

RESOLUTION NO. R-11-2007

A RESOLUTION CONCERNING CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 – FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET); FIXING THE TIME AND PLACE WHEN COMPLAINTS, PROTESTS, AND OBJECTIONS TO THE FINAL ASSESSMENT ROLL FOR THE DISTRICT WILL BE HEARD; PROVIDING FOR THE MANNER OF GIVING NOTICE OF THE HEARING ON THE FINAL ASSESSMENT ROLL; PRESCRIBING OTHER DETAILS IN CONNECTION THEREWITH; RATIFYING ALL ACTION TAKEN CONSISTENT WITH THE PROVISIONS HEREOF; AND PROVIDING THE EFFECTIVE DATE HEREOF.

Summary: Public Hearing Notice

WHEREAS, the City Council of the City of Las Vegas in the County of Clark, State of Nevada, (hereinafter the "City Council" and the "City," respectively) pursuant to an ordinance heretofore adopted (the "Creation Ordinance") created the City of Las Vegas, Nevada, Special Improvement District No. 1516 – Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (the "District") and ordered the acquisition, improvement and maintenance of a Commercial Area Vitalization Project, as defined in NRS 271.063 (the "Project"); and

WHEREAS, the City Council has heretofore determined that the cost and expense of the Project is to be paid by special assessments levied against the benefited lots, tracts and parcels of land in the District which the City Council has determined will receive special benefits (and corresponding market value increases) from the Project; and

WHEREAS, NRS 271.360 provides that the City Council may determine the cost of the Project to be assessed after making the construction contract, or after determining the net cost to the City, but not necessarily after the completion of the Project; and

WHEREAS, in accordance with NRS 271.360, the City Council has determined and does hereby declare that the net cost to the City for the Project (including all necessary incidentals which either have been or will be incurred in connection with the District) is \$245,052, of which \$0.00 is available from other sources and \$245,052 is to be assessed upon the benefited lots, tracts and parcels of land in the District, which the City Council has determined will receive special benefits and corresponding market value increases from the Project; and

WHEREAS, the City Council by resolution heretofore adopted, directed the City Engineer (with the assistance of the City Engineer Division) to make out a final assessment roll; and

WHEREAS, the City Council, together with the City Engineer, made out a final assessment roll for the District which contains, among other things, the names and addresses of the last known owners of the property to be assessed, a description of each lot, tract, or parcel of land to be assessed, and the amount of the proposed assessment to be levied thereon. The City Engineer has reported the final assessment roll to the City Council and the City Engineer has prepared and filed the final assessment roll with the City Clerk; and

WHEREAS, the City Council has determined, and does hereby determine, that all of the assessable property in the City which is specially benefited by the Project, and only that property which is so specially benefited, is included on the final assessment roll; and

WHEREAS, the City Council has also determined, and does hereby determine, that the notice for a hearing on the proposed final assessment roll, which is provided for herein, is reasonably calculated to inform each interested person of the proceedings concerning the District, which may directly and adversely affect his or her legally protected rights and interests.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAS VEGAS IN THE COUNTY OF CLARK, IN THE STATE OF NEVADA; THAT:

Section 1. All actions, proceedings, matters, and things heretofore taken, had, and done by the City and the officers thereof (not inconsistent with the provisions of this Resolution) concerning the District, be, and the same hereby are, ratified, approved and confirmed.

Section 2. The total cost of the District to the City, including all necessary incidentals, which either have been or will be incurred in connection with the District, shall be paid by the assessable property in the District as designated in the Creation Ordinance. The total cost of the Project shall be apportioned and the amount to be assessed shall be as follows:

Total Cost	Estimated Amount of Special Assessment	Amount Available from Other Sources
\$245,052	\$245,052	\$0.00

Section 3. The proposed final assessment roll for the District has been examined by the City Council, is tentatively approved, and is ordered filed in the office of the City Clerk.

Section 4. Wednesday, February 21, 2007 at 1:00 P.M., at the City of Las Vegas Council Chambers, 400 Stewart Avenue, Las Vegas, Nevada, be, and the same hereby is, fixed as the date, time and place when the City Council will hear and consider complaints, protests and objections to the final assessment roll, to the amount of each of the assessments, and to the regularity of the proceedings in making such assessments (whether made verbally or in writing) by the owners of the assessable property specially benefited by the Project in the District and proposed to be assessed, or by any party or person interested, and by all parties or persons aggrieved by such assessments.

Section 5. The City Clerk shall give notice by publication in the Las Vegas Review-Journal, a newspaper of general circulation in the City and a newspaper of general circulation in the District. Such notice to be published at least once a week, for three consecutive publications, by three weekly insertions, the first such publication in said newspaper to be at least 15 days prior to the date of the hearing. It shall not be necessary that the notice be published on the same day of the week, but not less than 14 days shall intervene between the first publication in such newspaper and the last publication in the same newspaper. Such publication shall be verified by the affidavit of the publishers and filed with the City Clerk. In accordance with NRS 271.380 (2), the City Clerk or Deputy City Clerk shall also give notice by registered or certified mail by depositing a copy of such notice in the United States mail, postage prepaid, as first-class mail, at least 20 days prior to such hearing, to the last known owner or owners of each tract being assessed at his or their last known address or addresses. Proof of mailing shall be made by the affidavit of the City Clerk or Deputy City Clerk and such proof shall be filed with the City Clerk, provided however, that failure to mail any such notice or notices shall not invalidate any assessment or any other proceedings concerning the District. Proof of the publication and proof of the mailing shall be maintained in the permanent records of the office of the City Clerk until all special assessments and special assessment bonds issued (if such special assessment bonds are hereafter issued) appertaining thereto, have been paid in full, both principal and interest, or any claim is barred by an appropriate statute of limitations. The City Council hereby determines that the manner of giving notice herein provided by publication and by registered or certified mail is reasonably calculated to inform the parties of the

proceedings concerning the District and the levying of assessments, which may directly and adversely affect their legally protected interests. Such notice shall be provided in NRS 271.380 and shall be substantially in the following form:

(Start of Form)

NOTICE OF THE FILING OF FINAL ASSESSMENT ROLL, OF THE OPPORTUNITY TO FILE WRITTEN COMPLAINTS, PROTESTS, OR OBJECTIONS, AND OF THE ASSESSMENT HEARING, ALL CONCERNING THAT CERTAIN AREA TO BE ASSESSED FOR IMPROVEMENTS WITHIN THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 – FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET).

NOTICE IS HEREBY GIVEN, that the final assessment roll for the City of Las Vegas, Nevada, Special Improvement District No. 1516 – Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (the "District") in and for the City of Las Vegas in the County of Clark, State of Nevada, which has been made out by the City Council of City of Las Vegas, together with the City Engineer, has been filed on January 17, 2007, in the office of the City Clerk and since such date, the final assessment roll has been, and now is available for examination by any interested person during regular office hours, Monday through Friday 8:00 a.m. until 5:00 p.m. The boundaries of the District are described in the Special Improvement District No. 1516 Creation Ordinance heretofore adopted (the "Creation Ordinance"). The street to be improved by the improvements is:

Fremont Street (BOTH SIDES) from the center line of Las Vegas
Boulevard to the center line of 8th Street.

The amounts to be assessed for the improvements in the District will be levied upon all tracts in the District, i.e., upon all abutting tracts in proportion to the special benefits derived (as shown by the estimated benefits and corresponding market value increases). However, an equitable adjustment will be made for assessments to be levied against wedge or "V" or other irregularly shaped lots or lands, if any, and for any lot, tract or parcel not specially benefited by the improvements so that assessments according to benefits are to be equal and uniform. The costs to be assessed against and the maximum amount of benefits estimated (and corresponding market value increases) to be conferred upon each piece or parcel of property in the District is stated in the assessment plat and addendum thereto designated "Tabulation of Parcels" or Final assessment roll. In cases of wedge or "V" or any other irregularly shaped tracts, the amount apportioned thereto shall be in proportion to the special benefits thereby derived.

The following methodology will determine the assessments against parcels in the District. The acreage of a parcel in the District will be multiplied by a weighting factor, depending upon the street or streets which the parcel fronts. The categories of streets shall be weighted as follows: a) Fremont Street frontage will be weighted at 1.5; and b) side street frontage (Las Vegas Boulevard, Sixth Street, Seventh Street, and Eighth Street) will be weighted at 1.0. The assessments will equal the weighting factor times the acreage of the parcel, divided by the total weighted acreage in the District, times the total amount assessed for the Project.

Such basis of assessments has been designated by the City Council in the Creation Ordinance heretofore adopted. The costs to be assessed against, and the maximum amount of benefits estimated to be conferred upon each lot, tract or parcel of land or property in the District is stated in the final assessment roll. The City Council has determined that each of these tracts will receive special benefits (and corresponding market value increases) from the Project.

The City Council will meet to hear and consider all complaints, protests, and objections to said final assessment roll, to the amount of the assessments, and to the regularity of the proceedings in making such assessments, by the owners of the property specially benefited by, and proposed to be assessed for, the Project. Any person interested and any parties aggrieved by such assessments may be heard on Wednesday, February 21, 2007, at 1:00 p. m. at the City of Las Vegas Council Chambers, 400 Stewart Avenue, in Las Vegas, Nevada. Any complaint, protest, or objection to the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount thereof levied on each lot, tract or parcel of land, shall be deemed waived unless filed in writing with the City Clerk, on or before Friday, February 16, 2007, i.e., at least three days prior to the date set for the assessment hearing.

At the time and place so designated for the hearing, the City Council shall hear and determine all complaints, protests, and objections to the regularity of the proceedings in making such assessments, the correctness of such assessments, the amount levied on any particular lot, tract or parcel of land to be assessed, the amount of the benefits and corresponding market value increases, which have been so made in writing or verbally. The City Council shall further have the power to adjourn such hearing from time to time, and by resolution shall have power, in its discretion, to revise, correct,

confirm, or set aside any assessment and to order that such assessment may be made de novo. The owners of the property to be assessed are advised that this is the final chance to present any evidence as to the amount of the assessments (or other matters to be considered at the hearing) to the City Council. If a person objects to the final assessment roll or to the proposed assessments:

(1) He is entitled to be represented by counsel at the hearing;

(2) Any evidence he desires to present on these issues must be presented at the hearing; and

(3) Evidence on these issues that is not presented at the hearing may not thereafter be presented in an action brought pursuant to NRS 271.395.

Assessments shall be due and payable at the office of the City Treasurer in four (4) substantially equal quarterly installments of principal without interest.

Pursuant to NRS 271.357, the City has established a procedure to allow any person whose principal residence will be included in the District to apply for a hardship determination. A person whose application for a hardship determination has been approved by the City Council is entitled to have the principal amount of the assessment postponed, but is required to pay the interest on the unpaid balance of the assessment at the same rate and upon the same terms as established by the City Council for the assessments. A person desiring to apply for a hardship determination shall file an application no later than February 16, 2007, with the Clark County Department of Social Services (CCSS), 1600 Pinto Lane, Las Vegas, Nevada 89106. Please contact CCSS at (702) 455-8687 for a pre-qualification screening.

Pursuant to NRS 271.395, within 15 days immediately succeeding the effective date of the assessment ordinance to be adopted following the hearing, any person who has filed a complaint, protest, or objection in writing shall have the right to commence an action or suit in any court of competent jurisdiction to correct or set aside such determination. Thereafter, all actions or suits attacking the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount of the assessment levied on each tract, including, without limiting the generality of the foregoing, the defense of confiscation, shall be perpetually barred.

Dated this January 17, 2007.

BARBARA JO RONEMUS, City Clerk

(End of Form)

Section 6. The owner or owners of any lot, tract or parcel of land which is assessed in such final assessment roll, whether named or not in such roll, or any person interested, or any parties aggrieved, may, within three (3) days prior to the date set for the hearing, file with the office of the City Clerk his or her complaints, protests, or objections in writing to said assessment.

Section 7. Whenever any notice is mailed as herein provided, the fact that the person to whom it was addressed does not receive it shall not in any manner invalidate or affect the legality of the notice thereby given.

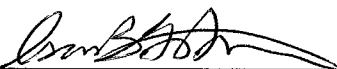
Section 8. The officers of the City be, and they hereby are, authorized and directed to take all action necessary or appropriate to effectuate the provisions of this Resolution.

Section 9. All resolutions, or parts thereof, in conflict herewith are hereby repealed to the extent only of such inconsistency. This repealer shall not be construed to revive any resolution or part of any resolution heretofore repealed.

Section 10. If any section, paragraph, clause, or provision of this Resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause, or provision shall in no way affect any remaining provisions of this Resolution.

Section 11. The City Council has determined, and does hereby declare, that this Resolution shall be in effect immediately after its passage in accordance with law.

PASSED and APPROVED on January 17, 2007.




OSCAR B. GOODMAN, Mayor

Attest:



BARBARA JO RONEMUS, City Clerk

Approved as to form:



Deputy City Attorney

1-2-07

Date

STATE OF NEVADA)
)
COUNTY OF CLARK) ss
)
CITY OF LAS VEGAS)

I, Beverly K. Bridges, the duly chosen and qualified Acting City Clerk of the City of Las Vegas (hereinafter the "City"), in the State of Nevada, do hereby certify:

1. The foregoing pages constitute a true, correct, complete and compared copy of a resolution adopted by the City Council of the City (hereinafter the "City Council") at a meeting held on January 17, 2007.

2. The adoption of the resolution was duly moved and seconded and the resolution was adopted by an affirmative vote of a majority of the members of City Council as follows:

Those Voting Aye: Oscar B. Goodman
 Gary Reese
 Larry Brown
 Lawrence Weekly
 Steve Wolfson
 Lois Tarkanian
 Steven D. Ross

Those Voting Nay: None

Those Absent: None

3. The original of the resolution has been approved and authenticated by the signatures of the Mayor of the City and myself as City Clerk and has been recorded in the regular official record of the City Council kept for that purpose in my office, which record has been duly signed by the officers and properly sealed.

4. All members of the City Council were given due and proper notice of the meeting. Pursuant to § 241.020, Nevada Revised Statutes, written notice of the meeting was given not later than 9:00 a.m. on the third working day before the meeting, including in the notice the time, place, location, and agenda of the meeting:

(a) By posting a copy of the notice at least three working days before the meeting at the principal office of the City Council, or if there is no principal office, at the building in which

the meeting is to be held, and at least three (3) other separate, prominent places within the jurisdiction of the City Council, to wit:

- (i) City Clerk's Bulletin Board
City Hall Plaza
2nd Floor Skybridge
Las Vegas, Nevada
- (ii) Bulletin Board
City Hall Plaza (next door to Metro Records)
Las Vegas, Nevada
- (iii) Las Vegas Library
833 Las Vegas Boulevard North
Las Vegas, Nevada
- (iv) Clark County Government Center
500 South Grand Central Parkway
Las Vegas, Nevada
- (v) Grant Sawyer Building
555 E. Washington Avenue
Las Vegas, Nevada

(b) By mailing a copy of the notice to each person, if any, who has requested notice of the meetings of the City Council in the same manner in which notice is required to be mailed to a member of the City Council. Such notice was delivered to the postal service no later than 9:00 a.m. on the third working day prior to the meeting.

5. Upon request, the City Council provides at no charge, at least one copy of the agenda for its public meetings, any proposed ordinance or regulation which will be discussed at the public meeting, and any other supporting materials provided to the City Council for an item on the agenda, except for certain confidential materials and materials pertaining to closed meetings, as provided by law.

6. A copy of the notice of the meeting was posted on the City's website no later than 9:00 a.m. on the third working day prior to the meeting.

7. A copy of such notice so given of the meeting of the City Council on January 17, 2007 is attached to this certificate as Exhibit "A." A copy of the affidavit of publication of the Notice of Public Hearing is attached hereto as Exhibit "B," and a copy of the minutes of the public hearing held on February 21, 2007, is attached hereto as Exhibit "C."

IN WITNESS WHEREOF, I have hereunto set my hand on this February 21, 2007.

(SEAL)



BEVERLY K. BRIDGES, CMC Acting City Clerk

Exhibit "A"

(Attach Notice of Meeting and Agenda)

CITY COUNCIL AGENDA

COUNCIL CHAMBERS · 400 STEWART AVENUE · PHONE 229-6011

CITY OF LAS VEGAS INTERNET ADDRESS: <http://www.lasvegasnevada.gov>

OSCAR B. GOODMAN, MAYOR (At-Large) · COUNCILMAN GARY REESE, MAYOR PRO TEM (Ward 3)

COUNCIL MEMBERS: LARRY BROWN (Ward 4), LAWRENCE WEEKLY (Ward 5),
STEVE WOLFSON (Ward 2), LOIS TARKANIAN (Ward 1), STEVEN D. ROSS (Ward 6)

Facilities are provided throughout City Hall for convenience of persons with disabilities. For meetings held in the Council Chambers, sound equipment is available for persons with hearing impairments. If you need an accommodation to attend and participate in this meeting, please call the City Clerk's office at 229-6311 and advise of your need at least 48 hours in advance of the meeting. The City's TDD number is 386-9108.

January 17, 2007

Morning Session begins at 9:00 a.m.

Afternoon Session begins at 1:00 p.m.

ALL ITEMS ON THIS AGENDA ARE SCHEDULED FOR ACTION UNLESS SPECIFICALLY NOTED OTHERWISE.

THESE PROCEEDINGS ARE BEING PRESENTED LIVE ON KCLV, CABLE CHANNEL 2, AND ARE CLOSED CAPTIONED FOR OUR HEARING IMPAIRED VIEWERS. THE COUNCIL MEETING, AS WELL AS ALL OTHER KCLV PROGRAMMING, CAN BE VIEWED ON THE INTERNET AT www.kclv.tv. THE PROCEEDINGS WILL BE REBROADCAST ON KCLV CHANNEL 2 AND THE WEB THE WEDNESDAY OF THE MEETING AT 8:00 PM, AND ALSO ON FRIDAY AT 4:00 AM, SATURDAY AT 7:00 PM, SUNDAY AT 7:00 AM AND THE FOLLOWING MONDAY AT 1:00 PM.

DUPLICATE AUDIO CD'S AND DUPLICATE AUDIO/VIDEO DVD'S MAY BE AVAILABLE AT A COST OF \$5.00 EACH THROUGH THE CITY CLERK'S OFFICE.

NOTE: CELLULAR PHONES ARE TO BE TURNED OFF DURING THE COUNCIL MEETING.

CEREMONIAL MATTERS

1. CALL TO ORDER
2. ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW
3. INVOCATION – CHAPLAIN STEVE SANSON, VETERANS AND POLITICS INTERNATIONAL
4. PLEDGE OF ALLEGIANCE
5. RECOGNITION OF THE EMPLOYEE OF THE MONTH
6. RECOGNITION OF THE SENIOR OF THE QUARTER
7. RECOGNITION OF NATIONAL MENTORING MONTH
8. RECOGNITION OF LE CORDON BLEU COLLEGE OF CULINARY ARTS FOR COMMUNITY SERVICE

BUSINESS ITEMS - MORNING

9. Any items from the morning session that the Council, staff and/or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time
10. Approval of the Final Minutes by reference of the regular City Council meeting of December 6, 2006

CONSENT AGENDA

MATTERS LISTED ON THE CONSENT AGENDA ARE CONSIDERED TO BE ROUTINE AND HAVE BEEN RECOMMENDED FOR APPROVAL BY THE SUBMITTING DEPARTMENTS. ALL ITEMS ON THE CONSENT AGENDA MAY BE APPROVED IN A SINGLE MOTION. HOWEVER, IF A COUNCIL MEMBER SO REQUESTS, ANY CONSENT ITEM MAY BE MOVED TO THE DISCUSSION PORTION OF THE AGENDA AND OTHER ACTION, INCLUDING POSTPONEMENT OR DENIAL OF THE ITEM, MAY TAKE PLACE

ADMINISTRATIVE - CONSENT

11. Approval of a Letter of Intent between City Parkway V, Inc., and the Nevada System of Higher Education for the development of academic and medical uses at the northeastern corner of Bonneville Avenue and Grand Central Parkway in Union Park (a portion of APN 139-34-110-003) - Ward 5 (Weekly)

ADMINISTRATIVE SERVICES - CONSENT

12. Approval of an Interlocal Agreement between the City of Las Vegas and the Las Vegas Metropolitan Police Department for the transfer of U.S. Department of Homeland Security grant funds to support the Metro Volunteer Program (\$15,000 – Multipurpose Special Revenue Fund) - All Wards

FIELD OPERATIONS - CONSENT

13. Approval of a Grant of Easement from the City of Las Vegas to Nevada Power Company to cancel and supersede the Right-of-Entry previously on record and continue to allow Nevada Power Company access to the site for electrical systems needs located at 8851 Vegas Drive commonly known as Bruce Trent Park, APNs 138-29-501-007 and 138-29-601-003 - Ward 4 (Brown)
14. Approval of a Grant of Easement from the City of Las Vegas to Nevada Power Company to cancel and supersede the Right-of-Entry previously on record and continue to allow Nevada Power Company access to the site for electrical systems needs located at 889 North Pecos Drive commonly known as Carlos L. Martinez and Darrio J. Hall Family Pool, Freedom Park, APN 139-25-701-002 - Ward 3 (Reese)
15. Approval of a Grant of Easement from the City of Las Vegas to Nevada Power Company to cancel and supersede the Right-of-Entry previously on record and continue to allow Nevada Power Company access to the site for electrical systems needs located at 2901 Harris Avenue and 805 North Mojave Road commonly known as Early Childhood Development Center and Fire Station 8, APNs 139-25-303-015 and 139-25-303-014 - Ward 3 (Reese)
16. Approval of a Purchase and Sale Agreement whereby the Economic Opportunity Board of Clark County sells to the City of Las Vegas real property located at 951 E Street (\$835,000 plus closing costs - Affordable Housing/Acquisition Real Property) - Ward 5 (Weekly)
17. Approval of a Grant of Easement from the City of Las Vegas to Nevada Power Company to cancel and supersede the Right-of-Entry previously on record and continue to allow Nevada Power Company access to the site for electrical systems needs located at 3951 East Bonanza Road commonly known as Mike Morgan Park, APN 140-31-102-002 - Ward 3 (Reese)
18. Approval of Easement and Rights-of-Way from the City of Las Vegas to Las Vegas Valley Water District to allow Las Vegas Valley Water District access to the site for maintenance and construction of water pipelines and appurtenances located at 3104 East Bonanza Road commonly known as East City Service Center, APN 139-25-802-006 - Ward 3 (Reese)

FINANCE & BUSINESS SERVICES - ADMINISTRATION CONSENT

19. Approval of Service and Material Checks/Payroll Checks/Wire Transfers/Other Checks and investments
20. Approval of renewal of City's required letter of credit in the amount of \$10,508,000 for workers compensation claims (\$52,204.33 - Employee Benefits Internal Service Fund)

FINANCE & BUSINESS SERVICES - BUSINESS SERVICES CONSENT

21. Approval of a Special Event Alcoholic Beverage License for Emerald Home Furnishings, Location: 475 South Grand Central Parkway, Suite 1350, Dates: January 29, 2007 - February 2, 2007, Type: Special Event General, Event: World Market Center Trade Show, Responsible Person in Charge: Kristina Kathman - Ward 5 (Weekly)
22. Approval of a Special Event Alcoholic Beverage License for The Howard Elliott Collection, Location: 495 South Grand Central Parkway, Suite 332, Dates: January 29, 2007 - February 2, 2007, Type: Special Event Beer/Wine/Cooler, Event: World Market Center Trade Show, Responsible Person in Charge: Alexis Baize - Ward 5 (Weekly)
23. Approval of a Special Event Alcoholic Beverage License for Roxana Pineda, Location: East Las Vegas Community Center, 250 North Eastern Avenue, Date: January 20, 2007, Type: Special Event Beer/Wine/Cooler, Event: Sweet 15th Birthday, Responsible Person in Charge: Julio Giron - Ward 3 (Reese)
24. Approval of a Special Event Alcoholic Beverage License for World Market Center LLC, Location: 495 South Grand Central Parkway, Floors 1 through 10, Dates: January 29, 2007 - February 2, 2007, Type: Special Event General, Event: World Market Center Trade Show, Responsible Person in Charge: Gerry Sawyer and Laurie Dorough - Ward 5 (Weekly)
25. Approval of a Special Event Alcoholic Beverage License for World Market Center LLC, Location: 475 South Grand Central Parkway, Floors 1 through 16, Dates: January 29, 2007 - February 2, 2007, Type: Special Event General, Event: World Market Center Trade Show, Responsible Person in Charge: Gerry Sawyer and Laurie Dorough - Ward 5 (Weekly)
26. Approval of a new Beer/Wine/Cooler On-sale License, Pei Wei Asian Diner, Inc., dba Pei Wei Asian Diner, 7175 West Lake Mead Boulevard, Suite 115, Russell G. Owens, Dir, Pres, Sec, Treas, CFO and Richard L. Federico, Dir, CEO - Ward 1 (Tarkanian)
27. Approval of Change of Name and Change of Type of Ownership for a Massage Establishment License, From: Sydney Houseal, dba Cipriani Day Spa, To: La Bella Day Spa & Salon, Inc., dba La Bella Day Spa & Salon, Inc., 7045 West Ann Road, # 130, Sydney Bales, Dir, Pres, Treas, Secy, 100% - Ward 6 (Ross)
28. Approval of a Special Event Alcoholic Beverage License for Eastern Accents, Location: World Market Center, 475 South Grand Central Parkway, Suite 370, Dates: January 29, 2007 - February 2, 2007, Type: Special Event General, Event: World Market Center Trade Show, Responsible Person in Charge: Cathy Bayliss - Ward 5 (Weekly)
29. Approval of a new Slot Operator Space Lease Location Restricted Gaming License for 15 slots, United Coin Machine Co., db at Andy Capz Pub, 1631 North Decatur Boulevard - Ward 5 (Weekly)

FINANCE & BUSINESS SERVICES - PURCHASING & CONTRACTS CONSENT

30. Approval of revision of Purchase Order No. 228957 for the Development, Administration and Scoring of Hiring Exams for Fire Captain and Fire Battalion Chief - Departments of Human Resources and Fire and Rescue - Award recommended to: HARGIS & ASSOCIATES (\$51,125.56 - General Fund)
31. Approval of Modification No. 1 to Contract No. 050645, Engineering Design Services for the Las Vegas Wash Trail, Phase II (Owens Avenue to Stewart Avenue) - Department of Public Works - Award recommended to: BERRYMAN & HENIGAR (\$113,560 - Road and Flood Capital Projects Fund) - Ward 3 (Reese)

NEIGHBORHOOD SERVICES - CONSENT

32. Approval to amend and restate the Community Development Block Grant (CDBG) Rehabilitation Agreement between the city of Las Vegas and Economic Opportunity Board of Clark County (EOB) for the purpose of naming Lutheran Social Services as successor in interest and transferring title to the property located at 415 W. Adams and 618 W. Washington, Las Vegas, Nevada to Lutheran Social Services – Ward 5 (Weekly)
33. Approval of a Subordination Agreement placing Allied Irish Banks in first position as the Senior Deed of Trust and the city of Las Vegas in second position on the property located at 921 S. Main Street to support establishment of a \$24 million line of credit for the construction of Opportunity Village new campus at Patrick Lane and Jones Boulevard – Ward 1 (Tarkanian)

PUBLIC WORKS - CONSENT

34. Approval of a Sewer Connection and Interlocal Contract with Clark County Water Reclamation District - Dwyer Engineering on behalf of Raymond L. Moore and Junie Moore, owners (southwest corner of Red Coach Avenue and Grand Canyon Drive, APNs 138-06-202-002 and -015) - County (near Ward 6 - Ross)
35. Approval of a Sewer Connection and Interlocal Contract with Clark County Water Reclamation District - Art Consulting Engineers on behalf of Daniel Arnold, owner (southwest corner of Craig Road and Valadez Street, APN 138-04-701-004) - County (near Ward 4 - Brown)
36. Approval of an Encroachment Request from The Rogich Communications Group on behalf of the Las Vegas Valley Water District, owner (Valley View Boulevard between Charleston Boulevard and US-95) - Ward 1 (Tarkanian)
37. Approval of Supplemental No. 2 to Interlocal Contract 421b between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to extend the date of completion for Washington Avenue, Durango Drive to Buffalo Drive - Ward 2 (Wolfson)
38. Approval of Supplemental No. 3 to Interlocal Contract 389c between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to extend the date of completion for the Jones Boulevard, Beltway to Elkhorn Road project - Ward 6 (Ross)
39. Approval of Supplemental No. 5 to Interlocal Contract 401e between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to extend the date of completion for the Durango Drive, Westcliff Drive to Vegas Drive project - Ward 2 (Wolfson)
40. Approval of Supplemental No. 4 to Interlocal Contract 387d between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to extend the date of completion for the Tenaya Way, Beltway to Elkhorn Road project - Ward 6 (Ross)
41. Approval of Second Supplemental Interlocal Contract LAS10X05 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFC) to extend the date of completion for the Ann Road Detention Basin Facilities (CAM 10 Detention Basin) - Ward 6 (Ross)
42. Approval of Third Supplemental Interlocal Contract LAS22A03 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFC) to extend the date of completion for the Decatur/Elkhorn/Rainbow System - Ward 6 (Ross)
43. Approval of Fifth Supplemental Interlocal Contract LAS10T02 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFC) to extend the date of completion for the Gowan North System - Phase III - Ward 4 (Brown)

RESOLUTIONS - CONSENT

44. R-8-2007 - Approval of a Resolution Awarding Bid for Special Improvement District No. 1506 - Fremont Street Pedestrian Improvements (Las Vegas Boulevard to 8th Street) (\$1,850,000 - Capital Projects Fund/Special Assessments) - Ward 5 (Weekly)

DISCUSSION/ACTION ITEMS

ADMINISTRATIVE - DISCUSSION

45. Report from the City Manager on Emerging Issues
46. Report and possible action related to the Las Vegas Strategic Plan Priorities concerning "Aggressively attract and retain diverse businesses" and "Provide an open government which allows access, participation and respectful communication" - All Wards
47. Discussion and possible action on the 2007 Federal Legislative Agenda

FINANCE & BUSINESS SERVICES - BUSINESS SERVICES DISCUSSION

48. ABEYANCE ITEM - Discussion and possible action regarding Temporary Approval of a new Supper Club License subject to the provisions of the planning codes, Bor Vada, LP, dba On The Border, 5630 Centennial Center Boulevard, GenBusiness Corporation, General Partner, 5%, John D. Gantes, Principal, Yanni Capital Business Partnership, LP, Limited Partner, 95%, John D. and Linda R. Gantes, Community Property Trust, Principal - Ward 6 (Ross)
49. ABEYANCE ITEM - Discussion and possible action regarding Temporary Approval of Change of Ownership, Change of Location and Change of Business Name for a Tavern License, From: Golden Wok Restaurant, Inc., dba Golden Wok Restaurant (Non-operational), 504 South Decatur Boulevard, Koon K. Chang, Pres, Yuk C. Chan, Secy and Kwok W. Cheng, Treas, To: Culture Club of Las Vegas, LLC., dba Polly Esther's, 2000 South Las Vegas Boulevard, Andrew W. Adelman, 33.3%, Robert M. Watman, 33.3% and Bamny, LLC., Timothy T. Ouellette, 33.3% - Ward 3 (Reese)
50. ABEYANCE ITEM - Discussion and possible action on an Appeal of Non-renewal of an Independent Massage Therapist License, David R. Silvaggio, 9330 West Sahara Avenue, #250 - Ward 2 (Wolfson)
51. Discussion and possible action regarding a Three Month Review of a Tavern License, Nevada Receivership, LLC, dba Crazy Horse Too, 2476 Industrial Road, Michael J. Signorelli, Managing Mmbr, 100% - Ward 3 (Reese)
52. Discussion and possible action Temporary Approval of a new Tavern-limited License subject to Health Dept. regulations, Metro Relic, LLC, dba Kismet, 105 South Las Vegas Boulevard, Marianne Kain-Moran, Managing Mmbr and Jane Pike, Mmbr - Ward 5 (Weekly)
53. Discussion and possible action regarding Temporary Approval of a new Liquor Caterer License subject to the provisions of the planning and fire codes and Health Dept. regulations, Maria & Roman Enterprises, dba Sirena's Garden, 5243 West Charleston Boulevard, Suites 2 & 3, Maria Rodriguez, Dir, Secy, Pres, Treas, 50% jointly with spouse and Roman Rodriguez, Dir, Secy, 50% jointly with spouse - Ward 1 (Tarkanian)
54. Discussion and possible action regarding a Six Month Review of Change of Ownership and Change of Business Name for a Tavern License, Concorde Gaming, LLC, dba Concorde Gaming, LLC, 235 South Main Street, Michael R. Treanor, Managing Mmbr, 100% - Ward 3 (Reese)
55. Discussion and possible action regarding a Six Month Review of a Temporary Approval of Change of Ownership and Business Name for a Tavern License subject to the provisions of the fire and planning codes, From: Barrick-QHG, LLC, dba Queen of Hearts Hotel & Casino (Non-operational), Stephen A. Crystal, Pres, Phillip L. Flaherty, COO, David W. Barrick, Secy, Barrick Gaming Operations II, LLC, Managing Mbr, 100%, Barrick Gaming Investments II, LLC, Managing Mbr, 100%, Barrick Gaming Corporation, Managing Mbr, 100%, Stephen A. Crystal, Dir, Pres, Phillip L. Flaherty, COO, David W. Barrick, Dir, Secy, Barrick Corporation, 100%, Stephen A. Crystal, Dir, Pres, Phillip L. Flaherty, COO, David W. Barrick, Dir, Secy, To: Concorde Gaming, LLC, dba Concorde Gaming, LLC, 19 Lewis Avenue, Michael R. Treanor, Jr., Managing Mbr, 100% - Ward 3 (Reese)

56. Discussion and possible action regarding Temporary Approval of Change of Ownership and Change of Name for a Tavern License subject to the provisions of the fire codes and Health Dept. regulations, From: Barrick-QHG, LLC, dba Queen of Hearts Hotel & Casino (Non-operational), Stephen A. Crystal, Pres, Phillip L. Flaherty, COO, David W. Barrick, Secy, Barrick Gaming Operations II, LLC, Managing Mbr, 100%, Barrick Gaming Investments II, LLC, Managing Mbr, 100%, Barrick Gaming Corporation, Managing Mbr, 100%, Stephen A. Crystal, Dir, Pres, Phillip L. Flaherty, COO, David W. Barrick, Dir, Secy, Barrick Corporation, 100%, Stephen A. Crystal, Dir, Pres, Phillip L. Flaherty, COO, David W. Barrick, Dir, Secy, To: Rudolfco, LLC, dba Rudolfco, LLC, 19 Lewis Avenue, Stephen Malter, Managing Mmbr, 100% - Ward 3 (Reese)
57. Discussion and possible action regarding Temporary Approval of a new Gift Basket Limited License subject to the provisions of the planning and fire codes, Le Basket Rouge, dba Le Basket Rouge, 9440 West Sahara Avenue, Kelly L. DiCano, Dir, Pres, 50% jointly with spouse and Leonardo M. DiCano, Treas, Secy, 50% jointly with spouse - Ward 2 (Wolfson)
58. Discussion and possible action regarding a Six Month Review of a Massage Establishment License, Yue Dai, dba A Jade Garden, 6706 West Cheyenne Avenue, Yue Dai, 100% - Ward 4 (Brown)
59. Discussion and possible action regarding Temporary Approval of a new Massage Establishment License subject to the provisions of the fire codes, Aposseadesse II, LLC, dba Massage Envy, 7140 North Durango Drive, Suites 130 & 140, Franchesta Marbury-Hammonds, Mgr, Mmbr, 60% and Jay Coates, Mgr, Mmbr, 40% - Ward 6 (Ross)
60. Discussion and possible action regarding Temporary Approval of a new Massage Establishment License subject to the provisions of the planning and fire codes, Tri-Source Inc., dba Solis Salon, 2227 South Rainbow Boulevard, Melody A. Liddle, 100% - Ward 1 (Tarkanian)
61. Discussion and possible action regarding Temporary Approval of Change of Ownership for a Tavern License, From: Wuff, LLC, dba Andy Capz Pub, John R. Huff, Mgr, Mmbr, 57% and Todd P. Wellman, Mgr, Mmbr, 43%, To: Miklis Corp, dba Andy Capz Pub, 1631 North Decatur Boulevard, Michael L. Biegacz, Dir, Pres, 50% jointly with spouse and Klodia I. Alkassyonan, Dir, Secy, Treas, 50% jointly with spouse - Ward 5 (Weekly)

RESOLUTIONS - DISCUSSION

62. R-9-2007 - Discussion and possible action regarding a Resolution consenting to the undertakings of the City of Las Vegas Redevelopment Agency (RDA) in connection with the Commercial Visual Improvement Program (CVIP) Agreement between the Redevelopment Agency and At Home Simplicity, LLC, d/b/a Uptown Motel, located at 813 East Ogden Avenue (APN 139-34-612-048), to be in compliance with and in furtherance of the goals and objectives of the Redevelopment Agency - Ward 5 (Weekly) [NOTE: This item is related to RDA Items 4 (RA-3-2007) and 5]
63. R-10-2007 - Discussion and possible action of a Resolution Determining the Cost and Directing the City Engineer to prepare the Final Assessment Roll for Special Improvement District No. 1516 - Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (\$245,052 - Capital Projects Fund/Special Assessments) - Ward 5 (Weekly)
64. R-11-2007 - Discussion and possible action of a Resolution fixing the time and place when complaints, protests, and objections to the Final Assessment Roll will be heard for Special Improvement District No. 1516 - Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (\$245,052 - Capital Projects Fund/Special Assessments) - Ward 5 (Weekly)

RECOMMENDING COMMITTEE REPORT - DISCUSSION

BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING

65. Bill No. 2006-70 – Amends the legal description and map describing and depicting the boundaries of the Pedestrian Mall to reflect certain street vacation actions. Proposed by: Bradford R. Jerbic, City Attorney
66. Bill No. 2006-71 – Adopts provisions regarding the use of public streets for motorized racing events. Sponsored by: Councilman Gary Reese and Councilman Lawrence Weekly

67. Bill No. 2006-72 – Adopts the 2005 Edition of the National Electrical Code, together with amendments and supplementary material. Proposed by: Paul K. Wilkins, Director of Building and Safety
68. Bill No. 2006-73 – Adopts the 2006 Edition of the Southern Nevada Pool Code. Proposed by: Paul K. Wilkins, Director of Building and Safety
69. Bill No. 2006-74 – Adopts the 2006 Edition of the Uniform Mechanical Code, together with amendments thereto, as the City’s Mechanical Code. Proposed by: Paul K. Wilkins, Director of Building and Safety
70. Bill No. 2006-75 – Adopts the 2006 Edition of the Uniform Plumbing Code, together with amendments thereto, as the City’s Plumbing Code. Proposed by: Paul K. Wilkins, Director of Building and Safety
71. Bill No. 2006-76 – Adopts the 2006 Edition of the International Energy Conservation Code, along with amendments thereto. Proposed by: Paul K. Wilkins, Director of Building and Safety
72. Bill No. 2006-77 – Adopts the 2006 Editions of the International Building Code and the International Residential Code, together with amendments thereto. Proposed by: Paul K. Wilkins, Director of Building and Safety
73. Bill No. 2006-78 – Updates the City’s Administrative Code, relating to the administration of the various building and technical codes. Proposed by: Paul K. Wilkins, Director of Building and Safety
74. Bill No. 2006-79 – Allows small wind energy systems as a conditional use in the R-A, R-E and R-D Zoning Districts. Sponsored by: Councilman Steven D. Ross
75. Bill No. 2006-80 - Ordinance Creating Special Improvement District No. 1516 - Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) Sponsored by: Step Requirement
76. Bill No. 2006-81 - Grants to Nevada Power Company, a Nevada Corporation, a non-exclusive franchise to install, operate and maintain an electrical distribution system to provide electrical service to consumers within the City subject to and in accordance with the terms and conditions of the Franchise Agreement between the City and Nevada Power Company. Proposed by: Mark R. Vincent, Director of Finance and Business Services [NOTE: This item will be trailed to be heard immediately following the public hearing (Item 84) in the afternoon session]

BILLS ELIGIBLE FOR ADOPTION AT A LATER MEETING

THERE IS NO PUBLIC COMMENT ON THESE ITEMS AND NO ACTION WILL BE TAKEN BY THE COUNCIL AT THIS MEETING, EXCEPT THOSE ITEMS WHICH MAY BE STRICKEN OR TABLED. PUBLIC TESTIMONY TAKES PLACE AT THE RECOMMENDING COMMITTEE MEETING HELD FOR THAT PURPOSE.

77. Bill No. 2007-1 - Levies Assessment for Special Improvement District No. 1493 – Hualapai Way/Alexander Road (Cheyenne Avenue to Cimarron Road). Sponsored by: Step Requirement
78. Bill No. 2007-2 - Levies Assessment for Special Improvement District No. 1505 – Sierra Oeste Neighborhood Streetlights. Sponsored by: Step Requirement
79. Bill No. 2007-3 – Annexation No. ANX-12215 – Property location: On the north and south sides of I-215 (Clark County Highway 215), between Shaumber Road and Fort Apache Road; Petitioned by Southwest Desert Equities, LLC, et al.; Acreage: Approximately 259 acres; Zoned: R-E and P-F (County zoning), U (R), U (RNP), U (L), U (P-F) and C-V (City equivalents). Sponsored by: Councilman Steven D. Ross
80. Bill No. 2007-4 – Clarifies and standardizes the provisions that govern the expiration and termination of zoning-related applications and approvals. Proposed by: M. Margo Wheeler, Director of Planning and Development

1:00 P.M. - AFTERNOON SESSION

BUSINESS ITEMS - AFTERNOON

81. Any items from the afternoon session that the Council, staff and /or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time

HEARINGS - DISCUSSION

82. Hearing to consider the appeal regarding the Notice and Declaration of Chronic Nuisance located at 1919 Fremont Street. PROPERTY OWNER: JOSE E. & AZALEA PERAL - Ward 3 (Reese)
83. Public hearing on local improvement district for Special Improvement District No. 1506 - Fremont Street Pedestrian Improvements (Las Vegas Boulevard to 8th Street) (\$1,970,000 - Capital Projects Fund/Special Assessments) - Ward 5 (Weekly)
84. Public hearing to determine the advisability of granting an electrical distribution service franchise to Nevada Power Company, pursuant to the purpose, character, term, time and conditions of the proposed franchise agreement - All Wards

PLANNING & DEVELOPMENT

THE ITEMS LISTED BELOW, WHERE APPROPRIATE, HAVE BEEN REVIEWED BY THE VARIOUS CITY DEPARTMENTS RELATIVE TO REQUIREMENTS FOR STORM DRAINAGE AND FLOOD CONTROL, CONNECTION TO SANITARY SEWER, TRAFFIC CIRCULATION, AND BUILDING AND FIRE REGULATIONS. THEIR COMMENTS AND/OR RECOMMENDATIONS AND REQUIREMENTS HAVE BEEN INCORPORATED INTO THE ACTION

PLANNING & DEVELOPMENT - CONSENT

PM SESSION - ALL ITEMS LISTED ON THE CONSENT AGENDA ARE CONSIDERED TO BE ROUTINE AND HAVE BEEN RECOMMENDED "FOR APPROVAL". ALL ITEMS ON THE CONSENT AGENDA MAY BE APPROVED IN A SINGLE MOTION. HOWEVER, IF A COUNCIL MEMBER SO REQUESTS, ANY CONSENT ITEM MAY BE MOVED TO THE DISCUSSION PORTION OF THE AGENDA AND OTHER ACTION, INCLUDING POSTPONEMENT OR DENIAL OF THE ITEM, MAY TAKE PLACE

85. EOT-18434 - APPLICANT: TANEY ENGINEERING - OWNER: ROBERT EHRLICH - Request for an Extension of Time of an approved Rezoning (ZON-4554) FROM R-E (RESIDENCE ESTATES) TO R-PD9 (RESIDENTIAL PLANNED DEVELOPMENT - 9 UNITS PER ACRE) on 15.89 acres adjacent to the south side of Owens Avenue, approximately 630 feet west of Lamb Boulevard (APN 140-30-503-001 and 002), Ward 3 (Reese). Staff recommends APPROVAL
86. EOT-18350 - APPLICANT/OWNER: ARIZONA INVESTORS, LLC - Request for an Extension of Time of an approved Special Use Permit (SUP-5723) THAT ALLOWED A TAVERN at 7045 North Durango Drive (APN 125-20-114-007), T-C (Town Center) Zone, Ward 6 (Ross). Staff recommends APPROVAL

PLANNING & DEVELOPMENT - DISCUSSION

87. DIR-18634 - APPLICANT: TRIPLE FIVE NEVADA DEVELOPMENT - OWNER: BOCA FASHION VILLAGE - Request TO ALLOW THE OPERATION OF FOUR WATER FEATURES WHICH TOTAL 1,354.9 SQUARE FEET at an existing retail development on 6.04 acres at 680 South Rampart Boulevard (APN 138-32-312-005 and 008), Ward 2 (Wolfson). Staff recommends APPROVAL
88. VAR-17998 - PUBLIC HEARING - APPLICANT: LASCAL CORPORATION - OWNER: MARIA FERRA - Request for a Variance TO ALLOW 15 PARKING SPACES WHERE 23 SPACES ARE REQUIRED FOR A PROPOSED RESTAURANT WITH DRIVE-THROUGH on 0.52 acres at 4717 West Charleston Boulevard (APN 162-06-102-001), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). The Planning Commission (5-0 vote) and staff recommend APPROVAL

89. SDR-17999 - PUBLIC HEARING - APPLICANT: LASCAL CORPORATION - OWNER: MARIA FERRA - Request for a Site Development Plan Review FOR A PROPOSED 2,227 SQUARE-FOOT RESTAURANT WITH DRIVE-THROUGH AND A WAIVER TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ALONG INTERIOR LOT LINES WHERE 8 FEET IS REQUIRED AND A 5-FOOT LANDSCAPE BUFFER WHERE 15 FEET IS REQUIRED ALONG PUBLIC RIGHT-OF-WAY on 0.52 acres at 4717 West Charleston Boulevard (APN 162-06-102-001), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). The Planning Commission (5-0 vote) and staff recommend APPROVAL
90. SUP-18001 - PUBLIC HEARING – APPLICANT/OWNER: LESLIE DIANE - Request for a Special Use Permit FOR A PROPOSED PACKAGE LIQUOR ESTABLISHMENT at 625 South Las Vegas Boulevard (APN 139-34-410-182), C-2 (General Commercial) Zone, Ward 3 (Reese). The Planning Commission (4-1 vote) and staff recommend APPROVAL
91. SUP-18032 - PUBLIC HEARING - APPLICANT/OWNER: VIOLET SAHAKYAN - Request for a Special Use Permit FOR A PROPOSED CHILD CARE CENTER at 5150 North Jones Boulevard (APN 125-36-301-001), R-E (Residence Estates) Zone, Ward 6 (Ross). The Planning Commission (5-0 vote) and staff recommend APPROVAL
92. GPA-16511 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: RICHMOND AMERICAN HOMES - OWNER: SCHNIPPLE FAMILY TRUST - Request to Amend a portion of the Southwest Sector Plan of the Master Plan FROM: ML (MEDIUM-LOW DENSITY RESIDENTIAL) TO: MLA (MEDIUM-LOW ATTACHED DENSITY RESIDENTIAL) on 6.19 acres at the southeast corner of Smoke Ranch Road and Decatur Boulevard (APN 139-19-101-002), Ward 5 (Weekly). The Planning Commission (6-1 vote) and staff recommend DENIAL
93. ZON-16519 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: RICHMOND AMERICAN HOMES - OWNER: SCHNIPPLE FAMILY TRUST - Request for a Rezoning FROM: R-1 (SINGLE FAMILY RESIDENTIAL) UNDER RESOLUTION OF INTENT TO R-PD8 (RESIDENTIAL PLANNED DEVELOPMENT - 8 UNITS PER ACRE) TO: R-PD12 (RESIDENTIAL PLANNED DEVELOPMENT - 12 UNITS PER ACRE) on 6.19 acres at the southeast corner of Smoke Ranch Road and Decatur Boulevard (APN 139-19-101-002), Ward 5 (Weekly). The Planning Commission (6-1 vote) and staff recommend DENIAL
94. VAR-16525 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: RICHMOND AMERICAN HOMES - OWNER: SCHNIPPLE FAMILY TRUST - Request for a Variance TO ALLOW 35,642 SQUARE FEET OF OPEN SPACE WHERE 53,370 SQUARE FEET IS THE MINIMUM REQUIRED on 6.19 acres at the southeast corner of Smoke Ranch Road and Decatur Boulevard (APN 139-19-101-002), R-1 (Single Family Residential) Zone under Resolution of Intent to R-PD8 (Residential Planned Development - 8 Units Per Acre) Zone [PROPOSED: R-PD12 (Residential Planned Development – 12 Units Per Acre) Zone], Ward 5 (Weekly). NOTE: THIS APPLICATION IS BEING AMENDED FROM 35,642 SQUARE FEET OF OPEN SPACE WHERE 53,370 SQUARE FEET IS THE MINIMUM REQUIRED TO 33,226 SQUARE FEET OF OPEN SPACE WHERE 55,321 SQUARE FEET IS THE MINIMUM REQUIRED. The Planning Commission (7-0 vote) and staff recommend DENIAL
95. SDR-16522 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: RICHMOND AMERICAN HOMES - OWNER: SCHNIPPLE FAMILY TRUST - Request for a Site Development Plan Review FOR A PROPOSED 77-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 6.19 acres at the southeast corner of Smoke Ranch Road and Decatur Boulevard (APN 139-19-101-002), R-1 (Single Family Residential) Zone under Resolution of Intent to R-PD8 (Residential Planned Development - 8 Units Per Acre) Zone [PROPOSED: R-PD12 (Residential Planned Development - 12 Units Per Acre) Zone], Ward 5 (Weekly). NOTE: THIS APPLICATION IS BEING AMENDED TO INCLUDE PROPOSED THREE-STORY DEVELOPMENT. The Planning Commission (7-0 vote) and staff recommend DENIAL
96. ZON-13896 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: DON AHERN - OWNER: DFA, LLC - Request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: C-2 (GENERAL COMMERCIAL) on 2.61 acres at the southwest corner of Bonanza Road and Martin L. King Boulevard (APN 139-28-401-033), Ward 5 (Weekly). The Planning Commission (6-0 vote) and staff recommend APPROVAL
97. VAR-13900 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: DON AHERN - OWNER: DFA, LLC - Request for a Variance TO ALLOW A FRONT YARD SETBACK OF 10 FEET WHERE 20 FEET IS REQUIRED, A CORNER SIDE YARD SETBACK OF 10 FEET WHERE 15 FEET IS REQUIRED, AND A REAR YARD SETBACK OF 11 INCHES WHERE 20 FEET IS REQUIRED on 2.61 acres at the southwest corner of Bonanza Road and Martin L. King Boulevard (APN 139-28-401-033), R-E (Residence Estates) Zone [PROPOSED: C-2 (General Commercial) Zone], Ward 5 (Weekly). The Planning Commission (6-0 vote) and staff recommend APPROVAL

98. SUP-13902 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: DON AHERN - OWNER: DFA, LLC - Request for a Special Use Permit FOR A PROPOSED HELIPAD AND A WAIVER TO ALLOW A HELIPAD AS AN ACCESSORY USE TO A FACILITY OTHER THAN A HOSPITAL, MEDICAL FACILITY, OR MEDICAL OFFICE on 2.61 acres at the southwest corner of Bonanza Road and Martin L. King Boulevard (APN 139-28-401-033), R-E (Residence Estates) Zone [PROPOSED: C-2 (General Commercial) Zone], Ward 5 (Weekly). The Planning Commission (5-1 vote) recommends DENIAL. Staff recommends APPROVAL
99. SUP-13903 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: DON AHERN - OWNER: DFA, LLC - Request for a Special Use Permit FOR A PROPOSED 274-FOOT TALL BUILDING IN THE NORTH LAS VEGAS AIRPORT OVERLAY DISTRICT on 2.61 acres at the southwest corner of Bonanza Road and Martin L. King Boulevard (APN 139-28-401-033), R-E (Residence Estates) Zone [PROPOSED: C-2 (General Commercial) Zone], Ward 5 (Weekly). The Planning Commission (6-0 vote) and staff recommend APPROVAL
100. SDR-13904 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: DON AHERN - OWNER: DFA, LLC - Request for a Site Development Plan Review FOR A COMMERCIAL DEVELOPMENT CONSISTING OF A 3,000 SQUARE FOOT, A 1,500 SQUARE FOOT, AND A 4,500 SQUARE FOOT RETAIL PAD; A 20-STORY BUILDING CONSISTING OF 3,700 SQUARE FEET OF RESTAURANT SPACE, 10,000 SQUARE FEET OF RETAIL SPACE, 150,000 SQUARE FEET OF OFFICE SPACE, AND A 4,500 SQUARE FOOT CHILD CARE FACILITY; AND A WAIVER OF THE PERIMETER LANDSCAPING REQUIREMENTS on 2.61 acres at the southwest corner of Bonanza Road and Martin L. King Boulevard (APN 139-28-401-033), R-E (Residence Estates) Zone [PROPOSED: C-2 (General Commercial) Zone], Ward 5 (Weekly). The Planning Commission (5-1 vote) and staff recommend APPROVAL
101. ZON-17740 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER LARRY AND PATRICIA SCHEUSNER FAMILY TRUST, POULOS FAMILY TRUST, AND ASHTON BOYD FAMILY TRUST - Request for a Rezoning FROM: R-4 (HIGH DENSITY RESIDENTIAL) TO: R-5 (APARTMENT) on 1.38 acres on the north side of Bridger Avenue between 9th Street and 10th Street (APNs 139-34-712-026 through 028 and 041 through 043), Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (4-3 vote) recommends APPROVAL
102. VAR-17741 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER LARRY AND PATRICIA SCHEUSNER FAMILY TRUST, POULOS FAMILY TRUST, AND ASHTON BOYD FAMILY TRUST - Request for a Variance TO ALLOW 150 PARKING SPACES WHERE 425 SPACES ARE REQUIRED IN CONJUNCTION WITH A PROPOSED APARTMENT DEVELOPMENT on 1.38 acres on the north side of Bridger Avenue between 9th Street and 10th Street (APNs 139-34-712-026 through 028 and 041 through 043), R-4 (High Density Residential) Zone [PROPOSED: R-5 (Apartment) Zone], Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (4-3 vote) recommends APPROVAL
103. VAR-17742 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER LARRY AND PATRICIA SCHEUSNER FAMILY TRUST, POULOS FAMILY TRUST, AND ASHTON BOYD FAMILY TRUST - Request for a Variance TO ALLOW A PROPOSED APARTMENT BUILDING TO BE EIGHT FEET FROM THE NORTH PROPERTY LINE WHERE THE RESIDENTIAL ADJACENCY STANDARDS REQUIRE A SETBACK OF 198 FEET AND TO ALLOW TRASH ENCLOSURES TO BE 10 FEET FROM RESIDENTIALLY ZONED PROPERTY WHERE 50 FEET IS THE MINIMUM SETBACK REQUIRED on 1.38 acres on the north side of Bridger Avenue between 9th Street and 10th Street (APNs 139-34-712-026 through 028 and 041 through 043), R-4 (High Density Residential) Zone [PROPOSED: R-5 (Apartment) Zone], Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (4-3 vote) recommends APPROVAL
104. VAR-17743 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER LARRY AND PATRICIA SCHEUSNER FAMILY TRUST, POULOS FAMILY TRUST, AND ASHTON BOYD FAMILY TRUST - Request for a Variance TO ALLOW A PROPOSED APARTMENT BUILDING TO BE ZERO FEET FROM THE WEST PROPERTY LINE WHERE 10 FEET IS THE MINIMUM SETBACK REQUIRED, ZERO FEET FROM THE EAST PROPERTY LINE WHERE 20 FEET IS THE MINIMUM SETBACK REQUIRED, ZERO FEET FROM THE SOUTH PROPERTY LINE WHERE FIVE FEET IS THE MINIMUM SETBACK REQUIRED AND TO ALLOW A BUILDING HEIGHT OF 66 FEET WHERE 55 FEET IS THE MAXIMUM HEIGHT ALLOWED on 1.38 acres on the north side of Bridger Avenue between 9th Street and 10th Street (APNs 139-34-712-026 through 028 and 041 through 043), R-4 (High Density Residential) Zone [PROPOSED: R-5 (Apartment) Zone], Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (4-3 vote) recommends APPROVAL

- 105.VAC-17744 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: LARRY AND PATRICIA SCHEUSNER FAMILY TRUST, POULOS FAMILY TRUST, AND ASHTON BOYD FAMILY TRUST - Petition to Vacate a portion of an existing alley generally located north of Bridger Avenue, 140 feet east of Tenth Street, Ward 5, (Weekly). Staff recommends DENIAL. The Planning Commission (4-3 vote) recommends APPROVAL
- 106.SDR-17745 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER LARRY AND PATRICIA SCHEUSNER FAMILY TRUST, POULOS FAMILY TRUST, AND ASHTON BOYD FAMILY TRUST - Request for a Site Development Plan Review for a PROPOSED 300 UNIT, 66 FOOT HIGH, SIX STORY APARTMENT BUILDING AND A WAIVER OF THE PERIMETER LANDSCAPE BUFFERING STANDARDS FOR ZERO FEET OF LANDSCAPING WHERE TEN FEET IS REQUIRED ALONG THE SOUTHERN, EASTERN, AND WESTERN PERIMETER AND TO ALLOW FIVE FEET OF LANDSCAPING WHERE SIX FEET IS REQUIRED ALONG A PORTION OF THE NORTHERN PERIMETER on 1.38 acres on the north side of Bridger Avenue between 9th Street and 10th Street (APNs 139-34-712-026 through 028 and 041 through 043), R-4 (High Density Residential) Zone [PROPOSED: R-5 (Apartment) Zone], Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (4-3 vote) recommends APPROVAL
- 107.VAR-16165 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: YONG H. JUNG - Request for a Variance TO ALLOW 7 PARKING SPACES WHERE 13 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL. The Planning Commission (5-2 vote) recommends APPROVAL
- 108.VAR-16505 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: ALVY COOK - Appeal filed by the applicant from the denial by the Planning Commission of a request for a Variance TO ALLOW A FIVE-FOOT REAR YARD SETBACK WHERE 15 FEET IS THE MINIMUM SETBACK REQUIRED FOR A PROPOSED ROOM ADDITION at 1117 Strong Drive (APN 162-05-511-005), R-1 (Single Family Residential) Zone, Ward 1 (Tarkanian). The Planning Commission (6-1 vote) and staff recommend DENIAL
- 109.VAR-14734 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: STEVEN PORTNOFF - This is an Appeal filed by the applicant from the denial by the Planning Commission of a request for a Variance TO ALLOW PROPOSED SIX FOOT HIGH BLOCK WALLS IN THE FRONT YARD WHERE FOUR FEET IS THE MAXIMUM HEIGHT ALLOWED on 0.63 acres located on the south side of O'Bannon Drive, approximately 140 feet west of Lisa Lane (APN 163-04-401-002), U [(Undeveloped) Zone, R (Rural) General Plan Designation], Ward 2 (Wolfson). The Planning Commission (7-0 vote) and staff recommend DENIAL
- 110.VAR-16769 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: STEVEN PORTNOFF - Request for a Variance TO ALLOW A PROPOSED SINGLE FAMILY DWELLING TO BE FIVE FEET FROM THE SIDE PROPERTY LINE WHERE 10 FEET IS THE MINIMUM SETBACK REQUIRED on 0.63 acres located on the south side of O'Bannon Drive, approximately 140 feet west of Lisa Lane (APN 163-04-401-002), U [(Undeveloped) Zone, R (Rural) General Plan Designation], Ward 2 (Wolfson). Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL
- 111.SUP-15027 - PUBLIC HEARING - APPLICANT/OWNER: STEVEN PORTNOFF - Request for a Special Use Permit FOR A PROPOSED 80-FOOT HIGH AMATEUR RADIO ANTENNA TOWER on the south side of O'Bannon Drive, approximately 140 feet west of Lisa Lane (APN 163-04-401-002), U (Undeveloped) Zone [R (Rural) General Plan Designation], Ward 2 (Wolfson). The Planning Commission (5-0 vote) and staff recommend DENIAL
- 112.SUP-17551 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: FAMOUS UNCLE AL'S HOT DOGS - OWNER: VIRGIN TERRITORY, LLC - Request for a Special Use Permit FOR A PROPOSED BEER/WINE/COOLER ON-SALE ESTABLISHMENT IN CONJUNCTION WITH A PROPOSED RESTAURANT at 6020 West Craig Road (APN 138-02-611-006), R-E (Residence Estates) Zone [SC (Service Commercial) General Plan Designation] under Resolution of Intent to C-1 (Limited Commercial), Ward 6 (Ross). NOTE: THE CORRECT ADDRESS IS 6010 WEST CRAIG ROAD, SUITE #110. The Planning Commission (7-0 vote) and staff recommend APPROVAL
- 113.SUP-17729 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: MARK JAGET - OWNERS: RICHARD WEISBANT FAMILY TRUST AND 3RD GASS PARTNERS, LLC - Request for a Special Use Permit TO ALLOW A MIXED-USE DEVELOPMENT adjacent to the northeast corner of Gass Avenue and 3rd Street (APNs 139-34-410-112 & 139-34-410-113), R-4 (High Density Residential) Zone under Resolution of Intent to C-2 (General Commercial) Zone, Ward 3 (Reese). The Planning Commission (4-3 vote) recommends DENIAL. Staff recommends APPROVAL

- 114.SDR-17731 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: MARK JAGET - OWNERS: RICHARD WEISBANT FAMILY TRUST AND 3RD GASS PARTNERS, LLC - Request for a Site Development Plan Review FOR A FIVE STORY MIXED-USE DEVELOPMENT WITH 30 APARTMENTS AND 2,200 SQUARE FEET OF RETAIL AND A WAIVER OF THE DOWNTOWN CENTENNIAL PLAN BUILDING STEPBACK REQUIREMENT on 0.31 acres adjacent to the northeast corner of Gass Avenue and 3rd Street (APNs 139-34-410-112 & 139-34-410-113), R-4 (High Density Residential) Zone under Resolution of Intent to C-2 (General Commercial) Zone, Ward 3 (Reese). The Planning Commission (4-3 vote) recommends DENIAL. Staff recommends APPROVAL
- 115.SDR-17717 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: STEWART/NELLIS PARTNERS, LLC - Request for a Site Development Plan Review FOR AN 84,245 SQUARE FOOT SHOPPING CENTER on 7.81 acres on property adjacent to the northwest corner of Nellis Boulevard and Stewart Avenue, (APN 140-32-601-005), C-1 (Limited Commercial) Zone, Ward 3 (Reese). The Planning Commission (7-0 vote) and staff recommend APPROVAL
- 116.SDR-15747 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: TWIN LAKES BAPTIST CHURCH - Request for a Site Development Plan Review FOR A PROPOSED 31,126 SQUARE-FOOT CHURCH/HOUSE OF WORSHIP AND A WAIVER OF THE PERIMETER LANDSCAPING REQUIREMENTS on 8.55 acres at the northwest corner of Rainbow Boulevard and Westcliff Drive (a portion of APN 138-27-802-004), U (Undeveloped) Zone [SC (Service Commercial) General Plan Designation] under Resolution of Intent to C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL
- 117.ROC-18341 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: WAGNER HOMES, INC. - Request for a Review of Condition Number 11 of an approved Site Development Plan Review (SDR-2418) TO REMOVE THE CONDITION THAT REQUIRED ANY PROPERTY LINE WALL SHALL BE A DECORATIVE BLOCK WALL, WITH AT LEAST 20 PERCENT CONTRASTING MATERIALS. WALL HEIGHTS SHALL BE MEASURED FROM THE SIDE OF THE FENCE WITH THE LEAST VERTICAL EXPOSURE ABOVE THE FINISHED GRADE, UNLESS OTHERWISE STIPULATED. ALL PERIMETER WALLS, INCLUDING A COMBINATION OF RETAINING AND SCREEN WALLS, SHALL NOT EXCEED EIGHT FEET IN HEIGHT, MEASURED FROM THE BASE OF THE RETAINING WALL, WITHOUT THE APPROPRIATE STEPBACKS for an approved residential subdivision on 10.80 acres adjacent to the southeast corner of Alexander Road and Fort Apache Road (APN 138-08-116-020 and 021) R-PD5 (Residential Planned Development - 5 Units Per Acre) Zone, Ward 4 (Brown). Staff recommends DENIAL
- 118.ZON-16179 - PUBLIC HEARING - APPLICANT/OWNER: YIN YAN & PETER CHUNG - Request for a Rezoning FROM: R-3 (MEDIUM DENSITY RESIDENTIAL) TO: C-1 (LIMITED COMMERCIAL) on 0.26 acres at 1333 Angel Drive (APN 163-01-612-039), Ward 1 (Tarkanian). NOTE: THIS APPLICATION IS BEING AMENDED FROM 1333 ANGEL DRIVE TO 5104 MOUNTAIN VIEW DRIVE. The Planning Commission (5-0 vote) and staff recommend DENIAL
- 119.VAR-16181 - PUBLIC HEARING - APPLICANT/OWNER: YIN YAN & PETER CHUNG - Request for a Variance TO ALLOW A RESIDENTIAL ADJACENCY SETBACK OF 56.25 FEET WHERE 77.25 FEET IS THE MINIMUM REQUIRED AND TO ALLOW A TRASH ENCLOSURE TO BE PLACED 6 FEET FROM RESIDENTIAL PROPERTY WHERE 50 FEET IS THE MINIMUM REQUIRED on 0.26 acres at 1333 Angel Drive (APN 163-01-612-039), R-3 (MEDIUM DENSITY RESIDENTIAL) Zone [PROPOSED: C-1 (Limited Commercial) Zone], Ward 1 (Tarkanian). NOTE: THIS APPLICATION IS BEING AMENDED FROM 1333 ANGEL DRIVE TO 5104 MOUNTAIN VIEW DRIVE AND TO REDUCE THE FRONT YARD SETBACK TO 15 FEET WHERE A MINIMUM SETBACK OF 20 FEET AND TO REDUCE THE REAR SETBACK 15 FEET WHERE A MINIMUM SETBACK OF 20 FEET IS REQUIRED. The Planning Commission (5-0 vote) and staff recommend DENIAL
- 120.VAR-17191 - PUBLIC HEARING - APPLICANT/OWNER: YIN YAN & PETER CHUNG - Request for a Variance TO ALLOW A MINIMUM LOT WIDTH OF 87 FEET WHERE 100 FEET IS THE MINIMUM WIDTH REQUIRED on 0.26 acres at 1333 Angel Drive (APN 163-01-612-039), R-3 (Medium Density Residential) Zone [PROPOSED: C-1 (Limited Commercial) Zone], Ward 1 (Tarkanian). NOTE: THIS APPLICATION IS BEING AMENDED FROM 1333 ANGEL DRIVE TO 5104 MOUNTAIN VIEW DRIVE. The Planning Commission (5-0 vote) and staff recommend DENIAL

- 121.SDR-16180 - PUBLIC HEARING - APPLICANT/OWNER: YIN YAN & PETER CHUNG - Request for a Site Development Plan Review FOR A 3,000 SQUARE FOOT COMMERCIAL BUILDING AND A WAIVER OF THE PERIMETER LANDSCAPE REQUIREMENTS on 0.26 acres at 1333 Angel Drive (APN 163-01-612-039), R-3 (Medium Density Residential) Zone [PROPOSED: C-1 (Limited Commercial) Zone], Ward 1 (Tarkanian). NOTE: THIS APPLICATION IS BEING AMENDED FROM 1333 ANGEL DRIVE TO 5104 MOUNTAIN VIEW DRIVE. The Planning Commission (5-0 vote) and staff recommend DENIAL
- 122.ZON-17242 - PUBLIC HEARING – APPLICANT/OWNER: TOUSA HOMES, INC. - Request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: R-PD2 (RESIDENTIAL PLANNED DEVELOPMENT - 2 UNITS PER ACRE) on 2.86 acres at the northwest corner of Bradley Road and Deer Springs Way (APN 125-24-203-022), Ward 6 (Ross). Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL
- 123.VAR-17244 - PUBLIC HEARING - APPLICANT/OWNER: TOUSA HOMES, INC. - Request for a Variance TO ALLOW A RESIDENTIAL PLANNED DEVELOPMENT ON 2.86 ACRES WHERE FIVE ACRES IS THE MINIMUM REQUIRED on 2.86 acres at the northwest corner of Bradley Road and Deer Springs Way (APN 125-24-203-022), R-E (Residence Estates) Zone [PROPOSED: R-PD2 (Residential Planned Development - 2 Units Per Acre) Zone], Ward 6 (Ross). Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL
- 124.SDR-17247 - PUBLIC HEARING - APPLICANT/OWNER: TOUSA HOMES, INC. - Request for a Site Development Plan Review FOR A PROPOSED FIVE-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT AND A WAIVER OF THE STREETScape REQUIREMENTS on 2.86 acres at the northwest corner of Bradley Road and Deer Springs Way (APN 125-24-203-022), R-E (Residence Estates) Zone [PROPOSED: R-PD2 (Residential Planned Development - 2 Units Per Acre) Zone], Ward 6 (Ross). Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL
- 125.RQR-18663 - PUBLIC HEARING - APPLICANT/OWNER: LAS VEGAS ASSOCIATES, DBA WILSHIRE - Required Five Year Review of an approved Variance (V-0031-00) THAT ALLOWED THIRTY SEVEN (37) PARKING SPACES WHERE SIXTY FIVE (65) ARE THE MINIMUM PARKING SPACES REQUIRED FOR A PROPOSED BANQUET FACILITY at 5243 West Charleston Boulevard, Suites 2 and 3 (APN 163-01-501-007), C-1 (Limited Commercial), Ward 1 (Tarkanian). Staff recommends APPROVAL
- 126.VAR-17127 - PUBLIC HEARING - APPLICANT/OWNER: PICERNE PROVIDENCE II, LLC - Request for a Variance TO ALLOW 926 PARKING SPACES WHERE 937 PARKING SPACES IS THE MINIMUM NUMBER OF PARKING SPACES REQUIRED on 18.98 acres at 6851 North Hualapai Way (APN 126-24-610-004), PD (Planned Development) Zone and U (Undeveloped) Zone [PCD (Planned Community Development) Land Use Designation under Resolution of Intent to PD (Planned Development) Zone] [Medium Density Residential Cliff's Edge Special Land Use Designation], Ward 6 (Ross). NOTE: THIS APPLICATION IS BEING AMENDED FROM 926 PARKING SPACES TO 918 PARKING SPACES. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL
- 127.SDR-17128 - PUBLIC HEARING - APPLICANT/OWNER: PICERNE PROVIDENCE II, LLC - Request for a Site Development Plan Review FOR A PROPOSED 124-UNIT ADDITION TO AN APPROVED APARTMENT COMPLEX on 18.98 acres at 6851 North Hualapai Way (APN 126-24-610-004), PD (Planned Development) Zone and U (Undeveloped) Zone [PCD (Planned Community Development) Land Use Designation under Resolution of Intent to PD (Planned Development) Zone] [Medium Density Residential Cliff's Edge Special Land Use Designation], Ward 6 (Ross). Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL
- 128.VAR-17871 - PUBLIC HEARING - APPLICANT: DEJA VU'S LITTLE DARLINGS - OWNER: ARTHUR G. AND JEAN M. GRANT - Request for a Variance TO ALLOW A PROPOSED 80-FOOT DOUBLE FACE 2,470 SQUARE-FOOT FREESTANDING SIGN WHERE 720 SQUARE FEET IS THE MAXIMUM ALLOWED on 2.46 acres at 1508 Western Avenue (APN 162-04-602-010), M (Industrial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL
- 129.SDR-17312 - PUBLIC HEARING - APPLICANT: DÉJÀ VU'S LITTLE DARLINGS - OWNER: ARTHUR G. AND JEAN M. GRANT - Request for a Site Development Plan Review FOR A PROPOSED 80-FOOT HIGH FREESTANDING SIGN on 2.46 acres at 1508 Western Avenue (APN 162-04-602-010), M (Industrial) Zone, Ward 3 (Reese). The Planning Commission (5-0 vote) and staff recommend APPROVAL

- 130.SUP-17739 - PUBLIC HEARING - APPLICANT: JL PARADISE, LLC - OWNER: MANIJEH DANESHFOROOZ - Request for a Special Use Permit FOR A PROPOSED MASSAGE ESTABLISHMENT AND WAIVERS TO ALLOW A DISTANCE SEPARATION OF 180 FEET FROM AN EXISTING MASSAGE ESTABLISHMENT WHERE 1,000 FEET IS THE MINIMUM REQUIRED AND TO ALLOW NO SEPARATION FROM A RESIDENTIAL USE WHERE 400 FEET IS THE MINIMUM SEPARATION REQUIRED at 2205 South Paradise Road (APN 162-03-413-017), C-1 (Limited Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (4-0-1 vote) recommends APPROVAL
- 131.SUP-18037 - PUBLIC HEARING – APPLICANT: CAROLLO’S TROPICAL MOTORS, INC. - OWNER: EP DECATUR, LP - Request for a Special Use Permit FOR A PROPOSED MOTOR VEHICLE SALES (USED) ESTABLISHMENT at 2025 South Decatur Boulevard (APNs 163-01-708-001 and 002), C-2 (General Commercial) Zone, Ward 1 (Tarkanian). The Planning Commission (4-1 vote) recommends DENIAL. Staff recommends APPROVAL
- 132.SDR-18034 - PUBLIC HEARING – APPLICANT: CAROLLO’S TROPICAL MOTORS, INC. - OWNER: EP DECATUR, LP - Request for a Site Development Plan Review FOR THE ADDITION OF A PROPOSED 1,680 SQUARE-FOOT OFFICE BUILDING TO AN EXISTING MOTOR VEHICLE SALES (NEW) ESTABLISHMENT AND A WAIVER OF THE PERIMETER LANDSCAPE BUFFER REQUIREMENTS TO ALLOW A ZERO FOOT LANDSCAPE BUFFER WHERE 15 FOOT AND EIGHT FOOT LANDSCAPE BUFFERS ARE REQUIRED on 3.74 acres at 2025 South Decatur Boulevard (APNs 163-01-708-001 and 002), C-2 (General Commercial) Zone, Ward 1 (Tarkanian). The Planning Commission (4-1 vote) and staff recommend DENIAL
- 133.VAC-18045 - PUBLIC HEARING - APPLICANT/OWNER: THE AQUITANIA CORPORATION - Petition to Vacate a 24-foot section of a public right-of-way radius corner generally located at the northeast corner of Main Street and Bonanza Road, Ward 5 (Weekly). The Planning Commission (5-0 vote) and staff recommend APPROVAL
- 134.SDR-18025 - PUBLIC HEARING - APPLICANT/OWNER: THE AQUITANIA CORPORATION - Request for a Major Modification to an approved Site Development Plan Review (SDR-8649) FOR A PROPOSED ADDITION OF A 2,600 SQUARE-FOOT RESTAURANT AND AN ADDITION OF 40 FEET IN HEIGHT OF AN APPROVED MIXED-USE DEVELOPMENT AND TO ALLOW A RESIDENTIAL ADJACENCY SETBACK OF 57 FEET WHERE 375 FEET IS THE MINIMUM REQUIRED on 2.87 acres at the northeast corner of Main Street and Bonanza Road (APNs 139-27-810-001, 002, 003, 004 and 139-27-707-008, 046 through 051), R-2 (Medium-Low Density Residential) Zone and C-M (Commercial/Industrial) Zone under Resolution of Intent to C-1 (Limited Commercial) Zone, Ward 5 (Weekly). The Planning Commission (5-0 vote) and staff recommend APPROVAL
- 135.ROC-18046 - PUBLIC HEARING - APPLICANT/OWNER: THE AQUATANIA CORP. - Request for a Review of Condition Number 3 of an approved Rezoning (Z-0046-02) TO ALLOW A RADIUS OF 30 FEET WHERE 54 FEET WAS REQUIRED ON THE NORTHWEST CORNER OF BONANZA ROAD AND MAIN STREET (APNs 139-27-810-001, 002, 003, 004 and 139-27-707-008 and 139-27-712-046 through 051, C-1 (Limited Commercial) Zone, Ward 5 (Weekly). Staff recommends APPROVAL
- 136.ROC-18953 - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SVS PROPERTIES, LTD, LLC - Request for a Review of Condition to delete Condition Number 4 of an approved Site Development Plan Review (SDR-17211) which stated that AN ADDITIONAL TWO LOADING SPACES SHALL BE ADDED TO THE SITE IN ACCORDANCE WITH TITLE 19.10 STANDARDS on 1.46 acres at 700 East Charleston Boulevard (APN 162-03-501-003), P-R (Professional Office and Parking) Zone, Ward 3 (Reese). Staff recommends APPROVAL

SET DATE

- 137.Set date on any appeals filed or required public hearings from the City Planning Commission Meetings, Centennial Hills Architectural Review Committee and Dangerous Building or Nuisance/Litter Abatements

CITIZENS PARTICIPATION

138. CITIZENS PARTICIPATION: PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS WITHIN THE JURISDICTION OF THE CITY COUNCIL. NO SUBJECT MAY BE ACTED UPON BY THE CITY COUNCIL UNLESS THAT SUBJECT IS ON THE AGENDA AND IS SCHEDULED FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION ON ANY SINGLE SUBJECT, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED

THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS:

City Clerk's Bulletin Board, City Hall Plaza, 2nd Floor Skybridge
Bulletin Board, City Hall Plaza, (next door to Metro Records)
Las Vegas Library, 833 Las Vegas Boulevard North
Clark County Government Center, 500 S. Grand Central Parkway
Grant Sawyer Building, 555 E. Washington Avenue

Exhibit "B"

(Attach Affidavit of Publication of Notice of Public Hearing)

Exhibit "C"

(Attach minutes of public hearing on February 21, 2007)

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: FEBRUARY 21, 2007

DEPARTMENT: PUBLIC WORKS

DIRECTOR: CHARLIE KAJKOWSKI

Consent Discussion

SUBJECT:

Public hearing on local improvement district for Special Improvement District No. 1516 - Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (\$245,052 - Capital Projects Fund/Special Assessments) - Ward 5 (Weekly)

Fiscal Impact

No Impact

Augmentation Required

Budget Funds Available

Dept./Division: Public Works/SID

Amount: \$245,052

Funding Source: Capital Projects Fund/Special Assessments

PURPOSE/BACKGROUND:

Public hearing on the Final Assessment Roll for the general maintenance of the Fremont Street Pedestrian Improvements. Costs will be recovered through annual assessments, which shall be paid each year in four (4) substantially equal quarterly installments of principal without interest.

RECOMMENDATION:

Public Hearing only; no action required.

BACKUP DOCUMENTATION:

1. Public hearing notice
2. Submitted after final agenda – Protest letter by John Kitchen

Minutes:

MAYOR GOODMAN declared the Public Hearing open.

CHARLIE KAJKOWSKI, Director of Public Works Department, noted that this application is the companion to Special Improvement District (SID) 1506 and construction is underway; the project deals with the maintenance resources.

MAYOR GOODMAN informed JOHN KITCHEN, 515 Fremont Street, that the purpose of the meeting is to hear any public comments relative to the application. MR. KITCHEN believed the majority should rule but there should be a common ground to resolve the issues. He has had discussions with COUNCILMAN WEEKLY and has explored his legal options; however, he did not think the project would come into fruition. He felt that issues have not been resolved to date. He would like any forward progress on the project to be held so he can discuss these issues with a responsible Councilmember and continue to explore his legal options. MAYOR GOODMAN offered his assistance.

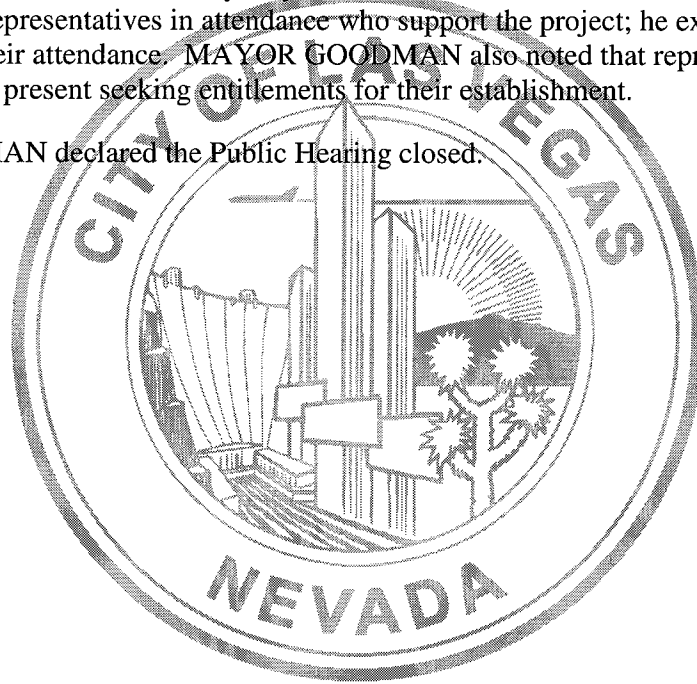
CITY COUNCIL MEETING OF: FEBRUARY 21, 2007

COUNCILMAN WEEKLY pointed out that MR. KITCHEN is the only individual in opposition. Even with the numerous meetings held, the Councilman did not believe that MR. KITCHEN has offered anything substantial that would negate the proposal. With that, COUNCILMAN WEEKLY could not support holding the item in abeyance, whether or not MR. KITCHEN continued to pursue his legal options.

MR. KITCHEN appreciated the previous comments; even though he was not in full agreement, ultimately he felt that he would have to join the 30 individuals who are in support of the project.

FRANK ELAM, President of the owner's association, 115 N. 7th, was glad to see MR. KITCHEN join the supporters. He noted that the downtown businesses are doing well, such as George's and some of the clubs. By way of hands, MAYOR GOODMAN confirmed that there were seven representatives in attendance who support the project; he expressed appreciation for their attendance. MAYOR GOODMAN also noted that representatives from the Canyon Club were present seeking entitlements for their establishment.

MAYOR GOODMAN declared the Public Hearing closed.



STATE OF NEVADA)
) ss. AFFIDAVIT OF MAILING
CITY OF LAS VEGAS) NOTICE OF HEARING

I, Beverly K. Bridges, do hereby swear, upon oath according to law:

1. I am and at all times hereinafter mentioned was the duly qualified and sworn Acting City Clerk of the City of Las Vegas, Nevada.

2. I mailed or caused to be mailed a notice entitled "NOTICE OF THE FILING OF FINAL ASSESSMENT ROLL, OF THE OPPORTUNITY TO FILE WRITTEN COMPLAINTS, PROTESTS, OR OBJECTIONS, AND OF THE ASSESSMENT HEARING, ALL CONCERNING THAT CERTAIN AREA TO BE ASSESSED FOR IMPROVEMENTS WITHIN THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 – FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)" by deposit in the United States mail, postage prepaid, as first-class mail, at the post office in the City of Las Vegas, Nevada, on February 1, 2007, being at least twenty (20) days prior to the hearing on February 21, 2007, to the last known address of each last known owner of land within the District whose property will be assessed for the cost of the improvements, such addresses and owners being those appearing on the records of the County Assessor of Clark County, Nevada, and from such other sources as I, the City of Las Vegas and Public Works Department, deemed to be reliable.

3. A list of said owners and their addresses is hereto attached, marked Exhibit A and made a part hereof, all addresses therein being situate within the City of Las Vegas, Nevada, unless otherwise indicated, such names and addresses being the same as those shown on the "Tabulation of Parcels" or "Final Assessment Roll."

4. There is attached hereto, marked Exhibit B and made a part hereof, a full, true and correct copy of the notice as mailed as herein described.

5. Copies of the affidavit of publication of said notice, verified by the affidavit of the publisher, and a copy of this affidavit are on file in the office of the City Clerk.

Further Affiant sayeth naught.


BEVERLY K. BRIDGES, CMC Acting City Clerk

SUBSCRIBED and SWORN to before me in the City of Las Vegas, Nevada, this March 27, 2007.

My commission expires 10-14-08.



(NOTARIAL STAMP)


Notary Public

EXHIBIT "A"

(Attach List of Property Owners with Their Addresses)

NOTICE OF THE FILING OF FINAL ASSESSMENT ROLL, OF THE OPPORTUNITY TO FILE WRITTEN COMPLAINTS, PROTESTS, OR OBJECTIONS, AND OF THE ASSESSMENT HEARING, ALL CONCERNING THAT CERTAIN AREA TO BE ASSESSED FOR IMPROVEMENTS WITHIN THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 - FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET).

NOTICE IS HEREBY GIVEN, that the final assessment roll for the City of Las Vegas, Nevada, Special Improvement District No. 1516 - Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (the "District") in and for the City of Las Vegas in the County of Clark, State of Nevada, which has been made out by the City Council of City of Las Vegas, together with the City Engineer, has been filed on January 17, 2007, in the office of the City Clerk and since such date, the final assessment roll has been, and now is available for examination by any interested person during regular office hours, Monday through Friday 8:00 a.m. until 5:00 p.m. The boundaries of the District are described in the Special Improvement District No. 1516 Creation Ordinance heretofore adopted (the "Creation Ordinance"). The street to be improved by the improvements is:

Fremont Street (BOTH SIDES) from the center line of Las Vegas Boulevard to the center line of 8th Street.

The amounts to be assessed for the improvements in the District will be levied upon all tracts in the District, i.e., upon all abutting tracts in proportion to the special benefits derived (as shown by the estimated benefits and corresponding market value increases). However, an equitable adjustment will be made for assessments to be levied against wedge or "V" or other irregularly shaped lots or lands, if any, and for any lot, tract or parcel not specially benefited by the improvements so that assessments according to benefits are to be equal and uniform. The costs to be assessed against the maximum amount of benefits estimated (and corresponding market value increases) to be conferred upon each piece or parcel of property in the District is stated in the assessment plat and addendum thereto designated "Tabulation of Parcels" or Final assessment roll. In cases of wedge or "V" or any other irregularly shaped tracts, the amount apportioned thereto shall be in proportion to the special benefits thereby derived.

The following methodology will determine the assessments against parcels in the District. The acreage of a parcel in the District will be multiplied by a weighting factor, depending upon the street or streets which the parcel fronts. The categories of streets shall be weighted as follows: a) Fremont Street frontage will be weighted at 1.5; and b) side street frontage (Las Vegas Boulevard, Sixth Street, Seventh Street, and Eighth Street) will be weighted at 1.0. The assessments will equal the weighting factor times the acreage of the parcel, divided by the total weighted acreage in the District, times the total amount assessed for the Project.

Such basis of assessments has been designated by the City Council in the Creation Ordinance heretofore adopted. The costs to be assessed against, and the maximum amount of benefits estimated to be conferred upon each lot, tract or parcel of land or property in the District is stated in the final assessment roll. The City Council has determined that each of these tracts will receive special benefits (and corresponding market value increases) from the Project.

The City Council will meet to hear and consider all complaints, protests, and objections to said final assessment roll, to the amount of the assessments, and to the regularity of the proceedings in making such assessments, by the owners of the property specially benefited by, and proposed to be assessed for, the Project. Any person interested and any parties aggrieved by such assessments may be heard on Wednesday, February 21, 2007, at 1:00 p. m. at the City of Las Vegas Council Chambers, 400 Stewart Avenue, in Las Vegas, Nevada. Any complaint, protest, or objection to the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount thereof levied on each lot, tract or parcel of land, shall be deemed waived unless filed in writing with the City Clerk, on or before Friday, February 16, 2007, i.e., at least three days prior to the date set for the assessment hearing.

At the time and place so designated for the hearing, the City Council shall hear and determine all complaints, protests, and objections to the regularity of the proceedings in making such assessments, the correctness of such assessments, the amount levied on any particular lot, tract or parcel of land to be assessed, the amount of the benefits and corresponding market value increases, which have been so made in writing or verbally. The City Council shall further have the power to adjourn such hearing from time to time, and by resolution shall have power, in its discretion, to revise, correct, confirm, or set aside any assessment and to order that such assessment may be made de novo. The owners of the property to be assessed are advised that this is the final chance to present any evidence as to the amount of the assessments (or other matters to be considered at the hearing) to the City Council. If a person objects to the final assessment roll or to the proposed assessments:

- (1) He is entitled to be represented by counsel at the hearing;
- (2) Any evidence he desires to present on these issues must be presented at the hearing; and
- (3) Evidence on these issues that is not presented at the hearing may not thereafter be presented in an action brought pursuant to NRS 271.395.

Assessments shall be due and payable at the office of the City Treasurer in four (4) substantially equal quarterly installments of principal without interest.

Pursuant to NRS 271.357, the City has established a procedure to allow any person whose principal residence will be included in the District to apply for a hardship determination. A person whose application for a hardship determination has been approved by the City Council is entitled to have the principal amount of the assessment postponed, but is required to pay the interest on the unpaid balance of the assessment at the same rate and upon the same terms as established by the City Council for the assessments. A person desiring to apply for a hardship determination shall file an application no later than February 16, 2007, with the Clark County Department of Social Services (CCSS), 1600 Pinto Lane, Las Vegas, Nevada 89106. Please contact CCSS at (702) 455-8687 for a pre-qualification screening.

Pursuant to NRS 271.395, within 15 days immediately succeeding the effective date of the assessment ordinance to be adopted following the hearing, any person who has filed a complaint, protest, or objection in writing shall have the right to commence an action or suit in any court of competent jurisdiction to correct or set aside such determination. Thereafter, all actions or suits attacking the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount of the assessment levied on each tract, including, without limiting the generality of the foregoing, the defense of confiscation, shall be perpetually barred.

Dated this February 5, 2007.

/s/ Beverly K. Bridges BEVERLY K. BRIDGES, Acting City Clerk

PUB: February 5, 12, 19, 2007 LV Review Journal

CITY OF LAS VEGAS
****FINAL ASSESSMENT ROLL NO. 2007-2****
SPECIAL IMPROVEMENT DISTRICT 1516
FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)

PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	APN ACRES	TOTAL OWNER ACRES	MARKET VALUE	ESTIMATED MAXIMUM BENEFIT	APN TOTAL	ASSESSMENT TOTAL
139-34-601-002	PARCEL MAP FILE 111 PAGE 66 LOT 1	MELE PONO HOLDING CO 515 S FLORENCE AVE SANDPOINTE ID 83864-1142	0.45	0.45	\$ 3,120,000	\$ 309,254	\$ 7,930	\$ 7,930
139-34-611-002	HAWKINS ADD	EXBER INC	0.15	0.61	\$ 4,800,000	\$ 237,888	\$ 1,762	\$ 7,166
139-34-611-003	PLAT BOOK 1 PAGE 40	107 N 6TH ST 3RD FLOOR	0.14				\$ 1,645	
139-34-611-010	BLOCK 2, LOTS 7-10, 23-26, & VAC ALLEY	LAS VEGAS NV 89101-4239	0.32				\$ 3,759	
139-34-611-004	HAWKINS ADD	HAM ARTEMUS W III	0.23	0.30	\$ 2,080,000	\$ 206,170	\$ 4,053	\$ 5,286
139-34-611-005	PLAT BOOK 1 PAGE 40 BLOCK 2, LOTS 11-14	2008 GRAY EAGLE WY LAS VEGAS NV 89117-5738	0.07				\$ 1,233	
139-34-611-006	HAWKINS ADD	PREMIER TRUST TRS	0.08	0.08	\$ 470,000	\$ 46,586	\$ 1,410	\$ 1,410
	PLAT BOOK 1 PAGE 40 BLOCK 2, LOT 15	HECHT MARTIN D REVOCABLE TRUST 2700 W SAHARA AVE #300 LAS VEGAS NV 89102-1714						
139-34-611-007	HAWKINS ADD	HAM A W III TRUST	0.15	0.28	\$ 1,790,000	\$ 177,425	\$ 2,643	\$ 4,934
139-34-611-008	PLAT BOOK 1 PAGE 40 BLOCK 2, LOTS 16-18 & PT LOT 19	HAM A W III TRS 2008 GRAY EAGLE WY LAS VEGAS NV 89117-5738	0.13				\$ 2,291	
139-34-611-009	HAWKINS ADD	EXBER INC	0.23	0.23	\$ 1,500,000	\$ 148,680	\$ 4,053	\$ 4,053
	PLAT BOOK 1 PAGE 40 BLOCK 2, PT LOT 19 & LOTS 20-22	107 N 6TH ST 3RD FLOOR LAS VEGAS NV 89101-4239						
139-34-611-015	HAWKINS ADD	NATIONWIDE CHECK SERVICE INC	0.07	0.07	\$ 470,000	\$ 46,586	\$ 1,233	\$ 1,233
	PLAT BOOK 1 PAGE 40 BLOCK 3, LOT 7	515 FREMONT ST LAS VEGAS NV 89101-5611						

CITY OF LAS VEGAS
 FINAL ASSESSMENT ROLL NO. 2007-2
 SPECIAL IMPROVEMENT DISTRICT 1516
 FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)

PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	APN ACRES	TOTAL OWNER ACRES	MARKET VALUE	ESTIMATED MAXIMUM BENEFIT	APN TOTAL	ASSESSMENT TOTAL
139-34-611-016	HAWKINS ADD	T-BREO II L L C	0.14	0.34	\$ 2,360,000	\$ 233,923	\$ 2,467	\$ 5,991
139-34-611-017	PLAT BOOK 1 PAGE 40 BLOCK 3, LOTS 8-12	1 MAIN ST LAS VEGAS NV 89101-6370	0.20				\$ 3,524	
139-34-611-018	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 6, LOTS 1-5, 13-22 & VAC ALLEY	CITY OF LAS VEGAS C/O OFFICE BUSINESS DEV 400 STEWART AVE 2ND FLOOR LAS VEGAS NV 89101-2913	1.24	1.24	\$ 10,780,000	\$ 534,257	\$ 21,850	\$ 21,850
139-34-611-019	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 6, LOTS 6 & 7	STURMAN RICHARD & BEATRICE 114 N 3RD ST LAS VEGAS NV 89101-2926	0.15	0.15	\$ 940,000	\$ 93,173	\$ 2,643	\$ 2,643
139-34-611-020	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 6, LOTS 8-12	EXBER INC 107 N 6TH ST 3RD FLOOR LAS VEGAS NV 89101-4239	0.37	0.37	\$ 2,360,000	\$ 233,923	\$ 6,520	\$ 6,520
139-34-611-021	HAWKINS ADD	PINI DARIO	0.25	1.70	\$ 10,660,000	\$ 704,413	\$ 2,937	\$ 27,548
139-34-611-022	PLAT BOOK 1 PAGE 40	1335 MISSION RIDGE RD	0.16				\$ 1,880	
139-34-612-005	BLOCK 6, LOTS 28-32 & PLAT BOOK 1 PAGE 15 BLOCK 13, LOTS 1-5 & PT SW4 NE4 34 20 61 .39A	SANTA BARBARA CA 93103-2056	1.29				\$ 22,731	
139-34-611-023	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 6, LOTS 26 & 27	RAMIREZ GENEVIEVE S TRUST 4129 ANNIE OAKLEY DR LAS VEGAS NV 89121-6301	0.16	0.16	\$ 1,020,000	\$ 50,551	\$ 1,880	\$ 1,880
139-34-611-024	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 6, LOTS 23-25	SEARS ROBERT M WIEDBUSCH JOAN LYNN C/O H & L REALTY & MGT P O BOX 7440 LAS VEGAS NV 89125-7440	0.25	0.25	\$ 1,520,000	\$ 75,331	\$ 2,937	\$ 2,937

CITY OF LAS VEGAS
****FINAL ASSESSMENT ROLL NO. 2007-2****
SPECIAL IMPROVEMENT DISTRICT 1516
FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)

PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	APN ACRES	TOTAL OWNER ACRES	MARKET VALUE	ESTIMATED MAXIMUM BENEFIT	APN TOTAL	ASSESSMENT TOTAL
139-34-611-051	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 3, LOTS 23-26	MELE PONO HOLDING CO C/O VEGAS VALLEY COMMERCIAL 1023 WHITNEY RANCH DR HENDERSON NV 89014-3073	0.33	0.33	\$ 2,030,000	\$ 100,607	\$ 3,877	\$ 3,877
139-34-611-052	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 3, LOTS 27-30	EDEN L P C/O K GRAVES 1216 S 17TH ST LAS VEGAS NV 89104-1833	0.33	0.33	\$ 2,030,000	\$ 100,607	\$ 3,877	\$ 3,877
139-34-611-053	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 3, LOTS 31 & 32	AT&T COMMUNICATONS NV INC 8545 126TH AVE N P O BOX 2826 LARGO FL 33779-2826	0.16	0.16	\$ 1,020,000	\$ 50,551	\$ 1,880	\$ 1,880
139-34-611-055	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 3, LOTS 13-22	CENTRAL TELEPHONE CO C/O PPTY TAX DEPT P O BOX 7909 OVERLAND PARK, KS 66207-0909	0.78	0.78	\$ 5,600,000	\$ 277,536	\$ 9,163	\$ 9,163
139-34-611-056	HAWKINS ADD PLAT BOOK 1 PAGE 40 BLOCK 2, LOTS 1-6, 27-32 & VAC ALLEY	STREAMLINE TOWER LLC 717 S 8TH ST LAS VEGAS NV 89101-7006	0.97	0.97	\$ 9,490,000	\$ 470,324	\$ 11,395	\$ 11,395
139-34-612-004	BUCKS SUB PLAT BOOK 1 PAGE 15 BLOCK 3, LOTS 1-6, C & PLAT BOOK 1 PAGE 40 BLOCK 7, LOTS 1-17 & VAC ALLEY	EXBER INC 107 N 6TH ST 3RD FLOOR LAS VEGAS NV 89101-4239	2.77	2.77	\$ 36,000,000	\$ 1,784,160	\$ 48,811	\$ 48,811

CITY OF LAS VEGAS
****FINAL ASSESSMENT ROLL NO. 2007-2****
SPECIAL IMPROVEMENT DISTRICT 1516
FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)

PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	APN ACRES	TOTAL OWNER ACRES	MARKET VALUE	ESTIMATED MAXIMUM BENEFIT	APN TOTAL	ASSESSMENT TOTAL
139-34-612-006	BUCKS SUB PLAT BOOK 1 PAGE 15 BLOCK 12, LOTS 4-8	SHREE GANESHA INC 700 E FREMONT ST LAS VEGAS NV 89101-5616	0.82	0.82	\$ 5,080,000	\$ 503,530	\$ 14,449	\$ 14,449
139-34-612-007	BUCKS SUB PLAT BOOK 1 PAGE 15 BLOCK 12, LOT 3	7TH STREET PROPERTIES L L C C/O F ELAM 2468 PING DR HENDERSON NV 89074-8315	0.16	0.16	\$ 1,020,000	\$ 50,551	\$ 1,880	\$ 1,880
139-34-612-008	BUCKS SUB PLAT BOOK 1 PAGE 15 BLOCK 12, LOT 2	FERGUSON FAMILY TRUST FERGUSON PAUL & KATHERINE CO-TRS 2117 SILVER AVE LAS VEGAS NV 89102-2221	0.16	0.16	\$ 1,020,000	\$ 50,551	\$ 1,880	\$ 1,880
139-34-612-009 139-34-612-018	BUCKS SUB PLAT BOOK 1 PAGE 15 BLOCK 12, LOTS 1 & 13	DOWNTOWNER 1999 TRUST KOVAK-COHEN 1989 TRUST 129 N 8TH ST LAS VEGAS NV 89101-4207	0.15 0.17	0.32	\$ 2,030,000	\$ 100,607	\$ 1,762 \$ 1,997	\$ 3,759
139-34-612-017	BUCKS SUB PLAT BOOK 1 PAGE 15 BLOCK 12, LOTS 14-16	PINJUV MATTHEW ETAL 2908 SARINA AVE HENDERSON NV 89074-2848	0.50	0.50	\$ 3,050,000	\$ 151,158	\$ 5,874	\$ 5,874
139-34-612-019	BUCKS SUB PLAT BOOK 1 PAGE 15 BLOCK 12, LOTS 9-12	750 FREMONT L L C 770 N. LASALLE ST #414 CHICAGO IL 60610-3740	0.70	0.70	\$ 5,600,000	\$ 277,536	\$ 12,335	\$ 12,335
139-34-612-084	BUCKS SUB PLAT BOOK 1 PAGE 15 BLOCK 13, LOTS 6 & 7-13	MARTINEZ DAN & STEPHANY C/O J MARTINEZ 1729 WANDERING WINDS WY LAS VEGAS NV 89128-7978	1.39	1.39	\$ 11,200,000	\$ 555,072	\$ 24,493	\$ 24,493
REPORT TOTALS			15.62	15.62			\$ 245,052	\$ 245,052

DATE: 1/17/07

EXHIBIT "B"

(Attach Notice of Hearing as Mailed)

NOTICE OF THE FILING OF FINAL ASSESSMENT ROLL, OF THE OPPORTUNITY TO FILE WRITTEN COMPLAINTS, PROTESTS, OR OBJECTIONS, AND OF THE ASSESSMENT HEARING, ALL CONCERNING THAT CERTAIN AREA TO BE ASSESSED FOR IMPROVEMENTS WITHIN THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 – FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET).

NOTICE IS HEREBY GIVEN, that the final assessment roll for the City of Las Vegas, Nevada, Special Improvement District No. 1516 – Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (the "District") in and for the City of Las Vegas in the County of Clark, State of Nevada, which has been made out by the City Council of City of Las Vegas, together with the City Engineer, has been filed on January 17, 2007, in the office of the City Clerk and since such date, the final assessment roll has been, and now is available for examination by any interested person during regular office hours, Monday through Friday 8:00 a.m. until 5:00 p.m. The boundaries of the District are described in the Special Improvement District No. 1516 Creation Ordinance heretofore adopted (the "Creation Ordinance"). The street to be improved by the improvements is:

Fremont Street (BOTH SIDES) from the center line of Las Vegas Boulevard to the center line of 8th Street.

The amounts to be assessed for the improvements in the District will be levied upon all tracts in the District, i.e., upon all abutting tracts in proportion to the special benefits derived (as shown by the estimated benefits and corresponding market value increases). However, an equitable adjustment will be made for assessments to be levied against wedge or "V" or other irregularly shaped lots or lands, if any, and for any lot, tract or parcel not specially benefited by the improvements so that assessments according to benefits are to be equal and uniform. The costs to be assessed against and the maximum amount of benefits estimated (and corresponding market value increases) to be conferred upon each piece or parcel of property in the District is stated in the assessment plat and addendum thereto designated "Tabulation of Parcels" or Final assessment roll. In cases of wedge or "V" or any other irregularly shaped tracts, the amount apportioned thereto shall be in proportion to the special benefits thereby derived.

The following methodology will determine the assessments against parcels in the District. The acreage of a parcel in the District will be multiplied by a weighting factor, depending upon the street or streets which the parcel fronts. The categories of streets shall be weighted as follows: a) Fremont Street frontage will be weighted at 1.5; and b) side street frontage (Las Vegas Boulevard, Sixth Street, Seventh Street, and Eighth Street) will be weighted at 1.0. The assessments will equal the weighting factor times the acreage of the parcel, divided by the total weighted acreage in the District, times the total amount assessed for the Project.

Such basis of assessments has been designated by the City Council in the Creation Ordinance heretofore adopted. The costs to be assessed against, and the maximum amount of benefits estimated to be conferred upon each lot, tract or parcel of land or property in the District is stated in the final assessment roll. The City Council has determined that each of these tracts will receive special benefits (and corresponding market value increases) from the Project.

The City Council will meet to hear and consider all complaints, protests, and objections to said final assessment roll, to the amount of the assessments, and to the regularity of the proceedings in making such assessments, by the owners of the property specially benefited by, and proposed to be assessed for, the Project. Any person interested and any parties aggrieved by such assessments may be heard on Wednesday, February 21, 2007, at 1:00 p. m. at the City of Las Vegas Council Chambers, 400 Stewart Avenue, in Las Vegas, Nevada. Any complaint, protest, or objection to the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount thereof levied on each lot, tract or parcel of land, shall be deemed waived unless filed in writing with the City

Clerk, on or before Friday, February 16, 2007, i.e., at least three days prior to the date set for the assessment hearing.

At the time and place so designated for the hearing, the City Council shall hear and determine all complaints, protests, and objections to the regularity of the proceedings in making such assessments, the correctness of such assessments, the amount levied on any particular lot, tract or parcel of land to be assessed, the amount of the benefits and corresponding market value increases, which have been so made in writing or verbally. The City Council shall further have the power to adjourn such hearing from time to time, and by resolution shall have power, in its discretion, to revise, correct, confirm, or set aside any assessment and to order that such assessment may be made de novo. The owners of the property to be assessed are advised that this is the final chance to present any evidence as to the amount of the assessments (or other matters to be considered at the hearing) to the City Council. If a person objects to the final assessment roll or to the proposed assessments:

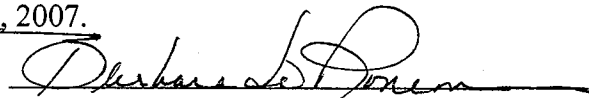
- (1) He is entitled to be represented by counsel at the hearing;
- (2) Any evidence he desires to present on these issues must be presented at the hearing; and
- (3) Evidence on these issues that is not presented at the hearing may not thereafter be presented in an action brought pursuant to NRS 271.395.

Assessments shall be due and payable at the office of the City Treasurer in four (4) substantially equal quarterly installments of principal without interest.

Pursuant to NRS 271.357, the City has established a procedure to allow any person whose principal residence will be included in the District to apply for a hardship determination. A person whose application for a hardship determination has been approved by the City Council is entitled to have the principal amount of the assessment postponed, but is required to pay the interest on the unpaid balance of the assessment at the same rate and upon the same terms as established by the City Council for the assessments. A person desiring to apply for a hardship determination shall file an application no later than February 16, 2007, with the Clark County Department of Social Services (CCSS), 1600 Pinto Lane, Las Vegas, Nevada 89106. Please contact CCSS at (702) 455-8687 for a pre-qualification screening.

Pursuant to NRS 271.395, within 15 days immediately succeeding the effective date of the assessment ordinance to be adopted following the hearing, any person who has filed a complaint, protest, or objection in writing shall have the right to commence an action or suit in any court of competent jurisdiction to correct or set aside such determination. Thereafter, all actions or suits attacking the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount of the assessment levied on each tract, including, without limiting the generality of the foregoing, the defense of confiscation, shall be perpetually barred.

Dated this January 17, 2007.



BARBARA JO RONEMUS, City Clerk