



July 11, 2025

*Via E-Mail*

Mr. David Nguyen  
Los Angeles County Public Works  
900 S. Fremont Avenue  
Alhambra, CA 91803  
[dnguyen@pw.lacounty.gov](mailto:dnguyen@pw.lacounty.gov)

**Re: Chiquita Canyon Landfill – CUP Condition No. 69 Report**

Dear Mr. Nguyen:

Condition 69 of Chiquita Canyon, LLC’s (“Chiquita”) Conditional Use Permit (“CUP”) requires that, upon receiving four Notices of Violation (“NOVs”) related to air quality in a given calendar year, Chiquita must submit a report to Los Angeles County Public Works (“PW”) within 30 days after the fourth NOV, explaining the NOV and the steps taken to address it. Chiquita must also provide such a report within 30 days of receiving any additional air quality related NOV within the same calendar year.

In 2025, the South Coast Air Quality Management District (“South Coast AQMD”) issued Chiquita NOVs for violations of South Coast AQMD Rule 402 and California Health & Safety Code § 41700, triggering Chiquita’s obligation to provide a report under CUP Condition 69. Chiquita submitted a report on February 28, 2025, April 4, 2025, May 7, and June 6, 2025. Since the submission of the June 6 report, South Coast AQMD issued Chiquita 12 additional Rule 402 NOVs for violations alleged to have occurred in April and May 2025. These NOVs are provided in Attachment A.<sup>1</sup>

On June 26, 2025, the County of Los Angeles Public Works (“PW”) issued Chiquita three NOVs (differentiated by Assessor’s ID #3271-002-013, #3271-002-019, and #3271-002-041) for alleged violations of Building Code Section J103.1. Assessor’s IDs #3271-002-019 and #3271-002-041 also alleged violations of Building Code Section J103.2. These NOVs are provided in Attachment B.

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<sup>1</sup> The NOV numbers and dates of the alleged violations are as follows: NOV P67280 (June 11, 2025); NOV P80896 (June 12, 2025); NOV P77687 (June 13, 2025); NOV P69196 (June 16, 2025); NOV P67281 (June 19, 2025); NOV P73583 (June 23, 2025); NOV P77688 (June 24, 2025); NOV P81012 (June 25, 2025); NOV P80897 (June 26, 2025); NOV65807 (June 27, 2025); NOV P67000 (July 1, 2025); NOV P69199 (July 8, 2025).

## **South Coast AQMD Rule 402 NOVs – Explanation and Corrective Action**

A discussion of the South Coast AQMD Rule 402 NOVs, along with corrective actions taken by Chiquita in response to the NOVs, is provided below.

### **Explanation**

These NOVs were issued after a South Coast AQMD inspector verified complaints about odors alleged to be coming from the Chiquita Canyon Landfill (“Landfill”). The NOVs are substantively the same as prior NOVs issued by South Coast AQMD that were addressed in Chiquita’s prior CUP Condition 69 reports. The source of the odors is the same as described in those reports: an increase in the production of landfill gas and liquids caused by an abnormal reaction taking place within an older portion of the Landfill waste mass.

### **Corrective Action**

Chiquita provided detailed descriptions of corrective actions taken to mitigate the reaction and any odors emanating from the Landfill in its prior CUP Condition 69 reports. While Chiquita does not repeat information provided in the earlier reports in this report, it continues to take all actions listed in those reports. The corrective actions described in this section include only new measures taken since the last update.

**South Coast AQMD Stipulated Order:** Under the Stipulated Order for Abatement with the South Coast AQMD (Case No. 6177-4) issued on September 6, 2023, and modified on January 17, March 21, April 24, August 27, November 13, 2024, April 16, 2025, and June 24, 2025<sup>2</sup> (“Stipulated Order”), Chiquita has implemented the following additional mitigation measures:

- As of July 3, 2025, Chiquita has a total of 167 pumps operating in vertical landfill gas extraction wells.

Chiquita submits status updates on its compliance with the modified Stipulated Order in its Condition 8 monthly reports to South Coast AQMD. These reports are posted on Chiquita’s website. More detailed information on Chiquita’s implementation of and compliance with the modified Stipulated Order is available on Chiquita’s website.

**LEA Compliance Order:** On June 6, 2024, the LEA issued Chiquita a Compliance Order, formalizing the CalRecycle-recommended mitigation measures that had previously been imposed by the LEA as well as a few additional requirements. Chiquita has implemented the following additional requirement from the LEA’s Compliance Order:

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<sup>2</sup> The June 24, 2025 modification to the Stipulated Order is not yet available, but will be posted on Chiquita’s odor mitigation website once available.

- On July 1, 2025, Chiquita submitted the weekly cover issues report. The report, summary, and maps are posted on Chiquita's Odor Mitigation website.

More detailed information on Chiquita's implementation of the Compliance Order is available on Chiquita's website.

Enhanced community air monitoring program: As described in prior reports, at the direction of the DPH, Chiquita has enhanced its current air monitoring program. Data and reports can be found on Chiquita's website and the most recent report was submitted on February 21, 2025. Chiquita has also established a Chiquita Canyon Landfill Community Air Monitoring Program Webpage. <https://chiquitacanyon.com/reports/community-air-monitoring-program/>. The page contains the most recent 1-hour average data for hydrogen sulfide and methane, as well as the average wind speed and direction for the same time period, for twelve community air monitoring stations.

Chiquita Canyon Landfill Air Quality Study: As described in prior reports, a third-party consultant has conducted a 28-day air quality study that provided additional data and information on air quality in the communities surrounding the Landfill. Data from this study can be found on Chiquita's Air Quality Study webpage (<https://chiquitalandfillairqualitydata.sensible-edp.com/>). Third-party consultants evaluated this data and prepared reports on potential health and odor impacts based on the data collected and analyzed. These reports were submitted to South Coast AQMD on August 1, 2024, as required by the Stipulated Order, and are posted on Chiquita's website. An easy-to-read summary of the report is also available on Chiquita's website.

Chiquita Community Relief Program: As described in prior reports, Chiquita voluntarily established a Community Relief Program to assist with offsetting costs associated with odor mitigation and has retained a third-party administrator to administer this program. Through the program, residents of Val Verde, Live Oak, Hasley Hills, Hillcrest Parkway, Hasley Canyon, and Stevenson Ranch were able to request funding that could be used to assist with the claimed expenses associated with odor mitigation, including temporary relocation, home hardening, and increased utility bills. This was not a reimbursement program. Instead, applicants that submitted valid, geographically eligible applications received a payment each month that they could use as needed, similar to a stipend. Payment amounts varied among applicants based on a variety of factors, including geographic location and Chiquita's assessment of the extent of odor impacts based on objective odor data.

Applications for funding for each month were due at the end of the month. Applicants were required to recertify their applications to be eligible for funding in subsequent months. Chiquita ended the Community Relief Program at the end of February 2025. Most recently, checks were mailed out during the week of March 21 for eligible applicants that submitted new valid applications in the month of February, valid recertifications, and those that had corrected application materials from their previous applications.

Mr. David Nguyen  
Los Angeles County Public Works  
July 11, 2025  
Page 4 of 4

More information on this program is available on the program's website (<https://www.chiquitalandfillcommunityrelief.com/>). The information is also available in Spanish.

### **PW NOVs – Explanation and Corrective Action**

On June 26, 2025, Chiquita received three NOVs from PW (differentiated by Accessor's ID #3271-002-013, #3271-002-019, and #3271-002-041) alleging violations of Building Code Section J103.1. The NOVs specifically allege “[g]rading work performed without the benefit of permit or inspection.” Accessor's IDs #3271-002-041 and #3271-002-019 also allege violations of Building Code Section J103.2, which specifically allege “[g]rading work that obstructs a drainage course.” These NOVs are provided in Attachment B.

Chiquita is still evaluating the alleged violations. Chiquita will provide a detailed explanation and corrective action in follow-up reporting.

Please contact me should you have any questions about this report.

Sincerely,



Steve Cassulo  
District Manager  
Chiquita Canyon, LLC

Attachment: A – South Coast AQMD Rule 402 and California Health & Safety Code § 41700  
B – PW NOVs

cc: Karlo Manalo, Public Works  
Ai-Viet Huynh, Department of Regional Planning  
Alex Garcia, Department of Regional Planning  
Edgar De La Torre, Department of Regional Planning  
Eric Morofuji, Department of Public Health  
Mark Como, Department of Public Health

# ATTACHMENT A



South Coast Air Quality Management District  
21865 COBLEY DRIVE, DIAMOND BAR, CA 91765-4178

P 67280

# NOTICE OF VIOLATION

DATE OF VIOLATION

Month:	Day:	Year:
6	11	2025

Facility Name:	Facility ID#:	Sector:
Chignita Canyon Landfill	119219	VB
Location Address:	City:	Zip:
29201 Henry Mayo Drive	Castaic	91387
Mailing Address:	City:	Zip:
29201 Henry Mayo Drive	Castaic	91387

YOU ARE HEREBY NOTIFIED THAT YOU HAVE BEEN CITED FOR ONE OR MORE VIOLATIONS OF THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD) RULES, STATE LAW OR FEDERAL LAW. IF PROVEN, SUCH VIOLATION(S) MAY RESULT IN THE IMPOSITION OF CIVIL OR CRIMINAL PENALTIES.

EACH DAY A VIOLATION OCCURS MAY BE HANDLED AS A SEPARATE OFFENSE REGARDLESS OF WHETHER OR NOT ADDITIONAL NOTICES OF VIOLATION ARE ISSUED.

## DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section or Rule No.	SCAQMD Permit to Operate or CARB Registration No.	Condition No. (If Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	Rule 402			For discharging such quantities of air contaminants to cause injury, detriment, nuisance, or annoyance to a considerable number of persons,
2	<input type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	California Health & Safety Code 41900			For discharging such quantities of air contaminants to cause injury, detriment, nuisance, or annoyance to a considerable number of persons,
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To:	Phone:	Served By:	Date Notice Served:
Steve Cossela	661-371-9219	Alexandra Solomon	6-11-2025
Title: District Manager	Email: Steve.ca@wasteconversion.com	Phone No: <input checked="" type="checkbox"/> 909-396-3256 <input type="checkbox"/> 310-233-	Email: asolomon @aqmd.gov

\*Key to Authority Abbreviations:

SCAQMD – South Coast Air Quality Management District  
CCR – California Code of Regulations

CH&SC – California Health and Safety Code  
CFR – Code of Federal Regulations

Method of Service:

In Person  Certified Mail



# NOTICE OF VIOLATION

DATE OF VIOLATION		
Month	Day	Year
6	12	25

Facility Name	Chiquita Canyon Landfill	Facility ID#	119219	Sector	V8
Location Address	29201 Henry Mayo Dr.	City	Castaic	Zip	91384
Mailing Address	29201 Henry Mayo Dr.	City	Castaic	Zip	91384

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## DESCRIPTION OF VIOLATIONS

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1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	402			For discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons
2	<input checked="" type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	41700			
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To:	Phone:	Served By:	Date Notice Served:
Steve Cassulo	661-371-9214	Christina Ojeda	6-12-25
Title:	Email:	Phone No:	Email:
district manager	steven.cassulo@wasteconnection.com	<input checked="" type="checkbox"/> 909-396-2475 <input type="checkbox"/> 310-233-	cojeda @ aqmd.gov

\*Key to Authority Abbreviations:

SCAQMD - South Coast Air Quality Management District  
CCR - California Code of Regulations

CH&SC - California Health and Safety Code  
CFR - Code of Federal Regulations

Method of Service:

In Person

Certified Mail

ORIGINAL



South Coast Air Quality Management District  
21865 COBLEY DRIVE, DIAMOND BAR, CA 91765-4178

P 77687

## NOTICE OF VIOLATION

DATE OF VIOLATION  
06/13/2025

Facility Name	Facility Address	Facility Address	Facility Address
CHIQUITA CANYON LANDFILL	29201 HENRY MAGEO DRIVE	CASTAIC	91384
	29201 HENRY MAGEO DRIVE	CASTAIC	91384

YOU ARE HEREBY NOTIFIED THAT YOU HAVE BEEN CITED FOR ONE OR MORE VIOLATIONS OF THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD) RULES, STATE LAW OR FEDERAL LAW. IF PROVEN, SUCH VIOLATION(S) MAY RESULT IN THE IMPOSITION OF CIVIL OR CRIMINAL PENALTIES.

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### DESCRIPTION OF VIOLATIONS

#	Authority*	Code Referral or Rule No.	SCAQMD Permit to Operate or CAIR Registration No.	Condition No. of Violation(s)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CHASC <input type="checkbox"/> DCR <input type="checkbox"/> CFR	RJ# 402			FOR DISCHARGING SUCH QUANTITIES OF AIR CONTAMINANTS TO CAUSE NOURISH, DETERIORATE, NUISANCE OR ANNOUNCEMENT TO A CONSIDERABLE NUMBER OF PERSONS.
2	<input type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CHASC <input type="checkbox"/> DCR <input type="checkbox"/> CFR	CH-15C 91700			FOR DISCHARGING SUCH QUANTITIES OF AIR CONTAMINANTS TO CAUSE NOURISH, DETERIORATE, NUISANCE OR ANNOUNCEMENT TO A CONSIDERABLE NUMBER OF PERSONS.
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CHASC <input type="checkbox"/> DCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CHASC <input type="checkbox"/> DCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CHASC <input type="checkbox"/> DCR <input type="checkbox"/> CFR				

Address To:	STEVE CASSINO	661-271-7214	Received By:	HUGO CAMPOS	Date Received (Initials):
Title:	DISTRICT MANAGER	Steve.C@ wasteconnections.com	Phone No.:	909-396-2160 310-233-	06/13/2025

Method of Delivery:	<input type="checkbox"/> In Person <input checked="" type="checkbox"/> Certified Mail
Method of Delivery:	<input type="checkbox"/> In Person <input checked="" type="checkbox"/> Certified Mail

ORIGINAL

SAFEGUARD BY 800-841-8442



# NOTICE OF VIOLATION

DATE OF VIOLATION		
Month:	Day	Year:
6	16	25

Facility Name: <b>Chiquita Canyon Landfill</b>	Facility ID#: <b>119219</b>	Sector: <b>VB</b>
Location Address: <b>29201 Henry Mayo Drive</b>	City: <b>Castaic</b>	Zip: <b>91384</b>
Mailing Address: <b>29201 Henry Mayo Drive</b>	City: <b>Castaic</b>	Zip: <b>91384</b>

YOU ARE HEREBY NOTIFIED THAT YOU HAVE BEEN CITED FOR ONE OR MORE VIOLATIONS OF THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD) RULES, STATE LAW OR FEDERAL LAW. IF PROVEN, SUCH VIOLATION(S) MAY RESULT IN THE IMPOSITION OF CIVIL OR CRIMINAL PENALTIES.

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## DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section or Rule No.	SCAQMD Permit to Operate or CARB Registration No.	Condition No. (If Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	407			For discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons.
2	<input type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	41700			" "
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To: <b>Steve Cassullo</b> Title: <b>District Manager</b>	Phone: <b>661-371-9214</b> Email: <b>steven.cassullo@wasteconnections.com</b>	Served By: <b>Adam Martinez</b> Phone No: <b>909-396-2431</b> <b>310-233-</b> Email: <b>amartinez2@aqmd.gov</b>	Date Notice Served: <b>6/16/25</b>
		Method of Service: <input type="checkbox"/> In Person <input checked="" type="checkbox"/> Certified Mail	

\* Key to Authority Abbreviations:

SCAQMD - South Coast Air Quality Management District  
CCR - California Code of Regulations

CH&SC - California Health and Safety Code  
CFR - Code of Federal Regulations

ORIGINAL



South Coast Air Quality Management District  
21865 COBLEY DRIVE, DIAMOND BAR, CA 91765-4178

P 67281

# NOTICE OF VIOLATION

DATE OF VIOLATION		
Month:	Day:	Year:
6	19	2025

Facility Name:	Facility ID#:	Sector:
Chignita Canyon Landfill	119219	VB
Location Address:	City:	Zip:
29201 Henry Mayo Drive	Castaic	91384
Mailing Address:	City:	Zip:
29201 Henry Mayo Drive	Castaic	91384

YOU ARE HEREBY NOTIFIED THAT YOU HAVE BEEN CITED FOR ONE OR MORE VIOLATIONS OF THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD) RULES, STATE LAW OR FEDERAL LAW. IF PROVEN, SUCH VIOLATION(S) MAY RESULT IN THE IMPOSITION OF CIVIL OR CRIMINAL PENALTIES.

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## DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section or Rule No.	SCAQMD Permit to Operate or CARB Registration No.	Condition No. (If Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	Rule 402			For discharging such quantities of air contaminants to cause injury, detriment, nuisance, or annoyance to a considerable number of persons
2	<input type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	California Health & Safety Code 41700			For discharging such quantities of air contaminants to cause injury, detriment, nuisance, or annoyance to a considerable number of persons
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To:	Phone:	Served By:	Date Notice Served:
Steve Cassilo	661.371.9214	Alemanyia Solomon	6-19-2025
Title:	Email:	Phone No:	Email:
District Manager	Steve@wasteconnections.com	<input checked="" type="checkbox"/> 909-396-3256 <input type="checkbox"/> 310-233-	@aqmd.gov

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CH&SC – California Health and Safety Code  
CFR – Code of Federal Regulations

Method of Service:  
 In Person       Certified Mail



South Coast Air Quality Management District  
21865 COBLEY DRIVE, DIAMOND BAR, CA 91765-4178

P 73583

## NOTICE OF VIOLATION

DATE OF VIOLATION		
Month	Day	Year
06	23	25

Facility Name: CHIQUITA CANYON LLC	Facility Num: 119 219	Street: VB
Violation Address: 29201 HENRY MAIO DR	City: CASTAIC	Zip: 91384
Holding Address: 29201 HENRY MAIO DR	City: CASTAIC	Zip: 91384

YOU ARE HEREBY NOTIFIED THAT YOU HAVE BEEN CITED FOR ONE OR MORE VIOLATIONS OF THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD) RULES, STATE LAW OR FEDERAL LAW. IF PROVEN, SUCH VIOLATIONS MAY RESULT IN THE IMPOSITION OF CIVIL OR CRIMINAL PENALTIES.

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### DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section, or Rule No.	SCAQMD Permit to Operate or CARB Registration No.	Violation No. (if Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CHSAC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	Rule 402			For discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons
2	<input type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CHSAC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	CH SC 41900			For discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CHSAC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CHSAC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CHSAC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To: STEVE CASSULLO	Phone: 661-371-9214	Server Name: BILLY ANTOINE	Date Notice Served: 06/23/25
DISTRICT MANAGER	Steve@locate- connections.com	Phone: <input checked="" type="checkbox"/> 909-396-2682 <input type="checkbox"/> 310-233-	E-mail: bantaine @aqmd.gov

\*Key to Authority Abbreviations:

SCAQMD - South Coast Air Quality Management District  
CCR - California Code of Regulations

CHSAC - California Health and Safety Code  
CFR - Code of Federal Regulations

Method of Service:

In Person

Certified Mail

ORIGINAL

## NOTICE OF VIOLATION

Month: 06 Day: 24 Year: 2025

Facility Name: <b>CHIQUITA CANYON LANDFILL</b>	Facility ID#: <b>119219</b>	Sector: <b>VB</b>
Location Address: <b>29201 HENRY MAYO DRIVE</b>	City: <b>CASTAIC</b>	Zip: <b>91384</b>
Mailing Address: <b>29201 HENRY MAYO DRIVE</b>	City: <b>CASTAIC</b>	Zip: <b>91384</b>

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## DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section or Rule No.	SCAQMD Permit to Operate or CARB Registration No.	Condition No. (If Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	Rule 402			FOR DISCHARGING SUCH QUANTITIES OF AIR CONTAMINANTS TO CAUSE INJURY, DETERIMENT, MISHAPE OR ANNOYANCE TO A CONSIDERABLE NUMBER OF PERSONS.
2	<input type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	CH&SC 41200			FOR DISCHARGING SUCH QUANTITIES OF AIR CONTAMINANTS TO CAUSE INJURY, DETERIMENT, MISHAPE OR ANNOYANCE TO A CONSIDERABLE NUMBER OF PERSONS.
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To: <b>STEVE CASSULO</b>	Phone: <b>666-371-9214</b>	Served By: <b>HUGO CAMPOS</b>	Date Notice Served: <b>06/24/2025</b>
Title: <b>DISTRICT MANAGER</b>	Email: <b>steve.ca @ wasteconnections.com</b>	Phone No: <input checked="" type="checkbox"/> 909-396-2110 <input type="checkbox"/> 310-233-	Email: <b>h.campos @ aqmd.gov</b>

\*Key to Authority Abbreviations:

SCAQMD – South Coast Air Quality Management District  
CCR – California Code of RegulationsCH&SC – California Health and Safety Code  
CFR – Code of Federal Regulations

Method of Service:

 In Person Certified Mail



South Coast Air Quality Management District  
21865 COBLEY DRIVE, DIAMOND BAR, CA 91765-4178

P 81012

# NOTICE OF VIOLATION

DATE OF VIOLATION		
Month	Day	Year
6	25	2025

Facility Name <i>Chiquita Canyon Landfill</i>	Facility ID# <i>119219</i>	Sector <i>V3</i>
Location Address <i>29201 Henry Mayo Dr.</i>	City <i>Castaic</i>	Zip <i>91384</i>
Mailing Address <i>29201 Henry Mayo Dr.</i>	City <i>Castaic</i>	Zip <i>91384</i>

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## DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section or Rule No.	SCAQMD Permit to Operate or CARB Registration No.	Condition No. (If Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	402			For discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons.
2	<input type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	41700			
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To <i>Steven Cassulo</i>	Phone <i>661-371-9214</i>	Served By <i>Gerardo Vergara</i>	Date Notice Served <i>6/25/25</i>
Title: <i>District Manager</i>	Email: <i>steven.cassulo@wasteconnections.com</i>	Phone No. <input checked="" type="checkbox"/> 909-396- <input type="checkbox"/> 310-233- 2179	Email: <i>gvergara @ aqmd.gov</i>

\*Key to Authority Abbreviations:

SCAQMD - South Coast Air Quality Management District  
CCR - California Code of Regulations

CH&SC - California Health and Safety Code  
CFR - Code of Federal Regulations

Method of Service  
 In Person       Certified Mail

ORIGINAL



# NOTICE OF VIOLATION

Month	Day	Year
6	26	25

Facility Name	Chiquito Canyon Landfill		Facility ID#	119219	Gender	VB
Location Address	29201 Henry Mayo Dr		City	Castaic	Zip	91384
Mailing Address	29201 Henry Mayo Dr.		City	Castaic	Zip	91384

YOU ARE HEREBY NOTIFIED THAT YOU HAVE BEEN CITED FOR ONE OR MORE VIOLATIONS OF THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD) RULES, STATE LAW OR FEDERAL LAW. IF PROVEN, SUCH VIOLATION(S) MAY RESULT IN THE IMPOSITION OF CIVIL OR CRIMINAL PENALTIES.

EACH DAY A VIOLATION OCCURS MAY BE HANDLED AS A SEPARATE OFFENSE REGARDLESS OF WHETHER OR NOT ADDITIONAL NOTICES OF VIOLATION ARE ISSUED.

## DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section or Rule No.	SCAQMD Permit to Operate or CARB Registration No	Condition No (If Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	402			For discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons.
2	<input checked="" type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	41700			
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To	Steve Cassullo	Phone	Served By	Christina Ojeda	Date Notice Served
Title	district manager	Email	Phone No	6/26/25	
		steven.cassullo@wasteconnection.com	<input checked="" type="checkbox"/> 909-396-2475 <input type="checkbox"/> 310-233-	cojeda @ aqmd.gov	

\*Key to Authority Abbreviations:

SCAQMD – South Coast Air Quality Management District  
CCR – California Code of Regulations

CH&SC – California Health and Safety Code  
CFR – Code of Federal Regulations

Method of Service:  In Person  Certified Mail



# NOTICE OF VIOLATION

P 65807

DATE OF VIOLATION		
Month:	Day:	Year:
6	27	25

Facility Name:

Chiquita Canyon Landfill

Location Address:

29201 Henry Mayo Dr

City:

Castaic

Mailing Address:

29201 Henry Mayo Dr

City:

Castaic

Facility ID#:

119219

Sector:

VB

Zip:

91384

Zip:

91384

YOU ARE HEREBY NOTIFIED THAT YOU HAVE BEEN CITED FOR ONE OR MORE VIOLATIONS OF THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD) RULES, STATE LAW OR FEDERAL LAW. IF PROVEN, SUCH VIOLATION(S) MAY RESULT IN THE IMPOSITION OF CIVIL OR CRIMINAL PENALTIES.

EACH DAY A VIOLATION OCCURS MAY BE HANDLED AS A SEPARATE OFFENSE REGARDLESS OF WHETHER OR NOT ADDITIONAL NOTICES OF VIOLATION ARE ISSUED.

## DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section or Rule No.	SCAQMD Permit to Operate or CARB Registration No.	Condition No. (If Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	402			Discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons
2	<input type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	41700			Discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To:	Phone:	Served By:	Date Notice Served:
Steve Cassuto	661 371 9214	Aaron Menhauer	6/27/25
Title: District Manager	Email:	Phone No: <input checked="" type="checkbox"/> 909-396-2713 <input type="checkbox"/> 310-233-	Email: a Menhauer @ aqmd.gov

\*Key to Authority Abbreviations:

SCAQMD – South Coast Air Quality Management District  
CCR – California Code of Regulations

CH&SC – California Health and Safety Code  
CFR – Code of Federal Regulations

Method of Service:

In Person

Certified Mail

ORIGINAL



South Coast Air Quality Management District  
21865 COBLEY DRIVE, DIAMOND BAR, CA 91765-4178

P 67000

# NOTICE OF VIOLATION

DATE OF VIOLATION		
Month:	Day:	Year:
07	01	2025

Facility Name:	Chiquita Canyon Landfill	Facility ID#:	119219
Location Address:	29201 Henry Mayo Drive	City:	Castaic
Mailing Address:	29201 Henry Mayo Drive	City:	Castaic

YOU ARE HEREBY NOTIFIED THAT YOU HAVE BEEN CITED FOR ONE OR MORE VIOLATIONS OF THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD) RULES, STATE LAW OR FEDERAL LAW. IF PROVEN, SUCH VIOLATION(S) MAY RESULT IN THE IMPOSITION OF CIVIL OR CRIMINAL PENALTIES.

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## DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section or Rule No.	SCAQMD Permit to Operate or CARB Registration No.	Condition No. (If Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	402			For discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons.
2	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	41700			For discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons.
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To:	Phone: 661 371-9214	Served By:	Date Notice Served:
Title: District Manager	Email: steven.cassulo@wasteconnections.com	Phone No: <input checked="" type="checkbox"/> 909-396-2285 <input type="checkbox"/> 310-233-	07/01/2025 Email: k.woullard @ aqmd.gov

\*Key to Authority Abbreviations:

SCAQMD – South Coast Air Quality Management District  
CCR – California Code of Regulations

CH&SC – California Health and Safety Code  
CFR – Code of Federal Regulations

Method of Service:

In Person  Certified Mail

ORIGINAL



# NOTICE OF VIOLATION

P 69199

DATE OF VIOLATION

Month:	Day:	Year:
7	8	25

Facility Name: <b>Chiquita Canyon Landfill</b>	Facility ID#: <b>119219</b>	Sector: <b>VB</b>
Location Address: <b>29201 Henry Mayo Drive</b>	City: <b>Castaic</b>	Zip: <b>91384</b>
Mailing Address: <b>29201 Henry Mayo Drive</b>	City: <b>Castaic</b>	Zip: <b>91384</b>

YOU ARE HEREBY NOTIFIED THAT YOU HAVE BEEN CITED FOR ONE OR MORE VIOLATIONS OF THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD) RULES, STATE LAW OR FEDERAL LAW. IF PROVEN, SUCH VIOLATION(S) MAY RESULT IN THE IMPOSITION OF CIVIL OR CRIMINAL PENALTIES.

EACH DAY A VIOLATION OCCURS MAY BE HANDLED AS A SEPARATE OFFENSE REGARDLESS OF WHETHER OR NOT ADDITIONAL NOTICES OF VIOLATION ARE ISSUED.

## DESCRIPTION OF VIOLATIONS

#	Authority*	Code Section or Rule No.	SCAQMD Permit to Operate or CARB Registration No.	Condition No. (If Applicable)	Description of Violation
1	<input checked="" type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	402			for discharging such quantities of air contaminants to cause injury, detriment, nuisance or annoyance to a considerable number of persons
2	<input type="checkbox"/> SCAQMD <input checked="" type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR	41700			"
3	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
4	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				
5	<input type="checkbox"/> SCAQMD <input type="checkbox"/> CH&SC <input type="checkbox"/> CCR <input type="checkbox"/> CFR				

Served To: <b>Steve Cassullo</b>	Phone: <b>661-371-9214</b>	Served By: <b>Adam Martinez</b>	Date Notice Served: <b>7/8/25</b>
Title: <b>District Manager</b>	Email: <b>steven.cassullo@wasteconnections.com</b>	Phone No: <input checked="" type="checkbox"/> 909-396-2431 <input type="checkbox"/> 310-233-	Email: <b>amartinez2 @ aqmd.gov</b>

\*Key to Authority Abbreviations:

SCAQMD – South Coast Air Quality Management District  
CCR – California Code of Regulations

CH&SC – California Health and Safety Code  
CFR – Code of Federal Regulations

Method of Service:

In Person

Certified Mail

ORIGINAL

# ATTACHMENT B



LOS ANGELES COUNTY PUBLIC WORKS  
BUILDING & SAFETY DIVISION  
**NOTICE OF BUILDING CODE  
VIOLATIONS**

DISTRICT OFFICE STAMP

County of Los Angeles  
Public Works  
Building and Safety Division  
Santa Clarita Office  
23757 Valencia Boulevard  
Valencia California 91355  
(661) 222-2940

CODE CASE # \_\_\_\_\_

To Whom It May Concern: Chiquita Canyon LLC c/o Hardling & Capone Inc.  
Property Address: 29201 Harry Mayo Dr. APN 3271-002-013

**The following Building Code violations were observed:**

<input checked="" type="checkbox"/>	Property Violation(s)
	Section 106.1 Addition(s) to the dwelling / structure without the benefit of permit or inspection.
	Section 106.1 Alteration(s) to the dwelling / structure without the benefit of permit or inspection.
	Section 106.1 Dwelling / Structure built without the benefit of permit or inspection.
	Section 106.1 Mobile Home(s) installed without the benefit of permit or inspection.
	Section 104.2.5 Occupancy and use of a garage for dwelling purposes.
	Section 109.1 Occupancy and use of the structure without Building Official approval.
	Section 2701 Electrical wiring installed without the benefit of permit or inspection.
	Section 2701 Energizing electrical wiring for which a permit is required before such wiring is inspected and approved.
	Section 2701 Existing electrical installation(s) has been determined to be dangerous and unsafe. An electrical permit is required to abate the dangerous and unsafe condition(s).
	Section 2901 Plumbing installed without the benefit of permit or inspection.
<input checked="" type="checkbox"/>	Section J103.1 Grading work performed without the benefit of permit or inspection.
	Section 106.1 Demolition of a dwelling / structure without the benefit of permit or inspection.
<input checked="" type="checkbox"/>	

This notice is provided to allow you to abate (correct) the noted building code violations by 8/10/25, (which is 45 days from the date of this notice), to avoid code enforcement fees.

Pursuant to the Los Angeles County Building Code (LACBC), Title 26, the building official may at any time after the date of this notice record a Notice of Violation (NOV) in the Department of Registrar-Recorder of the County of Los Angeles.

Additionally, pursuant the LACBC, any person(s) that violate(s) any provision of the LACBC shall be responsible for the costs of any code enforcement actions taken by the building official.

Please be advised that, as part of the permit process, you may need to submit building plans, obtain permits and inspections to correct the violations.

Contact the undersigned for further information regarding inspections, rescission of NOV, and closing of this code enforcement case.

Inspector: D. Melillo

Date Posted: 6/26/25

Phone: (661) 222-2940

**Useful Telephone Numbers for Unincorporated Areas**



Contractors State License Board  
9821 Business Park Drive  
Sacramento, CA 95827  
Phone (800) 321-CSLB  
<http://www.cslb.ca.gov>

<b>DIRECTORY OF THE COUNTY OF LOS ANGELES AND CONTRACT CITY BUILDING AND SAFETY OFFICES</b>				
<b>PN</b> Public Works LOS ANGELES COUNTY				
Unless specifically indicated, all field offices are Open 8 a.m. to 4:30 p.m. Monday through Friday				
<b>CENTRAL OFFICE</b> 900 South Fremont Avenue, 3rd Floor Alhambra, CA 91803 Monday through Thursday – 7 a.m. to 5 p.m. (Closed Friday)				
<b>PHONE NUMBERS</b>		<b>FAX NUMBERS</b>		
Building Plan Check Section Electrical Section Mechanical/Plumbing Section Management and Field Support Section Building Rehabilitation Section Research/Structural Section Grading and Drainage Section		(626) 458-3173 (626) 458-3180 (626) 458-3182 (626) 458-3188 (626) 458-3193 (626) 458-3187 (626) 458-6390	(626) 979-5444 (626) 979-5376 (626) 458-2861 (626) 979-5433 (626) 458-6350	
		Admin Building Plan Check Electrical/Mechanical Property Rehabilitation Management and Field Support		
<b>COUNTY DISTRICT OFFICES</b>				
<b>ANTELOPE VALLEY</b> 335A East Avenue K-6 Lancaster, CA 93535 (661) 524-2390	FAX (661) 524-2399	<b>LOMITA/LENNOX</b> 24320 South Narbonne Avenue Lomita, CA 90717 (310) 534-3760	FAX (310) 530-5482	
<b>CALABASAS/MALIBU (M-Th 7-5:30)</b> 26600 Agoura Road, Suite 110 Calabasas, CA 91302-1954		<b>SAN GABRIEL VALLEY</b> 125 South Baldwin Avenue Arcadia, CA 91007 (626) 574-0941		
<b>CARSON (M-Th 7-6)</b> 701 East Carson Street Carson, CA 90745 (310) 952-1766	(Closed Fridays) FAX (310) 549-0652	<b>SANTA CLARITA</b> 23757 Valencia Boulevard Valencia, CA 91355 (661) 222-2940	FAX (661) 222-2947	
<b>EAST LOS ANGELES (8-5)</b> 4801 E. 3rd Street Los Angeles, CA 90022 (323) 881-7030	FAX (323) 264-7917	Whittier, CA 90605 (562) 946-1390	FAX (562) 906-8425	
<b>SOUTHWEST (M-Th 7-5:45)</b> 1320 W. Imperial Hwy Los Angeles, CA 90044 (323) 820-6500	(Closed Fridays) FAX (323) 756-0780	<b>LA PUENTE</b> 16005 East Central Avenue La Puente, CA 91744 (626) 961-9611	FAX (626) 961-8166	

**Animal Care & Control** (24-hour emergencies) (562) 940-6898

Website: <http://animalcare.lacounty.gov>

**Assessor** (888) 807-2111

Website: <http://assessor.lacounty.gov>

**Children and Family Services**

Website: <http://lacdcs.org>

**Child Care Hotline/Ca/Works** (877) CHILD-99

**Children's Protective Services** (800) 540-4000 (Child Abuse Hotline)

**Community and Senior Services** (213) 738-2600

Website: <http://css.lacounty.gov>

**Community Development Commission** (323) 890-7001

Website: <http://www3.lacdcc.org>

**Crisis Intervention**

**Domestic Violence Hotline** (800) 978-3600

**Elder Abuse Hotline** (877) 477-3646

**Environmental Health**

**Housing Inspection Program** (888) 700-9995

Website: <http://ph.lacounty.gov>

**General Information and Referral Assistance**

County 2-1-1

**Consumer Affairs** (213) 974-1452

**Fire Department**

Website: <http://www.fire.lacounty.gov>

**Fire Department** (Emergency After-Hours call: 911)

**Graffiti Abatement**

Graffiti Hotline 24-hours (800) 675-4357

**Freeway walls & signs** (213) 897-4426

**Parks and Recreation** (213) 738-2961

Website: <http://parks.lacounty.gov>

**Public Library** (562) 940-8462

Website: <http://www.colapublib.org>

**Public Transportation**

Commuter Action Network 5-1-1 <http://go511.com>

Metropolitan Transit Authority (MTA) (213) 626-4455

LA County Dial-a-Ride (800) 439-0439

**Public Works** (626) 458-5100

Website: <http://dpw.lacounty.gov>

**Regional Planning**

One-Stop Center (213) 974-6438

**Registrar-Recorder/County Clerk**

Website: [http://lavote.net/](http://lavote.net)

Birth Certificates (800) 201-8999

Death Certificates (800) 201-8999

Marriage License (800) 201-8999

Voter Information (800) 815-2666

**Sheriff's Department**

Website: <http://sheriff.lacounty.gov>

Headquarters (323) 526-5000

**Treasurer and Tax Collector**

Website: <http://ttax.lacounty.gov>

Property Tax Information (213) 974-2111

Business License (213) 974-2011

**Utilities**

Southern California Edison (800) 655-4555

The Gas Company (800) 427-2200



# COUNTY OF LOS ANGELES

## PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

BUILDING AND SAFETY DIVISION  
23757 VALENCIA BOULEVARD  
VALENCIA, CA 91355  
Telephone: (661) 222-2940

IN REPLY PLEASE  
REFER TO FILE

B-2

June 26, 2025

Chiquita Canyon LLC C/O Harding & Carbone Inc  
1235 North Loop W, Suite 205  
Houston, TX 77008-4701

Dear Chiquita Canyon LLC C/O Harding & Carbone Inc,

**29201 HENRY MAYO DRIVE, VALENCIA**  
**Assessor's ID#: 3271-002-013**

An inspection of the above-referenced property reveals that violations of the Los Angeles County Building Code (Title 26) exist as described on the attached.

Pursuant to Section 103.4 of Title 26, where property is determined to be in violation of any provision of Title 26, the building official may at any time after the date of this notice record a Notice of Violation (NOV) against the subject property with the County Recorder's Office.

Additionally, pursuant to Section 103.5 of Title 26, any person(s) that violate(s) any provision of Title 26 shall be responsible for the costs of any and all code enforcement actions taken by the building official in response to such violations. Pursuant to Section 103.4, 107.9, and Table 1-F of Title 26, these costs may include (without limitation) the following:

1. 45-Day Notice:	\$621.20
2. Recording a Notice of Violation:	\$493.80
3. Recording a Rescission of the Notice of Violation:	\$424.80
4. Billing Fee:	\$183.30

These fees are based on the current fee schedule and are subject to adjustment each fiscal year (July 1).

This notice is provided to allow you to abate (correct) the noted building code violations by **August 10, 2025**, (which is 45 days from the date of this notice), to avoid the assessment of any corresponding code enforcement fees.

Please be advised that, as part of the permit process, you may need to submit building plans and obtain permits and inspections to correct the violations.

Contact Dawn Melillo at (661) 222-2940 or email [dmelillo@dpw.lacounty.gov](mailto:dmelillo@dpw.lacounty.gov) for further information regarding inspections.

Very truly yours,

Clint Lee  
Principal Engineer

(Signature for C. Lee)

Dawn Melillo  
Senior Building Engineering Inspector

Date Posted 06/26/2025 By Dawn Melillo



# COUNTY OF LOS ANGELES

## PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

BUILDING AND SAFETY DIVISION  
23757 VALENCIA BOULEVARD  
VALENCIA, CA 91355  
Telephone: (661) 222-2940

IN REPLY PLEASE  
REFER TO FILE:

B-2

June 26, 2025

## NOTICE OF VIOLATION

SUBJECT: **29201 HENRY MAYO DRIVE, VALENCIA**

OWNER: **Chiquita Canyon LLC C/O Harding & Carbone Inc**

MAILING ADDRESS: **1235 North Loop W, Suite 205, Houston**

Building Code  
 Mechanical Code  
 Grading Code

Plumbing Code  
 Electrical Code

### DESCRIPTIONS

LACBC Section J103.1 Grading work performed without benefit of permit or inspection.

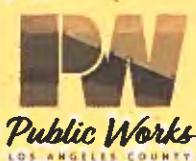
### STOP ALL WORK

Submit plans for the cited work and/or apply for a plan check for the required permit(s) from the office listed above.  
 Obtain permit(s) from the office listed above for the cited work.  
 A referral has been made to the Enforcement Section of the Department of Regional Planning.  
 A referral may be made to the District Attorney's Office for Criminal Prosecution.

Issued By: Dawn Melillo

Phone: (661) 222-2940

Date Posted 06/26/2025 By Dawn Melillo



LOS ANGELES COUNTY PUBLIC WORKS  
BUILDING & SAFETY DIVISION

**NOTICE OF BUILDING CODE  
VIOLATIONS**

DISTRICT OFFICE STAMP

County of Los Angeles  
Public Works  
Building and Safety Division  
Santa Clarita Office  
23757 Valencia Boulevard  
Valencia California 91355  
(661) 222-2940

CODE CASE # \_\_\_\_\_

To Whom It May Concern: Chiquita Canyon LLC c/o Harling & Gabone Inc.  
Property Address: 29201 Hwy Mayo Dr. APN 3271-002-019

**The following Building Code violations were observed:**

<input checked="" type="checkbox"/>	Property Violation(s)
	Section 106.1 Addition(s) to the dwelling / structure without the benefit of permit or inspection.
	Section 106.1 Alteration(s) to the dwelling / structure without the benefit of permit or inspection.
	Section 106.1 Dwelling / Structure built without the benefit of permit or inspection.
	Section 106.1 Mobile Home(s) installed without the benefit of permit or inspection.
	Section 104.2.5 Occupancy and use of a garage for dwelling purposes.
	Section 109.1 Occupancy and use of the structure without Building Official approval.
	Section 2701 Electrical wiring installed without the benefit of permit or inspection.
	Section 2701 Energizing electrical wiring for which a permit is required before such wiring is inspected and approved.
	Section 2701 Existing electrical installation(s) has been determined to be dangerous and unsafe. An electrical permit is required to abate the dangerous and unsafe condition(s).
	Section 2901 Plumbing installed without the benefit of permit or inspection.
<input checked="" type="checkbox"/>	Section J103.1 Grading work performed without the benefit of permit or inspection.
	Section 106.1 Demolition of a dwelling / structure without the benefit of permit or inspection.
<input checked="" type="checkbox"/>	J103.2 Grading work that obstructs a drainage course.

This notice is provided to allow you to abate (correct) the noted building code violations by 8/10/25, (which is 45 days from the date of this notice), to avoid code enforcement fees.

Pursuant to the Los Angeles County Building Code (LACBC), Title 26, the building official may at any time after the date of this notice record a Notice of Violation (NOV) in the Department of Registrar-Recorder of the County of Los Angeles.

Additionally, pursuant the LACBC, any person(s) that violate(s) any provision of the LACBC shall be responsible for the costs of any code enforcement actions taken by the building official.

Please be advised that, as part of the permit process, you may need to submit building plans, obtain permits and inspections to correct the violations.

Contact the undersigned for further information regarding inspections, rescission of NOV, and closing of this code enforcement case.

Inspector:

D. Neill

Date Posted:

6/26/25

Phone:

(661) 222-2940





# COUNTY OF LOS ANGELES

## PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

BUILDING AND SAFETY DIVISION  
23757 VALENCIA BOULEVARD  
VALENCIA, CA 91355  
Telephone: (661) 222-2940

IN REPLY PLEASE  
REFER TO FILE:

B-2

June 26, 2025

Chiquita Canyon LLC C/O Harding & Carbone Inc  
1235 North Loop W, Suite 205  
Houston, TX 7708-4701

Dear Chiquita Canyon LLC C/O Harding & Carbone Inc,

**29201 HENRY MAYO DRIVE, VALENCIA**  
**Assessor's ID#: 3271-002-019**

An inspection of the above-referenced property reveals that violations of the Los Angeles County Building Code (Title 26) exist as described on the attached.

Pursuant to Section 103.4 of Title 26, where property is determined to be in violation of any provision of Title 26, the building official may at any time after the date of this notice record a Notice of Violation (NOV) against the subject property with the County Recorder's Office.

Additionally, pursuant to Section 103.5 of Title 26, any person(s) that violate(s) any provision of Title 26 shall be responsible for the costs of any and all code enforcement actions taken by the building official in response to such violations. Pursuant to Section 103.4, 107.9, and Table 1-F of Title 26, these costs may include (without limitation) the following:

1. 45-Day Notice:	<b>\$621.20</b>
2. Recording a Notice of Violation:	<b>\$493.80</b>
3. Recording a Rescission of the Notice of Violation:	<b>\$424.80</b>
4. Billing Fee:	<b>\$183.30</b>

These fees are based on the current fee schedule and are subject to adjustment each fiscal year (July 1).

This notice is provided to allow you to abate (correct) the noted building code violations by **August 10, 2025**, (which is 45 days from the date of this notice), to avoid the assessment of any corresponding code enforcement fees.

Please be advised that, as part of the permit process, you may need to submit building plans and obtain permits and inspections to correct the violations.

Contact Dawn Melillo at (661) 222-2940 or email [dmelillo@dpw.lacounty.gov](mailto:dmelillo@dpw.lacounty.gov) for further information regarding inspections.

Very truly yours,

Clint Lee  
Principal Engineer

(Signature for C. Lee)

Dawn Melillo  
Senior Building Engineering Inspector

Date Posted 06/26/2025 By Dawn Melillo



# COUNTY OF LOS ANGELES

## PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

BUILDING AND SAFETY DIVISION  
23757 VALENCIA BOULEVARD  
VALENCIA, CA 91355  
Telephone: (661) 222-2940

IN REPLY PLEASE  
REFER TO FILE

B-2

June 26, 2025

### NOTICE OF VIOLATION

SUBJECT: **29201 HENRY MAYO DRIVE, VALENCIA**

OWNER: **Chiquita Canyon LLC C/O Harding & Carbone Inc**

MAILING ADDRESS: **1235 North Loop W, Suite 205, Houston**

- Building Code
- Plumbing Code
- Mechanical Code
- Electrical Code
- Grading Code

#### DESCRIPTIONS

LACBC Section J103.1 Grading work performed without benefit of permit or inspection.

LACBC Section J103.2 Grading work that obstructs a drainage course.

#### STOP ALL WORK

- Submit plans for the cited work and/or apply for a plan check for the required permit(s) from the office listed above.
- Obtain permit(s) from the office listed above for the cited work.
- A referral has been made to the Enforcement Section of the Department of Regional Planning.
- A referral may be made to the District Attorney's Office for Criminal Prosecution.

Issued By: Dawn Melillo

Phone: (661) 222-2940

Date Posted 06/26/2025 By Dawn Melillo



LOS ANGELES COUNTY PUBLIC WORKS  
BUILDING & SAFETY DIVISION  
**NOTICE OF BUILDING CODE  
VIOLATIONS**

DISTRICT OFFICE STAMP

County of Los Angeles  
Public Works  
Building and Safety Division  
Santa Clarita Office  
23757 Valencia Boulevard  
Valencia California 91355  
(661) 222-2940

CODE CASE # \_\_\_\_\_

To Whom It May Concern: Chiquita Canyon LLC c/o Harding and Capone Inc  
Property Address: 29133 Henry Mayo DR. APN 3271-002-1041

**The following Building Code violations were observed:**

<input checked="" type="checkbox"/>	Property Violation(s)
	Section 106.1 Addition(s) to the dwelling / structure without the benefit of permit or inspection.
	Section 106.1 Alteration(s) to the dwelling / structure without the benefit of permit or inspection.
	Section 106.1 Dwelling / Structure built without the benefit of permit or inspection.
	Section 106.1 Mobile Home(s) installed without the benefit of permit or inspection.
	Section 104.2.5 Occupancy and use of a garage for dwelling purposes.
	Section 109.1 Occupancy and use of the structure without Building Official approval.
	Section 2701 Electrical wiring installed without the benefit of permit or inspection.
	Section 2701 Energizing electrical wiring for which a permit is required before such wiring is inspected and approved.
	Section 2701 Existing electrical installation(s) has been determined to be dangerous and unsafe. An electrical permit is required to abate the dangerous and unsafe condition(s).
	Section 2901 Plumbing installed without the benefit of permit or inspection.
<input checked="" type="checkbox"/>	Section J103.1 Grading work performed without the benefit of permit or inspection.
	Section 106.1 Demolition of a dwelling / structure without the benefit of permit or inspection.
<input checked="" type="checkbox"/>	<u>J103.2 Grading work that obstructs a drainage course.</u>

This notice is provided to allow you to abate (correct) the noted building code violations by 8/10/25, (which is 45 days from the date of this notice), to avoid code enforcement fees.

Pursuant to the Los Angeles County Building Code (LACBC), Title 26, the building official may at any time after the date of this notice record a Notice of Violation (NOV) in the Department of Registrar-Recorder of the County of Los Angeles.

Additionally, pursuant the LACBC, any person(s) that violate(s) any provision of the LACBC shall be responsible for the costs of any code enforcement actions taken by the building official.

Please be advised that, as part of the permit process, you may need to submit building plans, obtain permits and inspections to correct the violations.

Contact the undersigned for further information regarding inspections, rescission of NOV, and closing of this code enforcement case.

Inspector:

Date Posted:

6/26/25

Phone:

661-222-2940

## Useful Telephone Numbers for Unincorporated Areas



Contractors State License Board  
9821 Business Park Drive  
Sacramento, CA 95827  
Phone (800) 321 CSLB  
<http://www.csrb.ca.gov>

DIRECTORY OF THE COUNTY OF LOS ANGELES AND CONTRACT CITY BUILDING AND SAFETY OFFICES			
 <p>Unless specifically indicated, all field offices are Open 8 a.m. to 4:30 p.m. Monday through Friday</p>			
<b>CENTRAL OFFICE</b> 900 South Fremont Avenue, 3rd Floor Alhambra, CA 91803 Monday through Thursday - 7 a.m. to 5 p.m. (Closed Friday)			
<b>PHONE NUMBERS</b>		<b>FAX NUMBERS</b>	
Building Plan Check Section	(626) 458-3173	Admin	(626) 979-5444
Electrical Section	(626) 458-3180	Building Plan Check	(626) 979-5376
Mechanical/Plumbing Section	(626) 458-3182	Electrical/Mechanical	(626) 458-2861
Management and Field Support Section	(626) 458-3188	Property Rehabilitation	(626) 979-5433
Building Rehabilitation Section	(626) 458-3193	Management and Field Support	(626) 458-6350
Research/Structural Section	(626) 458-3187		
Grading and Drainage Section	(626) 458-6390		
<b>COUNTY DISTRICT OFFICES</b>			
<b>ANTELOPE VALLEY</b> 335A East Avenue K-6 Lancaster, CA 93535 (661) 524-2390	FAX (661) 524-2399	<b>LOMITA/LENNOX</b> 24320 South Narbonne Avenue Lomita, CA 90717 (310) 534-3760	FAX (310) 530-5482
<b>CALABASAS/MALIBU (M-Th 7-5:30)</b> 26600 Agoura Road, Suite 110 Calabasas, CA 91302-1954		<b>SAN GABRIEL VALLEY</b> 125 South Baldwin Avenue Arcadia, CA 91007 (626) 574-0941	FAX (626) 446-4425
<b>CARSON (M-Th 7-6)</b> 701 East Carson Street Carson, CA 90745 (310) 952-1766	(Closed Fridays) FAX (310) 549-0652	<b>SANTA CLARITA</b> 23757 Valencia Boulevard Valencia, CA 91355 (661) 222-2940	FAX (661) 222-2947
<b>EAST LOS ANGELES (8-5)</b> 4801 E. 3rd Street Los Angeles, CA 90022 (323) 881-7030	FAX (323) 264-7917	Whittier, CA 90605 (562) 946-1390	FAX (562) 906-8425
<b>SOUTHWEST (M-Th 7-5:45)</b> 1320 W. Imperial Hwy Los Angeles, CA 90044 (323) 820-6500	(Closed Fridays) FAX (323) 756-0780	<b>LA PUENTE</b> 16005 East Central Avenue La Puente, CA 91744 (626) 961-9611	FAX (626) 961-8166

**Animal Care & Control** (24-hour emergencies) (562) 940-6898

Website: <http://animalcare.lacounty.gov>

**Assessor** (888) 807-2111

Website: <http://assessor.lacounty.gov>

**Children and Family Services**

Website: <http://lacdcfs.org>

**Child Care Hotline/Ca/Works** (877) CHILD-99

**Children's Protective Services** (800) 540-4000 (Child Abuse Hotline)

**Community and Senior Services** (213) 738-2600

Website: <http://css.lacounty.gov>

**Community Development Commission** (323) 890-7001

Website: <http://www3.lacd.org>

**Crisis Intervention**

**Domestic Violence Hotline** (800) 978-3600

**Elder Abuse Hotline** (877) 477-3646

**Environmental Health**

**Housing Inspection Program** (888) 700-9995

Website: <http://ph.lacounty.gov>

**General Information and Referral Assistance**

County 2-1-1

**Consumer Affairs** (213) 974-1452

**Fire Department**

Website: <http://www.fire.lacounty.gov>

**Fire Department** (Emergency After-Hours call: 911)

**Graffiti Abatement**

**Graffiti Hotline** 24-hours (800) 675-4357

**Freeway walls & signs** (213) 897-4426

**Parks and Recreation** (213) 738-2961

Website: <http://parks.lacounty.gov>

**Public Library** (562) 940-8462

Website: <http://www.colapublib.org>

**Public Transportation**

**Commuter Action Network** 5-1-1 <http://go511.com>

**Metropolitan Transit Authority (MTA)** (213) 626-4455

**LA County Dial-a-Ride** (800) 439-0439

**Public Works** (626) 458-5100

Website: <http://dpw.lacounty.gov>

**Regional Planning**

One-Stop Center (213) 974-6438

**Registrar-Recorder/County Clerk**

Website: <http://lavote.net>

**Birth Certificates** (800) 201-8999

**Death Certificates** (800) 201-8999

**Marriage License** (800) 201-8999

**Voter Information** (800) 815-2666

**Sheriff's Department**

Website: <http://sheriff.lacounty.gov>

**Headquarters** (323) 526-5000

**Treasurer and Tax Collector**

Website: <http://ttax.lacounty.gov>

**Property Tax Information** (213) 974-2111

**Business License** (213) 974-2011

**Utilities**

**Southern California Edison** (800) 655-4555

**The Gas Company** (800) 427-2200



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June 26, 2025

Chiquita Canyon LLC C/O Harding and Carbone Inc  
125 North Loop W, Suite 205  
Houston, TX 77008-4701

Dear Chiquita Canyon LLC C/O Harding and Carbone Inc,

**29133 HENRY MAYO DRIVE, VALENCIA**  
**Assessor's ID#: 3271-002-041**

An inspection of the above-referenced property reveals that violations of the Los Angeles County Building Code (Title 26) exist as described on the attached.

Pursuant to Section 103.4 of Title 26, where property is determined to be in violation of any provision of Title 26, the building official may at any time after the date of this notice record a Notice of Violation (NOV) against the subject property with the County Recorder's Office.

Additionally, pursuant to Section 103.5 of Title 26, any person(s) that violate(s) any provision of Title 26 shall be responsible for the costs of any and all code enforcement actions taken by the building official in response to such violations. Pursuant to Section 103.4, 107.9, and Table 1-F of Title 26, these costs may include (without limitation) the following:

1. 45-Day Notice:	<b>\$621.20</b>
2. Recording a Notice of Violation:	<b>\$493.80</b>
3. Recording a Rescission of the Notice of Violation:	<b>\$424.80</b>
4. Billing Fee:	<b>\$183.30</b>

These fees are based on the current fee schedule and are subject to adjustment each fiscal year (July 1).

This notice is provided to allow you to abate (correct) the noted building code violations by **August 10, 2025**, (which is 45 days from the date of this notice), to avoid the assessment of any corresponding code enforcement fees.

Please be advised that, as part of the permit process, you may need to submit building plans and obtain permits and inspections to correct the violations.

Contact Dawn Melillo at (661) 222-2940 or email [dmelillo@dpw.lacounty.gov](mailto:dmelillo@dpw.lacounty.gov) for further information regarding inspections.

Very truly yours,

Clint Lee  
Principal Engineer  
(signing for C. Lee)  
Dawn Melillo  
Senior Building Engineering Inspector

Date Posted 06/26/2025 By Dawn Melillo



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