

BOARD OF
BUILDING AND SAFETY
COMMISSIONERS

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CITY OF LOS ANGELES
CALIFORNIA



ERIC GARCETTI
MAYOR

DEPARTMENT OF
BUILDING AND SAFETY
201 NORTH FIGUEROA STREET
LOS ANGELES, CA 90012

RAYMOND S. CHAN, C.E., S.E.
GENERAL MANAGER

FRANK BUSH
EXECUTIVE OFFICER

June 09, 2015

Council District: # 3

Honorable Council of the
City of Los Angeles
Room 395, City Hall

JOB ADDRESS: **7342 NORTH TAMPA AVENUE, LOS ANGELES, CA**
ASSESSORS PARCEL NO. (APN): **2104-030-006**

On April 07, 2011, pursuant to the authority granted by Section 91.103 of the Los Angeles Municipal Code, the Department of Building and Safety (the "Department") investigated and identified code violations at: **7342 North Tampa Avenue, Los Angeles, California** (the "Property"). A copy of the title report which includes a full legal description of the property is attached as Exhibit A.

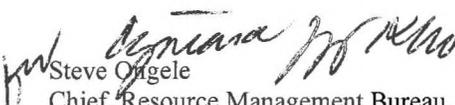
Following the Department's investigation an order or orders to comply were issued to the property owner and all interested parties. Pursuant to Section 98.0411(a) the order warned that "a proposed noncompliance fee may be imposed for failure to comply with the order within 15 days after the compliance date specified in the order or unless an appeal or slight modification is filed within 15 days after the compliance date." The owners failed to comply within the time prescribed by ordinance. The Department imposed non-compliance fee as follows:

<u>Description</u>	<u>Amount</u>
Non-Compliance Code Enforcement fee	142.60
Title Report fee	42.00
Grand Total	\$ 184.60

Pursuant to the authority granted by Section 7.35.3 of the Los Angeles Administrative Code, it is proposed a lien for a total sum of **\$184.60** recorded against the property. It is requested that the Honorable City Council of the City of Los Angeles (the "City Council") designate the time and place protest can be heard concerning this matter, as set forth in Sections 7.35.3 and 7.35.5 of the Los Angeles Administrative Code.

It is further requested that the City Council instruct the Department to deposit to Dept 08, Fund 48R, Balance Sheet Account 2200, any payment received against this lien in the amount of **\$184.60** on the referenced property. A copy of the title report which includes a full legal description of the property is attached as Exhibit A. A list of all the names and addresses of owners and all interested parties entitled to notice is included (Exhibit B). Also attached is a report which includes the current fair market value of the property including all encumbrances of record on the property as of the date of the report (Exhibit C).

DEPARTMENT OF BUILDING AND SAFETY


Steve Orgele
Chief, Resource Management Bureau

Lien confirmed by
City Council on:

ATTEST: HOLLY WOLCOTT, CITY CLERK

BY: _____
DEPUTY



5711 W. SLAUSON AVE., SUITE 170
CULVER CITY, CA 90230
Phone 310-649-2020 310-649-0030 Fax

Property Title Report

Work Order No. T11473
Dated as of: 05/15/2015

Prepared for: City of Los Angeles

SCHEDULE A

(Reported Property Information)

APN #: 2104-030-006

Property Address: 7342 N TAMPA AVE ✓ **City: Los Angeles** **County: Los Angeles**

VESTING INFORMATION

Type of Document: Individual Grant Deed

Grantee : Roberto Gomez Diaz, a single man and Alicia Gomez Willars, a single woman as joint tenants

Grantor : Joe Coronel, a married man, as his sole and separate property

Deed Date : 10/27/2000

Recorded : 11/8/2000

Instr No. : 00 1750187

Mailing Address: Roberto Gomez Diaz and Alicia Gomez Willars
7342 Tampa Avenue, Reseda, CA 91335.

SCHEDULE B

LEGAL DESCRIPTION

The following described property:

Situated in the City of Los Angeles, County of Los Angeles, State of California, described as: The West 125 feet of Lot 34 in Tract No. 9268 as per Map recorded in Book 143, Pages 42 and 43 of Maps, in the Office of the County Recorder of Los Angeles County, California. Except the North 50 feet of said West 125 feet.

Assessor's Parcel No: 2104-030-006

MORTGAGES/LIENS

Type of Document: A deed of trust to secure an indebtedness in the amount shown below, and any other obligations secured thereby

Amount : \$180,000.00

Dated : 1/31/2007

Trustor : Roberto Gomez Diaz and Alicia Gomez Willars

Trustee : California Reconveyance Company, a California Corporation

INTUITIVE REAL ESTATE SOLUTIONS
5711 W. SLAUSON AVE., SUITE 170
CULVER CITY, CA 90230
Phone 310-649-2020 310-649-0030 Fax

Work Order No. T11473

SCHEDULE B (Continued)

Beneficiary : *Washington Mutual Bank*

Recorded : *2/7/2007*

Instr No. : *20070264605*

Maturity Date is: *3/1/2037*

Mailing Address: *Washington Mutual Bank, 1400 South Douglass Road, Suite 100, Anaheim, CA 92806.*

Mailing Address: *California Reconveyance Company, a California Corporation, None Shown.*

Type of Document: *A claim of lien for the amount shown and any other amounts due.*

Claimant : *Department of Building and Safety Financial Services Division*

Recorded : *8/19/2011*

Instr No. : *20111125810*

MAILING ADDRESS: *Roberto G Diaz, 7342 N Tampa Ave, Reseda CA, 91335*

MAILING ADDRESS: *Department of Building and Safety Financial Services Division,
201 N Figueroa St., 9th Floor, Los Angeles, CA 90012*

RECORDERING REQUESTED BY:
ENCORE ESCROW COMPANY INC.
AND WHEN RECORDED MAIL TO:

Mr. Roberto Gomez Diaz
7342 Tampa Avenue
Reseda, CA 91335

00 1750187

THIS SPACE FOR RECORDER'S USE ONLY:

ESCROW NO. 11388-DM

TITLE ORDER NO. 206042248-H07

INDIVIDUAL GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX is \$ 171.60 CITY TRANSFER TAX is \$702.00 (44)

computed on full value of property conveyed, or

computed on full value less value of liens or encumbrances remaining at time of sale.

Unincorporated area City of Los Angeles, AND

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

JOE CORONEL, a Married Man, as his sole and separate property

hereby GRANT(s) to:

ROBERTO GOMEZ DIAZ, a Single Man and ALICIA GOMEZ WILLARS, a Single Woman as Joint Tenants

the real property in the city of Los Angeles, County of Los Angeles, State of California, described as:
The West 125 feet of Lot 34 in Tract No. 9268 as per Map recorded in Book 143, Pages 42 and 43 of Maps, in the Office of the County Recorder of Los Angeles County, California.
Except the North 50 feet of said West 125 feet.

ALSO KNOWN AS: 7342 Tampa Avenue, Reseda, CA 91335
A.P. # 2104-030-006

DATED October 27, 2000

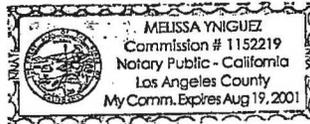
STATE OF CALIFORNIA
COUNTY OF Los Angeles

On 10-27-00
before me, Melissa Yniguez
a Notary Public in and for said State, personally appeared
Joe Coronel and Maria E. Coronel

Joe Coronel
Joe Coronel

Maria E. Coronel 10-27-00
Maria E. Coronel

personally known to me (or 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.
WITNESS my hand and official seal.



Signature Melissa Yniguez

(This area for official notarial seal)

Mail tax statements to: Mr. Roberto Gomez Diaz, 7342 Tampa Avenue, Reseda, CA 91335

FIDELITY-VAN NUYS

Recording Requested By:
Washington Mutual Bank

Return To
2210 Enterprise Drive
Doc Ops - MS SC00140
Florence, SC 29501

02/07/07



20070264605

2

Prepared By

LA504315
2104-30-6

[Space Above This Line For Recording Data]

DEED OF TRUST

DEFINITIONS

Words used in multiple sections of this document are defined below and other words are defined in Sections 3, 11, 13, 18, 20 and 21. Certain rules regarding the usage of words used in this document are also provided in Section 16.

- (A) "Security Instrument" means this document, which is dated **January 31, 2007** together with all Riders to this document
- (B) "Borrower" is **Roberto Gomez Diaz And Alicia Gomez Willars**

Borrower's address is **7342 Tampa Avenue, Los Angeles, CA 91335**

Borrower is the trustor under this Security Instrument

(C) "Lender" is **Washington Mutual Bank**

Lender is a **federal association** organized and existing under the laws of **the United States**

0729996736

Form 3005 1/01

CALIFORNIA Single Family-Fannie Mae/Freddie Mac UNIFORM INSTRUMENT

VMP® -6(CA) (0207) 01

Page 1 of 15

Initials

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A.W

VMP Mortgage Solutions, Inc



16

3

Lender's address is 1400 South Douglass Road, Suite 100, Anaheim, CA 92806

Lender is the beneficiary under this Security Instrument

(D) "Trustee" is California Reconveyance Company, a California corporation

(E) "Note" means the promissory note signed by Borrower and dated January 31, 2007

The Note states that Borrower owes Lender One Hundred Eighty Thousand and No/100

Dollars

(U.S. \$ 180,000.00) plus interest Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than March 1, 2037

(F) "Property" means the property that is described below under the heading "Transfer of Rights in the Property"

(G) "Loan" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under the Note, and all sums due under this Security Instrument, plus interest.

(H) "Riders" means all Riders to this Security Instrument that are executed by Borrower. The following Riders are to be executed by Borrower [check box as applicable]

- | | | |
|--|---|---|
| <input type="checkbox"/> Adjustable Rate Rider | <input type="checkbox"/> Condominium Rider | <input type="checkbox"/> Second Home Rider |
| <input type="checkbox"/> Balloon Rider | <input type="checkbox"/> Planned Unit Development Rider | <input type="checkbox"/> 1-4 Family Rider |
| <input type="checkbox"/> VA Rider | <input type="checkbox"/> Biweekly Payment Rider | <input type="checkbox"/> Other(s) [specify] |

(I) "Applicable Law" means all controlling applicable federal, state and local statutes, regulations, ordinances and administrative rules and orders (that have the effect of law) as well as all applicable final, non-appealable judicial opinions.

(J) "Community Association Dues, Fees, and Assessments" means all dues, fees, assessments and other charges that are imposed on Borrower or the Property by a condominium association, homeowners association or similar organization

(K) "Electronic Funds Transfer" means any transfer of funds, other than a transaction originated by check, draft, or similar paper instrument, which is initiated through an electronic terminal, telephonic instrument, computer, or magnetic tape so as to order, instruct, or authorize a financial institution to debit or credit an account. Such term includes, but is not limited to, point-of-sale transfers, automated teller machine transactions, transfers initiated by telephone, wire transfers, and automated clearinghouse transfers

(L) "Escrow Items" means those items that are described in Section 3

(M) "Miscellaneous Proceeds" means any compensation, settlement, award of damages, or proceeds paid by any third party (other than insurance proceeds paid under the coverages described in Section 5) for: (i) damage to, or destruction of, the Property, (ii) condemnation or other taking of all or any part of the Property, (iii) conveyance in lieu of condemnation, or (iv) misrepresentations of, or omissions as to, the value and/or condition of the Property.

(N) "Mortgage Insurance" means insurance protecting Lender against the nonpayment of, or default on, the Loan

(O) "Periodic Payment" means the regularly scheduled amount due for (i) principal and interest under the Note, plus (ii) any amounts under Section 3 of this Security Instrument

(P) "RESPA" means the Real Estate Settlement Procedures Act (12 U.S.C. Section 2601 et seq.) and its implementing regulation, Regulation X (24 C.F.R. Part 3500), as they might be amended from time to time, or any additional or successor legislation or regulation that governs the same subject matter. As used in this Security Instrument, "RESPA" refers to all requirements and restrictions that are imposed in regard

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VMP -6(CA) (0207) 01

Page 2 of 15

Initials RGD
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Form 3005 1/01

4

to a "federally related mortgage loan" even if the Loan does not qualify as a "federally related mortgage loan" under RESPA

(Q) "Successor in Interest of Borrower" means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Note and/or this Security Instrument

TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note, and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Note For this purpose, Borrower irrevocably grants and conveys to Trustee, in trust, with power of sale, the following described property located in the County of **LOS ANGELES**

[Type of Recording Jurisdiction]

[Name of Recording Jurisdiction]

Legal Description Attached Hereto And Made A Part Hereof. **Exhibit "A"**

Parcel ID Number **2104-030-006**
7342 Tampa Avenue
Los Angeles
("Property Address")

which currently has the address of
[Street]
[City], California **91335** [Zip Code]

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property "

BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to grant and convey the Property and that the Property is unencumbered, except for encumbrances of record Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal, Interest, Escrow Items, Prepayment Charges, and Late Charges.

Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and any prepayment charges and late charges due under the Note Borrower shall also pay funds for Escrow Items pursuant to Section 3. Payments due under the Note and this Security Instrument shall be made in U.S.

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VMP® -6(CA) (0207) 01

Page 3 of 15

Initials **RGD**
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Form 3005 1/01

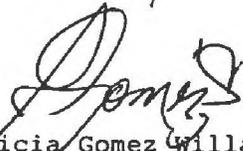
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19

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any Rider executed by Borrower and recorded with it

Witnesses


Roberto Gomez Diaz (Seal)
-Borrower


Alicia Gomez Willars (Seal)
-Borrower

07 0264605

VMP -5(CA) (0207) 01

Page 14 of 16

0729996736

Form 3005 1/01

16

State of California
County of *Los Angeles*

} ss.

On *January 31, 2007* before me, *Farid Eslamieh, a notary public.*
personally appeared

Roberto Gomez Diaz & Alicia Gomez Willars

, personally known to me
(or 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

WITNESS my hand and official seal



L

(Seal)

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VMP-6(CA) (0207) 01

Page 15 of 15

Initials *RGD*
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0729996736
Form 3005 1/01

RECORDING REQUESTED BY
CITY OF LOS ANGELES

WHEN RECORDED MAIL TO

Department of Building and Safety
Financial Services Division
201 N. Figueroa St., 9th Floor
Los Angeles, CA 90012



2

SPACE ABOVE THIS LINE FOR RECORDER'S USE

NOTICE OF PENDING LIEN

Notice is hereby given that, pursuant to the provisions of Section 98.0402 of Division 4 of Article 8 of Chapter IX of the Los Angeles Municipal Code (LAMC), the City of Los Angeles has incurred the cost of inspections of the property described below. The City of Los Angeles intends to impose a lien against the property described below to recover the cost of such inspections, plus appropriate fees and fines, as authorized by LAMC Section 98.0402 and Section 7.35.5 of Article 4.6 of Chapter I of Division 7 of the Los Angeles Administrative Code, upon confirmation of the City Council.

For further information regarding this notice and the status of Department proceedings, please contact Nancy Truong of the Department of Building and Safety between 9:00 a.m. and 11:00 a.m., Monday through Friday. (Invoice No. 5148615)

Telephone Number. (213) 482-6890 Office Location. 201 N. Figueroa St., Suite 940

The property subject to this Notice of Pending Lien is that certain real property in the City of Los Angeles, County of Los Angeles, State of California, described as follows

TR 9268 34 4 M B 143-42/43

THIS NOTICE WILL CONTINUE IN FULL FORCE AND EFFECT UNTIL THE CITY OF LOS ANGELES RECORDS A SUBSEQUENT NOTICE OF TERMINATION OF PENDING LIEN OR A NOTICE OF LIEN.

APN 2104-030-006
AKA 7342 N TAMPA AVE
LOS ANGELES

Owner
DIAZ ROBERTO G
7342 TAMPA AVE
RESEDA CA, 91335

DATED. This 02nd Day of August, 2011

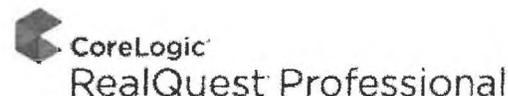
CITY OF LOS ANGELES

By

Karen Penner, Acting Bureau Chief
Resource Management Bureau

Property Detail Report

For Property Located At :
7342 TAMPA AVE, RESEDA, CA 91335-2467



Owner Information

Owner Name: **DIAZ ROBERTO GWILLARS ALICIA G**
 Mailing Address: **7342 TAMPA AVE, RESEDA CA 91335-2467 C016**
 Vesting Codes: **/ A / JT**

Location Information

Legal Description: **TRACT NO 9268 S 50 FT OF W 125 FT OF LOT 34**
 County: **LOS ANGELES, CA** APN: **2104-030-006**
 Census Tract / Block: **1317.02 / 2** Alternate APN:
 Township-Range-Sect: **143-42** Subdivision: **9268**
 Legal Book/Page: **34** Map Reference: **14-A3 /**
 Legal Lot: **34** Tract #: **9268**
 Legal Block: School District: **LOS ANGELES**
 Market Area: **RES** School District Name:
 Neighbor Code: Munic/Township:

Owner Transfer Information

Recording/Sale Date: **/** Deed Type:
 Sale Price: 1st Mtg Document #:
 Document #:

Last Market Sale Information

Recording/Sale Date: **11/08/2000 / 10/27/2000** 1st Mtg Amount/Type: **\$154,724 / FHA**
 Sale Price: **\$156,000** 1st Mtg Int. Rate/Type: **8.75 /**
 Sale Type: **FULL** 1st Mtg Document #: **1750188**
 Document #: **1750187** 2nd Mtg Amount/Type: **/**
 Deed Type: **GRANT DEED** 2nd Mtg Int. Rate/Type: **/**
 Transfer Document #: Price Per SqFt: **\$188.41**
 New Construction: Multi/Split Sale:
 Title Company:

Lender: **OCEAN WEST ENTS INC**
 Seller Name: **CORONEL JOE**

Prior Sale Information

Prior Rec/Sale Date: **04/21/1995 /** Prior Lender: **LENDER SELLER**
 Prior Sale Price: **\$102,000** Prior 1st Mtg Amt/Type: **\$81,600 / CONV**
 Prior Doc Number: **660894** Prior 1st Mtg Rate/Type: **/ FIX**
 Prior Deed Type: **GRANT DEED**

Property Characteristics

Gross Area:		Parking Type:	ATTACHED GARAGE	Construction:	FRAME
Living Area:	828	Garage Area:		Heat Type:	HEATED
Tot Adj Area:		Garage Capacity:	1	Exterior wall:	SHINGLE SIDING
Above Grade:		Parking Spaces:	1	Porch Type:	
Total Rooms:	4	Basement Area:		Patio Type:	COVERED PATIO
Bedrooms:	2	Finish Bsmnt Area:		Pool:	
Bath(F/H):	1 /	Basement Type:		Air Cond:	CENTRAL
Year Built / Eff:	1949 / 1951	Roof Type:		Style:	CONVENTIONAL
Fireplace:	/	Foundation:	RAISED	Quality:	AVERAGE
# of Stories:	1.00	Roof Material:	WOOD SHAKE	Condition:	AVERAGE
Other Improvements:	FENCE;FENCED YARD				

Site Information

Zoning:	LAR1	Acres:	0.14	County Use:	SINGLE FAMILY RESID (0100)
Lot Area:	6,250	Lot Width/Depth:	49 x 125	State Use:	
Land Use:	SFR	Res/Comm Units:	/	Water Type:	PUBLIC
Site Influence:				Sewer Type:	TYPE UNKNOWN

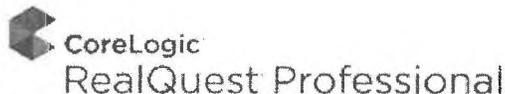
Tax Information

Total Value:	\$191,743	Assessed Year:	2014	Property Tax:	\$2,465.78
Land Value:	\$142,459	Improved %:	26%	Tax Area:	16
Improvement Value:	\$49,284	Tax Year:	2014	Tax Exemption:	
Total Taxable Value:	\$191,743				

Comparable Sales Report

For Property Located At

7342 TAMPA AVE, RESEDA, CA 91335-2467



1 Comparable(s) Selected.

Report Date: 06/09/2015

Summary Statistics:

	Subject	Low	High	Average
Sale Price	\$156,000	\$299,000	\$299,000	\$299,000
Bldg/Living Area	828	807	807	807
Price/Sqft	\$188.41	\$370.51	\$370.51	\$370.51
Year Built	1949	1948	1948	1948
Lot Area	6,250	6,772	6,772	6,772
Bedrooms	2	2	2	2
Bathrooms/Restrooms	1	1	1	1
Stories	1.00	1.00	1.00	1.00
Total Value	\$191,743	\$134,146	\$134,146	\$134,146
Distance From Subject	0.00	0.28	0.28	0.28

* = user supplied for search only

Comp #:1				Distance From Subject:0.28 (miles)
Address:	7239 VANALDEN AVE, RESEDA, CA 91335-3833			
Owner Name:	FARAJIFAR HOMAN			
Seller Name:	DEMEO CHARLOTTE			
APN:	2104-032-018	Map Reference:	14-B3 /	Living Area: 807
County:	LOS ANGELES, CA	Census Tract:	1317.02	Total Rooms: 3
Subdivision:	9268	Zoning:	LAR1	Bedrooms: 2
Rec Date:	11/25/2014	Prior Rec Date:	04/02/1998	Bath(F/H): 1 /
Sale Date:	11/07/2014	Prior Sale Date:	03/24/1998	Yr Built/Eff: 1948 / 1949
Sale Price:	\$299,000	Prior Sale Price:	\$103,000	Air Cond: WALL
Sale Type:	FULL	Prior Sale Type:	FULL	Style: CONVENTIONAL
Document #:	1270207	Acres:	0.16	Fireplace: /
1st Mtg Amt:	\$200,000	Lot Area:	6,772	Pool:
Total Value:	\$134,146	# of Stories:	1.00	Roof Mat: COMPOSITION
Land Use:	SFR	Park Area/Cap#:	/ 2	SHINGLE
				DETACHED
				GARAGE

EXHIBIT D

ASSIGNED INSPECTOR: **ROBERT REESE**

Date: **June 09, 2015**

JOB ADDRESS: **7342 NORTH TAMPA AVENUE, LOS ANGELES, CA**

ASSESSORS PARCEL NO. (APN): **2104-030-006**

CASE#: **410537**

ORDER NO: **A-2731723**

EFFECTIVE DATE OF ORDER TO COMPLY: **March 28, 2011**

COMPLIANCE EXPECTED DATE: **April 07, 2011**

DATE COMPLIANCE OBTAINED: **March 09, 2012**

.....

LIST OF IDENTIFIED CODE VIOLATIONS
(ORDER TO COMPLY)

VIOLATIONS:

SEE ATTACHED ORDER # A-2731723

1010707201137066

BOARD OF
BUILDING AND SAFETY
COMMISSIONERS

MARSHA L. BROWN
PRESIDENT
VAN AMBATIELOS
VICE-PRESIDENT
VICTOR H. CUEVAS
HELENA JUBANY
ELENORE A. WILLIAMS

CITY OF LOS ANGELES
CALIFORNIA



ANTONIO R. VILLARAIGOSA
MAYOR

DEPARTMENT OF
BUILDING AND SAFETY
201 NORTH FIGUEROA STREET
LOS ANGELES, CA 90012

ROBERT R. "Bud" OVROM
GENERAL MANAGER
RAYMOND S. CHAN, C.E., S.E.
EXECUTIVE OFFICER

ORDER TO COMPLY AND NOTICE OF FEE

DIAZ, ROBERTO G AND
7342 TAMPA AVE
RESEDA, CA 91335

MAR 21 2011

CASE #: 410537
ORDER #: A-2731723
EFFECTIVE DATE: March 28, 2011
COMPLIANCE DATE: April 07, 2011

On _____ the
Date: _____
undersigned mailed this notice by
regular mail, postage prepaid, to
the addressee as shown on the last
equalized assessment roll.

OWNER OF
SITE ADDRESS: 7342 N TAMPA AVE
ASSESSORS PARCEL NO.: 2104-030-006
ZONE: R1; One-Family Zone

Signature

An inspection has revealed that the property (Site Address) listed above is in violation of the Los Angeles Municipal Code (L.A.M.C.) sections listed below. You are hereby ordered to correct the violation(s) and contact the inspector listed in the signature block at the end of this document for a compliance inspection by the compliance date listed above.

FURTHER, YOU ARE ORDERED TO PAY THE CODE VIOLATION INSPECTION FEE (C.V.I.F) OF \$ 336.00 WHICH WILL BE BILLED TO YOU SEPARATELY. Section 98.0421 L.A.M.C.

NOTE: FAILURE TO PAY THE C.V.I.F. WITHIN 30 DAYS OF THE INVOICE DATE OF THE BILL NOTED ABOVE WILL RESULT IN A LATE CHARGE OF TWO (2) TIMES THE C.V.I.F. PLUS A 50 PERCENT COLLECTION FEE FOR A TOTAL OF \$1,176.00.

Any person who fails to pay the fee, late charge and collection fee, shall also pay interest. Interest shall be calculated at the rate of one percent per month.

The inspection has revealed that the property is in violation of the Los Angeles Municipal Code as follows:

VIOLATION(S):

1. Rubbish, garbage, trash and debris on the premises.

You are therefore ordered to: 1) Remove the rubbish, garbage, trash and debris from the premises.
2) Maintain the premises in a clean and sanitary condition.

Code Section(s) in Violation: 91.8104, 91.8104.2, 91.103.1, 12.21A.1.(a) of the L.A.M.C.

Location: Single family residence.

2. Open storage within the required yards.

You are therefore ordered to: 1) Discontinue the open storage of miscellaneous household items in the required Yard.

Code Section(s) in Violation: 12.03, 12.21A.1.(a) and 12.21C.1.(g) of the L.A.M.C.

Location: Single family residence.

Comments: Storage of items cannot be in the public view.



NON-COMPLIANCE FEE WARNING:

In addition to the C.V.I.F. noted above, a proposed noncompliance fee in the amount of \$550.00 may be imposed for failure to comply with the order within 15 days after the compliance date specified in the order or unless an appeal or request for slight modification is filed within 15 days of the compliance date.

If an appeal or request for slight modification is not filed within 15 days of the compliance date or extensions granted therefrom, the determination of the department to impose and collect a non-compliance fee shall be final. Section 98.0411 L.A.M.C.

NOTE: FAILURE TO PAY THE NON-COMPLIANCE FEE WITHIN 30 DAYS AFTER THE DATE OF MAILING THE INVOICE, MAY RESULT IN A LATE CHARGE OF TWO (2) TIMES THE NON-COMPLIANCE FEE PLUS A 50 PERCENT COLLECTION FEE FOR A TOTAL OF \$1,925.00.

Any person who fails to pay the non-compliance fee, late charge and collection fee shall also pay interest. Interest shall be calculated at the rate of one percent per month.

PENALTY WARNING:

Any person who violates or causes or permits another person to violate any provision of the Los Angeles Municipal Code (L.A.M.C.) is guilty of a misdemeanor which is punishable by a fine of not more than \$1000.00 and/or six (6) months imprisonment for each violation. Section 11.00 (m) L.A.M.C.

APPEAL PROCEDURES:

There is an appeal procedure established in this city whereby the Department of Building and Safety and the Board of Building and Safety Commissioners have the authority to hear and determine err or abuse of discretion, or requests for slight modification of the requirements contained in this order when appropriate fees have been paid. Section 98.0403.1 and 98.0403.2 L.A.M.C.

If you have any questions or require any additional information please feel free to contact me at (818)374-9863. Office hours are 7:00 a.m. to 3:30 p.m. Monday through Thursday.

Inspector: *AS* For Sindayen Date: March 21, 2011

ANGEL SINDAYEN
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(818)374-9863

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REVIEWED BY