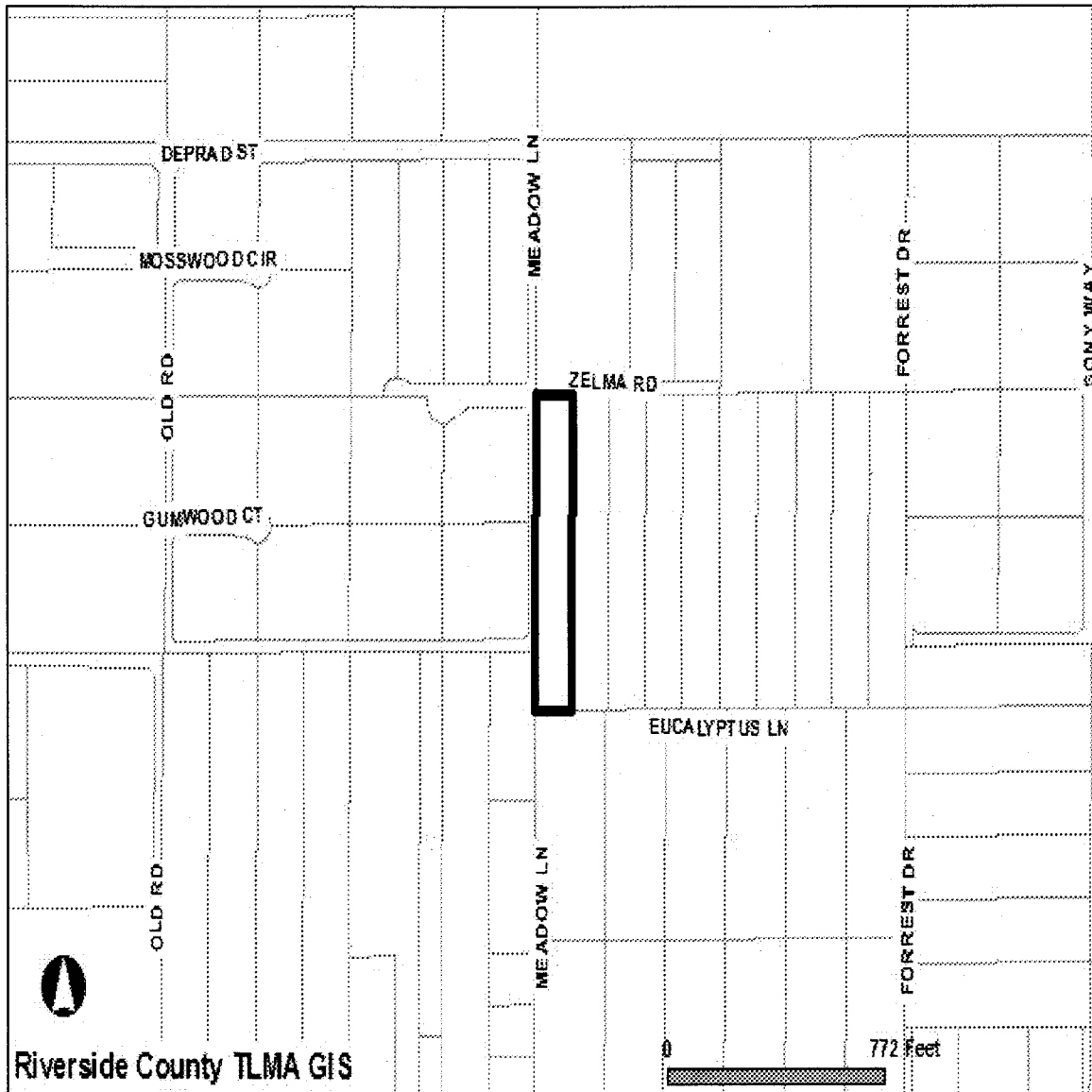
Assessment Roll For the 2010-2011 Tax Year as of January 1,2010

Assessment #325060002-2		Parcel # 325060002-2	
Assessee:	BENSON HARRY C	Land	9,106
Mail Address:	1224 RIVER RD	Structure	7,867
City, State Zip:	POTTSVILLE AR 72858	Full Value	16,973
Real Property Use Code:	MR	Homeowners' Exemption	7,000
Base Year	1975	Total Net	9,973
Conveyance Number:	0132564		
Conveyance (mm/yy):	7/1977		
PUI:	M010000		
TRA:	87-014		
Taxability Code:	0-00		
ID Data:	Lot 13 RS 024/059		
Situs Address:	21510 EUCALYPTUS AVE PERRIS CA 92570		

View Parcel Map

EXHIBIT NO. B

RIVERSIDE COUNTY GIS



Selected parcel(s):
325-060-002

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 WITH PERMITS REPORT

APNs

325-060-002-2

OWNER NAME / ADDRESS

HARRY C BENSON
21510 EUCALYPTUS AVE
PERRIS, CA. 92570

MAILING ADDRESS

(SEE OWNER)
1224 RIVER RD
POTTSVILLE AR. 72858

EXHIBIT NO. B²

LEGAL DESCRIPTION

RECORDED BOOK/PAGE: RS 24/59
SUBDIVISION NAME: NOT AVAILABLE
LOT/PARCEL: 13, BLOCK: NOT AVAILABLE
TRACT NUMBER: NOT AVAILABLE

LOT SIZE

RECORDED LOT SIZE IS 2.57 ACRES

PROPERTY CHARACTERISTICS

WOOD FRAME, 500 SQFT., 2 BDRM/ 1 BATH, 1 STORY, DETACHED GARAGE(320 SQ. FT), CONST'D 1969COMPOSITION, ROOF, CENTRAL HEATING, CENTRAL COOLING

THOMAS BROS. MAPS PAGE/GRID

PAGE: 806 GRID: J4

CITY BOUNDARY/SPHERE

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

MARCH JOINT POWERS AUTHORITY

NOT IN THE JURISDICTION OF THE MARCH JOINT POWERS AUTHORITY

INDIAN TRIBAL LAND

NOT IN A TRIBAL LAND

SUPERVISORIAL DISTRICT (ORD. 813)

MARION ASHLEY, DISTRICT 5

TOWNSHIP/RANGE

T4SR4W SEC 34

ELEVATION RANGE

1688/1716 FEET

PREVIOUS APN

NO DATA AVAILABLE

PLANNING

LAND USE DESIGNATIONS

Zoning not consistent with the General Plan.
RC-VLDR

AREA PLAN (RCIP)

MEAD VALLEY

GENERAL PLAN POLICY OVERLAYS

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

GENERAL PLAN POLICY AREAS

NONE

ZONING CLASSIFICATIONS (ORD. 348)

R-R

ZONING DISTRICTS AND ZONING AREAS

GOOD HOPE AREA

ZONING OVERLAYS

NOT IN A ZONING OVERLAY

SPECIFIC PLANS

NOT WITHIN A SPECIFIC PLAN

AGRICULTURAL PRESERVE

NOT IN AN AGRICULTURAL 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

ENVIRONMENTAL

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
NOT IN A CELL GROUP

WRMSHCP CELL NUMBER
NOT IN A CELL

HANS/ERP (HABITAT ACQUISITION AND NEGOTIATION STRATEGY/EXPEDITED REVIEW PROCESS)
NONE

VEGETATION (2005)
Riparian Scrub, Woodland, Forest

FIRE

HIGH FIRE AREA (ORD. 787)
NOT IN A HIGH FIRE AREA

FIRE RESPONSIBILITY AREA
STATE RESPONSIBILITY AREA

DEVELOPMENT FEES

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 A TUMF FEE AREA. SEE MAP FOR MORE INFORMATION. CENTRAL

DIF (DEVELOPMENT IMPACT FEE AREA ORD. 659)
MEAD VALLEY

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

DEVELOPMENT AGREEMENTS
NOT IN A DEVELOPMENT AGREEMENT AREA

TRANSPORTATION

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

ROAD BOOK PAGE
61

TRANSPORTATION AGREEMENTS
NOT IN A TRANSPORTATION AGREEMENT

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

HYDROLOGY

FLOOD PLAIN REVIEW
NOT REQUIRED.

WATER DISTRICT
EMWD

FLOOD CONTROL DISTRICT
RIVERSIDE COUNTY FLOOD CONTROL DISTRICT

WATERSHED
SAN JACINTO VALLEY

GEOLOGIC

FAULT ZONE
NOT IN A FAULT ZONE

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

LIQUEFACTION POTENTIAL
MODERATE

SUBSIDENCE
SUSCEPTIBLE

PALEONTOLOGICAL SENSITIVITY
UNDETERMINED POTENTIAL.
AREAS UNDERLAIN BY SEDIMENTARY ROCKS FOR WHICH LITERATURE AND UNPUBLISHED STUDIES ARE NOT AVAILABLE HAVE
UNDETERMINED POTENTIAL FOR CONTAINING SIGNIFICANT PALEONTOLOGICAL RESOURCES. THESE AREAS MUST BE INSPECTED BY A
FIELD SURVEY CONDUCTED BY A QUALIFIED VERTEBRATE PALEONTOLOGIST.

MISCELLANEOUS

SCHOOL DISTRICT
PERRIS & PERRIS UNION HIGH

COMMUNITIES
GOOD HOPE

COUNTY SERVICE AREA
NOT IN A COUNTY SERVICE AREA.

LIGHTING (ORD. 655)
ZONE B, 37.76 MILES FROM MT. PALOMAR OBSERVATORY

2000 CENSUS TRACT
042903

FARMLAND
OTHER LANDS

TAX RATE AREAS
087-014
• COUNTY FREE LIBRARY
• COUNTY STRUCTURE FIRE PROTECTION
• COUNTY WASTE RESOURCE MGMT DIST
• CSA 152
• EASTERN MUN WATER IMP DIST 8
• EASTERN MUNICIPAL WATER
• FLOOD CONTROL ADMINISTRATION
• FLOOD CONTROL ZONE 4
• GENERAL
• GENERAL PURPOSE
• METRO WATER EAST 1301999

- MT SAN JACINTO JUNIOR COLLEGE
- PERRIS AREA ELEM SCHOOL FUND
- PERRIS JR HIGH AREA FUND
- PERRIS SCHOOL
- PERRIS UNION HIGH SCHOOL
- PERRIS VALLEY CEMETERY
- RIV CO REG PARK & OPEN SPACE
- RIV. CO. OFFICE OF EDUCATION
- SAN JACINTO BASIN RESOURCE CONS

SPECIAL NOTES

NO SPECIAL NOTES

CODE COMPLAINTS

Case #	Description	Start Date
CV1002057	ACCUMULATED RUBBISH EXPEDITED	Mar. 15, 2010

BUILDING PERMITS

Case #	Description	Status
BZ218765	AWNING/SCREENS	CONTACT THE BUILDING AND SAFETY RECORDS DEPARTMENT AT 951-955-2017
BZ170405	TRLR HOOK-UP ON PRIVATE LOT	CONTACT THE BUILDING AND SAFETY RECORDS DEPARTMENT AT 951-955-2017
BDE100062	DEMO SS DWLG-CV0803112	FINAL

ENVIRONMENTAL HEALTH PERMITS

NO ENVIRONMENTAL PERMITS

PLANNING PERMITS

REPORT PRINTED ON...Tue Jan 04 16:53:32 2011
Version 101221



INVOICE

Order Number: 22968

Order Date: 11/24/2010

Customer Information:

Acct No. 1044

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

Attn: Brent Steele
REF: CV10-02057/David Jurden
IN RE: BENSON, HARRY C.

Product and/or Service ordered for Property known as:

**21510 Eucalyptus Avenue
Perris, CA 92570**

DESCRIPTION:	FEE:
Updated Lot Book	\$60.00
TOTAL DUE:	\$60.00

Payment due upon receipt. Please remit to:

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



P.O. Box 1193
 Whittier, CA 90609
 Tel # (562) 325-8351
 Fax # (714) 783-3038

Updated Lot Book

Customer:
 RIVERSIDE COUNTY TLMA-CODE INFORCEMENT

Order Number: **22968**

4080 Lemon Street
 Riverside CA 92501

Order Date: 11/24/2010

Dated as of: 11/21/2010

Attn: Brent Steele
 Reference: CV10-02057/David Jurden
 IN RE: BENSON, HARRY C.

County Name: Riverside

FEE(s):
 Report: \$60.00

Property Address: 21510 Eucalyptus Avenue
 Perris CA 92570

RZ Title Reporting Service hereby reports, as disclosed by the Official Records of the Recorder of said County as of the date shown above, that subsequent to the date of the original report that (i) No document in the chain of title to said land has been recorded purporting to convey the fee title to said land, and (ii) No encumbrances affecting said land have been recorded nor has a homestead been executed on said land, and (iii) No encumbrances affecting said land on the date of the original report have been released or reconveyed.

All exceptions are as follows:

Assessor's Parcel No. : 325-060-002-2

Assessments:	Land Value:	\$9,106.00
	Improvement Value:	\$7,867.00
	Exemption Value:	\$7,000.00
	Total Value:	\$9,973.00

Property Taxes for the Fiscal Year	2010-2011
First Installment	\$79.24
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 12/10/2010)
Second Installment	\$79.24
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 04/10/2011)

Notice of Non-Compliance filed by	County of Riverside Code Enforcement Department
In the matter of the property of	Harry C. Benson
Case No.	CV10-02057
Recorded	07/16/2010



P.O. Box 1193
Whittier, CA 90609
Tel # (562) 325-8351
Fax # (714) 783-3038

Order Number: 22968

Reference: CV10-02057/Davi

Document No.

2010-0333167

NO OTHER EXCEPTIONS

When recorded please mail to:

Riverside County Code Enforcement Department
(District 5 Office)
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557
Mail Stop No. 5002

DOC # 2010-0333167

07/16/2010 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



NOTICE OF NONCOMPLIANCE

In the matter of the Property of
Harry C. Benson

Case No.: CV10-02057

062 **M** 0
062

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. 541, (RCC Title 8.120.010) described as Accumulated Rubbish. Such Proceedings are based upon the noncompliance of such real property, located at 21510 Eucalyptus Avenue, Perris, CA, and more particularly described as Assessor's Parcel Number 325-060-002 and having a legal description of 2.57 ACRES IN PAR 13 RS 024/059, Records of Riverside County, with the requirements of Ordinance No. 541 (RCC Title 8.120.010).

The owner has been advised to immediately correct the above-referenced violation to avoid further action by the County of Riverside, which may include remediation or restoration to abate the public nuisance or other remedies available to the department by a court of competent jurisdiction. 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 Code Enforcement Department, 24318 Hemlock Avenue, Suite C-1, Moreno Valley, California 92557, Attention Code Enforcement Technician David Jurden 951-485-5840.

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
CODE ENFORCEMENT DEPARTMENT

By Mary Overholt
Mary Overholt
Code Enforcement Department

ACKNOWLEDGMENT

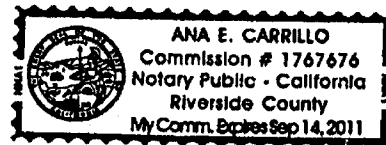
State of California)
County of Riverside)

On 07/12/10 before me, Ana E. Carrillo, Notary Public, personally appeared Mary Overholt, who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Ana E. Carrillo
Commission # 1767676 Comm. Expires Sep. 14, 2011





P.O. Box 1193
Whittier, CA 90609
Tel # (562) 325-8351
Fax # (714) 783-3038

Lot Book Report

Order Number: **21476**

Customer:

RIVERSIDE COUNTY TLMA-CODE ENFORCEMENT

4080 Lemon Street

Riverside

CA 92501

Attn:

Brent Steele

Reference:

CV10-02057/ David Jurden

IN RE:

BENSON, HARRY C.

Order Date: 4/23/2010

Dated as of: 4/20/2010

County Name: Riverside

FEE(s):

Report: \$114.00

Property Address: 21510 Eucalyptus Avenue

Perris

CA 92570

Assessor's Parcel No. : 325-060-002-2

Assessments:

Land Value:	\$9,129.00
Improvement Value:	\$7,887.00
Exemption Value:	\$7,000.00
Total Value:	\$10,016.00

Tax Information

Property Taxes for the Fiscal Year	2009-2010
Total Annual Tax	\$486.56
Status: Paid through	06/30/2010

Property Vesting

The last recorded document(s) transferring title of said property

Dated 02/12/1969

Recorded 03/11/1969

EXHIBIT NO. C



P.O. Box 1193
Whittier, CA 90609
Tel # (562) 325-8351
Fax # (714) 783-3038

Order Number: 21476
Reference: CV10-02057/ Davi

Document No.	23500
D.T.T.	\$4.95
Grantor	Roy Wolfram and Vida Wolfram, husband and wife
Grantee	Harry C. Benson and Elizabeth S. Benson, husband and wife
Affidavit - Death of	Joint Tenant
Dated	07/13/1977
Recorded	07/16/1977
Document No.	132564
Decedent	Elizabeth S. Benson
Property now vested as	Harry C. Benson, a widower

Deeds of Trust

No Deeds of Trust of Record

Additional Information

Notice of Non-Compliance filed by	County of Riverside Department of Building and Safety
In the matter of the property of	Harry C. Benson
Case No.	CV00-3312
Recorded	12/15/2000
Document No.	2000-498921
Notice of Non-Compliance filed by	County of Riverside Department of Building and Safety
In the matter of the property of	Harry C. Benson
Case No.	CV03-5476
Recorded	01/13/2004
Document No.	2004-0021732
Document Type	Findings of Fact, Conclusions and Order to Abate Nuisance
Document No.	2005-0392895



P.O. Box 1193
Whittier, CA 90609
Tel # (562) 325-8351
Fax # (714) 783-3038

Order Number: 21476
Reference: CV10-02057/ Davi

Recorded	05/18/2005
Notice of Non-Compliance filed by	County of Riverside Code Enforcement Department
In the matter of the property of	Harry C. Benson
Case No.	CV08-01858, CV08-03110 & CV08-03112
Recorded	06/11/2008
Document No.	2008-0319770
Document Type	Finding of Fact, Conclusions and Order to Abate Nuisance
Document No.	2009-0458807
Recorded	09/02/2009

Legal Description

THE LAND REFERRED TO IN THIS REPORT IS LOCATED IN AND IS DESCRIBED AS FOLLOWS:

THE WESTERLY 131.86 FEET OF THE FOLLOWING DESCRIBED LAND;

THAT PORTION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 4 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 34, THENCE NORTH 0° 12' 13" EAST, ALONG THE WESTERLY LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 34, A DISTANCE OF 847.41 FEET; THENCE NORTH 89° 27' 11" EAST, A DISTANCE OF 1318.60 FEET TO THE EASTERLY LINE OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 34; THENCE SOUTH 0° 06' 07" EAST, ALONG SAID EASTERLY LINE, A DISTANCE OF 847.22 FEET; THENCE SOUTH 89° 26' 45" WEST, 1320.10 FEET TO THE TRUE POINT OF BEGINNING.

SAID LAND ALSO SHOWN AS PARCEL 13 ON A MAP OF RECORD OF SURVEY ON FILE IN BOOK 24, PAGE 59 OF RECORD OF SURVEY IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO

Mr. and Mrs. Harry Benson
22516 So. Normandie Ave.
Torrance, California

RECEIVED FOR RECORD
MAR 11 1969

AT 9:00 O'CLOCK A.M.
At Request of
TITLE INS. & TRUST CO.
Recorded in Official Records
of Riverside County, California

W.D. Balogh
Recorder
FEES \$

23500

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SAME AS ABOVE

DOCUMENTARY TRANSFER TAX $\frac{25}{100}$
SIGNED *[Signature]* ARROW ESCROW
Agent

Joint Tenancy Grant Deed

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

PAID
Doc Transfer Tax
W. D. BALOGH
RIV. CO. RECORDER

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

ROY WOLFGRAH and VIDA WOLFGRAH, husband and wife

hereby GRANT(S) to

HARRY G. BENSON AND ELIZABETH S. HENSON, husband and wife

AS JOINT TENANTS,

the real property in the
County of Riverside

State of California, described as:

The Westerly 131.86 feet of the following described land:

That portion of the West half of the Southeast quarter of Section 34, Township 4 South, Range 4 West, San Bernardino Meridian, described as follows:

Commencing at the Southwest corner of the Southeast quarter of said Section 34, THENCE North 0° 12' 13" East along the Westerly line of the Southeast quarter of said Section 34, a distance of 1130 feet to the true point of beginning, Thence continuing North 0° 12' 13" East, along the Westerly line of the Southeast quarter of said Section 34, a distance of 847.41 feet; Thence North 89° 27' 11" East, a distance of 1318.80 feet to the Easterly line of the West half of the Southeast quarter of said Section 34; Thence South 0° 06' 07" East, along said Easterly line, a distance of 847.22 feet; Thence South 89° 28' 45" West, 1320.10 feet to the true point of beginning.

Said land also is shown as Parcel 13 on a Map of Record of Survey on file in Book 24, Page 59 of Record of Survey in the office of the county recorder of said county.

Dated February 17, 1969

STATE OF CALIFORNIA
COUNTY OF Riverside

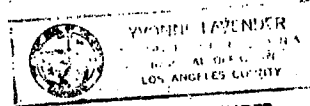
On February 28, 1969 before me, the undersigned, a Notary Public in and for said State, personally appeared Roy Wolfgrah and Vida Wolfgrah

Roy Wolfgrah
Roy Wolfgrah
Vida Wolfgrah
Vida Wolfgrah

Known to me to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same WITNESS my hand and official seal

Signature *[Signature]*
YVONNE LAVENDER

Name (Typed or Printed)



YVONNE LAVENDER
My Commission Expires October 1, 1970
(This area for official notarial seal)

Title Order No.

288248

Escrow or Loan No.

B108

MAIL TAX STATEMENTS AS DIRECTED ABOVE

END RECORDED DOCUMENT, W. D. BALOGH, COUNTY RECORDER

RECORDED'S MEMO: 4-1-69
Notary Public in and for the State of California
Notary Seal Expires February 28, 1970

UNRECORDED AREA

RECORDING REQUESTED BY
BEST, BEST & KRIEGER

AND WHEN RECORDED MAIL TO

NAME **BEST, BEST & KRIEGER**
 ADDRESS **26820 Cherry Hills Blvd.**
P. O. Box L
 CITY & STATE **Sun City, CA 92381**

132564

RECEIVED FOR RECORD
 JUL 14 1977
 At Request of
 INSTRUMENT
 Book 1977, Page 132564
 Recorded in Office of
 Riverside County, California
 W.W. Dwyer
 RECORDER

SPACE ABOVE THIS LINE FOR RECORDER'S USE

AFFIDAVIT-DEATH OF JOINT TENANT

Misc-119

STATE OF CALIFORNIA,
 County of **Riverside** }

Harry C. Benson, of legal age, being first duly sworn, deposes and says:
 That **Elizabeth S. Benson**, the decedent mentioned in the attached certified copy of
 Certificate of Death, is the same person as **Elizabeth S. Benson**
 named as one of the parties in that certain **Joint Tenancy Grant, Deed** dated **February 28, 1969**
 executed by **Roy Wolfgram and Vida Wolfgram**
 to **Harry C. Benson and Elizabeth S. Benson, husband and wife**
 as joint tenants, recorded as Instrument No. **23500**, on **March 11, 1969** in
 book ---, page ---, of Official Records of **Riverside** County, California, covering the following described property situated in the
 County of **Riverside**, State of California:

(See description attached)

That the value of all real and personal property owned by said decedent at date of death, including the full value of the property above described, did not then exceed the sum of \$

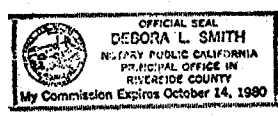
Dated July 13, 1977

Harry C. Benson
 HARRY C. BENSON

SUBSCRIBED AND SWORN TO before me, the undersigned, a Notary Public in and for said County and State, this 13th day of July, 1977

Deborah L. Smith

FOR NOTARY SEAL OR STAMP



Title Order No. _____ Escrow No. _____

Misc-119 (GS.) Rev. 12-63 (\$ pc)

132564

The Westerly 131.86 feet of the following described land:

That portion of the West half of the Southeast quarter of Section 34, Township 4 South, Range 4 West, San Bernardino Meridian, described as follows:

Commencing at the Southwest corner of the Southeast quarter of said Section 34, THENCE North $0^{\circ} 12' 13''$ East along the Westerly line of the Southeast quarter of said Section 34, a distance of 1130 feet to the true point of beginning, Thence continuing North $0^{\circ} 12' 13''$ East, along the Westerly line of the Southeast quarter of said Section 34, a distance of 847.41 feet; Thence North $89^{\circ} 27' 11''$ East, a distance of 1318.60 feet to the Easterly line of the West half of the Southeast quarter of said Section 34; Thence South $0^{\circ} 06' 07''$ East, along said Easterly line, a distance of 847.22 feet; Thence South $89^{\circ} 26' 45''$ West, 1320.10 feet to the true point of beginning.

Said land also is shown as Parcel 13 on a Map of Record of Survey on file in Book 24, Page 59 of Record of Survey in the office of the county recorder of said county.

CERTIFICATE OF DEATH 3600

STATE OF CALIFORNIA—DEPARTMENT OF HEALTH
OFFICE OF THE STATE REGISTRAR OF VITAL STATISTICS

LOCAL REGISTRATION DISTRICT AND CERTIFICATE NUMBER

PRECEDENT PERSONAL DATA 132564	1A. NAME OF DECEASED—FIRST NAME ELIZABETH	1B. MIDDLE NAME S	1C. LAST NAME BENSON	2A. DATE OF DEATH—MONTH, DAY, YEAR NOVEMBER 23, 1976	2B. HOUR 9:40 P
	3. SEX FEMALE	4. COLOR OR RACE CAUC.	5. BIRTHPLACE Wisconsin	6. DATE OF BIRTH AUGUST 25, 1910	7. AGE—LAST BIRTHDAY 66
	8. NAME AND BIRTHPLACE OF FATHER David D Smith— Iowa		9. MOTHER NAME AND BIRTHPLACE OF MOTHER Annie L Richardson — Minnesota		10. CITIZEN OF WHAT COUNTRY U S A
	11. SOCIAL SECURITY NUMBER 114-18-7353	12. MARRIED, NEVER MARRIED, WIDOWED, DIVORCED, SEPARATED Married	13. NAME OF SURVIVING SPOUSE (IF WIFE, ENTER HUSBAN NAME) Harry Benson		
14. LAST OCCUPATION Housewife	15. NAME OF LAST EMPLOYING COMPANY OR FIRM Adult Life	16. NAME OF LAST EMPLOYING COMPANY OR FIRM Self Employed	17. KIND OF INDUSTRY OR BUSINESS Homemaking		
PLACE OF DEATH	18A. PLACE OF DEATH—NAME OF HOSPITAL OR OTHER IN-PATIENT FACILITY LOMA LINDA UNIVERSITY MEDICAL CENTER		18B. STREET ADDRESS—STREET AND NUMBER, OR LOCATION 11234 ANDERSON STREET		18C. IN-PATIENT LIMITS (CHECK ONE) <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
	19A. USUAL RESIDENCE—STREET ADDRESS (STREET AND NUMBER, OR LOCATION) 21510 Eucluyptus Lana		19B. IN-PATIENT CITY CORPORATE LIMITS (CHECK ONE) yes		20. NAME AND MAILING ADDRESS OF INFORMANT Harry Benson
USUAL RESIDENCE (IF DEATH OCCURRED IN INSTITUTION, ENTER RESIDENCE BEFORE ADMISSION)	19C. CITY OR TOWN Perris	19D. COUNTY Riverside	19E. STATE California	21. LENGTH OF STAY IN COUNTY OF DEATH 3 weeks	
	21A. USUAL RESIDENCE—STREET ADDRESS (STREET AND NUMBER, OR LOCATION) same as 19A		21B. COUNTY same as 19A		
PHYSICIAN'S OR CORONER'S CERTIFICATION	22A. CORONER—NAME OF CORONER 11/23/76	22B. PHYSICIAN—NAME OF PHYSICIAN 11/23/76	22C. PHYSICIAN OR CORONER—SIGNATURE <i>Robert W. Williams</i>	22D. DATE SIGNED 11/24/76	
	23. NAME OF FUNERAL DIRECTOR (OR PERSON ACTING AS SUCH) Evans Brown Sun City Mortuary		24. NAME OF CEMETERY OR CREMATORY Forest Lawn Glendale, Ca	25. LOCAL REGISTRAR—SIGNATURE <i>Louis E. Mahoney</i>	26. LOCAL REGISTRAR—LICENSE NUMBER NOV 29 1976
CAUSE OF DEATH	27. PART I. DEATH WAS CAUSED BY: (A) IMMEDIATE CAUSE Myocardial infarction syndrome - respiratory arrest - idiosyncrasy		28. APPROXIMATE MILEAGE FROM PLACE OF DEATH TO PLACE OF BIRTH 1123		
	29. PART II. OTHER SIGNIFICANT CONDITIONS—(CONDITIONS TO DEATH BUT NOT RELATED TO THE IMMEDIATE CAUSE LISTED IN PART I) Small vessel obstruction - arteriosclerosis		30. SIGNATURE OF PHYSICIAN OR CORONER <i>Robert W. Williams</i>		
INJURY INFORMATION	31. SPECIFY ACCIDENT, SUICIDE OR HOMICIDE NO	32. PLACE OF INJURY (STREET AND NUMBER, OR LOCATION) Forest Lawn Glendale, Ca	33. INJURY AT WORK (CHECK ONE) <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	34. DATE OF INJURY—MONTH, DAY, YEAR NOV 29 1976	35. HOUR NO
	36. PLACE OF INJURY (STREET AND NUMBER, OR LOCATION AND CITY OR TOWN) Forest Lawn Glendale, Ca		37. SIGNATURE FROM FILE OF DEPARTMENT OF HEALTH, RECORDS, THIS IS NO	38. SIGNATURE FROM FILE OF DEPARTMENT OF HEALTH, RECORDS, THIS IS NO	39. SIGNATURE FROM FILE OF DEPARTMENT OF HEALTH, RECORDS, THIS IS NO

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

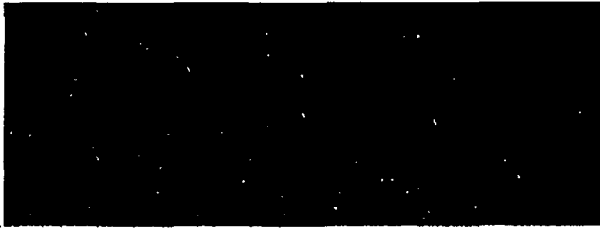
I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT COPY OF A CERTIFICATE ON FILE IN THE SAN BERNARDINO COUNTY HEALTH DEPARTMENT, IF THE WORDS CERTIFIED COPY ARE IN RED.

Louis E. Mahoney
LOUIS E. MAHONEY, M.D., M.P.H.
DIRECTOR OF PUBLIC HEALTH



END RECORDED DOCUMENT

W. D. BALOGH, COUNTY RECORDER



When recorded
please mail to:
Mail Stop #1130

DOC # 2000-488921

12/16/2000 08:00M Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Gary L. Orse

Assessor, County Clerk & Recorder



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A	R	L							

NOTICE OF NONCOMPLIANCE

In the matter of the Property of)

Harry C Benson)

CASE NO. CV 00-3312

C
LC

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 commenced with respect to violations of Riverside County Ordinance No. 348 & 457, Section 3 & 12, described as EXCESSIVE OUTSIDE STORAGE (OVER 200 SQ.FT.), SUBSTANDARD STRUCTURE & SUBSTANDARD MOBILEHOME. Such proceedings are based upon the noncompliance of such real property, located at 21510 Bucalyptus Ave., Perris, CA and more particularly described as Assessor's Parcel No. 325-060-002 and having a legal description of T4S, R4W, Sec 34, with the requirements of Ordinance No. 348 & 457.

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, PO Box 1629, Riverside, CA 92502-1629 Attention Code Enforcement Officer Marr Christian.

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
DEPARTMENT OF BUILDING AND SAFETY

By: Joseph P. Trost
Joseph P. Trost, Supervising Code Enforcement Officer
Code Enforcement Division

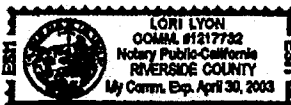
ACKNOWLEDGMENT

State of California)
County of Riverside)

On December 7, 2000 before me, Lori Lyon, Notary Public, personally appeared Joseph P. Trost, Supervising Code Enforcement Officer, personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Lori Lyon



When recorded please mail to:
Mail Stop# 1130



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NOTICE OF NONCOMPLIANCE

In the matter of the Property of)

HARRY C BENSON)

Case No.: CV03-5476



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, 457 & 541, (RCC Title 17.16.010, 15.16 & 8.120) described as EXCESSIVE OUTSIDE STORAGE, SUBSTANDARD STRUCTURE & ACCUMULATIVE RUBBISH. Such proceedings are based upon the noncompliance of such real property, located at 21510 EUCALYPTUS, PERRIS, Ca and more particularly described as Assessment Parcel No. 325-060-002 and having a legal description of SECTION 34, TOWNSHIP 4 SOUTH, RANGE 4 WEST, AS RECORDED IN RECORDS OF SURVEY BOOK 24 OFFPAGE 59 with the requirements of Ordinance No.348, 457& 541, (RCC Title 17.16.010, 15.16 & 8.120).

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, 4080 LEMON ST 2ND FL, RIVERSIDE CA 92502, Attention Code Enforcement SUSAN BENNALLACK

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
DEPARTMENT OF BUILDING AND SAFETY

By Brian Black
Brian Black Supervisor
Code Enforcement Division

ACKNOWLEDGMENT

State of California)
County of Riverside)

On 12/04 before me, Lori Lyon, Notary Public, personally appeared Brian Black, personally known to me 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.

Lori Lyon





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WHEN RECORDED
PLEASE MAIL TO:
Monica R. Romero
Deputy County Counsel
County of Riverside
OFFICE OF COUNTY COUNSEL
3535 Tenth Street, Suite 300
(Stop #1350)
Riverside, CA 92501

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EXEMPT 6103

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**BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE**

IN RE ABATEMENT OF PUBLIC NUISANCE:)
 [SUBSTANDARD STRUCTURE, EXCESS) CASE NO. CV 03-5476
 OUTSIDE STORAGE AND RUBBISH]; APN)
 325-060-020, 21510 EUCALYPTUS AVENUE,) FINDINGS OF FACT,
 PERRIS, RIVERSIDE COUNTY, CALIFORNIA,) CONCLUSIONS AND ORDER TO
 HARRY C. BENSON, OWNER.) ABATE NUISANCE
)
) [R.C.O. Nos. 348 (RCC Title 17), 457
) (RCC Title 15), 541 (RCC Title 8.120)
) and 725 (RCC Title 1)]

The above-captioned matter came on regularly for hearing on May 3, 2005, before the Board of Supervisors of the County of Riverside, State of California in the Board Room, First Floor Annex, County Administrative Center, 4080 Lemon Street, Riverside, California regarding the real property described as 21510 Eucalyptus Avenue, Perris, Riverside County, APN 325-060-020 and referred to hereinafter as "THE PROPERTY."

Minh C. Tran, Deputy County Counsel, appeared along with Jim Monroe, Principal Code Enforcement Officer, on behalf of the Department of Building and Safety.

No one appeared on behalf the owner of THE PROPERTY.

The Board of Supervisors received the Declaration of the Code Enforcement Officer, together with the attached Exhibits, evidencing the substandard structures, excessive storage of materials and accumulation of rubbish on THE PROPERTY as a public nuisance and violations of Riverside

FINDINGS OF FACT, CONCLUSIONS
AND ORDER TO ABATE NUISANCE

1 County Ordinance Nos. 457, 348 and 541 as codified in Riverside County Code Titles 15, 17 and
2 8.120.

3 **SUMMARY OF EVIDENCE**

4 1. Documents of record in the Riverside County Recorder's Office identify the owner of
5 THE PROPERTY as Harry C. Benson ("OWNER").

6 2. Documents of title indicate that no other parties potentially hold a legal interest in
7 THE PROPERTY.

8 3. THE PROPERTY has been inspected by Code Enforcement Officers on December 1,
9 2003, January 30, April 5, June 3, September 24, October 15, 2004 and March 23, 2005.

10 4. During each inspection, a substandard structure, outside storage of materials and
11 rubbish were observed on THE PROPERTY. The structure was described as abandoned, dilapidated
12 and vacant. The structures contained numerous deficiencies, including but not limited to:
13 deteriorated foundation and siding; lack of flooring or floor supports; members of walls, partitions or
14 the vertical supports that split, lean, list or buckle due to defective material or deterioration;
15 separation of plywood walls; dampness of habitable rooms; broken front door; improper
16 maintenance; fire hazard; and public and attractive nuisance.

17 At the time of the inspection that was conducted on December 1, 2003, the outside storage of
18 materials and rubbish consisted of but was not limited to: wood, mattresses, metal, appliances, tree
19 branches and various miscellaneous items and measured approximately seven hundred fifty (750)
20 square feet.

21 5. THE PROPERTY was determined to be in violation of Riverside County Ordinance
22 Nos. 457, 348 and 541 (RCC Titles 15, 17 and 8.120) by the Code Enforcement Officer.

23 6. A Notice of Noncompliance was recorded on January 13, 2004, as Document
24 Number 21732 in the Office of the County Recorder, County of Riverside.

25 7. On December 1, 2003, a Notice of Violation was posted on THE PROPERTY. On
26 December 18, 2003 and January 16, 2004, Notices of Violation and Notices of Defects were mailed
27 by certified mail, return receipt requested to the OWNER.

28 8. On March 17, 2005, a "Notice To Abate Nuisance" providing notice of the public

FINDINGS OF FACT, CONCLUSIONS
AND ORDER TO ABATE NUISANCE

2005-0392895
05/18/2005 08:08A
2 of 5



1 hearing before the Board of Supervisors on May 3, 2005 was mailed by certified mail, return receipt
2 requested, to THE PROPERTY OWNER and was posted on THE PROPERTY on March 23, 2005.

3 **FINDINGS AND CONCLUSIONS**

4 WHEREFORE, the Board of Supervisors of the County of Riverside, State of California, in
5 regular session assembled on May 3, 2005 finds and concludes that:

6 1. WHEREAS, the substandard structure, excess outside storage of materials and
7 rubbish on the real property located at 21510 Eucalyptus Avenue, Perris, Riverside County,
8 California, also identified as Assessor's Parcel Number 325-060-020 violate Riverside County
9 Ordinance Nos. 457, 348, 541 (Riverside County Code Titles 15, 17 and 8.120) and constitute a
10 public nuisance.

11 2. WHEREAS, THE PROPERTY OWNER, occupants and any person having
12 possession or control of the premises should abate the condition by razing, removing and disposing
13 of the substandard structures and contents therein or by reconstruction of said structures provided
14 that said reconstruction or demolition can be accomplished in strict accordance with all Riverside
15 County Ordinances, including but not limited to Riverside County Ordinance No. 457 within ninety
16 (90) days of the posting and mailing of this order.

17 3. WHEREAS, THE PROPERTY OWNER, occupants and any person having
18 possession or control of the premises should abate the condition by removing and disposing of the
19 excess outside storage of materials and accumulation of rubbish from the subject real property in
20 strict accordance with all Riverside County Ordinances, including but not limited to Riverside
21 County Ordinance Nos. 348 and 541 (Riverside County Code Titles 17 and 8.120) within ninety (90)
22 days of the posting and mailing of this order.

23 4. WHEREAS, THE OWNER AND INTERESTED PARTIES ARE HEREBY
24 FUTHER NOTICED that the time within which judicial review of the administrative determinations
25 made herein must be sought is ninety (90) days from the posting and mailing of the Findings of Fact,
26 Conclusions and Order To Abate Nuisance, and is governed by California Code of Civil Procedure
27 Section 1094.6.

28 **ORDER TO ABATE NUISANCE**

FINDINGS OF FACT, CONCLUSIONS
AND ORDER TO ABATE NUISANCE

2005-0392895
65/18/2665 88:88A
3 of 5



1 IT IS THEREFORE ORDERED that the substandard structure on THE PROPERTY located
2 at 21510 Eucalyptus Avenue, Perris, Riverside County, California, also identified as Assessor's
3 Parcel Number 325-060-020 be abated by THE PROPERTY OWNER, specifically Harry C. Benson
4 and anyone having possession or control of THE PROPERTY, by razing and removing the
5 substandard structures and contents therein or by reconstruction of said structures provided such
6 reconstruction can be accomplished in strict accordance with all Riverside County Ordinances,
7 including but not limited to Riverside County Ordinance No. 457 within ninety (90) days of the date
8 of this order.

9 IT IS FURTHER ORDERED that if the substandard structure is not razed, removed and
10 disposed of, or reconstructed in strict accordance with all Riverside County Ordinances, including
11 but not limited to Riverside County Ordinance No. 457, within ninety (90) days of the posting and
12 mailing of this Order, the substandard structures and contents therein shall be abated by
13 representatives of the Riverside County Department of Building and Safety, a contractor or the
14 Sheriff's Department upon receipt of an owner's consent or a Court Order where necessary under
15 applicable law authorizing entry onto THE PROPERTY.

16 FURTHERMORE, THE PROPERTY OWNER is ordered to ascertain the existence or non-
17 existence of asbestos containing materials in said structures by survey and materials sample testing
18 by a duly licensed and certified asbestos consultant; and, prior to the abatement ordered hereinabove,
19 to secure the removal of all asbestos containing materials discovered through such survey and testing
20 by contract with a duly certified and licensed contractor for the handling of such materials to avoid
21 citations and/or fines by South Coast Air Quality Management District (SCAQMD).

22 IT IS FURTHER ORDERED that the excess outside storage of materials and the
23 accumulation of rubbish on THE PROPERTY be abated by THE PROPERTY OWNER, specifically
24 Harry C. Benson and anyone having possession or control of THE PROPERTY, by removing and
25 disposing of the outside excess storage of materials from the subject real property in strict
26 accordance with all Riverside County Ordinances, including but not limited to Riverside County
27 Ordinance Nos. 348 and 541 (Riverside County Code Titles 17 and 8.120) within ninety (90) days of
28 the posting and mailing of this order.

FINDINGS OF FACT, CONCLUSIONS
AND ORDER TO ABATE NUISANCE

2005-0392895
05/18/2005 08:06A
4 of 5



1 IT IS FURTHER ORDERED that if the materials are not removed and disposed of in strict
2 accordance with all Riverside County Ordinances, including but not limited to Riverside County
3 Ordinance Nos. 348 and 541, within ninety (90) days, the excess outside storage of materials and
4 accumulation of rubbish shall be abated by representatives of the Riverside County Department of
5 Building and Safety, a contractor or the Sheriff's Department upon receipt of an owner's consent or
6 a Court Order where necessary under applicable law authorizing entry onto THE PROPERTY.

7 IT IS FURTHER ORDERED that reasonable costs of abatement, after notice and opportunity
8 for hearing, shall be imposed as a lien on THE PROPERTY, which may be collected as a special
9 assessment against THE PROPERTY pursuant to Government Code Section 25845 and Riverside
10 County Ordinance Nos. 457, 348, 541 and 725.

11 Dated: May 17, 2005

COUNTY OF RIVERSIDE

By Bob Buster

Bob Buster
Vice- Chairman, Board of Supervisors

14 ATTEST:

15 NANCY ROMERO

16 Clerk to the Board

17

18

19 By Jamie Schlemmer

20 Deputy

21 (SEAL)

22

23

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2005-0392895
05/18/2005 08:00A
5 of 5

FINDINGS OF FACT, CONCLUSIONS
AND ORDER TO ABATE NUISANCE

When recorded please mail to:
5002

DOC # 2008-0319770

06/11/2008 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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NOTICE OF NONCOMPLIANCE

In the matter of the Property of
Harry C. Benson

)
)

Case No. CV08-01858

CV08-03110

CV08-03112



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 17.16.010) described as Occupied recreational vehicle (x2) - travel trailer & motor home, Riverside County Ordinance No.541, (RCC Title 8.120.010) described as Accumulated Rubbish & Riverside County Ordinance No.457, (RCC Title 15.16.020) described as Substandard structure/dwelling (quality lower than prescribed by law). Such Proceedings are based upon the noncompliance of such real property, located at 21510 Eucalyptus Avenue, Perris, CA, and more particularly described as Assessor's Parcel Number 325-060-002 and having a legal description of 2.57 ACRES IN PAR 13 RS 024/059, Records of Riverside County, with the requirements of Ordinance No. 348, 541 & 457 (RCC Title 17.16.010, 8.120.010 & 15.16.020).

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 Code Enforcement Department, 24318 Hemlock Avenue, Suite C-1, Moreno Valley, California, Attention Code Enforcement Officer Thomas McMullen.

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
CODE ENFORCEMENT DEPARTMENT

By Mary Overholt
Mary Overholt
Code Enforcement Department

ACKNOWLEDGMENT

State of California)
County of Riverside)

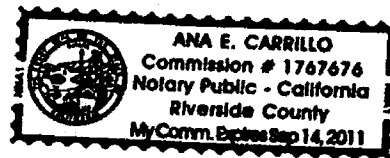
On 06/03/08 before me, Ana E. Carrillo, Notary Public, personally appeared Mary Overholt, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that he/~~she~~ they executed the same in his/~~her~~ 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Ana E. Carrillo

Commission # 1767676 Comm. Expires Sep. 14, 2011



Public Record

DOC # 2009-0458807

09/02/2009 08:00A Fee:NC

Page 1 of 6

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

1 RECORDING REQUESTED BY:
2 Kecia Harper-Ihem, Clerk of the
3 Board of Supervisors
4 (Stop #1010)



5 WHEN RECORDED PLEASE MAIL TO:
6 Julie A.K. Jarvi, Deputy County Counsel
7 County of Riverside
8 OFFICE OF COUNTY COUNSEL
9 3535 Tenth Street, Suite 300 (Stop #1350)
10 Riverside, CA 92501

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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[EXEMPT '6103]

11 BOARD OF SUPERVISORS
12 COUNTY OF RIVERSIDE



13 IN RE ABATEMENT OF PUBLIC NUISANCE:) CASE NO. CV 08-03112
14 [SUBSTANDARD STRUCTURE]; APN: 325-060-)
15 002, 21510 EUCALYPTUS AVENUE, PERRIS,) FINDINGS OF FACT,
16 RIVERSIDE COUNTY, CALIFORNIA; HARRY) CONCLUSIONS AND ORDER TO
17 C. BENSON, OWNER.) ABATE NUISANCE
18)
19) [R.C.O. Nos. 457 (RCC Title 15) and
20) 725 (RCC Title 1)]

21 The above-captioned matter came on regularly for hearing on June 23, 2009, before the Board
22 of Supervisors of the County of Riverside, State of California in the Board Room, First Floor Annex,
23 County Administrative Center, 4080 Lemon Street, Riverside, California regarding the real property
24 described as 21510 Eucalyptus Avenue, Perris, Riverside County, APN: 325-060-002, and referred to
25 hereinafter as "THE PROPERTY."

26 Jonathan D. Holub, Deputy County Counsel, appeared along with Kenneth King, Senior Code
27 Enforcement Officer, on behalf of the Director of the Code Enforcement Department.

28 No one appeared on behalf of the Owner.

The Board of Supervisors received the Declaration of the Code Enforcement Officer together
with the attached Exhibits, evidencing the substandard structure on THE PROPERTY as a public
nuisance and violation of Riverside County Ordinance No. 457 as codified in Riverside County Code
Title 15.

///

FINDINGS OF FACT, CONCLUSIONS
AND ORDER TO ABATE NUISANCE

1 **SUMMARY OF EVIDENCE**

2 1. Documents of record in the Riverside County Recorder's Office identify the Owner
3 of THE PROPERTY as Harry C. Benson ("OWNER").

4 2. Documents of title indicate that no other party potentially holds a legal interest in THE
5 PROPERTY.

6 3. THE PROPERTY was inspected by Code Enforcement Officers on April 24, 2008,
7 July 28, 2008, October 10, 2008, April 16, 2009, May 7, 2009, and June 19, 2009.

8 4. During each inspection, a substandard structure (single family dwelling) was observed
9 on THE PROPERTY. The structure was described as abandoned, dilapidated and vacant. The
10 structure contained numerous deficiencies, including but not limited to: lack of required electrical
11 lighting members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag,
12 split or buckle due to defective material or deterioration; dampness of habitable rooms; faulty weather
13 protection; general dilapidation or improper maintenance, public and attractive nuisance -
14 abandoned/vacant.

15 5. THE PROPERTY was determined to be in violation of Riverside County Ordinance
16 No. 457 (RCC Title 15) by the Code Enforcement Officer.

17 6. A Notice of Noncompliance was recorded on June 11, 2008 as Document Number
18 2008-0319770 in the Office of the County Recorder, County of Riverside.

19 7. On April 24, 2008, a Notice of Violation, Notice of Defects and "Danger Do Not
20 Enter" sign were posted on THE PROPERTY. On May 27, 2008, a Notice of Violation and Notice
21 of Defects were mailed to the OWNER via certified mail, return receipt requested.

22 8. On May 1, 2009, a "Notice To Correct County Ordinance Violations and Abate Public
23 Nuisance" providing notice of the public hearing before the Board of Supervisors was mailed by
24 certified mail, return receipt requested, to THE OWNER and posted on THE PROPERTY on May 7,
25 2009.

26 **FINDINGS AND CONCLUSIONS**

27 WHEREFORE, the Board of Supervisors of the County of Riverside, State of California, in
28 regular session assembled on June 23, 2009, finds and concludes that:

FINDINGS OF FACT, CONCLUSIONS
AND ORDER TO ABATE NUISANCE

2009-0458807
03/02/2009 08:00A
2 of 6



1 Department, a contractor, or the Sheriff's Department upon receipt of the owner's consent or a Court
2 Order, where necessary, under, applicable law authorizing entry onto THE PROPERTY.

3 FURTHERMORE, THE OWNER is ordered to ascertain the existence or non-existence of
4 asbestos containing materials in said structure by survey and materials sample testing by a duly
5 licensed and certified asbestos consultant; and, prior to the abatement ordered hereinabove, to secure
6 the removal of all asbestos containing materials discovered through such survey and testing by
7 contract with a duly certified and licensed contractor for the handling of such materials to avoid
8 citations and/or fines by South Coast Air Quality Management District (SCAQMD).

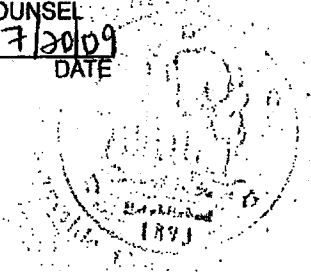
9 IT IS FURTHER ORDERED that reasonable abatement costs, after notice and opportunity
10 for hearing, shall be imposed as a lien on THE PROPERTY, which may be collected as a special
11 assessment against THE PROPERTY pursuant to Government Code section 25845 and Riverside
12 County Ordinance Nos. 457 and 725. Under Riverside County Ordinance 725, "abatement costs"
13 means "any costs or expenses reasonably related to the abatement of conditions which violate County
14 Land Use Ordinances, and shall include, but not be limited to, enforcement, investigation, collection
15 and administrative costs, attorneys fees, and the costs associated with the removal or correction of the
16 violation." Reasonable abatement costs accrued by the Code Enforcement Department will be
17 recoverable from the property owner(s) even if THE PROPERTY is brought into compliance within
18 ninety (90) days of the date of this Order to Abate Nuisance.

19 Dated: September 1, 2009 COUNTY OF RIVERSIDE

20
21 By Jeff Stone
22 Jeff Stone
Chairman, Board of Supervisors

23 ATTEST:
24 KECIA HARPER-IHEM
25 Clerk to the Board
26 By Jane Skommet
27 Deputy
28 (SEAL)

FORM APPROVED COUNTY COUNSEL
BY: Julie A. Koons Jarvi DATE 7/2009
JULIE A. KOONS JARVI



FINDINGS OF FACT, CONCLUSIONS
AND ORDER TO ABATE NUISANCE

09.01.09 2.27

2009-0458807
09/02/2009 09:06A
4 of 6



LARRY W. WARD
COUNTY OF RIVERSIDE
ASSESSOR-COUNTY CLERK-RECORDER

Recorder
P.O. Box 751
(951) 486-7000
www.riversideacr.com

CERTIFICATION

Pursuant to the provisions of Government Code 27361.7, I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

CLARIFICATION FOR STAMP WHICH MAY BE OBSCURED:

FORM APPROVED COUNTY COUNSEL

BY: _____ 7/20/09
JULIE A. KOONS JARVI DATE

Date: 9-1-09

Signature: *Sandi Schlemmer*

Print Name: Sandi Schlemmer, Deputy Clerk

ACR 601P-AS4RE0 (Rev. 09/2005)



2009-0458807
09/02/2009 08:00A
5 of 6

Public Record



LARRY W. WARD
 COUNTY OF RIVERSIDE
 ASSESSOR-COUNTY CLERK-RECORDER

Recorder
 P.O. Box 751
 Riverside, CA 92502-0751
 (951) 486-7000

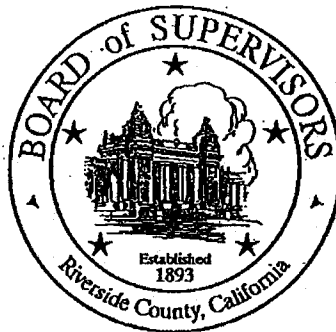
<http://riverside.asrelkrec.com>

CERTIFICATION

Pursuant to the provisions of Government Code 27361.7, I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

CLARIFICATION OF THE SEAL for the Riverside County Board of Supervisors
 (embossed on document)



Date:

9-1-09

Signature:

Sandi Schlemmer

Print Name:

Sandi Schlemmer, Deputy Clerk - Riverside County Clerk of the Board

ACR 601P-AS4RE0 (Rev. 01/2005)



2009-0458807
 09/02/2009 08:00A
 6 of 6

Public Record



John Boyd
Director

Code Enforcement Department
County Of Riverside
Moreno Valley District Office
24318 Hemlock Avenue, Suite C-1
Moreno Valley, California 92557
(951) 485-5840 – Fax (951) 485-4938

CASE #: CV10-02057
A.P.N.: 325-060-002

PROPERTY SITUS: 21510 Eucalyptus Avenue, Perris
DRAWN ON: 4/21/10 DRAWN BY: D Jurden, CET

NORTH



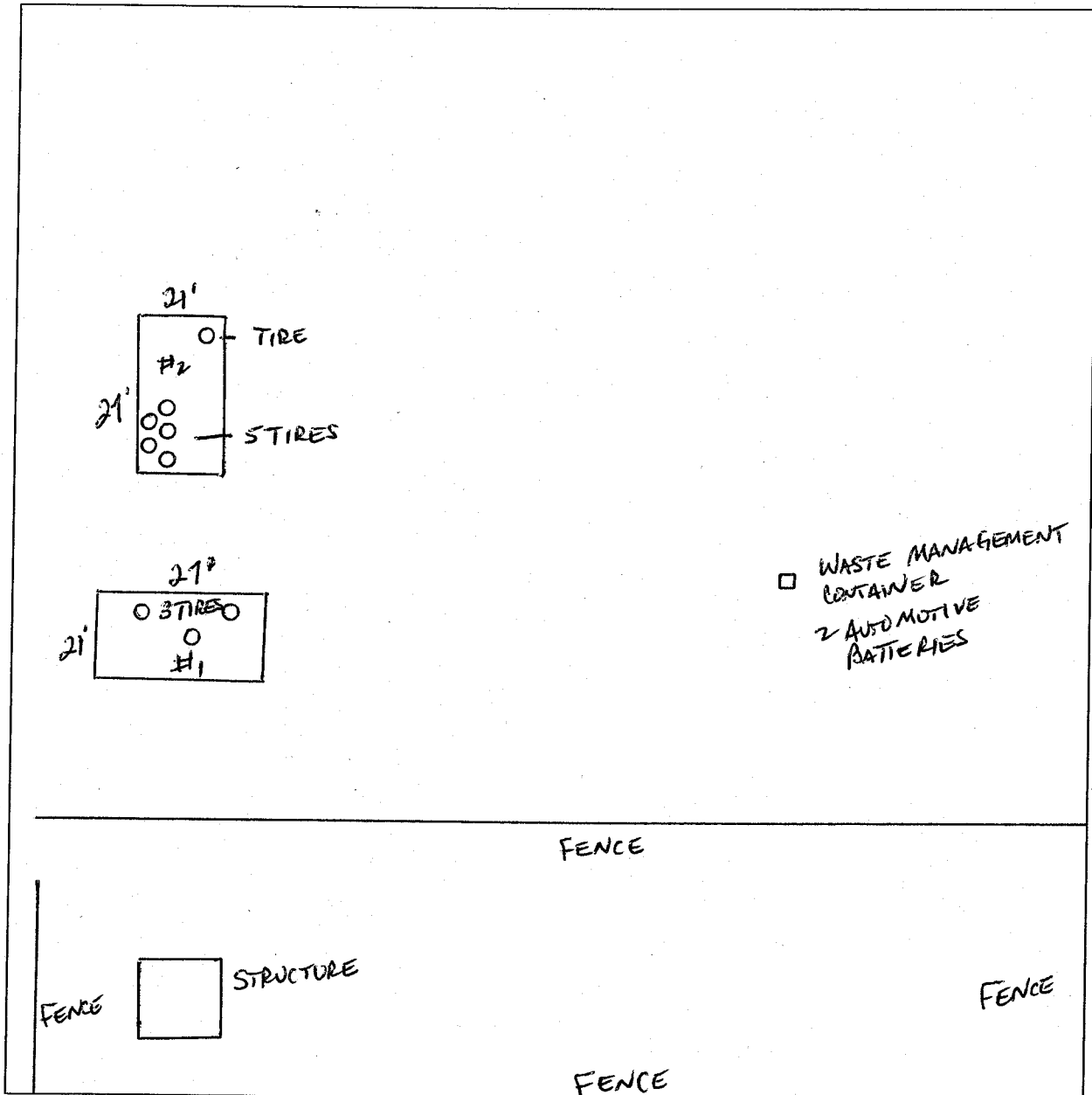
PROPERTY LINE

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NOT TO SCALE

PROPERTY LINE

Code Enforcement Case: CV1002057

Printed on: 10/13/2010

Photographs



Photo taken from the right of way D Jurden, CET - 04/21/2010

EXHIBIT NO. D²



Photo taken on the parcel D Jurden, CET - 04/21/2010

EXHIBIT NO. D³



Photo taken on the parcel D Jurden, CET - 04/21/2010

EXHIBIT NO. D⁴



Photo taken on the parcel D Jurden, CET - 04/21/2010

EXHIBIT NO. D⁵



Photo taken on the parcel D Jurden, CET - 04/21/2010

EXHIBIT NO. D6



Photo taken on the parcel D Jurden, CET - 04/21/2010

EXHIBIT NO. _____

D⁷



Photo taken from the right of way D Jurden, CET - 06/04/2010

EXHIBIT NO. D⁸



Photo taken from the right of way D Jurden, CET - 08/13/2010

EXHIBIT NO. D⁹



Photo taken from the right of way D Jurden, CET - 08/13/2010

EXHIBIT NO. D¹⁰



Photo taken from the right of way D Jurden, CET - 09/30/2010

EXHIBIT NO. D¹¹

Code Enforcement Case: CV1002057

Printed on: 01/04/2011

Photographs



Photo taken from the right of way D Jurden, CET - 11/18/2010

EXHIBIT NO. _____

D¹²



Photo taken from the right of way D Jurden, CET - 11/18/2010

EXHIBIT NO. D¹³



Photo taken from the right of way D Jurden, CET - 11/18/2010

EXHIBIT NO. D¹⁴



Photo taken from the right of way D Jurden, CET - 11/18/2010

EXHIBIT NO. D¹⁵



Code Enforcement Department
County Of Riverside
Moreno Valley Office
24318 Hemlock Avenue, Suite C-1
Moreno Valley, California 92557
(951) 485-5840 – Fax (951) 485-4938

John Boyd
DIRECTOR

AFFIDAVIT OF POSTING OF NOTICES

Case No.: CV10-02057

I, David Jurden , hereby declare:

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

County of Riverside
Code Enforcement Department
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557

2. That on April 21, 2010 at **1204 PM**, I securely and conspicuously posted a **Field Notice of Violation for Accumulated Rubbish; RCO 541 (RCC 8.120.010) and Do Not Dump Refuse Here signage** at the property described as:


Property Address: 21510 Eucalyptus Avenue, Perris

Assessor's Parcel Number: 325-060-002

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

Executed on April 21, 2010 at Moreno Valley, California.

CODE ENFORCEMENT DEPARTMENT

By: 
David Jurden , Code Enforcement Technician



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

NOTICE OF VIOLATION

April 28, 2010

HARRY C BENSON
P O BOX 178
POTTSVILLE, AR 72858

RE CASE NO: CV10-02057 at 21510 EUCALYPTUS AVE, PERRIS, California, Assessor's Parcel Number 325-060-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 21510 EUCALYPTUS AVE, PERRIS California, Assessor's Parcel Number 325-060-002, is in violation of Section(s) RCC Section No. 8.120.010 (Ord. 541), of the Riverside County Code.

Said violation is described as:

- 1) 8.120.010 (Ord. 541) - No person or entity shall permit the accumulation of rubbish or other material, dangerous or injurious to the health and welfare of persons or the environment, on any real property in the unincorporated area of Riverside County owned by them or under their control.

YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of the ordinance by:

- 1) Remove all rubbish and dispose of it in an approved, legal landfill.

COMPLIANCE MUST BE COMPLETED BY May 28, 2010. 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 \$82.00 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 CODE ENFORCEMENT WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.

CODE ENFORCEMENT DEPARTMENT

By: David Jurden, Code Enforcement Technician

EXHIBIT NO. E³



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

NOTICE OF VIOLATION

April 28, 2010

OCCUPANT
21510 EUCALYPTUS AVE
PERRIS, CA 92570

RE CASE NO: CV10-02057 at 21510 EUCALYPTUS AVE, PERRIS, California, Assessor's Parcel Number 325-060-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 21510 EUCALYPTUS AVE, PERRIS California, Assessor's Parcel Number 325-060-002, is in violation of Section(s) RCC Section No. 8.120.010 (Ord. 541), of the Riverside County Code.

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CODE ENFORCEMENT DEPARTMENT

By: David Jurden, Code Enforcement Technician

EXHIBIT NO. EA



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

NOTICE OF VIOLATION

April 28, 2010

MR & MRS HARRY BENSON
22576 SOUTH NORMANDIE AVENUE
TORRANCE, CA 90502-2353

RE CASE NO: CV10-02057 at 21510 EUCALYPTUS AVE, PERRIS, California, Assessor's Parcel Number 325-060-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 21510 EUCALYPTUS AVE, PERRIS California, Assessor's Parcel Number 325-060-002, is in violation of Section(s) RCC Section No. 8.120.010 (Ord. 541), of the Riverside County Code.

Said violation is described as:

- 1) 8.120.010 (Ord. 541) - No person or entity shall permit the accumulation of rubbish or other material, dangerous or injurious to the health and welfare of persons or the environment, on any real property in the unincorporated area of Riverside County owned by them or under their control.

YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of the ordinance by:

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COMPLIANCE MUST BE COMPLETED BY May 28, 2010. FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING BROUGHT AGAINST YOU.

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CODE ENFORCEMENT DEPARTMENT

By: David Jurden, Code Enforcement Technician

EXHIBIT NO. E^S



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

NOTICE OF VIOLATION

April 28, 2010

BEST, BEST & KRIEGER
P.O. BOX L
SUN CITY, CA 92381

RE CASE NO: CV10-02057 at 21510 EUCALYPTUS AVE, PERRIS, California, Assessor's Parcel Number 325-060-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 21510 EUCALYPTUS AVE, PERRIS California, Assessor's Parcel Number 325-060-002, is in violation of Section(s) RCC Section No. 8.120.010 (Ord. 541), of the Riverside County Code.

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CODE ENFORCEMENT DEPARTMENT

By: David Jurden, Code Enforcement Technician

EXHIBIT NO. E⁶



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

PROOF OF SERVICE

Case No. CV10-02057

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Jennifer Miller, 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 at the footer of this notice.

That on April 28, 2010, I served the following documents(s):

NOTICE RE: Notice of Violation (RCC 8.120.010)

Summary of Costs Notification

by placing a true copy thereof enclosed in a sealed envelope(s) **BY CERTIFIED MAIL, RETURN RECEIPT REQUESTED** addressed as follows:

HARRY C BENSON P O BOX 178, POTTSVILLE, AR 72858
OCCUPANT 21510 EUCALYPTUS AVE, PERRIS, CA 92570
MR & MRS HARRY BENSON 22576 SOUTH NORMANDIE AVENUE, TORRANCE, CA 90502-2353
BEST, BEST & KRIEGER P.O. BOX L, SUN CITY, CA 92381

XX **By First Class Mail.** 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 with postage thereon fully prepaid in the County of Riverside, California, in the ordinary course of business.

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

EXECUTED ON April 28, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

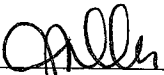

By: Jennifer Miller, Code Enforcement Aide

EXHIBIT NO. E⁷

COUNTY OF RIVERSIDE
Code Enforcement Department
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED

RETURN RECEIPT REQUESTED



RETURNED TO SENDER

- MOVED, LEFT NO ADDRESS
- FORWARDING ORDER EXPIRED
- UNCLAIMED - NOT KNOWN
- NO SUCH STREET
- INSUFFICIENT ADDRESS

CERTIFIED MAIL™



7009 3410 0000 1203 3144

FIRST CLASS

UNITED STATES POSTAGE
PITNEY BOWES
\$05.54⁰
02 1M
000 4234315 APR 29 2010
MAILED FROM ZIP CODE 92504



REC'D MAY 26 2010

Harry C. Benson
P.O. Box 178
Pottsville, AR 72858
CV10-02057 / DJ 325-060-002 (4)

5-3-10
5-11-10
May 18, 10

NIXIE 727 DC 1 70 05/24/10
RETURN TO SENDER
UNDELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
BC: 92557722491 *1004-06395-29-42

7255707224
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U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)
For delivery information visit our website at www.usps.com®

OFFICIAL USE

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

Postmark Here

Harry C. Benson
P.O. Box 178
Pottsville, AR 72858
CV10-02057 / DJ 325-060-002 (4)

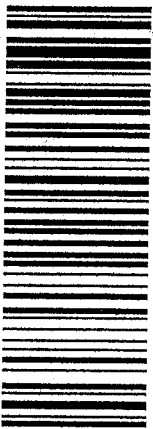
PS Form 3800, August 2006 See Reverse for Instructions

EXHIBIT NO. E8

COUNTY OF RIVERSIDE
Code Enforcement Department
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557

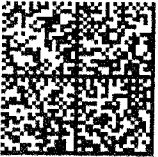
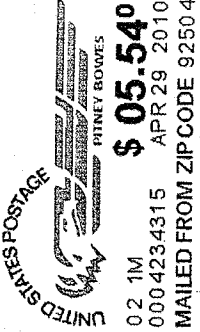
RETURN RECEIPT REQUESTED

RETURN RECEIPT REQUESTED



7009 3410 0000 1203 3151

FIRST CLASS



Handwritten signature

RECD MAY 20 2010
Occupant

21510 Eucalyptus Avenue
Perris, CA 92570
CV10-02057 / DJ 325-060-002 (4)

UNCLAIMED

9257066134 R007



7009 3410 0000 1203 3151

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Occupant
21510 Eucalyptus Avenue
Perris, CA 92570
CV10-02057 / DJ 325-060-002 (4)

PS Form 3800, August 2006

See Reverse for Instructions

EXHIBIT NO.

E9

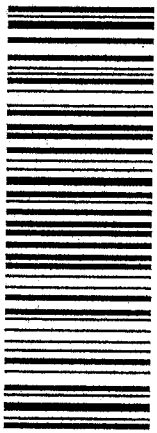
COUNTY OF RIVERSIDE
Code Enforcement Department
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED

RETURN RECEIPT REQUESTED

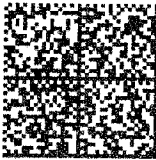
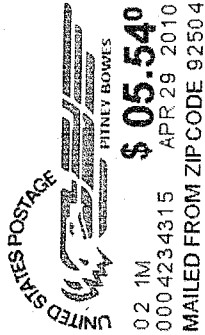
REC'D MAY 07 2010

Mr. & Mrs. Harry Benson
22576 South Normandie Avenue
Torrance, CA 90502-2353
CV10-02057 / DJ 325-060-002 (4)



7009 3410 0000 1203 3168

FIRST CLASS

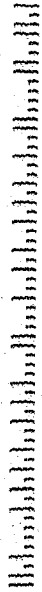


NIXIE 908 DE 1 00 05/05/10

RETURN TO SENDER
NO SUCH STREET
UNABLE TO FORWARD

BC: 52557722491 *1004-06997-29-42

90502235370014



7009 3410 0000 1203 3168

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Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		

Postmark Here

Mr. & Mrs. Harry Benson
 22576 South Normandie Avenue
 Torrance, CA 90502-2353
 CV10-02057 / DJ 325-060-002 (4)

PS Form 3800, August 2005 See Reverse for Instructions

EXHIBIT NO. E10



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

August 27, 2010

BEST, BEST & KRIEGER
26820 CHERRY HILLS BLVD.
P. O. BOX L
SUN CITY, CA 92381

RE CASE NO: CV10-02057 at 21510 EUCALYPTUS AVE, PERRIS, California, Assessor's Parcel Number 325-060-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 21510 EUCALYPTUS AVE, PERRIS California, Assessor's Parcel Number 325-060-002, is in violation of Section(s) RCC Section No. 8.120.010 (Ord. 541), of the Riverside County Code.

Said violation is described as:

- 1) 8.120.010 (Ord. 541) - No person or entity shall permit the accumulation of rubbish or other material, dangerous or injurious to the health and welfare of persons or the environment, on any real property in the unincorporated area of Riverside County owned by them or under their control.

YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of the ordinance by:

- 1) Remove all rubbish and dispose of it in an approved, legal landfill.

COMPLIANCE MUST BE COMPLETED BY September 27, 2010. 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 \$82.00 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 CODE ENFORCEMENT WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.

CODE ENFORCEMENT DEPARTMENT

By: David Jurden, Code Enforcement Technician

EXHIBIT NO. E¹²

COUNTY OF RIVERSIDE
Code Enforcement Department
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED

RETURN RECEIPT REQUESTED

CERTIFIED MAIL™



7009 3410 0000 1268 9549

Best, Best & Krieger
26820 Cherry Hills Blvd.
P.O. Box L
Sun City, CA 92381
CV10-02057 / DJ 325-060-002

REC'D AUG 31 2010

92557722491

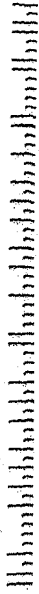


02 1A
0004632914 AUG 27 2010
MAILED FROM ZIP CODE 92501

NIXIE 923 DC 1 00 08/29/10

NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 92557722491 *1004-00929-27-40



LINDA

7009 3410 0000 1268 9549

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Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Best, Best & Krieger 26820 Cherry Hills Blvd. P.O. Box L Sun City, CA 92381 CV10-02057 / DJ 325-060-002 (1)	
for Instructions	

EXHIBIT NO. _____

E14



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

Glenn Baude
Director

AFFIDAVIT OF POSTING OF NOTICES

Case No.: CV10-02057

I, David Jurden, hereby declare:

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

County of Riverside
Code Enforcement Department
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557

2. That on **August 30, 2010 at 1249 PM**, I securely and conspicuously posted a **Notice of Violation (RCC 8.120.010) Accumulated Rubbish and Summary of Costs Notification** at the property described as:

Property Address: 21510 Eucalyptus Avenue, Perris

Assessor's Parcel Number: 325-060-002

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

Executed on **August 30, 2010** at Moreno Valley, California.

CODE ENFORCEMENT DEPARTMENT


By: 
David Jurden, Code Enforcement Technician

EXHIBIT NO. E15



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

October 20, 2010

HARRY C BENSON
P O BOX 178
POTTSVILLE, AR 72858

RE CASE NO: CV10-02057 at 21510 EUCALYPTUS AVE, PERRIS, California, Assessor's Parcel Number 325-060-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 21510 EUCALYPTUS AVE, PERRIS California, Assessor's Parcel Number 325-060-002, is in violation of Section(s) RCC Section No. 8.120.010 (Ord. 541), of the Riverside County Code.

Said violation is described as:

- 1) 8.120.010 (Ord. 541) - No person or entity shall permit the accumulation of rubbish or other material, dangerous or injurious to the health and welfare of persons or the environment, on any real property in the unincorporated area of Riverside County owned by them or under their control.

YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of the ordinance by:

- 1) Remove all rubbish and dispose of it in an approved, legal landfill.

COMPLIANCE MUST BE COMPLETED BY NOVEMBER 20, 2010. 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 CODE ENFORCEMENT WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.

CODE ENFORCEMENT DEPARTMENT

By: David Jurden, Code Enforcement Technician

EXHIBIT NO. E¹⁶



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

October 20, 2010

Harry C Benson
1224 River Road
Pottsville, AR 72858

RE CASE NO: CV10-02057 at 21510 EUCALYPTUS AVE, PERRIS, California, Assessor's Parcel Number 325-060-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 21510 EUCALYPTUS AVE, PERRIS California, Assessor's Parcel Number 325-060-002, is in violation of Section(s) RCC Section No. 8.120.010 (Ord. 541), of the Riverside County Code.

Said violation is described as:

- 1) 8.120.010 (Ord. 541) - No person or entity shall permit the accumulation of rubbish or other material, dangerous or injurious to the health and welfare of persons or the environment, on any real property in the unincorporated area of Riverside County owned by them or under their control.

YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of the ordinance by:

- 1) Remove all rubbish and dispose of it in an approved, legal landfill.

COMPLIANCE MUST BE COMPLETED BY NOVEMBER 20, 2010. 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 CODE ENFORCEMENT WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.

CODE ENFORCEMENT DEPARTMENT

By: David Jurden, Code Enforcement Technician

EXHIBIT NO. E¹⁷



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

PROOF OF SERVICE

Case No. CV10-02057

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Jennifer Miller, 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 at the footer of this notice.

That on October 20, 2010, I served the following document(s):

NOTICE RE: Notice of Violation (RCC 8.120.010)

Summary of Costs Notification

by placing a true copy thereof enclosed in a sealed envelope(s) by **CERTIFIED MAIL, RETURN RECEIPT REQUESTED** addressed as follows:

HARRY C BENSON P O BOX 178, POTTSVILLE, AR 72858
Harry C. Benson 1224 River Road, Pottsville, AR 72858

By First Class Mail. 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 with postage thereon fully prepaid in the County of Riverside, California, in the ordinary course of business.

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

EXECUTED ON October 20, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT


By: Jennifer Miller, Code Enforcement Aide

EXHIBIT NO. E¹⁸

COUNTY OF RIVERSIDE
 Code Enforcement Department
 24318 Hemlock Avenue, Suite C-1
 Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED

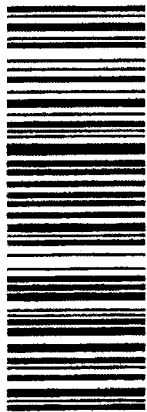
RETURN RECEIPT REQUESTED

RETURN RECEIPT REQUESTED

RECD NOV 10 2010

Harry C. Benson
 P.O. Box 178
 Pottsville, AR 72858
 CV10-02057 / DJ 325-060-002 (2)

7007 2580 0000 5458 5242



FIRST CLASS



UNITED STATES POSTAGE
 \$ 05.540
 02 1M
 0004234315
 OCT 20 2010
 MAILED FROM ZIP CODE 92504

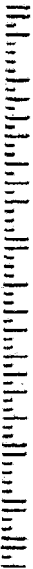
10-22-10

10-28

NIXIE 722 DE 1 00 11/07/10

RETURN TO SENDER
 UNCLAIMED
 UNABLE TO FORWARD

BC: 92557722431 *0704-07984-20-41



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

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Harry C. Benson
 P.O. Box 178
 Pottsville, AR 72858
 CV10-02057 / DJ 325-060-002 (2)

PS Form 3800, August 2006

See Reverse for Instructions

EXHIBIT NO.

19

7007 2680 0000 5468 5259

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OFFICIAL USE

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

Postmark
Here

Harry C. Benson
1224 River Road
Pottsville, AR 72858
CV10-02057 / DJ 325-060-002 (2)

PS Form 3800, August 2006

See Reverse for Instructions

COUNTY OF RIVERSIDE
Code Enforcement Department
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED
RETURN RECEIPT REQUESTED

Handwritten signature

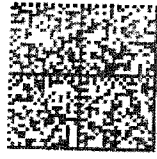
EXHIBIT NO.

FF 20



7007 2680 0000 5468 5259

FIRST CLASS

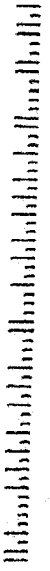


UNITED STATES POSTAGE
EIMLY RIVOTES
\$ 05.540
02 TM
0004294315 OCT 20 2010
MAILED FROM ZIP CODE 92504

REC'D NOV 10 2010

Handwritten initials

NIXIE 722 DE 1 00 11/07/10
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD
BC: 92557722431 *0704-07985-20-41



When recorded please mail to.

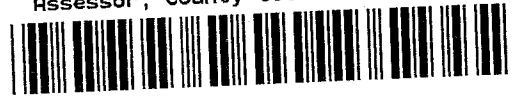
Riverside County Code Enforcement Department
(District 5 Office)
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557
Mail Stop No. 5002

DOC # 2010-0333167

07/16/2010 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



NOTICE OF NONCOMPLIANCE

In the matter of the Property of
Harry C. Benson

Case No.: CV10-02057

062 **M** 0
062

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. 541, (RCC Title 8.120.010) described as Accumulated Rubbish. Such Proceedings are based upon the noncompliance of such real property, located at 21510 Eucalyptus Avenue, Perris, CA, and more particularly described as Assessor's Parcel Number 325-060-002 and having a legal description of 2.57 ACRES IN PAR 13 RS 024/059, Records of Riverside County, with the requirements of Ordinance No. 541 (RCC Title 8.120.010).

The owner has been advised to immediately correct the above-referenced violation to avoid further action by the County of Riverside, which may include remediation or restoration to abate the public nuisance or other remedies available to the department by a court of competent jurisdiction. 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 Code Enforcement Department, 24318 Hemlock Avenue, Suite C-1, Moreno Valley, California 92557, Attention Code Enforcement Technician David Jurden 951-485-5840.

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
CODE ENFORCEMENT DEPARTMENT

By Mary Overholt
Mary Overholt
Code Enforcement Department

EXHIBIT NO. **F**

ACKNOWLEDGMENT

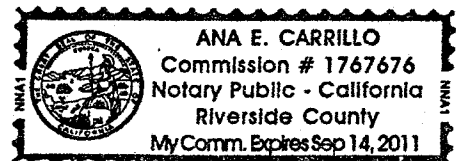
State of California)
County of Riverside)

On 07/12/10 before me, Ana E. Carrillo, Notary Public, personally appeared Mary Overholt, who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Ana E. Carrillo
Commission # 1767676 Comm. Expires 9 14, 2011



PAMELA J. WALLS
County Counsel

OFFICE OF COUNTY COUNSEL
COUNTY OF RIVERSIDE



KATHERINE A. LIND
Assistant County Counsel

3960 ORANGE STREET, SUITE 500
RIVERSIDE, CA 92501-3674
TELEPHONE: 951/955-6300
FAX: 951/955-6322 & 951/955-6363

February 9, 2011

**NOTICE TO CORRECT COUNTY ORDINANCE VIOLATIONS AND
ABATE PUBLIC NUISANCE**

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

Case No.: CV10-02057
APN: 325-060-002; BENSON
Property: 21510 Eucalyptus Ave., Perris

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors pursuant to Riverside County Ordinance Nos. 541 (RCC Title 8) and 725 (RCC Title 1) to consider the abatement of the accumulated rubbish located on the SUBJECT PROPERTY described as 21510 Eucalyptus Ave., Perris, **Riverside County, California**, and more particularly described as Assessor's Parcel Number 325-060-002.

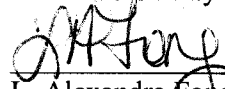
YOU ARE HEREBY DIRECTED as owner of the SUBJECT PROPERTY, to appear at this hearing to show cause why the SUBJECT PROPERTY should not be condemned as a public nuisance and be abated by removing the accumulated rubbish from the real property.

SAID HEARING will be held on **Tuesday, March 1, 2011**, at **9:30 a.m.** in the Board of Supervisors Room, County Administrative Center, 4080 Lemon Street, 1st 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 Mary Overholt at (951) 485-5840 or the undersigned prior to the hearing. Please meet the undersigned and Brian Black, Supervising Code Enforcement Officer, at 8:30 a.m. on the day of the hearing in Conference Room 2A located on the 1st floor in front of the Human Resources Office to discuss the case.

PAMELA J. WALLS
Riverside County Counsel



L. Alexandra Fong
Deputy County Counsel

EXHIBIT NO. 6

NOTICE LIST

Subject Property: 21510 Eucalyptus Ave., Perris
Case No.: CV 10-02057; APN: 325-060-002; District 5

HARRY C. BENSON
21510 EUCALYPTUS AVE
PERRIS CA 92570

HARRY C. BENSON
1224 RIVER RD
POTTSVILLE AR 72858

HARRY C. BENSON
PO BOX 178
POTTSVILLE AR 72858

MR. & MRS. HARRY BENSON
22576 SOUTH NORMANDIE AVENUE
TORRANCE CA 90502-2353

BEST BEST & KRIEGER
26820 CHERRY HILLS BLVD
PO BOX L
SUN CITY CA 92381

L:\Code Enforcement\Abatements\2010\2010\CV10-02057\Notice List.DOC

EXHIBIT NO. 6²



[Home](#) | [Help](#) | [Sign In](#)

[Track & Confirm](#) [FAQs](#)

Track & Confirm

Search Results

Label/Receipt Number: **7010 1670 0001 7232 8106**
 Service(s): **Certified Mail™**
 Status: **Notice Left**

We attempted to deliver your item at 9:28 am on February 12, 2011 in POTTSVILLE, AR 72858 and a notice was left. You may arrange redelivery by visiting www.usps.com/redelivery or calling 800-ASK-USPS, or may pick up the item at the Post Office indicated on the notice. If this item is unclaimed after 15 days then it will be returned to the sender. Information, if available, is updated periodically throughout the day. Please check again later.

Detailed Results:

- **Notice Left, February 12, 2011, 9:28 am, POTTSVILLE, AR 72858**
- **Arrival at Unit, February 12, 2011, 7:21 am, POTTSVILLE, AR 72858**

Notification Options

Track & Confirm by email

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

Track & Confirm

Enter Label/Receipt Number.

[Go >](#)

[Site Map](#) [Customer Service](#) [Forms](#) [Gov't Services](#) [Careers](#) [Privacy Policy](#) [Terms of Use](#) [Business Customer Gateway](#)

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U.S. Postal Service
 Postage, Insurance, etc.



United States Postal Service
 United States Postal Service

7010 1670 0001 7232 8106

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For delivery information visit our website at www.usps.com ®	
OFFICIAL USE	
Postage	\$ <u>1.44</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>
Mailed 2/9/11 Postmark Here	
Sent To Street or PO: HARRY C BENSON City: 1224 RIVER RD POTTSVILLE AR 72858	
PS Form 3800, August 2006 See Reverse for Instructions	

EXHIBIT NO. 6³



Track & Confirm

Search Results

Label/Receipt Number: **7010 1670 0001 7232 8113**
 Service(s): **Certified Mail™**
 Status: **Unclaimed**

Your item was returned to the sender on February 15, 2011 because it was not claimed by the addressee.

Track & Confirm

Enter Label/Receipt Number.

[Go >](#)

Detailed Results:

- **Unclaimed, February 15, 2011, 5:36 pm, PERRIS, CA**
- **Undeliverable as Addressed, February 11, 2011, 1:08 pm, PERRIS, CA 92570**
- **Arrival at Unit, February 11, 2011, 7:48 am, PERRIS, CA 92570**

Notification Options

Track & Confirm by email

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



7010 1670 0001 7232 8113

U.S. Postal Service™		
CERTIFIED MAIL™ RECEIPT		
<i>(Domestic Mail Only; No Insurance Coverage Provided)</i>		
For delivery information visit our website at www.usps.com		
OFFICIAL USE		
Postage	\$ 1.44	Marked 2/9/11 Postmark Here
Certified Fee	2.80	
Return Receipt Fee (Endorsement Required)	2.30	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.54	
Sent To		
Street, P.O. Box, or PO B	HARRY C BENSON	
City, State	21510 EUCALYPTUS AVE	
	PERRIS CA 92570	
PS Form 3800, August 2006 See Reverse for Instructions		

EXHIBIT NO. 64



Home | Help | Sign In

Track & Confirm FAQs

Track & Confirm

Search Results

Label/Receipt Number: 7010 1670 0001 7232 8090
Service(s): Certified Mail™
Status: Notice Left

We attempted to deliver your item at 8:20 am on February 12, 2011 in POTTSVILLE, AR 72858 and a notice was left. You may arrange redelivery by visiting www.usps.com/redelivery or calling 800-ASK-USPS, or may pick up the item at the Post Office indicated on the notice. If this item is unclaimed after 15 days then it will be returned to the sender. Information, if available, is updated periodically throughout the day. Please check again later.

Detailed Results:

- Notice Left, February 12, 2011, 8:20 am, POTTSVILLE, AR 72858
- Arrival at Unit, February 12, 2011, 7:21 am, POTTSVILLE, AR 72858

Notification Options

Track & Confirm by email

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

Track & Confirm

Enter Label/Receipt Number.

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U.S. Postal Service™		
CERTIFIED MAIL™ RECEIPT		
(Domestic Mail Only; No Insurance Coverage Provided)		
For delivery information visit our website at www.usps.com		
OFFICIAL USE		
Postage	\$ 1.44	Mailed 2/9/11 Postmark Here
Certified Fee	2.80	
Return Receipt Fee (Endorsement Required)	2.30	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.54	
Sent To		
Street or PO	HARRY C BENSON	
City, State	PO BOX 178	
	POTTSVILLE AR 72858	

7010 1670 0001 7232 8090

PS Form 3800, August 2006

See Reverse for Instructions

EXHIBIT NO. _____

6^s



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Track & Confirm

Search Results

Label/Receipt Number: **7010 1670 0001 7232 8083**
Service(s): **Certified Mail™**
Status: **Undeliverable as Addressed**

Your item was undeliverable as addressed at 2:14 pm on February 12, 2011 in TORRANCE, CA 90502. It is being returned if appropriate information is available.

Track & Confirm

Enter Label/Receipt Number.

[Go >](#)

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7010 1670 0001 7232 8083

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

For delivery information visit our website at www.usps.com®

OFFICIAL USE

Postage	\$.44
Certified Fee	2.80
Return Receipt Fee (Endorsement Required)	2.30
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.54

MAILED 2/9/11

Postmark
Here

Sent

Street or PO Box: MR & MRS HARRY BENSON
City: TORRANCE CA 90502-2353

PS Form 3800, August 2006

See Reverse for Instructions

EXHIBIT NO. _____

G6



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Search Results

Label/Receipt Number: **7010 1670 0001 7232 8076**
Service(s): **Certified Mail™**
Status: **Undeliverable as Addressed**

Your item was undeliverable as addressed at 12:33 pm on February 12, 2011 in SUN CITY, CA 92586. It is being returned if appropriate information is available.

Track & Confirm

Enter Label/Receipt Number.

Go >

Notification Options

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

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7010 1670 0001 7232 8076

U.S. Postal Service™		
CERTIFIED MAIL™ RECEIPT		
<i>(Domestic Mail Only; No Insurance Coverage Provided)</i>		
For delivery information visit our website at www.usps.com ®		
OFFICIAL USE		
Postage	\$ 1.44	Mailed 2/9/11 Postmark Here
Certified Fee	2.80	
Return Receipt Fee (Endorsement Required)	2.30	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.54	
Sent To		
BEST BEST & KRIEGER		
Street, A		
26820 CHERRY HILLS BLVD		
or PO B.		
PO BOX L		
City, Sta		
SUN CITY CA 92381		
PS Form 3800, August 2005		See Reverse for Instructions

EXHIBIT NO. 67

1 **PROOF OF SERVICE**

2 Case No. CV10-02057

3 STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

4 I, Brenda Peeler, declare that I am a citizen of the United States and am employed in the County of
5 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, Suite 500, Riverside, California 92501.

7 That on Feb. 9, 2011, I served the following document(s):

8 **NOTICE TO CORRECT COUNTY ORDINANCE VIOLATIONS
9 AND ABATE PUBLIC NUISANCE**

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

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

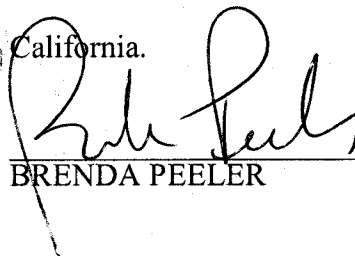
13 XX **BY CERTIFIED MAIL, RETURN RECEIPT REQUESTED.** I am "readily familiar"
14 with the office's practice of collection and processing correspondence for mailing. Under
15 that practice it would be deposited with the U.S. Postal Service on that same day with
16 postage thereon fully prepaid at Riverside, 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 Feb. 9, 2011, at Riverside, California.

24 
25 _____
26 BRENDA PEELER

27 **EXHIBIT NO. 68**

28



CODE ENFORCEMENT DEPARTMENT COUNTY OF RIVERSIDE

Glenn Baude
Director

AFFIDAVIT OF POSTING OF NOTICES

Case No.: CV10-02057

I, David Jurden, hereby declare:

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

County of Riverside
 Code Enforcement Department
 24318 Hemlock Avenue, Suite C-1
 Moreno Valley, CA 92557

2. That on February 10, 2011 at 1318 PM, I securely and conspicuously posted a Notice to Correct County Ordinance Violations and Abate Public Nuisance, a Notice List and Proof of Service at the property described as:

Property Address: 21510 Eucalyptus Avenue, Perris

Assessor's Parcel Number: 325-060-002

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

Executed on February 10, 2011 at Moreno Valley, California.

CODE ENFORCEMENT DEPARTMENT

By:

David Jurden, Code Enforcement Technician

EXHIBIT NO. G9