



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

Case # 127926

504 CAMPBELL DR - Map # 02423-53 Parcel 13932302004

Owner Information:

RAMIREZ CARLOS C
504 CAMPBELL DR
LAS VEGAS, NV 89107-4402

Zoning Information: R-E(RESIDENCE ESTATES)

Case Comments: high weed and trash - property is vacant

Case Assigned To:

Follow Up Inspection Date:

Date Case Opened: April 24, 2013

Ward: 1

Date Case Resolved: August 01, 2013

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>
AB-006: 16.08.010 UDB SEC 403			
4/25/13	OPEN	House	
			Secure all structures to City of Las Vegas specifications. To include open rear slider.
AN-003: 9.04.010 (4) REFUSE & WASTE			
4/25/13	OPEN	All areas	
			Remove all refuse and waste from all areas of property. Maintain at all times. To include tires, boxes, trash, etc.
AN-006: 9.04.010(7)(A) HIGH VEGETATION			
4/25/13	OPEN	Property	
			Remove all high grass or weeds over 8" inches from all visible areas of property and maintain.
AN-009: 9.04.010 (7)(D) DILAPIDATED			
4/25/13	OPEN	Rear gate	
			Replace damaged gate & secure.
			Replace damaged rear gate & secure.
5/6/13	COMPLIED 07/31/13	Garage door	
			Repair damaged garage door & secure.
AZ1-7A237N: 19.12.010(7) JUNK VEH/ PARTS			
4/25/13	OPEN	Rear yard	
			Remove all vehicles.

Chronology of Events:

April 25, 2013 **CORRECTION NOTICE ISSUED**

April 25, 2013 **Insp#: 1428120**

34) See previous case 105798. Owner is deceased. House vacant. High weeds in all yards. Refuse/waste (tires, boxes, trash) in north side yard. 3 dismantled vehicles in rear yard. House open/accessible through open rear slider. Rear gate damaged & on ground. Pool empty. Photos. Checked county recorder- no default. Post correction notice, call back 5-6. Mailed copy to owner at property. Sewer address is same. Also mailed copy to owner's mom's address at 601 Slayton Dr Las Vegas. Called owner's sister Maria Pawalec 373-6617, left message advising of violations.

April 29, 2013

CORRESPONDENCE RECEIVED/SENT

34) Mailed 1st correction notice to all contacts.

April 30, 2013

PHONE CALL

34) Returned call from owner's sister Maria Pawalec 373-6617, left message.

May 06, 2013

Insp#: 1429164

34) All violations still exist. Garage door now damaged. Photos. \$120 fee. Go to Notice & Order..

May 07, 2013

NOTICE AND ORDER PROCESSING

34) Prepare Notice & Order.

May 07, 2013

NOTICE AND ORDER REQUEST

34) Gave case to 21 for Notice & Order review.

May 07, 2013

NOTICE AND ORDER PROCESSING

21) refer file to 34 all cc's mailed

May 07, 2013

NOTICE AND ORDER ISSUED

May 08, 2013

Insp#: 1433846

34) Post Notice & Order. All violations still exist. Photos. \$180 + \$150 fee. Call back 5-20.

May 20, 2013

Insp#: 1435142

34) All violations still exist. House now also open/accessible through open north side window. Photos. \$180 + \$300 fee.

May 28, 2013

BID REQUEST BY OFFICER

34) Gave case to 21 to obtain bids. Requesting securing of house & garage door, removal of weeds, removal of refuse/waste, removal of junk vehicles in rear yard & repairing/securing of damaged rear gate.

May 30, 2013

Insp#: 1441058

34) Went to property to obtain additional information on all vehicles in rear yard. Green Ford Explorer VIN #1FMDU32X4RUB20071, blue Kia Sephia VIN #KNAFA1257T5262074, white CMC Checker no VIN displayed.

June 05, 2013

BID REQUEST BY OFFICER

21)refer to office staff for bids- JR

June 05, 2013

BID PREPERATION

bid prep

June 05, 2013

BID REQUEST SENT

RFQ sent to contractors. Bids due 6-12

June 18, 2013

BID RECEIVED

Recorded & scanned bid received: 1)Weaver=\$1995

June 18, 2013

ADMINSTRATIVE

bid approval given to #21

June 18, 2013

10 DAY NOTICE PROCESSING

10 day sent. File given to #34 for posting

June 18, 2013

10 DAY BEFORE ABATEMENT NOTICE

June 18, 2013

Insp#: 1446655

34) Post 10 Day Notice Before Abatement. All violations still exist. Photos. \$180 + \$500 fee. Call back 7-1.

June 24, 2013

PHONE CALL

Ld) #34 please call Maria 373-6617 calling on behalf of owners

June 24, 2013

PHONE CALL

34) Called owner's sister Maria 373-6617, left message.

June 24, 2013

PHONE CALL

19) Received message from Maria 373-6617 requesting return call. Called number and got voicemail. Left message requesting return call.

June 24, 2013

PHONE CALL

19) spoke with Maria, she is going to speak to Carlos kids and get them to clean and secure. Extension granted to 7/8/2013.

July 08, 2013

PHONE CALL

34) Called owner's sister Maria 373-6617, left message advising of today's failed inspection.

July 08, 2013

Insp#: 1456382

34) All violations still exist. Photos. \$180 + \$500 fee.

July 09, 2013

PHONE CALL

34) Called owner's sister Maria again, left another message advising of yesterday's failed inspection.

July 11, 2013

PHONE CALL

34) Called owner's sister Maria again, left another message.

July 15, 2013

PROCEED WITH ABATEMENT

34) Assigned & gave case to 21 to proceed with abatement.

July 16, 2013

ADMINISTRATIVE

PO requested. Pending MB approval

July 23, 2013

BID AWARDED TO CONTRACTOR

award letter sent to Weaver

July 23, 2013

VIDEO REQUEST

before video requested from #21

July 23, 2013

PRE-ABATEMENT VIDEO

21)photos in f drive

July 23, 2013

Insp#: 1465627

21)photos in f drive- rear slider and windows open accessible. minor debris and weeds in front yard area. 3 vehicles in rear consisting of: explorer 0071, kia 2074, white checker cab no vin/plate. debris and weeds also in rear. rear gate accessing alley also to be secured. refer weaver

July 23, 2013

AWARD OF BID

July 30, 2013

VIDEO REQUEST

after video requested by 21

July 31, 2013

Insp#: 1474680

21)photos in f drive- structure now secure in rear- slider & window. garage door also secure. weeds debris removed from front and rear yards. 3 vehicles removed from property. NOTE- side gate and rear gate accessing alley now secure. i cannot access rear yard. from alley way pix taken. WEAVER / close

August 01, 2013

ADMINISTRATIVE

recorded & scanned invoice. File given to #19