

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

302B



FROM: County Counsel
Code Enforcement Department

SUBMITTAL DATE:
June 14, 2012

SUBJECT: Statement of Abatement Costs [Case No. CV07-1520]
Subject Property: Vacant Lot W/O 79231 Ave., 42, Bermuda Dunes; BENSON
APN: 609-171-011
District Four / District Four

Departmental Concurrence

RECOMMENDED MOTION: Move that the Board of Supervisors:

- (1) assess the reasonable costs of abatement of a public nuisance (accumulated rubbish) in the above-referenced matter to be **nine hundred twenty-five dollars and thirty cents (US \$925.30)**;
- (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.

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

County Executive Office Signature

BY Tina Grande

- Policy
- Policy
- Consent
- Consent

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Stone, seconded by Supervisor Buster and duly carried, IT WAS ORDERED that the above matter is approved as recommended with a revised amount of costs to \$600.00.

Ayes: Buster, Stone and Ashley
Nays: None
Absent: Tavaglione and Benoit
Date: June 26, 2012
xc: Co. Co./CED

Kecia Harper-Ihem
Clerk of the Board
By: Deputy

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

Prev. Agn. Ref.:

District: 4 / 4

Agenda Number:

ATTACHMENTS FILED
WITH THE CLERK OF THE BOARD

9.2

Statement of Abatement Costs [Case No. CV07-1520]

Subject Property: Vacant Lot W/O 79231 Ave., 42, Bermuda Dunes; BENSON

APN: 609-171-011

District Four / District Four

Page 2

BACKGROUND: Government Code § 25845, Riverside County Ordinance Nos. 541 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**

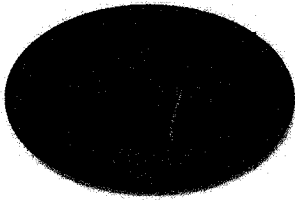
FROM: County Counsel
Code Enforcement Department
SUBJECT: Statement of Abatement Costs [Case No. CV07-1520]
Subject Property: Vacant Lot W/O 79231 Ave., 42, Bermuda Dunes
APN: 609-171-011; BENSON
District Four / District Four

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

Hearing Date: JUNE 26, 2012

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 11/12 And Geographic Information System, Apr. 2, 2012	Exhibit C
Lot Book Report and/or DataQuick	Exhibit D
Demand for Payment Statement of Abatement Costs Notice of Special Tax Assessment	Exhibit E
Notice of Hearing Re: Demand for Payment Statement of Abatement Costs Notice of Special Tax Assessment	Exhibit F
Request for Hearing.....	Exhibit G

EXHIBIT “A”



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

Juan C. Perez
Interim Director

June 11, 2012

**NOTICE OF HEARING RE:
STATEMENT OF ABATEMENT COSTS**

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

Subject Property: Vacant Lot W/O 79231 Ave., 42,
Bermuda Dunes
Case No.: CV07-1520; BENSON
APN: 609-171-011

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors on **Tuesday, June 26, 2012, at 9:30 a.m.** in the Board of Supervisors Room, 4080 Lemon Street, 1st Floor Annex, Riverside, California, at which time and place pertinent testimony will be heard regarding the expenses incurred by the County of Riverside, Code Enforcement Department ("Department") for the above-referenced abatement case. Said abatement case involved accumulated rubbish located on your real property commonly described as Vacant Lot W/O 79231 Ave., 42, Bermuda Dunes, Riverside County, California and more particularly described as Assessor's Parcel Number 609-171-011.

The total expense due, including all other fees and costs, for the abatement of the above-described dangerous or injurious condition is **nine hundred twenty-five dollars and thirty cents (US \$925.30)**. 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 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.

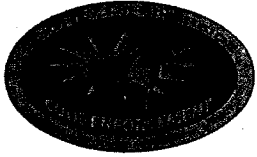
We encourage you to contact Code Enforcement at (951) 955-2004 upon receipt of this Notice to discuss the case and attempt to reach a resolution prior to the hearing. If you plan to attend the hearing, please check-in with Code Enforcement staff at 8:30 a.m. on the day of the hearing in the lobby of the first floor annex in front of the Clerk of the Board's Office.

JUAN C. PEREZ
INTERIM DIRECTOR

CAROL LYNN ANDERSON

Administrative Services Officer

Enclosure: Statement of Abatement Costs



COUNTY OF RIVERSIDE CODE ENFORCEMENT

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

Property Reference/Mailing Address
609171011 LUCY E BENSON 40701 RANCHO VISTA #51 PALMDALE, CA 93551

Date: 2/21/2012

Summary Statement of Abatement Costs

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

Date	Invoice Number & Amount	Amount	Balance
12/31/1999	Balance forward		0.00
02/21/2012	CV071520- INV #103396.	925.30	925.30
08/22/2007	CV071520:A25137- INV #10861. A25137	100.00	1,025.30
10/19/2007	PMT #6863. A25137	-100.00	925.30
		Total Now Due	\$925.30

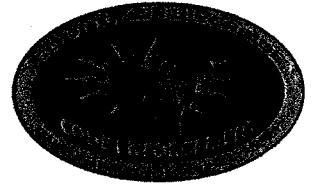
The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees, or other collection costs incurred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

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

Code Enforcement Department

**County of Riverside
Code Enforcement Department**

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



Statement of Abatement Costs

609171011
LUCY E BENSON
40701 RANCHO VISTA #51
PALMDALE, CA 93551

Date	Invoice #
2/21/2012	103396

Property Address
609171011 LUCY E BENSON VACANT LOT WEST OF 79231 AVE. 42 BERMUDA DUNES, CA

Case Number	District	Class
CV071520	4	SOAC

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

Date	Item	Description	Hours/Qty	Rate	Amount
7/10/2007	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
7/17/2007	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
8/22/2007	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
8/23/2007	Officer Hours	Labor Charges - Officer Time	1.5	109.00	163.50
12/17/2007	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
12/19/2007	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
2/21/2012	SOAC Preparation	Prepare Summary of Abatement Cost		65.00	65.00
		Subtotal Code Enforcement Costs			610.00
2/21/2012	Prepare Case for SOE He...			125.55	125.55
	Attend SOE Hearing			69.75	69.75
		Subtotal County Counsel Costs			195.30
2/21/2012	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			120.00

Subtotal \$925.30

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.

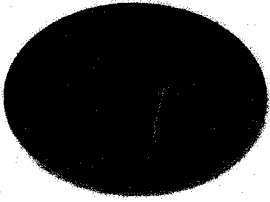
Payments/Credits \$0.00

Total Now Due \$925.30

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.

Wd

Code Enforcement Department



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

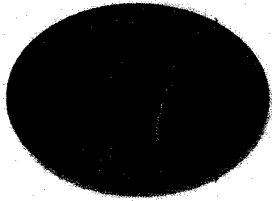
Juan C. Perez
Interim Director

RESPONSIBLE PARTIES

Case No. CV07-1520

June 11, 2012

OWNER
LUCY E BENSON
40701 RANCHO VISTA 51
PALMDALE, CA 93551



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

Juan C. Perez
Interim Director

PROOF OF SERVICE

Case No. CV07-1520

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Brenda 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 at the footer of this notice.

That on June 11, 2012, I served the following documents(s):

NOTICE OF HEARING RE: STATEMENT OF ABATEMENT COSTS

SUMMARY STATEMENT OF ABATEMENT COSTS

STATEMENT OF ABATEMENT COSTS

ADMINISTRATIVE CITATION(S)

RESPONSIBLE PARTIES LIST

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

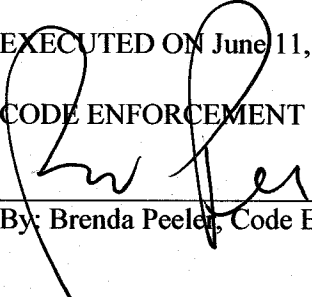
LUCY E BENSON 40701 RANCHO VISTA 51, PALMDALE, CA 93551

XX **By First Class Mail.** I am readily familiar with the office's practice of collection and processing correspondence for mailing. Under that practice it would be deposited with the U.S. Postal Service with postage thereon fully prepaid in the County of Riverside, California, in the ordinary course of business.

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

EXECUTED ON June 11, 2012, in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT


By: Brenda Peeler, Code Enforcement Aide



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

AFFIDAVIT OF POSTING OF NOTICES

June 11, 2012

RE CASE NO: CV071520

I, Brenda Hannah, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 38686 El Cerrito Road, Suite 200, Palm Desert, California 92211 .

That on 06/11/12 at 3:30pm, I securely and conspicuously posted Notice of Statement of Abatement Costs Hearing at the property described as:

Property Address: Vacant Lot W/O 79231 Ave., 42 , BERMUDA DUNES

Assessor's Parcel Number: 609-171-011

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

Executed on June 11, 2012 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

By: 
Brenda Hannah, Code Enforcement Officer

EXHIBIT “B”



COUNTY OF RIVERSIDE CODE ENFORCEMENT

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

Property Reference/Mailing Address
609171011 LUCY E BENSON 40701 RANCHO VISTA #51 PALMDALE, CA 93551

Date: 2/21/2012

Summary Statement of Abatement Costs

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

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02/21/2012	CV071520- INV #103396.	925.30	925.30
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10/19/2007	PMT #6863. A25137	-100.00	925.30
		Total Now Due	\$925.30

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

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

Code Enforcement Department

**County of Riverside
Code Enforcement Department**

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



Statement of Abatement Costs

609171011
LUCY E BENSON
40701 RANCHO VISTA #51
PALMDALE, CA 93551

Date	Invoice #
2/21/2012	103396

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2/21/2012	Prepare Case for SOE He...			125.55	125.55
	Attend SOE Hearing			69.75	69.75
		Subtotal County Counsel Costs			195.30
2/21/2012	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			120.00
				Subtotal	\$925.30

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	\$925.30

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.

Uhe

Code Enforcement Department



INVOICE

Order Number: 26587

Order Date: 3/7/2012

Customer Information:

Acct No. 1044

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

Attn: Brent Steele
REF: CV07-1520 / Angela R. Sarmiento
IN RE: BENSON, LUCY E.

Product and/or Service ordered for Property known as:

Vacant Land

DESCRIPTION:	FEE:
Lot Book Report	\$120.00
TOTAL DUE:	\$120.00

Payment due upon receipt. Please remit to:

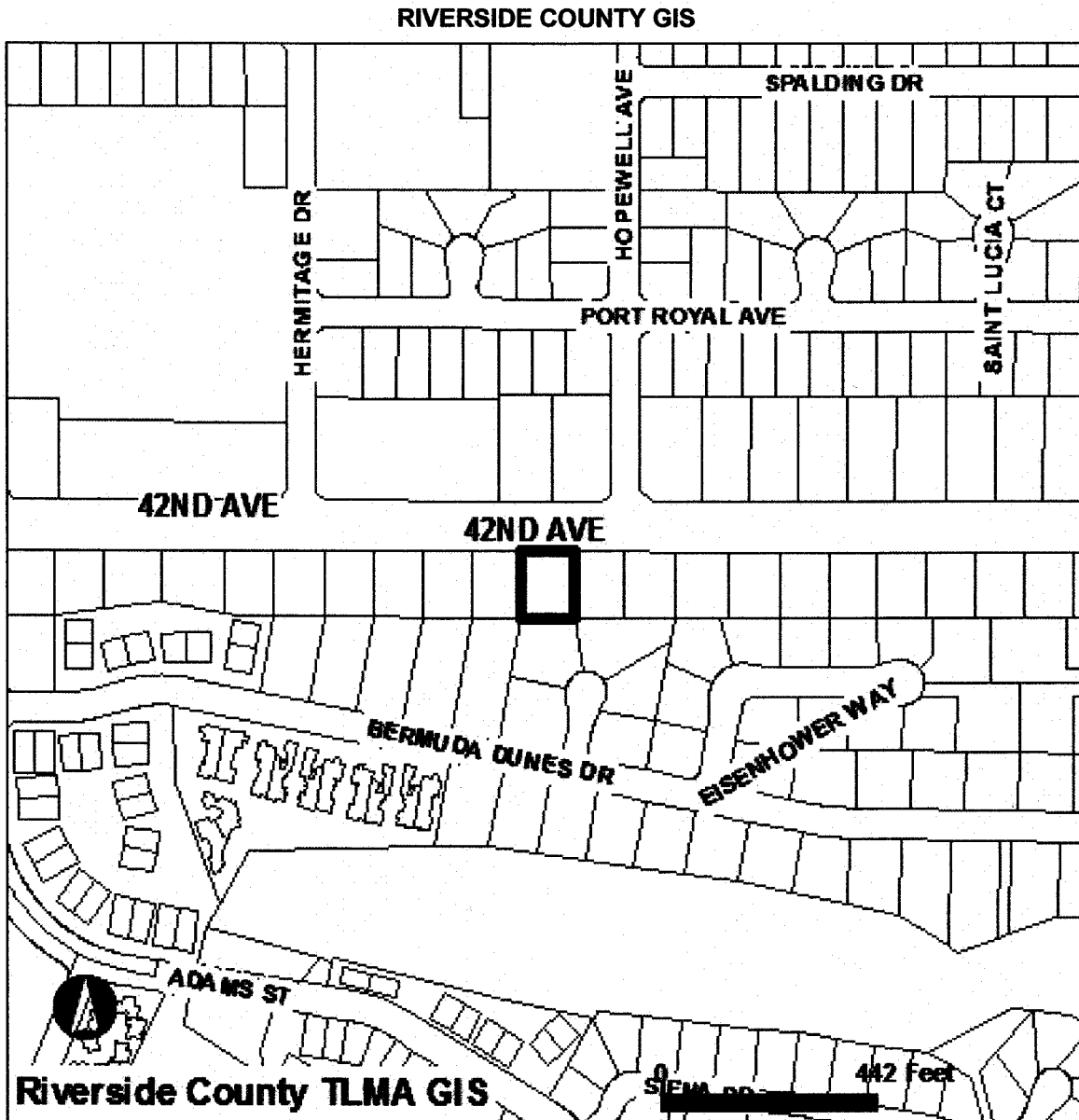
RZ Title Services, Inc.
P.O. Box 1193
Whittier, CA 90609

EXHIBIT “C”

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

Assessment #609171011-8		Parcel # 609171011-8	
Assessee:	BENSON LUCY E	Land	5,096
Mail Address:	40701 RANCHO VISTA 51	Full Value	5,096
City, State Zip:	PALMDALE CA 93551	Total Net	5,096
Real Property Use Code:	YY		
Base Year	1975		
Conveyance Number:	0021490		
Conveyance (mm/yy):	2/1976		
PUI:	Y040000		
TRA:	75-010		
Taxability Code:	0-00		
ID Data:	Lot 139 MB 045/078 TR 2565		

View Parcel Map



Riverside County TLMA GIS

Selected parcel(s):
609-171-011

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

609-171-011-8

OWNER NAME / ADDRESS

LUCY E BENSON
ADDRESS NOT AVAILABLE

MAILING ADDRESS

(SEE OWNER)
40701 RANCHO VISTA 51
PALMDALE CA. 93551

LEGAL DESCRIPTION

RECORDED BOOK/PAGE: MB 45/78
SUBDIVISION NAME: TR 2565
LOT/PARCEL: 139, BLOCK: NOT AVAILABLE
TRACT NUMBER: 2565

LOT SIZE

RECORDED LOT SIZE IS 0.33 ACRES

PROPERTY CHARACTERISTICS

NO PROPERTY DESCRIPTION AVAILABLE

THOMAS BROS. MAPS PAGE/GRID

PAGE: 819 GRID: H5

CITY BOUNDARY/SPHERE

NOT WITHIN A CITY

CITY SPHERE: PALM DESERT

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 2011 (ORD. 813)

JOHN BENOIT, DISTRICT 4

SUPERVISORIAL DISTRICT (2001 BOUNDARIES)

ROY WILSON, DISTRICT 4

TOWNSHIP/RANGE

T5SR7E SEC 17

ELEVATION RANGE

ELEVATION NOT AVAILABLE

PREVIOUS APN

NO DATA AVAILABLE

PLANNING

LAND USE DESIGNATIONS

Zoning not consistent with the General Plan.

HDR

SANTA ROSA ESCARPMENT BOUNDARY

NOT IN THE SANTA ROSA ESCARPMENT BOUNDARY

AREA PLAN (RCIP)

WESTERN COACHELLA VALLEY

GENERAL PLAN POLICY OVERLAYS

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

GENERAL PLAN POLICY AREAS

NONE

ZONING CLASSIFICATIONS (ORD. 348)

R-2-4000

ZONING DISTRICTS AND ZONING AREAS

BERMUDA DUNES DISTRICT

ZONING OVERLAYS

IN OR PARTIALLY WITHIN THE BERMUDA DUNES NEIGHBORHOOD PRESERVATION OVERLAY

HISTORIC PRESERVATION DISTRICTS

NOT IN AN HISTORIC PRESERVATION DISTRICT

SPECIFIC PLANS

NOT WITHIN A SPECIFIC PLAN

NOT IN AN AGRICULTURAL PRESERVE

REDEVELOPMENT AREAS
NOT IN A REDEVELOPMENT AREA

AIRPORT INFLUENCE AREAS
BERMUDA DUNES

AIRPORT COMPATIBILITY ZONES
BERMUDA DUNES 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)
NONE

VEGETATION (2005)
NO DATA AVAILABLE

FIRE

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

FIRE RESPONSIBILITY AREA
NOT IN A FIRE RESPONSIBILITY AREA

DEVELOPMENT FEES

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

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

ROAD & BRIDGE DISTRICT
NOT IN A DISTRICT

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

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

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

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

DEVELOPMENT AGREEMENTS
NOT IN A DEVELOPMENT AGREEMENT AREA

TRANSPORTATION

CIRCULATION ELEMENT ULTIMATE RIGHT-OF-WAY

IN OR PARTIALLY WITHIN A CIRCULATION ELEMENT RIGHT-OF-WAY. SEE MAP FOR MORE INFORMATION. CONTACT MAJEED FARSHED AT (760)863-8267 FOR INFORMATION REGARDING THIS PARCEL IF IT IS IN AN UNINCORPORATED AREA.

ROAD BOOK PAGE

207B

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 COACHELLA VALLEY WATER DISTRICT AT (760) 398-2651 FOR INFORMATION

WATER DISTRICT

CVWD

FLOOD CONTROL DISTRICT

COACHELLA VALLEY WATER DISTRICT

WATERSHED

WHITEWATER

GEOLOGIC

FAULT ZONE

NOT IN A FAULT ZONE

FAULTS

NOT WITHIN A 1/2 MILE OF A FAULT

LIQUEFACTION POTENTIAL

MODERATE

SUBSIDENCE

ACTIVE

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

DESERT SANDS UNIFIED

COMMUNITIES

BERMUDA DUNES

COUNTY SERVICE AREAIN OR PARTIALLY WITHIN
BERMUDA DUNES #121 -
STREET LIGHTING**LIGHTING (ORD. 655)**

ZONE B, 42.90 MILES FROM MT. PALOMAR OBSERVATORY

2000 CENSUS TRACT

045205

FARMLAND

URBAN-BUILT UP LAND

TAX RATE AREAS

075010

- CITRUS PEST CONTROL 2
- COACH VAL CO WTR STORM WTR UNIT
- COACHELLA VAL JT BLO HIGH

- COACHELLA VALLEY COUNTY WATER
- COACHELLA VALLEY PUBLIC CEMETERY
- COACHELLA VALLEY REC AND PARK
- COACHELLA VALLEY RESOURCE CONSER
- COUNTY FREE LIBRARY
- COUNTY SERVICE AREA 121*
- COUNTY STRUCTURE FIRE PROTECTION
- COUNTY WASTE RESOURCE MGMT DIST
- CSA 152
- CV MOSQ & VECTOR CONTROL
- CVC WTR IMP DST 1 DEBT SV
- DESERT COMMUNITY COLLEGE
- DESERT SANDS UNIFIED SCHOOL
- GENERAL
- GENERAL PURPOSE
- RIV CO REG PARK & OPEN SPACE
- RIV. CO. OFFICE OF EDUCATION
- SUPERVISORIAL ROAD DISTRICT 4

SPECIAL NOTES

PLEASE REFER TO ORDINANCE 457.96 FOR COACHELLA VALLEY AGRICULTURAL GRADING EXEMPTIONS.

CODE COMPLAINTS

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

REPORT PRINTED ON...Tue Feb 21 11:41:31 2012
Version 120118

EXHIBIT “D”

Owner
BENSON,LUCY E


Address
, CA


Parcel/Tax ID
609-171-011

Property Profile			
Ownership Information			
Primary Owner	BENSON,LUCY E	Site Address	
Secondary Owner		Site City, St Zip	, CA
Ownership Description		Mail Address	40701 RANCHO VISTA BLVD #51
Telephone Number		Mail City, St Zip	PALMDALE, CA 93551
Lot	139	Census Tract	0452.05
Housing Tract / Subdivision Name	2565 /		
Legal Description	LOT 139 MB 045/078 TR 2565		
Property Details			
Use Code	Vacant miscellaneous		
State	CA	County/Municipality	RIVERSIDE
RTSQ		Total Rooms	
Zoning	R38M	Bedrooms	
Number Of Units		Bathrooms	
Year Built		Basement Square Feet	
# Of Stories		Parking	
Lot Size	14,375	Parking Square Feet	
Usable Lot Size		View	
Lot Depth		Pool	
Lot Width		Fireplace	
Square Feet		HT/AC	
Square Ft 1st Flr		Cooling Detail	
Square Ft 2nd Flr		Heating Detail	
Square Ft 3rd Flr		Roof Type	
Additions - Square Feet		Construction Quality	
Building Shape		Construction Type	
New Page Grid		Exterior	
Old Page Grid		Foundation	
Tax Information			
Assessor's Parcel Number/Tax ID	609-171-011	Assessor's Market Value	
Assessed Total	\$5,096	Tax Amount	\$169
Land Total	\$5,096	Status/Yr Delinquent	Current
Improvement		Tax Rate Area	75010
Percent Improvement		HomeOwners Exemption	N
Sale Information			
Last Sale Date	Feb 01, 1976	1st Loan Amount / Type	
Document Number	0000021490	2nd Loan Amount	
Sale Value		Last Transaction W/O \$	
Cost / Square feet		Last Transaction W/O \$ Doc	
Title Company			
Lender			

Transaction History

Legend

 Unusually large change in price

 Multiple sales within a 30 day period



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

Lot Book Report

Order Number: **26587**

Customer:

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

Order Date: 3/7/2012
Dated as of: 2/29/2012
County Name: Riverside

Attn: Brent Steele
Reference: CV07-1520 / Angela R. Sarmiento
IN RE: BENSON, LUCY E.

FEE(s):
Report: \$120.00

Property Address: Vacant Land

Assessor's Parcel No. : 609-171-011-8

Assessments:

Land Value:	\$5,096.00
Improvement Value:	\$0.00
Exemption Value:	\$0.00
Total Value:	\$5,096.00

Tax Information

Property Taxes for the Fiscal Year	2011-2012
First Installment	\$84.45
Penalty	\$0.00
Status	PAID (PAID THRU 01/31/2012)
Second Installment	\$84.45
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 04/10/2012)



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

Order Number: 26587
Reference: CV07-1520 / Ange

Property Vesting

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

Dated	06/06/1973
Recorded	08/18/1973
Document No.	105732
D.T.T.	\$11.55
Grantor	Theodore S. St. John and Audre St. John, husband and wife
Grantee	Fred E. Benson and Lucy E. Benson, husband and wife as joint tenants

Affidavit - Death of	Joint Tenant
Dated	02/16/1976
Recorded	02/19/1976
Document No.	21490
Decedent	Fred Edwin Benson
Property now vested as	Lucy E. Benson, a widow

Deeds of Trust

No Deeds of Trust of Record

Additional Information

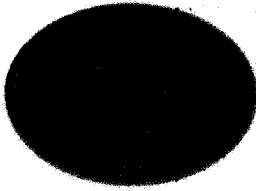
NO JUDGMENTS AND/OR LIENS FOUND.

Legal Description

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

LOT 139 OF TRACT 2565, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 45, PAGES 78 TO 82 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXHIBIT “E”



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

April 3, 2012

LUCY E BENSON
40701 RANCHO VISTA 51
PALMDALE, CA 93551

Subject Property: VACANT LOT W/O 79231 AVE 42, BERMUDA DUNES
Case No(s): CV07-1520
APN No(s): 609-171-011

Dear Lucy E Benson:

NOTICE IS HEREBY GIVEN that the County of Riverside Code Enforcement Department ("DEPARTMENT") incurred expenses during our efforts to abate the code violation(s) on the Subject Property. Said abatement case involved Accumulated Rubbish (AR) located on your real property commonly described as VACANT LOT W/O 79231 AVE 42, BERMUDA DUNES, and more particularly described as Assessor's Parcel Number 609-171-011.

The total amount due for the DEPARTMENT'S actions concerning the above-described dangerous or injurious condition is **Nine Hundred Twenty-Five Dollars and Thirty Cents (\$925.30)**.

You have thirty (30) days from the date of this letter to pay the DEPARTMENT at the above address the total amount due on the enclosed "Summary Statement of Abatement Costs" or a special tax assessment and abatement lien will be recorded upon the subject property. Payment must be made in the form of cashier's check or money order, made payable to the County of Riverside. Please note the property APN on the memo line of the check.

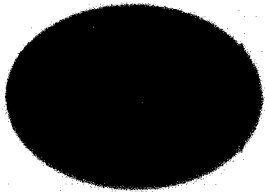
YOU HAVE A RIGHT TO A HEARING ON THIS MATTER BEFORE THE RIVERSIDE COUNTY BOARD OF SUPERVISORS OR AN ADMINISTRATIVE HEARING OFFICER. You have the right to contest the abatement costs and special assessment against the subject property. If you choose to exercise your right to a public hearing before the Board of Supervisors, please complete the enclosed "Board of Supervisors Request for Public Hearing" form and return it to the Code Enforcement Department within twenty (20) days of the date of this letter.

In the event you do not request a public hearing before the Board of Supervisors, a public hearing before an Administrative Hearing Officer shall be scheduled and held for a final determination of this matter and authority to place a lien against the Subject Property and adding the amount due as a special tax assessment on the County tax rolls.

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

Code Enforcement Department

Carol Lynn Anderson
Administrative Services Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

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

LUCY E BENSON
40701 RANCHO VISTA 51
PALMDALE, CA 93551

Subject Property: VACANT LOT W/O 79231 AVE 42, BERMUDA DUNES
Case No(s): CV07-1520
APN No(s): 609-171-011

I, _____, hereby request a public hearing before the Board of
Supervisors (Please PRINT your name here)

regarding case number(s) _____

I request notice of the Board of Supervisors hearing date, time, and location (which shall not be less than 10 days from the submission of this request) to be mailed to me at the following address:

Return Mailing Address: _____

Signed: _____
(Please SIGN your name here)

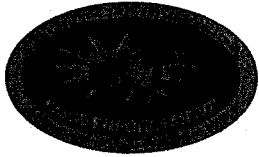
Date: _____

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 92502-1469



COUNTY OF RIVERSIDE CODE ENFORCEMENT

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

Property Reference/Mailing Address
609171011 LUCY E BENSON 40701 RANCHO VISTA #51 PALMDALE, CA 93551

Date: 2/21/2012

Summary Statement of Abatement Costs

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

Date	Invoice Number & Amount	Amount	Balance
12/31/1999	Balance forward		0.00
02/21/2012	CV071520- INV #103396.	925.30	925.30
08/22/2007	CV071520:A25137- INV #10861. A25137	100.00	1,025.30
10/19/2007	PMT #6863. A25137	-100.00	925.30
		Total Now Due	\$925.30

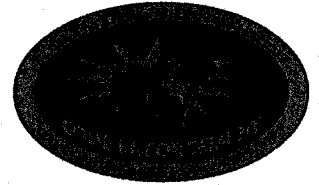
The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees, or other collection costs incurred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

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

Code Enforcement Department

**County of Riverside
Code Enforcement Department**

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



Statement of Abatement Costs

609171011
LUCY E BENSON
40701 RANCHO VISTA #51
PALMDALE, CA 93551

Date	Invoice #
2/21/2012	103396

Property Address
609171011 LUCY E BENSON VACANT LOT WEST OF 79231 AVE. 42 BERMUDA DUNES, CA

Case Number	District	Class
CV071520	4	SOAC

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

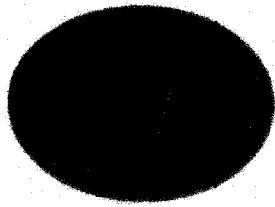
Date	Item	Description	Hours/Qty	Rate	Amount
7/10/2007	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
7/17/2007	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
8/22/2007	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
8/23/2007	Officer Hours	Labor Charges - Officer Time	1.5	109.00	163.50
12/17/2007	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
12/19/2007	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
2/21/2012	SOAC Preparation	Prepare Summary of Abatement Cost		65.00	65.00
		Subtotal Code Enforcement Costs			610.00
2/21/2012	Prepare Case for SOE He...			125.55	125.55
	Attend SOE Hearing			69.75	69.75
		Subtotal County Counsel Costs			195.30
2/21/2012	Lot Book Report			120.00	120.00
		Subtotal Contractor Costs			120.00
				Subtotal	\$925.30

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	\$925.30

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



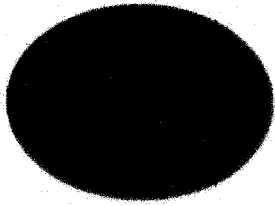
**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

RESPONSIBLE PARTIES

April 3, 2012

OWNER
LUCY E BENSON
40701 RANCHO VISTA 51
PALMDALE, CA 93551



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

PROOF OF SERVICE

Case No. CV071520

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Dean Deines, declare that I am a citizen of the United States and am employed in the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address is at the footer of this notice.

That on April 3, 2012, I served the following documents(s):

**Notice of Hearing Re: Demand for Payment Statement of Abatement Costs
Notice of Special Tax Assessment**

**Request for Public Hearing on Statement of Abatement Costs
and Special Tax Assessment**

Notice List

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

LUCY E BENSON 40701 RANCHO VISTA 51, PALMDALE, CA 93551

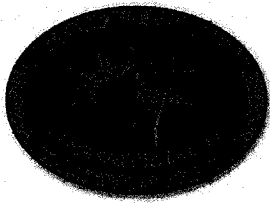
XX **By First Class Mail.** I am readily familiar with the office's practice of collection and processing correspondence for mailing. Under that practice it would be deposited with the U.S. Postal Service with postage thereon fully prepaid in the County of Riverside, California, in the ordinary course of business.

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

EXECUTED ON April 3, 2012, in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT


By: Dean Deines, Code Enforcement Aide



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

AFFIDAVIT OF POSTING OF NOTICES

April 10, 2012

RE CASE NO: CV071520

I, Brenda Hannah, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 38686 El Cerrito Road, Suite 200, Palm Desert, California 92211 .

That on 04/04/12 at 1:30PM, I securely and conspicuously posted DEMAND FOR PAYMENT, STATEMENT OF ABATEMENT COSTS, NOTICE OF SPECIAL TAX ASSESSMENT at the property described as:

Property Address: , BERMUDA DUNES

Assessor's Parcel Number: 609-171-011

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

Executed on April 10, 2012 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT


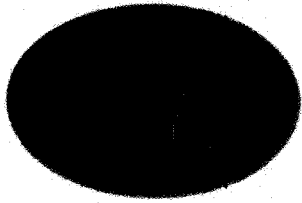

By: Brenda Hannah, Code Enforcement Officer

EXHIBIT “F”



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

Glenn Baude
Director

April 30, 2012

**NOTICE OF HEARING
RE: DEMAND FOR PAYMENT
STATEMENT OF ABATEMENT COSTS
NOTICE OF SPECIAL TAX ASSESSMENT**

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

Subject Property: VACANT LOT W/O 79231 AVE 42,
BERMUDA DUNES

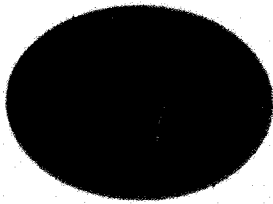
Case No.: CV07-1520; BENSON
APN: 609-171-011

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Administrative Hearing Officer on **Tuesday, May 15, 2012, at 9:00 a.m.**, at 4080 Lemon Street, 12th Floor, Riverside, California. At such 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.

If you have any objections to the Demand for Payment previously sent to you, you must address your objections to the Administrative Hearing Officer at the hearing. If you have any questions about the Demand for Payment, please contact Administrative Services at (951) 955-2004. In the event the total amount due is not paid to the DEPARTMENT prior to the Hearing, the DEPARTMENT shall seek an order from the Administrative Hearing Officer 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 Administrative Hearing Officer for their final consideration and deliberation of this matter.

Carol Lynn Anderson
FOR CAROL LYNN ANDERSON
Administrative Services Officer



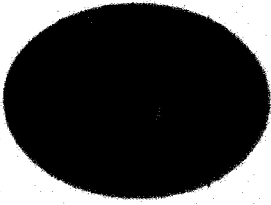
**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

RESPONSIBLE PARTIES

April 30, 2012

OWNER
LUCY E BENSON
40701 RANCHO VISTA 51
PALMDALE, CA 93551



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

PROOF OF SERVICE

Case No. CV07-1520

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Ericka Edwards, declare that I am a citizen of the United States and am employed in the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address is at the footer of this notice.

That on April 30, 2012, I served the following documents(s):

**NOTICE OF HEARING RE: DEMAND FOR PAYMENT STATEMENT OF
ABATEMENT COSTS NOTICE OF SPECIAL TAX ASSESSMENT**

NOTICE LIST

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

LUCY E BENSON 40701 RANCHO VISTA 51, PALMDALE, CA 93551

XX **By First Class Mail.** I am readily familiar with the office's practice of collection and processing correspondence for mailing. Under that practice it would be deposited with the U.S. Postal Service with postage thereon fully prepaid in the County of Riverside, California, in the ordinary course of business.

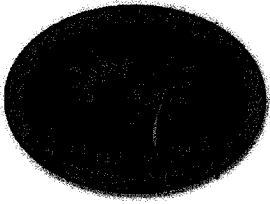
XX **STATE.** I declare under the penalty of perjury under the laws of the State of California that the above is true and correct.

EXECUTED ON April 30, 2012, in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT



Ericka Edwards, OAIH



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

AFFIDAVIT OF POSTING OF NOTICES

May 3, 2012

RE CASE NO: CV071520

I, Brenda Hannah, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 38686 El Cerrito Road, Suite 200, Palm Desert, California 92211 .

That on 05/03/12 at 1:30pm, I securely and conspicuously posted Notices of Hearing, RE: Demand For Payment, Statement of Abatement Cost, Notices of Special Tax Assessment packet at the property described as:

Property Address: , BERMUDA DUNES

Assessor's Parcel Number: 609-171-011

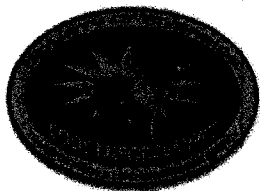
I declare under the penalty of perjury that the foregoing is true and correct.

Executed on May 3, 2012 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT


By: Brenda Hannah, Code Enforcement Officer

EXHIBIT “G”



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

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

LUCY E BENSON
40701 RANCHO VISTA 51
PALMDALE, CA 93551

Subject Property: VACANT LOT W/O 79231 AVE 42, BERMUDA DUNES
Case No(s): CV07-1520
APN No(s): 609-171-011

I, Lucy Benson, hereby request a public hearing before the Board of
Supervisors (Please PRINT your name here)

regarding case number(s) CV07-1520

I request notice of the Board of Supervisors hearing date, time, and location (which shall not be less than 10 days from the submission of this request) to be mailed to me at the following address:

Return Mailing Address: 40701 Rancho Vista #51
Palmdale, CA 93551

Signed: Lucy E Benson Date: 4-22-12
(Please SIGN your name here)

Print: Lucy E. Benson
(Please PRINT your name here)

You may contact me at the following daytime phone number: (661) 943-9416

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

RECEIVED APR 30 2012
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