

1 RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAS VEGAS ACTING ON
2 BEHALF OF THE CITY OF LAS VEGAS AND ACTING IN ITS CAPACITY AS THE
3 URBAN RENEWAL AGENCY FOR THE CITY OF LAS VEGAS WHICH CANCELS,
4 TERMINATES AND EXTINGUISHES THE URBAN RENEWAL PLAN, THE
5 DECLARATION OF RESTRICTIONS, THE MODIFIED URBAN RENEWAL PLAN, AND
6 THE MODIFIED DECLARATION OF RESTRICTIONS FOR A PORTION OF THE MADISON
7 SCHOOL PROJECT AREA

8 WHEREAS, in furtherance of the objectives of the Urban Renewal Act of
9 Nevada (Sections 279.010 through 279.380 of the Nevada Revised Statutes), the Urban Renewal
10 Agency of the City of Las Vegas has undertaken a program for the clearance and reconstruction
11 of slum and blighted areas in the City of Las Vegas with a project commonly known and referred
12 to as the "Madison School Project", which is located in the area bounded generally by the
13 description contained in Exhibit "A" attached hereto (herein the "Project Area"); and

14 WHEREAS, the Urban Renewal Agency acting through the City Council
15 of the City of Las Vegas (formerly known as the "City Commission" of the City of Las Vegas
16 but referred to herein as the "City Council") approved a plan dated June 29, 1960, (herein the
17 "Urban Renewal Plan") providing for the clearance and redevelopment of the Project Area and
18 for the future uses of the land lying therein, a copy of which has been recorded in the Office of
19 the County Recorder of Clark County, Nevada, as Document No. 222724, in Book 275, on the
20 29th day of December, 1960; and

21 WHEREAS, the Urban Renewal Agency prepared a declaration of
22 restrictions (herein the "Declaration of Restrictions") which was approved and adopted by the City
23 Council on April 19, 1961, pursuant to Resolution 27 which restricted the use of property lying
24 within the Project Area, a copy of which has been recorded in the office of the County Recorder
25 of Clark County, Nevada, as Document No. 238187 in Book No. 294, on the 25th day of April,
26 1961.

WHEREAS, the City Council at its meeting on September 18, 1963
subsequently adopted the Modified Urban Renewal Plan dated July 10, 1963, a copy of which is
recorded in the Office of the County Recorder of Clark County, Nevada, as Document No.



1 386219, in Book No. 479, on the 24th day of September, 1963; and

2 WHEREAS, on October 8, 1963, the Urban Renewal Agency pursuant to
3 Resolution 55 modified the Declarations of Restrictions (herein the "Modified Declaration of
4 Restrictions") established pursuant to the City Council's Resolution 27 to coincide with the
5 policies and restrictions established in the Modified Urban Renewal Plan, a copy of which has
6 been recorded in the Office of the County Recorder of Clark County, Nevada, as Document No.
7 398422, in Book No. 495, on the 26th day of November, 1963; and

8 WHEREAS, the City of Las Vegas Downtown Redevelopment Agency
9 (herein the "Agency") is the present owner of the parcels of real property (herein the "Project
10 Parcels") described as Parcel I and Parcel II A through C on Exhibit "B" attached hereto which
11 is to be conveyed pursuant to the provisions of the Disposition and Development Agreement dated
12 July 7, 1993, between the Agency and West Las Vegas Joint Venture and which are subject to
13 the restrictions set forth in Urban Renewal Plan, the Declaration of Restrictions, the Modified
14 Urban Renewal Plan and the Modified Declaration of Restrictions; and

15 WHEREAS, the City Council acting on behalf of the City of Las Vegas and
16 the Urban Renewal Agency desires to cancel, terminate and extinguish the Urban Renewal Plan,
17 the Declaration of Restrictions, the Modified Urban Renewal Plan, and the Modified Declaration
18 of Restrictions as those documents apply to and affect the Project Parcels;

19 NOW, THEREFORE, BE IT HEREBY RESOLVED by the City Council
20 of the City of Las Vegas acting as the City Council and in its capacity as the Urban Renewal
21 Agency, that the following documents, to wit:

- 22 a. Urban Renewal Plan
- 23 b. Declaration of Restrictions
- 24 c. Modified Urban Renewal Plan
- 25 d. Modified Declaration of Restrictions

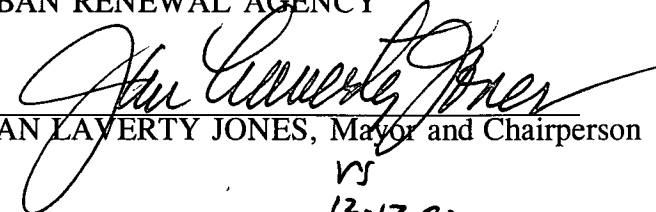
26 are hereby cancelled, terminated and extinguished and are no longer of any legal effect for the

1 Project Parcels, and the Mayor and the City of Las Vegas acting in her capacity as Mayor of the
2 City of Las Vegas and as Chairperson of the Urban Renewal Agency for the City of Las Vegas
3 is hereby authorized to execute any and all additional documents, if necessary, to accomplish the
4 purpose of this Resolution.

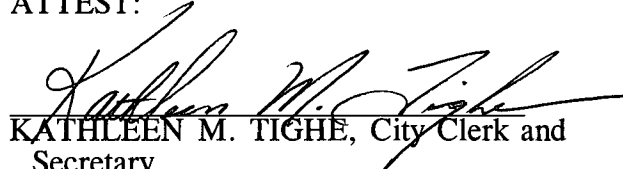
5 THE FOREGOING RESOLUTION was approved this 15th day of
6 December, 1993, by the following vote:

7 VOTING "AYE": 5
8 VOTING "NAY": 0
9 ABSENT: 0
10 ABSTAIN: 0

11 CITY OF LAS VEGAS and CITY OF LAS VEGAS
12 URBAN RENEWAL AGENCY

13 By 
14 JAN LAVERTY JONES, Mayor and Chairperson

15 ATTEST:

16 
17 KATHLEEN M. TIGHE, City Clerk and
18 Secretary

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12-17-93

EXHIBIT "B"

PARCEL I:

That portion of the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section 28, Township 20 South, Range 61 East, M.D.B.&M., more particularly described as:

Parcels One (1), Two (2) and Three (3) as shown by Parcel Map in file 71, Page 9, recorded December 18, 1991 as Document No. 00577 in Book 911218 of Official Records, Clark County, Nevada and that certain Certificate of Amendment recorded as Instrument No. 01346 in Book 921116 of Official Records, Clark County, Nevada.

PARCEL II-A:

That portion of the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section 28, Township 20 South, Range 61 East, M.D.B.&M. described as;

Beginning at a point which bears North 88°47' West 1303.9 and South 0°15' West, 409.95 feet from the Northeast corner thereof, the POINT OF BEGINNING:

THENCE South 88°47' East 178.85 feet to a point;

THENCE South 0°15' West 208.71 feet to a point;

THENCE North 88°47' West 180.85 feet to a point;

THENCE North 0°56' East 208.71 feet, to the POINT OF BEGINNING.

Excepting therefrom the Southerly 35.00 feet thereof.

PARCEL II-B:

That portion of the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) Section 28, Township 20 South, Range 61 East, M.D.B.&M., described as follows:

BEGINNING at the East 1/16 corner of the North boundary of the Northeast Quarter (NE¼) of Section 28, Township 20 South, Range 61 East, M.D.B.&M., Las Vegas, Clark County, Nevada, thence along the center-line of "J" Street, South 0°41'46" East a distance of 608.55 feet to a point;

THENCE North 89°57'41" East a distance of 35.00 feet to the true POINT OF BEGINNING;

THENCE North 89°57'41" East a distance of 100.31 feet to a point;

THENCE North 0°02'19" West a distance of 97.20 feet to a point;

THENCE South 89°57'41" West a distance of 101.42 feet to a point;

THENCE South 0°41'46" East a distance of 97.19 feet to said true POINT OF BEGINNING; except the interest in and to the South 10 feet of said land as conveyed to the City of Las Vegas for Street purposes by Deed recorded July 12, 1954, as Document No. 14850, of Official Records, Clark County, Nevada records.

EXCEPT the interest in and to the South Ten (10) feet of said land as conveyed to the City of Las Vegas for street purposes by Deed recorded July 12, 1954, as Document No. 14850 of Official Records, Clark County, Nevada records.

EXHIBIT "B" con't

FURTHER EXCEPTING the interest in and to the Southerly 35.00 feet of the North 643.46 feet of the West 208.85 feet of the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section 28, Township 20 South, Range 61 East, M.D.B.&M., as conveyed to City of Las Vegas, Nevada by Quitclaim Deed recorded June 7, 1961, as Document No. 243923 of Official Records, Clark County, Nevada records.

PARCEL II-C:

The Southerly 35.00 feet of the North 643.36 feet of the West 208.85 feet of the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section 28, Township 20 South, Range 61 East, M.D.B.&M.

EXHIBIT "A"
PROJECT MADISON SCHOOL

Boundary Description

Located in the City of Las Vegas, County of Clark, State of Nevada, and generally bounded as follows:

BEGINNING at the southwest corner of the intersection common to "J" Street and Madison Avenue; thence north along the west right-of-way line of "J" Street approximately 720 feet to the southwest corner of the intersection common to "J" Street and Jackson Avenue; thence west along the south right-of-way line of Jackson Avenue of Van Buren Avenue; thence east approximately 320 feet to the west right-of-way line of "J" Street; thence north along the west right-of-way-line of "J" Street approximately 200 feet to the northerly line common to the parcels fronting on Van Buren Avenue; thence east approximately 1,350 feet to the east right-of-way line of "H" Street; thence south approximately 100 feet to the north right-of-way line of Van Buren Avenue, thence east along the north right-of-way line of the aforementioned street 110.3 feet; thence south approximately 770 feet to the south right-of-way line of Monroe Avenue; thence west approximately 150 feet to the center line of "H" Street; thence south approximately 70 feet; thence west approximately 640 feet to the center line of "I" Street; thence south approximately 340 feet to the south right-of-way line of Madison Avenue; thence west approximately 660 feet to the point of BEGINNING.