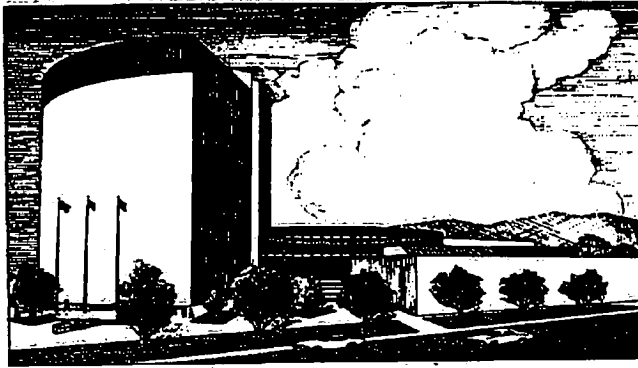




MINUTES

City of Las Vegas

CITY COUNCIL

COUNCIL CHAMBERS • 400 STEWART AVENUE • 229-6011 (VOICE) • 386-9108 (TDD)

SPECIAL CITY COUNCIL

Meeting of

APRIL 28, 2004

INVOCATION PLEDGE OF ALLEGIANCE

CITY COUNCIL

MAYOR OSCAR B. GOODMAN
(Excused from meeting at 7:02 PM)

COUNCILMAN GARY REESE
MAYOR PRO-TEM

COUNCILMAN LARRY BROWN
(Excused from meeting until 4:57 PM)

WARD 2 SEAT VACANT

COUNCILMAN LAWRENCE WEEKLY

COUNCILMAN MICHAEL MACK

COUNCILWOMAN JANET MONCRIEF

PRESENT

ABSENT

EXCUSED

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DOUG SELBY, CITY MANAGER
BRAD JERBIC, CITY ATTORNEY
BARBARA JO RONEMUS, CITY CLERK

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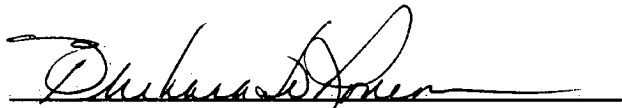
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APPROVED BY REFERENCE: July 21, 2004
ATTEST:


CITY CLERK


MAYOR

City of Las Vegas

SPECIAL CITY COUNCIL MEETING COUNCIL CHAMBERS 400 STEWART AVENUE

**CITY OF LAS VEGAS INTERNET ADDRESS: <http://www.lasvegasnevada.gov>
WEDNESDAY, APRIL 28, 2004
4:30 P.M.**

ALL ITEMS ON THIS AGENDA ARE SCHEDULED FOR ACTION UNLESS SPECIFICALLY NOTED OTHERWISE.

THESE PROCEEDINGS ARE BEING PRESENTED LIVE ON KCLV, CABLE CHANNEL 2, AND ARE CLOSED CAPTIONED FOR OUR HEARING IMPAIRED VIEWERS. THE COUNCIL MEETING, AS WELL AS ALL OTHER KCLV PROGRAMMING CAN BE VIEWED ON THE INTERNET AT www.kclv.tv. THE PROCEEDINGS WILL BE REBROADCAST ON KCLV CHANNEL 2 AND THE WEB THE THURSDAY AT 6:00 A.M., FRIDAY AT 7:00 P.M., AND SUNDAY AT 4:00 P.M.

DUPLICATE AUDIO TAPES ARE AVAILABLE AT A COST OF \$3.00 PER TAPE AND DUPLICATE VIDEO TAPES ARE AVAILABLE AT A COST OF \$5.00 PER TAPE THROUGH THE CITY CLERK'S OFFICE.

NOTE: CELLULAR PHONES ARE TO BE TURNED OFF DURING THE COUNCIL MEETING.

Facilities are provided throughout City Hall for the convenience of disabled persons. Reasonable efforts will be made to assist and accommodate physically handicapped persons. If you need an accommodation to attend and participate in this meeting, please call the City Clerk's office at 229-6311 and advise of your need at least 48 hours in advance of the meeting.

- CALL TO ORDER
- ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW
- PLEDGE OF ALLEGIANCE
- 1. Discussion and possible action on ordering the City Attorney to institute a legal action, in any court of competent jurisdiction, to abate, remove or enjoin a nuisance or nuisances at the Sky View Mobile Home Park, 15 West Owens, Las Vegas, Nevada and others matters relating thereto

CITIZENS PARTICIPATION: Items raised under this portion of the Special City Council Agenda cannot be deliberated or acted upon until the notice provisions of the Open Meeting Law have been met. If you wish to speak on a matter not listed on the agenda, please step up to the podium and clearly state your name and address. In consideration of others, avoid repetition, and limit your comments to no more than three (3) minutes. To ensure all persons equal opportunity to speak, each subject matter will be limited to ten (10) minutes

THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS:

City Hall Plaza, Special Outside Posting Bulletin Board
Court Clerk's Office Bulletin Board, City Hall Plaza
Las Vegas Library, 833 Las Vegas Boulevard North
Clark County Government Center, 500 S. Grand Central Parkway
Grant Sawyer Building, 555 E. Washington Avenue

MEMORANDUM

City of Las Vegas Office of the Mayor

To: Roni Ronemus, City Clerk

From: Mayor Oscar B. Goodman

Cc: Mayor Pro Tem Gary Reese
Councilman Larry Brown
Councilman Lawrence Weekly
Councilman Michael Mack
Councilwoman Janet Moncrief
Douglas Selby, City Manager
Betsy Fretwell, Assistant City Manager
Bradford R. Jerbic, City Attorney

Date: April 22, 2004

Re: Request for Special Council Meeting

2004 APR 22 A 10:56

RECEIVED
CITY CLERK



Please schedule a special meeting of the Las Vegas City Council for April 28, 2004 at 4:30 p.m. in the Las Vegas City Council Chambers to discuss the following item:

1. Discussion and possible action on ordering the City Attorney to institute a legal action, in any court of competent jurisdiction, to abate, remove or enjoin a nuisance or nuisances at the Sky Vue Mobile Park, 15 West Owens, Las Vegas, Nevada and other matters relating thereto.

Thank you for your assistance.



DATE: April 22, 2004
TO: CITY COUNCIL
FROM: CITY CLERK
RE: SPECIAL MEETING OF THE CITY COUNCIL

A Special Meeting of the City Council is being called for the matter shown below. The meeting will be held in the Las Vegas City Council Chambers, 400 Stewart Avenue, on Wednesday, April 28, 2004 at 4:30 p.m.

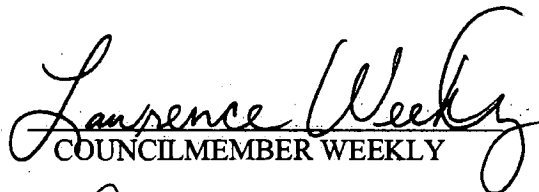
- Discussion and possible on ordering the City Attorney to institute a legal action, in any court of competent jurisdiction, to abate, remove or enjoin a nuisance or nuisances at the Sky Vue Mobile Park, 15 West Owens, Las Vegas, Nevada and other matters pertaining thereto.

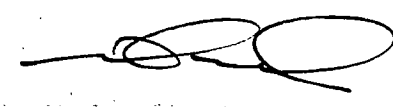
ACCEPTANCE OF NOTICE: The undersigned do hereby acknowledge service of notice for the Special Meeting called to be held as stated above.


COUNCILMEMBER REESE


COUNCILMEMBER BROWN

WARD 2 VACANT


COUNCILMEMBER WEEKLY


COUNCILMEMBER MACK


COUNCILMEMBER MONCRIEF

AFFIDAVIT OF MAILING

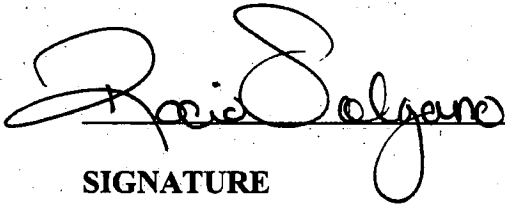
(Mailing required under the provisions of NRS Chapter 241)

STATE OF NEVADA)

) ss

COUNTY OF CLARK)

Roscio Solorzano, an employee of the City of Las Vegas, Nevada being first duly sworn, deposes and says that on the **22nd** of **April, 2004**, a copy of NOTICE, the attached of which is a true and correct copy of the Public Hearing – re: **Special City Council Meeting** to be held on the **28th** day of **April, 2004**, at **4:30 P.M.** was deposited in the United States Mail, Postage prepaid, First Class Mail, to each person and/or organization whose name appears on the list maintained in the Office of the City Clerk.



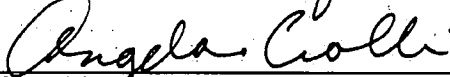
SIGNATURE

City Clerk

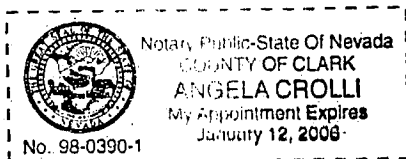
DEPARTMENT

Subscribed and sworn to before me this

26th day of April, 200⁴



NOTARY PUBLIC in and for said County and State



AFFIDAVIT OF POSTING
(Posting required under the provisions of NRS Chapter 241)

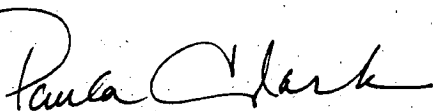
STATE OF NEVADA)

) ss

COUNTY OF CLARK)

Paula Clark, an employee of the City of Las Vegas, Nevada being first duly sworn, deposes and says that on the **22nd** day of **April, 2004**, at the hour of **3:30 P.M.** there were posted copies of a NOTICE, the attached of which is a true and correct copy of a **Special City Council Meeting** to be held on the **28th** day of **April, 2004** at **4:30 P.M.**, Las Vegas, Nevada; to be posted on Public Bulletin Boards at the following locations:

1. City Hall Plaza, Special Outside Posting Bulletin Board, 400 Stewart Avenue (in the walkway area between Metro and Municipal Court).
2. Court Clerk's Office Bulletin Board, City Hall Plaza, 400 Stewart Avenue (near the entrance to the Court Clerk's Office);
3. Las Vegas Library, 833 Las Vegas Blvd.
4. Clark County Government Center, 500 S. Grand Central Parkway
5. Grant Sawyer Building, 555 E. Washington Avenue



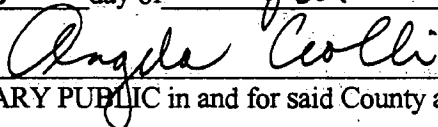
Signature

City Clerk

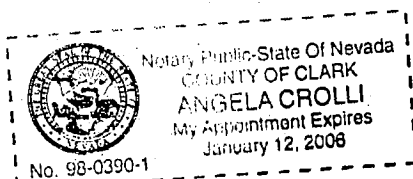
DEPARTMENT

Subscribed and sworn to before me this

26th day of April, 2004.



NOTARY PUBLIC in and for said County and State



CITY COUNCIL AGENDA
SPECIAL CITY COUNCIL MEETING OF: APRIL 28, 2004

THESE PROCEEDINGS ARE BEING PRESENTED LIVE ON KCLV, CABLE CHANNEL 2, AND ARE CLOSED CAPTIONED FOR OUR HEARING IMPAIRED VIEWERS. THE COUNCIL MEETING, AS WELL AS ALL OTHER KCLV PROGRAMMING CAN BE VIEWED ON THE INTERNET AT www.kclv.tv. THE PROCEEDINGS WILL BE REBROADCAST ON KCLV CHANNEL 2 AND THE WEB THE THURSDAY AT 6:00 A.M., FRIDAY AT 7:00 P.M., AND SUNDAY AT 4:00 P.M.

- CALL TO ORDER
- ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW
- PLEDGE OF ALLEGIANCE

MINUTES:

PRESENT: MAYOR GOODMAN (excused after 7:02 p.m.) and COUNCIL MEMBERS REESE, BROWN (arrived at 4:57 p.m.), WEEKLY and MACK

EXCUSED: COUNCILWOMAN MONCRIEF excused and Ward 2 seat vacant

Also Present: CITY MANAGER DOUG SELBY, DEPUTY CITY MANAGER STEVE HOUCHENS, DEPUTY CITY MANAGER BETSY FRETWELL, CITY ATTORNEY BRAD JERBIC and CITY CLERK BARBARA JO RONEMUS

ANNOUNCEMENT MADE – Meeting noticed and posted at the following locations:

City Hall Plaza, Special Outside Posting Bulletin Board
Court Clerk's Office Bulletin Board, City Hall Plaza
Las Vegas Library, 833 Las Vegas Boulevard North
Clark County Government Center, 500 S. Grand Central Parkway
Grant Sawyer Building, 555 E. Washington Avenue

(4:37)

1-1

MAYOR GOODMAN led the audience in the Pledge.

(4:37)

1-6

AGENDA SUMMARY PAGE

SPECIAL CITY COUNCIL MEETING OF: APRIL 28, 2004

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRAD JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

Discussion and possible action on ordering the City Attorney to institute a legal action, in any court of competent jurisdiction, to abate, remove or enjoin a nuisance or nuisances at the Sky Vue Mobile Home Park, 15 West Owens, Las Vegas, Nevada and other matters relating thereto

Fiscal Impact

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No Impact

Amount: Undetermined

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Budget Funds Available

Dept./Division:

☒

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

This matter comes before the City Council as a result of multiple complaints from residents at Sky Vue Mobile Home Park and serious concerns from the City's Business Services Division after numerous inspections by the Fire Department, the Building Department, Neighborhood Services, the Clark County Health District and the State Division of Manufactured Housing. The various inspections have revealed a number of dangerous conditions at the mobile home park that pose serious life, health and safety concerns for the residents. This item is brought before the City Council to authorize the City Attorney's Office to take appropriate legal action to abate the serious nuisance conditions existing at the mobile home park.

RECOMMENDATION:

Staff recommends that the City Council authorize the City Attorney to take appropriate legal action to abate the nuisance at Sky Vue Mobile Home Park.

BACKUP DOCUMENTATION:

1. Video and photographs shown but not submitted
2. Exhibits submitted by Attorney Garry Hayes on behalf of the DiMarcos, including Escrow Instructions, correspondence between the State of Nevada Manufactured Housing Division and the DiMarcos, Clark County Health District reports and inspections and cost breakdown
3. Copies of invoices and returned checks submitted by Wendell Gentry of Fast Plumbing Services
4. Written comments submitted by Tom McGowan

MOTION:

GOODMAN – Motion that the City Attorney is ordered to institute a legal action in any court of competent jurisdiction to abate, remove or enjoin the nuisance or nuisances at the Sky Vue Mobile Home Park at 15 West Owens, Las Vegas, Nevada, and take appropriate legal action regarding the same – **UNANIMOUS** with Moncrief excused and Ward 2 seat vacant

SPECIAL CITY COUNCIL MEETING OF APRIL 28, 2004

City Attorney

Item 1 - Discussion and possible action on ordering the City Attorney to institute a legal action, in any court of competent jurisdiction, to abate, remove or enjoin a nuisance or nuisances at the Sky Vue Mobile Home Park, 15 West Owens, Las Vegas, Nevada and other matters relating thereto

MINUTES:

NOTE: A Combined Verbatim Transcript of the entire proceeding, including Citizens Participation, is made a part of the Final Minutes under Item 1.

APPEARANCES:

OSCAR GOODMAN, Mayor

BETSY FRETWELL, Deputy City Manager

GARY REESE, Councilman

DAVID RIGGLEMAN, Director of Communications

WOMAN FROM AUDIENCE

LAWRENCE WEEKLY, Councilman

JIM DiFIORE, Manager of Business Services

JIM SHADRICK, Code Enforcement Officer

TERRY PAUL, Fire Inspector, Fire & Rescue

BARBARA JO RONEMUS, City Clerk

AMY ERONI, Clark County Health Department

PAUL WILKINS, Director of Building & Safety Department

BRAD JERBIC, City Attorney

GARRY HAYES, Attorney for DAVE and SANDRA DiMARCO

STEPHANIE BOIXO, Assistant to the Mayor

DAVE and SANDRA DiMARCO, 2440 Legacy Island, Henderson

UNIDENTIFIED SPEAKER

UNIDENTIFIED MAN SPEAKING FROM AUDIENCE

UNIDENTIFIED SPEAKER FROM AUDIENCE

MALE SPEAKER FROM AUDIENCE

UNIDENTIFIED MALE SPEAKER FROM AUDIENCE

LARRY BROWN, Councilman

MARY ETCHER, 15 West Owens, Space 71

GLEN SAVAGE, Environmental Director of Clark County Health Department

WENDELL GENTRY, licensed plumbing contractor

MICHAEL MACK, Councilman

BEATRICE TURNER

PATRICIA MARTINELLI-PRICE, 3212 Redrock

TOM McGOWAN, Las Vegas resident

CHRISTINA GIUNCHIGLIANI, 706 Bracken Avenue

ALLAN TUBB, Sky Vue Mobile Home Park resident

FRANK WRIGHT

SPECIAL CITY COUNCIL MEETING OF APRIL 28, 2004

City Attorney

Item 1 - Discussion and possible action on ordering the City Attorney to institute a legal action, in any court of competent jurisdiction, to abate, remove or enjoin a nuisance or nuisances at the Sky Vue Mobile Home Park, 15 West Owens, Las Vegas, Nevada and other matters relating thereto

MINUTES – Continued:

PATRICIA BROWN

BETH JONES

JERRY NEAL, Marble Manor resident

AL GALLEG0, Citizen of Las Vegas

ANTHONY MOLINA, Sky Vue Mobile Home Park resident

NOTE: MAYOR GOODMAN supported the recommendation of DEPUTY CITY MANAGER FRETWELL for a future agenda item to help balance out funding necessary to close out the project, based upon the determination from the court proceedings over the next few weeks.

(4:37 – 7:19)

1-1/2-1

ESCROW INSTRUCTIONS

ERS TITLE OF NEVADA, INC.
South Pecos Rd, Suite A101
Las Vegas, Nevada 89120
Tel: 702-458-3133
Fax: 702-458-3175

Escrow No.: 01120252SB
Date: December 6, 2001

ATTN: Escrow Officer - Sandi Bianco

Paid outside of Escrow	\$
Cash through Escrow:	
Deposited herewith	\$
To be deposited	\$
New Encumbrance	\$
New Encumbrance	\$
Encumbrance of Record	\$
Encumbrance of Record	\$

TOTAL CONSIDERATION

I/we have agreed to purchase the hereinafter described property for the total consideration set forth above, said sum being payable as follows:

Cash in the (approximate) amount of [REDACTED] of which [REDACTED] to be deposited in escrow upon receipt of purchase agreement signed by sellers; I/we will assume the existing encumbrance which secures a note with an (approximate) unpaid principal balance of [REDACTED] which secures a note with an (approximate) unpaid principal balance of [REDACTED]

I/we will deliver to you any additional funds and instruments which are necessary to comply with the terms hereof, all of which you may use on or before January 7, 2002 when you hold for me/us a Deed executed by

STEVEN L. KARP, as to an undivided 50% interest and DENISE N. KARP, as to an undivided 50% interest

and when you can issue your usual standard form CLTA OWNERS [REDACTED] policy of title insurance with a [REDACTED] real property described as follows:

LEGAL DESCRIPTION IS ATTACHED HERETO AS EXHIBIT "A" AND MADE A PART HEREOF:

PROPERTY ADDRESS-(unverified):
15. W. OWENS AVE. UNIT A LAS VEGAS, NEVADA

SHOWING TITLE VESTED IN:
DAVID DIMARCO, and/or assigns
(EXACT VESTING OF BUYER TO BE FURNISHED IN ESCROW.)

Special
Submitted at City Council
Date 4/28/04 Item #1

FREE OF ENCUMBRANCES EXCEPT:

- (1) CURRENT of General and Special Taxes for the fiscal year 2001-02 including personal property taxes, if any, and special assessments, payment of which is included and collected therewith
- (2) Any taxes that may be due, BUT NOT ASSESSED, for new construction which can be assessed on the

Escrow Instructions given to you in the above reference transaction are hereby amended or supplemented in the following respect(s) only:

(1) Buyer hereby removes ALL contingencies except for the following:

a) Rent Statement and Security Deposits

b) Escrow holders receipt of executed Modification Agreement from the first and second trust deed holders of record.

(2) No fire insurance policy is to be obtained through this escrow and escrow holder is not to be further concerned with same.

Buyer hereby holds escrow holder and real estate agent harmless of any liability in connection with insurance on subject property.

(3) Parties herein agree that there are to be NO prorations of personal property taxes on mobile homes at the close of this escrow.

(4) As a memorandum only with which escrow holder is not to be concerned:

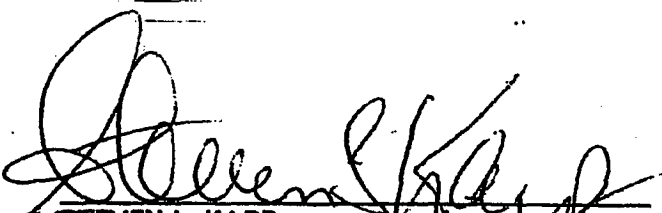
Buyer is aware that the City of Las Vegas Fire Department has notified the sellers, in writing, requiring fire hydrants to be installed in subject property.

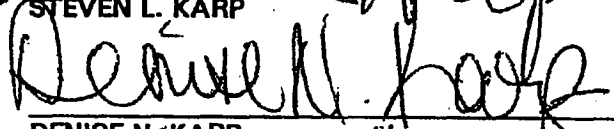
It has been several months since this issue has been addressed by either party and sellers have sought legal action against this demand. Buyer will be responsible for any further actions taken by the City and may have to install hydrants if fire department is successful with their action.

Seller states that there has been NO pending enforcement as of this date, except for the letters.

Buyer hereby acknowledges receipt of all letters from the City of Las Vegas Fire Department, sellers attorney Steven Marzullo and sellers engineer Gary Presswood, which was handed to Ken Weiner by the sellers.

ALL OTHER TERMS AND CONDITIONS TO REMAIN THE SAME.


STEVEN L. KARP


DENISE N. KARP


DAVID DIMARCO


Andrew Altman



STATE OF NEVADA
DEPARTMENT OF BUSINESS AND
INDUSTRY
MANUFACTURED HOUSING
DIVISION

2501 E. Sahara Avenue, Suite 204
Las Vegas, Nevada 89104
(702) 488-4135 • Fax (702) 488-4309

NOTICE

Schedule of corrections amended

April 2, 2004

SKYVUE MOBILE HOME PARK
SANDI DIMARCO, PARK OPERATOR
15 W OWENS
LAS VEGAS NV 89030

FAXED TO 639-0862

Regular Mail and Certified # 7003 1010 0002 9293 3062

ATTN: GARY HAYES

434-3739 FAX

434-3444 PHONE

FAXED By: J.D.
Date: 4/20/04

Dear Ms. DiMarco:

We received your plan dated March 19, 2004, regarding repairs ordered in the park. Upon review, Gary Childers, Supervisor of Codes Compliance and Investigations, has determined that the time frames you submitted are unacceptable.

A copy of your plan is attached for reference.

You are hereby ordered to amend your plan as follow:

Phase # 2 & Phase # 3 must be combined and completed by April 30, 2004.

Phase # 4 must be completed by July 1, 2004.

Phase # 5 must be completed by September 1, 2004

Phase #6 must be completed by November 1, 2004.

You must notify the Division in writing that you are ready for an inspection as each phase is completed.

Thank you for your cooperation,

Jerry B. Holmes

Jerry B. Holmes, Investigator

For Gary Childers Supervisor Codes Compliance and Investigations

Submitted at City Council
Date 4/28/04 Item #1

SAYVUE MOBILEHOME PARK

March 20, 2004

Manufactured Housing Division
2501 E. Sahara Avenue, suite 204
Las Vegas, NV. 89104

Gary Childers,

The following is a plan I would like to submit regarding the repairs needed. Please let me know if I need to make any changes to the following.

Phase # 2

- 1) Remove trailers off of Lots # 53 & #21. (Abandoned homes)
- 2) Per electrician, repairs in the order of priority recommended:
 - A: Repair security light pole
 - B: Raise electrical lines at entrance of park for safe entry.
 - C: Replace any needed meter covers
 - D: Repair electrical items on units # 73 & 80, (i.e. water heaters)
 - E: Raise electrical lines from Lots # 6-11 to 3' above homes.

All of the above should be able to be completed by 4/15/04

Phase # 3

Continue to upgrade the electrical service beginning with;

- 1) Replace "dead fronts" on all meters
- 2) Install F.U. plugs where needed
- 3) Bring units #1-# 25 into compliance (as much as possible with regards to age of unit), with NRS 489 regarding home safety.

The above should be able to be completed by June 15, 2004.

Phase # 4

- 1) Bring units #26- #50 into compliance (as much as possible with regards to age of unit), with NRS 489 regarding home safety.

The above should be able to be completed by Aug. 15, 2004

Phase # 5

- 1) Bring units # 51- # 75 into compliance (as much as possible with regards to age of unit), with NRS 489 regarding home safety.

The above should be able to be completed by Oct. 15, 2004

March 20, 2004

Phase # 6

- 1) Bring units # 76- #102 into compliance (as much as possible with regards to age of unit), with NRS 489 regarding home safety.

The above should be able to be completed by Dec. 15, 2004

All of the above dates are going to be given our utmost best efforts. Providing nothing unforeseen occurs that would disrupt our progress, we will make our best attempts to stay on schedule.

As we discussed during our meeting, these homes are 30-40 years old and were never set-up according to standards. We are focusing on "safety issues" on the exterior of the homes.

We also do not wish to create a hardship for the tenants in making them relocate. Most of these people are not in a position, financially, to go anywhere else. We will do everything that we can to make these units safe, but we also are not in a position to bring over 100 units up to "today's" standards. These homes are worth very little, and we could never recover our expenses. I've been asked to supply the owners with a list of what we are going to be required to do. I'm hoping many items are grandfathered in, of course unless they are a safety issue. Can you supply me with a break-down of items that would have to be done? A couple "major" concerns are the following?

- 1) Homes were not anchored back then, & I'm uncertain regarding the prefabricated footings, per NRS 489.104. Will we be required to pull permits, hire licensed set-up crews and bring these set-ups into compliance with today's standards? They have been sitting there just fine for 30-40 yrs., so I highly doubt that you are asking this, but this is a huge concern, and one that we need to know before going too much further. My intention is to have a licensed set-up person look at each home, and note what they think is "unsafe" and/or what they would recommend us doing. Is this ok?

- 2) Some homes do not meet the set-back requirements, will we have to move them?

Anything you can supply me with to clarify our "requirements" will be greatly appreciated. Please don't hesitate to call me at any time at 429-1010. Thank you very much.

Sandi DiMarco

Park Operator

15 W. OWENS, LAS VEGAS, NV. 89030 PHONE: 642-6476 FAX: 639-0862

CLARK COUNTY HEALTH DISTRICT

ORIGINAL

REPORT AND NOTICE OF INSPECTION

605 SHADOWN LANE - LAS VEGAS, NEVADA
Telephone 393-1231 (2 lines) - 393-1231 (24 hours)

82	CONTROL NO. 28356	ESTABLISHMENT SKYVUE MOBILE HOME PARK	ADDRESS 15 W OWENS AVE LAS VEGAS NV 89030
83	RM/ 00	SKYVUE MOBILE HOME PARK	
84	6690 PROPERTY CORP	PERSON INTERVIEWED Lee Anderson, Manager	TELEPHONE 642-6476
85	84/16/84	DATE	
86	53	53	4-16-04
87	53	53	4-16-04
88	53	53	4-16-04
89	53	53	4-16-04
90	53	53	4-16-04
91	53	53	4-16-04
92	53	53	4-16-04
93	53	53	4-16-04
94	53	53	4-16-04
95	53	53	4-16-04
96	53	53	4-16-04
97	53	53	4-16-04
98	53	53	4-16-04
99	53	53	4-16-04
100	53	53	4-16-04

NOTIFIED OF THE FOLLOWING

- 60 plumbing repaired sewer
- 61 plumbing repaired sewer
- 62 plumbing repaired sewer G.H.
- 63 Electrical work plate required
- 64 Sewer capped
- 69 plumbing repaired sewer Potable water leak
- 70 plumbing repaired sewer
- 71 small hole 1/2" in sewer line (Done)
- 75 plumbing repaired sewer
- 77 plumbing repaired sewer
- 78 Small hole 1/2" in sewer line by shifting (Done)
- 79 uncapped sewer line - No sewage (Done)
- 81 plumbing repaired sewer
- 82 plumbing repaired sewer G.H.
- 84 plumbing repaired sewer G.H.
- 85 main plumbing line repaired sewer - kitchen line is flip material - replace with galvanized material
- 86 plumbing repaired sewer G.H.
- 92 plumbing repaired sewer
- 93 sewage leak at truck connection - under truck (Done)
- 94 plumbing repaired sewer - ground lined

RECEIVED COPY

Greg Scott

CLARK COUNTY HEALTH DISTRICT

Robert D. Yates

RECEIVED BY

20

CLARK COUNTY HEALTH DISTRICT

ENVIRONMENTAL HEALTH

625 Shadow Lane Las Vegas, Nevada 89106

SUPPLEMENTARY REPORT

Establishment: Skyvue Mobile Home Park
 Address: 15 W Pecos Ave
 Person Contacted: Greg Scott

Date: 4-16-04
 Page: 2 of 2

THE ITEMS NOTED BELOW REFER TO DEFECTS MARKED ON INSPECTION SHEET

ITEM	DEFECT	CORRECTION	CORRECTION DATE
75	Water leak under bath room - repair wastebasket of trailer.		
76	Plumbing repaired sewer		
77	Sewer leak at 75 and 16" hole in line with water on ground (Done)		
78	Plumbing repaired sewer		
79	Plumbing repaired sewer		
80	Plumbing repaired sewer Trailer vacant		
81	Plumbing repaired sewer		
82	Plumbing repaired sewer		
83	Plumbing repaired sewer		
84	Plumbing repaired sewer		
85	Plumbing repaired sewer		
86	Plumbing repaired sewer		

all stand items are sewer problems however 93, 98 & 11 require immediate action due to leaks. We will return in 24 hrs. 74, 79 & 79 holes in line & unsealed sewer respectively. Under house in use at home. Trailer - replace ASAP.

Greg Scott

Robert D. Yates

CLARK COUNTY HEALTH DISTRICT

THE SHAGGY LARK - LAS VEGAS, NEVADA
Telephone 353-1231 (Riviera) • 353-1231 (The Annex)

ORIGINAL

REPORT AND NOTICE OF INSPECTION

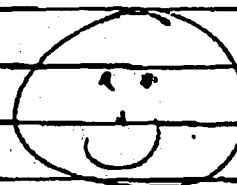
82	29350	SKYVUE MOBILE HOME PARK	13 W OWENS AVE
NY/89	SKYVUE MOBILE HOME PARK	LAS VEGAS	NY 89030
6500 PROPERTY CORP	PERSON IDENTIFIED	MICHAEL EWING	
LEE ANDERSON, MANAGER	TELEPHONE	642-6476	
0915-000	181		
93	6"	04/16/84	A
5J	04/16/84		
04/16/84	1:00 PM	1:45 PM	

NOTIFIED OF THE FOLLOWING

NOTIFIED OF THE FOLLOWING

Survey w/ BOD votes #58. ALL ^{known} SEWER PROBLEMS
RESOLVED. WATER LINES ARE NEXT

ALL



WILSON **COOPER**

CONTRACTS WITH THE U.S. GOVERNMENT

RECORDED 151

20

CLARK COUNTY HEALTH DISTRICT

REPORT AND NOTICE OF INSPECTION

629 SHADOW LAKE • LAS VEGAS, NEVADA
Telephone 382-1781 (Toll-free) • 382-1291 (74 hours)

[illegible]

NOTIFIED OF THE FOLLOWING

- FAST PLUMBING STILL WORKING ON UNITS 60-99. PROGRESS MADE UP TO UNIT 97 @ TIME OF INSPECTION.

- REQUESTED COPIES OF ALL INVOICES FROM FAST
PLUMBING DELIVERED TO SANDRA DIMARCO. REQUESTED
MRS. DIMARCO FAX COPIES OF ALL PLUMBING
INVOICES TO MY OFFICE @ 386-8540.

AT LEAST 2 UNITS NEED REMEDIATION SINCE REPAIRS:

UNIT # 20 : SEWAGE LEAKED UNDER TRAILER PRIOR TO REPAIR BY FAST PLUMBING. SOIL UNDER TRAILER MUST BE REMOVED (UP TO 4" IN DEPTH - NOT LESS THAN 4") AND TREATED/SANITIZED w/ THIN LAYER OF AGRICULTURAL LIME (LIME MUST BE WETTED TO BE EFFECTIVE).

UNIT 82: SEWAGE SPILL ON SIDE OF TRAILER
(BTWN 82; 83) NEAR SEWER PIPE. THIS AREA MUST
ALSO BE TREATED AS STATED FOR UNIT # 80

RECEIVED COPY:

SPENDING BY STATE, 1994

REVENUE

21

CLARK COUNTY HEALTH DISTRICT

FILE COPY

REPORT AND NOTICE OF INSPECTION

1800 ENERGY LANE • LAS VEGAS, NEVADA
Telephone 252-1271 (Ext-25) • 252-1271 (Ext-25)

ESTABLISHMENT NO.	ESTABLISHMENT	ADDRESS
21	3604 27th Sky View Mobile Home Park	15 WEST OWENS
CITY	FOLLOW-UP OF PROGRESS ON REPAIRS	
PERSON INTERVIEWED	TELEPHONE	
PREVIOUS ACTION	ACTION	
DATE	TIME	REMARKS
4/20/04	10:10AM	
NOTIFIED OF THE FOLLOWING		
THE FOLLOWING REPAIRS MUST BE COMPLETED <u>W</u>IN 24 HRS BY A LICENSED PLUMBER (NRS 444.630 & 444.539). RECEIPTS MUST BE FAXED TO AMY @ 386-8540 BY 4:30PM 4/21/04.		
TRAILER UNIT #40 SEPARATION @ MAIN CONNECTION TO SEWER. REPAIR SEPARATION/SEWER LINE & REMEDIATE AREA AROUND SPILLAGE SOURCE AND FRONT YARD OF #42.		
* REMEDIATION GUIDELINE PAPERWORK IS NEEDED		
#46 SEWAGE LEAK @ MAIN CONNECTION. REPAIR CONNECTION & REMEDIATE AREA AROUND SPILLAGE SOURCE		
#48 SEPARATION OF SEWER LINE @ MAIN CONNECTION REPAIR		
#61 SEWER LINE SEPARATION @ JUNCTION W/ TRAILER. REPAIR SEPARATION & REMEDIATE AREA/GROUND AROUND SPILLAGE SOURCE.		
#82 SEPARATION OF SEWER LINE @ MAIN CONNECTION		
* MOBILE HOME UNIT BEHIND #97; 98 MUST BE CONNECTED TO SANITARY SEWER LINE *		
SERIOUS VIOLATION - IMMEDIATE ATTENTION REQ.		
#57: RAW SEWAGE SPILL FROM VENT LINE BEHIND #57. TOILET PAPER & FECEES ON GROUND. LIQUID SEWAGE POOLING BEHIND #57 REMEDIATE IMMEDIATELY		
RECEIVE COPY	DATE	SIGNATURE
	4/20/04	Tommy Tami

ORIGINAL

CLARK COUNTY HEALTH DISTRICT
605 SHADON LANE • LAS VEGAS, NEVADA
Telephone 252-1251 (Main) • 252-1251 (24 Hours)

REPORT AND NOTICE OF INSPECTION

DATE INSPECTED 5/2	ESTABLISHMENT Sky View MHP	ADDRESS 15 W. Owens Las Vegas, NV.
CITY 1	PERSON INTERVIEWED Don Nickles	TELEPHONE
INSPECTOR 5/2	DATE 4-21-04	TIME 10:00A
3		

NOTIFIED OF THE FOLLOWING

Survey conducted on list by Amy Davis of 4-20-04
+ Trailer 82 separation exists in sewer line - no sewage on ground - repair
Trailer 93 Water leak by sewer connection under trailer - repair
Trailer 42 - Connection made & sealed
Trailer 46 - Connection made & sealed and area lined
Trailer 40 - Connection made & sealed and area lined
Trailer 41 - Area lined
Trailer 57 - vent fixed after clearing sewer line and area lined
Trailer 61 - Water/sewage backing upon flushing
Valley's Construction Inc. is General Contractor for all the plumbing problems. 24h attention given to repairs floor, crawlspace and sink in both rooms of Trailer 61.
Pictures taken of repairs & violations

RECEIVED BY Don Nickles	DATE 4/21/04	REPORTED BY 20
----------------------------	-----------------	-------------------

FIRE HYDRANT	\$15,662
ENGINEERING	\$10,550
BID HYDRANT JOB	\$500
2 ELECTRICIANS	\$4,150
FAST PLUMBING	\$6,309
TEA CUP HOMES	\$3,240
ALLIED ROOTER	\$210
STANDARD WHOLESALE	\$1,740
B & B SUPPLY	\$815
MH SUPPLY CO	\$412
HOME DEPOT	\$10,062
H2O	\$300
REPUBLIC SERVICES	\$460
CERTIFIED FIRE	\$357
TOTAL	\$54,767

Special
Submitted at City Council
Date *4/28/04* item #1

FAS

Plumbing Service

(702) 873-5500

DATE 1-13-04 CONTRACT 22516

Nevada State Manufactured Home Contractors Llc. S-0655
Contractors License 0034941

SERVICE • REMODELING • WATER EXTRACTION •

"Quality You Can Count On"

CONTRACT LIMIT
\$0,000.00

SOLD TO: PHONE ()
NAME CCSD Corp
ADDRESS _____
CITY _____ ST. _____ ZIP _____

JOB ADDRESS: PHONE (702) 428-1011
NAME SkyVue
ADDRESS 15 W. Owens
CITY Las Vegas ST. NV ZIP 89101

GNOSIS/SOLUTION

Make miscellaneous repairs on sewer and waste pipe
at mobile homes 78, 80, 81, 83, 85, 86, 97, 78.
Only obvious visible leaks were repaired

Labor Charge at \$105.00 per man hour \$ 1,995.00
Material Charge \$ 447.63
tax \$ 33.52
total \$2,476.20

SITE NO. _____ INT. NO. _____ NEIGHBORS EXT. NO. _____ INT. NO. _____

ADDITIONAL REMARKS

WORK AUTHORIZATION PAYMENT OF THIS INVOICE / CONTRACT DUE UPON COMPLETION OF WORK

Authorization to proceed with above diagnosis/solution - I, the undersigned, am owner/authorized representative/tenant premises at which the work mentioned above is to be done. I hereby authorize you to perform Diagnosis/Solution, and to use such and materials as you deem advisable. A monthly service charge of 1 1/2 % will be added after 10 days. I agree to pay reasonable r/e fees and court costs in the event of legal action. If my check does not clear, I realize I could be liable for 3 times the amount of check, in no case more than \$500 and in no case less than \$100 all set forth in Nevada Revised Statute 41.620, plus the face value of check and court costs. I have read, agree to, and have received a copy of the contract and Notice to Owner and statement required on t on reverse side. All parts will be removed from premises and discarded unless otherwise specified herein.

I hereby authorize you to proceed with the above work at the flat rate of \$ 2,476.20

AUTHORIZED SIGNATURE Paul D. Mann JOB START DATE _____ COMPLETION DATE _____
CHECK CREDIT CARD NO. _____ EXPIRATION DATE _____

THORIZATION CODE	DRIVER'S LIC. NO.	EXP. DATE	ACCOUNT NO.	CUSTOMER SERVICE REP.

I hereby state that the above work has been installed in a workmanlike manner and to the applicable ing codes.

1-13-04 Paul D. Mann
Contractor Signature

NOTES / TERMS

(702) 873-5500

ACCEPTANCE OF WORK PERFORMED - I find the service and materials rendered and installed in connection with the above work mentioned, to have been completed in a satisfactory manner. I agree that the amount set forth on this contract in the space labeled "TOTAL" to be the total and complete flat rate/minimum charge. I agree to pay reasonable attorney's fees and court costs in the event of legal action. A monthly service charge of 1 1/2 % will be added after 10 days. I acknowledge that I have read and received a legible copy of this contract and have read the Notice to Owner, and statement required on contract on reverse side.

ACCEPTANCE SIGNATURE Paul D. Mann

CONTRACTORS AGENT	
REG. NO.	
TECHNICIAN <u>2 Carl</u>	
TECHNICIAN <u>1 Wendell</u>	
DISPATCH NUMBER <u>97</u>	TRK. NO. <u>2/1</u>

STANDARD WARRANTY/LIMIT OF LIABILITY
Standard warranty is 30 days on labor and material unless otherwise noted herein (excludes stoppages). Fast Plumbing assumes no responsibility to repair or replace sewer lines, drain lines, toilets or any plumbing fixture previously damaged or damaged during the drain clean process. Customer assumes all responsibility for sewer machine cables or jatter hose that become broke or damaged during the drain clean process.

NEVADA PRELIMINARY NOTICE

In accordance with Section 108.245 of the Nevada Revised Statutes this is a Notice to Owner(s) and/or Contractor(s) of material supplied, work or service performed by Fast Plumbing Service, Inc.. This is not a lien, this is a notice required by law.

NOTICE

This is a notice required by law; so that Fast Plumbing Service, Inc. may at a future date, claim a mechanic's lien leading to the loss, through court proceedings; of all or any part of the property mentioned above as being improved. Upon full payment for services provided Fast Plumbing Service, Inc. releases improved property.

CONFIDENTIAL RECORDING FILE
SUBMITTED AT CITY COUNCIL
DATE 1/28/04 ITEM Citizen Participation

WHITE—OFFICE YELLOW—CUSTOMER PINK—INVENTORY GOLD—FILE

Bank #: 12240179 Acct #: 00000202013073 Check #:

Amount: \$2475.20
Account: 00000202013073
Bank Number: 12240179
CD Volume #:
Check Number:

Returned
on 4/22/04
see bank
statement

GOSD CORP MAINTENANCE ACCOUNT 18 WEST OWENS PM 702-282-8897 LAS VEGAS, NV 89107		22516	1177
DATE 4/13/04			
PAY TO THE ORDER OF	Fast Plumbing	152475.20	
Two Thousand, four hundred, twenty four and 20/100			
CREDIT ADVANCE BANK OF NEVADA		L. J. Dittmar	
012240179412 02020130731177		00000202013073	

FAST

Plumbing Service

(702) 873-5500

DATE 12-04 CONTRACT 22534

Nevada State Manufactured Home Contractors Lic. S-0855
Contractors License 0034941

SERVICE • REMODELING • WATER EXTRACTION •

"Quality You Can Count On"

CONTRACT LIMIT
\$5,000.00

SOLD TO: PHONE ()
NAME CCSP Corp
ADDRESS _____
CITY _____ ST. _____ ZIP _____

JOB ADDRESS: PHONE (702) 478-104
NAME Sky Vue
ADDRESS 15 W. Owens
CITY Las Vegas ST. NV ZIP 89101

CONTRACTORS AGENT	
REG. NO.	
TECHNICIAN <u>Co 1</u>	
TECHNICIAN <u>Wendell</u>	
DISPATCH NUMBER	TRK. NO.
97	98

DIAGNOSIS/SOLUTION

Make miscellaneous repairs on sewer and waste pipe at mobile homes 61, 62, 65, 69, 70, 76, 77. Only obvious visible leaks were repaired.

Labor Charge at \$105⁰⁰ per man hour \$1,470⁰⁰
Material Charge \$456²²
Tax \$342⁵
Total \$1,960⁹⁸

TE _____ INT. NO. _____ NEIGHBORS EXT. NO. _____ INT. NO. _____

ADDITIONAL REMARKS

WORK AUTHORIZATION PAYMENT OF THIS INVOICE / CONTRACT DUE UPON COMPLETION OF WORK

TO PROCEED WITH ABOVE DIAGNOSIS/SOLUTION - I, the undersigned, am owner/authorized representative/tenant and hereby authorize you to perform Diagnosis/Solution, and to use such materials as you deem advisable. A monthly service charge of 1 1/2 % will be added after 10 days. I agree to pay reasonable attorney's fees and court costs in the event of legal action. If my check does not clear, I realize I could be liable for 3 times the amount of my check, in no case more than \$500 and in no case less than \$100 all set forth in Nevada Revised Statute 41.620, plus the face value of my check and court costs. I have read, agree to, and have received a copy of the contract and Notice to Owner and statement required on reverse side. All parts will be removed from premises and discarded unless otherwise specified herein.

I hereby authorize you to proceed with the above work at the flat rate of \$ 1,960⁹⁸

DRIVER'S LIC. NO. _____ JOB START DATE _____ COMPLETION DATE _____
EXPIRATION DATE _____

HORIZONTAL CODE	DRIVER'S LIC. NO.	EXP. DATE	ACCOUNT NO.	CUSTOMER SERVICE REP.

I hereby state that the above work has been installed in a workmanlike manner and to the applicable building codes.

12-04 x Carl Buel

NOTES / TERMS

(702) 873-5500

ACCEPTANCE OF WORK PERFORMED - I find the service and materials rendered and installed in connection with the above work mentioned, to have been completed in a satisfactory manner. I agree that the amount set forth on this contract in the space labeled "TOTAL" to be the total and complete flat rate/minimum charge. I agree to pay reasonable attorney's fees and court costs in the event of legal action. A monthly service charge of 1 1/2 % will be added after 10 days. I acknowledge that I have read and received a legible copy of this contract and have read the Notice to Owner, and statement required on contract on reverse side.

ACCEPTANCE SIGNATURE Carl Buel

STANDARD WARRANTY/LIMIT OF LIABILITY
Standard warranty is 30 days on labor and material unless otherwise noted herein (excludes stoppages). Fast Plumbing assumes no responsibility to repair or replace sewer lines, drain lines, toilets or any plumbing fixture previously damaged or damaged during the drain clean process. Customer assumes all responsibility for sewer machine cables or jetter hose that become broke or damaged during the drain clean process.

NEVADA PRELIMINARY NOTICE

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NOTICE

This is a notice required by law; so that Fast Plumbing Service, Inc. may at a future date, claim a mechanic's lien leading to the loss, through court proceedings; of all or any part of the property mentioned above as being improved. Upon full payment for services provided Fast Plumbing Service, Inc. releases improved property.

Submitted at City Council
Date 12/28/04 Item Citizen's
Paichy

WHITE—OFFICE YELLOW—CUSTOMER PINK—INVENTORY GOLD—FILE

Bank #: 12240179 Acct #: 00000202013073 Check #:

Amount: \$1960.98
Account: 00000202013073
Bank Number: 12240179
CD Volume #:
Check Number:

4/16/04

This check cleared on
4/16/04

CCSO CORP 22534 1174
MAINTENANCE ACCOUNT
15 WEST CHASE PH 702-223-4307
LAS VEGAS, NV 89000
DATE 4/12/04
Pay to the order of First Monday Savings \$ 1,960.98
One thousand nine hundred and sixty and 98/100 DOLLARS
COMMUNITY BANK
MEMO
1224017946 0202013073 1174 0000196098

FAST

Plumbing Service

(702) 873-5500

DATE 11-04 CONTRACT **22537**

Nevada State Manufactured Home Contractors Lic. S-0655

Contractors License 0034941

CONTRACT LIMIT

50,000.00

SERVICE • REMODELING • WATER EXTRACTION •

"Quality You Can Count On"

SOLD TO: PHONE ()
NAME CLSDCORP
ADDRESS
CITY ST. ZIP

JOB ADDRESS: PHONE () 429-1611
NAME Sky Voc
ADDRESS 15 W. Owens
CITY Las Vegas ST. NV ZIP 89101

NOSIS/SOLUTION

Make miscellaneous repairs on sewer and waste pipe at mobile homes 9, 10, 11, 12, 13, 15. Only obvious visible leaks were repaired.

Labor Charge @ \$105 per man hour \$ 1,470.00
Material \$ 375.00
Tax 28.17
Total 1,873.82

NEIGHBORS
EXT. NO. INT. NO. INT. NO.

ADDITIONAL REMARKS

K AUTHORIZATION PAYMENT OF THIS INVOICE / CONTRACT DUE UPON COMPLETION OF WORK

IN ORDER TO PROCEED WITH ABOVE DIAGNOSIS/SOLUTION, I, the undersigned, am owner/authorized representative/tenant and hereby authorize you to perform Diagnosis/Solution, and to use such materials as you deem advisable. A monthly service charge of 1 1/2 % will be added after 10 days. I agree to pay reasonable fees and court costs in the event of legal action. If my check does not clear, I realize I could be liable for 3 times the amount of the invoice, in no case more than \$500 and in no case less than \$100 all set forth in Nevada Revised Statute 41.620, plus the face value of the check and court costs. I have read, agree to, and have received a copy of the contract and Notice to Owner and statement required on the reverse side. All parts will be removed from premises and discarded unless otherwise specified herein.

I authorize you to proceed with the above work at the flat rate of \$ 1,873.82

PRINTED NAME Pamela W. Manor JOB START DATE COMPLETION DATE
CREDIT CARD NO. EXPIRATION DATE

AUTHORIZATION CODE DRIVER'S LIC. NO. EXP. DATE ACCOUNT NO. CUSTOMER SERVICE REP.

I hereby state that the above work has been installed in a workmanlike manner and to the applicable codes.

11-04 Carl Beel

NOTES / TERMS

Water heater installation within 10 days of inspection. Owner will provide permit with inspection. Customer Signature: Pamela W. Manor. Fast Plumbing will provide permit with inspection. \$100.00 fee. If not paid, of the water heater.

(702) 873-5500

ACCEPTANCE OF WORK PERFORMED - I find the service and materials rendered and installed in connection with the above work mentioned, to have been completed in a satisfactory manner. I agree that the amount set forth on this contract in the space labeled "TOTAL" to be the total and complete flat rate/minimum charge. I agree to pay reasonable attorney's fees and court costs in the event of legal action. A monthly service charge of 1 1/2 % will be added after 10 days. I acknowledge that I have read and received a legible copy of this contract and have read the Notice to Owner, and statement required on contract on reverse side.

ACCEPTANCE SIGNATURE Pamela W. Manor

CONTRACTORS AGENT	
REG. NO.	
TECHNICIAN <u>Wendell</u>	
TECHNICIAN <u>Carl</u>	
DISPATCH NUMBER	TRK. NO.
97	98

STANDARD WARRANTY/LIMIT OF LIABILITY
Standard warranty is 30 days on labor and material unless otherwise noted herein (excludes stoppages). Fast Plumbing assumes no responsibility to repair or replace sewer lines, drain lines, toilets or any plumbing fixture previously damaged or damaged during the drain clean process. Customer assumes all responsibility for sewer machine cables or jetter hose that become broke or damaged during the drain clean process.

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NOTICE

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Special
Submitted at City Council
Date 4/28/04 Item Citizens Participation

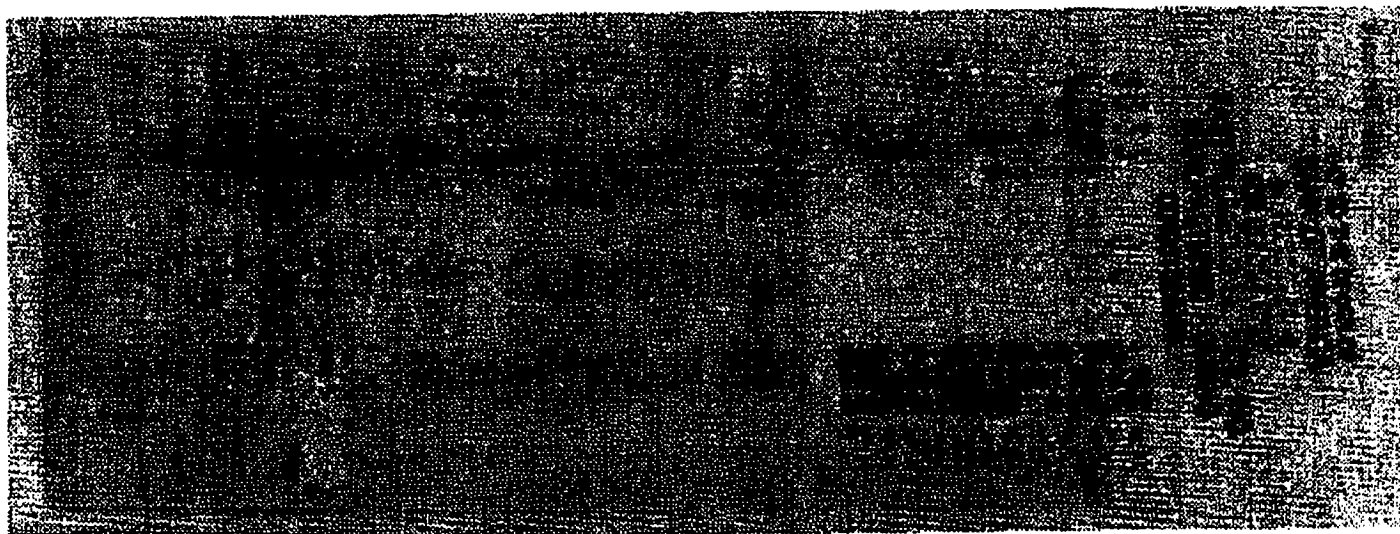
WHITE—OFFICE YELLOW—CUSTOMER PINK—INVENTORY GOLD—FILE

Bank #: 12240179 Acct #: 00000202013073 Check #:

Amount: \$1873.82
Account: 00000202013073
Bank Number: 12240179
CD Volume #:
Check Number:

Returned
ON 4/27/04
SEE BANK
STATEMENT Community
Bank.
878
07 00

CCSD CORP 22537		1178
MAINTENANCE ACCOUNT 15 WEST OWENS PK. 705-683-4507 LAS VEGAS, NV 89000		DATE 4/12/04
PAY TO THE ORDER OF	Fast Plumbing	\$ 1,873.82
Eighteen hundred, seventy-three		82/100 DOLLARS
COMMUNITY BANK 200 South Maryland Ave. Las Vegas, NV 89101		Paula D. H. [Signature]
MEMO		
⑆ 122401794⑆ 0202013073⑆ 1178		⑈0000187382⑈



(TH) LAS SPK COUNCIL. INFO: 4³⁰ WED. 28 April, '04 (ENCL. CHG.) (MAY 016)

Item # 1. 'SKY-USED'

.. (1 1/2 min) ..

TOM MC GOWN. LAS VEGAS RESIDENT.

FIFTEEN (15) YEARS AGO, AND REPEATEDLY SINCE, I ADVISED EACH SUCCESSIVE CITY ADMINISTRATION OF THE NEED FOR AND ADVISABILITY OF A FULL SCALE INVESTIGATION OF ALL RESIDENTIAL, COMMERCIAL AND PUBLIC STRUCTURES AND APPURTENANCES CITY-WIDE, PURSUANT TO COMPLIANCE WITH BUILDING AND SAFETY CODES, FIRE CODES, AND HEALTH CODES, IN THE INTEREST OF PUBLIC HEALTH AND SAFETY.

BUT MY RECOMMENDATIONS AND REQUESTS WERE IGNORED BY ELECTED AND APPOINTED CITY OFFICIALS AND THE DEPARTMENTAL BUREAUCRACY, EVEN THOUGH MANY OF THE CITY'S LIVING ACCOMMODATIONS AND BUSINESS PREMISES ARE 40 TO 60 YEARS OLD.

THAT POLICY OF INTENTIONAL NEGLIGENCE ON THE PART OF PUBLIC OFFICIALS AND PUBLIC EMPLOYEES CONSTITUTES DERELICTION OF DUTY, PROXIMAL CO-Causality, AND DEPRIVED INDIFFERENCE TO THE NEEDS OF THE LOCAL PUBLIC, AND IS PUBLIC-UNACCEPTABLE.

INSTEAD OF DOING THE JOB THAT SHOULD HAVE BEEN DONE 20 YEARS AGO, AND EVERY DAY SINCE, YOU'VE MADE THE OWNERS AND RESIDENTS OF THE SKY VIEW MOBILE HOME PARK EXPEDIENT 'SCAPEGOATS' FOR YOUR POLITICAL POSTURING AND YOUR GROSS INCOMPETENCE, AND YOU'RE REDUCING THEM TO DISENFRANCHISED STATUS AS HOMELESS INDIGENTS.

IN THE 1990'S, THE OWNERS AND RESIDENTS OF THE WIDEWORLD MOBILE HOME PARK ON SPRING MOUNTAIN ROAD, - MANY OF WHOM WERE AGED, INFIRM OR HANDICAPPED, - WERE RUTHLESSLY EVICTED BECAUSE STEVE WYNN WANTED THEIR LAND FOR AN EMPLOYEE PARKING LOT, ACROSS THE STREET FROM HIS NEWLY-OPENED 'MIRAGE' RESORT AND CASINO. THE VICTIMS DEMONSTRATED ALONG THE LAS VEGAS STRIP, AND 'STORMED' THE COUNTY COMMISSION CHAMBERS, UNTIL THEY WERE RELOCATED INTO FEDERALLY-SUBSIDIZED HOUSING, IN THE SOUTHWEST AREA OF THE COUNTY.

IN RECOMMENDATION: - IT'S INCUMBENT UPON THIS MAYOR AND CITY COUNCIL TO FULFILL HIS PROMISE TO 'SUPPORT THE UNDERDOG', AND MAKE WHOLE THE OWNERS AND RESIDENTS OF THE SKY VIEW MOBILE HOME PARK; - AND, - FROM NOW ON, DO THE JOB THAT THE TAX-PAYING PUBLIC OWES YOU TO DO.

(NOT SURPRISINGLY, - THE SKY VIEW MOBILE HOME PARK IS IN WARD 5, WHERE COUNCILMAN SITS ON THE FISCAL RESPONSIBILITY-CHALLENGED ECONOMIC OPPORTUNITY BOARD).

Thank you.

(Submitted for inclusion in the meeting minutes, in compliance with NRS 241, THE NEVADA OPEN MEETING LAW).

TM/LAS SPIN COUNCIL Mtg: 4:30 PM, WED 28 Apr, '04 (COUNCIL CHAM) (MAY 1/06)

CITIZEN.

.. < (1 1/2 min) > ..

• TOM MC GOWAN. LAS VEGAS RESIDENT.

- A SERIOUS THREAT TO PUBLIC HEALTH AND SAFETY AFFECTING THE RESIDENTS OF THE SCOTCH BROS AND CHELSEA ESTATES IN WARD 1 IS DUE TO THE INFILTRATION AND PROLIFERATION OF A LARGE POPULATION OF WIRE-WALKERS AND TREE AND BRUSH-NESTING 'ROOF RATS', ATTRACTED BY ROTTING FRUIT AND THE PROTECTIVE COVER OF PALM TREES AND LUSH LANDSCAPING. ADJACENT NEIGHBOURHOODS ARE ALSO THREATENED, BY THE POTENTIAL FOR RATS-MIGRATION.

WHETHER DISEASED OR NOT, RATS HAVE BEEN KNOWN TO ATTACK HUMANS, AND TO DEVOUR HOUSEHOLD PETS AND INFANTS! AND MANY OF THE RATS ARE 18 INCHES LONG AND 4 TO 5 INCHES WIDE, AND 2EF4. EXTERMINATION BY TRADITIONAL MEANS. BUT EXTERMINATION OF THE RATS IS CATEGORICALLY IMPERATIVE TO PRESERVATION OF THE PUBLIC HEALTH AND SAFETY OF ALL RESIDENTS OF THE CITY OF LAS VEGAS.

THE MAYOR SITS ON THE EMERGENCY OPERATIONS MANAGEMENT COMMITTEE, AND WAS RECENTLY EMPOWERED TO DECLARE A STATE OF EMERGENCY, TO PROTECT THE PUBLIC INTEREST.

THEREFORE, IN RECOMMENDATION, ~ AND CONSISTENT WITH THE CITY'S EXISTING POLICY IN ADDRESS OF THE PUBLIC HEALTH AND SAFETY ISSUE AFFECTING THE SKY ULL MOBILE HOME PARK : ~

- THE MAYOR SHOULD DECLARE A STATE OF EMERGENCY AND ORDER A 'CRASH PROGRAM' TO ERADICATE THE RATS COMPLETELY AND PERMANENTLY, ON A PRIORITY IMMEDIATE BASIS, AND THEREAS : -

- EVACUATE ALL RESIDENTS OF THE AFFECTED NEIGHBOURHOODS;

- REMOVE ALL PALM TREES, FRUIT TREES AND LUSH LANDSCAPING COVER, AND DRAIN ALL COI AND OTHER FISH PONDS IN THE AREA; AND -

- RELOCATE THE NEIGHBOURHOOD RESIDENTS TO PUBLICLY-SUBSIDIZED SHELTERS, PERMANENT ABATEMENT OF THE RAT INFESTATION, IN THE BEST PUBLIC INTEREST.

SINCE THE IDENTITY AND LOCATION OF THE LANDSCAPING CONTRACTORS MAY NOT NEARLY BE KNOWN, AND SINCE EFFECTIVE ABATEMENT WOULD BE A COST-PROHIBITIVE BURDEN ON THE TAXPAYING PUBLIC, ~ THE ENTIRE COST OF THE RATS EXTERMINATION PROCESS CAN AND SHOULD BE PAID FOR BY THE RESIDENTS OF THE AFFECTED NEIGHBOURHOODS, WHOSE PREFERENCE FOR LUSH LANDSCAPING APPARENTLY EXCEEDS THEIR CONCERN FOR PUBLIC HEALTH AND SAFETY, CITY-WIDE.

(PERHAPS IRONICALLY, ~ IT'S GENERALLY RECOGNIZED THAT THE RATS ORIGINATED IN AND MIGRATED FROM THE LANDSCAPED AREAS OF WARDS 3. AND 5.) (AND, IF THIS WERE A BOOK, IT WOULD BE ENTITLED : "OF RATS, AND HUMANS, AND MEN"!).

THANK YOU.

(Submitted for inclusion in the minutes, in compliance with NRS 241, THE NEVADA OPEN MEETING LAW).

AGENDA SUMMARY PAGE
SPECIAL CITY COUNCIL MEETING OF: APRIL 28, 2004

CITIZENS PARTICIPATION: Items raised under this portion of the Special City Council Agenda cannot be deliberated or acted upon until the notice provisions of the Open Meeting Law have been met. If you wish to speak on a matter not listed on the agenda, please step up to the podium and clearly state your name and address. In consideration of others, avoid repetition, and limit your comments to no more than three (3) minutes. To ensure all persons equal opportunity to speak, each subject matter will be limited to ten (10) minutes.

MINUTES:

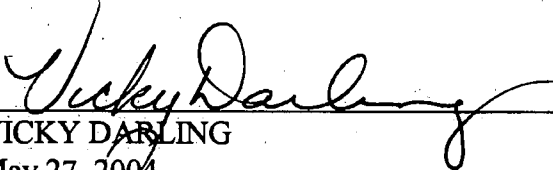
NOTE: A Combined Verbatim Transcript of the entire proceeding, including Citizens Participation, is made a part of the Final Minutes under Item 1.

(4:37 – 7:19)

1-1/2-1

ADJOURNED: 7:19 P.M. (2-2527)

Respectfully submitted:


VICKY DARLING
May 27, 2004

SPECIAL CITY COUNCIL MEETING OF
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COMBINED VERBATIM TRANSCRIPT

Discussion and possible action on ordering the City Attorney to institute a legal action, in any court of competent jurisdiction, to abate, remove or enjoin a nuisance or nuisances at the Sky Vue Mobile Home Park, 15 West Owens, Las Vegas, Nevada and other matters relating thereto and Citizens Participation

Appearance List:

OSCAR GOODMAN, Mayor
BETSY FRETWELL, Deputy City Manager
GARY REESE, Councilman
DAVID RIGGLEMAN, Director of Communications
WOMAN FROM AUDIENCE
LAWRENCE WEEKLY, Councilman
JIM DiFIORE, Manager of Business Services
JIM SHADRICK, Code Enforcement Officer
TERRY PAUL, Fire Inspector, Fire & Rescue
BARBARA JO RONEMUS, City Clerk
AMY ERONI, Clark County Health Department
PAUL WILKINS, Director of Building & Safety Department
BRAD JERBIC, City Attorney
GARRY HAYES, Attorney for DAVE and SANDRA DiMARCO
STEPHANIE BOIXO, Assistant to the Mayor
DAVE and SANDRA DiMARCO, 2440 Legacy Island, Henderson
UNIDENTIFIED SPEAKER
UNIDENTIFIED MAN SPEAKING FROM AUDIENCE
UNIDENTIFIED SPEAKER FROM AUDIENCE
MALE SPEAKER FROM AUDIENCE
UNIDENTIFIED MALE SPEAKER FROM AUDIENCE
LARRY BROWN, Councilman
MARY ETCHER, 15 West Owens, Space 71
GLEN SAVAGE, Environmental Director of Clark County Health Department
WENDELL GENTRY, licensed plumbing contractor
MICHAEL MACK, Councilman
BEATRICE TURNER
PATRICIA MARTINELLI-PRICE, 3212 Redrock
TOM McGOWAN, Las Vegas resident
CHRIS GIUNCHIGLIANI, 706 Bracken Avenue
ALLAN TUBB, Sky Vue Mobile Home Park resident
FRANK WRIGHT
PATRICIA BROWN
BETH JONES
JERRY NEAL, Marble Manor resident

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43 **Appearance List:**

44 AL GALLEG0, Citizen of Las Vegas

45 ANTHONY MOLINA, Sky Vue Mobile Home Park resident

46

47 (4:37 – 7:19)

48 1-1/2-1

49

50

51

52 2 hours 42 minutes

53

54

55

56 Typed by: Vicky Darling

57 Proofed by: Angela Crolli

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MAYOR GOODMAN

The Special City Council meeting of April 28th, 2004, is called to order. This meeting has been properly noticed and posted in compliance with the Open Meeting Law. These proceedings are being presented live on KCLV, Cable Channel 2, and are closed captioned for our hearing impaired viewers. The Special Council meeting, as well as all other KCLV programming, can be viewed on the Internet at www.kclv.tv. The programming can, the proceedings will be rebroadcast on KCLV Channel 2 and the Web Thursday at 6:00 a.m., Friday at 7:00 p.m. and Sunday at 4:00 p.m. Before we proceed with the agenda, I'd like everyone to please stand for the Pledge of Allegiance.

COUNCIL, STAFF AND AUDIENCE

I pledge allegiance to the flag of the United States of America and to the Republic for which it stands, one nation under God, indivisible, with liberty and justice for all.

MAYOR GOODMAN

Item 1, discussion and possible action on ordering the City Attorney to institute a legal action, in any court of competent jurisdiction, to abate, remove or enjoin a nuisance or nuisances at the Sky Vue Mobile Home Park, 15 West Owens, Las Vegas, Nevada, and other matters relating thereto. This matter comes before the City Council as a result of multiple complaints from residents of the Sky Vue Mobile Home Park and serious concerns for the City's Business Services Division, after numerous inspections by the Fire Department, the Building Department, Neighborhood Services, the Clark County Health District and the State Division of Manufactured Housing. The various inspections have revealed a number of dangerous conditions at the mobile home park that pose serious life, health and safety concerns for the residents. This item is brought before the City Council to authorize the City Attorney's office to take appropriate legal action to abate the serious nuisance conditions existing at the mobile home park.

Now, ladies and gentlemen, this is not a public hearing. However, in my discretion, I'm going to allow a limited number of those who would like to speak to address us while we're making our determination. I would ask you to decide amongst yourselves, I see Mr. Hayes is here, a very competent attorney. I'd like you to pick four spokespersons that can speak on behalf of the

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88 interests that you feel should be represented and discuss before the Council. Of course, that does
89 not preclude your expressing yourselves during the Citizens Participation aspect of this Council
90 meeting. But, because of the fact that it's not a public hearing, I think it is appropriate to have
91 limited discussion and input. We will have a timer on, we'll put each person on a three-minute
92 clock. So you know what the ground rules are now.

93 I have been the Mayor for four and a half years and I will state to you folks that when we have a
94 Council meeting, it is remarkable the – way the process works, in the sense that the citizens who
95 are before us who have matters of great interest to themselves and matters of great interest to the
96 City always act responsibly, act like ladies and gentlemen, and I would expect that those folks
97 who are here today on an emotionally-charged situation, would constrain themselves and be
98 respectful to the process and, in likewise, the process will be respectful to you.

99 At this time I'm going to ask Betsy Fretwell to set the – record before us, so we can make a
100 determination. Ms. Fretwell is our Deputy City Manager.

101
102 **BETSY FRETWELL**

103 Good afternoon, Mayor and members of the City Council. Mayor, I – think you gave a really
104 good introduction to the set of circumstances that brings us here this afternoon. I would like to
105 say that on the 26th, we did go around and post every single unit in the Sky Vue Mobile Home
106 Park with a notice that says this structure is unsafe, and the structure is deemed unsafe and that
107 there is an eminent hazard order on that property. We posted a 72-hour notice that indicated to
108 each and every resident that the repairs had to be complete, otherwise we would be closing the
109 park at the closing of that 72-hour period.

110 What I'd like to do is talk just briefly about some of the – things that we've been doing to try and
111 assist the current residents of the Sky Vue Mobile Home Park. Because I think we've done a
112 yeoman's job of putting together an effort, in a very brief period of time, to try and assist people.
113 And I think the information that I'll share with you will – indicate that. And then I would like to
114 go into some of the enforcement efforts we've undertaken over the last several weeks. And
115 bring up some of our key inspectors who have been working on this project, that have led to the
116 situation, that have helped us through this situation over the last several weeks, in trying to
117 correct the violations that we see in that Sky Vue Mobile Home Park.

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118 On the 26th, in addition to posting those notices on – every unit, we also provided an information
119 packet to each and every individual. There was an informative flyer that indicated the services
120 that we would have available. We set up a triage center at Salvation Army. And we can't thank
121 Salvation Army enough for allowing us to take over half of the – CIC center that they are
122 running right now. In that CIC, we have representatives from Nevada State Welfare, Clark
123 County Social Services, the Apartment Hunters, Nevada Legal Services, the Trauma Intervention
124 Program, the Leisure Services Senior Programs. Leisure Services also provided a hospitality
125 room for the people who are trying to take advantage of those services. We had the Salvation
126 Army present, Catholic Charities who primarily deal with men only, Shade Tree who primarily
127 deal with women and children only, Nevada Partners to help with job prospects, EOB and
128 various City employees, including the liaisons from Councilman Weekly's office, Councilman
129 Brown's office. I know that on the day of the posting, Councilman Mack's staff also assisted us
130 in that effort, as did Councilman Reese's. And we really appreciate everyone helping in that.
131 Detention and Enforcement has been present throughout this process, both at the CIC and at the
132 Park as necessary, to provide assistance, both from Animal Control and just from an enforcement
133 and safety standpoint. And Neighborhood Services has been coordinating the – transitional CIC
134 effort for the individuals in the Sky Vue Mobile Home Park.
135 Representatives from the City have met with 57 individual renters and owners from the Park, on
136 the day of the notice. So we had a huge outpouring of people trying to find out more
137 information. Sixty-six heads of households have signed in at the Triage Center, 58 have gone
138 through the system and met with various service providers. Thirty-five heads of households
139 have met with the Apartment Hunters, 25 of which have moved to alternative housing. Forty-
140 three heads of household met with Nevada State Welfare and received some sort of service, most
141 of it in the form of food stamps. Many of the residents were existing clients of Nevada State
142 Welfare. Forty-seven heads of households have met with the Clark County Social Services
143 Department and the services they received are as follows: 78 food cards have been issued, 286
144 bus tokens were issued, 20 head of households have been placed in alternative housing, 26 head
145 of households are pending and are at various stages of receiving various assistance from Social
146 Services, for a total client number of 54.

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147 We also have been trying to make provisions for individuals who privately own their trailers.
148 We have not been given a list of those privately held trailer, trailers, but we're doing our best to
149 identify those. We've also been working with a gent – actually Clark County Social Services has
150 helped us by identifying a trailer park that will take some of the private trailers that are currently
151 located in the Sky View Mobile Home Park and accommodate them and pay their moving
152 expenses to relocate to that trailer park.

153 In fact, I'll just jump ahead to that. This morning Nevada – Manufactured Housing went out and
154 did eight inspections of those privately held trailers that we are aware of. Six of them were
155 cleared to be moved to that other trailer park. Two of them, one of them declined an inspection,
156 the other one there was no one present for us to – be able to get the inspection conducted at that
157 time. And we will continue to do that as we become aware of the privately held trailers.

158 Last week you – allocated \$40,000 for us to spend to help assist in relocation, both with the
159 Budget Suites. Over the last several weeks, with the initial residents who made a decision to
160 move out and take advantage of that, our balance today is \$10,457 remaining. For the Budget
161 Suites, we spent 20, almost \$24,000. For the bus tokens, we spent over \$500. For the Clark
162 County Social Services grocery cards, \$1500. The Salvation foods, the Salvation Army food
163 services for the Budget Suites was close to \$1500. And included in that estimate are, we have
164 seven people that are still located at the Budget Suites and we're continuing to pay for that
165 through Friday and then that service will cease.

166 As of this morning, according to the Clark County Health District, none of the six nuisance items
167 that were filed as a complaint with Judge Bert Brown, have been satisfied. I – will mention that
168 Glen Savage from the Health District is here today, if there are additional questions about their
169 proceedings. He's here, he may be able to answer some of those questions.

170 This is a very complicated enforcement effort. There've been multiple agencies involved, in
171 trying to make sure that these public nuisances are abated. And – what I would like to do is just
172 give you a summary of some of the nuisances that we've found. There're issues associated with
173 the water supply and adequate fire hydrants, access for fire apparatus. This organization has
174 been operating without a business license for quite some time and we have cited them for that.
175 Jim DiFiore will give you an update on those citations as well.

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176 From a (sic) Uniform Housing Code standpoint, there's inadequate sanitation. There's structural
177 hazards. There are hazardous electrical wiring issues, hazardous plumbing issues, hazardous
178 mechanical equipment, faulty weather protection, other fire hazards and faulty materials of
179 construction. What I would like to do, Mayor, is ask that a few people from our – inspection
180 team join me at the – podium, to be able to give you some more recent information on, as recent
181 as this afternoon, about the progress of the abatement on the Park, so you can see the conditions
182 up to the minute, if you will, the latest that we have.

183 So I would like to ask the Fire Department, Terry Paul, to join me up here. I'd like for Jim
184 DiFiore from Business License to join me here. And Jim Shadrick from Code Enforcement to
185 join me here. We do have Paul Wilkins from the Building Department here to answer questions,
186 if you need that, or Tom Cooley, who's been on site, but he's having some voice problems today,
187 so Jim Shadrick will be giving Tom's portion of the presentation.
188 So if you guys will come join me.

189

190 **MAYOR GOODMAN**

191 All right. At – this time would Mr. DiFiore, Mr. Paul and Mr. Shadrick please join Ms. Fretwell.
192 Thank you.

193

194 **BETSY FRETWELL**

195 Mayor, what I'd like to do is just start off with about a one minute video that we took when we
196 were out serving the notices on Monday. I think it's very illustrative of the effort that's gone
197 into this process.

198

199 **MAYOR GOODMAN**

200 All right. That would be April the 26th?

201

202 **BETSY FRETWELL**

203 Yes, Sir.

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204 **MAYOR GOODMAN**

205 At what time?

206

207 **BETSY FRETWELL**

208 Approximately 9:00 a.m.

209

210 **MAYOR GOODMAN**

211 All right. We'd like to see it.

212

213 **VIDEO PRESENTATION**

214

215 **MAYOR GOODMAN**

216 Okay. Thank you very much.

217

218 **COUNCILMAN REESE**

219 If I –

220

221 **MAYOR GOODMAN**

222 Yes, Councilman.

223

224 **COUNCILMAN REESE**

225 Betsy, what was that –

226

227 **BETSY FRETWELL**

228 Yes, Sir?

229

230 **COUNCILMAN REESE**

231 – sign when the video first started? Under new management?

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232 **BETSY FRETWELL**

233 I'm not really sure. Did you see it, David?

234

235 **DAVID RIGGLEMAN**

236 Yes, Councilman, that was the sign out in front of Sky Vue.

237

238 **MAYOR GOODMAN**

239 Do you know who the new management is?

240

241 **DAVID RIGGLEMAN**

242 Mayor, that sign, that was just the sign in front of the property. That's the sign, it's posted.

243

244 **MAYOR GOODMAN**

245 Do you know how long the sign have been up there?

246

247 **DAVID RIGGLEMAN**

248 I do not.

249

250 **WOMAN FROM AUDIENCE**

251 March 2002.

252

253 **MAYOR GOODMAN**

254 Wait. You're not going to talk that way. Okay? You understand that. You've been here before;

255 okay?

256

257 **DAVID RIGGLEMAN**

258 I don't know, Mayor.

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259 **BETSY FRETWELL**

260 Mayor, we don't – We really don't know. There's been a sequence of change in ownership over
261 the last several years. It – may just stay there.

262

263 **COUNCILMAN REESE**

264 My – question then, it was, it wasn't just recent though?

265

266 **BETSY FRETWELL**

267 Not that we're aware of, Councilman.

268

269 **COUNCILMAN REESE**

270 Thanks.

271

272 **MAYOR GOODMAN**

273 Do we know how long the owners of this property have owned the property? Councilman?

274

275 **COUNCILMAN WEEKLY**

276 They're sitting there.

277

278 **BETSY FRETWELL**

279 I –

280

281 **MAYOR GOODMAN**

282 Do we know – how, can anybody tell me how long the owners of the property have owned this?

283

284 **BETSY FRETWELL**

285 I, Jim, you want to answer that?

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286 **MAYOR GOODMAN**

287 Wait. This is not the way we do it. I – want to have this done very orderly. I don't want to have
288 to eject anybody. That's not my purpose here. Just go through the – chair. Yes.

289

290 **JIM DiFIORE**

291 Mayor and members of the Council, I think I can answer that question. The application we have
292 on file for the current licensee, the current applicant for the license, CCS – CCSD Properties,
293 Inc., had submitted with their application a grant, bargain, sale deed from the Carps, who were
294 the previous owners, and the date of this is January 10th, two thousand and two. The application
295 came in in June of 2002. This type of license is a license that is issued for the number of spaces
296 that are owned or rented in the Park itself. It is not a regulated license by the City Business
297 License Division. It's regulated by the State of Nevada. So, essentially, this is one of many that
298 the City has in its codes that is – for revenue purposes only. But that's the answer to your
299 question right now.

300

301 **MAYOR GOODMAN**

302 So we, as a Council, can take as a fact that the current owners have owned that property for
303 approximately two years and three months?

304

305 **JIM DiFIORE**

306 That's correct.

307

308 **MAYOR GOODMAN**

309 All right. Very good.

310

311 **JIM DiFIORE**

312 With one exception.

313

314 **MAYOR GOODMAN**

315 Yes.

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316 **JIM DiFIORE**

317 We believe that there was a sale to a corporation known as T&B Delcor in December of last year
318 and that presently there exists some record of a sale to another business known as West Owens
319 Management Group, LLC, which, my understand is, at this time, that David DiMarco, the
320 principal in the action today, is also an officer of that corporation.

321
322 **MAYOR GOODMAN**
323 Okay. Well, I'm going to, when Mr. Hayes addresses us, perhaps he could get me the particulars
324 on that. Thank you. Yes, Ms. Fretwell.

325
326 **BETSY FRETWELL**
327 I would like for Mr. DiFiore just to talk through the different citations that have been issued on
328 this property from the Business Licensing Department.

329
330 **MAYOR GOODMAN**
331 All right. Please give us the dates and the citations, please.

332
333 **JIM DiFIORE**
334 The – dates of the citations commence on April 13th and there have been fourteen citations issued
335 through today for operating or conducting a business without maintaining a valid, unexpired
336 business license. This is a result of several meetings that we've had with the City Attorney's
337 office and with the representation of the DiMarcos. We, the license expired back in October of
338 2003. The business was originally licensed on a temporary license for a good period of time,
339 almost a year and three months, due to the fact that the Fire Department had some concerns with
340 water being appropriated to that particular mobile home park through a fire hydrant. And we
341 issued temporary licenses, believing that they were acting in good faith to attempt to correct the
342 fire safety code problems. But when their last license expired in October 2003, there has been no
343 licensed issued since that time. And once again, there have been fourteen citations for doing
344 business without maintaining a valid business license.

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345 **MAYOR GOODMAN**

346 All right. Thank you.

347

348 **COUNCILMAN REESE**

349 Your Honor, if I could?

350

351 **MAYOR GOODMAN**

352 Yes, Councilman.

353

354 **COUNCILMAN REESE**

355 Betsy, before you depart, I noticed in the video also that there was children in the Park, to me

356 during school hours. Has the School District been notified at all, that there's truants, truancy

357 over there or –

358

359 **BETSY FRETWELL**

360 Not that I'm aware of. But we can certainly take care of that. We – have been providing

361 services at the Triage Center, to help occupy the kids while the parents are moving through the

362 various stations there. But we can certainly check in with the School District about attendance,

363 etc.

364

365 **COUNCILMAN REESE**

366 Is – there any estimation on – how many children of school age that live in the Park?

367

368 **BETSY FRETWELL**

369 No, but there are quite a few children there. And they vary in ages from infants all the way up to

370 teenage.

371

372 **MAYOR GOODMAN**

373 Can anybody tell me whether or not the children who were depicted in the film had shoes on?

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374 **BETSY FRETWELL**

375 I don't know, but I can review the tape and then let you know.

376

377 **MAYOR GOODMAN**

378 I couldn't see it on the tape. I was looking for it. The reason I ask that question, and we have
379 been advised that one of our Marshals, in exercising his duties and responsibilities at Sky Vue
380 contacted scabies, which is a very painful and debilitating disease as a result of a mite bite. And
381 adults, of course, might be able to protect themselves against that, but a child wouldn't know the
382 difference. So, I would like to find out if in fact those children had shoes on.

383 All right. Who – we going to hear from next?

384

385 **BETSY FRETWELL**

386 I'd like to ask the Code Enforcement personnel, Jim Shadrick, and Terry Paul to come forward,
387 from the Fire Department, and give you an update on their recent findings.

388

389 **MAYOR GOODMAN**

390 All right. Mr. Shadrick.

391

392 **COUNCILMAN REESE**

393 Jim.

394

395 **JIM SHADRICK**

396 Good afternoon. My – name is Jim Shadrick. I'm a Combination Inspector with the City of Las
397 Vegas. My title is Code Enforcement Officer. I'm a certified Building, Plumbing, Mechanical
398 and Electrical Inspector. And the City's provided me additional training as a specialist in mold
399 and mold remediation.

400 On the 26th, we were ordered to post all of the units, due to the unsafe conditions, as a public
401 nuisance electrical, plumbing, fire, structural, vegetation. We had it all. Fire Department was
402 with us. Clark County Health Department solid waste folks have been involved with this, as has

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403 the State Manufactured Housing Division inspectors. This photo here will represent the three
404 tags that we all posted on the 26th, which was Monday.

405

406 **MAYOR GOODMAN**

407 We have the overhead, please. Overhead, please. Thank you. All right, thank you.

408

409 **JIM SHADRICK**

410 I'd like to work forwards and go a little bit backwards, if I might. I was, I just left the Park a
411 little while ago, so you'd have the latest facts before you.

412

413 **MAYOR GOODMAN**

414 Thank you.

415

416 **JIM SHADRICK**

417 These next photos I'm going to show you is what is there right now.

418

419 **MAYOR GOODMAN**

420 As of what time?

421

422 **JIM SHADRICK**

423 This was at 1:00 o'clock today.

424

425 **MAYOR GOODMAN**

426 All right. What does that depict, Sir?

427

428 **JIM SHADRICK**

429 This is an opening where typically a water heater would be placed. And those, that's the sub
430 panel, with all the exposed wires, that anybody, if there's a child that walks onto the property can
431 just, if they're too short to touch it, they could just put a little box up and reach their hands in and
432 – grab those wires.

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433 **MAYOR GOODMAN**

434 What would happen if they grabbed the wires?

435

436 **JIM SHADRICK**

437 Well, if it didn't knock them to the ground and get them away from the wires, they'd be
438 electrocuted right there.

439

440 **MAYOR GOODMAN**

441 All right. Was that it?

442

443 **JIM SHADRICK**

444 Because the – outside of the home is a metal surface and that's a good conductor.

445

446 **MAYOR GOODMAN**

447 Oh, was that particular unit occupied?

448

449 **AUDIENCE**

450 No. (inaudible)

451

452 **MAYOR GOODMAN**

453 Wait, wait. You know, the quickest way to not hear this or to see it on t.v. is to keep on doing
454 that. Please. Do you know – whether that was occupied?

455

456 **JIM SHADRICK**

457 No, Sir, I didn't, I – No, Sir, I didn't see any occupants.

458

459 **MAYOR GOODMAN**

460 All right.

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461 **COUNCILMAN REESE**

462 (inaudible)

463

464 **MAYOR GOODMAN**

465 No, of course. I understand.

466

467 **JIM SHADRICK**

468 This, these photos here are also taken at approximately the same time and this unit is occupied.

469

470 **MAYOR GOODMAN**

471 And what does this depict?

472

473 **JIM SHADRICK**

474 What this represents is there's a washing machine outside, hooked up with a garden hose and a,
475 an extension cord and they drain it onto the ground.

476

477 **MAYOR GOODMAN**

478 And the effect of that is?

479

480 **JIM SHADRICK**

481 What we call that in the Plumbing Code is it's gray water or waste water. There's been, if it's
482 out in a rural district, it doesn't present too much of a problem. But when you have a – confined
483 space, such as a mobile home park or a community of homes, then it does present a problem. If
484 nothing else, it draws a lot of flies. If it sits there for any length of time, it of course becomes
485 contaminated and all kinds of bad things can happen. 'Cause we don't know what was on those
486 clothes when they – washed them.

487

488 **MAYOR GOODMAN**

489 Tell us – what kind of bad things could happen?

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490 **JIM SHADRICK**

491 Well, the Health Department could tell me that you could even have as much as an ecoli
492 breakout, which will kill somebody within eighteen hours.

493

494 **MAYOR GOODMAN**

495 Okay.

496

497 **JIM SHADRICK**

498 This is a collage of current conditions inside the Park, again around 1:00, 1:15.

499

500 **MAYOR GOODMAN**

501 Could you explain the various pictures to us?

502

503 **JIM SHADRICK**

504 Yes.

505

506 **MAYOR GOODMAN**

507 Going, go for a counter-clockwise, if you, or clockwise, if you would, starting at the upper left
508 hand.

509

510 **JIM SHADRICK**

511 Okay. This – is a photo of a sub panel that's on a lot where a mobile home was demolished
512 because of its condition. And what you see here is the wires exposed, going through the
513 opening, through the sub panel, and they're not protected. So if they, if the edges of that box,
514 that opening is sharp, it'll cut right through the jacket and, or the insulation on the wires and it's,
515 can spark and cause a fire. And as you see, there's no cover.

516

517 **MAYOR GOODMAN**

518 So it could cause a fire. Could it also electrocute somebody?

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519 **JIM SHADRICK**

520 It sure could, Your Honor.

521

522 **MAYOR GOODMAN**

523 All right. Thank you.

524

525 **JIM SHADRICK**

526 The second photo in the upper right is two concrete blocks, rectangular blocks, and you, the pipe
527 that you see right here is what we call a pipe, a part inlet pipe. And this is what you would
528 typically connect the drain line from the home to. And it's a threaded fitting and it's just a block
529 set upright with one pushed against it to keep it sealed.

530

531 **MAYOR GOODMAN**

532 And what is the effect of that?

533

534 **JIM SHADRICK**

535 That's directly connected to the sewer line that goes to the street and that contains methane
536 gases, which can – explode for one thing. And if you're exposed to it a lot, long term, it can
537 enter the pores of your skin and make you very ill.

538

539 **MAYOR GOODMAN**

540 Thank you. Next one, please.

541

542 **JIM SHADRICK**

543 The – next photo's of a vacant home. And you'll see the vegetation and the general appearance
544 and condition and the general dilapidation. You'll notice that the skirtings missing and so you
545 can see right – underneath the trailer.

546 The next photo is that washing machine I showed you earlier. I have the larger picture of and –
547 exploded it. Then the next photo down in the lower left is also that panel, sub panel box I
548 showed you. And the next photo over is a – photo of one of the upper lots. The man's name is

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549 Jeffrey, they call him the Rocket Man. And it's kind of an illegal scooter business. And the
550 place is just totally, totally inundated with scooter parts, sprockets, chains, oil, gas cans. He has
551 a guy that sleeps in the front yard on a pallet. He's got a blue tarp, as you see, over here to try to
552 hide what he has. It's on a chain link fence and we've repetitively asked him to please abate that
553 and as you see it hasn't been done yet, as of today. Same time, about 1:00, 1:15.

554 Another photo of, today. This is a 4 by 2 inch electrical box that's sitting on a fence post on
555 Space Number 2. As you can see, the conductors are exposed with no cover. What you see
556 below here is what we call non-metallic cable, commonly referred to as romex. I do not know if
557 those cables are energized. But just as a pure matter of safety, it should have been, had a cover
558 on it or realistically the whole cable should have been removed. In the lower photo is a water
559 heater with the covers off on the upper and lower. That's 220 volts, 4500-watt elements, metal
560 exterior, no door and totally accessible to any children in the Park.

561 I'll work a little bit backward now, with some other photos that were taken on the 27th.

562

563 **MAYOR GOODMAN**

564 That would be yesterday?

565

566 **JIM SHADRICK**

567 Yes, Sir.

568

569 **MAYOR GOODMAN**

570 At what time?

571

572 **JIM SHADRICK**

573 This one was taken by the Fire Inspector, he could probably answer that.

574

575 **MAYOR GOODMAN**

576 All right. Yes, Sir?

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577 **TERRY PAUL**

578 Your Honor, these photographs from yesterday were taken between 11 in the morning and 2 in
579 the afternoon.

580

581 **MAYOR GOODMAN**

582 Thank you very much.

583

584 **JIM SHADRICK**

585 What you see here is the door is not secured. You'll also notice of very import to me and the
586 Fire Department is that there's no ventilation. There's no windows, it's just wood. They've
587 been blocked off. You'll see the missing skirt down here. You'll see furniture, flammables and
588 what not piled up against the side of this mobile home. It – occurs that we check the window
589 here, because under the Housing Code and Building Code, you're allowed to, or you're supposed
590 to have a certain amount of glazing for light and ventilation. This is plexiglas. It's not glass.

591 Another photo taken by Mr. Paul with Fire Department showing general conditions, out and
592 about the exterior of the home. Water heater's outside, it's not even in it's housing inside the
593 home. You can see where people have been camping out and sleeping outside, which we don't
594 allow.

595 Another photo taken on the 27th of the exterior of a mobile home. That cable that you see is the
596 electrical hook up and – the problem here is is that this heavy duty cable that's supposed to plug
597 into the home and be done properly, the wires are just hanging freely from an opening. It's not
598 secure and it's not protected properly by the right kind of insulation. So, whether or not it's
599 electrically conductive, with water on the ground when the sewer leaks, we don't know and we
600 can't take a chance.

601 Another photo of the 27th, where we had posted the day prior. Of import on this is on the roof,
602 mechanically speaking, the covers are missing. The swamp cooler obviously is inoperable.

603

604 **MAYOR GOODMAN**

605 Sure it is.

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606 **JIM SHADRICK**

607 Again you'll see glazing missing. It's just got wood or cardboard in it. Of particular
608 significance to us is the homemade block steps with no handrails. And, so, if you're coming
609 down and you're carrying a child or a package, you can fall really easily and – be injured.

610 Another photo taken on the 27th of an appendage that was added, which is this cover. You can
611 also take note of the swamp cooler. The Code calls it evaporay, but the common terminology is
612 swamp cooler, in the desert. You can see the panels again are missing. We took note of the way
613 it was hooked up on the roof and it had open conductors. It wasn't even covered up again with
614 any kind of a cover. The – panels were missing. It's obviously inoperable. Again you see wood
615 as a window instead of glazing.

616 Another photo of another space on the 27th. What you'll see is kind of the general conditions we
617 noted in the Park, of how the panels were falling down and the vegetation and the unkempt areas,
618 a kind of a homemade fence.

619

620 **COUNCILMAN REESE**

621 Excuse me. Excuse me, Jim, was that, was people living in that trailer there?

622

623 **JIM SHADRICK**

624 No, Sir.

625

626 **COUNCILMAN REESE**

627 It was just a vacant trailer.

628

629 **JIM SHADRICK**

630 This was another photo that we don't, maybe it's called Camp Las Vegas. Somebody's been
631 sleeping outside in a little tent. You'll see the wood and the flammables. The vegetation, the
632 trees, normally the trees need to be trimmed back up seven feet or so, so you don't poke your
633 eye. And we saw a lot of these kind of conditions in the Park.

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634 Another photo on the 27th, you see the music is set outside with all the cords, the cables, the
635 plastic tarp effect. It's all exposed conductors. I mean, anybody can walk up and touch it and if
636 they're standing in water, they're going to get shocked or killed.

637 Another photo taken on the 27th, about that same period of time, this was a photo of a side panel
638 in one of the homes, hooked up with a garden hose as his water supply. Radiator hose clamps as
639 the connection device. Of special importance, up on the top, I hope you can see it, but where my
640 finger is right here, that's the exposed electrical cables, conductors, 220 volts. Anybody can
641 walk up and touch it. And it was on.

642 In addition, on the side is a safety relief valve called a T&P valve. That is supposed to be piped
643 down, under the home, because if you don't and it gets too much pressure in the tank, because
644 it's a pressure vessel, that can blow off and hot water'll hit you right in the face, if you happen to
645 be walking by. So that could happen to a child very easily.

646 This was a collage I took today around 1:00 o'clock. Starting the upper left again, you'll see the
647 Rocket Man's property. You'll see another one, on the upper right, that is occupied, it's a
648 homemade deck and it's supplying that washing machine that you saw in the other previous
649 photo with an extension cord. This photo here is a Park installed cold and water supply to a
650 water heater room, utilizing PVC. That's totally illegal, you can't do that. Of special importance
651 is the way it's connected to the shower valve. At the top, the metal pipe transitions are gas line
652 pipes. They're not for water.

653 The next photo represents a propane tank attached to the side of one of the homes and we did
654 note that there was some exposed wires next to that, in the opening. You can't see real good in
655 the photo. But because those were exposed, if there was any kind of a spark, that could ignite
656 that, we have a propelled rocket.

657

658 **MAYOR GOODMAN**

659 Wa, did it have propane in it?

660

661 **JIM SHADRICK**

662 Yes, Sir. Next photo down is the one I showed prior and it's got the missing covers with the
663 exposed wiring. And of course the last one is the box that's hooked to the fence.

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664 **MAYOR GOODMAN**

665 All right. Thank you very much. The one, one of the items that caused a great concern to me at
666 our Council meeting where we ordered that action be taken here was the representation that there
667 was raw sewage at the site. I didn't see any pictures which depicted that.

668
669 **JIM SHADRICK**

670 Your Honor, the Clark County Health Department inspector's here with me today. Her name is
671 Amy Eroni.

672
673 **MAYOR GOODMAN**

674 I want to hear about that.

675
676 **JIM SHADRICK**

677 She has wonderful photos of that.

678
679 **MAYOR GOODMAN**

680 Well, I don't think you'd have wonderful photos of raw sewage.

681
682 **AUDIENCE**

683 Disruptive laughter and applause

684
685 **MAYOR GOODMAN**

686 All right. That's it. No, no, no, no, no, no.

687
688 **BARBARA JO RONEMUS**

689 Thank you very much.

690
691 **AMY ERONI**

692 Good afternoon, gentlemen.

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693 **MAYOR GOODMAN**

694 Good afternoon.

695

696 **AMY ERONI**

697 Good afternoon, gentlemen.

698

699 **MAYOR GOODMAN**

700 Good afternoon.

701

702 **AMY ERONI**

703 My name is Amy Eroni. I work with Clark County Health District. I work in the Solid Waste
704 Management Division. Yeah, I'd like to see some of those. Initially I went out to Sky Vue on
705 the 30th of March and have been following up every day with photograph documentation, along
706 with collaboration with Code Enforcement, Fire Department and North Las Vegas Health
707 inspectors.

708 So we're going to look at a few photographs here. The first one, let's go with the most recent.
709 The most recent photographs I have are from April 27th, which was yesterday. I was out with
710 Mr. Shadrick and Mr. Page from the Fire Department. What you're looking at here is Trailer
711 Unit Number 4 and often times the plumbing access, like for example Unit 4, the access would
712 be on the property of Unit Number 5. So we would enter the premises of 5 to look at the hook
713 up for 4. So what you're looking at basically is, right here, you'll see a connection that is from
714 usually a kitchen or bathroom, sewer drain, into the main line. And you'll see here this is not a
715 fit or sound connection. However, I want to emphasize that that is why Clark County Health
716 District requires a licensed plumber to do the work. Because I am not a licensed plumber and
717 therefore I can only go by visual assimilation of problems that I see. What really is required is a
718 licensed plumber to come out and assess the situation.
719 But what I see here is I see soil that is wet around the opening. Therefore I know that there is
720 liquid sewage coming out of that connection.

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721 **MAYOR GOODMAN**

722 What does that mean?

723

724 **AMY ERONI**

725 That means that any liquid sewage overflow that goes onto the ground and, unfortunately, this
726 pipe is located at a house that had children that played outside.

727

728 **MAYOR GOODMAN**

729 Now what is liquid sewage?

730

731 **AMY ERONI**

732 Liquid sewage would be anything outside of fecal matter. Any – liquid that should go into a
733 sanitary sewer.

734

735 **MAYOR GOODMAN**

736 And – what is the effect of that, as far as a health hazard?

737

738 **AMY ERONI**

739 Definitely contact. You're talking about any number of problems, from ecoli. You're talking
740 about any number of health, I'm sorry I don't have them on the top of my head, but any number
741 of health problems.

742

743 **MAYOR GOODMAN**

744 Okay. But ecoli was explained to us could cause death within, what did you say, 36 hours? That
745 – ecoli is what caused Jack-in-the-Box to go bankrupt with two hamburgers; okay?

746

747 **AMY ERONI**

748 Right. Right.

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749 **MAYOR GOODMAN**

750 All right, so –

751

752 **AMY ERONI**

753 You also have hepatitis issues. You know, it just takes a small entry area. A child often plays in
754 the dirt, then puts their hands in their mouth. You know, so you have various modes of entry that
755 could be problematic.

756

757 **MAYOR GOODMAN**

758 Okay.

759

760 **AMY ERONI**

761 Another photograph is of Trailer Unit Number 7. However, the picture in the bottom that you're
762 looking at is called the sewer clean out. And it has a cap on it. And that is actually attached to
763 Unit Number 6. It was indicated in the April 1st paperwork given to Ms. DiMarco that it needed
764 to be fixed or sealed. It has been open ever since. And the most recent photograph is of the 27th.

765

766 **MAYOR GOODMAN**

767 And raw sewage is –

768

769 **AMY ERONI**

770 There is a great, yes a potential that that would allow, if there is a backup, that would allow for
771 raw sewage to flow.

772

773 **MAYOR GOODMAN**

774 All right.

775

776 **AMY ERONI**

777 Let me give you some recent photographs of raw sewage issues.

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778 **MAYOR GOODMAN**

779 All right, that's what I want to see.

780

781 **AMY ERONI**

782 You bet. On Number 7, again, if you, this is a shot of underneath the trailer. We have pooling
783 sewage. The stench is incredible, around the area. You have to enter via the property of Number
784 8.

785

786 **MAYOR GOODMAN**

787 Is that occupied?

788

789 **AMY ERONI**

790 Number 7 is occupied. Number 8 is not. And if you'll look here, that's a close up. The entire
791 surface underneath is wet and there are pools of sewage. Thank you.

792

793 **MAYOR GOODMAN**

794 Can you describe the odor?

795

796 **AMY ERONI**

797 It's pretty malodorous. It was pretty, you can tell the flies were numerous. You can tell the
798 stench was not that of a potable water supply, say. It smelled like the treatment plant, basically.
799 So, I don't know how else to explain it, Sir.

800

801 **MAYOR GOODMAN**

802 All right.

803

804 **AMY ERONI**

805 Number 11, now, there is leaking going on under the trailer. That area has been wet at that
806 particular rubber boot junction of the sewer line.

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807 **MAYOR GOODMAN**

808 Is that occupied?

809

810 **AMY ERONI**

811 It was at the time that I went out, at the 20th. I'm not sure if it's still occupied, to be honest with
812 you.

813

814 **MAYOR GOODMAN**

815 Okay. All right.

816

817 **COUNCILMAN REESE**

818 We have moved a lot of people out though. I said we have moved a lot of people out.

819

820 **AMY ERONI**

821 Number 15, you're looking at an open sewer vent and I will get into further photos to explain to
822 you what a sewer vents that's open, what the potential hazard can be. And I'm going to skip
823 ahead and show you that.

824

825 **MAYOR GOODMAN**

826 What's that?

827

828 **AMY ERONI**

829 That, Sir, is another open sewer vent. There you go, right there. Okay. You're looking at Unit
830 Number 57. This photograph was taken on the – 20th of April. And what you're seeing in the
831 bottom portion, that is a sewer vent. This here is raw sewage. What has happened is the sewer
832 vent has been the lowest point of release for this from the sewer system for a backup. There has
833 been a backup in the lateral, I'm making an assumption of course, because I'm not a licensed
834 plumber, but I'm trying to give you an idea. A backup in the lateral, what happened is the
835 sewage built up pressure and had to have a place to go and it found the quickest route to release,

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836 which was a vent line. And that's what you see here. The problem that is most apparent is that
837 garden hose, which is the potable water supply. And I'll turn the page –

838

839 **MAYOR GOODMAN**

840 And so, as I, I want to make sure I understand. Potable water is drinkable water?

841

842 **AMY ERONI**

843 Yes, Sir. The drinking water –

844

845 **MAYOR GOODMAN**

846 All right.

847

848 **AMY ERONI**

849 – supply, as you can see, it's sitting in the pool of sewage.

850

851 **MAYOR GOODMAN**

852 The drinking water and the sewage is mixed?

853

854 **AMY ERONI**

855 Yes.

856

857 **MAYOR GOODMAN**

858 All right.

859

860 **AMY ERONI**

861 All it would take is a pin, pinhole puncture in that garden hose to allow for a back syphonage of
862 sewage into the drinking water supply, into the trailer. It also can occur from the connection,
863 where the water line actually hooks up to the potable source. Those are often very close to the
864 ground and very exposed to sewage and dirty water. I can show you a good photograph of that
865 also. The lower picture you see there, that's a plastic bag that just happened to be laying on top

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866 of the water supply. That is actually in a small pit. That is the water supply to the trailer behind
867 Unit Number 64. It has been sitting submersed inside a pool of dirty water. Now whether
868 animals have come along and defecated or urinated in that pool is unknown, because the water
869 hasn't been tested. But nonetheless, the connection is leaking there. So there can only be, you
870 know, one assumption can be made is that the slightest amount of that dirty water can back
871 syphonage into the trailer and be, come right out the kitchen faucet and for the – adults and
872 children to drink.

873 I'm going to skip back to the 27th. This is Unit Number 27. There is a sewer leak, liquid sewer
874 leak at the elbow joint. You'll notice right here, again notice the garden hose for the potable
875 water supply.

876 I've given you a close up of the leak and how it has saturated the soil around the elbow joint for
877 Unit 27. Again, on that property we have an open sewer vent line. Should the line backup and
878 that leak is not appropriate to release pressure, the sewer, as you noted in Unit 57 on the 20th will
879 again be a problem. Now I'd like to point out, 'cause I know there has been some speculation
880 that things have been fixed and that, let me show you a photograph here, where items that have
881 been fixed haven't been done appropriately or, for example, by a licensed plumber. Pardon me.
882 Number 57, initially the sewage fill was on the 20th. This is a photograph of the 23rd of April.
883 You'll see here, this is the vent pipe that was initially open. They have placed a rubber boot, I'm
884 assuming the staff at Sky Vue, with a pole to increase the vent line above a roof level. However,
885 we still have a leak. The pressure is great enough in the line, there's still a block that we're still
886 having a liquid sewage leak onto the ground, which is in direct contact with the soil and any
887 child or pet or adult that walks by bare foot can come into contact with the sewage.

888 So, these are issues that are at one point maybe fixed one day, and a couple days later, on a
889 follow up, due to the fact that the system hasn't been fully tested by a licensed plumber, which
890 means testing pressure lines, testing connections, we end up with leaks and problems such as
891 this, on follow up inspections. That's why I was directed to go out every day to follow up.
892 Thank you.

893

894 **MAYOR GOODMAN**

895 Did you find – any fecal matter out there?

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896 **AMY ERONI**

897 Yes. Only on, I'm trying to think of what unit it was. It was mentioned in the very first
898 inspection. There were piles of fecal matter shoveled behind a trailer and I believe it's Trailer
899 Number 28, but I don't know if I have a photograph here and that still remains.

900

901 **MAYOR GOODMAN**

902 Are you able to tell us whether it was human or animal?

903

904 **AMY ERONI**

905 No, Sir, I – couldn't tell you. Thank you.

906

907 **MAYOR GOODMAN**

908 All right. Thank you.

909

910 **BETSY FRETWELL**

911 Mayor, if we could just have the Fire Department very quickly run through their areas of
912 concern.

913

914 **MAYOR GOODMAN**

915 They're our areas of concern too. Mr. Paul, I'd like you to, when you're addressing your
916 testimony, I'd like to hear about fire hazards and the potential of fire hazards and why you
917 believe that the Park should be closed down.

918

919 **TERRY PAUL**

920 Your Honor, Council and guests, my name is Terry Paul and I'm a Fire Inspector with the Fire
921 Department. On Thursday, April the 22nd, I conducted a fire and life safety inspection at Sky
922 Vue Mobile Home Park, 15 West Owens, and noted the following violations. There's
923 inadequate water supply for fire hydrants, meaning, for fire protection, meaning fire hydrants.
924 Inadequate access for emergency vehicles, no smoke alarms for the dwelling units, combustible
925 vegetation, trash and debris, unsafe electrical equipment and unsafe heating equipment, unsafe

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926 buildings and obstructions on egress doors and windows. As you can see in the photograph, I
927 don't know if it's displayed on the screen yet?

928

929 **MAYOR GOODMAN**

930 Not yet.

931

932 **TERRY PAUL**

933 Okay. That's an electrical box. Now granted, I'm not a licensed electrician or an electrical
934 inspector. I would rely on somebody like Jim Shadrick or a building inspector to verify to me
935 that this is safe. And I've had conversations with Tom Cooley with the Building Department and
936 Jim Shadrick that this is an unsafe electrical condition. What would happen here is if the circuit
937 was exposed to a wet atmosphere or an overload condition, we would generate a spark, therefore
938 igniting combustible material around that which could easily spread to the occupied units.

939 Next photograph. Here you can see the space in between two dwelling units. We have an
940 accumulation of trash and debris. What would happen here is if a fire was to occur in either unit,
941 this accumulation would allow the fire to spread rapidly to another unit in an unusual situation.

942 Next photograph. Mr. Shadrick already showed this picture. I have it for my records for unsafe
943 heating and electrical equipment. As you can see, the exposed electrical wiring running on the
944 top of the closet there.

945 Next photograph. Here we have an exit door from the – dwelling unit. What happens here, in
946 the event of a fire, we have to have two ways out of any area or room. With this padlock on that
947 door, if the fire was to occur in that unit, there's no way for those people to get out. So, even
948 thought this appears to be unoccupied at this time, even while it is occupied, any person can go
949 up there and close the hasp on that door and they could stick a screwdriver or stick or anything
950 that they find laying on the ground and put it in there and deter the people from exiting out of the
951 interior.

952 Next. Here's another example of unsafe heating equipment. Mr. Shadrick already displayed this
953 one. As you can see, they have a propane cylinder setting next to an electrical water heater. The
954 black hose in the center of the picture there, running from the LPG tank, runs inside of the wall
955 and inside the unit. Where it goes, I have no idea.

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956 Next photograph. This is another unit where we have extension cords running inside the
957 building in an attempt to use for electrical power. These extension cords are not designed for
958 permanent use. And if used improperly, they overload and heat up and eventually start a fire.
959 You can see we have combustible material, not only lying around the trailer but intermixed with
960 that electrical cord right there, which would not only, once the fire starts allow it to spread, and
961 being right outside of that door there, would hinder the people from escaping the unit.

962 Next. Here's an example, back to exiting and egress. As you can see, most of these windows
963 and doors are either boarded or locked shut. And as I said earlier, all rooms or areas are required
964 to have two ways out. Those two ways can either be a door or a window or a combination of
965 both. And as you can see here, in the event of a fire, the – people would be hindered in trying to
966 rapidly escape that unit. I have a close up of that photo. It's not included in here, it shows that
967 the actual hasp on the doors, there – is the close up, you can see in the center of the picture there.
968 That door of that house, anybody could walk up there, close that hasp, stick an object in there
969 and prevent those people from exiting.

970 Next photo. Another unit shows an accumulation of trash and debris. Next to it you can see a
971 propane tank sitting right next to the exit door there. Next. Another example, this picture
972 doesn't show it very well. You have to look closely on the backside of Unit 70 there. See that
973 storage unit there on the left? That actually sits in front of a window in the back of the trailer.
974 And once again we have egress and exits blocked. Next. Another example of a storage unit built
975 next to the windows. I think this a little better shot. The trees not in the way on the – back side
976 of the trailer there, where that storage unit sits right in front of the window.

977 Next. Here's an example of a – this unit is vacant, but it shows that the area underneath the
978 trailer is not skirted. A skirt is something, a barrier that doesn't allow trash and debris to blow in
979 underneath there. So, when you have an accumulation of trash and debris underneath there, it
980 creates an avenue for the fire to spread and there's a chance that once a fire started the people
981 inside the unit would be unaware of it until it's too late.

982 Next. Another example of no skirting around the trailer. This is what we call unsafe heating.
983 Although I'm not a mechanical inspector, we have a – water heater inside of a plywood closet.
984 And according to the combination inspector and a building inspector, it's unvented. It, the
985 plywood is extremely dry rotted. But the problem here is you can see from the exposure in the

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986 base of the unit, or any other unit that's unsecured on a – day when we have natural air currents,
987 there's a chance that that pilot light would get blown out. And once that pilot light is
988 extinguished, we still have a natural gas supply coming to it and it's going to create a hazardous,
989 explosive situation and all it's looking for is an ignition source.

990 Next. And another example of we got two things in one photo. Here I have an unsecured water
991 heater along with a window that's been boarded shut. That, about all the, all the photographs are
992 pretty repetitious of all the units that are out there.

993

994 **MAYOR GOODMAN**

995 All right. Thank you. Now, in your expert opinion as a firefighter, would you want a family
996 member or somebody that you loved or somebody that you cared for or somebody that was
997 important to you living in that condition?

998

999 **TERRY PAUL**

1000 No, Your Honor, I would not.

1001

1002 **MAYOR GOODMAN**

1003 And tell me why.

1004

1005 **TERRY PAUL**

1006 Your Honor, from a firefighter's standpoint, the last thing we want to do is for anybody to have a
1007 fire or to lose their life. Now our main intention is to provide a measure of safety for all
1008 residents of this City, not just the residents of this mobile home park. One fire is too many, one
1009 death is too many. We have a recent occurrence at, a few weeks ago, down on East Ogden
1010 where we had the owner of the property move a mobile home in the back of the – dwelling, for
1011 someone else to live, rent out another space. And they had a fire. And unfortunately a 12-year
1012 old girl died in that fire. She was only three feet from the door. Never had a chance to make it.

1013

1014 **MAYOR GOODMAN**

1015 Okay. Okay. Thank you. I appreciate that.

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1016 **TERRY PAUL**

1017 And that's what we're trying to present.

1018

1019 **MAYOR GOODMAN**

1020 All right. Like to hear from Mr. Wilkins. And, Steve, could you do me a big favor? Could you
1021 have Stephanie come down and see me. 'Cause I have a commitment at 6:00 that I – have to be
1022 to and I'm going to have to break that. Yes, Paul, have you been out there?

1023

1024 **PAUL WILKINS**

1025 I have not been out there myself.

1026

1027 **MAYOR GOODMAN**

1028 All right. You've seen the pictures?

1029

1030 **PAUL WILKINS**

1031 Yes, Sir.

1032

1033 **MAYOR GOODMAN**

1034 Do you have an opinion as to whether or not you would want somebody that you cared about
1035 living in that condition?

1036

1037 **PAUL WILKINS**

1038 Under those conditions, absolutely not.

1039

1040 **MAYOR GOODMAN**

1041 Tell me why.

1042

1043 **PAUL WILKINS**

1044 There's electrical problems and it doesn't matter whether there's anybody in the mobile home or
1045 not, someone could still go in. That's the problem. If it's not occupied and somebody goes up

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1046 there and says hey, fine, you can touch the wires here. They might go over to one that's
1047 occupied and that is, that has electricity to it and they're fooled. And they might get
1048 electrocuted.

1049

1050 **MAYOR GOODMAN**

1051 Right.

1052

1053 **PAUL WILKINS**

1054 Same thing with the raw sewage. I've been the Building Official in Las Vegas for close to 20
1055 years and I've never seen any conditions as worse as these conditions over there.

1056

1057 **MAYOR GOODMAN**

1058 Is that right?

1059

1060 **PAUL WILKINS**

1061 Yes, Sir.

1062

1063 **MAYOR GOODMAN**

1064 Okay. That's, nice hearing from you. Let's see who else I want to hear from. All right. I guess
1065 all those who have the expertise have addressed it at this point in time. Mr. Jerbic, did you want
1066 to be heard?

1067

1068 **BETSY FRETWELL**

1069 Mayor, I have just a couple other things I need to just put on the record for you.

1070

1071 **MAYOR GOODMAN**

1072 All right.

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1073 **BETSY FRETWELL**

1074 Today, we issued a citation that was signed by the DiMarco's attorney for failure to obtain a
1075 permit for the water lines. I think one thing we need to make very clear is that in – the case of all
1076 these repairs, a permit has to be pulled, in order to affect that. And that has not been happening
1077 either. And so, that is one of the – key things that has to happen in order for these repairs to be
1078 made, in addition to using licensed plumbers, electricians, etc., to make these improvements.
1079 You know, it, there're a couple people here that I think we should point out. Nancy McClain,
1080 from Clark County Social Services, who has done a yeoman's job of helping us through the last
1081 three weeks. Nevada Manufactured Housing Division is also here too and – they've been
1082 working with us. And – there's some dual responsibility for mobile home parks and they've
1083 been assisting us, such as the inspections that they conducted this morning and they will continue
1084 to do that, going forward, particularly if – the Park is closed in the future.

1085 One of the other things I'd like to highlight, Mayor, is that this has taken quite a bit of effort
1086 among all of your staff and staff of various other agencies. We are a reactive enforcement
1087 organization. We do not proactively go out and seek out people's individual personal, private
1088 property to identify repairs that need to be made. This process started because we received
1089 complaints. And it's something that we have been diligent in trying to address, as a result of
1090 those complaints. And we will continue to do so at your direction and following the codes that
1091 you've adopted to protect the health, safety and welfare of our public.

1092 I think, also, we need to say a couple of other little thank yous. Neighborhood Services has put
1093 together a Triage Center in less than 24 to 48 hours and we've been placing people left and right
1094 into safe, habitable housing. And they have done a really fabulous job with our partners at the
1095 Triage Center.

1096

1097 **MAYOR GOODMAN**

1098 How many people have you placed in safe, habitable housing?

1099

1100 **BETSY FRETWELL**

1101 Approximately 25.

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1102 **MAYOR GOODMAN**

1103 How many people have asked us to place them in safe, habitable housing?

1104

1105 **BETSY FRETWELL**

1106 We've had over 50 that have gone through the Triage Center and we still have many that we are
1107 continuing to try and assist right now. I'd also like to thank the Communications Department,
1108 because they've been very instrumental in helping us get information out to the general public
1109 about these conditions and to the member, to the residents. I really appreciate that.

1110 One other thing that I would ask is that – we put an agenda item on a future agenda to help
1111 balance out the funding that'll be necessary to close out this project, whatever the determination
1112 is from the court proceedings that will, are likely to happen over the next few weeks. So, with
1113 your direction I would like to have that as a recommendation coming from the Council to place
1114 on a future agenda.

1115

1116 **MAYOR GOODMAN**

1117 All right. That makes sense.

1118

1119 **BETSY FRETWELL**

1120 And then I will defer to Brad Jerbic and I'll be happy to answer any questions, if you have them.

1121

1122 **MAYOR GOODMAN**

1123 Okay. I want to recognize also Chris – I can't do it, G –

1124

1125 **BETSY FRETWELL**

1126 Giunchigliani.

1127

1128 **MAYOR GOODMAN**

1129 Chris G., who is the Assemblywoman for this area, and – You're not? You're just here as an
1130 interested party? All right, well, welcome. Thank you. All right. All right, Mr. Jerbic.

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1131 **BRAD JERBIC**

1132 I'll be very brief – Your Honor. You're probably aware that Mr. Hayes has filed a lawsuit in
1133 District Court and has obtained a temporary restraining order and is seeking a permanent
1134 injunction. That's going to be argued tomorrow morning in front of Judge – Hardcastle.

1135

1136 **MAYOR GOODMAN**

1137 But – that's independent of what we're doing here today.

1138

1139 **BRAD JERBIC**

1140 That's my point, Your Honor, is that that's completely independent of this lawsuit. The –
1141 propriety and merits of that will be discussed tomorrow morning in District Court, 9:00 o'clock.
1142 We are seeking permission under 6.02.380 of our Municipal Code to file our own lawsuit. Based
1143 upon the evidence that you're heard here today, management believes that the conditions at Sky
1144 Vue Park are illegal and I would argue unconscionable and therefore this nuisance must be
1145 abated. Based upon that presentation to Your Honor, we seek permission to file a lawsuit in a
1146 court of competent jurisdiction to abate, remove or enjoin this nuisance.

1147

1148 **MAYOR GOODMAN**

1149 All right. Thank you, Mr. Jerbic. I, before I hear from Mr. Hayes, I'm going to ask him to lead
1150 off with the understanding that we'll allow –

1151

1152 **COUNCILMAN REESE**

1153 Could I – talk, I got a couple questions for the DiMarcos?

1154

1155 **MAYOR GOODMAN**

1156 Okay. I wanted to say something first though, Councilman, please.

1157

1158 **COUNCILMAN REESE**

1159 Fine.

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1160 **MAYOR GOODMAN**

1161 And – then, of course, we can have the DiMarcos come up. But philosophically, this has been a
1162 trying experience for myself and the Council, in the sense that I don't think any of us like to tell
1163 people how they should live or where they should live or under what circumstances they should
1164 live. I think that the American way allows people to make those choices themselves. However,
1165 when we receive information to the effect that there's a (sic) eminent threat to the health and
1166 safety and the well-being of our constituents, that is the point where government has to move in.
1167 Because that's our responsibility.

1168 If we made a determination that there was not an exigency here, if this was not immediate, that
1169 tragedy could be averted, then I would tell this Council, in my opinion, we shouldn't go forward.
1170 But from what I heard today, I think we would be derelict in our responsibilities not to authorize
1171 our City Attorney to go to court to abate and remove this nuisance. Because I don't want it on
1172 my conscience and I don't want blood on my hands for not taking action when action should be
1173 taken. So with those remarks, Mr. Hayes, I'm going to ask – the Mayor Pro Tem, he wants to
1174 ask some questions, which are fine, and then we'll hear from you.

1175

1176 **GARRY HAYES**

1177 Thank you, Mayor.

1178

1179 **COUNCILMAN REESE**

1180 I would – love to ask questions. Are the DiMarcos here?

1181

1182 **GARRY HAYES**

1183 Yes, they are.

1184

1185 **COUNCILMAN REESE**

1186 I would like to talk to them, please, if I could.

1187

1188 **GARRY HAYES**

1189 Okay. Could I make some introductory remarks?

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1190 **STEPHANIE BOIXO**

1191 Mayor?

1192

1193 **MAYOR GOODMAN**

1194 Yes?

1195

1196 **STEPHANIE BOIXO**

1197 No problem.

.98

1199 **MAYOR GOODMAN**

1200 Okay. That's it. And if you would tell everybody that I'll be up at (inaudible) place at seven, or
1201 something. Thank you.

1202

1203 **AUDIENCE**

1204 Disruptive applause

1205

1206 **MAYOR GOODMAN**

1207 Please, folks. Folks, please.

.208

1209 **COUNCILMAN REESE**

1210 'Kay. Could I get your name and address for the record, please?

1211

1212 **DAVE DiMARCO**

1213 Dave DiMarco, 2440 Legacy Island, Henderson.

1214

1215 **COUNCILMAN REESE**

1216 Okay. Just for the record, my mom has lived in a – mobile home park since 1973. And I've
1217 been going over there pretty near every day since then. And I – see the maintenance in this park.
1218 So I would like to know how many mobile homes do you have in this Park?

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1219 **DAVE DiMARCO**

1220 How many do we own in the Park? Just the –

1221

1222 **COUNCILMAN REESE**

1223 How – many –

1224

1225 **SANDRA DiMARCO**

1226 How many are there.

1227

1228 **DAVE DiMARCO**

1229 How many are in the Park?

1230

1231 **SANDRA DiMARCO**

1232 (inaudible)

1233

1234 **COUNCILMAN REESE**

1235 Yes.

1236

1237 **DAVE DiMARCO**

1238 101.

1239

1240 **COUNCILMAN REESE**

1241 Hundred and – one mobile homes? Okay. How much do you pay, how much do they pay per

1242 month to – for the space?

1243

1244 **DAVE DiMARCO**

1245 Space rent is 275.

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1246 **COUNCILMAN REESE**

1247 275. So you got a hundred and one times 275. Are any of the – people live in these spaces are
1248 they in arrears?

1249

1250 **DAVE DiMARCO**

1251 Oh, yes.

1252

1253 **COUNCILMAN REESE**

1254 They – are in arrears? So, 200 and, we'll say 250, 275 a month for 100 units.

1255

1256 **GARRY HAYES**

1257 I don't think they're all, I just want to make sure there's no error. They're not all occupied.

1258

1259 **DAVE DiMARCO**

1260 No, no where near all occupied.

1261

1262 **COUNCILMAN REESE**

1263 Well, even – 50.

1264

1265 **GARRY HAYES**

1266 Closer.

1267

1268 **COUNCILMAN REESE**

1269 That's a huge sum of money. And I won't say, Mr. Hayes, but he's paying you a huge sum of
1270 money too, to represent him.

1271

1272 **GARRY HAYES**

1273 I'm going to comment on that, Councilman.

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1274 **COUNCILMAN REESE**

1275 And it looks, it – looks to me like – that some of this money that you take in on this space rent
1276 could alleviate a lot of these concerns that we're – looking at here today. And I'm not sitting in
1277 judgment of any human being. But when – you got cash coming in and you can't fix or repair,
1278 these, legally (inaudible) licensed, I'm – appalled that this money's not being spent to repair
1279 these – things that we've seen today.

1280

1281 **DAVE DiMARCO**

1282 Go ahead, you – No.

1283

1284 **SANDRA DiMARCO**

1285 May I – say something?

1286

1287 **GARRY HAYES**

1288 Councilman Reese, I'd like to get to that. I don't want to get in –

1289

1290 **MAYOR GOODMAN**

1291 No, no. I'm going – to get to you, Mr. Hayes.

1292

1293 **GARRY HAYES**

1294 Okay.

1295

1296 **MAYOR GOODMAN**

1297 You're very competent counsel, we have no problem with that. Anything else?

1298

1299 **COUNCILMAN REESE**

1300 Well, it's just – that, you know, when you – see stuff like this, and it's like the Mayor – said in
1301 his remarks. You know, I try not to. Okay? And I – really, I have little grand – children, you
1302 know, and to see that the kids in the picture around and endangerment that they're around. Not
1303 just during the day, but in the evenings. You know, and I – don't know how we could allow

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1304 anybody to live around these conditions. And to me, you know, I've – heard on the – televisions,
1305 I've heard on the, read in the papers, where these repairs are being made. I've seen pictures
1306 taken today that the repairs haven't been done.

1307

1308 **UNIDENTIFIED SPEAKER**

1309 That's all, Your Honor.

1310

1311 **GARRY HAYES**

1312 I think I'll be able to –

1313

1314 **MAYOR GOODMAN**

1315 Let me – just ask the DiMarcos two questions. One, how did these folks get down here today?

1316

1317 **DAVE DiMARCO**

1318 We –

1319

1320 **SANDRA DiMARCO**

1321 By bus.

1322

1323 **DAVE DiMARCO**

1324 – brought them by bus.

1325

1326 **MAYOR GOODMAN**

1327 And who paid for the bus?

1328

1329 **DAVE DiMARCO**

1330 We did.

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1331 **MAYOR GOODMAN**

1332 Yeah. I think, just as an observation, Mr. Hayes, the community would have been better served
1333 and these folks would have been better served if you'd used that money to stop the raw sewage.
1334 That's number one.

1335

1336 **SANDRA DiMARCO**

1337 As well as all the thousands that have been spent by the City.

1338

1339 **MAYOR GOODMAN**

1340 What – All right. That's number – Number two, let me ask you this, Mrs. DiMarco. What's –
1341 your name?

1342

1343 **SANDRA DiMARCO**

1344 Sandi.

1345

1346 **MAYOR GOODMAN**

1347 All right. Ms. DiMarco, why don't you step up to the mike, I want to ask you a question. Okay?
1348 Now, you're familiar with the Park, are you not?

1349

1350 **SANDRA DiMARCO**

1351 Yes, I am.

1352

1353 **MAYOR GOODMAN**

1354 And you saw the pictures today; correct?

1355

1356 **SANDRA DiMARCO**

1357 Yes.

1358

1359 **MAYOR GOODMAN**

1360 They accurately depict the conditions at the Park; right?

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1361 **SANDRA DiMARCO**

1362 No, they do not.

1363

1364 **MAYOR GOODMAN**

1365 They do not? Then the pictures are lying; is that correct?

1366

1367 **SANDRA DiMARCO**

1368 There are pictures of all the homes we are rehabbing. They are abandoned homes that we're
1369 pulling out.

1370

1371 **MAYOR GOODMAN**

1372 The – pictures are, you're – telling us the pictures are not accurate; correct?

1373

1374 **SANDRA DiMARCO**

1375 The picture are accurate.

1376

1377 **MAYOR GOODMAN**

1378 Okay. Now let me ask you this, Mrs. DiMarco, –

1379

1380 **SANDRA DiMARCO**

1381 Information isn't.

1382

1383 **MAYOR GOODMAN**

1384 Would you live in that Park?

1385

1386 **SANDRA DiMARCO**

1387 What does that have to do with anything?

1388

1389 **MAYOR GOODMAN**

1390 Would you live in the Park, Mrs. DiMarco? I want to know.

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1391 **SANDRA DiMARCO**

1392 Maybe I would. Maybe I would.

1393

1394 **MAYOR GOODMAN**

1395 I'll put you under oath, okay? Raise your right hand, please.

1396

1397 **SANDRA DiMARCO**

1398 Maybe I would.

399

1400 **MAYOR GOODMAN**

1401 Do you swear to tell the whole truth and nothing but –

1402

1403 **GARRY HAYES**

1404 No, you don't – No, Mayor –

1405

1406 **SANDRA DiMARCO**

1407 No.

1408

1409 **GARRY HAYES**

1410 Mayor, –

1411

1412 **MAYOR GOODMAN**

1413 No, Mr. Hayes, I want to find out whether this woman would live in the Park.

1414

1415 **COUNCILMAN WEEKLY**

1416 She'll never live in – that Park.

1417

1418 **AUDIENCE**

1419 Disruptive noise.

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1420 **GARRY HAYES**

1421 Mayor –

1422

1423 **SANDRA DiMARCO**

1424 (inaudible)

1425

1426 **UNIDENTIFIED MAN SPEAKING FROM AUDIENCE**

1427 She's got more money. We don't have money.

428

1429 **UNIDENTIFIED SPEAKER FROM AUDIENCE**

1430 (inaudible) where you live.

1431

1432 **MAYOR GOODMAN**

1433 All right.

1434

1435 **GARRY HAYES**

1436 Mayor, if I could –

1437

1438 **MAYOR GOODMAN**

1439 Yeah, I'm going to get to you right now.

1440

1441 **GARRY HAYES**

1442 Well –

1443

1444 **MAYOR GOODMAN**

1445 I just want to know whether the woman would live in the Park.

1446

1447 **GARRY HAYES**

1448 I think she said she might. Thank you.

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1449 **MAYOR GOODMAN**

1450 Is that under oath, you say that?

1451

1452 **COUNCILMAN WEEKLY**

1453 She'll never – live in the Park.

1454

1455 **SANDRA DiMARCO**

1456 Yes.

1457

1458 **MAYOR GOODMAN**

1459 Raise your hand please. Do you swear to tell the whole truth and nothing but the truth, so help
1460 you God?

1461

1462 **SANDRA DiMARCO**

1463 Yes, I do.

1464

1465 **MAYOR GOODMAN**

1466 Would you live in this Park?

1467

1468 **SANDRA DiMARCO**

1469 I may.

1470

1471 **COUNCILMAN WEEKLY**

1472 I may.

1473

1474 **GARRY HAYES**

1475 Thank you.

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1476 **MAYOR GOODMAN**

1477 Okay. Mr. Hayes, I'm happy to hear from you. Folks, you could sit down. Mr. and Mrs.
1478 DiMarco, have a seat.

1479

1480 **COUNCILMAN WEEKLY**

1481 Please.

1482

1483 **GARRY HAYES**

1484 You know, I – there's a rule of evidence called cumulative evidence, Your Honor, and you're
1485 familiar with it.

1486

1487 **MAYOR GOODMAN**

1488 I sure am.

1489

1490 **GARRY HAYES**

1491 And that is you – keep showing the same thing to the jury and the judge and at some point they
1492 say, look, you're over, it's over kill, back off. I was very anxious to have this hearing. And I'm
1493 still very anxious to have this hearing, because I think there's a story that needs to come out.
1494 And we were very differential to the – staff. There was – a great deal of time complimenting the
1495 staff for their assistance and – this is their presentation and – this is your Council and you're –
1496 charged with governing the City.

1497 What I'd like to do though, is I'd like to tell what maybe another side of the story. The
1498 DiMarcos came to me several weeks ago. I saw the pictures. I – heard the press accounts. I
1499 didn't want to have anything to do with this. It just wasn't the type of project I wanted to be
1500 involved with. They kept coming back to me. They kept coming back to me. And basically
1501 they kept saying, we're – caught. We're caught in a bureaucracy that's not allowing us to deal
1502 with some very severe problems on our property. They acknowledge, they publicly
1503 acknowledge that they have problems on this property. This is a 50-year-old mobile home park.
1504 It's – not Spanish Trails, it's not a new park. There are serious problems.

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1505 But what's, what – you will find through my arguments and – what they'll testify is that they're
1506 there trying to work through a number of problems. These folks bought this property
1507 approximately two years ago. They – as part of their due diligence they went, and there's an
1508 affidavit to this effect that's been filed with the court, as part of their due diligence, they – came
1509 to the City and they said what problems exist at that property. And the answer was we don't find
1510 any serious violations, but you definitely need to clean it up. There's some real things you need
1511 to take care of, but we don't find any serious violations.

1512 In about two thousand and two the Fire Department said you need to install a number of new fire
1513 hydrants in this property. The cost of a fire hydrant is 10 to \$15,000. And I'm going to give you
1514 kind of a chronology, if I may, Your Honor. And I – think you'll allow me that courtesy, to just
1515 kind of explain how we got here today. 'Cause I think you'll be interested. I – know we had a
1516 meeting with a number of the staff and – they were interested and then something happened after
1517 that and – things kind of changed. But – the – owners of the property were told you got to put
1518 four to five fire hydrants in. They immediately put one hydrant in, to the tune of approximately
1519 10 to \$15,000. As you know, fire hydrants are very expensive. And at that time, they were told,
1520 we're not going to issue a building permit, or excuse me, a business license to you because you
1521 don't, you haven't put these fire hydrants in. And that was kind of one of the things that started
1522 the problem, was – the lack of fire hydrants. And they were told, get an engineer, keep making
1523 progress on these fire hydrants.

1524 One of the first things I did, when they came to, when – they approached our office, is we looked
1525 at your City code. And there's a provision in your code, it's 16.44.020, that basically exempts
1526 from the same requirements that they were requesting, the – hydrants to go in, it says that mobile
1527 home parks and mobile home residential estates existing prior to 1980 are basically
1528 grandfathered in. So, two weeks ago –

1529

1530 **MAYOR GOODMAN**

1531 You know, Mr. Hayes, I've, as I said before, I have nothing but respect for you.

1532

1533 **GARRY HAYES**

1534 Thank you, Mayor.

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1535 **MAYOR GOODMAN**

1536 And, of course, what you're doing right now is, it's – a legal argument that you're going to be
1537 presenting in court, I'm sure. Basically, what I want to hear is I want to hear the factual
1538 argument as to the conditions that we saw here. I want to hear about raw sewage and I want to
1539 hear about fire hydra – hazards. Those are the only two –

1540

1541 **GARRY HAYES**

1542 Okay. Well, I – think, and I appreciate that, Mayor. I will address those. The fire hydrants, I –
1543 called your staff and I said I see an exemption. They have one hire, one hydrant in. These are
1544 very expensive. They could do a lot of other repairs, is there any flexibility in this. And,
1545 frankly, I got the impression that maybe the staff wasn't aware of this exemption. They said
1546 they'd go back and take a look at it. A week ago last Monday, I believe it was the, I want to say
1547 it was the 19th, I had a meeting and – I appreciate the staff and I appreciate the City Attorney's
1548 organizing it. This, Councilman Weekly, you were there and I appreciate you're – being there.
1549 And we sat down and we said look, the DiMarcos know that they have a number of problems
1550 they have to deal with. There's only so much money that they can put in this Park and still be
1551 able to have these folks live here, let's talk about where the money is spent, what needs to be
1552 done. And – dealing with Fire, we were told by the Fire Department at that time and,
1553 Councilman Weekly, you'll remember this, we were told, get a fire – an engineer that's familiar
1554 with the fire code and fire safety, have him present a plan as to where that hydrant needs to go
1555 and what needs to happen. And we agreed to that.

1556 That was one thing we walked out of the meeting on the 19th on a number of things we were
1557 supposed to do, and that was to get a, to get an acceptable plan. And we – were – then and we're
1558 still agreeable to that.

1559 The other thing, and you've all be given a – pack of – exhibits. And I hope that you'll follow
1560 along real quickly, because I think these are relevant, Mayor, on the nuisance issue. At the
1561 meeting of the 19th, I asked your staff, I said, oh, by the way, are you familiar with the
1562 Manufactured Housing Division report? And the staff said no, what Manufactured Housing
1563 Division report. And I didn't have a copy of it at that time, but I said I will get you a copy of this
1564 report. Manufactured Housing Division has – come in, inspected this property and come up with

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1565 a compliance order. And you have a copy of that compliance order. Your staff, as far as I know,
1566 did not have a copy of this compliance order prior to the 19th, when all the concerns and a lot of
1567 media was – taking place on the Park. But basically the compliance order says what, here's the
1568 problems we have with – the homes and – here's what needs to be done to bring them up to code,
1569 to meet Nevada State law. And you'll see the first page, that there is a schedule that's put forth
1570 that – the DiMarcos need to follow in making these repairs. The DiMarcos had proposed one
1571 schedule and the State came back and said – no, we have a different schedule. And you'll see
1572 that the first deadline doesn't even come up until April 30th, 2004. And they're well under their
573 way to – make these repairs.

1574 Now this is a State agency, charged with mobile homes, that came out, conducted a lengthy
1575 inspection and has a report and basically it said do these repairs, which the owners have agreed
1576 to, and you have 'til April 30th and there's a number of – deadlines. This was not known by your
1577 staff. They're still interested in doing this. They're still doing it. And – they're going to comply
1578 with – Manufactured Housing.

1579 But as I got into it I saw that there were – several agencies, overlapping agencies. There's
1580 Manufactured Housing Division, there's the Health Department and there's the City of Las
1581 Vegas with a myriad of sub-departments in the City of Las Vegas. All that were somewhat
1582 descending on this mobile home with – or mobile home park with – picture, with photographs
1583 and camera crews and inspectors and officers and you had – the DiMarcos that were there every
1584 day trying to work the problems out, spending the money.

1585 I've given you a – schedule which shows the money that they put into major repairs to date. And
1586 I, I've broken that down on plumbing, electrical and –

1587

1588 **MAYOR GOODMAN**

1589 Starting when, Mr. Hayes?

1590

1591 **GARRY HAYES**

1592 This would be, the – hydrant was two thousand and two. So – the \$25,000 for fire hydrant and
1593 engineering related to that hydrant was 2002. As I understand, most of this other money has
1594 been spent in – the last couple of weeks. But you'll see there's been \$54,767 spent on this

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1595 property. Councilman Reese, you – stood there and you said you need to put more money into
1596 this property. They are putting money into this property. And – this is an important point. I left
1597 that, I said in the meeting that we had on the 19th and, Councilman Weekly, you were there and
1598 you'll remember this. I said they don't need to be paying me and my associate to do legal work,
1599 to file lawsuits, to try to convince your staff to – back off and try to have some – negotiations,
1600 some discussions, to put a plan that works, that are going to make these people have better
1601 homes, safer homes, that's going to satisfy the various legitimate concerns of the City. And I
1602 offered that. I said get me out of this. Pay a fire engineer, pay your contractors, do other things,
503 get me out of this.

1604 And – so, we walked out of that meeting with what I thought was a pretty good understanding.
1605 The DiMarcos were going to provide to – the staff the Manufactured Housing letter. So that the
1606 staff could look at it, determine if they were in agreement with the Manufactured Housing letter
1607 and – see if there were some additional things or they wanted to alter the schedule. We were
1608 going to talk fire safety. The Fire Department was going to get fire alarms for each of those
1609 units. Apparently there's some charitable groups that will provide those. The Fire Department,
1610 as I understand it, still has not done that. But they volunteered to get fire alarms to all – the
1611 homeowners. But we had a plan of operation. Something then happened. On –

1612

1613 **COUNCILMAN REESE**

1614 Well now – wait, you – , if I could, Your Honor.

1615

1616 **GARRY HAYES**

1617 Go, and I, go ahead.

1618

1619 **COUNCILMAN REESE**

1620 Okay. You – brought this backup, okay? And I wasn't through yet; okay? But I can address
1621 you. You are working for free then; right?

1622

1623 **GARRY HAYES**

1624 No, I'm – paying for my, I'm charging for my services.

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1625 **COUNCILMAN REESE**

1626 Okay, okay. But now they – said they, on record, that they are charged 270 a month. That's for
1627 those people that own , that own their trailers. How much do they charge those people that don't
1628 own their trailers?

1629

1630 **GARRY HAYES**

1631 I –

1632

1633 **COUNCILMAN REESE**

1634 Up to \$460 a month.

1635

1636 **GARRY HAYES**

1637 Okay, maybe.

1638

1639 **COUNCILMAN REESE**

1640 And I would like to hear – the DiMarcos explain to me, on the record, why they charge some of
1641 these home – owners, some of these renters, up to as much as \$200 for power. It's not – a power
1642 bill from the Power Company. It's – their own power bill that they're getting this money for.
1643 And is it not true that Mrs. DiMarco has put on record, what, in some of these meetings, where
1644 they make anywhere from 10 to \$12,000 a month, in this Park?

1645

1646 **GARRY HAYES**

1647 I – think – for the most part, many of those, these folks that live there are happy. They're not
1648 complaining about their rent, you know, and they can – address that more. Councilman Reese, I
1649 appreciate your concerns. I don't know the complete financial picture on this property. I don't
1650 know if they owe a bank something and I don't –

1651

1652 **COUNCILMAN REESE**

1653 Well, all I – and I tried to put it on the record; okay?

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1654 **GARRY HAYES**

1655 'Kay.

1656

1657 **COUNCILMAN REESE**

1658 Is I've been in this mobile home park where my mom lives; okay? And I'm telling you it's just
1659 as good today as it was in 1973. And they got just as many old homes, old mobile homes in
1660 there that you have here.

1661

1662 **GARRY HAYES**

1663 What –

1664

1665 **COUNCILMAN REESE**

1666 The – yards – are all maintained. There's – not the – trash and debris that you see in – this Park
1667 here. And the owners of those parks and – I've – campaigned in many, many mobile home
1668 parks. None of 'em, none of 'em are in the shape this is in. And I – like the question that the
1669 Mayor asked. And – that's the one that I've – always said, if I wouldn't let my granddaughter
1670 get on a floor or get in the yard, then why would I allow you to? And you can't tell me that you
1671 would let your children go in there and play barefoot.

1672

1673 **GARRY HAYES**

1674 I – don't know that I'm on trial here, Councilman.

1675

1676 **COUNCILMAN REESE**

1677 And you can't tell me you would. Well, no, I'm not. I mean, I'm – just saying.

1678

1679 **GARRY HAYES**

1680 I – you know – I'm – always felt the – solution, and I like to compromise. I've – appeared
1681 before this Council before. Mayor, I've dealt with you. I believe the best way to solve a
1682 problem is sometimes get a couple lawyers in and all the parties that are responsible, put some
1683 real, some real serious –

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1684 **COUNCILMAN REESE**

1685 I'm going to leave that one alone.

1686

1687 **MAYOR GOODMAN**

1688 You'd better.

1689

1690 **GARRY HAYES**

1691 Well, put – some – serious sanctions, keep people's feet to the fire, and try to work out a
92 compromise. And –

1693

1694 **MAYOR GOODMAN**

1695 The problem I have with that, Mr. Hayes, and as I say, you're most persuasive. The problem I
1696 have with that is I don't think we could wait. That's what you're going to be arguing in court
1697 and if the court agrees with you that we can wait, then you're going to win. I don't think we
1698 could wait. I don't think that we could take it upon ourselves not to go forward with this action.
1699 It's – indepen –

1700

1701 **MALE SPEAKER FROM AUDIENCE**

1702 Why don't you (inaudible)

1703

1704 **GARRY HAYES**

1705 No, no. Wait, folks.

1706

1707 **MAYOR GOODMAN**

1708 It's independent of the action that you got the stay on. All we're being asked to today is to
1709 authorize our City Attorney to institute legal action to abate a nuisance and I want to know –

1710

1711 **GARRY HAYES**

1712 I – need to address some of the nuisances that were presented. Because I – think that's
1713 important.

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1714 **MAYOR GOODMAN**

1715 Okay. But I – want to ask – Mr. Jerbic this. This is the first I’ve seen of this letter from Jerry B.
1716 Holmes, who’s an investigator. Are we, as a Council, in any way bound by any kind of legal
1717 theory or any kind of statutory or interacted framework, because it’s the City, the County, Health
1718 Department and the State Department of Business and Industry; are we bound by this schedule.

1719

1720 **BRAD JERBIC**

1721 No, we’re not, Your Honor. The State Manufactured Housing Division is an independent agency
22 of the State that can take its own action on its own timelines. Quite clearly, if the State
1723 Manufactured Housing Division discovered problems that were less than life-threatening, they
1724 could have a schedule that might extend a year or two. And independent of their observations,
1725 there might be observations by Clark County Health or our Fire Department or the like that are
1726 life-threatening that require much quicker remediation. Based on that, Your Honor, I don’t
1727 believe that we are in any way bound to follow their schedule and take action independent of
1728 that.

1729

1730 **MAYOR GOODMAN**

1731 Okay. Can you wrap up in five minutes; is that possible?

1732

1733 **GARRY HAYES**

1734 I – think I can, Your Honor.

1735

1736 **MAYOR GOODMAN**

1737 Good. Thank you.

1738

1739 **GARRY HAYES**

1740 If you’ll – turn to the packet, I, you’ve – got the letter that is from the Manufactured Housing
1741 Division. Following that, there’s a ser, there’s a number of inspection reports by the Health
1742 District. You – heard, you saw some – terrible photos of – sewer violations, sewer piping
1743 problems and –, Mayor, I can tell you’re concerned about that. We’re all concerned about those

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1744 kind of violations. What you have, and if you'll, I – took notes, as they were saying this is Unit
1745 64 and this is Unit 7 and this is Unit 8. And – the only unit that I didn't find, according to this
1746 schedule that was approved, or at least not referenced, was Unit 27.

1747 On the first page, 64, sewer capped. I think that was the issue. That was signed off by the
1748 Health District. The next page, 7 and 8, those were the odorous, the raw sewage and the smell
1749 and all that. At least according to the Health District, as of April 16th, plumbing repaired, sewer;
1750 plumbing repaired, sewer. That's – the second page. Page 7 and 8, those are unit numbers and
1751 so I'm referring to Unit Number 7 and 8.

52 Toward the – back, I think it's the – last page, 57, this is another one that was terrible and you
1753 saw pictures of it. At least according to, as, the Health District as of 4/21, vent fixed after
1754 clearing sewer line and area line. What you have is you have folks that are doing something.
1755 And I think, Mayor, you quite concerned last week and, with the fact that you – felt, and maybe
1756 rightly so based on what you were seeing, that you had owners and you had folks that weren't
1757 doing anything. They weren't, they were thumbing their nose at the inspectors. They were
1758 creating an unsafe situation. But if you read this report, and I know you want to do the right
1759 thing, if you read this report, you'll see reference after reference of sewer problems that have
1760 been fixed within the last week.

1761 Now the Health District said well, maybe, you know, they've – had problems since then or
1762 maybe it wasn't done by a licensed inspectors or – there may be other problems. And – they're
1763 dealing with those. I – understand that these – were done, these repairs were performed by a
1764 plumber. They were – up to code. There may be additional problems. But I can go point by
1765 point, I took notes. You – saw – vacant units that had open electrical panels, that the power had
1766 been turned off. You saw some units that they're in the process of – removing. You saw a
1767 power line that was snaking out of a unit. And it was assumed that that's what powered the unit.
1768 I – don't know, I'm not here, but assume, I was told that that's what powers someone if they're
1769 out working in their unit. You saw radios outside. You saw dogs. You saw trees that needed to
1770 be trimmed. You saw children without shoes. You saw a lot of bad things. One after another.
1771 You saw water heaters that may have not been up to code. And they're all bad things and they're
1772 trying to work through these problems.

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1773 The question is, in light of what the State's done, in light of good-faith efforts by the owner to try
1774 to remedy these problems, in light of a commitment to continue to try to remedy the problems, in
1775 light of the fact that they're on the property and the fact that there were only six things that were
1776 declared a nuisance by the Health District, I think that's important. You don't shut a property
1777 down because their trees aren't trimmed or the kids don't have shoes on or – there's a pit bull in
1778 the front yard. The Health District found basically three things that needed to be done.
1779 Electrical work that needed to be performed, and we have the electrician here and he'll talk about
1780 that. That was performed satisfactorily. Sewer lines needed to be fixed and water lines needed
81 to be fixed. I'm told that the water lines are – will be done shortly.

1782 One of the issues and, Councilman Weekly, you remember we talked about this at the meeting,
1783 that the requirement of the Health District is that the hose and the vacuum breaker between the
1784 spigot and the – mobile home needs to be a potable water hose. It can't be a garden hose and it
1785 needs a breaker on. The – requirement of the Health District was that that needs to be performed
1786 and those repairs need to be performed by a licensed plumber. It cost, it costs a lot of money to
1787 get a licensed plumber in to do that when that could be done by a maintenance person. And –
1788 they, they owners bought all the hoses, bought the breakers. And the question we left that
1789 meeting was can we talk to the Health District, can we talk to your inspectors and see if the –
1790 owners can do that with their maintenance people and put the money that they would have spent,
91 paid a licensed plumber somewhere else into the property. And we walked out of there and we
1792 thought okay, that's one of the other things we – need to do.

1793 And – there were a number of other things that we all agreed on. And then – Wednesday we
1794 were told everything's off, it's a nuisance, we're shutting the place down, 72-hours notice. And
1795 – that was the first I've heard.

1796 I – appreciate the time you've given me, Mayor and members of the Council. This is a very,
1797 very emotional issue. And there's emotion on both sides. There's a lot of staff that have a lot
1798 invested in this. I mean, they've gone out and they've put their – reputations on the line and
1799 they've been out there. But – what the owners want is they want some consideration for what
1800 they've done. I think the – folks that live there, they want to keep their homes. They want,
1801 you're going to hear 'em testify that there's progress that's been made. They know what, what's
1802 been done out there and – we would request, we don't want to fight this in court. We don't think

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1803 that's the best place to resolve this. And – frankly, Your Honor, I'm – not guaranteeing and –
1804 you've been, you're – the best lawyer in town, I think you said it, best lawyer you know, I, if the
1805 City comes in and says we've got all these nuisances, I don't think you're going to get a judge
1806 that's going to intervene in this, frankly. I think the judge is going to defer to the City. But
1807 you're the ones that really know the facts and – if, and hopefully you've got an open mind and,
1808 you know, we just ask that you have an open mind, that you consider the facts and that you give
1809 the credit for what's been done and if there's some sort of monitoring or continued progress,
1810 we're certainly open to that. And I know my clients are open to that. But – to shut it down and –
1811 say you're out of there, these repairs will never be made. If – it's, if the word is shut it down, do
1812 all these repair, put four additional four hydrants in, frankly, with no rent coming in and the
1813 tenants all gone, I don't know if the – Park will remain open.
1814 So – I think there's a good solution and I'd like to explore it. At this time, I know you want to
1815 hear more from the DiMarcos and I appreciate the time, Mayor and – members of the Council.

1816

1817 **MAYOR GOODMAN**

1818 All right. Thank you, Mr. Hayes. We appreciate that. As I said, three other speakers can
1819 express themselves at this time. Councilman Weekly?

1820

1821 **COUNCILMAN WEEKLY**

1822 Yes, I just wanted to just clarify for the record and, Attorney Hayes, I respect you also as an
1823 attorney. You have come before us on several occasions and represented yourself very well. But
1824 I – don't feel about the DiMarcos like some of the tenants who are here today because I think
1825 they're very disingenuous people. And I feel that way simply because the number one concern
1826 that we should be concerned with here today are those people who are sitting there. And I've
1827 been in that Park. On several occasions. And I know, when I went back, Mr. Hayes, and asked
1828 myself could I live in those conditions, the only thing that made me slumber in my sleep was one
1829 of the questions that a couple of those tenants asked me. And it was that gentleman, he, the
1830 gentleman there. He's been there for over 40 years, is what do I do, Mr. Weekly, with all of my
1831 property? I've, I own this.

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1832 He – affected me so very much. Because I, I've asked myself that question. Some of these
1833 people say, Mr. Weekly, where – will I go? You all will help us get a safe place, but I'm afraid.
1834 I don't know if I'll be able to manage after this. That Park has some serious concerns. It has
1835 some very, very serious concerns. And no, we did not walk out of that room singing Kumbayah,
1836 because I didn't stay.

1837

1838 **GARRY HAYES**

1839 Right.

40

1841 **COUNCILMAN WEEKLY**

1842 If you remember.

1843

1844 **GARRY HAYES**

1845 I'm –

1846

1847 **COUNCILMAN WEEKLY**

1848 So please don't act as if I sat there and I remember everything that you all talked about, because I
1849 left. Because I was not happy with Mrs. DiMarco. Now she can sashay around these Chambers
1850 here and let these folks stand up and give her standing ovations all day long, but she's wrong as
1851 the day is long. She's collecting money from these folks. She's not providing proper repairs in
1852 that Mobile Home Park. That place is very, very unsafe and I think if that if the City of Las
1853 Vegas, we turn our heads the other way and say, you know what, if this what these folks want,
1854 then so be it. It's easy to do that. And I've been asked that question, Councilman Weekly, how
1855 did y'all let it get to this point? I – don't have a (sic) answer for that. And I'm not going to even
1856 lie about it. I don't have an answer as to how it got to this point. But now that we're put on
1857 notice, we're, now that we're put on notice, we have to do something about it. We have to try
1858 and address the issues.

1859 And I was in the Park, and I talked to Mrs. DiMarco. Because I was in there on a Friday and
1860 then I came back on a Saturday. And when I was there on a, I think it was a Saturday, she
1861 indicated there was a letter she sent to the City of Las Vegas asking for some assistance. And I

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1862 asked her to provide us copies of that letter. She sent the letter to the City of Las Vegas. I think
1863 it, Mrs. DiMarco, was back in February two thousand and four?

1864

1865 **SANDRA DIMARCO**

1866 Yes.

1867

1868 **COUNCILMAN WEEKLY**

1869 But it wasn't address to anyone in particular. My – concern with that was, okay, we got a letter
1870 and she was reaching out for some help. And one of the things we were talking about a fire
1871 hydrant plan. And there is a piece of property that's adjacent to this Mobile Home Park that the
1872 City of Las Vegas have approved Help of USA to build some affordable housing for veterans
1873 and single families, if you will. And we talked about possibly going back and talking with these
1874 folks and using a piece of that property to do, to build a fire hydrant there, to help address some
1875 of those concerns. And I think even our Fire Marshals and Inspectors who were there that day
1876 were talking about some of the concerns about trucks not even being able to get through there,
1877 because you didn't have enough water in the Park as is.

1878 I said all that to say this, this Park is very transient. It's very hazardous. It's unsafe and it's a
1879 very, very unlivable. I know, she sit there and she raised her right hand and said maybe I'll live
1880 there. No, I will not live there. Absolutely not. And I'm probably one paycheck away from
1881 being homeless my damn self. Let's keep it real. But I will not live there. And I feel bad for a
1882 lot of those folks who sit here because maybe they promised these folks some stuff. Okay; but I
1883 feel bad for them. I – really do. And this is a tough one. This is very, very tough. Because a lot
1884 of these people are in a world of trouble. And I stood there for hours and talked to many of those
1885 residents, Attorney Hayes, and they're in bad shape. They're in real bad shape. And I feel good
1886 about what we're doing right now. And I asked myself in my heart are we doing the right thing?
1887 I believe we're doing the right thing. And I want to move forward.

1888

1889 **GARRY HAYES**

1890 I – just think if you told your staff –

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1891 **COUNCILMAN WEEKLY**

1892 And I want to hold the DiMarcos very, very accountable. Because no, they're not just charging
1893 \$275 a month. They have scaling wages that they charge in that Park. And some of those people
1894 are scuffling to make ends meet to pay those fees. And when you don't pay, it, we've met
1895 people who were evicted because they didn't pay that rent on time.

1896

1897 **UNIDENTIFIED MALE SPEAKER FROM AUDIENCE**

1898 That's rental property people.

,99

1900 **GARRY HAYES**

1901 I – just think if there was a direction to staff to –

1902

1903 **UNIDENTIFIED MALE SPEAKER FROM AUDIENCE**

1904 They only stayed the week. The Salvation Army shoved them on all on – poor Mrs. DiMarco.

1905

1906 **MAYOR GOODMAN**

1907 Mr. – Marshal, would you be kind enough to go to the gentleman and tell him that (inaudible)
1908 won't – tolerate another outburst.

,09

1910 **COUNCILMAN WEEKLY**

1911 Poor Ms. DiMarco. Let poor Ms. DiMarco take you to her house.

1912

1913 **UNIDENTIFIED MALE SPEAKER FROM AUDIENCE**

1914 And how about you – (inaudible). Mr. Hawkins, the real estate developer. Do you know him?

1915

1916 **MAYOR GOODMAN**

1917 Excuse me, Sir. Sir? Sir –

1918

1919 **COUNCILMAN WEEKLY**

1920 Weekly, Weekly.

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1921 **MAYOR GOODMAN**

1922 Sir, have a seat –

1923

1924 **COUNCILMAN WEEKLY**

1925 Weekly is my name.

1926

1927 **UNIDENTIFIED MALE SPEAKER FROM AUDIENCE**

1928 Mr. Hawkins (inaudible), City Council.

29

1930 **MAYOR GOODMAN**

1931 All right, Mr. Marshal, please ask –

1932

1933 **UNIDENTIFIED MALE SPEAKER FROM AUDIENCE**

1934 Okay, I'm leaving.

1935

1936 **MAYOR GOODMAN**

1937 Okay. All right. Thank you.

1938

1939 **GARRY HAYES**

1940 I – think if the direction were – to staff sit down, come up with a plan, come up with a plan. If
1941 we can't come up with a plan, then we'll have to take alternatives. But I think the direction's
1942 been come up with a case that we have a nuisance case. And I – think that's difficult. We
1943 haven't had the dialogue to say let's work the problem, let's come up with a schedule. If it
1944 works, it works and if it doesn't then there'll be other action. But – from – early on, it's been
1945 build our nuisance abatement case, rather than sit down and try to solve the problem. That
1946 would be a win-win for everyone here, if – we could, if a year from now, we could look and we
1947 could say, look at those same pictures, look a year from now, look at the folks that are there and
1948 say look at what we did, rather than just shut it down. And that's what I'm asking.

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1949 **MAYOR GOODMAN**

1950 And – Mr. Hayes, I –

1951

1952 **GARRY HAYES**

1953 I – just think if there was a direction to staff to –

1954

1955 **AUDIENCE**

1956 Disruptive applause

57

1958 **MAYOR GOODMAN**

1959 Mr. Hayes, I'd like a year from now to see that Park a beautiful park where I would want
1960 somebody that I cared about living. But I'm not going to – risk the – health and welfare, and
1961 safety of some people who may not know how to – make that decision.

1962

1963 **(DISRUPTION IN DUPLICATION PROCESS)**

1964

1965 **MAYOR GOODMAN**

1966 I mean, I'm not going to let people ask for a problem. That's where I'm coming from. But your
1967 arguments will resound well in court and Mr. Jerbic will have to be able to respond to them. In
1968 the meantime, Councilman Brown.

1969

1970 **COUNCILMAN BROWN**

1971 Thank you, Your Honor. Thank you. Mr. Hayes, this would be for you and – certainly I echo
1972 the comments that you've appeared before this Board on many occasions. And – you do have a
1973 lot of respect before this Board. I just I'm – trying to keep an open mind and – even in your brief
1974 presentation, I just need to fill in some of the blanks here, if – you can. It's – important, just
1975 from the perspective that's being offered today.

1976 You made a comment, excuse me, as far as the – DiMarcos purchasing the park and going to the
1977 City and asking about the condition or, I – didn't write down your exact words. But you
1978 indicated that the City said that –

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1979 **GARRY HAYES**

1980 There were – problems there. They indicated that there was clean up and rubbish and things that
1981 needed to occur at the property. They didn't say it's on the verge of being shut down. That's my
1982 understanding. But I wasn't there and all I can do is get an affidavit which we filed with the
1983 court.

1984

1985 **COUNCILMAN BROWN**

1986 Okay. Has she –

1987

1988 **GARRY HAYES**

1989 She can answer that question better.

1990

1991 **COUNCILMAN BROWN**

1992 Okay. And – timeframe on that?

1993

1994 **GARRY HAYES**

1995 Oh two.

1996

1997 **COUNCILMAN BROWN**

1998 All right. And – by affidavit, so I understand it, that is testimony from your client. There wasn't
1999 any document from the City or – an approval or a condition –

2000

2001 **GARRY HAYES**

2002 Follow-up letter; there – was not, as I understand it.

2003

2004 **COUNCILMAN BROWN**

2005 Yeah. Okay. So that – is, and what part of 02 was that?

2006

2007 **GARRY HAYES**

2008 January.

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2009 **COUNCILMAN BROWN**

2010 And then is this correspondence before us, the package that you provided, the Manufactured
2011 Housing Division, in and around, let's say just March, 19th, March 20th, is that the first time the
2012 violations or the issues at the Park have been formalized or documented?

2013

2014 **GARRY HAYES**

2015 As I understand it, there's always been a fire hydrant/fire safety issue that – was prompting the
2016 denial, or the lack of, not issuance of business license. That's – my understanding, that that was
2017 primarily the issue, is additional fire hydrants, fire safety.

2018

2019 **COUNCILMAN BROWN**

2020 Okay. So from January 02 through, let's just say for discussion purposes, March 20th, 04. So,
2021 over a two year period there has not been a business license – issued for, at least minimum, a
2022 failure to provide the fire hydrants?

2023

2024 **GARRY HAYES**

2025 Yes. There – has not. Although one was applied for and – Mr., I don't want to put words in Mr.
2026 DiFiore's mouth, but at the meeting we were told that it was kind of being held in abeyance
2027 because it appeared that progress was being made on the fire safety and – over the last couple
2028 weeks, maybe last month, that's when the – citations have been coming fast and furious every
2029 day. I've been told that I need to assign or – the DiMarcos every day need to accept service of
2030 process of a citation by the Business License Department. I begged them, I said mail them to me
2031 certified. There's got to be a better way. We were told no. We want you or your client every
2032 day so we can serve you with a new violation. I thought that bordered on harassment, but I –
2033 understand that the City wanted to do it that way. I felt there was a better way.

2034 But – they've (inaudible) as I understood the primary issue along has been fire hydrants. I see
2035 reasonably compelling language in your City code that they're exempt from that fire hydrant
2036 requirement. Although they have put one in and they're willing to put another one in. That's my
2037 understanding as to that issue.

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2038 **COUNCILMAN BROWN**

2039 And the last few weeks, even the last thirty days, is certainly a second issue, but one of the things
2040 that I just, I'm personally uncomfortable with is there, a two-year period where the Park has
2041 existed. And it'd – be helpful, for me, as it was indicated before, we are, at the City a
2042 reactionary agency where we can't be everywhere in the community. And until we're told or
2043 informed that there's some problems, violations and such, the, what's – the sense, if you can,
2044 representing your client, what's the sense of activity within the Park during that two year period?
2045 Were – these same violations or alleged violations or photos existing for the past two years?

46

2047 **GARRY HAYES**

2048 To my knowledge, no. To my knowledge, that the violations have occurred the last few months,
2049 and the photos and the pressure. Other than the fire issue I just discussed, that's to my
2050 knowledge.

2051

2052 **COUNCILMAN BROWN**

2053 Very good. I – think that's a big question and perhaps documentation or a courtroom may be a
2054 better place to address it. Some of the things that struck me about the – pictures, and certainly
2055 the obvious was there, but, again, on behalf of your clients, when – you see potable water going
2056 through garden hoses and you see leaks in sewer lines, you don't have to be a licensed anything
2057 to understand that that's just wrong. And where – before us today, or again from your
2058 perspective, is the evidence that, the acknowledgement of a serious problem was there and
2059 something is being done. It – seems to be not until someone was caught, are people willing to
2060 mitigate the situation. And I – think that legally, if not morally, is just wrong.

2061

2062 **GARRY HAYES**

2063 Can I answer that?

2064

2065 **COUNCILMAN BROWN**

2066 Sure, please.

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2067 **GARRY HAYES**

2068 Because I think that's a very fair question. I – think the evidence is the money that's been spent,
2069 the work that's been done. Part of the problem is we have – a lot of, we have a number of
2070 jurisdictions right now that are all kind of taking a shot at – this Park. And part of my objective
2071 in meeting was to say, let's get all the jurisdictions kind of on the same page. Let's get
2072 Manufactured Housing and the City at the same table, let's get the Health District. I will
2073 represent to you that, as far as I understand, all of the Health District cita, violations, 80% of
2074 them are – taken care of. There's still the potable water issue, which could easily be remedied in
2075 – a few days. So the serious, that – universe, they've been working on that because that's what
2076 they're in your – Municipal Court now for criminal violation. So they've been focusing on that.
2077 But again, they, they're, there's a lot of issues out there that – in fairness, you see them – doing
2078 it. We just need to try to find a way to work through those and – try to come up with a plan. If
2079 we can't come up with a plan financially, then it makes sense, maybe this is a park that ought to
2080 be shut down. But I don't think we've fairly tried. And I think that's all we're looking for, is to
2081 fairly try. And you see enough good faith on their part that hopefully say, you know, they're not
2082 people that are – living in Chicago or living in New York and that have never been to Vegas.
2083 You're seeing people that are out there every day, spending their money, trying to make it work.
2084 And – they ought to be given a little consideration for that. To try to – bring this thing to a
2085 positive conclusion. And – maybe we can.

2086

2087 **COUNCILMAN BROWN**

2088 If – this – was dated March and April of 02, and we were looking at a phase plan and such, but I
2089 – can't balance the fact that for two years, under their ownerships, that rents from, whatever, 250
2090 to 450, have gone to the – owner of the Park and certainly the number, even on the breakdown of
2091 potential expenses, is minimal compared to what's been collected over the – past two years. So
2092 if 60 or 90 days ago, when we're looking at some serious issues, as far as the sewage and the –
2093 potable water and the – potential for disease and such, that would, at least the money that is on
2094 paper has been collected for two years, that could have been resolved in a matter of days. And
2095 now we're into a matter of months with a phased plan that takes it into a matter of quarters. And
2096 I – that just doesn't balance. There's a problem there that I – certainly can't answer nor resolve

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2097 today. But that's where I have the problem. I don't know the DiMarcos, I only know a few of
2098 the residents, but that, that's something that I just, I find, again, if not legally, morally,
2099 unacceptable. Because someone could have gone in and fixed this situation quickly, very, very
2100 quickly.

2101 And I just, my last comment will be to reiterate what Councilman Weekly said. And there are
2102 people in this Park that their lives are there and, right, wrong or indifferent, when we're trying to
2103 address this public safety issue, and it's critically important, we may be hurting some people that
2104 shouldn't be hurt, that this could have been avoided if a perhaps more responsible owner had
2105 taken the money that they were making off this Park and invested it at the appropriate time, when
2106 these problems became obvious. If not, these problems may have accumulated over a two-year
2107 period, but to get to this point where we are today and to hear the testimony and see the pictures
2108 and – even some of your documentation, I think the fault, the responsibility ultimately lies with
2109 the owner of the property that certainly, certainly could have acted in a more responsible manner
2110 – in a far more timely fashion.

2111

2112 **GARRY HAYES**

2113 Your – nuisance code looks at abatement though. It doesn't look at – punishment. It doesn't
2114 look at punitive. And I think that's what we're all here for, is abatement. And – I appreciate
2115 your comments, Councilman.

2116

2117 **COUNCILMAN BROWN**

2118 Well, and I – and I wanted to distinguish again, and I will, there are some legal issues here that
2119 will get resolved, here today, in court tomorrow, somewhere down the road. But what's
2120 troublesome is the fact that you have an ownership that made a lot of money in a two-year period
2121 without a business license or in an interim situation that, if they were responsible, they could
2122 have mitigated just about everything that we're addressing today. And that's what bothers me.
2123 Be it legal, I'm not sure, but morally, absolutely.

2124

2125 **MAYOR GOODMAN**

2126 All right. Thank you. I'll hear from three speakers, three minutes a piece, please. Timer, please.

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2127 **DAVE DiMARCO**

2128 Sure. Can I start with the, there – seems to be a – huge concern about the money that supposedly
2129 came in on this property.

2130

2131 **MAYOR GOODMAN**

2132 Timer, please. Yes. Please identify yourself for the record.

2133

2134 **DAVE DiMARCO**

35 Dave DiMarco.

2136

2137 **MAYOR GOODMAN**

2138 Thank you.

2139

2140 **DAVE DiMARCO**

2141 This property averages grossing \$15,000 a month. Now, your – numbers are – great, but with
2142 the transient nature of the – property, with the – constant influx of new people, by the time we
2143 get one in, we have one person come in, if they come in on a voucher, they stay a month, it takes
2144 you three months before you get them out. We've work with them, we tried to work with several
45 people. So that unit, in essence, brings in \$40 a month, by the time it gets done; by the time you
2146 rehab it, it, there's nothing.

2147 The expenses on the property run approximately \$9,000 for fixed expenses. The debt service is
2148 another 8, 8500 dollars. So this money that you're saying that we're making, we've never seen;
2149 okay? We've been hanging in there on what has been a loser, as far as an income, but, on the
2150 property. So I don't know where you're getting these numbers from, but we can – show you that
2151 we can justify that with you.

2152 Going back to the initial part, initial purchase of the property in January of 2002, we were met
2153 with the Code Enforcement and Fire Department the day that we purchased the property. There
2154 was never any indication of any kind of problem. I researched it myself. I went to the Business,
2155 to the Building Department and to the Health Department. And the records that they produced,
2156 they said we can, I had to actually produce a copy of the contract, the purchase contract to get

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2157 these records. They said there was nothing on record that we see as serious. There's clean up
2158 and things like that. And if you go back and look at the old records, you'll see that also. Up
2159 until 60 days ago, we've had basically a clean slate, until someone called in and started
2160 complaining. But we had a clean slate with the property. There's been nothing more serious,
2161 there was only one time over the last two years, 27 months, whatever it was, that there was even
2162 a reference to a sewer back up. And it wasn't a leak or anything, it was a back up that was fixed
2163 the same day. That's the only notice that we've ever got that, with any kind of a serious nature
2164 in the previous 27 months.

65 Now, you have to – be rational and understand that there's no way that what you're seeing on
2166 these pictures could have occurred in 60 days. It's been there, it's been ignored. We're trying to
2167 fix it. We're trying to make an – (inaudible)

2168

2169 **MAYOR GOODMAN**

2170 Shame – on you and shame on us.

2171

2172 **DAVE DiMARCO**

2173 All of us, all of us.

2174

2175 **MAYOR GOODMAN**

2176 (inaudible) Had it been brought to our attention though two years ago, the, we would have been
2177 doing this two years ago. I just want you to know that.

2178

2179 **DAVE DiMARCO**

2180 But I – know that, but I just want you to know that we did inquire. We asked about the property,
2181 we asked if there was anything wrong and your inspectors didn't notice it either. So, everything
2182 –

2183

2184 **COUNCILMAN BROWN**

2185 Mr. DiMarco, that's such an important point your making. So you're indicating that our fire
2186 inspectors and our building inspectors met with you on site when you purchased the property,

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2187 walked through the property and said, or documented, that they don't see other than clean up,
2188 and I'm guessing clean up is trimming trees and picking up trash, that there was nothing wrong
2189 with the Park?

2190
2191 **DAVE DiMARCO**
2192 If you look through the Code Enforcement – reports, going back four years, you'll find nothing
2193 of a serious nature.

2194
2195 **COUNCILMAN BROWN**

2196 I'm more concerned about the two year period.

2197
2198 **DAVE DiMARCO**
2199 Okay. There's nothing serious on any report by Code Enforcement or the Health Department
2200 going back to the date that we purchased the property.

2201
2202 **COUNCILMAN BROWN**
2203 So, garden hoses and pvc pipe, that, they did not exist when you purchased the Park?

2204
2205 **DAVE DiMARCO**
2206 They all existed. The – condition has not substantially changed in two years. It has gotten
2207 better. You see what you see here and you say it's – horrendous, it has gotten better. If you'll
2208 allow the time, the tenants will actually testify to that. We asked, when we walked through the
2209 property, on different occasions, is this how it's done. We're used to a different type of a
2210 plumbing system for a hook up. This Park was built by a – it's similar to an RV park, where a
2211 coach is pulled in, it's – connected with a garden hose to the home and then that's how it's done.
2212 But that is the standard type of hook up that has been used for years. And the Park's 50 years
2213 old.

2214 So I'm saying that, first of all, we didn't make the money that someone says that we did. It's
2215 been a loser from an income standpoint. We're hanging in there for the tenants. We're not

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2216 doing it for ourselves. It'd be much easier for us to just walk away than to fix what you want to
2217 do. But we're doing it for the people here. We're not doing it for us; okay.

2218

2219 **MAYOR GOODMAN**

2220 Okay. Mr. DiMarco, you're time is up.

2221

2222 **SANDRA DiMARCO**

2223 Okay.

24

2225 **MAYOR GOODMAN**

2226 Wait, wait, wait a second. You signed escrow instructions when you purchased the property; did
2227 you not?

2228

2229 **DAVE DiMARCO**

2230 Yes.

2231

2232 **MAYOR GOODMAN**

2233 And that was December the 6th of 2001; correct?

34

2235 **DAVE DiMARCO**

2236 The Park closed in January of 02. I'm not sure what the date of the escrow –

2237

2238 **MAYOR GOODMAN**

2239 All right. Well, –

2240

2241 **DAVE DiMARCO**

2242 It could have been 01.

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2243 **MAYOR GOODMAN**

2244 Okay. I'm going to show Mr. Hayes the escrow instructions that I've been handed here and your
2245 signature, I assume – If you could hand this to Mr. DiMarco, ask him if that's his signature and
2246 show it to Mr. Hayes, please. Is that your signature, Mr. DiMarco?

2247

2248 **DAVE DiMARCO**

2249 Yes.

2250

2251 **MAYOR GOODMAN**

2252 All right. If you'd be kind enough to hand it back to me after Mr. Hayes has a chance to look at
2253 it. You were advised, were you not, Mr. DiMarco, when this property was in escrow and you
2254 were aware that the City of Las Vegas Fire Department has notified the folks who were selling
2255 this to you, in writing, requiring fire hydrants to be installed on subject property and it's been
2256 several months since this issue has been addressed by either party. And the sellers have sought
2257 legal action against this demand. The buyer, that's you, will be responsible for any further
2258 actions taken by the City and will have to install hydrants if the Fire Department is successful
2259 with their action. You're aware of that, are you not?

2260

2261 **DAVE DiMARCO**

2262 We were explained that the fire hydrant situation was a preexisting and a grandfathered condition
2263 and that –

2264

2265 **MAYOR GOODMAN**

2266 You were responsible for it and yet you did not fix it.

2267

2268 **DAVE DiMARCO**

2269 Excuse me?

2270

2271 **MAYOR GOODMAN**

2272 You were responsible for it and yet you did not fix it.

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2273 **DAVE DiMARCO**

2274 We installed a hydrant at the -- Park.

2275

2276 **MAYOR GOODMAN**

2277 A hydrant although you knew you had to have three.

2278

2279 **DAVE DiMARCO**

2280 We didn't know until we installed the first one. There was not a -- number.

.81

2282 **MAYOR GOODMAN**

2283 All right. Okay. Thank you. I appreciate that. Do you want to be heard next?

2284

2285 **SANDRA DiMARCO**

2286 Yes (inaudible)

2287

2288 **MAYOR GOODMAN**

2289 All right. Timer, please.

2290

.91 **SANDRA DiMARCO**

2292 Sandra DiMarco. I just want to pick up where he left off, because I was not involved in the Park

2293 until three months ago. Two years ago when they purchased it, it took my husband almost a year

2294 to clean house of a very drug-infested park. It was, meth labs every where. It was very, very

2295 rough. Must worse than it is today. The -- last year has been numerous managers, trying to do

2296 repairs, having problems, etc. Six, nine months ago, we brought family in because we realized

2297 things weren't getting done like they should. We had a lot of problems with theft and money

2298 wasn't going where it was supposed to. We have spent a lot of money in the Park. We brought

2299 my nephew in there, who was 25 years old. We brought my son in there, who is 17; he was 16 at

2300 the time. So that they could try to help out the existing manager to see what is happening with

2301 the maintenance.

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2302 **MAYOR GOODMAN**

2303 Do they live in the Park?

2304

2305 **SANDRA DiMARCO**

2306 No, they do not.

2307

2308 **MAYOR GOODMAN**

2309 Okay.

10

2311 **SANDRA DiMARCO**

2312 Three months ago, after they kind of gave us the awareness that, you know, the money's not
2313 going where it's supposed to, the trailers aren't getting fixed, I was asked to come into the Park
2314 and rehab. Not to manage the Park, just to rehab the Park. I started with a plan with
2315 Manufactured Housing, which was approved, that would give us through December, but all life-
2316 threatening issues were supposed to be done right away. Then by April 30th, we had another list
2317 and I guess you have the proposal. We thought we were on schedule to do all that when this
2318 problem occurred.

2319 Since we got all the notices, for the last two years there are citations in the Park, but they are
2320 remove an abandon vehicle, remove the fence, clean up debris, etc. I went through all the files in
2321 the last two years. About every three to six months the City would come out, the Health
2322 Department would come out and they'd give (inaudible) citation. So, yeah, that should have
2323 been noted. We - knew that the Park was run down. We knew that it needed a lot of work. Did
2324 we know that it had all these problems? No, not until March 30th, when all this happened and the
2325 inspectors started coming in and going trailer by trailer.

2326 This is my violation file since April the first. Every one of these papers. I get 19 pages one day
2327 from Code Enforcement, I get 11 pages one day from Health Department. We have had
2328 everyone working around the clock. We were there on our anniversary, on Valentine's Day. We
2329 were there Easter Sunday. We have been there all the time, hands on. Every time they give us
2330 something to fix, we fix it. Then they find more things and we fix that. We were told that we
2331 are supposed to focus on the seven issues that the Health Department gave us. This was the

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2332 notice from the court. We went to court and we got until May 5th to go back to show that we
2333 have done the six items. Contrary to what you're hearing, of these six items five of them have
2334 been taken care of; three of them were pertaining to the sewer line. Number three says the sewer
2335 line shall be inspected by a licensed plumber. Mr. Jim Shadrick offered on Monday to do that so
2336 we wouldn't have to have a licensed plumber pull permits. He said he would go and inspect it
2337 with me. I asked for that in writing and I have it right here. That was my third item as far as
2338 sewer. The one and two of the repairs had already been done.

2339 They just pointed out one that they found yesterday. This is the first I've heard of it. It's a
40 privately-owned mobile home. They have a fence around it. I did not know. The only thing we
2341 have left to do are the water hoses, which I've already contracted to do. Jim Shadrick gave me a
2342 number of a plumber last week he recommended. I worked with the guy for three days. The day
2343 he was supposed to show up to do the permit, he did a no-show. I was right back in yellow
2344 pages, interviewing guys for the past four days.

2345 We thought we had 'til May 4th. We were right on schedule to do our thing. I have a thing from
2346 Pinnacle Electric stating that they have taken care of all the unprotected panels. The things that
2347 you saw in there were abandoned homes. All those pictures were homes I'm rehabbing. I've got
2348 like 15 homes that I'm trying to pull out of there. If they would let me do the work that I was
2349 hired to do, you would not believe the looks of this Park in three to six months down the road. I
2350 know how horrible it looks. I'm there every day. You know, that's what I'm trying to work on
2351 so hard. And all these wonderful people here have come in and they've volunteered to help.
2352 Next week was supposed to be the windows, the swamp coolers, etc. We did have a plan and we
2353 are trying to stay on our plan.

2354 You know, and I – think it's just sad that all of a sudden, and I think a lot of it was due to media
2355 and such, that this stuff happened so quickly and the court said we had this time and then the
2356 next thing we know, the City comes in and gives us 72-hours. There's a lot of really good
2357 people in that Park that don't want to move.

2358

2359 **MAYOR GOODMAN**

2360 Thank you. I have to go onto the next speaker. Thank you, Ma'am. There's one more speaker
2361 and –

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2362 **SANDRA DiMARCO**

2363 Thank you, Sir.

2364

2365 **MAYOR GOODMAN**

2366 No problem. There's one more speaker who's entitled to three minutes.

2367

2368 **SANDRA DiMARCO**

2369 Weren't you going to allow three tenants to speak?

70

2371 **MAYOR GOODMAN**

2372 No. I said four speakers altogether.

2373

2374 **SANDRA DiMARCO**

2375 Including us?

2376

2377 **MAYOR GOODMAN**

2378 Yes.

2379

2380 **MARY ETCHER**

2381 My name is Mary Etcher. I live at 15 West Owens, Space 71. If you would, if – I may, I

2382 brought pictures of my own. I've been there since June 18th. I'm a private owner, nobody's

2383 notified me of anything. I've asked every official that went through that Park what I could do, as

2384 a private owner, to help it get better. They refused to answer me. They won't give me any

2385 information. They tell me it's not up to you, it's up to the Park. As a private owner, it is up to

2386 me. I take responsibility for my home. And I re – I – am not happy about having to give it up.

2387 I put a lot of money, effort, blood, sweat and tears into my home. And if I may, I've got pictures

2388 of the original remodeling.

2389

2390 **MAYOR GOODMAN**

2391 Certainly.

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2392 **MARY ETCHER**

2393 And of the front (inaudible)

2394

2395 **MAYOR GOODMAN**

2396 Overhead, please.

2397

2398 **MARY ETCHER**

2399 Sorry?

.00

2401 **MAYOR GOODMAN**

2402 No, I'm – asking them. We can't see it. Now we can see it. If you would try to focus in a little
2403 more. That's, good. Okay. Yes, Ma'am.

2404

2405 **MARY ETCHER**

2406 (inaudible) direction here. This first one right here, this is the front of my home. I keep it
2407 looking nice. I trim it up. I do everything, oh, sorry. I trim it up, I do everything that is
2408 necessary to be done. I like doing this kind of work. I don't have a problem doing it. And that's
2409 what this one, this one and this one is about. This is the backyard. Yes, I do have some brick
2410 and concrete in the back. There was a tin shed in the back. I tore it down and disposed of it. I
2411 just have to finish the clean up of that. I've already started to bust the brick out so I can haul it
2412 out of there. So I am working on it.

2413 But you don't see any of these pictures on any of theirs. They're only showing the worst case
2414 scenarios. This right here's from repaneling my home. I put a lot of effort and money into this
2415 and I've done it all myself. And for somebody to – I'm sorry. I'm very emotional about this.

2416

2417 **MAYOR GOODMAN**

2418 That's all right. Take your time.

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2419 **MARY ETCHER**

2420 And I've even redone the bathroom, as far as a whole new shower enclosure and everything else.
2421 I don't have a problem putting money into my home. Oh, I'm sorry. This is a bunch – Okay,
2422 I'm going to clear some of these out so I can have some room.
2423 So, I'm going about it the right way. I'm not putting junk over existing, I'm – doing it the right
2424 way. I'm doing the (inaudible) way and I still feel like I'm being violated because the Health
2425 Department never, ever once knocked on my door, as a private owner, to allow me any –
2426 reasoning to be worried about this or anything else. They haven't given me a chance. If they
2427 would have given me a chance, I could have shown them my progress.

2428 This is the home when I first purchased it. You can see, as I'm going through all these rooms
2429 and doing everything else. I'm feeling very violated about the way this is going now. I'm just,
2430 finished product, that's my living room. That is not a dump. That is not condemn, to be
2431 condemned. I don't feel I'm being treated fairly whatsoever. And since Sandi has been coming
2432 in and, no, for the record, I was not promised anything. She's been coming in. She's been
2433 making changes. She's there to make an effort. And I can see in here, where I didn't see it in
2434 anybody else. When I moved in there, I'm not going to name any names, I won't do that, but
2435 certain managers were moving in whoever and whatever just to fill the space. That's how we got
2436 it as bad as it is to this day.

2437

2438 **MAYOR GOODMAN**

2439 Okay. Thank you very much. I appreciate it. Let me ask you this –

2440

2441 **AUDIENCE**

2442 Disruptive applause

2443

2444 **MAYOR GOODMAN**

2445 Please, folks. For me it's a, Mr. Jerbic – What is, let's assume that we conclude that this, Ms.
2446 Heshers' (sic) home is not within that class of homes that create, in and of itself, a nuisance that
2447 should be abated. What – advice do you give towards us, as far as somebody in her position?

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2448 And is she just victimized as a result of being surrounded by this dangerous condition or does
2449 she have some independent status where she could be protected?

2450

2451 **BRAD JERBIC**

2452 Clearly anybody who lives in the Park who feels that they are living in a dangerous situation can
2453 file their own lawsuit, they can take their own action to protect their property. If the
2454 representation is accurate that your house, and I accept it as true, that yours is – in compliance, it
2455 could nevertheless remain an independent fact that the Park is not. And so an individual that
2456 lived in a park that was not in compliance for very serious health code reasons, imminent threats
2457 to public health and safety, that park would be closed. I expect and I look out to the – folks who
2458 may know more than I do, there might be an opportunity for those who have mobile homes that
2459 are in compliance with the code, to have them moved.

2460

2461 **MAYOR GOODMAN**

2462 Okay.

2463

2464 **BRAD JERBIC**

2465 But I don't think there are any circumstances with anybody, even in a home that complied
2466 individually, be allowed to stay in a park that did not comply.

2467

2468 **MAYOR GOODMAN**

2469 Okay. And I want to ask Ms. Fretwell then, assuming that there is a home, and I accept the
2470 young lady's representations that it is a nice habitable residence, are we making efforts to have
2471 those type of facilities moved to an area that we deem to be safe?

2472

2473 **BETSY FRETWELL**

2474 Mayor, as I indicated in my original presentation, we've been working with the State of Nevada
2475 Manufactured Housing Division to have them go out and conduct individual, individually owned
2476 trailers inspections, so that they can be certified for a move to another park. We have been doing

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2477 that and, in fact, have found a park that is willing to accept and pay moving expenses for those
2478 individual to take advantage of that.

2479

2480 **MAYOR GOODMAN**

2481 Assuming that we go forward, I would ask that that person contact Ms. Heshner (sic) and make
2482 those arrangements. Yes, Ma'am?

2483

2484 **MARY ETCHER**

2485 (inaudible) Actually, two more things. Number one, I have a dog and a cat to consider too.

2486

2487 **MAYOR GOODMAN**

2488 Okay.

2489

2490 **MARY ETCHER**

2491 It's not just me. And number two, it is not a trailer, it is a mobile home.

2492

2493 **MAYOR GOODMAN**

2494 Did I use the word trailer?

2495

2496 **MARY ETCHER**

2497 I'm just making it clear. I do not live in a trailer.

2498

2499 **MAYOR GOODMAN**

2500 I call it a residence.

2501

2502 **MARY ETCHER**

2503 Well, a lot of people have been saying trailers this, trailers that. I just want to make it clear –

2504

2505 **MAYOR GOODMAN**

2506 I – don't believe – (inaudible)

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2507 **MARY ETCHER**

2508 I just want to make it clear to everybody that it is – a mobile home.

2509

2510 **MAYOR GOODMAN**

2511 It's your home. It's your home.

2512

2513 **MARY ETCHER**

2514 Just a (inaudible) I just wanted to make it clear.

2515

2516 **MAYOR GOODMAN**

2517 It's very clear. And it looks like –

2518

2519 **MARY ETCHER**

2520 Thank you.

2521

2522 **MAYOR GOODMAN**

2523 – if the home is as you represent it, and I believe it probably is, then arrangements will be made

2524 to move it elsewhere if we take the action that we do, and Mr. Hayes is not successful in

2525 stopping it in court. It's that simple.

2526

2527 **MARY ETCHER**

2528 And just, where do I go until that happens?

2529

2530 **MAYOR GOODMAN**

2531 Hopefully the staff here and the folks from the Mobile Home Unit will be able to give you

2532 directions today, that if in fact you are required to move, and that is not the case as of this point,

2533 then they will help you and assist you in that move.

2534

2535 **MARY ETCHER**

2536 Thank you.

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2537 **MAYOR GOODMAN**

2538 Thank you.

2539

2540 **MARY ETCHER**

2541 And thank you for listening.

2542

2543 **MAYOR GOODMAN**

2544 All right. That's the end of the public comment, as I see it. I'm ready to make a motion at this
45 time. And this is without any ascription to – Yes, Councilman?

2546

2547 **COUNCILMAN REESE**

2548 Could I have Mr. Savage come up. There's been reference that those six citations or whatever
2549 that they, that 80% of them been met.

2550

2551 **GLEN SAVAGE**

2552 Councilman Reese, I was talking to Ms. Eroni –

2553

2554 **MAYOR GOODMAN**

2555 Please – identify yourself, Mr. Savage.

2556

2557 **GLEN SAVAGE**

2558 Glen Savage, Environmental Director of Clark County Health District. And we believe that that
2559 percentage is probably turned upside. Probably 80% of violations still exist. And she, yes, I've
2560 heard some statements here, yes, there has been some work done that also as Amy rightly,
2561 addressed the Council, that things did deteriorate, some other concerns or problems were
2562 addressed. But again, if you don't have the proper people doing the work, you're not using the
2563 correct materials to, things do kind of fall apart, if you will.

2564

2565 **MAYOR GOODMAN**

2566 All right. Thank you.

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2567 **GLEN SAVAGE**

2568 Thank you.

2569

2570 **MAYOR GOODMAN**

2571 Thank you, Councilman. Did, who are you, Sir?

2572

2573 **WENDELL GENTRY**

2574 I'm a (inaudible) contractor and (inaudible) I would like to address and rebut something that was
2575 said by (inaudible)

2576

2577 **MAYOR GOODMAN**

2578 Not at this, I appreciate that, but –

2579

2580 **COUNCILMAN MACK**

2581 Your Honor?

2582

2583 **MAYOR GOODMAN**

2584 Yes, Councilman?

2585

2586 **COUNCILMAN MACK**

2587 I was going to ask, yesterday I was briefed by some staff that some repairs were done days prior
2588 to a unit, let's just call it Unit A, needed some – repairs to the plumbing for the sewage. Two
2589 days later they came out to repair Unit B. They went back to Unit A and the parts were used for
2590 Unit B were moved from Unit A. And I don't know if this gentleman was, or if he has
2591 something to say about that.

2592

2593 **MAYOR GOODMAN**

2594 Is that what, are you familiar with this?

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2595 **WENDELL GENTRY**

2596 No, Sir, I'm not. But I have to just tell you (inaudible)

2597

2598 **MAYOR GOODMAN**

2599 Well, who are you?

2600

2601 **WENDELL GENTRY**

2602 My name is Wendell Gentry and I –

2603

2604 **MAYOR GOODMAN**

2605 And who do you represent?

2606

2607 **WENDELL GENTRY**

2608 I (inaudible) plumbing contractor that worked there the first three days.

2609

2610 **SANDRA DiMARCO**

2611 (inaudible) listen to some more of the residents that have a lot of (inaudible)

2612

2613 **WENDELL GENTRY**

2614 I was the contractor that was in there the first three days.

2615

2616 **MAYOR GOODMAN**

2617 Well, I'm, I made the rules and the rules will be followed. I – you're able to speak at public
2618 comment, and (inaudible) not now.

2619

2620 **COUNCILMAN MACK**

2621 During our public comment.

2622

2623 **MAYOR GOODMAN**

2624 During the public comments.

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2625 **WENDELL GENTRY**

2626 All right.

2627

2628 **MAYOR GOODMAN**

2629 Right. I just, without any ascription of any wrongdoing on the part of the DiMarcos or as far as a
2630 punitive nature, I'm not interested in that. I'm concerned about the well being of our
2631 constituents. I believe that the issues presented today, to my satisfaction, indicate a (sic)
2632 imminent public safety issue, imminent danger to the – health of the residents there and at this
2633 point in time going to move that the City Attorney is ordered to institute a legal action in any
2634 court of competent jurisdiction to abate, remove or enjoin the nuisance or nuisances at the Sky
2635 Vue Mobile Home Park at 15 West Owens, Las Vegas, Nevada, and take appropriate legal action
2636 regarding the same. That's my motion. Please vote. Post. Motion, folks, motion carries.
2637 (Motion carried unanimously with Moncrief excused and Ward 2 seat vacant.) Thank you.

2638

2639 **AUDIENCE**

2640 Applause

2641

2642 **MAYOR GOODMAN**

2643 Please, please. All right, now, ladies and gentlemen, this is the time for Citizens Participation.
2644 Items raised under this portion of the City, Special City Council agenda cannot be deliberated or
2645 acted upon until the notice provisions of the Open Meeting Law have been met. If you wish to
2646 speak on a matter not listed in the agenda, please step up to the podium and clearly state your
2647 name and address. Now, of course, I'm going to change the rules on that one. They're able to
2648 speak to a matter that was listed on the agenda. That's not in contradiction to any prohibition; is
2649 it? All right. Very good. We'll limit it to three minutes per person in the beginning, we'll use
2650 the clock, and who would like to be heard first? Yes, Ma'am.

2651

2652 **BEATRICE TURNER**

2653 Beatrice Turner, West Las Vegas. You know what? And I – came down here to see it and I –
2654 went to that trailer park and I know for a fact when I shut down Madison Terrace, I know that

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2655 trailer park look like that then. That didn't just happen over night. I know that's been ten years
2656 of decay that I know of how that trailer park been looking. And then you have a lovely owners
2657 get up here, you ain't heard them say one time that they have pulled down no permits, got
2658 licensed people to go in there to do that work and then they own other trailer parks. So if you
2659 know how this one looks, I can imagine how the other ones look. And when they got this, this
2660 was a gold mine, 'cause to get it, to get folks to pay that rent and they called it in the newspaper
2661 and on the news low-cost housing.

2662 You know what? There's no reason that people should be living in that kind of condition. And –
2663 Councilman Reese, you said that your mother live in a trailer park and it kept –

2664

2665 **COUNCILMAN REESE**

2666 Mobile home, mobile home park.

2667

2668 **BEATRICE TURNER**

2669 Mobile home, and the Housing Authority own a mobile home park and you know that Thelma
2670 Clark do not let that mobile home park look like what you saw over there. And it don't make no
2671 sense that the City would let this go any further. However the City have to do it and they, I
2672 know they going to make some enemies behind it, so be it. Let that be the reason that people can
2673 live in decent and safe and sanitized housing. And that is not decent, not safe and not sanitized.

2674

2675 **COUNCILMAN REESE**

2676 Thank you very much. Yes, Ma'am.

2677

2678 **PATRICIA MARTINELLI-PRICE**

2679 Good afternoon. My name is Patricia Martinelli-Price, 3212 Redrock. I'm a homeless advocate.
2680 I work very closely with the working poor in that area. I call it the corridor of hope. For many,
2681 many years, my grandfather, working and helping the working poor for over 75 years. To me,
2682 again, it is appalling that again we're in a situation picking on the less fortunate among us. The
2683 people that are handicapped, some people that are actually elderly, that are senior citizens, it is
2684 really a shame. Then the harassment of giving the owners every day and they have to get their

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2685 violation papers every day. Meanwhile, they could be doing something constructive, like
2686 making sure the – contractors are there to fix. But actually what they're doing is waiting for the
2687 City, again, to harass them with more paper.

2688 Then you have the Health Department, you have the Fire Department and some other people
2689 from the City that were testifying, but they said well, we're not this, we're not that. So why are
2690 they testifying then, if they're not sure exactly what's going on.

2691 Another thing that is very important, the Water Department right now in the State of Nevada,
2692 here in Las Vegas in particular, is working with some of the, with, to purify the water from, you
2693 know, that is actually part of the sewer. So if that is good enough for the rest of the citizens of
2694 Las Vegas, to actually have the Water Department do that, so they can actually clean the water
2695 so we can drink it, obviously there's not that big of a problem in the Park.

2696 And I hear everybody saying the children, the children, the children. Well, let me tell you, how
2697 appalling is that? We have homeless children that are still in our community that are sleeping in
2698 the sidewalks because we do not have enough affordable housing. Rather than helping these
2699 owners to actually be in compliance, there is money from HUD, what the City has actually done
2700 is harass them again and again and again. But they have a voice. I was born and raised in this
2701 community, most of the people that support the foundation that I run are the gaming industry
2702 individuals that really run this town. And I think what you should do, Mayor, if you are moving
2703 everybody from there, they should get 25 to \$50,000, each of them, to move from that trailer
2704 park. It is a shame that again, if these individuals that do not have money and are in a fixed
2705 income, if they are asked to move, what'll happen is they'll end up in our streets.

2706 And I understand what they're talking about, community. When I was raised in this community,
2707 we had incredible people that cared. You yourself, Mayor, have City people and some of your
2708 staff that their family members have lived with them for over 13 years, because they cannot
2709 afford to get their own place.

2710

2711 **MAYOR GOODMAN**

2712 Thank you.

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2713 **PATRICIA MARTINELLI-PRICE**

2714 So, I think it's important to look at this issue and help the working poor among us. Thank you.

2715

2716 **MAYOR GOODMAN**

2717 Thank you. Thank you.

2718

2719 **TOM McGOWAN**

2720 I'll submit, Tom McGowan, Las Vegas resident. For 50 years, your (inaudible) didn't tell you

2721 how many structures in this City require similar address. You don't have enough time left in

2722 your lives to hear it all. I'm going to submit my comment in writing and go to a related matter.

2723 Within your jurisdiction a serious threat to public health and safety affecting the residents of

2724 Scotch 80s and Chelsea Estates in Ward 1 is due to the influx and proliferation of a large

2725 population of wire-walking and tree and brush nesting roof rats, attracted by rotting fruit and the

2726 protective cover of palm trees and lush landscaping. Adjacent neighborhoods are also threatened

2727 by the potential for rat migration.

2728 Whether diseased or not, rats have been known to attack humans and devour household pets and

2729 infants. And many of the rats are 18 inches long and 4 to 5 inches wide, and defy extermination

2730 by traditional means. But extermination of the rats is categorically imperative in preservation of

2731 the public health and safety of all residents in the City of Las Vegas. The Mayor sits on the

2732 Emergency Operations Management Committee and was recently empowered to declare a state

2733 of emergency to protect the public interests. Therefore, in recommendation and consistent with

2734 the City's exhibited policy in address of public health and safety issue affecting the Sky Vue

2735 Mobile Home Park, the Mayor should declare a state of emergency and order a crash program to

2736 eradicate the rats completely and permanently on a priority immediate basis and thereas evacuate

2737 all residents of the affected neighborhoods, remove all palm trees, thanks, remove all palm trees,

2738 fruit trees and lush landscaping cover, drain all koi ponds and other fish ponds in the area and

2739 relocate the neighborhood residents to publicly-subsidized shelters pending abatement of the rat

2740 infestation, in the best public interests.

2741 Since the identity and location of the landscaping contractor may not readily be known, and since

2742 effective abatement will be cost-prohibitive burden on the tax-paying public, the entire cost of

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2743 the rats extermination process can and should be paid for by the residents of the affected
2744 neighborhoods, whose preference for lush landscaping apparently exceeds their concern for
2745 public health and safety, city-wide. Perhaps ironically, it is generally recognized that the rats
2746 originated in and migrated from the landscaped areas of Wards 3 and 5. And if this were a book,
2747 it would be entitled Of Rats and Mayors and Men. But it's not a book yet, just a comedy.

2748

2749 **MAYOR GOODMAN**

2750 Thank you very much. Next, please.

151

2752 **WENDELL GENTRY**

2753 My name's Wendell Gentry, I'm a plumbing contractor that was hired to begin the work on the –
2754 Park, to begin to close up the – sewage leaks. I was hired by the DiMarcos, but I – was
2755 instructed to work under the direct supervision of Amy Eroni with the Health District. Amy and
2756 I went through that Park and made a – checklist, a punch list of – things that were to get
2757 corrected. In the three days that I was there, I was able to work 20, make – 21 unit repairs. It
2758 wasn't, I wasn't able to even scratch the surface. Mrs. DiMarco raised the issue that the reason
2759 she terminated my – association with them was because I didn't have permits. I was working
2760 under their direction. They said that I did not need permits, that – I needed to get that, those
161 sewage leaks fixed immediately.

2762 The last, Mrs. DiMarco paid me daily for the work, services I provided. The last day that I went
2763 in to collect a check from the DiMarcos, she asked me if I would hold that check for a couple
2764 days so she could put funds in that account. She also told me that – she was upset because she
2765 had been told by one of the residents in the Park that I was doing more work than necessary. I
2766 told her that the work that they would get away with, making repairs in that Park, I could not do.
2767 I had to do quality work. I told her that what I had done didn't scratch the surface in the –
2768 needed repairs in that Park. On my way home she phoned our office and said that she wasn't
2769 going to need our services any longer.

2770 I have copies from my bank. One of the checks that she wrote passed. I'm holding NSF checks
2771 in the tune of 4400 dollars for non-sufficient funds. They didn't stop these, the DiMarcos left

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2772 rather than face this. They didn't want to hear this and they didn't want it said in front of them.

2773 But I have copies, I would be more than happy to give you copies –

2774

2775 **MAYOR GOODMAN**

2776 You could certainly make it part of the record.

2777

2778 **WENDELL GENTRY**

2779 Yeah, I'd love to have it made part of the record, my invoicing and – the copies of the check

180 from the bank. The bank had not forwarded – them to me, but I had them fax them to my office

2781 so that I could bring them in today. So, you know, I – I've got the dilemma now, to try to collect

2782 this money. All right. Thank you very much.

2783

2784 **MAYOR GOODMAN**

2785 Thank you very much.

2786

2787 **WENDELL GENTRY**

2788 Can I –

2789

190 **MAYOR GOODMAN**

2791 Please. Give it to Ms. Ronemus. Thank you.

2792

2793 **CHRIS GIUNCHIGLIANI**

2794 Good evening.

2795

2796 **MAYOR GOODMAN**

2797 Good evening.

2798

2799 **CHRIS GIUNCHIGLIANI**

2800 Christ Giunchigliani, 706 Bracken Avenue, Assembly District 9. This is not in my Assembly

2801 District, but I did get called by a former constituent and sometimes you just answer those calls.

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2802 And so I, that's how I got involved. I want to thank Councilman Weekly and – the whole
2803 Council, because I think this issue has been, it is extremely emotion (sic). It's one of those
2804 issues where you're damned if you do and you're damned if you don't.
2805 It is, people are afraid. They're afraid of losing what homes they do own. They're afraid of
2806 being back out on the street, in many cases. They're just afraid of the unknown. And
2807 unfortunately, some people are taking advantage of that fear to escalate that – concern that you
2808 saw here today. I just wanted to point out a few things, though, that I think is very important.
2809 Justice delayed is justice denied. Well, in a bureaucracy, which we have, everybody's culpable
310 in this. I mean, you have inspectors from one group who didn't look any place else other than
2811 where their one particular inspections were. And we need to deal with some of that, but that's
2812 for a – secondary issue. The real problem's coming down to is I think the DiMarcos knew
2813 enough about the process to show some minimal effort to make people think they were moving
2814 forward on something, but they never really got there. And for two years, they never really got
2815 there. And that's why you're facing this situation.
2816 The Park has problems. There's pockets of it though that are livable, or at least within, contained
2817 within their homes. Although I still don't know if the water underground, I've been out there
2818 about five times, I took my own personal pictures. My concern is there's a lot of disabled and
2819 elderly in that Park, as well as kids. There is not one thing that's handicapped accessible.
2820 Nothing. The common showers, and I took a picture of that one. It's on a, you have a wooden
2821 pallet from like the plumbing or something, you know, from a – I've never done this before.
2822 You had a wooden pallet and no curtains, no hot water from time to time, trash, filth and that's in
2823 – the place where people were able maybe go get a bath or a shower, because they didn't have
2824 hot water in any of their units.
2825 It's – shameful, but the fear and the issue that we have to deal with, which is more global, is we
2826 have a housing problem, not just in the City, not just in North Las Vegas, not just in the County.
2827 It is within the State. So whatever happens, you're absolutely right, tomorrow in the courts
2828 you're going to have discussion and debate and the courts will make a ruling one way or another.
2829 But I think we've got a bigger long-term picture, maybe a capability of dealing with some of the
2830 problems. I have (inaudible) asked your staff and County staff and some of the State staff if, I'm
2831 going to put together a work force just to sit down and take a look at who and what jurisdictions,

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2832 who has which authority, where do they overlap, where do we have gaps, where was there lack
2833 of communication and see if we can move forward.

2834 There's also the Hou, Nevada State Housing has made an offer, and this is for future reference,
2835 but if we could find a non-profit organization to buy some of these properties, we could use the
2836 non – the State's Housing Trust Fund to rehab and build it. So there's some opportunities out
2837 there for us. I want to work with you on that part of it. I just would say that the DiMarcos
2838 charge upwards of \$500 for some individuals, 275 as you noted was just the minimum. That was
2839 not an actual representation and you have four other, three other parks that are owned by them.
340 One is College Park which was fined, because I turned in the complaint.

2841 I turned in the complaint because they dug a trench for sewage on someone else's personal
2842 property. And that is being dealt with as well by – an individual. And also, I think the letter that
2843 they may have submitted to you came because I filed the complaint with Manufactured Housing
2844 about statutes that I thought were violated and they were only addressing those issues. There are
2845 probably more that are out there. So those are just, and I also filed a complaint with the Labor
2846 Commissioner because there are at least nine employees at one time or another, none of them
2847 have been compensated, payroll taxes haven't been paid, Social Security has not been paid and
2848 you cannot do rent in lieu without a proper documentation and trail and it has to at least equate to
2849 minimum wage, which it did not. So that's also been turned in. Thank you for your efforts.

2850

2851 **COUNCILMAN REESE**

2852 Thank you very much, Ma'am.

2853

2854 **CHRIS GIUNCHIGLIANI**

2855 Thank you.

2856

2857 **COUNCILMAN REESE**

2858 Yes, Sir?

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2859 **ALLAN TUBB**

2860 Yes, Councilman, my name's Allan Tubb. I live over at Sky Vue; all right? Councilman
2861 Weekly, I believe I spoke with you a couple times on occasions and actually ended up having to
2862 apologize to you a couple, once before; okay? But my question is, okay, for you gentlemen up
2863 here right now; okay? You look at this as far as the negatives; okay? All the inspectors sitting
2864 over here, they will (inaudible) with you. There's been times, even, including today, I've been
2865 out there and I've walked with them, because I do security out there. I volunteer my time for it;
2866 okay? For them, all right?

367 They've been out, I've been out there and I've walked with them; okay? I've heard their side,
2868 but now coming back from the tenants' side of it; okay? You know, you see the – pictures of
2869 what they're showing, okay, as far as the negative side of it, you know. I believe the, Mayor
2870 Oscar Goodman had an appointment today that he was, you know, going to show up there and he
2871 had to cancel; okay? It was understandable. I would like for him to come out there, and even
2872 you – gentlemen; okay, and, with an open mind and just look at some of the corrections that's
2873 being done out there; okay? You can't set a specific timeline on 20 years, okay, of stuff that's
2874 been going down hill for 20 years. You cannot set a timeline on it; okay? You know, that's just
2875 one thing to think about on that; okay?

2876 You know, you – specifically stated, Councilman Weekly, okay, today, that no, you would not
2877 live there. Okay, that's understandable. I do; all right? And I understand what you all's trying
2878 to do; okay? Then instead of coming up and trying to close it down like you are, okay, I know
2879 there's organizations out there and get in touch with Sandi and Dave DiMarco and that, and put
2880 them with the organizations to help improve this, instead of coming out and trying to tear it
2881 down. 'Cause I've head all kinds of arguments, you know, as far as natural water supply and
2882 whatnot, you know. Far as I know, that's hearsay, 'cause I haven't looked into it; okay?

2883 But instead of trying to close them down, get in touch with these organizations and give them to
2884 them so they can actually start improving it instead of coming out and saying, demanding that
2885 this; okay? And as far as the pictures go, okay, with – Mr. Jim here, okay, I was out there with
2886 him today on this; all right? Okay? He would even tell you, there is some, that's been progress
2887 that's been done; all right? And unfortunately those pictures we don't have here right now;
2888 okay?

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2889 As far as the progress goes, yes, Sir, there's still some violations out there all right. But Sandi
2890 did have a licensed plumber out there. In fact, it was a Mr. Rooter was the company; okay? And
2891 spoke with them; okay? To come out there and Tom – I forget his last name, but he was from
2892 the Building and Safety out there, for the mobile homes, he was there today, okay, and spoke
2893 with the – licensed company, okay, as far as the permits and everything else go. So there are
2894 being steps that's being taken to get this corrected, you know; okay? Instead of just trying to see
2895 one aspect of it, that's showing the pictures and the negative, we need to see the whole picture.
2896 Because I do believe that's what you are all here for, is to see the whole picture, and not just one
397 side. And that's all I have to say.

2898
2899 **COUNCILMAN REESE**

2900 Thank you very much. Yes, Sir.

2901

2902 **FRANK WRIGHT**

2903 Good morning, Councilman. My name is Frank Wright and I'd like to readdress to the issue of
2904 the Park. To my understanding this is that the City is going on with regular voucher agreement,
2905 which they combined with, within the City and the Park itself. I want to know this, Councilman,
2906 why hasn't the City came forward and make sufficient funding to help benefit the Park, because
2907 the Park has not asked for an, neither deposits and made it their standards, where the rent would
2908 be sufficiently low for the lower class community and the people that are homeless and as well
2909 as it's helped out a lot of people that have kids. And I want to know what the City is up on this
2910 issue? If they can put it on the floor in the Salvation Army, which I can see kids on the floor.
2911 Would you like your men on the floor? Your kids, would you like your kids on the floor?
2912 I feel (inaudible) with that. I feel angry with that and, you know, the City has caused a lot of
2913 angers on the DiMarcos and you know the DiMarcos never charged deposit for what they was
2914 doing for these people? But yet, top drawer vouchers, then and accepted them without deposits
2915 and then they rendered damage upon these trailers and then the DiMarcos has to pay them; you
2916 know? And I have seen no effort from the City, not one little effort from the City, on trying to
2917 escalate the problems that the City are saying that the Park has. Like for instance, the fire
2918 extinguishment; okay? Now, if you stipulated one fire extinguishment to be placed in and later

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2919 stipulated you need more, I think it's the City's responsibility to cover those, gentlemen.
2920 Because they are accepting a contract with the City, which I don't know why the City Attorney's
2921 office didn't have a legal contract with them stipulating these are inhabitable living
2922 environmental places to live.

2923 You know, have you actually evaluated what you're doing? I mean, really you're evaluating to
2924 close down a Park that's helped this community; you know? You're evaluating to give these
2925 people money and say well, you know, now – we're going to close them down. But see, you –
2926 you're evaluation will to the point where you didn't live or even bother to investigate the
2927 problem with the Park. What's the problem with the City? They won't investigate renter, rental
2928 contracts they give to the people to get a proper housing. Now, you know, the DiMarcos and
2929 even before that, was working with Salvation Army and I believe they collaborated for a long
2930 time. And I believe it's the City's responsibility to help the people, that they do really need help.
2931 So, what are we going to do about it, gentlemen? I mean – you know, what are we going to do?

2932

2933 **COUNCILMAN REESE**

2934 Thank you – very much. Yes, Ma'am.

2935

2936 **PATRICIA BROWN**

2937 Patricia Brown, currently homeless thanks to a (sic) Housing Authority eviction. And I hate to
2938 see any property having to close. But it really concerns me when there're people are living in
2939 those conditions like that. And what I learned through my experiences with public housing, the
2940 people that are living in those conditions are so ascarded (sic), afraid of the unknown, 'til what
2941 they're in becomes a state to be in and to stay in. And that's what you're fighting here, is that
2942 they don't understand that you're not trying to throw them out in the street. They don't
2943 understand that you're – concerned about their safety. But they, all they see is that they're losing
2944 their homes. And so some compassion and some caring way of making the transition happen.

2945 If they can't come up to code, I can see why you would have to do that, for your concern for
2946 public health and for public safety, I can see that. What I say is that after you get finished,
2947 because I know that they need to be cared for and that this needs to be taken care of. After this is
2948 looked at, the Mayor needs to take this and take it over to that Housing Authority and clean that

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2949 Housing Authority up the same way. Either make them clean up, come into code or close it
2950 down. We're doing private owner one way, and this is a part of our government. This is a direct
2951 assault on the government become the gang over there at the Housing Authority. We're
2952 suffering. They're, people over there are afraid. And the same thing that's happening here is
2953 what's going to happen over there if they don't go over there and do something. So I can see
2954 you're – move that you're making here and that's the same one he needs to make over there,
2955 (inaudible) he needs to clean that mess up.

2956

2957 **COUNCILMAN REESE**

2958 Thank you.

2959

2960 **BETH JONES**

2961 My name's Beth Jones. I've been here before. I, to turn my books over when I quit the Sky Vue
2962 Mobile Home Park, I gave the District Attorney all my records, including how much money I
2963 had collected, every receipt and every payout.

2964

2965 **COUNCILMAN REESE**

2966 We're – aware of that.

2967

2968 **BETH JONES**

2969 That was on the 30th day of January, because I did not –

2970

2971 **COUNCILMAN REESE**

2972 We're aware – of all that.

2973

2974 **BETH JONES**

2975 Oh, okay. But what I had planned to talk to you about, they have subpoenaed. I kept every fax I
2976 sent, every fax I received, every thing that had to do with repairs. So, saying that, I'm not
2977 allowed to speak to it. But can I speak to something wonderful, please? You took 41 families,
2978 Councilman Weekly, from the Sky Vue Mobile Home. Within one week, one-third of those

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2979 families were gone from the Budget Inn. The following week two-thirds were gone. With the
2980 permission of these people, 'cause I called and asked, I wanted to tell you that Mr. and Mrs.
2981 Hood have a job, Miss Piggott has a job, Don Clark, Travis Host, Anthony, Laurie Sanders, Mr.
2982 Jackson, that's Mr. Walter, Kay Morley, Charles Newen, Erica Lott, Todd, I don't know Mr.
2983 Smith's first name, John Phillips, Lynette Montgomery, Nicki Hayes, Ricky Fredell, John Eaton,
2984 Judy B. Clark and Ron Clark. There are four more, but I wasn't able to reach them to get
2985 permission to use their name. That's 27 people, guys. Want to talk about many (inaudible) spin
2986 on it? All those people, with the exception of myself, were on aid. Next month \$164,000 will
2987 not be paid out by the County or the City because they have jobs. They've also moved into their
2988 own homes. Bigelow, who rents the Budget Inn and Stout Management, gave us incredible
2989 places to live. I mean, really nice at reasonable rates. We did not receive food cards and tokens,
2990 and that we've brought to the attention of the investigator for the Welfare Department.
2991 But we did it. (inaudible) Councilman Weekly, if we hadn't had to pawn our cameras to get
2992 everybody to work, you, you know, this isn't about money. You gave them safety and dignity
2993 and a chance to work. All these people are off aid now, Sir. One-third of the 41 families did not
2994 need aid to move; one-third. Because they -- made a deal, Bigelow and Stout, for their first
2995 paycheck. Do you know we have two people who have already paid into June rent. You did
2996 this. You gave them hope and you gave them a chance. There's one family that we had the
2997 worst problem with, but it's Jody Malone, she has four children. Her baby is now at UCLA
2998 Medical Center. Standing next to her child with cancer of the eye, seven months old, that the
2999 doctor from the sees (sic), Center for Disease Control. We have another baby that's in jeopardy
3000 at UMC right now.
3001 You may believe what you did is miraculous and I thank you. I thank you for the dignity for
3002 work, for a clean place to live, for being able to take a shower and, even though I'm the world's
3003 worst cook, for being able to burn an egg in the morning. Thank you very, very much. And if
3004 you have any doubts, you wait 'til you see our thank you cards and that's why I got to say their
3005 name out loud, so you know who we are.

3006

3007 **COUNCILMAN REESE**

3008 Thank you very much, Ma'am.

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3009 **JERRY NEAL**

3010 My name is Jerry Neal. I'm the Secretary for the Marble Manor Resident Council. I don't know
3011 which one of you all to thank up there. But I'd like to thank you for helping us get our water
3012 pressure up. And we're running smooth as far as the water pressure's concerned, but we still
3013 have some other things that need to be fixed to bring our units up to code. Specifically, I'm here
3014 today because a lady has a smell, it's coming from the kitchen for the last four to five months.
3015 And it stinks. I mean, it stinks so bad that when you walk in the front door, you think
3016 somebody's been using the bathroom in the living room floor. It's, it stinks. And she wasn't
017 able to come today, so I said well, since I'm the Secretary I thought I'd come down here and
3018 speak on that issue. And if you would like to try to help us get this issue straightened out, all
3019 help would be – appreciated.

3020 But once again I'd like to thank you for helping us with that water issue. Because now we got
3021 people can take a shower. That lady couldn't take a shower for six years. There wasn't –
3022 enough water pressure. But thanks to you and Ms. Turner for even guiding me this way, so I
3023 guess, rather than become a gangster in the street, if I get a problem, I come down to you guys
3024 first and see if we can iron it out first. Thank you very much.

3025

3026 **COUNCILMAN REESE**

027 Thank you, Sir.

3028

3029 **JERRY NEAL**

3030 And all the workers here, too.

3031

3032 **COUNCILMAN REESE**

3033 Thank you.

3034

3035 **JERRY NEAL**

3036 Thank you.

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3037 **COUNCILMAN REESE**

3038 Yes, Sir.

3039

3040 **AL GALLEGO**

3041 Al Gallego, a citizen of Las Vegas. I'm going to give a, your City Attorney a Nevada Revised
3042 Statute that I went to research, is 461. And in a couple days, I'll ask, give me an answer or e-
3043 mail it to me or whatever. I've been in that trailer park day after day and after day. It's a, I'm
3044 kind of concerned about, not all the people, but some of the people. There's people here that are,
3045 I fell in love with one gentleman here, Mr. Sullivan. Mr. Sullivan, stand up, please. You can eat
3046 off the floor in his coach. It's beautiful. It's been there, I think he's one of the oldest residents in
3047 the whole Park. When they came to inspect his coach, and I'm not going to say anything to Mr.
3048 Shaddick (sic), because I love Mr. Shaddick (sic), but they got him for a citation for a non-
3049 conforming fence. That's what they got him for, they couldn't find anything else. And some,
3050 there's a lot of non-conforming fences in that coach.

3051 When you first walk into his gate, there's a little bell that announces you, so he knows that
3052 you're around, somebody's coming in through his gate. It's beautiful. I wish some of you would
3053 visit his coach. And he's already got, gotten certified to move somewhere else. So I have heard
3054 that there's a trailer park that accept him and when we leave here, him and I and – Tony, another
3055 resident there, are going to take a ride over by that trailer park, so see how he, you know, likes it
3056 or what have you. But there's some, I see a lot of kids there. One thing that I see, and the
3057 question was asked, does these kids go to school. I've seen the school buses drive through the
3058 Park. So somebody's going to school. I don't know who, but there's a school bus that drives
3059 into that Park and picks up kids. Let's not abandon all the people in there. Let's, I know that the
3060 City's doing a lot of help. I have tried to get the, some of the staff to go over the Park, because
3061 some of these people are afraid to go down – to somewhere else. And I have asked them to
3062 come to the Park, so they can fill out the papers there. And I, they have and even then some of
3063 the people are still afraid to. They don't want to put their names on anything that they might,
3064 they're taking their coach away from them or so forth. I have a list of all the coaches, who owns
3065 what, where. There's a lot of slum lords that do not live near the trailer parks. And let's try to

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3066 help. I – hope that the City helps those people that need help and so forth. And I know you did
3067 the right thing, 'cause I would have gone the same way you did. Thank you.

3068

3069 **COUNCILMAN REESE**

3070 Thank you. Anybody else wishing to speak? Seeing no one, no one else, we'll close the public
3071 hearing. Okay. Yes, Sir. Just a second.

3072

3073 **ANTHONY MOLINA**

3074 Yes, I'm Anthony Molina. My family came in this town in 1927. I'm a graduate of Vegas High
3075 School 1956. Two more years and it'll be 50 years, that I graduated from Vegas High School. I
3076 went to school with, oh, for instance, Manny Cortez, head of the Convention Authority. The
3077 thing is I don't like to keep up with the Jones, but the same, the way they're treating us, some of,
3078 I'm not talking about all, some of us. I'm, I don't live like a pig, like they, all these pictures.
3079 And all these pictures they show up there are outdated. I talked to the lady of the Health
3080 Department, the one that took the pictures. When they put them, you know, nobody can live
3081 there now. She told me that everything was updated, fixed. And she said this is the City doing
3082 it. There's other problems there. It's not the Health issue. There's electrical now.
3083 The thing is this trailer park been there 40 years. This trailer park in the last 20 years, it's been
3084 going like that. Who's fault is it? I think the City inspectors ought, been going down there, take
3085 a little blame of this. The DiMarcos can't fix this situation in, they had it 27 months. They
3086 cannot fix it in 27 months. I've seen them, they can make more effort, but they're doing the
3087 effort to fix it. Let's give due process. And, you know, I can't do nothing about this. It's up to
3088 you. Hey, I'll go, I'll, if you want me to move, I'll move. But if someone (inaudible) there are
3089 clean people, like John. He's been there 40, more than 40 years, than me. We live clean. Other
3090 peoples, well, maybe it's all a bad situation that with Salvation Army, that used to be the
3091 Southwest – Gas. They used to have the warehouse there. Everything was all right. That used
3092 to be the most beautiful park in town, when I moved in 1964. I, my trailer's like the Cadillac of
3093 trailers. It was built for Alaska, the guy told me. So when I moved there in '64, May the 1st, I
3094 only paid \$32.50. Now, you know the value of money goes. Yeah, so now I pay 275. And all
3095 the (inaudible) and the DiMarcos charge me \$48 for electricity 'cause I told them I was paying

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3096 too much for electricity. I'd rather move. And they've been charging for a year and a half \$48.
3097 I told them something was wrong with the meter or something, because even John's, Haudelman,
3098 the one been there 40 years, he said even so you're paying about 10 to \$15 more than you
3099 should. I said well, it's better than \$113, \$48. That – well, I guess my time's up. But the thing
3100 is whatever happens here, and I know, I'm not mad at nobody. Let's do the right thing and that's
3101 it. Thank you.

3102

3103 **COUNCILMAN REESE**

104 Thank you very much. Thank you. Anybody else wishing to speak? Seeing no one, we'll close
3105 the public hearing.

3106

3107 **AUDIENCE**

3108 (inaudible)

3109

3110 **COUNCILMAN REESE**

3111 Want to say anything? Okay. This meeting's adjourned.

3112 **(END OF DISCUSSION)**

3113 /vwd;ac