

PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108
Voice:
Administration 229-6353
Comp Planning 229-6022
Current Planning 229-6301
Permits & Inspections 229-6251



014887

March 10, 1998

Department of Taxation
Capitol Complex
Carson City, Nevada 89701

Re: Annexation A-20-97(A)

Gentlemen:

In compliance with Nevada Revised Statutes 268.597, a copy of an Annexation Ordinance for A-20-97(A) and recorded accurate map are referred to your office. Please note that the effective date of the Ordinance is February 20, 1998.

The annexation area consists of approximately 5.17 acres located on the south side of Gowan Road, approximately 660 feet west of Jensen Street.

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

Very truly yours,

A handwritten signature in black ink that reads "Theresa O'Donnell".

Theresa O'Donnell, Director
Planning and Development Department

TAO:RSG:cc

Attachment:

1. Annexation Ordinance #5048
2. Accurate Map

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

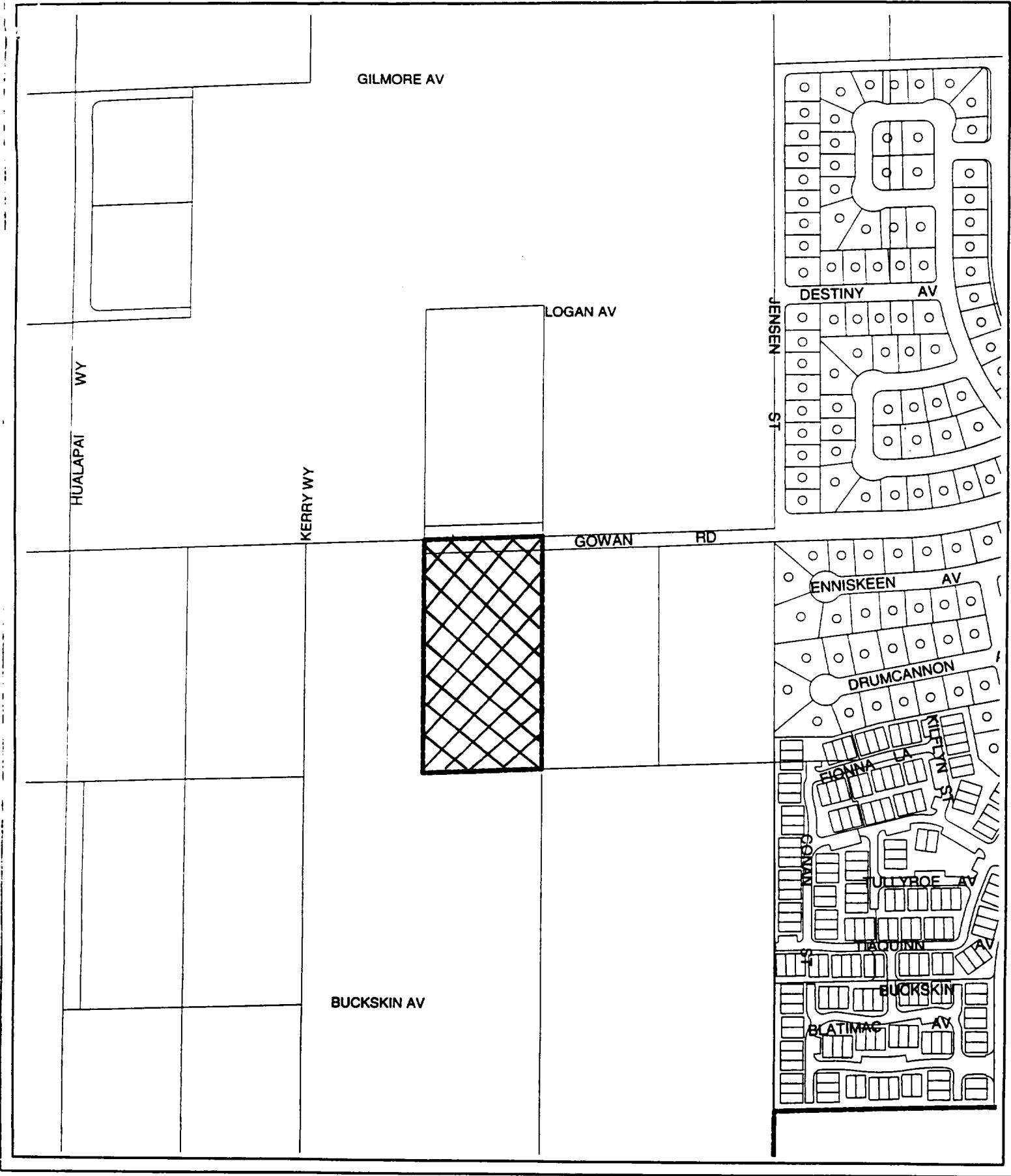
Mayor
Jan Laverty Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



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CITY CLERK
1998 APR 14 P 2:36



CASE: **A-20-97(A)**



Bill No. 98-3

Ordinance No. 5048

AN ORDINANCE EXTENDING THE CORPORATE LIMITS OF THE CITY OF LAS VEGAS, NEVADA, TO INCLUDE WITHIN, ANNEX TO AND MAKE A PART OF SAID CITY CERTAIN SPECIFICALLY DESCRIBED TERRITORY ADJOINING AND CONTIGUOUS TO THE CORPORATE LIMITS OF SAID CITY; DECLARING SAID TERRITORY AND THE INHABITANTS THEREOF TO BE ANNEXED TO SAID CITY AND SUBJECT TO ALL DEBTS, LAWS, ORDINANCES AND REGULATIONS IN FORCE IN SAID CITY; ORDERING A MAP OR PLAT OF SAID DESCRIBED TERRITORY TO BE RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF CLARK, STATE OF NEVADA; DESIGNATING THE ZONING CLASSIFICATION(S) APPLICABLE TO SAID TERRITORY; PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO; AND REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH. (A-20-97(A))

Sponsored by: Summary: Annexes property described generally
Councillman Larry Brown as located on the south side of Gowan Road,
approximately 660 feet west of Jensen 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 include, annex to, and make a part of the City of Las Vegas, Nevada, the following described real property, to-wit:

Government Lot 21 in the Northwest Quarter (NW ¼) of the Southwest Quarter (SW ¼) of Section 7, Township 20 South, Range 60 East, M.D.M., in the County of Clark, State of Nevada.

Government Lot 21 being more commonly referred to as the East Half (E ½) of the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) of the Southwest Quarter (SW ¼) of said Section 7.

SECTION 2: That said City Council has determined and does hereby determine, that said described territory meets the requirements provided by law for annexation to the City of Las Vegas 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 of Las Vegas;
- C. The territory proposed to be annexed is not included within the boundaries of

CERTIFIED AS A TRUE COPY
Beverly K. Brown
CITY CLERK/CITY OF LAS VEGAS
NEVADA (4 pgs - 2/17/98)

1 another incorporated city or within the boundaries of any unincorporated town
2 as those boundaries existed as of July 1, 1983;

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

7 SECTION 3: The City of Las Vegas will provide police protection through the Las
8 Vegas Metropolitan Police Department, fire protection, street maintenance, and library services
9 immediately upon annexation. Garbage collection by the company franchised by the City will also
10 be provided immediately. The City sanitary sewer system will serve the proposed annexation area.
11 Any connection to or extension of this sewer line to serve the annexation area shall be at the expense
12 of 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 said described territory shall become effective on the
24 20th day of February, 1998, and on such date the City of Las Vegas will have the funds appropriated
25 in sufficient amount to finance the extension into said described territory of police protection, fire
26 protection, street maintenance, street sweeping, and street lighting maintenance.

27 SECTION 5: Said described territory, together with the inhabitants and property
28 thereof, shall, from and after the 20th day of February, 1998, be subject to all debts, laws, ordinances

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

4 SECTION 6: The City Engineer of the City of Las Vegas, Nevada, is hereby instructed
5 to cause to be prepared an accurate map or plat of said described territory and to record the same,
6 together with a certified copy of this ordinance in the office of the County Recorder of Clark County,
7 Nevada, which said recording shall be done prior to the 20th day of February, 1998.

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

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

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

22 PASSED ADOPTED and APPROVED this 9th day of February 1998.



23 APPROVED:

24 *[Handwritten Signature]*
25 JAN LAVERTY JONES, Mayor

26 APPROVED AS TO FORM:

27 *[Handwritten Signature]* 12-30-97
28 Date

26 ATTEST:

27 *[Handwritten Signature]*
28 BARBARA JO RONEMUS, City Clerk

The above and foregoing ordinance was first proposed and read by title to the City Council on the 12th day of January, 1998 and referred to the following committee composed of Councilmen Brown and McDonald for recommendation; thereafter the said committee reported favorably on said ordinance on the 9th day of February, 1998 which was a regular meeting of said Council; that at said regular meeting, the proposed ordinance was read by title to the City Council as first introduced and adopted by the following vote:

VOTING "AYE": Councilmen Adamsen, McDonald, Brown, Reese and Mayor Jones
VOTING "NAY": NONE
EXCUSED: NONE

APPROVED:



[Handwritten Signature]
JAN LAVERTY JONES, MAYOR

ATTEST:

[Handwritten Signature]
BARBARA JO RONEMUS, City Clerk

When Recorded Mail To:
Robert S. Genzer
City of Las Vegas
Planning and Development Dept
731 South Fourth Street
Las Vegas, Nevada 89101