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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  
10812 Harry Wantanabe Drive, Lots 43B & 44B/Brook Valley Business Park,  
\$1,107.41  
were notified to clean up their property as they were in violation of the City  
Municipal Code, Section 133.01 and the International Property Management  
Code 302.9, 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 5TH DAY OF JANUARY, 2010

CITY OF LA VISTA

ATTEST:

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

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

Cathy,

Please bill for  
the bid amount \$975.00  
and P.W.'s work \$82.41  
Total \$1057.41

Graffiti IPMC 302.9  
Defacement of property

Stagnant Waters,  
flowing Weeds, 133.01  
+  
Litter

7009 0820 0001 7684 4794

U.S. Postal Service™  
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OFFICIAL USE

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

11-18-9  
Postmark  
Here

Sent To HELP FOUNDATION OF OMAHA  
Street, Apt. No.,  
or PO Box No. 105 N 31ST AVE STE 101  
City, State, ZIP+4 OMAHA NE 68131

November 18, 2009



HELP Foundation of Omaha, Inc  
105 N 31<sup>st</sup> Ave Suite 101  
Omaha, NE 68131

RE: 10812 Harry Wantanabe Dr  
Lots 43B & 44B Brook Valley Business Park

To Whom It May Concern:

On September 1, 2009, the property on Wantanabe Street in La Vista was in violation of the City of La Vista's Municipal Code, Section 133.01 and the International Property Management Code 302.9. On October 9, 2009, the Public Works Department boarded up the broken doors/windows of the former golf dome, and CJ Services, which was contracted by the City, removed graffiti, removed debris, and mowed and trimmed. The cost of \$1,107.41 was incurred by the City for the clean up. The cost breakdown is as follows:

Administrative Fee	\$	50.00
La Vista Public Works – Boarding up Broken Windows/Doors		
Two Workers, 1 Hour Each		57.16
Equipment Cost		25.00
Material		.25
CJ Services – Graffiti Removal, Debris Clean-up, Mowing, and Trimming		
Total Cost to City		975.00
TOTAL	\$	<u>1,107.41</u>

Please remit \$1,107.41, 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 January 5, 2010, 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,

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

October 26, 2009

TO: Valerie Houloose  
Code Enforcement

FR: Joe Soucie  
Public Works Director

RE: Commercial Property Clean-Up  
10812 Hary Watanabe Dr. - former Golf Dome

The following is a list of the expenses incurred by the Public Works Department on October 9, 2009 while boarding up the broken doors/windows of the former golf dome at 10812 Harry Watanabe Dr. per your request.

**LABOR:**

	<u>HOURLY WAGE</u>	<u>HOURS</u>	<u>TOTAL</u>
Employee #1	\$26.49	1	\$26.49
Employee #2	\$30.67	1	\$30.67
<b>TOTAL</b>			<b>\$57.16</b>

**EQUIPMENT:**

	<u>HOURLY RATE</u>	<u>HOURS</u>	<u>TOTAL</u>
(1) 1 ton pickup #1116	\$25.00	1	\$25.00
<b>TOTAL</b>			<b>\$25.00</b>

**MATERIALS:**

6 X 3 - 1/2" Plywood - surplus at P.W. shop	\$0.00
1 X 6 - 1/2" Plywood - surplus at P.W. shop	\$0.00
Screws - taken from stock	\$0.25
<b>TOTAL</b>	<b>\$0.25</b>

**TOTAL LABOR, EQUIPMENT and MATERIALS:**

**\$82.41**

11/16/09 Original paperwork has been misplaced..  
at this point. Cannot process without the letter  
that was sent to the owner. The first portion  
was paid out by using a Requisition; the  
paperwork is not with the requisition.

4181	10/20/09	97808	097808
CJ SERVICES			
GL ACCT NO	REFERENCE		NET
01.18.0505	PROPERTY CLEAN UP@10812 HARRY		975.00
57719			

CHECK TOTAL:\*\*\*\*\*975.00

LA VISTA, NEBRASKA

**RECEIVED**  
OCT 09 2009

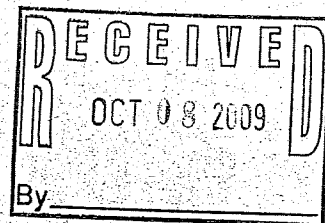
INVOICE NO. 057719

INVOICE

SOLD TO		SHIPPED TO		By		VIA	
City of La Vista		ADDRESS					
8116 Parkview Blvd		CITY, STATE, ZIP					
La Vista NE 68128		TERMS		DATE		10-09-09	
CUSTOMER'S ORDER		SALESPERSON		F.O.B.			
Cleanup at							
10812 Harry Watanabe Drive							
Removal of Graffiti, cleanup of Debris,						# 975.00	
mowing, trimming							
Please remit to							
C S Services		7013 N 89th					
7214 Bess St.		Omaha, NE					
La Vista, NE		68122					
68128							



CITY OF LA VISTA  
8116 PARK VIEW BOULEVARD  
LA VISTA NE 68128  
402-331-4343



## VENDOR:

4181 CJ SERVICES

7013 NORTH 87TH STREET  
OMAHA NE 68122

57719

*charge VAt*

## DELIVER TO:

CITY HALL  
8116 PARK VIEW BLVD  
LA VISTA, NE 68128

## VENDOR INSTRUCTIONS AND CONDITIONS:

1. SHIP AND MARK SHIPMENT AS SHOWN IN "DELIVER TO".
2. MAIL INVOICE AND RELATED CORRESPONDENCE AS SHOWN IN "DELIVER TO".
3. THIS ORDER IS SUBJECT TO THE TERMS, CONDITIONS AND SPECIFICATIONS STATED ON THE FACE AND BACK HEREOF AND ANY ATTACHMENTS HERETO.

FISCAL YEAR: 2010

DEPARTMENT: 18

ORDERED BY: SD

Date Ordered: 10/07/09

Delivery Date: 10/07/09

QTY	GL ACCOUNT	DESCRIPTION	PRICE	AMOUNT
1.00	01.18.0505	PROPERTY CLEAN UP@10812 HARR	975.00	975.00

TOTAL 975.00

Purchase order number must appear on all invoices submitted for payment.

Need Doc # New

COMMUNITY DEVELOPMENT REQUISITION PROCESS

(sdennis...forms/cd requisition process)

Requested By: Valerie Hambrose Request Date: 10/1/09  
Vendor ID# 4181 Vendor Name: CJ Contractor Services  
Vendor Address: 1013 N. 87 St. Omaha 68122  
Items Requested: PA# 305-3114 TAX ID or SSN 505-19-6775  
Qty Description Price/each Ext. Price Approved Disapproved

1) Clean Up @ 10812 Perry Wotawake 975.00  
f Dr.

Please add these comments to the Requisition : Eight companies were contacted: only one  
Came back with a bid by the deadline which was 9/29/09, end of business day.  
One other bid came in later the deadline but CJ's will do entire project  
whereas Randy's Lawn Care will only do the morning.

Requisition processed by: JS Date: 10/7/09

\*\*\*\*\*

Dept. Head Signature: AB Dated: 10-5-09  
Fiscal Year: 09-10 Dept. # 18 GL Account Code/s: 01-18-0505

Purchase Order (purple) from AP reviewed by: AB Date: 10/8/09

If APPROVED: Staple the two and forward to Accts Payable

If NOT APPROVED (invoice is different from PO): Dept. Signature is required on Invoice and stamp approved and send to

Accts Payable



PO/REQ NO REL VENDOR NO VENDOR NAME PHONE NUMBER TERMS SHIP VIA ORD DATE DUE DATE SHIP TO:

NEW REQUISITION

425098 4181 CJ SERVICES (402)305-3114 UPON RCPT BEST WAY 10/07/09 10/07/09 CITY HALL

7013 NORTH 87TH STREET

OMAHA NE 68122

8116 PARK VIEW BLVD

LA VISTA, NE

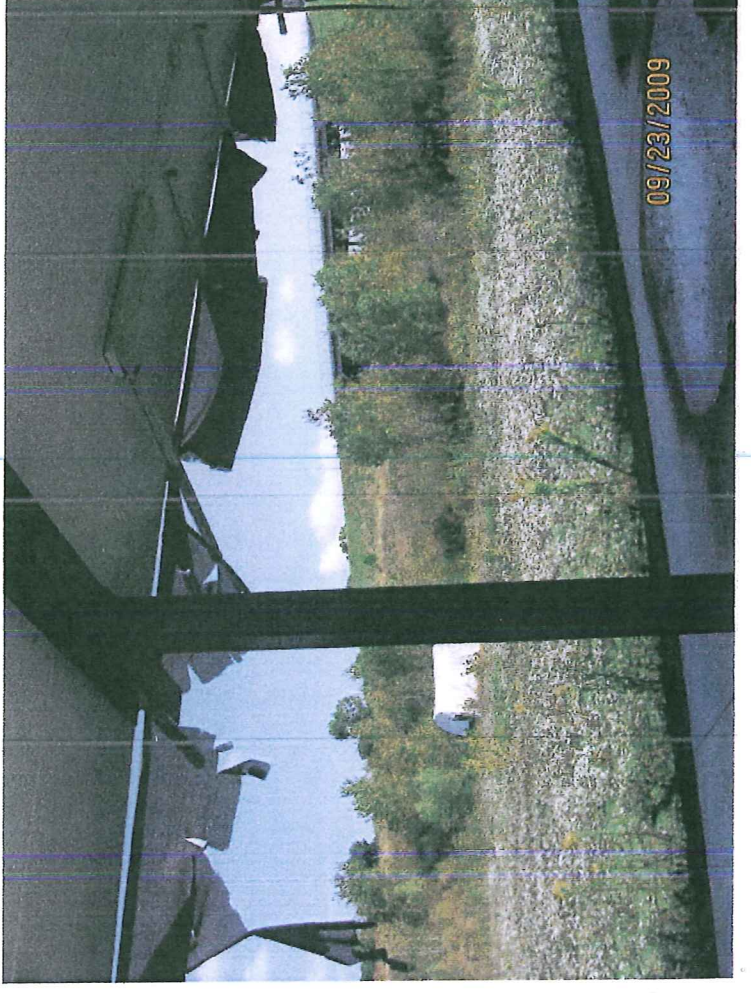
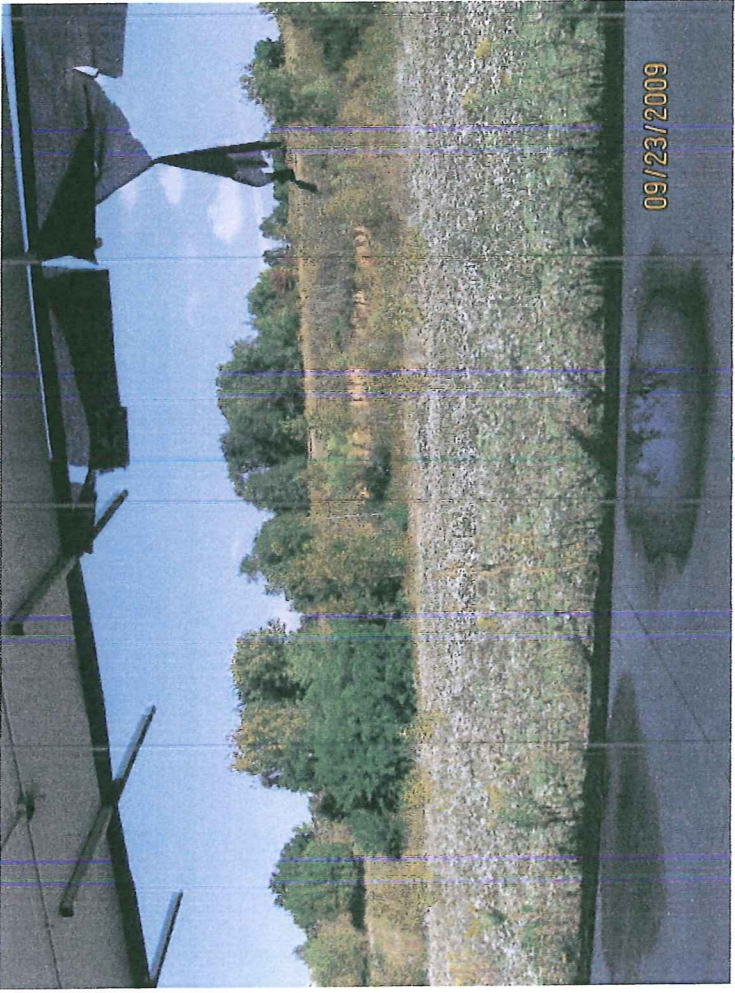
68128

LNE STOCK NUMBER	DESCRIPTION/REFERENCE				VEN STK NO/MANU NO	TAX MSDS LOC	QUANTITY UM	PRICE	EXT PRICE
1 *	PROPERTY CLEAN UP@10812 HARRY					N	1.00 EACH	975.0000	975.00
	WATANABE DRIVE								
	01.18.0505				OTHER CHARGES		975.00		
POST TOTAL	WEIGHT	.00	LINES	1	QUANTITY	1.00	TOTAL PRICE	975.00	TOTAL PAID .00
RQ TOTAL	WEIGHT	.00	LINES	1	QUANTITY	1.00	TOTAL PRICE	975.00	TOTAL PAID .00
=====									
REPORT TOTAL	WEIGHT	.00	LINES	1	QUANTITY	1.00	TOTAL PRICE	975.00	TOTAL PAID .00
ALL TOTAL	WEIGHT	.00	LINES	1	QUANTITY	1.00	TOTAL PRICE	975.00	TOTAL PAID .00

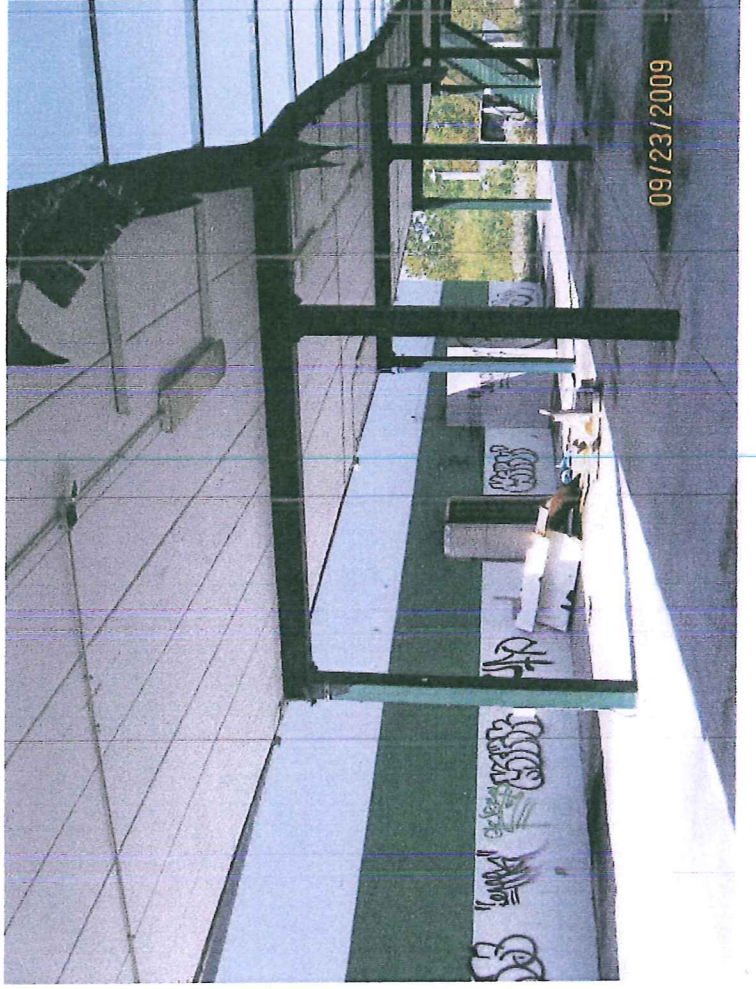
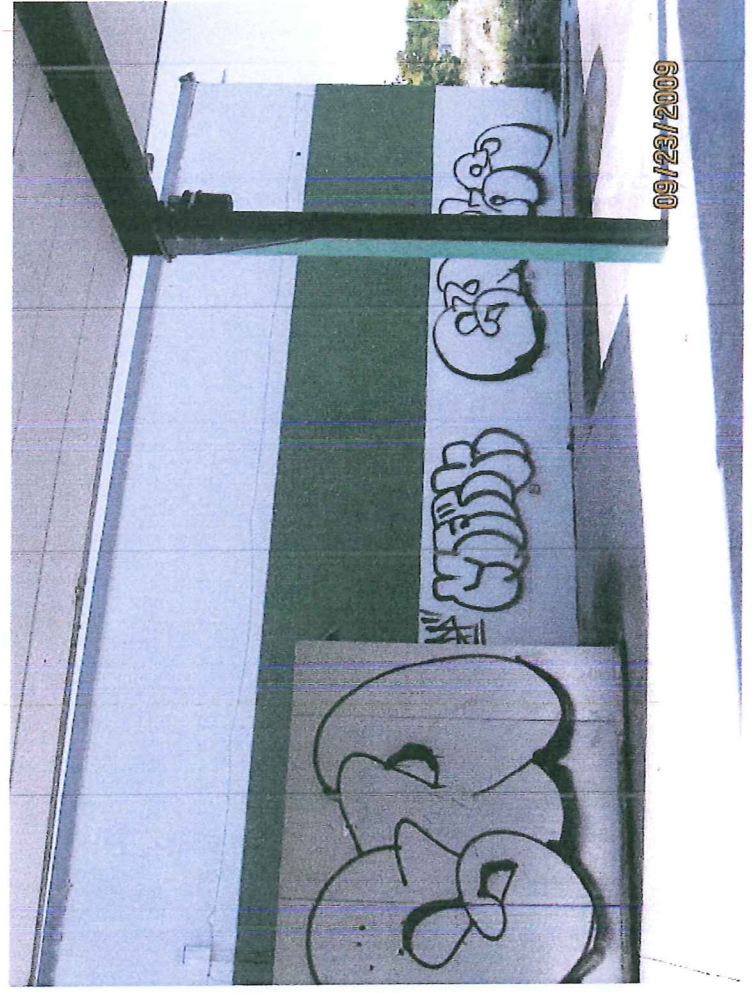












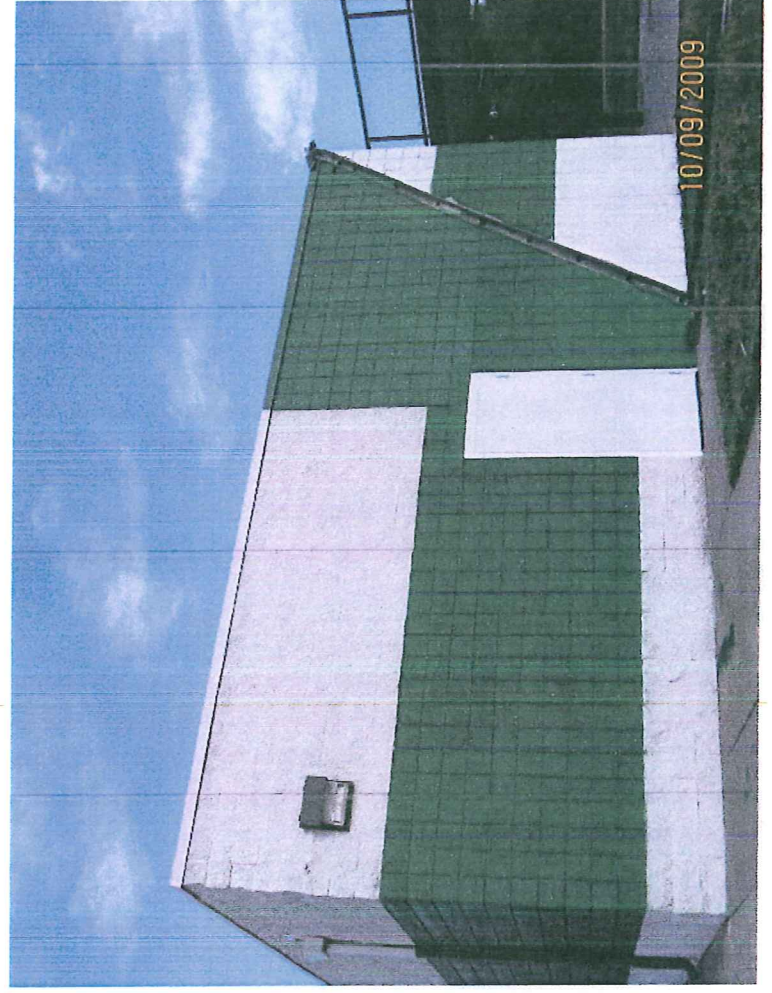




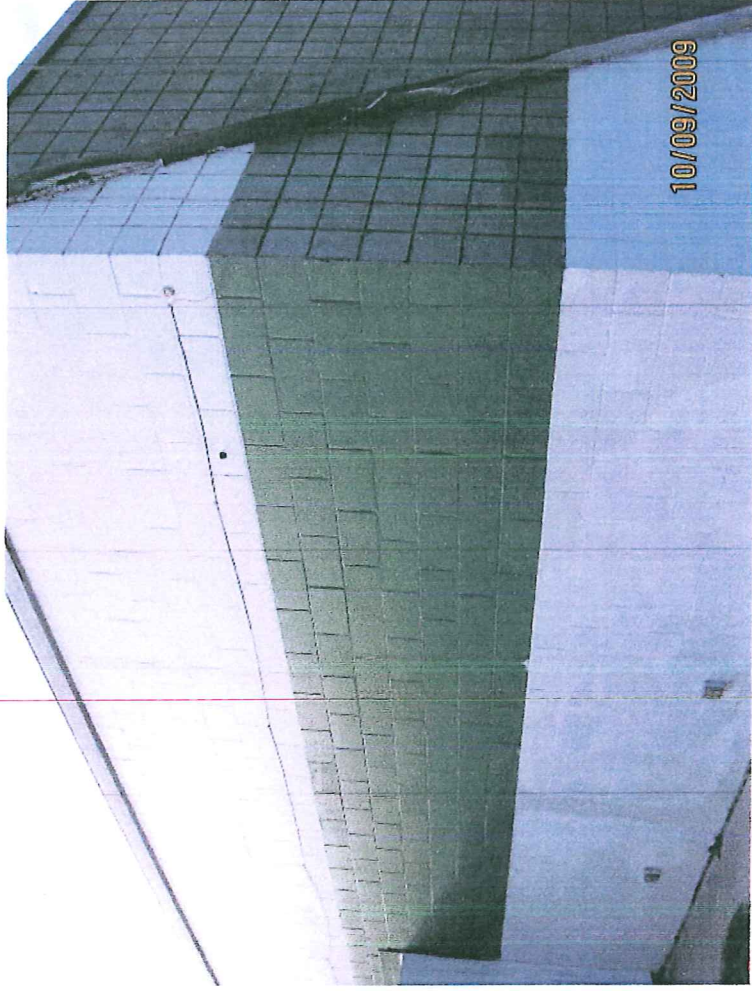




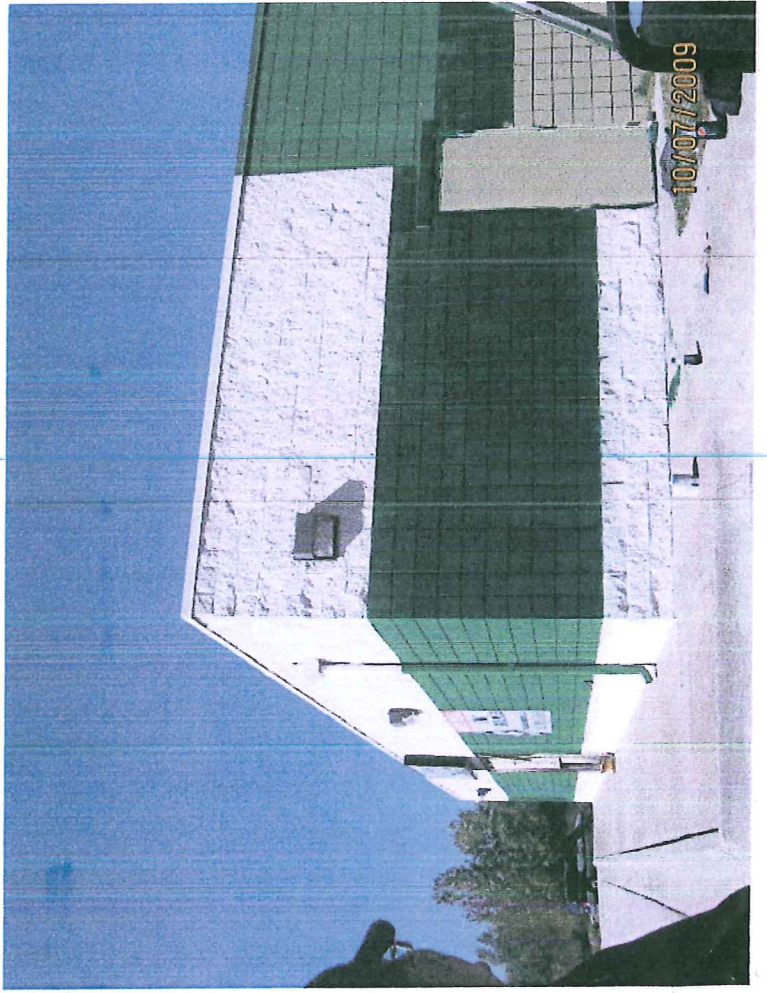
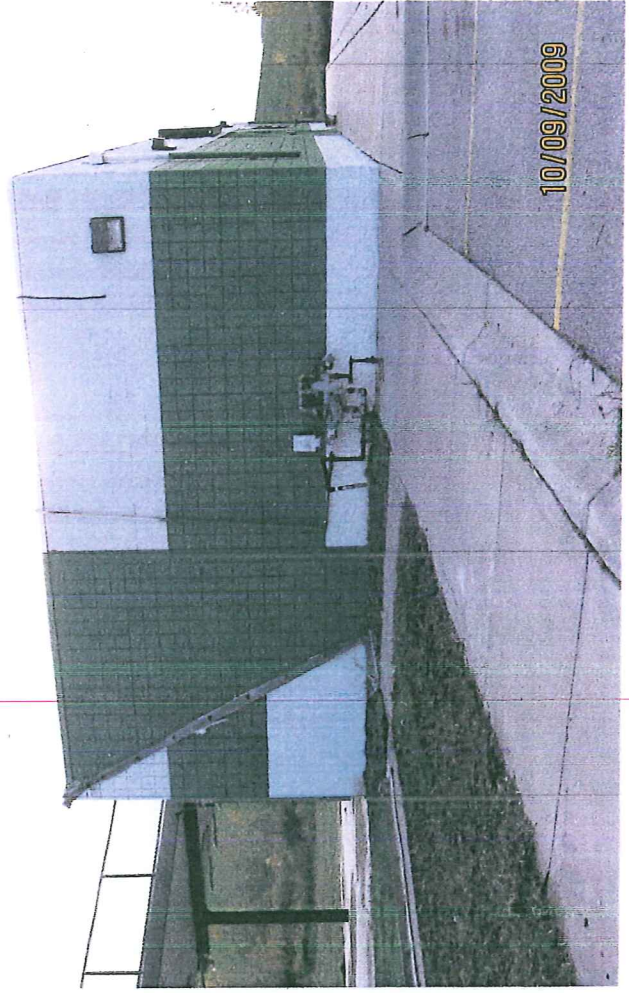














**Active**

Parcel Number: 011331445  
 Location: 10812 \HARRY WANTANABE DR  
 Owner: H E L P FOUNDATION OF OMAHA INC  
 C/O  
 Mail Address: 105 N 31ST AVE STE 101  
 OMAHA NE 68131-  
 Legal: LOTS 43B & 44B BROOK VALLEY  
 BUSINESS PARK  
 Tax District: 27044  
 Map #: 2959-17-0-60574-000-0055



Click Picture/Sketch for Larger View.

Commercial Information for 1 January Roll Year 2009

Improvement Information

Business Name: H E L P/WHITE DOME/BOGEY'S SPORT DOME  
 Primary Description: TAVERN/BAR  
 Commercial units: 1  
 Lot Sqft: 151370  
 Total Area: 2520

Building Information

Bldg #	Built	STORIES	Total Area	Ext Wall	DESCRIPTION
1	1998	1	2520	SYNTHETIC PLASTER ON RIGID INSULATION	TAVERN/BAR

Refinements

Bldg #	Sec #	Code	Description	Sqft or Quantity
1	2	ASP	ASPHALT PAVING SF	27048
1	2	CON	CONCRETE SLAB SF	6603
1	2	CCB	CONCRETE CURB LF	276
1	2	LPO	LIGHT POLES LF	80
1	2	LPF	LIGHT FIXTURES	2

Sales Information (Updated 11/16/2009)

Sale Date B & P	Grantor	Grantee	Total Sale Price	Adjusted Sale Price
8/19/2003 2003-48260	G-ZONE ENTERPRISES LLC C/O PEOPLES NATIONAL BANK P O BOX 557 COUNCIL BLUFFS IA 51502-0557	H E L P FOUNDATION OF OMAHA INC  105 N 31ST AVE OMAHA NE 68131-	\$399,000	\$399,000
10/17/1997 1997-23458	BROOK VALLEY LIMITED PARTNERSHIP	G-ZONE ENTERPRISES LLC	\$326,637	\$1,217,697

Valuation Information

Valuation  
 PV = [Partial Valuation](#)

Roll Year	Land Value	Impr Value	Outbuildings	Total Value	PV
2009	\$378,425	\$1,575	\$0	\$380,000	NO
2008	\$378,425	\$1,575	\$0	\$380,000	NO
2007	\$378,425	\$1,575	\$0	\$380,000	NO
2006	\$378,425	\$1,575	\$0	\$380,000	NO
2005	\$378,425	\$1,575	\$0	\$380,000	NO