



February 5, 2026

Via Email and U.S. Mail

Loriana Hatch and Timothy Hatch
1711 Main Street
Santa Clara, CA 95050
Email: loriana.aba@gmail.com

**Subject: Final Notice - Scheduled Hearing for Termination of the Mills Act
Contract for Your Property**

This letter serves as final notice regarding the Mills Act contract associated with your property located at 1711 Main Street in the City of Santa Clara.

As part of the 2024–2025 audit cycle, the City made multiple outreach attempts, including mailed notices, follow-up calls, and certified correspondence, to obtain documentation demonstrating compliance with the approved ten-year restoration and maintenance plan for your Mills Act contract. To date, the City has not received sufficient documentation to confirm that the terms of the contract have been met.

In accordance with the Mills Act and California Government Code Section 50280 et seq., the City Council reviewed this matter on January 27, 2026, and voted to continue the hearing to the following date:

Date: March 10, 2026
Time: 7 p.m.
Location: Santa Clara City Council Chambers
1500 Warburton Avenue
Santa Clara, CA 95050

At this hearing, the City Council will determine whether to terminate your Mills Act contract due to non-compliance with program requirements. You or your representative may attend the hearing and provide testimony or documentation relevant to the Council's decision. **Please note that if the Council votes to terminate the Mills Act contract, the property owner is subject to a cancellation fee equal to 12.5 percent of the current fair market value of the property, as determined by the County Assessor, consistent with state law.**

To retain the Mills Act contract, you must complete the audit checklist in full, including photographs and expenditure records. This process allows you to document all relevant work completed on the property, including projects not included in the original 10-Year Plan. In addition, you will need to submit a new 10-Year Plan demonstrating your continued commitment to the program. To allow sufficient time for staff review prior to that hearing, please submit the completed checklist and new 10-Year Plan no later than **Monday, February 23, 2026**.

If you have any questions or wish to discuss your contract status before the hearing, please contact me directly.

Sincerely,

A handwritten signature in black ink that reads "Rebecca Bustos". The signature is written in a cursive, flowing style.

Rebecca Bustos, Principal Planner
rbustos@santaclaraca.gov / 408.615.2450

Enclosures: Mills Act Audit Checklist
10-Year Plan