

FINAL NOTICE OF VIOLATION

Date Issued: June 26, 2023

APN: 639182026

Case Number: CODE-23-589

Subject Property: 66012 6TH ST DESERT HOT SPRINGS, CA 92240

Parcel Owner: VINCENTE PENA LOZA CRUZ
Mailing Address: 32750 AURORA VISTA RD
 CATHEDRAL CY , CA 92234

Code Compliance Officer: Chauncey Cummings

Email: ccummings@dhsdpd.com

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

Violation Code/Description

Section

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 excessive junk, refuse and garbage which is visible from a public street or sidewalk or from an adjoining property.

4.16.010.A.19.e-Public Nuisance- Visual Blight- Junk/refuse/garbage visible

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. 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.

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

4.16.010.A.2-Public Nuisance- Landscaping

There are imposed, upon the businesses, trades, professions, callings and occupations specified in this chapter, license taxes in the amounts hereinafter prescribed. It is unlawful for any person to transact and carry on any business, trade, profession, calling or occupation in the City without first having procured a license from the City to so do or without complying with all applicable provisions of this chapter.

5.04.040.A-General Business License- License Required

Corrective Actions Required:

Violation Code/Description

Corrective Action

Must remove all junk, construction materials from public view and repair or replace broken window. Visual blight conditions include, but are not limited to, any of the following conditions: The presence of excessive junk, refuse and garbage which is visible from a public street or sidewalk or from an adjoining property.

4.16.010.A.19.e-Public Nuisance- Visual Blight- Junk/refuse/garbage visible

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.

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

Must maintain an acceptable landscaping in front yard. 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.2-Public Nuisance- Landscaping

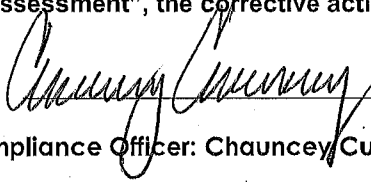
General business license need for rental property It is unlawful for any person to transact and carry on any business, trade, profession, calling or occupation in the City without first having procured a license from the City to so do or without complying with all applicable provisions of this chapter.

5.04.040.A-General Business License- License Required

COMPLIANCE DATE: July 5, 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: Chauncey Cummings

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 26, 2023 , I caused to be served the within document:

FINAL NOTICE OF VIOLATION AT REAL PROPERTY LOCATED AT

66012 6TH ST

DESERT HOT SPRINGS, CALIFORNIA 92240

APN 639182026

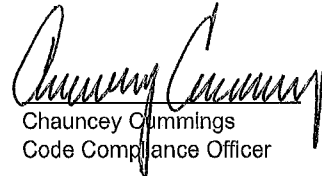
On the parties in this action by placing a true copy thereof in a sealed envelope, each envelope addressed as follows:

(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 26, 2023.


Chauncey Cummings
Code Compliance Officer

SERVICE LIST

NOTICE OF VIOLATION AT REAL PROPERTY LOCATED AT 66012 6TH ST DESERT HOT SPRINGS, CALIFORNIA 92240
PARCEL # 639182026

VINCENTE PENA LOZA CRUZ
32750 AURORA VISTA RD
CATHEDRAL CY , CA. 92234

