

ATTACHMENT J

Notice of Nuisance Abatement Assessment

Summary of Administrative Costs



COUNTY OF HUMBOLDT
PLANNING AND BUILDING DEPARTMENT
CODE ENFORCEMENT

3015 H Street • Eureka CA 95501
Phone: (707) 476-2429 • Fax: (707) 268-3792

Certified Mailing #: 9171 9690 0935 0062 8432 77

September 3, 2021

Lucas Bode
P.O. Box 203
Fields Landing, CA 95537

RE: Service of Notice of Nuisance Abatement Assessment
6608 Third St., Fields Landing, CA, 95537, APN: 306-016-002
Case No: CE20-0767

Dear Lucas Bode,

Please see the attached Notice of Nuisance Abatement Assessment for your property located at 6608 Third St., Fields Landing, CA, 95537, APN: 306-016-002, for your Code Enforcement Case CE20-0767.

If you have any questions or concerns about these documents, please feel free to contact me by telephone at (707) 476-2358, or by email cwerner@co.humboldt.ca.us.

Sincerely,

Christine Werner
Code Compliance Officer

Attachment: Notice of Nuisance Abatement Assessment



COUNTY OF HUMBOLDT
CODE ENFORCEMENT UNIT
3015 H Street
Eureka, California 95501
(707) 476-2429

NOTICE OF NUISANCE ABATEMENT ASSESSMENT

[Humboldt County Code §351-16]

Address of Affected Property: 6608 Third Street, Fields Landing, California, 95537

Assessor's Parcel Number: 306-016-002

To: Lucas Bode
P.O. Box 203
Fields Landing, CA 95537

NOTICE IS HEREBY GIVEN that the Humboldt County Code Enforcement Unit has taken the actions described in "Attachment A – Actions Required to Abate Nuisance" to correct the condition or conditions found to constitute a nuisance on the above-referenced property situated in the County of Humboldt, State of California, as described in "Attachment B – Legal Description."

NOTICE IS FURTHER GIVEN that the Code Enforcement Unit will seek to levy a nuisance abatement assessment against the affected property in the amount of **Forty-Nine Thousand Three Hundred Eighteen Dollars and Seventy-Four Cents (\$49,318.74)** in order to recover the abatement costs, administrative costs and/or attorney's fees, as described in "Attachment C – Account of Costs Incurred and Proceeds Received," that were incurred to correct the condition or conditions found to constitute a nuisance on the affected property.

NOTICE IS FURTHER GIVEN that you may file with the Code Enforcement Unit an objection to the proposed assessment within ten (10) calendar days after service of this Notice of Nuisance Abatement Assessment.

NOTICE IS FURTHER GIVEN that an objection to the proposed assessment must be prepared using the form attached hereto as "Attachment D – Cost Recovery Hearing Request Form."

NOTICE IS FURTHER GIVEN that, upon receipt of an objection to the proposed assessment, the Code

APN: 306-016-002

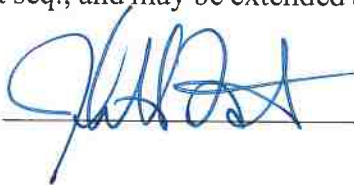
Enforcement Unit shall set the matter for hearing before the Humboldt County Board of Supervisors, and issue a Notice of Cost Recovery Hearing as set forth in Humboldt County Code Section 351-18.

NOTICE IS FURTHER GIVEN that the date of the Cost Recovery Hearing shall be no sooner than fifteen (15) calendar days after the date on which the Notice of Cost Recovery Hearing is served.

NOTICE IS FURTHER GIVEN that the proposed assessment shall be deemed final and summarily approved by the Humboldt County Board of Supervisors without holding a Cost Recovery Hearing, if an objection to the proposed assessment is not filed within ten (10) calendar days after service of this Notice of Nuisance Abatement Assessment.

NOTICE IS FURTHER GIVEN that the final nuisance abatement assessment, as approved by the Humboldt County Board of Supervisors, may become a charge against the affected property and may be collected at the same time and in the same manner, and shall be subject to the same penalties, interest and procedures of foreclosure and sale in the case of delinquency, as is provided for ordinary property taxes.

NOTICE IS FURTHER GIVEN that the final nuisance abatement assessment, as approved by the Humboldt County Board of Supervisors, may also become a charge against the affected property which has the same force, effect and priority of a judgment lien governed by the provisions of California Code of Civil Procedure Sections 697.310, et seq., and may be extended as provided in California Code of Civil Procedure Sections 683.110, et seq.

Signature:  _____

Title: Director _____

Name: John Ford _____

Date: 9/2/2021 _____

ATTACHMENT A

ACTIONS REQUIRED TO ABATE NUISANCE

Violations	Nature of Corrective Actions Taken	Date
§UHC 1001 and H&S 17290.3	Researched Complaint	February 11, 2021
	Prepared Notice to Abate Nuisance and Notice of Violation and Civil Administrative Penalty	February 12-23, 2021
	Posted Property with Notice to Abate Nuisance and Notice of Violation and Civil Administrative Penalty	February 23, 2021
&	Caused Notice to Abate Nuisance and Notice of Violation and Civil Administrative Penalty to be Mailed	February 23, 2021
§UHC 1001.11 and H&S 17920.3	Met with Property Owner and Chief Building Official Regarding Notice to Abate Nuisance, Notice of Violation and Administrative Civil Penalty and Conducting a Site Inspection	March 15, 2021
	Conducted Site Inspection of the Property	March 26, 2021
&	Updated Case with Photographs and Information From Inspection	March 30, 2021
§331-28	Prepared Investigative Report	March 26, 2021 through April 9, 2021
	Prepared Notice of Intent to Conduct Public Nuisance Abatement	April 5, 2021 through April 9, 2021
&	Prepared Declaration in Support of Inspection Warrant, and Inspection Warrant	April 19, 2021 through May 25, 2021
§312-3	Submitted Declaration in Support of Inspection Warrant, and Inspection Warrant to Humboldt Superior Court	May 26, 2021
&	Posted Inspection Warrant and Notice of Intent to Serve Inspection Warrant	May 27, 2021
§521-4	Coordinated Response with Resources for Occupants of Property and Warrant Service	May – June 2021
&	Procured Contractor to Conduct Abatement Work	April 2021 – May 2021
§354-1	Served Inspection Warrant	June 2, 2021
&	Wrote Report About Inspection Warrant Service	June 3, 2021
§352-3 (t)(3)	Updated Case with Photographs and Information From the Inspection Warrant Service	June 4, 2021
	Prepared/Submitted Inspection Warrant Return to Humboldt Superior Court	June 8, 2021
	Responded to Property and Tagged Junk/Inoperable Vehicles and Vehicles Parked in Excess of Ten Days	June 16, 2021
	Prepared/Mailed Notices of Intent to Abate and Remove Vehicle Parked in Excess of Ten Days	June 16, 2021 through June 17, 2021
	Responded to Humboldt County Correctional Facility to Serve Notice of Intent to Abate and Remove Vehicle Parked in Excess of Ten Days to Property Owner	June 17, 2021
	Prepared Inspection Warrant And Order Of Abatement	June 25, 2021 through June 30, 2021
	Responded to Property for Removal of Vehicles Parked in Excess of Ten Days	June 29, 2021
	Submitted Inspection Warrant and Order Of Abatement to Humboldt Superior Court	July 1, 2021

§UHC 1001 and H&S 17290.3 & §UHC 1001.11 and H&S 17920.3 & §331-28 & §312-3 & §521-4 & §354-1 & §352-3 (t)(3)	Prepared Notice of Intent to Serve Inspection Warrant And Order of Abatement	July 1, 2021
	Posted Inspection Warrant And Order of Abatement And Notice of Intent to Serve Inspection Warrant and Order of Abatement	July 1, 2021
	Coordinated Response of Multiple County Agencies and Contractor To Serve Inspection Warrant And Order of Abatement	July 1, 2021
	Served Inspection Warrant and Order of Abatement. Responded to Property with Contractor for First Day of Abatement (Removal of Solid Waste & Demolition of Structure) with Contractor	July 7, 2021
	Responded to Property for Second Day of Abatement	July 8, 2021
	Responded to Property to Document Post Abatement Conditions	July 13, 2021
	Responded to Property for Final Inspection After Abatement Work Was Completed	July 26, 2021
	Updated Case with Photographs and Information from Inspection Warrant and Order of Abatement Service	July 7, 2021 through July 26, 2021
	Prepared/Submitted Inspection Warrant and Order of Abatement Return to Humboldt Superior Court	July 28, 2021
	Prepared Notice of Abatement Assessment	August 9, 2021 through September 2, 2021

ATTACHMENT B

LEGAL DESCRIPTION

That real property situate in the County of Humboldt, State of California, described as follows:

PARCEL ONE:

Those portions of Lots 3 and 4 in Block 8 of the Town of Fields Landing, according to the Map thereof filed in the Office of the County Recorder of Humboldt County, California, in Book 1 of Maps, Page 59, and a copy thereof in Book 6 of Maps, Page 29, being more particularly described as follows:

BEGINNING at the Northeast corner of Block 8;
thence Southerly along the East line of said Block 8, a distance of 70 feet;
thence Westerly at right angles, 70 feet to the Easterly line of the parcel of land described in Parcel Two of the Deed from Mary A. Valentine, et al, 10 Vernon Rosenburg and wife, recorded September 6, 1960 in Book 602 of Official Records, Page 16, under Recorder's Serial No. 14537;
thence Northerly along the last-mentioned line, 70 feet more or less, to the Northerly boundary line of said Block 8; and
thence Easterly along the last-mentioned line, 70 feet, more or less, to the point of beginning.

EXCEPTING therefrom that portion thereof described as follows:

Those portions of Lots 3 and 4 in Block 8 of the Town of Fields Landing, according to the Map thereof filed in the Office of the County Recorder of Humboldt County, California, in Book 1 of Maps, Page 59, and a copy thereof in Book 6 of Maps, Page 29, being more particularly described as follows:

BEGINNING at the Northeast corner of Block 8;
thence Southerly along the East line of said Block 8, a distance of 67 feet to the true point of beginning of the following described land;
thence Southerly along the East line of said Block 8, a distance of 3 feet;
thence Westerly at right angles, 70 feet to the Easterly line of the parcel of land described in Parcel Two of the Deed from Mary A. Valentine, et al, to Vernon Rosenburg and wife, recorded September 6, 1960 in Book 602 of Official Records, Page 16, under Recorder's Serial No. 14537;
thence Northerly along the last-mentioned line, 3 feet;
thence Easterly at right angles, 70 feet to the true point of beginning.

PARCEL TWO:

BEGINNING at the Northwest corner of Block 8 of the Town of Fields Landing, according to the Map thereof on file in the Office of the Recorder of Humboldt County, California, Book 1 of Maps, Page 59; and running
thence Easterly along the Northerly line of said Block, 40 feet to the true point of beginning of the following described strip of land;
thence Southerly parallel with the Westerly line of said Block 8, 67 feet;
thence West 4.50 feet;
thence Northerly, parallel with the Westerly line of said Block 8, 67 feet to the Northerly line thereof;
thence Easterly, along that line, 4.50 feet to the true point of beginning.

ATTACHMENT C

ACCOUNT OF COSTS INCURRED AND PROCEEDS RECEIVED

ABATEMENT COSTS		
Violation	Nature of Cost Incurred	Amount
§UHC 1001 and H&S 17290.3 & §UHC 1001.11 and H&S 17920.3 & §331-28 & §312-3 & §521-4 & §354-1 & §352-3 (t)(3)	Labor, Equipment, Materials, Disposal Fees, Permit Costs	\$44,639.43
	Total:	

ADMINISTRATIVE COSTS		
Violation	Nature of Cost Incurred	Amount
§UHC 1001 and H&S 17290.3 & §UHC 1001.11 and H&S 17920.3 & §331-28 & §312-3 & §521-4 & §354-1 & §352-3 (t)(3)	Staff Time: Code Compliance Officer 43.1 hours at \$106 an hour Legal Office Assistant .6 hours at \$83 an hour	\$ 4,618.40
	Mileage: 112.80 Miles at \$0.54 a mile	\$ 60.91
	Total:	

**ATTACHMENT C
ACCOUNT OF COSTS INCURRED AND PROCEEDS RECEIVED**

ATTORNEY'S FEES		
Violation	Nature of Cost Incurred	Amount
§UHC 1001 and H&S 17290.3 & §UHC 1001.11 and H&S 17920.3 & §331-28 & §312-3 & §521-4 & §354-1 & §352-3 (t)(3)	None	\$0.00

PROCEEDS RECEIVED FROM SALE OF PERSONAL PROPERTY

Violation	Property Sold	Amount Received
§UHC 1001 and H&S 17290.3 & §UHC 1001.11 and H&S 17920.3 & §331-28 & §312-3 & §521-4 & §354-1 & §352-3 (t)(3)	None	\$0.00

ATTACHMENT D
COST RECOVERY HEARING REQUEST FORM

Address of Affected Property: 6608 Third St. Fields Landing, CA 95537

Assessor's Parcel Number: 306-016-002

To: Humboldt County Code Enforcement Unit
3015 H Street
Eureka California, 95501

Pursuant to Humboldt County Code Section 351-18, I am requesting a hearing to contest the amount of the nuisance abatement assessment proposed to be levied against the affected property in order to recover the abatement costs, administrative costs and/or attorney's fees incurred by the Humboldt County Code Enforcement Unit during the performance of the actions required to correct the condition or conditions found to constitute a nuisance on the affected property.

[Brief statement of the material facts that the requesting party claims support the contention that amount of the proposed assessment is inappropriate under the circumstances of this case]: _____

[Address at which the requesting party agrees to accept service of any additional notices or documents relating to the amount of the proposed assessment]:

Name: _____

Address: _____

City, State: _____

Telephone Number: _____

I understand, and agree, that if I fail to appear at the place and time set for the requested Cost Recovery Hearing, as set forth in the Notice of Cost Recovery Hearing issued pursuant to Humboldt County Code Section 351-18, the amount of the proposed assessment will become final, and be summarily approved by the Humboldt County Board of Supervisors, ten (10) calendar days after service of the Notice of Nuisance Abatement Assessment pursuant to Humboldt County Code Section 351-21.

I hereby declare under the penalty of perjury, under the laws of the State of California, that the foregoing is true and correct to the best of my knowledge.

Signature: _____

Date: _____

Name: _____



COUNTY OF HUMBOLDT
Code Enforcement
Planning and Building Department
3015 H Street, Eureka, CA 95501
Phone (707)476-2429

Invoice No.: **CEI21-0222**

Invoice Date: **08/25/2021**

**Payment is due in our office within
30 Days unless otherwise noted.
Please include Invoice No. on
Check.**

INVOICE

RECORD INFORMATION

To: **Bode Lucas**
Po Box 203

Fields Landing, CA 95537
US

Record ID: CE20-0767

Parcel Number: 306-016-002-000

Parcel Address: 6608 Third St, Fields Landing, CA 95537

DETAIL

Description	Notes	Amount
Administrative Staff Costs		\$4,618.40
Certified Mail	N&OSSH 2020.12.22.	\$7.10
Certified Mail	NOVNTA_2021.02.23	\$7.10
Certified Mail	Intent to Serve insp. Wrnt_202	\$4.11
Mileage		\$60.91
		<hr/>
		\$4,697.62

Date Completed	Last Name	Task Name	Job Classification	Total Time	Staff Rate	Staff Cost	Total Mileage	Mileage Rate	Mileage Cost
12/22/2020	Parada	Contact Property Owner	Administrative Support	0.10	83	8.30	0.00	0.54	0.00
2/16/2021	Parada	Contact Property Owner	Administrative Support	0.20	83	16.60	0.00	0.54	0.00
2/23/2021	Parada	Mail Notice(s)	Administrative Support	0.10	83	8.30	0.00	0.54	0.00
2/23/2021	Werner	Post Notice(s) to Property	Code Officer	0.75	106	79.50	11.80	0.54	6.37
2/23/2021	Werner	Research Complaint	Code Officer	0.50	106	53.00	0.00	0.54	0.00
2/23/2021	Werner	Prepare Report	Code Officer	2.00	106	212.00	0.00	0.54	0.00
3/1/2021	Parada	Mail Notice(s)	Administrative Support	0.10	83	8.30	0.00	0.54	0.00
3/8/2021	Werner	Contact Property Owner	Code Officer	1.00	106	106.00	11.80	0.54	6.37
3/26/2021	Werner	Follow-Up	Code Officer	1.25	106	132.50	11.80	0.54	6.37
5/18/2021	Werner	Prepare Report	Code Officer	2.00	106	212.00	0.00	0.54	0.00
5/19/2021	Werner	Prepare Report	Code Officer	4.00	106	424.00	0.00	0.54	0.00
5/19/2021	Werner	Case Meeting	Code Officer	0.75	106	79.50	0.00	0.54	0.00
5/20/2021	Werner	Prepare Report	Code Officer	2.50	106	265.00	0.00	0.54	0.00
5/21/2021	Werner	Prepare Report	Code Officer	2.75	106	291.50	0.00	0.54	0.00
5/25/2021	Werner	Prepare Report	Code Officer	1.50	106	159.00	0.00	0.54	0.00
5/26/2021	Werner	Review Evidence for Abatement	Code Officer	2.00	106	212.00	3.30	0.54	1.78
5/27/2021	Werner	Drive By	Code Officer	0.50	106	53.00	11.80	0.54	6.37
5/27/2021	Parada	Contact Property Owner	Administrative Support	0.10	83	8.30	0.00	0.54	0.00
5/27/2021	Werner	Drive By	Code Officer	0.50	106	53.00	11.80	0.54	6.37
5/27/2021	Werner	Contact Property Owner	Code Officer	0.10	106	10.60	0.00	0.54	0.00
6/2/2021	Werner	Contact Property Owner	Code Officer	4.00	106	424.00	11.80	0.54	6.37
6/17/2021	Werner	Personally Serve Notice(s)	Code Officer	1.50	106	159.00	3.30	0.54	1.78
7/1/2021	Werner	Prepare Report	Code Officer	4.00	106	424.00	0.00	0.54	0.00
7/13/2021	Werner	Drive By	Code Officer	0.50	106	53.00	11.80	0.54	6.37
7/26/2021	Werner	Follow-Up	Code Officer	4.00	106	424.00	11.80	0.54	6.37
8/11/2021	Werner	Follow-Up	Code Officer	4.00	106	424.00	11.80	0.54	6.37
8/24/2021	Werner	Prepare Report	Code Officer	3.00	106	318.00	0.00	0.54	0.00
				43.70		\$4,618.40	112.80		\$60.91

PROOF OF SERVICE

STATE OF CALIFORNIA)
) ss.
COUNTY OF HUMBOLDT)

I, CHRISTINE WERNER, say:

I am a citizen of the United States, over 18 years of age, a resident of the County of Humboldt, State of California, and not a party to the within action; that my business address is Planning and Building Department, 3015 H Street, Eureka, California; that on September 3, 2021, I served a true copy of **NOTICE OF NUISANCE ABATEMENT ASSESSMENT**.

XXX by placing a true copy of the aforementioned document in a sealed envelope individually addressed to each of the parties and caused each such envelope to be deposited with the U.S. Postal Service and/or picked up by an authorized representative, on that same day with fees fully prepaid at Eureka, California, in the ordinary course of business as set forth below (First Class & Certified Mail):

**Lucas Bode
6608 Third St.
Fields Landing, CA 95537**

**Lucas Kane Bode
C/O Humboldt County
Correctional Facility
826 4th St.
Eureka, CA 95501**

_____ by personally hand delivering a true copy thereof to the occupant who resides at the premises located at:

_____ by personally posting a true copy thereof on the premises located at:

_____ by placing a true copy thereof in the designated place at Court Operations to the attorney/parties named below:

_____ by placing a true copy in the County’s Mailroom designated to the attorney named below:

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

Executed on this 9th day of September, 2021, in the City of Eureka, County of Humboldt, State of California.


Christine Werner – Code Compliance Officer

PROOF OF SERVICE

STATE OF CALIFORNIA)
) ss.
COUNTY OF HUMBOLDT)

I, CHRISTINE WERNER, say:

I am a citizen of the United States, over 18 years of age, a resident of the County of Humboldt, State of California, and not a party to the within action; that my business address is Planning and Building Department, 3015 H Street, Eureka, California; that on September 3, 2021, I served a true copy of **NOTICE OF NUISANCE ABATEMENT ASSESSMENT.**

_____ by placing a true copy of the aforementioned document in a sealed envelope individually addressed to each of the parties and caused each such envelope to be deposited with the U.S. Postal Service and/or picked up by an authorized representative, on that same day with fees fully prepaid at Eureka, California, in the ordinary course of business as set forth below: (First Class & Certified Mail)

_____ by personally hand delivering a true copy thereof to the occupant who resides at the premises located at:

XXX by personally posting a true copy thereof on the premises located at:

**6608 Third St.
Fields Landing, CA 95537**

_____ by placing a true copy thereof in the designated place at Court Operations to the attorney/parties named below:

_____ by placing a true copy in the County’s Mailroom designated to the attorney named below:

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

Executed on this 8th day of September, 2021, in the City of Eureka, County of Humboldt, State of California.



Christine Werner – Code Compliance Officer