



# Office of the County Manager

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September 13, 2011

## NOTIFICATION OF PROPOSED ORDINANCE TO AMEND TITLE 11

To Whom It May Concern:

The Board of County Commissioners (BCC) will consider an ordinance to amend Title 11 of the Clark County Code by adding a new Chapter that relates to the registration of abandoned residential property. The new ordinance requires a beneficiary to perform an inspection upon default of a trustor within ten days of recording a notice of default and requires the beneficiary to register the property if it is deemed abandoned.

Vacant and abandoned homes created as a result of the economic downturn and foreclosure crisis have become an increasing problem in Southern Nevada. Several local entities around the country have attempted to address this issue through a registry of vacant and abandoned homes that requires the owner of the home to register and maintain the property or face fines. This new ordinance will establish such a registry and assist Clark County in addressing this problem.

If adopted, the ordinance will:

- Require a beneficiary of the property to perform an inspection upon default of a trustor within ten days of recording a notice of default with the Clark County Recorder's Office.
- Require the beneficiary to register the property within ten days if the residential property is found to be vacant or shows evidence of vacancy, therefore deemed abandoned.
  - If the property is occupied but remains in default, the beneficiary or designee shall inspect the property every other month until the trustor or another party remedies default or it is deemed abandoned.
- Set requirements for the information needed on the registration
  - The registration shall include the beneficiary's email address, telephone number and the name of a responsible contact person.
  - The registration will also include the mailing address, email address, telephone and fax number of the responsible contact person.
- Impose an annual fee of one hundred dollars for any registration or modification of a registration.
- Allow the County to assign and delegate the collection of the registration fee to an independent contractor.

It is anticipated that the proposed ordinance will be introduced at the BCC meeting on September 20, 2011, with a recommendation that a public hearing be scheduled for the BCC meeting on October 18, 2011.

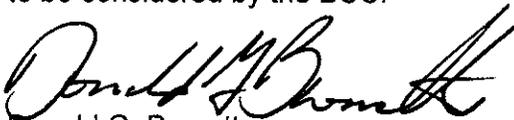
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The ordinance is available for review on the Clark County website under the Department of Administrative Services, Policy & Analytical Services division at [http://www.clarkcountynv.gov/depts/admin\\_services/paas/Pages/Title11Ordinance.aspx](http://www.clarkcountynv.gov/depts/admin_services/paas/Pages/Title11Ordinance.aspx). To request a copy via email or alternative means, please send an email to the email address provided below.

Comments regarding the proposed ordinance are invited and appreciated. In accordance with NRS 237.080, persons and businesses are also invited to submit data and/or arguments as to whether the proposed ordinance will: 1) Impose a direct and significant economic burden on a business; or 2) Directly restrict the formation, operation, or expansion of a business.

Please send your comments in writing in care of the County Manager's Office at the address shown above (ATTN: Jennifer Lances) or by email to [jbl@clarkcountynv.gov](mailto:jbl@clarkcountynv.gov). All comments and information must be received by the County Manager's Office on or before October 7, 2011, to be considered by the BCC.



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