



Las Vegas

Agenda Item No.: 35.

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF NOVEMBER 4, 2009

DEPARTMENT: NEIGHBORHOOD SERVICES
DIRECTOR: STEPHEN KUHARSIN

☐ Consent ☒ Discussion

SUBJECT: Public Hearing to consider a request for waiver and/or reduction of fees for the property located at 158 Canosa Avenue in the amount of \$10,290.00. **PROPERTY OWNER: BANK MORGAN J P CHASE - W 113 (Reese)**

Fiscal Impact:

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No Impact

☐

Augmentation Required

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Budget Funds Available

Amount:

Funding Source:

Dept./Division: Neighborhood Services/Neighborhood Response

PURPOSE/BACKGROUND:

Today's hearing is a request from Sam Alajajian, Agent, to consider a request for a waiver and/or reduction of fees imposed on the parcel at the City Council meeting(s) on January 9, 2008 and November 5, 2008 for a total of \$40,132.85 plus interest in the amount of \$866.48. The case was generated on August 16, 2007 and was in violation of Las Vegas Municipal Code (LVMC) 9.04 Nuisances; 16.08 Dangerous Buildings and 16.31 Vacant Buildings. The property was abated on September 24, 2007 and August 14, 2008 and a two lien(s) were recorded at Clark County recorders office on February 8, 2008 and November 18, 2008. Neighborhood Services received a Request for Waiver and/or Reduction of Civil Penalties Application dated July 28, 2009 on behalf of buyer, Svetlozar Morev requesting the civil penalties be waived.

RECOMMENDATION:

No recommendation.

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Request for Waiver and Reduction Application
3. Location Maps
4. Spreadsheet of Charges Accrued
5. Notice of Public Hearing
6. Notification of Hearing Letter
7. Notice and Order

Motion made by GARY REESE to Approve an assessment of \$10,290.00 and civil penalties of \$10,000.00

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

RICKI Y. BARLOW, LOIS TARKANIAN, STEVE WOLFSON, OSCAR B. GOODMAN, GARY REESE, STEVEN D. ROSS, STAVROS S. ANTHONY; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-None)

NOTE: Subsequent to the meeting fees, civil penalties and interest in the amount of \$20,290 were paid and the case was closed.

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Minutes:

MAYOR GOODMAN declared the Public Hearing open.

DEVIN SMITH, Manager of Neighborhood Response read the Purpose/Background section and added that on August 12, 2009, STEPHEN K. HARSIN, Director of Neighborhood Services, explained the process.

COUNCILMAN REESE verified with MR. SMITH that \$8,959.00 is due to Disaster Cleanup and \$2,794.00 is due to C H Construction, totaling \$11,843.50.

ATTORNEY MATTHEW DUSCHOFF, 3320 West Sahara Avenue, appeared on behalf of the property owner and explained that JP Morgan will pay the \$11,843.50 and an additional \$10,000.00, which totals \$21,843.50, for the lien to be removed. The property is up for sale and the aforementioned amount will be paid to the City by next week.

MR. SMITH clarified that a payment was received on September 9, 2009 in the amount of \$3,296.00, so the actual amount to be paid will be \$11,297.50, which does not include civil penalties.

COUNCILMAN REESE confirmed with COUNCILMAN FARLOW that the subject property is a residence. MR. FARLOW commented that JP Morgan had record profits and is awarding its management over \$120 million. They should attempt to modify the loan, and if not, no mercy should be shown. It is getting rich from taxpayers.

ANTHONY HODGES noted that the property owner is stepping up and making restitution, and there are taxes paid on vacant lots as well.

COUNCILMAN REESE thanked ATTORNEY DUSCHOFF for meeting with him. He verified with MR. SMITH that the City is owed \$10,292.00, excluding civil penalties. The Councilman noted that there were civil penalties amounting to \$25,000.00, but he agreed to reduce that amount to \$10,000.00 as requested by ATTORNEY DUSCHOFF.

MAYOR GOODMAN declared the Public Hearing closed.