

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

863 B



FROM: County Counsel
Code Enforcement Department

SUBMITTAL DATE:
May 25, 2011

SUBJECT: Statement of Abatement Costs [Case Nos. CV07-3546 & CV09-12574]
Subject Property: Lot S/O 30455 Arbol Real, Thousand Palms; LUA
APN: 650-032-015
District Four

Departmental Concurrence

RECOMMENDED MOTION: Move that the Board of Supervisors:

- (1) assess the reasonable costs of abatement of a public nuisance (accumulated rubbish) in the above-referenced matter to be **six thousand, one hundred fifty-five dollars and sixty cents (US \$6,155.60)**;
- (2) assess the costs of abatement against the above-described subject property;
- (3) authorize the recordation of a notice of abatement lien; and
- (4) authorize the abatement costs to be added to the tax roll as a special assessment
- (5) authorize and direct the Code Enforcement Department to take any reasonable actions to collect the amount owed.

[Signature]

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: *[Signature]*
Tina Grande

County Executive Office Signature

Consent
 Policy
 Consent
 Policy

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

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Buster, Stone, Benoit and Ashley
 Nays: None
 Absent: Tavaglione
 Date: June 7, 2011
 xc: Co. Co., CED, Prop. Owner

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

Prev. Agn. Ref.: | District: 4 | Agenda Number: **9.4**

Statement of Abatement Costs [Case Nos. CV07-3546 & CV09-12574]

Subject Property: Lot S/O 30455 Arbol Real, Thousand Palms; LUA

APN: 650-032-015

District Four

Page 2

BACKGROUND: Government Code § 25845, Riverside County Ordinance Nos. 541(RCC Chapter 8.120) and 725 (RCC Chapter 1.16) authorize the recovery of abatement costs in public nuisance cases, the recordation of a notice of abatement lien and inclusion of abatement costs on the tax roll as a special assessment upon approval of the Board of Supervisors.

Multiple Notices of Violation and Administrative Citations were issued. On April 8, 2008, a Notice of Violation and Order to Remove Accumulated Rubbish was issued. Subsequently, on or about Nov. 2, 2010, the accumulated rubbish was abated from the subject property under the direction of the Riverside County Code Enforcement Department.

The property has a delinquent tax status as of 2005.

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

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

FROM: County Counsel
Code Enforcement Department
SUBJECT: Statement of Abatement Costs [Case Nos. CV07-3546 & CV09-12574]
Subject Property: Lot S/O 30455 Arbol Real, Thousand Palms; LUA
APN: 650-032-015
District Four

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

Hearing Date: June 7, 2011

Notice of Hearing Re: Statement of Abatement Costs (including Proof(s) of Service and Affidavit(s) of Posting	Exhibit A
Summary Statement of Abatement Costs and Statement of Abatement Costs with Supporting Documents	Exhibit B
Assessment-Roll For The Year 10/11 And Geographic Information System, Mar. 21, 2011	Exhibit C
Lot Book Report	Exhibit D

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

May 19, 2011

NOTICE OF HEARING RE: STATEMENT OF ABATEMENT COSTS

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

Subject Property: Lot S/O 30455 Arbol Real, Thousand Palms
Case Nos.: CV07-3546 & CV09-12574; LUA
APN: 650-032-015


NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors on **Tuesday, June 7, 2011, at 9:30 a.m.** in the Board of Supervisors Room, 4080 Lemon Street, 1st Floor Annex, Riverside, California, at which time and place pertinent testimony will be heard regarding the expenses incurred by the County of Riverside, Code Enforcement Department ("DEPARTMENT") for the above-referenced abatement case. Said abatement case involved accumulated rubbish located on your real property commonly described as Lot S/O 30455 Arbol Real, Thousand Palms, Riverside County, California and more particularly described as Assessor's Parcel Number 650-032-015.

The total expense due, including all other fees and costs, for the abatement of the above-described dangerous or injurious condition is **six thousand, one hundred fifty-five dollars and sixty cents (US \$6,155.60)**. This amount is immediately due and payable. If you have any objections to the Statement of Abatement Costs attached hereto, you must address your objections to the Board of Supervisors at the hearing. If you have any questions about the attached Statement of Abatement Costs, please contact Brian Black at (951) 955-2004. In the event the total amount due is not paid to the DEPARTMENT prior to the Board Hearing, the DEPARTMENT shall seek an order from the Board of Supervisors to place a lien against your property and collect the amount due as a special tax assessment.

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

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

PAMELA J. WALLS
County Counsel



L. ALEXANDRA FONG
Deputy County Counsel

Enclosure: Statement of Abatement Costs

EXHIBIT NO. A



COUNTY OF RIVERSIDE CODE ENFORCEMENT

P.O. Box 1469, Riverside, CA 92502
Phone: 951-955-2004 Fax: 951-955-8680

Property Reference/Mailing Address
650-032-015 FREDERICO LUA/ALICIA LUA 73381 SANTA ROSA WAY PALM DESERT CA. 92260

Summary Statement of Abatement Costs

You are liable to the County for the following abatement costs:			
Date	Invoice Number & Amount	Amount	Balance
12/31/2000	Balance forward		0.00
03/21/2011	CV073546- INV #100729.	2,192.50	2,192.50
08/22/2007	CV073546:A26730- INV #10989. A26730	100.00	2,292.50
09/25/2007	CV073546:A26731- INV #10990. A26731	200.00	2,492.50
12/04/2007	CV073546:A26953- INV #10991. A26953	500.00	2,992.50
03/21/2011	CV0912574- INV #100730.	3,163.10	6,155.60
Total Now Due			\$6,155.60

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees, or other collection costs incurred in the collection of these abatement costs.

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

Code Enforcement Department

EXHIBIT NO. A2

**County of Riverside
Code Enforcement Department**

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

Date	Invoice #
3/21/2011	100729

Case Number	District	Class
CV073546	4	SOAC

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
1/8/2008	Lot/Title Report	Lot/Title Report	1	150.00	150.00
	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			270.00

Subtotal \$2,192.50

Payments/Credits \$0.00

Total Now Due \$2,192.50

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

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


Code Enforcement Department



County of Riverside Code Enforcement Department

P.O. Box 1469, Riverside, CA 92502
 Phone: (951) 955-2004 Fax: (951) 955-8680
 demands@rctlma.org

Administrative Citation

650-032-015
 FREDERICO LUA/ALICIA LUA
 73381 SANTA ROSA WAY
 PALM DESERT CA. 92260

Citation Issue Date	Billing Date
8/22/2007	3/21/2011

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

Citation Number	District	Class
A26730	4	SOAC

Item	Description	Hours/Qty	Rate	Amount
Administrative Citations	A26730--CV073546	1	100.00	100.00
			Subtotal	\$100.00

Riverside County Ordinance 725 provides for the recovery of abatement and administrative costs reasonably related to Code Enforcement, including costs related to the abatement, collection, attorney's fees and staff time for site inspections, investigation, summaries, reports, and notices.

A Request for Hearing to object to the charges must be filed in writing to this department within 10 days of the service of this Summary of Costs. You may submit your signed request via U.S Mail, Fax or Email to any of the address(s)/numbers listed above.

Make checks payable to Riverside County Code Enforcement and remit to P.O. Box 1469, Riverside, CA 92502

Payments/Credits	\$0.00
Total	\$100.00

EXHIBIT NO. A5



County of Riverside Code Enforcement Department

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680
demands@rctlma.org

Administrative Citation

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

Citation Issue Date	Billing Date
9/25/2007	3/21/2011

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

Citation Number	District	Class
A26731	4	SOAC

Item	Description	Hours/Qty	Rate	Amount
Administrative Citations	A26731--CV073546	1	200.00	200.00
			Subtotal	\$200.00
			Payments/Credits	\$0.00
			Total	\$200.00

EXHIBIT NO. AG



County of Riverside Code Enforcement Department

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680
demands@rctlma.org

Administrative Citation

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

Citation Issue Date	Billing Date
12/4/2007	3/21/2011

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

Citation Number	District	Class
A26953	4	SOAC

Item	Description	Hours/Qty	Rate	Amount
Administrative Citations	A26953--CV073546	1	500.00	500.00

Subtotal	\$500.00
Payments/Credits	\$0.00
Total	\$500.00

EXHIBIT NO. A7

**County of Riverside
Code Enforcement Department**

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

Date	Invoice #
3/21/2011	100730

Case Number	District	Class
CV0912574	4	SOAC

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
12/3/2009	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
12/3/2009	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
3/2/2010	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
3/2/2010	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
9/16/2010	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
10/22/2010	Officer Hours	Labor Charges - Officer Time	0.5	129.00	64.50
11/2/2010	Officer Hours	Labor Charges - Officer Time	8	129.00	1,032.00
3/21/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			1,324.10
1/12/2010	Lot/Title Report	Lot/Title Report	1	114.00	114.00
11/1/2010	Other Services	Other Services	1	525.00	525.00
11/4/2010	Demolition & Disposal	Demolition & Disposal	1	1,200.00	1,200.00
		Subtotal Contractor Costs			1,839.00

Subtotal	\$3,163.10
Payments/Credits	\$0.00
Total Now Due	\$3,163.10

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

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


Code Enforcement Department

EXHIBIT NO. A8

NOTICE LIST

Subject Property: Lot S/O 30455 Arbol Real, Thousand Palms; Case Nos.: CV07-3546 &
CV09-12574; APN: 650-032-015; District Four

FREDERICO LUA
ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA 92260

FREDERICO LUA
ALICIA LUA
47-094 VAN BUREN APT 190
INDIO CA 92201

COACHELLA VALLEY WATER DIST
C/O SCHOTT R HEIL ESQ
ROBERT T ANDERSON JR ESQ
LAW OFFICES OF REDWINE AND SHERRILL
1950 MARKET STREET
RIVERSIDE CA 92501-1720

STATE BOARD OF EQUALIZATION
PO BOX 942879
SACRAMENTO CA 94279-0055

FRANCHISE TAX BOARD
SPECIAL PROCEDURES SECTION
PO BOX 2952
SACRAMENTO CA 95812-2952

STATE OF CALIFORNIA
EMPLOYMENT DEV DEPT
CENTRAL COLLECTION DIV MIC 92
PO BOX 826880
SACRAMENTO CA 94280-0001

EXHIBIT NO. _____

A⁹

PROOF OF SERVICE
Case Nos. CV07-3546 & CV09-12574

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Brenda G. Peeler, declare that I am a citizen of the United States and am employed in the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address is 3960 Orange Street, Suite 500, Riverside, California 92501.

That on May 19, 2011, I served the following document(s):

- NOTICE OF HEARING RE: STATEMENT OF ABATEMENT COSTS
- SUMMARY STATEMENT OF ABATEMENT COSTS
- STATEMENT OF ABATEMENT COSTS
- ADMINISTRATIVE CITATION(S)
- NOTICE LIST

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

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

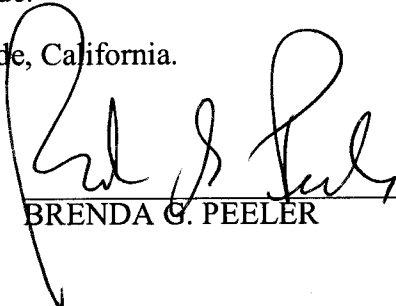
BY FIRST CLASS MAIL. I am "readily familiar" with the office's practice of collection and processing correspondence for mailing. Under that practice it would be deposited with the U.S. Postal Service on that same day with postage thereon fully prepaid at Riverside, California, in the ordinary course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

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

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

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

EXECUTED ON May 19, 2011, at Riverside, California.



BRENDA G. PEELER

EXHIBIT NO. _____

A¹⁰



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

AFFIDAVIT OF POSTING OF NOTICES

May 20, 2011

RE CASE NO: CV073546, CV0912574

I, Hector Herrera, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 38686 El Cerrito Road, Palm Desert, California 92211 .

That on 05/20/2011 at 8:46 am, I securely and conspicuously posted notice of hearing Re; statement of abatement costs at the property described as:

Property Address: S of 30455 Arbol Real, Thousand Palms

Assessor's Parcel Number: 650-032-015

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

Executed on May 20, 2011 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

Hector Herrera
By: Hector Herrera, Sr. Code Enforcement Officer

EXHIBIT NO. A''



COUNTY OF RIVERSIDE CODE ENFORCEMENT

P.O. Box 1469, Riverside, CA 92502
Phone: 951-955-2004 Fax: 951-955-8680

Property Reference/Mailing Address
650-032-015 FREDERICO LUA/ALICIA LUA 73381 SANTA ROSA WAY PALM DESERT CA. 92260

Summary Statement of Abatement Costs

You are liable to the County for the following abatement costs:

Date	Invoice Number & Amount	Amount	Balance
12/31/2000	Balance forward		0.00
03/21/2011	CV073546- INV #100729.	2,192.50	2,192.50
08/22/2007	CV073546:A26730- INV #10989. A26730	100.00	2,292.50
09/25/2007	CV073546:A26731- INV #10990. A26731	200.00	2,492.50
12/04/2007	CV073546:A26953- INV #10991. A26953	500.00	2,992.50
03/21/2011	CV0912574- INV #100730.	3,163.10	6,155.60
Total Now Due			\$6,155.60

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees, or other collection costs incurred in the collection of these abatement costs.

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


Code Enforcement Department

EXHIBIT NO. B

**County of Riverside
Code Enforcement Department**

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

Date	Invoice #
3/21/2011	100729

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

Case Number	District	Class
CV073546	4	SOAC

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
5/16/2007	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
5/22/2007	Officer Hours	Labor Charges - Officer Time	3	109.00	327.00
5/29/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
6/21/2007	Officer Hours	Labor Charges - Officer Time	1	129.00	129.00
7/23/2007	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
7/30/2007	Officer Hours	Labor Charges - Officer Time	0.4	82.00	32.80
7/30/2007	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
8/28/2007	Officer Hours	Labor Charges - Officer Time	2	109.00	218.00
9/25/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
9/28/2007	Officer Hours	Labor Charges - Officer Time	1.5	109.00	163.50
12/4/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
12/7/2007	Officer Hours	Labor Charges - Officer Time	1.2	109.00	130.80
4/8/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
6/11/2008	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
12/15/2008	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
1/26/2009	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
8/4/2009	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
8/5/2009	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
12/3/2009	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
12/3/2009	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
3/21/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			1,727.20
3/21/2011	Prepare Case for SOE He... Attend SOE Hearing			125.55 69.75	125.55 69.75
		Subtotal County Counsel Costs			195.30

Subtotal

Payments/Credits

Total Now Due

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

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

**County of Riverside
Code Enforcement Department**

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

Date	Invoice #
3/21/2011	100729

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

Case Number	District	Class
CV073546	4	SOAC

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
1/8/2008	Lot/Title Report	Lot/Title Report	1	150.00	150.00
	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			

Subtotal	\$2,192.50
Payments/Credits	\$0.00
Total Now Due	\$2,192.50

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

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

Code Enforcement Department

EXHIBIT NO. B³



County of Riverside Code Enforcement Department

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680
demands@rcilma.org

Administrative Citation

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

Citation Issue Date	Billing Date
8/22/2007	3/21/2011

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

Citation Number	District	Class
A26730	4	SOAC

Item	Description	Hours/Qty	Rate	Amount
Administrative Citations	A26730--CV073546	1	100.00	100.00
			Subtotal	\$100.00
			Payments/Credits	\$0.00
			Total	\$100.00

Riverside County Ordinance 725 provides for the recovery of abatement and administrative costs reasonably related to Code Enforcement, including costs related to the abatement, collection, attorney's fees and staff time for site inspections, investigation, summaries, reports, and notices.

A Request for Hearing to object to the charges must be filed in writing to this department within 10 days of the service of this Summary of Costs. You may submit your signed request via U.S Mail, Fax or Email to any of the address(s)/numbers listed above.

Make checks payable to Riverside County Code Enforcement and remit to P.O. Box 1469, Riverside, CA 92502

EXHIBIT NO. BA



County of Riverside Code Enforcement Department

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680
demands@rcelma.org

Administrative Citation

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

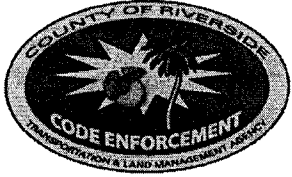
Citation Issue Date	Billing Date
9/25/2007	3/21/2011

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

Citation Number	District	Class
A26731	4	SOAC

Item	Description	Hours/Qty	Rate	Amount
Administrative Citations	A26731--CV073546	1	200.00	200.00
			Subtotal	\$200.00
			Payments/Credits	\$0.00
			Total	\$200.00

EXHIBIT NO. 35



County of Riverside Code Enforcement Department

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680
demands@rctlma.org

Administrative Citation

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

Citation Issue Date	Billing Date
12/4/2007	3/21/2011

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

Citation Number	District	Class
A26953	4	SOAC

Item	Description	Hours/Qty	Rate	Amount
Administrative Citations	A26953--CV073546	1	500.00	500.00

Subtotal	\$500.00
Payments/Credits	\$0.00
Total	\$500.00

EXHIBIT NO. B6

**County of Riverside
Code Enforcement Department**

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

650-032-015
FREDERICO LUA/ALICIA LUA
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

Date	Invoice #
3/21/2011	100730

Case Number	District	Class
CV0912574	4	SOAC

Property Address
650-032-015 FREDERICO LUA/ALICIA LUA LOT S OF 30455 ARBOL REAL THOUSAND PALMS, CA 92276

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
12/3/2009	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
12/3/2009	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
3/2/2010	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
3/2/2010	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
9/16/2010	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
10/22/2010	Officer Hours	Labor Charges - Officer Time	0.5	129.00	64.50
11/2/2010	Officer Hours	Labor Charges - Officer Time	8	129.00	1,032.00
3/21/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			1,324.10
1/12/2010	Lot/Title Report	Lot/Title Report	1	114.00	114.00
11/1/2010	Other Services	Other Services	1	525.00	525.00
11/4/2010	Demolition & Disposal	Demolition & Disposal	1	1,200.00	1,200.00
		Subtotal Contractor Costs			1,839.00
Subtotal					\$3,163.10

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

Payments/Credits	\$0.00
Total Now Due	\$3,163.10

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


Code Enforcement Department

EXHIBIT NO. **B7**

CITATION PROCESSING CENTER

Home

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- Receipt
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Found Citations:
A26730

General Information

Citation: A26730 Date: 08/22/07 Time: 12:40 PM

Amt Owing this Citation: \$100.00 This Person: \$800.00 This Plate:

Issuing Agency: RE-Riverside County Code Enforcement Dept. Dept: Code Enforcement

Status: OPEN: Noticed

Number: 1 of 3

Responsible Party Information

Name: LUA, FEDERICO

Address: 73381 SANTA ROSA WAY

City/State/Zip: PALM DESERT, CA 92660

Show all Panels | Hide all Panels

Citation Information

Location: 4:1 lot s 30455 arbol real,100 Case: CVO73546 Badge #: 25

Comments:

Violation Information

Code	Description	Amount
8.120	Accumulated rubbish	\$100.00

Fee History

Payment History

Date on Check	Date Received	Type	Num	Location	Amount

Notice History

Appeal History

Responsible Party History

Citation History

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EXHIBIT NO. B⁸

https://www.citationprocessingcenter.com/agency-citation-found.aspx

3/28/2011

CITATION PROCESSING CENTER

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Found Citations:
A26731 Submit

General Information

Citation: A26731	Date: 09/25/07	Time: 03:42 PM
Amt Owing this Citation: \$200.00	This Person: \$800.00	This Plate:
Issuing Agency: RE-Riverside County Code Enforcement Dept.	Dept: Code Enforcement	
Status: OPEN: Noticed		
Number: 2 of 3		

Responsible Party Information

Name: LUA, FEDERICO
Address: 73381 SANTA ROSA WAY
City/State/Zip: PALM DESERT, CA 92660

Show all Panels | Hide all Panels

Citation Information

Location: 4:1LS 30455 ARBOL REAL 1000 PA Case: CV07-3546 Badge #: 25

Comments:

Violation Information

Code	Description	Amount
8.120	Accumulated rubbish	\$200.00

Fee History

Payment History

Date on Check	Date Received	Type	Num	Location	Amount

Notice History

Appeal History

Responsible Party History

Citation History

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EXHIBIT NO. B⁹

CITATION PROCESSING CENTER

Home

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- Reports

Found Citations:
A26953

General Information

Citation: A26953 Date: 12/04/07 Time: 10:45 AM

Amt Owing this Citation: \$500.00 This Person: \$800.00 This Plate:

Issuing Agency: RE-Riverside County Code Enforcement Dept. Dept: Code Enforcement

Status: OPEN: Noticed

Number: 3 of 3

Responsible Party Information

Name: LUA, FEDERICO

Address: 73381 SANTA ROSA WAY

City/State/Zip: PALM DESERT, CA 92660

Show all Panels | Hide all Panels

Citation Information

Location: 4: 1 LOT S OF 30455 ARBOL REAL Case: CV073548 Badge #: 25

Comments:

Violation Information

Code	Description	Amount
8.120	Accumulated rubbish	\$500.00

Fee History

Payment History

Date on Check	Date Received	Type	Num	Location	Amount

Notice History

Appeal History

Responsible Party History

Citation History

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EXHIBIT NO. B10

https://www.citationprocessingcenter.com/agency-citation-found.aspx

3/28/2011

Expenditure Transactions

Criteria: Post On = 7/1/2002..3/31/2011

Journal Date	Journal ID	Fund	Department	Account	Program	Project	Class	Amount	Description	Operator
Fund 10000 -- General Fund										
Account 525440 -- Professional Services										
9/10/2008	AP01250306	10000	3140100000	525440		ZCV073546		150.00	REPORTS ON PARCELS/LOTS INV 44	E148473
								150.00		
Total Professional Services								150.00		
Total General Fund								150.00		

EXHIBIT NO. _____

B11

Expenditure Transactions

Criteria: Post On = 7/1/2002, 3/31/2011

Journal Date	Journal ID	Fund	Department	Account	Program	Project	Class	Amount	Description	Operator
Fund 10000 -- General Fund										
Account 525440 -- Professional Services										
2/11/2010	AP01363584	10000	3140100000	525440		ZCV0912574		114.00	PARTIES OF INTEREST REPORTS IN	E148473
12/1/2010	AP01420607	10000	3140100000	525440		ZCV0912574		1,200.00	ABATEMENT 1 LOT SOUTH OF 30455	E120132
1/5/2011	AP01427939	10000	3140100000	525440		ZCV0912574		525.00	BEEHIVE REMOVAL INV 2010-0177	E121030
Total Professional Services								1,839.00		
Total General Fund								1,839.00		

B12

EXHIBIT NO. _____



INVOICE

Order Number: 23456 Order Date: 4/21/2011

Customer Information:

Acct No. 1044

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

Attn: Brent Steele
REF: CV08-01654, CV03-1069, CV08-01653/A. Sarmiento
IN RE: LUA, FREDERICO

Product and/or Service ordered for Property known as:	
Vacant Land	
DESCRIPTION:	FEE:
Lot Book Report	\$120.00
TOTAL DUE:	\$120.00

Payment due upon receipt. Please remit to:

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

EXHIBIT NO. B¹³

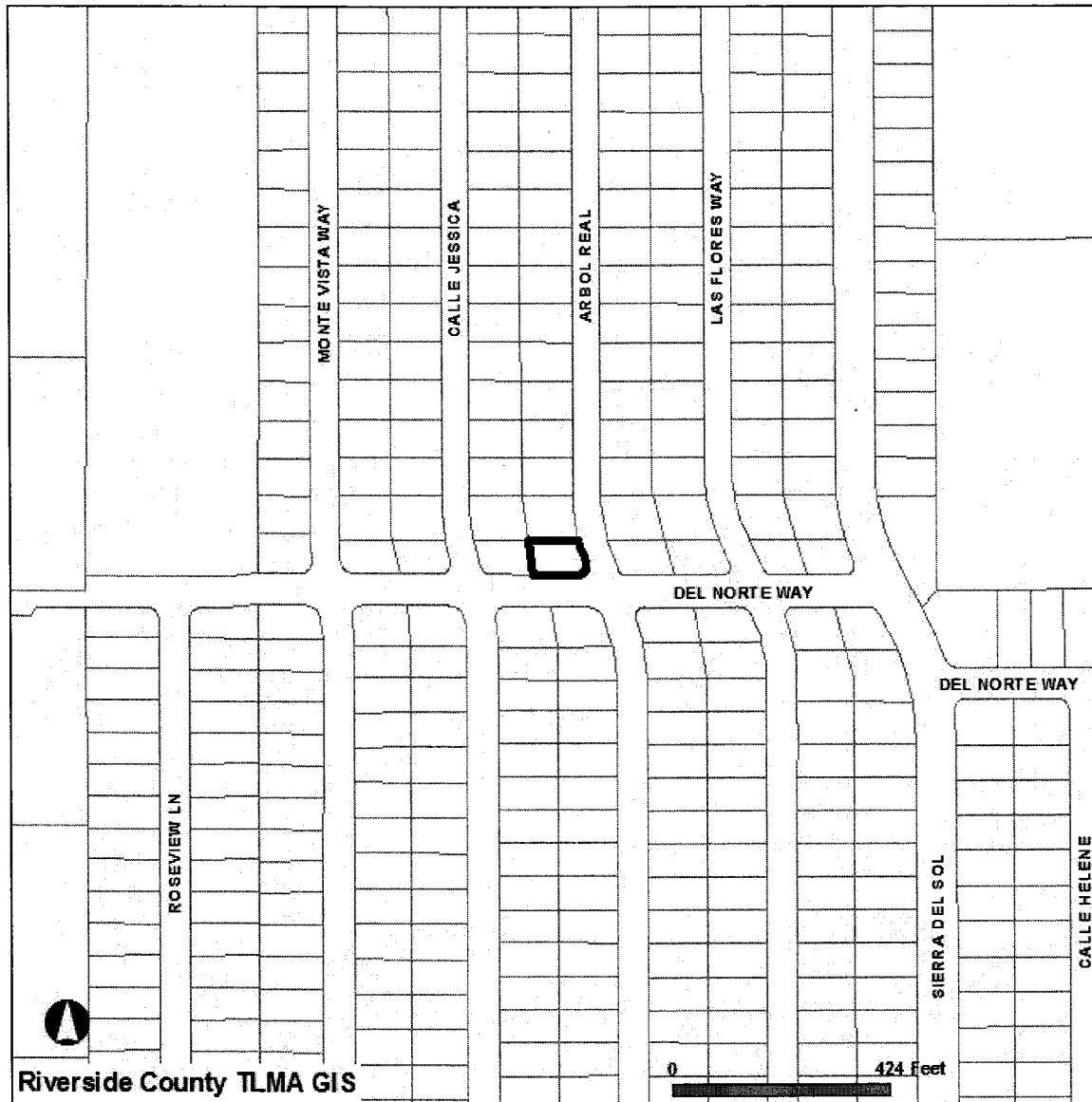
Assessment Roll For the 2010-2011 Tax Year as of January 1,2010

Assessment #650032015-4		Parcel # 650032015-4	
Assessee:	LUA FREDERICO	Land	9,818
Assessee:	LUA ALICIA	Full Value	9,818
Mail Address:	73381 SANTA ROSA WAY	Total Net	9,818
City, State Zip:	PALM DESERT CA 92260		
Real Property Use Code:	YR		
Base Year	1987		
Conveyance Number:	0002525		
Conveyance (mm/yy):	1/1987		
PUI:	R070000		
TRA:	61-030		
Taxability Code:	0-00		
ID Data:	Lot 266 MB 028/061 SHANGRI LA PALMS UNIT 8		

View Parcel Map

EXHIBIT NO. C

RIVERSIDE COUNTY GIS



Selected parcel(s):
650-032-015

IMPORTANT

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

STANDARD REPORT

APNs

650-032-015-4

OWNER NAME / ADDRESS

FREDERICO LUA
ALICIA LUA
ADDRESS NOT AVAILABLE

MAILING ADDRESS

(SEE OWNER)
73381 SANTA ROSA WAY
PALM DESERT CA. 92260

EXHIBIT NO. C2

LEGAL DESCRIPTION

RECORDED BOOK/PAGE: MB 28/61
SUBDIVISION NAME: SHANGRI LA PALMS UNIT 8
LOT/PARCEL: 266, BLOCK: NOT AVAILABLE
TRACT NUMBER: NOT AVAILABLE

LOT SIZE

RECORDED LOT SIZE IS 0 ACRES

PROPERTY CHARACTERISTICS

NO PROPERTY DESCRIPTION AVAILABLE

THOMAS BROS. MAPS PAGE/GRID

PAGE: 788 GRID: D1

CITY BOUNDARY/SPHERE

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

MARCH JOINT POWERS AUTHORITY

NOT IN THE JURISDICTION OF THE MARCH JOINT POWERS AUTHORITY

INDIAN TRIBAL LAND

NOT IN A TRIBAL LAND

SUPERVISORIAL DISTRICT (ORD. 813)

JOHN BENOIT, DISTRICT 4

TOWNSHIP/RANGE

T4SR6E SEC 18

ELEVATION RANGE

289 FEET

PREVIOUS APN

NO DATA AVAILABLE

PLANNING

LAND USE DESIGNATIONS

Zoning not consistent with the General Plan.
MDR

AREA PLAN (RCIP)

WESTERN COACHELLA VALLEY

GENERAL PLAN POLICY OVERLAYS

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

GENERAL PLAN POLICY AREAS

NONE

ZONING CLASSIFICATIONS (ORD. 348)

R-1

ZONING DISTRICTS AND ZONING AREAS

THOUSAND PALMS DISTRICT

ZONING OVERLAYS

NOT IN A ZONING OVERLAY

SPECIFIC PLANS

NOT WITHIN A SPECIFIC PLAN

AGRICULTURAL PRESERVE

NOT IN AN AGRICULTURAL PRESERVE

REDEVELOPMENT AREAS

PROJECT AREA NAME: DCPA
SUBAREA NAME: THOUSAND PALMS
AMENDMENT NUMBER: 1
ADOPTION DATE: JUL. 20, 1999
ACREAGE: 434 ACRES

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)
NO DATA AVAILABLE

FIRE

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

FIRE RESPONSIBILITY AREA
NOT IN A FIRE RESPONSIBILITY AREA

DEVELOPMENT FEES

CVMSHCP FEE AREA (ORD. 875)
WITHIN THE COACHELLA VALLEY MSHCP FEE AREA

WRMSHCP FEE AREA (ORD. 810)
NOT WITHIN THE WESTERN RIVERSIDE COUNTY MSHCP FEE AREA

ROAD & BRIDGE DISTRICT
NOT IN A DISTRICT

EASTERN TUMF (TRANSPORTATION UNIFORM MITIGATION FEE ORD. 673)
IN OR PARTIALLY WITHIN A TUMF FEE AREA. SEE MAP FOR MORE INFORMATION.
In EAST

WESTERN TUMF (TRANSPORTATION UNIFORM MITIGATION FEE ORD. 824)
NOT WITHIN THE WESTERN TUMF FEE AREA

DIF (DEVELOPMENT IMPACT FEE AREA ORD. 659)
WESTERN COACHELLA VALLEY

SKR FEE AREA (STEPHEN'S KANGAROO RAT ORD. 663.10)
NOT WITHIN AN SKR FEE AREA.

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
183A

TRANSPORTATION AGREEMENTS

NOT IN A TRANSPORTATION AGREEMENT

CETAP (COMMUNITY AND ENVIRONMENTAL TRANSPORTATION ACCEPTABILITY PROCESS) CORRIDORS

NOT IN A CETAP CORRIDOR.

HYDROLOGY**FLOOD PLAIN REVIEW**

FLOOD PLAIN MANAGEMENT REVIEW IS REQUIRED. CONTACT THE FLOOD PLAIN MANAGEMENT SECTION AT (760) 398-2651 EXT 2288 FOR INFORMATION.

WATER DISTRICT

CVWD

FLOOD CONTROL DISTRICT

COACHELLA VALLEY WATER DISTRICT

WATERSHED

WHITEWATER

GEOLOGIC**FAULT ZONE**

NOT IN A FAULT ZONE

FAULTS

NOT WITHIN A 1/2 MILE OF A FAULT

LIQUEFACTION POTENTIAL

MODERATE

SUBSIDENCE

SUSCEPTIBLE

PALEONTOLOGICAL SENSITIVITY

LOW POTENTIAL.

FOLLOWING A LITERATURE SEARCH, RECORDS CHECK AND A FIELD SURVEY, AREAS MAY BE DETERMINED BY A QUALIFIED VERTEBRATE PALEONTOLOGIST AS HAVING LOW POTENTIAL FOR CONTAINING SIGNIFICANT PALEONTOLOGICAL RESOURCES SUBJECT TO ADVERSE IMPACTS.

MISCELLANEOUS**SCHOOL DISTRICT**

PALM SPRINGS UNIFIED

COMMUNITIES

THOUSAND PALMS

COUNTY SERVICE AREA

NOT IN A COUNTY SERVICE AREA.

LIGHTING (ORD. 655)

ZONE B, 42.45 MILES FROM MT. PALOMAR OBSERVATORY

2000 CENSUS TRACT

044505

FARMLAND

URBAN-BUILT UP LAND

TAX RATE AREAS

061-030

- CITRUS PEST CONTROL 2
- COACHELLA VALLEY REC AND PARK
- COACHELLA VALLEY RESOURCE CONSER
- COACHELLA VALLEY WATER DISTRICT
- COUNTY FREE LIBRARY
- COUNTY SERVICE AREA 121*
- COUNTY STRUCTURE FIRE PROTECTION
- COUNTY WASTE RESOURCE MGMT DIST
- CSA 152

- CV MOSQ & VECTOR CONTROL
- CVWD STORM WTR UNIT
- DESERT COMMUNITY COLLEGE
- DESERT HOSPITAL
- ERAF RDV
- GENERAL
- GENERAL PURPOSE
- PALM SPRINGS PUBLIC CEMETERY
- PALM SPRINGS UNIF B & I 1992-A
- PALM SPRINGS UNIFIED SCHOOL
- PROJECT 4-1000 PALMS RDV AB1290
- RIV CO REG PARK & OPEN SPACE
- RIV. CO. OFFICE OF EDUCATION
- SUPERVISORIAL ROAD DISTRICT 4

SPECIAL NOTES
NO SPECIAL NOTES

CODE COMPLAINTS

Case #	Description	Start Date
NO CODE COMPLAINTS	undefined	undefined

REPORT PRINTED ON...Mon Mar 21 10:55:21 2011
Version 101221



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

Lot Book Report

Order Number: **23456**

Customer:

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

Order Date: 4/21/2011
 Dated as of: 4/14/2011
 County Name: Riverside

Attn: Brent Steele
 Reference: CV08-01654,CV03-1069,CV08-01653/A. Sarmie
 IN RE: LUA, FREDERICO

FEE(s):
 Report: \$120.00

Property Address: Vacant Land

CA

Assessor's Parcel No. : 650-032-015-4

Assessments:

Land Value:	\$9,818.00
Improvement Value:	\$0.00
Exemption Value:	\$0.00
Total Value:	\$9,818.00

Tax Information

Property Taxes for the Fiscal Year	2010-2011
First Installment	\$524.29
Penalty	\$52.40
Status	NOT PAID-DELINQUENT
Second Installment	\$524.29
Penalty	\$83.40
Status	NOT PAID-DELINQUENT

EXHIBIT NO. D



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

Order Number: 23456
Reference: CV08-01654,CV0

Property Vesting

The last recorded document transferring title of said property

Dated	12/24/1986
Recorded	01/07/1987
Document No.	2525
D.T.T.	\$7.15
Grantor	Max Siefker and Eunice Siefker
Grantee	Frederico Lua and Alicia Lua, husband and wife as joint tenants

Deeds of Trust

No Deeds of Trust of Record

Additional Information

Notice of Non-Compliance filed by	County of Riverside Department of Code Enforcement
In the matter of the property of	Frederico Lua and Alicia Lua
Case No.	CV07-3546
Recorded	04/22/2008
Document No.	2008-0200287

A Notice of Pending Action filed in the	Superior Court of the State of California for the County of Riverside, Indio Branch
Case No.	INC 090135
Recorded	10/14/2009
Document No.	2009-0531104
Plaintiff	Coachella Valley Water District
Defendant	Frederico Lua; Alicia Lua



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

Order Number: 23456
Reference: CV08-01654,CV0

JUDGMENT AND/OR LIEN DOCUMENTS LISTED
AS FOLLOWS:

Document Type	Assessment District No. 70
Document No.	2006-0461163
Recorded	06/26/2006
Document Type	Assessment District No. 70
Document No.	2006-0477318
Recorded	06/30/2006
Document Type	Assessment District No. 70
Document No.	2006-0483997
Recorded	07/03/2006
Document Type	Notice of Intent to Remove Delinquent Assessment Installment from Tax Roll
Document No.	2009-0481469
Recorded	09/16/2009
Document Type	Abstract of Judgment
Document No.	2002-264442
Recorded	05/20/2002
Document Type	Notice of State Tax Lien
Document No.	2002-344966
Recorded	06/24/2002
Document Type	Notice of State Tax Lien
Document No.	2002-192316
Recorded	04/12/2002
Document Type	Notice of State Tax Lien
Document No.	2003-641734
Recorded	08/21/2003
Document Type	Abstract of Judgment
Document No.	2003-682050
Recorded	09/04/2003
Document Type	Abstract of Judgment
Document No.	2004-0604631
Recorded	08/03/2004



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

Order Number: 23456
Reference: CV08-01654,CV0

Document Type	Abstract of Judgment
Document No.	2004-0829017
Recorded	10/20/2004
Document Type	Abstract of Judgment
Document No.	2005-0043737
Recorded	01/14/2005
Document Type	Abstract of Judgment
Document No.	2006-0470331
Recorded	06/29/2006

Legal Description

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

LOT 266 OF SHANGRI LA PALMS SUBDIVISION, UNIT NO. 8, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK, 28 PAGE 61 TO 63, INCLUSIVE, OF MAPS, RECORDS OF SAID COUNTY RECORDER.