



City of La Habra CODE ENFORCEMENT DIVISION

"A Caring Community"

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March 27, 2023

Coyote Village Homeowners Association
Attn: Don Hasch
965 W. Imperial Hwy., #51
La Habra, CA 90631

Notice of Public Nuisance

Dear Mr. Hasch,

On March 16, 2023, the City of La Habra ("City") received an email from you notifying the City that a portion of the channel roof, located at 901 - 997 W. Imperial Hwy, APN #019-451-07, at the Coyote Village Homeowners Association ("HOA") property, collapsed into the channel. This collapse was similar in nature to a prior collapse of the channel roof that occurred on January 23, 2019. The recent collapse created a blockage which prevented stormwater from traversing the channel and threatened to flood nearby residences and create further structural damage to the channel. The City's position, as to both the January 23, 2019 channel roof collapse and the channel roof collapse of March 15, 2023 is that the channel and its condition are not the City's responsibility because it is private property and the HOA has failed to appropriately maintain the channel roof since sometime in the 1970's or early 1980's. In your March 16, 2023 email, you requested emergency assistance from the City to make necessary repairs. After further discussions between the City and legal counsel for the HOA, the HOA authorized the City in writing to immediately proceed with repairs to the channel blockage and to perform additional repairs to a non-collapsed portion of the channel roof to prevent a third collapse.

With your consent and pursuant to LHMC 18.74.180, the City retained a qualified contractor to immediately perform the necessary repairs to the collapsed and non-collapsed portions of the channel roof. However, prior to their abatement by the City, these conditions qualified as a public nuisance under Civ. Code § 3480 and LHMC § 18.74.040(A)(2), (B)(1), (B)(2) and (C)(1). If you wish to contest this notice, you have 30 days to file a written appeal with the secretary to the La Habra Planning Commission as set forth in LHMC § 18.74.120.

Sincerely,

Cynthia Bastreri
Code Enforcement Supervisor

cc: John Peterson
Gary Kranker