



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

**Case # 94823**

**320 N 16TH ST - Map # 02426-54 Parcel 13935212094**

**Owner Information:**

PEEL JOHN A JR  
320 N 16TH ST  
LAS VEGAS, NV 89101-4136

**Zoning Information:** R-3(MEDIUM DENSITY RESIDENTIAL)

**Case Comments:** vacant building open & accessible

Case Assigned To:

Follow Up Inspection Date:

Date Case Opened: September 24, 2010

Ward: 5

Date Case Resolved: December 03, 2010

Source: MTRO

**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>
AB-005: UAC 301.1 PERMITS REQUIRED			
9/27/10	OPEN	shed in side yard	Obtain permits for all sheds on site- rear and side yard or remove from property. Remove illegal structure or obtain all required building permits. Remove the shed in rear yard or obtain permit
AB-006: 16.08.010 UDB SEC 403			
9/27/10	OPEN	main building	Secure all structures to City of Las Vegas specifications. Must secure / board all doors and windows to all buildings so as to keep out trespassers. Secure all structures to City of Las Vegas specifications. Must secure all doors and windows to building and must secure shed in side yard to keep people out.
AB-008I: HC-SEC 701.2 ELECTRICAL EQUIP			
9/27/10	OPEN	building	NO power on for building- NO ONE can stay, sleep, live in building- everyone must vacate until power is on. Currently property does not have electrical service as required to occupy this residence. obtain permits and inspections to re-establish service. no persons may occupy building until essential service is returned.
AN-003: 9.04.010 (4) REFUSE & WASTE			
9/27/10	OPEN	entire property	Remove all refuse and waste from all areas of property. Maintain at all times. Remove all clothes, , furniture, TVs,etc. from all areas of property Remove all refuse and waste from all areas of property. Maintain at all times. Remove all clothes, dishes, furniture, TVs, households from all areas of property

**Chronology of Events:**

**September 27, 2010**

**RESEARCH**

32) printed off sewer- different address 20240 NE 12th Ct Miami, FL 33179-2605

**September 27, 2010**

**Insp#: 1044205**

32) 9-27-10 vacant property trash, clothes, dishes, TVs, furniture, households all around property. No meters on building. open shed and open doors on building. left notice on building and mailed to owner at assessors address 320 N 16th LV, NV and sewer address 20240 NE 12th Ct Miami, FL 33179-2605 9-27 C/B 10-11

<b>September 27, 2010</b>	<b>CORRECTION NOTICE ISSUED</b>
<b>September 29, 2010</b>	<b>PROCEED WITH ABATEMENT</b> 21)refer file to liz to cont abatement- refer to contractor
<b>September 29, 2010</b>	<b>NOTICE AND ORDER ISSUED</b>
<b>September 29, 2010</b>	<b>NOTICE AND ORDER ISSUED</b>
<b>September 29, 2010</b>	<b>Insp#: 1044765</b> 32) 9-29-10 posted N&O on property C/B 10-11
<b>September 30, 2010</b>	<b>RECORDED DOCUMENT</b> Ld) Recorded N&O dated 9/29/10
<b>October 05, 2010</b>	<b>CORRESPONDENCE RECEIVED/SENT</b> 32) letter (CN) sent to 320 N 16th LV, NV 89101-4136 returned by post office return to sender not deliverable as addressed unable to forward
<b>October 11, 2010</b>	<b>CORRESPONDENCE RECEIVED/SENT</b> 32 ) letter (N&O) sent to owner John Peel 320 N 16th St LV, NV 89101-4136 returned by post office Return to sender - vacant- unable to forward
<b>October 11, 2010</b>	<b>BID REQUEST BY OFFICER</b> 32) did bid sheet gave to tony
<b>October 11, 2010</b>	<b>CORRECTION NOTICE ISSUED</b>
<b>October 11, 2010</b>	<b>Insp#: 1047307</b> 32) 10-11-10 nothing done. failed today and took pictures.left notice with fees on on house and mailed to owner 20240 NE 12th Ct Miami, FL 33179-2605 10-11 C/B 10-25 Will do bid sheet and give to Tony to move forward with contractor abatement.
<b>October 13, 2010</b>	<b>BID REQUEST BY OFFICER</b> 21)refer file to office liz to obtain bids
<b>October 19, 2010</b>	<b>CORRESPONDENCE RECEIVED/SENT</b> 32) letter (CN) sent to 20240 NE 12th Ct Miami, FL 33179-2605 returned by post office return to sender - attempted- not known- unable to forward
<b>October 19, 2010</b>	<b>CORRESPONDENCE RECEIVED/SENT</b> 32) letter (N&O) sent to 20240 NE 12th Ct Miami, FL 33179-2605 returned by post office return to sender - attempted- not known- unable to forward
<b>October 19, 2010</b>	<b>BID REQUEST SENT</b> ed) Bid request and map sent to all contractors. Due 10/25/10.
<b>October 26, 2010</b>	<b>BID RECEIVED</b> Recorded & scanned bids recieved: 1-Amer Demo=\$1040; 2-Lunas=\$1250; 3-Blast=\$1325; 4-Blans=\$1416; 5-Weaver=\$1700
<b>October 26, 2010</b>	<b>Insp#: 1050121</b> 32) 10-26-10 nothing done- maybe more belongings and now looks like all 3 units are open took pictures. will let Tony know to move forward with contractor.
<b>October 26, 2010</b>	<b>10 DAY BEFORE ABATEMENT NOTICE</b>

<b>November 04, 2010</b>	<b>Insp#: 1055761</b>
32) 11-4-10 nothing done. Property still a mess with all units and shed open and accessible. Failed today and took pictures. Gave to Tony to move forward with contractor 11-4-10	
<b>November 15, 2010</b>	<b>PROCEED WITH ABATEMENT</b>
21)refer file to office staff- JR to proceed with contractor abatement	
<b>November 16, 2010</b>	<b>ADMINSTRATIVE</b>
Started PO request in Oracle. Waiting approval.	
<b>November 23, 2010</b>	<b>BID AWARDED TO CONTRACTOR</b>
Received PO. Awarded Amer Demo bid. Sent award letter. Waiting for start/end dates.	
<b>November 29, 2010</b>	<b>PRE-ABATEMENT VIDEO</b>
Pre video request. Paper work given to #21.	
<b>November 29, 2010</b>	<b>PRE-ABATEMENT VIDEO</b>
21)pre video in f drive photos in cc items file- all violations exist	
<b>December 02, 2010</b>	<b>ADMINSTRATIVE</b>
Completion date received by American Demo.	
<b>December 02, 2010</b>	<b>VIDEO REQUEST</b>
Post Video Request given to #21.	
<b>December 03, 2010</b>	<b>POST-ABATEMENT VIDEO</b>
21)post video in f drive. photos in cc items file.	
<b>December 03, 2010</b>	<b>Insp#: 1059917</b>
<b>December 06, 2010</b>	<b>CORRESPONDENCE RECEIVED/SENT</b>
32) letter N/O 1 sent regular and 1 certified to 320 N 16th St LV, NV 89101 returned by post office- return to sender vacant unable to forward- both returned	
<b>December 06, 2010</b>	<b>ADMINSTRATIVE</b>
Recorded & scanned invoice received. Receipt 287311. File given to #21.	
<b>January 26, 2011</b>	<b>REFERRED</b>
21)refer file to LD to place on CC agenda	

**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	10/11/2010	
FIRST RESIDENTIAL CIVIL PENALTY	\$150.00	U	10/26/2010	
RESIDENTIAL REINSPECTION FEE	\$180.00	U	10/26/2010	
RESIDENTIAL REINSPECTION FEE	\$180.00	U	11/08/2010	
SECOND RESIDENTIAL CIVIL PENALTY	\$300.00	U	11/08/2010	
NUISANCE ABATEMENT FEE	\$1,040.00	U	12/06/2010	
ADMINISTRATIVE	\$156.00	U	12/06/2010	
LATE FEE	\$18.00	U	01/25/2011	
LATE FEE	\$12.00	U	01/25/2011	

**Total Amount Due: \$2,156.00**  
**Total Amount Paid: \$ -**

**Bid Information:**

<u>BIDNO</u>	<u>ABATETYPE</u>	<u>CONTRACTOR</u>	<u>STATUS</u>	<u>RECEIVED</u>
1	NUISANCE	BLANS DEBRIS	NA	10/25/10
	Bid Amount:	1,416.00		
	Bid Award Date:			
	Contractor Start Date:			
	Description:			
1	NUISANCE	WEAVER	NA	10/25/10
	Bid Amount:	1,700.00		
	Bid Award Date:			
	Contractor Start Date:			
	Description:			
1	NUISANCE	BLAST JANITORIAL	NA	10/25/10
	Bid Amount:	1,325.00		
	Bid Award Date:			
	Contractor Start Date:			
	Description:			
1	NUISANCE	LUNAS	NA	10/25/10
	Bid Amount:	1,250.00		
	Bid Award Date:			
	Contractor Start Date:			
	Description:			
1	NUISANCE	AMER DEMO	P	10/25/10
	Bid Amount:	1,040.00		
	Bid Award Date:	11/23/10		
	Contractor Start Date:			
	Description:			
	Board all open doors/windows. Remove unpermitted shed, and all trash/debris/weed from all areas.			