

City of Las Vegas

REAL ESTATE COMMITTEE MEETING
CITY HALL, 400 EAST STEWART
8TH FLOOR CONFERENCE ROOM
MONDAY, MAY 17, 1999
3:00 P.M.

REAL ESTATE COMMITTEE - COUNCILMEN ADAMSEN AND REESE

CALL TO ORDER:

ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW

MINUTES: Approval of the Minutes of the Regular meeting of April 19, 1999.

NEW BUSINESS:

1. Discussion and possible action to authorize staff to apply for a land lease with the Bureau of Land Management for property located north of Grand Teton between Jones and Decatur for the purpose entering into a lease and management agreement with St. Jude's Ranch for Children

CITIZENS PARTICIPATION

ITEMS RAISED UNDER THIS PORTION OF THE AGENDA CANNOT BE DELIBERATED OR ACTED UPON UNTIL THE NOTICE PROVISIONS OF THE OPEN MEETING LAW HAVE BEEN MET. IF YOU WISH TO SPEAK ON A MATTER NOT LISTED ON THE AGENDA, PLEASE CLEARLY STATE YOUR NAME AND ADDRESS. IN CONSIDERATION OF OTHERS, AVOID REPETITION, AND LIMIT YOUR COMMENTS TO NO MORE THAN THREE (3) MINUTES. TO ENSURE ALL PERSONS EQUAL OPPORTUNITY TO SPEAK, EACH SUBJECT MATTER WILL BE LIMITED TO TEN (10) MINUTES.

THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS:

Downtown Transportation Center, City Clerk's Board
Senior Citizens Center, 450 E. Bonanza
Clark County Government Center, 500 S. Grand Central Parkway
Court Clerk's Office Bulletin Board, City Hall Plaza
City Hall Plaza, Special Outside Posting Bulletin Board

82✓

AFFIDAVIT OF MAILING

(Mailing required under the provisions of NRS Chapter 241)

STATE OF NEVADA)
) ss
COUNTY OF CLARK)

Eva Cotton, an employee of the City of Las Vegas, Nevada being first duly sworn, deposes and says that on the **11th** day of **May 1999**, a copy of NOTICE, the attached of which is a true and correct copy of the Public Hearing - re **A Real Estate Committee Meeting** to be held on the **17th** day of **May, 1999**, was deposited in the United States Mail, Postage prepaid, First Class Mail, to each person and/or organization whose name appears on the list maintained in the Office of the City Clerk.

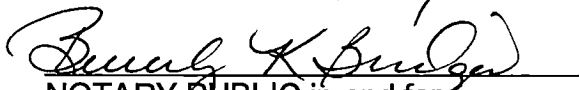


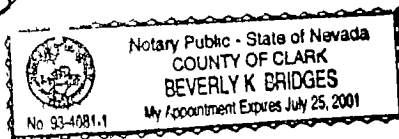
SIGNATURE

City Clerk

DEPARTMENT

Subscribed and sworn to before me
this 11th day of May, 1999.


NOTARY PUBLIC in and for
said County and State



AFFIDAVIT OF POSTING

(Posting required under the provisions of NRS Chapter 241)

STATE OF NEVADA)
) ss
COUNTY OF CLARK)

Eva Cotton, an employee of the City of Las Vegas, Nevada being first duly sworn, depose and say that on the **12th day of May 1999**, at the hour of **8:00 A.M.**, there were posted copies of a NOTICE, the attached of which is a true and correct copy of a **A Real Estate Committee Meeting** to be held on the **17th day of May, 1999, at 3:00 P.M. in City Hall, Council Chambers, 400 E. Stewart Avenue, Las Vegas, Nevada;** to be posted on Public Bulletin Boards at the following locations:

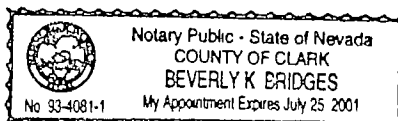
1. *gc* On the City Clerk's Bulletin Board at the Downtown Transportation Center;
2. *gc* Senior Citizens Center, 450 E Bonanza Road;
3. *gc* On the Special Bulletin Board at the Plaza Level of City Hall, 400 E. Stewart Avenue (near the entrance to the Court Clerk's Office);
4. *gc* On the Special Bulletin Board at the Plaza Level of City Hall, 400 E. Stewart Avenue (in the walkway area between Metro and Municipal Court).
5. *gc* Clark County Government Center, 500 S Grand Central Parkway (sent by fax to the County Manager's Office for posting)


SIGNATURE

City Clerk
DEPARTMENT

Subscribed and sworn to before me
this 12th day of May, 1999.

Barbara K. Bridges
NOTARY PUBLIC in and for said County and State



**ANNOTATED MINUTES
REAL ESTATE COMMITTEE MEETING
CITY HALL, 400 EAST STEWART AVENUE
8TH FLOOR CONFERENCE ROOM
3:00 P.M.
MAY 17, 1999**

CALL TO ORDER:

Councilman Adamsen called the meeting to order at 3 02 p m

ATTENDANCE:

Gary Reese, City Councilman
Arnie Adamsen, City Councilman
Steve Houchens, Deputy City Manager
Terri Ponticello, Deputy City Attorney
Jim Knox, St Jude Ranch for Children
Joseph M Hunt, Robert A Fielden Incorporated
Laura M Gerber, Robert A Fielden Incorporated

MINUTES:

Councilman Adamsen recessed the meeting to give Father Ward of St Jude's Ranch for Children, the opportunity to be present with the concurrence of Councilman Reese

3 02
1-1

Meeting was reconvened at 3 07 p m

3 07
1-13

The Minutes of the Regular meeting of April 19, 1999, were approved by reference

(3 07)
1-13

- 1 DISCUSSION AND POSSIBLE ACTION TO AUTHORIZE STAFF TO APPLY FOR A LAND LEASE WITH THE BUREAU OF LAND MANAGEMENT FOR PROPERTY LOCATED NORTH OF GRAND TETON BETWEEN JONES AND DECATUR FOR THE PURPOSE ENTERING INTO A LEASE AND MANAGEMENT AGREEMENT WITH ST JUDE'S RANCH FOR CHILDREN

Councilman Adamsen noted that St Jude's Ranch for Children is also known as Home of the Good Shepherd Deputy City Attorney Terri Ponticello explained that in November 1997 the Council authorized staff to file an application with the Bureau of Land Management for land located at the intersection of Highway 95 and Elkhorn for construction of a park At the same time St. Jude's Ranch for Children applied for a lease with BLM for the same location. After being approached by the City, St. Jude's relinquished their lease to the City In exchange for that property, the City committed to finding another BLM parcel for St Jude's The item is to authorize staff to apply for a land lease with BLM for 40 acres of land in the northwest located on the southwest corner of Horse Drive and Bradley Road The City would be the lessee with BLM and in turn lease the land to St Jude's for them to construct a Good Shepherd Campus facility

REAL ESTATE COMMITTEE MEETING

May 17, 1999

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Deputy City Attorney Ponticello presented Jim Knox, from the St. Jude's Ranch for Children, along with Joseph Hunt and Laura Gerber from RAFL, part of a team putting together a final proposal to the City to build this facility over a ten year period

Councilman Reese clarified with Deputy City Attorney Ponticello that the property primarily used for a recreational park and exchanged for this property is 27 acres. The original 40 acres was reduced by City and State right-of-way takings

Joseph Hunt presented a design of the proposed facility located on a 40-acre BLM site on the southwest corner of Horse Drive and Bradley Road. The minimum security juvenile facility will consist of various buildings surrounded by a decorative 10 foot wall and will house children between the ages of 12 and 18. At this time the campus will be dedicated solely to girls, but may change in the future to house boys and girls. The chapel and parish hall are located outside the wall for ready access to the public. Inside the walls is an administration building, records room, school, dining area, library and therapy/social services building with a music center sponsored by Hard Rock Café. Within this complex are gated in-take cottages used as a temporary holding area for when a child first arrives at St. Jude's. This gives them time to adjust to their surroundings and integrated into the facility. Once they have been acclimated and proven that they can be trusted, as a reward, they are moved into more open residential cottages. Each cottage will house 10 girls, each having one roommate, as well as two staff members. The roommate enables the girls to establish family-like ties. Mr. Hunt outlined the amenities which include a training pool, an amphitheater, gymnasium and a tennis court. The warehouse will house maintenance equipment and allow repair of vehicles. The store will offer snacks and personal items. The construction of a mail-room will enable the facility to operate the Born Again Card program where used Holiday cards are donated and recycled by the children. It is a learn-to-earn program where the children make the cards and are paid in cash.

Councilman Adamsen stressed that the facility teaches life-skills. He clarified with Mr. Hunt that the complex is proposed for a 10-year built-out with a total of 144 beds based on donations received. Although, there is a backup phasing plan for construction should not all the funds be available up front. The last two buildings would provide for staff housing and visitor housing or possible overflow child housing. The college campus environment will help with overall rehabilitation and well-being. Mr. Knox added that they would like to see it finished sooner than that time frame. He added that all the children are received from the court system. He summarized the need to replace the Home of the Good Shepherd on Jones where the buildings were deemed non-viable in 1992.

Laura Gerber added that the surrounding boards representing the architectural style and flavor that the campus would be done in were selected by Father Ward. Deputy City Attorney Ponticello advised that subject to approval of the BLM application, staff would then pursue a formal lease and management agreement with St. Jude's before the Council as a separate item. That lease and management agreement would then be subject to BLM. BLM has been involved all along to make sure that all guidelines are met.

Deputy City Manager Houchens emphasized that this is a win-win situation where the City gets land in a traffic area to provide recreational space and still provide land in a less trafficked area for St. Jude's.

There was no further discussion.

Councilman Reese recommended that Item 1 be forwarded to the Full Council with a “Do Pass” recommendation.

(3 07
1-18

CITIZENS PARTICIPATION:

None

(3 20)
1-406

ADJOURNMENT:

The meeting adjourned at 3 20 p m.

/ac

RAFI
Robert A. Fielden Incorporated
Planning, Architecture & Urban Design

Laura M. Gerber
Director of Business Relations

2480 E Tompkins, Suite 103 Las Vegas, NV 89121 (702) 435-6401 Fax (702) 435-6478

RAFI
Planning, Architecture & Urban Design

Joseph M. Hunt

2480 E Tompkins, Suite 103 Las Vegas, NV 89121 (702) 435-RAFI (7234)
Fax (702) 435-6478 www.fielden.com E-Mail fielden@vegasinfo.net

INTER-OFFICE MEMORANDUM

May 7, 1999

TO: COUNCILMAN ARNIE ADAMSEN COUNCILMAN GARY REESE REAL ESTATE COMMITTEE	FROM: DAVID ROARK, MANAGER REAL ESTATE & ASSET MGMT DIVISION
SUBJECT: May 17 1999, Real Estate Committee Agenda Item/Discussion and possible action to authorize staff to apply for a land lease with the Bureau of Land Management for property located north of Grand Teton between Jones and Decatur for the purpose entering into a lease and management agreement with St Judes Ranch for Children.	COPIES TO: MAYOR JAN LAVERTY JONES COUNCILMAN MICHAEL J MCDONALD COUNCILMAN LARRY BROWN VIRGINIA VALENTINE STEVEN P. HOUCHENS JOHN MCNELLIS

BACKGROUND:

In November 1997, the City Council authorized staff to file an application with the Bureau of Land Management on a 40 acre tract of land at the intersection of Highway 95 and Elkhorn upon which St. Jude already had a lease. Simultaneously, with Council approval, St. Jude issued a letter to the BLM relinquishing their lease in favor of the City of Las Vegas. Just in the past month, the City completed Phase I on construction of a beautiful park at this location.

In exchange for this property, the City committed to finding another 40 acres tract of land for St. Judes. In May 1998, the City Council authorized staff to obtain the above subject property from the BLM and enter into negotiations with St. Judes for a lease and management agreement for the construction and development of a facility that will house children between the ages of 12 to 18 years old. This facility will provide a home for abused, abandoned, neglected and troubled children.

When all four phases of this facility are finished, this campus will consist of cottages, a library, a school, recreational center, administrative building, a chapel, dining hall, a store, craft shop, staff housing, music center, visitor housing, soccer field, tennis courts, a softball field, an amphitheater, training pool, and a decorative 12' wall around the perimeter of the complex. This will truly be a facility the whole state will be proud of. The estimated cost of this facility is \$45,000,000.00.

The history, plan of action, different phases with construction timelines and conceptual pictures of the campus are included in a separate package for your review.

FISCAL IMPACT:

\$100 filing fee

STAFF RECOMMENDATION:

The Real Estate & Asset Management Division recommends approval of this land lease agreement.

UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

APPLICATION FOR LAND FOR
RECREATION OR PUBLIC PURPOSES

(Act of June 14, 1926, as amended; 43 U.S.C. 869; 869-4)

FORM APPROVED
OMB No. 1004-0012
Expires: June 30, 1996

Date 5/5/1999	Serial Number (BLM use only)
-------------------------	---------------------------------

Home phone (include area code)

1a. Applicant's name City of Las Vegas	b. Address (include zip code) 400 E. Stewart Ave. Las Vegas, NV 89101	Business phone (include area code) (702) 229-6923
--	---	---

2. Give legal description of lands applied for (include metes and bounds description, if necessary)

SUBDIVISION	SECTION	TOWNSHIP	RANGE	MERIDIAN
NE1/4SW1/4	12	19s	60e	MDM

County of Clark	State of NV	Containing (acres) 40
---------------------------	-----------------------	---------------------------------

3a. This application is for ☒ Lease ☒ Purchase (If lease, indicate year **10**)

b. Proposed use is ☐ Public Recreation ☒ Other Public Purposes

4. Describe the proposed use of the land. The description must specifically identify an established or definitely proposed project. Attach a detailed plan and schedule for development, a management plan which includes a description of how any revenues will be used, and any known environmental or cultural concerns specific to the land.

See attached Plan of Development

5. If applicant is State or Political subdivision thereof, cite your statutory or other authority to hold land for these purposes.

Authority is derived from Chapter 268 of NRS and the Charter for the City of Las Vegas adopted by the Nevada Legislature, Chapter 515, Statutes of Nevada 1971, p.1063.

6. Attach a copy of your authority for filing this application and to perform all acts incident thereto.

7. If land described in this application has not been classified for recreation and/or Public purposes pursuant to the Recreation and Public urposes Act, consider this application as a petition for such classification.

8. Are all activities, facilities, services, financial aid, or other benefits as a result of your proposed development provided without regard to race, color, religion, national origin, sex, or age? ☒ Yes ☐ No (If "no," describe the situation or activity and your plans for achieving compliance.)

9. Are all activities, facilities, and services constructed or provided as a result of your proposed development accessible to and usable by persons with disabilities? ☒ Yes ☐ No (If "no," describe the situation or activity and the reasons for nonaccessibility)

Applicant's Signature

Date

Title 18 U.S.C. Section 1001, makes it a crime for any person knowingly and willfully to make to any department or agency of the United States any false, fictitious, or fraudulent statements or representation as to any matter within its jurisdiction

APPROVED AS TO FORM:

GENERAL INSTRUCTIONS

1. Type or print plainly in ink.
2. Submit application and related plans to the BLM District or Resource Area Office in which the land is located.
3. Study controlling regulations in 43 CFR 2740 (Sales) and 43 CFR 2912 (Leases).
4. If applicant is non-governmental association or corporation, attach a copy of your charter, articles of incorporation or other creating authority. If this information has been previously filed with any BLM office, refer to previous filing by date, place, and case serial number.
5. If applicant is non-governmental association or corporation, attach a copy of your authority to operate in the State where the lands applied for are located. If previously filed with any BLM office, refer to previous filing by date, place, and case serial number.

SPECIFIC INSTRUCTIONS

(Items not listed are self-explanatory)

Item

Item

2. If land is surveyed, give complete legal description. If land is unsurveyed, description should be by metes and bounds connected, if feasible, by course and distance with a corner of public land survey. If possible, approximate legal subdivisions of unsurveyed lands should be stated. Acreage applied for must not exceed that specified by regulations.
- 3a. Generally, title to lands will not be granted upon initial approval of an application. In order to assure proper development or use plans, the general practice will be to issue a lease or lease with option to purchase after development is essentially completed. In any case, term of lease may not exceed 20 years for non-profit organizations or 25 years for governmental agencies, instrumentalities or political subdivisions.
4. Leases and patents under this act are conditioned upon continuing public enjoyment of the purposes for which the land is classified. The plan of development, use, and maintenance must show, at a minimum:
- a. A need for proposed development by citing population trends, shortage of facilities in area, etc.
 - b. That the land will benefit an existing or definitely proposed public project authorized by proper authority.
 - c. Type and general location of all proposed improvements, including public access (roads, trails, etc.). This showing may take the form of inventory lists, maps, plats, drawings, or

blueprints in any combination available and necessary to describe the finished project. Site designs should be provided for intensive use sites and general information about improvements existing or planned on lands within the overall project.

- d. An estimate of the construction costs, how the proposed project will be financed, including a list of financial sources, and an estimated timetable for actual construction of all improvements and facilities.
 - e. A plan of management to include operating rules, proposed source and disposition of revenues arising from the proposed operation, personnel requirements, etc.
 - f. A specific maintenance plan to include, for example, sewage and garbage disposal, road maintenance, upkeep and repair of grounds and physical facilities, etc.
 - g. Applications for solid waste disposal sites must comply with guidelines established by the Environmental Protection Agency (40 CFR 258) and must include a detailed physical description of the site including a map, description of ground water situation, soil characteristics and management plan.
6. This may consist of a copy of a delegation of authority, resolution or other evidence of authority from the governing board of the applicant's organization, copy of the by-laws of the organization, or the like.

APPLICATION FOR LAND
FOR
RECREATION AND PUBLIC PURPOSE

Home of the Good Shepherd

CITY OF LAS VEGAS
LAS VEGAS, NEVADA
May 7, 1999

LEGAL DESCRIPTION

Legal Description

That parcel legally described as:

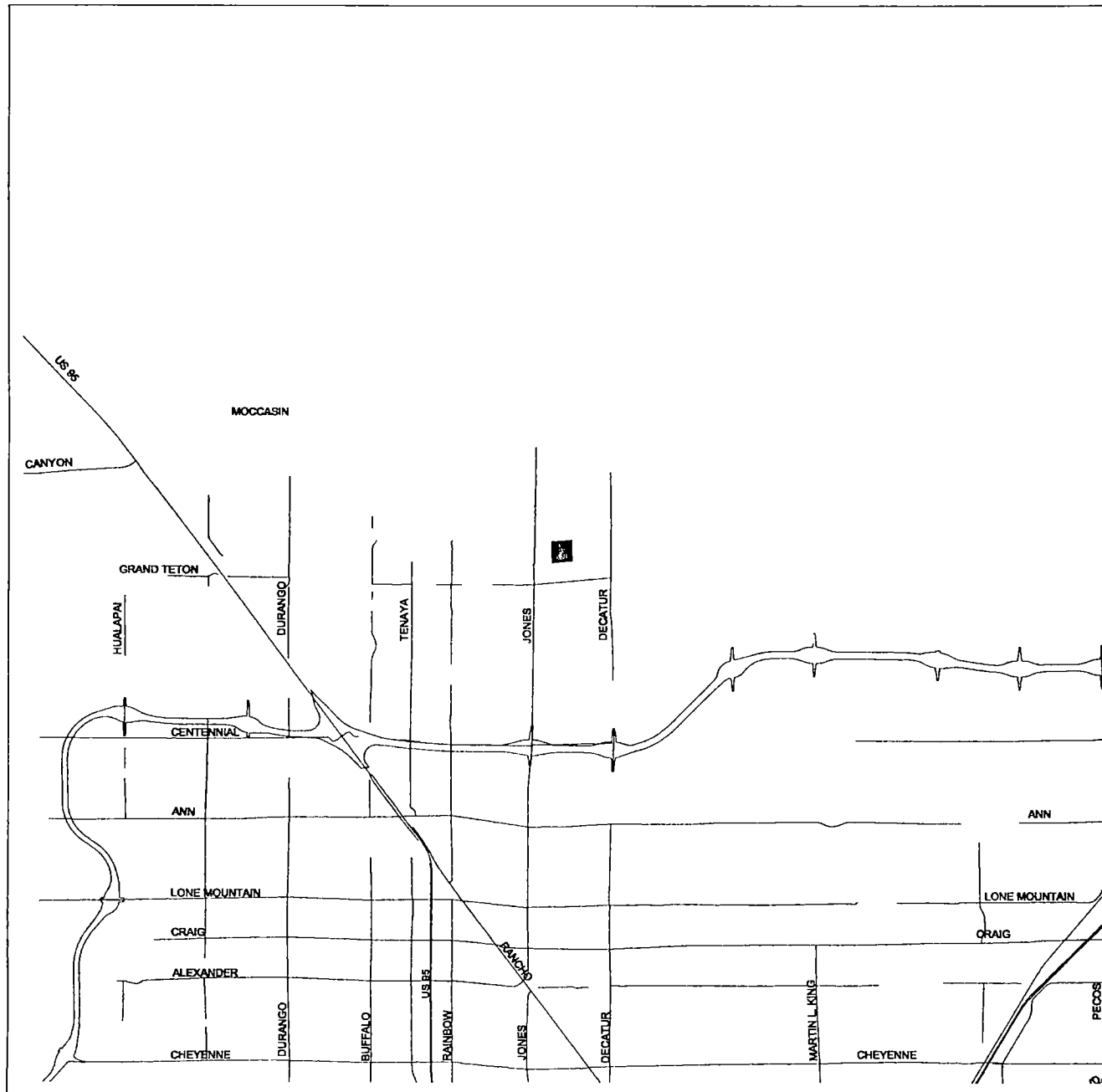
Mount Diablo Base & Meridian, Nevada
Township 19 South, Range 60 East,
Section 12:
the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$,
comprising 40 acres, more or less.

Save and excepting therefrom for Right-of-Way purposes:
the north 30 feet for Horse Drive,
the west 30 feet for Bradley Road,
the south 30 feet for Racel Street,
the west 30 feet for Leon Avenue, and
any and all utility easements necessary to service the subject facility, including but not
limited to: Nevada Power, Las Vegas Valley Water District, and Southwest Gas.

AUTHORIZATION

The following action by the City of Las Vegas Council authorizes the submittal of this application for the acquisition of those parcels contained herein under the Recreation and Public Purposes Act.

LOCATION MAP



Location Map

-  Beltway
-  Text Major Street Names
-  Major Streets
-  Selected Site
-  Right of Way

Real Estate & Asset Management



1 126720



Date of Data: 1999/05/07

SITE MAP



Site Map

-  Street Centerline
-  Selected Site
-  Parcels
-  Right of Way

Real Estate & Asset Management



1 7200



Date of Data: 1999/05/07

PLAN OF DEVELOPMENT

STATEMENT OF NEED

PHASING

FUNDING

MAINTENANCE

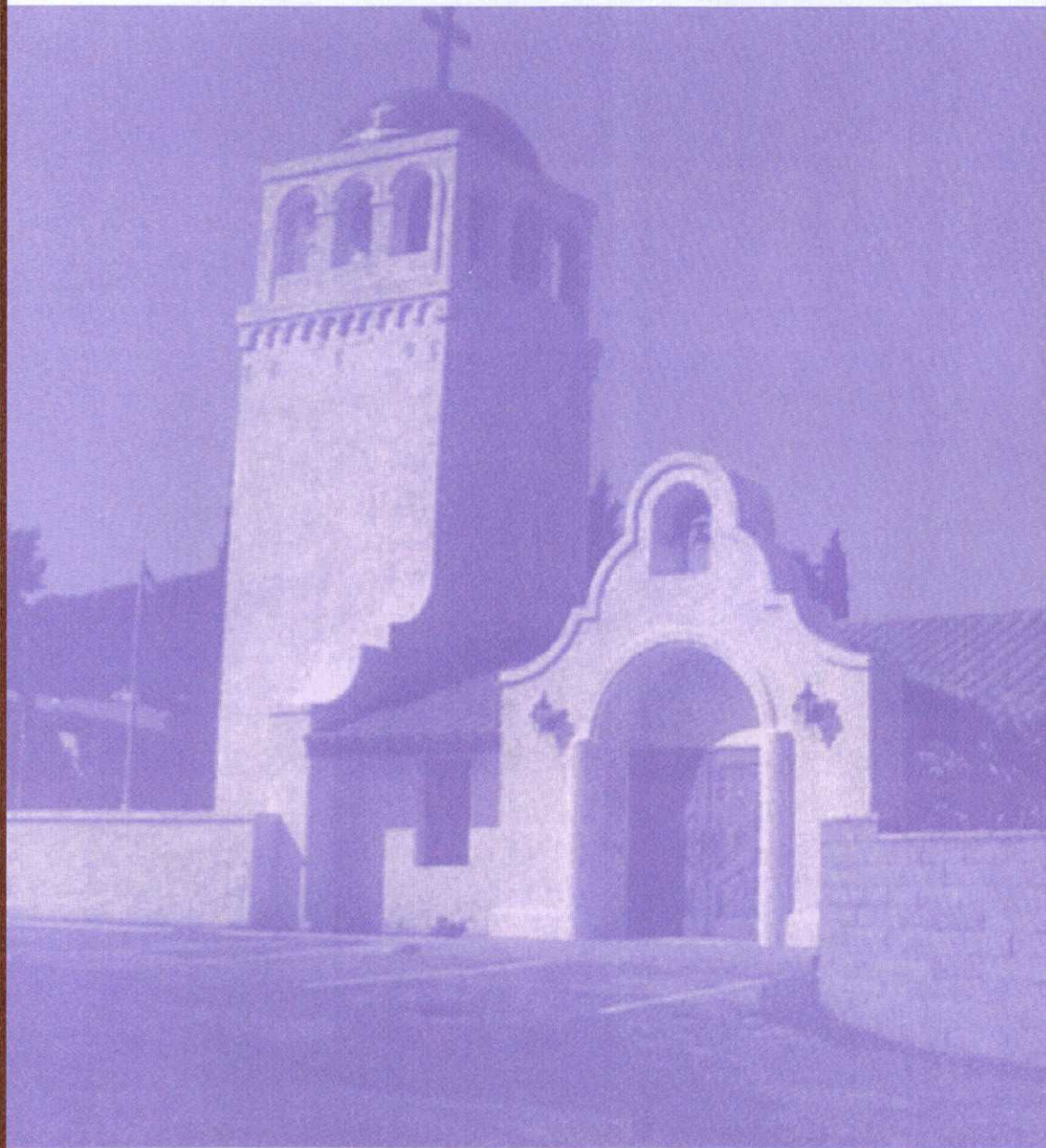
Please see attached *Facilities Master Plan* Dated April 21, 1999.

MANAGEMENT PLAN

The City of Las Vegas and St. Judes Ranch for Children agree to the following commitments which will be incorporated by reference in the conveyance of the subject land:

1. To maintain the lands open to use by the public for recreational purposes without discrimination or favor.
2. To make no more than a reasonable charge for the use of facilities on the land (whether by concession or otherwise) and to charge no more for entrance to use the park than is charged at other comparable installations managed by State and local agencies. The City Council will submit to the Bureau of Land Management a schedule of charges. All charges shall be subject to review for conformance with this requirement and appropriate modification by the Secretary of the Interior or his delegate after reasonable notice and opportunity for hearing.
3. To develop and manage the land in accordance with the approved program of utilization submitted with this application.
4. To secure the approval of the Secretary of the Interior or his delegate of all plans of construction prior to commencing actual construction.
5. To maintain in satisfactory condition the facilities on this land.

**Facilities Master Plan
Submitted April 21, 1999**



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd TABLE OF CONTENTS



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SECTION TWO:	Narrative Report History Mission Vision The Organization Financing and Phasing
SECTION THREE:	Architectural Images Master Plan Parking Analysis Contextual Images
SECTION FOUR:	Letters of Support



Home of the Good Shepherd LETTER OF INTRODUCTION



In 1970, I came to Boulder City as the sixth director of St. Jude's Ranch for Children which had been founded only three years previously. The other five priest-directors, whose average tenure was five months and nine days, were good people with legitimate reasons for moving on. I just haven't found another job, so I decided to stay.

The first of my "professional responsibilities" in August 1970 was tearing apart and completely rebuilding eight leaking toilets which the sixteen children in residence had broken in the prior three years. Kneeling on the wet bathroom floors, replacing the wax seals and the various rubber washers, I thought "plumbing was not in my seminary curriculum, nor was it in my job description." But with only \$812 in the bank, seven staff members and sixteen children to feed, I couldn't do otherwise.

Since 1970, I have served as cook, dishwasher, night watchman, athletic director, swimming coach, drug counselor, fund-raiser, rummage sale director, father confessor, typist, bus driver, administrator, accountant and in a few other odd jobs I don't remember because of what the children call "Old Timers" disease.

Since St. Jude's Ranch for Children's work has expanded to other campuses outside Nevada, and, with the help of Ford Motor Company, is continuing to expand into other states, I have been promoted to the position of National President and CEO.

Holy Scripture teaches us that Our Heavenly Father chooses the weak things of the world in which He can be glorified. To be perfectly honest, I don't know what I am doing. Indeed, I've never known what I was doing. I'm not a social worker, nor a businessman, nor really a very good plumber, but our good Lord has raised up marvelous co-workers for me, who have the abilities I lack. By His grace, the original \$812 and three small cinder block buildings in the desert have grown in twenty eight years, to a present marketable worth of approximately \$30,700,000.

One particular aspect of our organization I am extremely grateful for is the loving, non-sectarian attitude at St. Jude's Ranch for Children. Chairpersons of our Board of Trustees have been local business leaders, men and women, drawn from many different faith communities: Episcopal, Roman Catholic, Jewish, Mormon, Presbyterian and others. Our Auxiliaries likewise comprise members of differing creeds united in a common goal. In a world where Bosnia-Herzegovina, Northern Ireland or Palestine/Israel conjure up visions of atrocities committed by one religious group against another, the mutual respect shown on my Board of Trustees as well as among the children, is among the finest of our achievements at St. Jude's Ranch for Children. Our non-sectarian status is more than just an empty claim. This broad support assists St. Jude's Ranch for Children in serving the entire community and extending our self sufficiency.



Home of the Good Shepherd LETTER OF INTRODUCTION



Because St. Jude's has developed an extended ranch-family-at-large, not only on our campuses, but also throughout the United States, our donation income has saved, and continues to save, the taxpayers of Nevada, hundreds of thousands of dollars annually in tax monies that would be required if these children were in a state facility. Shortly after I arrived, I called a halt to St. Jude's sole reliance on state funds to promote to the children a sense of self sufficiency.

It is in this spirit and with this most generous base of support that we look to build a new Home of the Good Shepherd in Las Vegas. As you will learn from this information, the Home has never been far from our hearts and has never been needed more.

Thank you for your time and consideration. Please do not hesitate to contact me with any questions you may have.

Sincerely,

Father Herbert Ward
President and Chief Executive Officer
St. Jude's Ranch for Children



HISTORY OF THE HOME OF THE GOOD SHEPHERD IN SOUTHERN NEVADA.

In 1962, the late Marie Lawton donated land in the northern section of the Las Vegas Valley to the Roman Catholic Sisters of the Good Shepherd. The Sisters established the Good Shepherd Program. With support from the surrounding community, the sisters operated the facility as a residential, rehabilitative treatment home for troubled adolescent girls. They were successful for twenty-seven years in making a difference in the lives of numerous young women. A private, accredited junior and senior high school was operated on the campus. The Sisters and faculty provided constant counseling, both during the girls' residency and during their transitions back to their families or reintroduction to the world.

However, by the late 80's, the number of young women taking their vows in the Order was scarce and state financing was rapidly diminishing. The Sisters of the Good Shepherd were working well past their retirement and actually using their retirement fund to subsidize the rapidly deteriorating facility. In 1989 the facility was forced to cease operations. The State of Nevada, Department of Human Resources approached St. Jude's to take over the operation of the Home of the Good Shepherd. There were many assurances from all levels of government that if St. Jude's would maintain and operate the Good Shepherd Program, St. Jude's would receive all of the necessary cooperation from state officials and the state legislature.

Following these assurances, on July 1, 1989, St. Jude's entered into a lease option purchase agreement with the Roman Catholic Diocese of Nevada covering the real estate and improvements of the former Home of the Good Shepherd located at 7000 North Jones Boulevard in northwest Las Vegas.

St. Jude's simultaneously entered into a contract with the State of Nevada and Clark County for the care of the children placed at the Good Shepherd Campus. Almost immediately, the mission of the Campus was commenced with the first girls arriving on July 5, 1989. St. Jude's carried on the excellent professional, respected and time-tested program.

The Good Shepherd Campus was hailed by social workers, probation officers and other juvenile service providers as being a top notch program of a type not available elsewhere in Nevada. St. Jude's was proud of its accomplishments: in the 1989-1990 academic year, all resident girls who took the state proficiency examination passed. This is an accomplishment unheard of in any other school in the state.

Capitalizing on St. Jude's experience in private donor participation, St. Jude's developed a much broader realm of support from the private sector than the Sisters had enjoyed.



When St. Jude's took over the facility it became immediately apparent that the buildings were in a state of serious disrepair and deterioration. There had been minimum maintenance for the previous 27 years, and in addition to the normal rebuilding and rehabilitation problems and expenses, a serious asbestos problem was discovered, with all of the attendant consequences.

Some of the immediate and very expensive remediation and rehabilitation matters were: the necessity to install a new fire alarm system, new telephone system, new dormitory roof, new well pump, new transformer for the entire facility; attempt to resolve the asbestos problem with small abatement repairs; almost rebuild the entire lawn sprinkler system; and the purchase of vehicles to transport the girls. These were all major expenditures with St. Jude's receiving no governmental assistance and being largely dependent upon private donors to maintain the facility.

Attempts were made to negotiate assistance from the state, but the response was less than encouraging. The private sector support was increasing, but not at a rate sufficient to cover the cost of a facility in such a state of advanced deterioration. St. Jude's Boulder City Campus was subsidizing the Good Shepherd Campus at such a high rate that it was impacting negatively on the Boulder City Campus.

The Board of Trustees, some of whom are involved in the construction industry, and other persons in the development field, had several meetings to study the problems and to come up with answers. The ultimate consensus was that St. Jude's could build a brand new Good Shepherd Campus for much less the cost of purchasing and renovating the original facility.

After investing over \$1.2 million in the Good Shepherd Campus and its program, the facility was closed on May 17, 1991. St. Jude's does not consider this a loss but rather an investment in the assistance in saving the girls who were helped and truly had their lives turned around.



THE MISSION

However, the closing of the old Campus did not signal its demise. St. Jude's has not abandoned the dream of the Good Shepherd Program. Father Ward and the Board of Trustees of St. Jude's realize the need for the Home of the Good Shepherd. At no time has this need been greater.

The need for this facility has never been in doubt. Federal, state and local budget constraints have seriously hindered existing facilities and the future for these governmental services does not look good.

The future residents of the Home of the Good Shepherd will be sent there on court order as a last chance for rehabilitation before being sentenced to the Caliente Youth Center. Although the program at Caliente is respected for its success rate at rehabilitating the youth incarcerated there, they are pushed to capacity. In 1998, 123 girls and 157 boys between the ages of 12 and 18 were sentenced to Caliente. At any given time the facility houses anywhere between 430 to 450 children residing at a cost to the state of Nevada of approximately \$2,300 to \$2,500 a month each.

A recent study found that a minimum of 3% of the population under the age of 18 will be sentenced to a correctional facility. Nevada has experienced unprecedented growth in the past decade, with Clark County leading the nation in new residents. Juvenile Hall and the other facilities such as the Caliente Youth Center are overflowing with no relief in sight to accommodate these children. Instead, the Southern Nevada Children's Home was closed down in 1997.

Father Ward has been meeting with community and business leaders, our Congressional delegation, County Commission, City Council members and has informally discussed the program with various foundations whose grant criteria fits the Good Shepherd program. St. Jude's is working with the Bureau of Land Management and the City of Las Vegas to secure the 40 acre site as shown in the facility's master plan.

Numerous civic and business leaders have pledged their support to this facility and letters detailing this support are in the final section of this report. St. Jude's is prepared to launch a fundraising campaign to proceed with the development of Phase One of the Good Shepherd Project. The new facility will be based upon the original Good Shepherd Program but will be expanded to provide more in-depth, psychological and psychiatric treatment. These expanded services will make the facility and programs eligible for insurance coverage, resulting in less dependency on state funding and avoiding the cash flow problems which led to the demise of the original campus.

The Good Shepherd Program not only offers an opportunity to heal and redirect adolescents, but will instill the St. Jude's Ranch for Children precepts of "Learn to Earn" through vocational and educational therapy. The result will be young adults who will become productive members of our society and will break the welfare cycle, rather than graduating to the state or federal penal systems.



Home of the Good Shepherd

NARRATIVE REPORT



The Good Shepherd Program is a well respected, time-tested successful program which is greatly needed in the community. St. Jude's, which is a non-profit, non-sectarian organization, is totally committed to providing this important service to this community, state and country. Under the guidance of our highly acclaimed staff, this program will grow to be respected worldwide for its work with young women. We have a core group of supporters who are ready, willing and able to assist in fundraising endeavors. We have professionals who will assist in acquiring and structuring endowments and bequests, as well as, in general estate and trust planning.

On the new Campus, we will focus again on the specific needs of abused, abandoned and troubled adolescents, the majority of whom are court supervised. There are very few places in our country for such young people in trouble - besides jail or the streets. St. Jude's aims to offer shelter and hope to those in need; to extend the hand of God to them and help them break this cycle of abuse and give them the love that they deserve.



THE VISION

Our primary vision is to provide homes to abused, abandoned, neglected and troubled children. Our philosophy is "Soteria", which is derived from the Greek word sozein, meaning to save; salvation; to be made whole in body, mind, spirit and memory; and deliverance from trouble and from enemies both in general and specifically. It is our vision to heal the physical, spiritual and psychological wounds of the children who come into our care. It is imperative that the Home of the Good Shepherd have a full featured campus to achieve this vision. By providing these facilities for our children, we can more effectively reinforce positive behavior in our children and help them develop a sense of pride in their surroundings and in themselves.

It is also a part of our vision to break the cycle of child abuse by teaching our children to "Learn to Earn", thereby becoming productive members of society. It is our intention to make all of our campuses self-sustaining. Though most of our income is from our generous donors, the children are encouraged to engage in income-related activities like learning crafts, trades and skills. Some of the ways we accomplish this is through summer employment programs, Born Again Card™ production and sales, tourist-related enterprises and other programs. The proposed expansion of our facilities will permit greater community outreach opportunities and learn to earn programs. This will assist us in increasing our fund-raising and income generating success by addressing our most vital supporters and expanding our most successful and proven programs. With the facilities described in this narrative, the opportunities for our children are endless.

The often quoted "children are the living messages we send to a time we will not see" drives us to rescue Society's "throwaway" youngsters. We have proven that our children can blossom into healthy, productive, self-sufficient citizens who in turn pass on those same values to another generation yet unborn. Through the reopening of the Home of the Good Shepherd, St. Jude's Ranch for Children is certain that we can extend this opportunity to yet more deserving children in need of our caring and support.

LONG RANGE MASTER PLAN

The master plan for the 40 acre Home of The Good Shepherd has been prepared under the design guidance of RAFI: Planning, Architecture, Urban Design. This award winning design firm has completed master plans for St. Jude's Boulder City Campus, The University of Nevada Las Vegas, all Three Campuses of The Community College of Southern Nevada and The City of Mesquite among various other public and private entities. St. Jude's and RAFI through their combined design efforts on the Boulder City Campus realize the elements and importance the master plan takes in developing an atmosphere of healing, rehabilitation and love.

The goal of the master planned home is to provide one last chance for children between the ages of 12 and 18, to turn their lives in the right direction before they are incarcerated in our prison system. The home will be a place where they can receive love, respect, therapeutic treatment and educational support so that they may grow into wholeness; serve as contributors to society, and stop the historic



chain of child abuse in their family histories. An additional goal of the master plan is to provide for current and future campus needs so the home can successfully continue its role beyond the 21st century.

The master plan is developed in three zones: public access, semi-public access, and private area - off limits to others than the residents, staff and special guests. The public areas are planned and designed to accommodate the needs of visitors to the home, who tour those facilities where exhibits of the children's work and their accomplishments are located. Included within the public area also are all of the facilities necessary to administer the home and generate outside income for ongoing support for the children's programs. The semi-private areas of campus house those facilities that are used selectively for interface with the community, including recreational areas, the play fields, service and deliveries and so on. The private zone encompasses those facilities and areas used daily by the girls and staff, including faculty housing. The private zone is created to protect the children and faculty from general observation from visitors and others from the outside, for respect, dignity and the individual's privacy. A ten foot wall, landscape screening and other soft barriers are to be utilized to create the three zones. Only staff, service, and emergency vehicles will be allowed beyond the semi-private limits.

The entire master plan is designed around the concept of creating a home like environment for the children. Not so plush that they are not motivated to turn their lives around, this environment will inspire them to contribute to the life that goes on there and contribute to the outside world when they are ready.

DESCRIPTIONS OF SELECT BUILDINGS

Cottages:

The design of the cottages expands upon the ability of St. Jude's to provide high quality housing in the best interests of the child's social interaction, safety, comfort and sense of home.

The layout allows for a central congregation space for casual and formal social and learning activities. In addition, the central living space, open to the dining and kitchen areas, relates to the cottage parent suite in a fashion that permits heightened awareness and supervision of the youngsters' activities to ensure optimal safety. Each student shares a room, which has directly adjacent bathroom facilities. This relationship serves many purposes: To give the children a space that they can take ownership of; To foster interaction with a paired child to increase a familial sensibility; And to provide equivalent living arrangements for each child so a sense of fairness is clear among them. The addition of an office allows the cottage parent to have private discussion, therapy and interaction with the children while maintaining confidentiality. The expansion of the cottage parent suite provides a living environment that promotes greater privacy, freedom and comfort for the cottage parent and their family. This increases the cottage parent's effectiveness as a surrogate parent and as a supervisor, coordinator and



participant in the child's safety and activities.

Library:

The Home of the Good Shepherd Library will greatly increase our ability to serve the educational and therapeutic needs of the children. By providing a quiet, full featured study and research environment for the children to explore their interests, further activities are provided that assist the children in developing their intellect, as well as encourage spending their time in a positive and focused manner. The children will have access to electronic and print media and periodicals, as well supervised internet access, electronic mail and other library services. By coordinating the library services and facilities with the School of Tomorrow program, (which is discussed later) children not served by the Clark County Library and School System will have equivalent access to learning materials that are not currently available to them. Additionally, the meeting and conference facilities included in the design provide a much needed meeting place for the St. Jude's administration, education, therapy and facilities teams to conference and further develop programs and strategies for the improvement of the programs for the children.

School:

The Home of the Good Shepherd will be an environment that serves as a rehabilitative and educational environment for children who were subject to abusive conditions. An integral part of providing this rehabilitation and education is an environment that permits direct and personal educational opportunities. The School of Tomorrow facility is designed around a philosophy that youth should be able to advance their knowledge and abilities at a level and pace that challenges and stimulates their intellect, but does not bore or frustrate them. The arrangement of carrels in each classroom permits each to have a personal learning environment that permits 'ownership' of their space. Each carrel is equipped with a computerized learning station for custom learning exercises, and central audio/visual stations in each room permit shared educational activities. Educators monitor the progress of each child and assist them in their education, at levels that foster each of the children's investigation. Natural light into each space provides a healthy and positive space for learning. The inclusion of office, conference and lounge facilities for the educators provide a full service teaching and learning environment, furthering the comfort and abilities of the child and teacher. Private conferences, individual instruction and educator communication are maximized by the nature and arrangement of spaces.

Recreational Center:

In order to assure the youth of the Home of the Good Shepherd are healthy and well rounded individuals, an integral part of our strategic plan is to provide athletic and gymnasium facilities. The gymnasium will be a part of the athletic cluster of the campus, providing a facility that allows for athletic competition and interaction among the children and staff. Total well-being is critical to the development and



success of our children, which includes challenging the mind, spirit and body. By providing the gymnasium facility, the youth will have an avenue, on campus, to focus their free energy on activities that increase their fitness levels and channel their energy towards positive confidence building activities and interactions. The inclusion of multi-purpose courts, weight training areas, rooms for gymnastics, aerobics, stretching, tumbling and locker rooms will provide the Home of the Good Shepherd with a recreational center which will bring the campus one step closer to completing the vision we hold for our children's welfare, and increase the level of pride on campus.

Mail Room / Card Assembly

To further promote our mission of breaking the cycle of welfare dependency, we plan to continue our "Born Again Card™" recycling program. To do this in an efficient manner, we are proposing the construction of the 3,900 square foot Mail Room. The addition of this facility will enable us to operate our card project as we have done on the Boulder City Campus. The Home of the Good Shepherd will also be able to do all of its own printing. Other planned activities for the print shop include the production of a newsletter and possible out-source printing and mailing jobs for other non-profit organizations. Most importantly, the children will be able to learn another trade and develop their business skills. The recycling will not only be of cards, but most importantly, of lives.

Chapel / Parish Hall and Gift Shop

A non-denominational 400 seat Chapel is planned. The Chapel will be accessible to the public and will serve the spiritual needs of the children and staff, as well as the surrounding community. The scars of a lifetime of abuse are both physical and psychological. A space in which to reflect that is a haven of peace and security is central to the successful programs that St. Jude's has established. The Chapel will serve as an icon of the Campus and will also have services of all denominations for the neighboring community. Currently, there is not another Church within miles of the Campus. Additionally, a Parish Hall and Gift Shop are planned to be constructed behind the Chapel to provide a gathering space for the residents and surrounding community. The Gift Shop will sell a variety of crafts made by the children such as the Born Again Cards.™



THE ORGANIZATION

Boulder City, Nevada Campus

In 1966, the city of Boulder City donated 40 acres of land nestled in the foothills overlooking Lake Mead, which became our first campus. The somewhat isolated location gives our children the room they need to heal and to grow. At present, 54 children live in eight cottages (six or seven per cottage) each containing a primary set of cottage parents. It is our goal to expand our facilities to 20 cottages so that we can help approximately 120 children at any one time. Following our time-tested and holistic Soteria program, we try to give the children lives that are as "normal" as possible. This is accomplished through a combination of family style living arrangements, therapy and education. For those of our children who are not able to attend local Boulder City public schools, we provide a Homebound School with one professional teacher and many volunteer tutors.

Because the presenting problems for children in our care are escalating at an alarming rate, our goal is eventually to have a full school for all of our children on campus. This will enable us to coordinate therapy in all aspects for the child's life: residential living, educational experience, worship, sports and play time, as well as formal therapeutic interventions.

In order to expand our mission to help more children, we need more facilities like the Home of the Good Shepherd to house, feed, educate and heal these desperate children. The Boulder City Council has approved plans for us to add a transitional training center, automotive and industrial training annex and warehouse to act as a medium to sell the abundance of contributions. These facilities not only provide transitional vocational training in welding, auto mechanics, mercantile and sales experience, but also serve as a profit center.

St. Jude's Ranch for Children has been dedicated for more than thirty years to the mission of breaking the vicious cycles of child abuse and welfare dependency in safe, home-like settings while providing a range of services to include vitally important counseling education, recreation, and therapy. The "family model" concept that operates within each cottage provides a milieu for on-going counseling, modeling of appropriate behaviors, and for promoting self-discipline. This concept has proven to be the fundamental source for the personal growth of our children. A child develops a sense of identity, as well as a view of human values and coping skills from the "family".

Children come to the Ranch for many reasons and from many circumstances. Child abuse and neglect are escalating at an alarming rate. In 1984, 1,727,000 children were reported as abused and neglected according to the National Committee for the Prevention of Child Abuse; in 1993, that number had risen to 2,890,234 - a 67% increase in the number of reported cases. Who knows how many children cried alone and in vain? St. Jude's Ranch for Children currently provides an exceptional program for the children in its care. But it is evident that with our continual numbers of referrals, there is a tremendous need for us to expand our services.



St. Jude's Ranch for Children admits the individuals whom we deem we can help. Children ages six to fourteen may remain at the Ranch until age eighteen or until graduation from high school. Typically, these children come from families with dysfunctional dynamics. They suffer from severe parental conflict, physical abuse, sexual abuse, neglect, and abandonment. There are exceptions to the age restrictions, particularly when siblings are involved. Currently, St. Jude's Ranch for Children has eight sibling groups totaling twenty three children. The Ranch admits children privately, with no time constraints, on donor provided scholarship or sliding scale fee, as well as children removed from parental custody by the State Department of Child and Family Services.

St. Jude's Ranch for Children is licensed by the State of Nevada to provide "Level III" residential treatment services. Our treatment program provides a structured therapeutic routine that aids in remediating emotional control deficits, social skill problems, independent living skills difficulties, and self-care problems. Each individual undergoes an initial assessment by the treatment team. Our various modalities of therapy, expressive arts, pet therapy, and traditional individual and group therapy provide a broad-based opportunity for resolution and progress in a child's emotional growth. Our behaviorally based programs, such as the Learn to Earn and Industrial Dollars programs, work to help a child learn positive behaviors and their rewards. The "Born Again" card recycling program we have developed promotes a positive work ethic and reinforces the "Learn to Earn" attitude we promote. Our unconditional love provides the healing a child's soul needs, while our recreation program promotes physical and social well-being of the child, completing our nurturing of the individual as a whole.

With those children who have not been abandoned or who still have family relationships, we work closely through family therapy to re-establish broken family ties. Our success rate is quite high because we work with the "wholeness" of the individual in the present and the future. Thus, our Career Opportunity Fund provides monetary support for those graduates who advance to higher learning, be it a college degree or trade certification. At present, we have seven young people in college, aided in part through our Career Opportunities Fund. Five others have indicated plans to enroll next year. Two graduates of St. Jude's Ranch for Children, a paralegal and an accountant, have been elected to our National Board of Trustees. Two more graduates, local business people, were nominated to the Boulder City Board. We also provide for those graduates who may need transitional living experience. The success of our continuum of care is truly demonstrated with the fact that we have graduates of St. Jude's Ranch for Children on the National Board as well as graduates who are employed as cottage parents. The continued involvement of our graduates is a true testimonial to the positive reinforcement our organization provides for our children.



STRATEGIC BUSINESS PLAN

MANAGEMENT OF ST. JUDE'S

Father Herbert A. Ward, Jr., SSC, an Episcopal priest ordained in 1961, has been the Executive Director, now President/CEO, of the Ranch since 1970. Father Ward leads a well-qualified staff of cottage parents, backed up by a support staff of persons with degrees in social work, art therapy, psychology and educational counseling, and a variety of ancillary staff and volunteers. The Ranch is licensed by and is in good standing with the State of Nevada as a child care institution.

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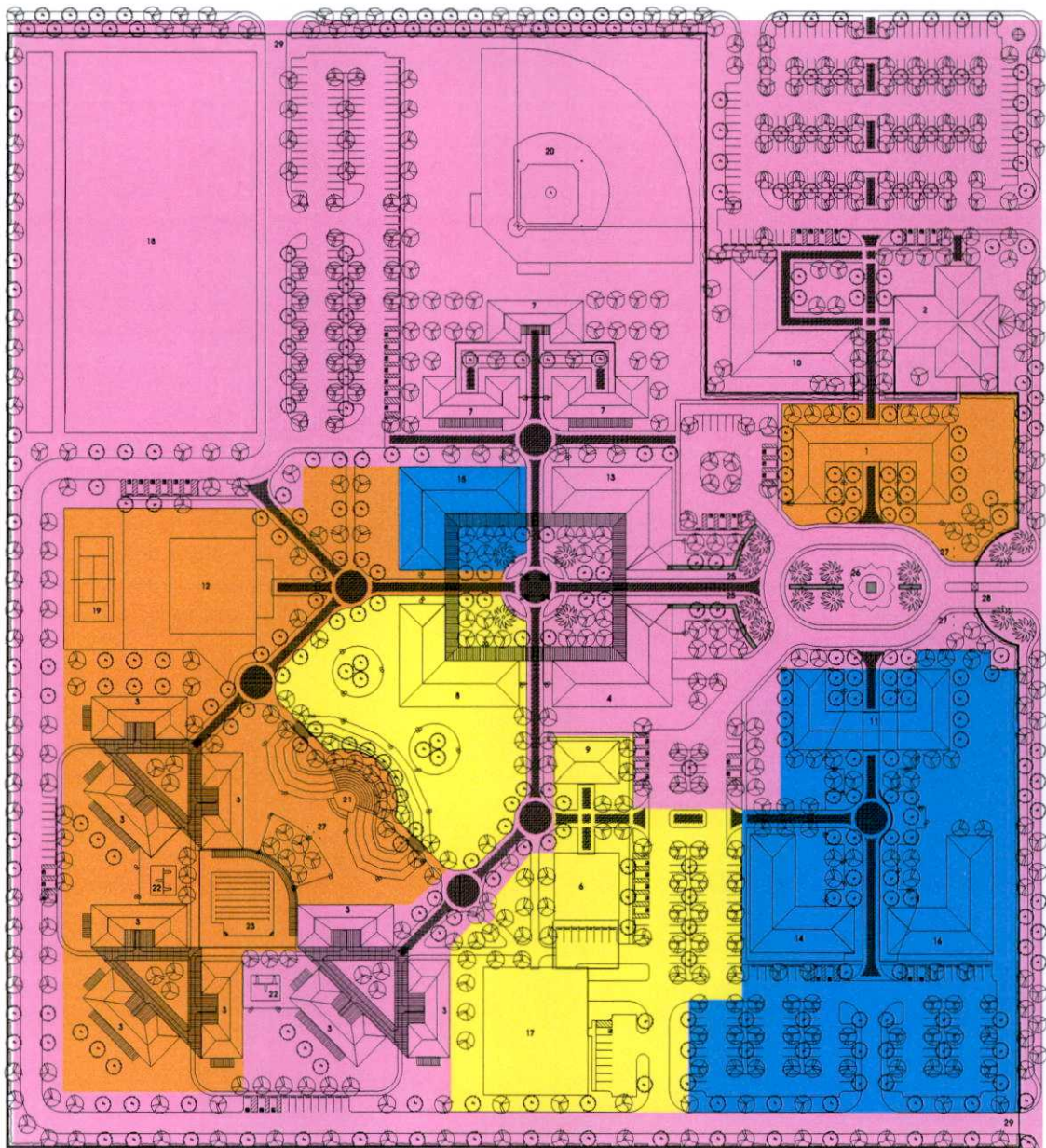
Home of The Good Shepherd Architectural Imagines



LEGEND

- | | | |
|----------------------------|--|-------------------------|
| 1. Administration | 11. Records | 20. Softball Field |
| 2. Chapel | 12. Recreation Center | 21. Amphitheater |
| 3. Cottage | 13. School | 22. Swing Set |
| 4. Dining | 14. Staff Housing | 23. Training Pool |
| 5. Guard Station | 15. Therapy/ Social Services/ Music Center | 24. Water Fountain |
| 6. ID Store | 16. Visitor Housing | 25. Wall of Life |
| 7. In-take Cottage | 17. Warehouse/ Maintenance | 26. Garden of Guardians |
| 8. Library | 18. Soccer Field | 27. Flag Pole |
| 9. Mailroom/ Card Assembly | 19. Tennis/ Volleyball | 28. Entry Gate |
| 10. Parish Hall/ Gift Shop | | 29. Service Gate |

HORSE DRIVE



BRADLEY RD.

- Phase 1
 Phase 2
 Phase 3
 Phase 4



Construction Phasing
Plan



FINANCING AND PHASING

The Architectural Images Section of this Report depicts the Master Plan of the Home of the Good Shepherd Campus. The costs of this facility and construction schedule have been determined as follows:

Home of the Good Shepherd Preliminary Budget and Construction Schedule:

Construction Phase	Developable Item	Number	Combined Bldg. Gross Floor Area (SF)	Estimated Cost
Phase 1	10' High Campus Perimeter Wall	N/A	N/A	\$750,000.00
Construction Schedule Jan. 2003 - Jun. 2004	Chapel	1	12,091	\$2,200,000.00
	Cottage	3	45,240	\$2,250,000.00
	Dining Hall	1	11,550	\$1,750,000.00
	Donor Wall	4	N/A	\$250,000.00
	Guard Station	1	64	\$5,000.00
	In-take Cottages	3	15,240	\$2,250,000.00
	Parish Hall/Gift Shop	1	12,747	\$3,500,000.00
	School	1	29,227	\$2,000,000.00
	Site Work	N/A	N/A	\$3,843,385.00
	Soccer Field	1	N/A	\$623,250.00
	Softball Field	1	N/A	\$272,195.00
	Sub-total	17	126,159	\$19,693,830.00
Phase 2	Administration	1	12,497	\$2,000,000.00
Construction Schedule Jun. 2004 - Jun. 2005	Amphitheater	1	N/A	\$150,000.00
	Cottage	6	30,480	\$4,500,000.00
	Recreation Center	1	29,227	\$7,500,000.00
	Site Work	N/A	N/A	\$1,041,610.00
	Tennis/Volleyball Court	1	N/A	\$50,000.00
	Training Pool	1	N/A	\$100,000.00
	Sub-total	11	72,204	\$15,341,610.00



Phase 3	Library	1	11,550	\$950,000.00
Construction Schedule Jun. 2005 - Jun. 2006	Mailroom/Card Assembly	1	3,900	\$400,000.00
	ID Store	1	6,241	\$525,000.00
	Warehouse/Maintenance	1	18,750	\$700,000.00
	Site Work	N/A	N/A	\$114,662.00
	Sub-total	4	40,441	\$2,689,662.00
Phase 4	Records	1	12,497	\$2,000,000.00
Construction Schedule Jun. 2006 - Jun. 2007	Site Work	N/A	N/A	\$135,495.00
	Staff Housing	1	11,644	\$500,000.00
	Therapy/Social Services/Music Center	1	11,550	\$715,000.00
	Visitor Housing	1	11,644	\$500,000.00
	Sub-total	4	47,335	\$3,850,495.00
Phase 1- 4	Total	36	286,139	\$41,575,597.00
Contingencies	Total	N/A	N/A	\$3,424,403.00
Budget	Grand Total	N/A	N/A	\$45,000,000.00

It is the intent of the Board of Trustees that a general solicitation of funds be commenced. Top financial advisors of St. Jude's will set up a foundation to solicit funds from private donors. In addition to private donations, St. Jude's will apply for grants and matching grants from Independent Company-sponsored and Community Foundations. Special efforts will be made to receive special memorial or dedication contributions which will identify buildings or facilities built with these contributions. The Bureau of Land Management and the City of Las Vegas will be continuously updated on the progress of fund-raising.



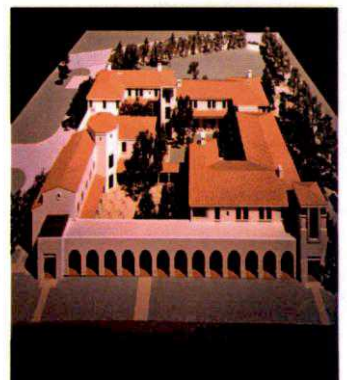
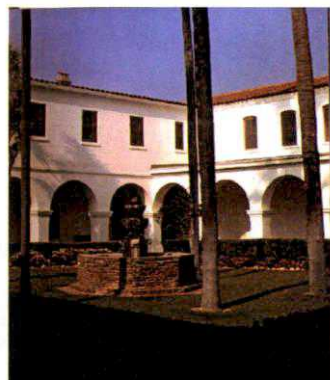
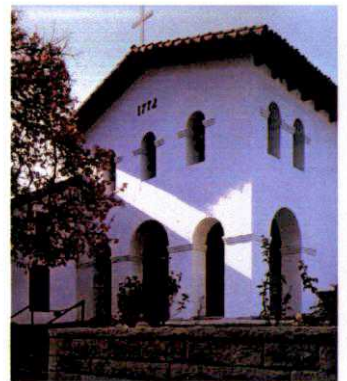
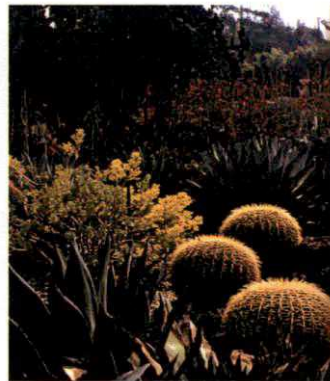
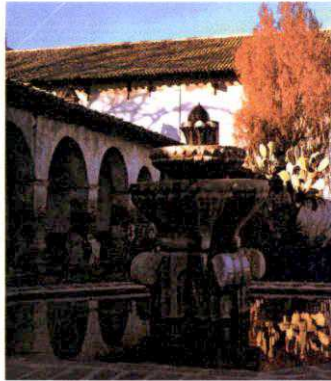
Home of the Good Shepherd -Parking Analysis

Bldg. Type	Buildings	Combined Bldg. Gross Floor Area (SF)	Beds	Employees	Dr.'s Offices	Units/ Classrooms	Fixed Seats	Parking Requirement	Handicap (HC.) Spaces Req.	Parking Spaces Req.	HC. Spaces Provided	Parking Spaces Provided
Cottage	9	45,720	108	18 (2 Shifts)	N/A	N/A	N/A	1 Spaces per Bed plus 1 Space per Employee	6	126	6	20
In-take Cottage	3	15,240	36	12	N/A	N/A	N/A	1 Spaces per Bed plus 1 Space per Employee	2	48	2	24
Staff Housing	1	11,644	N/A	2	N/A	24	N/A	1-1/2 Spaces per Guest Room	2	36	2	32
Library	1	11,550	N/A	3	N/A	N/A	N/A	1 Space per 300 GFA	2	39	2	6
School	1	11,550	N/A	18	N/A	14	N/A	9 Spaces per Classroom	3	54	3	21
Dining	1	11,550	N/A	10	N/A	N/A	N/A	1 Space per 90 GFA + 1 per 2 Employees	6	134	6	10
Therapy/Social Services/ Music Center	1	11,550	N/A	11		N/A	N/A	1 Space per 200 GFA up to 2000 SF + 1 Space for Ea. Add. 175 SF	3	61	3	11
Recreation Center	1	29,227	N/A	2	N/A	N/A		1 Space per 200 GFA	6	147	6	100
Mailroom/Card Assembly	1	3,900	N/A	6	N/A	N/A		1 Space per 1000 GFA	2	39	2	9
ID Store	1	6,241	N/A	2	N/A	N/A	N/A	1 Space per 250 GFA	1	25	2	7
Parish Hall/ Gift Shop	1	12,747	N/A	6	N/A	N/A	N/A	1 Space per 300 GFA	2	43	2	43
Chapel	1	12,091	N/A	3	N/A	N/A	400	1 Space per 4 Fixed Seats or 1 Space per 100 GSF	5	121	5	121
Visitor Housing	1	11,644	N/A	2	N/A	N/A	N/A	1-1/2 Space per Guest Room	2	36	2	36
Admin	1	12,497	N/A	15	N/A	N/A	N/A	1 Space per 300 GSF	2	42	2	25
Records	1	12,497	N/A	3	N/A	N/A	N/A	1 Space per 300 GSF	2	42	2	6
Guard Station	1	64	N/A	1 (3 Shifts)	N/A	N/A	N/A	1 Space per 250 GFA	1	1	1	1
Warehouse/ Maint. Bldg.	1	18,750	N/A	8	N/A	N/A	N/A	1 Space per 1000 GFA	1	19	1	8
Totals	27	238,462	144	122	0	38	400	N/A	48	1013	49	480

Home of the Good Shepherd

Architectural Imagery

St. Jude's 



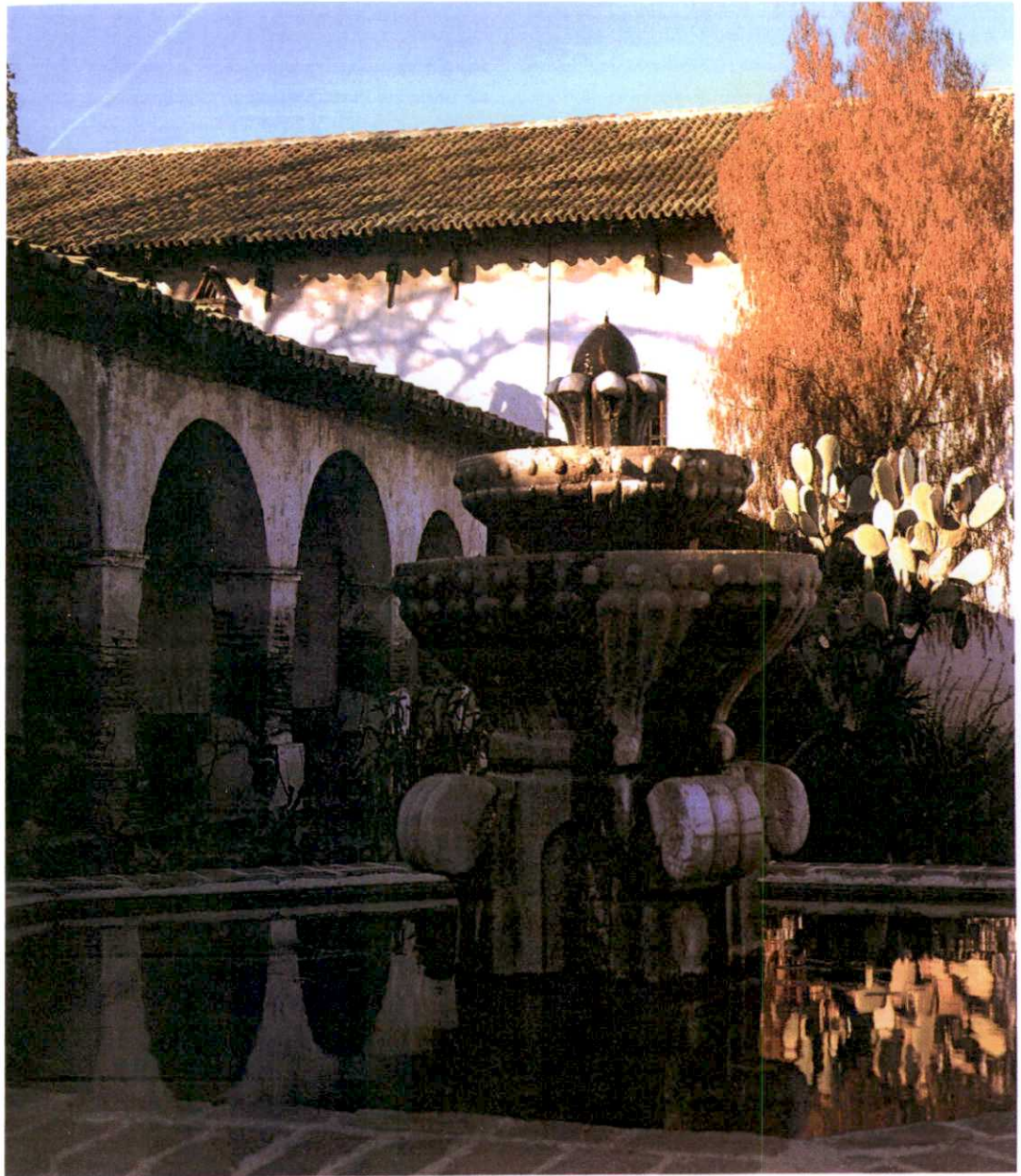
Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Imagines

St. Jude's



Outdoor Fountain.



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Images

St. Jude's



Fountain in Courtyard



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Imagery

St. Jude's



Ornamental Gate



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd

Architectural Imagery

St. Jude's



Courtyard with Fountain



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Imagines

St. Jude's



Desert Landscape



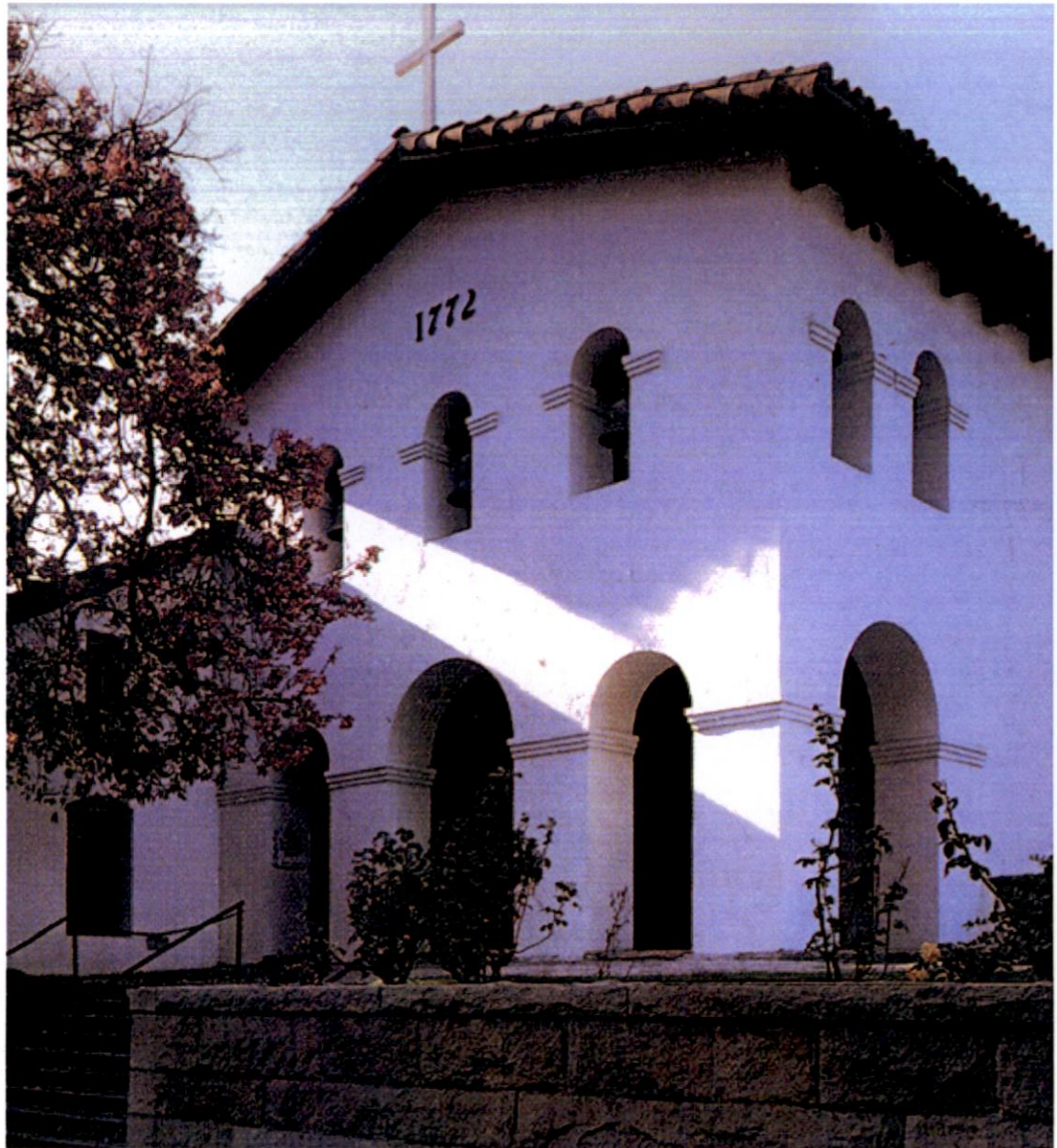
Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design



Home of the Good Shepherd
Architectural Images



Chapel Exterior



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design



Home of the Good Shepherd Architectural Imagines



Paved Pedestrian Path



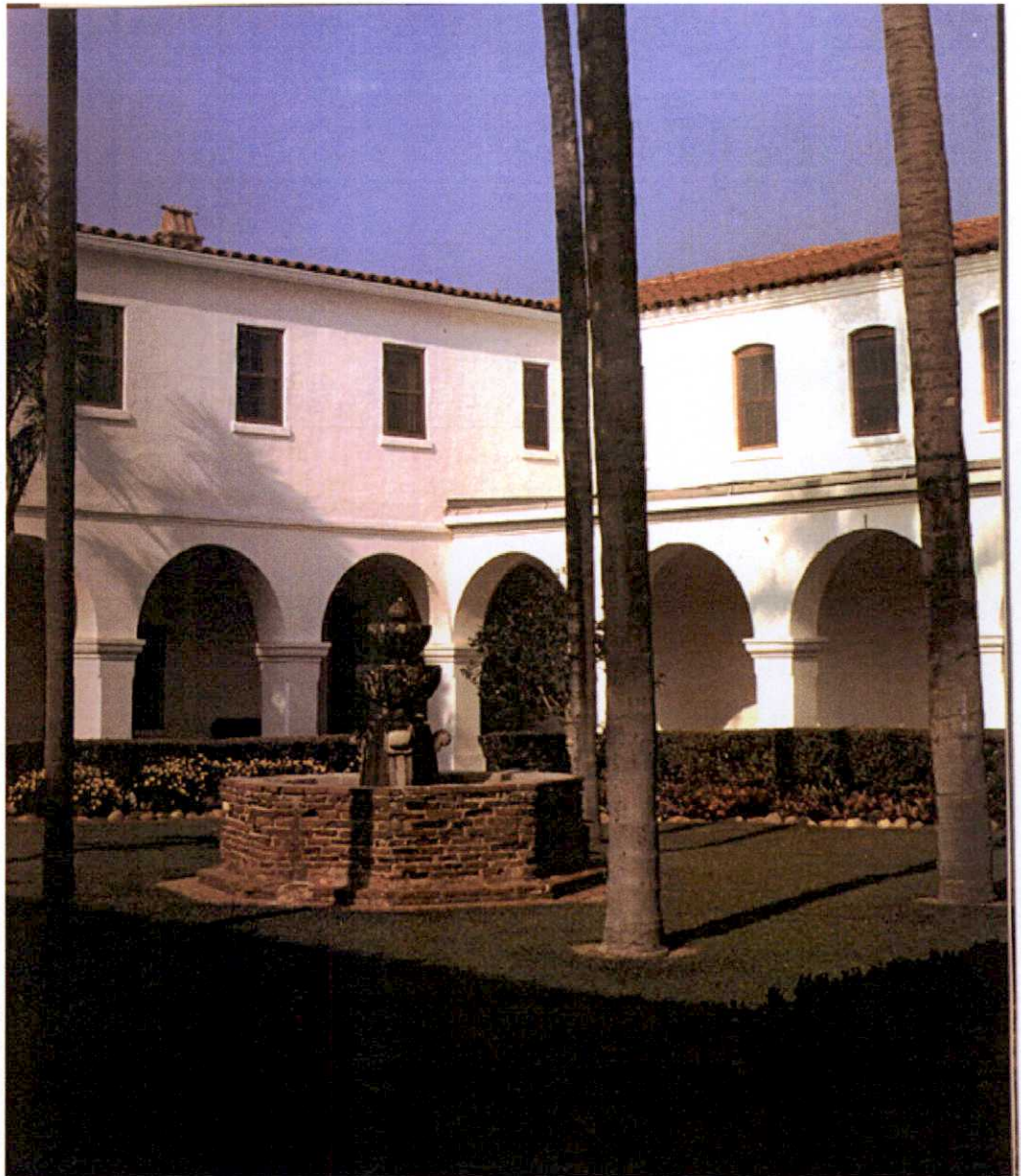
Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Imagery

St. Jude's



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Imagery

St. Jude's



Campus Aerial



Studio One: Planning

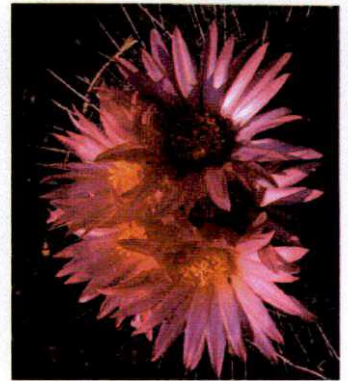
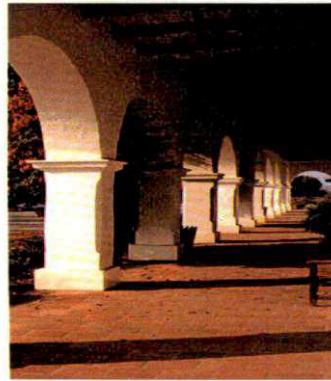
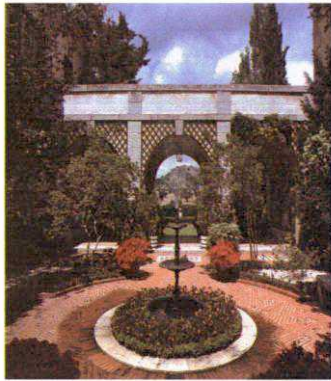
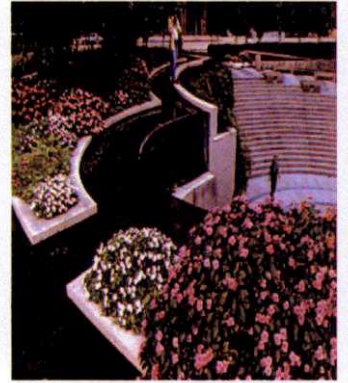
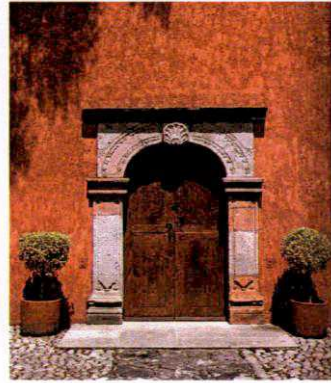
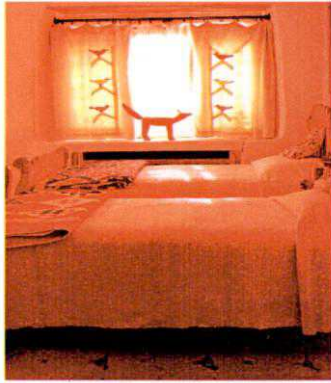
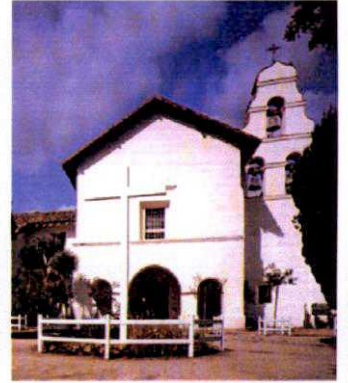
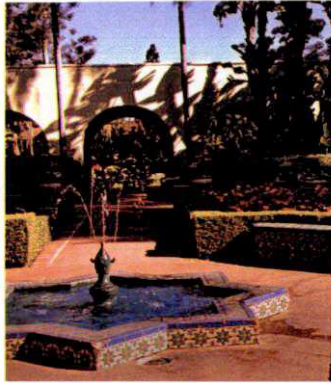
Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd

Architectural Imagery

St. Jude's 



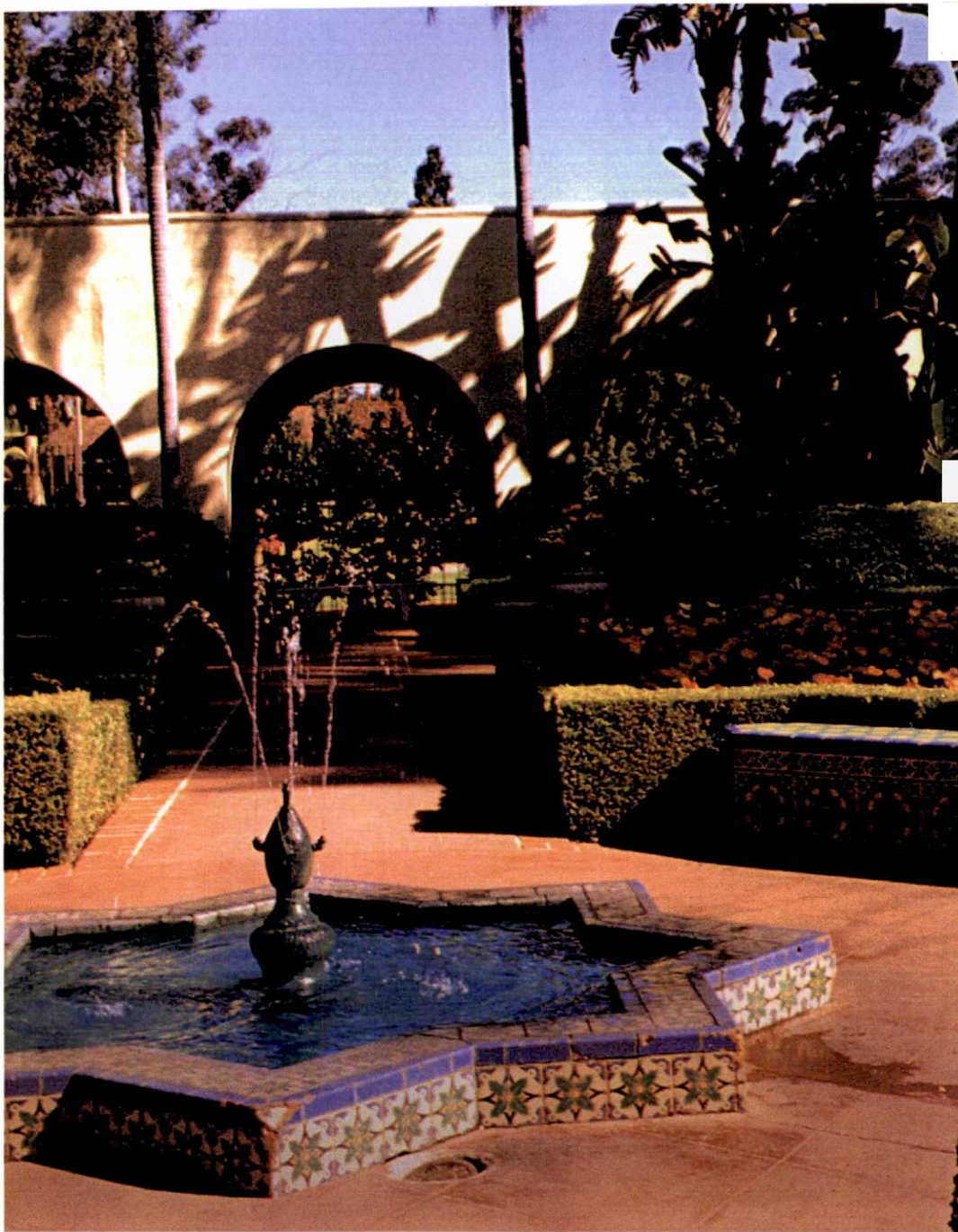
Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Imagines

St. Jude's



Corridor Through Courtyard



Studio One: Planning

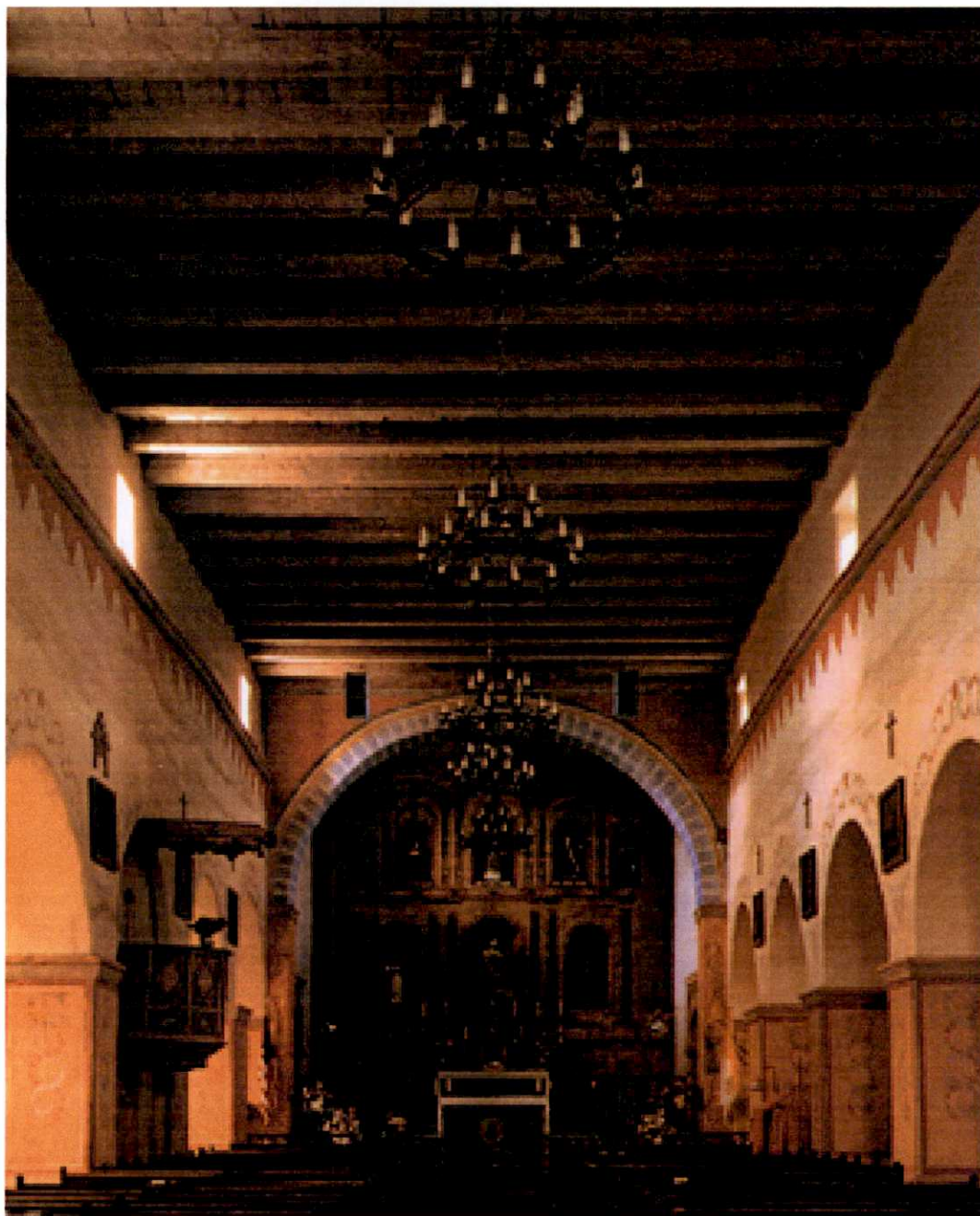
Studio Two: Architecture

Studio Three: Urban Design



Home of the Good Shepherd Architectural Imagery

St. Jude's



Chapel Interior



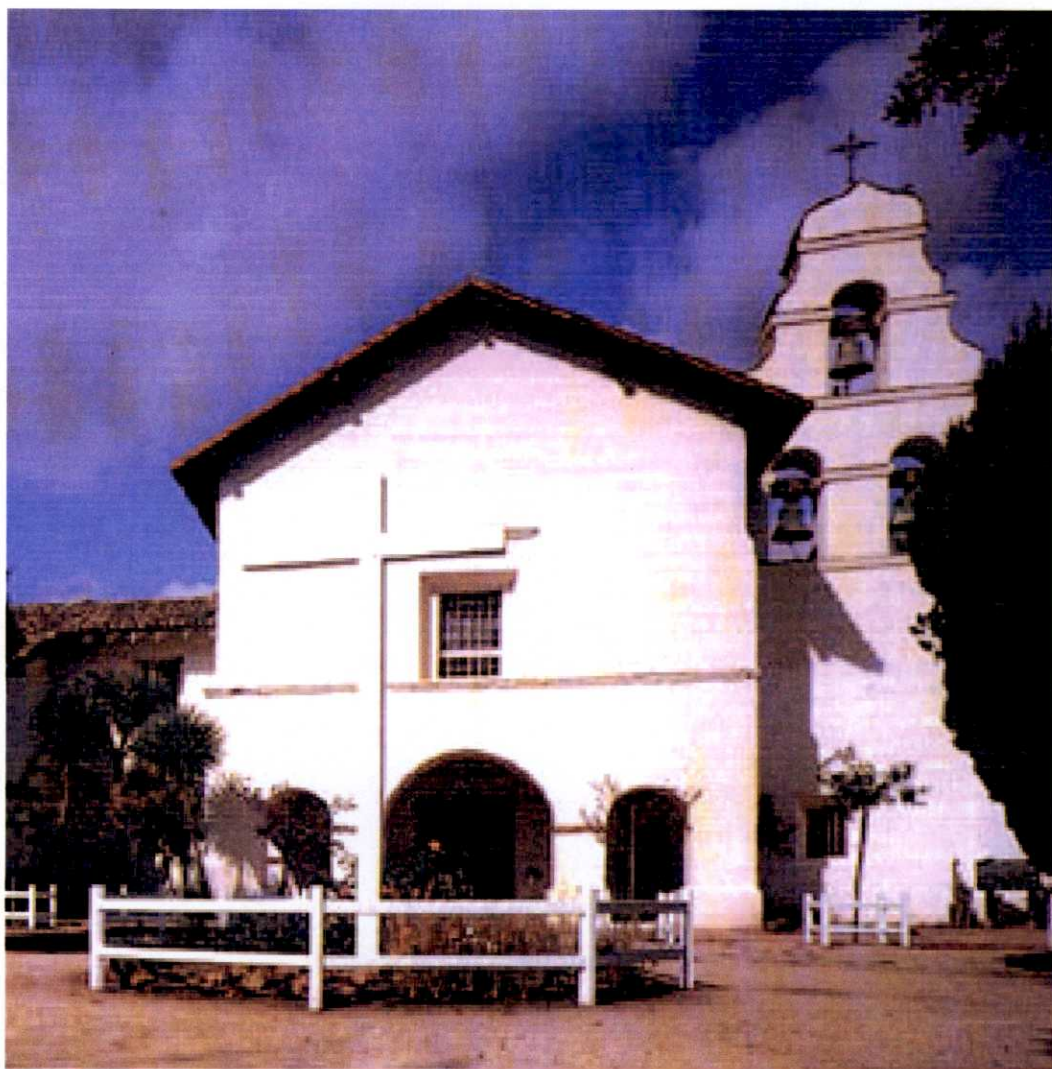
Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Imagines

St. Jude's

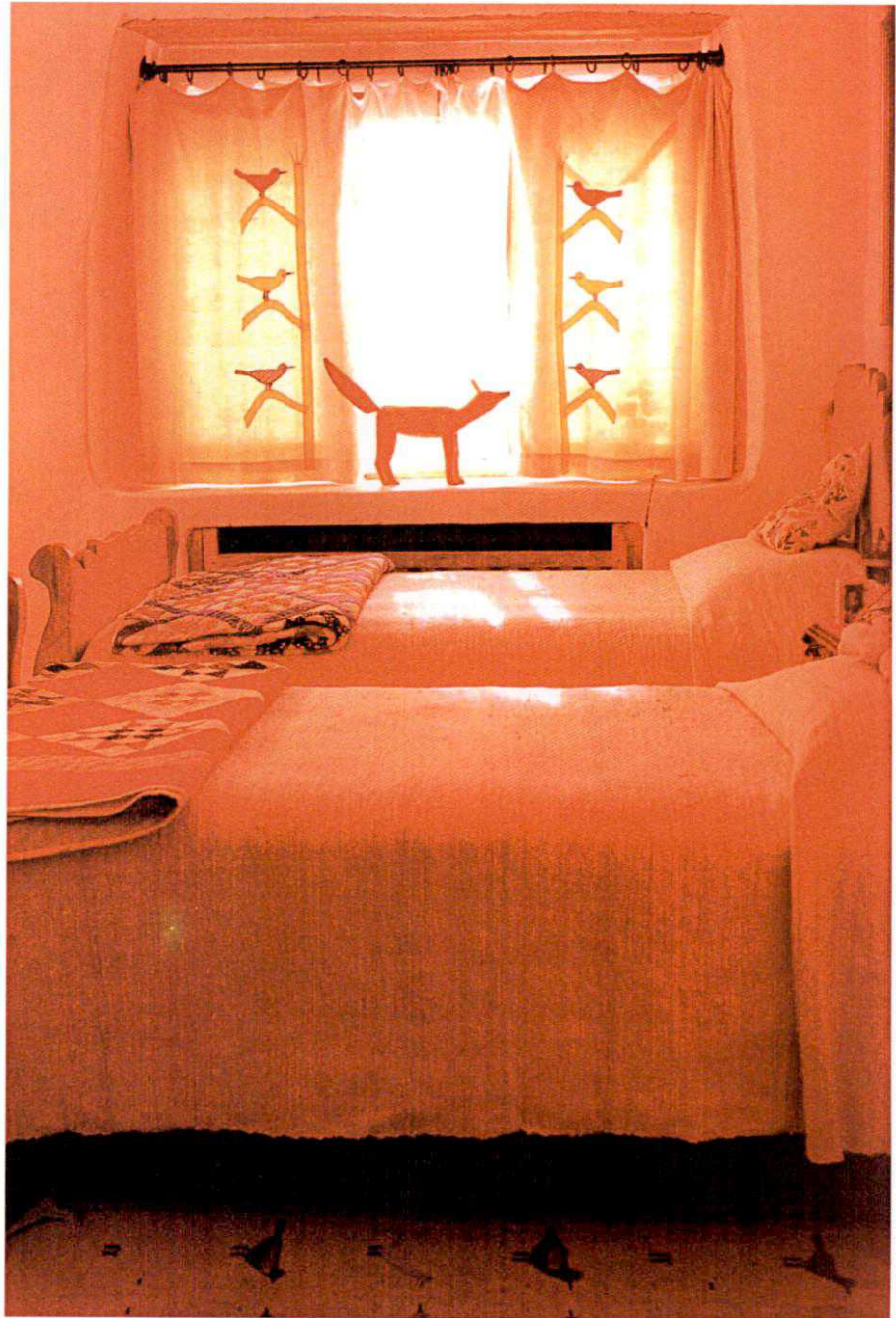


Chapel



Studio One: Planning Studio Two: Architecture Studio Three: Urban Design

Home of the Good Shepherd Architectural Imagery

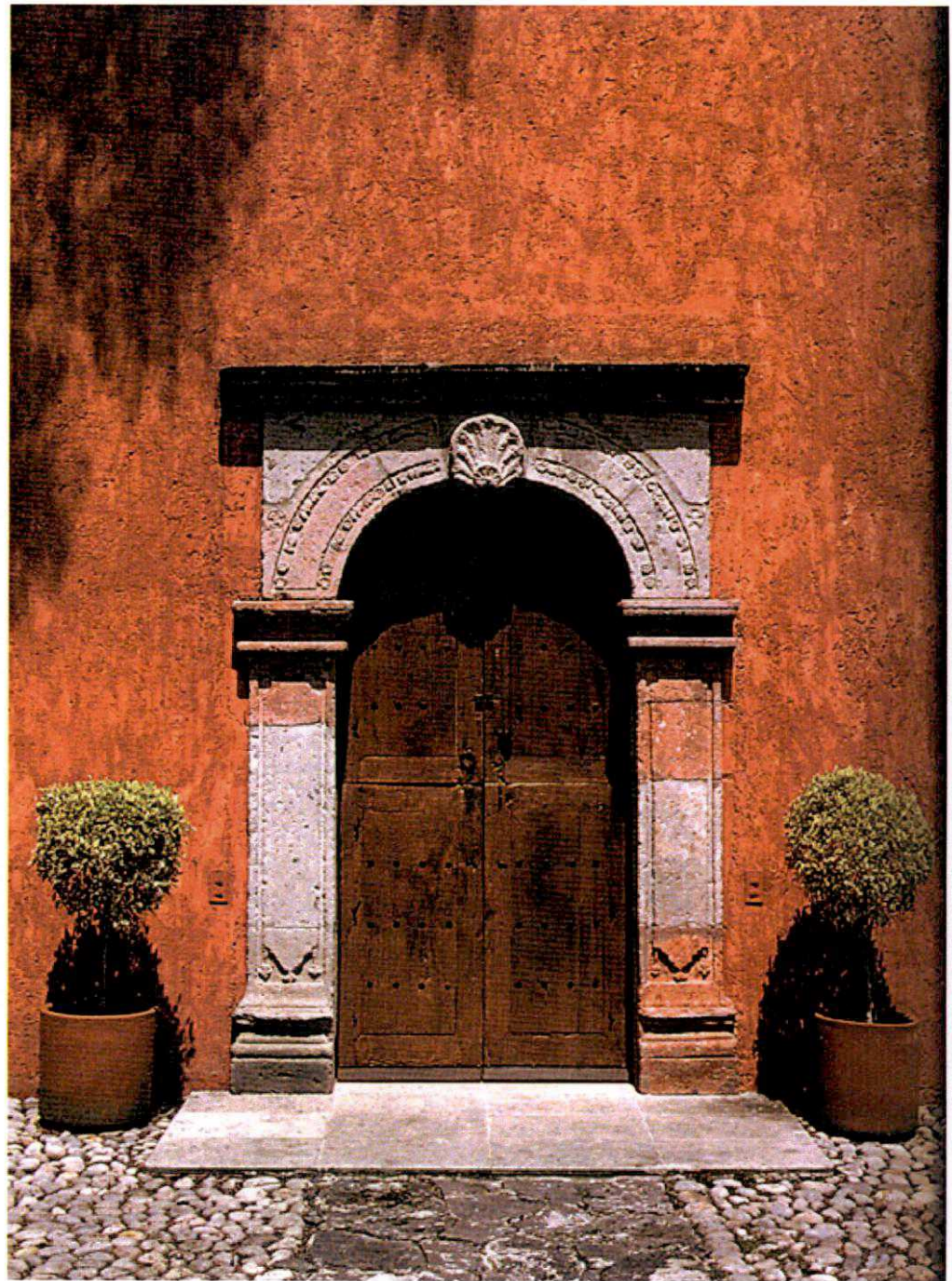


Bedroom



Home of the Good Shepherd
Architectural Imagines

St. Jude's



Texture



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design



Home of the Good Shepherd Architectural Imagery

St. Jude's



Amphitheater



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Imagery



Outdoor Fountain

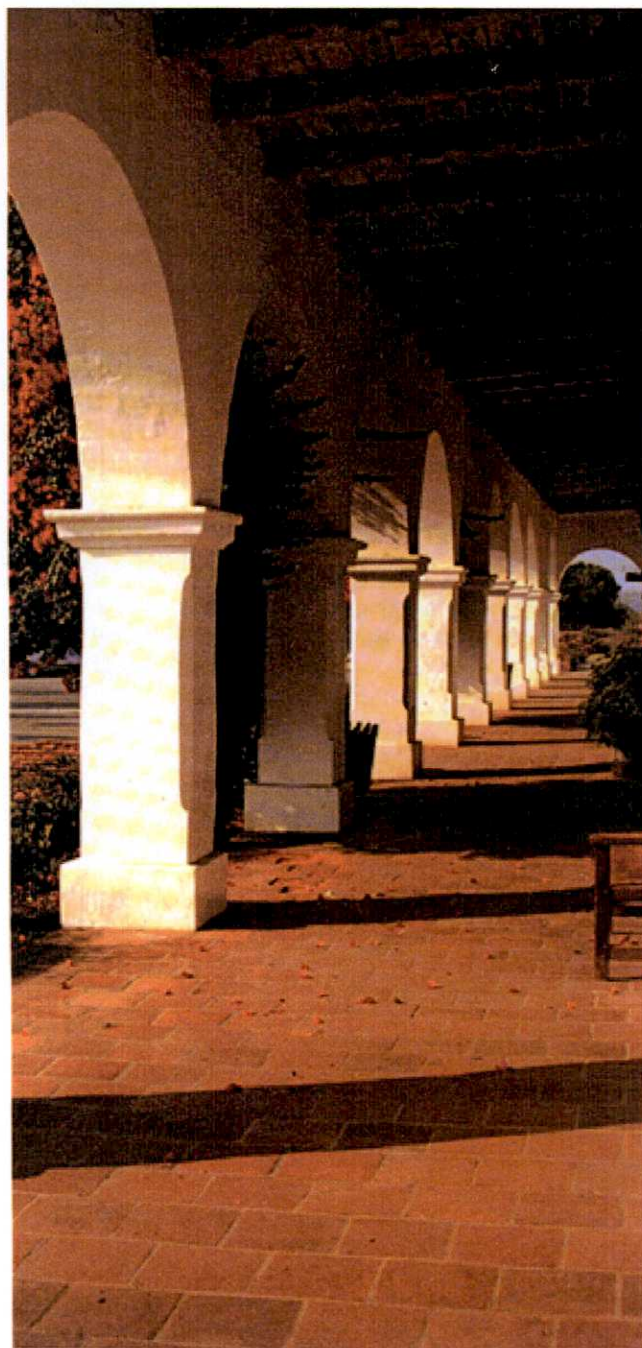


Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of the Good Shepherd
Architectural Imagess



Arcade



Home of the Good Shepherd
Architectural Imagess

St. Jude's



Desert Flower



Studio One: Planning

Studio Two: Architecture

Studio Three: Urban Design

Home of The Good Shepherd Architectural Images

LEGEND

- | | | |
|----------------------------|-----------------------------|-------------------------|
| 1. Administration | 11. Records | 20. Softball Field |
| 2. Chapel | 12. Recreation Center | 21. Amphitheater |
| 3. Cottage | 13. School | 22. Swing Set |
| 4. Dining | 14. Staff Housing | 23. Training Pool |
| 5. Guard Station | 15. Therapy/ Social Sevice/ | 24. Water Fountain |
| 6. ID Store | Music Center | 25. Wall of Life |
| 7. In-take Cottage | 16. Visitor Housing | 26. Garden of Guardians |
| 8. Library | 17. Warehouse/ Maintenance | 27. Flag Pole |
| 9. Mailroom/ Card Assembly | 18. Soccer Field | 28. Entry Gate |
| 10. Parish Hall/ Gift Shop | 19. Tennis/ Volleyball | 29. Service Gate |



0 30 60 120 180 240

Master Plan





OFFICE OF THE GOVERNOR

KENNY C. GUINN
Governor

March 18, 1999

Ms. Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, NV 89121

Dear Ms. Spina:

This letter is written in support of the Good Shepherd Campus for Girls in Las Vegas. I wholeheartedly endorse programs that provide a wholesome, loving environment for troubled children and the St. Judes program is one of those. Bright, upstanding and responsible young people are our State's future; I encourage all involved in the Good Shepherd Campus project to keep this goal in focus.

Best wishes for a successful venture.

Sincerely,

A handwritten signature in blue ink, reading "Kenny C. Guinn", is positioned above the printed name and title.

Kenny C. Guinn
GOVERNOR

KCG/frm

cc: W. Stewart Gibbons
Farther Herbert A. Ward

WILLIAM J. RAGGIO
SENATOR
Washoe No 3

MAJORITY FLOOR LEADER

COMMITTEES

Chairman
Finance

Vice Chairman
Government Affairs

Member
Legislative Affairs and Operations



State of Nevada
Senate
Seventieth Session

DISTRICT OFFICE
PO Box 281
Reno, Nevada 89504-0281
Office (775) 786-5000
Fax No (775) 323-8534

LEGISLATIVE BUILDING
401 S Carson Street
Carson City, Nevada 89701-4747
Office (775) 687-3557 or 687-5742
Fax No (775) 687-8206

February 17, 1999

Laura Spina
Fielden Companies
2480 E. Thompkins, Suite 103
Las Vegas, Nevada 89121

Dear Ms. Spina:

I am pleased to write in support of the St. Jude's Ranch for Children project which is being facilitated by Father Herbert A. Ward Jr. and Mr. W. Stewart Gibbons National Board Chairman.

This newest project, a campus for girls in Las Vegas, is a much-needed service in your community. The program efforts to provide troubled young woman with an alternative system of support is a worthy undertaking.

The name Good Shepherd has a historic perception since it was formerly the name of the home of the Good Shepherd school in that area. I certainly recommend moving forward with this project.

Sincerely,

A handwritten signature in black ink, appearing to read "W. J. Raggio".

William J. Raggio
Senate Majority Leader

WJR/ds/lmr

DENNIS NOLAN
ASSEMBLYMAN
District No 13



DISTRICT OFFICE
P O Box 82194
Las Vegas, Nevada 89180
Office (702) 876-1561

COMMITTEES
Member
Judiciary
Labor and Management
Transportation

LEGISLATIVE BUILDING
401 S Carson Street
Carson City, Nevada 89701-4747
Office (702) 684-8853 or 687-5739
Fax No (702) 684-8894 or 687-4007

State of Nevada
Assembly
Sixty-Ninth Session
March 4, 1999

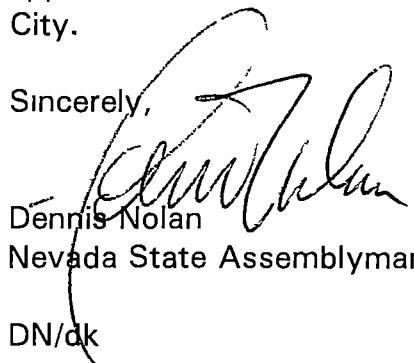
Laura Spina
Fielden Companies
2480 E Tompkins Suite 103
Las Vegas, Nevada 89121

Dear Laura:

I am writing this letter to express my support for the rebuilding project St.Judes Ranch has undertaken regarding the Good Shepard Campus for girls in Las Vegas.

I wish to convey my backing for the land exchange plan and the program as a whole. Anything you can do in support of this much-needed facility will be greatly appreciated. If I can be of assistance feel free to contact me at my office in Carson City.

Sincerely,


Dennis Nolan
Nevada State Assemblyman

DN/dk

WILLIAM J. RAGGIO
SENATOR
Washoe No 3

MAJORITY FLOOR LEADER

COMMITTEES

Chairman
Finance

Vice Chairman
Government Affairs

Member
Legislative Affairs and Operations



State of Nevada
Senate
Seventieth Session

DISTRICT OFFICE
P.O. Box 281
Reno, Nevada 89504-0281
Office (775) 786-5000
Fax No (775) 323-8534

LEGISLATIVE BUILDING
401 S. Carson Street
Carson City, Nevada 89701-4747
Office (775) 687-3557 or 687-5742
Fax No (775) 687-8206

February 17, 1999

FEB 25 1999

Laura Spina
Fielden Companies
2480 E. Thompkins, Suite 103
Las Vegas, Nevada 89121

Dear Ms. Spina:

I have been advised by Father Ward, President and CEO St. Jude's Ranch for Children, that progress is being made in the laudable attempt to rebuild the Good Shepherd Camp for girls.

I am also advised that negotiation is under way to trade some St. Jude's acreage in the northern part of the county with the City of Las Vegas in exchange for another more suitable parcel in a nearby area. I would certainly endorse any of these proposals. The proposed program is much needed and would recreate a program operated by St. Jude's which was previously operated under the auspices of the home of the Good Shepherds.

I would be pleased to furnish any of the additional information, which might be pertinent.

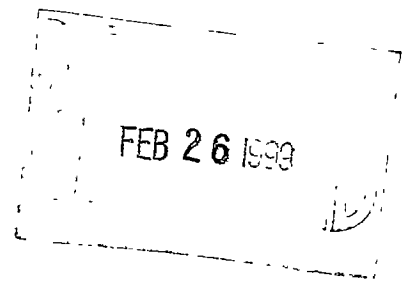
Sincerely,

A handwritten signature in black ink, appearing to read "W. J. Raggio".

William J. Raggio
Senate Majority Leader

WJR/ds/lmr
cc: Father Herbert A. Ward, Jr.
President and CEO
St. Jude's Ranch for Children

Dawn Gibbons
2535 Kinney Lane
Reno, Nevada 89511-6546



February 22, 1999

Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, Nevada 8912

Dear Laura:

I recently received a letter from father Herbert A. Ward regarding the land exchange in the northern part of the county with the City of Las Vegas.

I would like to add my support of this land exchange and feel that the ranch for girls that Father Ward is promoting is a much-needed program for that area.

If you have any questions please feel free to contact me at (775) 684-8855 or at home (775) 851-426.

God speed and God Luck in your endeavors.

Sincerely,

A handwritten signature in cursive script, appearing to read "Dawn".

Dawn Gibbons
Assemblywoman District 25

TERRY CARE

SENATOR

Clark No. 7



State of Nevada Senate

Seventieth Session

February 24, 1999

DISTRICT OFFICE
4371 Woodcrest Road
Las Vegas, Nevada 89121-4646
Office (702) 436-9298
Fax No (702) 436-9298

LEGISLATIVE BUILDING
401 S. Carson Street
Carson City, Nevada 89701-4747
Office (775) 687-3634 or 687-5742
Fax No (775) 687-8206

COMMITTEES
Member
Government Affairs
Judiciary
Transportation

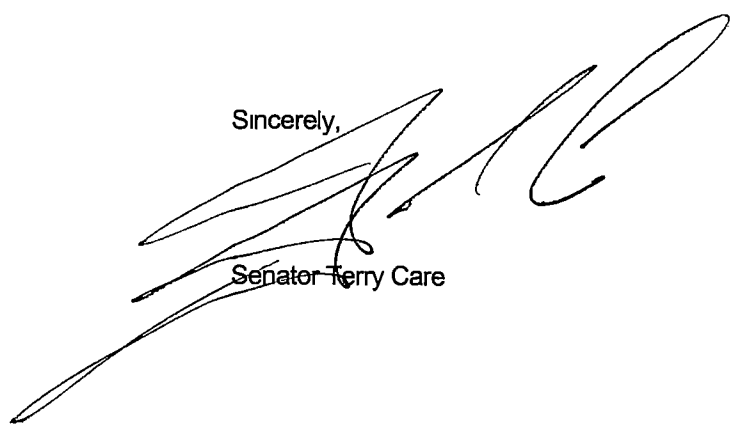
Ms. Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, NV 89121

Dear Ms. Spina:

My intent in writing is to express my unreserved support for the St. Jude's Ranch for Children project, specifically the Las Vegas campus for girls. I have long supported St. Jude's and was close friends with the late Charles Vanda, creator of UNLV's Charles Vanda Masters Series.

Dr. Vanda's wife, Shirley, was active with St. Jude's and, in fact, in 1979 I attended the dedication of St. Jude's bell tower, which is named for Mrs. Vanda. I would deeply appreciate seeing the Good Shepherd Campus become a reality.

Sincerely,


Senator Terry Care

TJC/jat

FEB 26 1999

JON C. PORTER
SENATOR
Clark District 1



DISTRICT OFFICE
601 Whitney Ranch Drive, Suite 16
Henderson, Nevada 89014-2643
Office (702) 294-1004
Fax No (702) 451-1533

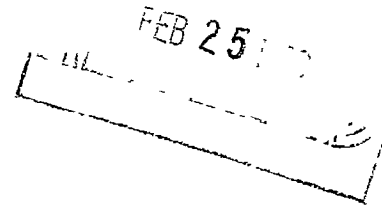
COMMITTEES
Chairman
Legislative Affairs and Operations

Vice Chairman
Judiciary

Member
Government Affairs

State of Nevada
Senate
Seventieth Session

LEGISLATIVE BUILDING
401 S Carson Street
Carson City, Nevada 89701-4747
Office (775) 687-3592 or 687-5742
Fax No (775) 687-8206



February 22, 1999

Ms. Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, Nevada 89121

Dear Ms. Spina:

It is my pleasure to write a letter of support for the St. Jude's Ranch for Children project, facilitated by Father Herbert A. Ward, Jr., and Mr. W. Stewart Gibbons, National Board Chairman.

The newest project, a campus for girls in Las Vegas, is a needed service in our community. The program's effort to provide troubled young women with an alternative system of support is a worthy undertaking.

Therefore, I recommend moving forward with the Good Shepherd Campus for Girls in Las Vegas.

Sincerely,

A handwritten signature of Jon C. Porter.

Jon C. Porter
Nevada State Senator

✓cc. Father Ward

KATHY McCLAIN
ASSEMBLYWOMAN
District No. 15



DISTRICT OFFICE
107 Greenbriar Townhouse Way
Las Vegas, Nevada 89121
(702) 898-5579
Fax No (702) 433-1815

COMMITTEES:
Member
Elections, Procedures, and Ethics
Health and Human Services
Judiciary
Transportation

LEGISLATIVE BUILDING
401 S Carson Street
Carson City, Nevada 89701-4747
Office (775) 684-8835
Fax No (775) 684-8877

State of Nevada
Assembly
Seventieth Session

February 8, 1999

Ms. Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, NV 89121

Dear Ms. Spina,

It is with the highest regard and admiration that I write this letter of support for the St. Judes' Ranch for Children project, facilitated by Father Herbert A. Ward, Jr., and Mr. W. Stewart Gibbons, National Board Chairman.

Their newest project, a campus for girls in Las Vegas, is a much-needed service in our community. Children bring a lot of joy into our lives, and though they face many perils in their future, it is an asset to our community in having an exceptional educational facility for girls. I believe St. Judes' Good Shepherd Campus for Girls will be such a place.

As a grandparent, I feel secure in knowing special places like this will give my grandchildren a head start in feeling secure with themselves, as they grow into adulthood and face the future.

Therefore, it is with the utmost respect, support and endorsement that I recommend moving forward with the Good Shepherd Campus for Girls in Las Vegas.

Sincerely,

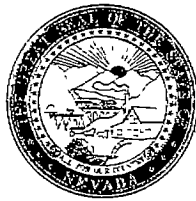
A handwritten signature in cursive script that reads "Kathy McClain".

Kathy McClain

KM/kad

pc: file

JOSEPH E. DINI, JR.
ASSEMBLYMAN
District No. 38



SPEAKER OF THE ASSEMBLY

COMMITTEES

Member

Ways and Means

Elections, Procedures, and Ethics

Commerce and Labor

Chm. Audit Subcommittee

State of Nevada
Assembly
Seventieth Session

DISTRICT OFFICE
104 N. Mountain View
Yerington, Nevada 89447
Office (775) 463-2868
Yerington (775) 463-2669
Carson City (775) 882-4381
Fax No. (775) 463-5292

LEGISLATIVE BUILDING
401 S. Carson Street
Carson City, Nevada 89701-4747
Office (775) 684-8503
684-8522
Fax No. (775) 687-4007

February 10, 1999

Ms. Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, NV 89121

Re: St. Jude's Ranch for Children

Dear Ms. Spina:

Please allow me to give my utmost support to the efforts in rebuilding the Good Shepherd Campus for Girls in Las Vegas.

In my dealings with the St. Jude's Ranch for Children, I have always found it to be an outstanding organization. It does so much good for children in southern Nevada.

I hope that the city of Las Vegas will participate with the exchange proposed by St. Jude's for the acreage. This will enable them to find a suitable parcel in a nearby area. I know that your efforts will certainly help to reach a successful conclusion to this great project for girls in Las Vegas.

Sincerely,

A handwritten signature in black ink, appearing to read "Joseph E. Dini, Jr.", written in a cursive style.

Joseph E. Dini, Jr.
Speaker of the Assembly

c: Father Herbert A. Ward, Jr.

GENE SEGERBLOM
ASSEMBLYWOMAN
District No 22



COMMITTEES
Member
Commerce and Labor
Judiciary

Vice Chairman
Natural Resources, Agriculture,
and Mining

Nevada Assembly

Carson City

DISTRICT OFFICE
PO Box 61136
Boulder City, Nevada 89006
Office (702) 293-2626
Fax No (702) 385-2909

LEGISLATIVE BUILDING
401 S Carson Street
Carson City, Nevada 89701-4747
Office (775) 684-8823 or 687-5739
Fax No (775) 687-4007

February 10, 1999

Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, NV 89121

Dear Ms. Spina:

I would like to endorse rebuilding the Good Shepherd Campus for Girls in Las Vegas.

I am sure you realize how well St. Judes Ranch for Children in Boulder City has done under the leadership of Father Ward. Today it seems necessary to have a good program for girls who need assistance, and Good Shephard Campus seems ideal.

I contacted Father Ward and assured him I would write a letter to you in support of this project. Thank you for your consideration.

Cordially,

A handwritten signature in cursive script that reads "Gene Segerblom".

Gene Segerblom

GWS/jh

LORRAINE T. HUNT
Lieutenant Governor

STATE OF NEVADA



CHAIR
Nevada Commission on
Economic Development

CHAIR
Nevada Commission on
Tourism

MEMBER
Board of Directors
Nevada Department of
Transportation

OFFICE OF THE LIEUTENANT GOVERNOR

CARSON CITY
Capitol Building
101 N Carson Street, Suite 2
Carson City, Nevada 89710
(775) 684-5637
Fax (775) 684-5782

LAS VEGAS
Grant Sawyer Building
555 E Washington, Suite 5500
Las Vegas, Nevada 89101-1050
(702) 486-2400
Fax (702) 486-2404

February 10, 1999

Ms. Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, Nevada 89121

Dear Ms. Spina,

For a long time, it has been a priority of St. Judes and its board members to reopen and rebuild the Good Shepherd Campus for girls in Las Vegas.

As a former president of the Board of Trustees and honorary board member, I believe our efforts to provide the community's troubled young women with an alternative system of support is a worthy undertaking. Knowing the dedication of the caring staff at St. Judes, under the leadership of Father Herbert A Ward, Jr., I heartily endorse and give my strong support to see the land exchange negotiations with the City of Las Vegas reach a successful conclusion.

I am sure you will agree that St. Judes is a worthwhile cause and deserves our utmost support. Your efforts to expedite this land exchange will be truly appreciated.

Sincerely,

A handwritten signature in black ink that reads "Lorraine T. Hunt".

LORRAINE T HUNT
Lieutenant Governor

cc: W. Stewart Gibbons
Father Herbert A. Ward, Jr.

BARBARA K. CEGAVSKE

ASSEMBLYWOMAN

District No 5

ASSISTANT MINORITY LEADER

COMMITTEES

Member

Education

Transportation

Ways and Means



State of Nevada
Assembly
Seventieth Session

February 15, 1998

DISTRICT OFFICE

6465 Laredo Street

Las Vegas, Nevada 89146-5272

(702) 873-0711

Fax No (702) 222-9909

LEGISLATIVE BUILDING

401 S Carson Street

Carson City, Nevada 89701-4747

Office (775) 684-8833

Fax No (775) 687-4007

Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, Nevada 89121

Dear Ms. Spina:

I understand St. Judes Ranch for Children is interested in building a campus for girls in the Las Vegas area. As you may know, I am deeply interested in the educational programs for all of our children in Nevada but, unfortunately, there are some students whose self-esteem or home situation dictate that another environment must be found.

Although I have not explored the options available on a proposed land change, I do encourage you to explore all avenues available to permit these girls to become more responsible adults in the future.

If I can be of any assistance, please do not hesitate to contact me.

Sincerely,

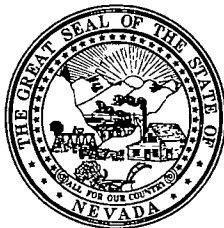
A handwritten signature in cursive script that reads "Barbara".

Barbara K. Cegavske

BLC:nd

ANN O'CONNELL
Senator
Clark No. 5
7225 Montecito Circle
Las Vegas, Nevada 89120
451-3444

February 9, 1999



COMMITTEES
Chairman
Government Affairs
Vice Chairman
Commerce
Member
Taxation

Laura Spina,
Fielden Companies,
2480 E Tompkins,
Suite 103,
Las Vegas, Nevada, 89121

Nevada Legislature

SIXTY-FOURTH SESSION

Dear Ms. Spina -

I am aware of the significant efforts which have been expended in the program to rebuild the Good Shepherd Campus for Girls here in Las Vegas and would appreciate having my name and office associated with these labors

The crying need for such a facility in the general city limits is apparent to anyone who has observed the growth in our population of girls who desperately require such a haven operated by compassionate, qualified and willing professionals

Please be assured that to the extent that I can assist in accomplishing the exchange of acreage in the county for a more suitable parcel here in the City, I stand ready, willing and able to do so .

Our community is surely blessed to have individuals such you, Father Ward and Stewart Gibbons of St. Jude's Ranch for Children, devoting your time, talents and efforts for the care of abused, abandoned and troubled children. It is the availability of such nonprofit and nonsectarian facilities in this highly profiled city which is so often unrecognized by critics in the print and electronic media

There is surely a place reserved in heaven for people such as you!

I heartily endorse your plans and will be watching your progress with avid interest.

Warmest regards,

A handwritten signature in dark ink, appearing to read "Ann", with a large, stylized flourish extending from the end.

ANN O'CONNELL

JOHN C. CARPENTER
ASSEMBLYMAN
District No 33



DISTRICT OFFICE
P.O. Box 190
Elko, Nevada 89803
Office (775) 738-9861
Fax No (775) 738-4953

COMMITTEES:
Member
Judiciary
Natural Resources, Agriculture,
and Mining
Transportation

LEGISLATIVE BUILDING
401 S. Carson Street
Carson City, Nevada 89701-4747
Office (775) 684-8831 or 687-5739
Fax No (775) 684-8891

State of Nevada
Assembly
Seventieth Session

February 16, 1999

Ms. Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, NV 89121

Dear Ms. Spina:

I am very much in favor of the St. Jude's Ranch for children. I have had information about it at other legislative sessions. I am definitely in favor of your concept and project and will pray your efforts will come to pass.

Sincerely,

A handwritten signature in cursive script that reads "John C. Carpenter".

John C. Carpenter
Assemblyman, District 33

/dh



Nevada Legislature

SEVENTIETH SESSION

COMMITTEES:

Chairman

Natural Resources

Public Lands

Vice Chairman

Taxation

Member

Commerce and Labor

DEAN A. RHOADS

SENATOR

Northern Nevada Senate District

February 17, 1999

Ms. Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, NV 89121

Re: St. Judes Ranch for Children

Dear Ms. Spina:

I fully support the rebuilding of the Good Shepherd Campus for Girls in Las Vegas. I feel this is a worthy program which deserves further expansion.

St. Judes Ranch for Children is a non-profit organization which cares for abused and neglected children, with some placed privately and others assigned by the state of Nevada. Through this service St. Judes is a great asset to the community, and therefor deserves it's full support.

I encourage any effort towards a successful land exchange with the City of Las Vegas, so that the Good Shepherd Campus will be able to greater help children in need.

Sincerely,

A handwritten signature in black ink that reads "Dean A. Rhoads".

Dean A. Rhoads
State Senator

DAR/km

DISTRICT OFFICE:

Box 8, Tuscarora, Nevada 89834-0008 • Ranch (775) 756-6582 • Elko (775) 738-4490 • Cell (775) 742-7303 • Fax No (775) 756-5544

LEGISLATIVE BUILDING:

401 S Carson Street, Carson City, Nevada 89701-4747 • (775) 687-3648 or 687-5742 • Fax No (775) 687-8206

RAYMOND D. RAWSON

SENATOR
Clark District 6

ASSISTANT MAJORITY LEADER

COMMITTEES

Chairman
Human Resources and Facilities

Vice Chairman
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State of Nevada
Senate
Seventieth Session

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February 15, 1999

Laura Spine
Fielden Companies
2480 East Tompkins, Suite 103
Las Vegas, NV 89121

Re: St. Jude's Ranch for Children Land Exchange

Dear Ms. Spine,

I am writing this letter in support of the land exchange proposed by St. Jude's Ranch for Children. This non-profit facility is currently negotiating to exchange some of St. Jude's acreage in the northern part of the county with the City of Las Vegas for a more suitable parcel in a nearby area. St. Jude's is currently rebuilding the Good Shepherd Campus for Girls in Las Vegas and completing this land exchange would provide the greatly needed program with the opportunity to move along at a quicker pace.

Your efforts to promote programs like this in our community are greatly appreciated. Keep up the good work.

Sincerely,

A handwritten signature in cursive script that reads "Ray Rawson".

Raymond D. Rawson
Senator District 6

RDR:klp

FEB 22 1999

MAGGIE CARLTON
SENATOR
Clark No 2



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February 19, 1999

Ms. Laura Spina
Fielden Companies
2480 East Tompkins, Suite 103
Las Vegas, Nevada 89121

Dear Ms. Spina

It is with the highest regard and admiration that I write this letter of support for the St. Jude's Ranch for Children project, facilitated by Father Herbert A. Ward, Jr., and Mr. W. Stewart Gibbons, National Board Chairman.

The newest project, a campus for girls in Las Vegas, is a much needed service in our community. The program's efforts to provide troubled young women with an alternative system of support is a worthy undertaking.

Therefore, it is with the utmost respect, support and endorsement that I recommend moving forward with the Good Shepherd Campus for Girls in Las Vegas.

Sincerely,

A handwritten signature in cursive script that reads "Maggie Carlton".

Maggie Carlton, Senator
Clark County, District No. 2

MC ml

FEB 22 1999

BOB BEERS, CPA
ASSEMBLYMAN
District No 4



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State of Nevada
Assembly
Seventieth Session

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February 15, 1999

Ms Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, Nevada 89121

RE: St. Judes Ranch for Girls

I recently received a letter from Father Herbert A. Ward, Jr. President and CEO of St Jude's Ranch for Girls, regarding a land exchange in the northern part of the county with the City of Las Vegas.

Apparently the land exchange has proceeded at a slower pace due to the logistics of the facility and the acquisition of suitable land for the ranch.

I would like to add my support for the land exchange in favor of St. Judes Ranch for Children. The ranch for girls that Father Ward is promoting is a much-needed program for that area.

If you have any questions please feel free to contact me at (775) 684-8829.

Sincerely,

A handwritten signature in black ink, appearing to read "R. Beers".

Robert T. Beers
Assemblyman District 4

FEB 22

ELLEN M. KOIVISTO
ASSEMBLYWOMAN
District 14



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State of Nevada
Assembly
Seventieth Session

February 16, 1999

Ms. Laura Spina
Fielden Companies
2480 E. Tompkins, Suite 103
Las Vegas, NV 89121

Dear Ms. Spina:

I strongly support the St. Jude's Ranch for children. It is unfortunate that facilities such as yours are necessary, but they are essential to provide a caring environment for the children they aid.

I commend your efforts in rebuilding the Good Shepherd Campus for Girls in Las Vegas.

Sincerely,

A handwritten signature in cursive script, reading "Ellen Koivisto".

Ellen M. Koivisto
Assemblywoman, District 14

EK/nh

FEB 22 1999

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