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



FR	OM:
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Departmental Concurrence

County Counsel

Code Enforcement Department

SUBJECT: Statement of Abatement Costs [Case No. CV09-06694]

Subject Property: 14104 Tiger Lily Court, Corona; HAN

APN: 144-361-046

District Two

RECOMMENDED MOTION: Move that the Board of Supervisors:

- (1) assess the reasonable costs of abatement of a public nuisance (unmaintained landscaping and trash containers in public view) in the above-referenced matter to be five hundred twenty-two dollars (US \$522.00);
- assess the costs of abatement against the above-described subject property;
- authorize the recordation of a notice of abatement lien;
- authorize the abatement costs to be added to the tax roll as a special assessment; and

authorize and direct the Code Enforcement Department to take any reasonable actions to collect the (5) amount owed.

			NROE, Deputy Co WALLS, County	•	
	Current F.Y. Total Cost:	\$ N/A	In Current Year	Budget:	V/A
FINANCIAL	Current F.Y. Net County Cost:	\$ N/A	Budget Adjustm	nent:	N/A
DATA	Annual Net County Cost:	\$ N/A	For Fiscal Year:		N/A
SOURCE OF FU	NDS:			Positions To Be Deleted Per A-30	
				Requires 4/5 Vote	
C.E.O. RECOMM	ENDATION:	APPROVE		. je septer i pa in str‰	
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County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes:

Buster, Tavaglione, Stone, Benoit and Ashley

Nays:

None

Absent:

None

Date:

November 8, 2011

XC:

Co. Co., CED, Prop. Owner

Prev. Agn. Ref.:

District: 2
ATTACHMENTS FILED

Agenda Number:

Kecia Harper-Ihem

Dep't Recomm.:

X

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Consent

Form 11 (Rev 06/2003)

Exec. Ofc.

Per

WITH THE CLERK OF THE BOARD

Statement of Abatement Costs [Case No. CV09-06694] Subject Property: 14104 Tiger Lily Court, Corona; HAN

APN: 144-361-046

District Two Page 2

BACKGROUND: Government Code § 25845, Riverside County Ordinance Nos. 348 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.

Notices of Violation and Administrative Citations were issued. Subsequently, 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. CV09-06694]

Subject Property: 14104 Tiger Lily Court, Corona; HAN

APN: 144-361-046

District Two

TABLE OF SUPPLEMENTAL DOCUMENTS FILED WITH THE CLERK OF THE BOARD

Hearing Date: NOVEMBER 8, 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, October 24, 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

October 24, 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: 14104 Tiger Lily Court, Corona

Case No.: CV09-06694; HAN

APN: 144-361-046

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors on **Tuesday, November 8, 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 unmaintained landscaping and trash containers in public view located on your real property commonly described as 14104 Tiger Lily Court, Corona, Riverside County, California and more particularly described as Assessor's Parcel Number 144-361-046.

The total expense due, including all other fees and costs, for the abatement of the above-described dangerous or injurious condition is **five hundred twenty-two dollars**, **(US \$522.00)**. 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, Stacy Baumgartner at (951) 955-2004 prior to the hearing. Please meet with Stacy Baumgartner at 8:30 a.m. on the day of the hearing in the lobby of the first floor annex in front of the Clerk of the Board's Office to discuss the case.

GLENN BAUDE

DIRECTOR

WARD KOMERS
Administrative Manager

Enclosure: Statement of Abatement Costs

EXHIBIT NO.



COUNTY OF RIVERSIDE CODE ENFORCEMENT

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

Property Reference/Mailing Address

144-361-046 YUN FEN HAN 14104 TIGER LILY CT CORONA, CA 92880 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
	CV0906694-		
04/12/2011	INV #100996.	522.00	522.00
	CV0906694:A27687-		
12/02/2009	INV #2717. A27687	200.00	722.00
02/10/2010	PMT #9908. A27687	-200.00	522.00
	CV0906694:A28172-		
03/08/2010	INV #13190. A28172	500.00	1,022.00
05/27/2010	PMT #10848. A28172	-500.00	522.00
	CV0906694:A31746-		
05/19/2010	INV #20973. A31746	200.00	722.00
06/04/2010	PMT #10700. A31746	-200.00	522.00
06/10/2010	PMT #10729. A31746 - Duplicate payment refunded	0.00	522.00
	CV0906694:A33617-		
02/01/2010	INV #13189. A33617	200.00	722.00
05/27/2010	PMT#10850. A33617	-200.00	522.00
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		Total Now Due	\$522.00

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.

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

144-361-046 YUN FEN HAN 14104 TIGER LILY CT CORONA, CA 92880

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Property Address

144-361-046 YUN FEN HAN 14104 TIGER LILY CT CORONA, CA 92880

Case Number	District	Class
CV0906694	2	SOAC

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

Date	Item	Description	Hours/Qty	Rate	Amount
10/5/2009	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
12/2/2009	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
2/1/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
3/8/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
5/19/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
6/24/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
10/6/2010	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.9
4/12/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.0
di si e ji		Subtotal Code Enforcement Costs			206.7
		e redeel 4 Fili oli tellilis			
4/12/2011	Prepare Case for SOE He			125.55	125.5
	Attend hearing	Attend Statement of Expense hearing with Board of		69.75	69.7
		Supervisors			
		Subtotal County Counsel Costs			195.3
4/12/2011	Lot Book Report			120.00	120.0
		Subtotal Contractor Costs			120.0
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	1]			***************************************
			Subtota		\$522.6

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** \$522.0

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

NOTICE LIST

Subject Property: 14104 Tiger Lily Court, Corona; Case No.: CV09-06694 APN: 144-361-046; District Two

YUN FEN HAN 14104 TIGER LILY COURT CORONA CA 92880

YUN FEN HAN 8424 DOROTHY STREET ROSEMEAD CA 91770

HOUSING CAPITAL COMPANY 3200 BRISTOL STREET SUITE 500 COSTA MESA CA 92626

JUST MORTAGE INC 9680 HAVEN AVENUE SUITE 200 RANCHO CUCAMONGA CA 91730

LANDAMERICA LAWYERS TITLE 7530 NORTH GLENOADS BLVD BURBANK CA 91504

PROOF OF SERVICE Case No. CV09-06694

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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 October 24, 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 XXand 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 XXabove 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 October 24, 2011, at Riverside, California.

BRENDA G'. PEELER

exhibit no.



CODE ENFORCEMENT DEPARTMENT COUNTY OF RIVERSIDE

GLENN BAUDE Director

AFFIDAVIT OF POSTING OF NOTICES

October 26, 2011

RE CASE NO: CV0906694

I, Etita Fohe, 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 10/26/11 at 8:15 am, 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: 14104 TIGER LILY CT, CORONA

Assessor's Parcel Number: 144-361-046

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

Executed on October 26, 2011 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

By: Stita Fohe, Code Enforcement Technician

AG



COUNTY OF RIVERSIDE CODE ENFORCEMENT

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

Property Reference/Mailing Address

144-361-046 YUN FEN HAN 14104 TIGER LILY CT CORONA, CA 92880 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
04/12/2011	CV0906694- INV #100996.	522.00	522.06
12/02/2009 92/10/2010	CV0906694:A27687- INV #2717. A27687 PMT #9908. A27687	200.00 -200.00	722.00 522.00
03/08/2010 05/27/2010	CV0906694;A28172- INV #13190. A28172 PMT #10848. A28172	\$00.00 -500.00	1,022.00 522.00
05/19/2010 06/04/2010 06/10/2010	CV0906694:A31746- INV #20973. A31746 PMT #10700. A31746 PMT #10729. A31746 — Duplicate payment refunded	200.00 -200.00 0.00	722.00 522.00 522.00
02/01/2010 05/27/2010	CV0906694:A33617- INV #13189. A33617 PMT #10850. A33617	200.00 -200.00	722.00 522.00
market service of the		Total Now Due	\$522.00

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

144-361-046 YUN FEN HAN 14104 TIGER LILY CT CORONA, CA 92880

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Property Address

144-361-046 YUN FEN HAN 14104 TIGER LILY CT CORONA, CA 92880

Case Number	District	Class
CV8906694	2	SOAC

You are liable to the County for the following abatement

Date	Item	Description	Hours/Qty	Rate	Amount
10/5/2009	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
12/2/2009	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
2/1/2010	Officer Hours	Labor Charges - Officer Time	0.2	109,00	21.8
3/8/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
5/19/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
6/24/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.8
10/6/2010	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.9
4/12/2011	SOE Preparation	Prepare Statement of Expense		65.00	65.0
		Subtotal Code Enforcement Costs			206.7
4/12/2011	Prepare Case for SOE He			125.55	125.5
-1) 1 W & C 1 2	Attend hearing	Attend Statement of Expense hearing with Board of Supervisors		69.75	69.7
		Subtotal County Counsel Costs			195.3
4/12/2011	Lot Book Report			120.00	120.0
77 1 407 40 7 1 1	Date 2200% (Copper	Subtotal Contractor Costs			120.0
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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 \$0.04

Total Now Due \$522.09

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.

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EXHIBIT NO.



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5/21/2010 User inquiry \$2 Dares late to request a hearing and if he mailed in a letter requesting	2. Appeal i 2. Respons	5/27/2010 5/27/2010 5/27/2010 5/27/2010 Sistory Sistory Transaction New Citation Added Citation Data Entered Responsible party entered Notice sent Notice sent User inquiry Hearing Request Received Placed On Hold Hearing Request Cented Hearing Denied Letter Sent	Credit Card Credit Card Rep Name S Chol D Wheeler S Chol T FEES T FEES L Hernandez r carmona r carmona r carmona	Description Description Description Inserted during Extract Commit Inserted during Extract Commit Inserted during Extract Commit Speke to Matt the rio's employer he called and stated he will request a hearing since the rio is out of the country. Advised him of the process to request a hearing and that there is nothing guaranteed. 2:22 Hearing - Requestor: HAN, YUN F Hearing - Request Accepted. Hearing Denied Mail Date: \$/18/2010 ~ Spoke to Matt the rio's son he called and stated he would like to appeal the cite since his father was out of the country edvised him he was denied because of the time frame. He	W.O 589101 569101 57202- 57828-
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	2. Appeal i 2. Respons	5/27/2010 5/27/2010 5/27/2010 5/27/2010 Sistory Sistory Transaction New Citation Added Citation Data Entered Responsible party entered Notice sent Notice sent User inquiry Hearing Request Received Placed On Hold Hearing Request Cented Hearing Denied Letter Sent	Credit Card Credit Card Rep Name S Chol D Wheeler S Chol T FEES T FEES L Hernandez r carmona r carmona r carmona	Description Description Inserted during Extract Commit Inserted during Extract Commit Inserted during Extract Commit Spoke to Matt the r/o's employer he called and stated he will request a hearing since the r/o is out of the country. Advised him of the process to request a hearing and that there is nothing guaranteed. 2:22 Hearing - Requestor: HAN, YUN F Hearing - Request Accepted. Hearing Denied Mail Date: \$/18/2010 ~ Spoke to Matt the r/o's son he called and stated he would like to appeal the cite since his father was out of the country advised him he was denied because of the time frame. He asked to speak to the supervisor so she can accept her appeal. Transferred the call to Monica. 2:16	WO 589101 569101 572024

EXHIBIT NO.

	5/27/2010	Connect to CC Processor	A Ayala	Connect to Paypal		
	5/27/2010	Payment	A Ayala	Online Payment	*	
	5/27/2018	Payment	A Ayala	Online Payment		
	5/27/2010	Paid in Full	A Ayala	Online Payment		
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AG Copyright 2010 Citation Processing Center, All Rights Reserved

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Reports		Name: HA	N, YUN F	······································	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,			
Found Citations. A31746 Submit		Address: 141	04 TIGER LILY					
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EXHIBIT NO.



Date	Transaction	Rep Name	Description	w.o
6/4/2010	Payment Data Entered	HH Tang		582634
6/4/2010	Payment	HH Tang		582634
6/10/2010	Payment Data Entered	HH Tang		58390
8/10/2010	Payment	HH Tang		58390
6/14/2010	New Citation Added	S Chol		58480
6/14/2010	Citation Data Entered	D Wheeler		58480
6/14/2010	Responsible party entered	S Choi		58480
6/14/2010	Paid in Full	S Choi	Transaction added during Update Citations after Processing Orphan Payment(s)	58480
8/25/2010	Hearing Request Received	r carmona	Hearing - Requestor: NANCY WANG	ķ.
6/25/2010	Placed On Hold	rcamona	Hearing - Request Accepted.	ļ.
6/25/2010	Hearing Request Accepted	r carmona	Hearing Accepted	
6/25/2010	Hearing Approved Letter Sent	rcamnona	Mail Date: \$/25/2010 ~	
7/15/2010	Hearing Schedule Letter Sent	L Franco	in Person Hearing schedule for 7/28/2010 at 01:30PM. Reschedule due by 7/20/2010	
8/23/2010	Hearing Schedule Letter Sent	KK SINGH	In Person Hearing schedule for 8/24/2018 at 01:30PM. Reschedule due by 8/23/10	
8/25/2010	Violation Uphetd	J Vandoren	Violation Upheld	
8/25/2010	Appeal Letter Sent	J Vandoren	Reviewer - JV. Violation Upheld. Violator must respond by 9/26/2010, Mail Date: 8/25/2010 - No appearance or evidence at requested hearing to support appeal.	

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Kenepi	3	Status: 03/05/10: P		
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Figs Street			Responsible Party Information	
Reports		Name: HAN, YUN		
ound Citation	Constitution of the contract o	Address: 14104 TIGE		
\27687 🚃 S	submit	City/State///ip: CORONA,		
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EXHIBIT NO.



Sumpler 3.0 rage 1 of 1

Query



Criteria: None

Run: 4/12/2011 8:33 AM Data Last Updated: 4/12/2011 6:12:27 AM

0 rows in 8.2 seconds



INVOICE

Order Number: 23439

Order Date: 4/21/2011

Customer Information:

Acct No. 1044

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

Attn:

Brent Steele

REF:

CV09-06694 / Angela Sarmiento

IN RE:

HAN, YUN FEN

Product and/or Service ordered for Property kn	own as:
14104 Tiger Lily Court Corona, CA 92880	
DESCRIPTION:	FEE:
Lot Book Report	\$120.00
TOTAL DUE:	\$120.00

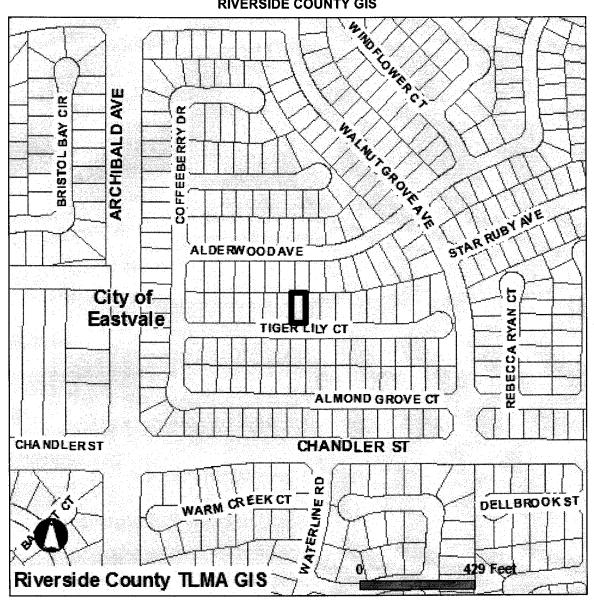
Payment due upon receipt. Please remit to:

RZ Title Services, Inc.

P.O. Box 1193 Whittier, CA 90609 Assessment Roll For the 2010-2011 Tax Year as of January 1,2010

Assessment #144361046	i -9	Parcel # 144361046-9	
Assessee:	HAN YUN FEN	Land	112,000
Mail Address:	14104 TIGER LILY CT	Structure	201,000
City, State Zip:	RIVERSIDE CA 92880	Full Value	313,000
Real Property Use Code:	R1	Total Net	313,000
Base Year	2010		222,300
Conveyance Number:	0026457		
Conveyance (mm/yy):	1/2009	View Parcel Map	
PUI:	R010000		
TRA:	59-005		
Taxability Code:	0-00		
ID Data:	Lot 76 MB 339/056 TR 28687		
Situs Address:	14104 TIGER LILY CT CORONA CA 92880		

RIVERSIDE COUNTY GIS



Selected parcel(s): 144-361-046

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.

APNs

144-361-046-9

STANDARD REPORT

OWNER NAME / ADDRESS

YUN FEN HAN 14104 TIGER LILY CT CORONA, CA. 92880

MAILING ADDRESS

(SEE OWNER) 14104 TIGER LILY CT RIVERSIDE CA. 92880 EXHIBIT NO. ___

LEGAL DESCRIPTION

RECORDED BOOK/PAGE: MB 339/56 SUBDIVISION NAME: TR 28687 LOT/PARCEL: 76, BLOCK: NOT AVAILABLE TRACT NUMBER: 28687

LOT SIZE

RECORDED LOT SIZE IS 0.13 ACRES

PROPERTY CHARACTERISTICS

WOOD FRAME, 2596 SQFT., 4 BDRM/ 2.75 BATH, 2 STORY, ATTACHED GARAGE(713 SQ. FT), CONST'D 2004TILE, ROOF, CENTRAL HEATING, CENTRAL COOLING

THOMAS BROS. MAPS PAGE/GRID

PAGE: 713 GRID: A2

CITY BOUNDARY/SPHERE

CITY OF EASTVALE NOT WITHIN A CITY SPHERE 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

T2SR7W SEC 35

ELEVATION RANGE

584/584 FEET

PREVIOUS APN

144-140-009

PLANNING

LAND USE DESIGNATIONS

Consult with the city for land use information.

AREA PLAN (RCIP)

EASTVALE

GENERAL PLAN POLICY OVERLAYS

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

GENERAL PLAN POLICY AREAS

NONE

ZONING CLASSIFICATIONS (ORD. 348)

See the city for more information

ZONING DISTRICTS AND ZONING AREAS

PRADO-MIRA LOMA DISTRICT

ZONING OVERLAYS

IN OR PARTIALLY WITHIN THE EASTVALE NEIGHBORHOOD PRESERVATION OVERLAY

HISTORIC PRESERVATION DISTRICTS

NOT IN AN HISTORIC PRESERVATION DISTRICT

SPECIFIC PLANS

EASTVALE PLAN NUMBER: #300 PLANNING AREA: 4 ADOPTED DATE: 07/15/1997

AGRICULTURAL PRESERVE

NOT IN AN AGRICULTURAL PRESERVE

REDEVELOPMENT AREAS NOT IN A REDEVELOPMENT AREA

AIRPORT INFLUENCE AREAS

CHINO

AIRPORT COMPATIBLITY ZONES

CHINO ZONE D

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)

VEGETATION (2005)

DEVELOPED/DISTURBED LAND

FIRE

HIGH FIRE AREA (ORD. 787)

NOT IN A HIGH FIRE AREA

FIRE RESPONSIBLITY 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

MIRA LOMA D

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)

EASTVALE

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

13G

TRANSPORTATION AGREEMENTS

NOT IN A TRANSPORTATION AGREEMENT

CETAP (COMMUNITY AND ENVIRONMENTAL TRANSPORTATION ACCEPTABILITY PROCESS) CORRIDORS

NOT IN A CETAP CORRIDOR.

HYDROLOGY

FLOOD PLAIN REVIEW

WITHIN AREAS OF FLOODING SENSITIVITY. CONTACT THE FLOOD PLAIN MANAGEMENT SECTION AT (951) 955-1200 FOR INFORMATION

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

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

EASTVALE

COUNTY SERVICE AREA

NOT IN A COUNTY SERVICE AREA.

LIGHTING (ORD. 655)

NOT APPLICABLE, 58.41 MILES FROM MT. PALOMAR OBSERVATORY

2000 CENSUS TRACT

040602

FARMLAND

URBAN-BUILT UP LAND

TAX RATE AREAS

INFORMATION NOT AVAILABLE

SPECIAL NOTES

NO SPECIAL NOTES

CODE COMPLAINTS

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

REPORT PRINTED ON...Mon Oct 24 08:37:23 2011 Version 111003



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

Lot Book Report

Order Number:

FEE(s):

Order Date: 4/21/2011 Dated as of: 4/14/2011

County Name: Riverside

Report: \$120.00

23439

Customer:

RIVERSIDE COUNTY TLMA-CODE INFORCEMENT

4080 Lemon Street

Riverside

CA 92501

Attn:

Brent Steele

Reference:

CV09-06694 / Angela Sarmiento

IN RE:

HAN, YUN FEN

Property Address: 14104 Tiger Lily Court

Corona

92880 CA

Assessor's Parcel No.: 144-361-046-9

Assessments:

Land Value:

\$112,000.00

Improvement Value:

\$201,000.00

Exemption Value:

\$0.00

Total Value:

\$313,000.00

Tax Information

Property Taxes for the Fiscal Year

2010-2011

Total Annual Tax

\$5,407.60

Status: Paid through

PAID (PAID THRU 06/30/2011)

Property Vesting

The last recorded document transferring title of said

property

Dated

12/05/2008

Recorded

01/21/2009



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

Order Number: 23439

Reference: CV09-06694 / Ang

Document No.

2009-0026457

D.T.T.

\$385.00

Grantor

Shuping Wang and Lemin Li, wife and husband as joint

tenants

Grantee

Yun Fen Han, a single man

Deeds of Trust

Position No.

1st

A Deed of Trust Dated

11/10/2003

Recorded

12/04/2003

Document No.

2003-951267

Amount

\$9,000,000.00

Trustor

Trimark Pacific- Corona Farms, LLC, a California limited

liability company

Trustee

Fidelity National Title Company

Beneficiary

Housing Capital Company, a Minnesota partnership

Affects Property in Question and Other Property

Position No.

2nd

A Deed of Trust Dated

01/06/2009

Recorded

01/21/2009

Document No.

2009-0026458

Amount

\$100,000.00

Trustor

Yun Fen Han, a single man

Trustee

Landamerica Lawyers Title

Beneficiary

Mortgage Electronic Registration Systems, Inc., acting

as a nominee for Just Mortgage, Inc.

Additional Information

A Notice of Lien Recorded

05/16/2007

Document No.

2007-0323950



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

Order Number: 23439

Reference: CV09-06694 / Ang

Amount

\$136.75

Owner

Joseph Giron

Claimant

Eastern Municipal Water District

Notice of Non-Compliance filed by

County of Riverside Department of Code Enforcement

In the matter of the property of

Yun F. Han

Case No.

CV09-06694

Recorded

05/26/2010

Document No.

2010-0243660

Legal Description

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

LOT NO.76 OF TRACT NO. 28687, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 339, PAGES 56 THROUGH 60, INCLUSIVE OF 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

6/28/2011

Yun Fen Han 14104 Tiger Lily Ct Corona, CA 92880

Re: Demand for Payment of Statement of Abatement Costs

Subject Property: 14104 Tiger Lily Ct, Corona, CA 92880

Case No(s): CV09-06694 APN No(s): 144-361-046

Dear Yun Fen Han:

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 [14104 Tiger Lily Ct, Corona, CA 92880] and more particularly described as Assessor's Parcel Number [144-361-046] ("Subject Property"). The conditions were deemed violations of Riverside County Ordinances No(s): [348]

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 \$522.00 (Five Hundred Twenty Two Dollars And No 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.

Gode Enforcement Department

Ward Komers

Administrative Manager

EXHIBIT NO. _____E

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

Yun Fen Han 14104 Tiger Lily Ct Corona, CA 92880

Colona, CA 92000	
Subject Property: 14104 Tiger Lily Ct, Corona, CA 92880 Case No(s): CV09-06694 APN No(s): 144-361-046	
I,, hereby request (Please PRINT your name here)	a public hearing regarding the above
described Subject Property and Case Number(s).	•
Please mail notice of the date, time, and location of the hearing	g to me at the following address:
Return Mailing Address:	·
Signed:(Please SIGN your name here)	Date:
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 93503-1469	



COUNTY OF RIVERSIDE CODE ENFORCEMENT

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

Property Reference/Mailing Address

144-361-046 YUN FEN HAN 14104 TIGER LILY CT CORONA, CA 92880 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
	CV0906694-		
04/12/2011	INV #100996.	522.00	522.00
	CV0906694;A27687-		
12/02/2009	INV #2717. A27687	200.00	722.00
02/10/2010	PMT #9908. A27687	-200.00	522.00
	CV0906694;A28172-		
03/08/2010	INV #13190. A28172	500.00	1,022.00
05/27/2010	PMT #10848. A28172	-500.00	522.0
	CV0906694:A31746-		
05/19/2010	INV #20973. A31746	200.00	722.00
06/04/2010	PMT #10700. A31746	-200.00	522.00
06/10/2010	PMT #10729. A31746 Duplicate payment refunded	0.00	522.0
	CV0906694:A33617-		
02/01/2010	INV #13189. A33617	200.00	722.0
05/27/2010	PMT#10850. A33617	-200.90	522.0
	1		***************************************
		Total Now Due	\$522.00

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.

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Code Enforcement Department

EXHIBIT NO.

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

144-361-046 YUN FEN HAN 14104 TIGER LILY CT CORONA, CA 92880

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Property Address

144-361-046 YUN FEN HAN 14104 TIGER LILY CT CORONA, CA 92880

Case Number	District	Class
CV#906694	2	50AC

You are liable to the County for the following abatement

Date	Item	Description	Hours/Qty	Rate	Amount
10/5/2009	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
12/2/2009	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
2/1/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
3/8/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
5/19/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
6/24/2010	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
10/6/2010	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
4/12/2011	SOE Preparation	Prepare Statement of Expense Subtotal Code Enforcement Costs		65.00	65.08 206.70
4/12/2011	Prepare Case for SOE He			125.55	125.55
	Attend hearing	Attend Statement of Expense hearing with Board of Supervisors		69.75	69.7:
		Subtotal County Counsel Costs			195.30
4/12/2011	Lot Book Report			120.00	120,00
		Subtotal Contractor Costs			120.04
			Subtota		\$522.0

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.

Payments/Credits

Total Now Due

\$0.00 \$522.0

NOTICE LIST

Subject Property: 14104 Tiger Lily Ct, Corona, CA 92880; Case No.: CV09-06694; APN: 144-361-046

HAN YUN FEN 14104 TIGER LILY CT RIVERSIDE CA 92880

HOUSING CAPITAL COMPANY 3200 BRISTOL ST STE 500 COSTA MESA CA 92626

JUST MORTGAGE INC 9680 HAVEN AVE STE 200 RANCHO CUCAMONGA CA 91730

LANDAMERICA LAWYERS TITLE 7530 N GLENOAKS BLVD BURBANK CA 91504

PROOF OF SERVICE

Case No. CV09-06694

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 28, 2011, I served the following document(s):

- DEMAND FOR PAYMENT
- REQUEST FOR HEARING
- 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)

- 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 6/28/2011, at Riverside, California.

Sue Rugh

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

Yun Fen Han 14104 Tiger Lily Ct Corona, CA 92880

Subject Property: 14104 Tiger Lily Ct, Corona, CA 92880 Case No(s): CV09-06694 APN No(s): 144-361-046
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: 8424 Doro Hay 5+. Rosemend, CA 91770
Signed: Date: 0L/29/11 (Please SIGN your name here)
Print: [Un ftn ftn] (Please PRINT your name here)
You may contact me at the following daytime phone number:626-890-333Z
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. ____

EXHIBIT NO.

RECEIVED JUL 5 - 2011