

FINAL NOTICE OF VIOLATION

Date Issued: July 31, 2023

APN: 641253027

Case Number: CODE-23-1300

Subject Property: 13896 LA MESA DR DESERT HOT SPRINGS, CA 92240

Parcel Owner: CHRISTINA M. SUMMERS
Mailing Address: 13896 LA MESA DR
DESERT HOT SPRINGS, CA 92240

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.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.2-Public Nuisance- Landscaping

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 any front and visible side yards without acceptable landscaping, except for improved surfaces such as walks and driveways. Acceptable landscaping shall include any groundcover, decorative rock, redwood bark, lawn and/or other material as determined to be acceptable or required by the City's Community Development Director or his or her designee.

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.

17.48.030.K.1 General regulations.(Vehicle parking)

Parking in residential land use districts, shall occur as follows: Motor vehicles are to be parked in areas constructed for vehicles (i.e., garage, carport or paved driveway) and shall not be parked or stored in other portions of the front or side street yard, particularly not on what is commonly referred to as the front lawn (yard). Limitation on Amount of Paved Surface. It shall be unlawful for any person to pave with asphalt, cement or any other impervious surface on portions of the front or side street yard, particularly on what is commonly referred to as the front lawn (yard), in excess of the minimum driveway requirements as specified in Section 17.48.060(E) for providing primary access to the required number of parking spaces as specified in Section 17.48.040. "Paved" means covered by concrete, asphalt, brick, pavers, or a similar material as approved by the Director.

Corrective Actions Required:

Violation Code/Description

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

4.16.010.A.2-Public Nuisance- Landscaping

4.16.010.A.6-Public Nuisance-Vehicle Parking

17.48.030.K.1 General regulations.(Vehicle parking)

Corrective Action

Remove all junk trash, discarded items, construction material, construction equipment, auto parts, and household items being at the front of the property and do not store outside.

The front of the property is void of acceptable ground coverage material. Acceptable landscaping shall include any groundcover, decorative rock, decomposed granite, lawn and/or other material as determined to be acceptable or required by the City's Community Development Director or his or her designee.

Install acceptable ground coverage material in all unpaved areas of the property.

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.

RV's and trailers and motor vehicles may only be parked behind the front line of the house, on a paved surface, and screened from view. "Paved" means covered by concrete, asphalt, brick, pavers, or a similar material as approved by the Director.

COMPLIANCE DATE: August 14, 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 31, 2023 , I caused to be served the within document:

FINAL NOTICE OF VIOLATION AT REAL PROPERTY LOCATED AT

13896 LA MESA DR

DESERT HOT SPRINGS, CALIFORNIA 92240

APN 641253027

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 31, 2023.



Tyler Messer
Code Compliance Officer

SERVICE LIST

NOTICE OF VIOLATION AT REAL PROPERTY LOCATED AT 13896 LA MESA DR DESERT HOT SPRINGS, CALIFORNIA 92240
PARCEL # 641253027

**CHRISTINA M. SUMMERS
13896 LA MESA DR
DESERT HOT SPRINGS , CA. 92240**

Occupant 13896 La Mesa Dr. Desert Hot Springs, CA. 92240

