

# PRELIMINARY NOTICE OF VIOLATION

County of Ventura - Resource Management Agency  
Code Compliance Division

Owner/Agent:

WESTERN AG GROUP LLC

Address/Location of Violation:

595 WOLFF RD.

Assessor's Parcel Number (APN):

218-0-011-025

Notice is hereby given that the following violation(s) have been identified on the above property.

- ☒ Ventura County Non-Coastal Zoning Ordinance (VCNCZO)  
§8101-3.2 – Unpermitted Use
- ☐ Ventura County Coastal Zoning Ordinance (VCCZO)  
§8171-4.2 – Unpermitted Use – Coastal
- ☒ Ventura County Building Code (VCBC)  
§114.1 – Unlawful Acts
- ☒ International Building Maintenance Code (IPMC),  
as adopted  
§106.1 – Unlawful Acts

Description of Violation (s) NON-PERMITTED

USE OF PROPERTY/STRUCTURE AS  
DOG/CAT FENCEL RESCUE. NON-PERMITTED  
DEMOLITION, ELECTRICAL, MECHANICAL, PLUMBING

Corrective action required:

CONDITIONAL USE  
PERMIT REQUIRED. PROVIDE  
APPLICATION/FULL SCOPE OF WORK/PLANS

☒ STOP WORK! DO NOT PROCEED WITHOUT  
PERMIT(S)

☒ Obtain necessary clearances and permits

The violation(s) noted above must be corrected.

Failure to Comply with this notice by

this date 2/13/2023 may result  
in legal action and penalties as provided by law.

Posting Date:

1/31/2023

Time:

11:15 AM

Code Compliance Officer:

M. PEREZ

County of Ventura  
Planning Commission Hearing  
Case No. PL23-0023 / CV22-0832  
Exhibit 5 - Code Compliance CV22-0832 Preliminary NOV, dated January 31, 2023

Ventura County Code Compliance  
800 S. Victoria Ave., Ventura, CA 93009  
805.654.2463

(See reverse side for links to County websites)