



COMMUNITY DEVELOPMENT DEPARTMENT

Physical Address: 48 YANEY STREET
Mailing Address: 2 SOUTH GREEN STREET
SONORA, CA 95370
(209) 533-5633

OPPORTUNITY TO CORRECT

Date: 5/10/2021

Case: B20-053, EH20-020, P18-046, SW20-034

APN: 56-020-03 & 56-020-04

Current Zoning: M-1

Address of Violation: No Legal Address- Stockton Rd, Sonora

Please take Notice, on October 4, 2019, March 24, 2020, April 14th, 2020; May 18th, 2020; June 9th, 2020 & July 8th, 2020, August 19, 2020, August 26, 2020, January 15, 2021, January 22, 2021, and May 6, 2021, inspections of the premises located at APNs 56-020-03 and 56-020-04, were performed by representatives of the Tuolumne County Community Development Department and the Tuolumne County Local Enforcement Agency, as authorized by Section 17960 and 17970 of the California Health and Safety Code and Section 1.8.2 of the California Residential Code.

As a result of the inspections, the premises at location hereinafter described has been found to be substandard and unsafe under the provisions set forth in Section 17920.3 of the California Health and Safety Code, Section 108 of the International Property Maintenance Code, and the Tuolumne County Ordinance Code.

Details of Violation:

1. Construction of two (2) structures over one hundred twenty (120) square feet without permit.
2. Accumulation of construction debris.
3. RV dwelling without an active single-family dwelling building permit.
4. Grading over 50 cubic yards.
5. Accumulation of solid waste.

YOU ARE HEREBY ORDERED to correct the violation above by August 9, 2021:

1. All individuals living on the property in a camping/temporary situation must vacate the site.
2. Remove any structures/improvements/debris on site not authorized by the Local Enforcement Agency.
3. Secure the property to prevent unauthorized post-closure activities from occurring in the landfill area.

YOU ARE HEREBY ORDERED to vacate the dwelling and/or premises by August 9, 2021. This premises shall remain vacant until the conditions set forth above have been corrected and a Certificate of Occupancy has been issued in accordance with Section R110.1 of the California Residential Code.

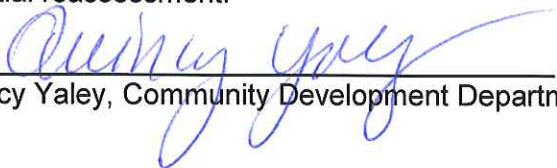
Penalty for Failure to Correct

Failure to correct the violation(s) in compliance with the Tuolumne County Ordinance Code by July 9, 2021, will result in your being issued an extension of this OTC or issued a Notice and Order with a

penalty of \$100.00 plus a cost recovery payment of \$1,594.00 for a total of \$1,694.00. At that time, you will be given an additional thirty days, until August 9, 2021, in which you must correct the violation. Should you fail to comply within the time stated in the Notice and Order, you will be issued a Final Abatement Order with additional penalties. Any person who fails to correct a violation will be subject to the following:

- Issuance of a Notice and Order with fines and abatement costs that must be paid within thirty (30) days of issuance.
- Other permits or entitlements will not be approved for the parcel.
- Issuance of a Final Abatement Order with additional fines and abatement costs.
- The County may correct the violation and order you to pay the full cost for correcting the violation.
- Unpaid penalties or costs will result in the amounts being added to your tax bill subject to the same penalties and sale as unpaid taxes. A lien will be recorded against the property for the unpaid amounts.

Notwithstanding the application of the Statute of Limitations, all allegations of activities being conducted on the subject premises without the required permits shall be referred to the County Assessors Office for potential reassessment.



Quincy Yaley, Community Development Department Director

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