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APN(s): 138-15-310-048
(Formerly APN's 138-15-310-003 and 017)

**CITY OF LAS VEGAS NOTICE OF
ZONING ACTION**

TO: ALL INTERESTED PARTIES

Assessor's Parcel No(s): 138-15-310-048
(Formerly APN's 138-15-310-003 and 017)

Inst #: 200910150003064
Fees: \$17.00
N/C Fee: \$0.00
10/15/2009 03:04:40 PM
Receipt #: 95001
Requestor:
LAS VEGAS CITY
Recorded By: OSA Pgs: 4
DEBBIE CONWAY
CLARK COUNTY RECORDER

Legal Description: THE REAL PROPERTY SITUATE IN THE COUNTY OF CLARK, STATE OF NEVADA, DESCRIBED AS FOLLOWS:

PARCEL 1:

THAT PORTION OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 15, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., IN THE CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA, ALSO BEING A PORTION OF LOT ONE (1) BLOCK FOUR (4) OF THE RESUBDIVISION OF A PORTION OF THE LAS VEGAS TECHNOLOGY CENTER, A COMMERCIAL SUBDIVISION AS SHOWN ON THE PLAT THEREOF ON FILE IN BOOK 47 OF PLATS, PAGE 35 OF CLARK COUNTY, NEVADA RECORDS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE CENTER LINES OF CRIMSON CANYON DRIVE (SIXTY (60) FEET WIDE) AND PRAIRIE FALCON ROAD (SIXTY (60) FEET WIDE) AS SHOWN ON THE PLAT OF SAID RESUBDIVISION OF A PORTION OF THE LAS VEGAS TECHNOLOGY CENTER, SAID INTERSECTION BEARS NORTH 33° 44' 37" WEST A DISTANCE OF 1421.57 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER (SW¼) OF SAID SECTION 15;

THENCE ALONG THE CENTER LINE OF SAID CRIMSON CANYON DRIVE, NORTH 08° 00' 03" EAST A DISTANCE OF 470.25 FEET;

THENCE SOUTH 81° 59' 57" EAST A DISTANCE OF 30.00 FEET TO THE TRUE POINT OF BEGINNING IN THE EASTERLY RIGHT-OF-WAY LINE OF SAID CRIMSON CANYON DRIVE;

THENCE CONTINUING SOUTH 81° 59' 57" EAST A DISTANCE OF 325.00 FEET;

THENCE SOUTH 08° 00' 03" WEST A DISTANCE OF 457.91 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF SAID PRAIRIE FALCON ROAD, BEING THE ARC OF A NONTANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 5665.18 FEET;

THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY LINE FROM A TANGENT WHICH BEARS NORTH 78° 14' 45" WEST, WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 01° 03' 21" AN ARC DISTANCE OF 104.40 FEET;

THENCE CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, TANGENT TO SAID CURVE, NORTH 79° 18' 06" WEST A DISTANCE OF 192.39 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 30.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 87° 18' 09" AN ARC DISTANCE OF 45.71 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF SAID CRIMSON CANYON DRIVE;

THENCE TANGENT TO SAID CURVE, ALONG SAID EASTERLY RIGHT-OF-WAY LINE, NORTH 08° 00' 03" EAST A DISTANCE OF 413.01 FEET TO THE TRUE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS DESCRIPTION PREVIOUSLY APPEARED IN THAT CERTAIN DOCUMENT RECORDED MARCH 31, 1999 IN BOOK 990331 OF OFFICIAL RECORDS AS INSTRUMENT NO. 04525, CLARK COUNTY, NEVADA.

PARCEL 2:

THAT PORTION OF THE SOUTH HALF (S½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 15, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., IN THE CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA, BEING THAT PORTION OF LOT ONE (1) BLOCK FOUR (4) OF THE RESUBDIVISION OF A PORTION OF THE LAS VEGAS TECHNOLOGY CENTER, A COMMERCIAL SUBDIVISION AS SHOWN ON THE PLAT THEREOF ON FILE IN BOOK 47 OF PLATS, PAGE 35 OF CLARK COUNTY, NEVADA RECORDS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER (S¼) CORNER OF SAID SECTION 15;

THENCE ALONG THE WEST LINE OF THE SOUTHEAST QUARTER (SE¼) OF SAID SECTION 15 AND THE CENTER LINE OF TENAYA WAY (80.00 FEET WIDE) AS SHOWN ON SAID PLAT OF THE RESUBDIVISION OF A PORTION OF THE LAS VEGAS TECHNOLOGY CENTER, NORTH 00° 02' 05" EAST A DISTANCE OF 700.00 FEET TO THE BEGINNING OF THE ARC OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 1167.01 FEET;

THENCE DEPARTING SAID WESTLINE, CONTINUING ALONG THE CENTER LINE OF SAID TENAYA WAY, NORTHERLY ALONG SAID ARC THROUGH A CENTRAL ANGLE OF 14° 43' 44" AND AN ARC DISTANCE OF 300.00 FEET TO THE INTERSECTION WITH THE CENTER LINE OF PRAIRIE FALCON ROAD (60.00 FEET WIDE) AS SHOWN ON SAID PLAT OF THE RESUBDIVISION OF A PORTION OF THE LAS VEGAS TECHNOLOGY CENTER;

THENCE RADIAL TO SAID ARC, ALONG THE CENTER LINE OF SAID PRAIRIE FALCON ROAD, NORTH 75° 14' 11" WEST A DISTANCE OF 88.71 FEET;

THENCE NORTH 14° 45' 49" EAST A DISTANCE OF 30.00 FEET TO THE TRUE POINT OF BEGINNING IN THE NORTHERLY RIGHT-OF-WAY LINE OF SAID PRAIRIE FALCON ROAD, ALSO BEING THE INTERSECTION OF SAID NORTHERLY RIGHT-OF-WAY LINE WITH THE CENTER LINE OF THAT CERTAIN 40 FOOT WIDE STRIP OF LAND DESCRIBED BY THAT CERTAIN DECISION OF RIGHT-OF-WAY GRANTED TO NEVADA POWER COMPANY BY BUREAU OF LAND MANAGEMENT APPLICATION NO. NEV-061618, DATED APRIL 3, 1964, HEREINAFTER REFERRED TO AS THE NPC PARCEL;

THENCE ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID PRAIRIE FALCON ROAD, NORTH 75° 14' 11" WEST A DISTANCE OF 111.29 FEET TO THE BEGINNING OF THE ARC OF A CURVE, CONCAVE SOUTHERLY AND HAVING A RADIUS OF 5665.20 FEET;

THENCE WESTERLY ALONG SAID ARC, CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, THROUGH A CENTRAL ANGLE OF 03° 00' 34" AND AN ARC DISTANCE OF 297.56 FEET TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND DESCRIBED BY DEED TO MARKET ADVERTISING COVERAGE, INC., HEREINAFTER REFERRED TO AS THE MAC PARCEL, RECORDED FEBRUARY 15, 1991 IN BOOK 910215 AS INSTRUMENT NO. 00930 OF CLARK COUNTY, NEVADA RECORDS, A RADIAL LINE THROUGH SAID SOUTHEASTERLY CORNER BEARS NORTH 11° 45' 15" EAST;

THENCE ALONG THE EAST LINE OF SAID MAC PARCEL, NORTH 08° 00' 03" EAST A DISTANCE OF 457.91 FEET TO THE NORTHEAST CORNER OF SAID MAC PARCEL;

THENCE ALONG THE EASTERLY PROLONGATION OF THE NORTH LINE OF SAID MAC PARCEL, SOUTH 81° 59' 57" EAST A DISTANCE OF 337.15 FEET TO THE CENTER LINE OF SAID NPC PARCEL;

THENCE ALONG THE CENTER LINE OF SAID NPC PARCEL SOUTH 00° 02' 41" WEST, A DISTANCE OF 503.12 FEET TO THE TRUE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS DESCRIPTION PREVIOUSLY APPEARED IN THAT CERTAIN DOCUMENT RECORDED JULY 10, 2000 IN BOOK 20000710 OF OFFICIAL RECORDS AS INSTRUMENT NO. 02037, CLARK COUNTY, NEVADA.

THE ABOVE PARCELS ARE ALSO DESCRIBED AS FOLLOWS:

A TRACT OF LAND LYING AND BEING A PART OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 15, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M. ALSO BEING A PORTION OF LOT ONE (1), BLOCK FOUR (4) OF THE RESUBDIVISION OF A PORTION OF THE LAS VEGAS TECHNOLOGY CENTER AS SHOWN ON THE PLAT THEREOF ON FILE IN BOOK 47, OF PLATS, PAGE 35, OF CLARK COUNTY, NEVADA AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER (SW¼);

THENCE NORTH 00° 02' 05" EAST ON THE EAST LINE OF SAID SOUTHWEST QUARTER (SW¼) (CENTER LINE OF TENAYA STREET), A DISTANCE OF 700.00 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1167.01 FEET, AN ARC LENGTH OF 300.00 FEET AND A CHORD DISTANCE OF 299.20 FEET WITH A BEARING OF NORTH 07° 23' 58" EAST TO A POINT ON THE CENTER LINE OF PRAIRIE FALCON ROAD;

THENCE NORTH 75° 14' 11" WEST ALONG SAID CENTER LINE A DISTANCE OF 88.71 FEET TO A POINT;

THENCE NORTH 14° 45' 49" EAST, A DISTANCE OF 30.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF SAID PRAIRIE FALCON ROAD FOR THE SOUTHEAST CORNER AND POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT;

THENCE ALONG THE RIGHT-OF-WAY OF SAID PRAIRIE FALCON ROAD THE FOLLOWING COURSES;

NORTH 75° 14' 11" WEST A DISTANCE OF 111.29 FEET TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 5665.20 FEET, AN ARC LENGTH OF 297.56 FEET, AND A CHORD DISTANCE OF 297.53 FEET WITH A CHORD BEARING OF NORTH 76° 44' 28" WEST TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 5665.18 FEET, AN ARC LENGTH OF 104.40 FEET, AND A CHORD DISTANCE OF 104.40 FEET WITH A CHORD BEARING OF NORTH 77° 43' 04" WEST, TO A POINT;

THENCE NORTH 79° 18' 06" WEST, A DISTANCE OF 192.39 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 30.00 FEET, AN ARC LENGTH OF 45.71 FEET, AND A CHORD DISTANCE OF 41.42 FEET WITH A CHORD BEARING OF NORTH 35° 39' 01" WEST TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF CRIMSON CANYON DRIVE;

THENCE NORTH 08° 00' 03" EAST ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 411.10 FEET TO A POINT FOR THE NORTHWEST CORNER;

THENCE SOUTH 81° 59' 57" EAST, A DISTANCE OF 662.15 FEET TO A POINT FOR THE NORTHEAST CORNER;

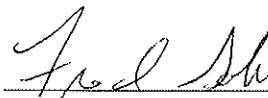
THENCE SOUTH 00° 02' 41" WEST, A DISTANCE OF 503.12 FEET TO THE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS DESCRIPTION WAS PREPARED BY:
RED PLAINS SURVEYING COMPANY, INC.
5500 NW EXPRESSWAY, SUITE A
OKLAHOMA, OK 73132

PLEASE BE ADVISED that the Las Vegas City Council, at a duly-noticed hearing held on **August 19, 2009** approved the following **Case Number(s): VAR-34603** together with various conditions, limitations, and restrictions which may affect your occupancy and/or use, and any other successor property owner(s) occupancy and/or use of the above-referenced real property in the city of Las Vegas.

YOU ARE HEREBY ADVISED AND DIRECTED to contact the city of Las Vegas' Department of Planning & Development and/or the Las Vegas City Clerk's Office to request a copy of any and all such conditions, limitations, or restrictions.

August 26, 2009



Fred Solis, AICP, Senior Planner
City of Las Vegas
731 South Fourth Street
Las Vegas, NV 89101 – (702) 229-6301

WHEN RECORDED, RETURN TO:
CITY OF LAS VEGAS, CITY CLERK
400 STEWART AVENUE, 1ST FLOOR
LAS VEGAS, NV 89101

Case Number(s): VAR-34603
Assessor's Parcel No(s): 138-15-310-048
(Formerly APN's 138-15-310-003 and 017)
City Council Meeting of August 19, 2009
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