

Memorandum

Neighborhood Services Department

To: Barbara Jo Ronemus, City Clerk

From: Devin S. Smith, Manager Neighborhood Response Division

CC: File

Date: August 11, 2006

Re: Report of Expenses for the abatement of Vacant or Abandoned Building and Assess Civil Penalties at 717 W. Washington Avenue - Ward 5 (Weekly)

LVMC9.04.045 Authorizes the City of Las Vegas to assess and collect a reinspection fee of \$75.00 if the violation(s) are not brought into compliance by the reinspection date on this notice. An additional fee of \$45.00 per hour, one-hour minimum (not to be pro-rated), will be charged for each additional inspection after the initial reinspection. In addition, LVMC9.04.020 and 9.040.030 Authorizes the city to assess a civil penalty concurrently with the reinspection fees assessed. On the 2nd reinspection a \$45 reinspection fee + a \$150.00 civil penalty will be assessed; On the 3rd reinspection a \$45 reinspection fee + a \$300.00 civil penalty will be assessed; On the 4th reinspection and any future re-inspections will be assessed a \$45 reinspection fee + a \$500.00 civil penalty. Additionally, every person who causes or maintains a public nuisance, or who willfully omits or refuses to perform any legal duty relating to the abatement of such nuisance (1) shall be guilty of a misdemeanor; (2) shall be liable civilly to the City and, upon such findings shall be responsible to pay civil penalties of not more than five hundred (\$500.00) dollars per day for each day that any nuisance remained unabated after the date specified for abatement in the notice of violation. The \$500.00 daily civil fee will be determined at the discretion of the city council. Any and all unpaid fees are subject to collection and/or liens.

After giving due process, notification, and an opportunity for an appeal hearing as specified in the Las Vegas Municipal Code for Dangerous Building, the Department of Neighborhood Services caused the above-referenced property to be corrected by boarding and securing the structure, removing all trash, debris, refuse, waste, litter, etc (exterior), the bee hive (inside rear building), all vegetation (dead, dry vegetation exceeding 8 inches in height) and posting No Trespassing, No Dumping, No Vehicles signs (4x 4 black letters orange background) on site. The abatement was completed by Disaster Kleen-Up of Nevada on July 5, 2006 at a cost of \$2,110.00 which was accepted by the Department of Neighborhood Services.

Contract Amount Breakdown:	
Board/Secure Structure(s)	\$1,200.00
Refuse/Waste/Trash/Debris/Litter Removal (Exterior)	\$115.00
Remove bee hive (inside rear building)	\$250.00
Vegetation Removal (Dead/Dry/Overgrown)	\$112.00
Posting Signs (4x4 blk ltrs orange back)	\$433.00
AMOUNT DUE:	\$2,110.00
Administrative Processing Fee:	\$316.50
Boarded Building Certificate:	\$325.00
Sub-Total:	\$2,751.50
Reinspection Fees:	\$276.00
Civil Penalties:	\$450.00
TOTAL AMOUNT DUE:	\$3,477.50
OWNER OF RECORD:	LEMRAK INC
PROPERTY ABATED:	717 W WASHINGTON AVENUE
ASSESSOR PARCEL:	139-27-310-001
LEGAL DESCRIPTION:	LAS VEGAS ORIG TOWNSITE 2 ND AMD
	PLAT BOOK 1 PAGE 46

	LOT 8 BLOCK 22
	& LOTS 9-11

DSS:jl