

**Planning & Development Department
Scanning Cover Sheet**

Case No A-10-97(A)

APN N/A

Location WHISPERING SANDS DR & DURANGO DR

Applicant Ms. Mary Lou Taxopoulos

Subject

Proposal of Annexation



1 2 3 4 5 6

PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108
Voice:
Administration 229-6353
Comp Planning 229-6022
Current Planning 229-6301
Permits & Inspections 229-6251

March 10, 1998

Ms. Mary Lou Taxopoulos
Clark County Elections Department
P. O. Box 1899
Las Vegas, Nevada 89125-1899

RE: Annexation A-10-97(A)

Dear Ms. Taxopoulos:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

A location map and a copy of Annexation Ordinance #5020 are attached for your reference.

Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:

1. Location Map
2. Annexation Ordinance #5020
3. Accurate Map

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



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March 10, 1998

Department of Taxation
Capitol Complex
Carson City, Nevada 89701

Re: Annexation A-10-97(A)

Gentlemen:

In compliance with Nevada Revised Statutes 268.597, a copy of an Annexation Ordinance for A-10-97(A) and recorded accurate map are referred to your office. Please note that the effective date of the Ordinance is November 7, 1997.

The annexation area consists of approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive.

If there are any questions regarding this annexation, please advise.

Very truly yours,

Theresa O'Donnell, Director
Planning and Development Department

TAO:RSG:cc

Attachment:

1. Annexation Ordinance #5020
2. Accurate Map

cc: City Clerk
Director of Finance
(w/Annexation Ordinance &
Location Map)

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
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Permits & 229-6251
Inspections

March 10, 1998

Mr. Robert Cohen
3688 Las Vegas Boulevard South
Las Vegas, Nevada 89109

RE: Annexation A-10-97(A)

Dear Mr. Cohen:

Please be advised that your parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

A copy of Annexation Ordinance #5020 is attached for your reference.

Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:
Annexation Ordinance #5020

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
Las Vegas, NV 89101

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Inspections

March 10, 1998

Bureau of Land Management
Las Vegas District Office
4765 West Vegas Drive
Las Vegas, Nevada 89108

Attn: Real Estate Specialist

RE: Annexation A-10-97(A)

To Whom it May Concern:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

A location map and a copy of Annexation Ordinance #5020 are attached for your reference.

Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:

1. Location Map
2. Annexation Ordinance #5020

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108
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Current Planning 229-6301
Permits & Inspections 229-6251

March 10, 1998

Southwest Gas Corporation
Engineering Manager
Thunderbird Division
P. O. Box 98512
Las Vegas, Nevada 89193-8512

RE: Annexation A-10-97(A)

Gentlemen:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

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Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:

1. Location Map (3 copies)
2. Annexation Ordinance #5020

Mayor
Jan Lavery Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
Las Vegas, NV 89101

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Inspections

March 10, 1998

Mr. Michael Dorr
Clark County Comprehensive Planning
Geographic Information System
500 Grand Central Parkway
Las Vegas, Nevada 89155

RE: Annexation A-10-97(A)

Dear Mr. Dorr:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

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Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:

1. Location Map
2. Annexation Ordinance #5020

cc: Bill Recher
Clark County Public Works
Community Development Division

Clark County Business License Bureau

Judy Laws
Clark County Comprehensive Planning

Sonia Wilson

Mayor
Jan Lavery Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



Development
Services Center
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Current Planning 229-6301
Permits & Inspections 229-6251

March 10, 1998

Mr. Robert Kelly
Clark County Assessor's Office
Mapping Division
500 Grand Central Parkway
Las Vegas, Nevada 89155

RE: Annexation A-10-97(A)

Dear Mr. Kelly:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

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Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

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2. Annexation Ordinance #5020

Mayor
Jan Lavery Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



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Inspections

March 10, 1998

Mr. Earl Giguere
Nevada Power Company
P. O. Box 230-Mail Station 97
Las Vegas, Nevada 89151

RE: Annexation A-10-97(A)

Dear Mr. Giguere:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

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Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

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2. Annexation Ordinance #5020

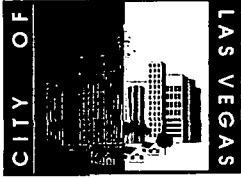
Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



Development
Services Center
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Las Vegas, NV 89101

TDD 702-386-9108
Voice:
Administration 229-6353
Comp Planning 229-6022
Current Planning 229-6301
Permits & Inspections 229-6251

March 10, 1998

Mr. Forrest Nettles
Sprint Central Telephone-Nevada
330 South Valley View Boulevard
Las Vegas, Nevada 89159

RE: Annexation A-10-97(A)

Dear Mr. Nettles:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

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Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:

1. Location Map
2. Annexation Ordinance #5020

cc: Dennis Doulter

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



Development
Services Center
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Las Vegas, NV 89101

TDD 702-386-9108
Voice:
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Comp Planning 229-6022
Current Planning 229-6301
Permits & Inspections 229-6251

March 10, 1998

Mr. Ben Carvey
Prime Cable
P. O. Box 4090
Las Vegas, Nevada 89127-0090

RE: Annexation A-10-97(A)

Dear Mr. Carvey:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

A location map is attached for your reference.

Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:
Location Map

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
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Administration 229-6353
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Permits & Inspections 229-6251

March 10, 1998

The Front Boy Service Company
1149 South Maryland Parkway
Las Vegas, Nevada 89104

RE: Annexation A-10-97(A)

Gentlemen:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

A location map is attached for your reference.

Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:
Location Map

Mayor
Jan Lavery Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



CLV-6217

PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108
Voice:
Administration 229-6353
Comp Planning 229-6022
Current Planning 229-6301
Permits & 229-6251
Inspections

March 10, 1998

Mr. Bill Anstett
Silver State Disposal
P. O. Box 98508
Las Vegas, Nevada 89193

RE: Annexation A-10-97(A)

Dear Mr. Anstett:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

A location map is attached for your reference.

Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:
Location Map

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



CLV-6217

PLANNING &
DEVELOPMENT



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Current Planning 229-6301
Permits & Inspections 229-6251

March 10, 1998

Central Telephone Company &
Sprint Communications
903 East 104th Street
Kansas City, Missouri 64131

RE: Annexation A-10-97(A)

To Whom It May Concern:

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997.

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Very truly yours,

Robert S. Genzer, Planning Supervisor
Planning and Development Department

RSG:cc

Attachment:
Location Map

cc: See Next Page

Mayor
Jan Lavery Jones

Councilmen
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Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



CLV-6217

PLANNING &
DEVELOPMENT



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Services Center
731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108

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Administration 229-6353
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March 10, 1998
Annexation: A-10-97(A)
Page Two

American Communications Service
131 National Business Park 100
Annapolis Junction, Maryland 20701

Excel Telecommunication
8750 North Central Exp, Suite #1900
Dallas, Texas 75231

Pacific Bell Mobile Service
3401 Crow Canyon Road
San Ramon, California 94583

Worldcom, Inc.
Post Office Box 23397
Jackson, Mississippi 39225

A T & T Wireless Service
10000 Goethe Road
Sacramento, California 95827

Frontier Communications
30300 Telegraph Road
Bingham Farms, Michigan 48025-4510

A T & T
412 MT Kemble Avenue #C 250
Morristown, New Jersey 07962-1995

M C I Telecommunications
1133 19th Street NW
Washington, DC 20006

360 Communications Company
8725 Higgins Road
Chicago, Illinois 60631

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



INTER-OFFICE MEMORANDUM

March 10, 1998

TO: BUILDING AND SAFETY BUSINESS SERVICES: CONNIE WASHINGTON FIRE SERVICES: JEFF DONAHUE & MELANIE DOBOSH PUBLIC WORKS: RIGHT OF WAY (ED BYRGE) ELECTRICAL SERVICES (DONALD BEHUNIN) LAND DEVELOPMENT SERVICES (CHUCK TURK) STREET DIVISION (LARRY HAUGSNESS) TRAFFIC ENGINEERING (GARY PHILLIPS)	FROM: PLANNING AND DEVELOPMENT DEPARTMENT THERESA O'DONNELL, DIRECTOR ROBERT S. GENZER PLANNING SUPERVISOR
SUBJECT: ANNEXATION A-10-97(A)	COPIES TO: JOHN HERBERT, CURRENT PLANNING DIVISION) JOHN MCNELLIS, PUBLIC WORKS DENNIS ANDERSON, CITY ENGINEER GEORGE LEAVENS, TRAFFIC CONTROL (map only) JOSE CARDENAS, ELECTRICAL SERVICES (map only)

Please be advised that a parcel of land containing approximately 41.80 acres located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, was annexed to the City of Las Vegas effective November 7, 1997. A location map and a copy of Annexation Ordinance A-10-97(A) are attached for your reference.

TAO:RSG:cc

Attachment:

1. Location Map
2. Annexation Ordinance A-10-97(A)

COPY

Bill No. 97-69

Ordinance No. 5020

AN ORDINANCE EXTENDING THE CORPORATE LIMITS OF THE CITY OF LAS VEGAS, NEVADA, TO INCLUDE WITHIN, ANNEX TO AND MAKE A PART OF SAID CITY CERTAIN SPECIFICALLY DESCRIBED TERRITORY ADJOINING AND CONTIGUOUS TO THE CORPORATE LIMITS OF SAID CITY; DECLARING SAID TERRITORY AND THE INHABITANTS THEREOF TO BE ANNEXED TO SAID CITY AND SUBJECT TO ALL DEBTS, LAWS, ORDINANCES AND REGULATIONS IN FORCE IN SAID CITY; ORDERING A MAP OR PLAT OF SAID DESCRIBED TERRITORY TO BE RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF CLARK, STATE OF NEVADA; DESIGNATING THE ZONING CLASSIFICATION(S) APPLICABLE TO SAID TERRITORY; PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO; AND REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH. (A-10-97(A))

Sponsored by:

Councilman Larry Brown

Summary: Annexes property described generally as located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive.

THE CITY COUNCIL OF THE CITY OF LAS VEGAS DOES HEREBY ORDAIN
AS FOLLOWS:

SECTION 1: The corporate limits of the City of Las Vegas, Nevada, are hereby extended to include, annex to, and make a part of the City of Las Vegas, Nevada, the following described real property, to-wit:

The South Half (S ½) of the North Half (N ½) of the Northwest Quarter (NW ¼) of Section 16, Township 19 South, Range 60 East, M.D.M., in the County of Clark, State of Nevada.

SECTION 2: That said City Council has determined and does hereby determine, that said described territory meets the requirements provided by law for annexation to the City of Las Vegas for the following reasons:

- A. The area to be annexed was contiguous to the City's boundaries at the time the annexation proceedings were instituted;
- B. More than one-eighth (1/8) of the aggregate external boundaries of the area are contiguous to the City of Las Vegas;
- C. The territory proposed to be annexed is not included within the boundaries of another incorporated city or within the boundaries of any unincorporated town as those boundaries existed as of July 1, 1983;

CERTIFIED AS A TRUE COPY

Beverly K. Bridges
CITY CLERK, CITY OF LAS VEGAS
NEVADA *Acting Chief Deputy*
(5 pgs., 11-5-97)

1 D. The City of Las Vegas is eligible to annex the area described in this report
2 since the landowners have signed a petition constituting one hundred percent
3 (100%) of the owners of record of individual lots or parcels of land within the
4 annexation area.

5 SECTION 3: The City of Las Vegas will provide police protection through the Las
6 Vegas Metropolitan Police Department, fire protection, street maintenance, and library services
7 immediately upon annexation. Garbage collection by the company franchised by the City will also
8 be provided immediately. The City sanitary sewer system will serve the proposed annexation area.
9 Any connection to or extension of this sewer line to serve the annexation area shall be at the expense
10 of the landowners. Other services, such as participation in the City's recreational programs, special
11 education classes and programs, public works planning, building inspections, and other City services
12 will also be available immediately. Utilities such as gas, electricity, telephone, and water are provided
13 by private utility companies and other services to the area will not be affected by annexation. Street
14 paving, curbs and gutters, sidewalks and street lights which are not in place at the time of annexation
15 will be installed in the presently developed areas upon the request of the property owners and at their
16 expense by means of special assessment districts. Such improvements will be extended into the
17 undeveloped areas as development takes place and the need therefor arises, and will be located
18 according to the needs of the area at that time. Such installations will also be made at the expense of
19 the property owners, either by means of special assessment districts or as prerequisites to the approval
20 of subdivision plats, building permits or other land use or development applications.

21 SECTION 4: The annexation of said described territory shall become effective on the
22 7th day of November, 1997, and on such date the City of Las Vegas will have the funds appropriated
23 in sufficient amount to finance the extension into said described territory of police protection, fire
24 protection, street maintenance, street sweeping, and street lighting maintenance.

25 SECTION 5: Said described territory, together with the inhabitants and property
26 thereof, shall, from and after the 7th day of November, 1997, be subject to all debts, laws, ordinances
27 and regulations in force in the City of Las Vegas and shall be entitled to the same privileges and
28 benefits as other parts of said City, and shall be subject to municipal taxes levied by the City of Las

1 Vegas, Nevada.

2 SECTION 6: The City Engineer of the City of Las Vegas, Nevada, is hereby instructed
3 to cause to be prepared an accurate map or plat of said described territory and to record the same,
4 together with a certified copy of this ordinance in the office of the County Recorder of Clark County,
5 Nevada, which said recording shall be done prior to the 7th day of November, 1997.

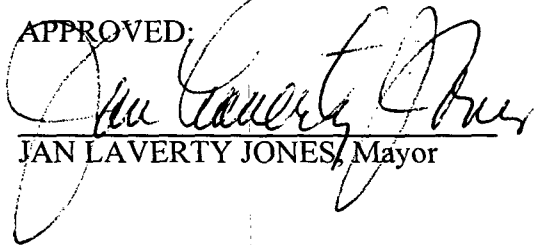
6 SECTION 7: The said described territory, which heretofore has been zoned R-E
7 (County of Clark classification), is hereby classified as U (PCD) (City of Las Vegas classification),
8 which is deemed to be the City equivalent of said County classification.

9 SECTION 8: If any section, subsection, subdivision, paragraph, sentence, clause or
10 phrase in this ordinance or any part thereof, is for any reason held to be unconstitutional, or invalid
11 or ineffective by any court of competent jurisdiction, such decision shall not affect the validity or
12 effectiveness of the remaining portions of this ordinance or any part thereof. The City Council of the
13 City of Las Vegas hereby declares that it would have passed each section, subsection, subdivision,
14 paragraph, sentence, clause or phrase thereof irrespective of the fact that any one or more sections,
15 subsections, subdivisions, paragraphs, sentences, clauses or phrases be declared unconstitutional,
16 invalid or ineffective.

17 SECTION 9: All ordinances or parts of ordinances, sections, subsections, phrases,
18 sentences, clauses or paragraphs contained in the Municipal Code of the City of Las Vegas, Nevada,
19 1983 Edition, in conflict herewith are hereby repealed.

20 PASSED, ADOPTED and APPROVED this 27th day of October 1997.

21 APPROVED:

22 
23 JAN LAVERTY JONES, Mayor

24 ATTEST:

25 
26 BARBARA JO RONEMUS, City Clerk

27 APPROVED AS TO FORM:

28 Val Steele 10-30-97
Date

1 The above and foregoing ordinance was first proposed and read by title to the City Council on
2 the 22ND day of September, 1997 and referred to the following committee composed of
3 Councilmen Brown and Reese recommendation; thereafter the said committee reported favorably
4 on said ordinance on the 27th day of October, 1997 which was a regular meeting of said
5 Council; that at said regular meeting, the proposed ordinance was read by title to the City
6 Council as first introduced and adopted by the following vote:

7 VOTING "AYE": Councilmen Adamsen, McDonald, Reese and Brown

8 VOTING "NAY": NONE

9 ABSENT: NONE

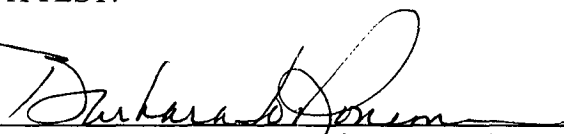
10 EXCUSED: Mayor Jones



11 APPROVED:

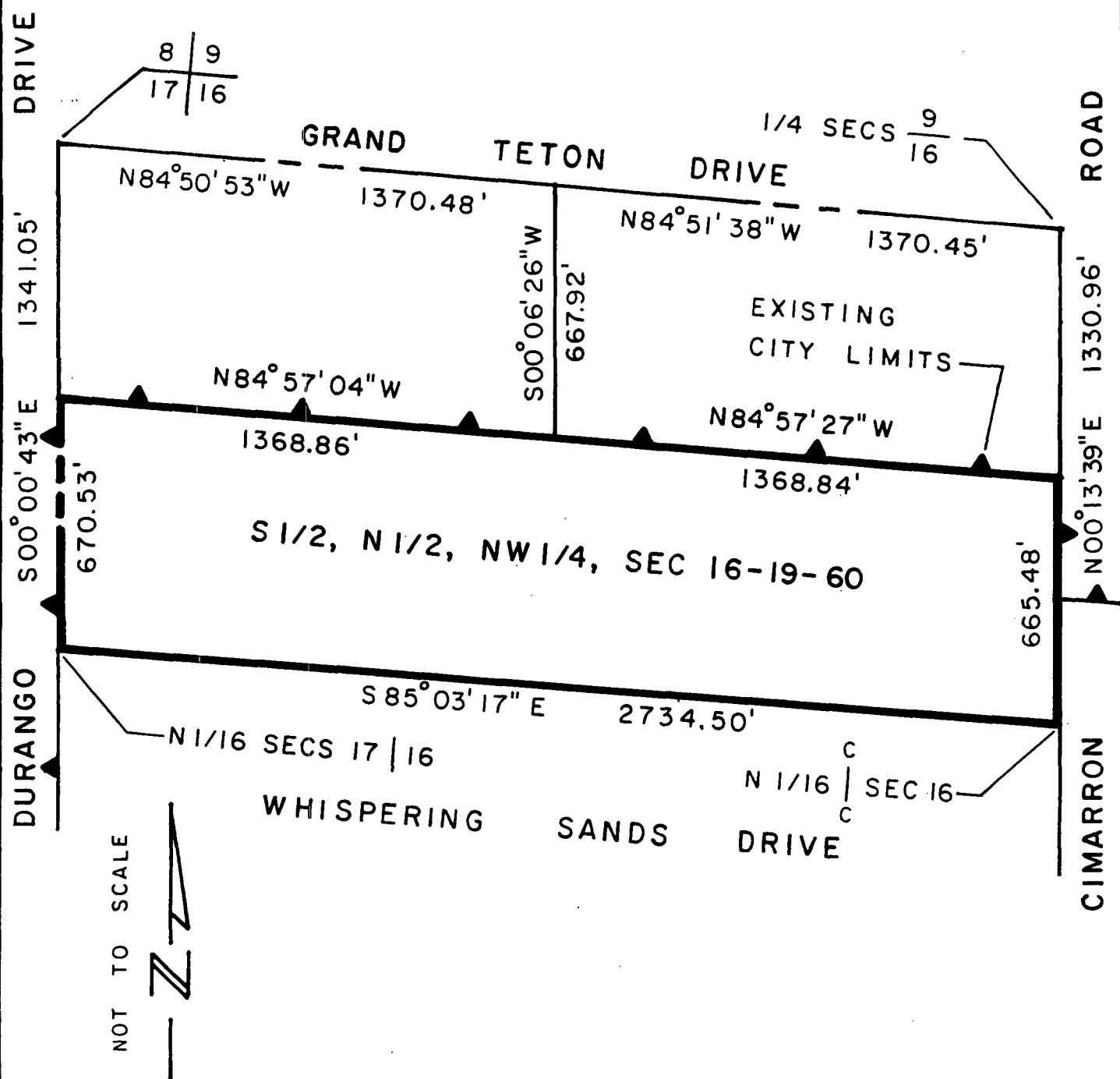
12 
13 JAN LAVERTY JONES, Mayor

14 ATTEST:

15 
16 BARBARA JO RONEMUS, City Clerk

17 When Recorded Mail To:
18 ROBERT S. GENZER, Planning Supervisor
19 City of Las Vegas
20 Planning and Development Department
21 731 South Fourth Street
22 Las Vegas NV 89101
23
24
25
26

PORTION OF THE N 1/2, NW 1/4,
SECTION 16, T19 S, R60 E, M. D. M.



ANNEXED TO THE CITY OF LAS VEGAS UNDER ORDINANCE No. 5020

THIS MAP WAS PREPARED FROM THE
EXISTING INFORMATION AS SHOWN ON
THE RECORD OF SURVEY IN FILE 53
OF SURVEYS, PAGE 40 OF CLARK
COUNTY, NEVADA RECORDS.
NO RESPONSIBILITY IS ASSUMED
FOR THE CORRECTNESS OF THE
INFORMATION SHOWN HEREON.

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:
LAS VEGAS CITY
11-05-97 14:59 ESP 5
BOOK: 971105 INST: 01141
FEE: 11.00 RPTT: .00
ORDINANCE
CONFORMED COPY HAS NOT BEEN COMPARED TO THE ORIGINAL

AN ORDINANCE EXTENDING THE CORPORATE LIMITS OF THE CITY OF LAS VEGAS, NEVADA, TO INCLUDE WITHIN, ANNEX TO AND MAKE A PART OF SAID CITY CERTAIN SPECIFICALLY DESCRIBED TERRITORY ADJOINING AND CONTIGUOUS TO THE CORPORATE LIMITS OF SAID CITY; DECLARING SAID TERRITORY AND THE INHABITANTS THEREOF TO BE ANNEXED TO SAID CITY AND SUBJECT TO ALL DEBTS, LAWS, ORDINANCES AND REGULATIONS IN FORCE IN SAID CITY; ORDERING A MAP OR PLAT OF SAID DESCRIBED TERRITORY TO BE RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF CLARK, STATE OF NEVADA; DESIGNATING THE ZONING CLASSIFICATION(S) APPLICABLE TO SAID TERRITORY; PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO; AND REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HERewith. (A-10-97(A))

Sponsored by:

Councilman Larry Brown

Summary: Annexes property described generally as located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive.

THE CITY COUNCIL OF THE CITY OF LAS VEGAS DOES HEREBY ORDAIN
AS FOLLOWS:

SECTION 1: The corporate limits of the City of Las Vegas, Nevada, are hereby extended to include, annex to, and make a part of the City of Las Vegas, Nevada, the following described real property, to-wit:

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- B. More than one-eighth (1/8) of the aggregate external boundaries of the area are contiguous to the City of Las Vegas;
- C. The territory proposed to be annexed is not included within the boundaries of another incorporated city or within the boundaries of any unincorporated town as those boundaries existed as of July 1, 1983;

CERTIFIED AS A TRUE COPY

Beverly K. Bridger
CITY CLERK, CITY OF LAS VEGAS

NEVADA *Acting Chief Deputy*
(5 pages, 11/5/97)

1 D. The City of Las Vegas is eligible to annex the area described in this report
2 since the landowners have signed a petition constituting one hundred percent
3 (100%) of the owners of record of individual lots or parcels of land within the
4 annexation area.

5 SECTION 3: The City of Las Vegas will provide police protection through the Las
6 Vegas Metropolitan Police Department, fire protection, street maintenance, and library services
7 immediately upon annexation. Garbage collection by the company franchised by the City will also
8 be provided immediately. The City sanitary sewer system will serve the proposed annexation area.
9 Any connection to or extension of this sewer line to serve the annexation area shall be at the expense
10 of the landowners. Other services, such as participation in the City's recreational programs, special
11 education classes and programs, public works planning, building inspections, and other City services
12 will also be available immediately. Utilities such as gas, electricity, telephone, and water are provided
13 by private utility companies and other services to the area will not be affected by annexation. Street
14 paving, curbs and gutters, sidewalks and street lights which are not in place at the time of annexation
15 will be installed in the presently developed areas upon the request of the property owners and at their
16 expense by means of special assessment districts. Such improvements will be extended into the
17 undeveloped areas as development takes place and the need therefor arises, and will be located
18 according to the needs of the area at that time. Such installations will also be made at the expense of
19 the property owners, either by means of special assessment districts or as prerequisites to the approval
20 of subdivision plats, building permits or other land use or development applications.

21 SECTION 4: The annexation of said described territory shall become effective on the
22 7th day of November, 1997, and on such date the City of Las Vegas will have the funds appropriated
23 in sufficient amount to finance the extension into said described territory of police protection, fire
24 protection, street maintenance, street sweeping, and street lighting maintenance.

25 SECTION 5: Said described territory, together with the inhabitants and property
26 thereof, shall, from and after the 7th day of November, 1997, be subject to all debts, laws, ordinances
27 and regulations in force in the City of Las Vegas and shall be entitled to the same privileges and
28 benefits as other parts of said City, and shall be subject to municipal taxes levied by the City of Las

1 Vegas, Nevada.

2 SECTION 6: The City Engineer of the City of Las Vegas, Nevada, is hereby instructed
3 to cause to be prepared an accurate map or plat of said described territory and to record the same,
4 together with a certified copy of this ordinance in the office of the County Recorder of Clark County,
5 Nevada, which said recording shall be done prior to the 7th day of November, 1997.

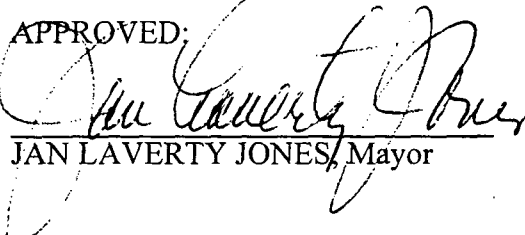
6 SECTION 7: The said described territory, which heretofore has been zoned R-E
7 (County of Clark classification), is hereby classified as U (PCD) (City of Las Vegas classification),
8 which is deemed to be the City equivalent of said County classification.

9 SECTION 8: If any section, subsection, subdivision, paragraph, sentence, clause or
10 phrase in this ordinance or any part thereof, is for any reason held to be unconstitutional, or invalid
11 or ineffective by any court of competent jurisdiction, such decision shall not affect the validity or
12 effectiveness of the remaining portions of this ordinance or any part thereof. The City Council of the
13 City of Las Vegas hereby declares that it would have passed each section, subsection, subdivision,
14 paragraph, sentence, clause or phrase thereof irrespective of the fact that any one or more sections,
15 subsections, subdivisions, paragraphs, sentences, clauses or phrases be declared unconstitutional,
16 invalid or ineffective.

17 SECTION 9: All ordinances or parts of ordinances, sections, subsections, phrases,
18 sentences, clauses or paragraphs contained in the Municipal Code of the City of Las Vegas, Nevada,
19 1983 Edition, in conflict herewith are hereby repealed.

20 PASSED, ADOPTED and APPROVED this 27th day of October 1997.

21 APPROVED:

22 
23 JAN LAVERTY JONES, Mayor

24 ATTEST:

25 
26 BARBARA JO RONEMUS, City Clerk

27 APPROVED AS TO FORM:

28 Val Hood 10-30-97
Date

1 The above and foregoing ordinance was first proposed and read by title to the City Council on
2 the 22ND day of September, 1997 and referred to the following committee composed of
3 Councilmen Brown and Reese recommendation; thereafter the said committee reported favorably
4 on said ordinance on the 27th day of October, 1997 which was a regular meeting of said
5 Council; that at said regular meeting, the proposed ordinance was read by title to the City
6 Council as first introduced and adopted by the following vote:

7 VOTING "AYE": Councilmen Adamsen, McDonald, Reese and Brown

8 VOTING "NAY": NONE

9 ABSENT: NONE

10 EXCUSED: Mayor Jones

11 APPROVED:



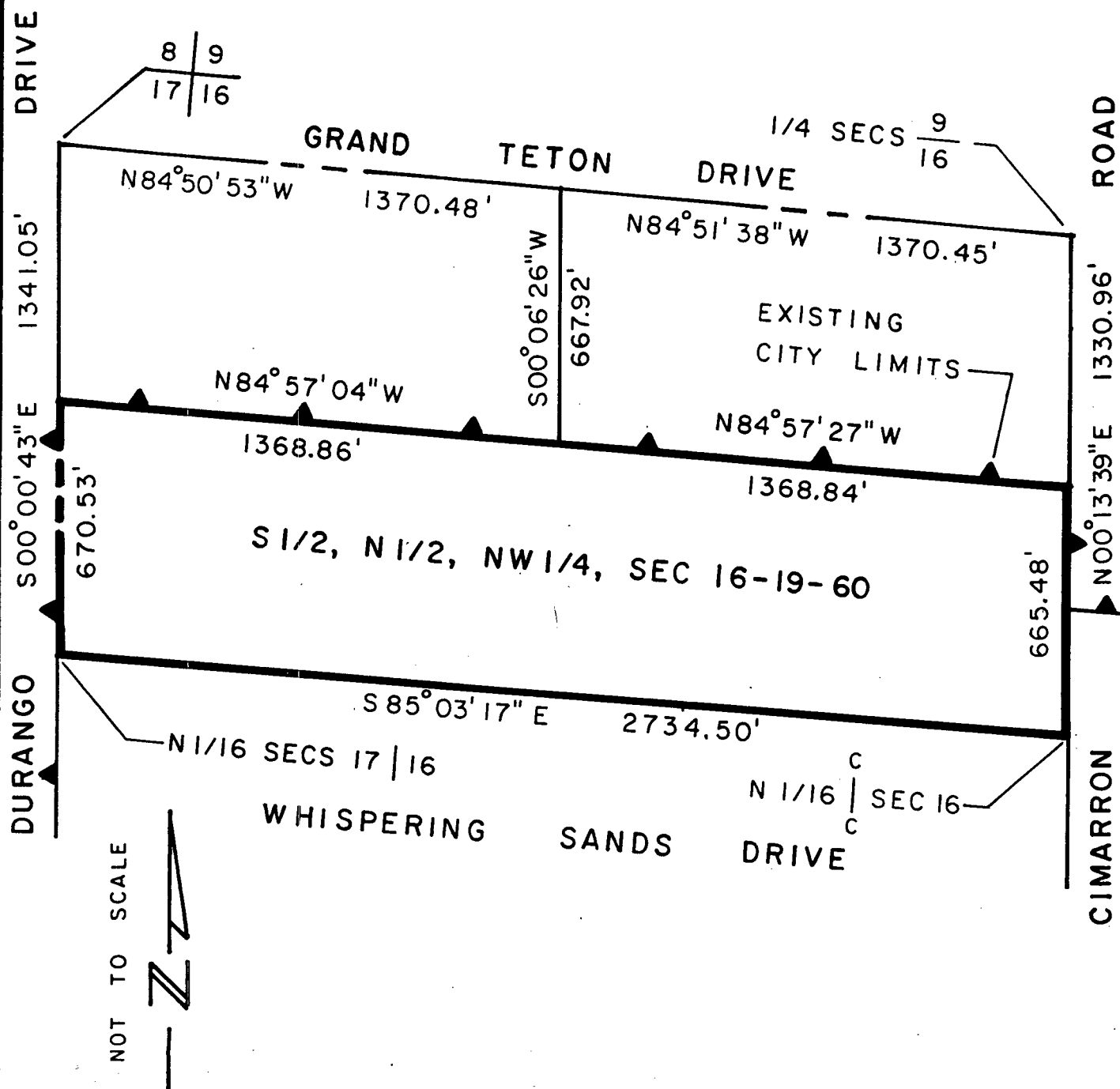
12 ATTEST:

13 
14 JAN LAVERTY JONES, Mayor

15 
16 BARBARA JO RONEMUS, City Clerk

17 When Recorded Mail To:
18 Robert S. Genzer
19 Planning Supervisor
20 City of Las Vegas
21 Planning and Development Department
22 731 South Fourth Street
23 Las Vegas NV 89101
24
25
26

PORTION OF THE N 1/2, NW 1/4,
SECTION 16, T19 S, R60 E, M. D. M.



ANNEXED TO THE CITY OF LAS VEGAS UNDER ORDINANCE No. 5020

THIS MAP WAS PREPARED FROM THE
EXISTING INFORMATION AS SHOWN ON
THE RECORD OF SURVEY IN FILE 53
OF SURVEYS, PAGE 40 OF CLARK
COUNTY, NEVADA RECORDS.
NO RESPONSIBILITY IS ASSUMED
FOR THE CORRECTNESS OF THE
INFORMATION SHOWN HEREON.

NOTICE TO PUBLISH

Las Vegas, Nevada

Date: OCTOBER 27, 1997

TO: LAS VEGAS REVIEW-JOURNAL

FROM: CITY CLERK

SUBJECT: PUBLICATION OF BILL NO.97-69 ORDINANCE NO.5020 ANNEXATION NO. A-10-97(A)

Please publish the attached LEGAL NOTICE

ON THE FOLLOWING DATES: THURSDAY, OCTOBER 30, 1997

and send me THREE copies of the Affidavit of Publication at your earliest convenience.

(No later than seven (7) days following final publication.)


ACTING CHIEF DEPUTY CITY CLERK

cc: Finance Department - Accounts Payable
City Attorney - (on Ordinances only)
Planning & Development
Front Desk
Minutes Folder

1 Bill No. 97-69

2 Ordinance No. 5020

3 AN ORDINANCE EXTENDING THE CORPORATE LIMITS OF THE CITY OF LAS VEGAS,
4 NEVADA, TO INCLUDE WITHIN, ANNEX TO AND MAKE A PART OF SAID CITY CERTAIN
5 SPECIFICALLY DESCRIBED TERRITORY ADJOINING AND CONTIGUOUS TO THE
6 CORPORATE LIMITS OF SAID CITY; DECLARING SAID TERRITORY AND THE
7 INHABITANTS THEREOF TO BE ANNEXED TO SAID CITY AND SUBJECT TO ALL DEBTS,
8 LAWS, ORDINANCES AND REGULATIONS IN FORCE IN SAID CITY; ORDERING A MAP
OR PLAT OF SAID DESCRIBED TERRITORY TO BE RECORDED IN THE OFFICE OF THE
COUNTY RECORDER OF THE COUNTY OF CLARK, STATE OF NEVADA; DESIGNATING
THE ZONING CLASSIFICATION(S) APPLICABLE TO SAID TERRITORY; PROVIDING FOR
OTHER MATTERS PROPERLY RELATING THERETO; AND REPEALING ALL ORDINANCES
AND PARTS OF ORDINANCES IN CONFLICT HEREWITH. (A-10-97(A))

9 Sponsored by:

10 Councilman Larry Brown

Summary: Annexes property described generally
as located on the north side of Whispering Sands
Drive between Cimarron Road and Durango
Drive.

11 The above and foregoing ordinance was first proposed and read by title to the City Council on the 22nd day of
September, 1997, and referred to the following committee composed of Councilmen Brown and Reese for
recommendation; thereafter the said committee reported favorably on said ordinance on the 27th day of
October, 1997, which was a regular meeting of said City Council; and that at said regular meeting the
proposed ordinance was read by title to the City Council as first introduced and adopted by the following
vote:

VOTING "AYE" Councilmen Adamsen, McDonald, Reese, and Brown

VOTING "NAY" NONE

EXCUSED Mayor Jones

COPIES OF THE COMPLETE ORDINANCE ARE AVAILABLE FOR PUBLIC INFORMATION IN THE
OFFICE OF THE CITY CLERK, 1ST FLOOR, 400 EAST STEWART AVENUE, LAS VEGAS, NEVADA.

NOTICE TO PUBLISH

Las Vegas, Nevada

Date: SEPTEMBER 29, 1997

TO: LAS VEGAS REVIEW-JOURNAL

FROM: CITY CLERK

SUBJECT: PUBLICATION OF BILL NO. 97-69 ANNEXATION A-10-97(A)

Please publish the attached LEGAL NOTICE

ON THE FOLLOWING DATES: THURSDAY, OCTOBER 9, 1997

and send me THREE copies of the Affidavit of Publication at your earliest convenience.

(No later than seven (7) days following final publication.)


ACTING CHIEF DEPUTY CITY CLERK

cc: Finance Department - Accounts Payable
City Attorney - (on Ordinances only)
Planning & Development
Front Desk
Minutes Folder

1 Bill No. 97-69

2 Ordinance No. _____

3 AN ORDINANCE EXTENDING THE CORPORATE LIMITS OF THE CITY OF LAS VEGAS,
4 NEVADA, TO INCLUDE WITHIN, ANNEX TO AND MAKE A PART OF SAID CITY CERTAIN
5 SPECIFICALLY DESCRIBED TERRITORY ADJOINING AND CONTIGUOUS TO THE
6 CORPORATE LIMITS OF SAID CITY; DECLARING SAID TERRITORY AND THE
7 INHABITANTS THEREOF TO BE ANNEXED TO SAID CITY AND SUBJECT TO ALL DEBTS,
8 LAWS, ORDINANCES AND REGULATIONS IN FORCE IN SAID CITY; ORDERING A MAP
OR PLAT OF SAID DESCRIBED TERRITORY TO BE RECORDED IN THE OFFICE OF THE
COUNTY RECORDER OF THE COUNTY OF CLARK, STATE OF NEVADA; DESIGNATING
THE ZONING CLASSIFICATION(S) APPLICABLE TO SAID TERRITORY; PROVIDING FOR
OTHER MATTERS PROPERLY RELATING THERETO; AND REPEALING ALL ORDINANCES
AND PARTS OF ORDINANCES IN CONFLICT HERewith. (A-10-97(A))

9 Sponsored by:

10 Councilman Larry Brown

Summary: Annexes property described generally
as located on the north side of Whispering Sands
Drive between Cimarron Road and Durango
Drive.

11

At a City Council meeting

SEPTEMBER 22, 1997

BILL NO.97-69 WAS READ BY TITLE
AND REFERRED TO RECOMMENDING COMMITTEE:

Councilmen Brown and Reese

COPIES OF THE COMPLETE BILL ARE AVAILABLE FOR PUBLIC INFORMATION IN THE OFFICE OF
THE CITY CLERK, 1ST FLOOR, CITY HALL, 400 EAST STEWART AVENUE, LAS VEGAS, NEVADA.

TO:
City Council

FROM: Bradford R. Jerbi
City Attorney

DRAFT

SUBJECT: Bill No. 97-
Annexation No. A-10-97(A)

PURPOSE/BACKGROUND

The proposed ordinance annexes certain real property located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive. The annexation is at the request of the property owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (November 7, 1997) is set by this ordinance.

The following is pertinent information:

Annexation No.:	A-10-97(A)
Property Located:	On the north side of Whispering Sands Drive between Cimarron Road and Durango Drive
Petitioned By:	Robert Cohen 3688 Las Vegas Boulevard South Las Vegas, Nevada 89109
Acreage:	Approximately 41.8 acres
Zoned:	R-E (County Zoning) U (PCD) (City Equivalent)

FISCAL IMPACT

NONE

RECOMMENDATIONS

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

DRAFT

Bill No. 97-

Ordinance No. _____

AN ORDINANCE EXTENDING THE CORPORATE LIMITS OF THE CITY OF LAS VEGAS, NEVADA, TO INCLUDE WITHIN, ANNEX TO AND MAKE A PART OF SAID CITY CERTAIN SPECIFICALLY DESCRIBED TERRITORY ADJOINING AND CONTIGUOUS TO THE CORPORATE LIMITS OF SAID CITY; DECLARING SAID TERRITORY AND THE INHABITANTS THEREOF TO BE ANNEXED TO SAID CITY AND SUBJECT TO ALL DEBTS, LAWS, ORDINANCES AND REGULATIONS IN FORCE IN SAID CITY; ORDERING A MAP OR PLAT OF SAID DESCRIBED TERRITORY TO BE RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF CLARK, STATE OF NEVADA; DESIGNATING THE ZONING CLASSIFICATION(S) APPLICABLE TO SAID TERRITORY; PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO; AND REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH. (A-10-97(A))

Sponsored by:

Councilman Larry Brown

Summary: Annexes property described generally as located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive.

THE CITY COUNCIL OF THE CITY OF LAS VEGAS DOES HEREBY ORDAIN
AS FOLLOWS:

SECTION 1: The corporate limits of the City of Las Vegas, Nevada, are hereby extended to include, annex to, and make a part of the City of Las Vegas, Nevada, the following described real property, to-wit:

The South Half (S ½) of the North Half (N ½) of the Northwest Quarter (NW ¼) of Section 16, Township 19 South, Range 60 East, M.D.M., in the County of Clark, State of Nevada.

SECTION 2: That said City Council has determined and does hereby determine, that said described territory meets the requirements provided by law for annexation to the City of Las Vegas for the following reasons:

- A. The area to be annexed was contiguous to the City's boundaries at the time the annexation proceedings were instituted;
- B. More than one-eighth (1/8) of the aggregate external boundaries of the area are contiguous to the City of Las Vegas;
- C. The territory proposed to be annexed is not included within the boundaries of another incorporated city or within the boundaries of any unincorporated town as those boundaries existed as of July 1, 1983;

1 D. The City of Las Vegas is eligible to annex the area described in this report
2 since the landowners have signed a petition constituting one hundred percent
3 (100%) of the owners of record of individual lots or parcels of land within the
4 annexation area.

5 SECTION 3: The City of Las Vegas will provide police protection through the Las
6 Vegas Metropolitan Police Department, fire protection, street maintenance, and library services
7 immediately upon annexation. Garbage collection by the company franchised by the City will also
8 be provided immediately. The City sanitary sewer system will serve the proposed annexation area.
9 Any connection to or extension of this sewer line to serve the annexation area shall be at the expense
10 of the landowners. Other services, such as participation in the City's recreational programs, special
11 education classes and programs, public works planning, building inspections, and other City services
12 will also be available immediately. Utilities such as gas, electricity, telephone, and water are provided
13 by private utility companies and other services to the area will not be affected by annexation. Street
14 paving, curbs and gutters, sidewalks and street lights which are not in place at the time of annexation
15 will be installed in the presently developed areas upon the request of the property owners and at their
16 expense by means of special assessment districts. Such improvements will be extended into the
17 undeveloped areas as development takes place and the need therefor arises, and will be located
18 according to the needs of the area at that time. Such installations will also be made at the expense of
19 the property owners, either by means of special assessment districts or as prerequisites to the approval
20 of subdivision plats, building permits or other land use or development applications.

21 SECTION 4: The annexation of said described territory shall become effective on the
22 7th day of November, 1997, and on such date the City of Las Vegas will have the funds appropriated
23 in sufficient amount to finance the extension into said described territory of police protection, fire
24 protection, street maintenance, street sweeping, and street lighting maintenance.

25 SECTION 5: Said described territory, together with the inhabitants and property
26 thereof, shall, from and after the 7th day of November, 1997, be subject to all debts, laws, ordinances
27 and regulations in force in the City of Las Vegas and shall be entitled to the same privileges and
28 benefits as other parts of said City, and shall be subject to municipal taxes levied by the City of Las

1 Vegas, Nevada.

2 SECTION 6: The City Engineer of the City of Las Vegas, Nevada, is hereby instructed
3 to cause to be prepared an accurate map or plat of said described territory and to record the same,
4 together with a certified copy of this ordinance in the office of the County Recorder of Clark County,
5 Nevada, which said recording shall be done prior to the 7th day of November, 1997.

6 SECTION 7: The said described territory, which heretofore has been zoned R-E
7 (County of Clark classification), is hereby classified as U (PCD) (City of Las Vegas classification),
8 which is deemed to be the City equivalent of said County classification.

9 SECTION 8: If any section, subsection, subdivision, paragraph, sentence, clause or
10 phrase in this ordinance or any part thereof, is for any reason held to be unconstitutional, or invalid
11 or ineffective by any court of competent jurisdiction, such decision shall not affect the validity or
12 effectiveness of the remaining portions of this ordinance or any part thereof. The City Council of the
13 City of Las Vegas hereby declares that it would have passed each section, subsection, subdivision,
14 paragraph, sentence, clause or phrase thereof irrespective of the fact that any one or more sections,
15 subsections, subdivisions, paragraphs, sentences, clauses or phrases be declared unconstitutional,
16 invalid or ineffective.

17 SECTION 9: All ordinances or parts of ordinances, sections, subsections, phrases,
18 sentences, clauses or paragraphs contained in the Municipal Code of the City of Las Vegas, Nevada,
19 1983 Edition, in conflict herewith are hereby repealed.

20 PASSED, ADOPTED and APPROVED this ____ day of _____, 1997.

21 APPROVED:

22
23 JAN LAVERTY JONES, Mayor

24 ATTEST:

25 BARBARA JO RONEMUS, City Clerk

26 APPROVED AS TO FORM:

27
28 _____
Date

VOTING "AYE": _____

VOTING "NAY": _____

ABSENT: _____

JAN LAVERTY JONES, Mayor

BARBARA JO RONEMUS, City Clerk

CITY OF LAS VEGAS
ORDINANCE REQUEST MEMORANDUM

AUGUST 20, 1997
DATE

TO: CITY MANAGER	FROM: ROBERT S. GENZER <i>RS</i> ACTING PLANNING MANAGER PLANNING & DEV. DEPT.
SUBJECT OF ORDINANCE: _____ A-10-97(A) - ROBERT COHEN _____ _____ _____	APPROVED TO FORWARD: _____ CITY MANAGER DATE: _____
SPONSOR: BROWN _____ DATE: _____	DATE TO CITY ATTORNEY: _____ DATE TO SUBMITTING DEPT: _____

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

Date

August 20, 1997

TO: Brad Jerbic, City Attorney	FROM: Robert S. Genzer, Acting Planning Manager Planning and Development Department
SUBJECT: Annexation A-10-97(A) Robert Cohen	COPIES TO: John L. Schlegel, Deputy Director Planning and Development Department

Please prepare an ordinance with an effective date of **November 7, 1997** for the subject annexation. This annexation is under the alternate annexation provision provided for by NRS 268.597. The annexation is at the request of the applicant.

The annexation area is generally located on the north side of Whispering Sands Drive between Cimarron road and Durango Drive, containing approximately 41.804 acres of land. The County zoning is R-E (Rural Estates). The City's zoning equivalent is U (Undeveloped) [PCD (Planned Community Development) General Plan Designation].

Please send us a copy of the ordinance when it is completed. It is requested that the first reading of this ordinance be scheduled for **September 22, 1997** with a final reading on the **October 27, 1997** City Council meeting.

RSG:TO'D:cc

Attachments

CITY OF LAS VEGAS
DEPARTMENT OF PUBLIC WORKS
RIGHT OF WAY DESIGN
LEGAL DESCRIPTION

A.P.N. 125-16-102- & 103- (490-010-)
Document No.

Vesting: ANNEXATION A-10-97 (A)

Section: S1/2, N1/2, NW1/4, SEC 16, T19S, R60E, MDM
Street/Subdivision:

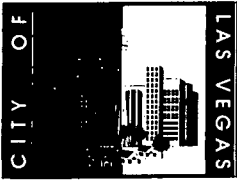
W.A. No./Project: WQ3335

Cogo File: A292 DISK 19 Set: 4 - 6
Requested eb Written bb Checked rr Proofread *rr-bb*
7-03-97 7-08-97 7-8-97

The South Half (S 1/2) of the North Half (N 1/2) of the Northwest Quarter (NW 1/4) of Section 16, Township 19 South, Range 60 East, M.D.M., in the County of Clark, State of Nevada.

The above described parcel of land contains an area of 41.804 acres, more or less.

PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108
Voice:
Administration 229-6353
Comp Planning 229-6022
Current Planning 229-6301
Permits & Inspections 229-6251

July 29, 1997

Mr. Robert Cohen
3688 Las Vegas Boulevard South
Las Vegas, Nevada 89109

RE: A-10-97(A) - ANNEXATION REQUEST

Dear Mr. Cohen:

Your petition of Annexation for property generally located north side of Whispering Sands Drive between Cimarron Road and Durango Drive, containing approximately 40.00 acres of land, Ward 4 (Brown), was considered by the Planning Commission on July 24, 1997.

The Planning Commission unanimously voted to recommend APPROVAL of your request.

This request will be forwarded to the City Council for consideration of adopting an ordinance to annex this land.

Very truly yours,

David Clapsaddle, Senior Planner
Current Planning Division

DC:cl

Mayor
Jan Lavery Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



PLANNING COMMISSION

MEETING OF

JULY 24, 1997

City of Las Vegas

AGENDA & MINUTES

Page 79

COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

ITEM

ACTION

A-34.

A-10-97(A) - ROBERT COHEN

Petition of Annexation for property generally located north side of Whispering Sands Drive between Cimarron Road and Durango Drive, containing approximately 40.00 acres of land.

Ward 4 (Brown)

STAFF RECOMMENDATION: APPROVAL

NOTICES MAILED: N/A

APPROVALS: 0

PROTESTS: 0

Buckley -

APPROVED ITEM NOS. A-1 THROUGH A-36, SUBJECT TO STAFF'S CONDITIONS.

Motion carried with Skaar abstaining on Item No. A-36. (Quinn excused)

CHAIRMAN GRIEGO stated this is a Consent item.

COMMISSIONER SKAAR said Item No. A-36 falls within her Neighborhood Association so she would abstain on that item.

(7:22-7:24) 1 - 564

- A-34. A-10-97(A) - ROBERT COHEN - Petition of Annexation for property generally located north side of Whispering Sands Drive between Cimarron Road and Durango Drive, containing approximately 40.00 acres of land, Ward 4 (Brown).

NOT A PUBLIC HEARING

APPLICATION REQUEST:

This request is to annex four vacant parcels containing approximately 40 acres. The parcel is bordered on the west, north and east property lines by existing City Limits and is within an area considered to be appropriate for annexation. The applicant has indicated the property will be proposed as a residential and commercial development.

FINDINGS:

The General Plan for the City of Las Vegas designates this site as PCD (Planned Community Development). The current County zoning for this property is R-E (Rural Estates). The City of Las Vegas equivalent is U (General Commercial).

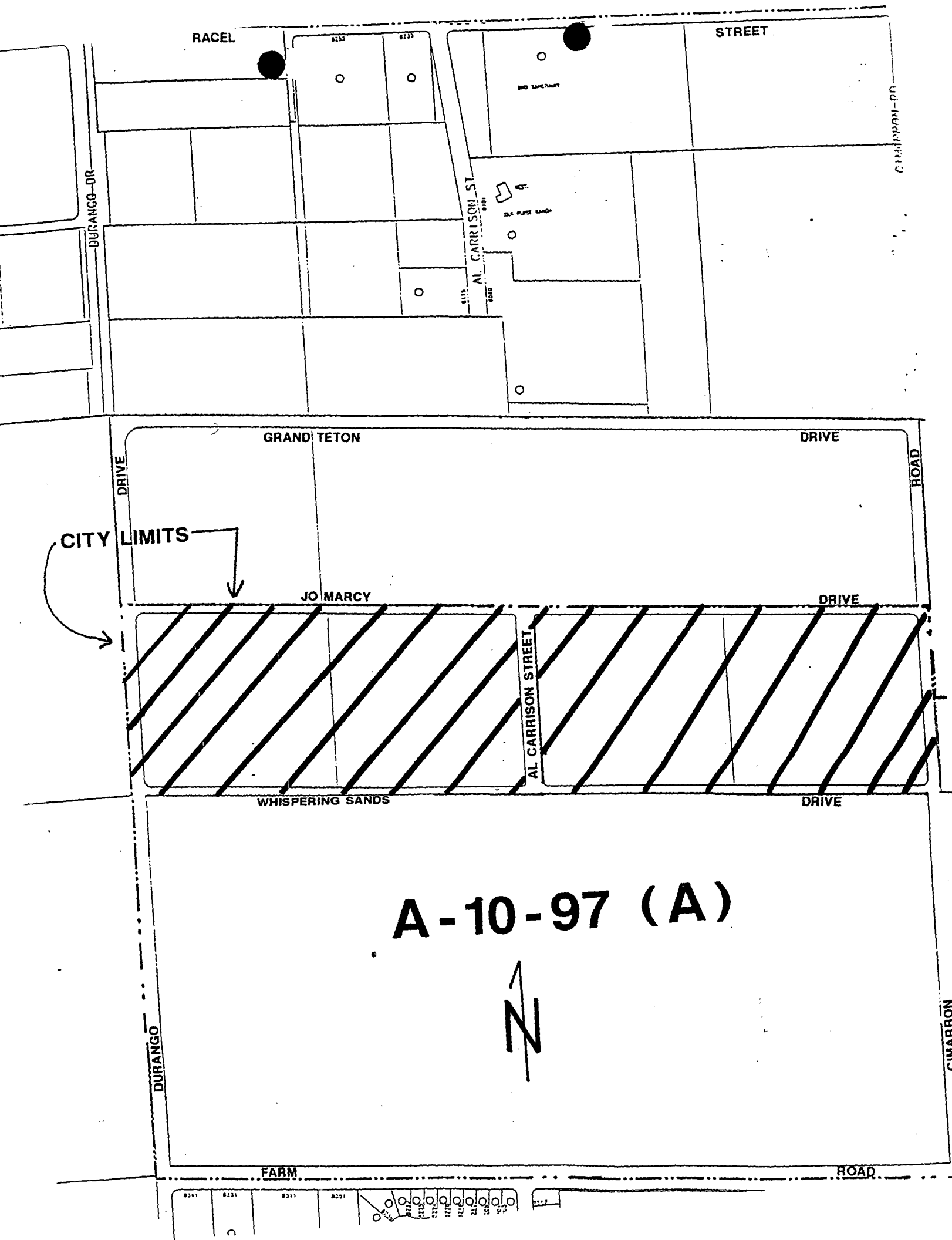
Upon development of this parcel, appropriate right-of-way dedications, street improvements, drainage plan/studies and traffic mitigation commitments will be required.

STAFF RECOMMENDATION: **APPROVAL**

NOTICES MAILED: N/A

APPROVALS: 0

PROTESTS: 0



PLANNING &
DEVELOPMENT



Development
Services Center

731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

Permits & 229-6251
Inspections

July 11, 1997

Mr. Robert Cohen
3688 Las Vegas Boulevard South
Las Vegas, Nevada 89109

RE: A-10-97(A) - ANNEXATION REQUEST

Dear Mr. Cohen:

Please be advised your request, as referred to above, will be considered by the City Planning Commission at its regular meeting on July 24, 1997. This meeting will be held at 7:00 P. M. in the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada.

A copy of staff's recommendations and any conditions related to your application may be obtained prior to the meeting from the Current Planning Division, Development Services Center, 731 South Fourth Street, or you may obtain this information by calling 229-6301.

The Planning Commission requires that you or your representative be present at this meeting.

Very truly yours,

David Clapsaddle, Senior Planner
Current Planning Division

DC:cl

Enclosure

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton





Department of Comprehensive Planning

Current Planning Division

Mission Statement: "To serve and protect the community by guiding development, enhancing the living environment, and promoting innovative ways to conserve natural resources."

Richard B. Holmes
Director

Bonnie Rinaldi
Assistant Director

Lucy A. Stewart
Assistant Director
Current Planning

Jeff Harris
Planning Manager
Advanced Planning

Lesa Coder
Planning Manager
Current Planning

Dennis Bechtel
Planning Manager
Nuclear Waste

July 16, 1997

Robert S. Genzer, Planning Supervisor
CITY OF LAS VEGAS
731 S. Fourth Street
Las Vegas, NV 89101

RE: ZL-0189-97
APN 125-16-102-001 & 002 125-16-103-001 & 002
A-10-97 (A)

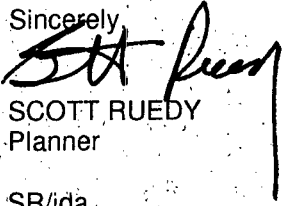
Dear Mr. Genzer:

The above-referenced parcels are located in the R-E (Rural Estates) zoning district.

The Current Planning Division is not aware of any violations of Clark County Code on this property. The process of obtaining land use applications and building permits, as well as the inspection procedure, is specifically designed to ensure compliance with Clark County Code in effect at the time of construction. If this process was successfully completed, we will treat the subject property as being in compliance with Clark County Code.

If we can be of any further assistance to you on this matter, please do not hesitate to contact our office.

Sincerely,


SCOTT RUEDY
Planner

SR/jda

COMMISSIONERS

YVONNE ATKINSON GATES, Chair • LORRAINE T. HUNT, Vice-Chair
ERIN KENNY • MARY J. KINCAID • LANCE M. MALONE • MYRNA WILLIAMS • BRUCE L. WOODBURY
DONALD L. "Pat" SHALMY, County Manager

MEMO

RECEIVED

DATE

7/15/97

TO:

PLANNING AND DEVELOPMENT DEPT.

Aug 15 4 09 PM '97

FROM:

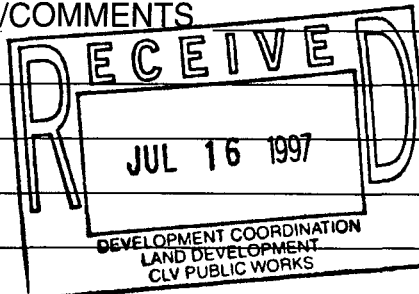
FIRE PREVENTION DIVISION

PLANNING AND
DEVELOPMENT

SUBJECT:

A-10-97 (A) ROBERT COHEN

1. ☒ NO OBJECTIONS.
2. ☐ SUBJECT TO CONDITIONS LISTED.
3. ☐ MUST BE CONSTRUCTED/INSTALLED TO CONFORM TO ALL APPLICABLE FIRE CODES, BUILDING CODES, CITY CODES, AND WHERE NECESSARY ANY STATE AND FEDERAL CODES.
4. ☐ FIRE HYDRANTS CAPABLE OF SUPPLYING THE REQUIRED FIRE FLOW SHALL BE IN SERVICE PRIOR TO ANY COMBUSTIBLE CONSTRUCTION.
5. ☐ WHERE NEW WATER MAINS ARE EXTENDED ALONG STREETS, WHERE HYDRANTS ARE NOT NEEDED FOR PROTECTION OF STRUCTURES, FIRE HYDRANTS SHALL BE SPACED AT MAXIMUM 1000 FOOT SPACING TO PROVIDE FOR TRANSPORTATION HAZARDS.
6. ☐ STREET ACCESS, FIRE LANES TO COMPLY WITH CITY STANDARDS WIDTHS, CUL-DE-SACS, AND RADIUS.
7. ☐ ELECTRICALLY CONTROLLED ACCESS GATES SHALL BE PROVIDED WITH AN APPROVED EMERGENCY VEHICLE DETECTOR/RECEIVER SYSTEM. SAID SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE CITY OF LAS VEGAS GUIDELINES FOR AUTOMATIC EMERGENCY VEHICLE ACCESS GATES.
8. ☐ ADDITIONAL CONDITIONS/COMMENTS



FIRE DEPARTMENT REPRESENTATIVE'S SIGNATURE

Original - Community Planning

Copy - Fire Prevention Division

SECRET
JUL 18 1983
SECRET

SECRET
JUL 18 1983
SECRET

CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM

DATE

July 8, 1997

TO:

Department of Planning & Development

FROM:

Richard D. Goecke, Director
Department of Public Works



SUBJECT:

Petition of Annexation
A-10-97(A)
Robert Cohen

(NEC of Durango Dr and Whispering Sands Dr)

COPIES TO:

John McNellis, Anderson, Edelman, Development Coordination
Ed Byrge, Right-of-Way
Chuck Turk/Dan Muirhead, Land Development
Rita Lumos, Survey (FM, PM, & A's only)
Gordon Derr, Traffic Engineering

COMMENTS:

We have no objection to the petition of annexation request for property generally located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive containing approximately 40.00 acres of land.

Upon development appropriate right-of-way dedications, street improvements, drainage plan/studies and traffic mitigation commitments will be required.

RECEIVED
JUL 9 11 48 AM '97
PLANNING AND
DEVELOPMENT

Ref 3435

RCVD JUL 02 '97 09:33 AM

REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM

FROM: PLANNING AND DEVELOPMENT DEPARTMENT		DATE: 6/27/97
TO:	FIRE SERVICES FIRE PREVENTION FIRE SERVICES ALARM OFFICE METROPOLITAN POLICE DEPARTMENT BUSINESS ACTIVITY GEOGRAPHIC INFORMATION SYSTEMS	JEFF DONAHUE MELANIE DOBOSH CARL FRUGE CONNIE WASHINGTON JERRY ROMERO
SUBJECT: PETITION OF ANNEXATION		
APPLICANT: ROBERT COHEN		
FILE NUMBER: A-10-97(A)		

Please provide your comments regarding the subject Annexation Petition for property generally located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, Assessor's Parcel Number 125-16-102-001 and 002, 125-16-102-001 and 002, containing approximately 40.00 acres of land, Ward .

In particular, we need to know if sewer and drainage, as well as other facilities, will be adequate to handle this proposed annexation. This petition for annexation will be heard at the July 24, 1997 Planning Commission meeting, so your comments would be appreciated as soon as possible.

PLEASE RETURN BY: July 9, 1997

PLANNING COMMISSION MEETING: July 24, 1997

ATTACHMENT:
Location map

No Comment

*Jim Kilbert
Alarm Office*

**REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM**

FROM: PLANNING AND DEVELOPMENT DEPARTMENT		DATE: 6/27/97
TO:	DEVELOPMENT COORDINATION ELECTRICAL SERVICES FLOOD CONTROL LAND DEVELOPMENT RIGHT-OF-WAY SANITARY SEWERS SURVEY TRAFFIC ENGINEERING CONSTRUCTION SERVICES	JOHN McNELLIS DONALD K. BEHUNIN RANDY FULTZ CHUCK TURK ED BYRGE DAVE McGONEGLE RITA LUMOS GLENN GRAYSON WALLY SIMPSON
SUBJECT:	PETITION OF ANNEXATION	
APPLICANT:	ROBERT COHEN	
FILE NUMBER:	A-10-97(A)	

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PLEASE RETURN TO JOHN McNELLIS BY: **July 9, 1997**

PLANNING COMMISSION MEETING: **July 24, 1997**

ATTACHMENT:

1. Right-of-way (Map, Petition, Deed)
2. All others (Map)

**REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM**

FROM: PLANNING AND DEVELOPMENT DEPARTMENT		DATE: 6/27/97
TO:	FIRE SERVICES FIRE PREVENTION FIRE SERVICES ALARM OFFICE METROPOLITAN POLICE DEPARTMENT TRAFFIC BUSINESS ACTIVITY GEOGRAPHIC INFORMATION SYSTEMS	JEFF DONAHUE MELANIE DOBOSH CARL FRUGE CONNIE WASHINGTON JERRY ROMERO
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PLEASE RETURN BY: **July 9, 1997**

PLANNING COMMISSION MEETING: **July 24, 1997**

ATTACHMENT:
Location map

INTER-OFFICE MEMORANDUM

June 27, 1997

TO: ED BYRGE
DEPARTMENT OF PUBLIC WORKS

FROM: PLANNING AND DEVELOPMENT
DEPARTMENT
THERESA O'DONNELL, DIRECTOR
ROBERT S. GENZER 
PLANNING SUPERVISOR

SUBJECT:
ANNEXATION - A-10-97(A)

REQUEST FOR LEGAL DESCRIPTION
AND ACCURATE MAP

COPIES TO:

The above referenced Annexation has been initiated at the request of the applicant; therefore, please provide a proper legal description and accurate map.

We would appreciate receiving this data as soon as possible in order to schedule this Annexation for first Ordinance reading.

JLS:RSG:cc

Attachment:: Petition
Deed
Location Map

PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108
Voice:
Administration 229-6353
Comp Planning 229-6022
Current Planning 229-6301
Permits & 229-6251
Inspections

June 27, 1997

ANNEXATION TRANSMITTAL

Mr. Daniel Sinagra
Assignment Coordinator
Current Planning Division
500 South Grand Central Parkway
PO Box 551744
Las Vegas, Nevada 89155-1744

RE: ANNEXATION A-10-97(A)

Dear Mr. Sinagra:

An annexation request has been submitted to the City of Las Vegas on property located on the north side of Whispering Sands Drive between Cimarron Road and Durango Drive, Assessor's Parcel Number 125-16-102-001 and 002, 125-16-102-001 and 002, containing approximately 40.00 acres of land.

Please advise us of the present zoning for this property, as well as any resolutions of intent that have been approved, giving the zoning case number and date of expiration.

Attached is a copy of the location map for your reference.

We would appreciate receiving this information at your earliest convenience as this item has been scheduled to be heard by the Planning Commission on July 24, 1997.

Very truly yours,

ROBERT S. GENZER
PLANNING SUPERVISOR

RSG:cl

Attachment: Location Map

Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



**REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM**

FROM: PLANNING AND DEVELOPMENT DEPARTMENT		DATE: 6/27/97
TO:	FIRE SERVICES FIRE PREVENTION FIRE SERVICES ALARM OFFICE METROPOLITAN POLICE DEPARTMENT TRAFFIC BUSINESS ACTIVITY GEOGRAPHIC INFORMATION SYSTEMS	JEFF DONAHUE MELANIE DOBOSH CARL FRUGE CONNIE WASHINGTON JERRY ROMERO
SUBJECT:	PETITION OF ANNEXATION	
APPLICANT:	ROBERT COHEN	
FILE NUMBER:	A-10-97(A)	

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Sis. [Signature]
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PLEASE RETURN BY: June 9, 1997

PLANNING COMMISSION MEETING: **July 24, 1997**

ATTACHMENT:
Location map

**REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM**

FROM: PLANNING AND DEVELOPMENT DEPARTMENT		DATE: 6/27/97		
TO:	<table style="width: 100%; border: none;"><tr><td style="width: 50%; vertical-align: top;">DEVELOPMENT COORDINATION ELECTRICAL SERVICES FLOOD CONTROL LAND DEVELOPMENT RIGHT-OF-WAY SANITARY SEWERS SURVEY TRAFFIC ENGINEERING CONSTRUCTION SERVICES</td><td style="width: 50%; vertical-align: top;">JOHN McNELLIS DONALD K. BEHUNIN RANDY FULTZ CHUCK TURK ED BYRGE DAVE McGONEGLE RITA LUMOS GLENN GRAYSON WALLY SIMPSON</td></tr></table>		DEVELOPMENT COORDINATION ELECTRICAL SERVICES FLOOD CONTROL LAND DEVELOPMENT RIGHT-OF-WAY SANITARY SEWERS SURVEY TRAFFIC ENGINEERING CONSTRUCTION SERVICES	JOHN McNELLIS DONALD K. BEHUNIN RANDY FULTZ CHUCK TURK ED BYRGE DAVE McGONEGLE RITA LUMOS GLENN GRAYSON WALLY SIMPSON
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SUBJECT: PETITION OF ANNEXATION				
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PLEASE RETURN TO JOHN McNELLIS BY: June 9, 1997

PLANNING COMMISSION MEETING: **July 24, 1997**

ATTACHMENT:

1. Right-of-way (Map, Petition, Deed)
2. All others (Map)

PLANNING &
DEVELOPMENT



Development
Services Center

731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

Permits & Inspections 229-6251

June 27, 1997

ANNEXATION TRANSMITTAL

Mr. Daniel Sinagra
Assignment Coordinator
Current Planning Division
500 South Grand Central Parkway
PO Box 551744
Las Vegas, Nevada 89155-1744

RE: ANNEXATION A-10-97(A)

Dear Mr. Sinagra:

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002, 125-16-103-001 & 002,

Please advise us of the present zoning for this property, as well as any resolutions of intent that have been approved, giving the zoning case number and date of expiration.

Attached is a copy of the location map for your reference.

We would appreciate receiving this information at your earliest convenience as this item has been scheduled to be heard by the Planning Commission on July 24, 1997.

Very truly yours,

ROBERT S. GENZER
PLANNING SUPERVISOR

RSG:cc

Attachment: Location Map

Mayor
Jan Lavery Jones

Councilmen
Arnie Adamsen
Matthew Q. Callister
Michael J. McDonald
Gary Reese

City Manager
Larry K. Barton



[A62693] Z O N I N G A C T I O N S (1 OF 3)] <ZACT1]
CASE [A [10 [97] -[A] BZA-CC-PC-SUM (BCPS) [P] MEETING DATE [07/24/97]
ITEM # [] ACCEPTED [06/23/9] PUBLIC HEARING [N] [AR]
EXISTING ZONES [] [] ROI-> []
[] [] ROI-> []
NEW ZONE [] [] [] [] []
A P P L I C A T I O N R E Q U E S T
[A-10-97 (A) - ROBERT COHEN - PETITION TO ANNEX PROPERTY GENERALLY LOCATED]
[ON THE NORTH SIDE OF WHISPERING SANDS DRIVE BETWEEN CIMARRON ROAD AND]
[DURANGO DRIVE, CONTAINING APPROXIMATELY 40 ACRES OF LAND - WARD 4 (BROWN)]
[]
[]
A P P L I C A N T PARCEL# [12516[102[001] MORE? [N]
[ROBERT COHEN] [COHEN ROBERT]
[3688 LAS VEGAS BOULEVARD SOUTH] [3688 LAS VEGAS BLVD S]
[LAS VEGAS NV 89109] [LAS VEGAS NV 89109]
[739-6066] []
[LAND DIVISION 48-85]
P R O P O S E D U S E [LOT 1]
[] []
[] []
[] []
<130200469706241997A 010A]
UPDATE [] NEW [] DELETE [] PRINT [] ZACT3 [] ZACT2 [] BACK []

[A62693] Z O N I N G A C T I O N S (2 OF 3)] <ZACT2]
CASE [A [10 [97] -[A] BZA-CC-PCOMM (BCP) [P] MEETING DATE [07/24/97]
ITEM # ACCEPTED 06/23/9 PUBLIC HEARING N]
A-10-97 (A) - ROBERT COHEN - PETITION TO ANNEX PROPERTY GENERALLY LOCATED
ON THE NORTH SIDE OF WHISPERING SANDS DRIVE BETWEEN CIMARRON ROAD AND
DURANGO DRIVE, CONTAINING APPROXIMATELY 40 ACRES OF LAND - WARD 4 (BROWN)

P R O P E R T Y L O C A T I O N

[]
[]
200 SCALE MAP# [G-16-1] SIZE [.00] ACRES #LOTS [0]
MAP NAME []
CC: [] SUBD: []
[] []
[] []
[] []
NOTICE: []
[]
COMMENTS: [APN'S: 125-16-102-001 & 002; 125-16-103-001 & 002]
[]
[]
<125107799706241997A 010A]
UPDATE [] PRINT [] ZACT3 [] ZACT1 [] BACK []



PLANNING AND DEVELOPMENT DEPARTMENT

APPLICATION/PETITION FORM (Must Be Printed or Typed)

Date: 6-13-97APPLICATION/PETITION FOR: ANNEXATION
(Type of Action Requested)

Project Address (Location): DURANGO & WHISPERING SPRINGS 001-002
 Proposed Use: RESIDENTIAL & COMMERCIAL Assessor's Parcel No.: 125-150-103 125-160-102-001
 Project Name: ANNEXATION Ward No.: 002
 Existing General Plan: _____ Sixteenth Section: _____ of the _____ of Section: _____ Township: _____ Range: _____
 Proposed General Plan: _____ Existing Zoning: COUNTY Proposed Zoning: CITY
 Gross Acres: 40 Lots/Units: _____ Density: _____ Commercial Sq. Ft.: _____
 Comments/Additional Information/Special Notification: ADJACENT TO CITY

APPLICANT INFORMATION:

Property Owner(s): ROBERT COHEN Contact: ROBERT COHEN
 Address: 3688 LAS VEGAS BLVD. SO - CENTER STRIP INN
 City: LAS VEGAS State: NEV Zip: 89109 Tel: 7396066 Fax: 7362521
 Applicant: ROBERT COHEN Contact: ROBERT COHEN
 Address: SAME
 City: _____ State: _____ Zip: _____ Tel: _____ Fax: _____
 Represented By: SAME Contact: _____
 Address: _____
 City: _____ State: _____ Zip: _____ Tel: _____ Fax: _____

SIGNATURE OF PROPERTY OWNER(S) OR AUTHORIZED AGENT
(SIGN AND PRINT OR TYPE NAME)Property Owner(s): Robert Cohen

Subscribed and sworn before me this _____ day of _____ 19 _____

Notary Public

FOR DEPARTMENT USE ONLY

Case No.: 4-10-97/AMeeting Date: 7/24/97Required Signs: N/AMap No.: G-16-1Total Fee(s): N/A

Receipt No.: _____

Date Accepted: 6/23/97Accepted By: [Signature]

970523.00831

Order No. N/AEscrow No. N/A

WHEN RECORDED, MAIL TO:
John R. Bailey, Esq.
Lionel Sawyer & Collins
1700 Bank of America Plaza
300 South Fourth Street
Las Vegas, Nevada 89101

Space above this line for recorder's use

GRANT, BARGAIN and SALE DEED
To reflect the true ownership of this real property, return this real property to its
lawful owner, and
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
PLATINUM EAGLE INVESTMENT, INC.

do(es) hereby GRANT, BARGAIN and SELL to ROBERT COHEN, an unmarried man

the real property situate in the County of Clark, State of
Nevada, described as follows:

THE SOUTH HALF OF THE FOLLOWING DESCRIBED PROPERTY:

The North Half of the Northwest Quarter of Section 16, Township 19 South, Range 60
East, MBD&M.

Excepting Therefrom the West 30 feet as conveyed to Clark County for road and
incidental purposes by Deed recorded January 15, 1952 as Document No. 379827 in
the County of Clark, Nevada records.

APN#125-16-102-001 and 002
APN#125-16-103-001 and 002

ALSO DESCRIBED AS

Land Division 48-85 Lots 1, 2, 3, and 4.

TOGETHER with all tenements, hereditaments and appurtenances, including
easements and water rights, if any, thereto belonging or appertaining,
and any reversions, remainders, rents, issues or profits thereof.
PLATINUM EAGLE INVESTMENT, INC.

Dated 5-21-97

BY: SP
SHAWN PATRICK SMITH LAMPMAN

ITS: MS

STATE OF NEVADA)
County of Clark) ss.

On May 21, 1997 personally
appeared before me, a Notary Public,
Shawn Patrick Smith Lampman

who acknowledged that he executed
the above instrument.

Betty Phillips
Notary Public

