

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

407B



FROM: County Counsel
Code Enforcement Department

SUBMITTAL DATE:
October 5, 2011

SUBJECT: Statement of Abatement Costs [Case No. CV07-4136]
Subject Property: 13504 Estelle Street, Corona; REYES
APN: 115-273-002
District Two

RECOMMENDED MOTION: Move that the Board of Supervisors:

- 1) assess the reasonable costs of abatement of a public nuisance (construction without permits) in the above-referenced matter to be **eight hundred four dollars and seventy cents, (US \$804.70)**;
- (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. 457 and 725 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.

[Signature]
PATRICIA MUNROE, 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

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Tavaglione, seconded by Supervisor Buster and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended with a revised amount of costs to \$424.40.

Ayes: Buster, Tavaglione, Stone, Benoit and Ashley
Nays: None
Absent: None
Date: October 18, 2011
xc: Co. Co., CED, Prop. Owner

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

Prev. Agn. Ref.:

District: 2

Agenda Number:

9.8

Departmental Concurrence

☐ Consent
☒ Policy
☐ Consent
☒ Policy

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

Statement of Abatement Costs [Case No. CV07-4136]
Subject Property: 13504 Estelle Street, Corona; REYES
APN: 115-273-002
District: Two
Page 2

Notices of Violation were issued. Subsequently, on or about Sept. 20, 2010, the property was brought into compliance.

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.

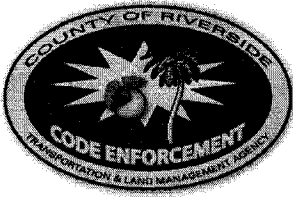
**SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

FROM: County Counsel
Code Enforcement Department
SUBJECT: Statement of Abatement Costs [Case No. CV07-4136]
Subject Property: 13504 Estelle Street, Home Gardens; REYES
APN: 115-273-002
District Two

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

Hearing Date: OCTOBER 18, 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, May 18, 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

September 20, 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: 13504 Estelle Street, Corona
Case No.: CV07-4136; REYES
APN: 115-273-002

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors on **Tuesday, October 18, 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 construction without permits located on your real property commonly described as 13504 Estelle Street, Corona, Riverside County, California and more particularly described as Assessor's Parcel Number 115-273-002.

The total expense due, including all other fees and costs, for the abatement of the above-described dangerous or injurious condition is **eight hundred four dollars and seventy cents, (US \$804.70)**. 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 Supervising Code Enforcement Officer, Brian Black 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

115273002
JOHANNA REYES
13504 ESTELLE ST
CORONA, CA 92879

Date: 5/19/2011

Summary Statement of Abatement Costs

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

Date	Invoice Number & Amount	Amount	Balance
05/19/2011	CV074136- INV #101464. Orig. Amount \$804.70.	804.70	804.70
		Total Now Due	\$804.70

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

115273002
JOHANNA REYES
13504 ESTELLE ST
CORONA, CA 92879

Date	Invoice #
5/19/2011	101464

Case Number	District	Class
CV074136	2	SOAC

Property Address

115273002
JOHANNA REYES
13504 ESTELLE ST
CORONA, CA 92879

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

Date	Item	Description	Hours/Qty	Rate	Amount
9/10/2007	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
9/19/2007	Officer Hours	Labor Charges - Officer Time	0.9	129.00	116.10
12/17/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
1/25/2008	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
3/26/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
4/1/2008	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
10/21/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
1/5/2009	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
5/24/2010	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
9/14/2010	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
5/19/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			489.40
5/19/2011	Prepare Case for SOE He...			125.55	125.55
	Attend SOE Hearing			69.75	69.75
		Subtotal County Counsel Costs			195.30
5/19/2011	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			120.00

Subtotal \$804.70

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 \$804.70

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.

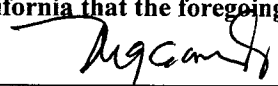

Code Enforcement Department

EXHIBIT NO. A3

NOTICE LIST

Subject Property: 13504 Estelle Street, Corona; Case No.: CV07-4136;
APN: 115-273-002; District 2

JOHANNA REYES
13504 ESTELLE STREET
CORONA CA 92879

SECURITY CONNECTIONS
1935 INTERNATIONAL WAY
IDAHO FALLS ID 83402
ATTN ASSIGNMENT TRACKING

AMERICAN GENERAL FIN. SRV INC
CORONA MARKETPLACE
1218 MAGNOLIA AVE STE G104
CORONA CA 92881-2088

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

EXHIBIT NO. A4

PROOF OF SERVICE

Case No. CV07-4136

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 September 20, 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)**

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).

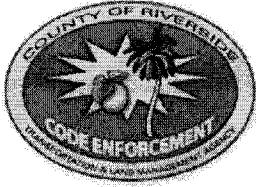
XX **STATE - I declare under penalty of perjury under the laws of the State of California that the above is true and correct.**

— **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 September 20, 2011, at Riverside, California.


BRENDA G. PEELER

EXHIBIT NO. A5



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

AFFIDAVIT OF POSTING OF NOTICES

September 23, 2011

RE CASE NO: CV074136

I, Jonathan Lance, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 13575 Magnolia Ave, Corona, California 92879 .

That on 9/22/11 at 2:03 p.m., 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: 13504 ESTELLE ST, HOME GARDENS

Assessor's Parcel Number: 115-273-002

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

Executed on September 23, 2011 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

By: 
Jonathan Lance, Code Enforcement Officer

13575 MAGNOLIA AVE, CORONA, CALIFORNIA 92879
(951) 280-4100; FAX (951) 280-0984

EXHIBIT NO.

A6



COUNTY OF RIVERSIDE CODE ENFORCEMENT

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

Property Reference/Mailing Address

Date: 5/19/2011

115273002
JOHANNA REYES
13504 ESTELLE ST
CORONA, CA 92879

Summary Statement of Abatement Costs

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

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		Total Now Due	\$804.70

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

115273002
JOHANNA REYES
13504 ESTELLE ST
CORONA, CA 92879

Date	Invoice #
5/19/2011	101464

Case Number	District	Class
CV074136	2	SOAC

Property Address
115273002 JOHANNA REYES 13504 ESTELLE ST CORONA, CA 92879

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

Date	Item	Description	Hours/Qty	Rate	Amount
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10/21/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
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		Subtotal Code Enforcement Costs			489.40
5/19/2011	Prepare Case for SOE He...			125.55	125.55
	Attend SOE Hearing			69.75	69.75
		Subtotal County Counsel Costs			195.30
5/19/2011	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			120.00
			Subtotal		\$804.70

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	\$804.70

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.

[Signature]
Code Enforcement Department

EXHIBIT NO. B2



INVOICE

Order Number: 24284

Order Date: 6/13/2011

Customer Information:

Acct No. 1044

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

Attn: Brent Steele
REF: CV07-4136 / Angela Sarmiento
IN RE: REYES, JOHANNA

Product and/or Service ordered for Property known as:

**13504 Estelle Street
Corona, CA 92879**

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. _____

B³

Assessment Roll For the 2011-2012 Tax Year as of January 1,2011

Assessment #115273002-5

Parcel # 115273002-5

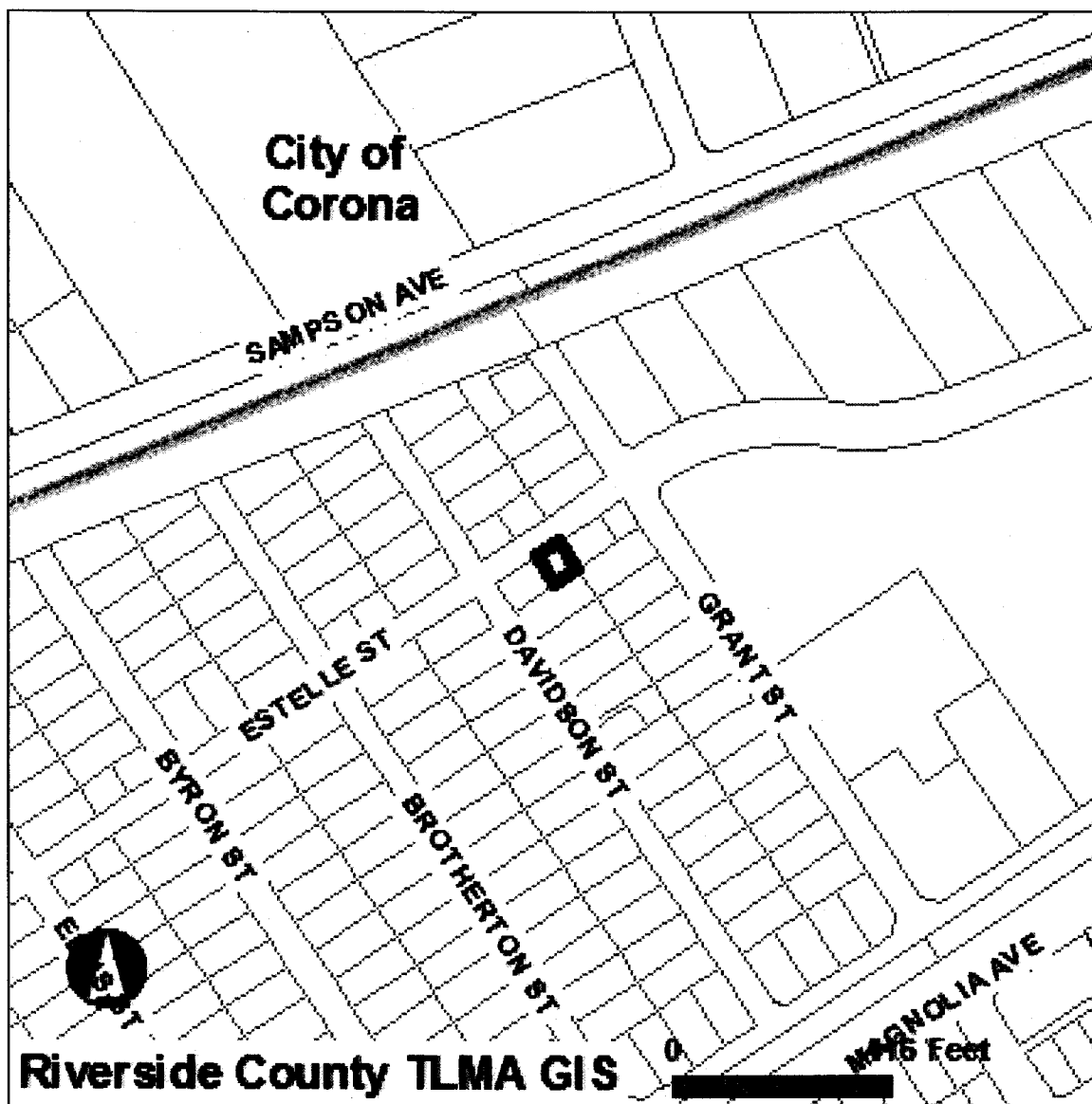
Assessee:	REYES JOHANNA	Land	40,000
Mail Address:	13504 ESTELLE ST CORONA CA 92879	Structure	111,000
Real Property Use Code:	R1	Full Value	151,000
Base Year	2004	Homeowners' Exemption	7,000
Conveyance Number:	0141890	Total Net	144,000
Conveyance (mm/yy):	2/2003		
TRA:	59-004		
Taxability Code:	0-00		
ID Data:	Lot 1 MB 011/088 RIVERSIDE VALLEY HOME GARDENS		
Situs Address:	13504 ESTELLE ST CORONA CA 92879		

[View Parcel Map](#)

EXHIBIT NO. _____

C

RIVERSIDE COUNTY GIS



Selected parcel(s):
115-273-002

IMPORTANT

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

STANDARD REPORT

APNs

115-273-002-5

OWNER NAME / ADDRESS

JOHANNA REYES
13504 ESTELLE ST
CORONA, CA. 92879

MAILING ADDRESS

(SEE OWNER)
(SEE SITUS)

LEGAL DESCRIPTIONEXHIBIT NO. C²

RECORDED BOOK/PAGE: MB 11/88
SUBDIVISION NAME: RIVERSIDE VALLEY HOME GARDENS
LOT/PARCEL: 1, BLOCK: P
, Por. TRACT NUMBER: NOT AVAILABLE

LOT SIZE

RECORDED LOT SIZE IS 0.07 ACRES

PROPERTY CHARACTERISTICS

CONCRETE BLOCK THROUGHOUT, 1288 SQFT., 2 BDRM/ 2 BATH, 1 STORY, CONST'D 1947 COMPOSITION, ROOF

THOMAS BROS. MAPS PAGE/GRID

PAGE: 743 GRID: J4, J5

CITY BOUNDARY/SPHERE

NOT WITHIN A CITY
CITY SPHERE: CORONA
ANNEXATION DATE: NOT APPLICABLE
LAFCO CASE #: NOT APPLICABLE
PROPOSALS: NOT APPLICABLE

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 TAVAGLIONE, DISTRICT 2

TOWNSHIP/RANGE

T3SR6W SEC 28

ELEVATION RANGE

665 FEET

PREVIOUS APN

064-600-232

PLANNING

LAND USE DESIGNATIONS

Zoning not consistent with the General Plan.
MDR

AREA PLAN (RCIP)

TEMESCAL CANYON

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

EAST CORONA DISTRICT

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

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)
DEVELOPED/DISTURBED LAND

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)
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. NORTHWEST

DIF (DEVELOPMENT IMPACT FEE AREA ORD. 659)
TEMESCAL CANYON

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
22

TRANSPORTATION AGREEMENTS
NOT IN A TRANSPORTATION AGREEMENT

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

FLOOD PLAIN REVIEW

NOT REQUIRED.

WATER DISTRICT

WMWD

FLOOD CONTROL DISTRICT

RIVERSIDE COUNTY FLOOD CONTROL DISTRICT

WATERSHED

SANTA ANA RIVER

GEOLOGIC

FAULT ZONE

NOT IN A FAULT ZONE

FAULTS

NOT WITHIN A 1/2 MILE OF A FAULT

LIQUEFACTION POTENTIAL

HIGH

SUBSIDENCE

SUSCEPTIBLE

PALEONTOLOGICAL SENSITIVITY

HIGH SENSITIVITY (HIGH A).

BASED ON GEOLOGIC FORMATIONS OR MAPPABLE ROCK UNITS THAT ARE ROCKS THAT CONTAIN FOSSILIZED BODY ELEMENTS, AND TRACE FOSSILS SUCH AS TRACKS, NESTS AND EGGS. THESE FOSSILS OCCUR ON OR BELOW THE SURFACE.

MISCELLANEOUS

SCHOOL DISTRICT

CORONA-NORCO UNIFIED

COMMUNITIES

HOME GARDENS

COUNTY SERVICE AREA

IN OR PARTIALLY WITHIN

HOME GARDENS #52 -

NO SERVICE INFORMATION

LIGHTING (ORD. 655)

NOT APPLICABLE, 52.37 MILES FROM MT. PALOMAR OBSERVATORY

2000 CENSUS TRACT

041410

FARMLAND

URBAN-BUILT UP LAND

TAX RATE AREAS

059004

- CORONA NORCO UNIFIED SCHOOL
- COUNTY FREE LIBRARY
- COUNTY SERVICE AREA 52 *
- COUNTY STRUCTURE FIRE PROTECTION
- COUNTY WASTE RESOURCE MGMT DIST
- CSA 152
- FLOOD CONTROL ADMINISTRATION
- FLOOD CONTROL ZN 1
- FLOOD CONTROL ZONE 1
- GENERAL
- GENERAL PURPOSE
- HOME GARDENS CO WATER
- HOME GARDENS SANITARY
- METRO WATER WEST
- N.W. MOSQUITO & VECTOR CONT DIST
- RIV CO REG PARK & OPEN SPACE

- RIV. CO. OFFICE OF EDUCATION
- RIVERSIDE CITY COMMUNITY COLLEGE
- WESTERN MUNICIPAL WATER

SPECIAL NOTES

NO SPECIAL NOTES

CODE COMPLAINTS

Case #	Description	Start Date
NO CODE COMPLAINTS	NOT APPLICABLE	NOT APPLICABLE

REPORT PRINTED ON...Wed May 18 16:51:46 2011
Version 110502



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

Lot Book Report

Order Number: **24284**

Customer:

RIVERSIDE COUNTY TLMA-CODE ENFORCEMENT

4080 Lemon Street

Riverside

CA 92501

Attn: Brent Steele

Reference: CV07-4136 / Angela Sarmiento

IN RE: REYES, JOHANNA

Order Date: 6/13/2011

Dated as of: 6/7/2011

County Name: Riverside

FEE(s):

Report: \$120.00

Property Address: 13504 Estelle Street

Corona

CA 92879

Assessor's Parcel No. : 115-273-002-5

Assessments:

Land Value:	\$38,000.00
Improvement Value:	\$85,000.00
Exemption Value:	\$7,000.00
Total Value:	\$116,000.00

Tax Information

Property Taxes for the Fiscal Year	2010-2011
Total Annual Tax	\$1,294.20
Status: Paid through	PAID (PAID THRU 01/31/2011)

Property Vesting

The last recorded document transferring title of said property

Dated 11/27/2002

Recorded 02/28/2003



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

Order Number: 24284

Reference: CV07-4136 / Ange

Document No.	2003-141890
D.T.T.	\$158.40
Grantor	Maurilio Quiroz and Lupe G Quiroz, husband and wife as joint tenants
Grantee	Johanna Reyes, a single woman

Deeds of Trust

Position No.	1st
A Deed of Trust Dated	02/02/2005
Recorded	02/10/2005
Document No.	2005-0113719
Amount	\$174,000.00
Trustor	Johanna Reyes, a single woman
Trustee	Financial Title
Beneficiary	First Franklin, a Division of Nat. City Bank of In, subsidiary of National City Bank of In

Assignment Dated	04/01/2005
Recorded	04/18/2005
Document No.	2005-0301777
Assigned to	First Franklin Financial Corporation

Position No.	2nd
A Deed of Trust Dated	08/30/2006
Recorded	09/01/2006
Document No.	2006-0650307
Amount	\$23,287.50
Trustor	Johanna Reyes, a single woman
Trustee	AG Documentation Services, Inc.
Beneficiary	American General Financial Services, Inc.



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

Order Number: 24284

Reference: CV07-4136 / Ange

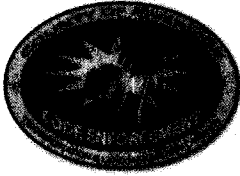
Additional Information

A Declaration of Homestead executed by	Johanna Reyes
Recorded	11/03/2006
Document No	2006-0813236
A Notice of State Tax Lien Recorded	08/09/2010
Document No.	2010-0372701
Amount	\$3,189.52
Account No.	1208029805
Certificate No.	10205603975
Debtor	Joanna M Reyes
Creditor: State of California,	Franchise Tax Board

Legal Description

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

THE NORTHEASTERLY 50.00 FEET OF LOT 1 IN BLOCK "I" OF RIVERSIDE VALLEY HOME GARDENS, IN THE CITY OF CORONA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 11, PAGE 88, OF MISCELLANEOUS MAPS, IN THE OFFICE OF 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

6/23/2011

Johanna Reyes
13504 Estelle St
Corona, CA 92879

Re: Demand for Payment of Statement of Abatement Costs
Subject Property: 13504 Estelle St, Corona, CA 92879
Case No(s): CV07-4136
APN No(s): 115-273-002

Dear Johanna Reyes:

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 [13504 Estelle St, Corona, CA 92879] and more particularly described as Assessor's Parcel Number [115-273-002] ("Subject Property"). The conditions were deemed violations of Riverside County Ordinances No(s): [457]

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 \$804.70 (Eight Hundred Four Dollars And Seventy 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

Johanna Reyes
13504 Estelle St
Corona, CA 92879

Subject Property: 13504 Estelle St, Corona, CA 92879
Case No(s): CV07-4136
APN No(s): 115-273-002

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

115273002
JOHANNA REYES
13504 ESTELLE ST
CORONA, CA 92879

Date: 5/19/2011

Summary Statement of Abatement Costs

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

Date	Invoice Number & Amount	Amount	Balance
05/19/2011	CV074136- INV #101464. Orig. Amount \$804.70.	804.70	804.70
		Total Now Due	\$804.70

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. 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

115273002
JOHANNA REYES
13504 ESTELLE ST
CORONA, CA 92879

Date	Invoice #
5/19/2011	101464

Case Number	District	Class
CV074136	2	SOAC

Property Address

115273002
JOHANNA REYES
13504 ESTELLE ST
CORONA, CA 92879

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

Date	Item	Description	Hours/Qty	Rate	Amount
9/10/2007	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
9/19/2007	Officer Hours	Labor Charges - Officer Time	0.9	129.00	116.10
12/17/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
1/25/2008	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
3/26/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
4/1/2008	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
10/21/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
1/5/2009	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
5/24/2010	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
9/14/2010	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
5/19/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.00
		Subtotal Code Enforcement Costs			489.40
5/19/2011	Prepare Case for SOE He...			125.55	125.55
	Attend SOE Hearing			69.75	69.75
		Subtotal County Counsel Costs			195.30
5/19/2011	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			120.00

Subtotal \$804.70

Payments/Credits \$0.00

Total Now Due \$804.70

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. E4

NOTICE LIST

Subject Property: 13504 Estelle St, Corona, CA 92879;

Case No.: CV07-4136;

APN: 115-273-002

JOHANNA REYES
13504 ESTELLE ST
CORONA CA 92879

FIRST FINANCIAL CORP
2150 N FIRST STREET STE 100
SAN JOSE CA 95131

AMERICAN GENERAL
FINANCIAL SERVICE INC
CORONA MARKETPLACE
1218 MAGNOLIA AVE STE G104
CORONA CA 92881-2088

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

EXHIBIT NO. _____

E⁵

PROOF OF SERVICE

Case No. CV07-4136

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Sue Rush, 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 23, 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 6/23/2011, at Riverside, California.

Sue Rush
SUE RUSH

EXHIBIT NO. E6

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

Johanna Reyes
13504 Estelle St
Corona, CA 92879

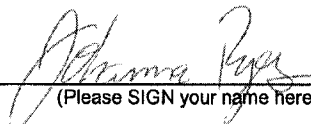
Subject Property: 13504 Estelle St, Corona, CA 92879
Case No(s): CV07-4136
APN No(s): 115-273-002

I, Johanna Reyes, 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: 13504 ESTELLE ST
CORONA CA 92879

Signed: 
(Please SIGN your name here)

Date: 10/27/11

Print: Johanna REYES
(Please PRINT your name here)

You may contact me at the following daytime phone number: (951) 734-0885

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 JUN 28 2011
Saf