

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

312B



**SUBMITTAL DATE:**  
March 12, 2015

**FROM:** TLMA – Code Enforcement Department

**SUBJECT:** Abatement of Public Nuisance [Accumulated Rubbish]  
Case No: CV11-06536 [MOORE / WESTLAKE]  
Subject Property: 1 Parcel South of 64580 16<sup>th</sup> Avenue, North Palm Springs;  
APN: 666-070-016  
District: 5 [\$0]

**RECOMMENDED MOTION:** That the Board of Supervisors move that:

1. The accumulation of rubbish on the real property located at 1 Parcel South of 64580 16<sup>th</sup> Avenue, North Palm Springs, Riverside County, California, APN: 666-070-016 be declared a public nuisance and a violation of Riverside County Ordinance No. 541 which does not permit the accumulation of rubbish on the property.
2. Byron H. Moore and Frankie L. Westlake, the owners of the subject real property, be directed to abate the accumulation of rubbish on the property by removing the same from the real property within ninety (90) days.

(Continued)

*Greg Flannery*  
**GREG FLANNERY**  
Code Enforcement Official

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ N/A	\$ N/A	\$ N/A	\$ N/A	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ N/A	\$ N/A	\$ N/A	\$ N/A	
<b>SOURCE OF FUNDS</b>				<b>Budget Adjustment:</b>	
				For Fiscal Year:	

**C.E.O. RECOMMENDATION:**

APPROVE

*Tina Grande*  
Tina Grande

County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS**

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

Ayes: Jeffries, Tavaglione, Washington, Benoit and Ashley  
Nays: None  
Absent: None  
Date: March 24, 2015  
xc: Co.Co., TLMA-Code, Sheriff

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

Prev. Agn. Ref.: \_\_\_\_\_ District: 5 \_\_\_\_\_ Agenda Number: \_\_\_\_\_

9-2

FORM APPROVED COUNTY COUNSEL  
DATE: 3/11/15  
BY: GREGORY P. PRIAMOS  
Departmental Concurrence

A-30  
 Positions Added  
 4/5 Vote  
 Change Order

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

**FORM 11: Abatement of Public Nuisance [Accumulated Rubbish]**

**Case No: CV11-06536 [MOORE / WESTLAKE]**

**Subject Property: 1 Parcel South of 64580 16<sup>th</sup> Avenue, North Palm Springs;**

**APN: 666-070-016**

**District: 5**

**DATE:** March 12, 2015

**PAGE:** 2 of 3

**RECOMMENDED MOTION (continued):**

3. If the owners or whoever has possession or control of the real property do not take the above described action within ninety (90) days of the date of the Board's Order to Abate, that representatives of the Code Enforcement Department, Sheriff's Department, and/or a contractor, upon consent of the owner or receipt of a Court Order authorizing entry onto the real property, when necessary under applicable law, may abate the accumulation of rubbish by removing and disposing of the same from the real property.

4. The reasonable costs of abatement, after notice and an opportunity for hearing, shall be imposed as a lien on the real property, which may be collected as a special assessment against the real property pursuant to Government Code Section 25845 and Riverside County Ordinance No. 725.

5. County Counsel be directed to prepare the necessary Findings of Fact and Conclusions that the accumulation of rubbish on the real property is declared to be in violation of Riverside County Ordinance No. 541, and a public nuisance, and further, to prepare an Order to Abate for approval by the Board.

**BACKGROUND:**

1. An inspection was made on the subject property by Code Enforcement Officer Jamison Cole on April 26, 2012. The Inspection revealed the accumulation of rubbish on the subject property in violation of Riverside County Ordinance 541. The rubbish consisted of, but was not limited to: large tractor tire, plastic tubing, green waste, bricks and miscellaneous items.

2. There have been approximately 11 subsequent follow up inspections, with the last inspection being December 30, 2014. The property continues to be in violation of Riverside County Ordinance No. 541.

3. Staff and the Code Enforcement Department have complied with the notice requirements set forth in the appropriate laws of this jurisdiction pertaining to the administrative abatement proceedings for the removal of accumulated rubbish.

**Impact on Citizens and Businesses**

Failure to abate will have a negative impact on citizens or businesses due to health and safety hazards, nuisance, and potential impact on real estate values.

**SUPPLEMENTAL:**

**Additional Fiscal Information**

N/A

**Contract History and Price Reasonableness**

N/A

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**FORM 11: Abatement of Public Nuisance [Accumulated Rubbish]**

**Case No: CV11-06536 [MOORE / WESTLAKE]**

**Subject Property: 1 Parcel South of 64580 16<sup>th</sup> Avenue, North Palm Springs;**

**APN: 666-070-016**

**District: 5**

**DATE: March 12, 2015**

**PAGE: 3 of 3**

**ATTACHMENTS**

Declaration

Exhibits A-G

**BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE**

3	IN RE ABATEMENT OF PUBLIC NUISANCE )	CASE NO. CV 11-06536
4	[ACCUMULATED RUBBISH]; APN: 666-070-016, )	
5	1 PARCEL SOUTH OF 64580 16 <sup>TH</sup> AVENUE, )	DECLARATION OF CODE
6	NORTH PALM SPRINGS, COUNTY OF )	ENFORCEMENT TECHNICIAN
7	RIVERSIDE, STATE OF CALIFORNIA; BYRON H. )	DAVID JURDEN
8	MOORE AND FRANKIE L. WESTLAKE, OWNERS. )	
9	)	[RCO No. 541]

I, David Jurden, declare that the facts set forth below are personally known to me except to the extent that certain information is based on information and belief which I believe to be true, and if called as a witness, I could and would competently testify thereof under oath:

1. I am currently employed by the Riverside County Code Enforcement Department as a Code Enforcement Technician. My current official duties as a Code Enforcement Technician include inspecting properties for violations and enforcement of the provisions of Riverside County Ordinances.

2. I am informed and believe and thereon allege that on April 26, 2012, Officer Cole conducted an inspection of the real property described as 1 Parcel South of 64580 16<sup>th</sup> Avenue, North Palm Springs, Riverside County, California and further described as Assessor's Parcel Number 666-070-016, (hereinafter described as "THE PROPERTY"). A true and correct copy of a Thomas Brothers map page indicating the location of THE PROPERTY is attached hereto and incorporated herein by reference as Exhibit "A."

3. A review of County records and documents disclosed that THE PROPERTY is owned by Byron H. Moore and Frankie L. Westlake (hereinafter referred to as "OWNERS"). A certified copy of the County Equalized Assessment Roll for 2014-2015 tax year and a copy of the report generated from the County Geographic Information System ("GIS") is attached hereto and incorporated herein by reference as Exhibit "B."

4. Based on the Lot Book Reports from RZ Title Service dated June 3, 2014 and updated on November 3, 2014, there appears to be no interested parties. True and correct copies of the Lot Book Reports are attached hereto and incorporated herein by reference as Exhibit "C."

///

FORM APPROVED COUNTY COUNSEL  
BY: *[Signature]* DATE: 2/11/15  
SOPHIA H. CHOI

1           5.     I am informed and believe and thereon allege that on April 26, 2012, Officer Cole  
2 conducted an inspection. Officer Cole observed accumulated rubbish on THE PROPERTY which  
3 consisted of, but was not limited to the following materials: large tractor tire, plastic tubing, green waste,  
4 bricks and miscellaneous items.

5           6.     As a result of the accumulated rubbish, THE PROPERTY constituted a public nuisance in  
6 violation of the provisions set forth in Riverside County Ordinance ("RCO") No. 541.

7           7.     On April 26, 2012, a Notice of Violation for accumulated rubbish was posted on THE  
8 PROPERTY.

9           8.     On April 30, 2012, a Notice of Violation was mailed to OWNERS by regular mail.

10          9.     A site plan and photographs depicting the conditions of THE PROPERTY are attached  
11 hereto and incorporated herein by reference as Exhibit "D."

12          10.    A true and correct copy of each Notice issued in this matter and other supporting  
13 documentation are attached hereto and incorporated herein by reference as Exhibit "E."

14          11.    There have been approximately 11 subsequent follow up inspections, with the last  
15 inspection being December 30, 2014. At each of these inspections, accumulated rubbish remained in  
16 violation of RCO 541.

17          12.    Based upon my experience, knowledge and visual observations, it is my determination  
18 that the conditions on THE PROPERTY are dangerous to the neighboring property owners and the  
19 general public.

20          13.    Furthermore, a resent inspection showed THE PROPERTY remained in violation of RCO  
21 No. 541.

22          14.    I am informed and believe and based upon said information and beliefs allege that the  
23 OWNERS do not have legal authority or permission to store or accumulate the above described  
24 materials on THE PROPERTY.

25          15.    A Notice of Pendency of Administrative Proceedings regarding the accumulated rubbish  
26 was recorded in the Office of the County Recorder, County of Riverside, State of California, on April 6,  
27 2012, as Instrument Number 2012-0158261. A true and correct copy is attached hereto and incorporated  
28 herein by reference as Exhibit "F."

1           16.    A "Notice to Correct County Ordinance Violations and Abate Public Nuisance" providing  
2 notification of the Board of Supervisors' hearing as required by RCO No. 725 was mailed to OWNERS  
3 by first class mail and was posted on THE PROPERTY. True and correct copies of the Notices, together  
4 with the Proofs of Service, and the Affidavit of Posting of Notices are attached hereto and incorporated  
5 herein by reference as Exhibit "G."

6           17.    Removal of all accumulated rubbish on THE PROPERTY is required to bring THE  
7 PROPERTY into compliance with RCO No. 541, and the Health and Safety Code. Under RCO No. 541,  
8 no amount of rubbish is allowed to accumulate on THE PROPERTY.

9           18.    Accordingly, the following findings and conclusions are recommended:

10           (a)    the accumulation of rubbish on THE PROPERTY be deemed and declared a  
11 public nuisance;

12           (b)    the OWNERS or whoever has possession or control of THE PROPERTY, be  
13 required to remove all accumulated rubbish within ninety (90) days of the date of the posting and mailing  
14 of the Board's Order to Abate Nuisance, in strict accordance with all Riverside County Ordinances,  
15 including but not limited to the provision of RCO No. 541;


16           (c)    in the event the rubbish is not removed and disposed of during the above  
17 referenced ninety (90) day time period in strict accordance with all Riverside County Ordinances,  
18 including but not limited to RCO No. 541, the rubbish may be abated and disposed of by representatives  
19 of the Riverside County Code Enforcement Department, a contractor, or the Sheriff's Department upon  
20 receipt of an owner's consent or a Court Order when necessary under applicable law.

21 ///  
22 ///  
23 ///  
24 ///  
25 ///  
26 ///  
27 ///  
28 ///

1 (d) that reasonable costs of abatement, after notice and opportunity for hearing, shall  
2 be imposed as a lien on THE PROPERTY, which may be collected as a special assessment against THE  
3 PROPERTY pursuant to Government Code Section 25845 and RCO No. 541.

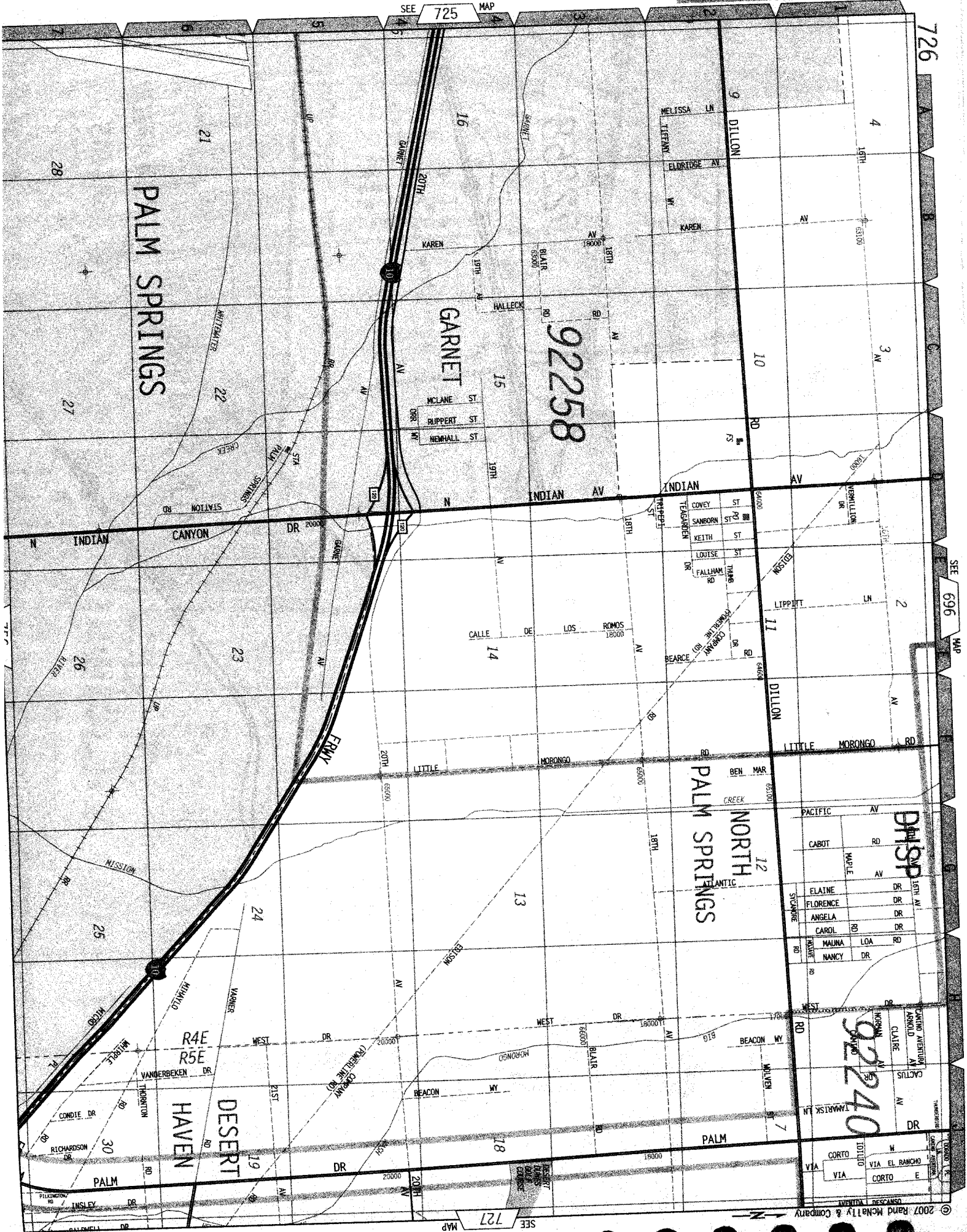
4 I declare under penalty of perjury under the laws of the State of California that the foregoing is  
5 true and correct.

6 Executed this 27<sup>th</sup> day of JANUARY, 2015, at SAN JACINTO, California

7  
8   
9 \_\_\_\_\_  
10 DAVID JURDEN  
11 Code Enforcement Technician  
12 Code Enforcement Department  
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16  
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# **EXHIBIT “A”**





92258

92240

PALM SPRINGS

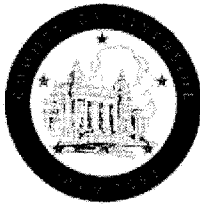
GARNET

PALM SPRINGS NORTH

DESERT HAVEN

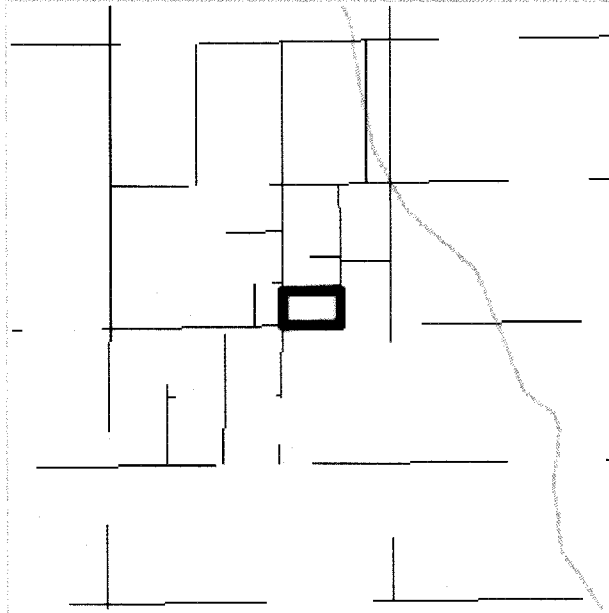
DHS&SP

# **EXHIBIT “B”**



**Riverside County Parcel Report**  
**APN 666-070-016**  
Disclaimer

Report Date: Thursday, January 08, 2015



<b>APN</b>	666-070-016-8	<b>Supervisorial District 2011</b>	MARION ASHLEY, DISTRICT 5
		<b>Supervisorial District 2001</b>	MARION ASHLEY, DISTRICT 5
<b>Previous APN</b>	000000000	<b>Township/Range</b>	T3SR4E SEC 2
<b>Owner Name</b>	BYRON H MOORE FRANKIE L WESTLAKE	<b>Elevation Range</b>	920 - 920
<b>Address</b>	No address available	<b>Thomas Bros. Map Page/Grid</b>	PAGE: 726 GRID: E1
<b>Mailing Address</b>	P O BOX 1441 NORTH BEND WA, CA 98045	<b>Indian Tribal Land</b>	Not in Tribal Land
<b>Legal Description</b>	Recorded Page: Not Available Subdivision Name: Lot/Parcel: Not Available Block: Not Available Tract Number: Not Available	<b>City Boundary/Sphere</b>	Not within a City Boundary City Sphere: DESERT HOT SPRINGS Annexation Date: Not Applicable No LAFCO Case # Available Proposals: Not Applicable
<b>Lot Size</b>	Recorded lot size is 0.00 acres	<b>March Joint Powers Authority</b>	NOT WITHIN THE JURISDICTION OF

			THE MARCH JOINT POWERS AUTHORITY
<b>Property Characteristics</b>	No Property Description Available	<b>County Service Area</b>	Not in a County Service Area
<b>Specific Plans</b>	Not within a Specific Plan	<b>Historic Preservation Districts</b>	Not in an Historic Preservation District
<b>Land Use Designations</b>	LI	<b>Agricultural Preserve</b>	Not in an agricultural preserve
<b>General Plan Policy Overlays</b>	Not in a General Plan Policy Overlay Area	<b>Redevelopment Areas</b>	Not in a Redevelopment Area
<b>Area Plan (RCIP)</b>	Western Coachella Valley	<b>Airport Influence Areas</b>	Not in an Airport Influence Area
<b>General Plan Policy Areas</b>	None	<b>Airport Compatibility Zones</b>	Not in an Airport Compatibility Zone
<b>Zoning Classifications (ORD. 348)</b>	Zoning: W-2 CZNumber: 0	<b>Zoning Districts and Zoning Areas</b>	PASS & DESERT, DIST
<b>Zoning Overlays</b>	Not in a Zoning Overlay	<b>Community Advisory Councils</b>	Not in a Community Advisory Council Area
<b>CVMSHCP (Coachella Valley Multi-Species Habitat Conservation Plan) Plan Area</b>	WITHIN THE COACHELLA VALLEY MSHCP FEE AREA MSHCP Plan Area	<b>WRMSHCP (Western Riverside County Multi-Species Habitat Conservation Plan) Cell Group</b>	Not in a Cell Group
<b>CVMSHCP (Coachella Valley Multi-Species Habitat Conservation Plan) Conservation Area</b>	Not in a Conservation Area	<b>WRMSHCP Cell Number</b>	None
<b>CVMSHCP Fluvial Sand Transport Special Provision Areas</b>	Not in a Fluvial Sand Transport Special Provision Area	<b>HANS/ERP (Habitat Acquisition and Negotiation Strategy/Expedited Review Process)</b>	None
<b>WRMSHCP (Western Riverside County Multi-Species Habitat Conservation Plan) Plan Area</b>	None	<b>Vegetation (2005)</b>	No Data Available

<b>High Fire Area (Ord. 787)</b>	Not in a High Fire Area	<b>Fire Responsibility Area</b>	Not in a Fire Responsibility Area
<b>CVMSHCP (Coachella Valley Multi-Species Habitat Conservation Plan) Fee Area (Ord 875)</b>	WITHIN THE COACHELLA VALLEY MSHCP FEE AREA MSHCP Fee Area	<b>RBBD (Road &amp; Bridge Benefit District)</b>	Not in a District
<b>WRMSHCP (Western Riverside County Multi-Species Habitat Conservation Plan) Fee Area (Ord. 810)</b>	NOT WITHIN THE WESTERN RIVERSIDE COUNTY MSHCP FEE AREA	<b>DIF (Development Impact Fee Area Ord. 659)</b>	WESTERN COACHELLA VALLEY
<b>Western TUMF (Transportation Uniform Mitigation Fee Ord. 824)</b>	NOT WITHIN THE WESTERN TUMF FEE AREA	<b>SKR Fee Area (Stephen's Kagaroo Rat Ord. 663.10)</b>	Not within a SKR Fee Area
<b>Eastern TUMF (Transportation Uniform Mitigation Fee Ord. 673)</b>	IN OR PARTIALLY WITHIN A TUMF FEE AREA. SEE MAP FOR MORE INFORMATION. EAST	<b>DA (Development Agreements)</b>	Not in a Development Agreement Area
<b>Circulation Element Ultimate Right-of-Way</b>	Not in a Circulation Element Right-of-Way	<b>Road Book Page</b>	170
		<b>Transportation Agreements</b>	Not in a Transportation Agreement
		<b>CETAP (Community and Environmental Transportation Acceptability Process) Corridors</b>	Not in a CETAP Corridor
<b>Flood Plan Review</b>	RCFC	<b>Watershed</b>	WHITEWATER
<b>Water District</b>	DWA	<b>California Water Board</b>	None
<b>Flood Control District</b>	RIVERSIDE COUNTY FLOOD CONTROL DISTRICT		
<b>Fault Zone</b>	Not in a Fault Zone	<b>Paleontological Sensitivity</b>	Low Potential: FOLLOWING A LITERATURE SEARCH, RECORDS CHECK AND A FIELD
<b>Faults</b>	Not within a 1/2 mile		

	of a Fault		
<b>Liquefaction Potential</b>	Moderate		SURVEY, AREAS MAY BE DETERMINED BY A QUALIFIED VERTEBRATE PALEONTOLOGIST AS HAVING LOW POTENTIAL FOR CONTAINING SIGNIFICANT PALEONTOLOGICAL RESOURCES SUBJECT TO ADVERSE IMPACTS.
<b>Subsidence</b>	Susceptible		
<b>School District</b>	PALM SPRINGS UNIFIED	<b>Tax Rate Areas</b>	061021 CITRUS PEST CONTROL 2 COACHELLA VALLEY RESOURCE CONSER COUNTY FREE LIBRARY COUNTY STRUCTURE FIRE PROTECTION COUNTY WASTE RESOURCE MGMT DIST CSA 152 CV MOSQ & VECTOR CONTROL DESERT COMMUNITY COLLEGE DESERT HOSPITAL DESERT HOT SPRINGS COUNTY WATER DESERT WATER AGENCY 1ST FRINGE  FLOOD CONTROL ADMINISTRATION FLOOD CONTROL ZONE 6 GENERAL GENERAL PURPOSE PALM SPRINGS PUBLIC CEMETERY PALM SPRINGS UNIF B & I 1992-A PALM SPRINGS UNIFIED SCHOOL RIV CO REG PARK & OPEN SPACE RIV. CO. OFFICE OF EDUCATION
<b>Communities</b>	North Palm Springs		
<b>Lighting (Ord. 655)</b>	Zone B, 43.99 Miles From Mt. Palomar Observatory		
<b>2010 Census Tract</b>	044507		
<b>Farmland</b>	OTHER LANDS		
<b>Special Notes</b>	No Special Notes		

**Building Permits**

Case #	Description	Status
No Building Permits	Not Applicable	Not Applicable

**Environmental Health Permits**

Case #	Description	Status
No Environmental Health Permits	Not Applicable	Not Applicable

**Planning Cases**

Case #	Description	Status
No Planning Cases	Not Applicable	Not Applicable

**Code Cases**

Case #	Description	Status
CV1106536	ABATEMENT	OPEN

Assessment Roll For the 2014-2015 Tax Year as of January 1,2014

Assessment #666070016-8		Parcel # 666070016-8	
<b>Assessee:</b>	MOORE BYRON H	<b>Land</b>	1,121
<b>Assessee:</b>	WESTLAKE FRANKIE L	<b>Full Value</b>	1,121
<b>Mail Address:</b>	P O BOX 1441	<b>Total Net</b>	1,121
<b>City, State Zip:</b>	NORTH BEND WA 98045		
<b>Real Property Use Code:</b>	YY		
<b>Base Year</b>	1975		
<b>Conveyance Number:</b>	0048948		
<b>Conveyance (mm/yy):</b>	2/2010		
<b>PUI:</b>	Y040000		
<b>TRA:</b>	61-021		
<b>Taxability Code:</b>	0-00		
<b>ID Data:</b>	SEE ASSESSOR MAPS		

[View Parcel Map](#)





# **EXHIBIT “C”**



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

## Updated Lot Book

**Customer:**

RIVERSIDE COUNTY TLMA-CODE ENFORCEMENT

4080 Lemon Street  
 Riverside CA 92501

Attn: Brent Steele  
 Reference: CV11-06536/Regina Keyes - #31819  
 IN RE: MOORE, BYRON

Order Number: **32767**

Order Date: 11/4/2014

Dated as of: 11/3/2014

County Name: Riverside

FEE(s):  
 Report: \$60.00

Property Address: Vacant Land

CA

RZ Title Reporting Service hereby reports, as disclosed by the Official Records of the Recorder of said County as of the date shown above, that subsequent to the date of the original report that (i) No document in the chain of title to said land has been recorded purporting to convey the fee title to said land, and (ii) No encumbrances affecting said land have been recorded nor has a homestead been executed on said land, and (iii) No encumbrances affecting said land on the date of the original report have been released or reconveyed.

All exceptions are as follows:

Assessor's Parcel No. : 666-070-016-8

Assessments:	Land Value:	\$1,121.00
	Improvement Value:	\$0.00
	Exemption Value:	\$0.00
	Total Value:	\$1,121.00

Property Taxes for the Fiscal Year	2014-2015
First Installment	\$20.63
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 12/10/2014)
Second Installment	\$20.63
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 04/10/2015)
Prior Delinquencies for tax defaulted year(s)	2011-2013
Redemption Amount	\$306.76
If paid by	11/30/2014
Redemption Amount	



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

Order Number: 32767

Reference: CV11-06536/Regi

If paid by

NO OTHER EXCEPTIONS



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

## Lot Book Report

Order Number: **31819**

**Customer:**

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

Order Date: 6/2/2014  
 Dated as of: 6/3/2014  
 County Name: Riverside

Attn: Brent Steele  
 Reference: CV11-06536/Technician Jurden  
 IN RE: MOORE, BYRON H.

FEE(s):  
 Report: \$120.00

Property Address: Vacant Land

CA

Assessor's Parcel No. : 666-070-016-8

**Assessments:**

Land Value:	\$1,117.00
Improvement Value:	\$0.00
Exemption Value:	\$0.00
Total Value:	\$1,117.00

## Tax Information

Property Taxes for the Fiscal Year	2013-2014
First Installment	\$20.74
Penalty	\$2.06
Status	NOT PAID-DELINQUENT
Second Installment	\$20.74
Penalty	\$39.56
Status	NOT PAID-DELINQUENT
Prior Delinquencies for tax defaulted year(s)	2011-2012
Redemption Amount	\$214.50
If paid by	06/30/2014



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

Order Number: 31819  
Reference: CV11-06536/Tech

Redemption Amount

If paid by

## Property Vesting

The last recorded document transferring title of said property

Dated	10/13/2009
Recorded	02/02/2010
Document No.	2010-0048948
D.T.T.	\$0.00
Grantor	Marion I. Laatsch, Byron Moore, the Executor of the Laatsch Estate
Grantee	Byron H. Moore and Frankie L. Westlake, each to have an undivided 1/2 interest

## Deeds of Trust

No Deeds of Trust of Record

## Additional Information

A Notice of Administrative Proceedings by the

City of	Palm Desert
County of	Riverside
Recorded	04/06/2012
Document No.	2012-0158261

## Legal Description

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

THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, AS SHOWN BY UNITED STATES GOVERNMENT SURVEY AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE



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

Order Number: 31819

Reference: CV11-06536/Tech

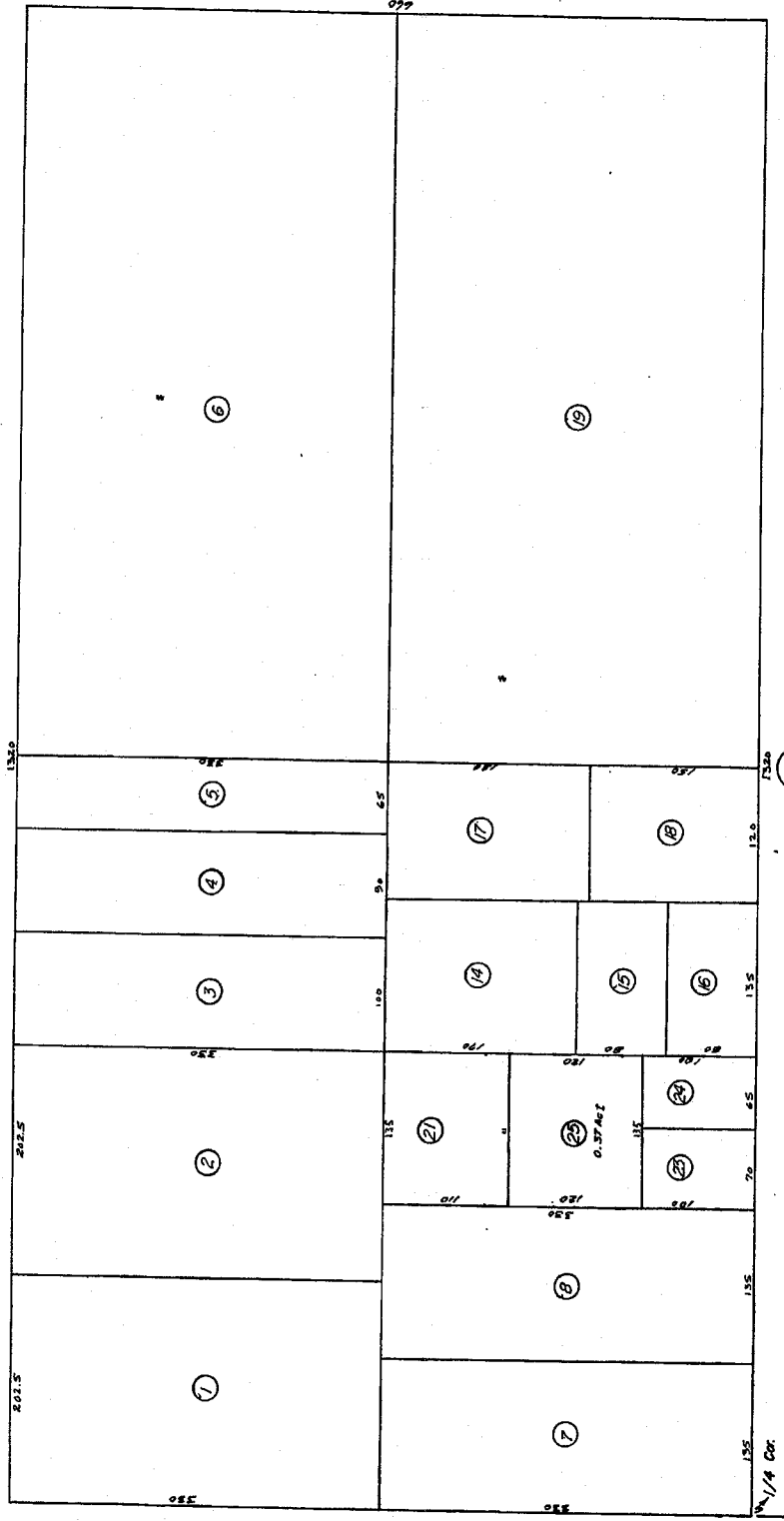
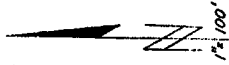
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SOUTHEAST QUARTER OF SAID SECTION; THENCE NORTH 88° 58' EAST ALONG THE SOUTH LINE OF SAID  
SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 405.00 FEET TO THE TRUE  
POINT OF BEGINNING; THENCE NORTH 0° 49' EAST 80.00 FEET THENCE NORTH 88° 58' EAST 135.00 FEET  
THENCE SOUTH 0° 49' WEST 80.00 FEET TO A POINT ON THE SOUTH LINE OF SAID SOUTHWEST  
QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION; THENCE SOUTH 88° 58' WEST ALONG SAID  
SOUTH LINE 135.00 FEET TO THE TRUE POINT OF BEGINNING.

24-39-7  
666-07

T.C.A. 6179

S2 SW4 SE4 SEC2 T.3S. R.4E.



BK.  
665

DATE	OLD No.	NEW No.
1/19	667-010	661-020
"	618-011	625-023
"	611-012	623-023
"	611-013	623-023
"	611-014	623-023
"	611-015	623-023
"	611-016	623-023
"	611-017	623-023
"	611-018	623-023
"	611-019	623-023
"	611-020	623-023
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"	611-022	623-023
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"	611-024	623-023
"	611-025	623-023
"	611-026	623-023
"	611-027	623-023
"	611-028	623-023
"	611-029	623-023
"	611-030	623-023

DATA: G.L.O. PLAT (1856)

MARCH 1968

ASSESSOR'S MAP BK. 666 PG. 07  
RIVERSIDE COUNTY, CALIF. (CT)

DOC # 2010-0048948  
 02/02/2010 08:00A Fee:66.00  
 Page 1 of 10

Recorded in Official Records  
 County of Riverside  
 Larry H. Hard  
 Assessor, County Clerk & Recorder

Recording Requested by

Byron Moore  
 PO Box 1441  
 North Bend, WA 98045



**PUBLIC RECORD**

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
1			10	10			1		
M	A	L	465	426	SCOR	NCOR	SMF	NCHG	EXAM
					T:		CTY	UNI	Del 67

**QUIT CLAIM DEED**

The undersigned Grantor declares  
 Documentary Transfer tax is \$ 0.00 (Inheritance)  
 City of North Palm Springs  
 Parcel No. 666070016-8



For a valuable consideration and pursuant to the Last Will and Testament of Marion I. Laatsch, Byron Moore, the Executor of the Laatsch Estate, hereby remise, release and forever quitclaim to Byron H. Moore and Frankie L. Westlake, each to have an undivided 1/2 interest in the following described real property in the county of Riverside, state of California.

That portion of the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 2, Township 3 South, Range 4 East, San Bernardino Base and Meridian, as shown by United States Government Survey and more particularly described as follows: Commencing at the Southwest corner of the Southwest Quarter of the Southeast Quarter of said section; Thence North 88° 58' East along the South line of said Southwest Quarter of the Southeast Quarter of said Section 405 feet to the true point of beginning; thence North 0° 49' East 80 feet; thence North 88° 58' East 135 feet; thence South 0° 49' West 80 feet to a point on the South line of said Southwest Quarter of the Southeast Quarter of said Section; thence South 88° 58' West along said South line 135 feet to the true point of beginning;

Subject to an Easement in favor of the public over any portion of above described property included in public roads.  
 Subject also to an Easement and Right of Way granted to The Metropolitan Water District of Southern California, its successors and assigns, particularly set out in Deed recorded February 6, 1933 in Book 112 page 195 of Official Records of Riverside County, California.  
 Subject also to Easements, reservations, rights of way, covenants and provisions as particularly set out in Deed from Coachella Valley County Water District, recorded Oct. 14, 1940, in Book 481 page 21 of Official Records of Riverside County, California.  
 To have and to hold to said grantees, their heirs and assigns, subject to the matters above set forth.



Attached hereto are exhibits A, B and C.

DATED this 13 day of October, 2009.

Byron H. Moore  
Byron H. Moore, Executor

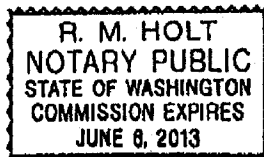
STATE OF WASHINGTON }  
                                  } ss  
COUNTY OF KING      }

On October 13, 2009 before me, R. M. Holt, Notary Public personally appeared Byron H. Moore who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same and his authorized capacity and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under penalty of perjury under the laws of the state of Washington that the foregoing paragraph is true and correct.

GIVEN under my hand and official seal this 13 day of October, 2009.

R. M. Holt  
PRINTED NAME: R. M. Holt  
NOTARY PUBLIC In and for the State of  
WASHINGTON, residing in King County.  
My commission expires: 6-6-13



STATE OF WASHINGTON DEPARTMENT OF SOCIAL AND HEALTH SERVICES  
DIVISION OF HEALTH

CERTIFIED COPY OF DEATH CERTIFICATE

LOCAL FILE NUMBER **85327** STATE OF WASHINGTON DEPARTMENT OF SOCIAL AND HEALTH SERVICES  
VITAL RECORDS  
CERTIFICATE OF DEATH

1 NAME FIRST MIDDLE LAST **FRANKLIN VICTOR LAATSCH** 12 SEX **MALE** 13 DEATH DATE (MO DAY YR) **OCT. 9, 1986** 146-8 STATE FILE NUMBER

4 RACE (WHITE, BLACK, AM, IND, etc) **white** 5 AGE LAST BIRTH DAY (YRS) **78** 6 UNDER 1 YEAR MOSE DATE 7 UNDER 1 DAY HOUR MIN 8 BIRTH DATE (MO DAY YR) **MAY 14, 1908** 9 COUNTY OF DEATH **King**

10 CITY, TOWN OR LOCATION OF DEATH **Redmond** 11 PLACE OF DEATH **Group Health Hospital** 12 BOX FOR PLACE THEN GIVE ADDRESS OR INSTITUTION NAME 13 OTHER PLACE 14 RECEIVED EMERGENCY OR AMBULANCE FIRST? (YES/NO) **NO** 15 YES/NO

16 BIRTH STATE IF NOT IN USA GIVE COUNTRY **Illinois** 17 CITIZEN OF WHAT COUNTRY **USA** 18 MARRIED, NEVER MARRIED, WIDOWED, DIVORCED **married** 19 SPOUSE OF WIFE GIVE MAIDEN NAME **Marion I. Reynolds** 20 WAS DECEDENT EVER IN U.S. ARMED FORCES? (YES/NO) **no**

21 SOCIAL SECURITY NO **2000** 22 USUAL OCCUPATION (GIVE KIND OF WORK DONE, BUSINESS, MOST OF TIME, OR WORKING LOVE INTEREST IN RETIRE) **Farmer** 23 KIND OF BUSINESS OR INDUSTRY **Hog Farming**

24 RESIDENCE NUMBER AND STREET **425 14 S.E. 120th** 25 CITY/TOWN OR LOCATION **North Bend** 26 INSIDE CITY LIMITS? (YES/NO) **no** 27 COUNTY **King** 28 STATE **Washington**

29 FATHER - NAME FIRST, MIDDLE, LAST **Ferdinand W. Laatsch** 30 MOTHER - MAIDEN NAME FIRST, MIDDLE, LAST **Emma Compe**

31 INFORMANT NAME **Marion Laatsch (wife)** 32 MAILING ADDRESS STREET OR RFD NO CITY OR TOWN STATE ZIP **P.O. Box 18, North Bend, Washington 98045**

33 BURIAL CREMATION REMOVAL, OTHER (SPECIFY) **Burial** 34 DATE (MO DAY YR) **Oct. 13, 1986** 35 CEMETERY-CREMATORY NAME **Mt. Si Memorial Cemetery** 36 LOCATION CITY, TOWN, STATE **North Bend, Washington**

37 FUNERAL DIRECTOR SIGNATURE **[Signature]** 38 ADDRESS OF FACILITY **SNOWFLAKE VALLEY FUNERAL CHAPEL, P.O. Box 861, WA 98045**

39 TO BE COMPLETED ONLY BY CERTIFYING PHYSICIAN 40 TO BE COMPLETED ONLY BY MEDICAL EXAMINER OR CORONER

41 ON THE BEST OF MY KNOWLEDGE DEATH OCCURRED AT THE TIME, DATE AND PLACE AND DUE TO THE CAUSE(S) STATED **[Signature]** 42 ON THE BASIS OF EXAMINATION AND/OR INVESTIGATION IN MY OPINION DEATH OCCURRED AT THE TIME, DATE AND PLACE AND DUE TO THE CAUSE(S) STATED **[Signature]**

43 DATE SIGNED (MO DAY YR) **Oct 13 1986** 44 HOUR OF DEATH (24 HRS) **11:30AM** 45 DATE SIGNED (MO DAY YR) 46 HOUR OF DEATH (24 HRS)

47 NAME AND TITLE OF ATTENDING PHYSICIAN IF OTHER THAN CERTIFIER (TYPE OR PRINT) **N. Dean Weaver MD, 2700 152nd N.E., Redmond, Washington 98052** 48 PRONOUNCED DEAD (MO DAY YR) 49 HOUR PRONOUNCED DEAD (24 HRS)

50 NAME AND ADDRESS OF CERTIFIER (PHYSICIAN, MEDICAL EXAMINER, OR CORONER, TYPE OR PRINT) **N. Dean Weaver MD, 2700 152nd N.E., Redmond, Washington 98052**

51 IMMEDIATE CAUSE **Cirrhosis Heart Failure** 52 ENTER ONLY ONE CAUSE PER LINE FOR (A), (B) AND (C) 53 INTERVAL BETWEEN ONSET AND DEATH

(A) DUE TO OR AS A CONSEQUENCE OF **AHR P. Diabetes** 54 INTERVAL BETWEEN ONSET AND DEATH

(B) DUE TO OR AS A CONSEQUENCE OF 55 INTERVAL BETWEEN ONSET AND DEATH

(C) 56 OTHER SIGNIFICANT CONDITIONS, CONDITIONS CONTRIBUTING TO DEATH (NOT NEEDED TO CAUSE GIVEN ABOVE) 57 AUTOPSY? (YES/NO) **NO** 58 WAS CASE REFERRED TO MEDICAL EXAMINER OR CORONER BY (YES/NO) **NO**

59 ACC. SUICIDE (HOW UNDER) 60 INJURY DATE (MO DAY YR) 61 HOUR OF INJURY (24 HRS) 62 DESCRIBE HOW INJURY OCCURRED

63 INJURY BY (HOW) (25 NO) 64 PLACE OF INJURY, AT HOME, FARM, STREET, FACTORY, OFFICE, BLDG, ETC (SPECIFY) 65 LOCATION, STREET OR RFD NO, CITY, TOWN, STATE

66 REGISTRAR SIGNATURE **[Signature]** 67 DATE RECEIVED (MO DAY YR) **OCT 15 1986**

I HEREBY CERTIFY, That the foregoing is a true, full and correct copy of original Certificate of Death on file in this office.

By **[Signature]**  
OCT 17 1986

Not a certified copy unless raised seal of the Health Department and original countersignature appear

DSHS 8-641A (11/85)

THIS IS A CERTIFIED COPY OF THE RECORD ON FILE WITH VITAL RECORDS. CERTIFIED COPIES MUST HAVE THE OFFICIAL SEAL.

1263 214

092850 B

092850 B

**Exhibit B**

000000

# Agreement as to Status of Community Property

## After Death of One of the Spouses

### Know All Men by These Presents:

That this agreement, made and entered into this 23rd day of November, 1963  
 by and between FRANK V. LAATSCH\*\*\*\*  
 and MARION I. LAATSCH\*\*\*\*\*, husband and wife,  
 residing in KING\*\*\*\*\* County, State of Washington.

WITNESSETH, That whereas the said parties hereto are owners of certain community property, and are desirous that said property, together with all other community property, either real or personal, that may hereafter be acquired, shall pass, without delay or expense, upon the death of either, to the survivor.

NOW, THEREFORE, for and in consideration of the sum of One (\$1.00) Dollar, the receipt of which is hereby acknowledged by each party hereto, and, also, in consideration of the love and affection that each of said parties bears for the other, it is hereby agreed that in the event of the death of said FRANK V. LAATSCH\*\*\*\*\* while said MARION I. LAATSCH\*\*\*\*\* survives then the whole of said community property now owned together with all other community property, real or personal, that may hereafter be acquired, shall at once vest in said MARION I. LAATSCH\*\*\*\*\* in fee simple; and in the event of the death of said MARION I. LAATSCH\*\*\*\*\* while the said FRANK V. LAATSCH\*\*\*\*\* survives then the whole of said community property now owned together with all other community property, real and personal, that may hereafter be acquired, shall at once vest in said FRANK V. LAATSCH\*\*\*\*\* in fee simple.

IN WITNESS WHEREOF, the said FRANK V. LAATSCH\*\*\*\*\* and MARION I. LAATSCH\*\*\*\*\* have hereunto set their hands and seals the day and date first above written.

Signed, Sealed and Delivered in the Presence of  
*Carl P. Brundell* } *Frank V. Laatsch* (SEAL)  
*Leroy R. Bronemann* } *Marion I. Laatsch* (SEAL)

STATE OF WASHINGTON,  
 KING }  
 County of \_\_\_\_\_ } SS.

This is to certify that on this 23rd day of November, 1963, before me LILLIE BRONEMANN\*\*\*\*\* a Notary Public in and for the State of Washington duly commissioned and sworn, personally came FRANK V. LAATSCH\*\*\*\*\* and MARION I. LAATSCH\*\*\*\*\* husband and wife, to me known to be the individuals described in and who executed the within instrument, and acknowledged to me that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.



*Lillie Bronemann*  
 \_\_\_\_\_  
 FALL CITY.

in and for the State of Washington residing at \_\_\_\_\_  
 Filed for Record Nov 26 1963 10:23 AM  
 Request of *Frank V. Laatsch*  
 ROBERT A. MORRIS, County Auditor

This blank is guaranteed against successful alteration, which guarantee is insured in LLOYD'S, London - Pac. Plan. Washington Local Blank No. 50010. Seattle. (Community Interest Agreement) Form No. 63. Printing Date 1-13-61

*Handwritten notes:*  
LH 72 88  
C. [unclear]  
[unclear]

*Handwritten:* 202

*Handwritten:* [unclear]

*Handwritten:* ROBERT A. MORRIS AUDITOR  
KING COUNTY WASH.  
DEPUTY

1963 NOV 26 AM 10 53

RECORDED 4478  
PAGE 208 REQUEST OF  
FILED for Record at Request of  
Name FRANK V. LAATSCH  
Address P.O. Box 18  
NORTH BEND WASH.

5668813

CERTIFIED  
COPY

FILED  
08 FEB - 8 PM 3:56  
KING COUNTY  
SUPERIOR COURT CLERK  
KENT, WA

IN THE SUPERIOR COURT FOR THE STATE OF WASHINGTON  
COUNTY OF KING

IN RE THE ESTATE OF  <u>MARION I. LAATSCH</u>  DECEASED	NO: 08-4-01478-6 SEA  LETTERS TESTAMENTARY  (LTRTS)
---	---

The last will and codicil of the above named decedent was duly exhibited, proven and filed on February 8, 2008. It appears in and by said will and codicil(s) that: BYRON H. MOORE is named Executor(s) and by order of this court is authorized to execute said will and codicil(s) according to law.

WITNESS my hand and seal of said Court: February 8, 2008.

BARBARA MINER  
King County Superior Court Clerk

By:  , Deputy Clerk  
RUTH M. PERALTA-CLARK

STATE OF WASHINGTON )  
County of King )

I, BARBARA MINER, Clerk of the Superior Court of the State of Washington, for the County of King, do hereby certify that I have compared the foregoing copy with the original instrument as the same appears on file and of record in my office, and that the same is a true and perfect transcript of said original and of the whole thereof. IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the Seal of said Superior Court at my office at Seattle on this date FEB - 8 2008.

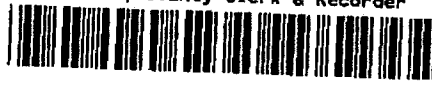
BARBARA MINER, Superior Court Clerk

By:  , Deputy Clerk

• NOT OFFICIAL WITHOUT RAISED SEAL •

When recorded please mail to:  
 Riverside County Code Enforcement Department  
 (District 4 Office)  
 38686 El Cerrito Rd, Palm Desert, CA 92211  
 Mail Stop No. 4016

DOC # 2012-0158261  
 04/06/2012 10:20A Fee:NC  
 Page 1 of 1  
 Recorded in Official Records  
 County of Riverside  
 Larry W. Ward  
 Assessor, County Clerk & Recorder



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NOCHG.CC			W T:		CTY	UNI	816		



**NOTICE OF PENDENCY OF ADMINISTRATIVE PROCEEDINGS**

In the matter of the public nuisance or other code violation(s) on Property of )

Case No.: CV11-06536

Byron H Moore/ Frankie L Westlake )

And DOES I through X, owners

**NOTICE IS HEREBY GIVEN** to all persons, pursuant to Section 14 of Ordinance Number 725 of the County of Riverside, State of California, that administrative proceedings have been commenced with respect to the structure or land located upon the following described real property in the County of Riverside:

**ADDRESS:** 1 Parcel South of 64580 16<sup>th</sup> Ave, North Palm Springs, Ca  
**PARCEL #:** 666-070-016  
**LEGAL DESCRIPTION:** POR SE ¼ OF Sec 2 T3S R4E

**VIOLATIONS:** RCO 348; RCC 17.144.010 Zoning Violation

that such proceedings are based upon the noncompliance of such structure or land with the requirements of Ordinances (Riverside County Codes) listed above that every owner of said real property waives his right to hearing on such proceedings unless he makes a proper request in the form and within the time prescribed by the Code cited; and that failure to comply with the lawful orders of the Code Enforcement Director and/or authorized agents of the County of Riverside heretofore and hereafter issued relative to the above matter may result in demolition of the offending structure, abatement of the public nuisance or other available legal remedies and assessment of the costs, expenses, and administrative costs thereof to the property heretofore described as a tax and special assessment lien on such property; that any purchaser, his heirs, or assigns acquiring said property subsequent to the recording of the Notice with the County Recorder shall have such interest subject and subordinate to said tax and assessment lien.

**Notice is Further Given** in accordance with §17274 and §24436.5 of the California Revenue and Taxation Code, that a tax deduction may not be allowed for interest, taxes, depreciation or amortization paid or incurred in the taxable year affected by these proceedings.

COUNTY OF RIVERSIDE  
 DEPARTMENT OF CODE ENFORCEMENT

Dated: April 3, 2012

By: *[Signature]*  
 Dave Lawless, Code Enforcement Department

**ACKNOWLEDGEMENT**

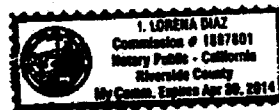
State of California )  
 County of Riverside )

On 4/3/12 before me, I. Lorena Diaz, Notary Public, personally appeared Dave Lawless who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

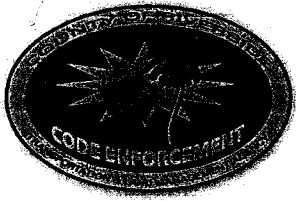
*[Signature]*  
 Commission # 1887801 Comm. Expires April 30, 2014



Comm #  
 1887801



# **EXHIBIT “D”**



# CODE ENFORCEMENT DEPARTMENT COUNTY OF RIVERSIDE

Greg Flannery  
Code Enforcement  
Official

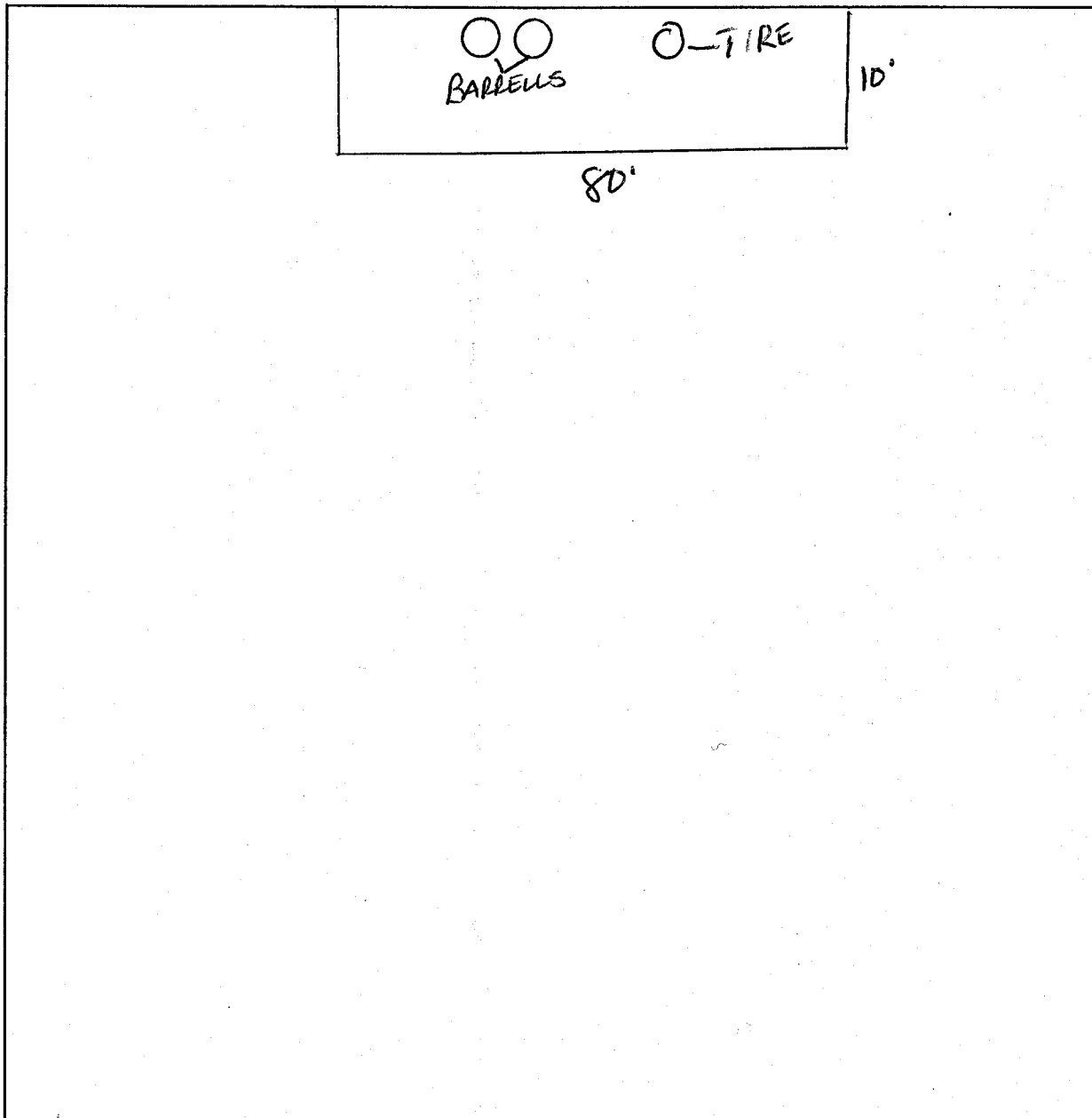
CASE #: CV11-06536  
A.P.N.: 666-070-016

PROPERTY SITUS: 1 parcel S/O 64580 16<sup>th</sup> Ave, NPS  
DRAWN ON: 9/16/14      DRAWN BY: D Jurden, CET

NORTH



PROPERTY LINE



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PROPERTY LINE

4080 LEMON STREET, 12TH FLOOR, RIVERSIDE, CALIFORNIA 92501  
(951) 955-2004 • FAX (951) 955-8680

*Photographs*



Rubbish 4/26/12 J. Cole



Rubbish 4/26/12 J. Cole



Rubbish 4/26/12 J. Cole



Rubbish 8/24/12 J. Cole



Rubbish 8/24/12 J. Cole



Rubbish J. Cole 11/6/12



Rubbish J. Cole 11/6/12



Rubbish J. Cole 4/4/13



Rubbish J. Cole 4/4/13



Rubbish Remains 4/24/14 J. Cole



Photo taken from the right of way D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET



Photo taken on the parcel D Jurden, CET

**EXHIBIT “E”**



# COUNTY OF RIVERSIDE CODE ENFORCEMENT DEPARTMENT

## NOTICE OF VIOLATION

CASE No.: CV 11-06536

THE PROPERTY AT: s/o 64580 16th Ave., North Palm Springs APN#: 666-070-016

WAS INSPECTED BY OFFICER: J. Cole ID#: 108 ON 4/26/12 AT 2:15 am/pm

AND FOUND TO BE IN VIOLATION OF RIVERSIDE COUNTY CODE(S) AS FOLLOWS:

<input type="checkbox"/>	5.28.040 (RCO 593)	<b>Excessive Yard Sales</b> - Cease yard sale. Limit of 3 yard sale events, not over 3 consecutive days, per year.	<input type="checkbox"/>	17.252.030 (RCO 348)	<b>Unpermitted Outdoor Advertising Display</b> - Obtain a permit from the Planning Dept. or remove display.
<input type="checkbox"/>	8.28.030 (RCO 821)	<b>Unfenced Pool</b> - Install or provide adequate fencing to secure the pool.	<input type="checkbox"/>	17.172.205 (RCO 348)	<b>Prohibited Fencing</b> - Remove fence. Fences shall not be constructed of garage doors, tires, pallets or other materials not typically used for the construction of fences.
<input checked="" type="checkbox"/>	8.120.010 (RCO 541)	<b>Accumulated Rubbish</b> - Remove all rubbish & dispose of in an approved legal landfill.	<input type="checkbox"/>	17. _____ (RCO 348)	<b>Excessive Outside Storage: Storage of Unpermitted Mobile Home(s) Not Allowed</b> - Remove unpermitted mobile home(s) from the property.
<input type="checkbox"/>	15.08.010 (RCO 457)	<b>Unpermitted Construction</b> - Cease construction. Obtain the appropriate permits from the Bldg. & Safety and Planning Departments or demolish the _____.	<input type="checkbox"/>	17. _____ (RCO 348)	<b>Occupied RV/Trailer</b> - Cease occupancy & disconnect all utilities to RV/Trailer.
<input type="checkbox"/>	15.12.020(J)(2) (RCO 457)	<b>Unapproved Grading/Clearing</b> - Cease grading/clearing/stockpiling/importing fill. Obtain a Restoration Assessment from the Dept. of Building & Safety. Perform complete restoration and remediation of the property affected by the unapproved grading in accordance with the Restoration Assessment.	<input type="checkbox"/>	17. _____ (RCO 348)	<b>Excessive Animals</b> - Remove or reduce the number of _____ to less than _____.
<input type="checkbox"/>	15.16.020 (RCO 457)	<b>Substandard Structure</b> - Obtain a permit from the Bldg. & Safety Dept. to rehabilitate per Notice of Defects or demolish the structure.	<input type="checkbox"/>	17. _____ (RCO 348)	<b>Unpermitted Land Use:</b> _____ Cease all business activities. Obtain Planning Dept. approval prior to resuming business operations.
<input type="checkbox"/>	15.48.010 (RCO 457)	<b>Unpermitted Mobile Home</b> —Vacate mobile home. Obtain the appropriate permits from the Planning Dept. & Dept. of Bldg. & Safety prior to occupancy or remove Mobile Home.	<input type="checkbox"/>	17. _____ (RCO 348)	<b>Excessive Outside Storage</b> - Remove or reduce all outside storage to less than _____ square feet at the rear of the property.
<input type="checkbox"/>	15.48.040 (RCO 457)	<b>Substandard Mobile Home/Trailer/RV</b> - Obtain a permit from the Bldg. & Safety Dept. to rehabilitate per Notice of Defects and Title 25 or demolish the Mobile Home/Trailer/RV.	<input type="checkbox"/>		

COMMENTS: \_\_\_\_\_

**IMPORTANT! CORRECTION(S) MUST BE COMPLETED BY: 5/26/12. FAILURE TO COMPLY BY THIS DATE, MAY RESULT IN THE ISSUANCE OF AN ADMINISTRATIVE CITATION WITH FINES UP TO \$500.00 PER DAY, FOR EACH VIOLATION. YOU MAY BE CITED EACH DAY THAT THE VIOLATION(S) EXIST BEYOND THE CORRECTION DATE. IN ADDITION, OTHER ENFORCEMENT ACTION, PENALTIES AND THE IMPOSITION OF A LIEN ON THE PROPERTY FOR THE ABATEMENT AND ENFORCEMENT COSTS MAY RESULT IF COMPLIANCE IS NOT ACHIEVED BY THE CORRECTION DATE.**

**NOTICE IS HEREBY GIVEN THAT AT THE CONCLUSION OF THIS CASE YOU WILL RECEIVE A SUMMARY OF ADMINISTRATIVE COSTS ASSOCIATED WITH THE PROCESSING OF SUCH VIOLATION(S), AT AN HOURLY RATE OF \$ 109.00 AS DETERMINED BY THE BOARD OF SUPERVISORS. YOU WILL HAVE THE RIGHT TO OBJECT TO THESE CHARGES BY FILING A REQUEST FOR HEARING WITH THE DEPARTMENT OF CODE ENFORCEMENT WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO RIVERSIDE COUNTY ORDINANCE 725 AND RIVERSIDE COUNTY CODE 1.16.**

**POSTED**

SIGNATURE \_\_\_\_\_ PRINT NAME \_\_\_\_\_ DATE 4/26/12  PROPERTY OWNER  TENANT

CDL/CID# \_\_\_\_\_ D.O.B. \_\_\_\_\_ TEL. NO. \_\_\_\_\_  POSTED





**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

GLENN BAUDE  
Director

**AFFIDAVIT OF POSTING OF NOTICES**

April 30, 2012

RE CASE NO: CV1106536

I, Jamison Cole, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 581 South Grand Avenue, San Jacinto, California, 92582 .

That on 4/26/12 at 2:15 p.m., I securely and conspicuously posted Notice of Violation for RCC 8.120.010 - Accumulated Rubbish at the property described as:

**Property Address:** 1 parcel south of 64580 16th Ave., NORTH PALM SPRINGS

**Assessor's Parcel Number:** 666-070-016

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

Executed on April 30, 2012 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

By: J Cole  
Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

GLENN BAUDE  
Director

**NOTICE OF VIOLATION**

April 30, 2012

BYRON H MOORE / FRANKIE L WESTLAKE  
P O BOX 1441  
NORTH BEND, WA 98045

RE CASE NO: CV1106536 at 1 parcel south of 64580 16th Ave., in the community of NORTH PALM SPRINGS, California, Assessor's Parcel Number 666-070-016

**NOTICE IS HEREBY GIVEN** that property owned or controlled by you at 1 parcel south of 64580 16th Ave., in the community of NORTH PALM SPRINGS California, Assessor's Parcel Number 666-070-016, is in violation of Section(s) RCC Section No. 8.120.010 (Ord. 541), of the Riverside County Code.

**Said violation is described as:**

- 1) 8.120.010 (Ord. 541) - No person or entity shall permit the accumulation of rubbish or other material, dangerous or injurious to the health and welfare of persons or the environment, on any real property in the unincorporated area of Riverside County owned by them or under their control.

**YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of the ordinance by:**

- 1) Remove all rubbish and dispose of it in an approved, legal landfill.

COMPLIANCE MUST BE COMPLETED BY May 26, 2012. FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING BROUGHT AGAINST YOU.

**NOTICE IS HEREBY GIVEN THAT AT THE CONCLUSION OF THIS CASE YOU WILL RECEIVE A SUMMARY OF ADMINISTRATIVE COSTS ASSOCIATED WITH THE PROCESSING OF SUCH VIOLATION(S), AT AN HOURLY RATE OF \$109.00 AS DETERMINED BY THE BOARD OF SUPERVISORS.**

**YOU WILL HAVE THE RIGHT TO OBJECT TO THESE CHARGES BY FILING A REQUEST FOR HEARING WITH THE DEPARTMENT OF CODE ENFORCEMENT WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.**

CODE ENFORCEMENT DEPARTMENT

By: Jamison Cole, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

GLENN BAUDE  
Director

**PROOF OF SERVICE**

Case No. CV1106536

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, LaKesha Covington, 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 RE: Notice of Violation**

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

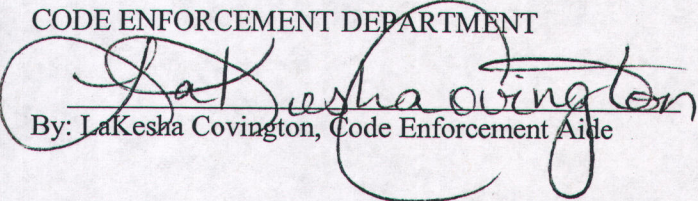
BYRON H MOORE / FRANKIE L WESTLAKE P O BOX 1441, NORTH BEND, WA 98045

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

  
By: LaKesha Covington, Code Enforcement Aide

# **EXHIBIT “F”**

When recorded please mail to:  
 Riverside County Code Enforcement Department  
 (District 4 Office)  
 38686 El Cerrito Rd, Palm Desert, CA 92211  
 Mail Stop No. 4016

DOC # 2012-0158261

04/06/2012 10:20A Fee:NC

Page 1 of 1

Recorded in Official Records  
 County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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**NOTICE OF PENDENCY OF ADMINISTRATIVE PROCEEDINGS**

In the matter of the public nuisance or other code violation(s) on Property of )

Byron H Moore/ Frankie L Westlake )

Case No.: CV11-06536

And DOES I through X, owners

**NOTICE IS HEREBY GIVEN** to all persons, pursuant to Section 14 of Ordinance Number 725 of the County of Riverside, State of California, that administrative proceedings have been commenced with respect to the structure or land located upon the following described real property in the County of Riverside:

**ADDRESS: 1 Parcel South of 64580 16<sup>th</sup> Ave, North Palm Springs, Ca**

**PARCEL #: 666-070-016**

**LEGAL DESCRIPTION: POR SE ¼ OF Sec 2 T3S R4E**

**VIOLATIONS: RCO 348; RCC 17.144.010 Zoning Violation**

that such proceedings are based upon the noncompliance of such structure or land with the requirements of Ordinances (Riverside County Codes) listed above that every owner of said real property waives his right to hearing on such proceedings unless he makes a proper request in the form and within the time prescribed by the Code cited; and that failure to comply with the lawful orders of the Code Enforcement Director and/or authorized agents of the County of Riverside heretofore and hereafter issued relative to the above matter may result in demolition of the offending structure, abatement of the public nuisance or other available legal remedies and assessment of the costs, expenses, and administrative costs thereof to the property heretofore described as a tax and special assessment lien on such property; that any purchaser, his heirs, or assigns acquiring said property subsequent to the recording of the Notice with the County Recorder shall have such interest subject and subordinate to said tax and assessment lien.

**Notice is Further Given** in accordance with §17274 and §24436.5 of the California Revenue and Taxation Code, that a tax deduction may not be allowed for interest, taxes, depreciation or amortization paid or incurred in the taxable year affected by these proceedings.

COUNTY OF RIVERSIDE  
 DEPARTMENT OF CODE ENFORCEMENT

By: [Signature]  
 Dave Lawless, Code Enforcement Department

Dated: April 3, 2012

**ACKNOWLEDGEMENT**

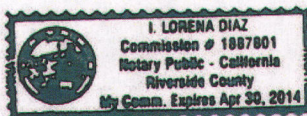
State of California )  
 County of Riverside )

On 4/3/12 before me, I, Lorena Diaz, Notary Public, personally appeared Dave Lawless who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]  
 Commission # 1887801 Comm. Expires April 30, 2014



Comm #  
1887801

# **EXHIBIT “G”**



**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

Greg Flannery  
Code Enforcement Official

February 4, 2015

**NOTICE TO CORRECT COUNTY ORDINANCE VIOLATIONS AND ABATE  
PUBLIC NUISANCE**

TO: Owners  
(See Notice List)

Case No.: CV11-06536

APN: 666-070-016

Property: 1 Parcel South of 64580 16<sup>th</sup> Avenue, North Palm Springs

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors pursuant to Riverside County Ordinance ("RCO") Nos. 541 and 725 to consider the abatement of the accumulated rubbish located on the SUBJECT PROPERTY described as 1 Parcel South of 64580 16<sup>th</sup> Avenue, North Palm Springs, Riverside County, California, and more particularly described as Assessor's Parcel Number 666-070-016.

YOU ARE HEREBY DIRECTED as owners of the SUBJECT PROPERTY, to appear at this hearing to show cause why the SUBJECT PROPERTY should not be declared a public nuisance and be abated by removing the violation from the real property.

SAID HEARING will be held on **Tuesday, March 24, 2015, at 9:30 a.m.** in the Board of Supervisors Room, County Administrative Center, 4080 Lemon Street, 1<sup>st</sup> Floor Annex, Riverside, California at which time and place pertinent evidence will be received and/or testimony from all concerned parties will be heard. Failure to appear on your behalf will result in the exclusion of your testimony, and facts as known to the Code Enforcement Department ("Department") will be presented to the Board of Supervisors for consideration and deliberation in this matter.

Please be advised that the costs already accrued in this case, including but not limited to, enforcement and investigation costs, are recoverable by the Department, as allowed under RCO No. 725. The Department may seek recovery of such costs from the property owner(s) which may result in a special assessment lien against the SUBJECT PROPERTY. Additionally, should the Department abate the property, the costs associated therewith, as well as all abatement costs allowed under RCO No. 725, will be sought from the property owner(s) and/or may result in a special assessment lien against the property.

**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.**

GREG FLANNERY  
CODE ENFORCEMENT OFFICIAL

*Michelle Cervantes for:*  
MARY ORTIZ  
Supervising Code Enforcement Officer

## **NOTICE LIST**

Subject Property: 1 Parcel South of 64580 16<sup>th</sup> Avenue, North Palm Springs;

Case No.: CV11-06536

APN: 666-070-016; District 5

BYRON H. MOORE  
FRANKIE L. WESTLAKE  
P.O. BOX 1441  
NORTH BEND, WA 98045



1 **PROOF OF SERVICE**

2 Case No. CV11-06536

3 STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

4 I, Sue Jimenez, the undersigned, declare that I am a citizen of the United States and am employed in  
5 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 4080 Lemon Street, 12<sup>th</sup> Floor, Riverside, California 92501.

6 That on February 4, 2015, I served the following document(s):

- 7 • **NOTICE TO CORRECT COUNTY ORDINANCE**  
8 **VIOLATIONS AND ABATE PUBLIC NUISANCE**
- 9 • **NOTICE LIST**

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

11 **OWNERS OR INTERESTED PARTIES**  
12 **(SEE ATTACHED NOTICE LIST)**

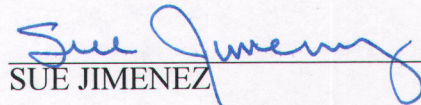
13 XX **BY FIRST CLASS MAIL.** I am "readily familiar" with the office's practice of collection  
14 and processing correspondence for mailing. Under that practice it would be deposited with  
15 the U.S. Postal Service on that same day with postage thereon fully prepaid at Riverside,  
California, in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

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

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

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

21 EXECUTED ON February 4, 2015, at Riverside, California.

22   
23 SUE JIMENEZ

24  
25  
26  
27  
28



# CODE ENFORCEMENT DEPARTMENT COUNTY OF RIVERSIDE

Greg Flannery  
Code  
Enforcement  
Official

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## AFFIDAVIT OF POSTING OF NOTICES

**Case No.: CV11-06536**

**I, David Jurden, hereby declare:**

1. I am employed by the Riverside County Code Enforcement Department; that my business address is:

County of Riverside  
Code Enforcement Department  
581 S. Grand Avenue  
San Jacinto, CA 92582

2. That on **February 9, 2015 at 1013 AM**, I securely and conspicuously posted **the NOTICE TO CORRECT COUNTY ORDINANCE VIOLATIONS AND ABATE PUBLIC NUISANCE and NOTICE LIST** at the property described as:

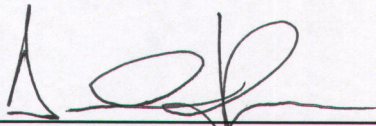
**Property Address: 1 parcel S/O 64580 16<sup>th</sup> Avenue, North Palm Springs**

**Assessor's Parcel Number: 666-070-016**

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

Executed on **February 9, 2015** at San Jacinto, California.

**CODE ENFORCEMENT DEPARTMENT**

By:   
\_\_\_\_\_

**David Jurden, Code Enforcement Technician**