

FINAL NOTICE OF VIOLATION

Date Issued: July 27, 2023

APN: 644134002

Case Number: CODE-23-1189

Subject Property: 12771 DEODAR AVE DESERT HOT SPRINGS, CA 92240

Parcel Owner: MICHAEL GOLDNER
Mailing Address: 1715 LUCILE AVE
LOS ANGELES , CA 90026

Code Compliance Officer: Tyler Messer

Email: tmesser@cityofdhs.org

An inspection of your property has revealed the following violation(s) of the Desert Hot Springs Municipal Code section (§):

Violation Code/Description

4.16.010.A.1.a - Public Nuisance- Abandoned equipment, machinery, or house items

4.16.010.A.8-Public Nuisance-Maintenance of Private Walkways/
Driveways/Other Improved Surfaces

Section

The following shall be designated as unlawful acts and public nuisances: Attractive Nuisances. It is unlawful and it shall be a public nuisance for any person owning, leasing, occupying or having charge or possession of any premises or property in the City to maintain on any such premises or property any condition that constitutes an attractive nuisance including, but not limited to, the following: Abandoned, damaged or broken equipment, machinery or household items;

Maintenance of Private Walkways, Driveways and Other Improved Surfaces. It is unlawful and it shall be a public nuisance for any person owning, leasing, occupying or having charge or possession of any premises or property in the City to maintain on such premises or property any walkway, driveway or other improved surface in a manner that results in the disrepair of such surfaces or creates unsafe conditions.

Corrective Actions Required:

Violation Code/Description

4.16.010.A.1.a - Public Nuisance- Abandoned equipment, machinery, or house items

4.16.010.A.8-Public Nuisance-Maintenance of Private Walkways/ Driveways/Other Improved Surfaces

Corrective Action

Remove all auto parts, construction material, household items, equipment, and all other miscellaneous items from the exterior of the property and do not store outside.

Repair or replace all portions of driveway that have become dilapidated or are in disrepair. Clean and remove all oil stains from the driveway.

COMPLIANCE DATE: August 29, 2023

In order to avoid potential Citations, fines, and other administrative costs as referenced in Municipal Code 4.24.470 "Special Assessment", the corrective actions listed above must be completed by the compliance date above.

Signature: _____



Code Compliance Officer: Tiyler Messer

PROOF OF SERVICE

I am employed in the City of Desert Hot Springs, State of California. I am over the age of 18 years and not a party to this action. My business address is 65950 Pierson Blvd. Desert Hot Springs, California 92240.

On July 27, 2023 , I caused to be served the within document:

FINAL NOTICE OF VIOLATION AT REAL PROPERTY LOCATED AT

12771 DEODAR AVE

DESERT HOT SPRINGS, CALIFORNIA 92240

APN 644134002

On the parties in this action by placing a true copy thereof in a sealed envelope, each envelope addressed as follows:

X **(By First-Class Mail)** I enclosed the document(s) in a sealed envelope or package addressed to the persons at the addresses listed in the Service List and placed the envelope for collection and mailing, following our ordinary business practices. I am readily familiar with City of Desert Hot Springs practice for collecting and processing correspondence for mailing. On the same day that the correspondence is placed for collection and mailing, it is deposited in the ordinary course of business with the United States Postal Service, in a sealed envelope with postage fully prepaid.

- **(By Certified Mail)** I caused each such envelope to be sent by USPS Return Receipt Certified Mail to the offices of each addressee.

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

EXECUTED at Desert Hot Springs California on July 27, 2023.



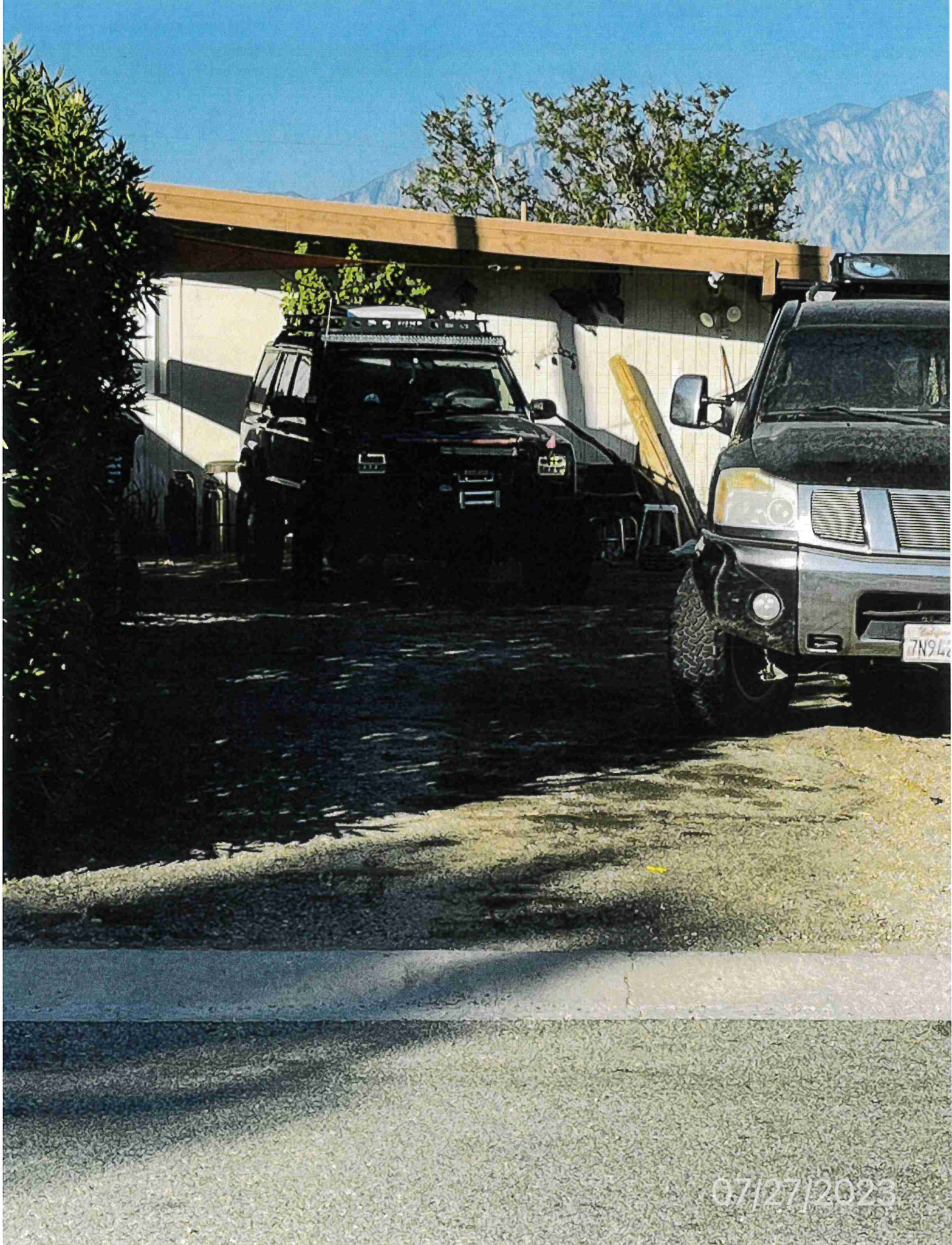
Tyler Messer
Code Compliance Officer

SERVICE LIST

NOTICE OF VIOLATION AT REAL PROPERTY LOCATED AT 12771 DEODAR AVE DESERT HOT SPRINGS, CALIFORNIA 92240
PARCEL # 644134002

**MICHAEL GOLDNER
1715 LUCILE AVE
LOS ANGELES , CA. 90026**

Occupant	12771 Deodar Ave.	Desert Hot Springs ,	CA.	92240
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07/27/2023