



**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> |
|-----------------------|------------------------------|-----------------|-----------------|
|-----------------------|------------------------------|-----------------|-----------------|

AN-003: 9.04.010 (4) REFUSE & WASTE

|         |      |           |
|---------|------|-----------|
| 4/27/10 | OPEN | All areas |
|---------|------|-----------|

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 |
|---------|-------------------|-----------|

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 |
|---------|------|--------------------|

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 |
|---------|------|-----------|

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  | <b>RESEARCH</b>                                                                                                                                                                                  |
|               | 25]SEWER-same address ph#363-7622 no name on v-mail.                                                                                                                                             |
| May 06, 2010  | <b>RESEARCH</b>                                                                                                                                                                                  |
|               | 25] WHITE PAGES- same as sewer                                                                                                                                                                   |
| May 06, 2010  | <b>RESEARCH</b>                                                                                                                                                                                  |
|               | 25] MERS- over 1,000 hits by name, none by address                                                                                                                                               |
| May 10, 2010  | <b>REFERRED</b>                                                                                                                                                                                  |
|               | 25) file to 19 for N&O review                                                                                                                                                                    |
| May 10, 2010  | <b>CORRECTION NOTICE ISSUED</b>                                                                                                                                                                  |
| June 01, 2010 | <b>REVIEW</b>                                                                                                                                                                                    |
|               | 19) Reviewed notice and order approved. Notice processed and returned to officer.                                                                                                                |
| June 01, 2010 | <b>NOTICE AND ORDER ISSUED</b>                                                                                                                                                                   |
| June 01, 2010 | <b>Insp#: 982505</b>                                                                                                                                                                             |
|               | 25) \$120 fee, no chnage PIC posted N&O c/b 6/11                                                                                                                                                 |
| June 10, 2010 | <b>RECORDED DOCUMENT</b>                                                                                                                                                                         |
|               | Ld) Recorded Nuisance N&O To Comply dated 6/1/10                                                                                                                                                 |
| June 22, 2010 | <b>RESEARCH</b>                                                                                                                                                                                  |
|               | 25) No permit for shed in hansen.                                                                                                                                                                |
| June 22, 2010 | <b>REFERRED</b>                                                                                                                                                                                  |
|               | 25) file to 19 to review for bid request                                                                                                                                                         |
| June 22, 2010 | <b>Insp#: 997061</b>                                                                                                                                                                             |
|               | 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 | <b>REVIEW</b>                                                                                                                                                                                    |
|               | 19) file reviewed and approved to obtain bids. File to ED                                                                                                                                        |
| July 01, 2010 | <b>BID RECEIVED</b>                                                                                                                                                                              |
|               | RECORDED & SCANNED BIDS RECEIVED:<br>1-AMER DEMO=\$950; 2-WEAVER =\$1585                                                                                                                         |
| July 01, 2010 | <b>10 DAY NOTICE PROCESSING</b>                                                                                                                                                                  |
|               | 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 | <b>10 DAY BEFORE ABATEMENT NOTICE</b>                                                                                                                                                            |
| July 06, 2010 | <b>Insp#: 1006197</b>                                                                                                                                                                            |
|               | 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 | <b>Insp#: 1011254</b>                                                                                                                                                                            |
|               | 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                                                            |

|                                                                                                                                                                                                                                                                    |                                  |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------|
| <b>July 27, 2010</b>                                                                                                                                                                                                                                               | <b>REFERRED</b>                  |
| 25} File to 19 to proceed with abatement                                                                                                                                                                                                                           |                                  |
| <b>August 02, 2010</b>                                                                                                                                                                                                                                             | <b>RESEARCH</b>                  |
| 25] RECORDERS & MERS checked. No new info on recorders Mers down                                                                                                                                                                                                   |                                  |
| <b>August 02, 2010</b>                                                                                                                                                                                                                                             | <b>REFERRED</b>                  |
| 25] file to 19 to proceed with abatement by contractor                                                                                                                                                                                                             |                                  |
| <b>August 06, 2010</b>                                                                                                                                                                                                                                             | <b>REVIEW</b>                    |
| 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. |                                  |
| <b>August 30, 2010</b>                                                                                                                                                                                                                                             | <b>BID AWARDED TO CONTRACTOR</b> |
| Received PO #284765-prepared and sent award ltr to American Demo.                                                                                                                                                                                                  |                                  |
| <b>August 31, 2010</b>                                                                                                                                                                                                                                             | <b>PRE-ABATEMENT VIDEO</b>       |
| 19) Pre-video and pictures completed.                                                                                                                                                                                                                              |                                  |
| <b>August 31, 2010</b>                                                                                                                                                                                                                                             | <b>VIDEO REQUEST</b>             |
| Prepared pre-abatement video request - start date 9/1/10. Request to #19 w/e-mail                                                                                                                                                                                  |                                  |
| <b>August 31, 2010</b>                                                                                                                                                                                                                                             | <b>Insp#: 1018899</b>            |
| 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.                                                        |                                  |
| <b>September 03, 2010</b>                                                                                                                                                                                                                                          | <b>PHONE CALL</b>                |
| 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.            |                                  |
| <b>September 16, 2010</b>                                                                                                                                                                                                                                          | <b>Insp#: 1034647</b>            |
| 19) Post Video and pictures completed. Case closed.                                                                                                                                                                                                                |                                  |
| <b>September 17, 2010</b>                                                                                                                                                                                                                                          | <b>POST-ABATEMENT VIDEO</b>      |
| 19) Post Video and pictures completed.                                                                                                                                                                                                                             |                                  |
| <b>October 15, 2010</b>                                                                                                                                                                                                                                            | <b>ADMINISTRATIVE</b>            |
| ed) ENTERED INTO ORACLE TO RECEIVE (RECEIPT #284764 & 284765 - \$1290 TO BLAST JANITORIAL); SCANNING, AND CLOSING OF FILE.                                                                                                                                         |                                  |

**Fees:**

| <b>Fee Name</b>                     | <b>Amount</b> | <b>Status</b> | <b>Fee Added</b> | <b>Fee Paid</b> |
|-------------------------------------|---------------|---------------|------------------|-----------------|
| 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> |
|--------------|------------------|-------------------|---------------|-----------------|
|--------------|------------------|-------------------|---------------|-----------------|

|   |          |           |    |         |
|---|----------|-----------|----|---------|
| 1 | NUISANCE | AMER DEMO | NA | 6/30/10 |
|---|----------|-----------|----|---------|

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 |
|---|----------|--------|----|---------|

Bid Amount: 1,585.00

Bid Award Date:

Contractor Start Date:

Description: