

# Memorandum

## Neighborhood Services Department

To: Beverly Bridges, CMC, City Clerk  
 From: Devin S. Smith, Manager Neighborhood Response Division  
 CC: File  
 Date: October 21, 2008  
 Re: Report of Expenses for the mitigation abatement of Vacant or Abandoned Building at 1389 Lawry Avenue - Ward 5 (Barlow)

*LVMC Ordinance 5873 authorizes the City of Las Vegas to assess and collect a re-inspection fee of \$120.00 if the nuisance violation(s) are not brought into compliance by the re-inspection date on this notice. An additional fee of \$180.00 per hour, one-hour minimum (not to be pro-rated), will be charged for each additional inspection after the initial re-inspection. In addition, LVMC 9.04.020 and 9.040.040 authorizes the city to assess a civil penalty concurrently with the re-inspection fees assessed. On the 2nd re-inspection a \$180 re-inspection fee + a \$150.00 civil penalty will be assessed; on the 3rd re-inspection a \$180 re-inspection fee + a \$300.00 civil penalty will be assessed; on the 4th re-inspection and any future re-inspections will be assessed a \$180 re-inspection 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, or for commercial properties; civil penalties of not more than one thousand (\$1000.00) per day, for each day that any nuisance remained unabated after the date specified for abatement in the notice of violation. The \$500.00 or \$1000 daily civil penalty 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 Vacant or Abandoned Building, the Department of Neighborhood Services caused the above-referenced property to be corrected by securing all doors (toenail shut), installing screened security bars, boarding to City of Las Vegas specifications, installing screening over boarded windows, installing security bars over all windows, removing refuse, waste, trash, debris, litter and high dry, and dead vegetation. The abatement was completed by Levelex Inc on September 5, 2008 at a cost of \$2,515.00, which was accepted by the Department of Neighborhood Services.

<b>Contract Amount Breakdown:</b>	
Secure all doors, toenail shut, installed screened security bars	\$580.00
Board to City of Las Vegas specifications	\$535.00
Installed security bars over all windows	\$655.00
Refuse, waste, trash, debris and litter removal	\$420.00
Remove all high, dry, and dead vegetation	\$325.00
<b>AMOUNT DUE:</b>	<b>\$2,515.00</b>
Administrative Processing Fee:	\$377.25
Sub-Total:	\$2,892.25
Reinspection Fees (w/late fees):	\$198.00
Civil Penalties:	\$500.00
Boarded Building Certificate Fee:	Included in Previous Lien
<b>TOTAL AMOUNT DUE:</b>	<b>\$3,590.25</b>
<b>Daily Civil Penalties - 348 days @ \$500 a day (excluding fees already assessed) September 24, 2007 to September 5, 2008</b>	<b>\$173,050.00</b>
<b>Maximum Total:</b>	<b>\$176,640.25</b>
<b>OWNER OF RECORD:</b>	NEW CENTURY HOME EQUITY LOAN TR BANK DEUTSCHE NATIONAL TR CO TRS
<b>PROPERTY ABATED:</b>	1389 LAWRY AVE
<b>ASSESSOR PARCEL:</b>	139-21-610-075

<b>LEGAL DESCRIPTION:</b>	VEGAS HGTS TRACT UNIT #4
	PLAT BOOK 1 PAGE 77
	PT LOT 57D & LOT 58F

DSS:jl