

GC1700112

William/Cathy Fancher
19301 Campbell Creek Dr.
Springville CA 93265
APN: 284-360-047



Board of Supervisors

March 17, 2020

Presented by the
Tulare County Resource Management Agency

Overview

- Property: Located at 19301 Campbell Creek Dr. Springville, CA (APN 284-360-047)
- Legal Description: POR PARCEL 2, PARCEL MAP NO 1070, PM11-71
- Inspection warrant served March 16, 2017. Multiple Health and Safety code violations were identified, Case #GC1700112. Notice of Violation was sent out with a right to appeal.
- After the RMA held an Appeal Hearing, on June 28, 2017, a Notice of Decision was rendered confirmation of the public nuisance, with a right to appeal.
- On September 26, 2017, an Appeal Hearing occurred before the Tulare County Board of Supervisors, who upheld the Notice of Decision.
- Prior to the abatement, RMA put the demolition and vehicle towing out to bid and awarded project to the lowest responsible bidder(s).
- Abatement warrant served February 26, 2019. County personnel along with contracted private industry abated the Subject Property over three (3) consecutive days with the abatement completed on February 28, 2019.

Overview

- Administrative Costs and Fees resulted in recoverable costs of \$86,772.95.
- On September 23, 2019, a demand for payment was sent to the property owner(s).
- The Fancher Estate responded by a “Notice of Rejection” letter dated September 29, 2019, by stating they failed to receive notice of the Board of Supervisors Appeal Hearing on September 26, 2017.
- The Fancher Estate did receive proper legal notification of the Appeal Hearing to which I can personally attest to the fact they did come to the Board Chambers on September 26, 2017, but only after the appeal hearing had concluded.
- Furthermore, the Fancher Estate did not challenge the reasonableness of the cost for the abatement in the September 29, 2019, “Notice of Rejection.”
- The Fancher Estate was given proper 10-day advanced notice of the today’s matter via the USPS and posting of the notice directly on the property.
- The only appealable issue today is the reasonableness of cost to abate.
- Request a Special Assessment to be placed on the Equalized Tax Roll and lien to be recorded pursuant to Tulare County Ordinance Code Section 7-15-3770 – Liability for Cost of Abatement: Special Assessment Lien.

TRIBUTE 1
36.13523° N 118.85426° W
SPD 92 KTS HDG 334 °T
ALT 2029 FT

02/17/19
14:48:36

→N←

274°T
W N

LRF L INH RGN
LP C INH RGN

HDEO
DDE
FOC MAN
EXP AUT

W EXT N 70 FT

-12° 300°



295°T
W N

36.13588° N 118.86693° W
SPD 0 MPH HDG --- °T
ELV 906 FT SLT 4630 FT

LRF TARGET
36.05282° N
118.93050° W
ELV 529 FT
SLT 3976 FT



GEOPOINT
INS NAV 0.31°

TRK COR

SLAVE READY

-12° 308°

TRIBUTE 1
36.14484° N 118.86658° W
SPD 93 KTS HDG 268 °T
ALT 2069 FT

02/17/19
14:49:10

183°T
S W



LRF L INH RGN
LP C INH RGN

HDEO
DDE
FOC MAN
EXP AUT

W EXT N 14 FT

-6° 274°







86447° W
270 °T

196°T
S W

36.13591° N
SPD 0 MPH
ELV 896 FT

118
HDC
SLT

1

2

3

4

19301

CAMPBELL CREEK DR
CAMPBELL CREEK DR

INS

866'
762'
Feb-2019

Location - City/County
Gimbal:
SPRINGVILLE-JOHNSONDALE
TULARE COUNTY

ViewLoc Active

-22° 285°

0.5nm SSW

263

ETA:16:3
184°
LEFT 7s
ETE: 15s

TRIBUTE 1

36.13923° N 118.85907° W
SPD 98 KTS HDG 338 °T
ALT 2803 FT

242°T
S W

02/28/19
16:34:18

N



LRF L
LP C

HDEO
DDE
FOC MAN
EXP AUT

W N 83 FT

-11° 262°



Board of Supervisors Request

11

1. Conduct a public hearing at 9:30 a.m. or shortly thereafter for Building Code Enforcement Abatement Cost Recovery; and
2. Confirm the accounting, in the amount of \$86,772.95; and
3. Order that the costs as confirmed be recorded in the office of the Tulare County Recorder; and
4. Order that the Tulare County Auditor-Controller/Treasurer-Tax Collector place such costs on the County tax roll as special assessments against the respective parcels of land: APN 284-360-047, unless said amount is paid in full prior to being placed on the tax roll.
5. Order the Tulare County Resource Management Agency to prepare and record a Notice of Abatement Lien for the parcel(s) listed in Exhibit "C," stating, with respect to each parcel, the date the abatement was ordered, the date the abatement was complete, a legal description of the parcels, and the amount of total abatement costs. Attached (Exhibit "C"), made a part hereof, is a sample Notice of Abatement lien.