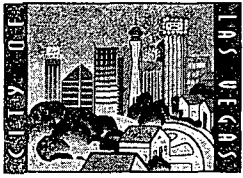


PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

www.lasvegasnevada.gov



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RECEIVED
CITY CLERK

October 5, 2006

2006 OCT 17 P 2:09

Department of Taxation
1550 East College Parkway, Suite 115
Carson City, Nevada 89706

Re: Annexation ANX-13936
Parcel Number: 138-13-801-061

Gentlemen:

In compliance with Nevada Revised Statutes 268.597, a copy of an Annexation Ordinance for ANX-13936 and recorded Accurate map are referred to your office. Please note that the effective date of the Ordinance is September 29, 2006.

The annexation area consists of approximately 0.85 acres, generally located at 4901 Jean Avenue.

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

Sincerely,

Thomas A. Perrigo
Planning and Development Department

TAP:tm

Attachment:

1. Annexation Ordinance #5855
2. Accurate Map

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

Mayor
Oscar B. Goodman

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

City Manager
Douglas A. Selby



Requestor:
LAS VEGAS CITY
09/28/2006 09:39:20 T20060168362
Book/Instr: 20060928-0001965
Ordinance Page Count: 6
Fees: \$19.00 N/C Fee: \$0.00

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APN: 138-13-801-061

CERTIFIED AS A TRUE COPY

[Signature]
Deputy CITY CLERK, CITY OF LAS VEGAS
NEVADA
9/28/06 5 of 5 pages

Charles Harvey
Clark County Recorder

COPY

BILL NO. 2006-47

ORDINANCE NO. 5855

AN ORDINANCE TO EXTEND THE BOUNDARIES OF THE CITY, TO PARTICULARLY DESCRIBE THE LAND TO BE ANNEXED, TO MAKE ITS INHABITANTS SUBJECT TO THE LAWS, OBLIGATIONS AND BENEFITS OF THE CITY, AND TO PROVIDE FOR OTHER RELATED MATTERS. (ANX-13936)

Sponsored by:
Councilman Lawrence Weekly

Summary: Annexes property described generally as located at 4901 Jean Avenue.

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

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

That portion of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section 13, Township 20 South, Range 60 East, M.D.M., in the County of Clark, State of Nevada, and the adjacent half street right of way of JEAN AVENUE (20.00 feet wide as measured from centerline thereof) described as follows:

COMMENCING at the southeast quarter corner of said Section 13, being the centerline intersection of DECATUR BOULEVARD (60.00 feet wide as measured from centerline thereof) and SMOKE RANCH ROAD (50.00 feet wide as measured from centerline thereof); thence along the south line of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of said Section 13, and the centerline of said SMOKE RANCH ROAD, North 88°42'42" West 440.00 feet; thence leaving said centerline, North 01°17'13" East 50.00 feet to the north line of said SMOKE RANCH ROAD on the southwest corner of LOT 1 of the Parcel Map in File 74, Page 35 of Clark County, Nevada Records; thence along the west line of said LOT 1, North 01°17'13" East 170.00 feet to the POINT OF BEGINNING on the northwest corner of said LOT 1; thence continuing

1 North 01°17'13" East 275.00 feet to the centerline of said JEAN AVENUE;
2 thence along said centerline, South 88°42'42" East 150.00 feet; thence
3 leaving the centerline of said JEAN AVENUE, South 01°17'13" West 275.00
4 feet to the north line of LOT 2 as shown on said Parcel Map in File 74, Page
5 35; thence along the north line of LOT 2 and LOT 1 as shown on said Parcel
6 Map in File 74, Page 35, North 88°42'42" West 150.00 feet to the POINT OF
7 BEGINNING.

8 BASIS OF BEARINGS: North 88°42'42" West being the south line of the
9 Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section 13,
10 Township 20 South, Range 60 East, M.D.M., as shown on Record of Survey
11 in File 35, Page 53 of Clark County, Nevada Records.

12 Prepared by:
13 Brian Yu PLS
14 731 S. Fourth Street,
15 Public Works, City of Las Vegas,
16 Las Vegas, NV 89101

17 SECTION 2: The City Council hereby determines that the described territory
18 meets the requirements provided by law for annexation to the City for the following reasons:

- 19 A. The area to be annexed was contiguous to the City's boundaries at the
20 time the annexation proceedings were instituted;
- 21 B. More than one-eighth (1/8) of the aggregate external boundaries of
22 the area are contiguous to the City;
- 23 C. The territory proposed to be annexed is not included within the
24 boundaries of another incorporated city or within the boundaries of
25 any unincorporated town as those boundaries existed as of July 1,
26 1983;
- 27 D. The City is eligible to annex the described territory since the
28 landowners have signed a petition constituting one hundred percent
(100%) of the owners of record of individual lots or parcels of land
within the annexation area.

SECTION 3: The City will provide police protection through the Las Vegas
Metropolitan Police Department, fire protection, street maintenance, and library services
immediately upon annexation. Garbage collection by the company franchised by the City
will also be provided immediately. The City sanitary sewer system will serve the proposed

1 annexation area. Any connection to or extension of this sewer line to serve the annexation
2 area shall be at the expense of the landowners. Other services, such as participation in the
3 City's recreational programs, special education classes and programs, public works planning,
4 building inspections, and other City services will also be available immediately. Utilities
5 such as gas, electricity, telephone, and water are provided by private utility companies and
6 other services to the area will not be affected by annexation. Street paving, curbs and gutters,
7 sidewalks and street lights which are not in place at the time of annexation will be installed
8 in the presently developed areas upon the request of the property owners and at their expense
9 by means of special assessment districts. Such improvements will be extended into the
10 undeveloped areas as development takes place and the need therefor arises, and will be
11 located according to the needs of the area at that time. Such installations will also be made
12 at the expense of the property owners, either by means of special assessment districts or as
13 prerequisites to the approval of subdivision plats, building permits or other land use or
14 development applications.

15 SECTION 4: The annexation of the described territory shall become
16 effective on the 29th day of September, 2006, and on that date the City will have the funds
17 appropriated in sufficient amount to finance the extension into the described territory of
18 police protection, fire protection, street maintenance, street sweeping, and street lighting
19 maintenance.

20 SECTION 5: The described territory, together with the inhabitants and
21 property thereof, shall, from and after the 29th day of September, 2006, be subject to all
22 debts, laws, ordinances and regulations in force in the City and shall be entitled to the same
23 privileges and benefits as other parts of the City, and shall be subject to municipal taxes
24 levied by the City.

25 SECTION 6: The City Engineer is hereby instructed to cause to be prepared
26 an accurate map or plat of the described territory and to record the map or plat, together with
27 a certified copy of this ordinance, in the office of the County Recorder of Clark County,
28 Nevada, which recording shall be done prior to the 29th day of September, 2006.

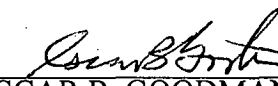
1 SECTION 7: The described territory, which previously has been zoned R-E
2 (County of Clark classification), is hereby classified as R-E (City of Las Vegas
3 classification), which is deemed to be the City equivalent of the County classification.

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

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

16 PASSED, ADOPTED and APPROVED this 20th day of September
17 2006.

18 APPROVED:

19
20 By 
21 OSCAR B. GOODMAN, Mayor

22 ATTEST:
23 
24 BARBARA JO RONEMUS, City Clerk

25 APPROVED AS TO FORM:
26 Val Steed 8-2-06
27 Date
28

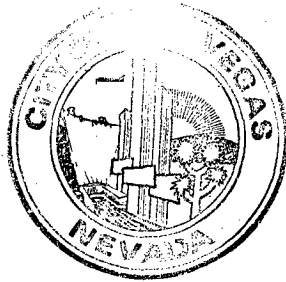
1 The above and foregoing ordinance was first proposed and read by title to the City Council
2 on the 16th day of August, 2006, and referred to a committee for recommendation;
3 thereafter the committee reported favorably on said ordinance on the 20th day of
4 September, 2006, which as a regular meeting of said Council; that at said regular meeting,
5 the proposed ordinance was read by title to the City Council as first introduced and
6 adopted by the following vote:

7 VOTING "AYE": Mayor Goodman
8 Councilmembers: Reese, Brown, Wolfson, Tarkanian and Ross

9 VOTING "NAY": None

10 EXCUSED: None

11 ABSTAINED: None



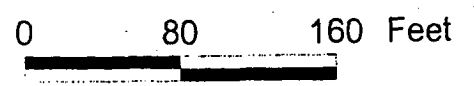
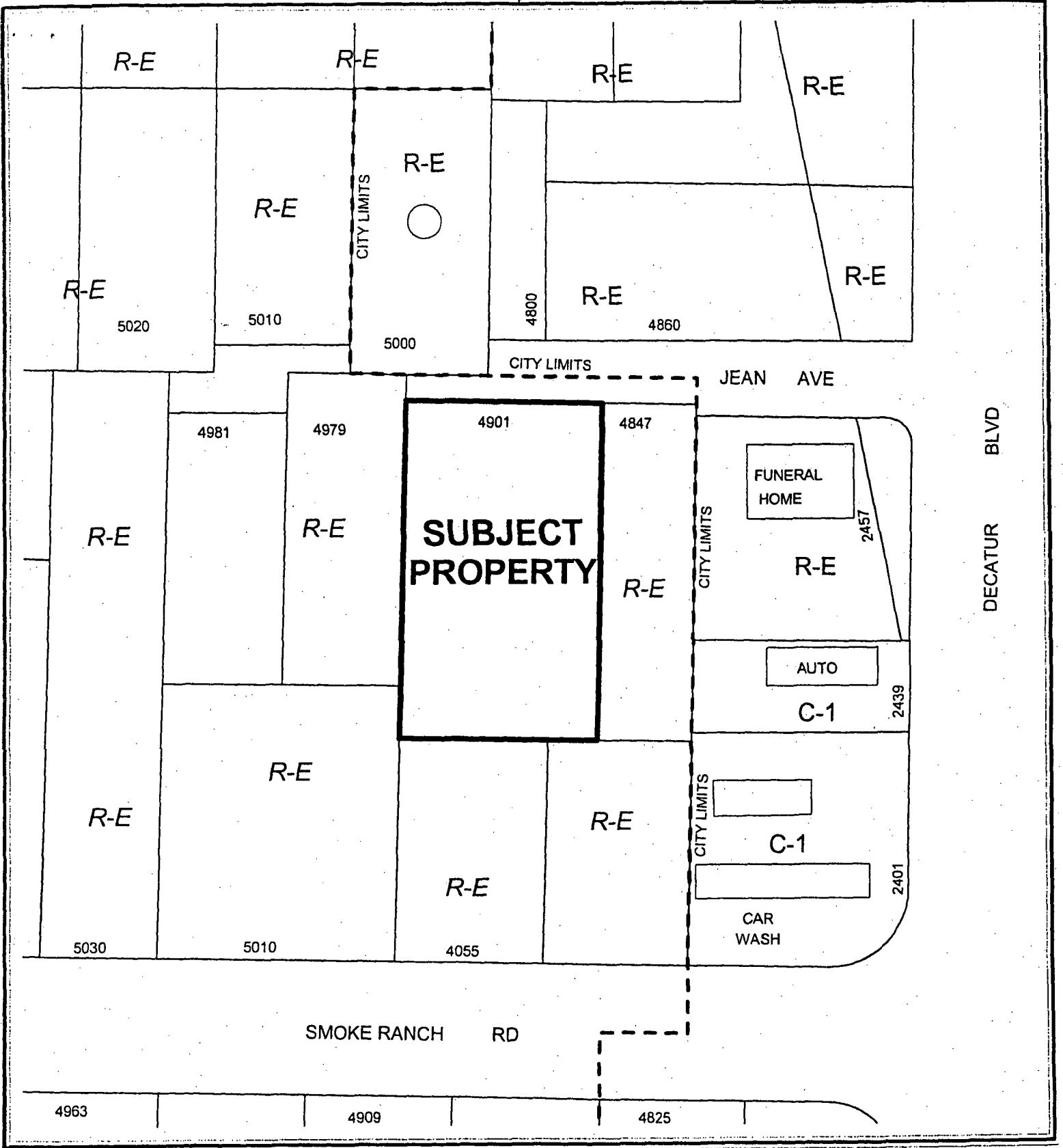
12 APPROVED:

13 
14 OSCAR B. GOODMAN, Mayor

15 ATTEST:

16 
17 BARBARA JO RONEMUS, City Clerk

18
19 WHEN RECORDED PLEASE MAIL TO:
20 THOMAS A. PERRIGO
21 Planning and Development Department
22 731 South Fourth Street
23 Las Vegas, Nevada 89101
24
25
26



CASE: ANX-13936

ZONING OF SUBJECT PROPERTY: R-E (RESIDENCE ESTATES)

