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RESOLUTION NO. \_\_\_\_\_

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA AUTHORIZING THE LA VISTA CITY CLERK TO FILE WITH THE SARPY COUNTY TREASURER A SPECIAL ASSESSMENT FOR PROPERTY IMPROVEMENTS AT LOCATIONS AND IN AMOUNTS CITED HEREIN.

WHEREAS, the property owners of 7004 Gertrude/Lot 57 La Vista Replat, \$238.77; were notified to clean up their property as they were in violation of the City Municipal Code, Section 50.03, or the City would do so and bill them accordingly, and

WHEREAS, the property owners of said addresses chose not to clean the property, thus necessitating the City to do the clean up, and

WHEREAS, the City sent the property owners bills for said clean up which have not been paid, and

WHEREAS, the City may file a Special Assessment for Improvements against property for which a City bill for services has not been paid.

NOW THEREFORE BE IT RESOLVED, that the La Vista City Clerk is hereby authorized to file with the Sarpy County Treasurer Special Assessments for Improvements in the amounts and against the properties specified above, all located within Sarpy County, La Vista, Nebraska.

PASSED AND APPROVED THIS 15TH DAY OF FEBRUARY, 2011

CITY OF LA VISTA

ATTEST:

\_\_\_\_\_  
Douglas Kindig, Mayor

\_\_\_\_\_  
Pamela A. Buethe, CMC  
City Clerk



**LA VISTA POLICE DEPARTMENT**  
**INTER-DEPARTMENT MEMO**

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**TO: Pam Buethe**

**FROM: Stacy Corbit**

**DATE: 2/04/2011**

**RE: Special Assessments**

**CC:**

---

Pam,

Here is the Special Assessment for 7004 Gertrude St.

Address	Prior Contacts	Current Contacts	Clean-up by P.W.
7004 Gertrude St	11	1	1-Completed P.W.

Stacy Corbit  
Code Enforcement Officer

**SENDER: COMPLETE THIS SECTION**

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

**1. Article Addressed to:**

Scott & Sandra Knudsen  
113 S 54th St.  
Omaha, NE  
68132

**COMPLETE THIS SECTION ON DELIVERY****A. Signature**

**X** *L Peterson*

 Agent Addressee**B. Received by (Printed Name)**

*L Peterson*

**C. Date of Delivery**

*1/7/4*

**D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No**

**JAN 10 2011**

**3. Service Type**

<input checked="" type="checkbox"/> Certified Mail	<input type="checkbox"/> Express Mail
<input type="checkbox"/> Registered	<input checked="" type="checkbox"/> Return Receipt for Merchandise
<input type="checkbox"/> Insured Mail	<input type="checkbox"/> C.O.D.

**4. Restricted Delivery? (Extra Fee)  Yes****2. Article Number**

(Transfer from service label)

7009 0820 0001 7684 5166

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

**U.S. Postal Service™  
CERTIFIED MAIL™ RECEIPT  
(Domestic Mail Only; No Insurance Coverage Provided)**

For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

Postage	\$	
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$	5.54

*1/7/04 10  
Postmark  
Here*

Sent To	Scott & Sandra Knudsen
Street, Apt. No. or PO Box No.	113 S 54th St.
City, State, ZIP+4	Omaha, NE 68122

PS Form 3800, August 2006

See Reverse for Instructions

December 28, 2010



Scott and Sandra Knudsen  
113 S 54<sup>th</sup> Street  
Omaha NE 68132

RE: 7004 Gertrude/Lot 57 La Vista Replat

Dear Scott and Sandra;

On December 8, 2010, the property on Gertrude Street in La Vista was in violation of the City of La Vista's Municipal Code, Section 50.03 and a letter was sent that stated the property needed to be cleaned and trash removed by December 17, 2010 or the City would correct the violation at the owner's expense. On December 17, 2010, the Public Works Department removed the garbage bags and branches from the front, side and back yard. The cost of \$238.77 was incurred by the City for the clean up. The cost breakdown is as follows:

Administrative Fee	\$	50.00
Remove garbage and branches from yard		
Four Workders, 1 Hour Each		88.77
Equipment Cost		50.00
Material		50.00
<b>TOTAL</b>	<b>\$</b>	<b>238.77</b>

Please remit \$238.77, payable to the City of La Vista, 8116 Park View Blvd., La Vista, Nebraska 68128, within 30 days. If payment is not received within 30 days of issuance of this statement, the City Council will, on February 15, 2011, take action to file the above referenced cost with the Sarpy County Treasurer as a special assessment for improvements against your property.

Thank you for your attention to this matter.

Sincerely,

A handwritten signature in cursive script that reads 'Pamela A. Buethe'.

Pamela A. Buethe, CMC  
City Clerk

**City Hall**  
8116 Park View Blvd.  
La Vista, NE 68128-2198  
p: 402-331-4343  
f: 402-331-4375

**Community Development**  
8116 Park View Blvd.  
p: 402-331-4343  
f: 402-331-4375

**Fire**  
8110 Park View Blvd.  
p: 402-331-4748  
f: 402-331-0410

**Golf Course**  
8305 Park View Blvd.  
p: 402-339-9147

**Library**  
9110 Giles Rd.  
p: 402-537-3900  
f: 402-537-3902

**Police**  
7701 South 96th St.  
p: 402-331-1582  
f: 402-331-7210

**Public Works**  
9900 Portal Rd.  
p: 402-331-8927  
f: 402-331-1051

**Recreation**  
8116 Park View Blvd.  
p: 402-331-3455  
f: 402-331-0299

**COPY**

## La Vista Police Department

## Code Enforcement Case Management



CASE ADDRESS: 7004 Gertrude DATE INITIATED: 12/07/2010

NAME OF PROPERTY OWNER/RESIDENT: Scott and Sandra Knudsen

CODE VIOLATION(S): Trassh/50.03

December 17, 2010

To: Stacy Corbit  
Code Enforcement Officer  
Police Dept.

Fr: Cindy Norris  
Administrative Assistant  
Public Works Dept.

RE: Residential Property Clean-Up  
7004 Gertrude Street

The following is a list of the expenses incurred by the Public Works Department on December 17, 2010 while removing the garbage bags and branches from the front, side and back yards at 7004 Gertrude St., per your request.

**LABOR:**

	<u>HOURLY WAGE</u>	<u>HOURS</u>	<u>TOTAL</u>
Employee #1	21.26	1	21.26
Employee #2	13.00	1	13.00
Employee #3	30.77	1	30.77
Employee #4	23.74	1	23.74
<b>TOTAL</b>			<b>\$88.77</b>

**EQUIPMENT:**

	<u>HOURLY RATE</u>	<u>HOURS</u>	<u>TOTAL</u>
(2) 1 ton pickups @ \$25.00 each	50.00	1	50.00
<b>TOTAL</b>			<b>\$50.00</b>

**MATERIALS:**

(2) trailer dumpster fees @\$25.00 each	\$50.00
<b>TOTAL</b>	<b>\$50.00</b>

**TOTAL LABOR, EQUIPMENT and MATERIALS :** **\$188.77**

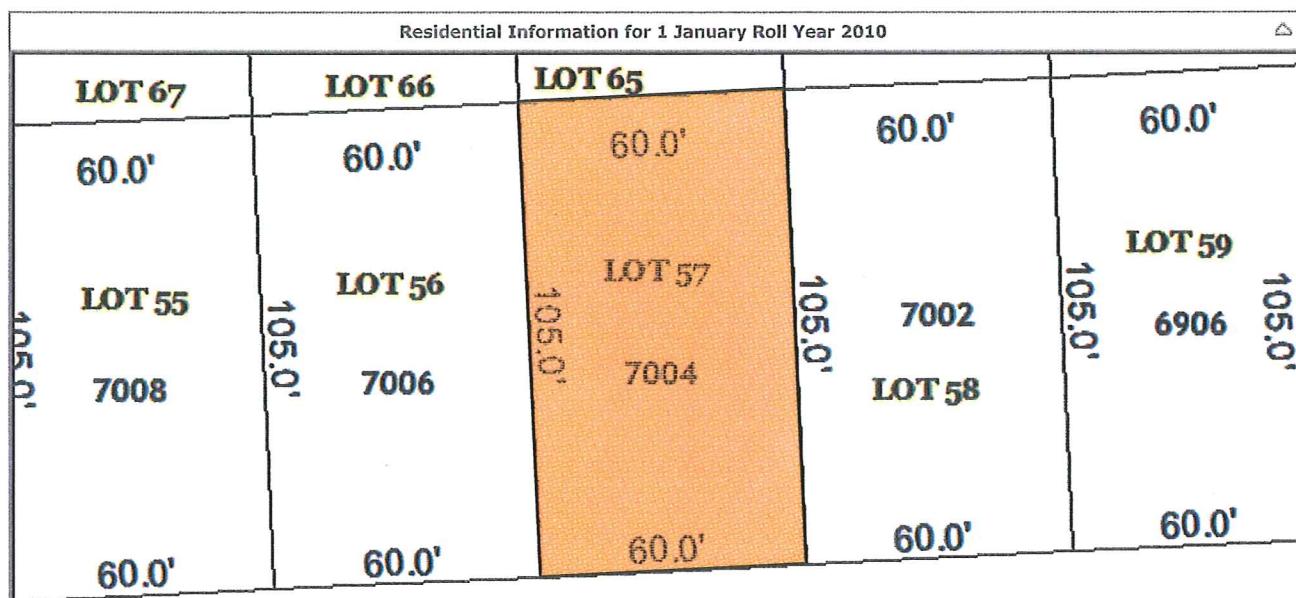
**Active**

Parcel Number: 010331069  
 Location: 07004 \GERTRUDE ST  
 Owner: KNUDSEN/ J SCOTT & SANDRA E  
 C\O  
 Mail Address: 113 S 54TH ST  
                  OMAHA NE 68132-  
 Legal: LOT 57 LA VISTA REPLAT  
 Tax District: 27002  
 Map #: 2959-13-2-30051-000-0061

trash blowing  
around.



Click Picture/Sketch for Larger View.  
Use arrows to view Picture/Sketch.



City La Vista	SID #	SID	Status	Zoning R-1 - Single Family Residential	Overlay Dist. Null	Jurisdiction LaVista	School Papillion-La Vista	Police La Vista Police
Fire La Vista Fire 1	Voting Precinct 43	Congressional Dist. 2	State Legislative Dist. 14	District 4	Commissioner Jim Nekuda	City Ward LA VISTA WARD I		

Style: Ranch	#Bedrooms above Grade 2
Year Built: 1960	Total Sqft 792
#Bathrooms Above Grade 1	Bsmt Total Sqft 0
Total Bsmt Finish Sqft 0	Garage Sqft 240
Garage Type Detached	Lot Width 60
Lot Depth 105	

Misc	
Description	Sqft or Quantity
CONCRETE STOOP	16
SOLID WALL PORCH	72



Dear Owner/Resident:

The City of La Vista is committed to maintaining quality neighborhoods and an excellent community environment. Our citizens expect us to do everything we can in this regard.

An investigation is being conducted at your property. This investigation has revealed violation(s) of the La Vista Municipal Code, **Trash 50.03**.

The attached sheet categorizes your violation(s) and copies of the codes are provided for your review as an educational package to assist you in achieving compliance and preventing future violation(s).

Violation(s) are required to be corrected within **5 Days** depending upon the violation(s). By completing a "Compliance Agreement:" additional time may be granted depending on health and safety and will be evaluated on a case by case basis.

You must contact me immediately upon receipt of this letter to demonstrate cooperation to eliminate these violation(s). The enclosed "Compliance Agreement" must be completed and returned immediately to ensure additional time for compliance. We hope you will work with us to maintain a positive community environment. Your cooperation will be greatly appreciated.

Please contact me at (402) 331-1582 ext. 251 between the hours of 9:30 a.m. and 6:00 p.m. Please leave a voicemail if I am not available. **It is important that you leave your name, address, return phone number and best date and time to contact you.** Failure to comply may result in this matter being forwarded to the City Legal Department and other necessary agencies for Civil and/or Criminal Prosecution.

Sincerely,

*Stacy Corbit*

Stacy Corbit  
Code Enforcement Officer  
La Vista Police Department

City Hall  
8116 Park View Blvd.  
La Vista, NE 68128-2198  
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f: 402-331-4375

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p: 402-331-4748  
f: 402-331-0410

Golf Course  
8305 Park View Blvd.  
p: 402-339-9147

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Public Works  
9900 Portal Rd.  
p: 402-331-8927  
f: 402-331-1051

Recreation

# LA VISTA POLICE DEPARTMENT

## MUNICIPAL CODE COMPLIANCE AGREEMENT

FULL NAME: FIRST, MIDDLE, LAST	DATE OF BIRTH
Scott & Sandra Knudsen	-
RESIDING ADDRESS STREET, CITY, STATE, ZIP, PHONE NUMBER	
113 S. 54 <sup>th</sup> St, Omaha, NE 68132	
PROPERTY WHERE VIOLATION EXISTS STREET, CITY, STATE, ZIP, PHONE NUMBER	
7004 Gertrude St, Lavista, NE 68128	
CONDITIONS REQUIRING CORRECTION	
- 5D-03 - Trash in backyard	
CORRECTIVE MEASURES	
Please have the trash removed from the backyard.	

### AGREEMENT:

The above named agrees that the conditions set forth in this Agreement must be eliminated, as described above on or before (Date) 12/17/2010.

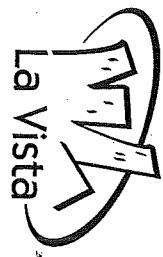
The undersigned agrees to allow the City to inspect the property as necessary to determine compliance with this agreement. This Agreement shall be interpreted in accordance with the law of the State of Nebraska.

No amendment or modification of this Agreement shall be valid unless expressed in writing and executed by the parties hereto in the same manner as the execution of this Agreement.

Failure to comply with the agreement deadline will result in prosecution for violations of the La Vista Municipal Codes.

This form must be filled out completely to be valid.

**Signature:** \_\_\_\_\_, and **date** \_\_\_\_\_, 20\_\_\_\_\_  
accepting responsibility for compliance.



City of La Vista  
8116 Park View Blvd.  
La Vista, NE 68128

Scottie Sandra Knudsen  
113 S. 54th St  
Omaha, NE 68132

**SENDER: COMPLETE THIS SECTION****COMPLETE THIS SECTION ON DELIVERY**

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

**1. Article Addressed to:**

Scottie Sandra Knudsen  
113 S. 54th St  
Omaha, NE 68132

**COMPLETE THIS SECTION ON DELIVERY****A. Signature**

Agent

Addressee

**B. Received by (Printed Name)****C. Date of Delivery****D. Is delivery address different from item 1?  Yes**

If YES, enter delivery address below:  No

**3. Service Type**

Certified Mail

Express Mail

Registered

Return Receipt for Merchandise

Insured Mail

C.O.D.

**4. Restricted Delivery? (Extra Fee)**

Yes

**2. Article Number**

(Transfer from service label)

7008 1140 0000 6669 0622

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

Date 12/7/10 10-15557 1105 hrs  
 Location 7004 Gertrude St  
 Violation 50.03 Trash  
backyard  
 Time to Comply 5 days  
 Description Trash in backyard

**Follow-up Officer**

2008 1140 0000 6669 0622

**U.S. Postal Service™  
CERTIFIED MAIL™ RECEIPT  
(Domestic Mail Only; No Insurance Coverage Provided)**

For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

Postage	\$	AK 12/10/10
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$	

Corbit P.D.

**Send To**

Scott & Sandra Knudsen  
 Street, Apt. No.: 113 S. 54th St  
 or PO Box No.  
 City, State, ZIP+4 Omaha, NE 68132

PS Form 3800, August 2006

Postmark Here

See Reverse for Instructions

**SENDER: COMPLETE THIS SECTION**

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1. Article Addressed to:

Scott & Sandra Knudsen  
 113 S. 54th St  
 Omaha, NE 68132

2. Article Number  
 (Transfer from service label)

7008 1140 0000 6669 0622

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature **X**  Agent  Addressee

B. Received by (Printed Name) **C. Date of Delivery** **12/14/10**

D. Is delivery address different from item 1?  Yes  
 If YES, enter delivery address below:  No

3. Service Type  
 Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)  Yes

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540



Before Pictures  
Taken By: S. Corbit

*S. Corbit*



After Pictures  
Taken By: S. Corbit

*S. Corbit*