



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)**

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**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)**

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**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

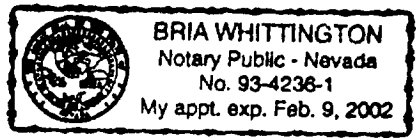
**APPLICANT** Dana McDaniel Kanne Contact Dana McDaniel Kanne  
 Address 1704 Winanton Dr. Phone: 320-5600 Fax: 320-5603  
 City Las Vegas State Nevada Zip 89134

**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 7<sup>th</sup> 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.**

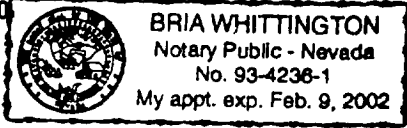
**PROPERTY OWNER(S)**

*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 8<sup>th</sup> 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)

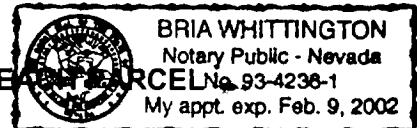
**Dana McDaniel Kanne for  
Log Cabin & El Capitan LLC**

Print first and last name(s)

Subscribed and sworn before me this   8<sup>th</sup>   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

19991129  
00055

RPTT: Exempt 10

APN: 125-05-302-003

2

**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 DANIE MARIE MCDANIEL  
Street Address 1704 WINCANTON DRIVE  
City & State 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 5<sup>TH</sup> 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

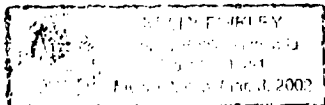


Exhibit A

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