



CODE COMPLIANCE DIVISION

390 Towne Centre Drive, Lathrop, CA 95330
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March 1, 2021

San Joaquin County Treasurer – Tax Collector
Attn: Phonxay Keokham
44 N San Joaquin Street, First Floor, Suite 150
Stockton, CA 95202

RE: Objection by the City of Lathrop to Proposed Sale of Parcels – Notice to Preserve Liens on Parcel Numbers: 198-078-02; 198-078-07; 198-078-06.

Dear Mr. Keokham:

This is to notify you that the City of Lathrop objects to the public sale of the above-listed properties for the purpose of preserving the liens we have recorded against them. The City is authorized by law to take enforcement actions against blighted and unsafe property found within its jurisdictional boundaries. Part of the enforcement action can include recording Notices of Violations against blighted properties to put potential purchasers on record notice of the pending enforcement action. These recorded Notices of Violations are not encumbrances and would not be extinguished with a tax sale. Similarly, the City records liens against the property to recover enforcement costs and assessed penalties – which are secured as special assessments and would also survive a tax sale. These types of liens and recordings are a necessary remedy that enables the City to ensure that any future owners of the property will be required to address some very significant Health and Safety issues.

For these reasons, the City objects to the public sale to the extent that our recorded liens would be extinguished. Please let us know if we can provide any further information in this regard.

Sincerely,

James Hood
Code Compliance Supervisor