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PRESS RELEASE

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CITY ATTORNEY FILES CIVIL ACTION TARGETING ALLEGED PROSTITUTION OPERATION DISGUISED AS MESSAGE BUSINESS IN NORTH PARK

SAN DIEGO – The San Diego City Attorney’s Office has filed a civil enforcement action against Jeani Ku, owner and operator of Osaka Oriental Spa, alleging the business operated as an ongoing front for prostitution and unlawful activity in the North Park neighborhood.

The lawsuit, filed on behalf of the People of the State of California, seeks to shut down operations at 1845 Adams Avenue and hold the owner accountable for years of alleged illegal conduct, public nuisance activity, and violations of state and local law.

According to the Complaint, undercover operations conducted by the San Diego Police Department revealed a consistent and troubling pattern: officers were solicited for sex in nearly every undercover visit, with the business allegedly operating as a hub for illicit activity under the guise of a legitimate massage spa. Employees allegedly offered sex acts for additional payment, negotiated prices, and engaged in lewd conduct inside private rooms.

The Complaint also alleges that the illegal activity was not isolated or incidental. Despite warnings from the City and repeated law enforcement actions, including arrests and citations, the conduct continued unabated. In one instance, the owner allegedly intervened during a police operation, warning an employee of police presence and assisting her escape from the premises.

The property has also developed a reputation online as a destination for prostitution, with more than 135 online advertisements and reviews referencing sexual services offered at the location.

In addition to the alleged illicit activity, the City’s Building and Land Use Enforcement Division (BLUE) identified extensive building and zoning violations, including unpermitted construction, illegal residential use of a commercial space, and unsafe modifications throughout the property.

“This type of operation undermines the safety and integrity of our neighborhoods and will not be tolerated,” said **City Attorney Heather Ferbert**. “Businesses that exploit their licenses to facilitate illegal activity and ignore repeated enforcement efforts will face serious consequences.”

The City Attorney's Office is asking the court to issue an order shutting down the illegal business and ordering the Defendant to pay civil penalties of \$2,500 per day, per violation, and investigative costs.

This case is being handled by the City Attorney's Housing Protection and Civil Code Compliance Unit and being prosecuted by Deputy City Attorney Angel G. Alcaraz. The City Attorney's Office partnered with the City's Building and Land Use Enforcement Division and the San Diego Police Department to address the ongoing violations at this illegal business.

The Complaint is attached [here](#).

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