

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



034260

February 5, 2003

Mr. Tom Hart
L B L V T C H, Limited Liability Company
7181 Amigo Street, Suite #100
Las Vegas, Nevada 89119

Re: VAC-0034-02 VACATION

Dear Applicant:

Attached is a copy of the above recorded Order of Vacation for your files.

Very truly yours,

Troy Jeschke- Planner II
Current Planning Division

TSJ:cc

Attachment: Order of Vacation

Mayor
Oscar B. Goodman

City Council
Gary Reese
Mayor Pro-Tem
Michael J. McDonald
Larry Brown
Lynette Boggs McDonald
Lawrence Weekly
Michael Mack

City Manager
Douglas A. Selby



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ORDER OF VACATION 2003 FEB -6 P 12:41

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WHEREAS a petition dated the 11th day of April, 2002, signed by a property owner(s) abutting the area affected thereby, was filed with the City Clerk of the City Council of the City of Las Vegas, Nevada (hereinafter the "City Clerk" and the "City Council" respectively), applying for the vacation of certain real property, hereinafter described. The petition having been in order, the City Council referred it to the City's Planning Commission (hereinafter the "Planning Commission") for its recommendation, and the Planning Commission having filed its report with the Council approved and recommended such vacation; and

WHEREAS, The City Council, by an order made at its regular meeting held on the 5th day of June, 2002, having set the 19th day of June, 2002, at the hour of 1:00 p.m. in the City Council Chambers of Las Vegas City Hall, 400 East Stewart Avenue, Las Vegas, County of Clark, Nevada, as the date, time and place for a public hearing on the petition and recommendation, and having ordered the City Clerk to notify, by registered mail, each owner of property abutting the area proposed for vacation and to cause a notice to be published at least once in a newspaper of general circulation in the City setting forth the date, time and place of the public hearing and the extent of the proposed vacation; and

WHEREAS, the notices provided for in the Order, were mailed by certified mail by the City Clerk on the 4th day of June, 2002, and that a notice of hearing was published on the 7th day of June, 2002, in the manner prescribed in the Order; and

VAC-0034-02

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02032003

WHEREAS, The City Council having held a public hearing on the 19th day of June, 2002, on the petition for vacation and the recommendation of the Planning Commission thereon, and the City Council having heard evidence in support of and against the petition; and

WHEREAS, Following the hearing, the City Council having approved the petition by finding that the portion of the real property to be vacated is no longer required for the public use and convenience and that the vacation will inure to the benefit of the City of Las Vegas and that neither the public, nor any person, will be materially injured thereby, and that utility company requirements, if any, will be satisfied;

THEREFORE, IT IS HEREBY ORDERED by the City Council of the City of Las Vegas, Nevada, that the following described real property, situated in the City of Las Vegas, Nevada, County of Clark, State of Nevada, and more particularly described as follows:

That portion of the Southwest Quarter (SW 1/4) of Section 15, Township 20 South, Range 60 East, M.D.M., in the City of Las Vegas, County of Clark, State of Nevada, being that portion of that certain 20.00-foot wide public trail easement as reserved in PARCEL 2 of that GRANT, BARGAIN, SALE DEED from the CITY OF LAS VEGAS to CITY PARKWAY V, INC., recorded December 29, 2000 in Book 20001229 as Instrument Number 03131 (said public trail easement was incorrectly described therein as a portion of PARCEL 3), lying within Lot 1 in Block 5 of the RESUBDIVISION OF THE LAS VEGAS TECHNOLOGY CENTER, A COMMERCIAL SUBDIVISION, as filed September 4, 1990 in Book 47 of Plats, Page 35 of Clark County, Nevada Records, the Northerly and Easterly sidelines, also being the Right sideline of said strip of land, being described as follows:

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COMMENCING at the Southeast corner of Lot 1 in Block 5 of said RESUBDIVISION OF A PORTION OF THE LAS VEGAS TECHNOLOGY CENTER, being the Southwest corner of that certain DRAINAGE RIGHT OF WAY (width varies) as shown on said plat of the RESUBDIVISION OF A PORTION OF THE LAS VEGAS TECHNOLOGY CENTER; thence along the Easterly boundary line of said Lot 1 in Block 5 and along the Westerly boundary line of said DRAINAGE RIGHT OF WAY, the following five courses: 1) thence North 00°08'52" East a distance of 145.71 feet; 2) thence North 08°00'03" East a distance of 225.00 feet; 3) thence South 81°59'57" East a distance of 15.00 feet; 4) thence North 08°00'03" East a distance of 1771.32 feet; 5) thence North 81°59'57" West a distance of 15.00 feet to the Southeast corner of WELL SITE #88 as described by Legal Description No. 90-05-23 in EXHIBIT "B" of that RESOLUTION ADOPTING AMENDMENT TO INTERLOCAL COOPERATIVE AGREEMENT, between the CITY OF LAS VEGAS and the LAS VEGAS VALLEY WATER DISTRICT, on file in the Office of the City Clerk of Las Vegas, Nevada, and as said WELL SITE #88 is shown by RECORD OF SURVEY, as filed February 9, 1993 in File 65 of Surveys, Page 56 of Clark County, Nevada Records, hereinafter referred to as the WATER DISTRICT parcel; thence along the South line of said WATER DISTRICT parcel, North 89°49'44" West a distance of 5.05 feet to the POINT OF BEGINNING of the Right sideline of the herein-above described strip of land, being a point in the West line of the East 20.00 feet of Lot 1 in said Block 5; thence continuing along the South line of said WATER DISTRICT parcel, North 89°49'44" West a distance of 239.23 feet to the Southwest corner of said WATER DISTRICT parcel; thence along the West line of said WATER DISTRICT parcel, North 08°00'03" East a distance of 180.00 feet to the POINT OF TERMINATION in the North line of said Lot 1 in Block 5, at the Northwest corner of said WATER DISTRICT parcel.

The Southerly or Left sideline of said strip of land shall be shortened to begin in the West line of the east 20.00 feet of Lot 1 in said Block 5; the Westerly or Left sideline of said Strip of land shall be shortened to terminate in the North line of Lot 1 in said Block 5.

be, and the same hereby is, vacated subject to the following conditions:

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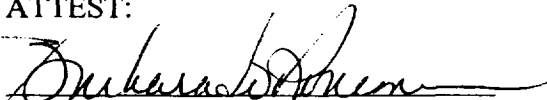
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1. All public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of an Order of Vacation as required by the Department of Public Works;
2. All development shall be in conformance with code requirements and design standards of all City departments;
3. This Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition No. 1 may be fulfilled for purposes of recordation by providing sufficient security of the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas; and
4. If this Order of Vacation is not recorded within one (1) year after approval by the City Council or an extension is not granted by the Planning Commission, then approval will terminate and a new petition must be submitted.

DATED this 17th day of September, 2002.


OSCAR B. GOODMAN, MAYOR

ATTEST:


BARBARA JO RONEMUS
CITY CLERK

APPROVED AS TO FORM:
BRADFORD R. JERBIC, CITY ATTORNEY

By Thomas R. Green 9/9/02
THOMAS R. GREEN
DEPUTY CITY ATTORNEY

CONDITIONS SATISFIED:

By 
PLANNING AND DEVELOPMENT DEPARTMENT
ROBERT S. GENZER, DIRECTOR

When recorded mail to:

ROBERT S. GENZER, Director
Planning and Development Department
731 South 4th Street
Las Vegas, Nevada 89101
VAC-0034-02

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CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:
LAS VEGAS CITY
09-20-2002 13:05 CAE 4
BOOK: 20020920 INST: 01182
FEE: 17.00 RPTT: .00
OR VACATION
CONFORMED COPY-HAS NOT BEEN COMPARED TO THE ORIGINAL

CITY OF LAS VEGAS
PLANNING AND DEVELOPMENT DEPARTMENT
TRANSMITTAL OF RECORDED VACATION

DATE: February 5, 2003

TO: Department of Public Works

- | | |
|------------------|--|
| • Bart Anderson | Development Coordination |
| • Tom Wilking | Traffic Engineering & Field Operations |
| • Greg McDermott | Flood Control |
| • Chuck Turk | Land Development |
| • Ed Byrge | Right-Of-Way |
| • John Day | Sanitary Sewers |
| • Rita Lumos | Survey |

Fire Services, Alarm Office
City Clerk
Clark County Geographic Information Systems

Nevada Power - Attn: Roger Trestail - MS9
6226 W. Sahara Avenue
Las Vegas, Nevada 89151

Mr. Tom Blackstock, Utility Coordinator
Cox Communications
121 South Martin L. King Boulevard
Las Vegas, Nevada 89106

RE: VAC-0034-02

Attached is a copy of the above recorded Vacation for your files.

ROBERT S. GENZER, DIRECTOR
PLANNING AND DEVELOPMENT DEPARTMENT

City of Las Vegas
400 East Stewart Avenue
Las Vegas, Nevada 89101

RSG:TSJ:cc
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