

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.ci.las-vegas.nv.us



038482

RECEIVED
CITY CLERK

July 11, 2003

2003 JUL 11 P 1:52

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

Re: Annexation A-1843
Parcel Number(s): 138-13-102-001

Gentlemen:

In compliance with Nevada Revised Statutes 268.597, a copy of an Annexation Ordinance for A-1843 and recorded accurate map are referred to your office. Please note that the effective date of the Ordinance is July 11, 2003.

The annexation area consists of approximately .0779 acres, generally located on the southeast corner of Cheyenne Avenue and Rowland Street.

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

Very truly yours,

Robert S. Genzer, Director
Planning and Development Department

RSG:pl

Attachment:

1. Annexation Ordinance 5611
2. accurate Map

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

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro-Tem)
Larry Brown
Lynette Boggs McDonald
Lawrence Weekly
Michael Mack
Janet Moncrief

City Manager
Douglas A. Selby



DRAFT

APN: 138-13-102-001

BILL NO. 2003-55

RECEIVED
CITY CLERK

ORDINANCE NO. 5611

2003 JUL 11 P 1:52
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-1843)

Sponsored by: Councilman Lawrence Weekly

Summary: Annexes property described generally as located on the southeast corner of Cheyenne Avenue and Rowland Street.

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 Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section 13, Township 20 South, Range 60 East, M.D.M., in the County of Clark, State of Nevada, being PARCEL 1 and the adjoining half-street right-of-way of CHEYENNE AVENUE (50 feet wide as measured from the centerline thereof) and the adjoining half-street right-of-way of ROWLAND STREET (30 feet wide as measured from the centerline thereof) and the adjoining 25-foot radius, corner fillet parcel, all as shown on the parcel map as filed October 23, 1975 in File 7 of Parcel Maps, Page 41 of Clark County, Nevada Records, bounded as follows:

Bounded on the north by the north line of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section 13, also being the centerline of said CHEYENNE AVENUE; bounded on the west by the west line of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section 13, also being the centerline of said ROWLAND STREET; bounded on the south by the south line of PARCEL 1 as shown on said File 7 of Parcel Maps, Page 41 and the westerly prolongation of said south line; and bounded on the east by the east line of said PARCEL 1 and the northerly prolongation of said east line.

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

- A. The area to be annexed was contiguous to the City's boundaries at the time the annexation proceedings were instituted;
- B. More than one-eighth (1/8) of the aggregate external boundaries of the area are contiguous to the City;

CERTIFIED AS A TRUE COPY

Angela Colli 7/9/03
Deputy CITY CLERK CITY OF LAS VEGAS NEVADA 5 pgs

1 C. The territory proposed to be annexed is not included within the boundaries of
2 another incorporated city or within the boundaries of any unincorporated town
3 as those boundaries existed as of July 1, 1983;

4 D. The City is eligible to annex the described territory since the landowners have
5 signed a petition constituting one hundred percent (100%) of the owners of
6 record of individual lots or parcels of land within the annexation area.

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

23 SECTION 4: The annexation of the described territory shall become effective on the
24 11th day of July, 2003, and on that date the City will have the funds appropriated in sufficient amount
25 to finance the extension into the described territory of police protection, fire protection, street
26 maintenance, street sweeping, and street lighting maintenance.

27 SECTION 5: The described territory, together with the inhabitants and property
28 thereof, shall, from and after the 11th day of July, 2003, be subject to all debts, laws, ordinances and

1 regulations in force in the City and shall be entitled to the same privileges and benefits as other parts
2 of the City, and shall be subject to municipal taxes levied by the City.

3 SECTION 6: The City Engineer is hereby instructed to cause to be prepared an
4 accurate map or plat of the described territory and to record the map or plat, together with a certified
5 copy of this ordinance, in the office of the County Recorder of Clark County, Nevada, which
6 recording shall be done prior to the 11th day of July, 2003.

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

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

18 SECTION 9: All ordinances or parts of ordinances, sections, subsections, phrases,
19 ...
20 ...
21 ...
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27 ...
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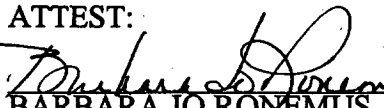
1 sentences, clauses or paragraphs contained in the Municipal Code of the City of Las Vegas, Nevada,
2 1983 Edition, in conflict herewith are hereby repealed.

3 PASSED, ADOPTED and APPROVED this 2 day of July, 2003.

4 APPROVED:

5
6 By 
7 OSCAR B. GOODMAN, Mayor

8 ATTEST:

9 
BARBARA JO RONEMUS, City Clerk

10 APPROVED AS TO FORM:

11 Valsted 5-21-03
Date

1 The above and foregoing ordinance was first proposed and read by title to the City Council on the
2 4th day of June, 2003, and referred to a committee for recommendation; thereafter the committee
3 reported favorably on said ordinance on the 2nd day of July, 2003, which was a regular meeting of
4 said Council; that at said regular meeting, the proposed ordinance was read by title to the City
5 Council as first read and adopted by the following vote:

6 VOTING "AYE": Mayor Goodman, Councilmembers Reese, Brown, Weekly, Mack and
Moncrief

7 VOTING "NAY": None

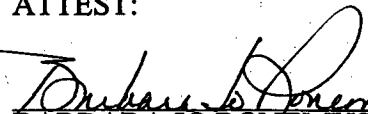
8 EXCUSED: Councilwoman L. B. McDonald

9 ABSTAINED: None

10 APPROVED:

11 
12 _____
OSCAR B. GOODMAN, Mayor

13 ATTEST:

14 
15 _____
BARBARA JO RONEMUS, City Clerk

16
17 WHEN RECORDED PLEASE MAIL TO:
18 ROBERT S. GENZER, DIRECTOR
Planning and Development Department
731 South Fourth Street
Las Vegas, Nevada 89101

CLARK COUNTY, NEVADA
FRANCES DEANE, RECORDER
RECORDED AT REQUEST OF: PLANNING & DEVELOPMENT LAS V
07-10-2003 10:39 JSB PAGE COUNT: 7
BOOK/INSTR:20030710-01190 FEE: 19.00
ORDINANCE RPTT: .00
RECEIPT/CONF COPY-HAS NOT BEEN COMPARED TO THE ORIG

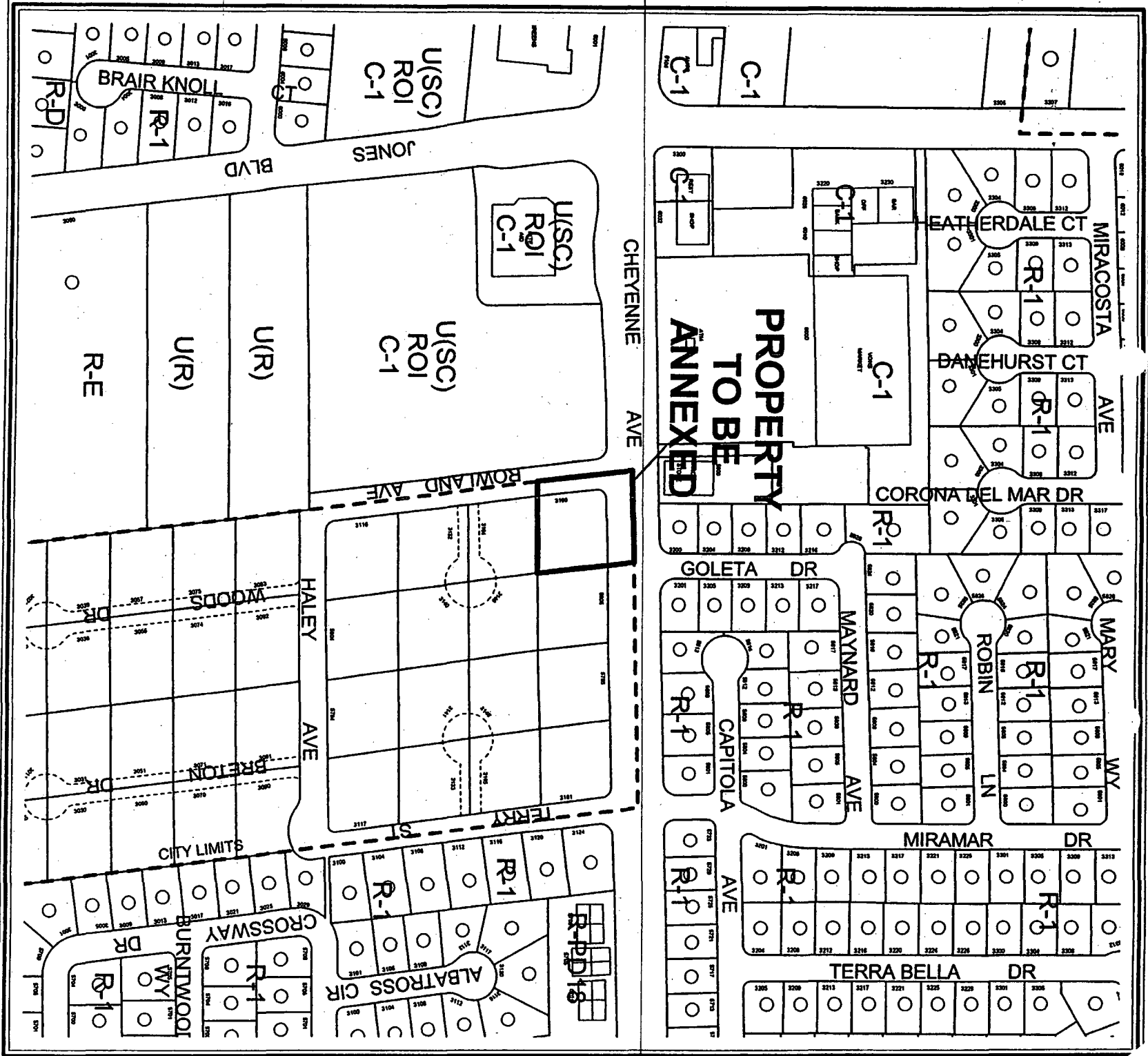
WHEN RECORDED MAIL & SEND TAX STATEMENTS TO:
ROBERT S. GENZER, DIRECTOR
PLANNING & DEVELOPMENT DEPT.
731 SOUTH 4TH STREET
LAS VEGAS, NEVADA 89101

APN #: 138-13-102-001

TITLE ON DOCUMENT: Bill No. 2003-55
Ordinance No. 5611

REFERENCE NO./INFORMATION: _____

This page has been added to comply with NRS 247.110, Section 4.



**PROPERTY
TO BE
ANNEXED**

CASE: ANX-1843

