



**COUNTY OF LAKE
CODE ENFORCEMENT**

255 N. FORBES ST | LAKEPORT, CA 95453 | (707) 263-2309

NOTICE OF NUISANCE AND ORDER TO ABATE

PURSUANT TO LAKE COUNTY CODE, CHAPTER 13, Sections 13-6 ET. SEQ.

A. **CASE NUMBER:** ENF23-00317
SITE ADDRESS: 3112 Atholl Road, Lucerne
OWNER: Yvonne Cox
ASSESSOR PARCEL #: 034-373-01
MAILING ADDRESS: PO BOX 976, Lucerne, CA 95458

B. **CONDITION CAUSING NUISANCE AND/OR VIOLATION OF THE LAKE COUNTY ZONING ORDINANCE:**

Located and/or existing on the property is (1) garbage, rubbish, refuse, and waste matter; (2) Any items causing an unsightly appearance which is visible from the public right of way or sites of neighboring properties or which provides harborage for rats and/or other vermin, or creates other potential health hazard or public nuisance; (3) Abandoned, dismantled, wrecked, or inoperable motor vehicles, or parts thereof; (4) Outdoor storage not maintained in an orderly manner and creates a fire, safety, health or sanitary hazard; (5) Outdoor storage not completely screened from public view from all exterior property lines and any public roadway; The before mentioned constitutes a public nuisance and/or violation of the Lake County Code.

Lake County Code Violations:

- Chapter 13, Article I, Section 13-3.1, Subsection (e) (7)
- Chapter 13, Article I, Section 13-3.1, Subsection (e) (8)
- Chapter 13, Article I, Section 13-3.1, Subsection (e) (13)
- Chapter 21, Article 41, Section 41.12 (a) - Open and Outdoor Storage
- Chapter 21, Article 41, Section 41.12 (b) (3)
- Chapter 21, Article 41, Section 41.12 (b) (5) (ii)
- Chapter 13, Article I, Section 13-3.1, Subsection (e) (5) - Any use of land, buildings, or premises established, operated, or maintained contrary to Chapter 13 or Chapter 21

C. **ORDER IS GIVEN TO COMMENCE ABATEMENT OF SAID NUISANCE AND/OR CODE VIOLATION(S) WITHIN THIRTY (30) DAYS OF THE DATE ON THIS NOTICE AND CORRECT THE CONDITIONS DESCRIBED ABOVE BY TAKING THE FOLLOWING ACTIONS:**

- 1) Remove and properly dispose of any and all garbage, rubbish, refuse, and/or waste matter.
- 2) Remove abandoned, dismantled, or inoperable vehicles from the property.
- 3) Maintain open and/or Outdoor Storage in a manner compliant with Chapter 21, Article 41, Section 41.12 Et Seq.

See reverse side of this document for information that may affect your rights.

- D. YOU ARE HEREBY NOTIFIED THAT IF YOU WISH TO SHOW ANY CAUSE WHY SUCH CONDITION SHOULD NOT BE ABATED OR AS TO WHY THE PROPERTY SHOULD NOT BE CONSIDERED A PUBLIC NUISANCE, YOU MUST REQUEST A PUBLIC HEARING BEFORE THE LAKE COUNTY BOARD OF SUPERVISORS BY COMPLETING AN APPEAL HEARING REQUEST FORM OR BY SUBMITTING A WRITTEN APPEAL IN WRITING. AND MUST BE FILED WITHIN TWENTY-ONE (21) DAYS OF SERVICE OF THE NOTICE OF VIOLATION. THE APPEAL SHOULD STATE THE CODE SECTION THAT YOU ARE APPEALING AND THE PROVIDE A REASON FOR THE APPEAL. IF YOU FAIL TO REQUEST A NUISANCE ABATEMENT HEARING, ALL RIGHTS TO APPEAL ANY ACTION OF THE COUNTY TO ABATE THE NUISANCE WILL BE WAIVED. THE APPEAL FORM MAY BE OBTAINED OR SUBMITTED TO THE COMMUNITY DEVELOPMENT DEPARTMENT, CODE ENFORCEMENT DIVISION 255 N. FORBES ST., THIRD FLOOR, LAKEPORT, CA 95451
- E. WHERE THE ENFORCMENT OFFICAL HAS DETERMINED THAT THE CONDITION CAUSING THE NUISANCE IS IMMINENTLY DANGEROUS TO HUMAN LIFE OR LIMB, OR IS UNSAFE, OR IS DETRIMENTAL TO THE PUBLIC HEALTH OR SAFETY, HE MAY ORDER THAT THE BUILDING OR STRUCTURE AFFECTED BE VACATED, PENDING THE CORRECTION OR ABATMENT OF THE CONDITIONS CAUSING THE NUISANCE.
- F. PURSUANT TO CHAPTER 13 OF THE LAKE COUNTY CODE, IF YOU FAIL TO CORRECT THE NUISANCE CONDITIONS BY THE DATE SPECIFIED IN SECTION C OF THIS NOTICE AND ORDER OR ANY SUBSEQUENT TIME EXTENSION GRANTED BY THE ENFORCEMENT OFFICIAL, AND/OR FAIL TO SUCCESSFULLY SHOW CAUSE WHY SUCH CONDITION SHOULD NOT BE ABATED AS SPECIFIED IN SECTION D OF THIS NOTICE, THE ENFORCEMENT OFFICIAL MAY RECORD THIS NOTICE AND ORDER AND MAY ABATE THE PUBLIC NUISANCE. THE COSTS OF SAID ABATEMENT WILL BE RECOVERED BY ONE OR MORE OF THE FOLLOWING MEANS:
- 1) A CHARGE AGAINST THE PREMISES WITH THOSE COSTS MADE A SPECIAL ASSESSMENT AGAINST THE PREMISES. SAID SPECIAL ASSESSMENT MAY BE COLLECTED AT THE SAME TIME AND IN THE SAME MANNER AS IS PROVIDED FOR THE COLLECTION OF ORDINARY COUNTY TAXES, AND SHALL BE SUBJECT TO THE SAME PENALTIES, INTEREST AND TO THE SAME PROCEDURES OF FORECLOSURE AND SALE IN THE CASE OF DELINQUENCY AS IS PROVIDED FOR ORDINARY COUNTY TAXES.
 - 2) PAID THROUGH A CODE ENFORCEMENT DEBT REDUCTION AGREEMENT THAT HAS BEEN NEGOTIATED WITH THE LAKE COUNTY TREASURER – TAX COLLECTOR.
 - 3) REFERRED TO A DEBT COLLECTION AGENCY LICENSED BY THE STATE OF CALIFORNIA IN ACCORDANCE WITH CALIFORNIA GOVERNMENT CODE SECTION 26220(a).


Tina Ransburg, Code Enforcement Supervisor
COMMUNITY DEVELOPMENT DEPARTMENT
COUNTY OF LAKE
STATE OF CALIFORNIA

DATED: March 23, 2023



Lake County Community Development Department
Code Enforcement Division
255 N. Forbes Street, Lakeport
(707) 263-2309