



City of Las Vegas
Department of Building and Safety
Code Enforcement Case Report

Case # 89809

7600 SEAGULL AVE - Map # 02417-69 Parcel 13833712011

Owner Information:

MILES BERNARD L
7600 SEAGULL AVE
LAS VEGAS, NV 89145-5938

Zoning Information: R-1(SINGLE FAMILY RESIDENTIAL)

Case Comments: refuse, waste in all yards, hole in wall of house allowing access to kids- Complainant Barbara Phillips
363-9732

Case Assigned To:

Follow Up Inspection Date:

Date Case Opened: April 26, 2010

Ward: 2

Date Case Resolved: September 17, 2010

Source: CITZ

Property Info/Status: HOA: N Vacant: N Foreclosure: N Secure: N

Violations:

Violation

<u>Violation Date</u>	<u>Status/Completed Date</u>	<u>Location</u>	<u>Comments</u>
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AN-003: 9.04.010 (4) REFUSE & WASTE

4/27/10	OPEN	All areas
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Remove all litter, trash and waste. Remove all abandoned property. Property to be maintained in a clean and orderly condition at all times.

Remove all refuse, trash, litter and abandoned items to include unpermitted shed in side yard (boxes, shopping carts, wood etc..) Property to be maintained in a clean and orderly condition at all times.

AN-006: 9.04.010(7)(A) HIGH VEGETATION

4/27/10	COMPLIED 09/16/10	All areas
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Please cut all high weeds and grass over 8 inches in height in all areas. Property is to be maintained at all times.

AN-009: 9.04.010 (7)(D) DILAPIDATED

4/27/10	OPEN	West side of house
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Repair hole in wall located on the west side of house where a AC unit has been removed or board according to City of Las Vegas standards. House is to remain secure at all time.

4/29/10	OPEN	Side yard
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Repair damaged exterior wall on West side of property. Opening to be boarded according to city specifications until repair is completed to deny access.

Chronology of Events:

April 27, 2010

Insp#: 981142

25) Called complainant, line busy. House appears to be vacant (later confirmed) high weeds in front, refuse in all areas, mostly abandoned household items some litter some trash. Gate chained and locked hole in wall next to gate looks like this was cut and boarded for some reason and someone has removed the board. in rear and side are two shed which appear to be too close to wall (setbacks) will check for permits. I have been in neighborhood and have never seen a car or anyone at this house since May 2009. Going to N&O c/b 4/28 PIC (posted c/n on 5/10 to fail this inspection for N&O process)

April 28, 2010

PHONE CALL

25) called complainant spoke to husband, explained clean up and N&O process.

May 06, 2010	RESEARCH
	25]SEWER-same address ph#363-7622 no name on v-mail.
May 06, 2010	RESEARCH
	25] WHITE PAGES- same as sewer
May 06, 2010	RESEARCH
	25] MERS- over 1,000 hits by name, none by address
May 10, 2010	REFERRED
	25) file to 19 for N&O review
May 10, 2010	CORRECTION NOTICE ISSUED
June 01, 2010	REVIEW
	19) Reviewed notice and order approved. Notice processed and returned to officer.
June 01, 2010	NOTICE AND ORDER ISSUED
June 01, 2010	Insp#: 982505
	25) \$120 fee, no chnage PIC posted N&O c/b 6/11
June 10, 2010	RECORDED DOCUMENT
	Ld) Recorded Nuisance N&O To Comply dated 6/1/10
June 22, 2010	RESEARCH
	25) No permit for shed in hansen.
June 22, 2010	REFERRED
	25) file to 19 to review for bid request
June 22, 2010	Insp#: 997061
	25) \$180 inspection fee + \$150 civil fee applied No chnage, no contact. No agent or bank info on property. House is still open, no chnage in violations. going forward on taking bids. c/b 7/5
June 24, 2010	REVIEW
	19) file reviewed and approved to obtain bids. File to ED
July 01, 2010	BID RECEIVED
	RECORDED & SCANNED BIDS RECEIVED: 1-AMER DEMO=\$950; 2-WEAVER =\$1585
July 01, 2010	10 DAY NOTICE PROCESSING
	ed) Prep, scanned and sent 10-day Notice to Abate to: MILES BERNARD @ 7600 SEAGULL AVE, LV, NV 89145 AND QUALITY LOAN SERV CORP, 2141 FITH AVE, SAN DIEGO, CA 92101
July 01, 2010	10 DAY BEFORE ABATEMENT NOTICE
July 06, 2010	Insp#: 1006197
	25] \$180 inspection + \$300 civil fee applied. No bank or agent info on house. No chnage. PIC posted 10 DAY BEFORE ABATE. c/b 7/19
July 26, 2010	Insp#: 1011254
	25] \$180 inspection + \$500 civil fee applied. No chnage. No agent or bank info PIC file to 19 to go forward with abatement. c/b 8/2

July 27, 2010	REFERRED
25} File to 19 to proceed with abatement	
August 02, 2010	RESEARCH
25] RECORDERS & MERS checked. No new info on recorders Mers down	
August 02, 2010	REFERRED
25] file to 19 to proceed with abatement by contractor	
August 06, 2010	REVIEW
19) reviewed case, found no new info on ownership. Forwarding file to LMH for review to proceed with abatement for approval of bids \$950 American Demo for removal of all high weeds, refuse, waste from all areas of property and secure any open doors/windows.	
August 30, 2010	BID AWARDED TO CONTRACTOR
Received PO #284765-prepared and sent award ltr to American Demo.	
August 31, 2010	PRE-ABATEMENT VIDEO
19) Pre-video and pictures completed.	
August 31, 2010	VIDEO REQUEST
Prepared pre-abatement video request - start date 9/1/10. Request to #19 w/e-mail	
August 31, 2010	Insp#: 1018899
19) Checked property, verified high weeds in all yards, refuse/waste in all yards, openings remain open (A/C on West side & rear slider open in rear). Pre-video and pictures completed. Failed inspection.	
September 03, 2010	PHONE CALL
19) Received call from Jack American Demo advising that rear slider was not included in bid, nor removal of additional shed that was not able to be accessed. Advised that he needed to add on \$340 in additional costs. 19 Approved additional costs.	
September 16, 2010	Insp#: 1034647
19) Post Video and pictures completed. Case closed.	
September 17, 2010	POST-ABATEMENT VIDEO
19) Post Video and pictures completed.	
October 15, 2010	ADMINISTRATIVE
ed) ENTERED INTO ORACLE TO RECEIVE (RECEIPT #284764 & 284765 - \$1290 TO BLAST JANITORIAL); SCANNING, AND CLOSING OF FILE.	

Fees:

Fee Name	Amount	Status	Fee Added	Fee Paid
RESIDENTIAL INSPECTION FEE	\$120.00	U	06/01/2010	
RESIDENTIAL REINSPECTION FEE	\$180.00	U	06/22/2010	
FIRST RESIDENTIAL CIVIL PENALTY	\$150.00	U	06/22/2010	
RESIDENTIAL REINSPECTION FEE	\$180.00	U	07/07/2010	
SECOND RESIDENTIAL CIVIL PENALTY	\$300.00	U	07/07/2010	
RESIDENTIAL REINSPECTION FEE	\$180.00	U	07/26/2010	
THIRD RESIDENTIAL CIVIL PENALTY	\$500.00	U	07/26/2010	
RESIDENTIAL REINSPECTION FEE	\$180.00	U	08/31/2010	
FOURTH RESIDENTIAL CIVIL PENALTY	\$500.00	U	08/31/2010	
RESIDENTIAL REINSPECTION FEE	\$180.00	U	09/13/2010	
RECURRING RESIDENTIAL CIVIL PENALTY	\$500.00	U	09/13/2010	
ADMINISTRATIVE	\$193.50	U	10/15/2010	
NUISANCE ABATEMENT FEE	\$1,290.00	U	10/15/2010	
LATE FEE	\$12.00	U	01/25/2011	
LATE FEE	\$18.00	U	01/25/2011	

Total Amount Due: \$4,483.50

Total Amount Paid: \$ -

Bid Information:

<u>BIDNO</u>	<u>ABATETYPE</u>	<u>CONTRACTOR</u>	<u>STATUS</u>	<u>RECEIVED</u>
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1	NUISANCE	AMER DEMO	NA	6/30/10
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Bid Amount: 950.00

Bid Award Date:

Contractor Start Date:

Description:

REMOVE HIGH WEEDS, REFUSE/WASTE, SECURE STRUCTURE

1	NUISANCE	WEAVER	NA	6/30/10
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Bid Amount: 1,585.00

Bid Award Date:

Contractor Start Date:

Description: