

EMERGENCY ORDINANCE NO. 830

AN EMERGENCY ORDINANCE TO AMEND SECTION IV OF ORDINANCE NO. 378, REFERRED TO AS SECTION 10, CHAPTER 24, CODE OF LAS VEGAS, NEVADA, 1949, BY AMENDING THE LAND USE PLAN MAP ADOPTED BY THE CITY OF LAS VEGAS, AND CHANGING THE ZONING DESIGNATION OF CERTAIN AREAS OF THE SAID MAP; AND DECLARING AN EMERGENCY.

WHEREAS, the economic growth of the City of Las Vegas and urban renewal within the City of Las Vegas is causing a housing shortage for persons qualifying for low rental housing; and

WHEREAS, urban renewal will continue to cause such need in that many people of the City will require said low rental housing as soon as it can be constructed and that said housing will be in the public interest and for the public welfare,

NOW, THEREFORE, the Board of Commissioners of the City of Las Vegas do ordain as follows:

SECTION 1. The Land Use Plan Map adopted by Section IV of Ordinance No. 378, also referred to as Section 10, Chapter 24, Code of the City of Las Vegas, 1949, is hereby amended to read as follows:

From R-1 to R-2:

PARCEL ONE.

A certain tract or parcel of land lying and being situate in the City of Las Vegas, County of Clark, State of Nevada, and being a portion of the East One-half ($E\frac{1}{2}$) of the Southwest One-Quarter ($SW\frac{1}{4}$) of Section 36, Township 20 South, Range 61 East, M.D.B.&M., and being more particularly described as follows, to-wit:

Commencing at the Northeast corner of Sunrise Acres as shown by Map thereof in Book 2 of Plats, Page 23, recorded in the Office of the County Recorder, Clark County, Nevada, thence South $88^{\circ} 00'$ East parallel with the center line of Stewart Avenue, a distance of 70.01 feet, to a point on the East right-of-way line on 28th Street, the True Point of Beginning, thence North $2^{\circ} 11' 40''$ West along said East-right-of-way line a distance of 545.70 feet to the Southwest corner of that certain parcel conveyed by the City of Las Vegas to the Clark County School District as described by Document 149779, Book 184 of Official Records, Clark County Recorder, Clark County, Nevada, thence South $88^{\circ} 00'$ East along the South line thereof and its easterly prolongation, a distance of 746.93 feet, thence South $2^{\circ} 00'$ West a distance of 544.53 feet to a point, thence North $88^{\circ} 00'$ West parallel with the centerline of Stewart Avenue a distance of 707.16 feet to the True Point of Beginning, containing 9.088 acres more or less.

PARCEL TWO.

A certain tract or parcel of land lying and being situate in the City of Las Vegas, County of Clark, State of Nevada, and being a portion of the Southeast One-Quarter ($SE\frac{1}{4}$) of the Southwest One-Quarter ($SW\frac{1}{4}$) of Section 36, Township 20 South, Range 61 East, M. D. B. & M., and being more particularly described as follows, to-wit:

Commencing at the Northeast corner of Sunrise Acres as shown by map thereof, in Book 2 of Plats, Page 23, as recorded in

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the Office of the County Recorder, Clark County, Nevada, thence South 88° 00' East parallel with the North line of the Southwest One-Quarter (SW $\frac{1}{4}$) of Section 36, Township 20 South, Range 61 East, a distance of 70.01 feet to a point on the East right of way line of 28th Street, the True Point of Beginning, thence continuing South 88° 00' East parallel to said North line a distance of 707.16 feet, thence South 2° 29' 55" East a distance of 278.12 feet, thence North 88° 46' 15" West a distance of 725.08 feet to a point on the East right of way line of 28th Street aforementioned, thence North 1° 12' 30" East along said East right of way line a distance of 287.05 feet to the True Point of Beginning, containing 4.640 acres more or less.

From R-E to R-2:

That portion of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 28, Township 20 South, Range 61 East, M.D.B. & M., described as follows:

BEGINNING at the NW corner of the SE $\frac{1}{4}$ of said Section 28; thence South 89° 38' East along the North line of the SE $\frac{1}{4}$ of said Section 28, a distance of 677 feet to a point; thence South 0° 15' 30" East along the Northerly prolongation and the West line of that certain parcel of land conveyed by the Roman Catholic Bishop of Reno to the City of Las Vegas by deed recorded August 3, 1955, as Document No. 53678, Clark County, Nevada Records, a distance of 648.31 feet more or less to the SW corner thereof; thence South 89° 20' West along the South line of that certain parcel conveyed by Gladys Lindsay Splane to Maxwell Kelch and Laura Belle Kelch by deed recorded April 16, 1945 as Document No. 195735, Clark County, Nevada Records, a distance of 684 feet more or less to a point on the West line of the SE $\frac{1}{4}$ of said Section 28; thence North 0° 21' 00" East along the last mentioned West line a distance of 661.00 feet more or less to the true point of beginning, *SAVE AND EXCEPT THE WEST 298 FEET.*

EXCEPTING from the hereinabove described parcel of land the interest in and to the South 30 feet thereof, the West 80 feet thereof and in and to that certain strip of land varying in width from 30.00 feet to 32.74 feet along the North line of the hereinabove described parcel of land as conveyed to the County of Clark for road purposes.

SECTION 2. That by reason of the fact that there is presently a need for low rental housing in that the economic growth and urban renewal program of the City of Las Vegas are causing a housing shortage, which housing shortage would be detrimental to the public peace and welfare, it is hereby declared that an emergency exists and that this ordinance is necessary for the immediate preservation of the public welfare.

SECTION 3. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 4. The City Clerk and Clerk of the Board of Commissioners of the City of Las Vegas shall cause this ordinance to be published once a week for two successive weeks immediately following its final reading and adoption in the Las Vegas Review Journal, a daily newspaper published in said City, and this ordinance shall become effective immediately following the second publication thereof.

PASSED, ADOPTED AND APPROVED this 2nd day of March, 1960.

ATTEST:

Edwina M. Cole
EDWINA M. COLE, City Clerk

Oran K. Gragson
ORAN K. GRAGSON, Mayor

Voting "Aye": Commissioners Elwell,
Sharp, Fountain, Whipple and Mayor Gragson. -2-

Voting "Nay": None
Absent: None