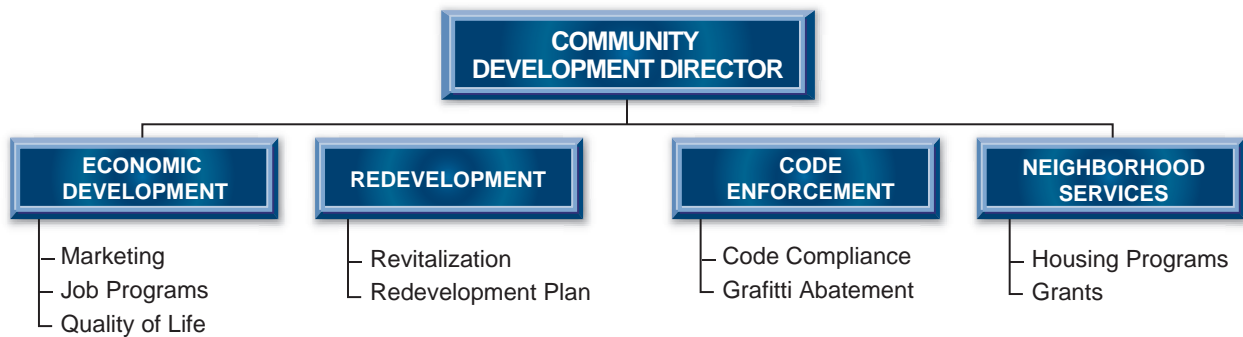


Community Development Department



Mission Statement

To enhance the quality of life for each North Las Vegas resident and business by fostering the implementation of creative ideas and innovative programs.

Department Description

The Community Development Department was created in January 2000. The department is comprised of the Economic Development, Redevelopment, Code Enforcement and Neighborhood Services divisions. The dynamic combination of these divisions allows us to better serve the community.

Division/Major Program Description

The **Economic Development Division**, funded through the General Fund, is responsible for implementing programs that will achieve job creation and retention, increase income by attracting higher-wage job opportunities and subsequently increase the quality of life for residents of North Las Vegas. These programs take shape through a variety of business attraction and business retention and expansion activities.

Working with the Nevada Development Authority and the North Las Vegas Chamber of Commerce, staff is responsible for pro-actively marketing North Las Vegas to the development community,

both new and existing. New marketing materials are being utilized in client response, in meetings with developers and in marketing outreach.

The Economic Development division is also responsible for processing of Private Activity Bond/Volume Cap Allocation requests. The City receives approximately \$7.0 million, incrementally increasing on an annual basis, for distribution to qualified applicants.

The **Redevelopment Division**, as a component of Economic Development, aids in the revitalization of the mature areas. The goal of Redevelopment is to stimulate re-investment in the mature neighborhoods thereby enhancing the City's overall image. Pursuant to redevelopment law, the Agency establishes project areas through the adoption of redevelopment plans. The Agency works with developers, property owners and private businesses to develop new projects and rehabilitate and/or expand existing developments. This public/private joint venture may involve the construction of new infrastructure, the assemblage of land or alternative project financing. The Downtown Redevelopment Plan was adopted by



the City Council in 1990 with the intent of revitalizing the downtown and its adjoining mature neighborhoods with new public and private investment. The Agency operates in accordance with Nevada Revised Statutes as a political entity that is separate from the City, although the City Council does serve as the Agency's Board of Directors. As a result of the successes of the Downtown Redevelopment Area, a second redevelopment area, identified as the North Redevelopment Area, was adopted by the City Council in 1999.

The **Code Enforcement Division** is a code complaint center directly involved in public assistance. Code Enforcement Inspectors proactively patrol to identify code enforcement issues as well as to respond to citizen concerns regarding zoning, public nuisances, debris, trash, abandoned and inoperable vehicles on private property, illegal dumping and sign code violations. In partnership with the City's Housing Rehabilitation Program and with nonprofit organizations, the Division implements programs

to remove blight and rejuvenate declining neighborhoods within the City. Community Improvement Specialists focus on three areas of graffiti: education, eradication and enforcement. Specialists proactively patrol to identify graffiti issues as well as respond to citizen concerns regarding eradicating graffiti vandalism and removing nuisance signs.

The **Neighborhood Services Division** offers a variety of programs which are designed to enhance affordable housing, capital improvements and promote public services for low and moderate income families throughout North Las Vegas. The programs include the coordination and direction of the Housing Rehabilitation Program, the Emergency Repair Grant Program, Community Development Block Grant Program, the HOME Program, the Down Payment Assistance Program and the Windsor Park Housing Revitalization Program. The division is responsible and accountable for compliance with applicable regulations associated with the grants.



Fiscal 2003-04 Highlights

- Provided assistance to new and existing companies resulting in the creation of 1,500 jobs.
- The Cheyenne Technology Corridor won the International Partnership Award from IEDC
- Manufacturer's Round Table developed a business strategy to attract more manufacturers
- Five new infill homes completed
- 70 new senior housing units completed
- Initiated Faith-Based project to construct nine affordable single family homes
- Initiated construction project of 272 affordable multi-family units
- \$274,800 of CDBG funds were awarded to 23 public service organizations
- \$1,190,800 of CDBG funds were awarded to six organizations for capital projects, including ADA accessibility
- Analysis of Impediments Study for Fair Housing was completed
- 12 property demolitions completed in the redevelopment area
- Award winning marketing materials
- Acquired 18 properties within Lake Mead focus area
- Eight Commercial Facade Projects completed
- The gateway monument sign design completed
- Shopping Cart Ordinance completed
- Reorganized the City's graffiti abatement program (Graffiti Busters), coordinating efforts with the Police Department resulting in improved prosecution and restitution
- Three Senior Code Enforcement Officers were hired to perform rental unit inspections
- Adoption of the Housing Habitability and the Neighborhood Preservation Ordinances

- Rewrote the Sign Ordinance under title 17, the Garage/Yard Sale Ordinance and the Storage and Repair of Vehicles in Residential Zoning Districts Ordinance
- Implemented a streamlined notification and citation process
- Transferred building code complaints from Building and Safety to Code Enforcement to eliminate multiple inspections and increase customer satisfaction
- Economic Development received the Champions of Industry Award

Fiscal 2004-05 Goals

- Create economic vitality through the increased attraction, retention and expansion of employment opportunities.
- Create a unique identification for our community.
- Enhance the community through the implementation of the Neighborhood Beautification Project, Neighborhood Preservation Ordinance and the Rental Inspection Program.
- Enhance compliance with all federal, state and local programs.
- Coordinate with other organizations both locally and nationally.
- Establish and implement a Housing Habitability Program to ensure that all residential rental properties within the City of North Las Vegas are safe and habitable.
- Establish and implement a more efficient notice and citation process to reduce time spent by personnel reinspecting properties and the time spent from initial inspection to case closure.



Department Financial Trend - Community Development

	2002-03 Actual	2003-04 Amended Budget	2004-05 Adopted Budget	2004 vs 2005 Variance Amount	Percent
Expenditures by Object					
Salaries & Wages	1,574,139	1,902,200	2,210,400	308,200	16.20
Employee Benefits	508,931	644,500	754,400	109,900	17.05
Supplies & Services	1,761,383	3,943,850	5,129,000	1,185,150	30.05
Capital Outlay	926,107	2,365,300	3,282,800	917,500	38.79
Transfers	467,463	1,043,500	1,362,900	319,400	30.61
Department Total	5,238,023	9,899,350	12,739,500	2,840,150	28.69
Expenditures by Division					
Code Enforcement	874,200	1,264,100	1,518,500	254,400	20.12
Other Protection	212,187	250,600	266,900	16,300	6.50
Economic Development	2,166,395	3,457,550	4,848,600	1,391,050	40.23
Neighborhood Services	1,516,438	3,833,600	4,692,600	859,000	22.41
7500 Acre Project	1,340	50,000	50,000	0	0.00
Transfers	467,463	1,043,500	1,362,900	319,400	30.61
Department Total	5,238,023	9,899,350	12,739,500	2,840,150	28.69
Expenditures by Fund					
General	1,371,342	1,807,350	2,070,200	262,850	14.54
NLV Redevelopment Agency	1,530,345	2,600,700	3,241,300	640,600	24.63
NLV Redevelopment Agency #2	89,172	257,800	1,079,600	821,800	318.77
Housing Programs	862,235	1,702,400	2,328,400	626,000	36.77
Community Development	1,106,560	2,095,100	2,700,000	604,900	28.87
Real Estate Development	0	10,600	0	(10,600)	(100.00)
Windsor Park - FNMA -CDBG	300	519,700	467,200	(52,500)	(10.10)
Vacant Bldg Clearance	51,077	95,200	130,000	34,800	36.55
Windsor Park	14,806	300,000	300,000	0	0.00
Windsor Park-FNMA	0	259,900	259,900	0	0.00
Graffiti/Community Improvement	212,186	250,600	266,900	16,300	6.50
Department Total	5,238,023	9,899,350	12,739,500	2,840,150	28.69
Authorized Personnel					
General Fund					
Economic Development	4.25	4.25	4.25	0.00	0.00
Code Enforcement	9.00	13.00	13.00	0.00	0.00
Total General Fund	13.25	17.25	17.25	0.00	0.00
Other Fund					
Community Program Funds	0.45	0.45	0.45	0.00	0.00
Community Development Fund	4.05	2.80	3.80	1.00	35.71
Graffiti/Community Improvement	3.00	3.00	3.00	0.00	0.00
Redevelopment Funds	4.25	5.50	5.50	0.00	0.00
Total Other Funds	11.75	11.75	12.75	1.00	8.51
Total FTE's Community Development	25.00	29.00	30.00	1.00	3.45



Department Performance Measures

Measures	FY 02/03 Actual	FY03/04 Estimated	FY 04/05 Projected
Economic Development			
Trade Shows Attended	4	6	4
Industrial Property List Updates	9	24	12
Information Packets Distributed	166	150	120
Research Assignments	39	20	20
Special Presentations/Engagements	22	10	10
Advertisements Placed	5	9	9
Jobs Created	1,500	1,800	2,000
Existing Business Program- Site Visits	19	24	24
Existing Business Program-Surveys	1,809	500	500
Business Attraction Program- Business Calls	154	84	100
Business Attraction Program-Client Meetings	111	125	125
Redevelopment			
Commercial Facade Rehabilitation Projects	0	5	5
Business Contacts	2,220	1,500	1,600
Land Acquisitions	24	14	15
Disposition and Development Agreement (DDA) and Owner's Participation Agreement (OPA) Negotiated	1	4	4
Neighborhood Clean-Up Projects Conducted	4	10	5
Redevelopment Area Projects Approved	23	5	20
Code Enforcement			
Graffiti Incidents	2,972	3,500	3,500
Square Feet Covered	543,780	60,000	475,000
Signs Removed	7,582	8,000	8,000
Abatements Performed	77	80	60
Cart Abatements	79	100	100
Proactive Cases Opened	1,783	2,500	2,000
Proactive Cases Closed	1,560	2,000	2,000
Proactive Inspections Performed	5,238	5,500	5,500
Proactive Residents Contacted	n/a	500	600
Proactive Residences Revitalized	n/a	250	300
Reactive Cases Opened	2,382	3,000	2,000
Reactive Number Cases Closed	2,727	3,000	2,300
Reactive Inspections Performed	7,837	8,000	8,500



Department Performance Measures (continued)

Measures	FY 02/03 Actual	FY03/04 Estimated	FY 04/05 Projected
Reactive Shopping Carts Impounded	n/a	400	300
Neighborhood Services - CDBG			
Emergency Repair Grant Completed	3	9	9
Client Onsite Monitoring Audits	5	20	10
Client Data Reports Received and Processed	186	300	250
Public Service Programs Administered	15	24	20
Capital Projects Administered	10	16	10
Neighborhood Services - HOME			
Applications Received	7	17	15
Applications Approved	5	10	9
Single-Family Units Rehabilitated	9	10	12
Multi-Family Units Rehabilitated	0	50	35
Down Payment Assistance Grants Provide	19	15	10
Infill Housing Units Constructed	3	19	20
Affordable Housing Equity Loan Funded Units	72	70	272
Subordinations Processed	22	15	12
Reconveyances Processed	13	4	4
Neighborhood Services - Windsor Park			
Properties Acquired	3	10	7
Owner Occupied Units	2	5	2
Tenant Occupied Units	1	0	0
Vacant Lots	0	5	5
Residents Relocated	0	5	2
Properties Demolished and Cleared	3	10	2
Total Lots Owned and Maintained	111	116	121



CITY OF NORTH LAS VEGAS

FY 2004-05 Budget Adjustments

CIP#	Fund	Div.	Request Description	F.T.E.'s	Salaries & Benefits	Supplies/ Services	Capital	Total Request
0100	4242		State mandated training			28,400		28,400
0100	4242		Nextel cellular service			2,600		2,600
0100	4242		Code books			200		200
0100	4242		Code Enforcement brochures			4,900		4,900
0100	4610		Overtime - transcripts		500			500
0222	4610		Professional fees-attorney fees			50,000		50,000
0222	4610		Travel and training			8,000		8,000
0222	4610		Contributions - Literacy Project			14,500		14,500
0222	4610		Other services - Façade & Demo			26,000		26,000
0222	4610		Land - property acquisition North Redevelopment				357,100	357,100
0229	4620		Refunds - Program income			50,000		50,000
0229	4620		Engineering & other - projects			569,000		569,000
0230	4620		Community Services Analyst	1.00	69,100	8,900		78,000
0230	4620		Professional fees			7,700		7,700
0230	4620		Travel & training - Federal training			20,000		20,000
0238	4242		Demolition costs			34,800		34,800
0289	4294		State mandated training			1,000		1,000
0289	4294		GMAX 3900 paint sprayer			3,300		3,300
0289	4294		Paint sprayer maintenance			1,200		1,200
0289	4294		AACE and NACE dues			200		200
0289	4294		Nextel cellular service			1,200		1,200
0289	4294		Graffiti brochures			1,100		1,100
CD-02	0222	4610	City Entryway Program				110,000	110,000
CD-03	0222	4610	Commercial Rehab Program				135,000	135,000
CD-04	0021	4610	Neighborhood Beautification				240,000	240,000
CD-05	0221	4610	Redevelop Area Property Acquisition				817,000	817,000
				<u>1.00</u>	<u>69,600</u>	<u>833,000</u>	<u>1,659,100</u>	<u>2,561,700</u>

