



September 13, 2000

MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
MICHAEL J. McDONALD
(MAYOR PRO-TEM)
GARY REESE
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-0013-2000(A))**
Log Cabin & El Capitan LLC
Arville & Robindale LLC
1704 Wincanton Drive
Las Vegas, NV 89134
Parcel #: 125-05-302-002
125-05-302-003

Dear Ms. Parraguirre:

Please be advised that a Petition of Annexation has been submitted for approximately 7.10 acres generally located on the northeast corner of Campbell Road and Jakes Place.

A copy of the Petition of Annexation is attached for your further detailed information. This Petition will be considered by the Planning Commission on September 28, 2000, and will subsequently be heard by the City Council.

Sincerely,


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



002381

MEMORANDUM

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

To: City Clerk

**From: Sean Robertson
229-6886**

RE: Annexation Petition #A-0013-2000 (A)

Assessor's Parcel #(s): 125-05-302-002 and 125-05-302-003

Total Acreage: 7.10 acres

General Location: Northeast corner of Campbell Road and Jakes Place

Planning Commission: 09/28/2000

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

Thank you.

MEMORANDUM

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

To: City Clerk

**From: Sean Robertson
229-6886**

RE: Annexation Petition #A-0013-2000 (A)

Assessor's Parcel #(s): 125-05-302-002 and 125-05-302-003

Total Acreage: 7.10 acres

General Location: Northeast corner of Campbell Road and Jakes Place

Planning Commission: 09/28/2000

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

Thank you.

PLANNING & DEVELOPMENT



PLANNING & DEVELOPMENT DEPARTMENT

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Annexation into the City
 Project Address (Location) Northeast corner of Campbell Rd. & Lakes
 Project Name _____ Proposed Use _____
 Assessor's Parcel #(s) 125-05-30A-002 & 125-05-30A-003 Ward # _____
 General Plan: existing _____ proposed _____ Zoning: existing R-A proposed _____
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres 75.710 Lots/Units _____ Density _____
 Additional Information _____

RECEIVED
 PLANNING & DEVELOPMENT DEPARTMENT
 AUG 11 2000

PROPERTY OWNER Capabine EL Capitan e Arville Contact Dana McDaniel Kanne
& Robindale LLC
 Address 1704 Winanton Dr. Phone: 320-5600 Fax: 320-5603
 City Las Vegas, NV 89134 State Nevada Zip 89134

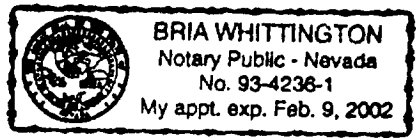
APPLICANT Dana McDaniel Kanne Contact Dana McDaniel Kanne
 Address 1704 Winanton Dr. Phone: 320-5600 Fax: 320-5603
 City Las Vegas State Nevada Zip 89134

REPRESENTATIVE Veltman Planning + Design Grp Contact James Veltman
 Address 7250 Peak Drive Suite 110 Phone: 702-869-2288 Fax: 869-2021
 City Las Vegas State NV Zip 89128

Property Owner Signature Dana McDaniel Kanne
 Print Name Dana McDaniel Kanne
 Subscribed and sworn before me
 This 7th day of August, 2000
Bria Whittington
 Notary Public in and for said County and State

FOR DEPARTMENT USE ONLY

Case #	<u>A-0013-2000</u>
Meeting Date:	<u>9/28/00</u>
Signs Required:	<u>0</u>
Map #	<u>6-05-2</u>
Total Fee:	<u>NA</u>
Receipt #	<u>NA</u>
Date Accepted:	<u>8/22/00</u>
Accepted By:	<u>J. Mouton</u>



PLANNING AND DEVELOPMENT DEPARTMENT

ATTACHMENT TO APPLICATION/PETITION FORM

FOR: ANNEXATION TO THE CITY OF LAS VEGAS

Project Address (Location): *adjacent to + immediately east Campbell Rd*
Proposed Uses: *South of Log Cabin way - North side Jakes*

Project Name: _ .

Existing General Plan Designation:

Proposed General Plan Designation:

Existing Zoning

Proposed Zoning: Ward: __

Commercial Sq. Ft: _____ N/A

Floor Area Ratio: _____ NA _____

Gross Acres: _____

Lots/Units: _____ Density _____

Assessor's Parcel No (s)

1 APN 125 05 302 002 2 _____ 3 _____

We, the Petitioners requesting annexation into the City of Las Vegas, offer this Petition for Annexation. We intend this Petition to be for the express benefit of the above-described property. We intend this Petition to be binding against ourselves, our heirs and our assigns, We intend that subsequent purchasers of the above-described property be put on notice of this covenant running with the land.

**Additional Information: Property Owner represented by Veltman Planning & Design LLC
7250 Peak Dr. , Las Vegas, NV 89128 Contact Jim Veltman
Phone 702-869-2288 Fax 702 869-2021**

**APPLICANT INFORMATION WITH SIGNATURE AND Notary Public
SIGNATURE OF PROPERTY OWNER (S) OR AUTHORIZED AGENT
(SIGN AND PRINT OR TYPE NAME)**

**We must be able to correlate deed and signature.
All persons listed on deed must sign.**

PROPERTY OWNER(S)

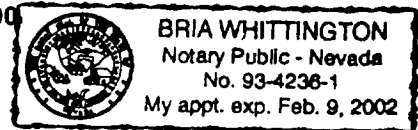
Dana McDaniel Kanne for Arville *Dana McDaniel Kanne for*
Signature owner(s) & *Kobindale LLC* Print first and last name(s) *Arville & Kobindale LLC*

Signature owner(s)

Print first and last name(s)

Subscribed and sworn before me this 8th day of August 2000

Notary Public Bria Whittington



◆ PLEASE ATTACH COPY OF DEED AND LEGAL DESCRIPTION FOR EACH PARCEL

PLANNING AND DEVELOPMENT DEPARTMENT

ATTACHMENT TO APPLICATION/PETITION FORM

FOR: ANNEXATION TO THE CITY OF LAS VEGAS

Project Address (Location): *South side log cabin way, east side campbell Rd,*

Proposed Uses:

Project Name:

Existing General Plan Designation:

Proposed General Plan Designation:

Existing Zoning

Proposed Zoning: Ward:

Commercial Sq. Ft: N/A

Floor Area Ratio: NA

Gross Acres: 5

Lots/Units: Density

Assessor's Parcel No (s)

APN 125-05-302-003

We, the Petitioners requesting annexation into the City of Las Vegas, offer this Petition for Annexation. We intend this Petition to be for the express benefit of the above-described property. We intend this Petition to be binding against ourselves, our heirs and our assigns, We intend that subsequent purchasers of the above-described property be put on notice of this covenant running with the land.

**Additional Information: Property Owner represented by Veltman Planning & Design LLC
7250 Peak Dr. , Las Vegas, NV 89128 Contact Jim Veltman
Phone 702-869-2288 Fax 702 869-2021**

**APPLICANT INFORMATION WITH SIGNATURE AND Notary Public
SIGNATURE OF PROPERTY OWNER (S) OR AUTHORIZED AGENT
(SIGN AND PRINT OR TYPE NAME)**

PROPERTY OWNER(S) Log Cabin and & El Capitan LLC -Dana McDaniel Kanne –The only Resident Agent and Manager-(see attached Articles of Organization)

Dana McDaniel Kanne for Log Cabin & El Capitan LLC

Signature owner(s)

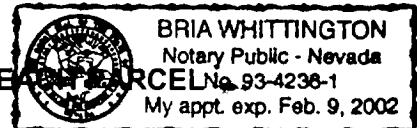
**Dana McDaniel Kanne for
Log Cabin & El Capitan LLC**

Print first and last name(s)

Subscribed and sworn before me this 8th day of Aug year 2000

Notary Public Bria Whittington

◆ **PLEASE ATTACH COPY OF DEED AND LEGAL DESCRIPTION FOR EACH PARCEL**



Annexation Request

PROPERTY DESCRIPTION

APN 125-05-302-002 -Owned by Arville & Robindale LLC- **Dana McDaniel**-only trustee.

The Southwest Quarter (SW $\frac{1}{4}$) of the Northwest Quarter(NW $\frac{1}{4}$) of the Northeast Quarter NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section 5, Township 19 South, Range 40 East, MDM.

Excepting there from the West Thirty (30) feet the South (30) feet and that certain spandrel area located in the Southwest corner of said land, as conveyed to Clark County for road purposes by Deed recorded April 13, 1981.

Said land being further described as Lot One (1) of Certificate of Land Division No 42-81, recorded April 13, 1981in Book 1384 as Document No. 1343570, Official Records.

APN 125-05-302-003-Owned by Log Cabin & El Capitan LLC-Dana McDaniel the only trustee.

The East one half (E $\frac{1}{2}$) of the Northwest Quarter (NW $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section 5, Township 19 South Range 60 East, M.D.M.

Two properties complete this request.

Veltman Planning and Design Group LLC for Dana McDaniel

MD

1999 11 29
00055

RPTT: Exempt 10

APN: 125-05-302-003

Ⓟ

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH, That Dana McDaniel Kanne, Trustee of the Dana McDaniel Kanne Separate Property Trust dated April 27, 1999, for a valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to Log Cabin & El Capitan, LLC, a Nevada Limited Liability Company, all that real property situated in the County of Clark, State of Nevada, bounded and described as follows:

The East One Half (E 1/2) of the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section 5, Township 19 South, Range 60 East, M.D.M.

ACCOMMODATION

SUBJECT TO:

1. Taxes for the current fiscal year, not delinquent, including personal property taxes of any former owner, if any;
2. Restrictions, conditions, reservations, rights, rights of way and easements now of record, if any, or any that actually exist on the property.

TOGETHER WITH all singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

QUITCLAIM DEED

For a valuable consideration, receipt of which is acknowledged CHARLES R. KANNE, JR., SPOUSE OF THE
GRANTEE

do hereby quitclaim to DANI MARIE MCDANIEL, A MARRIED WOMAN AS HER SOLE AND
SEPARATE PROPERTY

the real property in the
City of _____ County of CLARK State of Nevada, described as:

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Witness hand this 3rd day of August 1998

STATE OF NEVADA }
COUNTY OF Clark } SS.

[Signature]
CHARLES R. KANNE

On August 3, 1998
Before me, Notary Public, personally appeared

Charles Kanne

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that he (she or they) executed it.

Signature [Signature]
(Notary Public)

(Notary Seal) **NINA SHAFFER**
NOTARY PUBLIC-STATE OF NEVADA
CLARK COUNTY
My Comm. Expires 1, 1999

Title Order No. _____

Escrow or Loan No. 98-04-1128 TSC

SPACE BELOW THIS LINE FOR RECORDER'S USE

Name
Street Address
City & State

DANI MARIE MCDANIEL
1704 WINCANTON DRIVE
LAS VEGAS, NV 89134

ESCROW NUMBER: 98-04-1128 TSC

EXHIBIT "A"
LEGAL DESCRIPTION

THE EAST ONE-HALF (E 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF
THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4)
OF SECTION 5, TOWNSHIP 19 SOUTH, RANGE 60 EAST., M.D.M.

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:
NEVADA TITLE COMPANY
BOOK: 08-19-98 08:00 TML 00121 2
980819 INST. 08:00
FEE: DEED 8.00 RPTT: EX#006
CONFORMED COPY HAS NOT BEEN COMPARED TO THE ORIGINAL

APN: 125-05-302-002

Affix R.P.T.T. \$287.50

WHEN RECORDED MAIL TO:

DANA MCDANIEL KANNE
ARVILLE & ROBINDALE LLC
1704 WINCANTON DRIVE
LAS VEGAS NV 89134

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Ward H. Gubler, a married man as his sole and separate property

in consideration of \$10.00 and other valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to

ARVILLE & ROBINDALE, LLC., A NEVADA LIMITED LIABILITY COMPANY

all that real property situated in the County of Clark, State of Nevada, bounded and described as follows:

See Exhibit A attached hereto and made a part hereof.

- Subject to:
1. Taxes for the current fiscal year, paid current.
 2. Conditions, covenants, restrictions, reservations, rights, rights of way and easements now of record, if any.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness my/our hand(s) this 5TH day of JUNE, 2000.

Ward H Gubler

Ward H. Gubler

STATE OF NEVADA)
) ss.
COUNTY OF Clark)

Escrow No. 00131233-029-TDS

On this 6/5/2000

appeared before me, a Notary Public,

WARD H. GUBLER

WARD H. GUBLER

personally known or proven to me to be the person(s) whose name(s) is/are subscribed to the above instrument, who acknowledged that he/she/they executed the instrument for the purposes therein contained.

Wally Pembly

Notary Public

My commission expires: 3/3/02

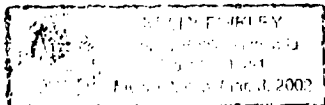


Exhibit A

The Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) of the Southwest Quarter (SW ¼) of Section 5, Township 19 South, Range 60 East, M.D.M.

Excepting therefrom the West Thirty (30) feet, the South Thirty (30) feet, and that certain spandrel area located in the Southwest corner of said land, as conveyed to Clark County for road purposes by Deed recorded April 13, 1981 in Book 1384, as Document No. 1343571, Official Records.

Said land being further described as Lot One (1) of Certificate of Land Division No. 42-81, recorded April 13, 1981 in Book 1384 as Document No. 1343570, Official Records.

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF
UNITED STATES OF NEVADA
06-15-2000 15:16 CPD 2
BOOK 2000615 PAGE 01625
FEE: DEED 8.00 RPTL 287.50
CONFIRMED COPY HAS NOT BEEN COMPARED TO THE ORIGINAL