

PUBLIC HEARINGAFFIDAVIT OF POSTING

I, Anthony Guarino an employee of the Neighborhood

Response Division, Department of Neighborhood Services of the City of Las Vegas, Nevada, do
 certify that on the 7 day of September, 2001 I personally posted the attached Notice
 of Public Hearing upon the property located at 519 W. Van Buren Avenue Las Vegas, Nevada,
 the attached Notice in compliance with the Uniform Code for the abatement of nuisance/litter
 condition.


 EMPLOYEE

STATE OF NEVADA)
)
 COUNTY OF CLARK)

Subscribed and sworn to before me, a Notary Public, on this
7 day of September, 2001


 NOTARY PUBLIC in and for said County and State



KIM A. BARRERA
 Notary Public - Nevada
 No. 99-50021-1
 My appt. exp. Nov. 25, 2002

My commission expires:

Nov. 25, 2002



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

NL 519
TRUSTEE CLARK COUNTY
TREASURER
C/o HAYWARD SPARKS
2622 MARTIN L. KING BLVD.
DALLAS TX 75219-1148

COMPLETE THIS SECTION ON DELIVERY

A. Received by (Please Print Clearly) B. Date of Delivery

C. Signature

X

☐ Agent
☐ AddresseeD. Is delivery address different from item 1? ☐ YesIf YES, enter delivery address below: ☐ No

3. Service Type

☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

2. Article Number (C

7001 0320 0001 0345 8790

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7001 0320 0001 0345 8790

RECEIVED
CITY CLERK

2001 SEP 13 A 11:08

**NOTICE OF
PUBLIC HEARING
SEPTEMBER 19, 2001**

Pursuant to Title 9, Chapter 12 of the Las Vegas Municipal Code, NOTICE IS HEREBY GIVEN THAT ON **Wednesday, SEPTEMBER 19, 2001 at the hour of 1:00 P.M.**, in the Council Chambers, City Hall Complex, 400 Stewart Avenue, Las Vegas, Nevada, the City Council will consider the following REPORT OF EXPENSES submitted by the Director of Neighborhood Services incurred by the City of Las Vegas for:

Abatement of the property by cleaning and removing all litter, trash and debris on property located at **THE CORNER OF HIDDEN DESERT & TULLY AVENUE** legally described as **ECBA, PT SW 4 SE 4 SEC 30-20-62** Owner of record at time of abatement: **PETER A. ASCANI, JR WARD 3 (REESE)**

The Director of Neighborhood Services certifies in the report that the sum of \$2,288.50 was expended (\$1,990.00 to K. O. CONSTRUCTION for cleaning the property and \$298.50 Administrative Processing Fee).

Abatement of the property by cleaning and removing all litter, trash and debris on property located at **519 WEST VAN BUREN AVENUE** legally described as **HFM & M ADD, PLAT BOOK 1, PAGE 47, LOT 10, BLOCK 11** Owner of record at time of abatement: **TRUSTEE CLARK COUNTY TREASURER, c/o HAYWARD SPARKS WARD 5 (WEEKLY)**

The Director of Neighborhood Services certifies in the report that the sum of \$1,205.73 was expended (\$1,048.46 to WEAVER CONSTRUCTION for cleaning the property and \$157.27 Administrative Processing Fee).

If upon hearing the report, the City Council is satisfied with the correctness of the expenses incurred by the City, it may order a lien of assessment recorded and given to the County Treasurer to be collected in the same manner as ordinary property taxes.

Any person interested in or affected by the proposed charge may file written protests or objections with the City Clerk at any time prior to the time set for the hearing on the Report of Expenses. Each such protest or objection must contain a description of the property in which the signer thereof is interested and the grounds of such protest or objection. The City Clerk shall endorse on every such protest or objection the date it was received by her. She shall present such protests or objections to the City Council at the time set for the hearing, and no other protests or objections shall be considered.

**BARBARA JO RONEMUS
CITY CLERK
PUB: September 7, 2001
LV Review-Journal**

AFFP DISTRICT COURT
Clark County, Nevada
AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)
COUNTY OF CLARK) SS:

Donna Stark, being 1st duly sworn, deposes and says:

That she is the Legal Clerk for the Las Vegas Review-Journal and the Las Vegas Sun, daily newspapers regularly issued, published and circulated in the City of Las Vegas, County of Clark, State of Nevada, and that the advertisement, a true copy attached for,

LV CITY CLERK
1881105

2296311LV

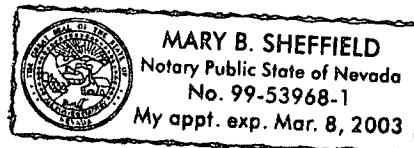
was continuously published in said Las Vegas Review Journal and/or Las Vegas Sun in 1 edition(s) of said newspaper issued from 09/07/01 to 09/07/2001, on the following days: SEPT. 7, 2001

Signed: _____

SUBSCRIBED AND SWORN BEFORE ME THIS THE _____

day of September 2001

Notary Public





**NOTICE OF PUBLIC HEARING
SEPTEMBER 19, 2001**

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MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
GARY REESE
(MAYOR PRO-TEM)
MICHAEL J. McDONALD
LARRY BROWN
LYNETTE B. McDONALD
LAWRENCE WEEKLY
MICHAEL MACK

CITY MANAGER
VIRGINIA VALENTINE

Abatement of the property by cleaning and removing all litter, trash and debris on property located at **519 WEST VAN BUREN AVENUE** legally described as **HFM & M ADD, PLAT BOOK 1, PAGE 47, LOT 10, BLOCK 11** Owner of record at time of abatement: **TRUSTEE CLARK COUNTY TREASURER, c/o HAYWARD SPARKS - WARD 5 (WEEKLY)**

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CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

**BARBARA JO RONEMUS
CITY CLERK**

VOICE 702.229.6011
TDD 702.386.9108
www.ci.las-vegas.nv.us



MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
GARY REESE
(MAYOR PRO-TEM)
MICHAEL J. McDONALD
LARRY BROWN
LYNETTE B. McDONALD
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MICHAEL MACK

CITY MANAGER
VIRGINIA VALENTINE

NEIGHBORHOOD
SERVICES DEPARTMENT
DIRECTOR
SHARON SEGERBLOM

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.2330
FAX 702.382.3045
TDD 702.386.9108
www.ci.las-vegas.nv.us

August 22, 2001

REFERENCE #120800-012
Certified/Regular Mail
Return Receipt Requested

Trustee Clark County Treasurer
C/O Hayward Sparks
2622 Martin L. King Blvd
Dallas, TX 75219-1148

RE: 519 W. Van Buren Avenue

To Whom It May Concern:

On June 28, 2001, the City of Las Vegas caused the above-referenced property to be corrected by removing all scattered litter, dead vegetation, trimmings, tires and debris from this vacant parcel. "No Trespassing and No Dumping" signs were posted on each end of the vacant lot. The Department of Neighborhood Services has submitted a Report of Expenses to the City Clerk.

At the City Council meeting to be held on September 5, 2001, a date and time for a public hearing will be set to consider the Report of Expenses. A tentative date for the public hearing is September 19, 2001. You will, however, be mailed appropriate notification.

For your information, a copy of the Report of Expenses is enclosed.

If you have any questions concerning this procedure, please contact the Neighborhood Response Division located in the Department of Neighborhood Services, by telephoning (702)229-6615.

Sincerely,

A handwritten signature in dark ink, appearing to read "David Semenza".

David Semenza, Manager
Neighborhood Response Division
Department of Neighborhood Services

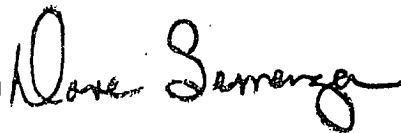
DS:jl

Memorandum

City of Las Vegas
Neighborhood Services Department

To: Barbara Jo Ronemus, City Clerk

From: David Semenza, Manager – Neighborhood Response Division



CC: File

Date: August 22, 2001

Re: Report of Expenses for the abatement of Nuisance/Litter located at 519 W. Van Buren Avenue - Ward 5 (Weekly)

After giving due process, notification, and an opportunity for an appeal hearing as specified in the Las Vegas Municipal Code for "Nuisance/Litter", the Department of Neighborhood Services caused the above-referenced property to be corrected by removing all scattered litter, dead vegetation, trimmings, tires and debris from this vacant parcel. Also, "No Trespassing and No Dumping" signs were posted at each end of the vacant parcel.

Work was completed on June 28, 2001, by Weaver Construction at a cost of \$1,048.46 and was accepted by the Department of Neighborhood Services.

Contract Amount	\$ 1,048.46
AMOUNT DUE	1,048.46
Administrative processing fee	<u>157.27</u>
TOTAL AMOUNT DUE	\$ 1,205.73

OWNER OF RECORD: TRUSTEE CLARK COUNTY TREASURER
C/O HAYWARD SPARKS

PROPERTY ABATED: 519 W. Van Buren Avenue

ASSESSOR'S PARCEL: 139-27-110-057

LEGAL DESCRIPTION: HFM & M ADD
PLAT BOOK 1 PAGE 47
LOT 10 BLOCK 11

DS:jl



MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
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CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.2330
FAX 702.382.3045
TDD 702.386.9108
www.ci.las-vegas.nv.us

May 9, 2001

Reference #120800-012 (copy)
CERTIFIED/REGULAR MAIL
RETURN RECEIPT REQUESTED

Trustee Clark County Treasurer
c/o Hayward Sparks
2622 Martin L. King Blvd.
Dallas, TX 75219-1148

TEN (10) DAY NOTICE BEFORE ABATEMENT

Dear Property Owner,

You are hereby notified as owner(s) of the property located at **519 W Van Buren Ave, Las Vegas, NV – Parcel #139-27-110-057**, that you are in violation of Las Vegas Municipal Code, Title 9, Chapter 12, dealing with nuisances.

This letter is being sent as formal notification that the City's Contractor is expected to be on your property after **ten (10) days** from the date of this notice to abate the condition of your property, which was brought to your attention by the **NUISANCE/LITTER ABATEMENT NOTICE AND ORDER TO COMPLY** - (see copies attached).

Since you have failed to comply with the requirements outlined in the **Notice and Order to Comply**, the City is now exercising its legal right to abate this problem **by May 22, 2001.** Our Contractor (**Weaver Construction**) has estimated the cost of this abatement to be **\$1,105.00** dollars included in this amount are the estimated dump fees.

Sincerely,

A handwritten signature in black ink, reading "David Semenza".

David Semenza, Manager
Neighborhood Response Division
Department of Neighborhood Services

DS:ld



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OSCAR B. GOODMAN

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(MAYOR PRO-TEM)
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VOICE 702.229.2330
FAX 702.382.3045
TDD 702.386.9108
www.ci.las-vegas.nv.us

March 14, 2001

Reference # 120800-012
Certified/Regular Mail
Return Receipt Requested

Trustee Clark County Treasurer
%Hayward Sparks
2622 Martin L King Blvd
Dallas, TX 75219-1148

NUISANCE/LITTER ABATEMENT NOTICE AND ORDER TO COMPLY

You are hereby notified as owner(s) of the property located at **519 W Van Buren Ave, Las Vegas, NV - Parcel #139-27-110-057**, that you are in violation of *Las Vegas Municipal Code, Title 9, Chapter 12, dealing with nuisances*.

You are hereby ordered to correct the nuisance by **removing all scattered litter, dead vegetation, trimmings, tires and debris from this vacant parcel. Also maintain property litter free and post "no trespassing and no dumping" signs at each end of the vacant lot**, by the eleventh day after the day of mailing, servicing or posting of the Notice and Order by hand. If you do not correct the violation within that time, the City may issue a misdemeanor citation for violation for each and every day the violation exists, with a penalty of up to Five Hundred (\$500.00) Dollars or fine of up to six (6) months in jail or both for each violation, or the City may direct a licensed contractor to remove the nuisance described above, or both. Be advised, the contractor will correct all debris at this location and will not separate those items which you may consider useful or valuable. If you wish to salvage any items, please have them removed.

As the property owner(s), you will be responsible for all costs incurred to correct this condition. A 15% percent administrative fee shall be added to the costs of the contract price. You will be notified of a public hearing to be conducted by the City Council to review the costs, and their decision shall be final and conclusive. Upon approval of the costs by the City Council, a Lien of Assessment shall then be collected at the same time and in the same manner as ordinary taxes. All laws applicable to the levy, collection, and enforcement of property taxes shall be applicable to such assessment.

If you disagree with the assessment of Neighborhood Response, then within ten days after service of the notice of violation, the owner or responsible

Reference # 120800-012
519 W Van Buren Ave
March 14, 2001
Page 2

party may appeal to the City Council. Such appeal shall be in writing and shall be filed with the City Clerk. Within fifteen days after the appeal has been filed, the appellant shall be given written notice of the procedure and time frame for the hearing of the appeal. The appeal shall be heard by the City Council or by the Council's designee, with a right of final appeal to the Council. The decision of the City Council or the council's designee, in cases where a designee hears an appeal and no further appeal is taken, shall be final and conclusive. Any owner or responsible party failing to appeal as provided in this Section shall be deemed to have waived any and all objections to the existence of a public nuisance and the abatement of such nuisance.

Failure to appeal will constitute a waiver of all rights to an administrative hearing and determination of the matter. It is recommended that you contact the Department of Neighborhood Services, Neighborhood Response Division, by telephoning (702) 229-6615 concerning your intentions with regard to the referenced property at your earliest convenience.

Sincerely,



David Semenza, Manager
Department of Neighborhood Services
Neighborhood Response Division

CLARK COUNTY, NEVADA			
JUDITH A. VANDEVER, RECORDER			
RECORDED AT REQUEST OF:			
LAS VEGAS CITY			
06-01-2001	11:07	CDO	3
BOOK: 20010601	INST: 01539		
FEE: 9.00	RPTT: .00		
NOTICE			
CONFORMED COPY HAS NOT BEEN COMPARED TO THE ORIGINAL			