

BOARD OF
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DEPARTMENT OF
BUILDING AND SAFETY
201 NORTH FIGUEROA STREET
LOS ANGELES, CA 90012
RAYMOND S. CHAN, C.E., S.E.
SUPERINTENDENT OF BUILDING
INTERIM GENERAL MANAGER

NOTICE OF HEARING

CF 14-0160-540
CD5

DATE: February 20, 2014

CASE #: 335122

Regarding the property known as:
1611 S BEDFORD ST

Under the Authority of the Provisions of
Chapter IX, Article 1, of the Los Angeles Municipal Code
and

Division 7, Chapter 1, Article 4.6 of the Los Angeles Administrative Code

Pursuant to the provisions of Section 91.8903 and Section 91.8904, Los Angeles Municipal Code the Department of Building and Safety has filed a Notice of Nuisance with the County Recorders Office on the property located at the above address, being more particularly described as follows:

See Attached Title Report for Legal Description

and the work performed to correct the nuisance is listed on the attached **REPORT OF ABATE OF A PUBLIC NUISANCE**.

The Department did inform the Council of the City of Los Angeles of the work performed and that the cost of the work, plus a forty percent (40 %) administrative fee, amounted to **\$348.00**. The Department recommends that a lien in the above stated amount be recorded against said property pursuant to Section 7.35.3 of the Los Angeles Administrative Code.

The owner and interested parties listed below are hereby given notice that the City Council of the City of Los Angeles will consider and pass upon a report by the Department of the cost of the work performed **at a hearing to be held on Tuesday, April 8, 2014 at 10:00 am in the Council Chamber of City Hall of the City of Los Angeles at 200 North Spring Street, Room 340, Los Angeles, California.**

The owner and/or interested parties shall have 45 days from the date of this notice to pay the above referenced fee before this lien is recorded.

See attached list of Interested Parties

The owner and interested parties may appear at the City Council Hearing to object to the confirmation of the proposed lien in the amount specified. Failure to appear at the City Council Hearing may result in the recordation of the proposed lien against the property and the placement of this direct assessment on the Secured Tax Roll for the County of Los Angeles without further notice

1611 S BEDFORD ST - NOTICE OF HEARING

If you are planning to file a written protest, please provide 15 copies to the Office of the City Clerk, 200 N. Spring Street, Room 395, Los Angeles, CA 90012, Attention: Clerk of the Council and provide them a minimum of ten (10) days in advance of the hearing date.

For additional information, contact **Frank Lara** at telephone number **(213) 252-3931**.

This Notice of Hearing is being served pursuant to Division 7, Chapter 1, Article 4.6, section 7.35.3 (f) of the Los Angeles Administrative Code.

RAYMOND S. CHAN, C.E., S.E.
SUPERINTENDENT OF BUILDING
INTERIM GENERAL MANAGER

Gene Siris for:

Frank Lara
Principal Inspector

1611 S BEDFORD ST - NOTICE OF HEARING

Interested Parties List:

LEONELLE E COLLINS
PO BOX 351034
LOS ANGELES CA 90035

LEONELLE E COLLINS
1611 SOUTH BEDFORD STREET
LOS ANGELES CA 90035

AMERICAN SAVINGS BANK F A
400 EAST MAIN STREET DEPT # 4036
STOCKTON CA 95290

REPORT OF ABATE OF A PUBLIC NUISANCE

On October 30, 2009 pursuant to the authority granted by Section 91.8903 and 91.8904 of the Los Angeles Municipal Code, the Department of Building and Safety ordered the owners or other parties in interest within thirty days(30) days to secure all openings accessible for entry from the exterior of the building(s) and weatherproof the barricades installed on the parcel located at 1611 S BEDFORD ST , within the limits of the City of Los Angeles, State of California, being more particularly described as follows:

See Attached Title Report for Legal Description

The owners or other parties in interest of the above described property having failed to comply with the time prescribed by Ordinance, the Department solicited bids, awarded a contract and caused said abatement of nuisance as follows:

<u>Work Description</u>	<u>Work Order No.</u>	<u>Date Completed</u>	<u>Cost</u>
BARRICADE	B3876	December 20, 2013	\$300.00

Title report costs were as follows:

<u>Title Search</u>	<u>Work Order No.</u>	<u>Amount</u>
FULL	T9964	\$48.00

Pursuant to the authority granted by Section 91.8906 of the Los Angeles Municipal Code and Section 7.35.3 of the Los Angeles Administrative Code, it is proposed that a lien for the sum of \$248.00 plus an amount equal to forty percent (40%) or a minimum of \$100.00 of such cost, plus the Cost of Title Search(es) on the subject lot was \$48.00. for a total of \$348.00, be recorded against said property.

It is further requested that the Honorable Council instruct the Financial Services Section of the Department of Building and Safety, that upon receipt of any payment on this lien against this property to deposit the amount to Dept. 08 (Bldg. & Safety Dept.), Fund 346, Revenue Source No. 3191 in the amount of \$300.00, and to deposit to Fund 100 the amount of \$48.00.

Please see attached for the names and addresses of owners entitled to notice. Also attached is a statement of the fair market value of this property including all encumbrances of record on the property as of the date of this report.

This official report, in duplicate, as set forth in Section 91.8906 of the Los Angeles Municipal Code and Section 7.35.3 of the Los Angeles Administrative Code is submitted for your consideration.

DATED: January 28, 2014

RAYMOND S CHAN C.E., S.E.
Superintendent of Building
Interim General Manager

Gene Larios for:

Report and lien confirmed by
City Council on:

Frank Lara, Principal Inspector
Vacant Building Abatement

ATTEST: HOLLY WOLCOTT
CITY CLERK

BY

DEPUTY

Westcoast Title



& Abstract Company, Inc.

400 S. Alhambra Ave. Ste B
Monterey Park, Ca. 91755
Phone 626-548-2479 818-337-0474 fax

<i>Work Order No. T10029</i>	<i>Prepared for: City of Los Angeles</i>	
<i>Type of Report: GAP Report</i>		
<i>Order Date: 02-10-2014</i>	<i>Dated as of: 01-29-2014</i>	<i>Fee: \$48.00</i>

-SCHEDULE A-
(Reported Property Information)

For Assessors Parcel Number: 4303-013-029

Situs Address: 1611 S Bedford St. City: Los Angeles County: Los Angeles

-VESTING INFORMATION (Ownership)

The last Recorded Document Transferring Fee Title Recorded on: 08-04-1972

As Document Number: 1279

Documentary Transfer Tax: \$None

In Favor of: Leonelle Elaine Collins, an Unmarried Woman

Mailing Address: Mrs. Leonelle E. Collins

1611 So. Bedford Street

Los Angeles, CA 90035

-SCHEDULE B-

-The Property Reported Herein is Described as follows:

Lot 13 of Tract # 7385, in the City of Los Angeles, County of Los Angeles, State of California, as per map recorded in Book 81, Page(s) 72 and 73 of Maps, in the office of the County Recorder of said County.

Westcoast Title & Abstract Company, Inc.

400 S. Alhambra Ave. Ste B
Monterey Park, Ca. 91755
Phone 626-548-2479 818-337-0474 fax

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Order Number: T10029

-Schedule B Continued-

1. *A Deed of Trust Recorded on 06-28-1993
as Document Number 93-1225094
Amount: \$180,000.00
Trustor: Leonelle Elaine Collins, an Unmarried Woman
Trustee: N. A. Mortgage Services, Inc., a California Corporation
Beneficiary: American Savings Bank, F.A.*

*Mailing Address: American Savings Bank, F.A.
400 E. Main Street, Dept. #4038
Stockton, CA 95290-4038*

2. *A Notice of Pending Lien Recorded 07-06-2009
as Document Number 09-1007284
Filed by the City of Los Angeles Dept. of Building and Safety*

3. *A Notice of Sub Standard Property Recorded on: 10-30-2009
as Document Number: 09-1645186
Filed by the City of Los Angeles, Code Enforcement Department*

4. *A Notice of Pending Lien Recorded 12-14-2009
as Document Number 09-1894781
Filed by the City of Los Angeles Dept. of Building and Safety*

5. *A Notice of Pending Lien Recorded 12-18-2009
as Document Number 09-1934292
Filed by the City of Los Angeles Dept. of Building and Safety*

6. *A Notice of Lien Recorded: 09-02-2011
Document No.: 11-1195300
Amount: \$2,158.00
Owner: Leonelle E. Collins
Claimant: City of Los Angeles*

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

7. *A Notice of Lien Recorded: 02-15-2013
Document No.: 13-0247926
Amount: \$627.98
Owner: Leonelle E. Collins
Claimant: City of Los Angeles*

Westcoast Title & Abstract Company, Inc.

400 S. Alhambra Ave. Ste B
Monterey Park, Ca. 91755
Phone 626-548-2479 818-337-0474 fax

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-Schedule B Continued-

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

*8. A Notice of Lien Recorded: 06-14-2013
Document No.: 13-0890732
Amount: \$450.50
Owner: Leonelle E. Collins
Claimant: City of Los Angeles*

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

A Statement of information may be required to provide further information on the owners listed below:

No Statement of information is required.

End of Report