

Planning & Development Department  
Scanning Cover Sheet

Case No

A-17-88 *A*

APN

N/A

Location

LONE MOUNTAIN RD & CIMARRON RD

Applicant

John Venteau and Calvin V. Thorton

Subject

Proposal for Annexation



CITY OF LAS VEGAS

Date

INTER-OFFICE MEMORANDUM

January 12, 1989

TO:

GEORGE OGILVIE  
CITY ATTORNEY

FROM:

HAROLD P. FOSTER, DIRECTOR  
DEPARTMENT OF COMMUNITY PLANNING  
AND DEVELOPMENT

SUBJECT:

ANNEXATION A-17-88(A)  
JOHN VENTEAU & CALVIN A. THOMPSON

COPIES TO:

Please take the necessary steps to remove the above referenced annexation from the first reading at the February 1, 1989 City Council agenda. The applicant will advise this office when this item is to be placed back on the agenda.

HPF:lm

## INTER-OFFICE MEMORANDUM

January 9, 1989

## TO:

Harold Foster, Director  
Community Planning

## FROM:

*George F. Ogilvie*  
George F. Ogilvie,  
City Attorney

## SUBJECT:

Ordinance Request - Annexation  
A-17-88(A)

## COPIES TO:

Val Steed

PLANNING AND  
JAN 10 1989  
DEVELOPMENT

This will acknowledge receipt of your ordinance request memorandum dated December 30, 1988, regarding the above subject. This request has been assigned to Val Steed and he should have it completed no later than January 20, 1989, to be placed on the February 1, 1989, City Council agenda. If the urgency of this matter requires an earlier answer, or if you have any questions, please feel free to contact him.

GFO/ph

LAW OFFICES

**JONES, JONES, CLOSE & BROWN**  
**CHARTERED**

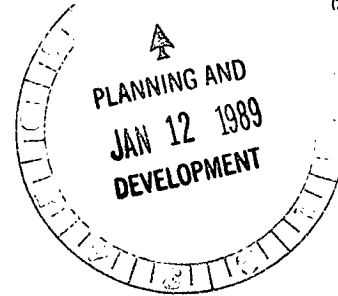
A PROFESSIONAL CORPORATION  
SEVENTH FLOOR - VALLEY BANK PLAZA  
300 SOUTH FOURTH STREET  
LAS VEGAS, NEVADA 89101-8026

TELEPHONE  
(702) 385-4202  
TELECOPIER  
(702) 384-2276  
(702) 383-0086

|                        |                     |
|------------------------|---------------------|
| CLIFFORD A. JONES      | WILLIAM A. PREZANT  |
| HERBERT M. JONES       | ROBERT D. MARTIN    |
| MELVIN D. CLOSE        | DOUGLAS M. COHEN    |
| JOSEPH W. BROWN        | JOHN E. LEACH       |
| GARY R. GOODHEART      | KEVIN R. STOLWORTHY |
| MICHAEL E. BUCKLEY     | BRIAN E. HOLTHUS    |
| WILL KEMP              | MICHAEL B. WIXOM    |
| KIRK R. HARRISON       | MARK LERNER         |
| DOUGLAS G. CROSBY      | RICHARD F. HOLLEY   |
| RICHARD F. JOST        | PATRICIA J. CURTIS  |
| J. RANDALL JONES       | PAUL A. LEMCKE      |
| CHARLES H. MCCREA, SR. | NIK SKRINJARIC      |

OF COUNSEL  
LYLE RIVERA

January 11, 1989



Department of Community Planning  
and Development  
400 East Stewart Avenue  
Las Vegas, Nevada 89101

Attention: Harold P. Foster, Director

Re: A-17-88 a petition for annexation

Dear Harold:

As you recall I directed a letter to your attention dated November 14, 1988 in regard to the above-captioned matter.

In that correspondence, I had suggested that the petition for annexation be delayed until approximately the middle of February 1989.

As there have been some further delays that have been brought to my attention, I would appreciate your leaving the matter off of the agenda until I get back in touch with you to request this being put on the agenda. At the present time, I am not sure when it would be expedient to have the matter come before the City Commissioners and, as it is getting close to the time when it will be necessary for you to put it on the agenda for the requested February date, I thought I would again correspond with you and let you know that it may not be ready for the hearing in the middle of February. I therefore request that it be further held until I notify you that it is ready for hearing.

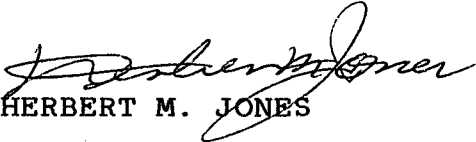
*DATES REQUESTED ARE OK. JONES  
WILL APPEAR AT 2ND READING & ADV  
FOR DATE OF EFFECTIVE DATE IF NEEDED.  
D [signature] 1/12 G 1/12*

Harold P. Foster, Director  
January 11, 1989  
Page 2

Thank you for any courtesy I may receive from you in this matter. I remain

Very truly yours,

JONES, JONES, CLOSE  
& BROWN, CHARTERED



HERBERT M. JONES

HMJ:dgf/0588B

cc: John Venteau

## AGENDA DOCUMENTATION

Date: January 10, 1989

TO:  
The City CouncilFROM: Val Steed *Val Steed*  
Deputy City AttorneySUBJECT: Bill No.  
Annexation No. A-17-88(A)PURPOSE/BACKGROUND

The proposed ordinance annexes certain real property located at the northwest corner of Lone Mountain Road and Cimarron Road. The annexation process has now been completed in accordance with the NRS and the final date of annexation ((March 10, 1989) is set by this ordinance.

The following is pertinent information:

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Annexation No.:   | A-17-88(A)                                                                                                    |
| Property Located: | At the northwest corner of Lone Mountain Road and Cimarron Road                                               |
| Petitioned By:    | John Venteau & Calvin V. Thornton<br>c/o Baughman & Turner, Inc.<br>2325 W. Charleston<br>Las Vegas, NV 89102 |
| Acreage:          | Approximately 26.7 acres                                                                                      |
| Zoned:            | R-E (County zoning)<br>R-E (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.

Agenda Item

Bill No.

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. (Annexation A-17-88(A))

Sponsored by:  
Mayor Ron Lurie

Summary: Annexes property described generally as located at the northwest corner of Lone Mountain Road and Cimarron Road.

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 Easterly 858 feet of the South Half ( $S\frac{1}{2}$ ) of the Southwest Quarter ( $SW\frac{1}{4}$ ) of Section 33, 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

1 included within the boundaries of another incor-  
2 porated city or within the boundaries of any unin-  
3 corporated town as those boundaries existed as of  
4 July 1, 1983;

5 D. The City of Las Vegas is eligible to annex the area  
6 described in this report since the landowners have  
7 signed a petition constituting one hundred percent  
8 (100%) of the owners of record of individual lots  
9 or parcels of land within the annexation area.

10 SECTION 3: The City of Las Vegas will provide police  
11 protection through the Las Vegas Metropolitan Police Department,  
12 fire protection, street maintenance, and library services imme-  
13 diately upon annexation. Garbage collection by the company  
14 franchised by the City will also be provided immediately. The  
15 City sanitary sewer system will serve the proposed annexation  
16 area. Any connection to or extension of this sewer line to serve  
17 the annexation area shall be at the expense of the landowners.  
18 Other services, such as participation in the City's recreational  
19 programs, special education classes and programs, public works  
20 planning, building inspections, and other City Hall services will  
21 also be available immediately. Utilities such as gas, electri-  
22 city, telephone, and water are provided by private utility com-  
23 panies and other services to the area will not be affected by  
24 annexation. Street paving, curbs and gutters, sidewalks and  
25 street lights which are not in place at the time of annexation  
26 will be installed in the presently developed areas upon the  
27 request of the property owners and at their expense by means of  
28 special assessment districts. Such improvements will be extended  
29 into the undeveloped areas as development takes place and the  
30 need therefor arises, and will be located according to the needs  
31 of the area at that time. Such installations will also be made  
32 at the expense of the property owners, either by means of special

1 assessment districts or as prerequisites to the approval of sub-  
2 division plats or the issuance of building permits, re-zonings,  
3 zone variances or special use permits.

4 SECTION 4: The annexation of said described territory  
5 shall become effective on the 10th day of March, 1989, and on  
6 such date the City of Las Vegas will have the funds appropriated  
7 in sufficient amount to finance the extension into said described  
8 territory of police protection, fire protection, street main-  
9 tenance, street sweeping, and street lighting maintenance.

10 SECTION 5: Said described territory, together with the  
11 inhabitants and property thereof, shall, from and after the 10th  
12 day of March, 1989, be subject to all debts, laws, ordinances and  
13 regulations in force in the City of Las Vegas and shall be  
14 entitled to the same privileges and benefits as other parts of  
15 said City, and shall be subject to municipal taxes levied by the  
16 City of Las Vegas, Nevada.

17 SECTION 6: The City Engineer of the City of Las Vegas,  
18 Nevada, is hereby instructed to cause to be prepared an accurate  
19 map or plat of said described territory and to record the same,  
20 together with a certified copy of this ordinance in the office of  
21 the County Recorder of Clark County, Nevada, which said recording  
22 shall be done prior to the 10th day of March, 1989.

23 SECTION 7: The said described territory, which hereto-  
24 fore has been zoned R-E (County of Clark classification), is  
25 hereby classified as R-E (City of Las Vegas classification),  
26 which is deemed to be the City equivalent of said County classi-  
27 fication.

28 SECTION 8: If any section, subsection, subdivision,  
29 paragraph, sentence, clause or phrase in this ordinance or any  
30 part thereof, is for any reason held to be unconstitutional, or  
31 invalid or ineffective by any court of competent jurisdiction,  
32 such decision shall not affect the validity or effectiveness of

1 the remaining portions of this ordinance or any part thereof.  
2 The City Council of the City of Las Vegas hereby declares that it  
3 would have passed each section, subsection, subdivision,  
4 paragraph, sentence, clause or phrase thereof irrespective of the  
5 fact that any one or more sections, subsections, subdivisions,  
6 paragraphs, sentences, clauses or phrases be declared unconstitu-  
7 tional, invalid or ineffective.

8 PASSED, ADOPTED and APPROVED this \_\_\_\_ day of  
9 \_\_\_\_\_, 1989.

10 APPROVED:

11  
12 By \_\_\_\_\_  
RON LURIE, Mayor

13 ATTEST:

14  
15 \_\_\_\_\_  
KATHLEEN M. TIGHE, City Clerk  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32

1 The above and foregoing ordinance was first proposed and read by  
2 title to the City Council on the \_\_\_\_ day of \_\_\_\_\_, 1989,  
3 and referred to the following committee composed of \_\_\_\_\_  
4 \_\_\_\_\_ and \_\_\_\_\_ for recommen-  
5 dation; thereafter the said committee reported favorably on said  
6 ordinance on the \_\_\_\_ day of \_\_\_\_\_, 1989, which was  
7 a \_\_\_\_\_ meeting of said Council; that at said  
8 \_\_\_\_\_ meeting, the proposed ordinance was read by  
9 title to the City Council as first introduced and adopted by the  
10 following vote:

11 VOTING "AYE": \_\_\_\_\_

12 VOTING "NAY": \_\_\_\_\_

13 ABSENT: \_\_\_\_\_

14

15 APPROVED:

16

17 By \_\_\_\_\_  
18 RON LURIE, Mayor

19 ATTEST:

20

21

22 KATHLEEN M. TIGHE, City Clerk

23

24

25

26

27

28

29

30

31

32

**CITY OF LAS VEGAS  
ORDINANCE REQUEST MEMORANDUM**

December 30, 1988  
DATE

|                                                                    |                                                                                         |
|--------------------------------------------------------------------|-----------------------------------------------------------------------------------------|
| TO: CITY MANAGER                                                   | FROM: HAROLD P. FOSTER, DIRECTOR<br>DEPARTMENT OF COMMUNITY PLANNING<br>AND DEVELOPMENT |
| SUBJECT OF ORDINANCE: A-17-88(A) JOHN VENTEAU & CALVIN A. THORNTON | APPROVED TO FORWARD: CITY MANAGER                                                       |
| SPONSOR:                                                           | DATE:                                                                                   |
| DATE:                                                              | DATE TO CITY ATTORNEY:<br>DATE TO SUBMITTING DEPT:                                      |

## INTER-OFFICE MEMORANDUM

December 30, 1988

## TO:

GEORGE OGILVIE  
CITY ATTORNEY

## FROM:

HAROLD P. FOSTER, DIRECTOR  
DEPARTMENT OF COMMUNITY PLANNING  
AND DEVELOPMENT

## SUBJECT:

ANNEXATION A-17-88(A)  
JOHN VENTEAU & CALVIN A. THORNTON

## COPIES TO:

ROBERT S. GENZER

Please prepare an ordinance with an effective date of March 10, 1989 for the subject annexation. This annexation is under the alternate annexation provision provided for by NRS 268.597. This annexation is at the request of the property owner who is contemplating the development of a subdivision on this parcel.

The annexation area is generally located at the northwest corner of Lone Mountain Road and Cimarron Road, containing approximately 26.7 acres of land. The County zoning is R-E. The City's equivalent will be R-E.

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 February 1, 1989 with a final reading on March 1, 1989 City Council meetings.

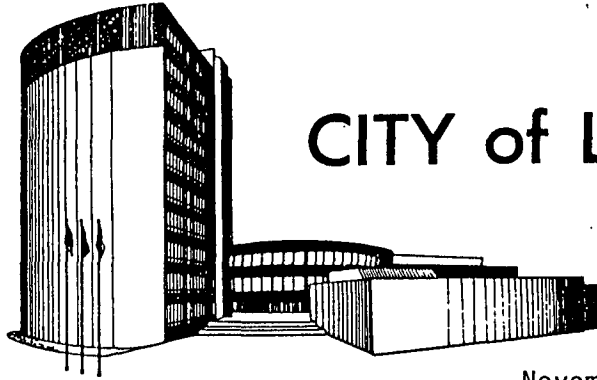
HPF:lm

Attachment

MAYOR RON LURIE

COUNCILMEN  
BOB NOLEN  
W. WAYNE BUNKER  
STEVE MILLER  
ARNIE ADAMSEN

CITY MANAGER  
ASHLEY HALL



# CITY of LAS VEGAS

November 18, 1988

Messrs. John Venteau and Calvin V. Thornton  
c/o Baughman & Turner  
2325 W. Charleston Boulevard  
Las Vegas, Nevada 89102

RE: A-17-88(A) - PETITION OF ANNEXATION

Gentlemen:

Your Petition for Annexation of property located on the northwest corner of Lone Mountain Road and Cimarron Road, containing approximately 26.7 acres, was considered by the Planning Commission on November 10, 1988.

The Planning Commission unanimously voted to recommend APPROVAL.

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

Sincerely,

DEPARTMENT OF COMMUNITY PLANNING  
AND DEVELOPMENT

HAROLD P. FOSTER, DIRECTOR

HPF:erh



# AGENDA

*City of Las Vegas*

November 10, 1988

## PLANNING COMMISSION

Page 14

COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6301

ITEM

COMMISSION ACTION

\*10. ANNEXATION - A-17-88(A)

Applicant: JOHN VENEAU AND CALVIN  
V. THORNTON  
Application: Petition of Annexation  
Location: Northwest corner of Lone  
Mountain Road and Cimarron  
Road  
Size: 26.7± Acres

STAFF RECOMMENDATION: APPROVAL

PROTESTS; N/A

Hudgens -  
APPROVED, subject to staff's  
conditions.  
Unanimous  
(Bugbee excused)

CHAIRMAN JOHNSTON stated this  
is a consent item.

MAYOR RON LURIE

COUNCILMEN  
BOB NOLEN  
W. WAYNE BUNKER  
STEVE MILLER  
ARNIE ADAMSEN

CITY MANAGER  
ASHLEY HALL



# CITY of LAS VEGAS

October 28, 1988

John Venteau and Calvin V. Thornton  
c/o Baughman & Turner  
2325 W. Charleston Boulevard  
Las Vegas, Nevada 89102

RE: A-17-88(A) - PETITION OF ANNEXATION

Dear Applicant:

Please be advised your request, as referred to above, will be considered by the City Planning Commission at its regular meeting on November 10, 1988. This meeting will be held at 7:30 P.M. in the Council Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada.

A copy of Staff's recommendations and any conditions related to your application may be obtained on the day of the meeting from the Department of Community Planning and Development, Second Floor, City Hall, or you may obtain this information by telephone on the day of the meeting by calling 386-6301.

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

Sincerely,

DEPARTMENT OF COMMUNITY PLANNING  
AND DEVELOPMENT

HAROLD P. FOSTER, DIRECTOR

HPF:erh

Enclosure



TO: COMMUNITY PLANNING AND DEVELOPMENT

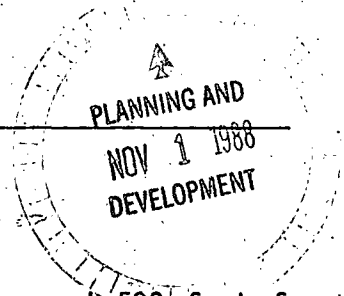
FROM: FIRE PREVENTION DIVISION *Ed [Signature]*

SUBJECT:

*A-17-88 (A)*

DATE:

*10/28/88*



- Fire hydrants are to be installed with spacing not to exceed 500 feet for commercial buildings (including multi-family housing developments) and 600 feet for residential developments.
- Fire hydrants shall be installed in accordance with City of Las Vegas Ordinance #3318 and the Las Vegas Valley Water District Standard Plate #7.
- Hydrants are required to be in service prior to any combustible construction or on-site storage of combustibles.
- Fire Department access shall be provided to within 150 feet of all building areas.
- All Fire Department access roadways shall be at least 20 feet unobstructed width and a minimum of 13 feet 6 inches vertical clearance.
- Large multi-family residential developments shall be provided with at least two (2) remote means of fire apparatus access.
- All access roadways of 32 feet or less in width shall be designated as a fire lane with red curbs and approved signs spaced at 40 feet on centers. Additional requirements will be noted upon civil drawing submittal.
- An approved turn around shall be provided for all dead end fire lanes in excess of 150 feet.
- Cul de Sacs shall have a turning radius of at least 40 feet 6 inches to back of curb.
- Crash gates shall be a minimum of 20 feet in width. Crash gates shall be over an all weather road surface. Any chain or lock used to secure crash gates shall be no larger than 3/8 of an inch in diameter.
- Determine the required fire flow in accordance with the 1974 I.S.O. Guide. Submit fire flow and building data with civil drawings. The required fire flow shall be available to within 500 feet of all building areas. On-site water availability shall be based on the required fire flow and peak demands of domestic and irrigation water.
- All work must comply with the 1985 Uniform Fire Code and City Ordinance #3318.
- New private street names shall be approved by the Fire Department Communications office.

*No OBJECTIONS*

*K with  
Schedule effective  
date of Ord. accordingly*

LAW OFFICES

**JONES, JONES, CLOSE & BROWN**  
CHARTERED

A PROFESSIONAL CORPORATION

SEVENTH FLOOR - VALLEY BANK PLAZA

300 SOUTH FOURTH STREET

LAS VEGAS, NEVADA 89101-6026

TELEPHONE  
(702) 385-4202  
TELECOPIER  
(702) 384-2276  
(702) 383-0886

|                    |                        |
|--------------------|------------------------|
| CLIFFORD A. JONES  | CHARLES H. MCCREA, SR. |
| HERBERT M. JONES   | WILLIAM A. PREZANT     |
| MELVIN D. CLOSE    | ROBERT D. MARTIN       |
| JOSEPH W. BROWN    | DOUGLAS M. COHEN       |
| GARY R. GOODHEART  | JOHN E. LEACH          |
| MICHAEL E. BUCKLEY | KEVIN R. STOLWORTHY    |
| WILL KEMP          | BRIAN E. HOLTHUS       |
| KIRK R. HARRISON   | MICHAEL B. WIXOM       |
| DOUGLAS G. CROSBY  | MARK LERNER            |
| RICHARD F. JOST    | RICHARD F. HOLLEY      |
| J. RANDALL JONES   | PATRICIA J. CURTIS     |

OF COUNSEL  
LYLE RIVERA

November 14, 1988

Department of Community Planning  
and Development  
401 So. Fourth St., 2nd Flr.  
Las Vegas, NV 89101

Attention: Harold P. Foster,  
Director

Re: A-17-88(a) PETITION FOR ANNEXATION

Dear Harold:

Pursuant to my telephone conversation with you in regard to the above-captioned petition for annexation, I wish to make the following request.

Harold, I had a discussion with the engineer who prepared the Petition for Annexation and he has informed me that it would be desirous for the annexation to be delayed until approximately the middle of February 1989. Based on his recommendation, I respectfully request that the hearing on the ordinance be processed in such a manner that the annexation become final around the middle of February.

I will keep in contact with you in regard to this matter so that if there is any reason for trying to expedite it earlier than the middle of February, I will let you know.

Thank you very much for any consideration you may give me in regard to this matter. I remain

Very truly yours,

JONES, JONES, CLOSE  
& BROWN, CHARTERED

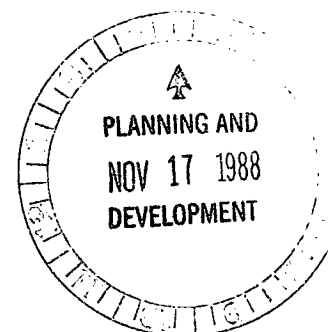
*Herbert M. Jones*  
HERBERT M. JONES

RENO OFFICE: 1 EAST LIBERTY, SUITE 614 • RENO, NEVADA 89501-2110

HMJ:dgf/0505B

TELEPHONE (702) 348-0880 TELECOPIER (702) 786-1354

cc: John Venteau



## INTER-OFFICE MEMORANDUM

Date

October 28, 1988

TO:

COMMUNITY PLANNING AND DEVELOPMENT

FROM:

PUBLIC WORKS  
SURVEY DIVISION

SUBJECT:

John Vonteau, Etal  
A-17-88(A)

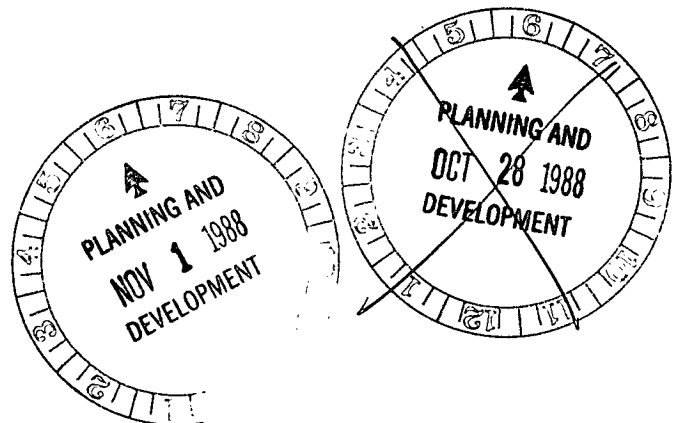
COPIES TO:

City Engineer  
Engineering Planning  
Land Development  
Survey

This Division will have no objections to the approval of the subject petition.

*C.D. Peterson*  
C.D. Peterson, R.L.S.

CDP:ld

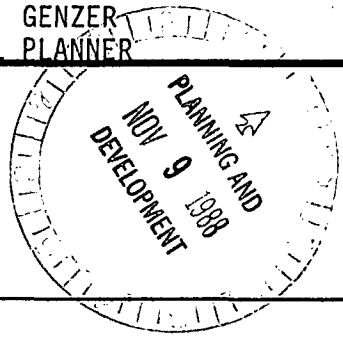


CITY OF LAS VEGAS

Date

INTER-OFFICE MEMORANDUM

October 18, 1988

|                                                                                                                                                                                                   |                                                                                                                                                |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>TO:</b><br>PUBLIC WORKS (ED BYRGE)<br>FIRE SERVICES ( RICK LAZENBY)<br>FIRE SERVICES, ALARM OFFICE (ANN VILBERT)<br>METROPOLITAN POLICE DEPT. (TRAFFIC)<br>ELECTRICAL SERVICES (GEORGE FERRIS) | <b>FROM:</b><br>DEPARTMENT OF COMMUNITY PLANNING<br>AND DEVELOPMENT<br>HAROLD P. FOSTER, DIRECTOR<br><br>ROBERT S. GENZER<br>PRINCIPAL PLANNER |
| <b>SUBJECT:</b><br><br>ANNEXATION -     A-17-88(A)<br><br>SUBMITTED BY -   JOHN VENTEAU AND CALVIN V.<br>THORNTON                                                                                 | <b>COPIES TO:</b><br><br>                                   |

Please provide your comments regarding the subject Annexation Petition for property generally located:  
northwest corner of Lone Mountain Road and Cimarron Road

containing approximately 26.7     acres of land.

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 November 10, 1988 Planning Commission meeting, so your comments would be appreciated as soon as possible.

Attached is a map for your reference.

*No Comment*

HPF:RSG:gm

Attachments:  
Location Map

Public Works:  
Location Map  
Deed  
Petition

*Ann Vilbert*  
*Fire Alarm Office*  
*11-9-88*

## INTER-OFFICE MEMORANDUM

October 18, 1988

|                                                                                   |                                                                                                                                                |
|-----------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>TO:</b> ED BYRGE<br>DEPARTMENT OF PUBLIC WORKS (4TH FLOOR)                     | <b>FROM:</b> DEPARTMENT OF COMMUNITY PLANNING<br>AND DEVELOPMENT<br>HAROLD P. FOSTER, DIRECTOR<br><br>6✓ ROBERT S. GENZER<br>PRINCIPAL PLANNER |
| <b>SUBJECT:</b><br>ANNEXATION - A-17-88(A)<br>JOHN VENTEAU AND CALVIN V. THORNTON | <b>COPIES TO:</b>                                                                                                                              |

Please check the attached survey map provided by the applicant for accuracy and that it is in proper form for recording.

Please provide a proper legal description for the above referenced annexation.

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

HPF:RSG:

Attachment: Survey Map (2 copies)

No. 88-10-29

**CITY OF LAS VEGAS  
DEPARTMENT OF PUBLIC WORKS**

**RIGHT OF WAY  
LEGAL DESCRIPTION**

Tax Parcel No. \_\_\_\_\_

Document No. \_\_\_\_\_

Vesting A-17-88(A)

Section SW 1/4, Sec. 33, T.19S., R.60E., M.D.M.

Street/Subdivision \_\_\_\_\_

Requested eb

Written bb  
10-26-88

Checked jd  
10-26-88

Proofread bb & jd

The Easterly 858 feet of the South Half (S 1/2) of the Southwest Quarter (SW 1/4) of Section 33, Township 19, Range 60 East, M.D.M., in the County of Clark, State of Nevada.

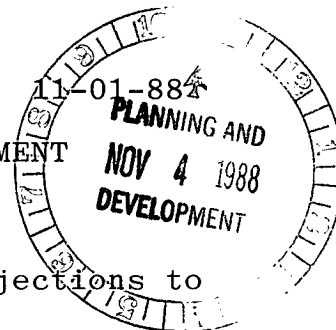
LAS VEGAS METROPOLITAN POLICE DEPARTMENT

MEMORANDUM

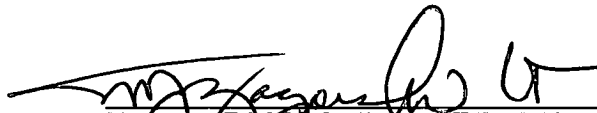
Date: 11-01-88

To : ROBERT GENZER - COMMUNITY PLANNING & DEVELOPMENT

Subject : ANNEXATION - A-17-88(A)



Please be advised, this Department has no objections to the above.

  
M. J. ZAGORSKI, LIEUTENANT  
SPECIAL OPERATIONS BUREAU  
TRAFFIC SECTION

MJZ:cs

## INTER-OFFICE MEMORANDUM

October 18, 1988

|                                                                                                                                                                                                   |                                                                                                                                                |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>TO:</b><br>PUBLIC WORKS (ED BYRGE)<br>FIRE SERVICES ( RICK LAZENBY)<br>FIRE SERVICES, ALARM OFFICE (ANN VILBERT)<br>METROPOLITAN POLICE DEPT. (TRAFFIC)<br>ELECTRICAL SERVICES (GEORGE FERRIS) | <b>FROM:</b><br>DEPARTMENT OF COMMUNITY PLANNING<br>AND DEVELOPMENT<br>HAROLD P. FOSTER, DIRECTOR<br><br>ROBERT S. GENZER<br>PRINCIPAL PLANNER |
| <b>SUBJECT:</b><br><br>ANNEXATION -     A-17-88(A)<br><br>SUBMITTED BY -   JOHN VENTEAU AND CALVIN V.<br>THORNTON                                                                                 | <b>COPIES TO:</b>                                                                                                                              |

Please provide your comments regarding the subject Annexation Petition for property generally located:

northwest corner of Lone Mountain Road and Cimarron Road

containing approximately 26.7 acres of land.

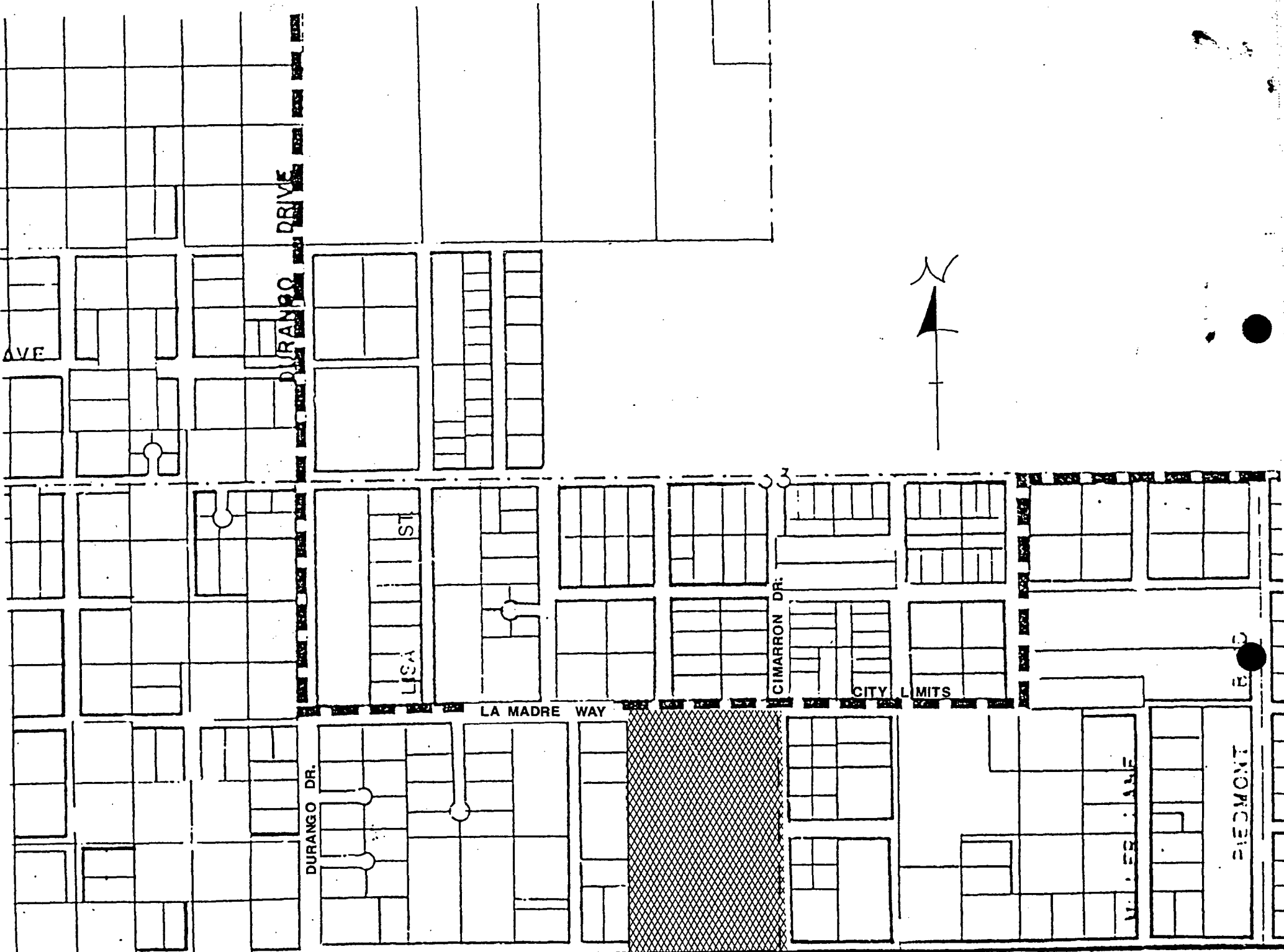
In particular, we need to know if sewer and drainage, as well as other facilities, will be adequate to handle this proposed annexation. This petition for annexation will be heard at the November 10, 1988 Planning Commission meeting, so your comments would be appreciated as soon as possible.

Attached is a map for your reference.

HPF:RSG:gm

Attachments:  
Location Map

Public Works:  
Location Map  
Deed  
Petition

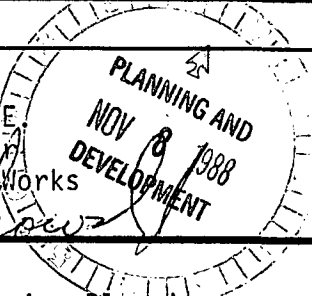


LONE MOUNTAIN RD.

← A-17-RR(A)

INTER-OFFICE MEMORANDUM

November 7, 1988

|                                                                                                     |                                                                                                                                                                                            |
|-----------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>TO:</b><br><br>Harold P. Foster, Director<br>Department of Community Planning<br>and Development | <b>FROM:</b><br><br>Charles Kajkowski, P.E.<br>City Planning Engineer<br>Department of Public Works<br> |
| <b>SUBJECT:</b> COMMENTS RE:<br><br>A-17-88(A)<br>Venteau Thornton                                  | <b>COPIES TO:</b><br><br>John McNellis, Engineering Planning<br>Chuck Turk, Land Development<br>Nancy Miller, Right-of-Way<br>Doug Peterson, Survey (FM, PM & A's only)                    |

- 1. No objections to annexation.
- 2. Prior to development rights-of-way will be required.
- 3. Upon development off-site improvements will be required.



Department of  
Comprehensive Planning

Zoning Division

PUBLIC SERVICES BUILDING  
401 SOUTH FOURTH STREET  
LAS VEGAS, NEVADA 89101  
(702) 455-4314

October 28, 1988

Mr. Robert Genzer  
Community Planning & Development  
400 E. Stewart  
Las Vegas, NV 89101

RE: A-17-88(A)

Dear Mr. Genzer:

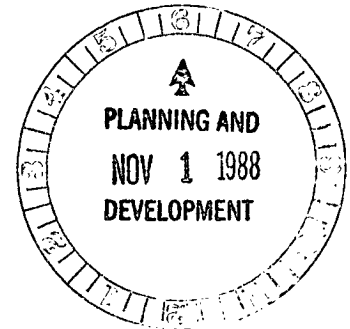
This is to verify that the above-referenced annexation area is presently zoned R-E (Rural Estates Residential) District. At this time there are no applications for rezoning.

Sincerely,

A handwritten signature in cursive script that reads 'Joyce Avery'.

JOYCE AVERY  
Sr. Zoning Specialist

JA/km



## INTER-OFFICE MEMORANDUM

October 18, 1988

|                                                                                                                                                                                                   |                                                                                                                                                |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>TO:</b><br>PUBLIC WORKS (ED BYRGE)<br>FIRE SERVICES ( RICK LAZENBY)<br>FIRE SERVICES, ALARM OFFICE (ANN VILBERT)<br>METROPOLITAN POLICE DEPT. (TRAFFIC)<br>ELECTRICAL SERVICES (GEORGE FERRIS) | <b>FROM:</b><br>DEPARTMENT OF COMMUNITY PLANNING<br>AND DEVELOPMENT<br>HAROLD P. FOSTER, DIRECTOR<br><br>ROBERT S. GENZER<br>PRINCIPAL PLANNER |
| <b>SUBJECT:</b><br><br>ANNEXATION -     A-17-88(A)<br><br>SUBMITTED BY - JOHN VENTEAU AND CALVIN V.<br>THORNTON                                                                                   | <b>COPIES TO:</b>                                                                                                                              |

Please provide your comments regarding the subject Annexation Petition for property generally located:

northwest corner of Lone Mountain Road and Cimarron Road

containing approximately 26.7     acres of land.

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 November 10, 1988 Planning Commission meeting, so your comments would be appreciated as soon as possible.

Attached is a map for your reference.

HPF:RSG:gm

Attachments:  
Location Map

Public Works:  
Location Map  
Deed  
Petition

## INTER-OFFICE MEMORANDUM

October 18, 1988

TO: ED BYRGE  
DEPARTMENT OF PUBLIC WORKS (4TH FLOOR)

FROM: DEPARTMENT OF COMMUNITY PLANNING  
AND DEVELOPMENT  
HAROLD P. FOSTER, DIRECTOR

GV ROBERT S. GENZER  
PRINCIPAL PLANNER

SUBJECT: ANNEXATION - A-17-88(A)  
JOHN VENTEAU AND CALVIN V. THORNTON

COPIES TO:

Please check the attached survey map provided by the applicant for accuracy and that it is in proper form for recording.

Please provide a proper legal description for the above referenced annexation.

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

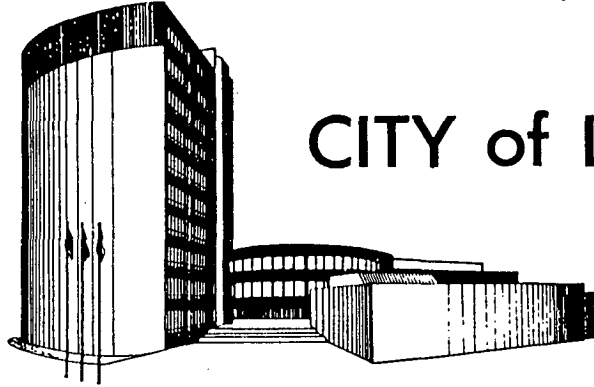
HPF:RSG:

Attachment: Survey Map (2 copies)

MAYOR RON LURIE

COUNCILMEN  
BOB NOLEN  
W. WAYNE BUNKER  
STEVE MILLER  
ARNIE ADAMSEN

CITY MANAGER  
ASHLEY HALL



# CITY of LAS VEGAS

## ANNEXATION TRANSMITTAL

Mr. Greg Borgel, Zoning Coordinator  
Clark County Department of  
Building and Zoning  
401 South Fourth Street  
Las Vegas, Nevada 89101

RE: ANNEXATION A-17-88(A)

Dear Mr. Borgel:

An annexation request has been submitted to the City of Las Vegas on property generally located at the northwest corner of Lone Mountain Road and Cimarron Road.

containing approximately 26.7 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.

Sincerely,

DEPARTMENT OF COMMUNITY PLANNING  
AND DEVELOPMENT  
HAROLD P. FOSTER, DIRECTOR

ROBERT S. GENZER  
PRINCIPAL PLANNER

HPF:RSG:gm

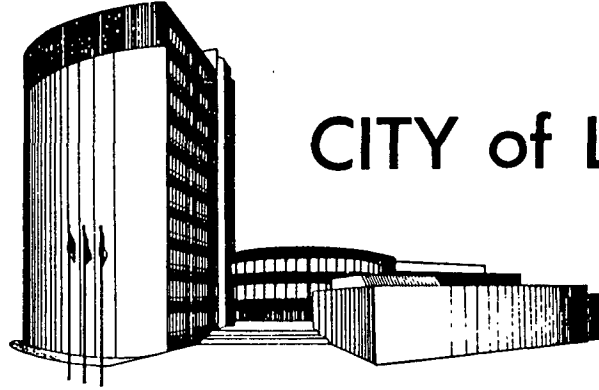
Attachment: Location Map



MAYOR RON LURIE

COUNCILMEN  
BOB NOLEN  
W. WAYNE BUNKER  
STEVE MILLER  
ARNIE ADAMSEN

CITY MANAGER  
ASHLEY HALL



# CITY of LAS VEGAS

October 18, 1988

Susan French Neiry  
Clark County Comprehensive Planning  
Bridger Building, 7th Floor  
225 Bridger Avenue  
Las Vegas, Nevada 89155

RE: ANNEXATION A-17-88(A)

Dear Ms. Neiry:

Attached is a location map for a new annexation request, A-17-88(A) submitted by John Venteau and Calvin V. Thornton.

We are forwarding this for your information only, as per your request.

Sincerely,

DEPARTMENT OF COMMUNITY PLANNING  
AND DEVELOPMENT  
HAROLD P. FOSTER, DIRECTOR

ROBERT S. GENZER  
PRINCIPAL PLANNER

HPF:RSG:gm

Attachment: Location Map

cc: Karen Larson  
Town Services Office



PETITION FOR ANNEXATION

RECEIVED

OCT 25 11 41 AM '88

TO THE HONORABLE RON LURIE  
MAYOR OF THE CITY OF LAS VEGAS, NEVADA

and

BOARD OF COUNCILMEN OF THE CITY OF LAS VEGAS, NEVADA

CITY CLERK

*Sandi R. LeBrey*

Gentlemen:

The undersigned, being owners of real property situate within the boundaries of the territory hereinafter described, do hereby petition your honorable Board to annex and include within the corporate limits of the City of Las Vegas, Nevada, pursuant to the provisions of the Nevada Revised Statutes 268.570-268.608 inclusive, the territory being more particularly described as follows: to-wit:

SEE ATTACHED QUITCLAIM DEED

NO. OF ACRES TO BE ANNEXED: 26.7 acres

GENERAL LOCATION OF ANNEXATION AREA: the west side of Cimarron Street  
between Lone Mountain Road and La Madre Avenue.

Respectfully submitted,

NAME (Print)

SIGNATURE:

John Venteau

*Calvin V. Thouten*  
*John Venteau*

c/o Baughman & Turner, Inc.  
ADDRESS: 2325 W. Charleston

TELEPHONE #: 870-8771

Las Vegas, NV 89102

\*\*Additional property owners may sign on an attached sheet.

A copy of the Deed of Ownership is required.

HAN:jk

500-740-001

A-17-88(A)

Order No. \_\_\_\_\_

Escrow No. \_\_\_\_\_

WHEN RECORDED, MAIL TO:

R.P.T.T. EXEMPT #3

Space above this line for recorder's use

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is acknowledged,

JOHN VENTEAU, an unmarried man

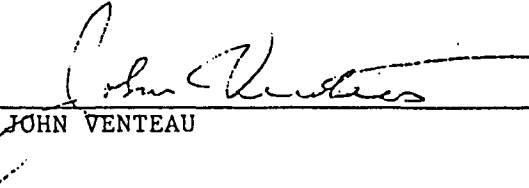
do(es) hereby RELEASE AND FOREVER QUITCLAIM to

JOHN VENTEAU, an unmarried man as to an undivided 2/3 interest and CALVIN V. THORNTON,  
an unmarried man as to an undivided 1/3 interest

all the right, title, and interest of the undersigned in and to the real  
property situate in the County of Clark, State of Nevada,  
described as follows:

The Easterly 858 Feet of the South half (S $\frac{1}{2}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ) of Section  
33, Township 19 South, Range 60 East, M.D.B. & M.

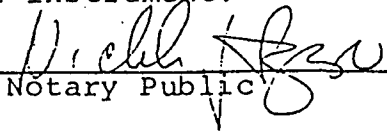
Dated April 27, 1988.

  
JOHN VENTEAU

STATE OF ~~NEVADA~~, )  
County of Nassau ) : ss.

On John Venteau personally  
appeared before me, a Notary Public,  
John Venteau

who acknowledged that he executed  
the above instrument.

  
Notary Public

NICHOLAS J. IZZO  
Notary Public, State of New York  
No. 30-4781758  
Qualified in Nassau County  
Commission Expires Feb. 28, 1990

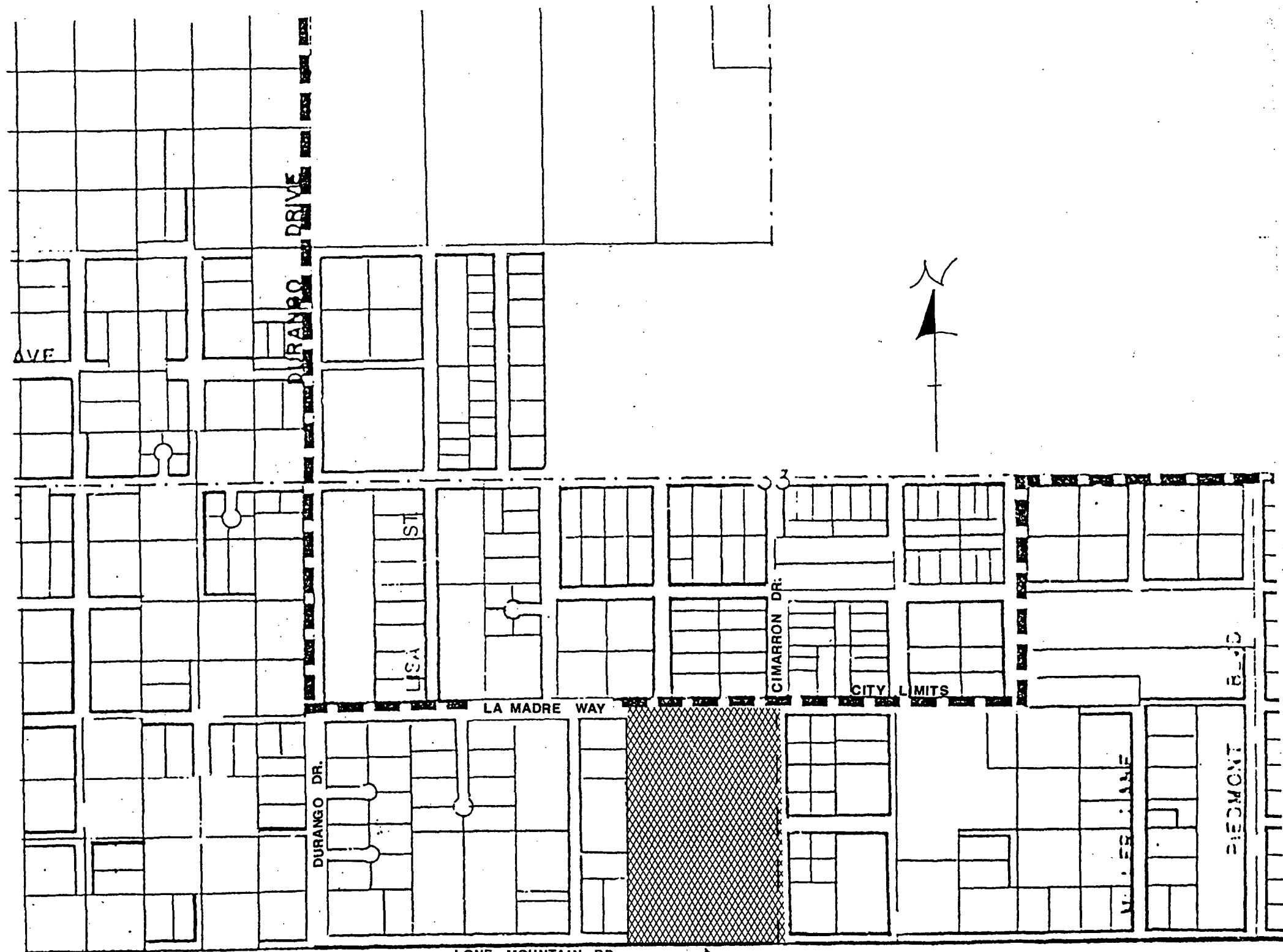
CLARK COUNTY, NEVADA  
JOAN L. SWIFT, RECORDER  
RECORDED AT REQUEST OF:

J VENTEAU

05-03-88 09:07 VS1 1  
BOOK: 880503 INST: 00319

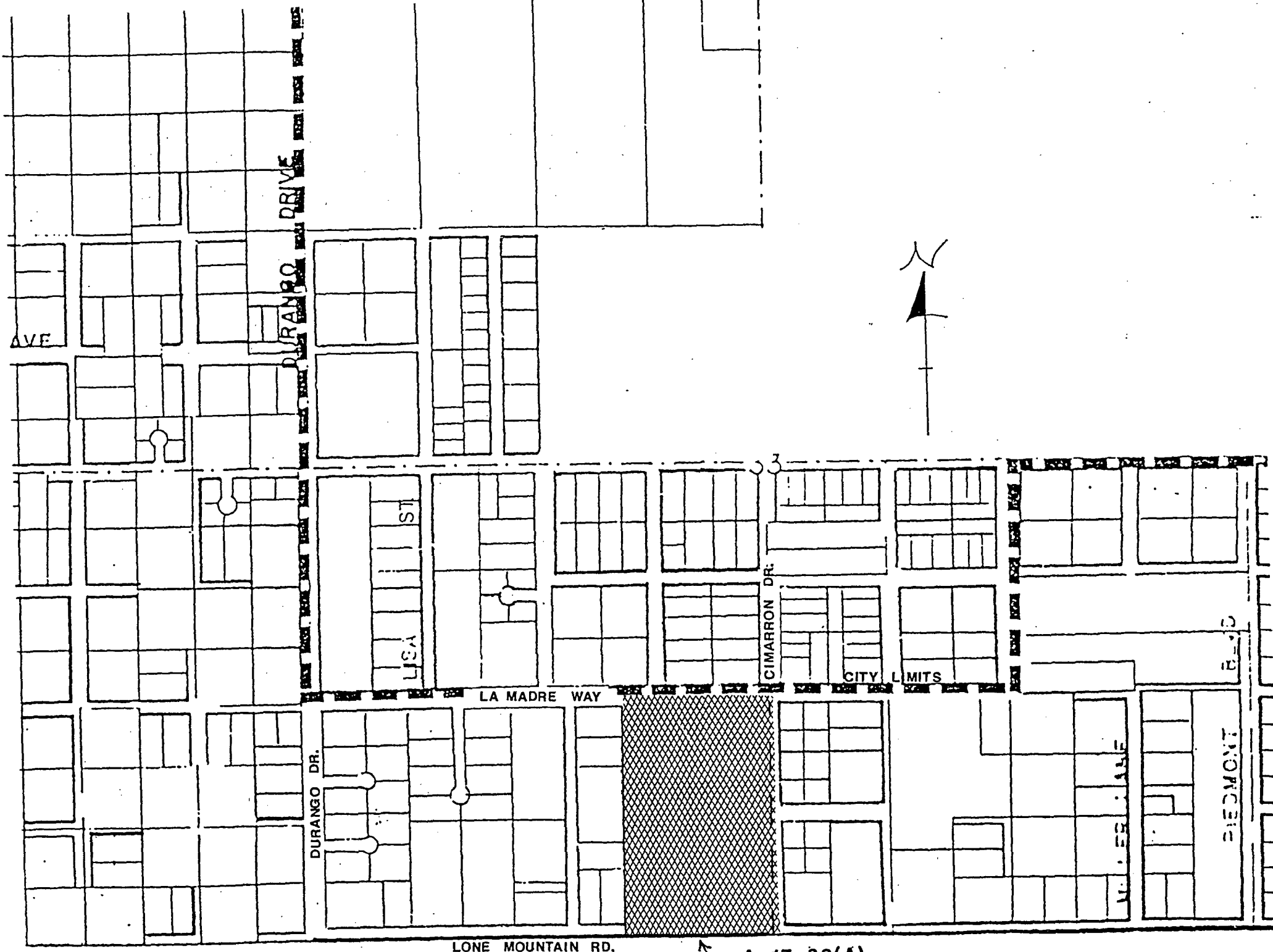
FEE: 5.00 RPTT: EX#003  
DEED

CONFORMED COPY-HAS NOT BEEN COMPARED TO THE ORIGINAL



LONE MOUNTAIN RD.

↖ A-17-88(A)



LONE MOUNTAIN RD.

A-17-88(A)

PARCEL 500-740-001 TAX DISTRICT- 125 DOCUMENT- 880503:00319 DATE- 05/03/88  
-----ASSESSOR DESCRIPTION----- (2) OWNER----- MULTI- 1 VST- NS  
PT SE4 SW4 SEC 33-19-60 VENTEAU JOHN 2/3  
THORNTON CALVIN V 1/3  
P O BOX 184  
GLENHEAD NY 11545

GEO ID- PT SE4 SW4 SEC 33 19 60  
LOCATION ADDRESS-  
COMMENT-  
SUBDIVISION REFERENCE-  
UPDATE BATCH- A-107-175-90 05/09/88 APPRAISED- 87-88 88-89 CURRENT  
LAST UPDATE DATE- 05/09/88 290090 290090 290090  
CONST. YEAR- 00

|            |       |        |               | LAND USE/CAPACITY- |         |                |             |
|------------|-------|--------|---------------|--------------------|---------|----------------|-------------|
|            |       |        |               | AD- 03/86          | SALES-  | 667500 P 03/88 |             |
|            |       |        |               | 88-89              |         | CURRENT        |             |
|            |       |        |               | 290090             |         | 290090         |             |
|            |       |        |               | IMP                | PERS    | EXEMPT         | GROSS TOTAL |
| 1987-88    |       | 101530 | 0             | 0                  | N/A     |                | 101530      |
| 1988-89    | 26.71 | 101530 | 0             | 0                  | 0       |                | 101530      |
| LAND       | ACRES | VALUE  | -IMPROVEMENT- | --PERSONAL--       |         | GROSS-         | 101530      |
| 01         | 26.71 | 101530 | CODE          | VALUE              | EXEMPT- |                | 0           |
| (C-073-88) |       |        |               | 0                  | 0       |                |             |

LYF- 1.000 TYF- 1.000  
PCL5 500-740- PCL 500-740-001 CL4 500-740-0011085

