City of Las Vegas

AGENDA MEMO

CITY COUNCIL MEETING DATE: MAY 2, 2007
DEPARTMENT: Neighborhood Services
ITEM DESCRIPTION: Public Hearing to consider the report of expenses to recover costs for partial mitigation abatement of vacant or abandoned building and assess civil penalties located at 804 Sunny Place. PROPERTY OWNER: THOMAS & THERESA M. ALBANESE – ($14,544.50 – General Fund) - Ward 5 (Williams)

C & W Enterprises completed work on December 7, 2006 at a cost of $9,120.00; $256.50 in reinspection fees (w/late fees); Civil Penalties of $3,800.00 plus a 15% administrative processsing fee, for a total of $14,544.50.

Today's public hearing is to consider the Report of Expenses filed by the Department of Neighborhood Services and to hear any objections thereto. Under the Uniform Code for the Mitigation Abatement of Dangerous Building, Vacant or Abandoned Buildings and Civil Penalties, the City Council may make revisions or adjustments to the Report of Expenses as deemed proper. If the Report of Expenses is confirmed and accepted by the Council, the Council can then declare the charges to be a personal obligation on the part of the property owner or may order the charges assessed against the property by means of a Lien of Assessment. In this particular case, we recommend a Lien of Assessment.

If the Lien is approved by the Council, certified copies of the recorded lien will be given to the County Treasurer's Office and the amount of the assessment will be collected at the same time and in the same manner as ordinary property taxes. All laws applicable to the collection and enforcement of property taxes shall be applicable to such assessment, and the amount of the assessment will be added to the next regular property tax bill levied against the parcel.

ASSOCIATED DAILY CIVIL PENALTIES (COUNCIL'S DISCRETION):
In addition, at the Council's discretion, the Council may impose daily civil penalties from January 25, 2006 to December 7, 2006 (317 days) in the amount of $173,044.50, with the exception of 5 days previously assessed--312 days in the amount of $156,000.00. This brings total to $170,544.50.