



003982

January 8, 2001

MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
GARY REESE
(MAYOR PRO-TEM)
MICHAEL J. McDONALD
LARRY BROWN
LYNETTE B. McDONALD
LAWRENCE WEEKLY
MICHAEL MACK

CITY MANAGER
VIRGINIA VALENTINE

Ms. Shirley B. Parraguirre, County Clerk
County of Clark
200 South Third Street
Las Vegas, Nevada 89155

Re: **City of Las Vegas Annexation (A-0024-2000(A))**
Mabuhay Commercial Investments L L C
6370 West Flamingo #40
Las Vegas, NV 89103
Parcel #: 125-22-804-001

Dear Ms. Parraguirre:

Please be advised that a Petition of Annexation has been submitted for approximately 1.32 acres generally located on the northeast corner of Tenaya Way and Centennial Parkway.

A copy of the Petition of Annexation is attached for your further detailed information. This Petition will be considered by the Planning Commission on January 25, 2001, and will subsequently be heard by the City Council.

Sincerely,

A handwritten signature in black ink, appearing to read "Barbara Jo Ronemus", written over a horizontal line.

Barbara Jo Ronemus
City Clerk

/epc
attachments

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TDD 702.386.9108
www.ci.las-vegas.nv.us

MEMORANDUM

**City of Las Vegas
Planning & Development Department
Comprehensive Planning**

To: City Clerk

From: Sean Robertson
229-6886

RE: Annexation Petition #A-0024-2000 (A)

Assessor's Parcel #(s): 125-22-804-001

Total Acreage: 1.32 acres

General Location: Northeast corner of Tenaya Way and Centennial Parkway

Planning Commission: 1/25/01

If you need any other information, please do not hesitate to call me.

Thank you.



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: ANNEXATION

Project Address (Location) TENAYA WAY E/L, N OF CENTENNIAL PKWY

Project Name _____ Proposed Use _____

Assessor's Parcel #(s) 125-22-804-001 Ward # _____

General Plan: existing R proposed _____ Zoning: existing _____ proposed _____

Commercial Square Footage _____ Floor Area Ratio _____

Gross Acres 1.32 Lots/Units _____ Density _____

Additional Information _____

RECEIVED
 CITY CLERK
 JAN 11 2001
 10:45 AM

PROPERTY OWNER MAGWAY COMMERCIAL IN LLC Contact ANTONIO ALVAREZ

Address 6370 W FLAMINGO #40 Phone: (702) 871-9173 Fax: (702) 871-9177

City LAS VEGAS State NV Zip 89103

APPLICANT SAME Contact _____

Address _____ Phone: _____ Fax: _____

City _____ State _____ Zip _____

REPRESENTATIVE SAME Contact _____

Address _____ Phone: _____ Fax: _____

City _____ State _____ Zip _____

Property Owner Signature *Antonio Alvarez*

Print Name ANTONIO ALVAREZ, Manager

Subscribed and sworn before me

This 12th day of December, 2000

Carmen L. Betancourt

Notary Public in and for said County and State Los Angeles, CA

FOR DEPARTMENT USE ONLY

Case # A 00242000CA

Meeting Date: 1/25/2001

Signs Required: _____

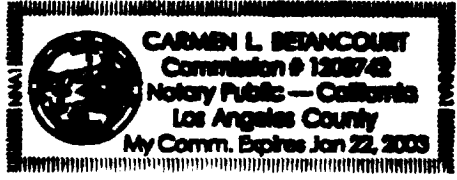
Map # G-22-8

Total Fee: n/c

Receipt # _____

Date Accepted: 12/15/2000

Accepted By: SMY FOLEY



980610.00320

Escrow No. 98040435-CN

R X H I B I T "A"

The West 232 feet measured at right angles to the West line of the following described parcel:

The South Half (S 1/2) of the South half (S 1/2) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section 22, Township 19 South, Range 60 East, M.D.M.

EXCEPT the interest in the Westerly 40.00 feet and the Northerly 30.00 feet of said land as conveyed to Clark County for roads, utilities and other public purposes by deed recorded May 9, 1972 as Document No 188854, Official Records.

CASE: _____

5

PC ADMIN. BZA

CLARK COUNTY, NEVADA
 JUDITH A. VANDEVER, RECORDER
 RECORDED AT REQUEST OF:
 LAWYERS TITLE OF NEVADA
 06-10-98 08:02 EAH 2
 OFFICIAL RECORDS
 BOOK: 980610 INST: 00320
 FEE: 8.00 APT: 225.00

PARCEL 125-22-804-001 TAX DIST- 125 DOC#- 980610:00320 DATE- 06/10/1998
 ----- ASSESSOR DESCRIPTION ----- (1) OWNER ----- MULTI- 01 VESTING- NS
 PT SW4 SE4 SEC 22 19 60 MABUHAY COMMERCIAL INVEST L L C
 P O BOX 6531
 WOODLAND HILLS CA 91365-6531

GEO ID- PT SW4 SE4 SEC 22 19 60 NBRHOOD- 500 LAND USE/CAP 0-00-0-0-0
 LOCATION- CNTY
 COMMENT- APPRAISAL YR-1998
 LAST UPDATE- 09/15/1998 BATCH- B-1998-16800-2000 06/17/1998 YR CONSTRUCTED-
 98-99 PP SUPL- 98-99 TR SUPL VAL-

***** ASSESSED VALUES *****

YEAR	ACRES	LAND	IMP	PERS	EXEMPT	GROSS ASSESSED	LAND/IMP TAXABLE
1998-99	1.32	28950	0	0	0	28950	82710
1999-00	1.32	21000	0	0	0	21000	60000
WORKING	1.32	21000	0	0	0	21000	60000

*** NOTE: THIS RECORD IS FOR ASSESSMENT USE ONLY. NO LIABILITY IS ASSUMED ***
 *** AS TO THE ACCURACY OF THE DATA DELINEATED HEREON. ***

PCL3 125-22-804- PCL 125-22-804-001 CL4 125-22-804-001I005

CASE: _____

JAN 25 2001

PC ADMIN. BZA

980610.00320

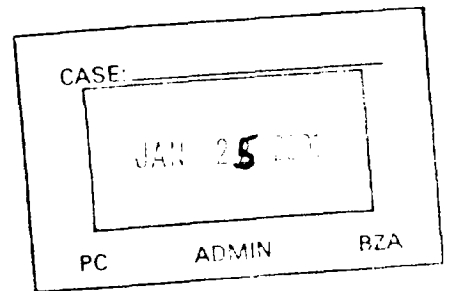
Escrow No. 98040435-CN

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 JUDITH A. VANDEVER, RECORDER
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 06-10-98 08:02 EAM 2
 OFFICIAL RECORDS
 BOOK: 980610 INST: 00320
 FEE: 0.00 RPT: 225.00

12/07/00

REQUEST FOR ANNEXATION
LEGAL DESCRIPTIONS

✓ **MABUHAY COMMERCIAL INVESTMENTS**
APN 125-22-804-001

The West 232 feet measured at right angles to the west line of the following described parcel:

The South Half (S ½) of the South half (S ½) of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section 22, Township 19 South, Range 60 East. M.D.M.

Except the interest in the Westerly 40.00 feet and the Northerly 30.00 feet of said land as conveyed to Clark County for roads, utilities and other public purposes by deed recorded May 9, 1972 as Document No 188854, Official Records.

✗ **FARMANALI FAMILY TRUST**
APN 125-27-610-004 & 005 & 006

Lots Four (4), Five (5) and Six (6) in Block One (1) of TROPICAL PARK SUBDIVISION, as shown by map thereof of file in Book 3 of Plats, Page 98, in the Office of the County Recorder of Clark County, Nevada.

ALLAY INVESTMENTS
APN 1125-27-610-008 & 009 & 010

Lots Eight (8), Nine (9) and Ten (10) of TROPICAL PARK SUBDIVISION, as shown by map thereof on file in Book 3 of Plats, Page 98 in the Office of the County Recorder of Clark County, Nevada.

FARMANALI FAMILY TRUST
APN 125-27-610-020 & 021

Lots Twenty (20) and Twenty-one (21) in block (1) of TROPICAL PARK SUBDIVISION, as shown by map thereof on file in Book 3 of Plats, Page 98, in the Office of the County Recorder of Clark County, Nevada.

✓ **SERENE INVESTMENTS**
APN 125-27-610-001 & 024

Lots One (1) and Twenty-Four (24) in Block One (1) of TROPICAL PARK SUBDIVISION, as shown by map thereof on file in Book 3 of Plats, Page 98, in the office of the County Recorder of Clark County, Nevada.