



# Request for a Waiver and/or Reduction of Civil Penalties Application



SUBMIT APPLICATION TO:  
City of Las Vegas / Neighborhood Services Department  
Attn: Stephen Harsin, Director  
400 Stewart Avenue - 2<sup>nd</sup> Floor  
Las Vegas, NV 89101-2986  
Voice: 702-229-2317 -- Fax: 702-229-1033

Please type and/or print  
Submit only one signed original

Date of Application: 12/16/10

Location and/or address of subject property:

Nearest major intersection: Sandhill - Bonanza

Street Address: 629 Linesshock Ln 89110

Parcel Number: 140-30-410-088

### Applicant's Address/Contact Information:

Name: Carlos Ramirez

(please check the following the applies)

Owner     Purchaser     Agent     Other (explain) \_\_\_\_\_

Street Address/PO Box: 556 Caribbean Palm Dr.

City: Las Vegas    State: NV    Zip Code: 8938

Phone No: 702 768-2550    E-mail: Carl.Carlos@Yahoo.com    Fax No: 702-489-5794

### Property Owner's Address/Contact Information: (if different from applicant):

Name: \_\_\_\_\_

Street Address/PO Box: \_\_\_\_\_

City: \_\_\_\_\_    State: \_\_\_\_\_    Zip Code: \_\_\_\_\_

Phone No: \_\_\_\_\_    E-mail: \_\_\_\_\_    Fax No: \_\_\_\_\_

Amount of City of Las Vegas Lien on the Property: \$ 27,505.14 as of 2/dec/10

Amount requested to be considered for waiving and/or reduced? \$ 26,000

Signature of Applicant: Carlos Ramirez    Date: \_\_\_\_\_

Signature of Owner: Juan Ramirez    Date: 12/16/10

### For Office Use Only:

Council Ward: \_\_\_\_\_; Case/File Number: \_\_\_\_\_; Council Action date of Lien: \_\_\_\_\_

**Describe why the applicant is requesting a waiver/reduction:**

*(You may attach additional sheets if needed.)*

I bought the property on August 27, 2010.

I used a real estate agent, a title and escrow company to make a professional transaction.

I was notified by the city about this problem in November 2010.

I immediately contacted the title company; they told me that they would take care of the problem. The title company transfers the problem to their claims department, I have called the claim department, and they keep telling me that they would take care of the problem.

I do not trust the title company, so I borrow money from my family and I am in the position to pay the amount of money the city already expended on the property but, I am in no financial position to pay the penalty. I am an enlisted service man with the Air Force station in Maryland for this reason I am asking my Father Carlos Ramirez to deliver these letters to you, please speak to him in all regard on this matter since it is not easy contacting me. He was also my realtor on this transaction.

**Describe the existing condition/situation of the subject property:**

*(You may attach additional sheets if needed.)*

The property is in good conditions. Since I took possession of the property, I have done only good things for it. We (my father is helping) have painted inside and outside, replaced the broken glass windows, put new carpet and fixed all the problems with the property. Now the property is functional and occupied.

**Describe the immediate plans for the property, including any planned improvements:** *(You may attach additional sheets if needed.)*

We already did the improvements; the property is functional and occupied.