

RESOLUTION NO. 2025-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA ORDERING CONFIRMATION OF THE SPECIAL ASSESSMENTS FOR PUBLIC NUISANCE ABATEMENT COSTS FOR THE PERIOD OF JUNE 16, 2024 TO DECEMBER 13, 2024 FOR THE FOLLOWING PARCELS LOCATED WEST OF MERCEDES STREET AND SOUTH OF THIRD STREET: 922-043-002; 922-043-003; 942-043-004; 922-043-010; 922-043-015; 922-043-016; 922-043-018; 922-043-023; 922-043-024; AND 922-043-025

THE CITY COUNCIL OF THE CITY OF TEMECULA DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. The City Council hereby finds, determines and declares that:

A. Temecula Hotel Partners Old Town Holding Company, LLC (“Owner”), is the owner of the following parcels located west of Mercedes Street and south of Third Street comprised of Assessor Parcel Numbers: 922-043-002; 922-043-003; 942-043-004; 922-043-010; 922-043-015; 922-043-016; 922-043-018; 922-043-023; 922-043-024; and 922-043-025 (the “Property”).

B. Chapter 8.12 of the Temecula Municipal Code authorizes the City to abate public nuisances.

C. On June 12, 2025, Temecula Hotel Partners Old Town Holding Company, LLC signed a Right of Entry and Consent Agreement where Owner acknowledged the property was declared a public nuisance and that the City had a right to impose an assessment for the costs associated with abating the Public Nuisance (“Public Nuisance”).

D. The City completed Abatement of the Public Nuisance on the Property in accordance with Chapter 8.12 of the Temecula Municipal Code. Sections 8.12.120 to 8.12.140 of the Temecula Municipal Code allows for the recovery of all costs of abatement of the Public Nuisance by placing a special assessment against the Property.

E. In accordance with the requirements of Temecula Municipal Code Section 8.12.120, Staff has kept an account of the actual cost, including incidental expenses, of all abatement work performed on the subject property to abate the public nuisance. Exhibit A to the this Resolution, attached hereto and incorporated herein by this reference, provides an itemized report showing the total cost of abatement incurred by the City in abating the nuisance during the period of June 16, 2024 to December 13, 2024.

F. A final demand for payment has been made for the listed parcels and an outstanding balance still remains.

G. In accordance with Temecula Municipal Code Section 8.12.120 the City Council held a duly noticed public hearing to take comments from the Owner and any interested parties with respect to the costs proposed to be assessed against the Property and to confirm those costs. In accordance with Temecula Municipal Code Section 8.12.120, notice of the hearing was provided to the Owner at least five days in advance of the hearing. In addition, a Notice of Public Hearing was printed in the Press Enterprise on January 16, 2025. A copy of Exhibit A to this Resolution, the cost report outlining the public nuisance abatement costs, was posted at city hall at least five days before the public hearing. All legal requirements for the imposition of the lien and special assessment on the Property have been fulfilled.

Section 2. The City Council hereby:

A. Confirms the costs incurred by the City in performing the work to abate a public nuisance during the period of June 16, 2024 to December 13, 2024 in the amounts set forth in Exhibit A.

B. Orders that the actual abatement costs set forth in Exhibit A shall become a special assessment upon the Property upon recordation, in the amount of the costs set forth in Exhibit A.

C. Orders that the City Clerk transmit a copy of this Resolution to the Riverside County Treasurer-Tax Collector so the amounts of the assessment can be entered upon the parcels as they appear on the assessment rolls and the costs will be collected on the 2025-2026 fiscal year property tax bill.

D. Order that a copy of resolution be filed with the Riverside County Treasurer-Tax Collection and for recording with the County Recorder.

Section 3. The City Clerk shall certify to the adoption of this Resolution.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Temecula this 28th day of January, 2025.

Brenden Kalfus, Mayor

ATTEST:

Randi Johl, Secretary

[SEAL]

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss
CITY OF TEMECULA)

I, Randi Johl, City Clerk of the City of Temecula, do hereby notify that the foregoing Resolution No. 2025- was duly and regularly adopted by the City Council of the city of Temecula at a meeting thereof held on the 28th day of January, 2025, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

Randi Johl, Secretary

EXHIBIT A

Staff Time & Fence Costs for CE24-1351

Cost Accumulated from June 16, 2024, to December 13, 2024

Staff Time

Staff Inspection Hours	Burdened Rates	Total
7.75 - Code Officer II	\$63.51	\$490.20
	Total:	\$490.20

Fence Costs

Date	Invoice	Total
7/16/2024	Invoice# 2572581	\$8,553.00
	Total:	\$8,553.00

Grand Total: \$9,043.20