

Exhibit O

Inspection Warrant
and Order of
Abatement

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County of Humboldt
CODE ENFORCEMENT UNIT
THOMAS R. CHAPIN (SBN 221741)
Deputy County Counsel
825 Fifth Street
Eureka, California 95501
Telephone: (707) 445-7236
countycounsel@co.humboldt.ca.us

Attorney for Applicant
COUNTY OF HUMBOLDT

**ELECTRONICALLY
FILED**

Superior Court of California,
County of Humboldt
12/13/2023 at 02:14:11 PM
MEARA C. HATTAN, CLERK
By: Michelle B., Deputy Clerk

SUPERIOR COURT OF CALIFORNIA
COUNTY OF HUMBOLDT

IN THE MATTER OF THE
APPLICATION OF THE
COUNTY OF HUMBOLDT FOR
AN INSPECTION WARRANT
AND ORDER OF ABATEMENT
RE PREMISES AT:

Warrant No: **SW2300863**

240 CENTRAL AVENUE
FIELDS LANDING, CA 95537
APN: 306-033-003

**INSPECTION WARRANT AND
ORDER OF ABATEMENT**

The People of the State of California to:

SHAUNA SOETH, CODE ENFORCEMENT INVESTIGATOR

Proof, by declaration, made this day before me that there is cause for believing that there are conditions of nonconformity in and upon the premises located at 240 Central Avenue, Fields Landing, California, which Humboldt County Tax Collector records indicate belongs to Gerald McGuire, which constitute violations of Humboldt County Code Sections 521-1, 521-4, 521-12 (the improper storage and removal of solid waste), 371-2 (maintaining a junkyard), and 311-10.1 (property use in violation of zoning codes).

YOU ARE HEREBY COMMANDED to enter and inspect the premises described below and to take evidence, as authorized and required by the Code of Civil Procedure section

LK

1 1822.50, for the purpose of confirming the previously determined violations of HCC section
2 521-1, 521-4, 521-12 (the improper storage and removal of solid waste), 371-2 (maintaining a
3 junkyard), and 311-10.1 (property use in violation of zoning codes), including the current
4 conditions of the subject premises and to conduct an abatement of the solid waste, conditions
5 creating a junkyard, and conditions in violation of zoning codes, without limitation, the removal
6 and disposal of solid and waste, garbage, trash, scrap metal, demolition waste, refuse, and debris,
7 removal of junk, junk vehicle parts, and removal of miscellaneous items being stored on the
8 property. The premises is located in the unincorporated area of Humboldt County described as:

9 **240 Central Avenue**

10 **Fields Landing, CA 95537**

11 **APN: 306-033-003**

12 This warrant authorizes entry by you, other Humboldt County Planning and Building
13 staff, employees with K.H. McKenny, Inc. and its subcontractors, Law Enforcement for security
14 purposes, and such other persons as you deem necessary to assist you in conducting the
15 inspection and abatement upon the above-described property, including measurements and
16 taking of photographs of the property and the conditions found upon it without limitation; the
17 removal and disposal of solid and waste, garbage, trash, scrap metal, demolition waste, refuse,
18 and debris, removal of junk, junk vehicle parts, removal of miscellaneous items being stored on
19 the property, and any other reasonable steps necessary to accomplish the abatement.

20 Additionally, this warrant authorizes K.H. McKenny, Inc. to store any equipment or materials
21 deemed necessary on the property for the entirety of the abatement.

22 You may force entry onto the property, including without limitation the cutting of chains
23 or locks on gates, moving or removal of any and all vehicles blocking access into the subject
24 premises if the owner/occupant(s) are not present to provide entry. You may perform any and
25 all other acts reasonably necessary to determine the current conditions on the specified property
26 and conduct the abatement allowed by HCC section 351-13(a).

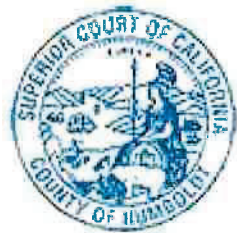
27 This warrant is effective from the date hereof for a period not to exceed ten (10) days.
28 Said inspection shall not be made between 5:00 p.m. and 7:00 a.m. of the succeeding day, and

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may be made in the absence of the owner/occupant(s). This warrant shall be returned to the Clerk of the Humboldt County Superior Court after it has been served.

You shall advise the owner/occupant(s) that a willful refusal to permit the inspection authorized by this warrant is a misdemeanor pursuant to Section 1822.57 of the Code of Civil Procedure and willful refusal to permit the abatement is a violation of this order.

Date: December 13, 2023



Lawrence Killoran
SUPERIOR COURT JUDGE

Signed Electronically

LK



COUNTY OF HUMBOLDT
PLANNING AND BUILDING DEPARTMENT

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

December 14, 2023

Certified Mail No: 9171 9690 0935 0252 8831 82

Michael P. Acosta, Esq
4050 Cedar Street
Eureka, CA 95503

RE: Intent to Serve Inspection Warrant and Order of Abatement
Property: 240 Central Ave, Fields Landing, CA, 95537, APN: 306-033-003
Case No: 16CEU-64

Dear Mr. Acosta ,

Please see attached correspondence to your client Gerald McGuire regarding his property located at 240 Central Ave, Fields Landing, CA, 95537, APN: 306-033-003, Case No: 16CEU064

An Inspection Warrant and Order of Abatement was obtained for the property, Warrant No: SW2300863.

This letter is to inform you that I intend to serve the warrant, inspect the property, and commence the abatement on the above referenced property on **Tuesday, December 19, 2023, at about 8:30 a.m.** The warrant is in effect for ten (10) days from the execution date of the warrant.

If you have any questions or concerns, please contact me by telephone at (707) 441-2627 or by email at ssoeth@co.humboldt.ca.us.

Sincerely,

Shauna Soeth
Code Enforcement Investigator

Attachment: Letter of Intent to Serve Inspection Warrant and Order of Abatement to Gerald McGuire

Inspection Warrant and Order of Abatement, Warrant No: SW2300863



COUNTY OF HUMBOLDT
PLANNING AND BUILDING DEPARTMENT

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

December 14, 2023

Certified Mail No: 9171 9690 0935 0252 8831 99

Gerald McGuire
P.O. Box 322
Fields Landing, CA 95537

RE: Intent to Serve Inspection Warrant and Order of Abatement
Property: 240 Central Ave, Fields Landing, CA, 95537, APN: 306-033-003
Case No: 16CEU-64

Dear Gerald McGuire,

As you are aware, the Code Enforcement Unit has an open case regarding the above listed parcel for violations of Humboldt County Code dealing with the storage and removal of solid waste, junk vehicles, and zoning violations.

A Notice to Abate Nuisance was issued against the property dated July 1, 2019, regarding the above listed conditions.

You requested a Code Enforcement Appeal Hearing to contest CEU's determination that a nuisance exists on the property.

The Code Enforcement Appeal Hearing was held on September 9, 2022, before a Hearing Officer with the California Hearing Officer. The Hearing Officer issued a Finding of Nuisance and Order of Abatement as a result of the Code Enforcement Appeal Hearing which upheld the Notice to Abate Nuisance and ordered a timeline for compliance.

The corrective actions were not completed in the timeframe ordered by the Hearing Officer and CEU acquired jurisdiction to abate the nuisance.

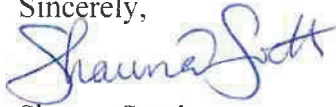
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email at ssoeth@co.humboldt.ca.us.

Sincerely,

A handwritten signature in blue ink that reads "Shauna Soeth". The signature is written in a cursive style with a large initial "S".

Shauna Soeth
Code Enforcement Investigator

Attachment: Inspection Warrant and Order of Abatement, Warrant No: SW2300863

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Superior Court of California,
County of Humboldt

12/13/2023 at 02:14:11 PM
MEARA C. HATTAN, CLERK

By: Michelle B., Deputy Clerk

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4 Deputy County Counsel
5 825 Fifth Street
6 Eureka, California 95501
7 Telephone: (707) 445-7236
8 countycounsel@co.humboldt.ca.us

9 Attorney for Applicant
10 COUNTY OF HUMBOLDT

11 SUPERIOR COURT OF CALIFORNIA

12 COUNTY OF HUMBOLDT

13 IN THE MATTER OF THE
14 APPLICATION OF THE
15 COUNTY OF HUMBOLDT FOR
16 AN INSPECTION WARRANT
17 AND ORDER OF ABATEMENT
18 RE PREMISES AT:

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20 FIELDS LANDING, CA 95537
21 APN: 306-033-003

Warrant No: **SW2300863**

22 **INSPECTION WARRANT AND**

23 **ORDER OF ABATEMENT**

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11 **APN: 306-033-003**

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Date: December 13, 2023



Lawrence Killoran

SUPERIOR COURT JUDGE

Signed Electronically

LK

PROOF OF SERVICE

STATE OF CALIFORNIA)
) ss.
COUNTY OF HUMBOLDT)

I, ROMAN DYLAN FIERRO, 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 December 14, 2023, I served a true copy of an **Intent to Serve Inspection Warrant and Order of Abatement.**

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)

- **Michael P. Acosta Esq., 4050 Cedar St, Eureka, CA 95503**
- **Gerald McGuire, PO Box 322, Fields Landing, CA 95537**

APN # 306-033-003

_____ 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 14th day of December 2023, in the City of Eureka, County of Humboldt, State of California.

Roman Dylan Fierro – Administrative Analyst

PROOF OF SERVICE

STATE OF CALIFORNIA)
) ss.
COUNTY OF HUMBOLDT)

I, SHAUNA SOETH, 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 December 14, 2023, I served a true copy of **LETTER OF INTENT TO SERVE INSPECTION WARRANT AND ORDER OF ABATEMENT.**

_____ 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)

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

**240 Central Avenue
Fields Landing, CA 95537
APN: 306-033-003**

_____ 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 19th day of December, 2023, in the City of Eureka, County of Humboldt, State of California.



Shauna Soeth – Code Enforcement Investigator



COUNTY OF HUMBOLDT
PLANNING AND BUILDING DEPARTMENT

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

December 14, 2023

Certified Mail No: 9171 9690 0935 0252 8831 99

Gerald McGuire
P.O. Box 322
Fields Landing, CA 95537

RE: Intent to Serve Inspection Warrant and Order of Abatement
Property: 240 Central Ave, Fields Landing, CA, 95537, APN: 306-033-003
Case No: 16CEU-64

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