

FINAL NOTICE OF VIOLATION

Date Issued: June 27, 2023

APN: 644152031

Case Number: CODE-23-933

Subject Property: 13336 AVENIDA HERMOSA DESERT HOT SPRINGS, CA 92240

Parcel Owner: DHS PORTFOLIO ASSETS
Mailing Address: 5119 BALL RD
CYPRESS, CA 90630

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	Section
4.16.010.A.6-Public Nuisance-Vehicle Parking	Vehicle Parking. It is unlawful and it shall be a public nuisance for any person owning, leasing, occupying or having charge or possession of any residential premises or residential property in the City to permit on such premises or property any operable vehicle, recreational vehicle, motor home, trailer, camper, camper shell and boat to be parked or stored outside of a garage or carport on an unpaved surface. "Paved" means covered by concrete, asphalt, brick, pavers, or a similar material as approved by the Director.
4.16.010.A.1.a - Public Nuisance- Abandoned equipment, machinery, or house items	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;
4.16.010.A.14-Public Nuisance- Garbage Containers	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 such premises or property with garbage or trash containers stored in front yards and visible from the public right-of-way, except when in places of collection on scheduled waste collection days.
4.16.010.A.19.a-Public Nuisance- Deteriorated Walls/Fences/ Stucco	It is unlawful and it shall be declared a public nuisance for any person owning, leasing, occupying or having charge or possession of any premises or property in the City to maintain any such premises or property or improvement thereon in such a manner as to cause or to allow the premises, property or improvement to become defective, unsightly, or in such other condition of deterioration or disrepair as the same may cause substantial depreciation of the property values or similar detriment to surrounding properties, as well as an adverse effect on the health, safety, and welfare of the citizens of the City. Visual blight conditions include, but are not limited to, any of the following conditions: The presence of any improvement including, but not limited to, buildings, garages, carports, wooden fences, block walls, roofs or gutters in which the condition of the patio, stucco, siding or other exterior coating has become so deteriorated as to permit decay, excessive checking, cracking or warping so as to render the improvement or property unsightly and in a state of disrepair;
4.16.010.A.8-Public Nuisance-Maintenance of Private Walkways/ Driveways/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 fail to maintain in good condition any parking lot striping and handicapped markings on such premises or property.

Corrective Actions Required:

Violation Code/Description

Corrective Action

Parking is only permitted on a paved surface. "Paved" means covered by concrete, asphalt, brick, pavers, or a similar material as approved by the Director. Remove all vehicles parked on a surface that is not paved.

4.16.010.A.6-Public Nuisance-Vehicle Parking

Remove all household items, furniture, trash, junk, and discarded items from the front and side yard of the property.

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

Trash receptacles may not be visible from the public right-of-way on non-scheduled trash collection days.

4.16.010.A.14-Public Nuisance- Garbage Containers

Repair or replace all dilapidated or fallen portions of fencing throughout the property.

4.16.010.A.19.a-Public Nuisance- Deteriorated Walls/Fences/ Stucco

Repair or replace all portions of parking lot that have been dilapidated or are in disrepair.

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

COMPLIANCE DATE: July 11, 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 June 27, 2023 , I caused to be served the within document:

FINAL NOTICE OF VIOLATION AT REAL PROPERTY LOCATED AT

13336 AVENIDA HERMOSA

DESERT HOT SPRINGS, CALIFORNIA 92240

APN 644152031

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

- (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 June 27, 2023.



Tyler Messer
Code Compliance Officer

SERVICE LIST

NOTICE OF VIOLATION AT REAL PROPERTY LOCATED AT 13336 AVENIDA HERMOSA DESERT HOT SPRINGS, CALIFORNIA 92240
PARCEL # 644152031

DHS PORTFOLIO ASSETS
5119 BALL RD
CYPRESS, CA. 90630



