

City of National City
Weed Abatement Program
2023/2024
Fixed Charge Special Assessments

Parcel	Assmed Amt	Site Address	Owner	Mail Address	City	St	Zip
554 263 10 00	\$810.68	2643 E 4th St	Balanza Lunar C & Bernadette E	829 Settlers Ct	San Marcos	CA	92069
556 010 54 00	\$1,849.84	229 E 1St St	KUSHNIR, YAROSLAV	21 Toyon Ln	Chula Vista	CA	91910
556 011 01 00	\$1,101.98	10 E 1st St	10 East First Street L L C	Po Box 892	Bonita	CA	91908
556 103 28 00	\$923.04	234 D Ave	CARRILLO, JUAN C	234 D Ave	National City	CA	91950
556 104 18 00	\$1,140.10	333 National City Blvd	Kennedy Family Trust	3928 Palm Dr	Bonita	CA	91902
556 214 10 00	\$773.74	332 E 5Th St	AYALA, NATALIE ANALY	365 El Loro St	Chula Vista	CA	91911
557 071 01 00	\$810.68	2204 E 4th St	Berdeja Alfredo	2204 E 4th St	National City	CA	91950
558 240 05 00	\$1,070.84	1930 Valle Vista Ave	LUCY, GENE A	1930 Valle Vista Ave	National City	CA	91950
558 320 21 00	\$2,871.78	Rachael Ave	F T C VENTURES LLC	11251 Rancho Carmel Dr # 502413	San Diego	CA	92150
558 320 22 00	\$2,004.22	2112 Rachael Ave	CASILLAS, JOSE D	1626 Sweetwater Rd # 161	National City	CA	91950
560 410 14 00	\$824.36	1438 F Ave	Ballow Paul A & Cynthia A	2863 Gate Seven Pl	Chula Vista	CA	91914
561 400 26 00	\$1,295.74	2132 Euclid Avenue	Sostre Ryan J & Aranyaka DL	2132 Euclid Ave	National City	CA	91950
562 190 02 00	\$2,480.10	207 E 30th St	Terra Co	3430 Tully Road 20-108	Modesto	CA	95350
Total Parcels:	13						
Total Assess:	\$17,957.10						

SUMMARY REPORT FOR APN 554-263-10-00

01/28/22 Initial inspection was made, property was found to be in violation.

02/08/22 Mailed 30 day courtesy notice to the owner.

03/11/22 Re-inspection was made, property was found to be in violation.

03/11/22 Posted property.

03/14/22 Mailed 10 day final notice to the owner, certified mail.

03/25/22 Final inspection was made, property was found to be in violation.

03/25/22 Verified ownership information with County of San Diego.

03/30/22 Work order authorization signed by District Official.

04/12/22 F.P.S.I. Crews attempt to abate, found the property compliant.

04/18/22 The owner was mailed an Administrative bill at the contracted rates.

06/08/22 The owner was mailed a final bill.

06/22/22 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

NOTICE TO ABATE PUBLIC NUISANCE

Owner: Balanza Lunar C & Bernadette E
Address: 829 Settlers Ct Date: 2/8/2022
San Marcos, CA 92069

Parcel Number: 554 263 10 00

COPY

Location of Public Nuisance: 2643 E 4th St

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within thirty (30) days of 2/8/2022.** **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at your expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building of premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774
Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774
Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety.

1-866-779-3774 ext. 307 or <http://fireprevention.net>

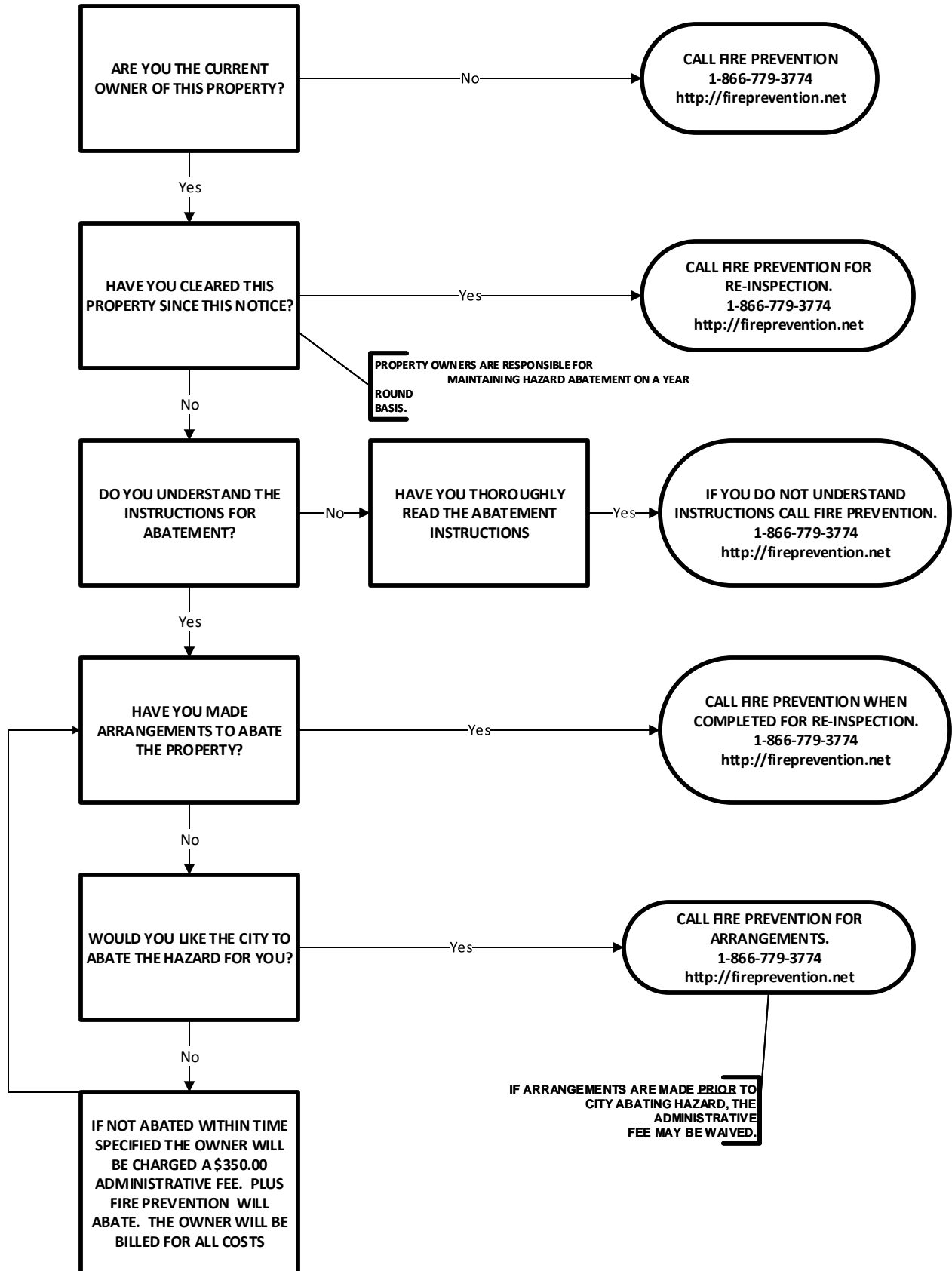
**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

NOTICE TO ABATE PUBLIC NUISANCE

Pursuant to National City Municipal Code Chapter 1-20 Notice is given that any weeds, grasses, dead shrubs and or dead trees
at the 224 163 10 20 parcel in the City of National City are described by Assessor's Parcel
Number: 224 163 10 20 and in the street, sidewalk, parking, and adjacent streets are a public
nuisance in that they are a fire hazard or in any way become a fire hazard, and that any tree, shrub, or plant
disposed without, however, also become and come to other people's homes and are a public nuisance.

Such public nuisances are required to be abated within 10 days of the posted date. If not abated within the time, the City
of National City will authorize abatement and the costs thereof will be assessed against the parcel and included in the
property taxes. A lien will also be placed on the parcel. An administrative fee of \$300.00 (three hundred fifty dollars) will
be added to said taxes.

Pursuant to National City Municipal Code Chapter 1-20 the owner or person occupying or controlling any lot or premises
affected may appeal this notice. Such appeal shall be in writing and shall be filed with the City Clerk within 10 days of the
date of this notice. Any questions may be directed to the Fire Marshal's Office at (615) 224-1000.

Dated and posted this 11 day of March 2022.

Robert Hernandez Fire Marshal
City of National City Fire Department

By [Signature]
Fire Marshal

Should you have any questions, please call Fire at the fire station: (615) 224-1000.
If you need more copies, please call the City Clerk at (615) 224-1000.
For additional information, please call the City Clerk at (615) 224-1000.

Compared Against: The City of National City Fire Department's Code Book
City of National City

Re-Inspection 03/11/22



Re-Inspection 03/11/22



Re-Inspection 03/11/22



Re-Inspection 03/11/22



Re-Inspection 03/11/22

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd : NATIONAL CITY, CA. 91950-4596

FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: Balanza Lunar C & Bernadette E
Address: 829 Settlers Ct Date: 3/14/2022
San Marcos, CA 92069

Parcel Number: 554 263 10 00

COPY

Location of Public Nuisance: 2643 E 4th St

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 3/14/2022.** **Your failure to comply with this order will result in you being charged the administrative fee and the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

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- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

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Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

notice. 1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice. The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Fire Prevention Services***



Final Inspection 03/25/22



Final Inspection 03/25/22



Final Inspection 03/25/22



Inspection 03/30/22



2643

Inspection 03/30/22

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

WORK ORDER AUTHORIZATION

Authorization # 7700

Owner: Balanza Lunar C & Bernadette E
Address: 829 Settlers Ct
San Marcos, CA 92069

Parcel #554 263 10 00 Job location: 2643 E 4th St

Authorized by: _____

Signature: _____

Date: 3-30-22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE VIOLATION / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

	Entire Parcel	Fire Break
Hand Cutting:	_____ sq. ft.	Removal: _____ cu. yds.
Tractor Mowing:	_____ sq. ft.	Discing: _____ sq. ft.

CREW INFORMATION

<u>Crew</u>	<u>Date</u>
Type: _____	_____
Type: _____	_____
Type: _____	_____
Type: _____	_____

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

= METROSCAN PROPERTY PROFILE =
San Diego (CA)

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OWNERSHIP INFORMATION

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Parcel Number :554 263 10 00
 Owner :Balanza Lunar C & Bernadette E
 CoOwner :
 Site Address :2643 E 4th St National City 91950
 Mail Address :829 Settlers Ct San Marcos Ca 92069
 Owner Phone :

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SALES AND LOAN INFORMATION

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Transferred	:11/21/2007	Loan Amount	:\$348,000
Document #	:733391	Lender	:Flagstar Bk
Sale Price	:	Loan Type	:Conventional
Deed Type	:Grant Deed	Interest Rate	:Fixed
% Owned	:100	Vesting Type	:Married Persons

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ASSESSMENT AND TAX INFORMATION

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Land	:\$197,299	Exempt Type	:
Structure	:\$178,007	Exempt Amount	:
Other	:	Tax Rate Area	:06000
Total	:\$375,306	21-22 Taxes	:\$4,903.98
% Improved	:47		

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PROPERTY DESCRIPTION

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Map Grid :
 Census :Tract:119.02 Block:2
 Zoning :R1 Single Family Res
 Land Use :111 Res,Single Family Residence
 Bldg Use :*unknown Building Use*
 Sub/Plat :NATIONAL AWARD HOMES
 Map Number :004268
 Legal :LOT 162 TR 4268
 :
 :
 Tract Number :4268
 Lot :162
 Block :

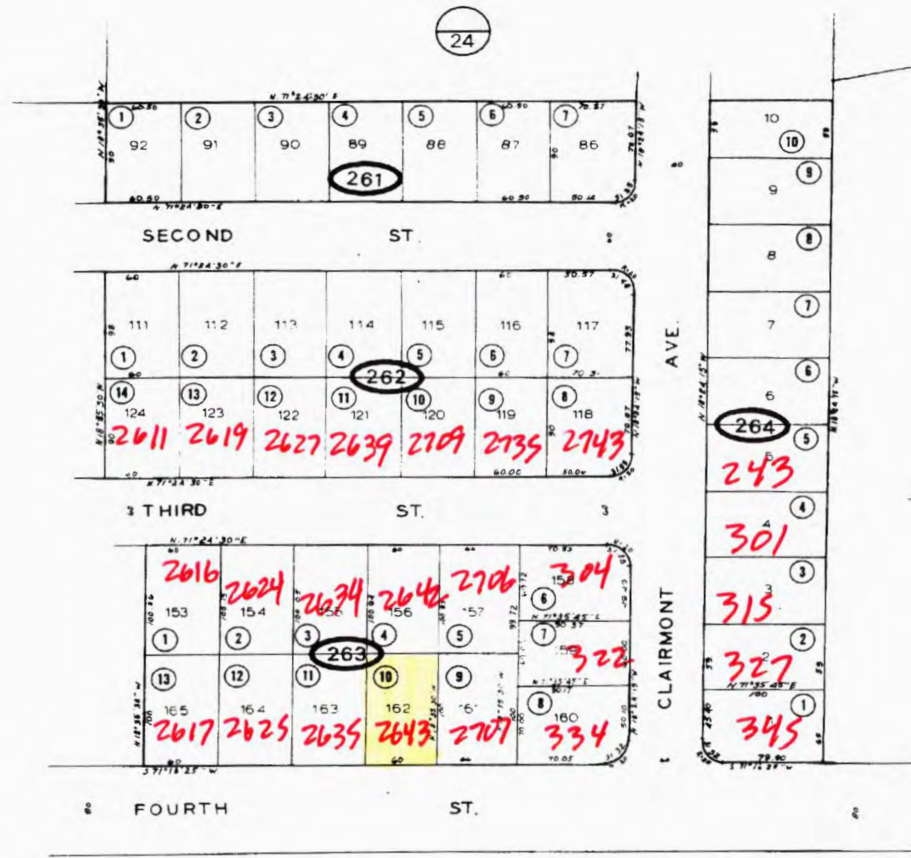
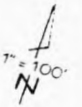
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PROPERTY CHARACTERISTICS

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Bedrooms	:3	Lot Acres	:.14	YearBuilt	:1961
Bathrooms	:2.00	Garage Space	:2	Lot SqFt	:6,000
Units	:1	View	:	Bldg SqFt	:1,408
Pool	:	Stories	:		

*Information compiled from various sources. CoreLogic makes no representations
 or warranties as to the accuracy or completeness of information contained in this report.*



(25)

(9)

(12)

CHANGES	
BLK	OLD NEW
CUT	CUT

SAN DIEGO COUNTY
ASSESSOR'S MAP
BOOK 554 PAGE 26

MAP 4268 - NATIONAL AWARD HOMES UNIT NO. 1

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

ADMINISTRATIVE BILL

COPY

4/18/2022

Balanza Lunar C & Bernadette E
829 Settlers Ct
San Marcos, CA 92069

Parcel # 554 263 10 00
Location: 2643 E 4th St

Dear Balanza Lunar C & Bernadette E,

Fire Prevention Services has been contracted by the City of National City to help reduce potential fire violations thus improving the safety of its citizens.

Your property was re-inspected on 3/25/2022 and found to still be in violation of the National City Municipal Code Chapter 1.36. As stated in the notice, if the violation is not corrected prior to the deadline you will be charged an administrative fee.

A final inspection was performed on the above referenced parcel, as of 4/12/2022 this parcel is in compliance with the National City Municipal Code Chapter 1.36.

Due to the abatement not being completed by the deadline, you are being charged the administrative fee. Thus far your bill is \$ 350 and if paid within fifteen (15) days of this notice no further costs will be incurred by you.

Please make check payable to F.P.S.I. and please include the File # 554 263 10 00 on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06

NATIONAL CITY SCHEDULE OF FEES

<u>Tractor Mowing</u>		quantity	sub total
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____

<u>Hand Labor</u>		_____ sq. Ft.	_____
A. per square foot of area abated	\$0.10	_____	_____

COPY

<u>Dozer Operation</u>		_____	_____
A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____

<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		_____ cu.yds = _____	_____
A. per cubic yard of material prior to chipping, and or compacting	\$38.00 X	_____	_____
B. dump fees (reimbursement of cost)		_____	_____

<u>Administrative Fee</u> (failure to comply by deadline of notice)		1 _____	\$350.00
A. per parcel	\$350.00	_____	_____

<u>Attorney Services</u>		_____	_____
A. per parcel, per hour	\$200.00	_____	_____

<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		_____	_____
A. cost confirmation fee, per parcel	\$275.00	_____	_____

<u>Miscellaneous Fees Per Parcel</u>		_____	_____
A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees (reimbursement of cost)		_____	_____

FILE # 7700 APN # 554-263-10-00 **TOTAL \$** 350.00

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

Final Bill

6/8/2022

Balanza Lunar C & Bernadette E
829 Settlers Ct
San Marcos, CA 92069

COPY

Ref: Parcel # 554 263 10 00

-

Dear Balanza Lunar C & Bernadette E.

This is a reminder of the letter we sent you on 4/18/2022 and we have not received payment in the amount of \$350.00

If we do not receive payment within 10 days we will be required to seek appropriate action to collect these monies.

This action may include filing an abatement lien on your property and forwarding this bill to our collection agency. Under state and local law, costs for such action will be added to your total amount. Please tender a check to us immediately to avoid any further action.

Make your check payable to **Fire Prevention Services, Inc.**, and include the Parcel # 554 263 10 00 on the check.

Should you need to discuss this matter you may contact us at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720
(619) 562-1058 fax (619) 445-6336

AND WHEN RECORDED MAIL TO
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT
TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE
HEREIN DESCRIBED PROPERTY

WHEREAS it was determined that a violation of Chapter 1.36 of the National City Municipal Code did exist, and

WHEREAS such violation was ordered abated, and

WHEREAS representatives of the National City Fire Department abated the violation(s) on 4/12/2022, and

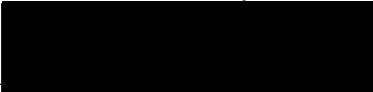
WHEREAS the charge for such abatement amounted to \$420.00;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is Balanza Lunar C & Bernadette E at 829 Settlers Ct, San Marcos, CA 92069 described as follows:

APN # 554 263 10 00
ADDRESS: 2643 E 4th St
LEGAL DESCRIPTION: Lot 162 Tr 4268

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City Council shall become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of such claim shall be plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: June 22, 2022

BY: 
Ken Osborn, Fire Prevention Services, Inc.,
Designee for National City Fire Department

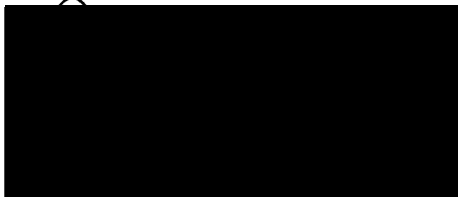
Certificate Of Acknowledgement

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On June 22, 2022 before me, R Thrasher, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.



(Seal)



Jun 28, 2022 12:00 PM

OFFICIAL RECORDS

Ernest J. Dronenburg, Jr.,

SAN DIEGO COUNTY RECORDER

FEES: \$0.00 (SB2 Atkins: \$0.00)

PAGES: 2

Recording Requested by (name):

Fire Prevention Services

When recorded mail to:

Fire Prevention Services

PO Box 1720

El Cajon, CA 92022-1720

Recorder's Use Only

NOTICE OF ABATEMENT

Title of Document

Commencing January 1, 2018, and except as provided in paragraph (2) GC 27388.1, in addition to any other recording fees specified in this code, a fee of seventy-five dollars (\$75) shall be paid at the time of recording of every real estate instrument, paper, or notice required or permitted by law to be recorded, except those expressly exempted from payment of recording fees, per each single transaction per parcel of real property. The fee imposed by this section shall not exceed two hundred twenty-five dollars (\$225). "Real estate instrument, paper, or notice" means a document relating to real property, including, but not limited to, the following: deed, grant deed, trustee's deed, deed of trust, reconveyance, quit claim deed, fictitious deed of trust, assignment of deed of trust, request for notice of default, abstract of judgment, subordination agreement, declaration of homestead, abandonment of homestead, notice of default, release or discharge, easement, notice of trustee sale, notice of completion, UCC financing statement, mechanic's lien, maps, and covenants, conditions, and restrictions. Pursuant to GC section 27388.1 (2) the fee described in paragraph (1) shall not be imposed on any of the following documents:

Reason for Exemption:

- Any real estate instrument, paper, or notice recorded in connection with a transfer subject to the imposition of a documentary transfer tax as defined in Section 11911 of the Revenue and Taxation Code.
Any real estate instrument, paper, or notice recorded in connection with a transfer of real property that is a residential dwelling to an owner-occupier.
Any real estate instrument, paper, or notice executed or recorded by the federal government in accordance with the Uniform Federal Lien Registration Act (Title 7(commencing with Section 2100) of Part 4 of the Code of Civil Procedure).
Any real estate instrument, paper, or notice executed or recorded by the state or any county, municipality, or other political subdivision of the state.
Exempt from fee per GC 27388.1 (a) (1); fee cap of \$225.00 reached.
Exempt from fee per GC 27388.1 (a) (1); not related to real property.

I hereby declare under Penalty of Perjury that the information provided above is true and correct.

Executed this 23rd day of June, 2022 at El Cajon, CA

Ken Osborn
PRINT NAME

SIGNATURE

COMPLETE Documentary Transfer Tax Declaration ONLY when document is transferring title.

Documentary Transfer Tax: \$ If exempt, enter R&T code:

- Computed on full value of the property conveyed.
Computed on full value less liens & encumbrances remaining thereon at time of sale.
Unincorporated Area City of

Signature of declarant or agent determining tax

SUMMARY REPORT FOR APN 556-010-54-00

11/14/22 Initial inspection was made, property was found to be in violation.

12/07/22 Mailed 30 day courtesy notice to the owner.

12/13/22 Courtesy notice returned "unable to forward".

01/09/23 Verified ownership information with County of San Diego.

01/09/23 Re-inspection was made, property was found to be in violation.

01/09/23 Posted property.

01/09/23 Mailed 10 day final notice to the owner, certified mail.

01/18/23 Certified notice returned "unclaimed".

01/24/23 Final inspection was made, property was found to be in violation.

02/08/23 Work order authorization signed by District Official.

02/16/23 F.P.S.I. crews abated the property.

02/21/23 The owner was mailed a bill at the contracted rates.

03/09/23 The owner was mailed a final bill.

03/27/23 A Notice of Abatement was filed on the property.

06/03/13 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.



City of National City Fire Department

National City Municipal Code 9.12.010 and or 912.020



FIRE PREVENTION SERVICES INC.

Fire Prevention Services Inc., is a contracted agent for the
City of National City

Owner: KUSHNIR, YAROSLAV
21 Toyon Ln
CHULA VISTA, CA 91910

Date: 12/07/2022

Case #: NC-22-142

Parcel Number: 5560105400

Location: 229 E 1St St, NATIONAL CITY, CA, 91950

Why am I receiving this notification?

This notice is to inform you that weeds and or other material on your property violate the City of National City Municipal Code and constitute a public nuisance under National City Municipal section 9.12.101 and/or 912.020. You are receiving this notice because the most recent San Diego County property records show that you are the owner of the identified parcel (parcel number can be found above your name on this notice). If you do not own this property and have received this notice in error, please call Fire Prevention Services as soon as possible: 619-562-1058 ext. 304 or go to <http://fireprevention.net>. You may also contact the City of National City directly at (619) 336-4550.

- A. All weeds or dry grasses over (4") in height.
- B. Weeds which bear seeds of downy or wingy nature
- C. Sagebrush, chaparral, and other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent property
- D. Weeds which are noxious or dangerous
- E. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public
- F. Dry grass, stubble, brush, litter or other flammable material which endangers the public safety by creating a fire hazard in a portion a portion of the city which has been zoned for single and multiple residence purposes.

Instruction for Abatement

(1) Please remove all tree branches that exist within 6 feet from the ground. (Excluding maintained, irrigated landscaping, orchards and groves.) (2) Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

What do I need to do?

Within (30) days from the date on this notice, you must remove the vegetation or waste matter which is creating a nuisance. The work required to remove the fire hazard is described above. You may also go to the Fire Prevention Services website for additional information. If you have read the information on the Fire Prevention Services website and read the abatement instructions included with this Notice, but you remain unclear about what to do, please contact Fire Prevention Services or the National City Fire Department immediately. The City and Fire Prevention Services can work with you to establish a work plan and to adjust deadlines in consideration of the property-specific conditions

What happens if I do not clear my property within 30 days?

If you do not voluntarily clear the nuisance from your property within (30) days, you will be sent a final Notice, providing (10) days to abate the nuisance before the City initiates forced abatement procedures. If the City completes or causes another to complete the required work, you will be responsible for the cost incurred per City of National City Municipal Code section/s 9.12.010 and/or 912.020

Appeal Process

Within (10) days from the date of posting, mailing or personal service of the required notice the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058

Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058

Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,





619-562-1058 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

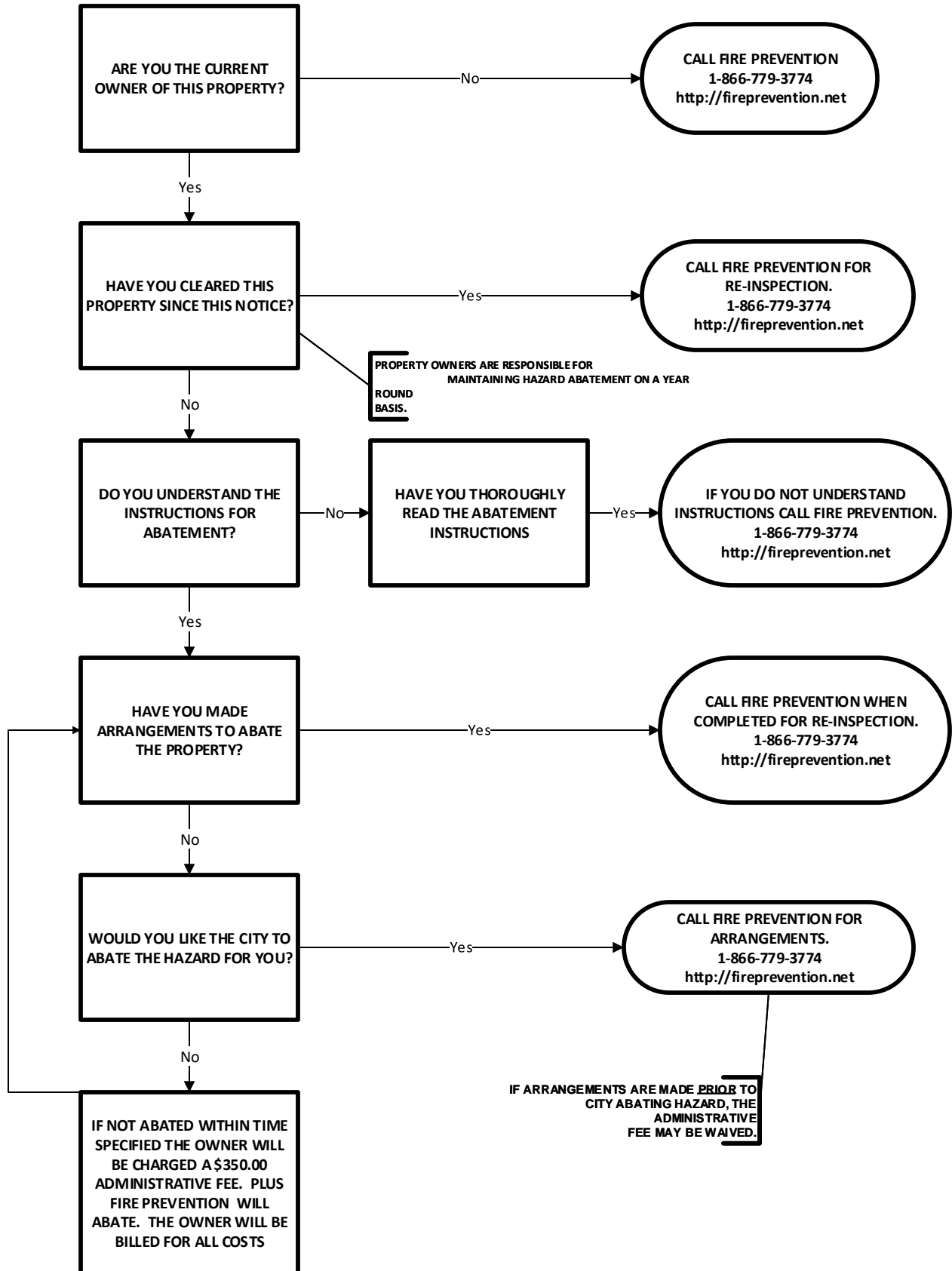
The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Photo	Details
	<p>Title: Initial</p> <p>Date: Dec 07, 2022 11:00</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Initial</p> <p>Date: Dec 07, 2022 11:00</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Initial</p> <p>Date: Dec 07, 2022 11:00</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Initial</p> <p>Date: Dec 07, 2022 11:00</p> <p>Uploaded by: Michael Horkos</p>

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.

- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.

- 3) Mature trees must be trimmed to six (6) feet above the ground.

- 4) Remove all vegetation existing within 10 feet of a chimney.

- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.

- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).

- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

CITY OF NATIONAL CITY FIRE DEPARTMENT
1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596
FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: KUSHNIR, YAROSLAV
21 Toyon Ln
CHULA VISTA, CA 91910
Case #: NC-22-142

Date: 01/09/2023

Parcel Number: 5560105400

Location of Public Nuisance: **229 E 1St St, National City, CA, 91950**

Instructions for Abatement: **(1) Please remove all tree branches that exist within 6 feet from the ground. (Excluding maintained, irrigated landscaping, orchards and groves.) (2) Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 01/09/2023**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building of premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace the the public health.

E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058

Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058

Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,

619-562-1058 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

rev. 03/27/06, 04/24/06, 06/21/06, 3/1/2022

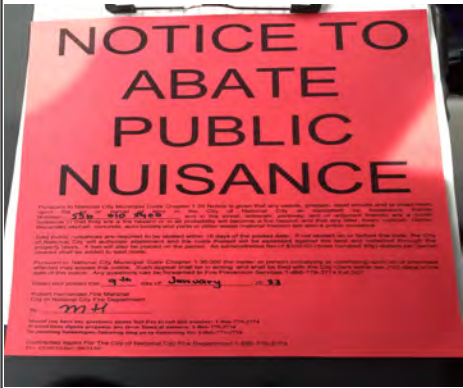



Photo	Details
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	<p>Title: Posting Page</p> <p>Date: Jan 09, 2023 14:29</p> <p>Uploaded by: Michael Horkos</p>
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Photo	Details
	<p>Title: Posting Page</p> <p>Date: Jan 09, 2023 14:29</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection</p> <p>Date: Jan 09, 2023 14:29</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection</p> <p>Date: Jan 09, 2023 14:29</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection</p> <p>Date: Jan 09, 2023 14:29</p> <p>Uploaded by: Michael Horkos</p>



Final Inspection 01/24/23



Final Inspection 01/24/23



Final Inspection 01/24/23

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

\$

Extra Services & Fees (check box, add fee as appropriate)

- Return Receipt (hardcopy) \$ _____
- Return Receipt (electronic) \$ _____
- Certified Mail Restricted Delivery \$ _____
- Adult Signature Required \$ _____
- Adult Signature Restricted Delivery \$ _____

Postage

\$

Total Postage and Fees

\$

Send To

Kushner, Yaroslav
Street and Apt. No., or P.O. Box No.

21 Touon Ln,
City, State, ZIP+4®

Chula Vista, CA 91910



NC-22-142

7020 0640 0002 0682 3293

Fire Prevention Services
P. O. Box 1720
El Cajon, CA 92022-1720

USPS
\$0.57
US POSTAGE BY
FIRST CLASS
PERMIT NO. 111
EL CAJON, CA
92022



IMPORTANT
WEED & HAZARD
ABATEMENT NOTICE
INSIDE

RECEIVED
DEC 13 2022

City of National C

Owner: KUSHNER, YAROSLAV
21 Toyon Ln
CHULA VISTA, CA 92010

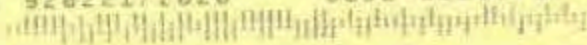
Case #: NC-22-142

UNC

NIXIE 911 DC 1 0012/10/22

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 92022172020 *0552-01805-10-32



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

NC-22-142
KUSHNER, YAROSLAV.
21 TOYON LN.
CHULA VISTA, CA. 91910



9590 9402 7084 1251 6116 62

2. Article Number (Transfer from service label)

7020 0640 0002 0682 3293

PS Form 3811, July 2020 PSN 7530-02-000-9063

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

Adult Signature

Adult Signature Restricted Delivery

Certified Mail®

Certified Mail Restricted Delivery

Collect on Delivery

Collect on Delivery Restricted Delivery

Priority Mail Express®

Registered Mail™

Registered Mail Restricted Delivery

Signature Confirmation™

Signature Confirmation

Restricted Delivery

Restricted Delivery

Domestic Return Receipt

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: National City, CA 91950-4596

WORK ORDER AUTHORIZATION

Authorization # NC-22-142

Owner: KUSHNIR, YAROSLAV

Address: KUSHNIR, YAROSLAV
21 Toyon Ln
CHULA VISTA, CA 91910

Parcel #5560105400

Job location: 229 E 15th St, National City, CA, 91950

Authorized by: EDDIE SANCHEZ

Signature: 

Date: 2-8-23

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE HAZARD / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

Circle One: Entire Parcel Fire Break	
Hand Cutting: _____ sq. ft.	Hauling: _____ cu. yds.
Tractor Mowing: _____ sq. ft.	Discing: _____ sq. ft.

CREW INFORMATION

Crew	Date
Name:	
Name:	
Name:	
Name:	
Name:	

Notes: (1) Please remove all tree branches that exist within 6 feet from the ground. (Excluding maintained, irrigated landscaping, orchards and groves.) (2) Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

Work space for diagrams and amount of work done

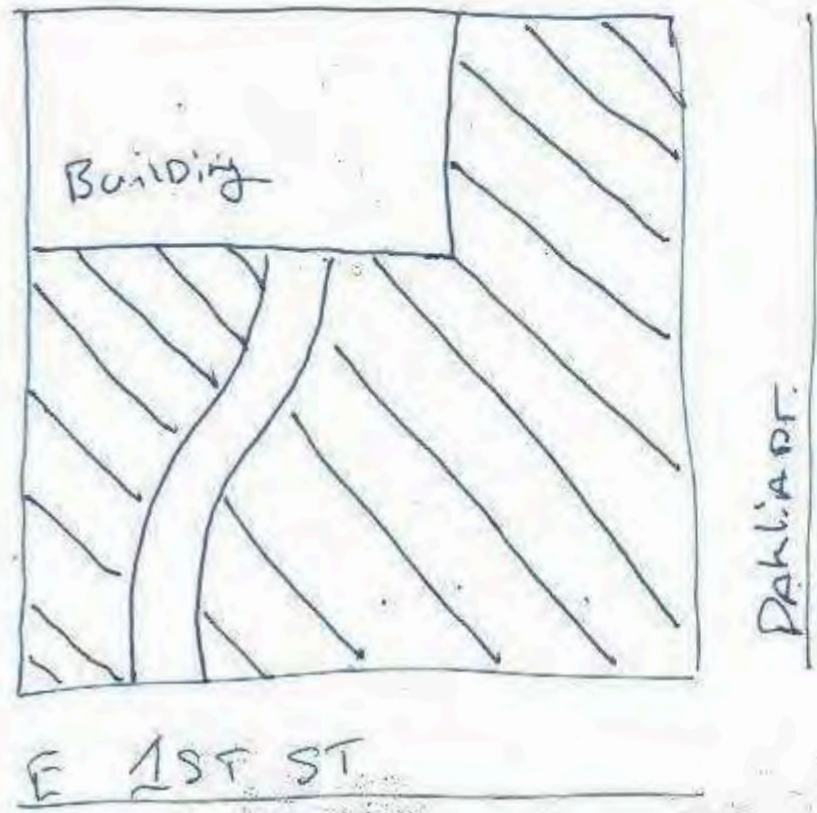
Hand Sq. Ft.: 5,360

Tractor Sq. Ft.:

Total Removal Cu. Yds.: 10.37

Dump ticket: 29281

Dump Charge: \$75.00



Feb 16, 2023 at 8:33:08 AM
+32.682775,-117.106548
231° SW
229 E First St
National City CA 91950
United States



Before 02/16/23

Feb 16, 2023 at 8:33:14 AM
+32.682775,-117.106548
236° SW
229 E First St
National City CA 91950
United States



Before 02/16/23



Feb 16, 2023 at 8:33:22 AM
+32.682775,-117.106548
326° NW
229 E First St
National City CA 91950
United States



Before 02/16/23



Feb 16, 2023 at 8:33:45 AM
+32.682745,-117.106680
331° NW
225 E First St
National City CA 91950
United States



Before 02/16/23



Feb 16, 2023 at 8:33:49 AM
+32.682745, -117.106680
12° N
225 E First St
National City CA 91950
United States



Before 02/16/23



Feb 16, 2023 at 9:21:34 AM
+32.682793,-117.106666
156° SE
229 E First St
National City CA 91950
United States



Before 02/16/23



Feb 16, 2023 at 9:22:34 AM
+32.682771,-117.106544
237° SW
229 E First St
National City CA 91950
United States



Before 02/16/23



Feb 16, 2023 at 9:52:40 AM
+32.682787,-117.106598
332° NW
229 E First St
National City CA 91950
United States



After 02/16/23

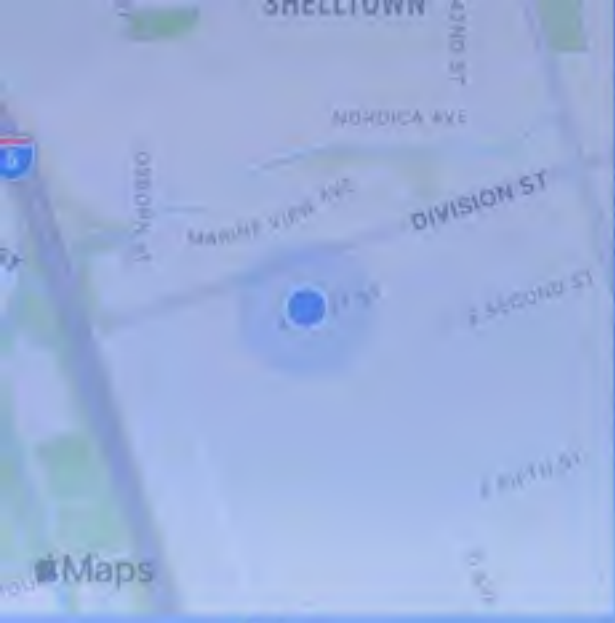


Feb 16, 2023 at 9:52:49 AM
+32.682787,-117.106598
332° NW
229 E First St
National City CA 91950
United States



After 02/16/23

Feb 16, 2023 at 9:52:52 AM
+32.682787,-117.106598
352° N
229 E First St
National City CA 91950
United States



After 02/16/23

Feb 16, 2023 at 9:53:00 AM
+32.682787,-117.106598
84° E
229 E First St
National City CA 91950
United States

Maps



After 02/16/23



Feb 16, 2023 at 9:53:03 AM

+32.682787, -117.106598

44° NE

229 E First St

National City CA 91950

United States



After 02/16/23



Feb 16, 2023 at 9:53:23 AM

+32.683007,-117.106650

246° SW

229 E First St

National City CA 91950

United States



After 02/16/23

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

Case #NC-22-142 APN: 5560105400
KUSHNIR, YAROSLAV
21 Toyon Ln
CHULA VISTA, CA 91910

02/21/2023

Location: 229 E 1St St, National City, CA, 91950

Dear KUSHNIR, YAROSLAV,

This letter is to inform you that the **Public Nuisance** on the above referenced property has been abated pursuant to prior Notice to Abate and order of the City of National City.

Fire Prevention Services has been contracted by the City of National City to help reduce Public Nuisances and potential fire violations thus improving the safety of its citizens.

The abatement of the Violation on your property was performed as mandated per National City Municipal Code Chapter 1.36. The charges thus far total \$1355.06. You will incur no further costs if this amount is paid within fifteen (15) days of this notice.

Please make check payable to **F.P.S.I.** and please include the Case #**NC-22-142** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.3/1/2022

NATIONAL CITY SCHEDULE OF FEES

		quantity	sub total
<u>Tractor Mowing</u>			
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____
 <u>Hand Labor</u>			
A. per square foot of area abated	\$0.10	\$360 sq. Ft.	\$36.00
 <u>Dozer Operation</u>			
A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____
 <u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)			
A. per cubic yard of material prior to chipping, and or compacting	\$38.00	x 10.37 cu.yds =	394.06
B. dump fees (reimbursement of cost)		_____	75.00
 <u>Administrative Fee</u> (failure to comply by deadline of notice)			
A. per parcel	\$350.00	1	\$350.00
 <u>Attorney Services</u>			
A. per parcel, per hour	\$200.00	_____	_____
 <u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)			
A. cost confirmation fee, per parcel	\$275.00	_____	_____
 <u>Miscellaneous Fees Per Parcel</u>			
A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees (reimbursement of cost)		_____	_____
FILE # <u>NC-22-142</u>	APN # <u>556-010-54-00</u>	TOTAL \$ <u>1355.06</u>	

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

FINAL BILL

Case #NC-22-142 APN: 5560105400
KUSHNIR, YAROSLAV
21 Toyon Ln
CHULA VISTA, CA 91910

03/09/2023

Location: 229 E 1St St, National City, CA, 91950

Dear KUSHNIR, YAROSLAV,

You have failed to pay the bill dated 2/21/2023, to date we have not received payment.

If we do not receive payment within 10 days in the amount of \$1355.06 we will be forced to bring appropriate action to collect these monies.

The further action will include the filing of an abatement lien on the property in question, as well as the forwarding to our collection agency. Under state and local law the costs of these actions will be added to the amount referenced above.

To avoid this action, please pay now.

Make check payable to **F.P.S.I.** and please include the Case #**NC-22-142** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.11/11/2021, rev. 3/1/2022

REF ORIGIN REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720
(619) 562-1058 Fax (619) 445-6336

AND WHEN RECORDED MAIL TO
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT

TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE HEREIN DESCRIBED PROPERTY

WHEREAS it was determined that a violation of National City Municipal Code Chapter 1.36 did exist, and

WHEREAS such violation was ordered abated, and

WHEREAS representatives of the City of National City abated the violation (s), and

WHEREAS the charge for such abatement amounted to \$1425.06;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is KUSHNIR, VAROSLAV at 21 Toyon Ln, CHULA VISTA, CA, 91910 described as follows:

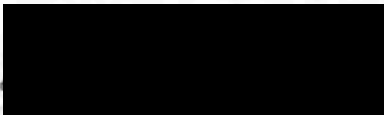
APN # 5560105400 CASE # NC-22-142

ADDRESS: 229 E 1St St, National City, CA, 91950

LEGAL DESCRIPTION: LOT:8 CITY:NATIONAL CITY SUBD:THELENS RESUBDIVISION TR#1233 TR 1233 LOT 8 1/2 MAP REF:001233

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City it may become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of claim shall be \$1425.06 plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: 03/27/2023

BY: 
Ken Osborn, Fire Prevention Services, Inc.
Designee for City of National City

Certificate Of Acknowledgment

A Notary Public or other officer completing this certificate certifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

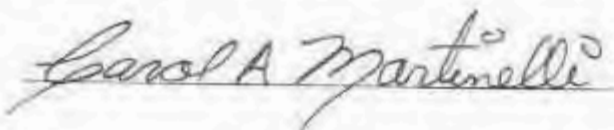
State of California)

County of San Diego)

On 03/27/2023 before me, Carol A. Martinelli, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal,





(Seal)

SUMMARY REPORT FOR APN 556-011-01-00

01/25/22 Initial inspection was made, property was found to be in violation.

02/08/22 Mailed 30 day courtesy notice to the owner.

02/14/22 Courtesy notice mail returned.

02/14/22 Verified ownership information with County of San Diego.

03/11/22 Re-inspection was made, property was found to be in violation.

03/11/22 Posted property.

03/14/22 Mailed 10 day final notice to the owner, certified mail.

03/23/22 Certified notice mail returned.

03/23/22 Verified ownership information with County of San Diego.

03/25/22 Final inspection was made, property was found to be in violation.

03/25/22 Verified ownership information with County of San Diego.

03/30/22 Work order authorization signed by District Official.

04/04/22 F.P.S.I. crews abated the property.

04/28/22 The owner was mailed a bill at the contracted rates.

06/08/22 The owner was mailed a final bill.

06/22/22 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

NOTICE TO ABATE PUBLIC NUISANCE

Owner: 10 East First Street L L C

Parcel Number: 556 011 01 00

Address: Po Box 892

Date: 2/8/2022

Bonita, CA 91908

COPY

Location of Public Nuisance: 10 E 1st St

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within thirty (30) days of 2/8/2022**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building of premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774
Si usted tienecalguna pregunta, por favor llame al numero: 1-866-779-3774
Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

1-866-779-3774 ext. 307 or <http://fireprevention.net>

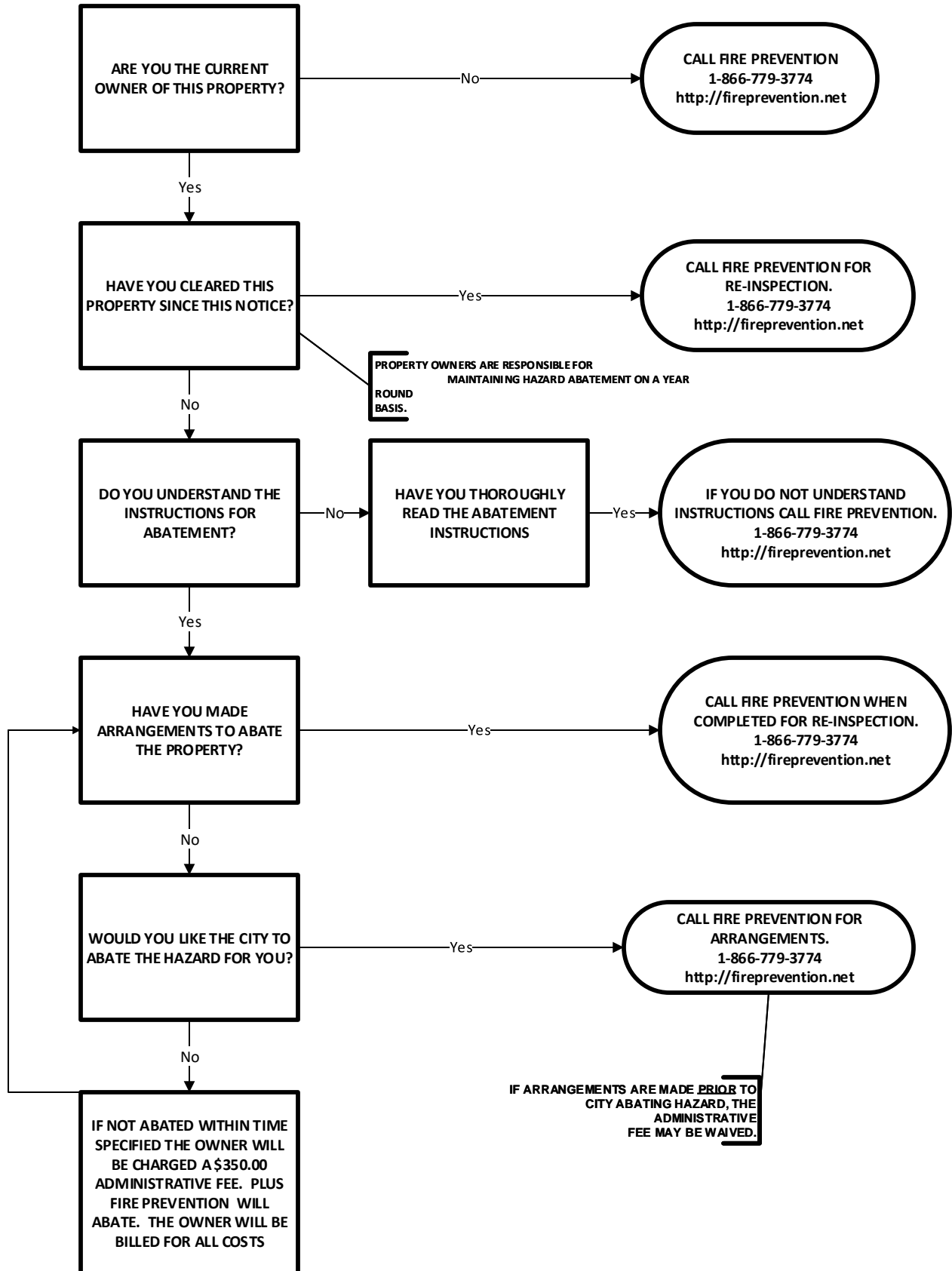
**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCCM 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

NOTICE TO ABATE PUBLIC NUISANCE

Pursuant to National City Municipal Code Chapter 1.20 Notice is given that any weeds, grasses, dead shrubs and/or dead trees upon the 226 211 21 22 parcel of land in the City of National City as described by Assessor's Parcel Number 226 211 21 22 and in the street, alleyway, parkway, and/or adjacent streets are a public nuisance in that they are a fire hazard or in all probability will become a fire hazard, and that any dead, down, uprooted, discarded brush, ornamental, auto bodies and parts or other waste material thereon are also a public nuisance.

Such public nuisances are required to be abated within 15 days of the posted date. If not abated on or before this date the City of National City and authorized abatement and the waste hauler will be authorized against the land and collected brush in all property areas. A lien will also be placed on the cards. An administrative fee of \$250.00 (two hundred fifty dollars) will also be cleared when the weeds in said area.

Pursuant to National City Municipal Code Chapter 1.20 any owner or person occupying or controlling any lot or premises affected may appeal this notice. Such appeal shall be in writing and shall be filed with the City Clerk within ten (10) days of the date of this notice. Any questions can be forwarded to Fire Prevention Services 1-800-718-2774 ext 307.

Dated and posted this 11 day of March 2022.
Wanda Strickland, Fire Marshal
City of National City Fire Department

By [Signature]
Sandra Ann Davis, City Clerk
City of National City
10000 Broadway Blvd., Suite 1000, San Diego, CA 92168-1000
Tel: 619-594-2774
Fax: 619-594-2774
City of National City Fire Department, 10000 Broadway Blvd., Suite 1000, San Diego, CA 92168-1000
Tel: 619-594-2774
Fax: 619-594-2774

Re-Insection 03/11/22



NOTICE TO
ABATE
PUBLIC
NUISANCE

**RAUW
ALEJANDRO**
PECHANGA ARENA SAN DIEGO
THURSDAY APRIL 14
WWW.AKS.COM

GB'S
FENCE CO.
619-585-1184

Re-Insection 03/11/22

Paint & Body

RAUW
ALEJANDRO
PECHANGA ARENA SAN DIEGO
THURSDAY APRIL 14
WWW.AXS.COM

NO
PARKING

Re-Insection 03/11/22



Re-Insection 03/11/22

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd : NATIONAL CITY, CA. 91950-4596

FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: 10 East First Street L L C
Address: Po Box 892
Bonita, CA 91908

Parcel Number: 556 011 01 00

Date: 3/14/2022

COPY

Location of Public Nuisance: 10 E 1st St

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 3/14/2022**. **Your failure to comply with this order will result in you being charged the administrative fee and the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774

Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

notice. 1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice. The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Fire Prevention Services***



Final Inspection 03/25/22



GB'S
FENCE #7
619-585-1180

**RAUW
ALEJANDRO**
PECHANGA ARENA SAN DIEGO
THURSDAY APRIL 14
WWW.AXS.COM

Final Inspection 03/25/22



Final Inspection 03/25/22

Fire Prevention Services

P. O. Box 1720
El Cajon, CA 92022-1720

SAN DIEGO CA 920

8 FEB 2022 PM 1 L



**IMPORTANT
WEED & HAZARD
ABATEMENT NOTICE
INSIDE**

**RECEIVED
FEB 14 2022**

10 East First Street L L C
: Po Box 892
Bonita, CA 91908

Parcel Number: **556 01**

Date: **2/8/2022**

NIXIE 910 DE 1 0002/10/22
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
74
BC: 92022172020 *1404-07638-08-36

Public Nuisance: 10 E 1st St

920221720

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Bonita, CA 91908

Certified Mail Fee

\$3.75

\$

Extra Services & Fees (check box, add fee as appropriate)

- | | | |
|--|----|------|
| <input type="checkbox"/> Return Receipt (hardcopy) | \$ | 3.05 |
| <input type="checkbox"/> Return Receipt (electronic) | \$ | 0.00 |
| <input type="checkbox"/> Certified Mail Restricted Delivery | \$ | 0.00 |
| <input type="checkbox"/> Adult Signature Required | \$ | 0.00 |
| <input type="checkbox"/> Adult Signature Restricted Delivery | \$ | 0.00 |

Postage

\$0.58

\$

Total Post

\$

556 011 01 00

NC

Sent To

10 East First Street L L C

Street and

Po Box 892

75

City, State

Bonita

CA

91908



03/14/2022

7020 0640 0002 0681 8152

CERTIFIED MAIL

Fire Prevention Services

P. O. Box 1720

El Cajon, CA 92022-1720



7020 0640 0002 0681 8152



1000



91908

U.S. POSTAGE PAID
FCM LETTER
SAN DIEGO, CA
92139
MAR 14, 22
AMOUNT

\$7.38

R2304E106846-15

NAME FIRST NOTICE 3/19/22
SECOND NOTICE
DUE

**IMPORTANT
WEED & HAZARD
ABATEMENT NOTICE
INSIDE**

**RECEIVED
MAR 23 2022**

**RETURN RECEIPT
REQUESTED**

10 East First Street L L C
Address: Po Box 892 Date: 3/14/2022
Bonita, CA 91908

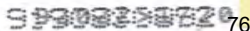
Parcel Number: 556

NIXIE 910 FE 1 0003/17/22

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

Notice of Public Nuisance: 10 E 1st St
Instructions for Abatement: Please clear the entire property of all weeds

BC: 92022172020 *0204-03093-14-46



CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

WORK ORDER AUTHORIZATION

Authorization # 7681

Owner: 10 East First Street L L C
Address: Po Box 892
Bonita, CA 91908

Parcel #556 011 01 00 Job location:10 E 1st St

Authorized by: _____

Signature: _____

Date: 3-30-22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE VIOLATION / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

	Entire Parcel	Fire Break
Hand Cutting:	<u>1704</u> sq. ft.	Removal: <u>2.2</u> cu. yds.
Tractor Mowing:	_____ sq. ft.	Discing: _____ sq. ft.

CREW INFORMATION

<u>Crew</u>	<u>Date</u>
Type: <u>Hand</u>	<u>4/4/22</u>
Type: _____	_____
Type: _____	_____
Type: _____	_____

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

= METROSCAN PROPERTY PROFILE =
San Diego (CA)

=====

OWNERSHIP INFORMATION

=====

Parcel Number :556 011 01 00
 Owner :10 East First Street L L C
 CoOwner :
 Site Address :10 E 1st St National City 91950
 Mail Address :PO Box 892 Bonita Ca 91908
 Owner Phone :

=====

SALES AND LOAN INFORMATION

=====

Transferred	:04/24/2013	Loan Amount	:
Document #	:255659	Lender	:
Sale Price	:	Loan Type	:
Deed Type	:Quit Claim	Interest Rate	:
% Owned	:100	Vesting Type	:Corporation

=====

ASSESSMENT AND TAX INFORMATION

=====

Land	:\$74,687	Exempt Type	:
Structure	:\$202,859	Exempt Amount	:
Other	:	Tax Rate Area	:06045
Total	:\$277,546	21-22 Taxes	:\$3,641.46
% Improved	:73		

=====

PROPERTY DESCRIPTION

=====

Map Grid :
 Census :Tract:118.01 Block:3
 Zoning :C Commercial
 Land Use :621 Com,1 To 3 Story,Misc Store Bldgs
 Bldg Use :*unknown Building Use*
 Sub/Plat :RANCHO DE LA NACION
 Map Number :000166
 Legal :POR IN W Q OF 10 AC LOT 2 QSEC 155
 :TR 166
 :
 Tract Number :166
 Lot :2
 Block :

=====

PROPERTY CHARACTERISTICS

=====

Bedrooms :	Lot Acres	:10.00	YearBuilt	:
Bathrooms:	Garage Space	:	Lot SqFt	:435,600
Units :1	View	:	Bldg SqFt	:4,401
Pool :	Stories	:		

*Information compiled from various sources. CoreLogic makes no representations
 or warranties as to the accuracy or completeness of information contained in this report.*

Work space for diagrams and amount of work done

Hand Sq. Ft.: 1,704

Tractor Sq. Ft.: _____

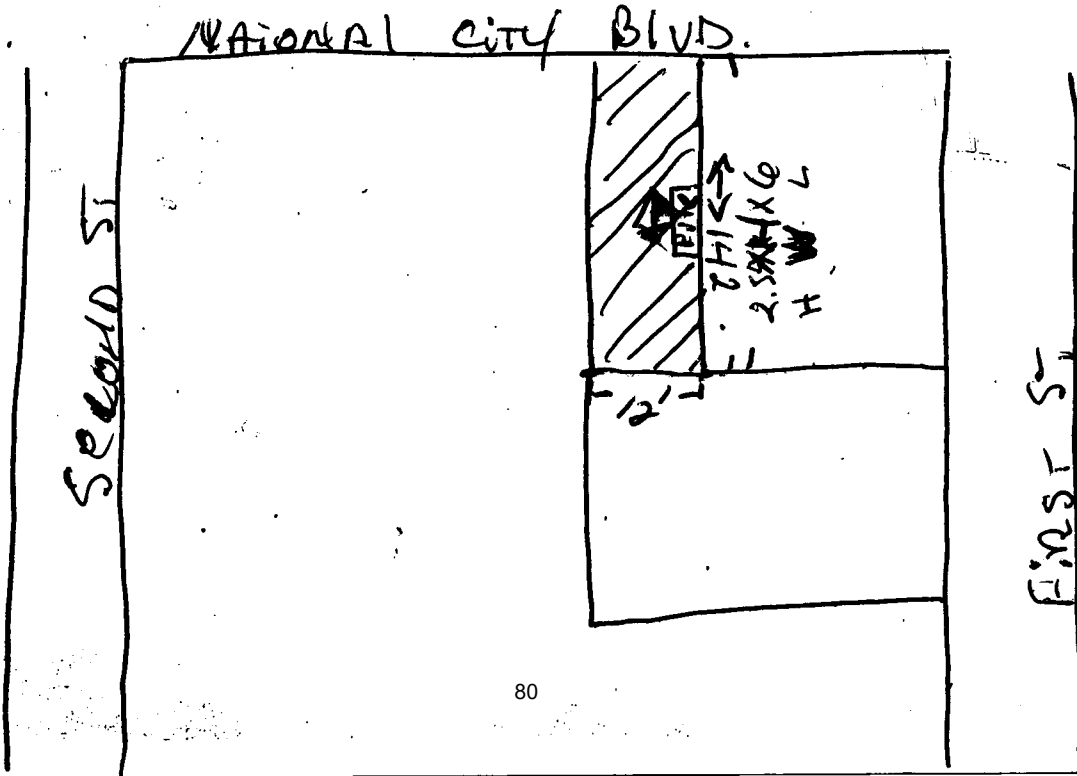
Total Removal Cu. Yds.: 2.2

Dump ticket: 0

Dump Charge: 0

$1.25 \times 4 \times 6 = 27 = 2.2$

No Dump Fee



Network: Apr 4, 2022 at 9:13:25 AM PDT
Local: Apr 4, 2022 at 9:13:25 AM PDT
N 32° 40' 53.542", W 117° 6' 32.645"
70° E

111 National City Blvd
National City CA 91950
United States



RAW
ALE
PECHANO
THUR
WWW

W
DRO
SAN DIEGO
APRIL 14
.COM



Before 04/04/22

Network: Apr 4, 2022 at 9:41:47 AM PDT

Local: Apr 4, 2022 at 9:41:47 AM PDT

N 32° 40' 52.928", W 117° 6' 32.664"

51° NE

137 National City Blvd

National City, CA 91950

United States



After 04/04/22

Network: Apr 4, 2022 at 12:22:53 PM PDT
Local: Apr 4, 2022 at 12:22:53 PM PDT
N 32° 40' 53.561", W 117° 6' 31.886"
79° E

111 National City Blvd
National City CA 91950
United States



After 04/04/22

Network: Apr 4, 2022 at 12:23:12 PM PDT

Local: Apr 4, 2022 at 12:23:12 PM PDT

N 32° 40' 53.561", W 117° 6' 31.886"

161° S

111 National City Blvd
National City CA 91950
United States



After 04/04/22

Network: Apr 4, 2022 at 12:44:40 PM PDT
Local: Apr 4, 2022 at 12:44:40 PM PDT
N 32° 40' 53.597", W 117° 6' 32.407"
70° E

111 National City Blvd
National City CA 91950
United States



After 04/04/22

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

ADMINISTRATIVE BILL

4/28/2022

10 East First Street L L C
Po Box 892
Bonita, CA 91908

COPY

Parcel # 556 011 01 00
Location: 10 E 1st St

Dear 10 East First Street L L C,

Fire Prevention Services has been contracted by the City of National City to help reduce potential fire violations thus improving the safety of its citizens.

Your property was re-inspected on 3/25/2022 and found to still be in violation of the National City Municipal Code Chapter 1.36. As stated in the notice, if the violation is not corrected prior to the deadline you will be charged an administrative fee.

A final inspection was performed on the above referenced parcel, as of this parcel is in compliance with the National City Municipal Code Chapter 1.36.

Due to the abatement not being completed by the deadline, you are being charged the administrative fee. Thus far your bill is \$ 604 and if paid within fifteen (15) days of this notice no further costs will be incurred by you.

Please make check payable to F.P.S.I. and please include the File # 556 011 01 00 on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06

NATIONAL CITY SCHEDULE OF FEES

<u>Tractor Mowing</u>		quantity	sub total
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____

Hand Labor

A. per square foot of area abated	\$0.10	1,704 sq. Ft.	170.40
-----------------------------------	--------	---------------	--------

Dozer Operation

A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____

COPY

Debris Remediation (includes chipping, grinding, and/or shredding)

A. per cubic yard of material prior to chipping, and or compacting	\$38.00	X	2.2 cu.yds = 83.60	_____
B. dump fees (reimbursement of cost)				_____

Administrative Fee (failure to comply by deadline of notice)

A. per parcel	\$350.00	1	\$350.00
---------------	----------	---	----------

Attorney Services

A. per parcel, per hour	\$200.00	_____	_____
-------------------------	----------	-------	-------

Assessment Fees (includes preparing reports, attending hearings, etc.)

A. cost confirmation fee, per parcel	\$275.00	_____	_____
--------------------------------------	----------	-------	-------

Miscellaneous Fees Per Parcel

A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees (reimbursement of cost)		_____	_____

FILE # 7681 APN # 556-011-01-00 **TOTAL \$** 604.00

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

Final Bill

COPY

6/8/2022

10 East First Street L L C
Po Box 892
Bonita, CA 91908

Ref: Parcel # 556 011 01 00

-

Dear 10 East First Street L L C,

This is a reminder of the letter we sent you on 4/28/2022 and we have not received payment in the amount of \$604.00

If we do not receive payment within 10 days we will be required to seek appropriate action to collect these monies.

This action may include filing an abatement lien on your property and forwarding this bill to our collection agency. Under state and local law, costs for such action will be added to your total amount. Please tender a check to us immediately to avoid any further action.

Make your check payable to **Fire Prevention Services, Inc.**, and include the Parcel # 556 011 01 00 on the check.

Should you need to discuss this matter you may contact us at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.

rev.05/19/06

RECORDING REQUESTED BY

Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720
(619) 562-1058 fax (619) 445-6336

AND WHEN RECORDED MAIL TO

Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT
TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE
HEREIN DESCRIBED PROPERTY

WHEREAS it was determined that a violation of Chapter 1.36 of the National City Municipal Code did exist, and

WHEREAS such violation was ordered abated, and

WHEREAS representatives of the National City Fire Department abated the violation(s) on , and

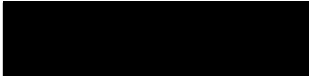
WHEREAS the charge for such abatement amounted to \$674.00;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is 10 East First Street L L C at Po Box 892, Bonita, CA 91908 described as follows:

APN # 556 011 01 00
ADDRESS: 10 E 1st St
LEGAL DESCRIPTION: Por In W Q Of 10 Ac Lot 2 Qsec 155Tr 166

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City Council shall become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of such claim shall be plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: June 22, 2022

BY: 
Ken Osborn, Fire Prevention Services, Inc.,
Designee for National City Fire Department

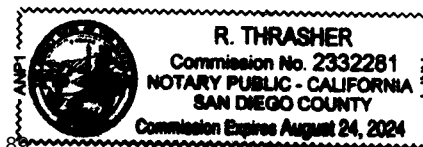
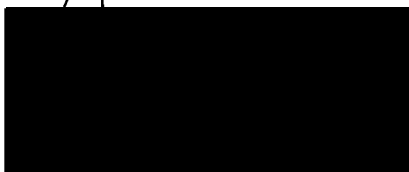
Certificate Of Acknowledgement

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On June 22, 2022 before me, R Thrasher, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.



(Seal)



Jun 28, 2022 12:00 PM

OFFICIAL RECORDS

Ernest J. Dronenburg, Jr.,

SAN DIEGO COUNTY RECORDER

FEES: \$0.00 (SB2 Atkins: \$0.00)

PAGES: 2

Recording Requested by (name):

Fire Prevention Services

When recorded mail to:

Fire Prevention Services

PO Box 1720

El Cajon, CA 92022-1720

Recorder's Use Only

NOTICE OF ABATEMENT

Title of Document

Commencing January 1, 2018, and except as provided in paragraph (2) GC 27388.1, in addition to any other recording fees specified in this code, a fee of seventy-five dollars (\$75) shall be paid at the time of recording of every real estate instrument, paper, or notice required or permitted by law to be recorded, except those expressly exempted from payment of recording fees, per each single transaction per parcel of real property. The fee imposed by this section shall not exceed two hundred twenty-five dollars (\$225). "Real estate instrument, paper, or notice" means a document relating to real property, including, but not limited to, the following: deed, grant deed, trustee's deed, deed of trust, reconveyance, quit claim deed, fictitious deed of trust, assignment of deed of trust, request for notice of default, abstract of judgment, subordination agreement, declaration of homestead, abandonment of homestead, notice of default, release or discharge, easement, notice of trustee sale, notice of completion, UCC financing statement, mechanic's lien, maps, and covenants, conditions, and restrictions. Pursuant to GC section 27388.1 (2) the fee described in paragraph (1) shall not be imposed on any of the following documents:

Reason for Exemption:

- Any real estate instrument, paper, or notice recorded in connection with a transfer subject to the imposition of a documentary transfer tax as defined in Section 11911 of the Revenue and Taxation Code.
Any real estate instrument, paper, or notice recorded in connection with a transfer of real property that is a residential dwelling to an owner-occupier.
Any real estate instrument, paper, or notice executed or recorded by the federal government in accordance with the Uniform Federal Lien Registration Act (Title 7(commencing with Section 2100) of Part 4 of the Code of Civil Procedure).
Any real estate instrument, paper, or notice executed or recorded by the state or any county, municipality, or other political subdivision of the state.
Exempt from fee per GC 27388.1 (a) (1); fee cap of \$225.00 reached.
Exempt from fee per GC 27388.1 (a) (1); not related to real property.

I hereby declare under Penalty of Perjury that the information provided above is true and correct.

Executed this 23rd day of June, 2022 at El Cajon, CA

Ken Osborn
PRINT NAME

SIGNATURE

COMPLETE Documentary Transfer Tax Declaration ONLY when document is transferring title.

Documentary Transfer Tax: \$ If exempt, enter R&T code:

- Computed on full value of the property conveyed.
Computed on full value less liens & encumbrances remaining thereon at time of sale.
Unincorporated Area City of

Signature of declarant or agent determining tax

SUMMARY REPORT FOR APN 556-103-28-00

11/14/22 Initial inspection was made, property was found to be in violation.

12/07/22 Mailed 30 day courtesy notice to the owner.

01/09/23 Re-inspection was made, property was found to be in violation.

01/09/23 Posted property.

01/09/23 Verified ownership information with County of San Diego.

01/09/23 Mailed 10 day final notice to the owner, certified mail.

01/24/23 Final inspection was made, property was found to be in violation.

02/06/23 Certified notice returned "unclaimed".

02/08/23 Work order authorization signed by District Official.

04/14/23 F.P.S.I. crews abated the property.

02/16/23 The owner was mailed a bill at the contracted rates.

03/06/23 The owner was mailed a final bill.

03/22/23 Bill returned mail.

03/27/23 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.



City of National City Fire Department

National City Municipal Code 9.12.010 and or 912.020



FIRE PREVENTION SERVICES INC.
Fire Prevention Services Inc., is a contracted agent for the
City of National City

Owner: CARRILLO, JUAN C
234 D Ave
NATIONAL CITY, CA 91950

Date: 12/07/2022

Case #: NC-22-147

Parcel Number: 5561032800

Location: 234-38 D Ave, NATIONAL CITY, CA, 91950

Why am I receiving this notification?

This notice is to inform you that weeds and or other material on your property violate the City of National City Municipal Code and constitute a public nuisance under National City Municipal section 9.12.101 and/or 912.020. You are receiving this notice because the most recent San Diego County property records show that you are the owner of the identified parcel (parcel number can be found above your name on this notice). If you do not own this property and have received this notice in error, please call Fire Prevention Services as soon as possible: 619-562-1058 ext. 304 or go to <http://fireprevention.net>. You may also contact the City of National City directly at (619) 336-4550.

- A. All weeds or dry grasses over (4") in height.
- B. Weeds which bear seeds of downy or wingy nature
- C. Sagebrush, chaparral, and other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent property
- D. Weeds which are noxious or dangerous
- E. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public
- F. Dry grass, stubble, brush, litter or other flammable material which endangers the public safety by creating a fire hazard in a portion a portion of the city which has been zoned for single and multiple residence purposes.

Instruction for Abatement

(1) Please remove all tree branches that exist within 6 feet from the ground. (Excluding maintained, irrigated landscaping, orchards and groves.) (2) Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

What do I need to do?

Within (30) days from the date on this notice, you must remove the vegetation or waste matter which is creating a nuisance. The work required to remove the fire hazard is described above. You may also go to the Fire Prevention Services website for additional information. If you have read the information on the Fire Prevention Services website and read the abatement instructions included with this Notice, but you remain unclear about what to do, please contact Fire Prevention Services or the National City Fire Department immediately. The City and Fire Prevention Services can work with you to establish a work plan and to adjust deadlines in consideration of the property-specific conditions

What happens if I do not clear my property within 30 days?

If you do not voluntarily clear the nuisance from your property within (30) days, you will be sent a final Notice, providing (10) days to abate the nuisance before the City initiates forced abatement procedures. If the City completes or causes another to complete the required work, you will be responsible for the cost incurred per City of National City Municipal Code section/s 9.12.010 and/or 912.020

Appeal Process

Within (10) days from the date of posting, mailing or personal service of the required notice the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058

Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058

Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,




619-562-1058 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

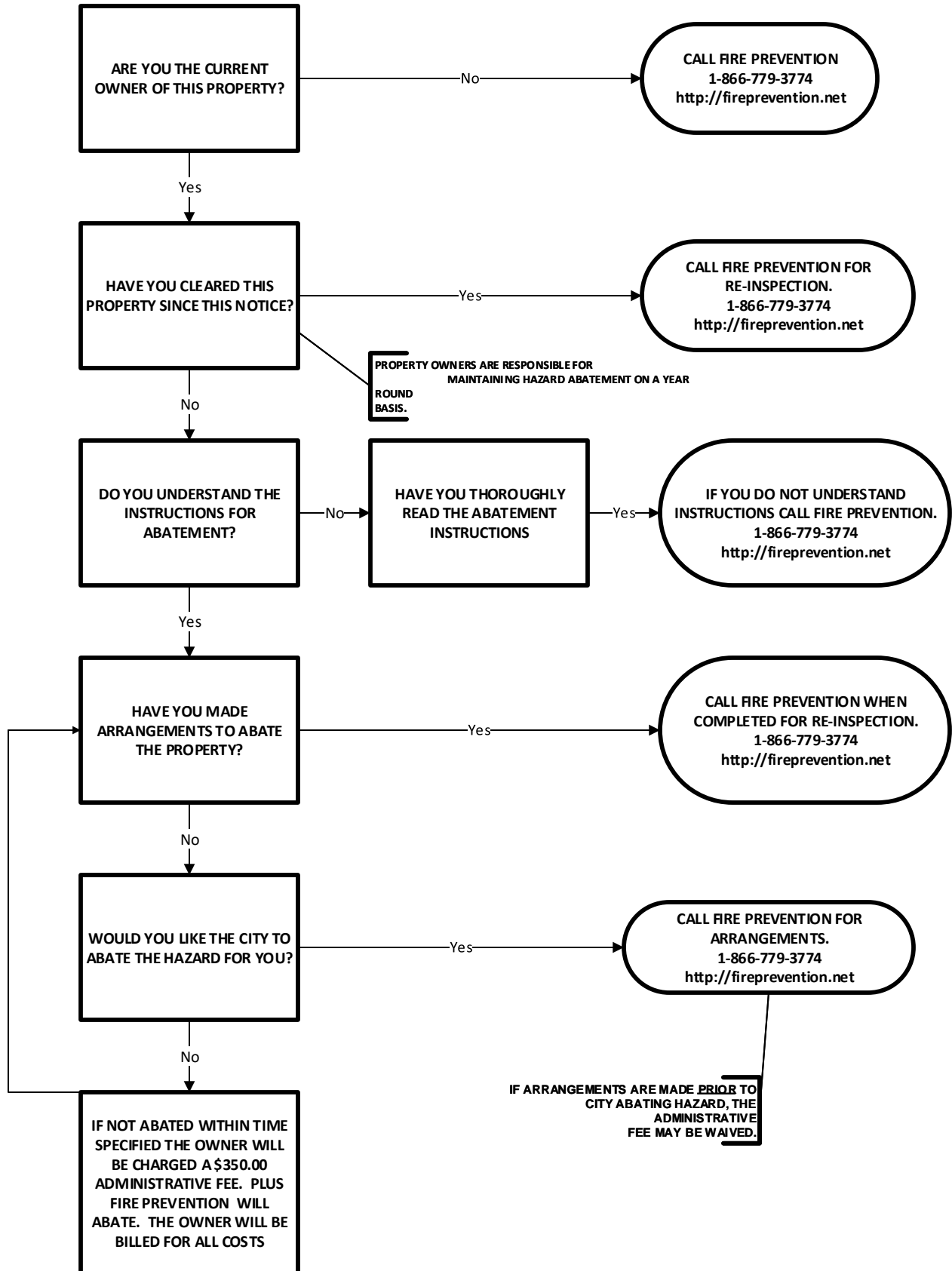
***Fire Prevention Services, Inc. is under contract with the City of National City.

Photo	Details
	<p>Title: Initial</p> <p>Date: Dec 07, 2022 11:25</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Initial</p> <p>Date: Dec 07, 2022 11:25</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Initial</p> <p>Date: Dec 07, 2022 11:25</p> <p>Uploaded by: Michael Horkos</p>

rev. 03/27/06, 04/24/06, 06/21/06, 3/15/2022

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

CITY OF NATIONAL CITY FIRE DEPARTMENT
1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596
FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: CARRILLO, JUAN C
234 D Ave
NATIONAL CITY, CA 91950
Case #: NC-22-147

Date: 01/09/2023

Parcel Number: 5561032800

Location of Public Nuisance: **234 D Ave, National City, CA, 91950**

Instructions for Abatement: **(1) Please remove all tree branches that exist within 6 feet from the ground. (Excluding maintained, irrigated landscaping, orchards and groves.) (2) Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 01/09/2023**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace the the public health.

E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058
Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058
Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,

619-562-1058 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***




**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

rev. 03/27/06, 04/24/06, 06/21/06, 3/1/2022

Photo	Details
	<p>Title: Posting Page Date: Jan 09, 2023 14:35 Uploaded by: Michael Horkos</p>
	<p>Title: Posting Page Date: Jan 09, 2023 14:35 Uploaded by: Michael Horkos</p>
	<p></p>

Photo	Details
	<p>Title: Reinspection Date: Jan 09, 2023 14:35 Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection Date: Jan 09, 2023 14:35 Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection Date: Jan 09, 2023 14:35 Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection Date: Jan 09, 2023 14:35 Uploaded by: Michael Horkos</p>



Final Inspection 01/24/23



Final Inspection 01/24/23



Final Inspection 01/24/23

Fire Prevention Services

P. O. Box 1720
El Cajon, CA 92022-1720



7020 0640 0002 0682 3279

**IMPORTANT
WEED & HAZARD
ABATEMENT NOTICE
INSIDE**

RECEIVED
FEB 06 2023

POSTAGE
\$7.82
US POSTAGE
FIRST-CLASS
PERMIT NO. 1000
EL CAJON, CA 92022
FEB 06 2023



*ML
1/12/2023*

NAME _____
FIRST NOTICED 1/31
SECOND NOTICED _____
RETURNED _____

Owner: CARRILLO, JUAN C
234 D Ave
NATIONAL CITY, CA 91950
Case #: NC-22-147

NT YTP 013 OF 1 0001720
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD
BC: 92022172020 *0304-02710-0

103
019939 192 000

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

\$

Extra Services & Fees (check box, add fee as appropriate)

- Return Receipt (hardcopy) \$ _____
- Return Receipt (electronic) \$ _____
- Certified Mail Restricted Delivery \$ _____
- Adult Signature Required \$ _____
- Adult Signature Restricted Delivery \$ _____

Postage

\$

Total Postage and Fees

\$

Ship To

Carrillo, Juan C

Street and Apt. No., PO Box No.

237 D Ave.

City, State, ZIP+4®

National City, CA 91950



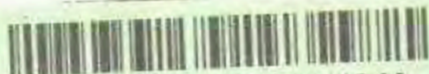
NC-22-147

7020 0640 0002 0682 3279

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

NC-22-147
CARRILLO, JUAN C
234 D. AVE.
NATIONAL CITY, CA. 91950



9590 9402 7084 1251 6116 86

2. Article Number (Transfer from service label)

7020 0640 0002 0682 3279

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)

- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd., National City, CA 91950-4596

WORK ORDER AUTHORIZATION

Authorization # NC-22-147

Owner: CARRILLO, JUAN C

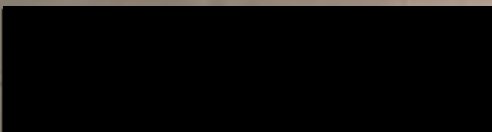
Address: CARRILLO, JUAN C
334 D Ave
NATIONAL CITY, CA 91950

Parcel #5561032800

Job location: 234 D Ave, National City, CA, 91950

Authorized by: EDDIE SANCHEZ

Signature:



2-8-23

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE HAZARD / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

Circle One: Entire Parcel		Fire Break	
Hand Cutting: _____ sq. ft.		Hauling: _____ cu. yds.	
Tractor Mowing: _____ sq. ft.		Discing: _____ sq. ft.	

CREW INFORMATION

Crew	Date
Name: _____	
Name: _____	
Name: _____	
Name: _____	
Name: _____	

Notes: (1) Please remove all tree branches that exist within 6 feet from the ground. (Excluding maintained, irrigated landscaping, orchards and groves.) (2) Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

Work space for diagrams and amount of work done

Hand Sq. Ft.: _____

Tractor Sq. Ft.: _____

Total Removal Cu. Yds.: 2.38

Dump ticket: 1

Dump Charge: _____



Feb 14, 2023 at 9:21:05 AM
+32.681225,-117.104949
327° NW
319 E Third St
National City CA 91950
United States



Before 04/14/23

Feb 14, 2023 at 9:21:08 AM

+32.681259,-117.105053

5° N

319 E Third St

National City CA 91950

United States



Before 04/14/23

Feb 14, 2023 at 9:21:11 AM

+32.681259,-117.105053

21° N

319 E Third St

National City CA 91950

United States



Before 04/14/23

Feb 14, 2023 at 9:40:53 AM
+32.681291 -117.104886
336° NW
343 E Third St
National City CA 91950
United States



Before 04/14/23



Feb 14, 2023 at 9:41:26 AM

+32.681301,-117.105003

62° NE

319 E Third St

National City CA 91950

United States



Before 04/14/23



Feb 14, 2023 at 9:43:59 AM
+32.681470,-117.104822
317° NW
234 D Ave
National City CA 91950
United States



After 04/14/23

Feb 14, 2023 at 9:44:02 AM
+32.681216,-117.104963
347° N
319 E Third St
National City CA 91950
United States



After 04/14/23

Feb 14, 2023 at 9:44:05 AM
+32.681216,-117.104963
22° N
319 E Third St
National City CA 91950
United States



After 04/14/23

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

Case #NC-22-147 APN: 5561032800
CARRILLO, JUAN C
234 D Ave
NATIONAL CITY, CA 91950

02/16/2023

Location: 234 D Ave, National City, CA, 91950

Dear CARRILLO, JUAN C,

This letter is to inform you that the **Public Nuisance** on the above referenced property has been abated pursuant to prior Notice to Abate and order of the City of National City.

Fire Prevention Services has been contracted by the City of National City to help reduce Public Nuisances and potential fire violations thus improving the safety of its citizens.

The abatement of the Violation on your property was performed as mandated per National City Municipal Code Chapter 1.36. The charges thus far total \$489.44. You will incur no further costs if this amount is paid within fifteen (15) days of this notice.

Please make check payable to **F.P.S.I.** and please include the Case #**NC-22-147** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.3/1/2022

NATIONAL CITY SCHEDULE OF FEES

<u>Tractor Mowing</u>		<u>quantity</u>	<u>sub total</u>
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____
 <u>Hand Labor</u>			
A. per square foot of area abated	\$0.10	_____ sq. Ft.	_____
 <u>Dozer Operation</u>			
A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____
 <u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)			
A. per cubic yard of material prior to chipping, and or compacting	\$38.00	X 2.88	cu.yds = 109.44
B. dump fees	(reimbursement of cost)	_____	30.00
 <u>Administrative Fee</u> (failure to comply by deadline of notice)			
A. per parcel	\$350.00	1	<u>\$350.00</u>
 <u>Attorney Services</u>			
A. per parcel, per hour	\$200.00	_____	_____
 <u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)			
A. cost confirmation fee, per parcel	\$275.00	_____	_____
 <u>Miscellaneous Fees Per Parcel</u>			
A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees	(reimbursement of cost)	_____	_____
 FILE # <u>SM-22-147</u> APN # <u>556-103-28-00</u> TOTAL \$ <u>489.44</u>			

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

FINAL BILL

Case #NC-22-147 APN: 5561032800
CARRILLO, JUAN C
234 D Ave
NATIONAL CITY, CA 91950

03/06/2023

Location: 234 D Ave, National City, CA, 91950

Dear CARRILLO, JUAN C,

You have failed to pay the bill dated , to date we have not received payment.

If we do not receive payment within 10 days in the amount of \$489.44 we will be forced to bring appropriate action to collect these monies.

The further action will include the filing of an abatement lien on the property in question, as well as the forwarding to our collection agency. Under state and local law the costs of these actions will be added to the amount referenced above.

To avoid this action, please pay now.

Make check payable to **F.P.S.I.** and please include the Case #**NC-22-147** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.11/11/2021, rev. 3/1/2022

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720
tel 619-562-1058 fax 619-445-6336

AND WHEN RECORDED MAIL TO
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720

For Payoff - Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT

**TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE
HEREIN DESCRIBED PROPERTY**

WHEREAS it was determined that a violation of National City Municipal Code Chapter 1.36 did exist, and
WHEREAS such violation was ordered abated, and
WHEREAS representatives of the City of National City abated the violation (s), and
WHEREAS the charge for such abatement amounted to \$559.44;

THEREFORE, be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner
the property is CARRILLO, JUAN Cat 234 D Ave, NATIONAL CITY, CA, 91950 described as follows:

APN # 5561032800 CASE # NC-22-147
ADDRESS: 234 D Ave, National City, CA, 91950
LEGAL DESCRIPTION: LOT:11-14 BLK:4 CITY:NATIONAL CITY SUBD:J L PEARSONS SUBDIVISION TR#:801 TR
BLK 4*LOTS 11 THRU 14 MAP REF:000801

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California
Revenue and Taxation Code Section 3712. After confirmation by the City it may become a special assessment on the property tax
bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of
claim shall be \$559.44 plus interest and other costs which may hereafter become due. This filing does not preclude the filing of leg
action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and
to said obligation.

DATED: 03/27/2023

By: 
San Diego
Designee for City of National City

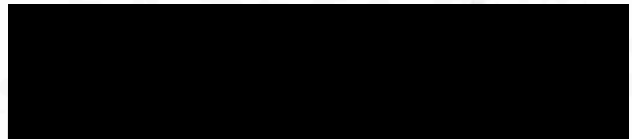
Certificate Of Acknowledgment

Voluntary public notary officer completing this certificate certifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truth,
accuracy, or validity of that document.

State of California)
County of San Diego)

On 03/27/2023 before me, Carol A. Martinelli, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of
satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/it
executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the
entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.



(Seal)

SUMMARY REPORT FOR APN 556-104-18-00

01/25/22 Initial inspection was made, property was found to be in violation.

02/08/22 Mailed 30 day courtesy notice to the owner.

02/16/22 Courtesy notice returned "attempted not known".

03/11/22 Re-inspection was made, property was found to be in violation.

03/11/22 Posted property.

03/14/22 Mailed 10 day final notice to the owner, certified mail.

03/23/22 Certified notice returned "unclaimed".

03/23/22 Verified ownership information with County of San Diego.

03/25/22 Final inspection was made, property was found to be in violation.

03/25/22 Verified ownership information with County of San Diego.

03/30/22 Work order authorization signed by District Official.

04/04/22 F.P.S.I. crews abated the property.

04/05/22 The owner was mailed a bill at the contracted rates.

04/14/22 The owner was mailed a final bill.

04/27/22 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

NOTICE TO ABATE PUBLIC NUISANCE

Owner: Kennedy Family Trust
Address: 3928 Palm Dr
Bonita, CA 91902

Parcel Number: 556 104 18 00

Date: 2/8/2022

COPY

Location of Public Nuisance: 333 National City Blvd

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within thirty (30) days of 2/8/2022**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at your expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774
Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774
Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

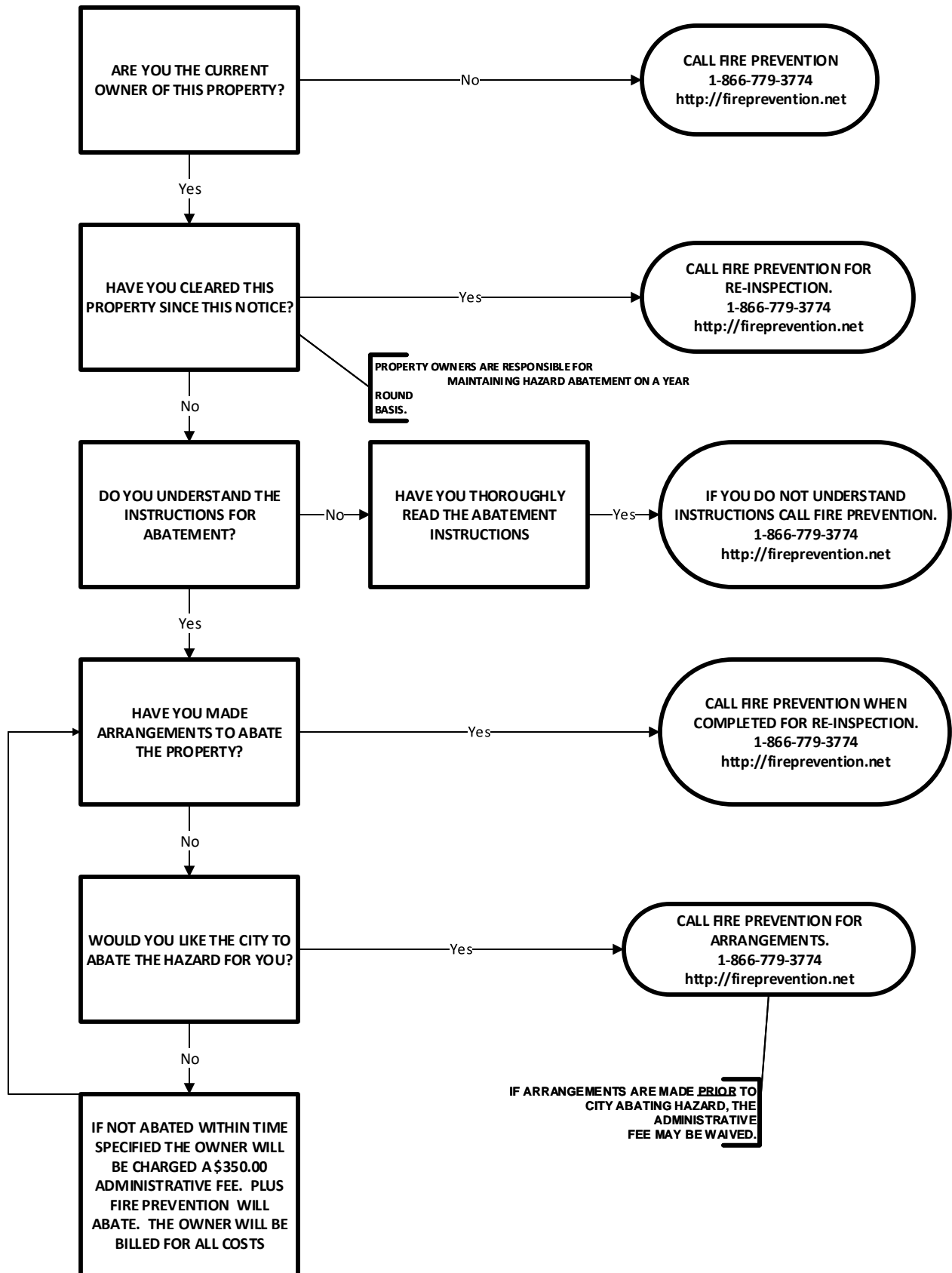
1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice. The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.



Re-Inspection 03/11/22



Re-Inspection 03/11/22



Re-Inspection 03/11/22



Re-Inspection 03/11/22



Re-Inspection 03/11/22



Re-Inspection 03/11/22

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd : NATIONAL CITY, CA. 91950-4596

FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: Kennedy Family Trust
Address: 3928 Palm Dr
Bonita, CA 91902

Parcel Number: 556 104 18 00

Date: 3/14/2022

COPY

Location of Public Nuisance: 333 National City Blvd

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 3/14/2022**. **Your failure to comply with this order will result in you being charged the administrative fee and the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774

Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

notice. 1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice. The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Fire Prevention Services***



Final Inspection 03/25/22



Final Inspection 03/25/22



Final Inspection 03/25/22



03/30/22 Inspection



03/30/22 Inspection



03/30/22 Inspection

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Bonita, CA 91902

OFFICIAL USE ONLY

Certified Mail Fee	\$3.75
\$	\$3.05
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input checked="" type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.58
\$	
Total Postage	\$7.38



03/14/2022

Sent To 556 104 18 00
 Street and Apt Kennedy Family Trust
 3928 Palm Dr
 City, State, Zip Bonita CA 91902

NC

7020 0640 0002 0681 8169

Fire Prevention Services

P. O. Box 1720
El Cajon, CA 92022-1720

152<20616
JM 3

SAN DIEGO CA 920

8 FEB 2022 PM 1 L



RECEIVED
FEB 16 2022

**IMPORTANT
WEED & HAZARD
ABATEMENT NOTICE
INSIDE**

RECEIVED
910 2A N C0002/10/22
UNABLE TO FORWARD/FOR REVIEW
C0003
BCI 99130220739306876 ANK
DU 1052-05271-10705

Sender: Kennedy Family Trust
Address: 3928 Palm Dr
Bonita, CA 91902

Parcel Number: 556 104 15

Date: 2/8/2022

NIXIE 910 DC 1 0002/13/22
RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD
BC: 92022172020 *1404-07631-08-36

Location of Public Nuisance: 333 National City Blvd

91902-251828

CERTIFIED MAIL



7020 0640 0002 0681 8169

Fire Prevention Services

P. O. Box 1720
El Cajon, CA 92022-1720

1ST NOTICE 3/18/22
2ND NOTICE
RETURNED

**IMPORTANT
WEED & HAZARD
ABATEMENT NOTICE
INSIDE**



1000



91902

U.S. POSTAGE PAID
FCM LETTER
SAN DIEGO, CA
92139
MAR 14, 22
AMOUNT

\$7.38

R2304E106846-15

RECEIVED
MAR 23 2022

**RETURN RECEIPT
REQUESTED**

Sender: Kennedy Family Trust
Address: 3928 Palm Dr
Bonita, CA 91902

Parcel Number: 556 104

Date: 3/14/2022

NIXIE 910 FE 1 0003/16/22
RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD
BC: 92022172020 *0952-05973-16-18

Location of Public Nuisance: 333 National City Blvd

Instructions for Abatement: **Please clear the entire property of all weeds**
and debris must be removed from the property. (Please ma

92022>1720

Fire Prevention Services

P. O. Box 1720

El Cajon, CA 92022-1720

SAN DIEGO CA 920

23 MAY 2022 PM 3 L



Does not
live here

Please
Return

RECEIVED
JUN 19 2022

556-104-18-00

URGENT NOTIFICATION

Kennedy Family Trust
3928 Palm Dr.
Bonita, CA. 91902

ADNT 556 104 18 00

NIXIE 910 FE 1 0006/07/22

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

BC: 92022172020 *1052-05658-07-31

ANK
91902-251820
92022-1720

Fire Prevention Services

P. O. Box 1720

El Cajon, CA 92022-1720

SAN DIEGO CA 920

5 APR 2022 PM 5 L



Does not live here
Please

REC
JUN 19 2022

4/5/2022

Kennedy Family Trust
3928 Palm Dr
Bonita, CA 91902

NIXIE 910 FE 1 0006/07/22

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

BC: 92022172020 *1504-00768-05-39

ANK
91902-251820
92022-1720

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

WORK ORDER AUTHORIZATION

Authorization # 7683

Owner: Kennedy Family Trust
Address: 3928 Palm Dr
Bonita, CA 91902

Parcel #556 104 18 00 Job location:333 National City Blvd

Authorized by: _____

Signature: _____ Date: 3-30-22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE VIOLATION / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

	Entire Parcel	Fire Break
Hand Cutting:	<u>2780</u> sq. ft.	Removal: _____ cu. yds.
Tractor Mowing:	_____ sq. ft.	Discing: _____ sq. ft.

CREW INFORMATION

<u>Crew</u>	<u>Date</u>
Type: <u>HAND</u>	<u>4/4/23</u>
Type: _____	_____
Type: _____	_____
Type: _____	_____

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

= METROSCAN PROPERTY PROFILE =
San Diego (CA)

=====

OWNERSHIP INFORMATION

=====

Parcel Number :556 104 18 00
 Owner :Kennedy Family Trust
 CoOwner :
 Site Address :333 National City Blvd National City 91950
 Mail Address :3928 Palm Dr Bonita Ca 91902
 Owner Phone :

=====

SALES AND LOAN INFORMATION

=====

Transferred	:04/09/2001	Loan Amount	:
Document #	:215417	Lender	:
Sale Price	:	Loan Type	:
Deed Type	:	Interest Rate	:
% Owned	:	Vesting Type	:

=====

ASSESSMENT AND TAX INFORMATION

=====

Land	:\$336,877	Exempt Type	:
Structure	:\$4,165	Exempt Amount	:
Other	:	Tax Rate Area	:06045
Total	:\$341,042	21-22 Taxes	:\$4,273.08
% Improved	:1		

=====

PROPERTY DESCRIPTION

=====

Map Grid :
 Census :Tract:118.01 Block:2
 Zoning :C Commercial
 Land Use :631 Com,Garage,Parking Lot,Used Car
 Bldg Use :*unknown Building Use*
 Sub/Plat :
 Map Number :000034
 Legal :LOT 1 TR 34
 :
 :
 Tract Number :34
 Lot :1
 Block :

=====

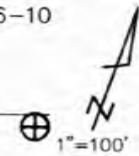
PROPERTY CHARACTERISTICS

=====

Bedrooms :	Lot Acres	:.38	YearBuilt	:1974
Bathrooms:	Garage Space	:	Lot SqFt	:16,471
Units :	View	:	Bldg SqFt	:264
Pool :	Stories	:		

*Information compiled from various sources. CoreLogic makes no representations
 or warranties as to the accuracy or completeness of information contained in this report.*

AVE)

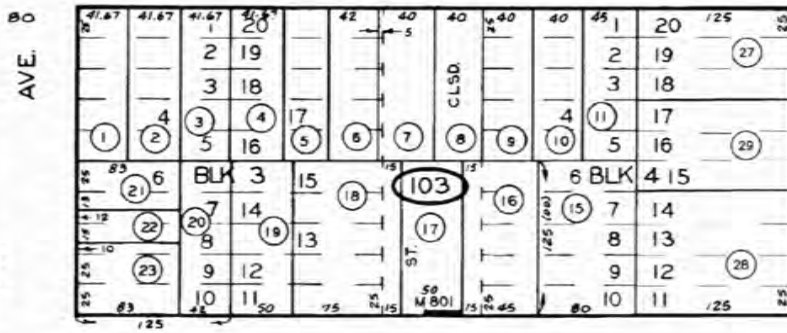
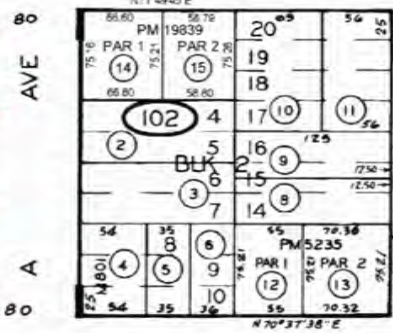
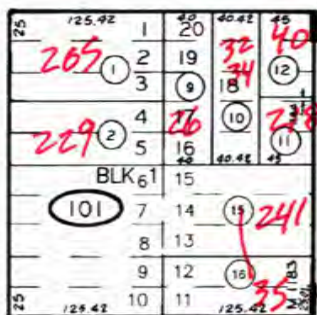


556-042
101
131
132
150

BLVD. (NATIONAL

80 SECOND

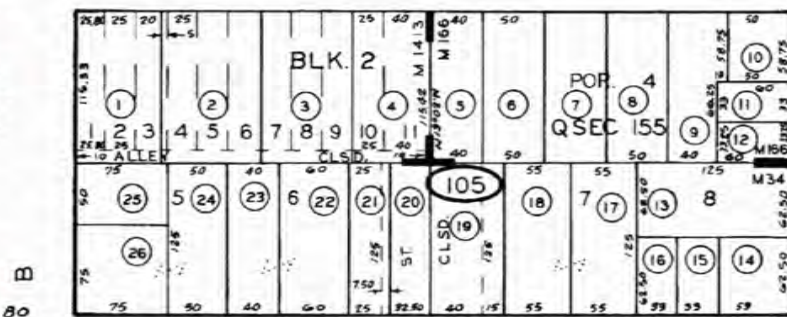
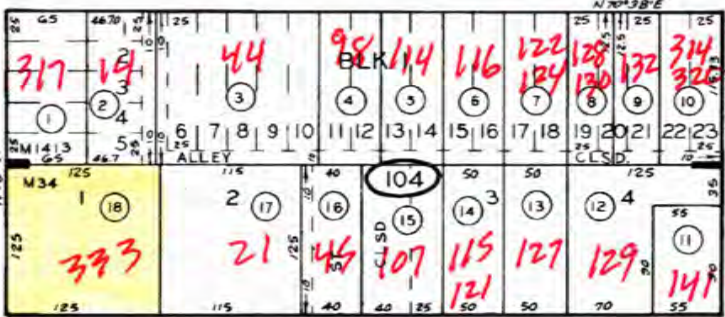
ST 80



AVE. 80

80 THIRD

ST 80



D 80

80 FOURTH

ST 80

556-042
101
131
132
150

NATIONAL CITY



9/22/2005 SM

BLK	OLD	NEW	YR	CUT
103	110	VAR 1-23		
104	34	VAR 1-18		
		1041-VAR		
105	132	VAR 1-26	AS	10003
101	5-B	14	89	2002
103	12-14	24-27	01	1557
101	13&14	15&16	01	1372
103	24,25	28&29	01	1542
102	1	14&15	06	1686

12

6-14-05
SAN DIEGO COUNTY
ASSESSOR'S MAP
BOOK 556 PAGE 10

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL SUBDIVISION OR BUILDING ORDINANCES.

MAP 1413-REAS SUB.
MAP 1183-JL PEARSONS SUB.
MAP 801-PEARSONS SUB.
MAP 166-RANCHO DE LA NACION-POR 1/4 SEC. 155
MAP 34-HUBBLES SUB.
ROS 13498

2,780'

Work space for diagrams and amount of work done

Hand Sq. Ft.:

~~2,080~~

Tractor Sq. Ft.:

Total Removal Cu. Yds.:

Dump ticket:

Dump Charge:

Hand cut

1. 10' x 15' = 150'

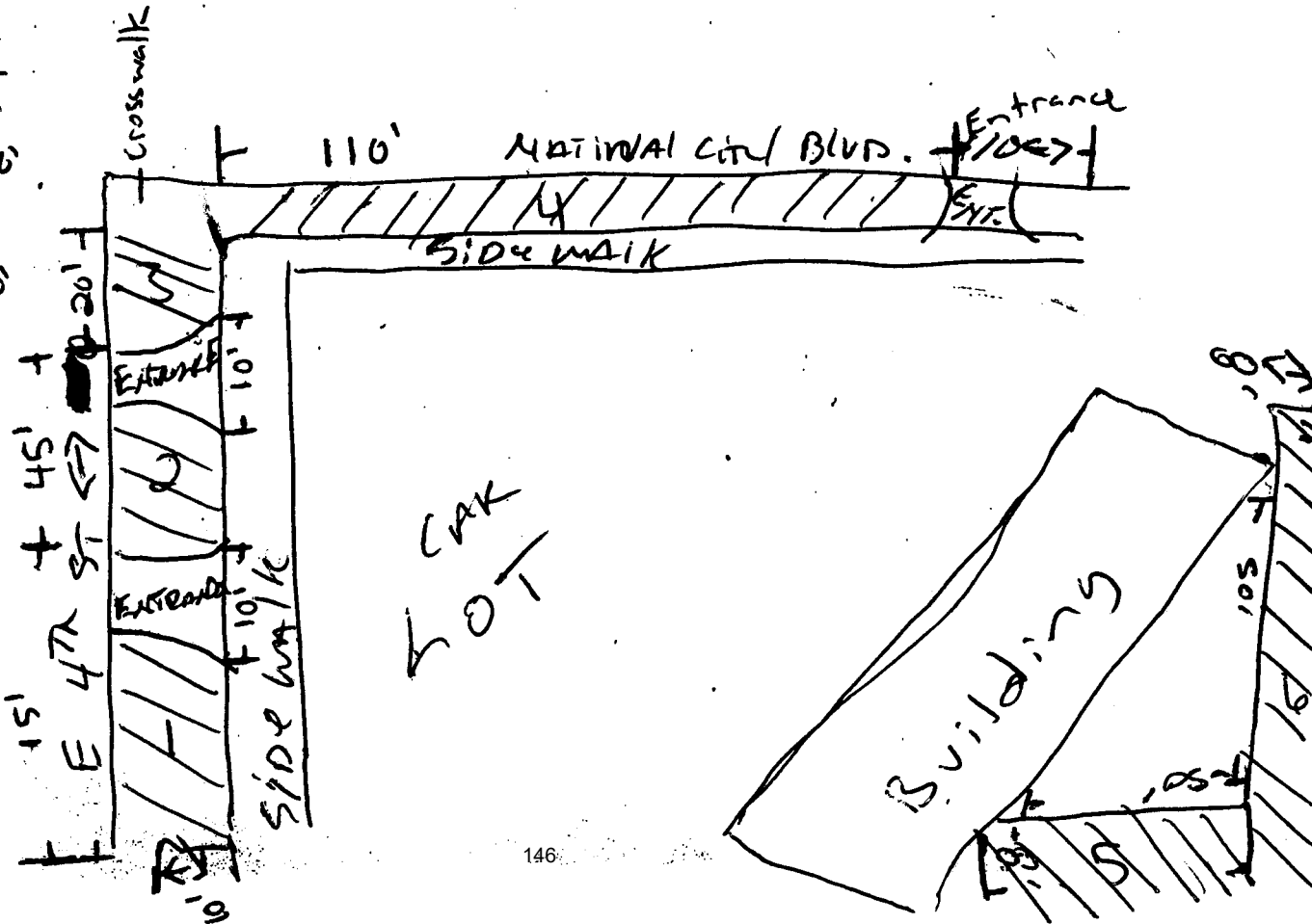
2. 10' x 45' = 450'

3. 10' x 20' = 200'

4. 10' x 110' = 1,100'

5. 8' x 50' = 400'

6. 8' x 60' = 480'





Network: Apr 4, 2022 at 7:45:58 AM PDT
 Local: Apr 4, 2022 at 7:45:58 AM PDT
 N 32° 40' 46.355", W 117° 6' 27.965"
 240° SW
 333 National City Blvd
 National City CA 91950
 United States



Before 04/04/22

Network: Apr 4, 2022 at 7:47:13 AM PDT

Local: Apr 4, 2022 at 7:47:13 AM PDT

N 32° 40' 47.201", W 117° 6' 30.009"

162° S

317 National City Blvd

National City CA 91950

United States



Before 04/04/22

Network: Apr 4, 2022 at 8:07:30 AM PDT

Local: Apr 4, 2022 at 8:07:30 AM PDT

N 32° 40' 47.089", W 117° 6' 29.331"

53° NE

333 National City Blvd

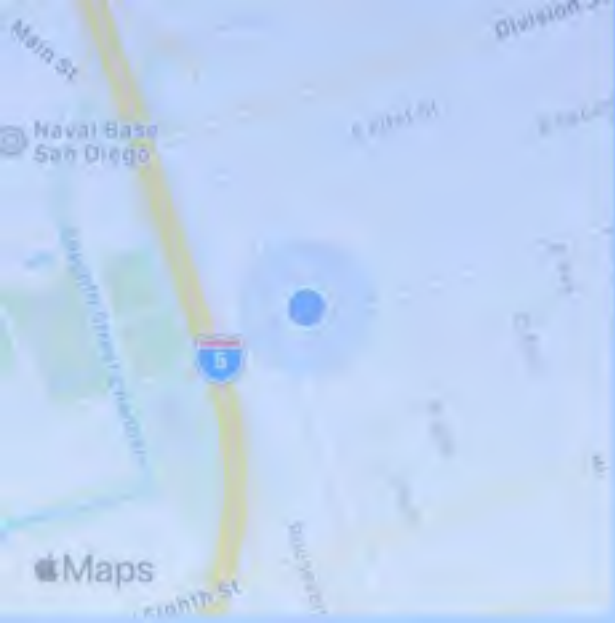
National City CA 91950

United States



Before 04/04/22





Network: Apr 4, 2022 at 8:08:34 AM PDT
Local: Apr 4, 2022 at 8:08:34 AM PDT
N 32° 40' 46.865", W 117° 6' 28.550"

325° NW
333 National City Blvd
National City CA 91950
United States



Before 04/04/22



Network: Apr 4, 2022 at 8:36:22 AM PDT

Local: Apr 4, 2022 at 8:36:21 AM PDT

N 32° 40' 46.995", W 117° 6' 29.893"

161° S

317 National City Blvd

National City CA 91950

United States



After 04/04/22

Network: Apr 4, 2022 at 8:37:21 AM PDT
Local: Apr 4, 2022 at 8:37:21 AM PDT
N 32° 40' 47.227", W 117° 6' 29.371"
53° NE

317 National City Blvd
National City CA 91950
United States



After 04/04/22

Network: Apr 4, 2022 at 8:38:15 AM PDT

Local: Apr 4, 2022 at 8:38:15 AM PDT

N 32° 40' 46.840", W 117° 6' 28.575"

324° NW

333 National City Blvd

National City CA 91950

United States



After 04/04/22



Network: Apr 4, 2022 at 8:52:03 AM PDT

Local: Apr 4, 2022 at 8:52:03 AM PDT

N 32° 40' 46.071", W 117° 6' 29.453"

54° NE

333 National City Blvd

National City CA 91950

United States



After 04/04/22

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

4/5/2022

Kennedy Family Trust
3928 Palm Dr
Bonita, CA 91902

Parcel # 556 104 18 00
Location: 333 National City Blvd
-

Dear Kennedy Family Trust,

This letter is to inform you that the **Public Nuisance** on the above referenced property was abated pursuant to a prior Notice to Abate and order of the City of National City.

Fire Prevention Services was contracted by the City of National City to help reduce Public Nuisances and potential fire violations thus improving the safety of its citizens.

The abatement work on your property was performed as mandated by The National City Municipal Code Chapter 1.36. The charges thus far total \$628.00. You will incur no further costs if this amount is paid within fifteen (15) days of the date of this notice.

Failure to pay this bill may result in the filing of an abatement lien upon your property.

Please make your check payable to Fire Prevention Services and include the Parcel # 556 104 18 00 on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06

COPY

NATIONAL CITY SCHEDULE OF FEES

<u>Tractor Mowing</u>		quantity	sub total
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____

Hand Labor

A. per square foot of area abated	\$0.10	2,780 sq. Ft.	278.00
-----------------------------------	--------	---------------	--------

COPY

Dozer Operation

A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____

Debris Remediation (includes chipping, grinding, and/or shredding)

A. per cubic yard of material prior to chipping, and or compacting	\$38.00	X	_____ cu.yds =	_____
B. dump fees			(reimbursement of cost)	_____

Administrative Fee (failure to comply by deadline of notice)

A. per parcel	\$350.00	1	\$350.00
---------------	----------	---	----------

Attorney Services

A. per parcel, per hour	\$200.00	_____	_____
-------------------------	----------	-------	-------

Assessment Fees (includes preparing reports, attending hearings, etc.)

A. cost confirmation fee, per parcel	\$275.00	_____	_____
--------------------------------------	----------	-------	-------

Miscellaneous Fees Per Parcel

A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees		(reimbursement of cost)	_____

FILE # 7683 APN # 556-104-18-00 **TOTAL** \$ 628.00

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

Final Bill

4/14/2022

Kennedy Family Trust
3928 Palm Dr
Bonita, CA 91902

COPY

Ref: Parcel # 556 104 18 00

Dear Kennedy Family Trust,

This is a reminder of the letter we sent you on 4/5/2022 and we have not received payment in the amount of \$628.00

If we do not receive payment within 10 days we will be required to seek appropriate action to collect these monies.

This action may include filing an abatement lien on your property and forwarding this bill to our collection agency. Under state and local law, costs for such action will be added to your total amount. Please tender a check to us immediately to avoid any further action.

Make your check payable to **Fire Prevention Services, Inc.**, and include the Parcel # 556 104 18 00 on the check.

Should you need to discuss this matter you may contact us at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720
(619) 562-1058 fax (619) 445-6336

DOC# 2022-0194485



May 04, 2022 03:57 PM
OFFICIAL RECORDS
Ernest J. Dronenburg, Jr.,
SAN DIEGO COUNTY RECORDER
FEES: \$0.00 (SB2 Atkins: \$0.00)

AND WHEN RECORDED MAIL TO
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720

PAGES: 1

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT

TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE HEREIN DESCRIBED PROPERTY

WHEREAS it was determined that a violation of Chapter 1.36 of the National City Municipal Code did exist, and

WHEREAS such violation was ordered abated, and

WHEREAS representatives of the National City Fire Department abated the violation(s) on 4/4/2022, and

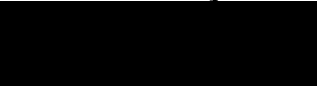
WHEREAS the charge for such abatement amounted to \$698.00;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is Kennedy Family Trust at 3928 Palm Dr, Bonita, CA 91902 described as follows:

APN # 556 104 18 00
ADDRESS: 333 National City Blvd
LEGAL DESCRIPTION: Lot 1 Tr 34

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City Council shall become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of such claim shall be plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: April 27, 2022

BY: 
Ken Osborn, Fire Prevention Services, Inc.,
Designee for National City Fire Department

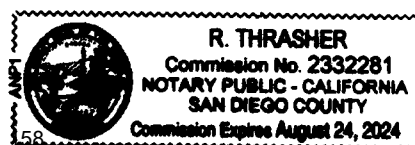
Certificate Of Acknowledgement

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On April 27, 2022 before me, R Thrasher, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.



(Seal)

SUMMARY REPORT FOR APN 556-214-10-00

11/15/22 Initial inspection was made, property was found to be in violation.

12/08/22 Mailed 30 day courtesy notice to the owner.

01/09/23 Re-inspection was made, property was found to be in violation.

01/09/23 Posted property.

01/09/23 Verified ownership information with County of San Diego.

01/09/23 Mailed 10 day final notice to the owner, certified mail.

01/24/23 Final inspection was made, property was found to be in violation.

02/08/23 Work order authorization signed by District Official admin fee only.

02/09/23 The owner was mailed an Administrative bill at the contracted rates.

02/14/23 Certified notice returned "unable to forward".

02/27/23 The owner was mailed a final bill.

03/27/23 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.



City of National City Fire Department

National City Municipal Code 9.12.010 and or 912.020



FIRE PREVENTION SERVICES INC.

Fire Prevention Services Inc., is a contracted agent for the
City of National City

Owner: AYALA, NATALIE ANALY
365 El Loro St
CHULA VISTA, CA 91911

Date: 12/08/2022

Case #: NC-22-153

Parcel Number: 5562141000

Location: 332 E 5Th St, NATIONAL CITY, CA, 91950

Why am I receiving this notification?

This notice is to inform you that weeds and or other material on your property violate the City of National City Municipal Code and constitute a public nuisance under National City Municipal section 9.12.101 and/or 912.020. You are receiving this notice because the most recent San Diego County property records show that you are the owner of the identified parcel (parcel number can be found above your name on this notice). If you do not own this property and have received this notice in error, please call Fire Prevention Services as soon as possible: 619-562-1058 ext. 304 or go to <http://fireprevention.net>. You may also contact the City of National City directly at (619) 336-4550.

- A. All weeds or dry grasses over (4") in height.
- B. Weeds which bear seeds of downy or wingy nature
- C. Sagebrush, chaparral, and other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent property
- D. Weeds which are noxious or dangerous
- E. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public
- F. Dry grass, stubble, brush, litter or other flammable material which endangers the public safety by creating a fire hazard in a portion a portion of the city which has been zoned for single and multiple residence purposes.

Instruction for Abatement

Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

What do I need to do?

Within (30) days from the date on this notice, you must remove the vegetation or waste matter which is creating a nuisance. The work required to remove the fire hazard is described above. You may also go to the Fire Prevention Services website for additional information. If you have read the information on the Fire Prevention Services website and read the abatement instructions included with this Notice, but you remain unclear about what to do, please contact Fire Prevention Services or the National City Fire Department immediately. The City and Fire Prevention Services can work with you to establish a work plan and to adjust deadlines in consideration of the property-specific conditions

What happens if I do not clear my property within 30 days?

If you do not voluntarily clear the nuisance from your property within (30) days, you will be sent a final Notice, providing (10) days to abate the nuisance before the City initiates forced abatement procedures. If the City completes or causes another to complete the required work, you will be responsible for the cost incurred per City of National City Municipal Code section/s 9.12.010 and/or 912.020

Appeal Process

Within (10) days from the date of posting, mailing or personal service of the required notice the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058

Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058

Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,



619-562-1058 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***

***You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Photo	Details
	<p>Title: Initial</p> <p>Date: Dec 08, 2022 11:28</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Initial</p> <p>Date: Dec 08, 2022 11:28</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Initial</p> <p>Date: Dec 08, 2022 11:28</p> <p>Uploaded by: Michael Horkos</p>

rev. 03/27/06, 04/24/06, 06/21/06, 3/15/2022

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058

Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058

Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,

619-562-1058 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

rev. 03/27/06, 04/24/06, 06/21/06, 3/1/2022


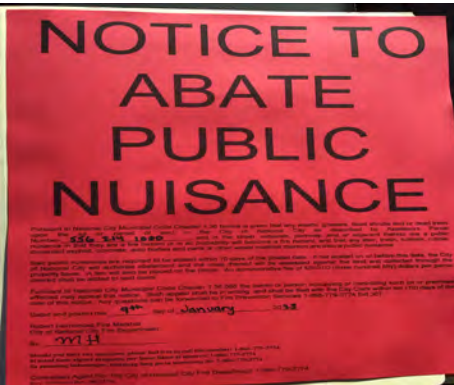
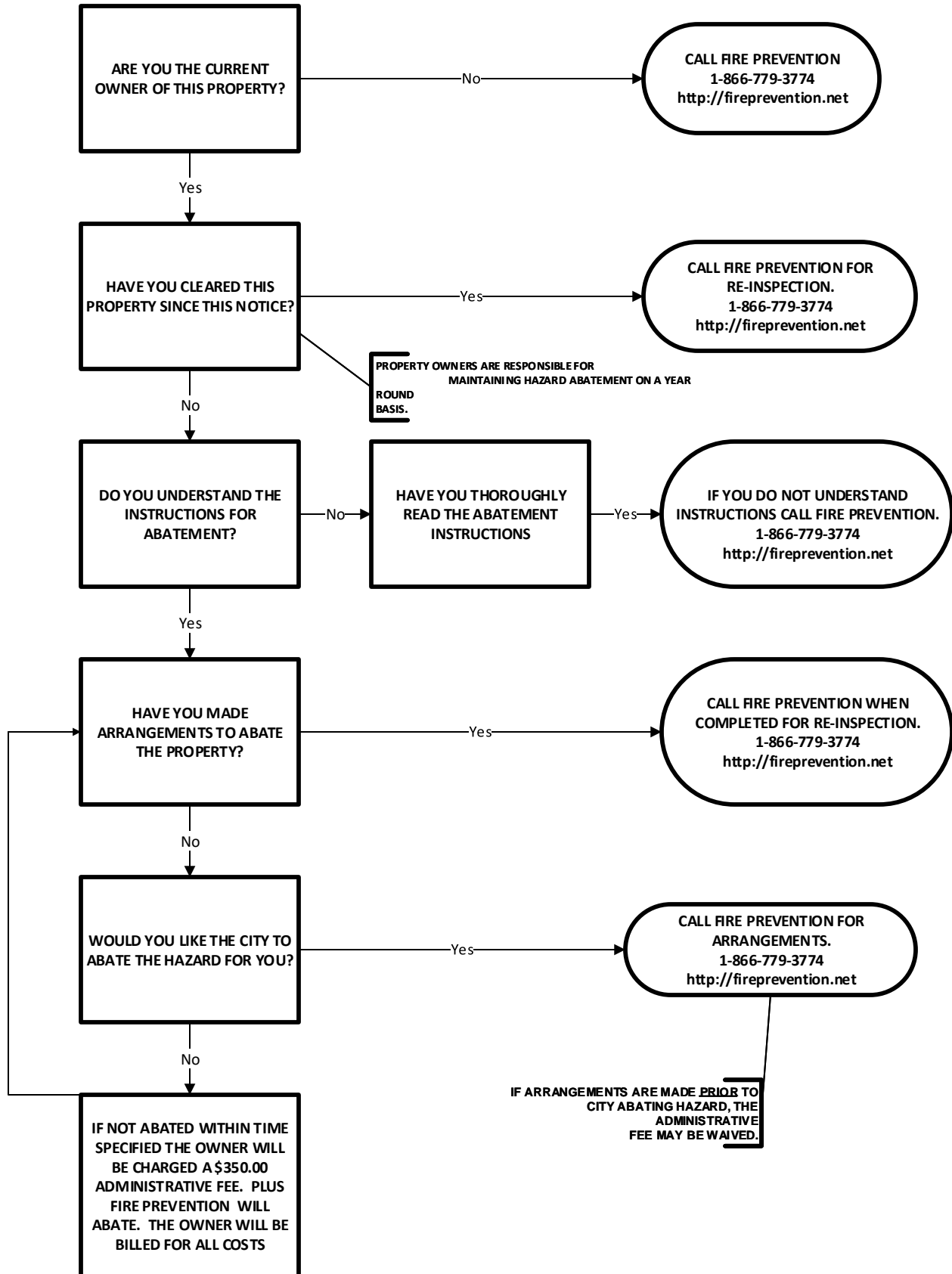
Photo	Details
	<p>Title: Posting Page</p> <p>Date: Jan 09, 2023 14:16</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Posting Page</p> <p>Date: Jan 09, 2023 14:16</p> <p>Uploaded by: Michael Horkos</p>

Photo	Details
	<p>Title: Re inspection</p> <p>Date: Jan 09, 2023 14:16</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection</p> <p>Date: Jan 09, 2023 14:16</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection</p> <p>Date: Jan 09, 2023 14:16</p> <p>Uploaded by: Michael Horkos</p>

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

CITY OF NATIONAL CITY FIRE DEPARTMENT
1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596
FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: AYALA, NATALIE ANALY
365 El Loro St
CHULA VISTA, CA 91911
Case #: NC-22-153

Date: 01/09/2023

Parcel Number: 5562141000

Location of Public Nuisance: **332 E 5Th St, National City, CA, 91950**

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 01/09/2023**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace the the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

Final Inspection 01/24/23



Final Inspection 01/24/23



Final Inspection 01/24/23

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

\$

Extra Services & Fees (check box, add fees as appropriate)

- Return Receipt (hardcopy) \$ _____
- Return Receipt (electronic) \$ _____
- Certified Mail Restricted Delivery \$ _____
- Adult Signature Required \$ _____
- Adult Signature Restricted Delivery \$ _____

Postage

\$

Total Postage and Fees

\$

Sent To

NC-22-153
Ayala, Natalie Analy
Street and Apt. No. or PO Box No.
365 El Loro St
City, State, ZIP+4® 174
Chula Vista, CA 91911



7020 0640 0002 0682 3255

CERTIFIED MAIL

Fire Prevention Se
P. O. Box 1720
El Cajon, CA 92022-17

NL 2/11/23



7020 0640 0002 0682 3255

IMPORTANT
WEED & HAZARD
ABATEMENT NOTICE
INSIDE

NET POSTAGE
\$7.82⁰
WE POSTAGE
FIRST-CLASS
92022-1720
EL CAJON, CA 92022



NL
2/11

RECEIVED
FEB 14 2023

Owner: AYALA, NATALIE ANALY
365 El Loro St
CHULA VISTA, CA 91911
Case #: NC-22-153

NI XIE 911 OF 2 2022
RETURN TO SENDER
INSUFFICIENT ADDRESS
NEAR P TO FORWARD
92022-1720 92022-1720

0 1 2 3 4 5 6 7 8 9

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

NC-22-153

YALA, NATALIE ANALY
365 EL LORO ST.
CHULA VISTA, CA. 91911



9590 9402 7084 1251 6117 09

2. Article Number (Transfer from service label)

7020 0640 0002 0682 3255

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X Agent Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | |

Priority Mail
 Registered Mail Restricted Delivery
 (500)

Domestic Return Receipt

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: National City, CA 91950-4596

WORK ORDER AUTHORIZATION

Authorization # NC-22-153

Owner: AYALA, NATALIE ANALY

Address: AYALA, NATALIE ANALY
365 El Loro St
CHULA VISTA, CA 91911

ADMIN ONLY

Parcel #5562141000

Job location: 332 E 5th St, National City, CA, 91950

Authorized by: EDDIE SANCHEZ

Signature: 

Date: 02-08-23

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE HAZARD / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

Circle One: Entire Parcel Fire Break	
Hand Cutting: _____ sq. ft.	Hauling: _____ cu. yds.
Tractor Mowing: _____ sq. ft.	Discing: _____ sq. ft.

CREW INFORMATION

Crew	Date
Name: _____	_____
Name: _____	_____
Name: _____	_____
Name: _____	_____
Name: _____	_____

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

ADMINISTRATIVE BILL

Case #NC-22-153 APN: 5562141000
AYALA, NATALIE ANALY
365 El Loro St
CHULA VISTA, CA 91911

Date: 02/09/2023

Location: 332 E 5Th St, National City, CA, 91950

Dear AYALA, NATALIE ANALY,

Fire Prevention Services has been contracted by the City of National City to help reduce potential fire hazards / public nuisances, thus improving the safety of its citizens.

Your property was re-inspected and found to still be in violation of the National City Municipal Code Chapter 1.36. As stated in the notice, if the violation is not corrected prior to the deadline you will be charged an administrative fee.

A final inspection was performed on the above referenced parcel, as of 02/09/2023 this parcel is in compliance with the National City Municipal Code Chapter 1.36.

Due to the abatement not being completed by the deadline, you are being charged the administrative fee. Thus far your bill is \$350.00 and if paid within fifteen (15) days of this notice no further costs will be incurred by you.

Please make check payable to **F.P.S.I.** and please include the Case #**NC-22-153** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.05/19/06, rev. 11/18/21, rev. 3/1/2022

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

FINAL BILL

Case #NC-22-153 APN: 5562141000
AYALA, NATALIE ANALY
365 El Loro St
CHULA VISTA, CA 91911

02/27/2023

Location: 332 E 5Th St, National City, CA, 91950

Dear AYALA, NATALIE ANALY,

You have failed to pay the bill dated , to date we have not received payment.

If we do not receive payment within 10 days in the amount of \$350.00 we will be forced to bring appropriate action to collect these monies.

The further action will include the filing of an abatement lien on the property in question, as well as the forwarding to our collection agency. Under state and local law the costs of these actions will be added to the amount referenced above.

To avoid this action, please pay now.

Make check payable to **F.P.S.I.** and please include the Case #**NC-22-153** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.11/11/2021, rev. 3/1/2022

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
Oceanside, CA 92022-0720
(619) 962-1998 Fax (619) 445-6336

UNRECORDED RECORDED STATEMENT
Fire Prevention Services, Inc.
PO Box 1720
Oceanside, CA 92022-0720

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT

**TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE
HEREIN DESCRIBED PROPERTY**

WHEREAS it was determined that a violation of National City Municipal Code Chapter 1.36 did exist, and

WHEREAS such violation was ordered abated, and

WHEREAS representatives of the City of National City abated the violation (s), and

WHEREAS the charge for such abatement amounted to \$420.00;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner
the property is AYALA, NATALIE ANA/Nat 365 El Loro St, CHULA VISTA, CA, 91911 described as follows:

APN = 5562141000 CASE # NC-22-153
ADDRESS: 332 E 5Th St, National City, CA, 91950
LEGAL DESCRIPTION: LOT:19,20 BLK:4 CITY:NATIONAL CITY SUBD:J D OCONNELLS SUBDIVISION TR#:468 T
468 BLK 4th LOTS 19 & 20th MAP REF:000468

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California
Revenue and Taxation Code Section 3712. After confirmation by the City it may become a special assessment on the property tax
bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of
claim shall be \$420.00 plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal
action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and a
to said obligation.

DATED: 03/27/2023

BY: 
Ken Osborn, Fire Prevention Services, Inc.,
Designee for City of National City

Certificate Of Acknowledgment

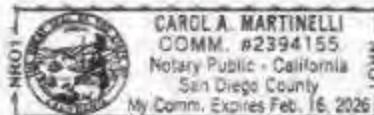
Notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truth,
accuracy, or validity of that document.

State of California)
County of San Diego)

On 03/27/2023 before me, Carol A. Martinelli, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of
satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/it
executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the
entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



(Seal)

SUMMARY REPORT FOR APN 557-071-01-00

03/10/22 Initial inspection was made, property was found to be in violation.

03/10/22 Mailed 30 day courtesy notice to the owner.

04/15/22 Re-inspection was made, property was found to be in violation.

04/15/22 Posted property.

04/15/22 Mailed 10 day final notice to the owner, certified mail.

04/26/22 Verified ownership information with County of San Diego.

04/26/22 Final inspection was made, property was found to be in violation.

04/28/22 Work order authorization signed by District Official, admin fee only.

04/28/22 The owner was mailed an Administrative bill at the contracted rates.

06/08/22 The owner was mailed a final bill.

06/14/22 Certified notice returned "unable to forward".

06/22/22 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

NOTICE TO ABATE PUBLIC NUISANCE

Owner: Berdeja Alfredo

Parcel Number: 557 071 01 00

Address: 2204 E 4th St

Date: 3/10/2022

National City, CA 91950

COPY

Location of Public Nuisance: 2204 E 4th St

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within thirty (30) days of 3/10/2022**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building of premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774

Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

1-866-779-3774 ext. 307 or <http://fireprevention.net>

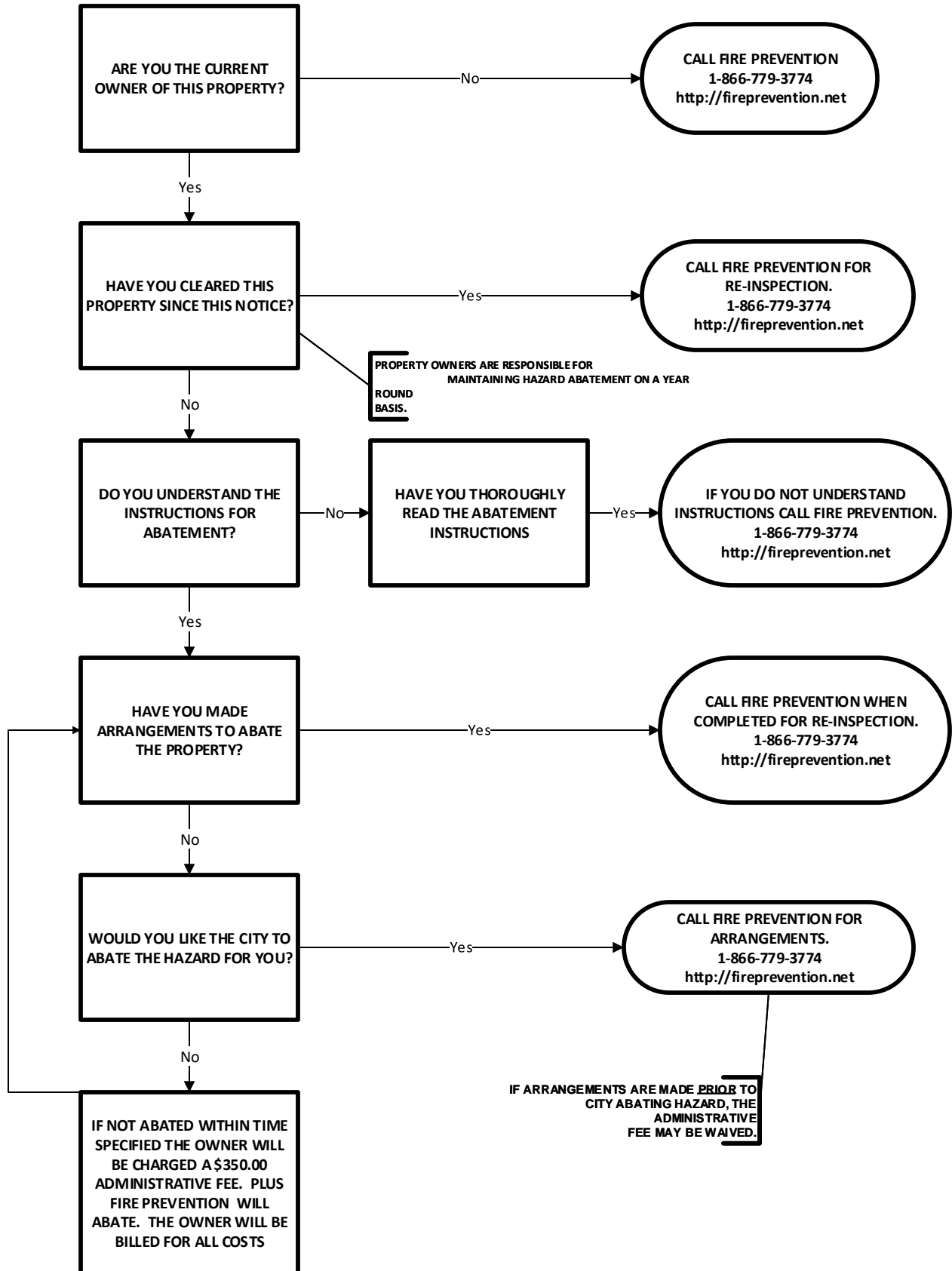
**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.



Re-Inspection 04/15/22



Re-Inspection 04/15/22



Re-Inspection 04/15/22



Re-Inspection 04/15/22

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd : NATIONAL CITY, CA. 91950-4596

FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: Berdeja Alfredo

Parcel Number: 557 071 01 00

Address: 2204 E 4th St

Date: 4/15/2022

National City, CA 91950

COPY

Location of Public Nuisance: 2204 E 4th St

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 4/15/2022**. **Your failure to comply with this order will result in you being charged the administrative fee and the City having your property cleaned by the City's contractor at your expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

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- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

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If you should have any questions, please feel free to call this number: 1-866-779-3774

Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

notice. 1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice. The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Fire Prevention Services***



Final Inspection 04/26/22



Final Inspection 04/26/22



Final Inspection 04/26/22



Final Inspection 04/26/22



Inspection 04/28/22



Inspection 04/28/22



Inspection 04/28/22



Inspection 04/28/22

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®

National City, CA 91950

Certified Mail Fee

\$3.75

Extra Services & Fees (check box, add fee as indicated)

- | | | | |
|--------------------------|-------------------------------------|----|--------|
| <input type="checkbox"/> | Return Receipt (hardcopy) | \$ | \$0.00 |
| <input type="checkbox"/> | Return Receipt (electronic) | \$ | \$0.00 |
| <input type="checkbox"/> | Certified Mail Restricted Delivery | \$ | \$0.00 |
| <input type="checkbox"/> | Adult Signature Required | \$ | \$0.00 |
| <input type="checkbox"/> | Adult Signature Restricted Delivery | \$ | \$0.00 |

Postage

\$0.58

Total Fee

\$4.33

Sent To

557 071 01 00
Berdeja Alfredo

Street/An

2204 E 4th St

City, State

National City CA 198

91950



04/15/2022

NC

7020 0640 0002 0687 8299

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

WORK ORDER AUTHORIZATION

Authorization # 7779

Owner: Berdeja Alfredo
Address: 2204 E 4th St
National City, CA 91950

ADMIN ONLY

Parcel #557 071 01 00 Job location:2204 E 4th St

Authorized by: R. DREW

Signature:  _____

Date: 4-28-22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE VIOLATION / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

	Entire Parcel	Fire Break
Hand Cutting:	_____ sq. ft.	Removal: _____ cu. yds.
Tractor Mowing:	_____ sq. ft.	Discing: _____ sq. ft.

CREW INFORMATION

<u>Crew</u>	<u>Date</u>
Type: _____	_____
Type: _____	_____
Type: _____	_____
Type: _____	_____

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

ADMINISTRATIVE BILL

4/28/2022

COPY

Berdeja Alfredo
2204 E 4th St
National City, CA 91950

Parcel # 557 071 01 00
Location: 2204 E 4th St

Dear Berdeja Alfredo,

Fire Prevention Services has been contracted by the City of National City to help reduce potential fire violations thus improving the safety of its citizens.

Your property was re-inspected on 4/26/2022 and found to still be in violation of the National City Municipal Code Chapter 1.36. As stated in the notice, if the violation is not corrected prior to the deadline you will be charged an administrative fee.

A final inspection was performed on the above referenced parcel, as of 4/28/2022 this parcel is in compliance with the National City Municipal Code Chapter 1.36.

Due to the abatement not being completed by the deadline, you are being charged the administrative fee. Thus far your bill is \$ 350 and if paid within fifteen (15) days of this notice no further costs will be incurred by you.

Please make check payable to F.P.S.I. and please include the File # 557 071 01 00 on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06

NATIONAL CITY SCHEDULE OF FEES

<u>Tractor Mowing</u>		quantity	sub total
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____

<u>Hand Labor</u>			
A. per square foot of area abated	\$0.10	_____ sq. Ft.	_____

COPY

<u>Dozer Operation</u>			
A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____

<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)			
A. per cubic yard of material prior to chipping, and or compacting	\$38.00	X _____ cu.yds =	_____
B. dump fees	(reimbursement of cost)	_____	_____

<u>Administrative Fee</u> (failure to comply by deadline of notice)			
A. per parcel	\$350.00	<u>1</u>	<u>\$350.00</u>

<u>Attorney Services</u>			
A. per parcel, per hour	\$200.00	_____	_____

<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)			
A. cost confirmation fee, per parcel	\$275.00	_____	_____

<u>Miscellaneous Fees Per Parcel</u>			
A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees	(reimbursement of cost)	_____	_____

FILE # 7779 APN #557-071-01-00 **TOTAL** \$ 350.00

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

Final Bill

6/8/2022

COPY

Berdeja Alfredo
2204 E 4th St
National City, CA 91950

Ref: Parcel # 557 071 01 00

Dear Berdeja Alfredo,

This is a reminder of the letter we sent you on 4/28/2022 and we have not received payment in the amount of \$350.00

If we do not receive payment within 10 days we will be required to seek appropriate action to collect these monies.

This action may include filing an abatement lien on your property and forwarding this bill to our collection agency. Under state and local law, costs for such action will be added to your total amount. Please tender a check to us immediately to avoid any further action.

Make your check payable to **Fire Prevention Services, Inc.**, and include the Parcel # 557 071 01 00 on the check.

Should you need to discuss this matter you may contact us at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06



Jun 28, 2022 12:00 PM
OFFICIAL RECORDS
Ernest J. Dronenburg, Jr.,
SAN DIEGO COUNTY RECORDER
FEES: \$0.00 (SB2 Atkins: \$0.00)

PAGES: 2

Recording Requested by (name):
Fire Prevention Services
When recorded mail to:
Fire Prevention Services
PO Box 1720
El Cajon, CA 92022-1720

Recorder's Use Only

NOTICE OF ABATEMENT

Title of Document

Commencing January 1, 2018, and except as provided in paragraph (2) GC 27388.1, in addition to any other recording fees specified in this code, a fee of seventy-five dollars (\$75) shall be paid at the time of recording of every real estate instrument, paper, or notice required or permitted by law to be recorded, except those expressly exempted from payment of recording fees, per each single transaction per parcel of real property. The fee imposed by this section shall not exceed two hundred twenty-five dollars (\$225). "Real estate instrument, paper, or notice" means a document relating to real property, including, but not limited to, the following: deed, grant deed, trustee's deed, deed of trust, reconveyance, quit claim deed, fictitious deed of trust, assignment of deed of trust, request for notice of default, abstract of judgment, subordination agreement, declaration of homestead, abandonment of homestead, notice of default, release or discharge, easement, notice of trustee sale, notice of completion, UCC financing statement, mechanic's lien, maps, and covenants, conditions, and restrictions. Pursuant to GC section 27388.1 (2) the fee described in paragraph (1) shall not be imposed on any of the following documents:

Reason for Exemption:

- Any real estate instrument, paper, or notice recorded in connection with a transfer subject to the imposition of a documentary transfer tax as defined in Section 11911 of the Revenue and Taxation Code.
- Any real estate instrument, paper, or notice recorded in connection with a transfer of real property that is a residential dwelling to an owner-occupier.
- Any real estate instrument, paper, or notice executed or recorded by the federal government in accordance with the Uniform Federal Lien Registration Act (Title 7(commencing with Section 2100) of Part 4 of the Code of Civil Procedure).
- Any real estate instrument, paper, or notice executed or recorded by the state or any county, municipality, or other political subdivision of the state.
- Exempt from fee per GC 27388.1 (a) (1); fee cap of \$225.00 reached.
- Exempt from fee per GC 27388.1 (a) (1); not related to real property.

I hereby declare under Penalty of Perjury that the information provided above is true and correct.

Executed this 23rd day of June, 2022 at El Cajon, CA

Ken Osborn
PRINT NAME

SIGNATURE

COMPLETE Documentary Transfer Tax Declaration ONLY when document is transferring title.

Documentary Transfer Tax: \$ _____ If exempt, enter R&T code: _____

- Computed on full value of the property conveyed.
- Computed on full value less liens & encumbrances remaining thereon at time of sale.
- Unincorporated Area City of _____

Signature of declarant or agent determining tax

RECORDING REQUESTED BY

Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720
(619) 562-1058 fax (619) 445-6336

AND WHEN RECORDED MAIL TO

Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT

**TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE
HEREIN DESCRIBED PROPERTY**

WHEREAS it was determined that a violation of Chapter 1.36 of the National City Municipal Code did exist, and

WHEREAS such violation was ordered abated, and

WHEREAS representatives of the National City Fire Department abated the violation(s) on 4/28/2022, and

WHEREAS the charge for such abatement amounted to \$420.00;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is Berdeja Alfredo at 2204 E 4th St, National City, CA 91950 described as follows:

APN # 557 071 01 00
ADDRESS: 2204 E 4th St
LEGAL DESCRIPTION: Por Lot 2 1/4 Sec 130 Tr 166

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City Council shall become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of such claim shall be plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: June 22, 2022



Ken Osborn, Fire Prevention Services, Inc.,
Designee for National City Fire Department

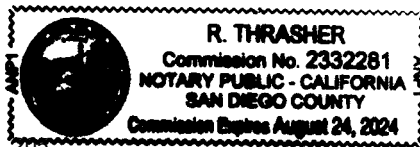
Certificate Of Acknowledgement

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On June 22, 2022 before me, R Thrasher, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.



(Seal)

SUMMARY REPORT FOR APN 558-240-05-00

10/28/22 Initial inspection was made, property was found to be in violation.

10/31/22 Mailed 30 day courtesy notice to the owner.

12/05/22 Re-inspection was made, property was found to be in violation.

12/05/22 Posted property.

12/06/22 Mailed 10 day final notice to the owner, certified mail.

12/19/22 Final inspection was made, property was found to be in violation.

12/05/22 Verified ownership information with County of San Diego.

12/28/22 Certified notice returned "unclaimed".

01/05/23 Work order authorization signed by District Official.

01/09/23 F.P.S.I. crews abated the property.

01/12/23 The owner was mailed a bill at the contracted rates.

01/30/23 The owner was mailed a final bill.

03/27/23 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.



City of National City Fire Department

National City Municipal Code 9.12.010 and or 912.020



FIRE PREVENTION SERVICES INC.
Fire Prevention Services Inc., is a contracted agent for the
City of National City

Owner: LUCY, GENE A
1930 Valle Vista Ave
NATIONAL CITY, CA 91950

Date: 10/31/2022

Case #: NC-22-130

Parcel Number: 5582400500

Location: 1930 Valle Vista Ave, NATIONAL CITY, CA, 91950

Why am I receiving this notification?

This notice is to inform you that weeds and or other material on your property violate the City of National City Municipal Code and constitute a public nuisance under National City Municipal section 9.12.101 and/or 912.020. You are receiving this notice because the most recent San Diego County property records show that you are the owner of the identified parcel (parcel number can be found above your name on this notice). If you do not own this property and have received this notice in error, please call Fire Prevention Services as soon as possible: 619-562-1058 ext. 304 or go to <http://fireprevention.net>. You may also contact the City of National City directly at (619) 336-4550.

- A. All weeds or dry grasses over (4") in height.
- B. Weeds which bear seeds of downy or wingy nature
- C. Sagebrush, chaparral, and other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent property
- D. Weeds which are noxious or dangerous
- E. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public
- F. Dry grass, stubble, brush, litter or other flammable material which endangers the public safety by creating a fire hazard in a portion a portion of the city which has been zoned for single and multiple residence purposes.

Instruction for Abatement

Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

What do I need to do?

Within (30) days from the date on this notice, you must remove the vegetation or waste matter which is creating a nuisance. The work required to remove the fire hazard is described above. You may also go to the Fire Prevention Services website for additional information. If you have read the information on the Fire Prevention Services website and read the abatement instructions included with this Notice, but you remain unclear about what to do, please contact Fire Prevention Services or the National City Fire Department immediately. The City and Fire Prevention Services can work with you to establish a work plan and to adjust deadlines in consideration of the property-specific conditions

What happens if I do not clear my property within 30 days?

If you do not voluntarily clear the nuisance from your property within (30) days, you will be sent a final Notice, providing (10) days to abate the nuisance before the City initiates forced abatement procedures. If the City completes or causes another to complete the required work, you will be responsible for the cost incurred per City of National City Municipal Code section/s 9.12.010 and/or 912.020

Appeal Process

Within (10) days from the date of posting, mailing or personal service of the required notice the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058

Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058

Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,

619-562-1058 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***

***You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

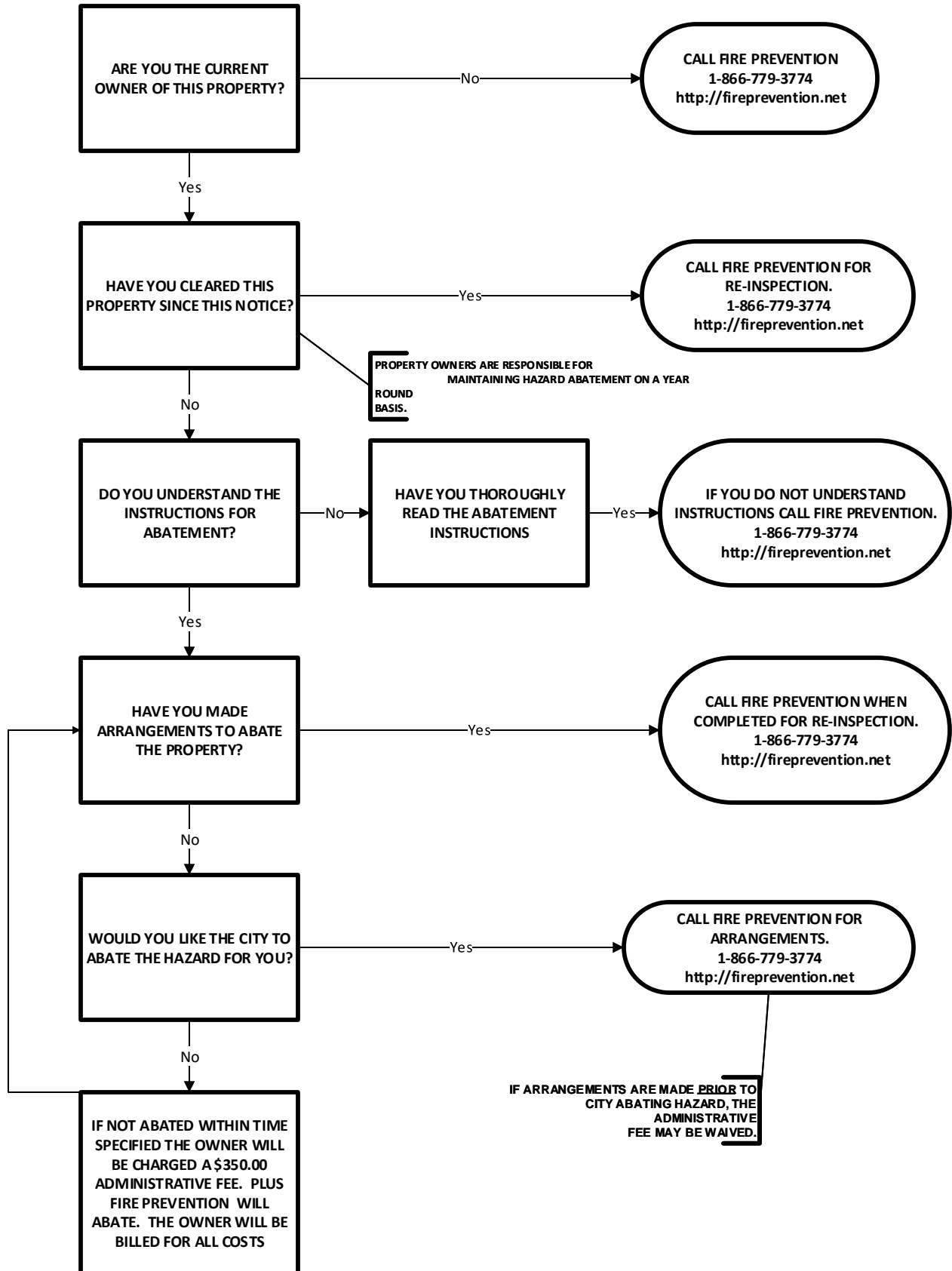
The appeal shall be in writing and filed with the City Clerk. (NCCM 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Photo	Details
	<p>Title: Initial Date: Oct 28, 2022 13:54 Uploaded by: Michael Horkos</p>
	<p>Title: Initial Date: Oct 28, 2022 13:54 Uploaded by: Michael Horkos</p>
	<p>Title: Initial Date: Oct 28, 2022 13:54 Uploaded by: Michael Horkos</p>
	<p>Title: Initial Date: Oct 28, 2022 13:54 Uploaded by: Michael Horkos</p>

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

CITY OF NATIONAL CITY FIRE DEPARTMENT
1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596
FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: LUCY, GENE A
1930 Valle Vista Ave
NATIONAL CITY, CA 91950
Case #: NC-22-130

Date: 12/06/2022

Parcel Number: 5582400500

Location of Public Nuisance: **1930 Valle Vista Ave, NATIONAL CITY, CA, 91950**

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 12/06/2022**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace the the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058

Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058

Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,

619-562-1058 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***





**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

rev. 03/27/06, 04/24/06, 06/21/06, 3/1/2022

Photo	Details
	<p>Title: Posting Page</p> <p>Date: Dec 05, 2022 11:00</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection</p> <p>Date: Dec 05, 2022 11:00</p> <p>Uploaded by: Michael Horkos</p>
	

Photo	Details
	<p>Title: Reinspection Date: Dec 05, 2022 11:00 Uploaded by: Michael Horkos</p>
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	<p>Title: Reinspection Date: Dec 05, 2022 11:00 Uploaded by: Michael Horkos</p>



Final Inspection 12/19/22



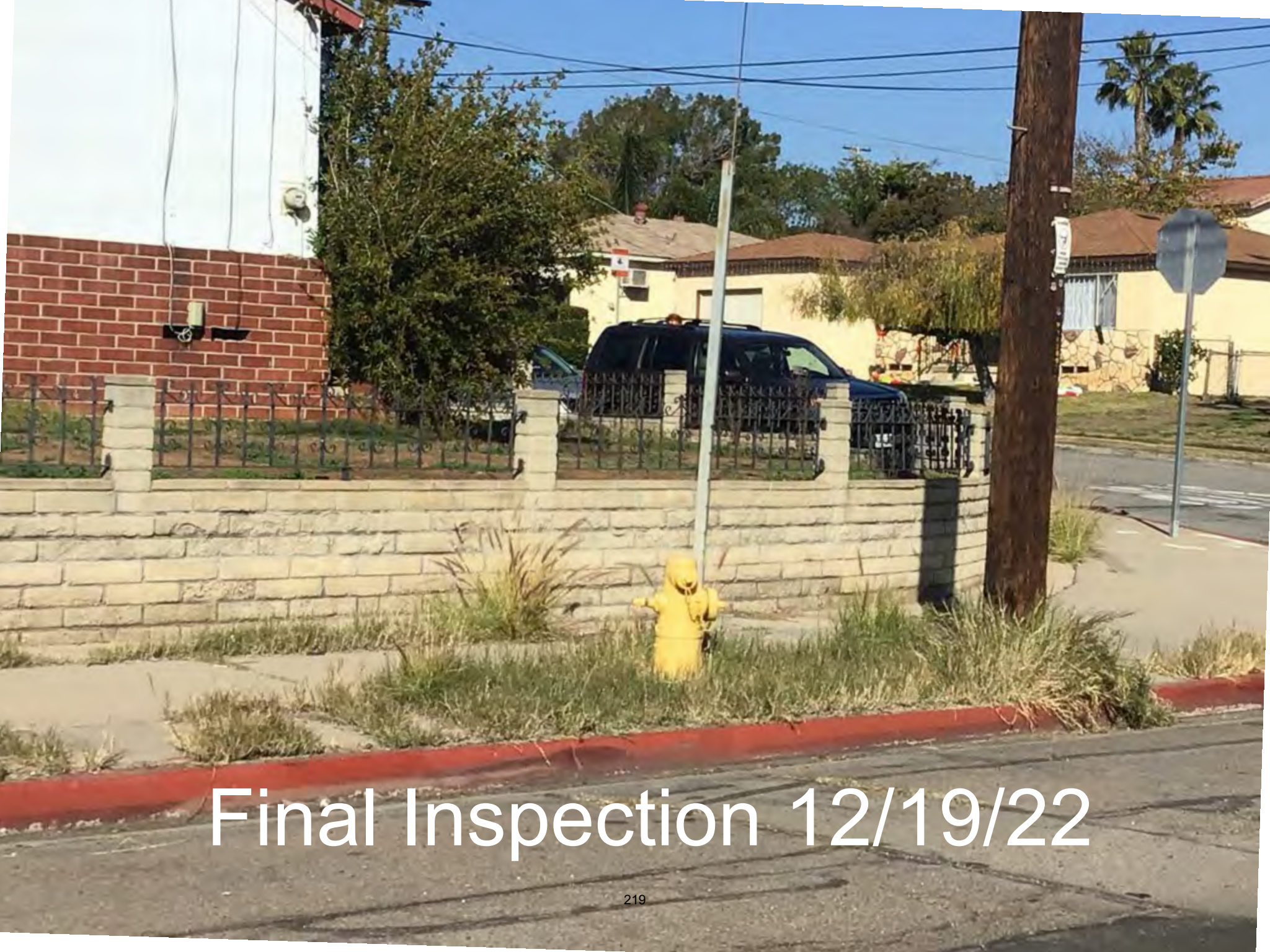
Final Inspection 12/19/22



Final Inspection 12/19/22



Final Inspection 12/19/22



Final Inspection 12/19/22



Final Inspection 12/19/22

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

\$

Extra Services & Fees (check box; add fee as appropriate)

- Return Receipt (hardcopy) \$ _____
 Return Receipt (electronic) \$ _____
 Certified Mail Restricted Delivery \$ _____
 Adult Signature Required \$ _____
 Adult Signature Restricted Delivery \$ _____

Postage

\$

Total Postage and Fees

\$

Sent To

Lucy, Gene A.
Street and Apt. No., or PO Box No.
1930 Valle Vista Ave.
City, State, ZIP+4®
National City, OH 45421



7021 2720 0000 5250 4511

Fire Prev
P. O. Box 17
El Cajon, C.



7021 2720 0000 5250 4511

IMPORTANT
WEED & HAZARD
ABATEMENT NOTICE
INSIDE

PRIME SOWES
\$7.82⁹
US POSTAGE
FIRST-CLASS
ADDRESS PERMIT
NO. 5000
EL CAJON, CA 92022



RECEIVED
DEC 28 2022

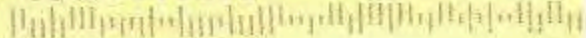
Owner: LUCY, GENE A
1930 Valle Vista Ave
NATIONAL CITY, CA 91950
Case #: NC-22-130

12-7

NIXIE 911 DE 1 0012/2

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 92022000101 *0852-02072-



92022>0001

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: National City, CA 91950-4596

WORK ORDER AUTHORIZATION

Authorization # NC-22-130

Owner: LUCY, GENE A

Address: LUCY, GENE A
1930 Valle Vista Ave
NATIONAL CITY, CA 91950

Parcel #5582400500

Job location: 1930 Valle Vista Ave, national city, ca, 91950

Authorized by: A. Drew

Signature:  Date: 1-5-23

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE HAZARD / PUBLIC NUISANCE REDUCTION OR REMOVAL.

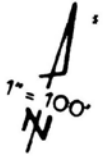
METHOD OF CLEARING

		Circle One:	Entire Parcel	Fire Break		
Hand Cutting:	_____ sq. ft.				Hauling:	_____ cu. yds.
Tractor Mowing:	_____ sq. ft.				Discing:	_____ sq. ft.

CREW INFORMATION

Crew	Date
Name: _____	
Name: _____	
Name: _____	
Name: _____	
Name: _____	

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)



11/17/99 SM ✓

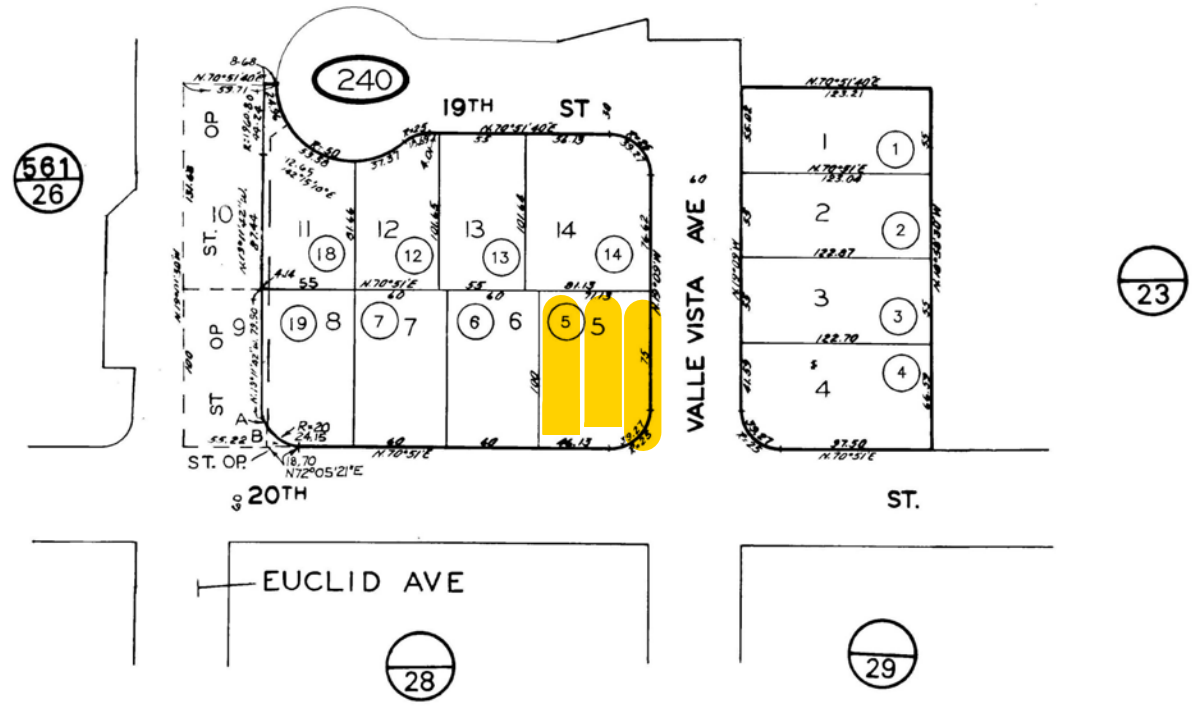
558-240

CHANGES

BLK	OLD	NEW	YR	CUT
240	8	15 & ST. OP	90	1334 CANG
	10	SOME P ST. WID	92	5630
	9	1617	93	1158
	1011	18		
	15117	19	93	1175
	16	KILL	93	1179

23

A. N. $48^{\circ}51'27''$ W. 8.29
 B. N. $17^{\circ}54'39''$ W. 12.90



561
26

23

28

29

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL SUBDIVISION OR BUILDING ORDINANCES.

83-11-75

Work space for diagrams and amount of work done

Hand Sq. Ft.: 4,280

Tractor Sq. Ft.: _____

Total Removal Cu. Yds.: _____

Dump ticket: _____

Dump Charge: _____



Jan 9, 2023 at 1:37:49 PM
+32.672919,-117.077492
170° S
1930 Valle Vista Ave
National City CA 91950
United States



Before 01/09/23



Jan 9, 2023 at 1:37:59 PM
+32.672919,-117.077492
211° SW
1930 Valle Vista Ave
National City CA 91950
United States



Before 01/09/23

Jan 9, 2023 at 1:38:07 PM
+32.672919,-117.077492
177° S
1930 Valle Vista Ave
National City CA 91950
United States



Before 01/09/23

Jan 9, 2023 at 1:38:19 PM
+32.672919,-117.077492
156° SE
1930 Valle Vista Ave
National City CA 91950
United States



Before 01/09/23

Jan 9, 2023 at 1:38:38 PM
+32.672824,-117.077476

238° SW
1930 Valle Vista Ave
National City, CA 91950
United States



Before 01/09/23

Jan 9, 2023 at 1:39:01 PM
+32.672686,-117.077612
296° NW
1930 Valle Vista Ave
National City CA 91950
United States



Before 01/09/23

Jan 9, 2023 at 1:39:11 PM
+32.672686,-117.077495
234° SW
1930 Valle Vista Ave
National City CA 91950
United States



E 18TH ST
E 18TH ST
E 18TH ST
Granger Junior High School
E 24TH ST
FENTON PL
GRANGER ST



Before 01/09/23

Jan 9, 2023 at 1:59:40 PM

+32.672992,-117.077485

159° S

1930 Valle Vista Ave

National City CA 91950

United States



After 01/09/23

Jan 9, 2023 at 1:59:52 PM

+32.672903,-117.077536

177° S

1930 Valle Vista Ave
National City CA 91950
United States



After 01/09/23

Jan 9, 2023 at 2:00:20 PM
+32.672903,-117.077536
168° S
1930 Valle Vista Ave
National City CA 91950
United States



After 01/09/23



Jan 9, 2023 at 2:00:39 PM

+32.672801 -117.077509

237° SW

1930 Valle Vista Ave

National City CA 91950

United States



After 01/09/23



Jan 9, 2023 at 2:00:52 PM
+32.672714,-117.077568
304° NW
1930 Valle Vista Ave
National City CA 91950
United States



After 01/09/23

Jan 9, 2023 at 2:04:09 PM
+32.672604,-117.077614
234° SW
2401-2499 E 20th St
National City CA 91950
United States



After 01/09/23

Jan 11, 2023 at 7:09:36 AM

+32.672981,-117.077563

318° NW

1908 Valle Vista Ave

National City CA 91950

United States



After 01/09/23



Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

Case #NC-22-130 APN: 5582400500

01/12/2023

LUCY, GENE A
1930 Valle Vista Ave
NATIONAL CITY, CA 91950

Location: 1930 Valle Vista Ave, National City, CA, 91950

Dear LUCY, GENE A,

This letter is to inform you that the **Public Nuisance** on the above referenced property has been abated pursuant to prior Notice to Abate and order of the City of National City.

Fire Prevention Services has been contracted by the City of National City to help reduce Public Nuisances and potential fire violations thus improving the safety of its citizens.

The abatement of the Violation on your property was performed as mandated per National City Municipal Code Chapter 1.36. The charges thus far total \$778.00. You will incur no further costs if this amount is paid within fifteen (15) days of this notice.

Please make check payable to **F.P.S.I.** and please include the Case #**NC-22-130** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.3/1/2022

NATIONAL CITY SCHEDULE OF FEES

<u>Tractor Mowing</u>		<u>quantity</u>	<u>sub total</u>
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____
 <u>Hand Labor</u>			
A. per square foot of area abated	\$0.10	4,280 sq. Ft.	428.00
 <u>Dozer Operation</u>			
A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____
 <u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)			
A. per cubic yard of material prior to chipping, and or compacting	\$38.00	X _____ cu.yds	_____
B. dump fees	(reimbursement of cost)	_____	_____
 <u>Administrative Fee</u> (failure to comply by deadline of notice)			
A. per parcel	\$350.00	1	\$350.00
 <u>Attorney Services</u>			
A. per parcel, per hour	\$200.00	_____	_____
 <u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)			
A. cost confirmation fee, per parcel	\$275.00	_____	_____
 <u>Miscellaneous Fees Per Parcel</u>			
A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees	(reimbursement of cost)	_____	_____
 FILE # <u>NC-22-130</u> APN # <u>558-240-05-00</u> TOTAL \$ <u>778.00</u>			

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

FINAL BILL

Case #NC-22-130 APN: 5582400500
LUCY, GENE A
1930 Valle Vista Ave
NATIONAL CITY, CA 91950

01/30/2023

Location: 1930 Valle Vista Ave, National City, CA, 91950

Dear LUCY, GENE A,

You have failed to pay the bill dated , to date we have not received payment.

If we do not receive payment within 10 days in the amount of \$778.00 we will be forced to bring appropriate action to collect these monies.

The further action will include the filing of an abatement lien on the property in question, as well as the forwarding to our collection agency. Under state and local law the costs of these actions will be added to the amount referenced above.

To avoid this action, please pay now.

Make check payable to **F.P.S.I.** and please include the Case #**NC-22-130** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.11/11/2021, rev. 3/1/2022

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
Escondido, CA 92022-1720
(619) 562-1055 fax (619) 445-6336

AND WHEN RECORDED MAIL TO:
Fire Prevention Services, Inc.
PO Box 1720
Escondido, CA 92022-1720

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABAITEMENT

TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE HEREIN DESCRIBED PROPERTY

WHEREAS it was determined that a violation of National City Municipal Code Chapter 1.36 did exist, and

WHEREAS such violation was ordered abated, and

WHEREAS representatives of the City of National City abated the violation (s), and

WHEREAS the charge for such abatement amounted to \$848.00;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is LUCY, GENE Aat 1930 Valle Vista Ave, NATIONAL CITY, CA, 91950 described as follows:

APN # 5582400500 CASE # NC-22-130
ADDRESS: 1930 Valle Vista Ave, National City, CA, 91950
LEGAL DESCRIPTION: LOT:5 CITY:NATIONAL CITY SUBD:ANITA TERRACE TR#:3744 TR 3744 LOT 5th MAP
REF:003744

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City it may become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of such claim shall be \$848.00 plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: 03/27/2023

BY: 
Ken Osborn
Designee for City of National City

Certificate Of Acknowledgment

A notary public or other officer completing this certificate certifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

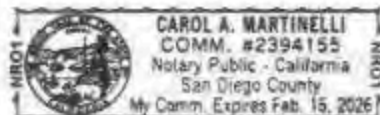
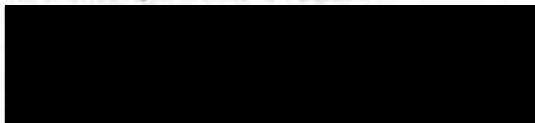
State of California)

County of San Diego)

On 03/27/2023 before me, Carol A. Martinelli, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY (OF PERJURY) under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



(Seal)

SUMMARY REPORT FOR APN 558-320-21-00

03/24/22 Initial inspection was made, property was found to be in violation.

04/14/22 Mailed 30 day courtesy notice to the owner.

08/01/22 Re-inspection was made, property was found to be in violation.

08/01/22 Posted property.

08/01/22 Mailed 10 day final notice to the owner, certified mail.

09/14/22 Final inspection was made, property was found to be in violation.

09/21 /22 Work order authorization signed by District Official.

09/22/22 Verified ownership information with County of San Diego.

10/06/22 F.P.S.I. crews abated the property.

10/ 12/22 The owner was mailed a bill at the contracted rates.

11/15/22 The owner was mailed a final bill.

01/19/23 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

NOTICE TO ABATE PUBLIC NUISANCE

Owner: F T C Ventures Llc
Address: 11251 Rancho Carmel Dr #502413
San Diego, CA 92150

Parcel Number: 558 320 21 00
Date: 4/14/2022

Location of Public Nuisance: **Rachael Ave**

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within thirty (30) days of 4/14/2022**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774
Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774
Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.
The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)
***Fire Prevention Services Inc. is under contract with the City of National City

National City Municipal Code 1.36.010 Public Nuisance Defined

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Fire Prevention Services***

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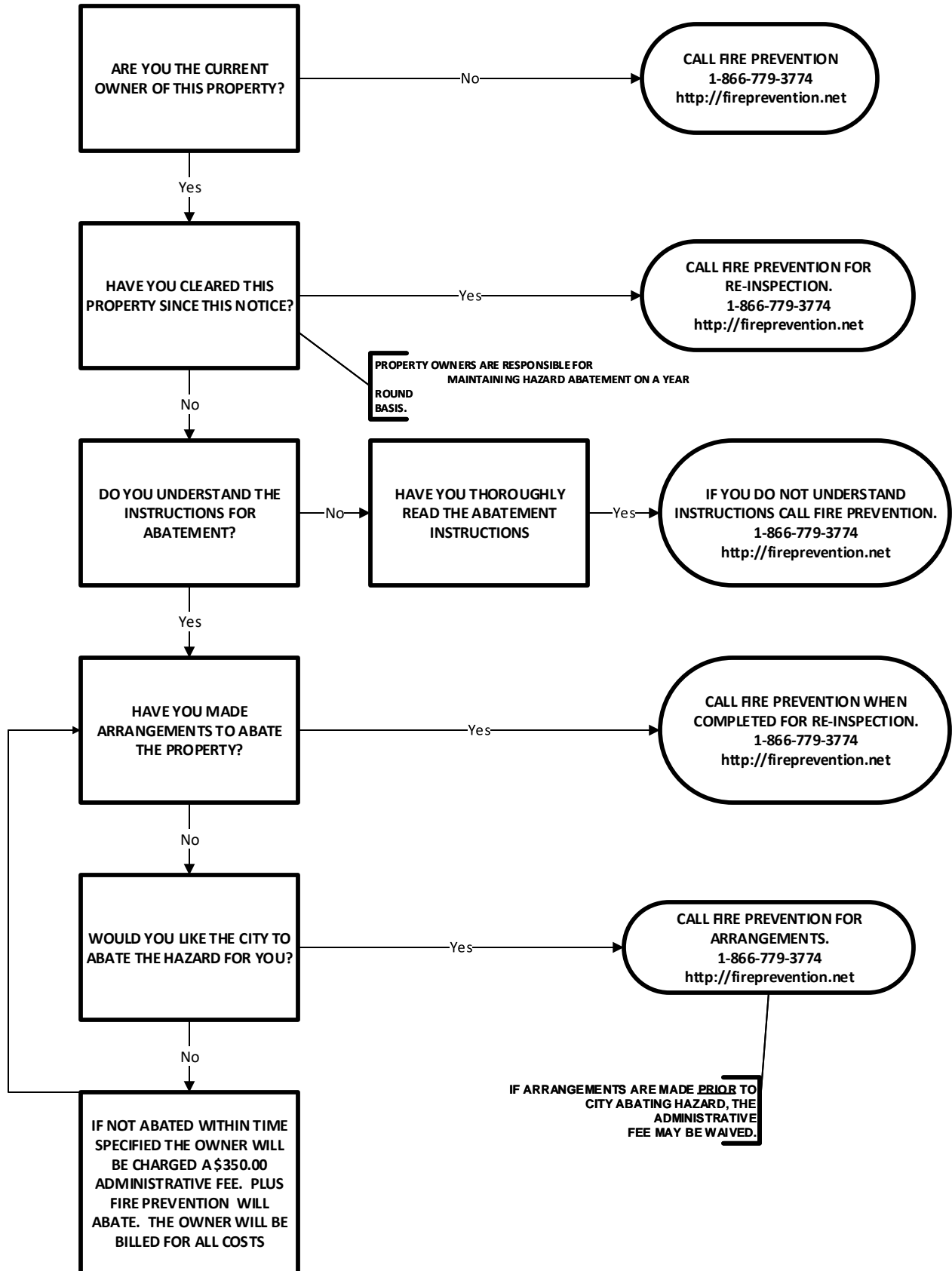
rev. 03/27/06, 04/24/06, 06/21/06, 3/1/2022

Photo	Details
	<p>Title: reinsp Date: Jul 12, 2022 09:59 Uploaded by: Gary George</p>
	<p>Title: reinsp Date: Jul 12, 2022 09:59 Uploaded by: Gary George</p>

Photo	Details
	<p>Title: reinsp Date: Jul 12, 2022 09:59 Uploaded by: Gary George</p>
	<p>Title: reinsp Date: Jul 12, 2022 09:59 Uploaded by: Gary George</p>

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.

- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.

- 3) Mature trees must be trimmed to six (6) feet above the ground.

- 4) Remove all vegetation existing within 10 feet of a chimney.

- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.

- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).

- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

NOTICE TO
ABATE
PUBLIC
NUISANCE

899 320 2100

1 Aug 22

8

Re-Inspection 08/01/22



Re-Inspection 08/01/22



Re-Inspection 08/01/22

CITY OF NATIONAL CITY FIRE DEPARTMENT
1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596
FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: F T C VENTURES LLC
11251 Rancho Carmel Dr # 50241
SAN DIEGO, CA 92150
Case #: NC-22-106

Date: 07/12/2022

Parcel Number: 5583202100

Location of Public Nuisance: **Rachael Ave, NATIONAL CITY, CA, 91950**

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 07/12/2022**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

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- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

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- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.



**PRIVATE
PROPERTY
NO TRESPASSING**

Final Inspection 09/14/22



Final Inspection 09/14/22



Final Inspection 09/14/22

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

- Extra Services & Fees (check box, add fee as appropriate)
- Return Receipt (hardcopy) \$ _____
 - Return Receipt (electronic) \$ _____
 - Certified Mail Restricted Delivery \$ _____
 - Adult Signature Required \$ _____
 - Adult Signature Restricted Delivery \$ _____

Postage

Total Postage and Fees



7022 2720 0000 5249 8841
7207

NC-22-106

San Francisco
Street and Apt. No., or Post Box No.
11251 Rancho Carmel Dr #5024
San Diego, CA 92150
City, State, ZIP+4®

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

Prevention Services

P.O. Box 1720

Cajon, CA 92022-1720

SAN DIEGO CA 920

13 OCT 2022 PM 3 L

FACEBOOK
920479
US POSTAGE
FIRST-CLASS
92047907229
92022042
ZIP 92010
OCT 12 2022



RECEIVED

OCT 24 2022

FTC VENTURES LLC

11251 Rancho Carmel Dr # 50241

SAN DIEGO, CA 92150

NIXIE 911 FE 1 0010/19/22

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

Location: Rachael Ave, NATIONAL CITY, CA, 91958²⁵⁹

BC: 92022172020 *2104-61702-15-36

92022-1720
92150-8001



CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd., National City, CA 91950-4596

WORK ORDER AUTHORIZATION

Authorization # NC-22-106

Owner: F T C VENTURES LLC

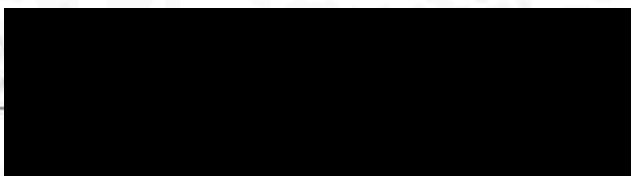
Address: F T C VENTURES LLC
11251 Rancho Carmel Dr # 50241
SAN DIEGO, CA 92150

same LTO 12/18/18 # 0517622

Parcel #5583202100

Job location: Rachael Ave, NATIONAL CITY, CA, 91950

Authorized by: EDUARDO SANCHEZ

Signature: 

Date: 09-21-22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE HAZARD / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

Circle One: Entire Parcel Fire Break	
Hand Cutting: _____ sq. ft.	Hauling: _____ cu. yds.
Tractor Mowing: _____ sq. ft.	Discing: _____ sq. ft.

CREW INFORMATION

Crew	Date
Name: _____	
Name: _____	
Name: _____	
Name: _____	
Name: _____	

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

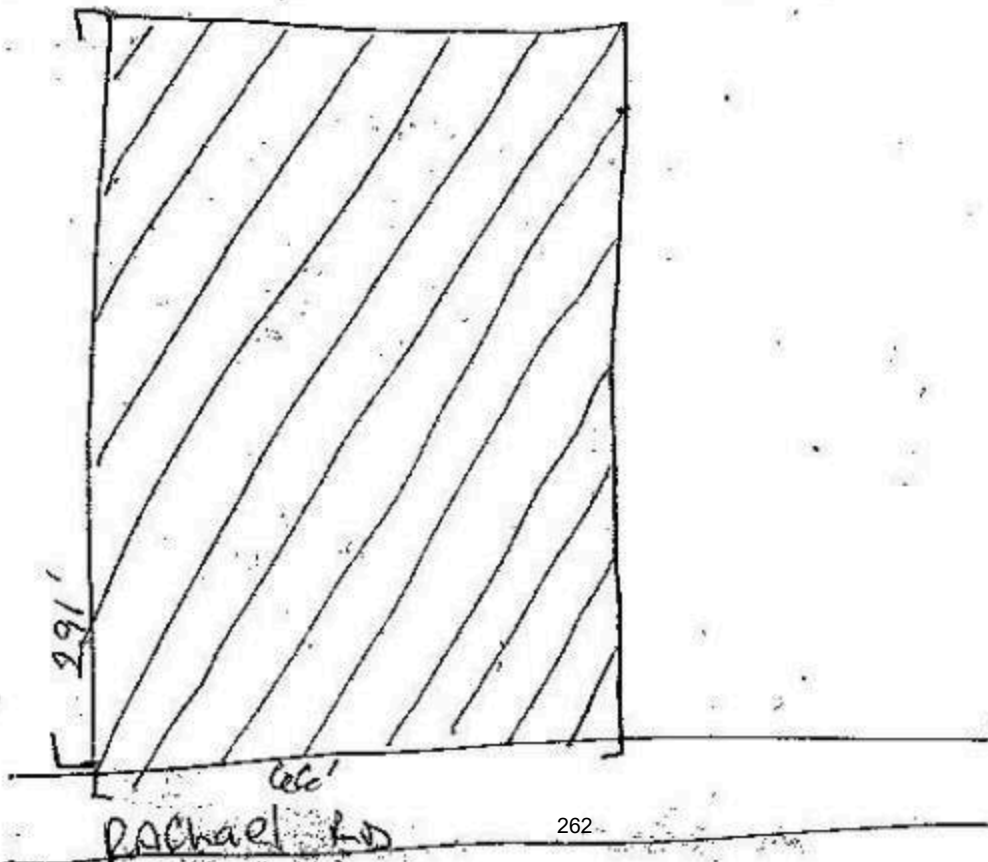
Hand Sq. Ft.: 19,206

Tractor Sq. Ft.: _____

Total Removal Cu. Yds.: _____

Dump ticket: _____

Dump Charge: _____



Oct 6, 2022 at 11:48:57 AM
+32.673739,-117.069909
236° SW
2112 Rachael Ave
National City CA 91950
United States



Before 10/06/22



Oct 6, 2022 at 11:49:18 AM
+32.673650,-117.069884
240° SW
2120 Rachael Ave
National City CA 91950
United States



Before 10/06/22



Oct 6, 2022 at 12:55:19 PM
+32.673827,-117.069944
235° SW
2112 Rachael Ave
National City CA 91950
United States



After 10/06/22

Oct 6, 2022 at 12:55:36 PM
+32.673649,-117.069861
241° SW
2120 Rachael Ave
National City CA 91950
United States



After 10/06/22

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

Case #NC-22-106 APN: 5583202100
F T C VENTURES LLC
11251 Rancho Carmel Dr # 502413
SAN DIEGO, CA 92150

10/12/2022

Location: Rachael Ave, NATIONAL CITY, CA, 91950

Dear F T C VENTURES LLC,

This letter is to inform you that the **Public Nuisance** on the above referenced property has been abated pursuant to prior Notice to Abate and order of the City of National City.

Fire Prevention Services has been contracted by the City of National City to help reduce Public Nuisances and potential fire violations thus improving the safety of its citizens.

The abatement of the Violation on your property was performed as mandated per National City Municipal Code Chapter 1.36. The charges thus far total \$2270.60. You will incur no further costs if this amount is paid within fifteen (15) days of this notice.

Please make check payable to **F.P.S.I.** and please include the Case #**NC-22-106** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.3/1/2022

NATIONAL CITY SCHEDULE OF FEES

<u>Tractor Mowing</u>		quantity	sub total
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____

<u>Hand Labor</u>			
A. per square foot of area abated	\$0.10	19,206 sq. Ft.	1,920.60

<u>Dozer Operation</u>			
A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____

<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)			
A. per cubic yard of material prior to chipping, and or compacting	\$38.00 X	_____ cu.yds =	_____
B. dump fees (reimbursement of cost)		_____	_____

<u>Administrative Fee</u> (failure to comply by deadline of notice)			
A. per parcel	\$350.00	1	\$350.00

<u>Attorney Services</u>			
A. per parcel, per hour	\$200.00	_____	_____

<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)			
A. cost confirmation fee, per parcel	\$275.00	_____	_____

<u>Miscellaneous Fees Per Parcel</u>			
A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees (reimbursement of cost)		_____	_____

FILE # NC-22106 APN # 558-320-21-00 TOTAL \$ 2,270.60

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

FINAL BILL

Case #NC-22-106 APN: 5583202100
F T C VENTURES LLC
11251 Rancho Carmel Dr # 502413
SAN DIEGO, CA 92150

11/15/2022

Location: Rachael Ave, NATIONAL CITY, CA, 91950

Dear F T C VENTURES LLC,

You have failed to pay the bill dated 10/12/2022 , to date we have not received payment.

If we do not receive payment within 10 days in the amount of \$2270.60 we will be forced to bring appropriate action to collect these monies.

The further action will include the filing of an abatement lien on the property in question, as well as the forwarding to our collection agency. Under state and local law the costs of these actions will be added to the amount referenced above.

To avoid this action, please pay now.

Make check payable to **F.P.S.I.** and please include the Case #**NC-22-106** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.11/11/2021, rev. 3/1/2022

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
La Jolla, CA 92022-1720
(619) 592-0998 fax (619) 445-6336

COPIES RECORDED MAIL TO
Fire Prevention Services, Inc.
PO Box 1720
La Jolla, CA 92022-1720

For Pay off - Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT

TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE HEREIN DESCRIBED PROPERTY

WHEREAS it was determined that a violation of National City Municipal Code Chapter 1.36 did exist, and

WHEREAS such violation was ordered abated, and

WHEREAS representatives of the City of National City abated the violation (s), and


WHEREAS the charge for such abatement amounted to \$2340.60;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is F T C VENTURES LLC at 11251 Rancho Carmel Dr # 502413, SAN DIEGO, CA, 92150 described as follows:

APN # 5583202100 CASE # NC-22-106
ADDRESS: Rachel Ave, National City, CA, 91950
LEGAL DESCRIPTION: LOT:382 CITY:NATIONAL CITY SUBD:LINCOLN ACRES ANNEX #2 TR#:1748 TR 1748 LOT
382* MAP REF:001748

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City it may become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of such claim shall be \$2340.60 plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: 01/19/2023

BY: 
Ken Osborn, Fire Prevention Services, Inc.,
Designer for City of National City.

Certificate of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual(s) who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)

County of San Diego)

On 01/19/2023 before me, Carol A. Martinelli, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



(Seal)

SUMMARY REPORT FOR APN 558-320-22-00

03/24/22 Initial inspection was made, property was found to be in violation.

04/14/22 Mailed 30 day courtesy notice to the owner.

08/02/22 Re-inspection was made, property was found to be in violation.

08/02/22 Posted property.

08/02/22 Mailed 10 day final notice to the owner, certified mail.

09/14/22 Final inspection was made, property was found to be in violation.

09/20/22 Recieved signed certified return receipt.

09/21/22 Work order authorization signed by District Official.

09/22/22 Verified ownership information with County of San Diego.

10/06/22 F.P.S.I. crews abated the property.

10/12/22 The owner was mailed a bill at the contracted rates.

11/15/22 The owner was mailed a final bill.

01/19/23 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

NOTICE TO ABATE PUBLIC NUISANCE

Owner: Casillas Jose D
Address: 1626g Sweetwater Rd #161
National City, CA 91950

Parcel Number: 558 320 22 00
Date: 4/14/2022

Location of Public Nuisance: 2112 Rachael Ave

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within thirty (30) days of 4/14/2022.** **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at your expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or any condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774
Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774
Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

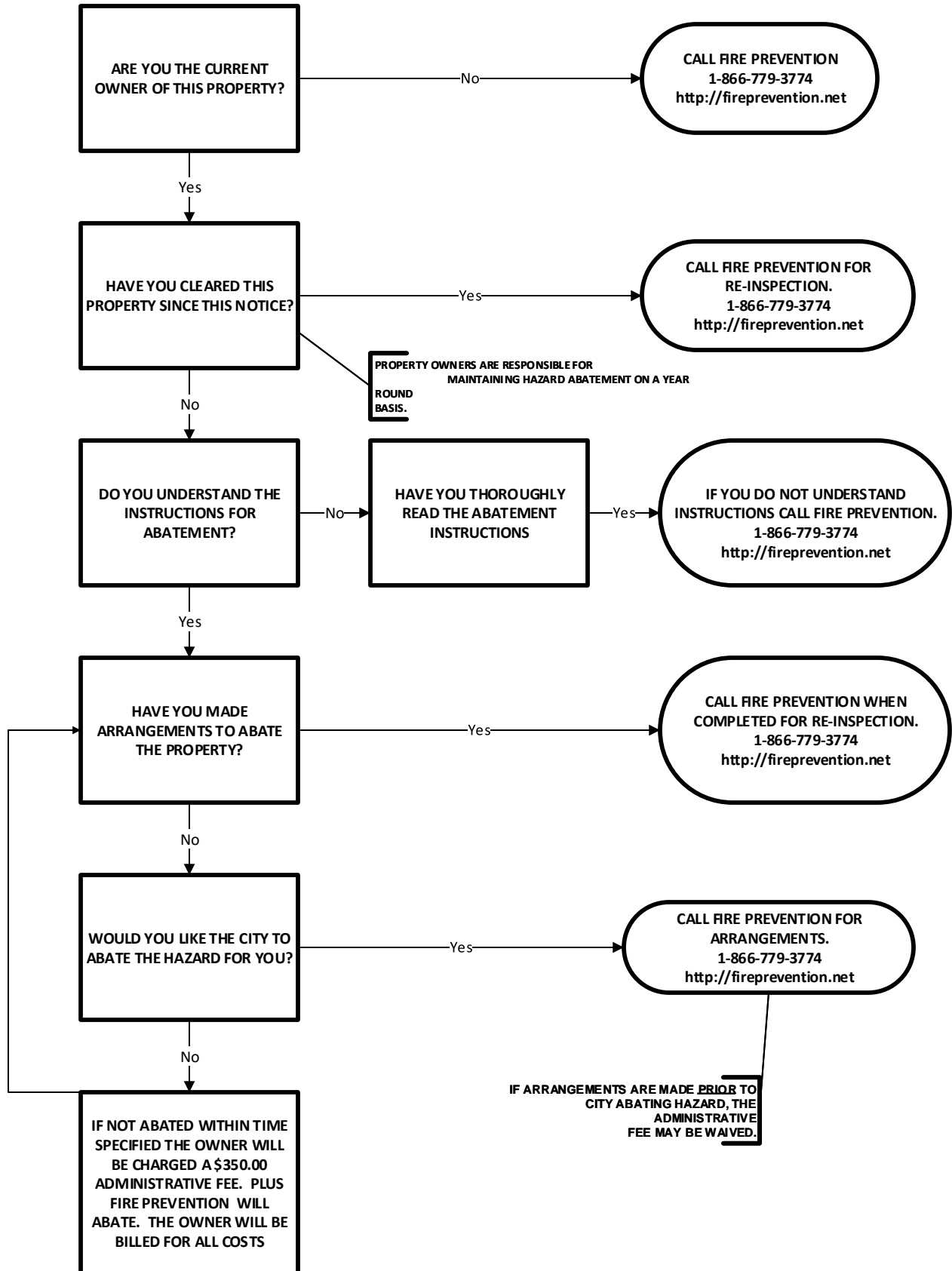
1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.
The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)
***Fire Prevention Services, Inc. is under contract with the City of National City

Photo	Details
	<p>Title: reinsp Date: Jul 12, 2022 10:07 Uploaded by: Gary George</p>
	<p>Title: reinsp Date: Jul 12, 2022 10:07 Uploaded by: Gary George</p>
	<p>Title: reinsp Date: Jul 12, 2022 10:07 Uploaded by: Gary George</p>
	<p>Title: reinsp Date: Jul 12, 2022 10:07 Uploaded by: Gary George</p>

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

CITY OF NATIONAL CITY FIRE DEPARTMENT
1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596
FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: CASILLAS, JOSE D
1626 Sweetwater Rd # 161
NATIONAL CITY, CA 91950
Case #: NC-22-107

Date: 07/12/2022

Parcel Number: 5583202200

Location of Public Nuisance: **2112 Rachael Ave, NATIONAL CITY, CA, 91950**

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 07/12/2022**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

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- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

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- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace the the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.



Final Inspection 09/14/22



Final Inspection 09/14/22



Final Inspection 09/14/22

Sep 14, 2022 at 10:30:38 AM
+32.673766,-117.069800
251° W
2345 Rachael Ave
San Diego CA 92139
United States



Before 10/06/22



Sep 14, 2022 at 10:30:54 AM
+32.673808,-117.069900
238° SW
2018 Rachael Ave
National City, CA 91950
United States



Before 10/06/22



U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

\$

Extra Services & Fees (check box, add fee as appropriate)

- Return Receipt (hardcopy) \$ _____
- Return Receipt (electronic) \$ _____
- Certified Mail Restricted Delivery \$ _____
- Adult Signature Required \$ _____
- Adult Signature Restricted Delivery \$ _____

Postage

\$

Total Postage and Fees

\$

Send to

Casillas, Jose D.

NC-22-107

Street and Apt. No., or PO Box No.

1626 Sweetwater Rd #161

City, State, ZIP+4®

National City CA 91950



7023 2720 0000 5250 3835

SENDER: COMPLETE THIS SECTION

- Complete Items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

COMPLETE THIS SECTION ON DELIVERY

Signature

 Agent
 Addressee

Received by (Printed Name)

C. Date of Delivery

Youngsoo S. R.

7/10/22

 D. Is delivery address different from Item 1? Yes
 If YES, enter delivery address below: No

Casillas, Jose D.

 1626 Sweetwater Rd. #161
 National City, CA. 91950


9590 9402 7085 1251 0295 41

2. Article Number (Transfer from service label)

7021 2720 0000 5250 3835

3. Service Type

- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | |
| <input type="checkbox"/> Restricted Delivery | |

PS Form 3811, July 2020 PSN 7530-02-000-9053

NC-22-107

Domestic Return Receipt

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd., National City, CA 91950-4596

WORK ORDER AUTHORIZATION

Authorization # NC-23-107

Owner: CASILLAS, JOSE D

Address: CASILLAS, JOSE D
1626 Sweetwater Rd # 161
NATIONAL CITY, CA 91950

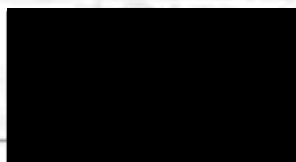
Parcel #5583202200

Job location: 2112 Rachael Ave, NATIONAL CITY, CA, 91950

Authorized by:

R. DREW

Signature:



Date:

9-7-22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE HAZARD / PUBLIC NUISANCE REDUCTION OR REMOVAL.

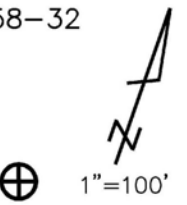
METHOD OF CLEARING

Circle One: Entire Parcel Fire Break	
Hand Cutting: _____ sq. ft.	Hauling: _____ cu. yds.
Tractor Mowing: _____ sq. ft.	Discing: _____ sq. ft.

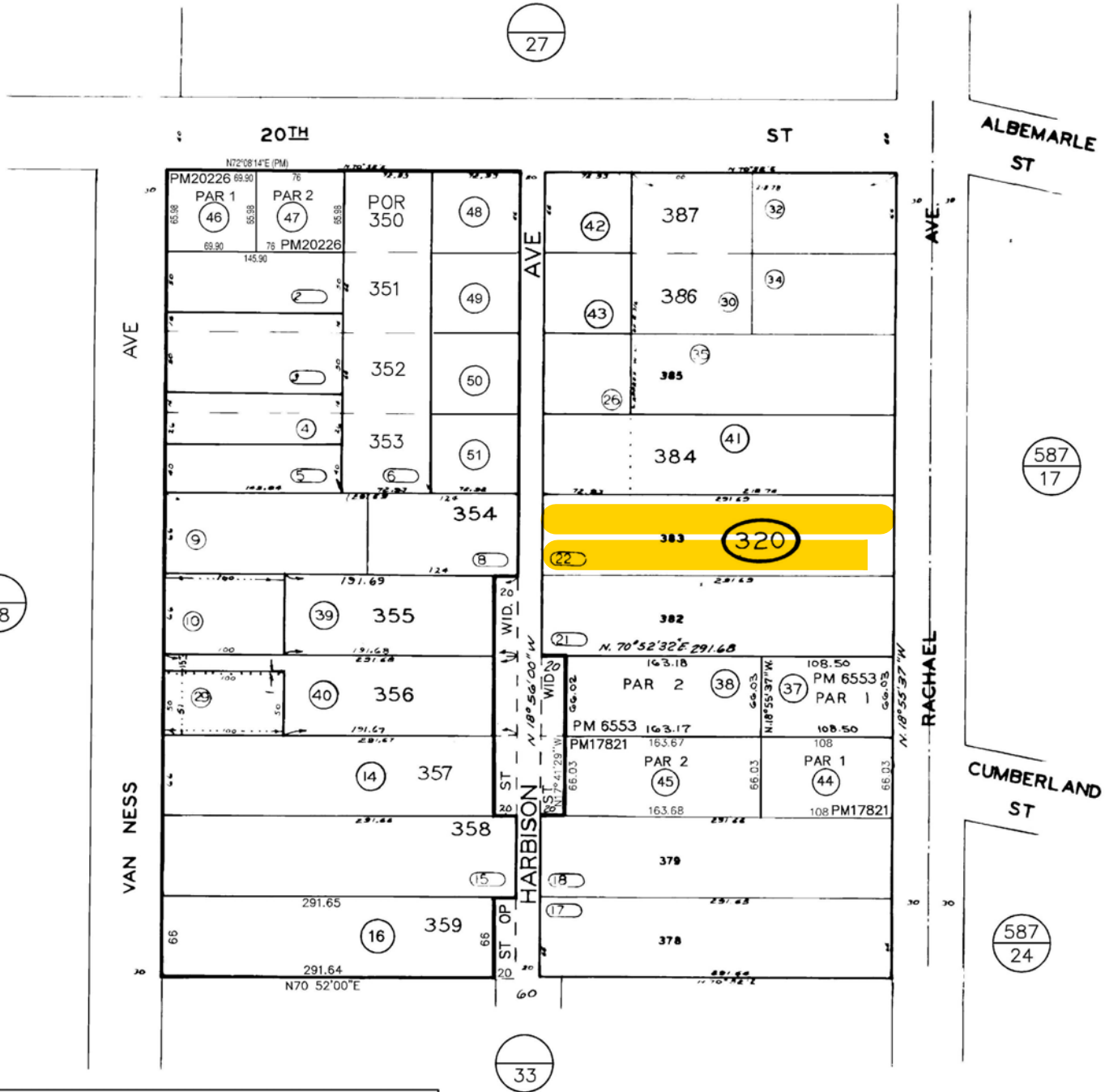
CREW INFORMATION

Crew	Date
Name: _____	
Name: _____	
Name: _____	
Name: _____	
Name: _____	

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)



558-320



8/1/2007 AJR

CHANGES

BLK	OLD	NEW	YR	CUT	
320	33	35	36	73	3137
	20	21	78	4846	CANC
	20	37	78	2764	
	28	39	78	3121	
	39	40	79	3478	CANC
	25	36	41	83	3333
	27	42	90	1955	
	14	15	91	4641	
	19	19	92	4617	
	19	44	97	1877	
	16	16	04	4719	
	1	46	08	1533	
	7	48-51	08	1550	

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL SUBDIVISION OR BUILDING ORDINANCES.



Work space for diagrams and amount of work done

Hand Sq. Ft.: 8553

Tractor Sq. Ft.: 6909

Total Removal Cu. Yds: _____

Dump ticket: _____

Dump Charge: _____

XL = Tractor
 // = Hand

TRACTOR

1 = $47 \times 147 = 6,909$

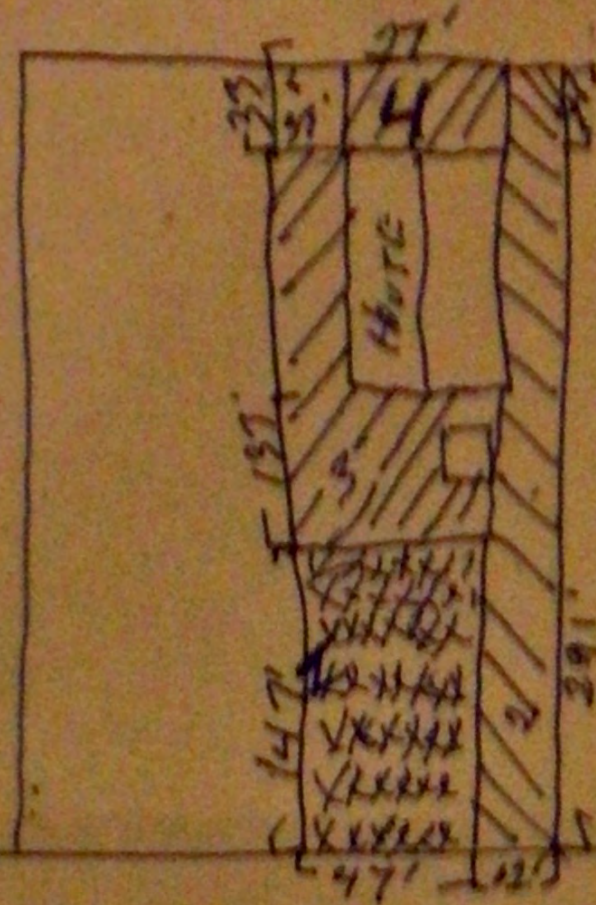
2 = $13 \times 291 = 3,783$

3 = $19 \times 259 = 4,921$

4 = $27 \times 9 = 243$

5 = $33 \times 9 = 297$

15,462



RACER RD

Sep 14, 2022 at 10:39:27 AM
+32.673455,-117.070736
324° NW
2112 Rachael Ave
National City CA 91950
United States



Before 10/06/22

Sep 14, 2022 at 10:39:43 AM
+32.673628,-117.070855
60° NE
Harbison Ave
National City CA 91950
United States



Before 10/06/22



Network: Sep 14, 2022 at 11:59:49 AM PDT
Local: Sep 14, 2022 at 11:59:49 AM PDT
N 32° 40' 25.666", W 117° 4' 11.367"
2345 Rachael Ave
National City CA 92139
United States

NO
TRESPASSING

After 10/06/22

Network: Sep 14, 2022 at 12:00:02 PM PDT

Local: Sep 14, 2022 at 12:00:02 PM PDT

MON
TUE N 32° 40' 25.921", W 117° 4' 11.957"
WED
THUR SDG
FRI

2112 Rachael Ave
National City CA 91950
United States

After 10/06/22

Network: Sep 14, 2022 at 12:01:34 PM PDT

Local: Sep 14, 2022 at 12:01:34 PM PDT

N 32° 40' 24.686", W 117° 4' 14.832"

2112 Rachael Ave

National City CA 91950

United States



After 10/06/22

Network: Sep 14, 2022 at 12:01:50 PM PDT
Local: Sep 14, 2022 at 12:01:50 PM PDT
N 32° 40' 24.931", W 117° 4' 15.151"
Harbison Ave
National City CA 91950
United States



After 10/06/22

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

Case #NC-22-107 APN: 5583202200
CASILLAS, JOSE D
1626 Sweetwater Rd # 161
NATIONAL CITY, CA 91950

09/20/2022

Location: 2112 Rachael Ave, NATIONAL CITY, CA, 91950

Dear CASILLAS, JOSE D,

This letter is to inform you that the **Public Nuisance** on the above referenced property has been abated pursuant to prior Notice to Abate and order of the City of National City.

Fire Prevention Services has been contracted by the City of National City to help reduce Public Nuisances and potential fire violations thus improving the safety of its citizens.

The abatement of the Violation on your property was performed as mandated per National City Municipal Code Chapter 1.36. The charges thus far total \$1455.30. You will incur no further costs if this amount is paid within fifteen (15) days of this notice.

Please make check payable to **F.P.S.I.** and please include the Case #**NC-22-107** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.3/1/2022

NATIONAL CITY SCHEDULE OF FEES

8

Tractor Mowing

		quantity	sub total
A. per parcel, sized 1 to 7,500 square feet	\$250.00	<u>6,909</u>	<u>250.00</u>
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet,	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____

Hand Labor

A. per square foot of area abated	\$0.10	<u>8,553</u> sq. Ft.	<u>855.30</u>
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Dozer Operation

A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____

Debris Remediation (includes chipping, grinding, and/or shredding)

A. per cubic yard of material prior to chipping, and or compacting	\$38.00	X _____ cu.yds =	
B. dump fees	(reimbursement of cost)	_____	_____

Administrative Fee (failure to comply by deadline of notice)

A. per parcel	\$350.00	<u>1</u>	<u>\$350.00</u>
---------------	----------	----------	-----------------

Attorney Services

A. per parcel, per hour	\$200.00	_____	_____
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Assessment Fees (includes preparing reports, attending hearings, etc.)

A. cost confirmation fee, per parcel	\$275.00	_____	_____
--------------------------------------	----------	-------	-------

Miscellaneous Fees Per Parcel

A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees	(reimbursement of cost)	_____	_____

FILE # <u>NC-22-107</u>	APN # <u>558-320-22-00</u>	TOTAL	\$ <u>1455.30</u>
-------------------------	----------------------------	--------------	--------------------------

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

FINAL BILL

Case #NC-22-107 APN: 5583202200
CASILLAS, JOSE D
1626 Sweetwater Rd # 161
NATIONAL CITY, CA 91950

10/18/2022

Location: 2112 Rachael Ave, NATIONAL CITY, CA, 91950

Dear CASILLAS, JOSE D,

You have failed to pay the bill dated , to date we have not received payment.

If we do not receive payment within 10 days in the amount of \$1455.30 we will be forced to bring appropriate action to collect these monies.

The further action will include the filing of an abatement lien on the property in question, as well as the forwarding to our collection agency. Under state and local law the costs of these actions will be added to the amount referenced above.

To avoid this action, please pay now.

Make check payable to **F.P.S.I.** and please include the Case #**NC-22-107** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.11/11/2021, rev. 3/1/2022

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92023-1720
(619) 562-1856 fax (619) 445-6336

AND WHEN RECORDED MAIL TO
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92023-1720

For Payoff Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT

**TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE
HEREIN DESCRIBED PROPERTY**

WHEREAS it was determined that a violation of National City Municipal Code Chapter L36 did exist, and

WHEREAS such violation was ordered abated, and on 9-7-22

WHEREAS representatives of the City of National City abated the violation (s), and on 9-14-22

WHEREAS the charge for such abatement amounted to \$1525.30;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is CASILLAS, JOSE Dar 1626 Sweetwater Rd # 161, NATIONAL CITY, CA, 91950 described as follows:

APN # 5583202200 CASE # NC-22-107
ADDRESS: 2112 Rachael Ave, NATIONAL CITY, CA, 91950
LEGAL DESCRIPTION: LOT:383 CITY:NATIONAL CITY SUBD:LINCOLN ACRES ANNEX #2 TR#:1748 TR 1748 LOT
383 MAP REF:001748

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City it may become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of such claim shall be \$1525.30 plus interest and other costs which may hereafter become due. This filing does not preclude the filing of a legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: 11/29/2022



Designee for City of National City

Certificate Of Acknowledgment

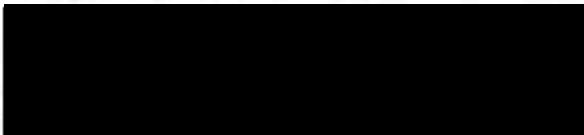
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On 11/29/2022 before me, Carol A. Martinelli, Notary Public, personally appeared Ken Oshorn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



(Seal)



Dec 29, 2022 01:51 PM
OFFICIAL RECORDS
Ernest J. Dronenburg, Jr.
SAN DIEGO COUNTY RECORDER
FEES \$0.00 (SB2 Atkins \$0.00)

PAGES 2

Recording Requested by (name):
Fire Prevention Services
When recorded mail to:
Fire Prevention Services
PO Box 1720
El Cajon, CA 92022-1720

Recorder's Use Only

NOTICE OF ABATEMENT

Title of Document

Commencing January 1, 2018, and except as provided in paragraph (2) GC 27388.1, in addition to any other recording fees specified in this code, a fee of seventy-five dollars (\$75) shall be paid at the time of recording of every real estate instrument, paper, or notice required or permitted by law to be recorded, except those expressly exempted from payment of recording fees, per each single transaction per parcel of real property. The fee imposed by this section shall not exceed two hundred twenty-five dollars (\$225). "Real estate instrument, paper, or notice" means a document relating to real property, including, but not limited to, the following: deed, grant deed, trustee's deed, deed of trust, reconveyance, quit claim deed, fictitious deed of trust, assignment of deed of trust, request for notice of default, abstract of judgment, subordination agreement, declaration of homestead, abandonment of homestead, notice of default, release or discharge, easement, notice of trustee sale, notice of completion, UCC financing statement, mechanic's lien, maps, and covenants, conditions, and restrictions. Pursuant to GC section 27388.1 (2) the fee described in paragraph (1) shall not be imposed on any of the following documents:

Reason for Exemption:

- Any real estate instrument, paper, or notice recorded in connection with a transfer subject to the imposition of a documentary transfer tax as defined in Section 11911 of the Revenue and Taxation Code.
- Any real estate instrument, paper, or notice recorded in connection with a transfer of real property that is a residential dwelling to an owner-occupier.
- Any real estate instrument, paper, or notice executed or recorded by the federal government in accordance with the Uniform Federal Lien Registration Act (Title 7(commencing with Section 2100) of Part 4 of the Code of Civil Procedure).
- Any real estate instrument, paper, or notice executed or recorded by the state or any county, municipality, or other political subdivision of the state.
- Exempt from fee per GC 27388.1 (a) (1); fee cap of \$225.00 reached.
- Exempt from fee per GC 27388.1 (a) (1); not related to real property.

I hereby declare under Penalty of Perjury that the information provided above is true and correct.

Executed this 29 day of November, 2022 at El Cajon, CA

Ken Osborn
PRINT NAME



COMPLETE Documentary Transfer Tax Declaration ONLY when document is transferring title.

Documentary Transfer Tax: \$ _____ If exempt enter R&T code: _____

- Computed on full value of the property conveyed
- Computed on full value less liens & encumbrances remaining thereon at time of sale.
- Unincorporated Area City of _____

Signature of declarant or agent determining tax

SUMMARY REPORT FOR APN 560-410-14-00

10/28/21 Received citizen complaint.

11/01/21 Initial inspection was made, property was found to be in violation.

11/01/21 Mailed 30 day courtesy notice to the owner.

11/30/21 Property Owner called and left a message for an extension.

12/01/21 Called PO and left a message they have until 12/17/21.

12/03/21 Re-inspection was made, property was found to be in violation.

12/03/21 Posted property.

12/06/21 Mailed 10 day final notice to the owner, certified mail.

12/13/21 Received signed certified return receipt.

12/17/21 Final inspection was made, property was found to be in violation.

12/20/21 Verified ownership information with County of San Diego.

12/20/21 Called PO and left a message of what needs to be done.

12/22/21 PO called and the case was explained, an Admin Fee has been charged.

01/05/22 An Inspection was made and found compliant.

01/05/22 The owner was mailed an Administrative bill at the contracted rates.

01/26/22 The owner was mailed a final bill.

02/23/22 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

NOTICE TO ABATE PUBLIC NUISANCE

Owner: Ballow Paul A & Cynthia A
Address: 2863 Gate Seven Pl
Chula Vista, CA 91914

Parcel Number: 560 410 14 00

Date: 11/1/2021

COPY

Location of Public Nuisance: 1438 F Ave

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within thirty (30) days of 11/1/2021**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at your expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building of premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace the the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774

Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety.

1-866-779-3774 ext. 307 or <http://fireprevention.net>

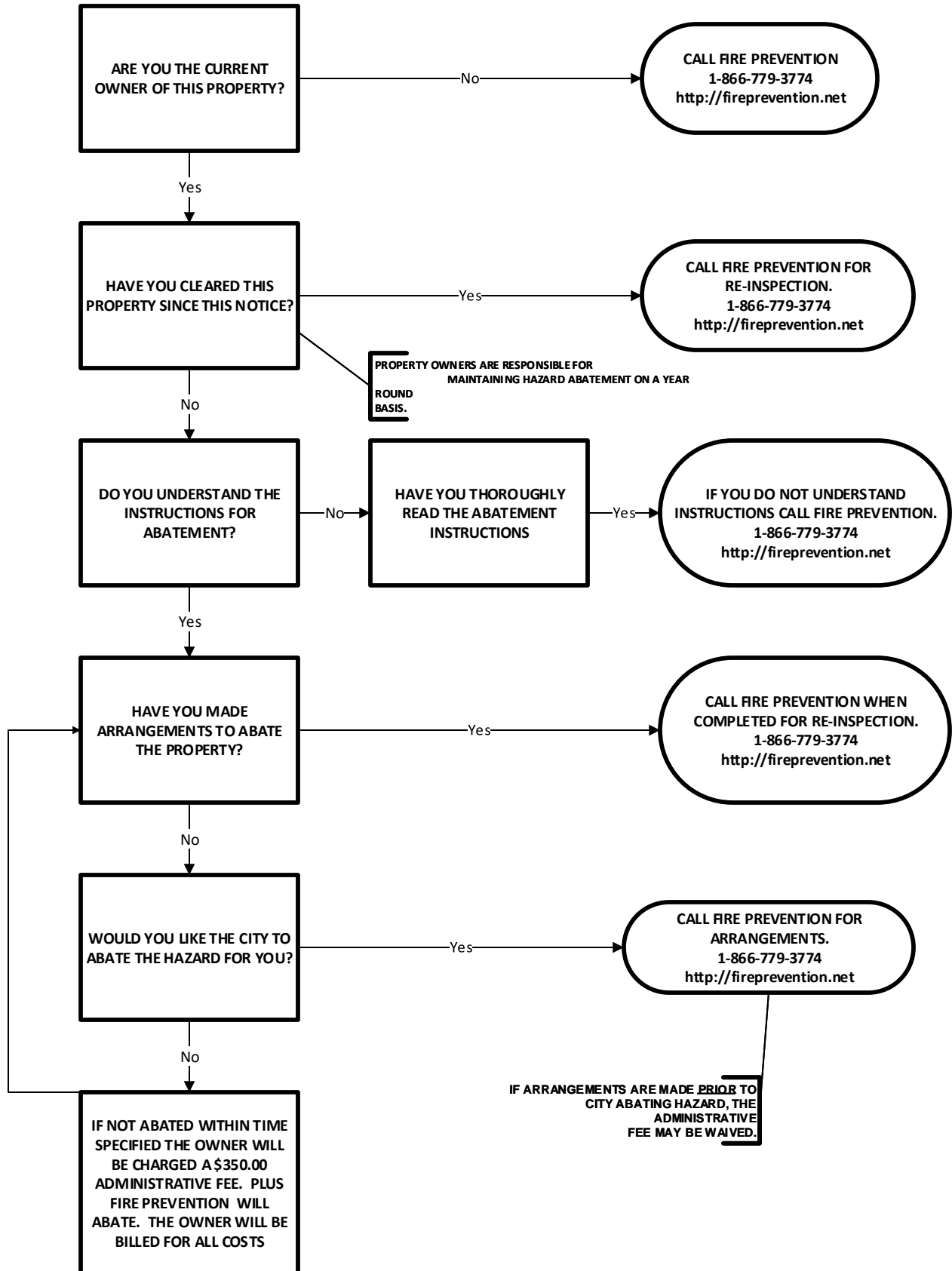
**You have the right to appeal ³⁰⁰ this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.

- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.

- 3) Mature trees must be trimmed to six (6) feet above the ground.

- 4) Remove all vegetation existing within 10 feet of a chimney.

- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.

- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).

- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

NOTICE ABATE PUBLIC NUISANCE

Pursuant to National City Municipal Code Chapter 1.36 Notice is given that any violation of National City Municipal Code Chapter 1.36 and in the City of National City, Ohio, upon the lot or parcel, and in the City of National City, Ohio, Parcel Number 542 410 17 02 and in the street, sidewalk, alley, yard, or other public place, a public nuisance exists or is being created and it is probable that it will become a public nuisance if not abated. Discarded exhaust, tobacco, auto bodies and parts or other waste material, trash and debris.

Said public nuisances are required to be abated within 15 days of the posting of this notice. If National City will authorize abatement and the costs thereof will be assessed against the property owner. A lien will also be placed on the parcel. An administrative fee of \$50.00 will be added to said costs.

Pursuant to National City Municipal Code Chapter 1.36(B)(2) the owner or person occupying the premises affected may appeal this notice. Such appeal shall be in writing and shall be filed within 10 days of the date of this notice. Any questions can be forwarded to Fire Prevention Services 1-800-345-3333.

Dated and posted this 3 day of DEC 2021

Robert Hernandez, Fire Marshal
City of National City Fire Department

By [Signature]

Should you have any questions, please call our 24-hour number: 1-800-345-3333 or call our office at: 616-275-2773. To access our website, please go to: www.nccity.org or call 616-275-2773.

Contacted Agent For The City of National City Fire Department 1-800-345-3333
Fax: 616-275-2773

Re-Inspection 12/03/21



Re-Inspection 12/03/21



Re-Inspection 12/03/21



Re-Inspection 12/03/21



Re-Inspection 12/03/21



Re-Inspection 12/03/21

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd : NATIONAL CITY, CA. 91950-4596

FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: Ballow Paul A & Cynthia A
Address: 2863 Gate Seven Pl
Chula Vista, CA 91914

Parcel Number: 560 410 14 00

Date: 12/6/2021

COPY

Location of Public Nuisance: 1438 F Ave

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 12/6/2021**. **Your failure to comply with this order will result in you being charged the administrative fee and the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

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- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

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Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

notice. 1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice. The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Fire Prevention Services***



Final Inspection 12/17/21



Re-Inspection 12/03/22



Re-Inspection 12/03/22



Re-Inspection 12/03/22



Inspection



Inspection



Inspection

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Chula Vista CA 91914

OFFICIAL USE

Certified Mail Fee	\$3.75
\$	\$3.05
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$

Postage \$0.58

\$ Total Pos \$7.38

\$ 560 410 14 00

Sent To Ballow Paul A & Cynthia A

Street and 2863 Gate Seven Pl

City, State Chula Vista CA 91914



NC

7020 0640 0002 0528 6181

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

560 410 14 00 NC
 Ballow Paul A & Cynthia A
 2863 Gate Seven Pl
 Chula Vista CA 91914



9590 9402 6667 1060 2168 12

2. *f* 7020 0640 0002 0528 6181

COMPLETE THIS SECTION ON DELIVERY

A. Sign *[Redacted]* Agent
 [Redacted] Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | |

[Redacted] Restricted Delivery
 (over \$500)

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

WORK ORDER AUTHORIZATION

Authorization # 7633

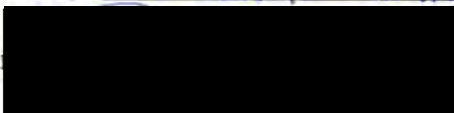
Owner: Ballow Paul A & Cynthia A
Address: 2863 Gate Seven Pl
Chula Vista, CA 91914

Parcel #560 410 14 00 Job location: 1438 F Ave

*Admin Fee
Only*

Authorized by: *Robert Hernandez*

Signature



Date: 1/5/22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE VIOLATION / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

Entire Parcel Fire Break

Hand Cutting: _____ sq. ft. Removal: _____ cu. yds.

Tractor Mowing: _____ sq. ft. Discing: _____ sq. ft.

CREW INFORMATION

Crew

Date

Type: _____

Type: _____

Type: _____

Type: _____

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

= METROS CAN PROPERTY PROFILE =
San Diego (CA)

=====

OWNERSHIP INFORMATION

=====

Parcel Number :560 410 14 00
 Owner :Ballow Paul A & Cynthia A
 CoOwner :
 Site Address :1438 F Ave National City 91950
 Mail Address :2863 Gate Seven Pl Chula Vista Ca 91914
 Owner Phone :

=====

SALES AND LOAN INFORMATION

=====

Transferred	:12/30/2002	Loan Amount	:\$71,986
Document #	:1202504	Lender	:Private Individual
Sale Price	:\$72,000 Partial	Loan Type	:Private
Deed Type	:Grant Deed	Interest Rate	:Fixed
% Owned	:100	Vesting Type	:Married Persons

=====

ASSESSMENT AND TAX INFORMATION

=====

Land	:\$65,876	Exempt Type	:
Structure	:\$36,594	Exempt Amount	:
Other	:	Tax Rate Area	:06036
Total	:\$102,470	20-21 Taxes	:\$1,668.40
% Improved	:36		

=====

PROPERTY DESCRIPTION

=====

Map Grid :
 Census :Tract:117.00 Block:3
 Zoning :C Commercial
 Land Use :611 Res,Single Family Residence
 Bldg Use :*unknown Building Use*
 Sub/Plat :
 Map Number :001105
 Legal :STS&ALLEY CLSD&LOTS 11&12 BLK 2 IN
 :W H OF 10 AC LOT 10 QSEC 154 TR
 :1105
 Tract Number :1105
 Lot :10
 Block :2

=====

PROPERTY CHARACTERISTICS

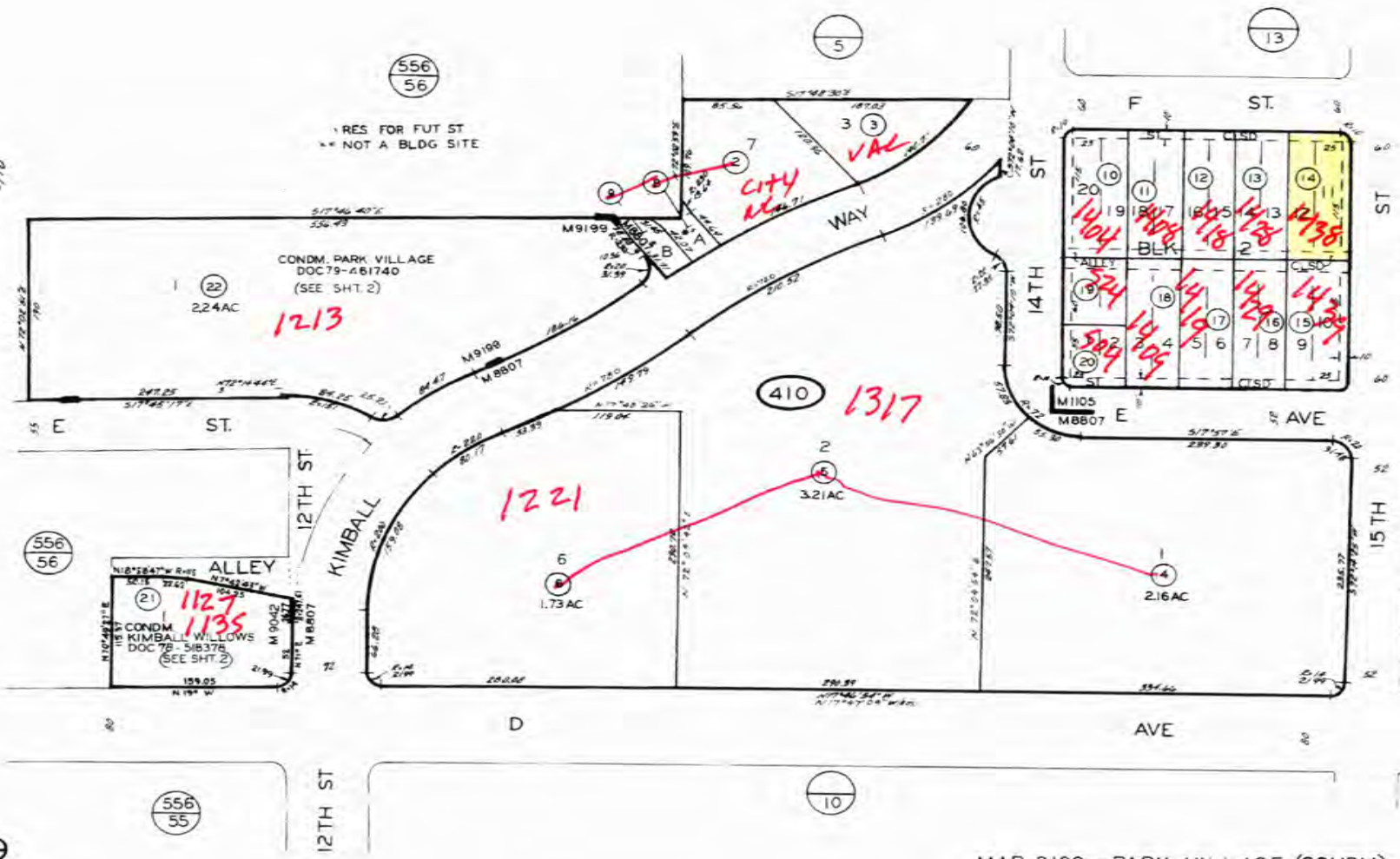
=====

Bedrooms	:2	Lot Acres	:10.00	YearBuilt	:1950
Bathrooms	:1.00	Garage Space	:2	Lot SqFt	:435,600
Units	:1	View	:	Bldg SqFt	:692
Pool	:	Stories	:1.0		

*Information compiled from various sources. CoreLogic makes no representations
 or warranties as to the accuracy or completeness of information contained in this report.*

556-540
560-540
560-540
560-540
-110

556
56
RES FOR FUT ST
** NOT A BLDG SITE



CHANGES			
BLK	OLD	NEW	CUT
		1-9	78 299
5-19	10-29	78	10156
20	SAME	20	3068
7	21	79	229
410	1	22	80 55
410	21	CONDM	80 437
	22	CONDM	80 565
410	3	SAME	81 5810
	10-11	SAME	87 5617

MAP 9199 - PARK VILLAGE (CONDM)
MAP 9042 - KIMBALL WILLOWS
MAP 8807 - CENTER CITY PROJECT
MAP 1105 - LOZIER'S SUB
ROS 10144

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

ADMINISTRATIVE BILL

1/5/2022

COPY

Ballow Paul A & Cynthia A
2863 Gate Seven Pl
Chula Vista, CA 91914

Parcel # 560 410 14 00
Location: 1438 F Ave

Dear Ballow Paul A & Cynthia A,

Fire Prevention Services has been contracted by the City of National City to help reduce potential fire violations thus improving the safety of its citizens.

Your property was re-inspected on 12/17/2021 and found to still be in violation of the National City Municipal Code Chapter 1.36. As stated in the notice, if the violation is not corrected prior to the deadline you will be charged an administrative fee.

A final inspection was performed on the above referenced parcel, as of this parcel is in compliance with the National City Municipal Code Chapter 1.36.

Due to the abatement not being completed by the deadline, you are being charged the administrative fee. Thus far your bill is \$ 350 and if paid within fifteen (15) days of this notice no further costs will be incurred by you.

Please make check payable to F.P.S.I. and please include the File # 560 410 14 00 on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06

NATIONAL CITY SCHEDULE OF FEES

Tractor Mowing

		quantity	sub total
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____

Hand Labor

A. per square foot of area abated	\$0.10	_____ sq. Ft.	_____
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COPY

Dozer Operation

A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____

Debris Remediation (includes chipping, grinding, and/or shredding)

A. per cubic yard of material prior to chipping, and or compacting	\$38.00	X	_____ cu.yds =	_____
B. dump fees			(reimbursement of cost)	_____

Administrative Fee (failure to comply by deadline of notice)

A. per parcel	\$350.00	1 _____	<u>\$350.00</u>
---------------	----------	---------	-----------------

Attorney Services

A. per parcel, per hour	\$200.00	_____	_____
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Assessment Fees (includes preparing reports, attending hearings, etc.)

A. cost confirmation fee, per parcel	\$275.00	_____	_____
--------------------------------------	----------	-------	-------

Miscellaneous Fees Per Parcel

A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees		(reimbursement of cost)	_____

FILE # 7633 APN # 560-410-14-00 **TOTAL** \$ 350.00

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

Final Bill

COPY

1/26/2022

Ballow Paul A & Cynthia A
2863 Gate Seven Pl
Chula Vista, CA 91914

Ref: Parcel # 560 410 14 00

Dear Ballow Paul A & Cynthia A,

This is a reminder of the letter we sent you on 1/5/2022 and we have not received payment in the amount of \$350.00

If we do not receive payment within 10 days we will be required to seek appropriate action to collect these monies.

This action may include filing an abatement lien on your property and forwarding this bill to our collection agency. Under state and local law, costs for such action will be added to your total amount. Please tender a check to us immediately to avoid any further action.

Make your check payable to **Fire Prevention Services, Inc.**, and include the Parcel # 560 410 14 00 on the check.

Should you need to discuss this matter you may contact us at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.

rev.05/19/06

X

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720
(619) 562-1058 fax (619) 445-6336

DOC# 2022-0086168



Feb 25, 2022 09:16 AM
OFFICIAL RECORDS
Ernest J. Dronenburg, Jr.,
SAN DIEGO COUNTY RECORDER
FEES: \$0.00 (SB2 Atkins: \$0.00)

AND WHEN RECORDED MAIL TO
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720

PAGES: 1

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT
TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE
HEREIN DESCRIBED PROPERTY

WHEREAS it was determined that a violation of Chapter 1.36 of the National City Municipal Code did exist, and

WHEREAS such violation was ordered abated, and

WHEREAS representatives of the National City Fire Department abated the violation(s) on 1/5/2022, and


WHEREAS the charge for such abatement amounted to \$420.00;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is Ballow Paul A & Cynthia A at 2863 Gate Seven Pl. Chula Vista, CA 91914 described as follows:

APN # 560 410 14 00
ADDRESS: 1438 F Ave
LEGAL DESCRIPTION: Sts&Alley Clsd&Lots 11&12 Blk 2 InW H Of 10 Ac Lot 10 Qsec 154 Tr

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City Council shall become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of such claim shall be plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: February 23, 2022

BY: 
Ken Osborn, Fire Prevention Services, Inc.,
Designee for National City Fire Department

Certificate Of Acknowledgement

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On February 23, 2022 before me, R Thrasher, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal



(Seal)

SUMMARY REPORT FOR APN 561-400-26-00

05/17/22 Received Citizen compliant from NCFD.

05/17/22 Initial inspection was made, property was found to be in violation.

05/23/22 Mailed 30 day courtesy notice to the owner.

07/11/22 Re-inspection was made, property was found to be in violation.

07/11/22 Posted property.

07/12/22 Mailed 10 day final notice to the owner, certified mail.

08/02/22 Final inspection was made, property was found to be in violation.

08/02/22 Verified ownership information with County of San Diego.

08/11/22 Certified notice returned "unclaimed".

??/??/22 Work order authorization signed by District Official.

09/14/22 F.P.S.I. crews abated the property.

09/22/22 The owner was mailed a bill at the contracted rates.

10/18/22 The owner was mailed a final bill.

11/28/22 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.



City of National City Fire Department

National City Municipal Code 9.12.010 and or 912.020



FIRE PREVENTION SERVICES INC.
Fire Prevention Services Inc., is a contracted agent for the
City of National City

Owner: Sostre Ryan J & Aranyaka DL
2132 Euclid Ave
National City, CA 91950

Date: 05/23/2022

Case #: NC-22-50

Parcel Number: 5614002600

Location: 2132 Euclid Ave, San Diego, CA, 91950

Why am I receiving this notification?

This notice is to inform you that weeds and or other material on your property violate the City of National City Municipal Code and constitute a public nuisance under National City Municipal section 9.12.101 and/or 912.020. You are receiving this notice because the most recent San Diego County property records show that you are the owner of the identified parcel (parcel number can be found above your name on this notice). If you do not own this property and have received this notice in error, please call Fire Prevention Services as soon as possible: 1-866-779-3744 ext. 304 or go to <http://fireprevention.net>. You may also contact the City of National City directly at (619) 336-4550.

- A. All weeds or dry grasses over (4") in height.
- B. Weeds which bear seeds of downy or wingy nature
- C. Sagebrush, chaparral, and other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent property
- D. Weeds which are noxious or dangerous
- E. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public
- F. Dry grass, stubble, brush, litter or other flammable material which endangers the public safety by creating a fire hazard in a portion a portion of the city which has been zoned for single and multiple residence purposes.

Instruction for Abatement

Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys).

What do I need to do?

Within (30) days from the date on this notice, you must remove the vegetation or waste matter which is creating a nuisance. The work required to remove the fire hazard is described above. You may also go to the Fire Prevention Services website for additional information. If you have read the information on the Fire Prevention Services website and read the abatement instructions included with this Notice, but you remain unclear about what to do, please contact Fire Prevention Services or the National City Fire Department immediately. The City and Fire Prevention Services can work with you to establish a work plan and to adjust deadlines in consideration of the property-specific conditions

What happens if I do not clear my property within 30 days?

If you do not voluntarily clear the nuisance from your property within (30) days, you will be sent a final Notice, providing (10) days to abate the nuisance before the City initiates forced abatement procedures. If the City completes or causes another to complete the required work, you will be responsible for the cost incurred per City of National City Municipal Code section/s 9.12.010 and/or 912.020

Appeal Process

Within (10) days from the date of posting, mailing or personal service of the required notice the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774

Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

1-866-779-3774 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***

{{photos}}

rev. 03/27/06, 04/24/06, 06/21/06, 3/15/2022

***You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

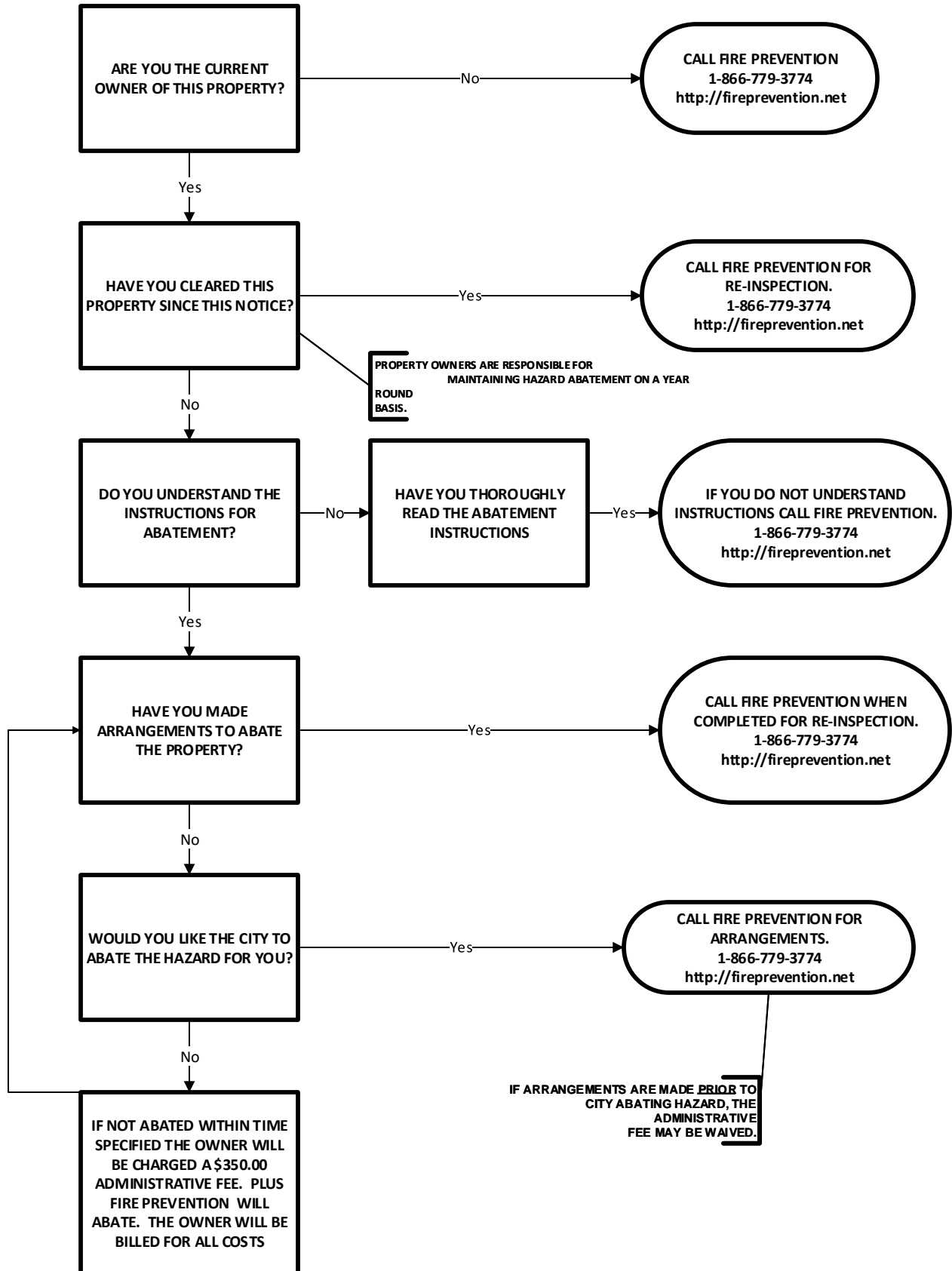
The appeal shall be in writing and filed with the City Clerk. (NCCM 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Photo	Details
	<p>Title: Initial Inspection Date: Jul 11, 2022 10:48 Uploaded by: Gary George</p>
	<p>Title: Initial Inspection Date: Jul 11, 2022 10:48 Uploaded by: Gary George</p>

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

CITY OF NATIONAL CITY FIRE DEPARTMENT
1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596
FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: Sostre Ryan J & Aranyaka DL
2132 Euclid Ave
National City, CA 91950
Case #: NC-22-50

Date: 07/12/2022

Parcel Number: 5614002600

Location of Public Nuisance: **2132 Euclid Ave, San Diego, CA, 91950**

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys).**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 07/12/2022**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace the the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774

Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

1-866-779-3774 ext. 307 or <http://fireprevention.net>



Fire Prevention Services***

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

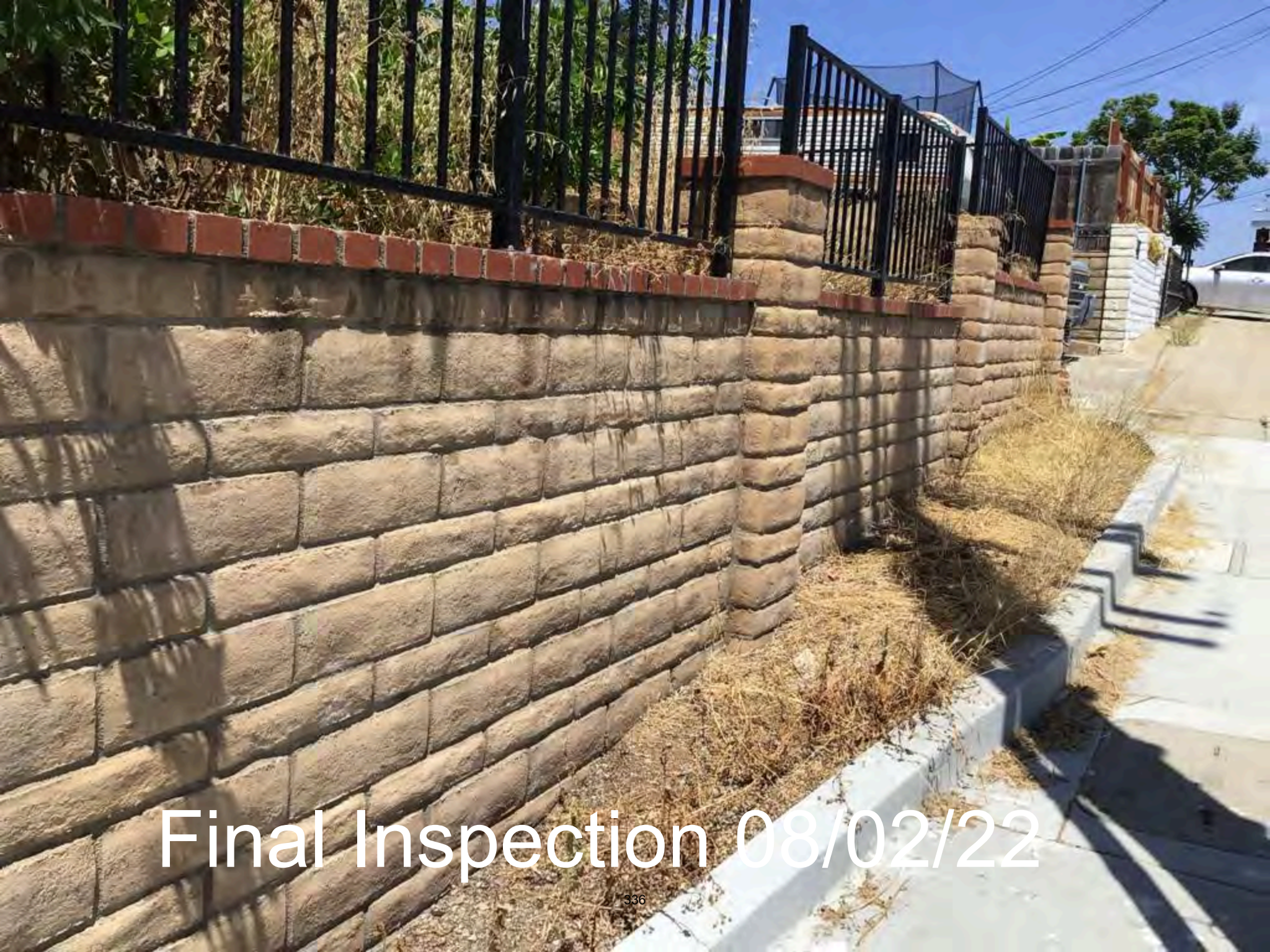
***Fire Prevention Services, Inc. is under contract with the City of National City.

rev. 03/27/06, 04/24/06, 06/21/06, 3/1/2022

Photo	Details
	<p>Title: Initial Inspection Date: Jul 11, 2022 10:48 Uploaded by: Gary George</p>
	<p>Title: Initial Inspection Date: Jul 11, 2022 10:48 Uploaded by: Gary George</p>



Final Inspection 08/02/22



Final Inspection 08/02/22



Final Inspection 08/02/22



Final Inspection 08/02/22

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

Extra Services & Fees (check box, add fee as appropriate)

- Return Receipt (hardcopy) \$ _____
- Return Receipt (electronic) \$ _____
- Certified Mail Restricted Delivery \$ _____
- Adult Signature Required \$ _____
- Adult Signature Restricted Delivery \$ _____

Postage

Total Postage and Fees



Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

Sastre Ryan J. Aranyka DUNC-22-50
 2132 Euclid Ave.
 National City, CA 91950

7202 2722 0000 0525 659E

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

Sostre Ryan J & Aranyaka DL
2132 Euclid Ave.
National City, CA. 91950



9590 9402 7085 1251 0295 65

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery

- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)

7021 2720 0000 5250 3859

Restricted Delivery

PS Form 3811, July 2020 PSN 7530-02-000-9053

NC-22-50

Domestic Return Receipt

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd., National City, CA 91950-4596

WORK ORDER AUTHORIZATION

Authorization # NC-22-50

Owner: Sosire Ryan J & Aranyaka DL

Address: Sosire Ryan J & Aranyaka DL
2132 Euclid Ave
National City, CA 91950

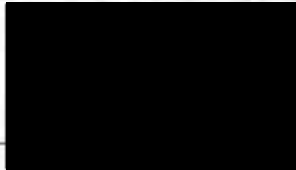
Parcel #5614002600

Job location: 2132 Euclid Ave.

Authorized by: _____

R. Seew

Signature: _____



Date: _____

9-7-22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE HAZARD / PUBLIC NUISANCE REDUCTION OR REMOVAL.

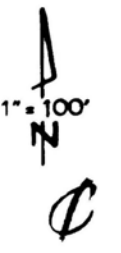
METHOD OF CLEARING

Circle One: Entire Parcel Fire Break	
Hand Cutting: _____ sq. ft.	Hauling: _____ cu. yds.
Tractor Mowing: _____ sq. ft.	Discing: _____ sq. ft.

CREW INFORMATION

Crew	Date
Name: _____	_____
Name: _____	_____
Name: _____	_____
Name: _____	_____
Name: _____	_____

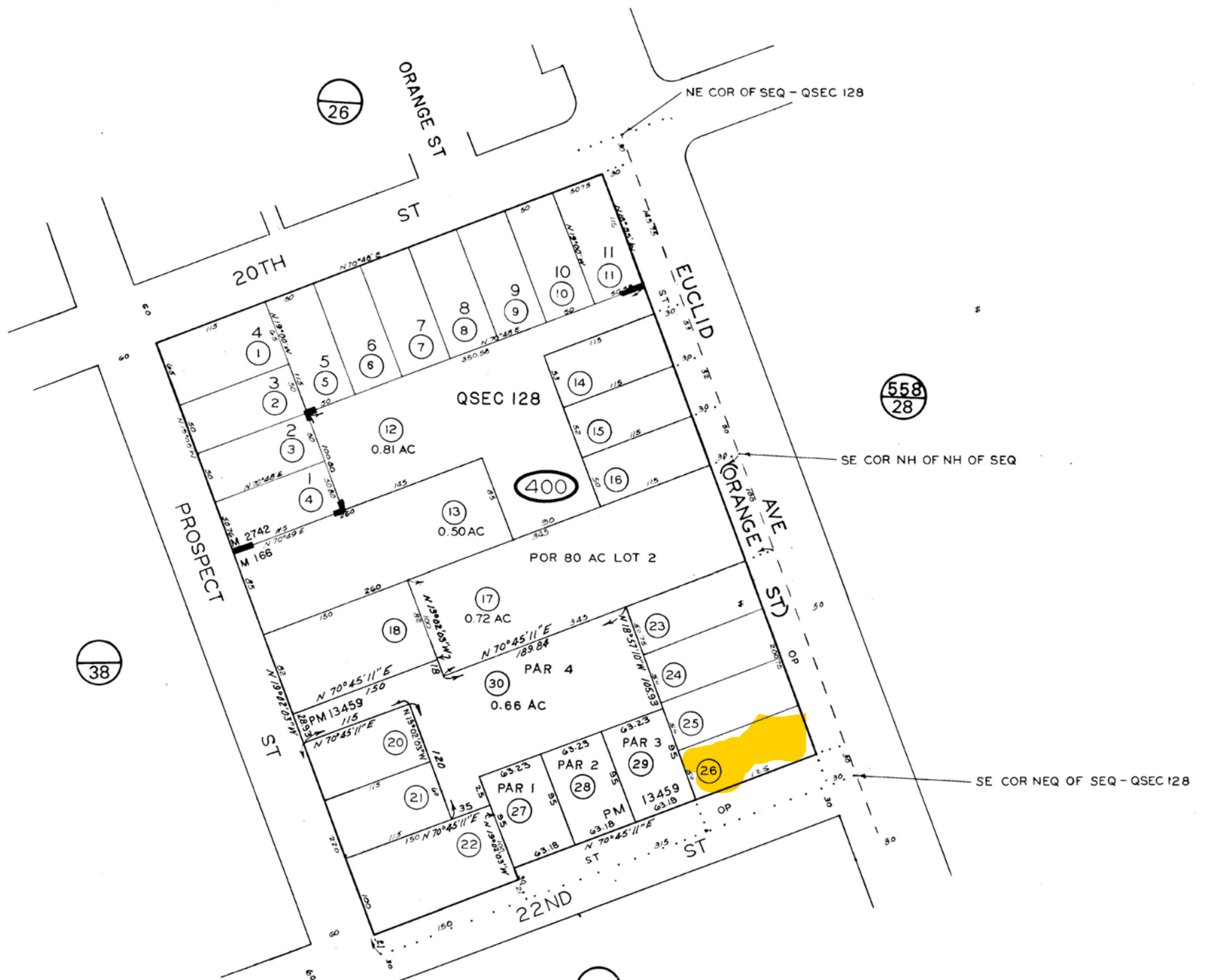
Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys).



06

561-400

9-7-75 R.G



CHANGES			
BLK	OLD	NEW	YR CUT
400	19	27-30	85 1399

13775
 SAN DIEGO COUNTY
 ASSESSOR'S MAP
 BOOK 561 PAGE 40

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL SUBDIVISION OR BUILDING ORDINANCES.

MAP 2742 - ANDERSON & STEPHENS SUB
 MAP 166 - RHO DE LA NACION - POR QSEC 128

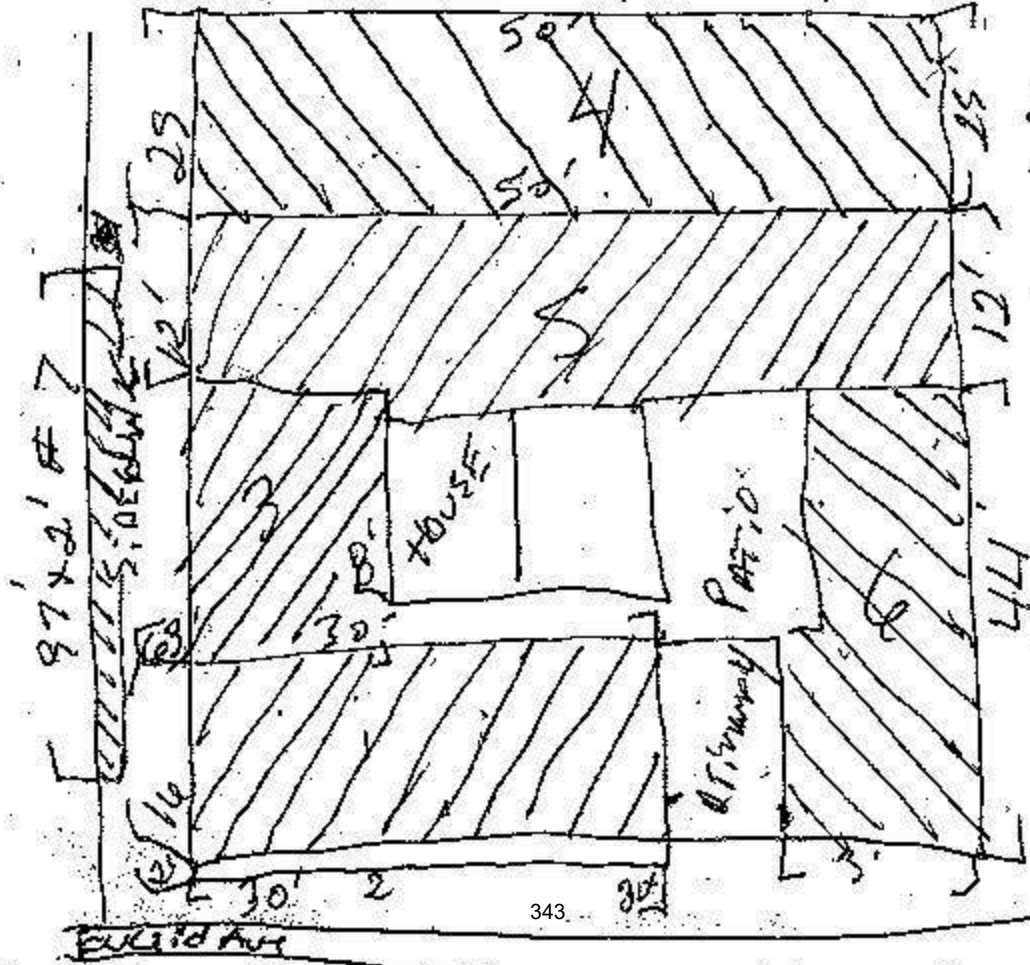
Hand Sq. Ft.: 4,630

Tractor Sq. Ft.: _____

Total Removal Cu. Yds.: _____

Dump ticket: _____

Dump Charge: _____



1. 63 x 30 = 1890
2. 2 x 30 = 60
3. 8 x 25 = 200
4. 50 x 25 = 1250
5. 12 x 50 = 600
6. 3' x 44 = 132
7. 37' x 2 = 74

Sep 14, 2022 at 8:09:37 AM
+32.670729,-117.077902
175° S
2132 Euclid Ave
National City CA 91950
United States



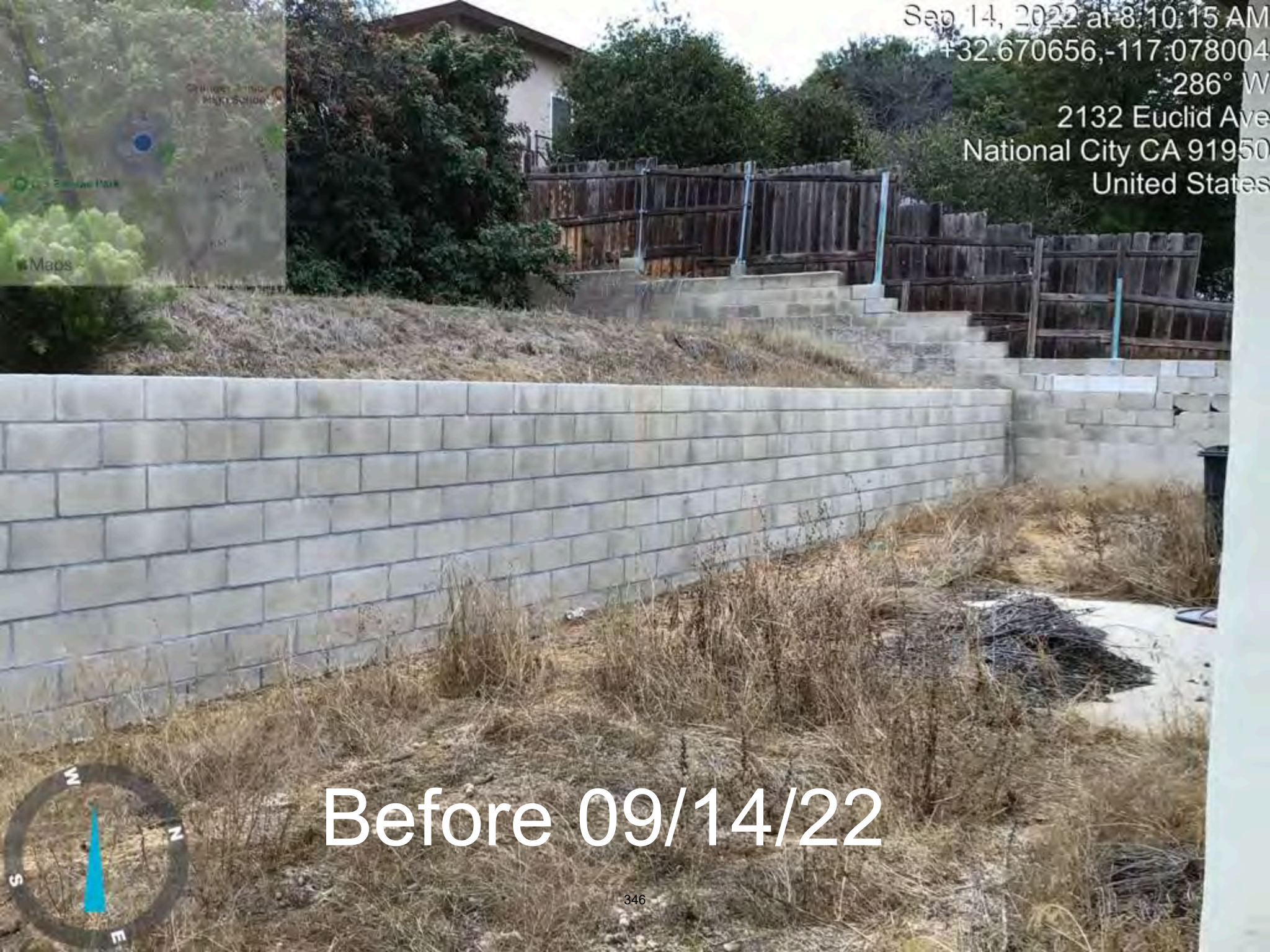
Before 09/14/22

Sep 14, 2022 at 8:09:56 AM
+32.670729,-117.077902
226° SW
2132 Euclid Ave
National City CA 91950
United States

Before 09/14/22



Sep 14, 2022 at 8:10:15 AM
+32.670656,-117.078004
-286° W
2132 Euclid Ave
National City CA 91950
United States



Before 09/14/22



Sep 14, 2022 at 8:10:29 AM

+32.670662,-117.078133

63° NE

2132 Euclid Ave

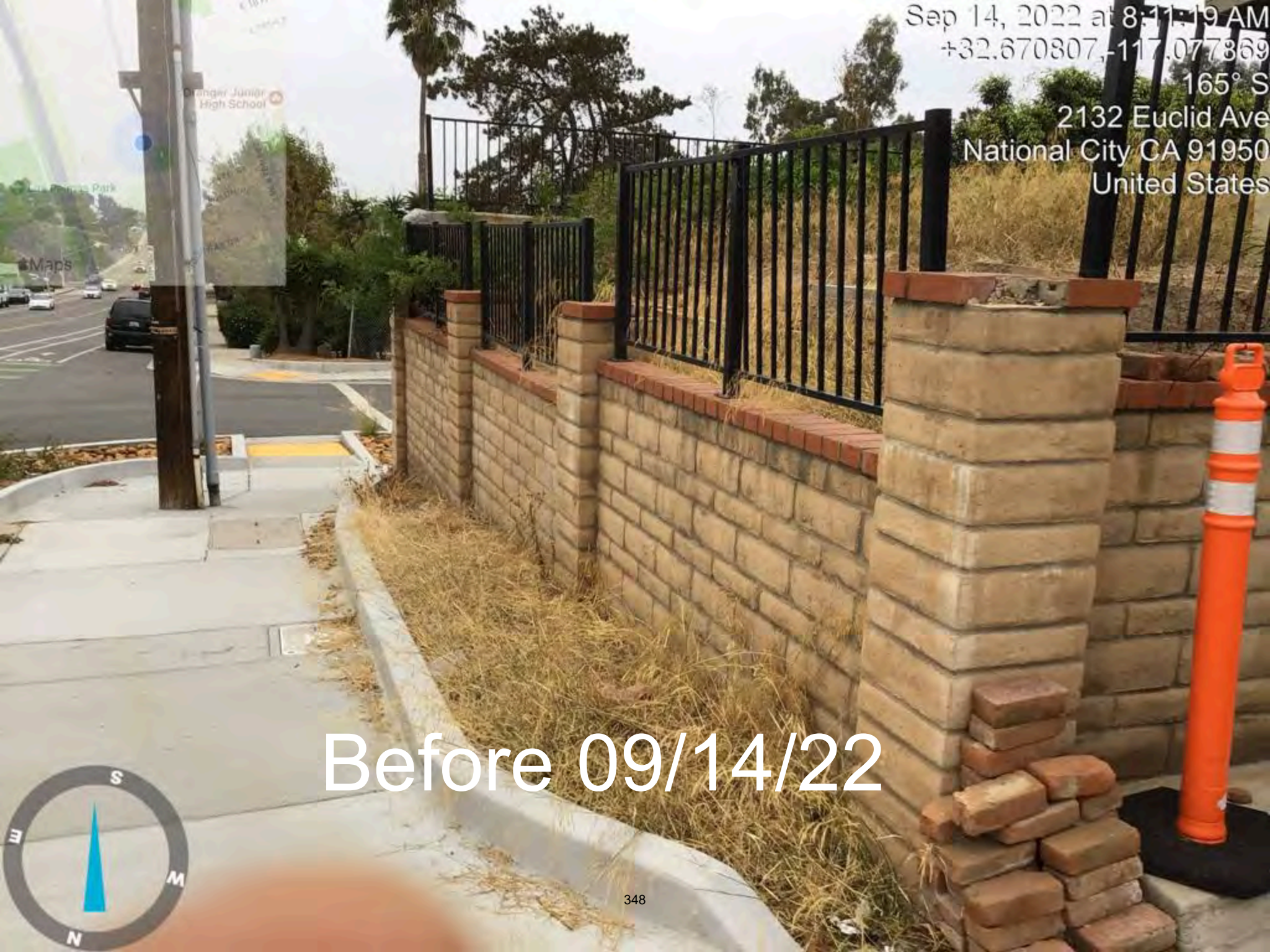
National City CA 91950

United States



Before 09/14/22

Sep 14, 2022 at 8:11:19 AM
+32.670807,-117.077869
165° S
2132 Euclid Ave
National City CA 91950
United States



Before 09/14/22



Sep 14, 2022 at 9:02:00 AM
+32.670735,-117.077703
227° SW
2132 Euclid Ave
National City CA 91950
United States



After 09/14/22

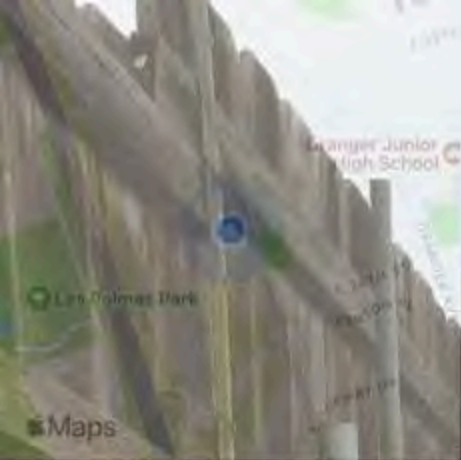
Sep 14, 2022 at 9:03:32 AM
+32.670680,-117.077894
228° SW
2132 Euclid Ave
National City CA 91950
United States



After 09/14/22



Sep 14, 2022 at 9:04:06 AM
+32.670703,-117.078132
70° E
2132 Euclid Ave
National City CA 91950
United States



After 09/14/22



Sep 14, 2022 at 9:04:23 AM

+32.670703,-117.078132

177° S

2132 Euclid Ave

National City CA 91950

United States



After 09/14/22



Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

Case #NC-22-50 APN: 5614002600
Sostre Ryan J & Aranyaka DL
2132 Euclid Ave
National City, CA 91950

09/22/2022

Location: 2132 Euclid Avenue, National City, CA, 91950

Dear Sostre Ryan J & Aranyaka DL,

This letter is to inform you that the **Public Nuisance** on the above referenced property has been abated pursuant to prior Notice to Abate and order of the City of National City.

Fire Prevention Services has been contracted by the City of National City to help reduce Public Nuisances and potential fire violations thus improving the safety of its citizens.

The abatement of the Violation on your property was performed as mandated per National City Municipal Code Chapter 1.36. The charges thus far total \$813.00. You will incur no further costs if this amount is paid within fifteen (15) days of this notice.

Please make check payable to **F.P.S.I.** and please include the Case #**NC-22-50** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.3/1/2022

NATIONAL CITY SCHEDULE OF FEES

		quantity	sub total
<u>Tractor Mowing</u>			
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____
 <u>Hand Labor</u>			
A. per square foot of area abated	\$0.10	4,630 sq. Ft.	463.00
 <u>Dozer Operation</u>			
A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____
 <u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)			
A. per cubic yard of material prior to chipping, and or compacting	\$38.00	x _____ cu.yds =	_____
B. dump fees	(reimbursement of cost)	_____	_____
 <u>Administrative Fee</u> (failure to comply by deadline of notice)			
A. per parcel	\$350.00	1	\$350.00
 <u>Attorney Services</u>			
A. per parcel, per hour	\$200.00	_____	_____
 <u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)			
A. cost confirmation fee, per parcel	\$275.00	_____	_____
 <u>Miscellaneous Fees Per Parcel</u>			
A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees	(reimbursement of cost)	_____	_____
FILE # <u>nc-22-50</u>	APN # <u>561-400-26-00</u>	TOTAL	\$813.00

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

FINAL BILL

Case #NC-22-50 APN: 5614002600
Sostre Ryan J & Aranyaka DL
2132 Euclid Ave
National City, CA 91950

10/18/2022

Location: 2132 Euclid Avenue, National City, CA, 91950

Dear Sostre Ryan J & Aranyaka DL,

You have failed to pay the bill dated , to date we have not received payment.

If we do not receive payment within 10 days in the amount of \$813.00 we will be forced to bring appropriate action to collect these monies.

The further action will include the filing of an abatement lien on the property in question, as well as the forwarding to our collection agency. Under state and local law the costs of these actions will be added to the amount referenced above.

To avoid this action, please pay now.

Make check payable to **F.P.S.I.** and please include the Case #**NC-22-50** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.11/11/2021, rev. 3/1/2022

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1729
E1 Cajon, CA 92022-1729
(619) 562-1058 Fax (619) 445-6336

AND WHEN RECORDED MAIL TO
Fire Prevention Services, Inc.
PO Box 1729
E1 Cajon, CA 92022-1729

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT

**TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE
HEREIN DESCRIBED PROPERTY**

WHEREAS It was determined that a violation of National City Municipal Code Chapter 1.36 did exist, and

WHEREAS such violation was ordered abated, and *ON 6-7-2022*

WHEREAS representatives of the City of National City abated the violation (s), and *ON 9-14-2022*

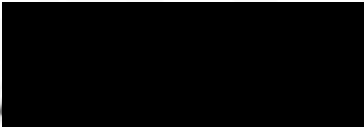
WHEREAS the charge for such abatement amounted to \$883.00;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is Sostre Ryan J & Aranyaka DLat 2132 Euclid Ave, National City, CA, 91950 described as follows:

APN # 5614002600 CASE # NC-22-50
ADDRESS: 2132 Euclid Avenue, National City, CA, 91950
LEGAL DESCRIPTION:

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City it may become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of such claim shall be \$883.00 plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: 11/29/2022

BY: 
Ken Osborn, Fire Prevention Services, Inc.
Designer for City of National City

Certificate Of Acknowledgment

A notary public or other officer completing this certificate certifies that the identity of the individual who signed the document, in which this certificate is attached, and the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On 11/29/2022 before me, Carol A. Martinelli, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



(Seal)

7
28

DOC# 2022-0482142



Dec 29, 2022 01:51 PM
OFFICIAL RECORDS
Ernest J. Drönenburg, Jr.
SAN DIEGO COUNTY RECORDER
FEES: \$0.00 (SB2 Atkins: \$0.00)

PAGES: 2

Recording Requested by (name):
Fire Prevention Services
When recorded mail to:
Fire Prevention Services
PO Box 1720
El Cajon, CA 92022-1720

Recorder's Use Only

NOTICE OF ABATEMENT

Title of Document

Commencing January 1, 2018, and except as provided in paragraph (2) GC 27388.1, in addition to any other recording fees specified in this code, a fee of seventy-five dollars (\$75) shall be paid at the time of recording of every real estate instrument, paper, or notice required or permitted by law to be recorded, except those expressly exempted from payment of recording fees, per each single transaction per parcel of real property. The fee imposed by this section shall not exceed two hundred twenty-five dollars (\$225). "Real estate instrument, paper, or notice" means a document relating to real property, including, but not limited to, the following: deed, grant deed, trustee's deed, deed of trust, reconveyance, quit claim deed, fictitious deed of trust, assignment of deed of trust, request for notice of default, abstract of judgment, subordination agreement, declaration of homestead, abandonment of homestead, notice of default, release or discharge, easement, notice of trustee sale, notice of completion, UCC financing statement, mechanic's lien, maps, and covenants, conditions, and restrictions. Pursuant to GC section 27388.1 (2) the fee described in paragraph (1) shall not be imposed on any of the following documents:

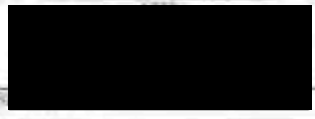
Reason for Exemption:

- Any real estate instrument, paper, or notice recorded in connection with a transfer subject to the imposition of a documentary transfer tax as defined in Section 11911 of the Revenue and Taxation Code.
- Any real estate instrument, paper, or notice recorded in connection with a transfer of real property that is a residential dwelling to an owner-occupier.
- Any real estate instrument, paper, or notice executed or recorded by the federal government in accordance with the Uniform Federal Lien Registration Act (Title 7 commencing with Section 2100) of Part 4 of the Code of Civil Procedure.
- Any real estate instrument, paper, or notice executed or recorded by the state or any county, municipality, or other political subdivision of the state.
- Exempt from fee per GC 27388.1 (a) (1); fee cap of \$225.00 reached.
- Exempt from fee per GC 27388.1 (a) (1); not related to real property.

I hereby declare under Penalty of Perjury that the information provided above is true and correct.

Executed this 29 day of November, 2022 at El Cajon, CA
DAY MONTH YEAR STATE

Ken Osborn
PRINT NAME



COMPLETE Documentary Transfer Tax Declaration ONLY when document is transferring title.

Documentary Transfer Tax: \$ _____ If exempt/enter R&T code: _____

- Computed on full value of the property conveyed.
- Computed on full value less liens & encumbrances remaining thereon at time of sale.
- Unincorporated Area City of _____

Signature of declarant or agent determining tax _____

SUMMARY REPORT FOR APN 562-190-02-00-a

12/13/21 Initial inspection was made, property was found to be in violation.

12/16/21 Mailed 30 day courtesy notice to the owner.

01/18/22 Re-inspection was made, property was found to be in violation.

01/18/22 Posted property.

01/18/22 Mailed 10 day final notice to the owner, certified mail.

01/25/22 Received signed certified return receipt.

01/31/22 Final inspection was made, property was found to be in violation.

01/31/22 Verified ownership information with County of San Diego.

02/02/22 Work order authorization signed by District Official.

02/04/22 F.P.S.I. crews abated the property.

02/14/22 Certified notice returned "not deliverable as addressed".

02/28/22 The owner was mailed a bill at the contracted rates.

04/14/22 The owner was mailed a final bill.

04/27/22 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

NOTICE TO ABATE PUBLIC NUISANCE

Owner: Terra Co
Address: 3430 Tully Road 20-108
Modesto, CA 95350

Parcel Number: 562 190 02 00
Date: 12/16/2021

COPY

Location of Public Nuisance: 207 E 30th St

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys) (weeds along sidewalk)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within thirty (30) days of 12/16/2021**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree than customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774
Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774
Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

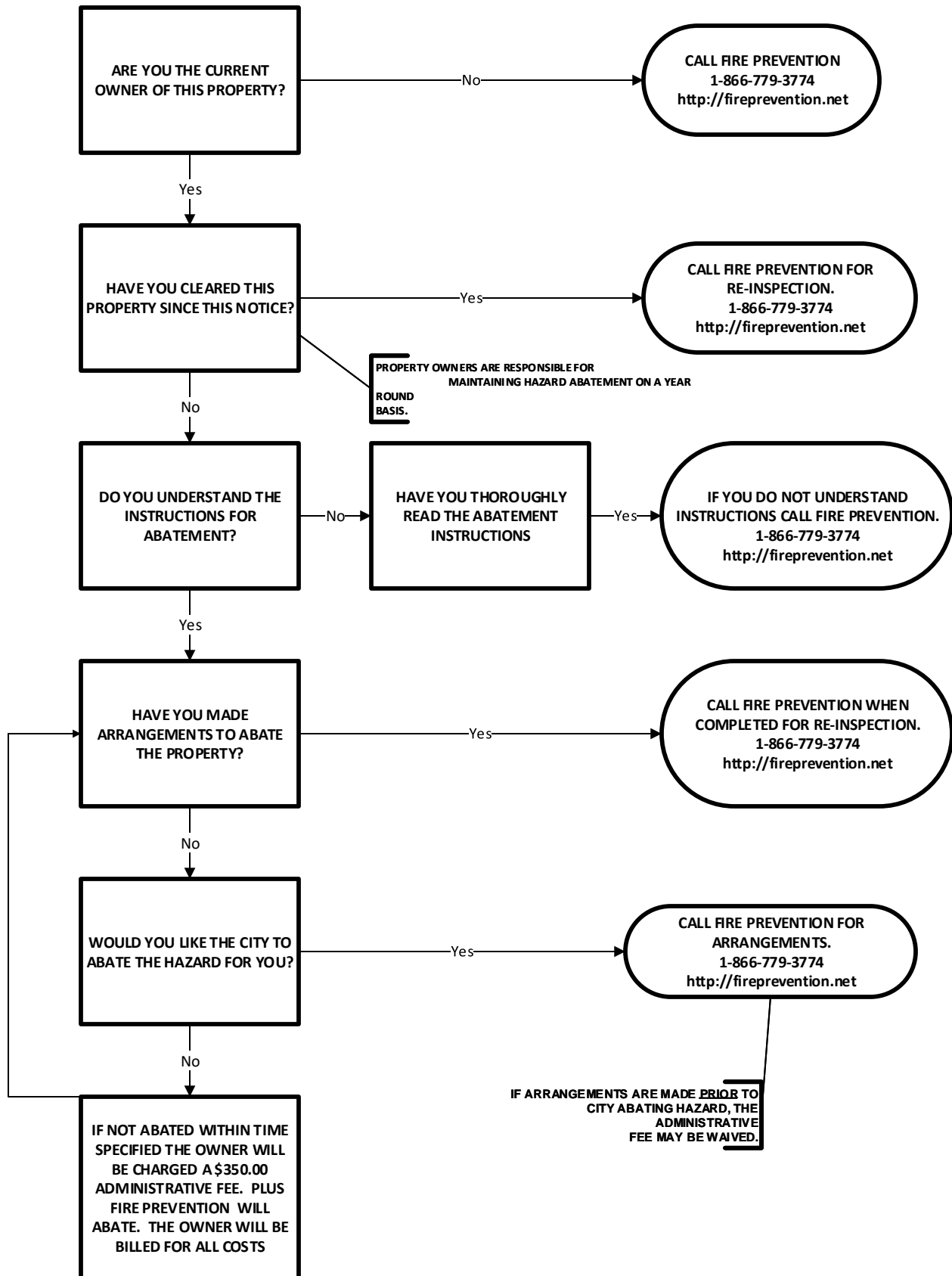
Sincerely yours in public safety,

1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.
The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)
***Fire Prevention Services, Inc. is under contract with the City of National City

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

**NOTICE TO
ABATE
PUBLIC
NUISANCE**

NOTICE TO ABATE PUBLIC NUISANCE
This notice is being placed on your property because the health, safety or general welfare of the community requires the abatement of a public nuisance. The nuisance is the presence of [illegible] on your property. You are hereby notified that you must take prompt action to abate the nuisance. If you fail to do so, the local health department may take action to abate the nuisance on your behalf. This notice is being placed on your property as required by law. If you have any questions, please contact the local health department at [illegible].

Re-Inspection 01/18/22



Re-Inspection 01/18/22



Re-Inspection 01/18/22



Re-Inspection 01/18/22



Re-Inspection 01/18/22



Re-Inspection 01/18/22



CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd : NATIONAL CITY, CA. 91950-4596

FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: Terra Co
Address: 3430 Tully Road 20-108
Modesto, CA 95350

Parcel Number: 562 190 02 00
Date: 1/18/2022

COPY

Location of Public Nuisance: 207 E 30th St

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys) (weeds along sidewalk)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 1/18/2022**. **Your failure to comply with this order will result in you being charged the administrative fee and the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) feet from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

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Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building of premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 1-866-779-3774

Si usted tiene alguna pregunta, por favor llame al numero: 1-866-779-3774

Sa anumang katanungan, tumawag lang po sa numerong ito: 1-866-779-3774

Sincerely yours in public safety,

notice. 1-866-779-3774 ext. 307 or <http://fireprevention.net>

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice. The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

Fire Prevention Services***



Final Inspection 01/31/22



Final Inspection 01/31/22



Final Inspection 01/31/22



Final Inspection 01/31/22



Final Inspection 01/31/22



Inspection 02/02/22



Inspection 02/02/22



Inspection 02/02/22

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

562 190 02 00 NC
 Terra Co
 3430 Tully Road 20-108
 Modesto CA 95350



9590 9402 6913 1104 2397 80

2. Article Number (Transfer from service label)

7020 0640 0002 0681 8060

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

B. Received by (Printed Name) Agent
 Addressee

C. Date of Delivery 1/21/22

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

Adult Signature Priority Mail Express®

Adult Signature Restricted Delivery Registered Mail™

Certified Mail® Registered Mail Restricted Delivery

Certified Mail Restricted Delivery Signature Confirmation™

Collect on Delivery Signature Confirmation Restricted Delivery

Collect on Delivery Restricted Delivery

Restricted Delivery

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

7020 0640 0002 0681 8060

**U.S. Postal Service™
 CERTIFIED MAIL® RECEIPT
 Domestic Mail Only**

For delivery information, visit our website at www.usps.com™

Modesto CA 95350

Certified Mail Fee	\$3.75
Extra Services & Fees (check box, add fee as appropriate)	\$4.05
<input type="checkbox"/> Return Receipt (hardcopy)	\$11.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.58

Total Post \$47.38
 562 190 02 00

Sent To Terra Co
 Street an 3430 Tully Road 20-108
 City, State Modesto CA 95350



01/18/2022

NC

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596

WORK ORDER AUTHORIZATION

Authorization # 7652

Owner: Terra Co
Address: 3430 Tully Road 20-108
Modesto, CA 95350

Parcel #562 190 02 00 Job location: 207 E 30th St

Authorized by: _____

R. DREW

Signature: _____

Date: 2-2-22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE VIOLATION / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

Entire Parcel Fire Break

Hand Cutting: _____ sq. ft. Removal: _____ cu. yds.

Tractor Mowing: _____ sq. ft. Discing: _____ sq. ft.

CREW INFORMATION

Crew

Date

Type: _____

Type: _____

Type: _____

Type: _____

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All p of dead vegetation and debris must be removed from the property. (Please maintain any and all grass below 3 inches year round)(This includes along sidewalks and alleys) (weeds along sidewalk)

Work space for diagrams and amount of work done

and Sq. Ft.: 4,450

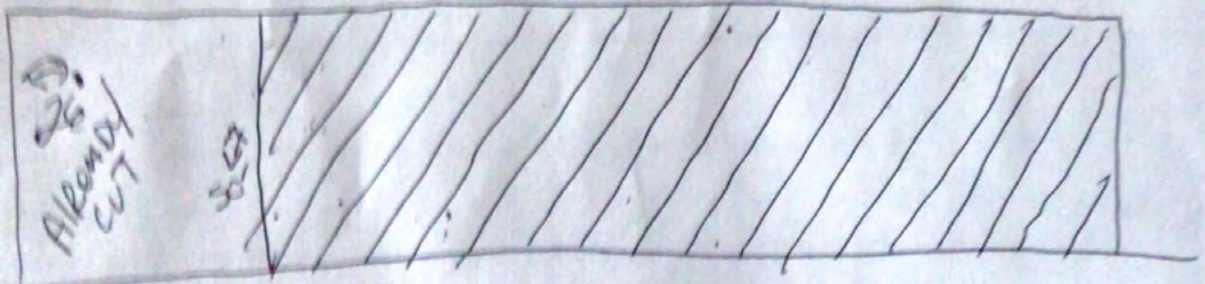
Tractor Sq. Ft.: _____

Total Removal Cu. Yds.: _____

Dump ticket: _____

Dump Charge: _____

↔ 89'



30 TH ST



Before 02/04/22



After 02/04/22

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720

(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

2/28/2022

Terra Co
3430 Tully Road 20-108
Modesto, CA 95350

COPY

Parcel # 562 190 02 00
Location: 207 E 30th St
-

Dear Terra Co,

This letter is to inform you that the **Public Nuisance** on the above referenced property was abated pursuant to a prior Notice to Abate and order of the City of National City.

Fire Prevention Services was contracted by the City of National City to help reduce Public Nuisances and potential fire violations thus improving the safety of its citizens.

The abatement work on your property was performed as mandated by The National City Municipal Code Chapter I.36. The charges thus far total \$795.00. You will incur no further costs if this amount is paid within fifteen (15) days of the date of this notice.

Failure to pay this bill may result in the filing of an abatement lien upon your property.

Please make your check payable to Fire Prevention Services and include the Parcel # 562 190 02 00 on the check.

If you have any questions please call us direct at (619) 562-1058.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06

NATIONAL CITY SCHEDULE OF FEES

Tractor Mowing

		quantity	sub total
A. per parcel, sized 1 to 7,500 square feet	\$250.00	_____	_____
B. per parcel, sized 7,501 to 15,000 square feet	\$325.00	_____	_____
C. per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00	_____	_____
D. per parcel, sized 30,001 square feet to one acre	\$450.00	_____	_____
E. per square foot over one acre	\$00.02	_____ sq. ft.	_____

Hand Labor

A. per square foot of area abated	\$0.10	4,450 sq. Ft.	445.00
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COPY

Dozer Operation

A. hourly rate	\$150.00	_____	_____
B. move-on fee	\$150.00	_____	_____

Debris Remediation (includes chipping, grinding, and/or shredding)

A. per cubic yard of material prior to chipping, and or compacting	\$38.00	X	_____ cu.yds =
B. dump fees (reimbursement of cost)			_____

Administrative Fee (failure to comply by deadline of notice)

A. per parcel	\$350.00	1	\$350.00
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Attorney Services

A. per parcel, per hour	\$200.00	_____	_____
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Assessment Fees (includes preparing reports, attending hearings, etc.)

A. cost confirmation fee, per parcel	\$275.00	_____	_____
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Miscellaneous Fees Per Parcel

A. special inspection fee	\$50.00	_____	_____
B. abatement lien	\$50.00	_____	_____
C. Interest on lien (apr)	10%	_____	_____
D. release of abatement lien	\$50.00	_____	_____
E. public notary	\$20.00	_____	_____
F. file duplication fee	\$50.00	_____	_____
G. unscheduled Labor per man hour	\$50.00	_____	_____
H. unscheduled fees (reimbursement of cost)		_____	_____

FILE # 7652 APN # 562-190-02-00 TOTAL \$ 795.00

Fire Prevention Services, Inc.

P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336

<http://fireprevention.net>

Final Bill

4/14/2022

Terra Co
3430 Tully Road 20-108
Modesto, CA 95350

Ref: Parcel # 562 190 02 00

COPY

Dear Terra Co,

This is a reminder of the letter we sent you on 2/28/2022 and we have not received payment in the amount of \$795.00

If we do not receive payment within 10 days we will be required to seek appropriate action to collect these monies.

This action may include filing an abatement lien on your property and forwarding this bill to our collection agency. Under state and local law, costs for such action will be added to your total amount. Please tender a check to us immediately to avoid any further action.

Make your check payable to **Fire Prevention Services, Inc.**, and include the Parcel # 562 190 02 00 on the check.

Should you need to discuss this matter you may contact us at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
rev.05/19/06

SUMMARY REPORT FOR APN 562-190-02-00-b

11/02/22 Initial inspection was made, property was found to be in violation.

11/09/22 Mailed 30 day courtesy notice to the owner.

12/14/22 Re-inspection was made, property was found to be in violation.

12/14/22 Posted property.

12/14/22 Verified ownership information with County of San Diego.

12/14/22 Mailed 10 day final notice to the owner, certified mail.

12/21/22 Received signed certified return receipt.

12/28/22 Final inspection was made, property was found to be in violation.

01/05/23 Work order authorization signed by District Official.

01/11/23 F.P.S.I. crews abated the property.

01/12/23 The owner was mailed a bill at the contracted rates.

01/30/23 The owner was mailed a final bill.

03/27/23 A Notice of Abatement was filed on the property.

05/26/23 The list of Fixed Charge Special Assessments [EXHIBIT "A"] and the City Clerk's "NOTICE OF PUBLIC CONFIRMATION OF COSTS HEARING" was served upon the property owner by means of Regular Mail, Certified Mail and Posting upon the property.



City of National City Fire Department

National City Municipal Code 9.12.010 and or 912.020



FIRE PREVENTION SERVICES INC.
Fire Prevention Services Inc., is a contracted agent for the
City of National City

Owner: TERRA CO
3430 Tully Rd # 20-108
MODESTO, CA 95350

Case #: NC-22-136

COPY

Date: 11/09/2022

Parcel Number: 5621900200

Location: 207 E 30Th St, NATIONAL CITY, CA, 91950

Why am I receiving this notification?

This notice is to inform you that weeds and or other material on your property violate the City of National City Municipal Code and constitute a public nuisance under National City Municipal section 9.12.101 and/or 912.020. You are receiving this notice because the most recent San Diego County property records show that you are the owner of the identified parcel (parcel number can be found above your name on this notice). If you do not own this property and have received this notice in error, please call Fire Prevention Services as soon as possible: 619-562-1058 ext. 304 or go to <http://fireprevention.net>. You may also contact the City of National City directly at (619) 336-4550.

- A. All weeds or dry grasses over (4") in height.
- B. Weeds which bear seeds of downy or wingy nature
- C. Sagebrush, chaparral, and other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent property
- D. Weeds which are noxious or dangerous
- E. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace to the public
- F. Dry grass, stubble, brush, litter or other flammable material which endangers the public safety by creating a fire hazard in a portion a portion of the city which has been zoned for single and multiple residence purposes.

Instruction for Abatement

Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

What do I need to do?

Within (30) days from the date on this notice, you must remove the vegetation or waste matter which is creating a nuisance. The work required to remove the fire hazard is described above. You may also go to the Fire Prevention Services website for additional information. If you have read the information on the Fire Prevention Services website and read the abatement instructions included with this Notice, but you remain unclear about what to do, please contact Fire Prevention Services or the National City Fire Department immediately. The City and Fire Prevention Services can work with you to establish a work plan and to adjust deadlines in consideration of the property-specific conditions

What happens if I do not clear my property within 30 days?

If you do not voluntarily clear the nuisance from your property within (30) days, you will be sent a final Notice, providing (10) days to abate the nuisance before the City initiates forced abatement procedures. If the City completes or causes another to complete the required work, you will be responsible for the cost incurred per City of National City Municipal Code section/s 9.12.010 and/or 912.020

Appeal Process

Within (10) days from the date of posting, mailing or personal service of the required notice the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058

Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058

Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,

619-562-1058 ext. 307 or <http://fireprevention.net>

Fire Prevention Services***

**You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

***Fire Prevention Services, Inc. is under contract with the City of National City.

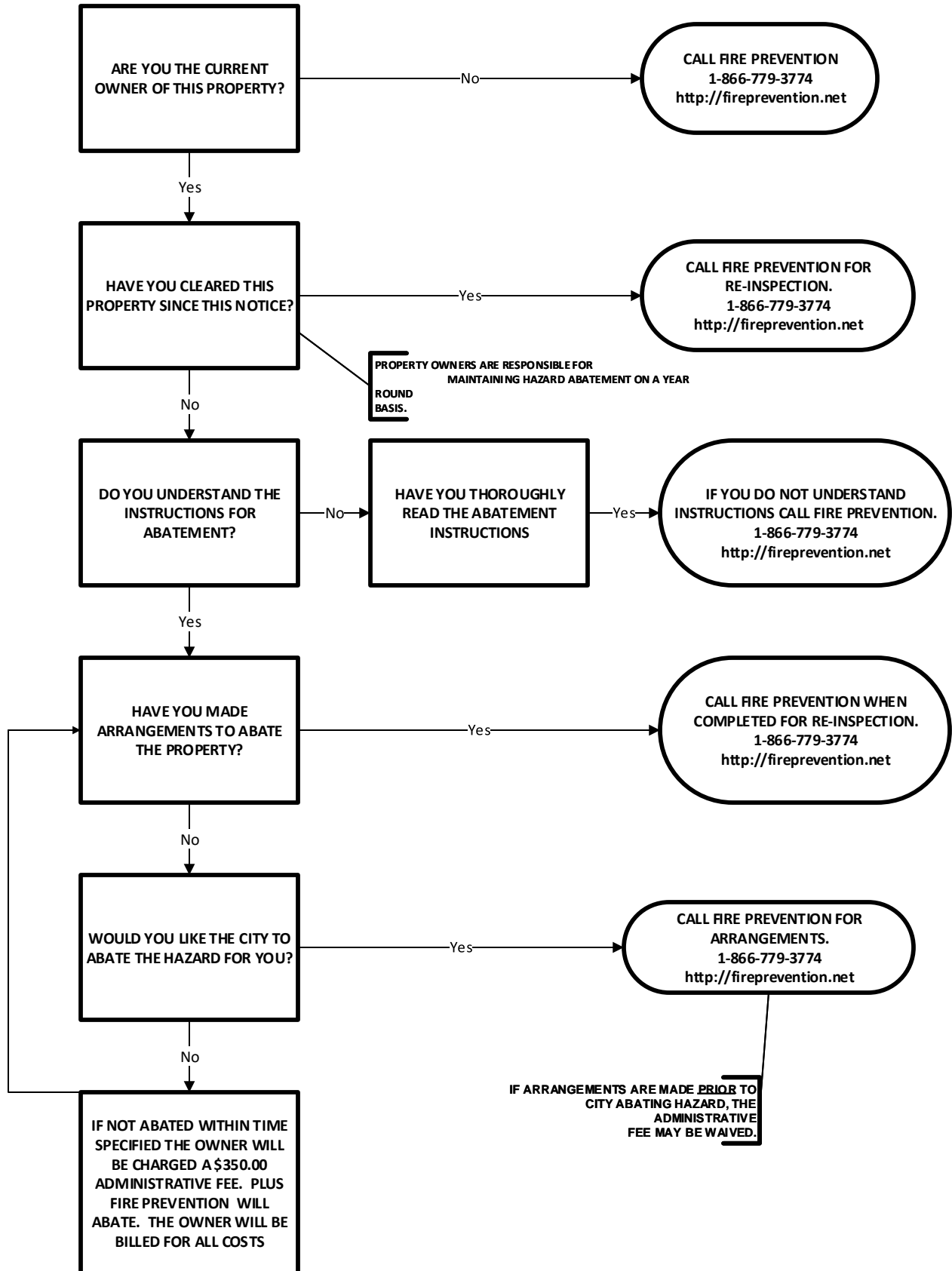
Photo	Details
	<p>Title: Initial</p> <p>Date: Nov 02, 2022 09:00</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Initial</p> <p>Date: Nov 02, 2022 09:00</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Initial</p> <p>Date: Nov 02, 2022 09:00</p> <p>Uploaded by: Michael Horkos</p>

rev. 03/27/06, 04/24/06, 06/21/06, 3/15/2022

Photo	Details
 <p data-bbox="87 525 552 604">TERRA CO 207 E 30TH 5621900200</p>	<p data-bbox="552 315 1161 346">Title: LandGlide</p> <p data-bbox="552 367 1161 399">Date: Nov 02, 2022 09:00</p> <p data-bbox="552 420 1161 451">Uploaded by: Michael Horkos</p>
	<p data-bbox="552 756 1161 787">Title: Initial</p> <p data-bbox="552 808 1161 840">Date: Nov 02, 2022 09:00</p> <p data-bbox="552 861 1161 892">Uploaded by: Michael Horkos</p>
	<p data-bbox="552 1197 1161 1228">Title: Initial</p> <p data-bbox="552 1249 1161 1281">Date: Nov 02, 2022 09:00</p> <p data-bbox="552 1302 1161 1333">Uploaded by: Michael Horkos</p>
	<p data-bbox="552 1638 1161 1669">Title: Initial</p> <p data-bbox="552 1690 1161 1722">Date: Nov 02, 2022 09:00</p> <p data-bbox="552 1743 1161 1774">Uploaded by: Michael Horkos</p>

NATIONAL CITY FIRE DEPARTMENT

COMMON QUESTIONS AND ANSWERS



HAZARD REDUCTION AND CLEARANCE STANDARDS FOR
THE CITY OF NATIONAL CITY

- 1) All trash, rubbish, debris, cuttings and or combustible materials must be removed from the property and properly disposed of.
- 2) Properties 2 (two) acre and less- Clear the entire property of all weeds, dead vegetation, and debris. Also all rubbish and discarded combustible material must be removed from the property.
- 3) Mature trees must be trimmed to six (6) feet above the ground.
- 4) Remove all vegetation existing within 10 feet of a chimney.
- 5) Vacant properties over 2 acres-Fifty (50) feet break at the property lines abutting the improved properties. Distance shall be measured in a horizontal plane.
- 6) Improved properties over 2 (two) acres-One hundred (100) feet at the top of hill (inclines).
- 7) Roadways and or driveways shall be cleared to at least the width of the roadway plus ten (10) feet on each side, and to a height of thirteen and one-half (13 1/2')feet above the road surface.

CITY OF NATIONAL CITY

SCHEDULE OF FEES

1.	<u>Tractor Mowing</u>		
	A.	per parcel, sized 1 to 7,500 square feet	\$250.00
	B.	per parcel, sized 7,501 to 15,000 square feet	\$325.00
	C.	per parcel, sized 15,001 square feet to 30,000 square feet	\$400.00
	D.	per parcel, sized 30,001 square feet to one acre	\$450.00
	E.	Per square foot over one acre	\$ 00.02
2.	<u>Hand Labor</u>		
	A.	per square foot of area abated	\$ 00.10
3.	<u>Dozer Operation</u>		
	A.	hourly rate	\$150.00
	B.	move-on fee	\$150.00
4.	<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)		
	A.	per cubic yard of material prior to chipping, and or compacting	\$ 38.00
	B.	dump fees	(reimbursement of cost)
5.	<u>Administrative Fee</u> (failure to comply with final notice)		
	A.	per parcel	\$350.00
6.	<u>Attorney Services</u>		
	A.	per parcel, per hour	\$200.00
7.	<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)		
	A.	Cost confirmations fee, per parcel	\$275.00
8.	<u>Miscellaneous Fees</u>		
	A.	special inspection fee	\$ 50.00
	B.	abatement lien	\$ 50.00C.In-
		terest on lien (apr)	10%
	D.	release of abatement lien	\$ 50.00
	E.	public notary	\$ 20.00
	F.	File duplication fee	\$ 50.00
	G.	Unscheduled Labor per man hour	\$ 50.00
	H.	unscheduled fees	(reimbursement of cost)

CITY OF NATIONAL CITY FIRE DEPARTMENT
1243 National City Blvd.: NATIONAL CITY, CA. 91950-4596
FINAL NOTICE TO ABATE PUBLIC NUISANCE

Owner: TERRA CO
3430 Tully Rd # 20-108
MODESTO, CA 95350
Case #: NC-22-136

COPY

Date: 12/14/2022

Parcel Number: 5621900200

Location of Public Nuisance: 207 E 30Th St, national city, ca, 91950

Instructions for Abatement: **Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)**

You are hereby directed to abate the public nuisance described above, of which you are the occupant or owner, **within ten (10) days of 12/14/2022**. **Your failure to comply with this order will result in the City having your property cleaned by the City's contractor at **your** expense (per National City Municipal Code Chapter 1.36). A \$350.00 administrative fee will be charged in addition to the contractor's fees to clean the property (per Resolution number 94-97). Violations are also subject to prosecution as misdemeanors.

Guidelines For The Abatement of Flammable Vegetation

For the protection of life and property, remove all brush, flammable vegetation, or combustible growth which is located from thirty (30) feet to one hundred (100) feet from such a building or structure or to the property line, whichever is nearer, or as required by the Fire Department, including the maintenance of grass and other vegetation more than thirty (30) from such building or structure. Cuttings are to be removed from the property and disposed of properly. Vegetation is to be cut within two (2) inches of the ground.

"NOTICE REGARDING RARE, THREATENED OR ENDANGERED SPECIES"

If you have previously received a notice from the California Department of Fish and Game or the U.S. Fish and Wildlife Services that rare, threatened or endangered species of fish or wildlife have occurred on your property in the areas identified for fuel break clearance, YOU MUST NOTIFY BOTH AGENCIES AND THE NATIONAL CITY FIRE DEPARTMENT IN WRITING AT LEAST TEN (10) DAYS PRIOR TO BEGINNING VEGETATION CLEARING. IF THESE AGENCIES FAIL TO OBJECT OR NOTIFY YOU OF ANY ALTERNATIVE PROCEDURES WITHIN THOSE TEN (10) DAYS, YOU MAY THEN PROCEED TO CLEAR VEGETATION AS DIRECTED BY THIS NOTICE. Failure to provide notification to these agencies may render you liable under Federal or State Law to penalties.

National City Municipal Code 9.12.010 Public Nuisance Declared--In General

Any of the following conditions are hereby declared to constitute a public nuisance:

- A. When the Fire Chief or his/her designee determines that there exists in any building or on any premises combustible, hazardous or explosive materials or dangerous accumulations of rubbish; or unnecessary accumulations of wastepaper, boxes, shavings, or any highly flammable materials which are so situated as to endanger life or property; or finds obstructions to or on fire escapes, stairs, passageways, doors or windows that reasonably tend to interfere with the operations of the fire department or the egress of the occupants of such building or premises; or finds that the effectiveness of any exit door, attic separation or any fire separation wall is reduced; or finds that any provision of the Uniform Fire Code is being violated.
- B. When the Fire Chief or his/her designee deems any chimney, smokestack, stove, oven, incinerator, furnace or other heating device, electric fixture or any appurtenance thereto, or anything regulated under a nationally recognized standard in or upon any building, structure or premises not specifically mentioned in the Uniform Fire Code, to be defective or unsafe so as to create a hazard.
- C. When the Fire Chief or his/her designee finds any condition which in his/her judgment increases or may cause an increase of the hazard or menace of fire to a greater degree that customarily recognized as normal by persons in the public service regularly engaged in preventing, suppressing or extinguishing fire or any thing or act which may obstruct, delay, hinder or interfere with the operations of the fire department or the egress of occupants in the event of fire.

National City Municipal Code 9.12.020 Public Nuisance Declared--Weeds and Other Flammable Materials

All weeds, growing or located upon streets, sidewalks or private property are hereby declared to be a public nuisance. For the purposes of this chapter, "weeds" shall include the following:

- A. Weeds which bear seeds of a downy or wingy nature.
- B. Sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property.
- C. Weeds which are otherwise noxious or dangerous.
- D. Poison oak and poison ivy when the conditions of growth are such as to constitute a menace the the public health.
- E. Dry grass, stubble, brush, litter, or other flammable material which endangers the public safety by creating a fire hazard in a portion of the City which has been zoned for single and multiple residence purposes.

National City Municipal Code 1.36.010 Public Nuisance Defined

"Public Nuisance" means any condition defined or declared to be a public nuisance in any section of this code, and/or and condition caused, maintained or permitted to exist which constitutes a threat to the public's health, safety and welfare or which significantly obstructs, injures or interferes with the reasonable of free use of property in a neighborhood, community or to any considerable number of persons. A public nuisance also has the same meaning as set forth in California Civil Code Section 3479.

National City Municipal Code 1.36.060 Abatement-- Appeal-- Hearing

Within ten (10) days from the date of posting, mailing or personal service of the required notice, the owner or person occupying or controlling such lot or premises affected may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk.

If you should have any questions, please feel free to call this number: 619-562-1058

Si usted tiene alguna pregunta, por favor llame al numero: 619-562-1058

Sa anumang katanungan, tumawag lang po sa numerong ito: 619-562-1058

Sincerely yours in public safety,

619-562-1058 ext. 307 or <http://fireprevention.net>

****You have the right to appeal this matter to the City Council within ten (10) days of the receipt of this notice.**

The appeal shall be in writing and filed with the City Clerk. (NCMC 1.36.050)

Fire Prevention Services***

*****Fire Prevention Services, Inc. is under contract with the City of National City.**

rev. 03/27/06, 04/24/06, 06/21/06, 3/1/2022

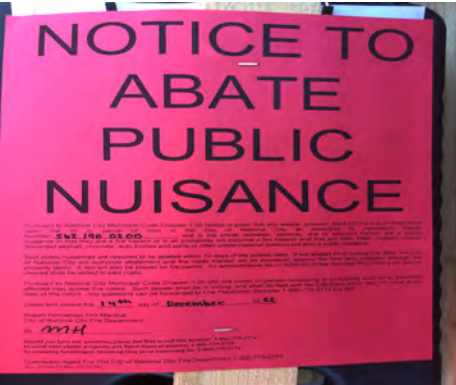

Photo	Details
	<p>Title: Posting Page</p> <p>Date: Dec 14, 2022 14:42</p> <p>Uploaded by: Michael Horkos</p>
	<p>Title: Posting Page</p> <p>Date: Dec 14, 2022 14:42</p> <p>Uploaded by: Michael Horkos</p>

Photo	Details
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	<p>Title: Reinspection Date: Dec 14, 2022 14:42 Uploaded by: Michael Horkos</p>
	<p>Title: Reinspection Date: Dec 14, 2022 14:42 Uploaded by: Michael Horkos</p>



Final Inspection 12/28/22

A photograph of a grassy field. The foreground is dominated by dense, green grass. In the middle ground, there are several patches of brown, dead-looking vegetation. The background shows a more open area with a small, dark structure, possibly a shed or a small building, and a large pile of brown material, possibly mulch or compost. The overall scene appears to be a rural or agricultural setting.

Final Inspection 12/28/22

An aerial photograph of a grassy field. The field is mostly green, but there are several distinct patches of brown, dead-looking vegetation. These patches are irregular in shape and are scattered across the field. In the upper right corner, there is a small, rectangular, reddish-brown structure, possibly a building or a shed. The overall appearance is that of a field that has been partially cleared or is in the process of regrowth.

Final Inspection 12/28/22

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

\$

Extra Services & Fees (check box, and fee as appropriate)

- Return Receipt (hardcopy) \$ _____
- Return Receipt (electronic) \$ _____
- Certified Mail Restricted Delivery \$ _____
- Adult Signature Required \$ _____
- Adult Signature Restricted Delivery \$ _____

Postage

\$

Total Postage and Fees

\$

Sent To

Terra Co.

Street and Apt. No., or PO Box No.

3430 Tull Rd. #20-108

City, State, ZIP+4®

Modesto, CA, 95350



NC-22-136

7020 0640 0002 0682 3361

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

NC-22-136**Terra Co.****3430 Tully Rd. # 20-108****Modesto, CA. 95350**

9590 9402 7085 1251 0278 13

2. Article Number (Transfer from service label)

7020 0640 0002 0682 3361

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

[Redacted Signature]

 Agent Addressee

B. Received by (Printed Name)

Chloe [Redacted]

C. Date of Delivery

Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery

- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

- Mail
- Mail Restricted Delivery

3500

401

Domestic Return Receipt

CITY OF NATIONAL CITY FIRE DEPARTMENT

1243 National City Blvd.: National City, CA 91950-4596

WORK ORDER AUTHORIZATION

Authorization # NC-22-136

Owner: TERRA CO

Address: TERRA CO
3430 Tully Rd # 20-108
MODESTO, CA 95350

Parcel #

Authorized by: R. Seew

Signature: 

Date: 1-5-22

WHEN SIGNED THIS DOCUMENT ALLOWS RIGHT OF PASSAGE ONTO PRIVATE PROPERTY FOR THE PURPOSE OF FIRE HAZARD / PUBLIC NUISANCE REDUCTION OR REMOVAL.

METHOD OF CLEARING

Circle One: Entire Parcel Fire Break	
Hand Cutting: _____ sq. ft.	Hauling: _____ cu. yds.
Tractor Mowing: _____ sq. ft.	Discing: _____ sq. ft.

CREW INFORMATION

Crew	Date
Name:	
Name:	
Name:	
Name:	
Name:	

Notes: Please clear the entire property of all weeds, dead vegetation, trash, debris and arundo. All piles of dead vegetation and debris must be removed from the property. (Please maintain any and all grasses below 3 inches year round)(This includes along sidewalks and alleys)

Work space for diagrams and amount of work done

Hand Sq. Ft.: 2,775

Tractor Sq. Ft.: _____

Total Removal Cu. Yds.: _____

Dump ticket: _____

Dump Charge: _____



House

E 30th St

Jan 11, 2023 at 7:27:41 AM

+32.657560, -117.097499

338° N

101 E 30th St

National City CA 91950

United States



Before 01/11/23



Jan 11, 2023 at 7:28:07 AM

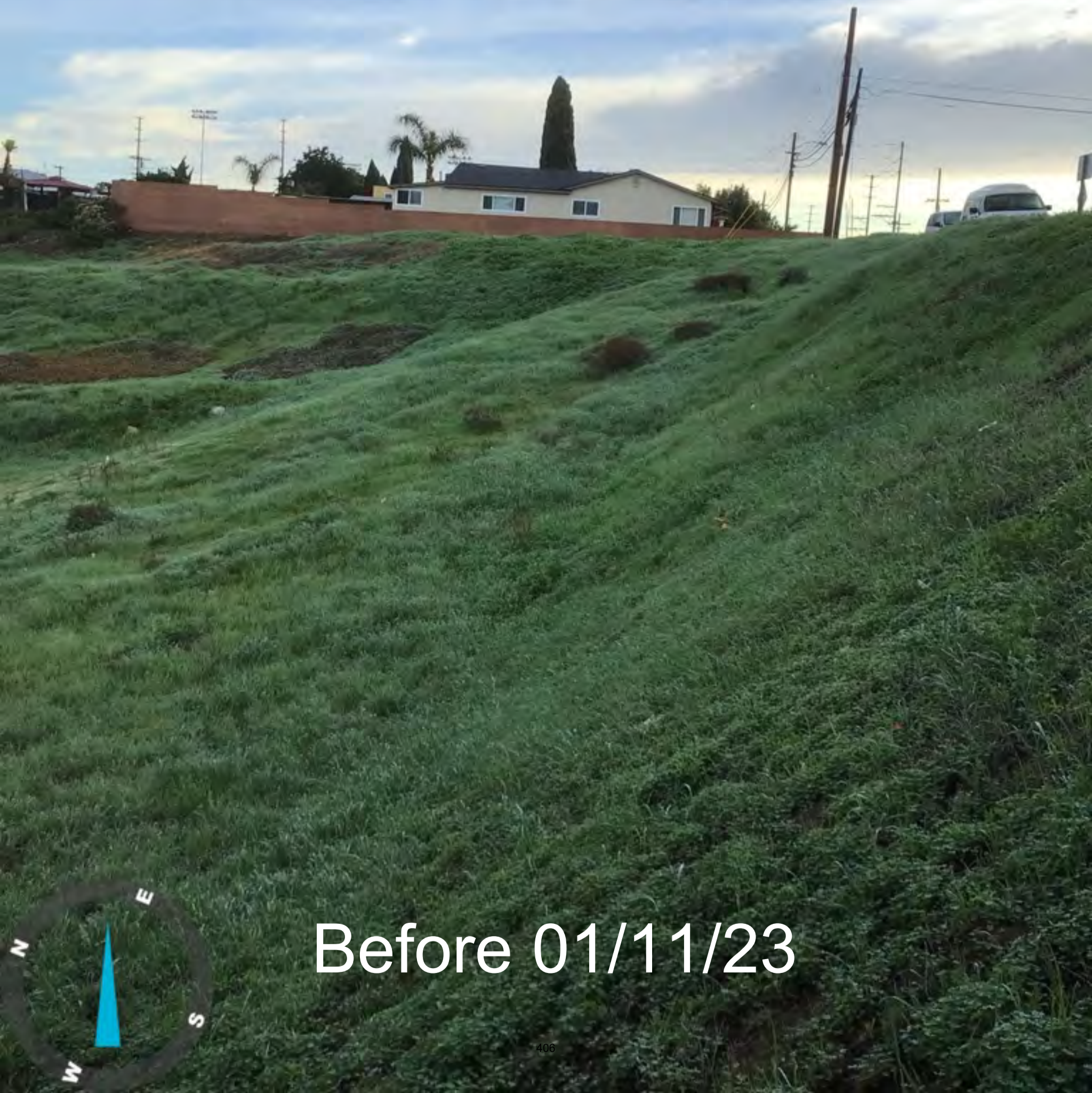
+32.657554,-117.097629

68° E

101 E 30th St

National City CA 91950

United States



Before 01/11/23

Jan 11, 2023 at 7:29:41 AM
+32.657650,-117.097078
325° NW
215 E 30th St
National City CA 91950
United States



Before 01/11/23

Jan 11, 2023 at 7:29:57 AM
+32.657740,-117.097045
236° SW
215 E 30th St
National City CA 91950
United States



Before 01/11/23



Jan 11, 2023 at 8:21:11 AM
+32.657645,-117.097757
76° E
101 E 30th St
National City CA 91950
United States



After 01/11/23



Jan 11, 2023 at 8:21:40 AM

+32.657552,-117.097586

64° NE

101 E 30th St

National City CA 91950

United States



Before 01/11/23



Jan 11, 2023 at 8:22:44 AM

+32.657703,-117.097027

327° NW

215 E 30th St

National City CA 91950

United States



After 01/11/23



Jan 11, 2023 at 8:23:05 AM
+32.657792,-117.097048
212° SW
215 E 30th St
National City CA 91950
United States



After 01/11/23



Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

Case #NC-22-136 APN: 5621900200

01/12/2023

TERRA CO
3430 Tully Rd # 20-108
MODESTO, CA 95350

COPY

Location: 207 E 30Th St, National City, CA, 91950

Dear TERRA CO,

This letter is to inform you that the **Public Nuisance** on the above referenced property has been abated pursuant to prior Notice to Abate and order of the City of National City.

Fire Prevention Services has been contracted by the City of National City to help reduce Public Nuisances and potential fire violations thus improving the safety of its citizens.

The abatement of the Violation on your property was performed as mandated per National City Municipal Code Chapter 1.36. The charges thus far total \$627.50. You will incur no further costs if this amount is paid within fifteen (15) days of this notice.

Please make check payable to **F.P.S.I.** and please include the Case #**NC-22-136** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.3/1/2022

NATIONAL CITY SCHEDULE OF FEES

<u>Tractor Mowing</u>		quantity	sub total
A.	per parcel, sized 1 to 7,500 square feet	_____	_____
B.	per parcel, sized 7,501 to 15,000 square feet	_____	_____
C.	per parcel, sized 15,001 square feet to 30,000 square feet	_____	_____
D.	per parcel, sized 30,001 square feet to one acre	_____	_____
E.	per square foot over one acre	_____ sq. ft.	_____

<u>Hand Labor</u>			
A.	per square foot of area abated	\$0.10	2.775 sq. Ft. 277.50

COPY

<u>Dozer Operation</u>			
A.	hourly rate	\$150.00	_____
B.	move-on fee	\$150.00	_____

<u>Debris Remediation</u> (includes chipping, grinding, and/or shredding)			
A.	per cubic yard of material prior to chipping, and or compacting	\$38.00 X	_____ cu.yds = _____
B.	dump fees (reimbursement of cost)		_____

<u>Administrative Fee</u> (failure to comply by deadline of notice)			
A.	per parcel	\$350.00	1 _____ <u>\$350.00</u>

<u>Attorney Services</u>			
A.	per parcel, per hour	\$200.00	_____

<u>Assessment Fees</u> (includes preparing reports, attending hearings, etc.)			
A.	cost confirmation fee, per parcel	\$275.00	_____

<u>Miscellaneous Fees Per Parcel</u>			
A.	special inspection fee	\$50.00	_____
B.	abatement lien	\$50.00	_____
C.	Interest on lien (apr)	10%	_____
D.	release of abatement lien	\$50.00	_____
E.	public notary	\$20.00	_____
F.	file duplication fee	\$50.00	_____
G.	unscheduled Labor per man hour	\$50.00	_____
H.	unscheduled fees (reimbursement of cost)		_____

FILE # NC-22-136 APN # 562-190-02-00 **TOTAL \$ 627.50**

Fire Prevention Services, Inc.
P.O. Box 1720 : El Cajon, CA 92022-1720
(619) 562-1058 : fax (619) 445-6336
<http://fireprevention.net>

FINAL BILL

Case #NC-22-136 APN: 5621900200
TERRA CO
3430 Tully Rd # 20-108
MODESTO, CA 95350

01/30/2023

COPY

Location: 207 E 30Th St, National City, CA, 91950

Dear TERRA CO,

You have failed to pay the bill dated , to date we have not received payment.

If we do not receive payment within 10 days in the amount of \$627.50 we will be forced to bring appropriate action to collect these monies.

The further action will include the filing of an abatement lien on the property in question, as well as the forwarding to our collection agency. Under state and local law the costs of these actions will be added to the amount referenced above.

To avoid this action, please pay now.

Make check payable to **F.P.S.I.** and please include the Case #**NC-22-136** on the check.

If you have any questions please call us direct at **(619) 562-1058**.

Sincerely,

Fire Prevention Services, Inc.
<http://fireprevention.net>

rev.11/11/2021, rev. 3/1/2022

RECORDING REQUESTED BY
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720
(619) 562-1058 fax (619) 445-6336

AND WHEN RECORDED MAIL TO
Fire Prevention Services, Inc.
PO Box 1720
El Cajon, CA 92022-1720

COPY

For Payoff / Demand please submit to: payoff@fireprevention.net or fax 619-445-6336

NOTICE OF ABATEMENT

**TO THE CURRENT OWNER OF RECORD AND ANY FUTURE OWNERS/PURCHASERS OF THE
HEREIN DESCRIBED PROPERTY**

WHEREAS it was determined that a violation of National City Municipal Code Chapter 1.36 did exist, and

WHEREAS such violation was ordered abated, and ^{ON} 1-5-2023

WHEREAS representatives of the City of National City abated the violation (s), and ^{ON} 1-11-2023

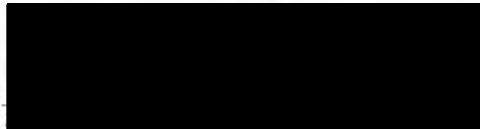
WHEREAS the charge for such abatement amounted to \$697.50;

THEREFORE be it known that an abatement obligation exists on the property regardless of owner until paid. The current owner of the property is TERRA CO at 3430 Tully Rd # 20-108, MODESTO, CA, 95350 described as follows:

APN # 5621900200 CASE # NC-22-136
ADDRESS: 207 E 30Th St, National City, CA, 91950
LEGAL DESCRIPTION: LOT:9,10 BLK:3 CITY:NATIONAL CITY SUBD:BUDD VILLA TRACT TR#:1067 TR 1067 BLK:
3*LOTS 9 & 10* MAP REF:001067

This abatement obligation shall attach to the property, not the owner, and may not be extinguished by a tax sale under the California Revenue and Taxation Code Section 3712. After confirmation by the City it may become a special assessment on the property tax bill. If not paid pursuant to State Law and State Tax Lien Law, the property may be sold to satisfy that obligation. The amount of claim shall be \$697.50 plus interest and other costs which may hereafter become due. This filing does not preclude the filing of legal action for collection. Should such actions be required or determined to be appropriate, reasonable legal fees will be incurred and added to said obligation.

DATED: 03/27/2023

BY: 
Ken
Designee for City of National City

Certificate Of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truth, accuracy, or validity of that document.

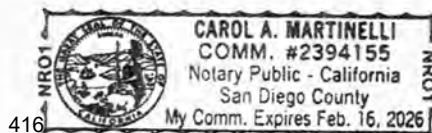
State of California)

County of San Diego)

On 03/27/2023 before me, Carol A. Martinelli, Notary Public, personally appeared Ken Osborn, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/it executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



(Seal)