

Plans (Approved Site Plan)



PLANS - APPROVED SITE PLAN

Separator Sheet

Plans (PMT)

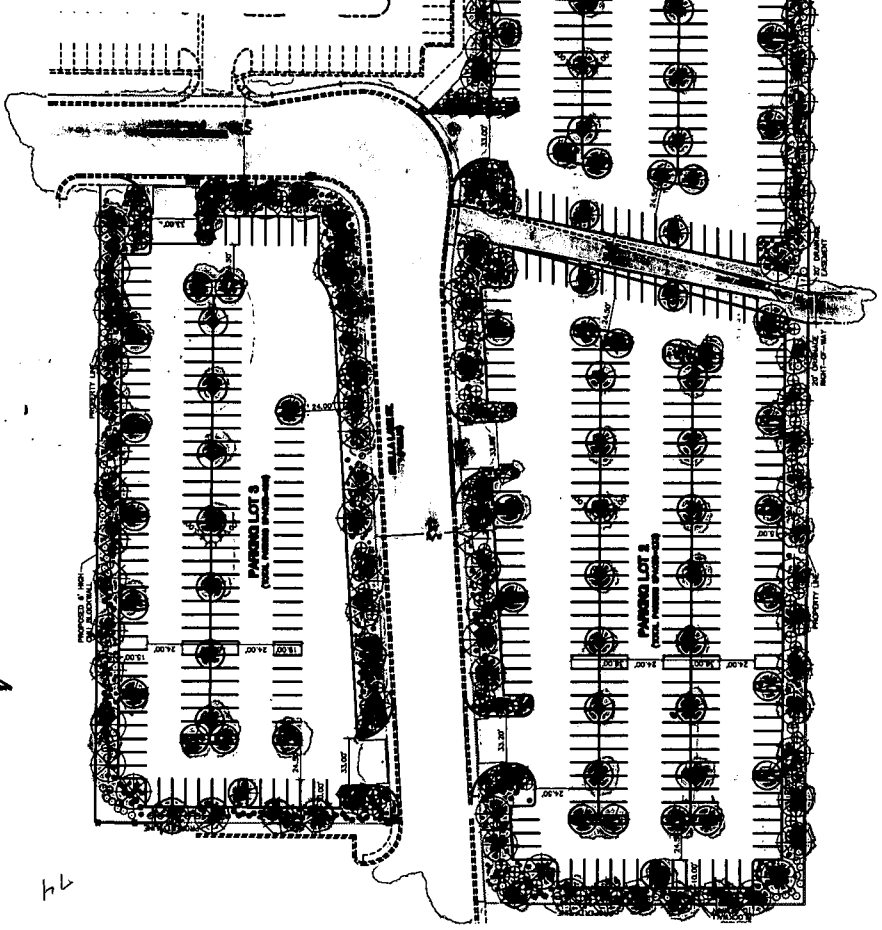


Separator Sheet



VICINITY MAP
NOT TO SCALE

SITE MAP
NOT TO SCALE



SYMBOL	BOTANICAL NAME	COMMON NAME	QTY.	SIZE	REMARKS
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TREES

	CONIFERUS X 'DESERT MUSEUM'	DESERT MUSEUM PALM VORDE	52	24" BOX	MULTI TRUNK
	CAULIFLORA THOMPSONII 'YUK'	CHITALPA 'YUK'	99	24" BOX	STANDARD TRK
	NEPALI GLENNER	GLENNER	41	24" BOX	STANDARD TRK
	PROSOPIS GILBERTII 'MADRID'	THORNLESS TEXAS HONEY MESQUITE	55	24" BOX	MULTI TRUNK

SHRUBS

	ROSEMARINUS OFFICINALIS 'TUSCAN BLUE'	UPRIGHT ROSEMARY	118	5 GAL	
	EREMOPHYLLA MACULATA	VALENTINE BUSH	235	5 GAL	

GROUNDCOVERS

	CAULIFLORA THOMPSONII 'YUK'	TRAILING ACACIA	248	5 GAL	
	CAULIFLORA THOMPSONII 'YUK'	STAIN THOMPSON BACCHARIS	90	5 GAL	
	CAULIFLORA THOMPSONII 'YUK'	PURPLE TRAILING LANTANA	540	5 GAL	

ACCENTS

	CAULIFLORA THOMPSONII 'YUK'	RED BIRD OF PARADISE	180	5 GAL	
	CAULIFLORA THOMPSONII 'YUK'	RED YUCCA	280	5 GAL	
	CAULIFLORA THOMPSONII 'YUK'	TRISTED LEAF YUCCA	225	5 GAL	

CHANGED ROCK GROUNDCOVER - USE 1/2" MANS RUFF RED CRACKED GRANITE 2" DEPTH TYPICAL IN ALL PLANTING BEDS

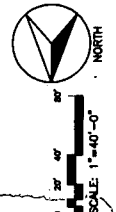
USE 1/2" MANS RUFF RED CRACKED GRANITE 2" DEPTH TYPICAL IN ALL PLANTING BEDS



REV	DATE	BY	DESCRIPTION

RECEIVED

NOV 28 2006



SDR-18336
01/11/07 PC

Comments



Separator Sheet

January 12, 2007

INTER-OFFICE MEMORANDUM

TO:
PLANNING AND DEVELOPMENT DEPARTMENT

FROM:
CITY CLERK

SUBJECT:
APPEAL OR CITY COUNCIL REVIEW INFORMATION
ON PLANNING COMMISSION
ACTIONS

COPIES TO:

This is to certify that the following action relative to the Planning Commission decision on the application of:

FILE NO.: SDR-18336 - SITE DEVELOPMENT PLAN REVIEW

APPLICANT: APPLICANT: COX COMMUNICATIONS - OWNER: CITY OF
LAS VEGAS

WARD: WARD 5 (WEEKLY)

Appeal by applicant or any other aggrieved person:

Yes

No

Review requested by City Council:

Yes

No

DATE

1/27/2007

CITY CLERK

Beverly K. Bridges

By: Beverly K. Bridges
Chief Deputy City Clerk

PLANNING AND DEVELOPMENT DEPARTMENT INFORMATION:

Date of Planning Commission Action

January 11, 2007

Last day for filing an appeal by applicant
or any other aggrieved person. (Appeal
period is 10 days after the date of the
PC decision).

January 22, 2007

Last day for a review being requested by
the City Council. (Review period is 10
days after the date of the PC decision.)

January 22, 2007

Memorandum

City of Las Vegas
Department of Public Works
Development Coordination

To: Department of Planning and Development
From: Bart Anderson, Manager, Development Coordination, Department of Public Works, *BA*
CC: Ed Byrge, Right-of-Way; Wayne Dowdey, Land Development; O. C. White, Traffic Engineering; Alan R. Riecki, Survey (FM, PM, & A's only)
Date: December 20, 2006
Re: **SDR-18336** Cox Communications N. Side Vegas Dr., W. of Martin L. King Blvd.
Request for a Site Development Plan Review for a proposed fleet parking lot

CONDITIONS OF APPROVAL:

1. Remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site. All existing paving damaged or removed by this development shall be restored at its original location and to its original width concurrent with development of this site.
2. Construct all incomplete half-street improvements on Stella Lake Street and Wheeler Peak Drive adjacent to this site concurrent with development of this site.
3. All private improvements and landscaping installed with this project shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections.
4. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the submittal of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.
5. Site development to comply with all applicable conditions of approval for Z-136-94 and all other subsequent site-related actions.

December 12, 2006

City of Las Vegas
Planning and Development Department
731 South Fourth Street
Las Vegas, Nevada 89101

Attention: Flinn Fagg, Planning Manager

SUBJECT: CITY OF LAS VEGAS ZONING APPLICATION REVIEW

The Las Vegas Valley Water District Design and the Production Divisions have reviewed the attached zoning applications and determined that the proposed projects will have no conflict with the District's existing telemetry antenna locations.

If you require any additional information or have any questions, please call me at 822-8574.

Sincerely,



Doa J. Meade
Sr. Civil Engineer

DJM:TLL:lar
Attachment

Jim Ross, Electronics Supervisor, w/attch, M/S 1080

LAS VEGAS VALLEY
WATER DISTRICT

PEOPLE
LEADING
THE WAY

1001 SOUTH VALLEY VIEW BLVD.
LAS VEGAS, NV 89153
TELEPHONE, 702/870-2011

Board of Directors
Myrna Williams
PRESIDENT

Yvonne Atkinson Gates
VICE PRESIDENT

Tom Collins

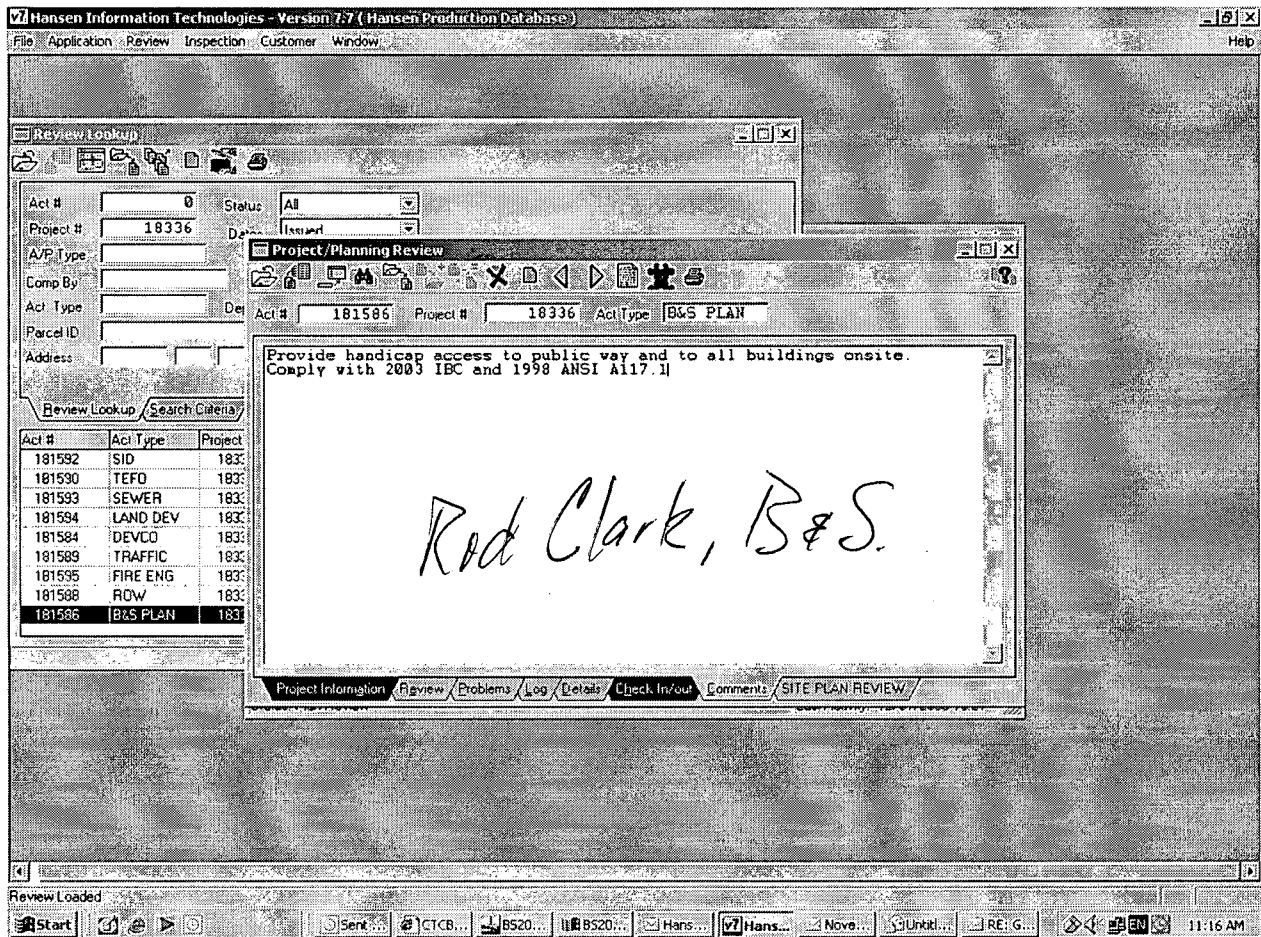
Chip Maxfield

Lynette Boggs McDonald

Rory Reid

Bruce Woodbury

Patricia Mulroy
GENERAL MANAGER



CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



Planning and Development Department
Current Planning Division
731 South Fourth Street
Las Vegas, Nevada 89101
(702) 229-6301 phone (702) 385-7268 fax

SDR-18336 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: COX COMMUNICATIONS OWNER: CITY OF LAS VEGAS - Request for a Site Development Plan Review FOR A PROPOSED FLEET PARKING LOT on 11.28 acres on the north side of Vegas Drive, approximately 1,065 feet west of Martin L. King Boulevard (APN 139-21-416-004, 005 and 012), C-PB (Planned Business Park) Zone, Ward 5 (Weekly).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S $\frac{1}{2}$) OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$) OF SECTION 21, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M.

PLANNING COMMISSION: JANUARY 11, 2007 CITY COUNCIL: FEBRUARY 7, 2007

CASE PLANNER: JOHN KORKOSZ



PUBLIC HEARING

Comments Due: **DECEMBER 13, 2006**

Comments not returned by the due date will not be incorporated into the staff report for this case. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to Dorothy Marsili (damarsili@lasvegasnevada.gov), the Agenda Tech responsible for this case. If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

Las Vegas Metropolitan Police Dept.
Office of Intergovernmental Services

No Law Enforcement Issue

Victoria Roberts

From: Jeff.Ryder2@cox.com
Sent: Wednesday, November 08, 2006 11:17 AM
To: Victoria Roberts
Cc: Roy Clark; Hung Le
Subject: FW: Parking lots

FYI

Jeff Ryder

From: Terry Smith [mailto:TSmith@LasVegasNevada.GOV]
Sent: Wednesday, November 08, 2006 9:42 AM
To: Ryder, Jeff (CCI-Las Vegas)
Subject: Parking lots

In yesterday's SDR meeting at the DSC I had mentioned H/C parking spaces for these lots. I researched the question and found the lots are exempted as motor pool lots as long as the building provides H/C spaces for the public. If you have any further questions please e-mail me or call me at 229-4760.

Victoria Roberts

From: David Bratcher [dbratcher@LasVegasNevada.GOV]
Sent: Tuesday, November 28, 2006 10:44 AM
To: Victoria Roberts
Subject: FW: Cox Communications - GC Wallace - SDR application

Vicky,

Please go ahead and take the application to P&D for submittal. Please print a copy of this e-mail and take it with you. Please give a copy of this e-mail to the front counter planner so they understand why you do not have a signed application and SOFI form. I will hand-deliver the forms after they have been signed by Dr. Selby.

Thank you,

Dave Bratcher
Redevelopment Officer
229-2201

From: David Bratcher
Sent: Tuesday, November 28, 2006 10:41 AM
To: Doug Rankin
Cc: Flinn Fagg; Joni Johnson; Steve Swanton; Tom Burkart; Fred Solis
Subject: Cox Communications - GC Wallace - SDR application

Doug,

Vicky Roberts from GC Wallace will be submitting a land use application at the front counter on behalf of Cox Communications later today. The application is for the proposed fleet parking area to be developed at 1700 Vegas Drive.

Please accept the application without the signed application and SOFI form. The City of Las Vegas is listed as the property owner.

I have forwarded the application and the SOFI to Dr. Selby for his signature. I will bring the application and SOFI to your office after Dr. Selby has signed the forms.

The site is located with Enterprise Park. The property has been sold to Cox Communications but the property has not changed hands.

Thank you for your assistance with this matter.

Dave Bratcher
229-2201

SDR-18336
01/11/07 PC

A handwritten signature in black ink, appearing to be 'A. Rankin', written over a horizontal line.

11/28/2006

398-A147

July 17, 2007

Andy Reed
City of Las Vegas
731 South Fourth Street
Las Vegas, NV 89101

**Re: Cox Communications – Parking Lots
Northwest Corner Martin Luther King and Vegas**

Dear Mr. Reed:

At the request of our client, Cox Communications Las Vegas, Inc., we respectfully request to revise the plans as submitted for Site Plan Design Review (SD-18336) and approved by Planning Commission on January 11, 2007: The revisions are listed below and shown on the attached drawing.

1. Combine the two western lots into one lot. The lots were separated by a 20' public drainage easement. This drainage easement is to remain, but drainage flows will be conveyed by subsurface means rather than surface flow to allow access between the two lots.
2. Remove the two driveways of the two western lots providing access to Stella Lake Street and provide a new driveway with a deeper throat for access to Stella Lake Street just north of the drainage easement. As access between the two lots is provided onsite, this will provide two points of ingress/egress for the combined lots.
3. Modify the west driveway from the east lot to Stella Lake Street to deepen the throat to accommodate gated access.
4. Remove the south driveway from the east lot to Wheeler Peak Drive. This will eliminate the necessity of extensive utility relocation and provide greater security for the gated lot.

We hope that these revisions will meet your approval. Should you have any questions or require clarification on any item, please do not hesitate to contact our office.

Very truly yours,
G. C. WALLACE, INC.


Victoria L. Roberts
Project Assistant II

Enclosures

c: Jeff Ryder, Cox Communications
Roy D. Clark, GCW
Hung Le, GCW

398-A147

September 18, 2007

Andy Reed
City of Las Vegas
731 South Fourth Street
Las Vegas, NV 89101

**Re: Cox Communications – Parking Lots
Northwest Corner Martin Luther King and Vegas**

Dear Mr. Reed:

At the request of our client, Cox Communications Las Vegas, Inc., we respectfully request minor revisions to the plans as submitted for Site Plan Design Review (SD-18336) and approved by Planning Commission on January 11, 2007. The revisions are listed below and shown on the attached drawing with the previous site plan shown as background.

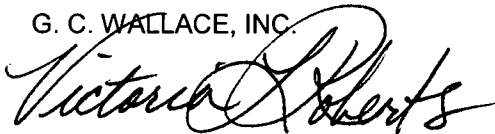
1. In the north parking lot, replaced an interior row of long single parking spaces with standard, two-row parking. Added a pedestrian path on the west side to Stella Lake Street.
2. In the southwest parking lot, replaced an interior row of standard, two-row parking spaces with a row of long, single parking spaces. Added a pedestrian path on the northeast corner to Wheeler peak Drive.
3. In the southeast parking lot, replaced both interior rows of standard, two-row parking spaces with two rows of long, single parking spaces. Added a pedestrian path on the northwest corner to Wheeler peak Drive.

The additional longer parking spaces are to accommodate the longer work vehicles used by Cox Communications.

We hope that these revisions will meet your approval. Should you have any questions or require clarification on any item, please do not hesitate to contact our office.

Very truly yours,

G. C. WALLACE, INC.



Victoria L. Roberts
Project Assistant II

Enclosures

c: Daniel Cipriani, Cox Communications
Jeff Ryder, Cox Communications
Roy D. Clark, GCW
Hung Le, GCW

ADMINISTRATIVE ACTIONS

☐ Action:

APPROVED REVISED SITE PLAN

Date:

7/20/07

Staff:

A. REED *AREED*

Notes:

ADMINISTRATIVELY APPROVED
REVISED SITE PLAN

☐ Action:

Approved Revised Site Plan

Date:

9/18/07

Staff:

J. Korkos

JK

Notes:

Administratively Approved Revised
Site plan

☐ Action:

Date:

Staff:

Notes:

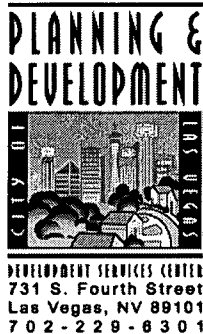
☐ Action:

Date:

Staff:

Notes:

MEMORANDUM



To: Land Development
From: Fred Solis
Phone: (702) 229-5410 Fax: (702) 385-7268
CC: Land Development Civil Plan Ref. # 26425
Date: 01/18/08 1st Review
Re: Cox Communication (SDR-18336)

STATUS:

☒ Cond. Appr.
☐ Denied

The Planning Department has reviewed the aforementioned plans and has the following comments:

1. The Planning signature line on the cover sheet should state: "Doug Rankin, AICP, Planning Manager" and "This plan meets the applicable standards of the Planning and Development Department."
2. Please revise all applicable sheets to show wheel stops adjacent to all landscape planters (regardless of planter width), walls, fences, and sidewalks that are less than 7'-0" wide. Wheel stops within zero-curb handicap parking spaces must be shown. Include a construction note to reference the wheel stops. It is acknowledged that not all parking spaces on this site will require wheel stops.
3. Provide existing and proposed wall details, including the maximum height of retaining walls and screen walls and minimum distance for step-backs, if required. Label all proposed perimeter screen or retaining wall details as: "Decorative block wall with 20% contrasting material and cap."
4. *Civil plan redlines must be returned with mylars for planning signature.*

NOTE: Please be aware that it is the applicant's responsibility to ensure that all plans submitted for permits, including civil improvement plans, building permit submittals and final maps, must be identical in terms of site design.

Extraction List



Separator Sheet

7/4

NLV
C

PARCELS	345
LABELS	319

Report of All Selected Parcels

Case Number: SDR-18336

Printed On: Thu: December 7, 2006

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
ACOSTA RICARDO	1711 WENDELL WILLIAMS LAS VEGAS NV	13921297001
AGRAAN ANASTACIO JR & ROSE	1719 WENDELL WILLIAMS AVE LAS VEGAS NV	13921496002
ALEXANDER JAMES EVERT	124 N OLSEN TUCSON AZ	13921496001
ALOJIPAN LIWAYWAY	1901 HART AVE NO LAS VEGAS NV	13921297002
ALONZO MARY ANN R & RICARDO E	3628 TERTULIA AVE NO LAS VEGAS NV	13921297004
ALVAREZ ANTONIO & GUADALUPE	2005 EMERALD GREEN AVE LAS VEGAS NV	13921297003
ALVAREZ MARTIN	1700 CRYSTAL GEM ST LAS VEGAS NV	13921211087
ANAYA ESTANISLAO & SOCORRO	1953 EMERALD GREEN AVE LAS VEGAS NV	13921211085
ANDREWS VERN JAMES SR	2001 ROSE CORAL AVE LAS VEGAS NV	13928110081
ANGULO VICENTE	1905 GARNET GABLE AVE LAS VEGAS NV	13921210180
ANTERO FELIX J & IMELDA T	1700 PETER BUOL DR LAS VEGAS NV	13921414029
ARAGON REBECCA A	1920 PINK ICE CT LAS VEGAS NV	13921415002
ARAMBULA ADRIAN	1008 HIGH ALTITUDE AVE NO LAS VEGAS NV	13921410011
ARELLANO ALEJANDRO	1861 STAR SAPPHIRE CT LAS VEGAS NV	13921414001
ARLT FAMILY TRUST	1775 N MARTIN LUTHER KING #200 LAS VEGAS NV	13921412051
ARTIGA SAUL RENE & MARITZA	2001 GARNET GABLE AVE LAS VEGAS NV	13921411009
AVERY CONNIE Y	1856 PEARL HATPIN CT LAS VEGAS NV	13921410053
AYALA ALEJANDRO & HECTOR	233 WISTERIA AVE LAS VEGAS NV	13921410036
AZUA RUBEN L & LUCINA M	2009 EMERALD GREEN AVE LAS VEGAS NV	13921412070
BAIRES JOSE & ELSA	2021 JADE HILLS CT LAS VEGAS NV	13921312016
BAKER KEITH B	1409 SHARON RD LAS VEGAS NV	13921416001
BARRERA CLAUDIA	7225 W WASHINGTON AVE LAS VEGAS NV	13921412001
BARRIGA CARLOS GARIBAY	1857 PEARL HATPIN CT LAS VEGAS NV	13921311008
BASILIO JENNIFER & EDGAR	369 E 231ST ST CARSON CA	13921414060
BELTON LOLITA	2021 GARNET GABLE AVE LAS VEGAS NV	13921415003
BENBO BRIDGETTE D	1643 WENDELL WILLIAMS AVE LAS VEGAS NV	13921412029

Report of All Selected Parcels

Case Number: SDR-18336

Printed On: Thu: December 7, 2006

Owner	Address	Parcel Number
BENNETT JEAN LOUISE & ALICIA A	1450 COMSTOCK DR LAS VEGAS NV	13928110082
BENNETT MARION D	1911 GOLDHILL AVE LAS VEGAS NV	13928110074
BIT DAVID	1872 ZIRCON RIDGE CT LAS VEGAS NV	13921311024
BOLDEN LEKENYA	1837 ZIRCON RIDGE CT LAS VEGAS NV	13921414059
BONILLA MAYRA	1837 CRYSTAL GEM ST LAS VEGAS NV	13921414028
BOOKER MARY ELLEN & ANTHONY R	1724 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211091
BOTOSEANU MIRELA	1728 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211092
BRISCOE ROBERT STEVEN	1860 CRYSTAL GEM ST LAS VEGAS NV	13921311033
BROWN DARLENE	3721 HEDGE GROVE DR NO LAS VEGAS NV	13921311025
BUNDY AARON R	2024 JADE HILLS CT LAS VEGAS NV	13921412045
BURTON GLENDA	1873 ZIRCON RIDGE CT LAS VEGAS NV	13921311013
BUSTAMANTE BLICERIA & MOISES	1948 EMERALD GREEN AVE LAS VEGAS NV	13921414042
BUTLER GUY & LESLIE	1460 N COMSTOCK DR LAS VEGAS NV	13928110083
C M C M INVESTMENTS L L C	1322 COMSTOCK DR LAS VEGAS NV	13928110036
CAMARILLO ALFRED M & THANIA R	1865 STAR SAPPHIRE CT LAS VEGAS NV	13921312015
CAMPBELL LILLIE	3817 GINGER CREEK ST LAS VEGAS NV	13921411010
CARRILLO FERNANDO	1704 CRYSTAL GEM ST LAS VEGAS NV	13921410012
CENICEROS ERNESTO	1901 PINK ICE CT LAS VEGAS NV	13921410030
CHANG CHIHHAO	4 WINCHESTER IRVINE CA	13921414022
CHAVEZ RAFAEL & MARIA M	1905 ROSE CORAL AVE LAS VEGAS NV	13921410043
CHERRY FRANK	1837 PEARL HATPIN CT LAS VEGAS NV	13921414049
CHILES RACHEL & JOE ANN	1864 PEARL HATPIN CT LAS VEGAS NV	13921311010
CHURCH BAPTIST EVERGREEN	1020 W WASHINGTON LAS VEGAS NV	13921704002
CHURCH BAPTIST NEW JERUSALEM	1100 N D ST LAS VEGAS NV	13921801006
CHURCH BAPTIST NEW JERUSALEM	1100 N D ST LAS VEGAS NV	13921801001
CIAMBRIELLO DOMENICO & A FAM TR	%M CIAMBRIELLO 2013 GARNET GABLE AVE LAS VEGAS NV	13921412003
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13921313011
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13921313008
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13921416004
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13921313009
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13921313005
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13921313007

Report of All Selected Parcels

Case Number: SDR-18336

Printed On: Thu: December 7, 2006

Owner	Address	Parcel Number
CITY OF LAS VEGAS	500 S GRAND CENTRAL PKWY LAS VEGAS NV	13921416011
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13921416005
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13921416012
CLARK CHERYL	1820 CRYSTAL GEM LAS VEGAS NV	13921414017
CLARK WILLIAM S & NANCY	1712 PETER BUOL DR LAS VEGAS NV	13921410050
CLARK-SCHMITT MALEE N	1852 PEARL HATPIN CT LAS VEGAS NV	13921311007
CLEMONS DORA L	1900 ROSE CORAL AVE LAS VEGAS NV	13921410017
COLEMAN MARIE A	1960 EMERALD GREEN AVE LAS VEGAS NV	13921414045
CONTRERAS ELIZABETH & HENRY	1604 CRYSTAL GEM ST LAS VEGAS NV	13921410007
COOLEY SANDY E & EDWIGES	2016 ROSE CORAL AVE LAS VEGAS NV	13921412072
COOPER E & C L SR FAM LIV REV TR	1940 SUTRO LN LAS VEGAS NV	13928110080
COOPER FAMILY 2000 LIVING TRUST	1022 CUNNINGHAM DR LAS VEGAS NV	13928110084
CORTES NORMA	1928 GARNET GABLE AVE LAS VEGAS NV	13921411001
COTTON ELMER & DOLORES	1910 GOLDHILL AVE LAS VEGAS NV	13928110007
COX COMMUNICATIONS LAS VEGAS INC	%J CAVE 6205 PEACHTREE DUNWOODY RD ATLANTA GA	13921416003
COX COMMUNICATIONS LAS VEGAS INC	%J CAVE 6205 PEACHTREE DUNWOODY RD ATLANTA GA	13921416002
CREATIVE CHOICE WEST L P	%NAIMISHA GROUP 4243 NORTHLAKE BLVD PALM BEACH GARDEN FL	13921210182
CREATIVE CHOICE WEST L P	%NAIMISHA GROUP 4243 NORTHLAKE BLVD PALM BEACH GARDEN FL	13921210186
CREATIVE CHOICE WEST L P	%NAIMISHA GROUP 4243 NORTHLAKE BLVD PALM BEACH GARDEN FL	13921210183
CREATIVE CHOICE WEST L P	%NAIMISHA GROUP 4243 NORTHLAKE BLVD PALM BEACH GARDEN FL	13921210188
CREATIVE CHOICE WEST L P	%NAIMISHA GROUP 4243 NORTHLAKE BLVD PALM BEACH GARDEN FL	13921210184
CREATIVE CHOICE WEST L P	%NAIMISHA GROUP 4243 NORTHLAKE BLVD PALM BEACH GARDEN FL	13921210185
CREATIVE CHOICE WEST L P	%NAIMISHA GROUP 4243 NORTHLAKE BLVD PALM BEACH GARDEN FL	13921210187
CREATIVE CHOICE WEST L P	%NAIMISHA GROUP 4243 NORTHLAKE BLVD PALM BEACH GARDEN FL	13921210181
CRIDDLE VICTORIA	2012 ROSE CORAL AVE HENDERSON NV	13921412073
CURRAN JAY C SR & MICHELE FAM TR	1840 STELLA LAKE ST LAS VEGAS NV	13921416013
DANIEL STEVE	2000 GARNET GABLE AVE LAS VEGAS NV	13921412023
DASWELL LOYCE A	1929 EMERALD GREEN AVE LAS VEGAS NV	13921414007
DAVILA JOSE	1844 STAR SAPPHIRE CT LAS VEGAS NV	13921415042
DAVIS ROSIA	1901 GARNET GABLE AVE LAS VEGAS NV	13921411008
DAVIS-HOGGARD VERLIA	1401 SHARON RD LAS VEGAS NV	13928110090
DAWSON DAVID L & LINDA S	2008 JADE HILLS CT LAS VEGAS NV	13921412049

Report of All Selected Parcels

Case Number: SDR-18336

Printed On: Thu: December 7, 2006

Owner	Address	Parcel Number
DAWSON VERLEAN S	1921 ROSE CORAL AVE LAS VEGAS NV	13921410047
DAY NELLY L	2008 EMERALD GREEN AVE LAS VEGAS NV	13921415022
DELACRUZ CLARENCE M	P O BOX 1021 SEASIDE CA	13921410031
DELGADO MARCOS	2024 GARNET GABLE AVE LAS VEGAS NV	13921412017
DENNY NANCY ANN	1905 EMERALD GREEN AVE LAS VEGAS NV	13921414013
DEXTER MICHAEL A	1952 EMERALD GREEN AVE LAS VEGAS NV	13921414043
DIAZ BARAJAS HUMBERTO	1930 GOLDHILL AVE LAS VEGAS NV	13928110005
DOBARD MARGARET A & CHARLES J	1735 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211081
DOMINGUEZ ELIZABETH	1921 EMERALD GREEN AVE LAS VEGAS NV	13921414009
DRAKE CHARLES L	1836 PEARL HATPIN CT LAS VEGAS NV	13921414052
DUCREE LAWRENCE JR	6124 SATRE CT NO LAS VEGAS NV	13928110087
DUKE JANICE A	1715 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211086
DURAN J JESUS GARCIA	1860 STAR SAPPHIRE CT LAS VEGAS NV	13921312021
DYSON LARRY L	1330 RALSTON DR LAS VEGAS NV	13928110027
EADS FAMILY TRUST	1334 COMSTOCK DR LAS VEGAS NV	13928110035
EALY THOMAS H & NARCISSUS	1700 GOLDHILL AVE LAS VEGAS NV	13928110015
EDMOND JOHN JAMES	1331 RALSTON DR LAS VEGAS NV	13928110034
EMERALD GREEN AVE TRUST #2501456	10624 S EASTERN AVE #A-617 HENDERSON NV	13921415006
ESCOBAR JOSE R	1708 CRYSTAL GEM ST LAS VEGAS NV	13921410013
ESCOBAR MARIA ELENA	1904 ROSE CORAL AVE LAS VEGAS NV	13921410018
EUBANKS ELBERT	1930 SUTRO LAS VEGAS NV	13928110079
EVANS CHARLENE	1841 PEARL HATPIN CT LAS VEGAS NV	13921414048
EXPERTISE SCHOOL BEAUTY L L C	1911 STELLA LAKE ST LAS VEGAS NV	13921313012
FARRAR JOHN & ARTEMIA	1828 CRYSTAL GEM ST LAS VEGAS NV	13921414019
FEAZELL NORMAN ANTHONY	1928 EMERALD GREEN AVE LAS VEGAS NV	13921414037
FEDALIZO RICARTE B JR	1873 PEARL HATPIN CT LAS VEGAS NV	13921311001
FELIX JUAN	2012 GARNET GABLE AVE LAS VEGAS NV	13921412020
FELIX LEON JR & RUBY LEE	1421 SHARON RD LAS VEGAS NV	13928110088
FERREIRO EDGAR R	2013 JADE HILLS CT LAS VEGAS NV	13921412027
FLETCHER CHARLES S & JEFFERY B	1800 CRYSTAL GEM ST LAS VEGAS NV	13921410014
FLETCHER J & GEORGE R LIV TR	1852 CRYSTAL GEM ST LAS VEGAS NV	13921311031
FLORES JORGE	1837 STAR SAPPHIRE CT LAS VEGAS NV	13921415037

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FLORES SONIA M	1836 STAR SAPPHIRE CT LAS VEGAS NV	13921415040
FLORES SONIA MARITSA	1840 STAR SAPPHIRE CT LAS VEGAS NV	13921415041
FRIDAY HERBERLENE	1853 STAR SAPPHIRE CT LAS VEGAS NV	13921312018
FUENTES MANUEL & OLGA	2004 ROSE CORAL LAS VEGAS NV	13921412074
FULLER JUANITA	1810 GOLDHILL AVE LAS VEGAS NV	13928110010
FULTON JESUS VILLA	1900 GARNET GABLE AVE LAS VEGAS NV	13921411007
GAMBA BUDDY	2005 JADE HILLS CT LAS VEGAS NV	13921412025
GARCES RICARDO FALCON	1864 STAR SAPPHIRE CT LAS VEGAS NV	13921312022
GARCIA ALFONSO G & STACEY	1872 STAR SAPPHIRE CT LAS VEGAS NV	13921312024
GARCIA LORENA	2013 EMERALD GREEN AVE LAS VEGAS NV	13921415004
GARCIA ORACIO	1836 ZIRCON RIDGE CT LAS VEGAS NV	13921414062
GARCIA ORACIO	1849 ZIRCON RIDGE CT LAS VEGAS NV	13921414056
GAY CLONIE J & PHILLIP R	5017 FOREST OAKS DR LAS VEGAS NV	13928110004
GEORGE JOHN & SARAMMA J	1900 PINK ICE CT LAS VEGAS NV	13921410041
GEORGE RUDELLA SEPARATE PPTY TR	326 W SHERWOOD DR HENDERSON NV	13921311009
GERA EDWARD R	1849 PEARL HATPIN CT LAS VEGAS NV	13921414046
GEURIN SHARON A	2020 ROSE CORAL AVE LAS VEGAS NV	13921412071
GLEN SANDRA	24456 VIA SECRETO LAKE FOREST CA	13921211082
GOC-ONG WILLIAM D & TOMASA A	1916 EMERALD GREEN AVE LAS VEGAS NV	13921414034
GOLDEN BRUCE F	1836 CRYSTAL GEM ST LAS VEGAS NV	13921414021
GOMEZ CAIN	1868 ZIRCON RIDGE CT LAS VEGAS NV	13921311023
GOMEZ SERGIO	2021 ROSE CORAL AVE LAS VEGAS NV	13921412056
GONZALEZ ENGRACIA & JUAN	1956 EMERALD GREEN AVE LAS VEGAS NV	13921414044
GONZALEZ JOSE RONDIN	1912 GARNET GABLE AVE LAS VEGAS NV	13921411005
GONZALEZ JUAN J & FRANCISCA E	1901 ROSE CORAL AVE LAS VEGAS NV	13921410042
GONZALEZ LUZ	1920 SUTRO LN LAS VEGAS NV	13928110078
GONZALEZ RANULFO C JR	1924 EMERALD GREEN AVE LAS VEGAS NV	13921414036
GRAY WILLIE & WILMA	2016 EMERALD GREEN AVE LAS VEGAS NV	13921415024
GREEN ALONZO O & LATRINA	1913 EMERALD GREEN AVE LAS VEGAS NV	13921414011
GREEN DASIE LEE	1920 EMERALD GREEN AVE LAS VEGAS NV	13921414035
GREEN OLIVER	1925 ROSE CORAL AVE LAS VEGAS NV	13921410048
GRIGGS ASLEANER	1849 CRYSTAL GEM ST LAS VEGAS NV	13921414025

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HAGOPIAN PHILLIP	1908 GARNET GABLE AVE LAS VEGAS NV	13921411006
HAMPTON JAMES H	1869 STAR SAPPHIRE CT LAS VEGAS NV	13921312014
HANNA PHILIP G & MAYUREE	1733 GOLDHILL AVE LAS VEGAS NV	13928110086
HARPER GARY D	1848 PEARL HATPIN CT LAS VEGAS NV	13921414055
HARRIS WILLIE D & CHERYL L	1931 GOLDHILL AVE LAS VEGAS NV	13928110072
HASHIMI MOHAMMAD G	1816 CRYSTAL GEM LAS VEGAS NV	13921414016
HENDRICKS JAMES H & VIRGIE	1600 CRYSTAL GEM ST LAS VEGAS NV	13921410006
HERNANDEZ DANIEL	1865 ZIRCON RIDGE CT LAS VEGAS NV	13921311015
HERNANDEZ JAVIER & FILIBERTA	2017 JADE HILLS CT LAS VEGAS NV	13921412028
HERNANDEZ MARIA ANGELICA	2004 GARNET GABLE AVE LAS VEGAS NV	13921412022
HERNANDEZ MIGUEL ANGEL	1917 ROSE CORAL AVE LAS VEGAS NV	13921410046
HERRERA GALDINO & TERESA	1929 GARNET GABLE AVE LAS VEGAS NV	13921411014
HERTZ JOHN L REVOCABLE TRUST	1944 EMERALD GREEN AVE LAS VEGAS NV	13921414041
HILTON JIMMIE & VELMA	1810 SUTRO LN LAS VEGAS NV	13928110094
HOLLIDAY GILDA	2013 ROSE CORAL AVE LAS VEGAS NV	13921412054
HOONSAN SEKSIT T & JAIME L	1921 GARNET GABLE AVE LAS VEGAS NV	13921411012
HOUSING AUTHORITY CITY OF LV	P O BOX 1897 LAS VEGAS NV	13921804001
HOUSING AUTHORITY CITY OF LV	P O BOX 1897 LAS VEGAS NV	13921412046
HOWELL ANN	1923 SUTRO LN LAS VEGAS NV	13928110043
JACKSON ALBERT J	1868 CRYSTAL GEM ST LAS VEGAS NV	13921311035
JACKSON DAFNEY	1909 PINK ICE CT LAS VEGAS NV	13921410032
JACKSON DONNELL	7065 W ANN RD #130-325 LAS VEGAS NV	13928110003
JACKSON HENRY L JR	1845 ZIRCON RIDGE CT LAS VEGAS NV	13921414057
JACOBS PATRICIA F	1561 COMSTOCK DR LAS VEGAS NV	13928110008
JAUREGUI JANINE M	1916 GARNET GABLE AVE LAS VEGAS NV	13921411004
JEFFERSON LYSHON N	1860 ZIRCON RIDGE CT LAS VEGAS NV	13921311021
JIMENEZ GALDINO CORTEZ	2012 EMERALD GREEN AVE LAS VEGAS NV	13921415023
JOHNSON JERRY W & PRICELLA J	1853 ZIRCON RIDGE CT LAS VEGAS NV	13921311018
JOHNSON KIM L	1845 STAR SAPPHIRE CT LAS VEGAS NV	13921415035
JOHNSON MACK C & DELORIS	1410 VIRGINIA CITY AVE LAS VEGAS NV	13928110069
JOHNSON TKEISHA MARKELL	1639 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211005
JOHNSON WILLIAM H & PATRICIA A	1844 ZIRCON RIDGE CT LAS VEGAS NV	13921414064

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JONES ADRIENE A	1333 COMSTOCK DR LAS VEGAS NV	13928110042
JONES PEGGY A	1865 CRYSTAL GEM ST LAS VEGAS NV	13921311027
KAIMI ARTHUR SOLOMON JR & JEAN T	1804 CRYSTAL GEM ST LAS VEGAS NV	13921410015
KATERINA INC	P O BOX 6190 LAS CRUCES NM	13921314003
KENDRICK LUTHER & ROSA L REV TR	1800 SUTRO LN LAS VEGAS NV	13928110093
KENNEDY MAGNOLIA W	1400 VIRGINIA CITY AVE LAS VEGAS NV	13928110068
LACY NELSON & DELORES	1832 CRYSTAL GEM ST LAS VEGAS NV	13921414020
LEDESMA TIMOTEO & ANGELICA	1908 EMERALD GREEN AVE LAS VEGAS NV	13921414032
LEFLORE PAUL R & SARAH C	1920 GARNET GABLE AVE LAS VEGAS NV	13921411003
LIGHTFORD DEMARLO A SR & ELAINE	1928 ROSE CORAL AVE LAS VEGAS NV	13921410024
LILLARD WILLIAM	1920 ROSE CORAL AVE LAS VEGAS NV	13921410022
LIWANG RONILO S & CONSOLACION	1857 ZIRCON RIDGE CT LAS VEGAS NV	13921311017
LOCHNER MONTY C	1323 COMSTOCK DR LAS VEGAS NV	13928110041
LONGFORD AT LAKE MEAD L L C	3077 E WARM SPRINGS RD LAS VEGAS NV	13921314004
LOPEZ JOSE	1913 GARNET GABLE AVE LAS VEGAS NV	13921411011
LU BA	2308 STOCKTON AVE LAS VEGAS NV	13921410033
MACK LOIS J	1420 SHARON RD LAS VEGAS NV	13928110016
MADRID MARIA	2009 JADE HILLS CT LAS VEGAS NV	13921412026
MAGDALENA MARIA	2025 JADE HILLS CT NO LAS VEGAS NV	13921412030
MALDONADO BRENDA C & ALBERTO	2025 GARNET GABLE AVE LAS VEGAS NV	13921412005
MANGAOANG RODOLFO & EVANGELINE	1936 EMERALD GREEN AVE LAS VEGAS NV	13921414039
MANGE-BARRERA OFELIA	2017 EMERALD GREEN AVE LAS VEGAS NV	13921415005
MANOR TRINA A	2009 GARNET GABLE AVE LAS VEGAS NV	13921412002
MARINAS FAMILY TRUST	11883 TRAIL CREST DR SAN DIEGO CA	13921412048
MARQUEZ PEDRO	1848 STAR SAPPHIRE CT LAS VEGAS NV	13921415043
MARSHALL THELMA J	4095 JUDSON AVE LAS VEGAS NV	13921414061
MARTIN SERGIO	1873 STAR SAPPHIRE CT LAS VEGAS NV	13921312013
MARTINEZ JOAQUIN	1865 PEARL HATPIN CT LAS VEGAS NV	13921311003
MCCORMICK-LYNCH GLENDA	1861 PEARL HATPIN CT LAS VEGAS NV	13921311004
MCDANIEL JOE	1909 HART AVE NO LAS VEGAS NV	13921210178
MCDONALD'S CORPORATION	%T ARLT 1775 N MARTIN LUTHER KING #200 LAS VEGAS NV	13921313006
MCDOWELL HENRY MAC & ETHEL MAE	1905 HART AVE NO LAS VEGAS NV	13921210179

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MCKINNEY ROBERT EUCLID	1608 CRYSTAL GEM ST LAS VEGAS NV	13921410008
MCROBERTS DONALD A & KYONG C	1841 STAR SAPPHIRE CT LAS VEGAS NV	13921415036
MCROY DELORIS	1801 GOLDHILL AVE LAS VEGAS NV	13928110085
MENDOZA JOSE C & JULIA A	1869 ZIRCON RIDGE CT LAS VEGAS NV	13921311014
MILLER HAROLD C & ALICE J	1726 SUTRO LN LAS VEGAS NV	13928110091
MIRANDA ALCIDES & GLORIA J	1631 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211007
MONTOYA FELIPE & MARIA R	1908 PINK ICE CT LAS VEGAS NV	13921410039
MOORE FAMILY REVOCABLE LIVING TR	1940 EMERALD GREEN AVE LAS VEGAS NV	13921414040
MORALES GEORGE RAUL	1720 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211090
MORALES RAUL L	1431 COMSTOCK DR LAS VEGAS NV	13928110075
MORRIS MICHELE	1900 EMERALD GREEN AVE LAS VEGAS NV	13921414030
MURRAY WAYNE T	1655 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211001
MURRAYS APARTMENT INC	%R MURRAY 1920 GOLDHILL AVE LAS VEGAS NV	13928110006
MUSNGI WINSTON C	1926 GARNET GABLE LAS VEGAS NV	13921411013
NAAS TIM & JENNY	1718 GOLDHILL AVE LAS VEGAS NV	13928110014
NALESNIK JOHN TRUST	1924 ROSE CORAL AVE LAS VEGAS NV	13921410023
NARANJO JOSE A & ESTELA A	254 TOLEDO CT VALLEJO CA	13921211083
NEVAREZ BEATRICE	2016 GARNET GABLE AVE LAS VEGAS NV	13921412019
OCHOA TOMAS C	2703 DONNA ST #F NO LAS VEGAS NV	13921412075
OGLETREE EUGENIA	1635 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211006
ORTIZ JOSE ETAL	1872 PEARL HATPIN CT LAS VEGAS NV	13921311012
ORTIZ ODELIA C	1841 ZIRCON RIDGE CT LAS VEGAS NV	13921414058
OTTEY CHARLES E	1909 ROSE CORAL AVE LAS VEGAS NV	13921410044
PACHECO JESUS & MARIA	2001 JADE HILLS CT LAS VEGAS NV	13921412024
PAGE DOROTHY	1857 CRYSTAL GEM ST LAS VEGAS NV	13921311029
PANCIPANCI LIVING TRUST	1933 EMERALD GREEN AVE LAS VEGAS NV	13921414006
PANG GUOLIANG	1912 PINK ICE CT LAS VEGAS NV	13921410038
PARODI ARTHUR	10220 PLOMOSA PL LAS VEGAS NV	13921311011
PATEL ROOPESH D & MICHELLE A	1840 ZIRCON RIDGE CT LAS VEGAS NV	13921414063
PATILLO JOHNNY	1401 COMSTOCK DR LAS VEGAS NV	13928110077
PATTILLO ODESSA & JOHNNY TRUST	1800 GOLD HILL AVE LAS VEGAS NV	13928110011
PENALOZA-DELARES CONSUELO	1848 CRYSTAL GEM ST LAS VEGAS NV	13921414024

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PEREZ RUPERTO MARTINEZ	1845 PEARL HATPIN CT LAS VEGAS NV	13921414047
PHILLIPS BERNADETTE A	3133 FLOWER GARDEN CT NO LAS VEGAS NV	13921414027
PLADNA YVONNE L EDENTON	2020 GARNET GABLE AVE LAS VEGAS NV	13921412018
POLLARD LINDA	1849 STAR SAPPHIRE CT LAS VEGAS NV	13921415034
POZAS RAUL MEDINA	2000 JADE HILLS CT LAS VEGAS NV	13921412050
PREMIERE HOLDINGS INC	10120 W FLAMINGO RD #4-12 LAS VEGAS NV	13921311020
PREWITT DOROTHY M	1612 CRYSTAL GEM ST LAS VEGAS NV	13921410009
RABB SHERRIE M	2028 GARNET GABLE AVE LAS VEGAS NV	13921412016
RAMIREZ AGUSTIN	12153 FOOTHILL BLVD NORTH HILLS CA	13921410034
RAMIREZ AVELINA	1869 CRYSTAL GEM ST LAS VEGAS NV	13921311026
RAMOS MANUEL ROSALES	1869 PEARL HATPIN CT LAS VEGAS NV	13921311002
REVELS DEETRA F	2008 GARNET GABLE AVE LAS VEGAS NV	13921412021
RHEA BARBARA N	1861 ZIRCON RIDGE CT LAS VEGAS NV	13921311016
RHODES DELL RAY	1716 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211089
RIOS FILIBERTO	1921 PINK ICE CT LAS VEGAS NV	13921410035
ROBESON OTHA	1832 PEARL HATPIN CT LAS VEGAS NV	13921414051
ROBINSON AUGUSTER L JR & MAXIE	1321 RALSTON DR LAS VEGAS NV	13928110033
ROBINSON MELVIN	1852 ZIRCON RIDGE CT LAS VEGAS NV	13921311019
ROBLES HECTOR J	1856 STAR SAPPHIRE CT LAS VEGAS NV	13921312020
ROBLES SALOMON	2020 EMERALD GREEN AVE LAS VEGAS NV	13921415025
RODRIGUEZ CAROLYN	1708 PETER BUOL DR LAS VEGAS NV	13921410051
RODRIGUEZ JAVIER & MARIA	1937 EMERALD GREEN AVE LAS VEGAS NV	13921414005
ROMA MARIO Y & NECITAS F	1856 CRYSTAL GEM ST LAS VEGAS NV	13921311032
ROMERO BLANCA ERIKA	1833 STAR SAPPHIRE CT LAS VEGAS NV	13921415038
ROMERO JINNA A	1941 EMERALD GREEN AVE LAS VEGAS NV	13921414004
ROQUE JORDAN T	2013 JESSE SCOTT ST LAS VEGAS NV	13921211079
ROSAS VICTOR RIOS	1861 CRYSTAL GEM ST LAS VEGAS NV	13921311028
ROZALES MARGARITA	1868 STAR SAPPHIRE CT LAS VEGAS NV	13921312023
RUDDICK SARAH M	2005 ROSE CORAL AVE LAS VEGAS NV	13921412052
RUIZ GERONIMO	1908 ROSE CORAL AVE LAS VEGAS NV	13921410019
RUSHING DONALD L & JOYCE T	2929 ROUTIER RD #27 SACRAMENTO CA	13921211088
SALANGA BONIFACIO A & TERESITA S	2009 ROSE CORAL AVE LAS VEGAS NV	13921412053

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SALAZAR LUIS	2016 JADE HILLS CT LAS VEGAS NV	13921412047
SALGADO ROSA F	1924 GARNET GABLE AVE LAS VEGAS NV	13921411002
SANCHEZ HECTOR	1832 STAR SAPPHIRE CT LAS VEGAS NV	13921415039
SANCHEZ JUAN J & MARIA	2017 ROSE CORAL LAS VEGAS NV	13921412055
SANCHEZ SALVADOR & NORMA A	1857 STAR SAPPHIRE CT LAS VEGAS NV	13921312017
SANDERS VAN JR & CARRIE LEE	1921 GOLDHILL AVE LAS VEGAS NV	13928110073
SANDOVAL-ABREGO RAMON R	1917 EMERALD GREEN AVE LAS VEGAS NV	13921414010
SANTIWAN RAYMOND M & MICHELE A	2000 EMERALD GREEN AVE LAS VEGAS NV	13921415021
SAUNDERS SUSANA	1949 EMERALD GREEN AVE LAS VEGAS NV	13921414002
SCHARFF FAMILY 2005 TRUST	1904 PINK ICE CT LAS VEGAS NV	13921410040
SCHOOL BOARD OF TRUSTEES	2832 E FLAMINGO LAS VEGAS NV	13921301009
SCHOOL BOARD OF TRUSTEES	4212 EUCALYPTUS ANNEX LAS VEGAS NV	13921314001
SHAW JOHNNY JR	1726 GOLDHILL AVE LAS VEGAS NV	13928110013
SHELBY VINCENT & JEAN	1925 EMERALD GREEN AVE LAS VEGAS NV	13921414008
SISON BLAISE G & CHRISTINE M	1913 ROSE CORAL AVE LAS VEGAS NV	13921410045
SLANEY MARCUS P & BOBBIE JEAN	1853 CRYSTAL GEM ST LAS VEGAS NV	13921311030
SMITH CONNIE	1864 CRYSTAL GEM ST LAS VEGAS NV	13921311034
SMITH GLORIA	1845 CRYSTAL GEM ST LAS VEGAS NV	13921414026
SOLANO JUAN ORTIZ	2001 EMERALD GREEN AVE LAS VEGAS NV	13921415001
SOTO RAFAEL CARRERA	4545 PENNWOOD AVE #222 LAS VEGAS NV	13921414012
STELLA LAKE PARTNERS L L C	%D HARWOOD 11350 RANDOM HILLS RD #800 FAIRFAX VA	13921313010
STEPHENS ALLISON A	1647 WENDELL WILLIAMS AVE LAS VEGAS NV	13921211003
STIKA GLORIA	1824 CRYSTAL GEM CT LAS VEGAS NV	13921414018
STUBBLEFIELD SAMUEL & VISTINE G	1732 SUTRO LN LAS VEGAS NV	13928110092
TAXPAYER	LAS VEGAS NV	13928110060
TAYLOR EDDIE J JR	1732 GOLDHILL AVE LAS VEGAS NV	13928110012
TAYLOR GEORGE LLOYD & MAVIS L	1933 SUTRO LN LAS VEGAS NV	13928110044
TERERA ABIEZER W	2009 JESSE SCOTT LAS VEGAS NV	13921211080
THOMAS L V	1616 CRYSTAL GEM ST LAS VEGAS NV	13921410010
THOMAS LENEAL	1704 PETER BUOL DR LAS VEGAS NV	13921410052
THOMAS LISA M	1904 EMERALD GREEN AVE LAS VEGAS NV	13921414031
THOMPSON CHERYL	1916 PINK ICE CT LAS VEGAS NV	13921410037

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TOKI VILIAM H & MANATU L	1808 CRYSTAL GEM ST LAS VEGAS NV	13921410016
TORRES LIEZL D	5398 WALCOTT DR LAS VEGAS NV	13921414014
USA POSTAL SERVICE	8055 E TUFTS AVE #400 DENVER CO	13921416009
USA POSTAL SERVICE	8055 E TUFTS AVE #400 DENVER CO	13921416008
VALENCIA JOSE A & ELIZABETH C	1848 ZIRCON RIDGE CT LAS VEGAS NV	13921414065
VALERIO IRMA	1932 EMERALD GREEN AVE LAS VEGAS NV	13921414038
VALSTAD LAVALLE L & NANCY L	1945 EMERALD GREEN AVE LAS VEGAS NV	13921414003
VILLAGOMEZ HECTOR C	1852 STAR SAPPHIRE CT LAS VEGAS NV	13921312019
VILLASENOR ELIAS	1844 PEARL HATPIN CT LAS VEGAS NV	13921414054
WALKER JAMES JR & MARIA	1912 ROSE CORAL AVE LAS VEGAS NV	13921410020
WEBB ALEXANDER	1941 GOLDFILL AVE LAS VEGAS NV	13928110071
WEEKLY LAWRENCE JR	1929 ROSE CORAL AVE LAS VEGAS NV	13921410049
WELLS DOLLY	1204 BAILEY DR LAS VEGAS NV	13921311022
WILLIAMS IVAN E	1833 PEARL HATPIN CT LAS VEGAS NV	13921414050
WILSON BENJAMIN LIVING TRUST	1943 SUTRO LN LAS VEGAS NV	13928110009
WILSON BENJAMIN LIVING TRUST	1943 SUTRO LN LAS VEGAS NV	13928110045
WILSON ERIN M	3061 WINDMILL CANYON DR CLAYTON CA	13921414015
WOO EVA	211 S STATE COLLEGE #143 ANAHEIM CA	13921211002
WU DAVID HSIAO-CHUNG	%V HIGASHI P O BOX 80163 LAS VEGAS NV	13921311036
WU DAVID HSIAO-CHUNG	%V HIGASHI P O BOX 80163 LAS VEGAS NV	13921414023
WYATT CHARLES L & MYLINDA J	1421 COMSTOCK DR LAS VEGAS NV	13928110076
ZAVALA RAFAEL	1916 ROSA CORAL AVE LAS VEGAS NV	13921410021
ZAVALZA ABEL & ARCELIA V	5417 MARE WY LAS VEGAS NV	13921311006
ZEEUWEN LISETTE E	1416 VIRGINIA CITY AVE LAS VEGAS NV	13928110070
ZUNIGA ARMANDO V	1840 PEARL HATPIN CT LAS VEGAS NV	13921414053

APN Map



Separator Sheet

ASSESSOR'S PARCELS - CLARK CO., NV.
M. W. Schofield, Assessor

139-21-4

21

T20S R6E

S 2 SW 4

001 PARCEL NUMBER
1.00 ACREAGE
202 PARCEL SUB/SEQ NUMBER
139 PLAT RECORDING NUMBER
PB 25-45
5 BLOCK NUMBER
161 LOT NUMBER

Scale: 1"=200'
Rev: 09/05/06

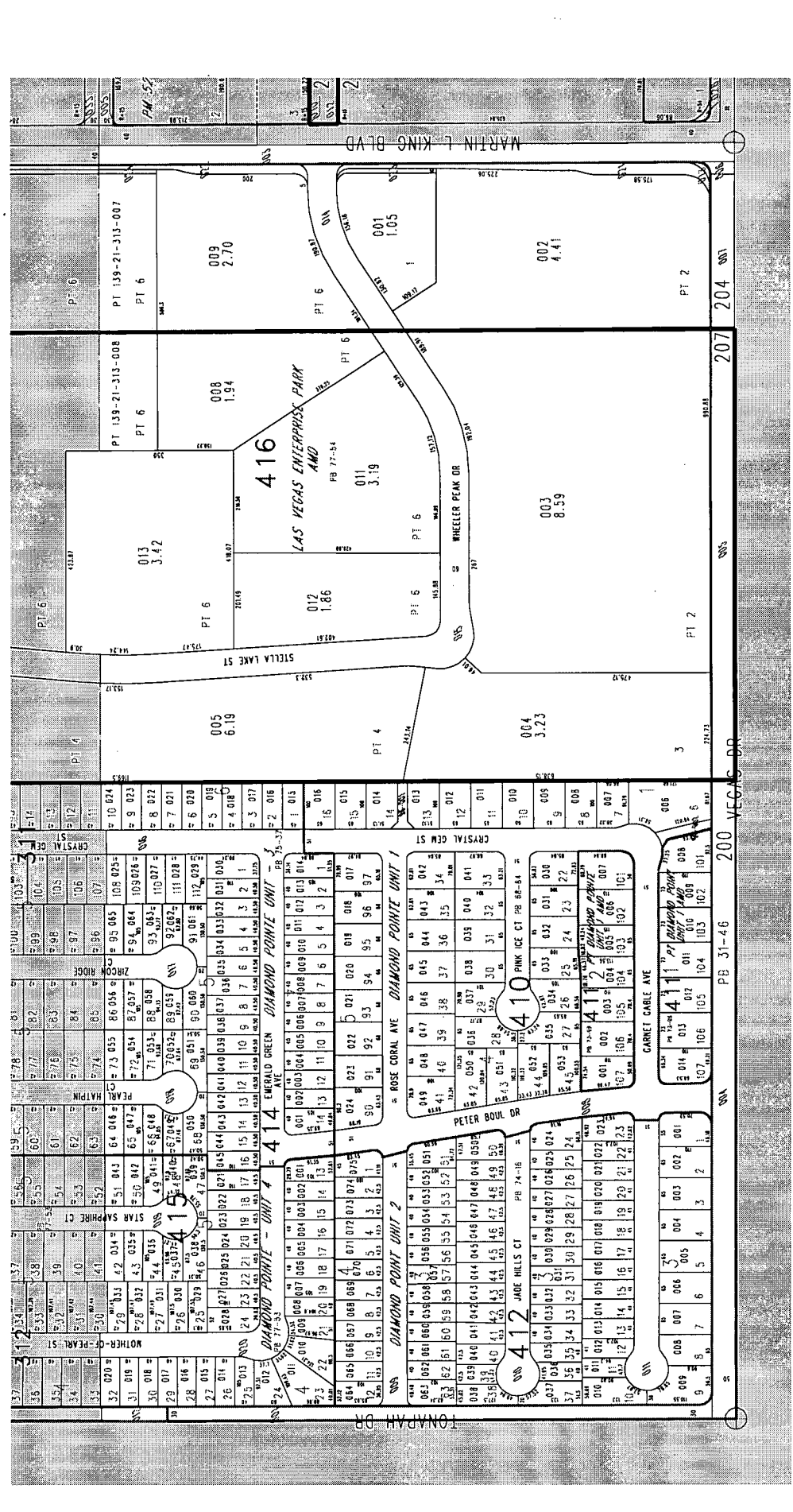
AVERAGE
DA VALUE
35

MAP LEGEND

PARCEL BOUNDARY
SUBD BOUNDARY
ROAD EASEMENT
PM/LD BOUNDARY
MATCH LINE / LEADER LINE
ROAD ID NUMBER

NOTES

USE THIS SCALE WHEN MAP REDUCED FROM 11X17 ORIGINAL



TAX DIST 200,204,207

SDR-18336

01/11/07 PC

Deed



Separator Sheet

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Grantor(s) described on "Exhibit A" attached hereto and made a part hereof
hereby GRANT(S), BARGAIN(S), SELL(S) and CONVEY(S) to CITY OF LAS VEGAS, a Municipal
Corporation

that property is Clerk
described as:
County, Nevada,
... See "Exhibit B" attached hereto and made a part hereof. ...

THIS DOCUMENT HAS BEEN SIGNED IN COUNTERPART
*****This Document is being re-recorded to correct the Grantors*****

This document is being re-recorded to correct
the legal description.

Dated September 2, 1994

*****SEE ATTACHED SIGNATURE PAGES*****

STATE OF NEVADA
COUNTY OF _____
On _____ before me, the
undersigned, a Notary Public in and for said State, personally appeared _____
personally known to me (or proved to me on the basis of satisfactory
evidence) to be the person(s) whose name(s) is/are subscribed to the within
instrument and acknowledged to me that he/she/they executed the same in
his/her/their individual capacity(ies), and that he/she/they executed the same as
the instrument the person(s), or the entity upon behalf of which the person(s)
acted, executed the instrument.
WITNESS my hand and official seal
Signature _____ (The seal is official record only)
Name _____ (Typed or printed) _____

Title Order No. 93-21-72099
Encum No. 93-21-72099-77

WHEN RECORDED MAIL TO
Name CITY OF LAS VEGAS
Street 400 E. Stewart Ave. 10th Floor
Address Las Vegas, NV 89101
City & State Attn: Rick De Ambrosio
Economic Division
7708-01/04

550105 00512

Order No. 93-21-72299-37

Exhibit "A"

Creditors:

WILLIAM FREDERICK and ELLIEN FREDERICK, as Trustees of the Steinberg Trust, dated May 27, 1922, as to an undivided 1/8 interest; MELBA STEINBERG, as Successor Trustee of the Joseph and Melba Steinberg Living Trust, dated April 27, 1927, as to an undivided 2/27th interest; L & J Olsen Trust, dated March 13, 1927, as to an undivided 1/16th interest; Edna Rose Crane Irrevocable Trust, as to an undivided 1/3 interest; MARK G. KODOL, Trustee of the Mark Family Trust 1/7/78, dated December 18, 1921, as to an undivided 1/8th interest; MARK G. KODOL, Trustee of the Edna Rose Crane Trust 1/7/78, dated September 20, 1923, as to an undivided 1/12th interest; and MARK G. KODOL, Trustee of the Tracy Rose Edge Trust 1/7/78, dated September 20, 1923, as to an undivided 1/12th interest; and JOHN F. CORDE, as to an undivided 1/8 interest.

"EXHIBIT B"

The land referred to is situated in the State of Nevada, County of Clark, City of Las Vegas, and is described as follows:

The Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section 23, Township 30 South, Range 41 East, N.E.S. 1/4, Clark County, Nevada.

RESERVED EXCEPTING FIFTY (50) FEET OF THE SOUTHWEST CORNER OF SAID PARCEL TWO (2) DESCRIBED ON EXHIBIT "C" ATTACHED HERETO.

ALSO EXCEPTING THEREFROM THE EAST FIFTY (50) FEET AS CONVEYED TO THE STATE OF NEVADA FOR ROAD PURPOSES BY DEED RECORDED APRIL 20, 1949 IN BOOK 66 OF DEEDS, PAGE 33, AS DOCUMENT NO. 219578 OF OFFICIAL RECORDS.

FURTHER EXCEPTING THEREFROM THAT PORTION OF SAID LAND AS CONVEYED TO THE CITY OF LAS VEGAS BY DEED RECORDED NOVEMBER 24, 1965 AS DOCUMENT NO. 941851 OF OFFICIAL RECORDS.

FURTHER EXCEPTING THEREFROM THE SOUTHERLY FIFTY (50) FEET AS CONVEYED TO THE CITY OF LAS VEGAS FOR ROAD PURPOSES BY DEED RECORDED APRIL 17, 1970 IN BOOK 28 AS DOCUMENT NO. 28075 OF OFFICIAL RECORDS.

950106.00512

ATTACHED TO THAT CERTAIN CHART, BANCORP'S SALE DEED DATED SEPTEMBER 2, 1994

SELLER'S SIGNATURE PAGE

REDEEMED TRUST

JOSEPH & MELBA HENFIELD LIVING TRUST

By: William H. Hainley, Trustee

By: Melba Hainley, Trustee

By: William H. Hainley, Trustee

By: John F. Cohen, Individual

NEW BONE CRANE IRREVOCABLE TRUST

L & J COHEN TRUST

By: George E. Miller

By: John F. Cohen, Executor

SECOND TRUSTEE TRUST 11/21/91, DEEDS
LONE ROCK TRUST 11/21/91 and LONE
ROCK TRUST 11/21/91

By: Mark G. Hagan, Trustee

STATE OF NEVADA

COUNTY OF CLARK

On this 11th day of SEPTEMBER, 1994, personally appeared before me, a Notary Public,
Carol M. Miller

known to me to be the person whose name is subscribed to the above instrument,
and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

NOTARY PUBLIC
State of Nevada
My Commission Expires May 15, 1995

Carol M. Miller
Notary Public in and for said County and State

ATTACHED TO THAT CERTAIN CHART BANGS SALE DEED DATED SEPTEMBER 2, 1966

SELLER SIGNATURE PAGE

WEDGEMO TRUST

JOHN & MELBA WEDGEMO LIVING TRUST

By: William Wedgemo, Trustee

By: Melba Wedgemo, Trustee

By: Willa Wedgemo, Trustee

By: John & Melba Wedgemo, Trustee

SEA BONE COAST TRUST

L & J COAST TRUST

By: Harry H. Walker, Trustee

By: John & Melba Wedgemo, Trustee

SEVEN EIGHTY THREE TRUST U/A, TRUSTEE
SEVEN EIGHTY THREE TRUST U/A, and the
TRUST SEVEN EIGHTY THREE TRUST U/A

By: Mark E. Roper, Trustee

STATE OF ARIZONA	1
COUNTY OF CLARK	1

On this 21st day of September, 1966, I, James L. Roper, County Clerk of Arizona, a public officer, do hereby certify that the foregoing is a true and correct copy of the original instrument as the same appears from the records of the County of Clark, State of Arizona.

James L. Roper
County Clerk of Arizona

STUDYING TRUST

JOSEPH & MELOA BRUMFIELD LIVING TRUST

By Willie Kersland
Notary Public, Successor Trustee

Sam F. Cohen, individual

HOW SOME COUNTRIES INDESTRUCTIBLE TRUST

L & J ECHEN TRUST

By: Gary E. Mohler, Trustee

241
Joan P. Cohen, Contractor

ROCKY MOUNTAIN TRUST U/T/A/, DENISE
LENN ROCKY TRUST U/T/A/ and the
TRACE RIDGE ROCKY TRUST U/T/A

2
By Mark C. Rogat, Trustee

State of CALIFORNIA
County of LOS ANGELES

On April 23 1944 before me, Walter C. Smith, Justice of the Peace
DATE NAME TITLE OF OFFICER I.O. NO. AND COUNTY STATE
 personally appeared John A. Smith John A. Smith
NAME OF PERSON NAME OF PERSON

☐ personally known to me - OR - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.
Sylvia (L) Friedman
SIGNATURE OF AGENT

SELLERS SIGNATURE PAGE

RESCINDING TRUST

JOSEPH & MELBA BOWFIELD LIVING TRUST

By: William B. Bowfield, Trustee

By: Melba Bowfield, Trustee

By: Byline Bowfield, Trustee

By: Joan P. Cohen, Individual

RESCINDING TRUST

L. & J. COHEN TRUST

By: Ray E. Cohen, Trustee

By: Joan P. Cohen, Trustee

RESCINDING TRUST 11/1/71, RESCINDING
L. & J. COHEN TRUST 11/1/71, RESCINDING
TRUST, REBORN TRUST 11/1/71

William B. Bowfield

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

On September 2, 1984, before me the undersigned, a Notary Public in and for said State, personally appeared

JOAN P. COHEN

known to me to be the person(s) whose name(s) appear(s) in the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

WITNESSED my hand and official seal this

September 2, 1984.



(This area for official record only)

750135.00575

State of Mississippi
County of Jefferson
On September 27 1994, before me, James H. Hester
personally appeared Willie C. Hester

☐ personally known to me - or - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in the authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal:
James H. Hester



RE-RECORDED

CLARK COUNTY, MISSISSIPPI ADDITIONAL VENDOR'S RECORDS RECORDED AT REQUEST OF: OLD REPUBLIC TITLE COMPANY OF ME 81-12-10 88178 881 BOOK 198113 PAGE 88178 FEE .00 NPTX \$14.00	CLARK COUNTY, MISSISSIPPI ADDITIONAL VENDOR'S RECORDS RECORDED AT REQUEST OF: OLD REPUBLIC TITLE COMPANY OF ME 81-12-10 88178 881 BOOK 198113 PAGE 88178 FEE .00 NPTX \$14.00
---	---

PARCEL TWO (2): EXHIBIT "C"

That portion of the East Half (E 1/2) of the Southwest Quarter (SW 1/4) of Section 21, Township 20 South, Range 61 East, N.D.B.M., described as follows:

COMMENCING at the Northeast corner of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section 21;
 THENCE North 89°32'33" West along the North line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section 21, a distance of 40.00 feet to a point in the West line of that parcel of land, 40.00 feet wide (Highland Drive) conveyed to the State of Nevada by Deed recorded April 20, 1949 as Document No. 310578 of Clark County Official Records;
 THENCE South 0°17'00" West along the West line of Highland Drive a distance of 674.38 feet to the TRUE POINT OF BEGINNING;
 THENCE North 89°32'34" West a distance of 1392.14 feet to a point in the West line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section 21;
 THENCE South 00°19'39" West along the West lines of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) and the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of said Section 21, a distance of 674.10 feet;
 THENCE South 89°32'35" East a distance of 1292.66 feet to a point in the aforementioned West line of Highland Drive;
 THENCE North 00°17'00" East along the West line of Highland Drive, a distance of 674.10 feet to the TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM the East Forty (40) feet as conveyed to the State of Nevada for road purposes by Deed recorded April 20, 1949 in Book 60 of Deeds, Page 33, as Document No. 310578 of Official Records.

ATTESTED

CLARK COUNTY, NEVADA
 JUDITH A. VANDEVER, RECORDER
 RECORDED AT REQUEST OF:
 OLD REPUBLIC TITLE COMPANY OF NE
 10-05-95 09:11 DB1 10
 BOOK: 951005 INST: 00356
 FEE: 16.00 RPT: EX003

2,326.35
139-21-402-003 / 139-21-402-004

RE-RECORDED
GRANT, BARGAIN AND SALE DEED

50106-08512

RE-RECORDED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Grantor(s) described on "Exhibit A" attached hereto and made a part hereof

hereby GRANT(S), BARGAIN(S), SELL(S) and CONVEY(S) to CITY OF LAS VEGAS, a Municipal Corporation

that property is Clark
described as:

County, Nevada,

• • • See "Exhibit B" attached hereto and made a part hereof. • • •

THIS DOCUMENT HAS BEEN SIGNED IN COUNTERPART

*****this document is being re-recorded to correct the Grantors*****

This document is being re-recorded to correct
the legal description.

Dated September 2, 1994

*****SEE ATTACHED SIGNATURE PAGES*****

STATE OF NEVADA

COUNTY OF _____

On _____ before me, the
undersigned, a Notary Public in and for said State, personally appeared _____

personally known to me (or proved to me on the basis of satisfactory
evidence) to be the person(s) whose name(s) were subscribed to the within
instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that he/she/they signed and/or on
the instrument the person(s), or the entity upon behalf of which the person(s)
acted, executed the instrument.

WITNESS my hand and official seal.

Signature _____

(This space for official notarial seal)

Name _____

(typed or printed)

WAT'S BELTIN 11-01 LINE FOR SIGNATURE'S USE

Title Order No. 93-21-7209B

Escrow No. 93-21-7209B-77

WHEN RECORDED MAIL TO

Name CITY OF LAS VEGAS
Street 400 E. Stewart Ave. 10th Floor
Address Las Vegas, NV 89101
City & State Attn: Nick De Ambrosio
Economic Division

7708-01701

SDR-18336
01/11/07 PC

Order No. 93-21-72098-JF

Exhibit "A"

Grantors:

WILLIAM STEINBERG and SYLVIA STEINBERG, as Trustees of the Steinberg Trust, dated May 27, 1982, as to an undivided 2/9 interest; MELBA BERNFELD, as Successor Trustee of the Joseph and Melba Bernfeld Living Trust, dated April 27, 1987, as to an undivided 2/27th interest; L & J Cohen Trust, dated March 13, 1987, as to an undivided 1/54th interest; Edna Rose Crane Irrevocable Trust, as to an undivided 1/3 interest; MARK G. KOGUT, Trustee of the Kogut Family Trust U/T/A, dated December 18, 1985, as to an undivided 1/6th interest; MARK G. KOGUT, Trustee of the Debbie Lynn Kogut Trust U/T/A, dated September 20, 1985, as to an undivided 1/12th interest; and MARK G. KOGUT, Trustee of the Tracy Renee Kogut Trust U/T/A, dated September 20, 1985, as to an undivided 1/12th interest; and JOAN P. CORREI, as to an undivided 1/54 interest.

Order No. : 93-21-7209B-JV

"EXHIBIT B"

The land referred to is situated in the State of Nevada, County of Clark, City of Las Vegas, and is described as follows:

The Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section 21, Township 20 South, Range 51 East, N.D.B.M., Clark County, Nevada.

EXCEPTING THEREFROM any portion lying within the boundaries of Parcel Two (2) described on Exhibit "C" attached hereto

ALSO EXCEPTING THEREFROM the East Forty (40) feet as conveyed to the State of Nevada for road purposes by Deed recorded April 20, 1949 in Book 60 of Deeds, Page 33, as Document No. 310578 of Official Records.

FURTHER EXCEPTING THEREFROM that portion of said land as conveyed to the City of Las Vegas by Deed recorded November 24, 1965 as Document No. 341891 of Official Records.

FURTHER EXCEPTING THEREFROM the Southerly Fifty (50) feet as conveyed to the City of Las Vegas for road purposes by Deed recorded April 17, 1970 in Book 26 as Document No. 20075 of Official Records.

30106.00512

ATTACHED TO THAT CERTAIN GRANT, BARGAIN, SALE DEED DATED SEPTEMBER 2, 1994

SELLERS SIGNATURE PAGE

STEDBERG TRUST

By: William Steinberg, Trustee
By: Sylvia Steinberg, Trustee

JOSEPH & MELBA BERGFELD LIVING TRUST

By: Melba Bergfeld, Trustee
By: Joan F. Cohen, Individual

RENA ROSE CRANE IRREVOCABLE TRUST

By: Barbara E. Mohler
Barbara E. Mohler, Trustee

L & J COHEN TRUST

By: Joan F. Cohen, Executrix

ROBERT FAMILY TRUST U/T/A, DENISE
LEON ROBERT TRUST U/T/A and the
TRACY ROBERT ROBERT TRUST U/T/A

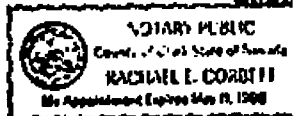
By: Mark G. Fogel, Trustee

STATE OF NEVADA

COUNTY OF CLARK

On the 14th day of September, 1994 personally appeared before me, a notary public,
CAITIE MONROE

personally known (or proved) to me to be the person whose name is subscribed to the above instrument
and acknowledged that he executed the instrument



Rachael E. Corbett
Notary Public in and for said County and State

50106.00512

ATTACHED TO THAT CERTAIN GRANT BARGAIN SALE DEED DATED SEPTEMBER 2, 1994

SELLERS SIGNATURE PAGE

STEINBERG TRUST

By: William Steinberg, Trustee

By: Sylvia Steinberg, Trustee

JOSEPH & MELBA BEFORMED LIVING TRUST

By: Melba Bernfeld, Trustee

By: Joseph F. Cohen
- Joseph F. Cohen, Individual

EDNA ROSE CRANE IRREVOCABLE TRUST

By: Gary E. Kohler, Trustee

L. & J COHEN TRUST

By: Joseph F. Cohen
- Joseph F. Cohen, Individual

ROGUT FAMILY TRUST U/T/A, DENISE
LOAN ROGUT TRUST U/T/A and the
TRACY RENEE ROGUT TRUST U/T/A

By: Mark G. Rogut, Trustee

STATE OF NEVADA
COUNTY OF CLARK

On the 12th day of September, 1994, personally appeared before me, a notary public,
Joseph F. Cohen
personally known (or proved) to me to be the person whose name is subscribed to the above instrument
and acknowledged that he executed the instrument



Elaine S. Richards
Notary Public in and for said County and State

450106.00512

ATTACHED TO THAT CERTAIN GRANT, BARGAIN SALE DEED DATED SEPTEMBER 2, 1994

SELLERS SIGNATURE PAGE

STEINBERG TRUST

JOSEPH & MELBA BERNFELD LIVING TRUST

By: William Steinberg
William Steinberg, Trustee

By: Melba Bernfeld
Melba Bernfeld, Successor Trustee

By: Sylvia W. Friedman
Sylvia W. Friedman, Trustee

Joan F. Cohen, Individual

SENA ROSE CRANE IRREVOCABLE TRUST

L & J COHEN TRUST

By: Gary E. Mahler
Gary E. Mahler, Trustee

By: Joan F. Cohen
Joan F. Cohen, Executrix

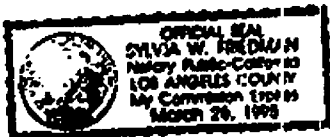
ROGOT FAMILY TRUST U/T/A, DENISE
LEON ROGOT TRUST U/T/A and the
TRACY DENISE ROGOT TRUST U/T/A

By: Mark G. Rogot
Mark G. Rogot, Trustee

State of CALIFORNIA
County of LOS ANGELES

On Sept 23, 1994 before me, Sylvia W. Friedman, Notary Public
personally appeared William Steinberg
NAME OF SIGNED

☐ personally known to me - CIR - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Sylvia W. Friedman
SIGNATURE OF NOTARY

50106.00512

ATTACHED TO THAT CERTAIN GRANT, EARGATH, SALE DEED DATED SEPTEMBER 2, 1994

SELLERS SIGNATURE PAGE

STEINBERG TRUST

JOSEPH & MELBA BERNFELD LIVING TRUST

By: William Steinberg, Trustee

By: Melba Bernfeld, Trustee

By: Sylvia Steinberg, Trustee

Joan F. Cohen, Individual

HENR ROSE CRANE IRREVOCABLE TRUST

L & J COHEN TRUST

By: Gary S. Mohler, Trustee

By: Joan F. Cohen, Executrix

KOGUT FAMILY TRUST U/T/A, DENNIE
LYNN KOGUT TRUST U/T/A and the
TRACY DENNIE KOGUT TRUST U/T/A

Mark G. Kogut

STATE OF NEWARK CALIFORNIA

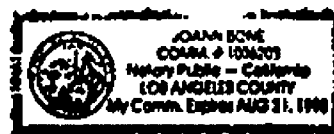
COUNTY OF LOS ANGELES

On September 9, 1994 before me, the
undersigned, a Notary Public in and for said State, personally appeared
Mark G/ Kogut

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by virtue of their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Signature: Joanna Bone
Name: Joanna Bone
(typed or printed)



(This area for official material only)

950106.00512

NOTARY ACKNOWLEDGEMENT ATTACHED TO THAT CERTAIN GRANT, BARGAIN SALE DEED DATED 09/02/1994

State of Nevada

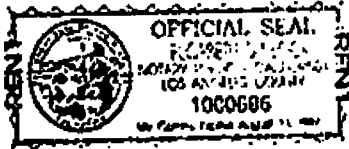
County of Clark

On September 13, 1995, before me, Notary Public

personally appeared William J. Vanover

☐ personally known to me - or - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.



RE-RECORDED

CLARK COUNTY, NEVADA
JUDITH A. VANOVER, RECORDER
RECORDED AT REQUEST OF:

OLD REPUBLIC TITLE COMPANY OF NE
01-13-95 00186 001
BOOK: 950113 PAGE: 00196
FEE: .00 RPT: EX1003

CLARK COUNTY, NEVADA
JUDITH A. VANOVER, RECORDER
RECORDED AT REQUEST OF:

OLD REPUBLIC TITLE COMPANY OF NE
01-06-95 00186 001
BOOK: 950106 00512
FEE: .00 RPT: 2,326.35

951005.00356

EXHIBIT "C"

PARCEL TWO (2):

That portion of the East Half (E 1/2) of the Southwest Quarter (SW 1/4) of Section 21, Township 20 South, Range 61 East, M.D.B.&M., described as follows:

COMMENCING at the Northeast corner of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section 21;
THENCE North 89°32'33" West along the North line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section 21, a distance of 40.00 feet to a point in the West line of that parcel of land, 40.00 feet wide (Highland Drive) conveyed to the State of Nevada by Deed recorded April 20, 1949 as Document No. 310578 of Clark County Official Records;
THENCE South 0°17'00" West along the West line of Highland Drive a distance of 674.38 feet to the TRUE POINT OF BEGINNING;
THENCE North 89°32'34" West a distance of 1292.14 feet to a point in the West line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section 21;
THENCE South 00°19'39" West along the West lines of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) and the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of said Section 21, a distance of 574.10 feet;
THENCE South 89°32'35" East a distance of 1292.66 feet to a point in the aforementioned West line of Highland Drive;
THENCE North 00°17'00" East along the West line of Highland Drive, a distance of 674.10 feet to the TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM the East Forty (40) feet as conveyed to the State of Nevada for road purposes by Deed recorded April 20, 1949 in Book 60 of Deeds, Page 33, as Document No. 310578 of Official Records.

RECORDED

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:
OLD REPUBLIC TITLE COMPANY OF NE
10-05-95 09:11 DB1 10
BOOK: 951005 OFFICIAL RECORDS
INST: 00356
FEE: 16.00 RPT: EX#003

SOFI



Separator Sheet

Legal Description



Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: SDR-18330 APN: 139-21-416-012, -005, -004

Name of Property Owner: City of Las Vegas

Name of Applicant: Cox Communications Las Vegas

To the best of your knowledge, does the Mayor or any member of the City Council or Planning Commission have any financial interest in this or any other property with the property owner, applicant, the property owner or applicant's general or limited partners, or an officer of their corporation or limited liability company?

☐ Yes

☒ No

If yes, please indicate the member of the City Council or Planning Commission who is involved and list the name(s) of the person or persons with whom the City Official holds an interest. Also list the Assessor's Parcel Number if the property in which the interest is held is different from the case parcel.

City Official: *[Signature]*

Partner(s): _____

APN: _____

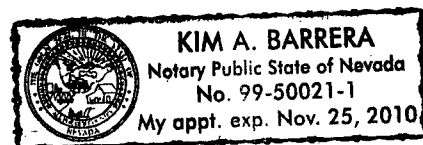
Signature of Property Owner/Authorized Agent: *Douglas Selby*

Print Name: Douglas Selby

Subscribed and sworn before me

This 28 day of November, 2006

[Signature]
Notary Public in and for said County and State



Justification Letter



JUSTIFICATION LETTER

Separator Sheet

Application



A P P L I C A T I O N

Separator Sheet

398-A147

November 27, 2006

Planning and Development Department
City of Las Vegas
731 South Fourth Street
Las Vegas, Nevada 89101

**Re: Justification Letter – Site Development plan Review
Cox Communications Facility – Parking – 1700 Vegas Drive
APNs 139-21-416-003, -004, and a portion of -005**

To Whom It May Concern:

On behalf of our Client, Cox Communications Las Vegas, G. C. Wallace, Inc. (GCW) respectfully requests a Site Development Plan review for the subject parcels. This request is being made in order to comply with the requirements of the Temporary Commercial Permit, TCP-16835. The parcels described above are to be used for employee and fleet parking. No buildings or structures are planned for those parcels, as reflected on the attached site plan.

Diamond planters are being used in the parking lot design in order to provide continuity with the existing parking lots, which have diamond planters. Handicap parking in the fleet lots is not shown as these lots are considered to be motor pool lots. Please reference the attached email from Terry Smith of the City of Las Vegas.

The following items are included for your review and consideration:

Pre-application Submittal Checklist
Signed and notarized Application/Petition Form
Signed and notarized Statement of Financial Interest
Application Fee (\$800.00)

An executed Purchase Sale Agreement for the three vacant lots. Please note that this sale is anticipated to close in January 2007; therefore, there is no recorded deed as of this date. Supporting documents include Earnest Money Contract (Purchase Agreement) and Special Warranty Deed.

Legal Description
Site Plan (19 folded, 1 rolled)
Landscape Plan (3 folded, 1 rolled)
1 Set of Site and Landscape Plans, Reduced, 8½"x11"
Copy of the email from Terry Smith regarding handicap parking in the fleet parking areas

SDR-18336
01/11/07 PC

City of Las Vegas
November 27, 2006
Page 2 of 2

398-A147

Please schedule this Site Development Plan Review for public hearing at the January 11, 2007, Planning Commission. Should you have any questions or require additional information, please do not hesitate to contact us. Thank you for your consideration of this request.

Very truly yours,

G. C. WALLACE, INC.


Roy D. Clark, P.E.
Vice President

vlr
Enclosures

c: Jeff Ryder, Cox Communications

SDR-18336
01/11/07 PC

Application



APPLICATION

Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Cox Communications Facility - Parking
Project Address (Location) 1700 Vegas Drive
Project Name Cox Communications Facility - Parking Proposed Use Parking
Assessor's Parcel #(s) 139-21-416-012, -004, & a portion of -005 Ward # 5
General Plan: existing Lt. Indust. proposed N/A Zoning: existing C-PB proposed C-PB
Commercial Square Footage N/A Floor Area Ratio N/A
Gross Acres ±8.1 Lots/Units N/A Density N/A
Additional Information Property to be developed as fleet parking

PROPERTY OWNER City of Las Vegas Contact DOUGLAS A. SELBY
Address 400 Stewart Avenue Phone: 229-6501 Fax: _____
City Las Vegas State NV Zip 89101

APPLICANT Cox Communications - Las Vegas Contact Jeff Ryder
Address 121 S. Martin Luther King Blvd. Phone: 384-8084 Fax: _____
City Las Vegas State NV Zip 89106-4309

REPRESENTATIVE G. C. Wallace, Inc. Contact Roy Clark
Address 1555 S. Rainbow Blvd. Phone: 804-2112 Fax: 804-6421
City Las Vegas State NV Zip 89146

Property Owner Signature* Douglas Selby

*An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.

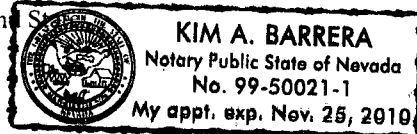
Print Name Douglas Selby

Subscribed and sworn before me

This 28 day of November, 20 06

[Signature]

Notary Public in and for said County and State of



FOR DEPARTMENT USE ONLY

Case # SDR 18336
Meeting Date: 1/11/07
Total Fee: \$800.00
Date Received:* 11/23/06
Received By: _____

* The application will not be deemed complete until the submitted materials have been reviewed by the Planning and Development Department for consistency with applicable sections of the Zoning Ordinance.

Hansen Sheet



Separator Sheet

City of Las Vegas
400 Stewart Ave
Las Vegas, NV 89101-2927

SITE DEVELOPMENT PLAN REVIEW

Report Date 11/29/2006 03:50 PM

Submitted By

Page 1

A/P # 18336 Type SDR Issued Date Issued By

Parcel 13921416012

Location

Owner CITY OF LAS VEGAS

Phone

Address 400 E STEWART AVE
LAS VEGAS NV 89101-2913

Country ☐ Foreign

Applicant's Full Name G.C. WALLACE, INC.

Day Phone (702)804-2124 x

Fax (702)804-4390

Address 1555 SOUTH RAINBOW BOULEVARD
LAS VEGAS NV
89146

Pager

Fees

NOTIFICATION & ADVERTISING FEE	300.00
PROCESSING FEE	500.00
Total Paid	800.00

Declared Value 0.00

Type of Work

Calculated Value 0.00

Square Footage 8.10 ACRE

Actual Value 0.00

Comments

SDR-183363 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: COX COMMUNICATIONS OWNER: CITY OF LAS VEGAS - Request for a Site Development Plan Review FOR A PROPOSED FLEET PARKING LOT on 11.28 acres on the north side of Vegas Drive, approximately 1,065 feet west of Martin L. King Boulevard (APN 139-21-416-004, 005 and 012), C-PB (Planned Business Park) Zone, Ward 5 (Weekly).

Signature of Owner (If Owner Builder)

Date

Signature of Contractor or Authorized Agent

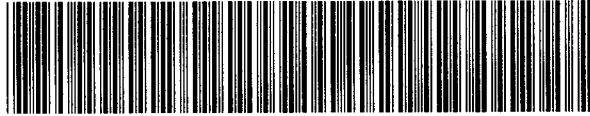
Date

Project Checklist



Separator Sheet

Public Hearing Notice



PUBLIC HEARING NOTICE

Separator Sheet

Pre-Application Conference		CITY OF LAS VEGAS Planning & Development Department SUBMITTAL CHECKLIST		Additional Notes
Item Required				
YES	NO			
APPLICATION				
☒	☐	Signed and notarized by <i>all</i> property owners or authorized agent(s)		
☒	☐	Grant deed and legal description		
☒	☐	<i>Detailed</i> justification letter		
☒	☐	Reduced 8.5" x 11" copy of <i>all</i> plans and elevations		
☒	☐	Full size, rolled, color copy of <i>all</i> plans and elevations		
☒	☐	Correct fee(s): \$ <u>500</u> \$ <u>300</u> \$ <u> </u> Total = \$ <u>800</u>		
☒	☐	Statement of Financial Interest		
☐	☒	Development Impact Notice and Assessment (DINA)		
☐	☒	Project of Regional Significance		
SITE PLAN				
				Folded Plans: <u>19</u> Rolled/Colored Plans: <u>1</u>
☒	☐	11" x 17" min. to 24" x 36" max. page size		
☒	☐	North arrow, scale, and vicinity map		
☒	☐	<i>All</i> property lines and present dimensions labeled		
☒	☐	<i>All</i> building setbacks labeled		
☒	☐	<i>All</i> adjacent existing land uses and street names labeled		
☒	☐	<i>All</i> points of ingress and egress shown		
☒	☐	ADA accessibility requirements shown/labeled		
☒	☐	Parking standard(s) utilized: <u> </u>		
☒	☐	Parking space count and typical dimensions labeled		
☒	☐	#regular #compact #handicap Total		
☒	☐	<i>All</i> free-standing sign locations shown and heights and sizes noted		
LANDSCAPE PLAN				
				Folded Plans: <u>3</u> Rolled/Colored Plans: <u>1</u>
☒	☐	11" x 17" min. to 24" x 36" max. page size		CAN BE COMBINED WITH SITE PLAN.
☒	☐	North arrow, scale, and vicinity map		
☒	☐	<i>All</i> property lines and present dimensions labeled		
☒	☐	<i>All</i> required perimeter landscape planters shown		
☒	☐	<i>All</i> required parking lot fingers/islands shown		
☒	☐	Quantity, size, species/variety of <i>all</i> trees, shrubs, and ground cover		
BUILDING ELEVATIONS				
				Folded Plans: <u>0</u> Rolled/Colored Plans: <u>0</u>
☐	☐	11" x 17" min. to 24" x 36" max. page size		
☐	☐	Scale and building dimensions labeled		
☐	☐	North, south, east, and west elevations of <i>all</i> buildings		
☐	☐	<i>All</i> building materials and colors noted		
☐	☐	8" x 10" photo of original color and material board		
☐	☐	<i>All</i> wall sign locations shown and sizes noted		
FLOOR PLANS				
				Folded Plans: Rolled Plans:
☐	☐	11" x 17" min. to 24" x 36" max. page size		A Real
☐	☐	Scale and building dimensions labeled		
☐	☐	<i>All</i> building entrances/exits shown		
☐	☐	Use of <i>all</i> rooms noted/labeled		

THIS FORM MUST ACCOMPANY THE APPLICATION SUBMITTAL and is valid for no more than 60 days after the Pre-App date.

Applicant: ROY CLARK / GC WALLACE Application Type: SITE PLAN REVIEW

APN: 139-21-416-003 TH 005 Location: VEGAS / MLK.

11/1/06

Final DRT



Separator Sheet

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



Planning and Development Department
Current Planning Division
731 South Fourth Street
Las Vegas, Nevada 89101
(702) 229-6301 phone (702) 385-7268 fax

SDR-18336 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: COX COMMUNICATIONS OWNER: CITY OF LAS VEGAS - Request for a Site Development Plan Review FOR A PROPOSED FLEET PARKING LOT on 11.28 acres on the north side of Vegas Drive, approximately 1,065 feet west of Martin L. King Boulevard (APN 139-21-416-004, 005 and 012), C-PB (Planned Business Park) Zone, Ward 5 (Weekly).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S $\frac{1}{2}$) OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$) OF SECTION 21, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M.

PLANNING COMMISSION: **JANUARY 11, 2007** CITY COUNCIL: **FEBRUARY 7, 2007**

CASE PLANNER: **JOHN KORKOSZ**



PUBLIC HEARING

Comments Due: **DECEMBER 13, 2006**

Comments not returned by the due date will not be incorporated into the staff report for this case. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to Dorothy Marsili (damarsili@lasvegasnevada.gov), the Agenda Tech responsible for this case. If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

Route Form



Separator Sheet

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

REQUEST FOR COMMENT

FROM: PLANNING AND DEVELOPMENT

SDR-18336

HAND DELIVERED

*DEVELOPMENT COORDINATION (DPW)	GARY REID	DSC
FIRE ENGINEERING	OZZIE MIRKHAH	DSC
*FLOOD CONTROL (DPW)	RAUL CRUZ	DSC
*LAND DEVELOPMENT (DPW)	JEFF GALAMBAS	DSC
PERMITS/ INSPECTIONS	ROD CLARK	DSC
*RIGHT-OF-WAY (DPW)	CAROLYN CAVINESS	DSC
*SANITARY SEWERS (DPW)	TIM PARKS	DSC
*TRAFFIC ENGINEERING (DPW)	RICK SCHROEDER	DSC

SENT VIA COURIER/ US MAIL OR INTER-OFFICE MAIL

<CCSD>	GUY CORRADO	4212 EUCALYPTUS ANNEX
METRO	SGT. ROBERT ROSHACK	7 th FLOOR CITY HALL
OFFICE OF BUSINESS DEVELOPMENT	DAVID BRATCHER	2 nd FLOOR CITY HALL EXPANSION
NEIGHBORHOOD SERVICES	ANNE KILPONEN	2 nd FLOOR CITY HALL
*TEFO (DPW)	TOM WILKING	3104 BONANZA ROAD
*STREETS & SANITATION (DPW)	JERRY WALKER	2900 RONEBUS
*PARKS & OPEN SPACES (DPW)	JOHN BLACK	2900 RONEBUS
*SID (DPW)	T. McDANIEL	4 th FLOOR CITY HALL
*SURVEY (DPW)	ALAN RIEKKI	WEST YARD
<EMBARQ> (SDPR only)	SANDRA HOLLEY	330 VALLEY VIEW BOULEVARD
LAS VEGAS VALLEY WATER DISTRICT (NO PLANS)	DOA J. MEADE, ENGINEERING DESIGN DIVISION	1001 S. VALLEY VIEW BLVD.

*** ONLY THOSE INDICATED WITH A STAR ARE TO BE ROUTED TO GARY REID, SR. ENG. ASSOC.**
ALL OTHER DIVISIONS PLEASE ROUTE YOUR COMMENTS DIRECTLY TO THE PLANNING AND
DEVELOPMENT DEPARTMENT < US MAIL DELIVERY>

SDPR
11/28/2006

Neighborhood Services List



Separator Sheet

City of Las Vegas - Planning and Development Department.

Development Notification

PC Meeting: January 11, 2007

The following neighborhood associations are located within approximately one(1) mile of this development application and have been notified of this case by the Planning and Development Department:

SDR-18336

Aida Brents Resident Council

Berkley Square NA

Bonanza Village NA

Diamond Point NA

G-704 NA

Harry Levy Gardens Resident Council

Rancho Manor NA

Rancho Oakey NA

Rancho South NA

Whispering Timbers HOA

WLV-NAA1

WLV-NAA2

WLV-NAA3

WLV-NAA4

WLV-NAA6

WLV-NAA7

WLV-NAA8

Public Hearing Notice



Separator Sheet

NOTICE OF PUBLIC HEARING

SITE DEVELOPMENT PLAN REVIEW

MEETING: PLANNING COMMISSION
DATE: JANUARY 11, 2007
TIME: 6:00 P.M.
LOCATION: CITY COUNCIL CHAMBERS
400 STEWART AVENUE
LAS VEGAS, NEVADA

SDR-18336

APPLICANT: COX COMMUNICATIONS - OWNER: CITY OF LAS VEGAS - REQUEST FOR A SITE DEVELOPMENT PLAN REVIEW FOR A PROPOSED PARKING LOT ON 11.28 ACRES ON THE NORTH SIDE OF VEGAS DRIVE, APPROXIMATELY 1,065 FEET WEST OF MARTIN L. KING BOULEVARD (APN 139-21-416-004, 005 AND 012), C-PB (PLANNED BUSINESS PARK) ZONE, WARD 5 (WEEKLY).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 21, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M.

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file written objections thereto or approval thereof with the Planning and Development Department, Current Planning Division, Development Services Center, 731 South Fourth Street, Las Vegas, Nevada 89101. Final Action on this request may be determined by the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. You may not receive an additional notice for the City Council meeting. For further information, please call (702) 229-6301 (TDD 386-9108) <http://www.lasvegasnevada.gov>.



JOHN KORKOSZ, PLANNING SUPERVISOR
PLANNING AND DEVELOPMENT DEPARTMENT
CURRENT PLANNING DIVISION

SEE LOCATION MAP ON REVERSE SIDE



Applicant Letter



APPLICANT LETTER

Separator Sheet

CITY OF LAS VEGAS**ONE MOTION / ONE VOTE****Planning and Development Department****Current Planning Division****731 South Fourth Street****Las Vegas, Nevada 89101****(702) 229-6301 Phone (702) 385-7268 Fax**

SUBJECT: SDR-18336 - APPLICANT: COX COMMUNICATIONS - OWNER: CITY OF LAS VEGAS PROPERTY OWNER AS OF 7-20-2006: COX COMMUNICATIONS LAS VEGAS, INC.

The above item has been placed on the One Motion/One Vote portion of the Planning Commission Agenda for the *January 11, 2007* Planning Commission meeting. All of these items will be placed at the beginning of the agenda. The Chairman of the Planning Commission will open them at the same time.

Enclosed please find the proposed conditions of approval. If you agree to these conditions, please sign this form and fax it to Dorothy Marsili at 385-7268. If there is no one present at the Planning Commission meeting who wants to discuss this item, you will not be called to the podium to discuss the case. However, you must be present in case any Planning Commissioner or member of the public wants to discuss the item. If you have any questions, please contact my office at (702) 229-6301.

Please sign and date that you have read and agree to the conditions.

Dina Denicole

Signature

JANUARY 11, 2007

Date

TINA DENICOLE

Please print name

COX COMMUNICATIONS LAS VEGAS, INC.

Company Name

Sincerely,

John Korkosz
Planning Supervisor
Current Planning Division

CITY OF LAS VEGAS**ONE MOTION/ONE VOTE**

Planning and Development Department
Current Planning Division
731 South Fourth Street
Las Vegas, Nevada 89101
(702) 229-6301 Phone (702) 385-7268 Fax

SUBJECT: SDR-18336 - APPLICANT: COX COMMUNICATIONS - OWNER: CITY OF LAS VEGAS

The above item has been placed on the One Motion/One Vote portion of the Planning Commission Agenda for the *January 11, 2007* Planning Commission meeting. All of these items will be placed at the beginning of the agenda. The Chairman of the Planning Commission will open them at the same time.

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Please sign and date that you have read and agree to the conditions.

Ray D. Clark

Signature

1/9/07

Date

Ray D. Clark

Please print name

GC WALLACE INC.

Company Name

Sincerely,

John Korkosz
Planning Supervisor
Current Planning Division

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

www.lasvegasnevada.gov

December 29, 2006

Mr. Doug Selby
City of Las Vegas
400 Stewart Avenue
Las Vegas, Nevada 89101

RE: SDR-18336 - SITE DEVELOPMENT PLAN REVIEW

Dear Mr. Selby:

Please be advised the City Planning Commission at its regular meeting on **January 11, 2007** as referred to above, will consider your request. This meeting will be held at 6:00 P.M. at the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada.

A copy of staff's recommendations, any conditions related to your application and the **final agenda** will be mailed to you prior to the meeting. If you do not receive these documents by the day of the meeting, please call the Current Planning Division at 229-6301 or come into the Development Services Center at 731 South Fourth Street to request your copies.

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

Sincerely,

John Korkosz, Planning Supervisor
Planning and Development Department
Current Planning Division

JK:dm

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Lawrence Weekly
Steve Wolfson
Lois Tarkanian
Steven D. Ross

City Manager
Douglas A. Selby

cc: Mr. Jeff Ryder
Cox Communications
121 South Martin Luther King Boulevard
Las Vegas, Nevada 89106

Mr. Roy Clark
G.C. Wallace, Incorporated
1555 South Rainbow Boulevard
Las Vegas, Nevada 89146



Action Letter



ACTION LETTER

Separator Sheet

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

www.lasvegasnevada.gov

January 12, 2007

Mr. Doug Selby
City of Las Vegas
400 Stewart Avenue
Las Vegas, Nevada 89101

RE: SDR-18336 - SITE DEVELOPMENT PLAN REVIEW

Dear Mr. Selby:

Your request for a Site Development Plan Review FOR A PROPOSED PARKING LOT on 11.28 acres on the north side of Vegas Drive, approximately 1,065 feet west of Martin L. King Boulevard (APN 139-21-416-004, 005 and 012), C-PB (Planned Business Park) Zone, Ward 5 (Weekly), was considered by the Planning Commission on January 11, 2007.

The Planning Commission voted to ***APPROVE*** your request, subject to the following:

Planning and Development

1. Conformance to the conditions for Rezoning (Z-0136-94).
2. This approval shall be void two years from the date of final approval, unless a building permit has been issued for the proposed parking lot. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. All development shall be in conformance with the site plans and landscape plans, date stamped 11/28/06, except as amended by conditions herein.
4. A technical site/landscape plan, signed and sealed by a Registered Architect, Landscape Architect, Residential Designer or Civil Engineer, must be submitted prior to or at the same time application is made for a building permit. A permanent underground sprinkler system is required, and shall be permanently maintained in a satisfactory manner; the landscape plan shall include irrigation specifications. The technical landscape plan shall include landscape islands with a minimum width of five feet, as measured from the inside of the curbing, and minimum length equal to the length of the adjacent parking spaces where diamond-shaped parking lot planters are shown on the conceptual landscape plan.

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Lawrence Weekly
Steve Wolfson
Lois Tarkanian
Steven D. Ross

City Manager
Douglas A. Selby



5. Pre-planting and post-planting landscape inspections are required to ensure the appropriate plant material, location, size of planters, and landscape plans are being utilized. The Planning and Development Department must be contacted to schedule an inspection prior to the start of the landscape installation and after the landscape installation is completed. A certificate of occupancy will not be issued or the final inspection will not be approved until the landscape inspections have been completed.
6. All utility boxes exceeding 27 cubic feet in size shall meet the standards of LVMC Title 19.12.040.
7. Parking lot lighting standards shall be no more than 30 feet in height and shall utilize downward-directed lights with full cut-off luminaires. Lighting on the exterior of buildings shall be shielded and shall be downward-directed. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties.
8. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

Public Works

9. Remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site. All existing paving damaged or removed by this development shall be restored at its original location and to its original width concurrent with development of this site.
10. Construct all incomplete half-street improvements on Stella Lake Street and Wheeler Peak Drive adjacent to this site concurrent with development of this site.
11. All private improvements and landscaping installed with this project shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections.
12. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the submittal of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct

Mr. Doug Selby
SDR-18336 - Page Three
January 12, 2007

such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.

13. Site development to comply with all applicable conditions of approval for Z-136-94 and all other subsequent site-related actions.

This action by the Planning Commission on *January 11, 2007* is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision or there is a review action filed by the City Council within the same time period. The Notice of Final Action was filed with the Las Vegas City Clerk on *January 12, 2007*.

Sincerely,

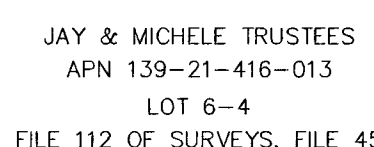


John Korkosz, Planning Supervisor
Planning and Development Department
Current Planning Division

JK:dm

cc: Mr. Jeff Ryder
Cox Communications
121 South Martin Luther King Boulevard
Las Vegas, Nevada 89106

Mr. Roy Clark
G.C. Wallace, Incorporated
1555 South Rainbow Boulevard
Las Vegas, Nevada 89146



CITY OF LAS VEGAS
METRO POLICE SUBSTATION
PART APN 139-21-416-003
PART LOT 4
NOTE: NO DEED RECORDED

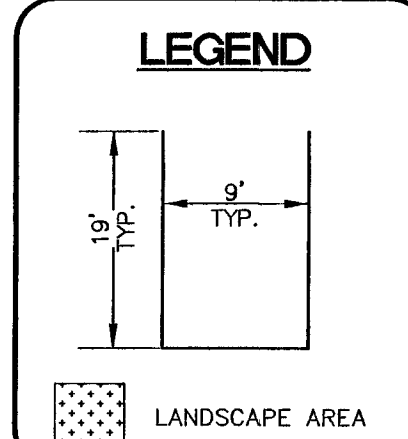
PARKING SPACES COUNT

PARKING LOT 1: 285 SPACES
PARKING LOT 1 AREA=140.593.80 SF.
PARKING LOT 1 LANDSCAPE AREA=23.392 SF.

PARKING LOT 2:..... 209 SPACES
PARKING LOT 2 AREA=98,001.37 SF.
PARKING LOT 2 LANDSCAPE AREA=20,157 SF.

PARKING LOT 3:.....140 SPACES
PARKING LOT 3 AREA=80,546.25 SF.
PARKING LOT 2 LANDSCAPE AREA=20,637 SF.

TOTAL PARKING SPACES:	634 SPACES
TOTAL LANDSCAPE AREA:	64,186 SF.



CITY OF LAS VEGAS
APN 139-21-416-011
LOT 6-2
FILE 96 OF SURVEYS, PAGE 4

PARKING LOT 3
(TOTAL PARKING SPACES=190)

"NO BUILDINGS"
80,546 S.F.
1,849 AC

PARKING LOT 2
(TOTAL PARKING SPACES=233)

PARKING LOT 1
(TOTAL PARKING SPACES=306)

APN 139-21-416-003

COX COMMUNICATIONS LAS VEGAS
"FORMER VETERANS ADMINISTRATION
AMBULATORY CARE CENTER"
APN 139-21-416-003
PART LOT 2

RECEIVED
NOV 28 2006

NOTE:
EXISTING 20' DRAINAGE EASEMENT TO BE RELOCATED TO
MATCH EXISTING CHANNEL LOCATION.

APPROVED

CITY COUNCIL DATE: 2/4
PLANNING COMMISSION DATE: 3/14/07
BY: John K. Koster

COX COMMUNICATIONS LAS VEGAS INC.

COX COMMUNICATION • MLK AND VEGAS

PRELIMINARY PARKING LOT LAYOUT

SDR-18336

01/11/07 PC
DRAWING

F-1

1 OF 1 SHTS

PROJECT NO.
398-a147

DESIGN: _____
DRAWN: _____
CHECK: _____

G. C. WALLACE COMPANIES
ENGINEERS | PLANNERS | SURVEYORS
555 S. RAINBOW BOULEVARD • LAS VEGAS NV 89146
TEL: 702.804.2000 • F: 702.804.2299 • GCWALLACE.COM

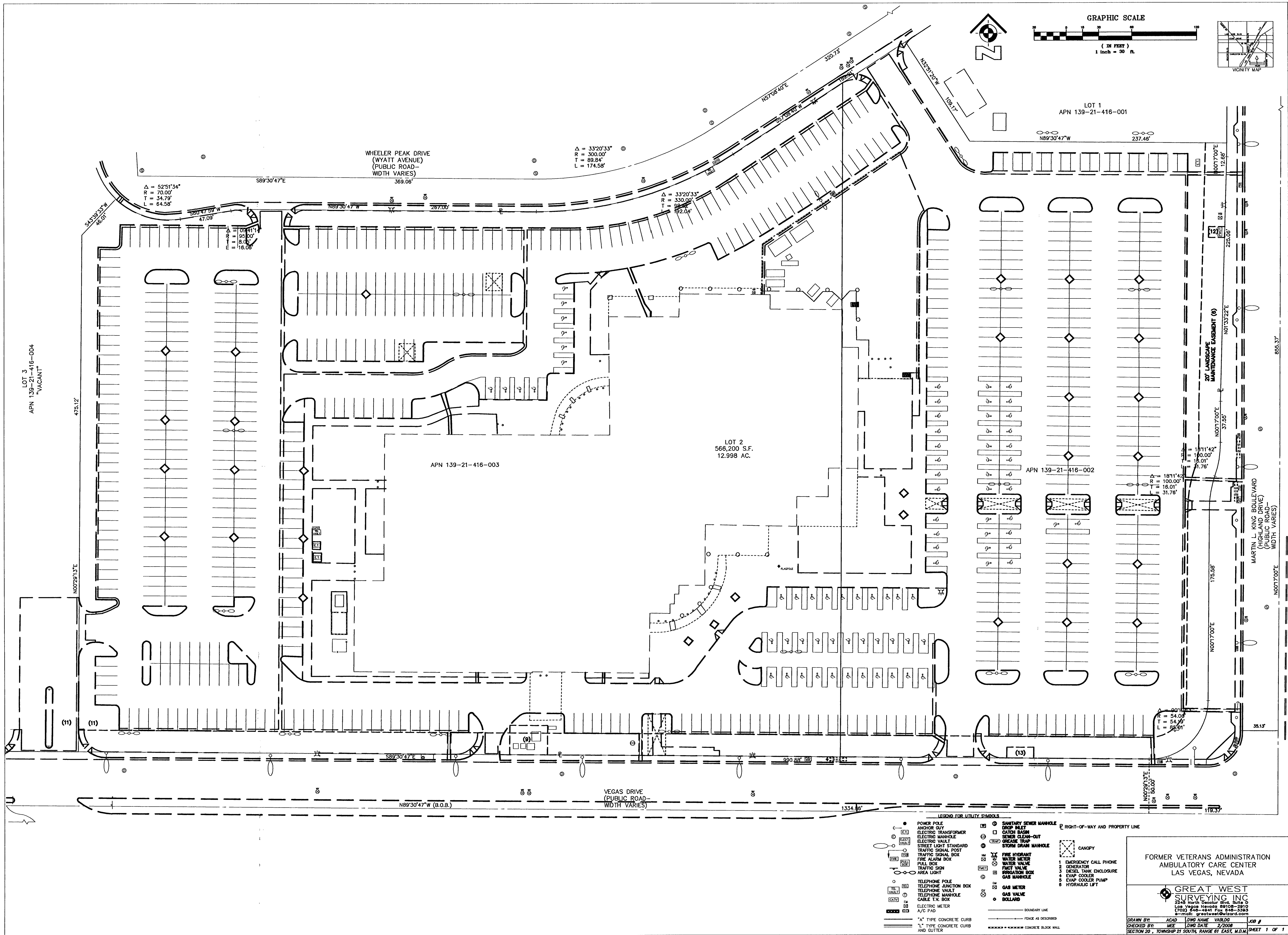
LAS VEGAS • SACRAMENTO • RENO

AS VEGAS · SACRAMENT

SDR 1833% PC 1/11/07 Approved F.A.

% COMPLETE

2024-08-08 08:00:00

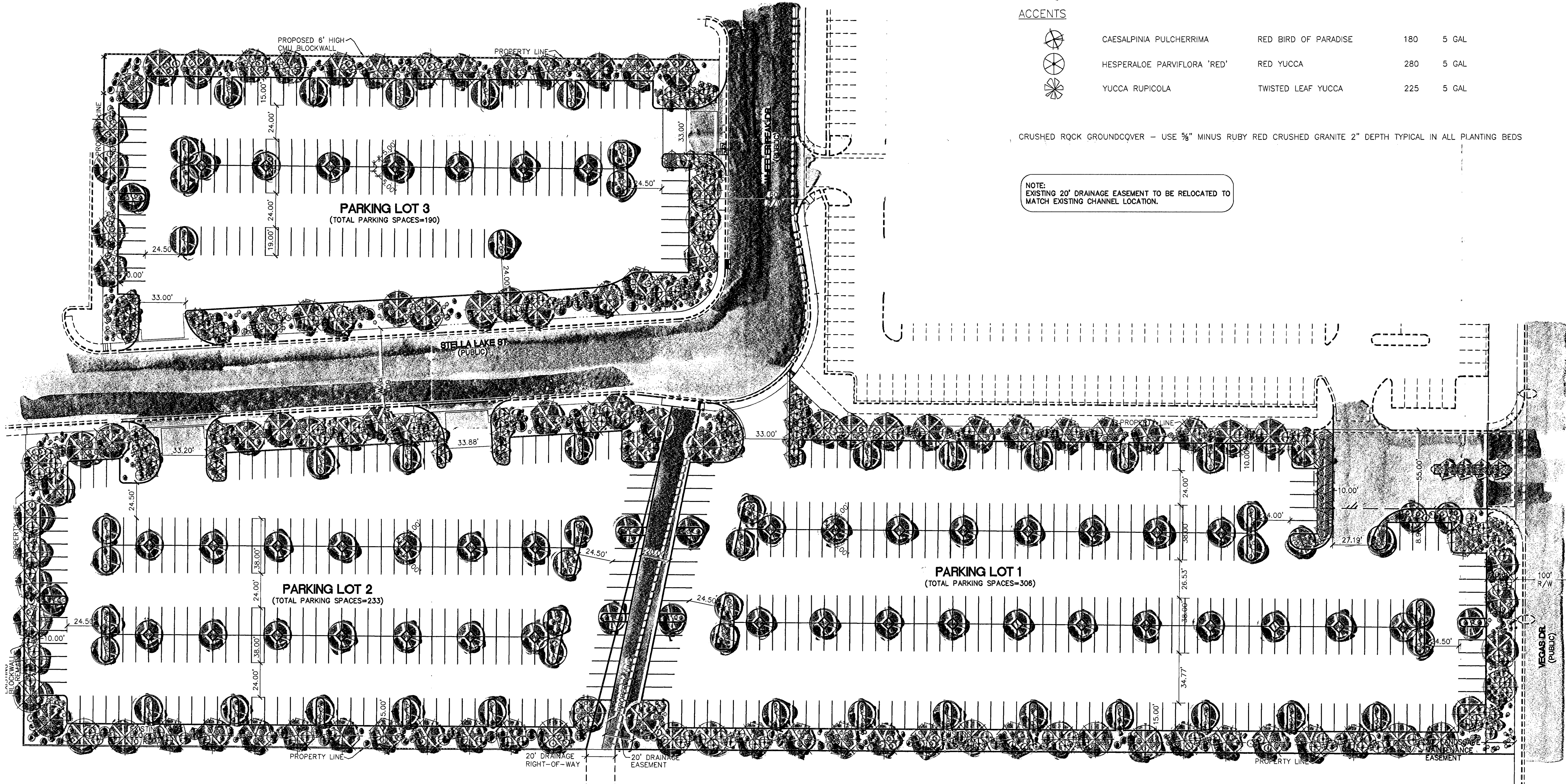
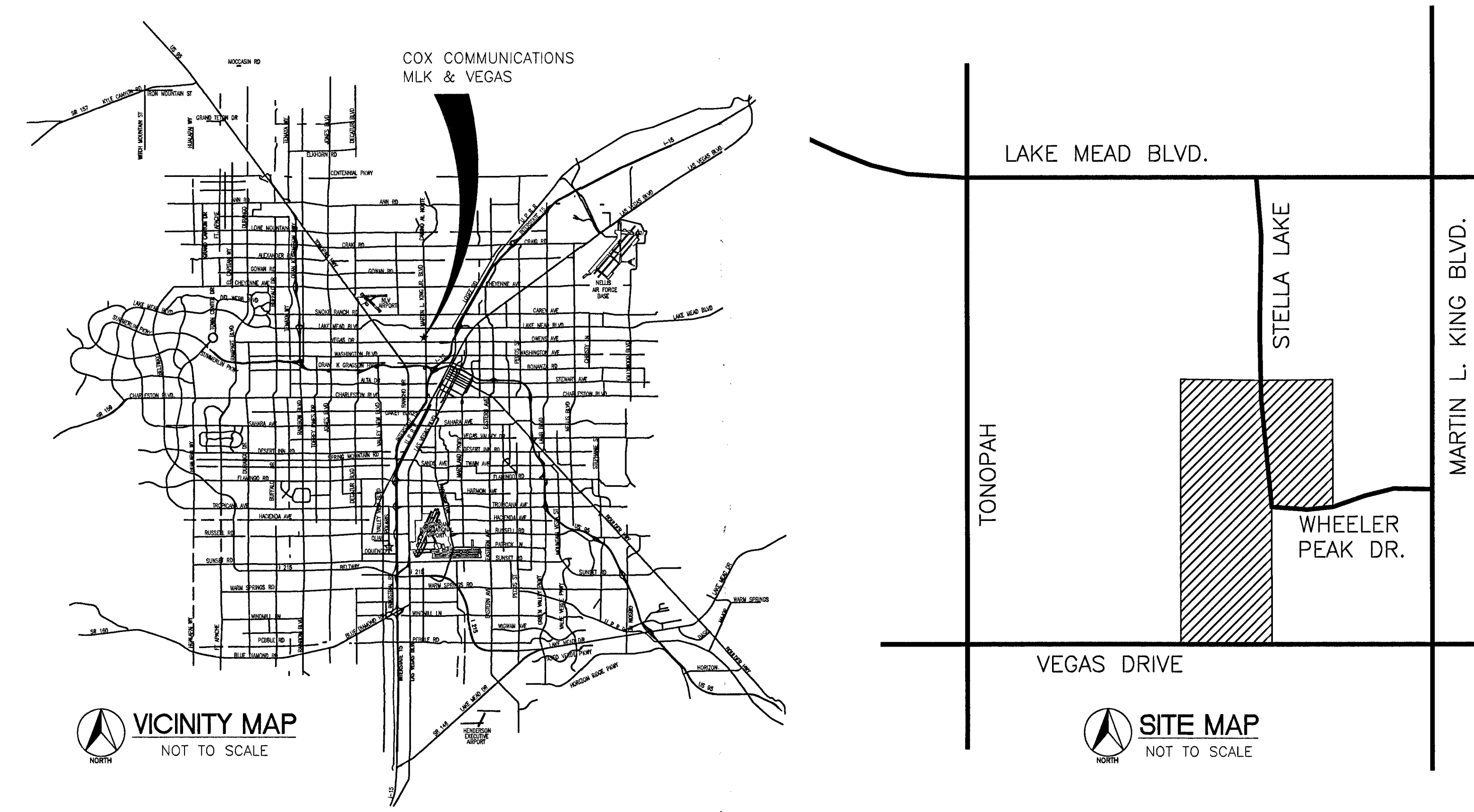


SDR-18336
01/11/07 PC

RECEIVED
NOV 28 2006

S:\Current Projects\6069 Cox Comm's Parking auto.dwg

03-2-2006



PLANT SCHEDULE					
SYMBOL	BOTANICAL NAME	COMMON NAME	QTY.	SIZE	REMARKS
TREES					
	CERCIDIUM X 'DESERT MUSEUM'	DESERT MUSEM PALO VERDE	52	24" BOX	MULTI TRUNK
	CHITALPA TASHKENTENSIS 'PINK DAWN'	CHITALPA 'PINK'	99	24" BOX	STANDARD TRK
	NERIUM OLEANDER	OLEANDER	41	24" BOX	STANDARD TRK
	PROSOPIS GLANDULOSA 'MAVERICK'	THORNLESS TEXAS HONEY MESQUITE	55	24" BOX	MULTI TRUNK
SHRUBS					
	ROSMARINUS OFFICINALIS 'TUSCAN BLUE'	UPRIGHT ROSEMARY	118	5 GAL	
	EREMOPHILA MACULATA	VALENTINE BUSH	235	5 GAL	
GROUNDCOVERS					
	ACACIA REDOLENS 'DESERT CARPET'	TRAILING ACACIA	246	5 GAL	
	BACCHARIS HYBRID 'STARN THOMPSON'	STARN THOMPSON BACCHARIS	90	5 GAL	
	LANTANA MONTEVIDENSIS	PURPLE TRAILING LANTANA	540	5 GAL	
ACCENTS					
	CAESALPINIA PULCHERRIMA	RED BIRD OF PARADISE	180	5 GAL	
	HESPERALOE PARVIFLORA 'RED'	RED YUCCA	280	5 GAL	
	YUCCA RUPICOLA	TWISTED LEAF YUCCA	225	5 GAL	

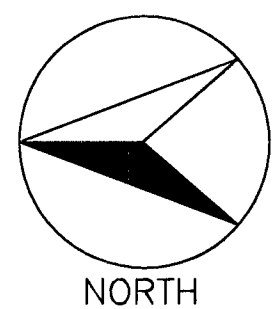
CRUSHED ROCK GROUNDCOVER - USE 3/8" MINUS RUBY RED CRUSHED GRANITE 2" DEPTH TYPICAL IN ALL PLANTING BEDS

NOTE:
EXISTING 20' DRAINAGE EASEMENT TO BE RELOCATED TO
MATCH EXISTING CHANNEL LOCATION.

APPROVED
CITY COUNCIL DATE: 11/14
PLANNING COMMISSION DATE: 11/14
BY: [Signature]
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

RECEIVED
NOV 28 2006

SDR-18336
01/11/07 PC



0 20' 40' 80'
SCALE: 1"=40'-0"

Hill
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Consultant

Seal

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Description

By

Date

Rev

Project Name:
COX COMMUNICATIONS
MLK & VEGAS DRIVE
LAS VEGAS, NV
Sheet Title:
LANDSCAPE PLAN

Drawn/Checked By
DH

Date
11/21/06

Project Number
6069

Sheet Number

L 2.01

Approved P.A.