

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

812B



**FROM:** County Counsel  
Code Enforcement Department

**SUBMITTAL DATE:**  
August 31, 2011

**SUBJECT:** Statement of Abatement Costs [Case Nos. CV06-0896 & CV07-2717]  
Subject Property: 38500 Mesa Road, Temecula; DIXON  
APN: 924-270-008  
District Three

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

- (1) assess the reasonable costs of abatement of a public nuisance (excessive outside storage and accumulated rubbish) in the above-referenced matter to be **three thousand, one hundred forty-four dollars and fifty-five cents (US \$3,144.55)**;
- (2) assess the costs of abatement against the above-described subject property;
- (3) authorize the recordation of a notice of abatement lien;
- (4) authorize the abatement costs to be added to the tax roll as a special assessment; and
- (5) authorize and direct the Code Enforcement Department to take any reasonable actions to collect the amount owed.

**BACKGROUND:** Government Code § 25845, Riverside County Ordinance Nos. 348 (RCC Title 17), 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.

*Raymond M. Mistica*  
RAYMOND M. MISTICA, Deputy County Counsel  
for PAMELA J. WALLS, County Counsel

(continued)

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

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

**C.E.O. RECOMMENDATION:** APPROVE  
BY: *Tina Grande*  
County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Ashley, seconded by Supervisor Benoit and duly carried, IT WAS ORDERED that the above matter is approved as recommended with a revised amount of costs to \$1,200.00.

Ayes: Buster, Tavaglione, Benoit and Ashley  
Nays: None  
Absent: Stone  
Date: September 13, 2011  
xc: Co. Co., CED, Prop. Owner

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

Prev. Agn. Ref.: | District: 3 | Agenda Number: **9.6**

Departmental Concurrence

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

Statement of Abatement Costs [Case Nos. CV06-0896 & CV07-2717]

Subject Property: 38500 Mesa Road, Temecula; DIXON

APN: 924-270-008

District Three

Page 2

The Board of Supervisors issued an Order to Abate in this case on July 29, 2008 and recorded on July 31, 2008, as document number 2008-0418368. Subsequently, the property was brought into compliance on or about September 3, 2008.

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.

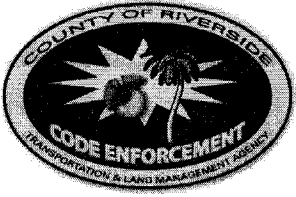
**SUBMITTAL TO THE BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

**FROM:** County Counsel  
Code Enforcement Department  
**SUBJECT:** Statement of Abatement Costs [Case Nos. 06-0896 & CV07-2717]  
Subject Property: 38500 Mesa Road, Rancho California; DIXON  
APN: 924-270-008  
District Three

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

**Hearing Date: SEPTEMBER 13, 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, April 11, 2011 . . . . .	Exhibit C
Lot Book Report . . . . .	Exhibit D
Demand for Payment Statement of Abatement Costs Notice of Special Tax Assessment . . . . .	Exhibit E
Request for Hearing . . . . .	Exhibit F



**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

Glenn Baude  
Director

August 17, 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: 38500 Mesa Road, Temecula  
Case Nos.: CV06-0896 & CV07-2717  
APN: 924-270-008; DIXON

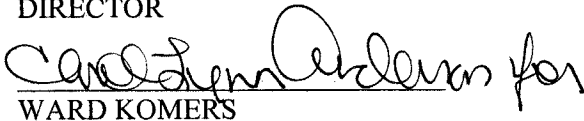
**NOTICE IS HEREBY GIVEN** that a hearing will be held before the Riverside County Board of Supervisors on **Tuesday, September 13, 2011, at 9:30 a.m.** in the Board of Supervisors Room, 4080 Lemon Street, 1st Floor Annex, Riverside, California, at which time and place pertinent testimony will be heard regarding the expenses incurred by the County of Riverside, Code Enforcement Department ("DEPARTMENT") for the above-referenced abatement case. Said abatement case involved unpermitted land use (storage of mobile homes) and accumulated rubbish located on your real property commonly described as 38500 Mesa Road, Temecula, Riverside County, California and more particularly described as Assessor's Parcel Number 924-270-008.

The total expense due, including all other fees and costs, for the abatement of the above-described dangerous or injurious condition is **three thousand, one hundred forty-four dollars and fifty-five cents, (US \$3,144.55)**. 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 Ward Komers or Carol Lynn Anderson 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 Ward Komers or Carol Lynn Anderson at (951) 955-2004 prior to the hearing. Please meet with Brian Black at 7:30 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.**

GLENN BAUDE  
DIRECTOR

  
WARD KOMERS

Administrative Manager

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
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

## 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
04/11/2011	CV060896- INV #100978.	1,962.41	1,962.41
04/11/2011	CV072717- INV #100979.	1,182.14	3,144.55
<b>Total Now Due</b>			<b>\$3,144.55</b>

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. A<sup>2</sup>

**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

924-270-008  
JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA 92592

Date	Invoice #
4/11/2011	100978

Case Number	District	Class
CV060896	3	SOAC

Property Address
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

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

Date	Item	Description	Hours/Qty	Rate	Amount
4/16/2007	Officer Hours	Labor Charges - Officer Time	0.9	109.00	98.10
7/3/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
7/26/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
9/7/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
10/5/2007	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
10/24/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
11/27/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
12/5/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/8/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
2/22/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
4/22/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
8/13/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
9/3/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
4/11/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			665.60
3/17/2008	Attorney Fees	Attorney Fees - County Counsel	0.4	64.00	25.60
3/20/2008	Attorney Fees	Attorney Fees - County Counsel	2.7	64.00	172.80
3/27/2008	Attorney Fees	Attorney Fees - County Counsel	0.8	64.00	51.20
4/21/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
4/23/2008	Attorney Fees	Attorney Fees - County Counsel	0.4	128.00	51.20
6/5/2008	Attorney Fees	Attorney Fees - County Counsel	0.2	128.00	25.60
6/19/2008	Attorney Fees	Attorney Fees - County Counsel	0.3	128.00	38.40
6/25/2008	Attorney Fees	Attorney Fees - County Counsel	0.3	128.00	38.40
6/30/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
7/1/2008	Attorney Fees	Attorney Fees - County Counsel	0.8	139.5125	111.61
7/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.7	139.5143	97.66
<b>Subtotal</b>					

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.

<b>Subtotal</b>
<b>Payments/Credits</b>
<b>Total Now Due</b>

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.

Dee Dee  
Code Enforcement Department

**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

924-270-008  
JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA 92592

Date	Invoice #
4/11/2011	100978

Case Number	District	Class
CV060896	3	SOAC

Property Address
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

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

Date	Item	Description	Hours/Qty	Rate	Amount
8/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	139.52	69.76
6/5/2008	County Counsel-Mail	County Counsel-Mailing	4	5.32	21.28
4/11/2011	Prepare Case for SOE He...			125.55	125.55
	Attend SOE Hearing			69.75	69.75
		Subtotal County Counsel Costs			1,026.81
2/1/2008	Lot/Title Report	Lot/Title Report	1	150.00	150.00
4/11/2011	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			270.00
				<b>Subtotal</b>	\$1,962.41

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.

<b>Payments/Credits</b>	\$0.00
<b>Total Now Due</b>	\$1,962.41

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.

Dee C. Clark  
Code Enforcement Department

EXHIBIT NO. A4

**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

924-270-008  
JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA 92592

Date	Invoice #
4/11/2011	100979

Property Address
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

Case Number	District	Class
CV072717	3	SOAC

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

Date	Item	Description	Hours/Qty	Rate	Amount
4/16/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
10/5/2007	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
10/24/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
11/28/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/8/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
2/19/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/20/2008	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
2/22/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
4/22/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
4/11/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			431.80
3/12/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
3/13/2008	Attorney Fees	Attorney Fees - County Counsel	1.1	64.00	70.40
3/17/2008	Attorney Fees	Attorney Fees - County Counsel	1.2	64.00	76.80
6/4/2008	Attorney Fees	Attorney Fees - County Counsel	1.5	128.00	192.00
6/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
6/25/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	64.00	32.00
7/1/2008	Attorney Fees	Attorney Fees - County Counsel	1.6	69.7625	111.62
7/2/2008	Attorney Fees	Attorney Fees - County Counsel	0.6	69.76667	41.86
8/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	139.52	69.76
8/21/2008	Attorney Fees	Attorney Fees - County Counsel	0.2	139.50	27.90
		Subtotal County Counsel Costs			750.34
<b>Subtotal</b>					\$1,182.14
<b>Payments/Credits</b>					\$0.00
<b>Total Now Due</b>					\$1,182.14

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.     A5



# NOTICE LIST

Subject Property: 38500 Mesa Road, Rancho California; Case Nos.: Cv06-0896 &  
CV07-2717; APN: 924-270-008;  
District Three

JAMES L DIXON  
RHONDA A DIXON  
38500 MESA ROAD  
RANCHO CALIFORNIA CA 92592

JAMES L DIXON  
RHONDA A DIXON  
38500 MESA ROAD  
TEMECULA CA 92592

LAW OFFICES OF DAVID LANDER  
27247 MADISON AVE SUITE 115  
TEMECULA CA 92590

FIRST AMERICAN TITLE INSURANCE  
EQUITY LOAN SERVICES  
1100 SUPERIOR AVE SUITE 200  
CLEVELAND OH 44114  
ATTN: NSS TEAM

COUNTRYWIDE BANK FSB  
1199 NORTH FAIRFAX ST SUITE 500  
ALEXANDRIA VA 22314

EXHIBIT NO.           A6

**PROOF OF SERVICE**  
Case Nos. CV06-0896 & CV07-2717

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 August 17, 2011, I served the following document(s):

- **NOTICE OF HEARING RE: STATEMENT OF ABATEMENT COSTS**
- **SUMMARY STATEMENT OF ABATEMENT COSTS**
- **STATEMENT OF ABATEMENT COSTS**
- **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 August 17, 2011, at Riverside, California.

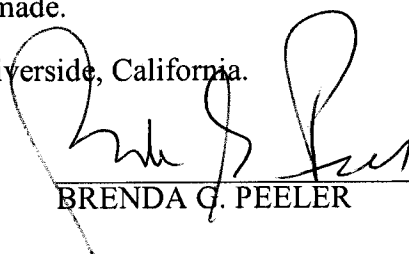
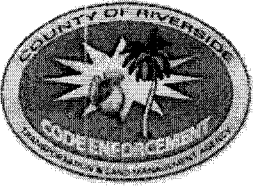
  
\_\_\_\_\_  
BRENDA G. PEELER

EXHIBIT NO.     A7



**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

GLENN BAUDE  
Director

**AFFIDAVIT OF POSTING OF NOTICES**

August 18, 2011

RE CASE NO: CV060896

I, Ariana Meza, hereby declare:

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

That on 08/18/2011 at 1:23pm, I securely and conspicuously posted Notice of Hearing Re: Demand for Payment Statement of Abatement Costs Notice of Special Tax Assessment at the property described as:

**Property Address:** 38500 MESA RD, RANCHO CALIFORNIA

**Assessor's Parcel Number:** 924-270-008

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

Executed on August 18, 2011 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT


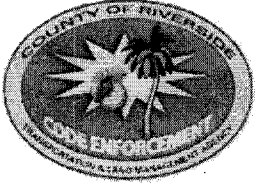
  
By: Ariana Meza, Code Enforcement Technician

EXHIBIT NO. AS



**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

GLENN BAUDE  
Director

**AFFIDAVIT OF POSTING OF NOTICES**

August 18, 2011

RE CASE NO: CV072717

I, Ariana Meza, hereby declare:

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

That on 08/18/2011 at 1:23, I securely and conspicuously posted Notice of Hearing Re: Demand for Payment Statement of Abatement Costs Notice of Special Tax Assessment at the property described as:

**Property Address:** 38500 MESA RD, RANCHO CALIFORNIA

**Assessor's Parcel Number:** 924-270-008

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

Executed on August 18, 2011 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

  
\_\_\_\_\_  
By: Ariana Meza, Code Enforcement Technician

EXHIBIT NO. A9



# COUNTY OF RIVERSIDE CODE ENFORCEMENT

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

Property Reference/Mailing Address
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

## 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
04/11/2011	CV060896- INV #100978.	1,962.41	1,962.41
04/11/2011	CV072717- INV #100979.	1,182.14	3,144.55
		<b>Total Now Due</b>	<b>\$3,144.55</b>

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

924-270-008  
JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA 92592

Date	Invoice #
4/11/2011	100978

Property Address
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

Case Number	District	Class
CV060896	3	SOAC

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

Date	Item	Description	Hours/Qty	Rate	Amount
4/16/2007	Officer Hours	Labor Charges - Officer Time	0.9	109.00	98.10
7/3/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
7/26/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
9/7/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
10/5/2007	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
10/24/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
11/27/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
12/5/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/8/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
2/22/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
4/22/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
8/13/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
9/3/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
4/11/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			665.60
3/17/2008	Attorney Fees	Attorney Fees - County Counsel	0.4	64.00	25.60
3/20/2008	Attorney Fees	Attorney Fees - County Counsel	2.7	64.00	172.80
3/27/2008	Attorney Fees	Attorney Fees - County Counsel	0.8	64.00	51.20
4/21/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
4/23/2008	Attorney Fees	Attorney Fees - County Counsel	0.4	128.00	51.20
6/5/2008	Attorney Fees	Attorney Fees - County Counsel	0.2	128.00	25.60
6/19/2008	Attorney Fees	Attorney Fees - County Counsel	0.3	128.00	38.40
6/25/2008	Attorney Fees	Attorney Fees - County Counsel	0.3	128.00	38.40
6/30/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
7/1/2008	Attorney Fees	Attorney Fees - County Counsel	0.8	139.5125	111.61
7/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.7	139.5143	97.66
			<b>Subtotal</b>		

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.

<b>Payments/Credits</b>
<b>Total Now Due</b>

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.

Dee A. Allen  
Code Enforcement Department

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

**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

924-270-008  
JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA 92592

Date	Invoice #
4/11/2011	100978

Property Address
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

Case Number	District	Class
CV060896	3	SOAC

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

Date	Item	Description	Hours/Qty	Rate	Amount
8/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	139.52	69.76
6/5/2008	County Counsel-Mail	County Counsel-Mailing	4	5.32	21.28
4/11/2011	Prepare Case for SOE He...			125.55	125.55
	Attend SOE Hearing			69.75	69.75
		Subtotal County Counsel Costs			1,026.81
2/1/2008	Lot/Title Report	Lot/Title Report	1	150.00	150.00
4/11/2011	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			270.00

**Subtotal** \$1,962.41

**Payments/Credits** \$0.00

**Total Now Due** \$1,962.41

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.

*James L Dixon*  
Code Enforcement Department

EXHIBIT NO. B<sup>3</sup>

**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

924-270-008  
JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA 92592

Date	Invoice #
4/11/2011	100979

<b>Property Address</b>
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

Case Number	District	Class
CV072717	3	SOAC

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

Date	Item	Description	Hours/Qty	Rate	Amount
4/16/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
10/5/2007	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
10/24/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
11/28/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/8/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
2/19/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/20/2008	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
2/22/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
4/22/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
4/11/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		<b>Subtotal Code Enforcement Costs</b>			<b>431.80</b>
3/12/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
3/13/2008	Attorney Fees	Attorney Fees - County Counsel	1.1	64.00	70.40
3/17/2008	Attorney Fees	Attorney Fees - County Counsel	1.2	64.00	76.80
6/4/2008	Attorney Fees	Attorney Fees - County Counsel	1.5	128.00	192.00
6/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
6/25/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	64.00	32.00
7/1/2008	Attorney Fees	Attorney Fees - County Counsel	1.6	69.7625	111.62
7/2/2008	Attorney Fees	Attorney Fees - County Counsel	0.6	69.76667	41.86
8/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	139.52	69.76
8/21/2008	Attorney Fees	Attorney Fees - County Counsel	0.2	139.50	27.90
		<b>Subtotal County Counsel Costs</b>			<b>750.34</b>
<b>Subtotal</b>					<b>\$1,182.14</b>
<b>Payments/Credits</b>					<b>\$0.00</b>
<b>Total Now Due</b>					<b>\$1,182.14</b>

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.     B4



**Expenditure Transactions**

Criteria: Post On = 7/1/2002..4/30/2011

Journal Date	Journal ID	Fund	Department	Account	Program	Project	Class	Amount	Description	Operator	
<b>Fund 10000 -- General Fund</b>											
<b>Account 525440 -- Professional Services</b>											
10/14/2008	AP01258892	10000	3140100000	525440		ZCV060896		150.00	REPORTS ON PARCELS/LOTS: FEB 0	E221241	
									150.00		
<b>Total Professional Services</b>									150.00		
<b>Total General Fund</b>									150.00		

EXHIBIT NO. 35



# INVOICE

Order Number: 23531

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: CV07-2717 & CV06-0896 / Angela Sarmiento  
IN RE: DIXON, JAMES L.

Product and/or Service ordered for Property known as:	
<b>38500 Mesa Road</b> <b>Temecula, CA 92592</b>	
<b>DESCRIPTION:</b>	<b>FEE:</b>
Lot Book Report	\$120.00
<b>TOTAL DUE:</b>	<b>\$120.00</b>

Payment due upon receipt. Please remit to:

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

EXHIBIT NO.       B6

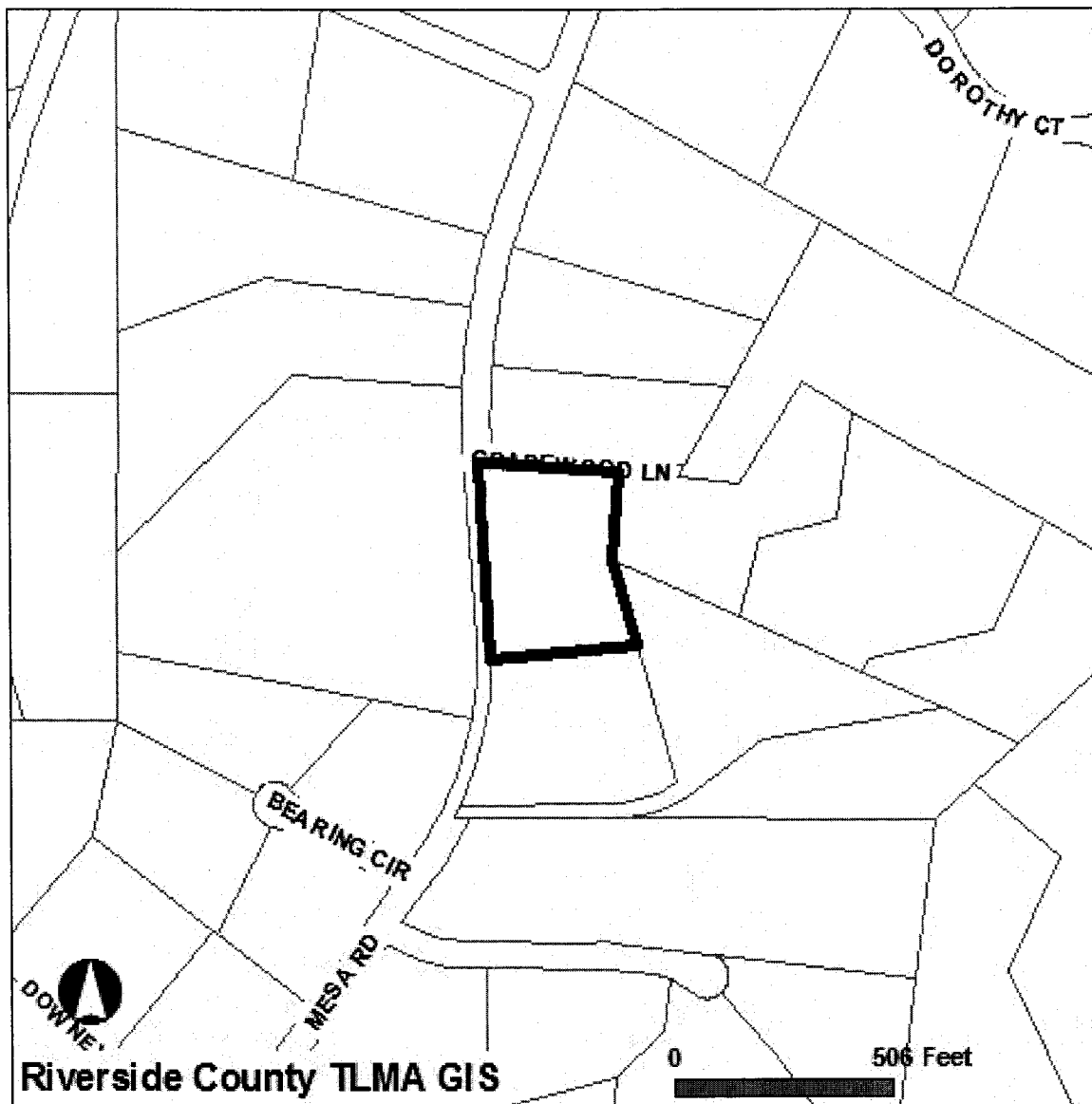
Assessment Roll For the 2010-2011 Tax Year as of January 1,2010

Assessment #924270008-6		Parcel # 924270008-6	
<b>Assessee:</b>	DIXON JAMES L	<b>Land</b>	80,578
<b>Assessee:</b>	DIXON RHONDA A	<b>Structure</b>	186,682
<b>Mail Address:</b>	38500 MESA RD TEMECULA CA 92592	<b>Full Value</b>	267,260
<b>Real Property Use Code:</b>	R1	<b>Homeowners' Exemption</b>	7,000
<b>Base Year</b>	1994	<b>Total Net</b>	260,260
<b>Conveyance Number:</b>	0347454		
<b>Conveyance (mm/yy):</b>	9/1993		
<b>TRA:</b>	94-021		
<b>Taxability Code:</b>	0-00		
<b>ID Data:</b>	Lot A PM 032/030 PM 8144		
<b>Situs Address:</b>	38500 MESA RD TEMECULA CA 92592		



EXHIBIT NO.     C

RIVERSIDE COUNTY GIS



**Selected parcel(s):**  
924-270-008

**\*IMPORTANT\***

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

**STANDARD REPORT**

**APNs**

924-270-008-6

**OWNER NAME / ADDRESS**

JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA. 92592

**MAILING ADDRESS**

(SEE OWNER)  
(SEE SITUS)

C2

**EXHIBIT NO.** \_\_\_\_\_

**LEGAL DESCRIPTION**

RECORDED BOOK/PAGE: PM 32/30  
SUBDIVISION NAME: PM 8144  
LOT/PARCEL: 1, BLOCK: NOT AVAILABLE  
TRACT NUMBER: NOT AVAILABLE

**LOT SIZE**

RECORDED LOT SIZE IS 3.03 ACRES

**PROPERTY CHARACTERISTICS**

WOOD FRAME, 2088 SQFT., 4 BDRM/ 2.75 BATH, 1 STORY, ATTACHED GARAGE(661 SQ. FT), CONST'D 1977SHAKE, ROOF, CENTRAL HEATING, CENTRAL COOLING

**THOMAS BROS. MAPS PAGE/GRID**

PAGE: 930 GRID: G4, G5

**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)**

JEFF STONE, DISTRICT 3

**TOWNSHIP/RANGE**

T7SR1W SEC 17

**ELEVATION RANGE**

1776/1812 FEET

**PREVIOUS APN**

925-170-024

---

**PLANNING**

---

**LAND USE DESIGNATIONS**

Zoning not consistent with the General Plan.  
RC-EDR

**AREA PLAN (RCIP)**

SOUTHWEST AREA

**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**

RANCHO CALIFORNIA 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)**  
Agricultural Land  
Coastal Sage Scrub  
Developed/Disturbed Land

## **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. SOUTHWEST

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

**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**  
126

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**

SANTA MARGARITA

---

## **GEOLOGIC**

---

### **FAULT ZONE**

NOT IN A FAULT ZONE

### **FAULTS**

NOT WITHIN A 1/2 MILE OF A FAULT

### **LIQUEFACTION POTENTIAL**

NO POTENTIAL FOR LIQUEFACTION EXISTS

### **SUBSIDENCE**

NOT IN A SUBSIDENCE AREA

### **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**

TEMECULA VALLEY UNIFIED

### **COMMUNITIES**

RANCHO CALIFORNIA

### **COUNTY SERVICE AREA**

NOT IN A COUNTY SERVICE AREA.

### **LIGHTING (ORD. 655)**

ZONE B, 16.23 MILES FROM MT. PALOMAR OBSERVATORY

### **2000 CENSUS TRACT**

043203

### **FARMLAND**

OTHER LANDS

### **TAX RATE AREAS**

094-021

- COUNTY FREE LIBRARY
- COUNTY STRUCTURE FIRE PROTECTION
- COUNTY WASTE RESOURCE MGMT DIST
- CSA 152
- EASTERN MUN WATER IMP DIST B
- EASTERN MUNICIPAL WATER
- ELS MURRIETA ANZA RESOURCE CONS
- ELSINORE AREA ELEM SCHOOL FUND
- FLOOD CONTROL ADMINISTRATION
- FLOOD CONTROL ZONE 7
- GENERAL

- GENERAL PURPOSE
- METRO WATER EAST 1301999
- MT SAN JACINTO JUNIOR COLLEGE
- RANCHO CAL WTR R DIV DEBT SV
- RIV CO REG PARK & OPEN SPACE
- RIV. CO. OFFICE OF EDUCATION
- TEMECULA PUBLIC CEMETERY
- TEMECULA UNIFIED
- TEMECULA UNIFIED B & I

**SPECIAL NOTES**  
NO SPECIAL NOTES

**CODE COMPLAINTS**

Case #	Description	Start Date
NO CODE COMPLAINTS	undefined	undefined

REPORT PRINTED ON...Mon Apr 11 15:48:11 2011  
Version 101221





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

## Lot Book Report

Order Number: **23531**

**Customer:**

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

Order Date: 4/21/2011

Dated as of: 4/22/2011

County Name: Riverside

Attn: Brent Steele  
Reference: CV07-2717 & CV06-0896 / Angela Sarmiento  
IN RE: DIXON, JAMES L.

FEE(s):  
Report: \$120.00

Property Address: 38500 Mesa Road  
Temecula CA 92592

Assessor's Parcel No. : 924-270-008-6

**Assessments:**

Land Value:	\$80,578.00
Improvement Value:	\$186,682.00
Exemption Value:	\$7,000.00
Total Value:	\$260,260.00

## Tax Information

Property Taxes for the Fiscal Year	2010-2011
Total Annual Tax	\$2,945.14
Status: Paid through	PAID (PAID THRU 06/30/2011)

## Property Vesting

The last recorded document transferring title of said property

Dated 08/06/1993

Recorded 09/02/1993

EXHIBIT NO.     D



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

Order Number: 23531

Reference: CV07-2717 & CV0

---

Document No.	347454
D.T.T.	\$225.50
Grantor	Federal National Mortgage Association
Grantee	James L. Dixon and Rhonda A. Dixon, husband and wife as joint tenants

## Deeds of Trust

Position No.	1st
A Deed of Trust Dated	05/09/2008
Recorded	06/03/2008
Document No.	2008-0301219
Amount	\$255,000.00
Trustor	James L Dixon and Rhonda A Dixon, husband and wife as joint tenants
Trustee	Recontrust Company
Beneficiary	Countrywide Bank FSB

## Additional Information

Notice of Non-Compliance filed by	County of Riverside
In the matter of the property of	James L. Dixon and Rhonda A. Dixon
Case No.	CV06-0896
Recorded	07/25/2007
Document No.	2007-0482713

Notice of Non-Compliance filed by	County of Riverside
In the matter of the property of	James L. Dixon and Rhonda A. Dixon
Case No.	CV07-2717
Recorded	07/25/2007
Document No.	2007-0482724

Document Type	Findings of Fact, Conclusions and Order to Abate Nuisance
---------------	--



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

Order Number: 23531

Reference: CV07-2717 & CV0

---

Document No.	2008-0418368
Recorded	07/31/2008
Abstract of Support Judgment Filed in the	Superior Court of California, County of Riverside - Riverside Superior Court
Case No.	623761DCS
Recorded	02/28/2008
Document No.	2008-0097674
Debtor	Rhonda Dixon
Creditor	County of Riverside Department of Child Support Services
Abstract of Judgment Filed in the	Superior Court of California, County of Riverside - Small Claims Division
Case No.	TES034191
Recorded	10/26/2009
Document No.	2009-0552264
Amount	\$481.25
Debtor	James Dixon
Creditor	Barrington Heights Homeowners Association

### Legal Description

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

PARCEL 1 OF PARCEL MAP NO. 8144 RECORDED FEBRUARY 25, 1977, IN THE COUNTY OF RIVERSIDE,  
STATE OF CALIFORNIA, IN BOOK 32 PAGE 30 OF PARCEL MAPS, RECORDS IN THE COUNTY RECORDER OF  
SAID COUNTY.



# County of Riverside Code Enforcement Department

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

## DEMAND FOR PAYMENT STATEMENT OF ABATEMENT COSTS NOTICE OF SPECIAL TAX ASSESSMENT

June 22, 2011

James L Dixon  
Rhonda Dixon  
38500 Mesa Rd  
Temecula, CA 92592

Re: Demand for Payment of Statement of Abatement Costs  
Subject Property: 38500 Mesa Rd, Temecula, CA 92592  
Case No(s): CV06-0896, CV07-2717  
APN No(s): 924-270-008

Dear James L Dixon  
Rhonda Dixon:

**NOTICE IS HEREBY GIVEN** that the County of Riverside Code Enforcement Department has incurred expenses to enforce and/or abate violations of the Riverside County Ordinance caused by conditions on your real property described as [38500 Mesa Rd, Temecula, CA 92592] and more particularly described as Assessor's Parcel Number [924-270-008] ("Subject Property"). The conditions were deemed violations of Riverside County Ordinances No(s): [348, 541].

Pursuant to Riverside County Ordinance No. 725, as property owner you are liable for reimbursement of all abatement costs incurred by the County, including, but not limited to, staff time for enforcement, investigations, notices, communications, title search, administrative costs and attorney fees.

**YOU ARE HEREBY DEMANDED** to pay the County of Riverside the total amount due of \$3,144.55 (Three Thousand One Hundred Forty Four Dollars And Fifty Five Cents) as set forth in the enclosed "Summary Statement of Abatement Costs." If the amount due is not paid in full within thirty (30) days, a special tax assessment and abatement lien will be recorded against the subject property.

**YOU HAVE A RIGHT TO A HEARING ON THIS MATTER.** You have the right to contest the abatement costs and special assessment levied against the subject property. If you choose to exercise your right to a public hearing, please complete the enclosed "Request for Public Hearing" form and return it to the Code Enforcement Department within twenty (20) days of the date of this notice.

If you have any questions regarding this notice, please contact Administrative Services at (951) 955-2004.

Code Enforcement Department

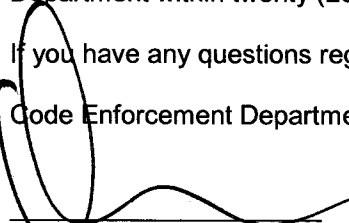
  
Ward Komers  
Administrative Manager

EXHIBIT NO.     E

**REQUEST FOR PUBLIC HEARING  
ON STATEMENT OF ABATEMENT COSTS  
AND SPECIAL TAX ASSESSMENT**

James L Dixon  
Rhonda Dixon  
38500 Mesa Rd  
Temecula, CA 92592

Subject Property: 38500 Mesa Rd, Temecula, CA 92592  
Case No(s): CV06-0896, CV07-2717  
APN No(s): 924-270-008

I, \_\_\_\_\_, hereby request a public hearing regarding the above  
(Please PRINT your name here)

described Subject Property and Case Number(s).

Please mail notice of the date, time, and location of the hearing to me at the following address:

Return Mailing Address: \_\_\_\_\_  
\_\_\_\_\_

Signed: \_\_\_\_\_ Date: \_\_\_\_\_  
(Please SIGN your name here)

Print: \_\_\_\_\_  
(Please PRINT your name here)

You may contact me at the following daytime phone number: \_\_\_\_\_

**IMPORTANT**

Keep a copy of this form and mail the original to:  
Riverside County Code Enforcement Department  
P.O. BOX 1469  
Riverside, CA 92502-1469

EXHIBIT NO. E2



# COUNTY OF RIVERSIDE CODE ENFORCEMENT

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

Property Reference/Mailing Address
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

## 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
04/11/2011	CV060896- INV #100978.	1,962.41	1,962.41
04/11/2011	CV072717- INV #100979.	1,182.14	3,144.55
		<b>Total Now Due</b>	<b>\$3,144.55</b>

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.

*Al Oll*  
Code Enforcement Department

EXHIBIT NO. *E3*

**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

924-270-008  
JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA 92592

Date	Invoice #
4/11/2011	100978

<b>Property Address</b>
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

Case Number	District	Class
CV060896	3	SOAC

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

Date	Item	Description	Hours/Qty	Rate	Amount
4/16/2007	Officer Hours	Labor Charges - Officer Time	0.9	109.00	98.10
7/3/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
7/26/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
9/7/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
10/5/2007	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
10/24/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
11/27/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
12/5/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/8/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
2/22/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
4/22/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
8/13/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
9/3/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
4/11/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			665.60
3/17/2008	Attorney Fees	Attorney Fees - County Counsel	0.4	64.00	25.60
3/20/2008	Attorney Fees	Attorney Fees - County Counsel	2.7	64.00	172.80
3/27/2008	Attorney Fees	Attorney Fees - County Counsel	0.8	64.00	51.20
4/21/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
4/23/2008	Attorney Fees	Attorney Fees - County Counsel	0.4	128.00	51.20
6/5/2008	Attorney Fees	Attorney Fees - County Counsel	0.2	128.00	25.60
6/19/2008	Attorney Fees	Attorney Fees - County Counsel	0.3	128.00	38.40
6/25/2008	Attorney Fees	Attorney Fees - County Counsel	0.3	128.00	38.40
6/30/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
7/1/2008	Attorney Fees	Attorney Fees - County Counsel	0.8	139.5125	111.61
7/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.7	139.5143	97.66

**Subtotal**

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**

**Total Now Due**

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.

*Dee Dee*

Code Enforcement Department

**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

924-270-008  
JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA 92592

Date	Invoice #
4/11/2011	100978

Property Address
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

Case Number	District	Class
CV060896	3	SOAC

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

Date	Item	Description	Hours/Qty	Rate	Amount
8/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	139.52	69.76
6/5/2008	County Counsel-Mail	County Counsel-Mailing	4	5.32	21.28
4/11/2011	Prepare Case for SOE He...			125.55	125.55
	Attend SOE Hearing			69.75	69.75
		Subtotal County Counsel Costs			1,026.81
2/1/2008	Lot/Title Report	Lot/Title Report	1	150.00	150.00
4/11/2011	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			270.00

<b>Subtotal</b>	\$1,962.41
<b>Payments/Credits</b>	\$0.00
<b>Total Now Due</b>	\$1,962.41

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.** ES



**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

924-270-008  
JAMES L DIXON  
RHONDA DIXON  
38500 MESA RD  
TEMECULA, CA 92592

Date	Invoice #
4/11/2011	100979

Property Address
924-270-008 JAMES L DIXON RHONDA DIXON 38500 MESA RD TEMECULA, CA 92592

Case Number	District	Class
CV072717	3	SOAC

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

Date	Item	Description	Hours/Qty	Rate	Amount
4/16/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
10/5/2007	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
10/24/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
11/28/2007	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/8/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
2/19/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/20/2008	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
2/22/2008	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
4/22/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
4/11/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			431.80
3/12/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
3/13/2008	Attorney Fees	Attorney Fees - County Counsel	1.1	64.00	70.40
3/17/2008	Attorney Fees	Attorney Fees - County Counsel	1.2	64.00	76.80
6/4/2008	Attorney Fees	Attorney Fees - County Counsel	1.5	128.00	192.00
6/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	128.00	64.00
6/25/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	64.00	32.00
7/1/2008	Attorney Fees	Attorney Fees - County Counsel	1.6	69.7625	111.62
7/2/2008	Attorney Fees	Attorney Fees - County Counsel	0.6	69.76667	41.86
8/18/2008	Attorney Fees	Attorney Fees - County Counsel	0.5	139.52	69.76
8/21/2008	Attorney Fees	Attorney Fees - County Counsel	0.2	139.50	27.90
		Subtotal County Counsel Costs			750.34
<b>Subtotal</b>					<b>\$1,182.14</b>
<b>Payments/Credits</b>					<b>\$0.00</b>
<b>Total Now Due</b>					<b>\$1,182.14</b>

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.       E6



# County of Riverside Code Enforcement Department

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

## NOTICE LIST

Subject Property: 38500 Mesa Rd, Temecula, CA 92592;  
Case No.: CV06-0896, CV07-2717;  
APN: 924-270-008

JAMES L DIXON  
RHONDA A DIXON  
35500 MESA ROAD  
TEMECULA CA 92592

FIRST AMERICAN TITLE INSURANCE  
EQUITY LOAN SERVICES  
ATTN NSS TEAM  
1100 SUPERIOR AVENUE STE 200  
CLEVELAND OH 44114

COUNTRYWIDE BANK FSB  
1199 N FAIRFAX ST STE 500  
ALEXANDRIA VA 22314

RHONDA DIXON  
26658 WESTBROOK CT  
SUN CITY CA 92586-4850

JAMES DIXON  
27602 REGENT LANE  
MENIFEE CA 92584

EXHIBIT NO. E7

**PROOF OF SERVICE**  
Case No. CV06-0896, CV07-2717

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Dawn, 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 June 22, 2011, I served the following document(s):

- **DEMAND FOR PAYMENT**
- **REQUEST FOR HEARING**
- **SUMMARY STATEMENT OF ABATEMENT COSTS**
- **STATEMENT OF ABATEMENT COSTS**
- **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)**

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 on that same day with postage thereon fully prepaid at Riverside, California, in the ordinary course of business.

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

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

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

EXECUTED ON 6/22/2011, at Riverside, California.

\_\_\_\_\_  
Dawn Burnett

EXHIBIT NO.       E8

**REQUEST FOR PUBLIC HEARING  
ON STATEMENT OF ABATEMENT COSTS  
AND SPECIAL TAX ASSESSMENT**

James L Dixon  
Rhonda Dixon  
38500 Mesa Rd  
Temecula, CA 92592

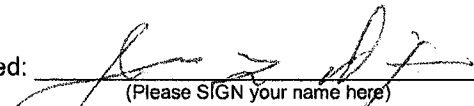
Subject Property: 38500 Mesa Rd, Temecula, CA 92592  
Case No(s): CV06-0896, CV07-2717  
APN No(s): 924-270-008

I, JAMES L. DIXON, hereby request a public hearing regarding the above  
(Please PRINT your name here)

described Subject Property and Case Number(s).

Please mail notice of the date, time, and location of the hearing to me at the following address:

Return Mailing Address: 38500 MESA ROAD  
TEMECULA, CA. 92592

Signed:   
(Please SIGN your name here)

Date: 07-08-11

Print: JAMES L. DIXON  
(Please PRINT your name here)

You may contact me at the following daytime phone number: 951-775-0098

**IMPORTANT**

Keep a copy of this form and mail the original to:  
Riverside County Code Enforcement Department  
P.O. BOX 1469  
Riverside, CA 92502-1469

EXHIBIT NO. F

EXHIBIT NO. F2

RECEIVED JUL 14 2011

*S.S.S.*