

RESOLUTION NO. R-5-2008

A RESOLUTION MAKING A PROVISIONAL ORDER TO THE EFFECT THAT CERTAIN IMPROVEMENTS IN THE CITY SHALL BE ACQUIRED PURSUANT TO THE CONSOLIDATED LOCAL IMPROVEMENTS LAW TO BE KNOWN AS CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1507 – JONES BOULEVARD (ELKHORN ROAD TO HORSE DRIVE) AND GRAND TETON DRIVE (MAVERICK STREET TO DECATUR BOULEVARD); AND CALLING A HEARING ON THE PROJECT.

Summary: Provisional Order

WHEREAS, the City Council of the City of Las Vegas (hereinafter the "City Council" and "City", respectively) in the County of Clark and the State of Nevada, is of the opinion that the interest of the City requires the creation of a special improvement district pursuant to the Consolidated Local Improvements Law (NRS Chapter 271) and the acquisition and improvement of a Sanitary Sewer Project as defined in NRS 271.200, a Street Project as defined in NRS 271.225, and a Water Project as defined in NRS 271.250 (collectively, hereinafter the "Project"); and

WHEREAS, the Director of Public Works, together with the City Engineer Division of the City and certain consulting engineers (collectively, hereinafter the "Engineer"), has filed at the office of the City Clerk, in connection with the Project and with the proposed City of Las Vegas, Nevada, Special Improvement District No. 1507 – Jones Boulevard (Elkhorn Road to Horse Drive) and Grand Teton Drive (Maverick Street to Decatur Boulevard) the following:

(A) Preliminary plans and specifications showing a typical section of the contemplated improvements, the type or types of material, approximate thickness and wideness for the Project;

(B) A preliminary estimate of the total cost of the Project and of each type of construction, the estimate being made in a lump sum or by unit prices, and further, including in the total estimate, without limiting the generality of the foregoing, the advertising, appraising, engineering, legal, interest on interim warrants, if any, discount on any bonds, printing, and such other expenses as in the judgment of the Engineer are necessary or essential to the completion of such work or improvement, and the payment of the cost thereof;

(C) An assessment plat or map, including an addendum thereto (designated as a "Tabulation of Parcels") showing the descriptions of the property to be assessed,

showing the area to be assessed, the market values, a description of each lot, tract or parcel of land, the name and address of each owner, the amounts of estimated preliminary assessments, the amount of maximum benefits (and corresponding market value increases) estimated to be assessed against each lot, tract or parcel of land in the assessment area, such estimate being based on the method of assessment set forth herein (an equitable adjustment having been made for assessments to be levied against wedge or "V" or other irregularly-shaped lots or lands, or for any lot, tract or parcel of land not specially benefited for other reasons in direct proportion to its front footage, so that assessments according to benefits will be equal and uniform); and

(D) The Engineer's Report to the City Council on Benefits, as to the method of determining benefits and corresponding market value increases and as to whether the creation of the District is economically sound and feasible; and

WHEREAS, the City Council has examined the improvement plans, assessment plat, including the addendum thereto, typical section of contemplated improvements, preliminary estimate of the cost, estimate of maximum benefits, and Engineer's Report, so filed with the City Clerk, and has found, and does hereby declare the same to be satisfactory in all respects; and

WHEREAS, the City Council has also determined, and does hereby determine, that all of the assessable property in the City which is specially benefited by the improvements to be acquired in the Special Improvement District No. 1507 – Jones Boulevard (Elkhorn Road to Horse Drive) and Grand Teton Drive (Maverick Street to Decatur Boulevard) and only the property which is so specially benefited, is included in the District; and

WHEREAS, the City Council has determined and does hereby determine that the exception provided by NRS 271.306(2)(a) does exist with respect to the costs of the improvements in the District, as more than one-half of the total costs will be paid with money derived from sources other than the levy of special assessments.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAS VEGAS IN THE COUNTY OF CLARK, AND THE STATE OF NEVADA THAT:

Section 1. The special improvement district shall be designated "City of Las Vegas, Nevada, Special Improvement District No. 1507 – Jones Boulevard (Elkhorn Road to Horse Drive) and Grand Teton Drive (Maverick Street to Decatur Boulevard)" (hereinafter the "District").

Section 2. This Resolution shall be known as, and may be cited by, the short title "Special Improvement District 1507 Provisional Order Resolution" (hereinafter the "Resolution").

Section 3. The City Council hereby ratifies the preparation by the Engineer of, and does accept, the plans and specifications, assessment plat (including the addendum and exhibits thereto), typical section of the contemplated improvements, preliminary estimate of cost, the Engineer's Report on Benefits, and the estimate of maximum benefits (and corresponding market value increases) to be assessed against each lot, tract, or parcel of land in the assessment area.

Section 4. The Project shall be acquired at an estimated preliminary total cost of \$17,680,037.30, including engineering, legal, and incidental expenses, as more particularly hereinafter set forth and as described in the plans and specifications herein accepted, reference to which is hereby made and which are available for public inspection at the office of the City Clerk at 400 Stewart Avenue, Las Vegas, Nevada 89101.

Section 5. The City Council has also determined and does hereby declare as follows:

1. The public convenience and necessity require the creation of the District and construction of the Project;
2. The creation of the District is economically sound and feasible; and
3. The market value of each of the benefited lots, tracts and parcels of land in the District will be increased by an amount directly attributable to the Project for which the assessment is made.

Section 6. The boundaries of the District, within which is located the Project and the lots, tracts and parcels of land to be assessed, shall be as designated in the form of notice set forth in Section 7 of this Resolution. It is estimated that the total cost shall be apportioned as follows:

Estimated Amount of Special Assessments	Amount Available from Other Sources	Total Cost
\$ 2,199,180.67	\$ 15,480,856.63	\$ 17,680,037.30

The amounts to be assessed shall be made upon all tracts benefited in proportion to the special benefits received, as more fully described in the form of notice set forth in Section 7 of this Resolution.

Section 7. On Wednesday, March 5, 2008, at 9:00 a.m. in the City Council Chambers, 400 Stewart Avenue, Las Vegas, Nevada (i.e., a time at least 20 days after the adoption of this Resolution) the City Council will consider the ordering of the Project and will hear all complaints, protests, and objections that may be made in writing, and filed as hereafter provided, or made verbally at the hearing, concerning the same, by the owners of land to be assessed or any interested person. The owners of the property to be assessed or any other persons interested therein, may file a written protest or objection, and may appear before the City Council and be heard as to the propriety and advisability of making such improvements, as to the estimated cost thereof, as to the manner of payment therefor, as to the amount thereof to be assessed against the property to be improved, and as to the amount of special benefits and corresponding market value increases. Twenty (20) days' prior notice, in writing, of such time and place shall be given to such property owners, postage prepaid, as first-class mail, to each property owner at his last known address, the names and addresses of such property owners are to be obtained from the records of the County Assessor or from such other sources as the City Clerk deems reliable. Such notice shall also be given to the owner and each tenant of mobile home parks, if any, located on any tracts to be assessed. Any such list of names and addresses may be revised from time to time, but such list need not be revised more frequently than at twelve month intervals. Notice shall also be given by posting on the web site of the City, or in three (3) public places located on public property at or near the site of the Project at least twenty (20) days prior to March 5, 2008. Proof of such mailing and posting shall be made by the affidavit of the City Clerk or Deputy City Clerk, proof of same to be filed with the City Clerk, provided that failure to mail such notice or notices shall not invalidate any assessment nor any other of the proceedings hereunder. Notice of the time and place of such hearing shall also be given by publication in the Las Vegas Review-Journal, a daily newspaper published in Las Vegas and of general circulation in the City of Las Vegas, Nevada, once each week for three (3) consecutive weekly publications, by three (3) weekly insertions, the first publication in such newspaper to be at least fifteen (15) days prior to March 5, 2008. Not less than fourteen (14) days shall intervene between the first publication and the last publication in such newspaper. Such service by publication shall be verified by the affidavit of the publishers and filed with the City Clerk. The proof of publication, the proof of mailing and the proof of posting shall be

maintained in the records of the office of the City Clerk until all the assessments pertaining to the District shall have been paid in full principal, interest and any penalties or collection costs. Said notice shall be in substantially the following form:

(Form of Notice)

NOTICE OF HEARING ON PROPOSED PROJECT AND ASSESSMENTS WITHIN
THE PROPOSED CITY OF LAS VEGAS, NEVADA SPECIAL IMPROVEMENT
DISTRICT NO. 1507 – JONES BOULEVARD (ELKHORN ROAD TO HORSE DRIVE)
AND GRAND TETON DRIVE (MAVERICK STREET TO DECATUR BOULEVARD)

NOTICE IS HEREBY GIVEN to the property owners within the proposed City of Las Vegas, Nevada, Special Improvement District No. 1507 – Jones Boulevard (Elkhorn Road to Horse Drive) and Grand Teton Drive (Maverick Street to Decatur Boulevard) (hereinafter the "District") and to all interested persons that:

The City Council of the City of Las Vegas (hereinafter the "City Council" and "City", respectively) in the County of Clark and the State of Nevada, has provisionally ordered the acquisition of a Sanitary Sewer Project, Street Project and a Water Project (collectively, the "Project") as more particularly described as follows:

Jones Boulevard (BOTH SIDES) - from the centerline of Elkhorn Road north to the centerline of Horse Drive approximately 8,027-feet (varies from 90 to 100-foot right-of-way).

Grand Teton Drive (BOTH SIDES) – from the centerline of Maverick Street east to the centerline of Jones Boulevard, approximately 1,340-feet (100-foot right-of-way).

Grand Teton Drive (NORTH SIDE) – from the centerline of Bradley Road east to the centerline of Thom Boulevard, approximately 1,249-feet (105-foot right-of-way).

Except as shown on the preliminary plans and specifications now on file in the office of the City Clerk and in the office of the Special Improvement District in Las Vegas, Nevada, the character of such Project shall be described more particularly as follows: The improvements on Jones Boulevard and Grand Teton Drive will consist of the grading, regrading, graveling, and asphalt paving as necessary for four (4) travel lanes, a two-way center left turn lane with raised medians at the signalized or future signalized intersections, "L" type curb and gutter, sidewalks, commercial or residential driveway approach and streetlights. The streetlights will be installed at the back of the sidewalk at appropriate intervals. At the request of the owners of property in the District (filed with the office of the Special Improvement District prior to December 14, 2007) water and sewer laterals will be installed from the existing or proposed main lines in Jones Boulevard or Grand Teton Drive to such property. Sewer lines within the District are owned and maintained by the City. The City will require that properties connecting to the

sewer line pay a connection fee. THE CITY HAS NO OBLIGATION TO PROVIDE WATER OR SEWER SERVICE TO ANY PROPERTY WITHIN THE DISTRICT REGARDLESS OF WHETHER THE CITY COUNCIL PROCEEDS WITH ALL OR ANY PART OF THE PROJECT.

The preliminary estimated total cost of the Project and the amount to be assessed is as follows:

Estimated Amount of Special Assessments	Amount Available from Other Sources	Total Cost
\$ 2,199,180.67	\$ 15,480,856.63	\$ 17,680,037.30

The amounts to be assessed for the improvements in the District will be levied upon all tracts in the District, i.e., upon all abutting tracts in proportion to the special benefits derived (as shown by the estimated benefits and corresponding market value increases). However, an equitable adjustment will be made for assessments to be levied against wedge or "V" or other irregularly shaped lots or lands, if any, and for any lot, tract or parcel not specially benefited by the improvements so that assessments according to benefits are to be equal and uniform. The portion of the costs to be assessed against and the maximum amount of benefits estimated (and corresponding market value increases) to be conferred upon each piece or parcel of property in the District is stated in the assessment plat and addendum thereto designated "Tabulation of Parcels" or preliminary assessment roll. In cases of wedge or "V" or any other irregularly shaped tracts, the amount apportioned thereto shall be in proportion to the special benefits thereby derived.

The assessments will be levied on a front foot basis, provided that those tracts which front a cul-de-sac and which abut or front a street or streets being improved will be assessed on a "unit lot" basis, i.e., all lots abutting the cul-de-sac are to be assessed the same amount based upon the front footage of those lots abutting the street or streets being improved which also abut the cul-de-sac. Each property owner will be assessed for the cost of an 8-foot wide street pavement section, curb and gutter, sidewalks, driveway approaches and streetlights, where not already existing. The owners of property who elect to have water or sewer laterals installed will be assessed per foot of lateral installed on a per service or unit lot basis.

The boundaries of the District shall be the exterior boundary of each parcel of property fronting a street to be improved by the improvements or fronting a cul-de-sac which abuts or fronts a street to be improved by the improvements.

All persons interested are hereby advised that the preliminary plans and specifications (showing a typical section of the contemplated improvements) and the assessment plat, including a tabulation of parcels or preliminary assessment roll, a preliminary estimate of the total cost, a description of the lots, tracts and parcels of land to be assessed, the portion of the cost to be assessed thereagainst, and the amount of maximum benefits (including the corresponding market value increases) estimated to be conferred on each piece or parcel of property, the Engineer's report as to the method of determining benefits, and all proceedings in the premises are on file in the office of the Special Improvement District, Department of Public Works, and at the office of the City Clerk, 400 Stewart Avenue, Las Vegas, Nevada. All of the foregoing can be seen and examined by any property owner or other interested persons during regular business hours, from 8:00 a.m. to 5:00 p.m., Monday through Friday.

It is anticipated that there will be grade or elevation changes in connection with the acquisition of the Project. Such grade or elevation changes are substantial and are as shown on the preliminary plans and specifications. All interested persons are hereby referred to the preliminary plans and specifications, which relate to the details of the Project.

On Wednesday, March 5, 2008 at 9:00 a.m., in the City Council Chambers at 400 Stewart Avenue, in Las Vegas, Nevada, the City Council will consider the ordering of the proposed Project, and will hear all complaints, protests and objections that may be made in writing and filed as hereafter provided, or made verbally at the hearing, concerning the same, by the owner of any tract to be assessed or any interested person. The owners of the property to be assessed, or any other person interested therein, may appear before the City Council and be heard as to the propriety and advisability of acquiring and improving such Project, as to the estimated cost thereof, as to the manner of payment therefor, as to the amount thereof to be assessed, the benefits estimated to be conferred against each tract, and the corresponding market value increases expected for each tract in the District.

The City Council requests that any property owner or interested person wishing to protest or object, do so in writing at the office of the City Clerk at least three (3) days before the time set for such hearing, i.e., on or before Friday, February 29, 2008. On the date and at the time and place fixed for such hearing, any and all property owners interested in the Project may, by written complaint, protest or objection, present their views to the City Council, or present them orally, and the City Council may adjourn the hearing from time to time to discuss and consider said issues before it. Any person filing a written

protest or objection as hereinabove provided, shall have the right within thirty (30) days after the City Council has finally passed on such protest or objection to commence an action or suit in any court of competent jurisdiction to correct or set aside such determination, but thereafter, all actions or suits attacking the validity of the proceedings and the amount of benefits shall be perpetually barred. A PROPERTY OWNER'S ONLY CHANCE TO PRESENT EVIDENCE TO DEMONSTRATE THAT HIS OR HER ESTIMATED ASSESSMENTS ARE EXCESSIVE WILL BE AT THE PUBLIC HEARING AND A PROPERTY OWNER WILL NOT BE ABLE TO PRESENT ANY ADDITIONAL EVIDENCE UPON SUBSEQUENT APPEAL TO DISTRICT COURT.

A person should object to the formation of the District, using the procedure outlined in this notice, if his support for the District is based upon a statement or representation concerning the Project that is not contained in the language of this notice.

If a person objects to the amount of maximum benefits estimated to be assessed or to the legality of the proposed assessments in any respect:

- (1) He is entitled to be represented by counsel at the hearing;
- (2) Any evidence he desires to present on these issues must be presented at the hearing; and
- (3) Evidence on these issues that is not presented at the hearing may not thereafter be presented in an action brought pursuant to NRS 271.315.

The City Council has determined that one-half or more of the total cost of the Project shall be paid with monies derived from sources other than the levy of special assessments and accordingly may take advantage of the exception stated in paragraph (a) of subsection (2) of NRS 271.306, (which exception is that the City, at its option, may proceed with the improvements in the District regardless of the percentage of protests).

After such hearing, the City Council shall determine the advisability of undertaking each part of the Project, and, if it determines to proceed, shall determine the kind and character of such improvements to be made, and shall authorize the advertising for bids for performing such work and furnishing all necessary materials with the lowest and best bidder or bidders. The City Council may determine not to proceed with all or any part of the Project regardless of the protests or objections.

After the determination of the actual cost of the Project, assessments shall be levied in accordance with the laws of the State of Nevada. In no event shall the assessments exceed the estimated maximum special benefits to the property assessed or the reasonable market value of the property being assessed (as determined by the City Council). The City Council shall provide that the assessments may be payable without interest and without demand during a specified cash payment period and the City Council shall provide that the assessments may be paid at the election of the owner in forty (40) substantially equal semi-annual installments of principal and interest. The City Council shall also provide the time and terms of payment of such assessments and shall fix penalties to be collected upon delinquent payments (at a rate not exceeding two percent (2%) per month or such lower rate, which may be zero percent, for such period as determined by the City Treasurer). The City Director of Finance and Business Services shall provide the rate of interest on unpaid installments of assessments, which will not exceed the maximum rate of interest permitted under the statutes of the State. If assessment bonds are issued, such rate will not exceed by more than 1% of the highest rate of interest on the assessment bonds for the District. The effective interest rate on the assessment bonds of the District will not exceed the statutory maximum rate, i.e., will not exceed by more than 3% the "Index of Twenty Bonds", which shall have been most recently published before the time bids for the bonds are received, or at the time a negotiated offer for the sale of such bonds is accepted. If assessment bonds are not issued, such rate shall not exceed 9%.

Pursuant to NRS 271.357 and NRS 271.360, the City has established a procedure to allow any person whose principal residence will be included in the District to apply for a Hardship Determination. Any assessment against property for which an application for Hardship Determination has been approved by the City Council shall be postponed, but the owner shall make payments of interest on the unpaid balance of previous and current assessments at the same rate and terms as are established for other assessments in the manner provided. The assessment shall remain postponed until the earlier of the following occurrences: (a) the property is sold or transferred to a person other than one to whom a Hardship Determination has been granted; (b) the term of the bonds expires; (c) the property owner's application for renewal of the Hardship Determination is disapproved; (d) the property owner fails to pay interest on the unpaid balance of assessments in a timely manner; or (e) the property owner pays all previous and current assessments. A person desiring to apply for a Hardship Determination shall file an

application no later than February 29, 2008, with the Clark County Department of Social Services, 1600 Pinto Lane, Las Vegas, Nevada 89106, (702) 455-8687.

By order of the City Council of the City, Nevada, and dated this February 6, 2008.

BEVERLY K. BRIDGES, CMC
City Clerk

(End of Form of Notice)

Section 8. That all action, proceedings, matters and things heretofore taken, had and done by the City and the officers thereof (not inconsistent with the provisions of this Resolution) concerning the City of Las Vegas, Nevada, Special Improvement District No. 1507 – Jones Boulevard (Elkhorn Road to Horse Drive) and Grand Teton Drive (Maverick Street to Decatur Boulevard) be, and the same hereby are, ratified, approved and confirmed.

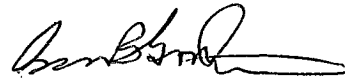
Section 9. That the officers of the City are directed to effectuate the provisions of this Resolution.

Section 10. That all resolutions, or parts thereof, in conflict herewith are hereby repealed to the extent of such inconsistency.

Section 11. That the invalidity of any provision of this Resolution shall not affect any remaining provisions hereof.

Section 12. That the City Council has determined, and does hereby declare, that this Resolution shall be in effect after its passage in accordance with the law.

PASSED, ADOPTED AND APPROVED this 6th day of February, 2008.

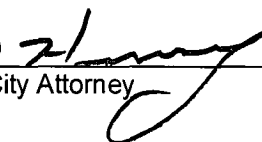


OSCAR B. GOODMAN, Mayor

Attest:


BEVERLY K. BRIDGES, CMC
City Clerk

Approved as to Form:

22 JAN 08 W Z 
Date Deputy City Attorney

STATE OF NEVADA)
)
COUNTY OF CLARK) ss
)
CITY OF LAS VEGAS)

I, Beverly K. Bridges, CMC, the duly chosen and qualified City Clerk of the City of Las Vegas (hereinafter the "City"), in the State of Nevada, do hereby certify:

1. The foregoing pages constitute a true, correct, complete and compared copy of a resolution adopted by the City Council of the City (hereinafter the "City Council") at a meeting held on February 6, 2008.

2. The adoption of the resolution was duly moved and seconded and the resolution was adopted by an affirmative vote of a majority of the members of City Council as follows:

Those Voting Aye:	Gary Reese Larry Brown Steve Wolfson Lois Tarkanian Steven D. Ross Ricki Y. Barlow
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Those Voting Nay:	None
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Those Absent:	Oscar B. Goodman
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3. The original of the resolution has been approved and authenticated by the signatures of the Mayor of the City and myself as City Clerk and has been recorded in the regular official record of the City Council kept for that purpose in my office, which record has been duly signed by the officers and properly sealed.

4. All members of the City Council were given due and proper notice of the meeting. Pursuant to § 241.020, Nevada Revised Statutes, written notice of the meeting was given not later than 9:00 a.m. on the third working day before the meeting, including in the notice the time, place, location, and agenda of the meeting:

(A) By posting a copy of the notice at least three working days before the meeting at the principal office of the City Council, or if there is no principal office, at the building in which the meeting is to be held, and at least three (3) other separate, prominent places within the jurisdiction of the City Council, to wit:

which the meeting is to be held, and at least three (3) other separate, prominent places within the jurisdiction of the City Council, to wit:

- (i) City Clerk's Bulletin Board
City Hall Plaza
2nd Floor Skybridge
Las Vegas, Nevada
- (ii) Bulletin Board
City Hall Plaza (next door to Metro Records)
Las Vegas, Nevada
- (iii) Las Vegas Library
833 Las Vegas Boulevard North
Las Vegas, Nevada
- (iv) Clark County Government Center
500 South Grand Central Parkway
Las Vegas, Nevada
- (v) Grant Sawyer Building
555 E. Washington Avenue
Las Vegas, Nevada
- (vi) The City of Las Vegas Website

(B) By mailing a copy of the notice to each person, if any, who has requested notice of the meetings of the City Council in the same manner in which notice is required to be mailed to a member of the City Council. Such notice was delivered to the postal service no later than 9:00 a.m. on the third working day prior to the meeting.

5. Upon request, the City Council provides at no charge, at least one copy of the agenda for its public meetings, any proposed ordinance or regulation which will be discussed at the public meeting, and any other supporting materials provided to the City Council for an item on the agenda, except for certain confidential materials and materials pertaining to closed meetings, as provided by law.

6. A copy of such notice so given of the meeting of the City Council on February 6, 2008, is attached to this certificate as Exhibit "A". A copy of the affidavit of publication of the Notice of Public Hearing is attached hereto as Exhibit "B", and a copy of the minutes of the public hearing held on March 5, 2008, is attached hereto as Exhibit "C".

IN WITNESS WHEREOF, I have hereunto set my hand on this March 5, 2008.

(SEAL)



BEVERLY K. BRIDGES, CMC
City Clerk

Exhibit "A"

(Attach Notice of Meeting and Agenda)



CITY COUNCIL AGENDA

COUNCIL CHAMBERS • 400 STEWART AVENUE • PHONE 229-6011

CITY OF LAS VEGAS INTERNET ADDRESS: <http://www.lasvegasnevada.gov>

OSCAR B. GOODMAN, MAYOR (At-Large) • COUNCILMAN GARY REESE, MAYOR PRO TEM (Ward 3)

COUNCIL MEMBERS: LARRY BROWN (Ward 4), STEVE WOLFSON (Ward 2),

LOIS TARKANIAN (Ward 1), STEVEN D. ROSS (Ward 6); RICKI Y. BARLOW (Ward 5)

Facilities are provided throughout City Hall for convenience of persons with disabilities. For meetings held in the Council Chambers, sound equipment is available for persons with hearing impairments. If you need an accommodation to attend and participate in this meeting, please call the City Clerk's office at 229-6311 and advise of your need at least 48 hours in advance of the meeting. The City's TDD number is 386-9108.

February 6, 2008

Morning Session begins at 9:00 a.m.

Afternoon Session begins at 1:00 p.m.

ALL ITEMS ON THIS AGENDA ARE SCHEDULED FOR ACTION UNLESS SPECIFICALLY NOTED OTHERWISE.

THESE PROCEEDINGS ARE BEING PRESENTED LIVE ON KCLV, CABLE CHANNEL 2, AND ARE CLOSED CAPTIONED FOR OUR HEARING IMPAIRED VIEWERS. THE COUNCIL MEETING, AS WELL AS ALL OTHER KCLV PROGRAMMING, CAN BE VIEWED ON THE INTERNET AT www.kclv.tv. THE PROCEEDINGS WILL BE REBROADCAST ON KCLV CHANNEL 2 AND THE WEB THE WEDNESDAY OF THE MEETING AT 8:00 PM, AND ALSO ON FRIDAY AT 4:00 AM, SATURDAY AT 7:00 PM, SUNDAY AT 7:00 AM AND THE FOLLOWING MONDAY AT 1:00 PM.

DUPLICATE AUDIO CD'S AND DUPLICATE AUDIO/VIDEO DVD'S MAY BE AVAILABLE AT A COST OF \$5.00 EACH THROUGH THE CITY CLERK'S OFFICE.

NOTE: CELLULAR PHONES ARE TO BE TURNED OFF DURING THE COUNCIL MEETING.

CEREMONIAL MATTERS

1. ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW
2. INVOCATION – CHAPLAIN STEVE SANSON, VETERANS IN POLITICS INTERNATIONAL
3. PLEDGE OF ALLEGIANCE
4. RECOGNITION OF THE CITIZEN OF THE MONTH
5. RECOGNITION OF BLACK HISTORY MONTH

BUSINESS ITEMS - MORNING

6. Any items from the morning session that the Council, staff and/or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time
7. Approval of the Final Minutes by reference of the regular City Council meeting of January 9, 2008
8. Discussion and possible action to appoint a Municipal Court Judge for Department 1

CONSENT AGENDA

MATTERS LISTED ON THE CONSENT AGENDA ARE CONSIDERED TO BE ROUTINE AND HAVE BEEN RECOMMENDED FOR APPROVAL BY THE SUBMITTING DEPARTMENTS. ALL ITEMS ON THE CONSENT AGENDA MAY BE APPROVED IN A SINGLE MOTION. HOWEVER, IF A COUNCIL MEMBER SO REQUESTS, ANY CONSENT ITEM MAY BE MOVED TO THE DISCUSSION PORTION OF THE AGENDA AND OTHER ACTION, INCLUDING POSTPONEMENT OR DENIAL OF THE ITEM, MAY TAKE PLACE.

ADMINISTRATIVE SERVICES - CONSENT

9. Approval of the ratification of Adriana Martinez in a Council support position as the Council Liaison to the Ward 1 office (\$49,000 annual salary - \$31,850 benefits: General Fund) – Ward 1 (Tarkanian)

COMMUNICATIONS - CONSENT

10. Approval of payment to the University of Nevada Las Vegas (UNLV) in the amount of \$150,000 for the City's share of matching funds owed for support of an Education Television Station - All Wards

DETENTION & ENFORCEMENT - CONSENT

11. Approval of First Amendment to the Interlocal Contract for Inmate Housing between the City of Las Vegas and County of Clark providing alternative housing at the City Detention facility for pretrial detainees and sentenced misdemeanants in the custody of the Clark County Sheriff - Ward 3 (Reese)

FINANCE & BUSINESS SERVICES - ADMINISTRATION CONSENT

12. Approval of Service and Material Checks/Payroll Checks/Wire Transfers/Other Checks and Investments

FINANCE & BUSINESS SERVICES - BUSINESS SERVICES CONSENT

13. Approval of a Special Event Alcoholic Beverage License for Beauty Bar, Location: Beauty Bar, 517 Fremont Street, Dates: February 12, 13, 14, March 7, and April 4, 2008, Type: Special Event General, Event: First Friday/Concerts, Responsible Person in Charge: Bree Blumstein - Ward 5 (Barlow)
14. Approval of a Special Event Alcoholic Beverage License for Southern Nevada Association of Pride, Inc., Location: Blue Moon Resort, 2651 Westwood Drive, Date: May 4, 2008, Type: Special Event General, Event: Dance, Responsible Person in Charge: Anthony Clark - Ward 1 (Tarkanian)
15. Approval of a Special Event Alcoholic Beverage License for Higco, Inc., dba Three Angry Wives Pub, Location: Three Angry Wives Pub, 8820 West Charleston Boulevard, Suite 105, Date: March 17, 2008, Type: Special Event General, Event: St. Patrick's Day Party, Responsible Person in Charge: Erin O'Hayer - Ward 2 (Wolfson)
16. Approval of Change of Business Name for a Tavern License and a Restricted Gaming License for 15 slots, From: Admistca, Inc., dba La Cabana Cantina, To: Admistca, Inc., dba Paradise Lounge, 530 South Martin L. King Boulevard, Adela Jacobs, Pres, Secy and William L. Jacobs, Treas, 100% jointly with spouse - Ward 5 (Barlow)
17. Approval of Change of Location for a Locksmith License, Abdullaha Saab, dba Anytime Locksmith, From: 3400 West Desert Inn Road, Suite 14, To: 1801 East Tropicana Avenue, Suite 1, Abdullaha Saab, Owner, 100% - County
18. Approval of Change of Location and Change of Ownership for a Martial Arts Instruction License, From: Pilcher & Pilcher, dba USA Black Belt Studio, 3250 North Tenaya Way, Suite 113, To: Tamara Rux, dba USA Black Belt Studio, 7830 West Ann Road, Suite 130, Tamara C. Rux, Owner, 100% - Ward 6 (Ross)

19. Approval of Change of Location for a Psychic Arts and Science License subject to the provisions of the planning and fire codes, Mystic Ventures, Inc., dba Mystic Mona, From: 101 South Rainbow Boulevard, Suite 19, To: 800 North Rainbow Boulevard, Suite 208, Mona V. Joseph, Pres, 55% and Charles E. Joseph, Vice Pres, 45% - Ward 1 (Tarkanian)

FINANCE & BUSINESS SERVICES - PURCHASING & CONTRACTS CONSENT

20. Approval of the First Modification to Engineering Design Services Agreement No. 070063-MAF for Improvements to Casino Center Boulevard and Third Street as part of Downtown Connector Bus Rapid Transit Project located at Casino Center and Third Street between Main Street and Imperial Avenue - Department of Public Works - Award recommended to: KIMLEY-HORN AND ASSOCIATES (\$642,321 - Road and Flood Capital Projects Fund) - Wards 3 and 5 (Reese and Barlow)
21. Approval of award of Bid No. 07.1730.13-LED, Cedar Drainage Trail from Pecos Road to Las Vegas Wash and the construction conflicts and contingency reserve set by Finance and Business Services - Department of Public Works - Award recommended to: DIAMOND CONSTRUCTION CO., INC. (\$2,504,283.70 - Parks and Leisure Activities Capital Projects Fund) - Ward 3 (Reese)
22. Approval of award of Contract No. 080165-DK for Oracle Payroll Enhanced Retro-Pay Process Consulting Services - Department of Information Technologies - Award recommended to: ORASYS, LLC (\$66,400 - Computer Services Internal Service Fund)
23. Approval of award of Contract No. 080001-DK for Branding/Design Consulting Services in connection with the planned museum in the historic Federal Post Office and Court House located at 300 Stewart Avenue - Office of Cultural Affairs - Award recommended to: WALL-TO-WALL STUDIOS, INC. (\$180,505 - General Fund) - Ward 5 (Barlow)
24. Approval of revision to Purchase Order No. 247426, Annual Requirements Contract for the purchase of Morning Pride Turnout Gear Coats and Pants - Department of Fire and Rescue - Award recommended to: MUNICIPAL EMERGENCY SERVICES, INC. (\$150,000 - General Fund)
25. Approval of Modification No. 1 to Contract No. 040351, Multi-Functional Device Rental Services - Department of Information Technologies - Award recommended to: TOSHIBA BUSINESS SOLUTIONS (\$335,000 - Graphic Arts Internal Service Fund)
26. Approval of award of Agreement No. 080145-DK for Artwork Fabrication and Installation Services at the Doolittle Community Center located at 1900 "J" Street - Office of Cultural Affairs - Award recommended to: DIVERSIFIED EXPRESSION INSANE (\$65,700 - Multipurpose Special Revenue Fund) - Ward 5 (Barlow)
27. Approval of Modification No. 1 to Ordering Agreement No. 070411-DK for Soil Remediation Services in connection with the Union Park site Phase I infrastructure improvements, bounded by Grand Central Parkway, Bonneville Avenue and the Union Pacific Railroad Rail Line - City Parkway V, Inc. - Award recommended to: LAS VEGAS PAVING CORPORATION (\$398,750 - General Capital Projects Fund) - Ward 5 (Barlow)
28. Approval of revision to Purchase Order No. 248409 for Soil Transportation and Stockpile Management Services in connection with the Union Park site Phase I infrastructure improvements, bounded by Grand Central Parkway, Bonneville Avenue and the Union Pacific Railroad Rail Line - City Parkway V, Inc. - Award recommended to: LAS VEGAS PAVING CORPORATION (\$400,000 - General Capital Projects Fund) - Ward 5 (Barlow)
29. Approval of Amendment No. 2 to Agreement No. 080068-DK, Operation and Management of the Durango Hills Community Center located at 3499 North Durango Drive - Department of Leisure Services - Award recommended to: YOUNG MEN'S CHRISTIAN ASSOCIATION OF SOUTHERN NEVADA (YMCA) (\$250,000 - General Fund) - Ward 4 (Brown)
30. Approval of award of Agreement No. 06-12956, Engineering Design Services Agreement for the Las Vegas Wash Trail - Phase 2, Stewart to Charleston located between Stewart Avenue and Charleston Boulevard - Department of Public Works - Award recommended to: G.C. WALLACE, INC. (\$366,185 - Parks and Leisure Activities Capital Projects Fund) - Ward 3 (Reese)

31. Approval of Modification No. 1 to Contract No. 070370-DK, Environmental Management Consulting Services in connection with the Union Park site Phase I infrastructure improvements, bounded by Grand Central Parkway, Bonneville Avenue and the Union Pacific Railroad Rail Line - City Parkway V, Inc. - Award recommended to: KLEINFELDER WEST, INC. (\$200,000 – General Capital Projects Fund) - Ward 5 (Barlow)

LEISURE SERVICES - CONSENT

32. Approval of the annual Nevada Law Foundation grant awards in the amount of \$60,000 and a supplemental amount of \$7,000 for a total of \$67,000 to the Senior Citizens Law Project (\$67,000 Special Revenue Fund) - All Wards

NEIGHBORHOOD SERVICES - CONSENT

33. Approval of Lease Agreements between the Las Vegas Convention and Visitor's Authority (LVCVA) and the city of Las Vegas (CLV) to hold the Project Homeless Connect Event at Cashman Center on Thursday, April 10, 2008 and Wednesday, October 8, 2008 - All Wards

PUBLIC WORKS - CONSENT

34. Approval of Amendment Number 1 to Highway Agreement Number R448-07-015 between the City of Las Vegas and the State of Nevada Department of Transportation for transportation improvements linking D and F Streets between Bonanza Road and D Street - Ward 5 (Barlow)
35. Approval of a Sewer Connection Agreement with Michael Denny on behalf of Schwartz Family Properties, LLC, owner and an Interlocal Contract with Clark County Water Reclamation District for sewer services located on the northeast corner of Fisher Avenue and Eula Street, APN 125-31-201-002 - County (near Ward 6 - Ross)
36. Approval of Supplemental Number 2 to Interlocal Contract 562B between the City of Las Vegas and the Regional Transportation Commission (RTC) for offsite improvements adjacent to Regional Flood Control District Detention Basin projects for fiscal year 2007-2008 (\$1,300,000 - Regional Transportation Commission [RTC]) - All Wards
37. Approval of an Encroachment Request from Red Rock Engineering on behalf of Bonanza-Marion LLC, owner (Marion Drive north of Bonanza Road) - Ward 3 (Reese)
38. Approval for staff to sign and submit to the Bureau of Land Management (BLM) Financial Assistance Cooperative Agreements FAA080018, FAA080019 and FAA080020 for funding implementation of Round 6 Pre-Proposal Planning funds to the City of Las Vegas for projects approved for funding under the Southern Nevada Public Land Management Act (SNPLMA) - Wards 3, 4 and 5 (Reese, Brown and Barlow)
39. Approval of Interlocal Agreement 113160 between the City of Las Vegas and the Las Vegas Valley Water District for water related facilities at the Angel Park Trailhead located on the west side of Durango Drive at Westcliff Drive (\$14,776 - Southern Nevada Public Land Management Act [SNPLMA]) - Ward 6 (Ross)

RESOLUTIONS - CONSENT

40. R-5-2008 - Approval of a Resolution Making Provisional Order and Directing that the Notice of Public Hearing thereon be given regarding: Special Improvement District No. 1507 - Jones Boulevard (Elkhorn Road to Horse Drive) and Grand Teton Drive (Maverick Street to Decatur Boulevard) - Ward 6 (Ross)

DISCUSSION/ACTION ITEMS

HEARINGS - DISCUSSION

41. Public Hearing to consider the report of expenses to recover costs for mitigation abatement of vacant or abandoned building and assess civil penalties located at 3705 San Joaquin Avenue. PROPERTY OWNER: WALTER & SHIRLEY MERKEL (\$12,287 – General Fund) - Ward 1 (Tarkanian)

42. Public Hearing to consider the report of expenses to recover costs for abatement of vacant or abandoned building and assess civil penalties located at 1104 Meadbrook Street. PROPERTY OWNER: GLORIA GOMEZ (\$5,951.97 – General Fund) - Ward 3 (Reese)
43. Public Hearing to consider the report of expenses to recover costs for abatement of vacant or abandoned building and assess civil penalties located at 1389 Lawry Avenue. PROPERTY OWNER: NEW CENTURY HOME EQUITY LOAN TR – BANK DEUTSCHE NATIONAL TR CO TRS (\$3,946.85 – General Fund) - Ward 5 (Barlow)

ADMINISTRATIVE - DISCUSSION

44. Report from the City Manager on Emerging Issues

CITY ATTORNEY - DISCUSSION

45. Discussion and possible action on Appeal of Work Card Denial: Norman Alonso Lightsey, Jr., 6500 West Charleston Boulevard, Apt. #414, Las Vegas, Nevada 89146
46. Discussion and possible action on Appeal of Work Card Denial: Regina Yvette McCloud-Smith, 5822 Dana Rogers Drive, Las Vegas, Nevada 89108
47. Discussion and possible action regarding complaint seeking disciplinary action against Wu Guo d/b/a Asian Magic, 1717 South Decatur Boulevard, Las Vegas, Clark County, Nevada, for violations of the Las Vegas Municipal Code - Ward 1 (Tarkanian)
48. Discussion and possible action regarding complaint seeking disciplinary action against A & H Jewelry, Inc., 516 East Fremont Street, Las Vegas, Clark County, Nevada, for violations of the Las Vegas Municipal Code - Ward 5 (Barlow)

FINANCE & BUSINESS SERVICES - BUSINESS SERVICES DISCUSSION

49. Discussion and possible action regarding Change of Business Name and Change of Ownership for a Beer/Wine/Cooler On-sale License, From: The Lakes Captain Cove, Inc., dba Captains Cove, To: Captains Cove Events, Inc., dba Captains Cove Events, Inc., 2902 Lake East Drive, Suite F, Wade L. Myers, Dir, Pres and Cheryl L. Myers, Dir, Secy, Treas, 100% jointly with spouse (NOTE: Item to be heard in the afternoon session in conjunction with Item 93 - SUP-25767) - Ward 2 (Wolfson)
50. Discussion and possible action regarding Temporary Approval of Change of Ownership of a Tavern License and a Liquor Caterer License, subject to the provisions of the planning and fire codes and Health Dept. regulations, From: The Club at Canyon Gate, Inc., To: Canyon Gate at Las Vegas, Inc., dba Canyon Gate Country Club, 2001 Canyon Gate Drive, Eric L. Affeldt, Pres, Dir, James R. Huguely, Secy, and Angela A. Stephens, Treas - Ward 2 (Wolfson)
51. Discussion and possible action regarding Temporary Approval of a new Banquet Facility Alcoholic Beverage License subject to the provisions of the planning and fire codes and Health Dept. regulations, Canyon Gate at Las Vegas, Inc., dba Canyon Gate Country Club, 2001 Canyon Gate Drive, Eric L. Affeldt, Pres, Dir, James R. Huguely, Secy, and Angela A. Stephens, Treas - Ward 2 (Wolfson)
52. Discussion and possible action regarding Temporary Approval of Change of Ownership for a Tavern License subject to the provisions of the planning and fire codes and Health Dept. regulations, From: American Golf Corporation, To: EAGL Painted Desert Beverage, LLC, dba Painted Desert Country Club, 5555 Painted Mirage Road, Robert W. Akers, Mgr, Carol Borowy, Mgr, EAGL Nevada Beverage Holdings, LLC, 100% - Ward 4 (Brown)
53. Discussion and possible action regarding Temporary Approval of a new Beer/Wine/Cooler On-sale License subject to the provisions of the planning codes, Maria D. Madrid, dba San Salvador Restaurant, 6651 Smoke Ranch Road, Maria D. Madrid, Owner, 100% - Ward 5 (Barlow)
54. Discussion and possible action regarding Temporary Approval of a new Martial Arts Instruction License subject to the provisions of the planning and fire codes, Victory Martial Arts Corporation, dba Victory Martial Arts, 7920 West Tropical Parkway, Suite 110, Karen Bratton, Pres, 100% - Ward 6 (Ross)

55. Discussion and possible action regarding Temporary Approval of a new Martial Arts Instruction License subject to Health Dept. regulations, Thrive Investments, LLC, dba X-treme Family Fitness Center, 7660 West Cheyenne Avenue, Suite 120, Gilberto Suarez, Mgr, 100% - Ward 4 (Brown)
56. Discussion and possible action regarding Temporary Approval of a new Massage Establishment License subject to Health Dept. regulations, Sharon Kea, dba Imperial Spa, 1070 East Sahara Avenue, Sharon Kea, Owner, 100% - Ward 3 (Reese)
57. Discussion and possible action regarding a Six Month Review of a Tavern License, Drejo Enterprises, LLC, dba Tom Peters Gaming Bar, 465 South Decatur Boulevard, Jocelyn M. Nixon, Mgr Mmbr - Ward 1 (Tarkanian)
58. Discussion and possible action regarding a Six Month Review of a Restricted Gaming License for 15 slots, Drejo Enterprises, LLC, dba Tom Peters Gaming Bar, 465 South Decatur Boulevard, Jocelyn M. Nixon, Mgr Mmbr - Ward 1 (Tarkanian)

BOARDS & COMMISSIONS - DISCUSSION

59. TRAFFIC & PARKING COMMISSION – Ed Garcia, Term Expiration 3-3-2008
60. YOUTH NEIGHBORHOOD ASSOCIATION PARTNERSHIP PROGRAM (YNAPP) GRANT REVIEW BOARD – Minerva Gomez (Resigned 1-11-2008) and Joshua Swackhamer (Resigned 1-3-2008), Term Expirations 12-19-2008

RECOMMENDING COMMITTEE REPORT - DISCUSSION

BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING

61. Bill No. 2007-78 – Clarifies the process for the nonrenewal of business licenses. Sponsored by: Councilman Steve Wolfson
62. Bill No. 2008-1 – Annexation No. ANX-24792 – Property location: On the east side of Sycamore Trail, approximately 330 feet south of the Coran Lane alignment; Petitioned by: Howard Davidson Revocable Trust; Acreage: 0.62 acres; Zoned: H-2 (County zoning), U (R) and R-D (City equivalents). Sponsored by: Councilman Ricki Y. Barlow
63. Bill No. 2008-2 – Annexation No. ANX-24899 – Property location: On the north side of Centennial Parkway, approximately 330 feet west of Fort Apache Road; Petitioned by: Las Vegas Valley Water District; Acreage: 5 acres; Zoned: R-E (County zoning), U (L) (City equivalent). Sponsored by: Councilman Steven D. Ross

BILLS ELIGIBLE FOR ADOPTION AT A LATER MEETING

THERE IS NO PUBLIC COMMENT ON THESE ITEMS AND NO ACTION WILL BE TAKEN BY THE COUNCIL AT THIS MEETING, EXCEPT THOSE ITEMS WHICH MAY BE STRICKEN OR TABLED. PUBLIC TESTIMONY TAKES PLACE AT THE RECOMMENDING COMMITTEE MEETING HELD FOR THAT PURPOSE.

64. Bill No. 2008-3 – Adopts an updated Parks and Recreation Element of the Las Vegas 2020 Master Plan. Proposed by: M. Margo Wheeler, Director of Planning and Development
65. Bill No. 2008-4 – Adopts the Public Buildings Element of the Las Vegas 2020 Master Plan. Proposed by: M. Margo Wheeler, Director of Planning and Development
66. Bill No. 2008-5 – Adopts the Transit Element of the Las Vegas 2020 Master Plan. Proposed by: M. Margo Wheeler, Director of Planning and Development

NEW BILLS - DISCUSSION

THERE IS NO PUBLIC COMMENT ON THESE ITEMS. NEW BILLS ARE READ INTO THE RECORD AND REFERRED TO RECOMMENDING COMMITTEE FOR A SEPARATE HEARING TO RECEIVE PUBLIC TESTIMONY BEFORE ACTION BY THE COUNCIL AT A LATER MEETING. EXCEPTION: EMERGENCY BILLS OR THOSE ITEMS TO BE STRICKEN OR TABLED.

67. Bill No. 2008-6 – Annexation No. ANX-22192 – Property location: On the south side of Alexander Road, approximately 156 feet east of Buffalo Drive; Petitioned by: Vigen Toomians, et al.; Acreage: 0.64 acres; Zoned: R-E (County zoning), R-E (City equivalent). Sponsored by: Councilman Larry Brown
68. Bill No. 2008-7 – Annexation No. ANX-25478 – Property location: On the west side of Rainbow Boulevard, approximately 580 feet south of the Lone Mountain Road alignment; Petitioned by: Kraft Family LP, et al.; Acreage: 4.74 acres; Zoned: R-E (County zoning), U (O) (City equivalent). Sponsored by: Councilman Larry Brown
69. Bill No. 2008-8 – Updates the City's regulations pertaining to animal-drawn vehicles and similar operations. Proposed by: Mark R. Vincent, Director of Finance and Business Services
70. Bill No. 2008-9 – Adopts development agreement with the Board of Regents of the Nevada System of Higher Education, on behalf of the College of Southern Nevada, regarding property located in the vicinity of Durango Drive and Oso Blanca Road. Sponsored by: Councilman Steven D. Ross
71. Bill No. 2008-10 – Revises the composition and responsibilities of the Records Management Committee, and adopts Nevada's minimum records retention schedules for local governments. Proposed by: Orlando Sanchez, Deputy City Manager
72. Bill No. 2008-11 – Adopts an updated Union Park Design Standards Manual, and adopts the Union Park Schematic Streetscape Design Documents. Sponsored by: Mayor Oscar B. Goodman
73. Bill No. 2008-12 – Authorizes the City Council to grant distance separation waivers for taverns located in the Parkway Center District. Sponsored by: Mayor Oscar B. Goodman

1:00 P.M. - AFTERNOON SESSION

BUSINESS ITEMS - AFTERNOON

74. Any items from the afternoon session that the Council, staff and /or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time

PLANNING & DEVELOPMENT

THE ITEMS LISTED BELOW, WHERE APPROPRIATE, HAVE BEEN REVIEWED BY THE VARIOUS CITY DEPARTMENTS RELATIVE TO REQUIREMENTS FOR STORM DRAINAGE AND FLOOD CONTROL, CONNECTION TO SANITARY SEWER, TRAFFIC CIRCULATION, AND BUILDING AND FIRE REGULATIONS. THEIR COMMENTS AND/OR RECOMMENDATIONS AND REQUIREMENTS HAVE BEEN INCORPORATED INTO THE ACTION.

PLANNING & DEVELOPMENT – CONSENT

PM SESSION - ALL ITEMS LISTED ON THE CONSENT AGENDA ARE CONSIDERED TO BE ROUTINE AND HAVE BEEN RECOMMENDED "FOR APPROVAL". ALL ITEMS ON THE CONSENT AGENDA MAY BE APPROVED IN A SINGLE MOTION. HOWEVER, IF A COUNCIL MEMBER SO REQUESTS, ANY CONSENT ITEM MAY BE MOVED TO THE DISCUSSION PORTION OF THE AGENDA AND OTHER ACTION, INCLUDING POSTPONEMENT OR DENIAL OF THE ITEM, MAY TAKE PLACE.

75. EOT-26154 - APPLICANT/OWNER: CHARLESTON LAMB, LLC - Request for an Extension of Time of an approved Rezoning (ZON-5106) FROM: R-1 (SINGLE FAMILY RESIDENTIAL) TO: R-PD11 (RESIDENTIAL PLANNED DEVELOPMENT - 11 UNITS PER ACRE) on 3.40 acres approximately 750 feet west of Lamb Boulevard and 350 feet south of Sunrise Avenue (APN 140-31-801-001), Ward 3 (Reese). Staff recommends APPROVAL
76. EOT-26155 - APPLICANT/OWNER: CHARLESTON LAMB, LLC - Request for an Extension of Time of an approved Variance (VAR-5110) TO ALLOW NO OPEN SPACE WHERE 26,570 SQUARE FEET OF OPEN SPACE IS THE MINIMUM REQUIRED IN CONJUNCTION WITH A PROPOSED 37-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT on 3.40 acres approximately 750 feet west of Lamb Boulevard and 350 feet south of Sunrise Avenue (APN 140-31-801-001), R-1 (Single-Family Residential) Zone Under a Resolution of Intent to R-PD11 (Residential Planned Development - 11 Units Per Acre) Zone], Ward 3 (Reese). Staff recommends APPROVAL
77. EOT-26156 - APPLICANT/OWNER: CHARLESTON LAMB, LLC - Request for an Extension of Time of an approved Variance (VAR-5113) TO ALLOW AN R-PD (RESIDENTIAL PLANNED DEVELOPMENT) ZONING DISTRICT ON 3.40 ACRES WHERE FIVE ACRES IS THE MINIMUM REQUIRED on 3.40 acres approximately 750 feet west of Lamb Boulevard and 350 feet south of Sunrise Avenue (APN 140-31-801-001), R-1 (Single-Family Residential) Zone Under a Resolution of Intent to R-PD11 (Residential Planned Development - 11 Units Per Acre) Zone], Ward 3 (Reese). Staff recommends APPROVAL
78. EOT-26153 - APPLICANT/OWNER: CHARLESTON LAMB, LLC - Request for an Extension of Time of an approved Site Development Plan Review (SDR-5108) FOR A PROPOSED 37-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT on 3.40 acres approximately 750 feet west of Lamb Boulevard and 350 feet south of Sunrise Avenue (APN 140-31-801-001), R-1 (Single-Family Residential) Zone Under a Resolution of Intent to R-PD11 (Residential Planned Development - 11 Units Per Acre) Zone], Ward 3 (Reese). Staff recommends APPROVAL
79. EOT-26014 - APPLICANT/OWNER: HUE LOFTS, LLC - Request for an Extension of Time of an approved Site Development Plan Review (SDR-10669) FOR A PROPOSED 40-STORY MIXED-USE DEVELOPMENT CONSISTING OF 270 RESIDENTIAL UNITS AND 14,750 SQUARE FEET OF COMMERCIAL SPACE WITH WAIVERS OF THE DOWNTOWN CENTENNIAL PLAN BUILDING STEPBACK AND STREETSCAPE REQUIREMENTS on 0.44 acres adjacent to the southeast corner of Charleston Boulevard and Casino Center Boulevard (APN 162-03-110-039 and 162-03-110-040), C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL
80. EOT-26121 - APPLICANT/OWNER: SEDANO, INC. - Request for an Extension of Time of an approved Site Development Plan Review (SDR-9464) FOR A PROPOSED 30,000 SQUARE FOOT RECREATION HALL AND A WAIVER OF THE PARKING LOT LANDSCAPING REQUIREMENT on 2.65 acres at 2500, 2626, 2627 and 2701 Russell Avenue and 2524 and 2528 Fremont Street (APNs 162-01-111-009, 010, 011, 018, 019, 021, 022, and 025), C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL

81. EOT-26205 - APPLICANT/OWNER: MAIN STREET ACQUISITIONS - Request for an Extension of Time of an approved Rezoning (ZON-9131) FROM: R-2 (MEDIUM-LOW DENSITY RESIDENTIAL) AND C-M (COMMERCIAL/INDUSTRIAL DISTRICT) TO: C-1 (LIMITED COMMERCIAL) on 1.40 acres at 714, 718 and 722 Main Street; and 711, 719 North First Street, (APNs 139-27-707-006, 007; 139-27-712-053 and 054), Ward 5 (Barlow). Staff recommends APPROVAL
82. EOT-26203 - APPLICANT/OWNER: MAIN STREET ACQUISITIONS - Request for an Extension of Time of an approved Special Use Permit (SUP-9135) FOR A PROPOSED 8-STORY, 99 FOOT MIXED-USE DEVELOPMENT at 714, 718 and 722 Main Street; and 711, 719 North First Street, (APN 139-27-707-006, 007; 139-27-712-053 and 054), R-2 (Medium-Low Density Residential) Zone and C-M (Commercial/Industrial) Zone [PROPOSED: C-1 (Limited Commercial) Zone], Ward 5 (Barlow). Staff recommends APPROVAL
83. EOT-26204 - APPLICANT/OWNER: MAIN STREET ACQUISITIONS - Request for an Extension of Time of an approved Site Development Plan Review (SDR-9136) FOR A MIXED-USE DEVELOPMENT CONSISTING OF 109 RESIDENTIAL UNITS AND 9,779 SQUARE FEET OF RETAIL SPACE, AND WAIVERS OF THE RESIDENTIAL ADJACENCY REQUIREMENTS TO ALLOW A SETBACK OF 15 FEET WHERE 297 FEET IS THE MINIMUM SETBACK REQUIRED, AND TO ALLOW 70% LOT COVERAGE WHERE 50% IS THE MAXIMUM LOT COVERAGE PERMITTED on 1.40 acres at 714, 718 and 722 Main Street; and 711, 719 North First Street, (APNs 139-27-707-006, 007; 139-27-712-053 and 054), Ward 5 (Barlow). Staff recommends APPROVAL
84. EOT-26244 - APPLICANT/OWNER: JOHN ARELLANO - Request for an Extension of Time of an approved Variance (VAR-8812) TO ALLOW SIX PARKING SPACES WHERE EIGHT SPACES ARE REQUIRED FOR A PROPOSED ADDITION OF A THREE-UNIT APARTMENT DEVELOPMENT TO AN EXISTING SINGLE FAMILY RESIDENCE on 0.16 acres at 2118 Stewart Avenue (APN 139-35-713-005), R-3 (Medium Density Residential) Zone, Ward 3 (Reese). Staff recommends APPROVAL
85. EOT-26245 - APPLICANT/OWNER: JOHN ARELLANO - Request for an Extension of Time for an approved Site Development Plan Review (SDR-7452) FOR A PROPOSED ADDITION OF A THREE UNIT APARTMENT DEVELOPMENT TO AN EXISTING SINGLE FAMILY RESIDENCE AND A WAIVER OF THE PERIMETER LANDSCAPING REQUIREMENTS on 0.16 acres at 2118 East Stewart Avenue (APN 139-35-713-005), R-3 (Medium Density Residential) Zone, Ward 3 (Reese). Staff recommends APPROVAL
86. EOT-26126 - APPLICANT: AMERCO REAL ESTATE COMPANY - OWNER: FOURTEEN SAC SELF STORAGE - Request for an Extension of Time of an approved Special Use Permit (SUP-9191) FOR A PROPOSED MINI-WAREHOUSE FACILITY at 3969 North Rancho Drive (APN 138-12-101-005), C-1 (Limited Commercial) Zone, Ward 6 (Ross). Staff recommends APPROVAL
87. EOT-26125 - APPLICANT: AMERCO REAL ESTATE COMPANY - OWNER: FOURTEEN SAC SELF STORAGE - Request for an Extension of Time of an approved Site Development Plan Review (SDR-9188) FOR A PROPOSED 39,700 SQUARE-FOOT MINI-WAREHOUSE FACILITY; WAIVERS OF THE SIDE AND REAR SETBACK REQUIREMENTS TO ALLOW ZERO FEET WHERE 10 FEET IS THE MINIMUM SIDE SETBACK REQUIRED AND 15 FEET WHERE 20 FEET IS THE MINIMUM REAR SETBACK REQUIRED; AND A WAIVER OF THE PERIMETER LANDSCAPING AND BUFFERING STANDARDS on 2.1 acres at 3969 North Rancho Drive (APN 138-12-101-005), C-1 (Limited Commercial) Zone, Ward 6 (Ross). Staff recommends APPROVAL
88. EOT-26060 - APPLICANT/OWNER: INTERNATIONAL CHURCH OF LAS VEGAS - Request for an Extension of Time of an approved Special Use Permit (SUP-3304) FOR A CHURCH/HOUSE OF WORSHIP AND A PRESCHOOL at 3319 Cliff Shadows Parkway (APN 137-12-401-011), PD (Planned Development) Zone, Ward 4 (Brown). Staff recommends APPROVAL
89. EOT-26074 - APPLICANT/OWNER: GATEWAY LAS VEGAS, LLC - Request for an Extension of Time of an approved Special Use Permit (SUP-10782) FOR A PROPOSED 39-STORY, MIXED-USE DEVELOPMENT on 0.43 acres at 401 East Charleston Boulevard (APN 139-34-410-138), C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL

90. EOT-26119 - APPLICANT: LAKESIDE CENTER - OWNER: WFTNV, LLC - Request for an Extension of Time of an approved Special Use Permit (SUP-17307) FOR A PROPOSED RESTAURANT SERVICE BAR AND A WAIVER OF THE 400-FOOT DISTANCE SEPARATION REQUIREMENT FROM AN EXISTING CHURCH at 2620 Regatta Drive, Suite #117 (APN 138-16-717-002), C-1 (Limited Commercial) Zone, Ward 4 (Brown). Staff recommends APPROVAL

PLANNING & DEVELOPMENT - ONE MOTION/ONE VOTE

THE FOLLOWING ARE ITEMS THAT MAY BE CONSIDERED IN ONE MOTION/ONE VOTE. THEY ARE CONSIDERED ROUTINE NON-PUBLIC AND PUBLIC HEARING ITEMS. ALL PUBLIC HEARINGS AND NON-PUBLIC HEARINGS WILL BE OPENED AT ONE TIME. ANY PERSON REPRESENTING AN APPLICATION OR A MEMBER OF THE PUBLIC OR A MEMBER OF THE CITY COUNCIL NOT IN AGREEMENT WITH THE CONDITIONS AND ALL STANDARD CONDITIONS FOR THE APPLICATION RECOMMENDED BY STAFF, SHOULD REQUEST TO HAVE THAT ITEM REMOVED FROM THIS PART OF THE AGENDA.

91. ZON-25490 - PUBLIC HEARING - APPLICANT: COLLEGE OF SOUTHERN NEVADA - OWNER: BOARD OF REGENTS OF THE UNIVERSITY OF NEVADA SYSTEM - Request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: C-V (CIVIC) on 6.89 acres adjacent to the west side of Community College Drive, approximately 750 feet south of Charleston Boulevard (APN 163-02-601-003), Ward 1 (Tarkanian). The Planning Commission (5-0 vote) and staff recommend APPROVAL
92. SUP-25570 - PUBLIC HEARING - APPLICANT: CASABLANCA GROUP, INC - OWNER: PARTCH-LEBOVITZ FAMILY TRUST, ET AL. - Request for a Special Use Permit FOR A PROPOSED BAILBOND SERVICE at 235 North Eastern Avenue, Suite #104 (APN 139-35-714-010), C-1 (Limited Commercial) Zone, Ward 3 (Reese). The Planning Commission (7-0 vote) and staff recommend APPROVAL
93. SUP-25767 - PUBLIC HEARING - APPLICANT/OWNER: BEHFA, LLC - Request for a Special Use Permit FOR A BEER/WINE/COOLER ON-SALE ESTABLISHMENT WITHIN AN EXISTING RESTAURANT at 2902 Lake East Drive, Suite F (APN 163-08-611-035), C-1 (Limited Commercial) Zone, Ward 2 (Wolfson). (NOTE: To be heard in conjunction with Morning Session Item 49.) The Planning Commission (7-0 vote) and staff recommend APPROVAL
94. SDR-25289 - PUBLIC HEARING - APPLICANT/OWNER: QUAN PHAM - Request for a Site Development Plan Review FOR A PROPOSED SINGLE STORY, 1,845 SQUARE FOOT DENTAL OFFICE WITH WAIVERS TO ALLOW FIVE-FOOT WIDE LANDSCAPE BUFFERS WHERE 15 FEET IS REQUIRED AND NO BUFFER ALONG A PORTION OF THE NORTH PROPERTY LINE WHERE EIGHT FEET IS REQUIRED on 0.18 acres at 2413 Pardee Place (APN 162-02-410-118), R-2 (Medium-Low Density Residential) Zone under Resolution of Intent to C-1 (Limited Commercial) Zone, Ward 3 (Reese). The Planning Commission (5-0 vote) and staff recommend APPROVAL
95. VAC-25329 - PUBLIC HEARING - APPLICANT: DUNNAM CIVIL ENGINEERS - OWNER: CHEYENNE FAIRWAYS BUSINESS CENTER, ET AL - Petition to Vacate U.S. Government Patent Easements generally located north of Cheyenne Avenue, approximately 1,315 feet West of Durango Drive, Ward 4 (Brown). The Planning Commission (4-0-1 vote) and staff recommend APPROVAL
96. VAC-25480 - PUBLIC HEARING - APPLICANT/OWNER: 1909 SOUTH JONES PROPERTIES - Petition to Vacate an ingress/egress easement generally located at 2101 South Jones Boulevard, Ward 1 (Tarkanian). The Planning Commission (5-0 vote) and staff recommend APPROVAL
97. VAC-25592 - PUBLIC HEARING - APPLICANT/OWNER: KB HOME NEVADA INC - Petition to Vacate portions of right-of-way generally located on the southeast corner of Fort Apache and Severence Lane, Ward 6 (Ross). The Planning Commission (7-0 vote) and staff recommend APPROVAL
98. VAC-25666 - PUBLIC HEARING - APPLICANT/OWNER: FAIRFIELD CENTENNIAL, LLC - Petition to Vacate portions of U.S. Government Patent easements generally located south of Centennial Parkway and west of Shaumber Road, Ward 6 (Ross). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PLANNING & DEVELOPMENT - DISCUSSION

99. SUP-25060 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: HERITAGE NEVADA VIII, LLC - OWNER: CITY PARKWAY V, INC. - Request for a Special Use Permit FOR A PROPOSED 800-FOOT HIGH MIXED-USE DEVELOPMENT IN THE AIRPORT OVERLAY DISTRICT at the southwest corner of Grand Central Parkway and City Parkway (APN 139-34-110-004), PD (Planned Development) Zone, Ward 5 (Barlow). The Planning Commission (6-1 vote) and staff recommend APPROVAL
100. SDR-25059 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: HERITAGE NEVADA VIII, LLC - OWNER: CITY PARKWAY V, INC. - Request for a Site Development Plan Review FOR A PROPOSED 57-STORY MIXED-USE DEVELOPMENT INCLUDING 1.12 MILLION SQUARE FEET OF COMMERCIAL SPACE AND 98 MULTI-FAMILY RESIDENTIAL UNITS WITH WAIVERS OF THE UNION PARK STREETSCAPE STANDARDS, BUILDING PLACEMENT AND FRONTAGE REQUIREMENTS, ARCHITECTURAL STANDARDS, AND ACCESS STANDARDS on a portion of 53.6 acres at the southwest corner of Grand Central Parkway and City Parkway (APN 139-34-110-004), PD (Planned Development) Zone, Ward 5 (Barlow). The Planning Commission (6-1 vote) and staff recommend APPROVAL
101. ROC-17721 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: CARS-DB4, LP - Request for a Review of Condition #3 of an approved Rezoning (Z-0099-96) WHICH REQUIRES THAT THE NORTH 200 FEET OF THE SITE SHALL BE LIMITED TO THE PARKING OF VEHICLES at 6300 West Sahara Avenue (APN 163-02-801-005), C-2 (General Commercial) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL
102. SDR-17720 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: CARS-DB4, LP. - Request for a Site Development Plan Review FOR A 41,680 SQUARE FOOT EXPANSION TO AN EXISTING AUTOMOTIVE DEALERSHIP AND A WAIVER TO ALLOW ZERO FEET OF LANDSCAPE BUFFER ALONG THE WESTERN PERIMETER WHERE EIGHT FEET IS REQUIRED on 8.76 acres at 6300 West Sahara Avenue (APN 163-02-801-005), C-2 (General Commercial) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL
103. SUP-25270 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: VENTURE DEVELOPMENT GROUP - OWNER: SAIITTA FAMILY TRUST - Request for a Special Use Permit FOR A RESTAURANT (WITH DRIVE-THROUGH) at the northwest corner of Tenaya Way and Sky Pointe Drive (APN 125-27-410-006), T-C (Town Center) Zone, [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Ross). The Planning Commission (6-0 vote) and staff recommend APPROVAL
104. SDR-25271 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: VENTURE DEVELOPMENT GROUP - OWNER: SAIITTA FAMILY TRUST - Request for a Site Development Plan Review FOR A 34,500 SQUARE-FOOT RETAIL CENTER, INCLUDING A 25,000 SQUARE-FOOT CHILD CARE CENTER on 6.05 acres at the northwest corner of Tenaya Way and Sky Pointe Drive (APN 125-27-410-006), T-C (Town Center) Zone, [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Ross). The Planning Commission (6-0 vote) and staff recommend APPROVAL
105. TMP-25075 - ABEYANCE ITEM - CAROLINE'S COURT - APPLICANT/OWNER: CAROLINE'S COURT, LLC - Appeal from the approval by the Planning Commission of a request for a Tentative Map FOR A ONE-LOT COMMERCIAL SUBDIVISION on 23.62 acres at the northwest corner of El Capitan Way and Durango Drive (APNs 125-17-601-012, 017 and 125-17-202-001), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Ross). The Planning Commission (7-0 vote) and staff recommend APPROVAL
106. VAR-25403 - ABEYANCE ITEM - PUBLIC HEARING - CAROLINE'S COURT - APPLICANT/OWNER: CAROLINE'S COURT, LLC - Appeal from the approval by the Planning Commission of a request for a Variance TO ALLOW A RETAINING WALL HEIGHT OF 15 FEET WHERE THE MAXIMUM RETAINING WALL HEIGHT IS SIX FEET ON THE WEST PROPERTY LINE, AND TO ALLOW A TOTAL HEIGHT OF 23 FEET WHERE THE MAXIMUM TOTAL HEIGHT OF RETAINING AND SCREENING WALLS IS 12 FEET on 23.62 acres at the northwest corner of El Capitan Way and Durango Drive (APNs 125-17-601-012, 017 and 125-17-202-001), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Ross). The Planning Commission (7-0 vote) and staff recommend APPROVAL

- 107.RQR-25330 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: RESTAURANT ROW, LLC - Required Five Year Review of an approved Variance (V-0040-97) THAT ALLOWED A PROPOSED 61-FOOT TALL 14-FOOT BY 48-FOOT TRIPLE-SIDED OFF-PREMISE ADVERTISING (BILLBOARD) SIGN WHERE A MAXIMUM DOUBLE-FACED SIGN IS ALLOWED at 1991 North Rainbow Boulevard (APN 138-22-713-002), C-1 (Limited Commercial) Zone, Ward 5 (Barlow). The Planning Commission (6-0 vote) and staff recommend DENIAL
- 108.VAR-24820 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: GIL MARTINEZ - Appeal from the denial by the Planning Commission of a request for a Variance TO ALLOW AN EXISTING CARPORT 8.5 FEET FROM THE FRONT PROPERTY LINE WHERE 20 FEET IS THE MINIMUM REQUIRED on 0.14 acres at 1821 Walnut Avenue (APN 139-35-510-080), R-1 (Single Family Residential) Zone, Ward 3 (Reese). The Planning Commission (6-1 vote) and staff recommend DENIAL
- 109.SUP-24243 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: GONZALO AUSQUI - OWNER: ECT HOLDING, LLC - Request for a Special Use Permit TO ALLOW FOR BEER/WINE/COOLER OFF-SALE AT A PROPOSED GENERAL RETAIL STORE WITH A WAIVER TO ALLOW A DISTANCE SEPARATION FROM A CITY PARK OF APPROXIMATELY 150 FEET WHERE 400 FEET IS REQUIRED at the southeast corner of Charleston Boulevard and Maryland Parkway (APN 162-02-110-014), C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL
- 110.VAC-23811 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: KYLE ACQUISITION GROUP, LLC - Petition to vacate a Bureau of Land Management right-of-way grant generally located north of Grand Teton Drive, south of Moccasin Road, between Puli Road and Fort Apache Road, Ward 6 (Ross). The Planning Commission (6-0 vote) and staff recommend APPROVAL
- 111.MOD-25875 - PUBLIC HEARING - APPLICANT/OWNER: KYLE ACQUISITION GROUP, LLC - Request for a Major Modification TO THE KYLE CANYON DEVELOPMENT STANDARDS AND DESIGN GUIDELINES TO AMEND VARIOUS STREET NAMES AND CLARIFY CERTAIN STREET CROSS SECTION DIAGRAMS, (APNs 125-06-001-001 and 002; 125-06-002-001, 002, 003, 007 and 009; 125-07-101-004, 005 and 006; 125-07-201-001 and 002; 125-07-301-001 and 002; 125-07-401-001 and 002; 125-07-501-005; 125-07-602-001 and 002; and 126-12-000-001), T-D (Traditional Development) Zone, Ward 6 (Ross). The Planning Commission (5-1-1 vote) and staff recommend APPROVAL
- 112.MSH-25695 - PUBLIC HEARING - APPLICANT/OWNER: KYLE ACQUISITION GROUP, LLC - Request to amend the Master Plan of Streets and Highways TO DESIGNATE HORSE DRIVE AS KYLE HEIGHTS PARKWAY WEST OF GRAND CANYON DRIVE; RECLASSIFY OSO BLANCA ROAD, SKY POINTE DRIVE, HUALAPAI WAY, AND KYLE HEIGHTS PARKWAY AS IDENTIFIED BY THE SPECIAL DESIGN DESIGNATIONS ADOPTED AS A PART OF THE KYLE CANYON DEVELOPMENT STANDARDS AND DESIGN GUIDELINES; TO REALIGN A PORTION OF THE IRON MOUNTAIN ROAD-GRAND CANYON DRIVE ALIGNMENT BETWEEN HORSE DRIVE AND THE NORTHERN BELTWAY; TO REMOVE A PORTION OF HUALAPAI WAY BETWEEN KYLE CANYON ROAD AND MOCCASIN ROAD AND A PORTION OF MOCCASIN ROAD BETWEEN HUALAPAI WAY AND FORT APACHE ROAD; TO ADD NEW SEGMENTS TO LOG CABIN WAY, IRON MOUNTAIN ROAD, HUALAPAI WAY, EGAN CREST DRIVE, AND SHAUMBER ROAD; AND TO ADD BRIGHTON PEAK LANE, TEE PEE LANE, MOUNTAIN RAIN ROAD, AND KYLE VILLAGE AVENUE, Ward 6 (Ross). The Planning Commission (5-1-1 vote) and staff recommend APPROVAL
- 113.ZON-25278 - PUBLIC HEARING - APPLICANT/OWNER: INVESTMENT SOLUTIONS, INC. - Request for a Rezoning FROM: U (UNDEVELOPED) [O (OFFICE) GENERAL PLAN DESIGNATION] TO: O (OFFICE) on 1.04 acres at the southeast corner of Red Coach Avenue and Balsam Street (APN 138-03-602-018), Ward 4 (Brown). The Planning Commission (4-1 vote) and staff recommend APPROVAL
- 114.VAR-25277 - PUBLIC HEARING - APPLICANT/OWNER: INVESTMENT SOLUTIONS, INC. - Request for a Variance TO ALLOW 56 PARKING SPACES WHERE 80 SPACES ARE REQUIRED FOR A PROPOSED TWO-STORY, 23,941 SQUARE FOOT OFFICE BUILDING on 1.04 acres at the southeast corner of Red Coach Avenue and Balsam Street (APN 138-03-602-018), U (Undeveloped) Zone [O (Office) General Plan Designation][PROPOSED: O (Office) Zone], Ward 4 (Brown). The Planning Commission (4-1 vote) and staff recommend DENIAL

- 115.SDR-25276 - PUBLIC HEARING - APPLICANT/OWNER: INVESTMENT SOLUTIONS, INC. - Request for a Site Development Plan Review FOR A TWO-STORY, 23,354 SQUARE FOOT OFFICE BUILDING on 1.04 acres at the southeast corner of Red Coach Avenue and Balsam Street (APN 138-03-602-018), U (Undeveloped) Zone [O (Office) General Plan Designation] [PROPOSED: O (Office) Zone], Ward 4 (Brown). The Planning Commission (4-1 vote) and staff recommend DENIAL
- 116.ZON-25342 - PUBLIC HEARING - APPLICANT/OWNER: CRAIG P. AND ELLEN KAY KENNY - Request for a Rezoning FROM: R-1 (SINGLE FAMILY RESIDENTIAL) TO: P-R (PROFESSIONAL OFFICE AND PARKING) on 0.47 acres at the southeast corner of Clark Avenue and 8th Street (APNs 139-34-710-054, 055, and 056), Ward 3 (Reese). The Planning Commission (5-0 vote) and staff recommend APPROVAL
- 117.ZON-25678 - PUBLIC HEARING - APPLICANT/OWNER: CRAIG P. AND ELLEN KAY KENNY - Request for a Rezoning FROM: R-1 (SINGLE FAMILY RESIDENTIAL) TO: P-R (PROFESSIONAL OFFICE AND PARKING) on 0.15 acres adjacent to the east side of 8th Street, approximately 50 feet north of Bonneville Avenue (APN 139-34-810-052), Ward 3 (Reese). The Planning Commission (5-0 vote) and staff recommend APPROVAL
- 118.VAR-25344 - PUBLIC HEARING - APPLICANT/OWNER: CRAIG P. AND ELLEN KAY KENNY - Request for a Variance TO ALLOW 46 PARKING SPACES WHERE 75 SPACES ARE REQUIRED FOR A PROPOSED 22,400 SQUARE-FOOT, FOUR-STORY OFFICE BUILDING AND OFF-SITE PARKING LOT on 0.47 acres at the southeast corner of Clark Avenue and 8th Street and on 0.15 acres adjacent to the east side of 8th Street, approximately 50 feet north of Bonneville Avenue (APNs 139-34-710-054, 055, 056 and 139-34-810-052), R-1 (Single Family Residential) Zone [PROPOSED: P-R (Professional Office and Parking) Zone], Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (4-1 vote) recommends APPROVAL
- 119.VAR-25345 - PUBLIC HEARING - APPLICANT/OWNER: CRAIG P. AND ELLEN KAY KENNY - Request for a Variance TO ALLOW A BUILDING HEIGHT OF FOUR STORIES WHERE TWO STORIES IS ALLOWED FOR A PROPOSED 22,400 SQUARE-FOOT OFFICE BUILDING on 0.47 acres at the southeast corner of Clark Avenue and 8th Street (APNs 139-34-710-054, 055, and 056), R-1 (Single Family Residential) Zone [PROPOSED: P-R (Professional Office and Parking) Zone], Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (4-1 vote) recommends APPROVAL
- 120.SDR-25343 - PUBLIC HEARING - APPLICANT/OWNER: CRAIG P. AND ELLEN KAY KENNY - Request for a Site Development Plan Review FOR A PROPOSED 22,400 SQUARE-FOOT, FOUR-STORY OFFICE BUILDING AND OFF-SITE PARKING LOT on 0.47 acres at the southeast corner of Clark Avenue and 8th Street and on 0.15 acres adjacent to the east side of 8th Street, approximately 50 feet north of Bonneville Avenue (APNs 139-34-710-054, 055, 056 and 139-34-810-052), R-1 (Single Family Residential) Zone [PROPOSED: P-R (Professional Office and Parking) Zone], Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (4-1 vote) recommends APPROVAL
- 121.VAR-24532 - PUBLIC HEARING - APPLICANT/OWNER: STAR INVESTMENT, LLC - Request for a Variance TO ALLOW 13 PARKING SPACES WHERE 16 SPACES IS THE MINIMUM REQUIRED on 0.24 acres at 910 East Sahara Avenue (APN 162-03-801-090), C-1 (Limited Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (5-2 vote) recommends APPROVAL
- 122.VAR-24872 - PUBLIC HEARING - APPLICANT/OWNER: STAR INVESTMENT, LLC - Request for a Variance TO ALLOW A FOUR-FOOT SIDE YARD SETBACK WHERE 10 FEET IS THE MINIMUM REQUIRED on 0.24 acres at 910 East Sahara Avenue (APN 162-03-801-090), C-1 (Limited Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (5-2 vote) recommends APPROVAL
- 123.SDR-24531 - PUBLIC HEARING - APPLICANT/OWNER: STAR INVESTMENT, LLC - Request for a Site Development Plan Review FOR A PROPOSED 684 SQUARE-FOOT ADDITION TO AN EXISTING 4,874 SQUARE-FOOT OFFICE BUILDING AND A WAIVER OF PERIMETER LANDSCAPING on 0.24 acres at 910 East Sahara Avenue (APN 162-03-801-090), C-1 (Limited Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (5-2 vote) recommends APPROVAL

- 124.VAR-25560 - PUBLIC HEARING - APPLICANT/OWNER: RONALD REISS FAMILY TRUST - Appeal filed from the denial by the Planning Commission of a request for a Variance TO ALLOW A PROPOSED SIX-FOOT WALL IN THE FRONT YARD WHERE FIVE FEET (TOP THREE FEET, 50 PERCENT OPEN) IS ALLOWED located on the northeast corner of O'Bannon Drive and Tenaya Way (APN 163-03-715-001), R-E (Residence Estate) Zone, Ward 1 (Tarkanian). The Planning Commission (4-3 vote) and staff recommend DENIAL
- 125.VAR-26069 - PUBLIC HEARING - APPLICANT/OWNER: RONALD REISS FAMILY TRUST - Appeal filed from the denial by the Planning Commission of a request for a Variance TO ALLOW A PROPOSED SIX-FOOT WALL IN THE FRONT YARD WHERE FIVE FEET (TOP THREE FEET, 50 PERCENT OPEN) IS ALLOWED located on the northeast corner of O'Bannon Drive and Tenaya Way (APN 163-03-715-004), R-E (Residence Estate) Zone, Ward 1 (Tarkanian). The Planning Commission (4-3 vote) and staff recommend DENIAL
- 126.SUP-18347 - PUBLIC HEARING - APPLICANT/OWNER: GRAND TETON LODGE LAND LLC - Request for a Special Use Permit FOR A PROPOSED 800 SQUARE FOOT CAR WASH, FULL SERVICE on 2.71 acres on the northeast corner of Grand Teton Drive and Durango Drive (APN 125-09-401-031), U [(Undeveloped) Zone, SC (Service Commercial) General Plan Designation] Under Resolution of Intent to C-1 (Limited Commercial), Ward 6 (Ross). NOTE: THIS APPLICATION HAS BEEN AMENDED TO A 960 SQUARE FOOT CARWASH, FULL SERVICE. Staff recommends DENIAL. The Planning Commission (5-1-1 vote) recommends APPROVAL
- 127.SUP-18630 - PUBLIC HEARING - APPLICANT/OWNER: GRAND TETON LODGE LAND LLC - Request for a Special Use Permit FOR A BEER/WINE/COOLER OFF-SALE ESTABLISHMENT IN A PROPOSED SERVICE STATION WITHOUT AUTOMOTIVE REPAIR on 2.71 acres on the northeast corner of Grand Teton Drive and Durango Drive (APN 125-09-401-031), U [(Undeveloped) Zone, SC (Service Commercial) General Plan Designation] Under Resolution of Intent to C-1 (Limited Commercial), Ward 6 (Ross). Staff recommends DENIAL. The Planning Commission (5-1-1 vote) recommends APPROVAL
- 128.SDR-18349 - PUBLIC HEARING - APPLICANT/OWNER: GRAND TETON LODGE LLC - Request for a Major Amendment to an approved Site Development Plan Review FOR A PROPOSED 4,056 SQUARE-FOOT SERVICE STATION WITHOUT AUTOMOTIVE REPAIR, AN 800 SQUARE FOOT CAR WASH, FULL SERVICE, AND A 2,700 SQUARE FOOT RESTAURANT WITH DRIVE-THROUGH on 2.71 acres on the northeast corner of Grand Teton Drive and Durango Drive (APN 125-09-401-031), U [(Undeveloped) Zone, SC (Service Commercial) General Plan Designation] Under Resolution of Intent to C-1 (Limited Commercial), Ward 6 (Ross). NOTE: THIS APPLICATION HAS BEEN AMENDED TO 3,730 SQUARE FOOT SERVICE STATION WITHOUT AUTOMOTIVE REPAIR, AN 960 SQUARE FOOT CARWASH, FULL SERVICE, AND A 4,108 SQUARE FOOT RESTAURANT. Staff recommends DENIAL. The Planning Commission (5-1-1 vote) recommends APPROVAL
- 129.SUP-25130 - PUBLIC HEARING - APPLICANT: MOUNTAIN VIEW ESTATES - OWNER: 2006 ROBERT SCOTT CARL LIVING TRUST - Request for a Special Use Permit FOR A PROPOSED 40-FOOT HIGH, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN at 2603 Highland Drive (APN 162-09-110-016), M (Industrial) Zone, Ward 1 (Tarkanian). The Planning Commission (5-1-1 vote) and staff recommend APPROVAL
- 130.SUP-25135 - PUBLIC HEARING - APPLICANT: MOUNTAIN VIEW ESTATES - OWNER: THE JEWELERS, INC. 401(K) PROFIT SHARING PLAN & TRUST - Request for a Special Use Permit FOR A PROPOSED 55-FOOT HIGH, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN at 2411 Western Avenue (APN 162-04-406-011), M (Industrial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (6-0-1 vote) recommends APPROVAL
- 131.SUP-25366 - PUBLIC HEARING - APPLICANT: NEVADA HEALTH CENTERS, INC. - OWNER: CONSTANTINO NOVAL NEVADA 2, LLC - Request for a Special Use Permit FOR A SOCIAL SERVICE PROVIDER at 5001 East Bonanza Road, Suite #104 (APN 140-32-502-003), C-1 (Limited Commercial) Zone, Ward 3 (Reese). The Planning Commission (5-0 vote) and staff recommend APPROVAL
- 132.SUP-25460 - PUBLIC HEARING - APPLICANT: MIKE'S LIQUOR, LLC - OWNER: SAHARA-SAB NEVADA, LLC - Request for a Special Use Permit FOR A PROPOSED PACKAGE LIQUOR OFF-SALE ESTABLISHMENT at 2600 West Sahara Avenue, Suites #103 and #104 (APN 162-05-818-002), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). The Planning Commission (5-0 vote) and staff recommend APPROVAL

- 133.SUP-25476 - PUBLIC HEARING - APPLICANT: CASHBACK - OWNER: TECH RETAIL CENTER - Appeal filed from the denial by the Planning Commission of a request for a Special Use Permit FOR A PROPOSED AUTO TITLE LOAN WITH A WAIVER TO ALLOW A 94 FOOT DISTANCE SEPARATION FROM A RESIDENTIAL USE WHERE 200 FEET IS REQUIRED at 2400 North Buffalo Drive, Suites #135 and #140 (APN 138-15-402-001), C-1 (Limited Commercial) Zone, Ward 4 (Brown). The Planning Commission (5-0 vote) and staff recommend DENIAL
- 134.SUP-25599 - PUBLIC HEARING - APPLICANT: NEVADA HEALTH CENTERS, INC. - OWNER: AMCOR PROPERTIES, LLC - Appeal from the denial by the Planning Commission of a request for a Special Use Permit FOR A SOCIAL SERVICE PROVIDER at 3233 West Charleston Boulevard, Suite #204 (APN 162-05-112-002), C-D (Designed Commercial) Zone, Ward 1 (Tarkanian). The Planning Commission (7-0 vote) recommends DENIAL. Staff recommends APPROVAL
- 135.SUP-25770 - PUBLIC HEARING - APPLICANT: YOUTH WITH A MISSION - OWNER: ECONOMIC OPPORTUNITY BOARD OF CLARK COUNTY - Request for a Special Use Permit FOR A PROPOSED SOCIAL SERVICE PROVIDER IN CONJUNCTION WITH A PROPOSED MONASTERY at 522 West Washington Avenue (APN 139-27-210-134), C-V (Civic) Zone, Ward 5 (Barlow). The Planning Commission (6-1 vote) and staff recommend APPROVAL
- 136.SUP-25774 - PUBLIC HEARING - APPLICANT/OWNER: CARLOS MAGANA-GODINEZ - Appeal filed from the denial by the Planning Commission of a request for a Special Use Permit TO ALLOW LIVESTOCK FARMING (BOVINES) SOUTH OF CHEYENNE AVENUE AND ON 0.52 ACRES WHERE 1.25 ACRES IS THE MINIMUM ALLOWABLE PARCEL SIZE on 0.52 acres at 4869 Nettie Avenue (APN 140-29-810-033), R-E (Residence Estates) Zone, Ward 3 (Reese). The Planning Commission (7-0 vote) and staff recommend DENIAL
- 137.ROC-26396 - PUBLIC HEARING - APPLICANTS: FAIRFIELD HUALAPAI, LLC AND GREENSTREET PROPERTIES - OWNERS: PROVIDENCE VILLAGE, LLC AND FAIRFIELD HUALAPAI, LLC - Request for a Review of Condition to change Condition Number 5 of an approved Site Development Plan Review (SDR-18031) WHICH STATED THAT A CERTIFICATE OF OCCUPANCY FOR RETAIL BUILDINGS 1, 2, AND 3, SHALL BE OBTAINED PRIOR TO THE REQUEST FOR CERTIFICATES OF OCCUPANCY ON ALL RESIDENTIAL UNITS for an approved Mixed-Use Development with 218 residential units and 32,400 square-feet of retail on 15.69 acres at the southwest corner of Hualapai Way and Elkhorn Road (APNs 126-24-510-011 and 126-24-517-001), PD (Planned Development) Zone [VC (Village Commercial) Cliff's Edge Special Land Use Designation], Ward 6 (Ross). Staff recommends DENIAL
- 138.DIR-25356 - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Request to adopt the Las Vegas High School Neighborhood Historic District Recommended Design Guidelines for Development within the Las Vegas High School National Register Historic District, generally bounded by south Sixth Street and south Ninth Street on the west and east, and Bridger and Gass Avenues on the north and south, respectively, R-1 (Single Family Residential), R-3 (Medium Density Residential), R-4 (High Density Residential), R-5 (Apartment), P-R (Professional Office and Parking), C-1 (Limited Commercial), C-V (Civic), ROI (Resolution of Intent), Zone, Ward 3 (Reese). The Planning Commission (7-0 vote) and staff recommend APPROVAL
- 139.DIR-26231 - PUBLIC HEARING - THE BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION - Consideration and possible action regarding the Development Agreement for the College of Southern Nevada development on approximately 41.17 acres at the northwest corner of Elkhorn Road and Grand Montecito Parkway (APNs 125-17-401-006 and 125-17-801-001), Ward 6 (Ross). The Planning Commission (7-0 vote) and staff recommend APPROVAL

SET DATE

- 140.Set date on any appeals filed or required public hearings from the City Planning Commission Meetings, Centennial Hills Architectural Review Committee and Dangerous Building or Nuisance/Litter Abatements

CITIZENS PARTICIPATION

141. CITIZENS PARTICIPATION: PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS WITHIN THE JURISDICTION OF THE CITY COUNCIL. NO SUBJECT MAY BE ACTED UPON BY THE CITY COUNCIL UNLESS THAT SUBJECT IS ON THE AGENDA AND IS SCHEDULED FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION ON ANY SINGLE SUBJECT, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED

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

City Clerk's Bulletin Board, City Hall Plaza, 2nd Floor Skybridge
Bulletin Board, City Hall Plaza, (next door to Metro Records)
Las Vegas Library, 833 Las Vegas Boulevard North
Clark County Government Center, 500 S. Grand Central Parkway
Grant Sawyer Building, 555 E. Washington Avenue

Exhibit "B"

(Attach Affidavit of Publication of Notice of Hearing)

**NOTICE OF HEARING ON PROPOSED PROJECT AND ASSESSMENTS WITHIN THE
PROPOSED CITY OF LAS VEGAS, NEVADA SPECIAL IMPROVEMENT DISTRICT NO. 1507 - JONES
BOULEVARD (ELKHORN ROAD TO HORSE DRIVE) AND GRAND TETON DRIVE
(MAVERICK STREET TO DECATUR BOULEVARD)**

NOTICE IS HEREBY GIVEN to the property owners within the proposed City of Las Vegas, Nevada, Special Improvement District No. 1507 - Jones Boulevard (Elkhorn Road to Horse Drive) and Grand Teton Drive (Maverick Street to Decatur Boulevard) (hereinafter the "District") and to all interested persons that:

The City Council of the City of Las Vegas (hereinafter the "City Council" and "City", respectively) in the County of Clark and the State of Nevada, has provisionally ordered the acquisition of a Sanitary Sewer Project, Street Project and a Water Project (collectively, the "Project") as more particularly described as follows:

- Jones Boulevard (BOTH SIDES) - from the centerline of Elkhorn Road north to the centerline of Horse Drive approximately 8,027-feet (varies from 90 to 100-foot right-of-way).**
- Grand Teton Drive (BOTH SIDES) - from the centerline of Maverick Street east to the centerline of Jones Boulevard, approximately 1,340-feet (100-foot right-of-way).**
- Grand Teton Drive (NORTH SIDE) - from the centerline of Bradley Road east to the centerline of Thom Boulevard, approximately 1,249-feet (105-foot right-of-way).**

Except as shown on the preliminary plans and specifications now on file in the office of the City Clerk and in the office of the Special Improvement District in Las Vegas, Nevada, the character of such Project shall be described more particularly as follows: The improvements on Jones Boulevard and Grand Teton Drive will consist of the grading, regrading, graveling, and asphalt paving as necessary for four (4) travel lanes, a two-way center-left turn lane with raised medians at the signalized or future signalized intersections, "L" type curb and gutter, sidewalks, commercial or residential driveway approach and streetlights. The streetlights will be installed at the back of the sidewalk at appropriate intervals. At the request of the owners of property in the District (filed with the office of the Special Improvement District prior to December 14, 2007) water and sewer laterals will be installed from the existing or proposed main lines in Jones Boulevard or Grand Teton Drive to such property. Sewer lines within the District are owned and maintained by the City. The City will require that properties connecting to the sewer line pay a connection fee. **THE CITY HAS NO OBLIGATION TO PROVIDE WATER OR SEWER SERVICE TO ANY PROPERTY WITHIN THE DISTRICT REGARDLESS OF WHETHER THE CITY COUNCIL PROCEEDS WITH ALL OR ANY PART OF THE PROJECT.**

The preliminary estimated total cost of the Project and the amount to be assessed is as follows:

Estimated Amount of Special Assessments	Amount Available from Other Sources	Total Cost
\$ 2,199,180.67	\$ 15,480,856.63	\$ 17,680,037.30

The amounts to be assessed for the improvements in the District will be levied upon all tracts in the District, i.e., upon all abutting tracts in proportion to the special benefits derived (as shown by the estimated benefits and corresponding market value increases). However, an equitable adjustment will be made for assessments to be levied against wedge or "V" or other irregularly shaped lots or lands, if any, and for any lot, tract or parcel not specially benefited by the improvements so that assessments according to benefits are to be equal and uniform. The portion of the costs to be assessed against and the maximum amount of benefits estimated (and corresponding market value increases) to be conferred upon each piece or parcel of property in the District is stated in the assessment plat and addendum thereto designated "Tabulation of Parcels" or preliminary assessment roll. In cases of wedge or "V" or any other irregularly shaped tracts, the amount apportioned thereto shall be in proportion to the special benefits thereby derived.

The assessments will be levied on a front foot basis, provided that those tracts which front a cul-de-sac and which abut or front a street or streets being improved will be assessed on a "unit lot" basis, i.e., all lots abutting the cul-de-sac are to be assessed the same amount based upon the front footage of those lots abutting the street or streets being improved, which also abut the cul-de-sac. Each property owner will be assessed for the cost of an 8-foot wide street pavement section, curb and gutter, sidewalks, driveway approaches and streetlights, where not already existing. The owners of property who elect to have water or sewer laterals installed will be assessed per foot of lateral installed on a per service or unit lot basis.

The boundaries of the District shall be the exterior boundary of each parcel of property fronting a street to be improved by the improvements or fronting a cul-de-sac which abuts or fronts a street to be improved by the improvements.

All persons interested are hereby advised that the preliminary plans and specifications (showing a typical section of the contemplated improvements) and the assessment plat, including a tabulation of parcels or preliminary assessment roll, a preliminary estimate of the total cost, a description of the lots, tracts and parcels of land to be assessed, the portion of the cost to be assessed thereagainst, and the amount of maximum benefits (including the corresponding market value increases) estimated to be conferred on each piece or parcel of property, the Engineer's report as to the method of determining benefits, and all proceedings in the premises are on file in the office of the Special Improvement District, Department of Public Works, and at the office of the City Clerk, 400 Stewart Avenue, Las Vegas, Nevada. All of the foregoing can be seen and examined by any property owner or other interested persons during regular business hours, from 8:00 a.m. to 5:00 p.m., Monday through Friday.

It is anticipated that there will be grade or elevation changes in connection with the acquisition of the Project. Such grade or elevation changes are substantial and are as shown on the preliminary plans and specifications. All interested persons are hereby referred to the preliminary plans and specifications, which relate to the details of the Project.

On Wednesday, March 5, 2008 at 9:00 a.m., in the City Council Chambers at 400 Stewart Avenue, in Las Vegas, Nevada, the City Council will consider the ordering of the proposed Project, and will hear all complaints, protests and objections that may be made in writing and filed as hereafter provided, or made verbally at the hearing, concerning the same, by the owner of any tract to be assessed or any interested person. The owners of the property to be assessed, or any other person interested therein, may appear before the City Council and be heard as to the propriety and advisability of acquiring and improving such Project, as to the estimated cost thereof, as to the manner of payment therefore, as to the amount thereof to be assessed, the benefits estimated to be conferred against each tract, and the corresponding market value increases expected for each tract in the District.

The City Council requests that any property owner or interested person wishing to protest or object, do so in writing at the office of the City Clerk at least three (3) days before the time set for such hearing, i.e., on or before Friday, February 29, 2008. On the date and at the time and place fixed for such hearing, any and all property owners interested in the Project may, by written complaint, protest or objection, present their views to the City Council, or present them orally, and the City Council may adjourn the hearing from time to time to discuss and consider said issues before it. Any person filing a written protest or objection as hereinabove provided, shall have the right within thirty (30) days after the City Council has finally passed on such protest or objection to commence an action or suit in any court of competent jurisdiction to correct or set aside such determination, but thereafter, all actions or suits attacking the validity of the proceedings and the amount of benefits shall be perpetually barred. **A PROPERTY OWNER'S ONLY CHANCE TO PRESENT EVIDENCE TO DEMONSTRATE THAT HIS OR HER ESTIMATED ASSESSMENTS ARE EXCESSIVE WILL BE AT THE PUBLIC HEARING AND A PROPERTY OWNER WILL NOT BE ABLE TO PRESENT ANY ADDITIONAL EVIDENCE UPON SUBSEQUENT APPEAL TO DISTRICT COURT.**

A person should object to the formation of the District, using the procedure outlined in this notice, if his support for the District is based upon a statement or representation concerning the Project that is not contained in the language of this notice.

If a person objects to the amount of maximum benefits estimated to be assessed or to the legality of the proposed assessments in any respect:

- (1) He is entitled to be represented by counsel at the hearing;
- (2) Any evidence he desires to present on these issues must be presented at the hearing; and
- (3) Evidence on these issues that is not presented at the hearing may not thereafter be presented in an action brought pursuant to NRS 271.315.

The City Council has determined that one-half or more of the total cost of the Project shall be paid with monies derived from sources other than the levy of special assessments and accordingly may take advantage of the exception stated in paragraph (a) of subsection (2) of NRS 271.306, (which exception is that the City, at its option, may proceed with the improvements in the District regardless of the percentage of protests).

After such hearing, the City Council shall determine the advisability of undertaking each part of the Project, and, if it determines to proceed, shall determine the kind and character of such improvements to be made, and shall authorize the advertising for bids for performing such work and furnishing all necessary materials with the lowest and best bidder or bidders. The City Council may determine not to proceed with all or any part of the Project regardless of the protests or objections.

AFFP DISTRICT COURT
Clark County, Nevada

AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)
COUNTY OF CLARK) SS:

STACEY M. LEWIS, being 1st duly sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal and the Las Vegas Sun, daily newspapers regularly issued, published and circulated in the City of Las Vegas, County of Clark, State of Nevada, and that the advertisement, a true copy attached for,

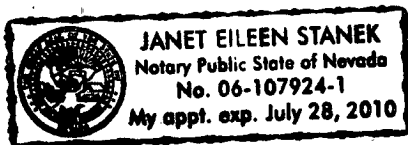
LV CITY CLERK 2296311LV 3585111

was continuously published in said Las Vegas Review-Journal and / or Las Vegas Sun in 3 edition(s) of said newspaper issued from 02/18/2008 to 03/03/2008, on the following days:

02/18/2008
02/25/2008
03/03/2008

2008 MAR 10 A 11:05

RECEIVED
CITY CLERK



Signed: _____

Stacey M Lewis

SUBSCRIBED AND SWORN BEFORE ME THIS, THE

3rd day of *March*, 2008.

Notary Public

Janet Eileen Stanek

After the determination of the actual cost of the Project, assessments shall be reviewed in accordance with the laws of the State of Nevada. In no event shall the assessments exceed the estimated maximum special benefits to the property assessed or the reasonable market value of the property being assessed (as determined by the City Council). The City Council shall provide that the assessments may be payable without interest and without demand during a specified cash payment period and the City Council shall provide that the assessments may be paid at the election of the owner in forty (40) substantially equal semi-annual installments of principal and interest. The City Council shall also provide the time and terms of payment of such assessments and shall fix penalties to be collected upon delinquent payments (at a rate not exceeding two percent (2%) per month or such lower rate, which may be zero percent, for such period as determined by the City Treasurer). The City Director of Finance and Business Services shall provide the rate of interest on unpaid installments of assessments, which will not exceed the maximum rate of interest permitted under the statutes of the State. If assessment bonds are issued, such rate will not exceed by more than 1% of the highest rate of interest on the assessment bonds for the District. The effective interest rate on the assessment bonds of the District will not exceed the statutory maximum rate, i.e., will not exceed by more than 3% the "Index of Twenty Bonds", which shall have been most recently published before the time bids for the bonds are received, or at the time a negotiated offer for the sale of such bonds is accepted. If assessment bonds are not issued, such rate shall not exceed 9%.

Pursuant to NRS 271.357 and NRS 271.360, the City has established a procedure to allow any person whose principal residence will be included in the District to apply for a Hardship Determination. Any assessment against property for which an application for Hardship Determination has been approved by the City Council shall be postponed, but the owner shall make payments of interest on the unpaid balance of previous and current assessments at the same rate and terms as are established for other assessments in the manner provided. The assessment shall remain postponed until the earlier of the following occurrences: (a) the property is sold or transferred to a person other than one to whom a Hardship Determination has been granted; (b) the term of the bonds expires; (c) the property owner's application for renewal of the Hardship Determination is disapproved; (d) the property owner fails to pay interest on the unpaid balance of assessments in a timely manner; or (e) the property owner pays all previous and current assessments. A person desiring to apply for a Hardship Determination shall file an application no later than February 29, 2008, with the Clark County Department of Social Services, 1600 Pinto Lane, Las Vegas, Nevada 89106, (702) 455-8687.

By order of the City Council of the City, Nevada, and dated this February 6, 2008.

/s/ Beverly K. Bridges BEVERLY K. BRIDGES, CMC, City Clerk

PUB: Feb. 18, 25, Mar. 3, 2008 LV Review-Journal

Exhibit "C"

(Attach minutes of public hearing on March 5, 2008)

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: MARCH 5, 2008

DEPARTMENT: PUBLIC WORKS

DIRECTOR: CHARLIE KAJKOWSKI

☐ Consent ☒ Discussion

SUBJECT:

Public Hearing on proposed local improvement district for Special Improvement District No. 1507 - Jones Boulevard (Elkhorn Road to Horse Drive) and Grand Teton Drive (Maverick Street to Decatur Boulevard) - Ward 6 (Ross)

Fiscal Impact



No Impact



Augmentation Required



Budget Funds Available

Amount:

Funding Source:

Dept./Division:

PURPOSE/BACKGROUND:

The construction and installation of pavement, median islands with left turn lanes and/or continuous left turn lane, "L" type curb and gutter, sidewalks and streetlights. The cost of the SID is estimated to be \$2,199,180.67.

RECOMMENDATION:

Public hearing only; no action required.

BACKUP DOCUMENTATION:

1. Public hearing notice
2. Submitted at meeting - Protest letter by Steven Delao
3. Submitted after meeting - Protest letter by Louise Ann Benda

Minutes:

No motion required. A presentation was made.

MAYOR GOODMAN declared the Public Hearing open.

CHARLIE KAJKOWSKI, Director of the Public Works Department, displayed a map of the Special Improvement District (SID) along Jones Boulevard and explained that the SID would be funded through various sources. He listed those sources and the amount each would be providing. He noted 70 properties would be involved and stated that construction was planned to begin during the third quarter of 2008.

ANTHONY HODGES, 123 Sir David Way, complimented COUNCILMAN ROSS on his work in Ward 6.

SANDRA CARR, 7681 North Jones Boulevard, appeared in opposition and submitted a protest letter from a neighbor. She stated that not all property owners had been notified regarding the

CITY COUNCIL MEETING OF: MARCH 5, 2008

SID and questioned the purpose of the public meetings as the SID appeared to be moving forward against the neighbors' wishes. MS. CARR opposed the SID because the improvements would be an inconvenience as the area consisted of horse property. The sidewalks, the median and the streetlights were unwelcome because they would destroy the rural character of the area and make it more difficult for horses to travel in and out of the neighborhood. She suggested that yellow lines and turn lanes be used rather than concrete medians and that the developers in the area should be made to pay for any street improvements.

MR. KAJKOWSKI explained that MS. CARR had signed a covenant running with the land to defer street improvement until the City moved forward with this SID. He noted that property owners saved a significant amount of money on street improvements as the City would fund the curb, gutter, sidewalks and eight feet of asphalt, decreasing the amount of asphalt the property owner would be required to fund.

MAYOR GOODMAN expressed concern with the possibility that some property owners would be unable to meet the obligations of the SID. MR. KAJKOWSKI explained that the SID would have an extended payback period to decrease the payments for the property owners and noted that the payments would be due approximately two and a half years after construction begins.

MARK VINCENT, Director of Finance and Business Services, explained that State law governs the process when a property owner becomes delinquent on SIDs. He described the process and acknowledged the penalties were stringent. MAYOR GOODMAN pointed out some problems with the process and encouraged the City's legislative team to bring this issue to the State legislature's attention.

COUNCILMAN ROSS pointed out that MS. CARR had signed a covenant when she purchased her home that she would be responsible for the improvements when they came forward. He stressed the need for improvements on Jones Boulevard and expressed concern for public safety. He noted the project had been amended to minimize the impact to the homeowners and suggested the bids would probably be less than what the City's anticipated.

In response to COUNCILMAN WOLFSON'S inquiry, MR. KAJKOWSKI explained that the properties that have not signed an agreement regarding the SID were vacant or had not had any development activity which would bring them to the City. MR. KAJKOWSKI assured COUNCILMAN WOLFSON that all property owners would participate in the SID.

MS. CARR acknowledged that she had signed the covenant, but informed COUNCILMAN ROSS that she had been led to believe that the street improvements would not be as costly as the City estimated.

MAYOR GOODMAN declared the Public Hearing closed.

STATE OF NEVADA)
) ss.
CITY OF LAS VEGAS)

AFFIDAVIT OF MAILING
NOTICE OF HEARING

Beverly K. Bridges, CMC, does hereby swear, upon oath according to law:

1. I am and at all times hereinafter mentioned was the duly qualified and sworn City Clerk of the City of Las Vegas, Nevada.

2. I posted or caused to be posted a notice entitled "NOTICE OF HEARING ON PROPOSED PROJECT AND ASSESSMENTS WITHIN THE PROPOSED CITY OF LAS VEGAS, NEVADA SPECIAL IMPROVEMENT DISTRICT NO. 1507 - JONES BOULEVARD (ELKHORN ROAD TO HORSE DRIVE) AND GRAND TETON DRIVE (MAVERICK STREET TO DECATUR BOULEVARD)" on the City's website on FEBRUARY 12, 2008, being at least twenty (20) days prior to the hearing, on March 5, 2008 in accordance with NRS 271.170.

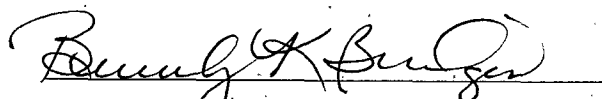
3. I mailed or caused to be mailed a notice entitled "NOTICE OF HEARING ON PROPOSED PROJECT AND ASSESSMENTS WITHIN THE PROPOSED CITY OF LAS VEGAS, NEVADA SPECIAL IMPROVEMENT DISTRICT NO. 1507 - JONES BOULEVARD (ELKHORN ROAD TO HORSE DRIVE) AND GRAND TETON DRIVE (MAVERICK STREET TO DECATUR BOULEVARD)" by deposit in the United States mail, postage prepaid, as first-class mail, at the post office in the City of Las Vegas, Nevada, on FEBRUARY 12, 2008, being at least twenty (20) days prior to the hearing, on March 5, 2008, to the last known address of each last known owner of land within the District whose property will be assessed for the cost of the improvements, such addresses and owners being those appearing on the records of the County Assessor of Clark County, Nevada, and from such other sources as I, the City of Las Vegas and Public Works Department deemed to be reliable.

4. A list of said owners and their addresses is hereto attached, marked Exhibit A and made a part hereof, all addresses therein being situated within the City of Las Vegas, Nevada, unless otherwise indicated, such names and addresses being the same as those shown on the "Tabulation of Parcels" or "Preliminary Assessment Roll".

5. There is attached hereto, marked Exhibit B and made a part hereof, a full, true and correct copy of the notice as mailed as herein described.

6. Copies of the affidavit of publication of said notice, verified by the affidavit of the publisher, and a copy of this affidavit are on file in the office of the City Clerk.

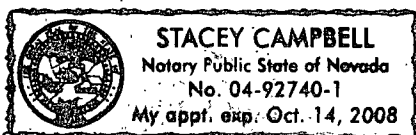
Further Affiant sayeth naught.


BEVERLY K. BRIDGES, CMC
City Clerk

SUBSCRIBED and SWORN to before me in the City of Las Vegas, Nevada, this 27TH

May, 2008

My commission expires 10/14/08



(NOTARIAL STAMP)


Notary Public

EXHIBIT "A"

(Attach List of Property Owners with Their Addresses)

APN: 125-11-704-005 ETAL

WHEN RECORDED RETURN TO:

City of Las Vegas
Department of Public Works
Special Improvement District Section – 4th Floor
400 Stewart Avenue
Las Vegas, Nevada 89101

City of Las Vegas

Special Improvement District No. 1507

Jones Boulevard (Elkhorn Road to Horse Drive) and
Grand Teton Drive (Maverick Street to Decatur Boulevard)

RECEIVED
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City of Las Vegas
 ** ASSESSMENT ROLL **
 Special Improvement District No. 1507
 JONES BOULEVARD--(Elkhorn Road to Horse Drive)

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 Date 1/25/2008

PRELIMINARY

PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-11-704-005	DOC: 20060929:02331 DATE: 2006/09/29 Parcel Map File 49 Page 80 Lot 4	Moore Robert D Etal 8A Leithen Cir Las Vegas NV 89115-2203	\$350,000.00	\$33,400.00	\$30,407.22
125-11-704-009	DOC: 19940120:00331 DATE: 1994/01/20 Parcel Map File 49 Page 79 Lot 4	Rossell Darlene 6325 Maggie Ave Las Vegas NV 89131-2021	\$350,000.00	\$26,600.00	\$24,226.09
125-11-803-008	DOC: 20000825:01657 DATE: 2000/08/25 Pt Se4 Se4 Sec 11 19 60	Vignau Marcello 6101 Racel St Las Vegas NV 89131-1912	\$827,063.00	\$33,700.00	\$30,657.92
125-11-803-016	DOC: 20061130:01529 DATE: 2006/11/30 Parcel Map File 51 Page 97 Lot 1	Bikle Richard Austin & Wendy C Y 8101 N Jones Blvd Las Vegas NV 89131-2014	\$355,003.00	\$33,900.00	\$30,857.99
125-11-803-017	DOC: 20060201:04230 DATE: 2006/02/01 Parcel Map File 51 Page 97 Lot 2	Nelson Robert L & Connie R 6100 Ackerman Ave Las Vegas NV 89131-1934	\$404,360.00	\$33,800.00	\$30,689.89
125-11-806-009	DOC: 19900823:00314 DATE: 1990/08/23 Land Division 10-80 Lot 2	Cobb Paul A & Dianne R 1501 S Hwy 22 Anitmony UT 84712	\$900,000.00	\$61,600.00	\$55,968.39
125-11-806-010	DOC: 19970314:01976 DATE: 1997/03/14 Land Division 11-80 Lot 3	Griffin Jon G Faustina Andrea L 8010 Maverick St Las Vegas NV 89131-1900	\$1,180,020.00	\$55,200.00	\$50,201.98

City of Las Vegas
 ** ASSESSMENT ROLL **
 Special Improvement District No. 1507
 JONES BOULEVARD--(Elkhorn Road to Horse Drive)

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-11-806-011	DOC: 20010718:01093 DATE: 2001/07/18 Parcel Map File 73 Page 89 Lot 3	Seegmiller Chad D & Deborah B 6140 Grand Teton Dr Las Vegas NV 89131-1915	\$478,377.00	\$23,000.00	\$20,936.57
125-11-806-012	DOC: 20041118:02799 DATE: 2004/11/18 Parcel Map File 73 Page 89 Lot 2	Reese Dale & Frances 6150 Grand Teton Dr Las Vegas NV 89131-1915	\$471,509.00	\$18,800.00	\$17,062.95
125-11-806-013	DOC: 20050718:04926 DATE: 2005/07/18 Parcel Map File 73 Page 89 Lot 1	Jerry Treichel Electric Inc 6971 Red Coach Ave Las Vegas NV 89108-5752	\$299,011.00	\$22,900.00	\$20,808.52
125-11-806-014	DOC: 20041221:02078 DATE: 2004/12/21 Parcel Map File 30 Page 45 Lot 4	McFarland Cheyanne 6130 Grand Teton Dr Las Vegas NV 89131-1915	\$571,986.00	\$30,700.00	\$27,918.86
125-11-806-015	DOC: 99999999:99999 DATE: 9999/99/99 Parcel Map File 30 Page 45 Lot 3	Taxpayer 6120 Grand Teton Dr Las Vegas NV 89131-1915	\$484,980.00	\$30,600.00	\$27,854.84
125-11-806-016	DOC: 20060427:02892 DATE: 2006/04/27 Parcel Map File 30 Page 45 Lot 2	Werner Bethany L Mott Stephen 3250 N Tenaya Wy #109 Las Vegas NV 89129-7406	\$529,783.00	\$30,600.00	\$27,854.84

City of Las Vegas
 ** ASSESSMENT ROLL **
 Special Improvement District No. 1507
 JONES BOULEVARD--(Elkhorn Road to Horse Drive)

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-11-806-017	DOC: 20010323:02563 DATE: 2001/03/23 Parcel Map File 30 Page 45 Lot 1	Ymson Living Trust Ymson Fernando L & Helen J M Trs 8709 Orvieto Dr Las Vegas NV 89117-1112	\$350,000.00	\$52,500.00	\$47,736.69
125-12-801-011	DOC: 20031016:03940 DATE: 2003/10/16 Parcel Map File 65 Page 21 Lot 3 & Vac Rd	Geoghegan Robert P & Marion L 8000 Bradley Rd Las Vegas NV 89131-2016	\$704,143.00	\$23,900.00	\$21,690.85
125-12-801-012	DOC: 20070928:01400 DATE: 2007/09/28 Parcel Map File 66 Page 26 Lot 1	Soria Jennifer L & Matthew L 5310 Grand Teton Dr Las Vegas NV 89131-3600	\$762,983.00	\$11,600.00	\$10,535.74
125-12-801-013	DOC: 19970708:01361 DATE: 1997/07/08 Parcel Map File 66 Page 26 Lot 3	Geoghegan Living Trust 8000 Bradley Rd Las Vegas NV 89131-2016	\$332,500.00	\$11,600.00	\$10,535.74
125-12-801-014	DOC: 20060321:01286 DATE: 2006/03/21 Parcel Map File 74 Page 52 Lot 1	Larson Glen Lamar P O Box 364857 No Las Vegas NV 89036-8857	\$499,511.00	\$11,600.00	\$10,535.74
125-12-801-015	DOC: 20000926:01357 DATE: 2000/09/26 Parcel Map File 74 Page 52 Lot 2	Price Terry J & Sally G 5300 Grand Teton Dr Las Vegas NV 89131-3600	\$475,586.00	\$11,800.00	\$10,695.80

City of Las Vegas
 ** ASSESSMENT ROLL **
 Special Improvement District No. 1507
 JONES BOULEVARD--(Elkhorn Road to Horse Drive)

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-12-801-022	DOC: 20000828:01567 DATE: 2000/08/28 Parcel Map File 78 Page 47 Lot 1	Mangru Dusrat & Bertha 5250 Grand Teton Dr Las Vegas NV 89131-3632	\$562,374.00	\$23,100.00	\$21,003.53
125-12-801-023	DOC: 20071213:03600 DATE: 2007/12/13 Parcel Map File 78 Page 47 Lot 2	Lara Vicente 10525 Biriba Pl Las Vegas NV 89144-4291	\$359,020.00	\$25,300.00	\$23,029.59
125-12-801-024	DOC: 20040812:02212 DATE: 2004/08/12 Parcel Map File 78 Page 47 Lot 3	Whittle J A & S Qual Pers Res Tr Whittle Jeffrey A & Shelley Trs 5150 Grand Teton Dr Las Vegas NV 89131-3619	\$1,165,317.00	\$25,600.00	\$23,317.70
125-12-801-025	DOC: 19951220:00153 DATE: 1995/12/20 Parcel Map File 78 Page 47 Lot 4 & Vac Rd	Moss John D 1508 Banner Cir Las Vegas NV 89102-1517	\$666,817.00	\$28,800.00	\$26,158.21
125-13-201-001	DOC: 20040220:02099 DATE: 2004/02/20 Survey File 52 Page 70 Lot 2 Decatur Alignment	Kennington Development L L C P O Box 35110 Las Vegas NV 89133-5110	\$765,000.00	\$56,800.00	\$51,645.63
125-13-201-006	DOC: 20030910:01085 DATE: 2003/09/10 Parcel Map File 63 Page 15 Lot 4	Maupin Michael R & Shelly J 7751 N Jones Blvd Las Vegas NV 89131-2122	\$399,417.00	\$15,200.00	\$13,798.74

City of Las Vegas
 ** ASSESSMENT ROLL **
 Special Improvement District No. 1507
 JONES BOULEVARD--(Elkhorn Road to Horse Drive)

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-13-201-007	DOC: 19990119:01553 DATE: 1999/01/19 Parcel Map File 63 Page 15 Lot 3	Miceli Family Trust Miceli Calogero & Ida E Trs 7780 N Jones Blvd Las Vegas NV 89131-2121	\$525,269.00	\$15,200.00	\$13,798.74
125-13-201-008	DOC: 20061031:02427 DATE: 2006/10/31 Parcel Map File 63 Page 15 Lot 1	Gonzales Raul Jr & Patrice 7720 N Jones Blvd Las Vegas NV 89131-2121	\$412,400.00	\$15,200.00	\$13,798.74
125-13-201-009	DOC: 20071105:01300 DATE: 2007/11/05 Parcel Map File 63 Page 15 Lot 2	Tiberia Albert Oropesa Lazaro O & Ines V 7730 N Jones Blvd Las Vegas NV 89131-2121	\$600,846.00	\$15,200.00	\$13,798.74
125-13-201-014	DOC: 20070606:00530 DATE: 2007/06/06 Parcel Map File 67 Page 91 Lot 1	Silveyra Abel & Angelica 7690 N Jones Blvd Las Vegas NV 89131-2119	\$570,106.00	\$15,200.00	\$13,798.46
125-13-201-015	DOC: 19960620:01198 DATE: 1996/06/20 Parcel Map File 67 Page 91 Lot 2	Blouin Arthur F Jr & Margaret 7680 N Jones Blvd Las Vegas NV 89131-2119	\$370,689.00	\$15,200.00	\$13,798.46
125-13-201-016	DOC: 20040106:03078 DATE: 2004/01/06 Parcel Map File 67 Page 91 Lot 4	Little Janet R 183 Baughman Cir Hc-38 Box 828 Las Vegas NV 89124-8302	\$385,414.00	\$15,200.00	\$13,798.46

City of Las Vegas
 ** ASSESSMENT ROLL **
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 JONES BOULEVARD--(Elkhorn Road to Horse Drive)

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-13-201-017	DOC: 20040929:04853 DATE: 2004/09/29 Parcel Map File 67 Page 91 Lot 3	Sims-Weaver Donni M Weaver Richard J 7670 N Jones Blvd Las Vegas NV 89131-2119	\$369,823.00	\$15,200.00	\$13,798.46
125-13-201-022	DOC: 20040305:03232 DATE: 2004/03/05 Parcel Map File 67 Page 92 Lot 1	Wittwer William S & Christine M 7650 N Jones Las Vegas NV 89131-2119	\$386,937.00	\$13,600.00	\$12,368.69
125-13-201-023	DOC: 20070914:00400 DATE: 2007/09/14 Parcel Map File 67 Page 92 Lot 2	Evans Martin & Mary Rev Liv Tr Evans Martin & Mary Trs 4879 Lionesse Ct Las Vegas NV 89130-7285	\$247,311.00	\$13,600.00	\$12,368.69
125-13-201-024	DOC: 19931223:01126 DATE: 1993/12/23 Parcel Map File 67 Page 92 Lot 4	Black Patrick L 1950 Jasper Creek Pl Las Vegas NV 89123-3298	\$245,000.00	\$13,600.00	\$12,368.69
125-13-201-025	DOC: 20041223:00760 DATE: 2004/12/23 Parcel Map File 67 Page 92 Lot 3	Aultman Ruth G 7630 N Jones Las Vegas NV 89131-2119	\$462,160.00	\$13,600.00	\$12,368.69
125-13-401-001	DOC: 20000727:01349 DATE: 2000/07/27 Survey File 52 Page 70 Lot 31 Decatur Alignment (Parcel Map 28-3 Lot 1)	Boyd Family Trust Boyd Ruth L Trs 2113 Silver Ave Las Vegas NV 89102-2221	\$350,000.00	\$23,500.00	\$21,320.61

City of Las Vegas
 ** ASSESSMENT ROLL **
 Special Improvement District No. 1507
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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-13-401-004	DOC: 20000727:01349 DATE: 2000/07/27 Survey File 52 Page 70 Lot 32 Decatur Alignment (Parcel Map 28-3 Lot 2)	Boyd Family Trust Boyd Ruth L Trs 2113 Silver Ave Las Vegas NV 89102-2221	\$350,000.00	\$33,500.00	\$30,459.67
125-13-401-006	DOC: 19930721:00155 DATE: 1993/07/21 Survey File 52 Page 70 Lot 33 Decatur Alignment	Carmichael Stanley S & Lidia M 7237 N Jones Blvd Las Vegas NV 89131-2307	\$496,317.00	\$64,100.00	\$58,262.25
125-13-401-008	DOC: 20060714:02983 DATE: 2006/07/14 Survey File 52 Page 70 Lot 34 Decatur Alignment	Kerlus Munira 7229 N Jones Blvd Las Vegas NV 89131-2307	\$489,971.00	\$36,200.00	\$32,899.48
125-13-401-010	DOC: 20070508:04400 DATE: 2007/05/08 Survey File 52 Page 70 Lot 35 Decatur Alignment	Mata Bryan M 7570 Silver Leaf Wy Las Vegas NV 89147-4957	\$434,446.00	\$36,100.00	\$32,862.13
125-13-401-012	DOC: 19900213:00818 DATE: 1990/02/13 Survey File 52 Page 70 Lot 36 Decatur Alignment	Schmidt James N & Helen Beckwith 7217 N Jones Blvd Las Vegas NV 89131-2307	\$524,863.00	\$54,100.00	\$49,191.09

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-13-401-014	DOC: 20010924:00464 DATE: 2001/09/24 Survey File 52 Page 70 Lot 37 Decatur Alignment	Eilers Barry & Kim L 7213 N Jones Blvd Las Vegas NV 89131-2307	\$604,431.00	\$36,100.00	\$32,840.79
125-13-401-016	DOC: 20000224:01532 DATE: 2000/02/24 Survey File 52 Page 70 Lot 38 Decatur Alignment	Wainscott James N & Deborah 9752 Trail Rider Dr Las Vegas NV 89117-6627	\$315,000.00	\$28,100.00	\$25,558.18
125-14-503-001	DOC: 20061116:04609 DATE: 2006/11/16 Parcel Map File 65 Page 79 Lot 1	Mohn Jack E 6181 Grand Teton Dr Las Vegas NV 89131-1924	\$452,606.00	\$26,900.00	\$24,460.85
125-14-503-002	DOC: 19950428:00198 DATE: 1995/04/28 Parcel Map File 65 Page 79 Lot 2	Kilpatrick Samuel J & Gail L 6171 Grand Teton Dr Las Vegas NV 89131-1924	\$462,160.00	\$24,500.00	\$22,243.01
125-14-503-003	DOC: 20050216:00341 DATE: 2005/02/16 Land Division 3-86 Lot 1	Webster Douglas & Ruth 6161 Grand Teton Las Vegas NV 89131-1916	\$580,211.00	\$37,900.00	\$34,428.24
125-14-503-004	DOC: 20060703:01848 DATE: 2006/07/03 Land Division 3-86 Lot 2	Brandsness Sharon G 6151 Grand Teton Dr Las Vegas NV 89131-1916	\$526,491.00	\$37,700.00	\$34,227.53

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-14-504-001	DOC: 20050531:03376 DATE: 2005/05/31 Parcel Map File 32 Page 41 Lot 1	Schneider Paul A & Kimberly A 7730 Cowboy Trl Las Vegas NV 89131-2131	\$350,000.00	\$37,300.00	\$33,898.94
125-14-504-002	DOC: 20000427:02045 DATE: 2000/04/27 Parcel Map File 32 Page 41 Lot 2	Compton Jeffrey W & Roberta 6115 Grand Teton Las Vegas NV 89131-1916	\$614,260.00	\$37,300.00	\$33,941.63
125-14-504-003	DOC: 19991021:00700 DATE: 1999/10/21 Parcel Map File 32 Page 41 Lot 3	Benda Louise Ann 7941 N Jones Blvd Las Vegas NV 89131-2143	\$350,000.00	\$109,800.00	\$99,836.69
125-14-504-004	DOC: 19901030:01853 DATE: 1990/10/30 Parcel Map File 32 Page 41 Lot 4	Benda Louise Ann 7941 N Jones Blvd Las Vegas NV 89131-2143	\$508,231.00	\$85,800.00	\$77,964.76
125-14-504-006	DOC: 20041122:00494 DATE: 2004/11/22 Parcel Map File 36 Page 18 Lot 2	Tousa Homes Inc %Engle Homes 7872 W Sahara Las Vegas NV 89117-1944	\$350,000.00	\$31,900.00	\$28,998.92
125-14-504-007	DOC: 20041122:00494 DATE: 2004/11/22 Parcel Map File 36 Page 18 Lot 3	Tousa Homes Inc %Engle Homes 7872 W Sahara Las Vegas NV 89117-1944	\$350,000.00	\$31,900.00	\$28,998.92

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-14-504-008	DOC: 20041122:00494 DATE: 2004/11/22 Parcel Map File 36 Page 18 Lot 4	Tousa Homes Inc %Engle Homes 7872 W Sahara Las Vegas NV 89117-1944	\$350,000.00	\$31,900.00	\$28,998.92
125-14-507-004	DOC: 19870916:00221 DATE: 1987/09/16 Parcel Map File 49 Page 65 Lot 2-1	Lozich Anthony T Jr & Carol Ann 6101 Jo Marcy Dr Las Vegas NV 89131-2111	\$515,434.00	\$24,800.00	\$22,560.56
125-14-507-008	DOC: 2202:2161024 DATE: 1985/10/17 Parcel Map File 49 Page 65 Lot 2-4	Clark Shari L P O Box 335754 No Las Vegas NV 89033-5754	\$350,000.00	\$31,400.00	\$28,559.06
125-14-604-001	DOC: 19990819:00938 DATE: 1999/08/19 Parcel Map File 11 Page 3 Lot 2	Hirkala Alma T 1999 Revocable Tr Hirkala Alma T Trs 5852 Prospector Trl Las Vegas NV 89118-2052	\$1,700,000.00	\$90,000.00	\$81,785.35
125-14-604-005	DOC: 20050922:01661 DATE: 2005/09/22 Parcel Map File 49 Page 83 Lot 4	Burchard Family Trust Burchard Carl Leon & Thanh T Trs 5500 Goldbrush St Las Vegas NV 89130-1655	\$350,000.00	\$57,300.00	\$52,125.02
125-14-607-006	DOC: 20050203:01895 DATE: 2005/02/03 Parcel Map File 67 Page 41 Lot 2	Carr Sandra Ruth 7681 N Jones Blvd Las Vegas NV 89131-2120	\$446,489.00	\$22,900.00	\$20,811.70

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-14-607-007	DOC: 19971117:01449 DATE: 1997/11/17 Parcel Map File 67 Page 41 Lot 1	Perez Raymundo & Marcie 7691 N Jones Blvd Las Vegas NV 89131-2120	\$413,843.00	\$22,900.00	\$20,811.70
125-14-607-010	DOC: 20000228:02045 DATE: 2000/02/28 Parcel Map File 67 Page 41 Lot 3	Shank William E & Belinda L 7671 N Jones Blvd Las Vegas NV 89131-2120	\$388,034.00	\$22,900.00	\$20,811.70
125-14-607-011	DOC: 19960419:01584 DATE: 1996/04/19 Parcel Map File 67 Page 41 Lot 4	Delao Steven 7661 N Jones Blvd Las Vegas NV 89131-2120	\$436,306.00	\$22,900.00	\$20,811.70
125-14-607-021	DOC: 20060123:01081 DATE: 2006/01/23 Parcel Map File 68 Page 4 Lot 2	Hilterbran Ralph Wayne 7641 N Jones Blvd Las Vegas NV 89131-2120	\$407,086.00	\$22,800.00	\$20,706.70
125-14-607-022	DOC: 19920128:00571 DATE: 1992/01/28 Parcel Map File 68 Page 4 Lot 1	Neal Jeffery A & Paula E 7651 N Jones Las Vegas NV 89131-2120	\$400,526.00	\$29,300.00	\$26,599.96
125-14-607-023	DOC: 19920124:00290 DATE: 1992/01/24 Parcel Map File 68 Page 4 Lot 3	Picotte Valmore H & Linda K 7631 N Jones Blvd Las Vegas NV 89131-2120	\$376,077.00	\$22,800.00	\$20,706.70
125-14-607-024	DOC: 19981208:01192 DATE: 1998/12/08 Parcel Map File 68 Page 4 Lot 4	Leslie Dean & Dawn 7621 N Jones Blvd Las Vegas NV 89131-2120	\$400,177.00	\$22,800.00	\$20,706.70

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PARCEL NUMBER	DESCRIPTION	PRIMARY PROPERTY OWNER	MARKET VALUE	ESTIMATED MAX BENEFIT	ASSESSMENT TOTAL
125-14-702-006	DOC: 19960325:00088 DATE: 1996/03/25 Parcel Map File 54 Page 90 Lot 1	Williams George R 7590 N Jones Blvd Las Vegas NV 89131-2305	\$404,097.00	\$29,500.00	\$26,856.62
125-14-702-007	DOC: 20030304:01123 DATE: 2003/03/04 Parcel Map File 28 Page 63 Lot 4	Yamin Mousa Firoozmand Houshang Ben 11733 Goshen Ave #302 Los Angeles CA 90049-6148	\$350,000.00	\$124,200.00	\$112,868.11
125-14-702-015	DOC: 19980826:02000 DATE: 1998/08/26 Parcel Map File 28 Page 61 Lot 2	Wold Raymond L & Christine M 7550 N Jones Blvd Las Vegas NV 89131-2305	\$518,997.00	\$29,700.00	\$26,984.67
125-14-702-016	DOC: 20070516:00787 DATE: 2007/05/16 Parcel Map File 28 Page 61 Lot 1	Franke Jack & Cheryl Trust Franke Jack A & Cheryl J Co-Trs 7530 N Jones Blvd Las Vegas NV 89131-2305	\$584,674.00	\$23,000.00	\$20,891.33
125-14-703-002	DOC: 20040109:04126 DATE: 2004/01/09 Parcel Map File 11 Page 2 Lot 3 & Vac Rd	Kang Hye Kyong Kang Family Trust 3773 Hildebrand Ln Las Vegas NV 89121-4202	\$3,935,500.00	\$122,100.00	\$110,995.76

TOTAL ASSESSMENT: \$ 2,199,180.79

EXHIBIT "B"

(Attach Notice of Hearing as Mailed)

NOTICE OF HEARING ON PROPOSED PROJECT AND ASSESSMENTS
WITHIN THE PROPOSED CITY OF LAS VEGAS, NEVADA SPECIAL
IMPROVEMENT DISTRICT NO. 1507 – JONES BOULEVARD (ELKHORN
ROAD TO HORSE DRIVE) AND GRAND TETON DRIVE (MAVERICK
STREET TO DECATUR BOULEVARD)

NOTICE IS HEREBY GIVEN to the property owners within the proposed City of Las Vegas, Nevada, Special Improvement District No. 1507 – Jones Boulevard (Elkhorn Road to Horse Drive) and Grand Teton Drive (Maverick Street to Decatur Boulevard) (hereinafter the "District") and to all interested persons that:

The City Council of the City of Las Vegas (hereinafter the "City Council" and "City", respectively) in the County of Clark and the State of Nevada, has provisionally ordered the acquisition of a Sanitary Sewer Project, Street Project and a Water Project (collectively, the "Project") as more particularly described as follows:

Jones Boulevard (BOTH SIDES) - from the centerline of Elkhorn Road north to the centerline of Horse Drive approximately 8,027-feet (varies from 90 to 100-foot right-of-way).

Grand Teton Drive (BOTH SIDES) – from the centerline of Maverick Street east to the centerline of Jones Boulevard, approximately 1,340-feet (100-foot right-of-way).

Grand Teton Drive (NORTH SIDE) – from the centerline of Bradley Road east to the centerline of Thom Boulevard, approximately 1,249-feet (105-foot right-of-way).

Except as shown on the preliminary plans and specifications now on file in the office of the City Clerk and in the office of the Special Improvement District in Las Vegas, Nevada, the character of such Project shall be described more particularly as follows: The improvements on Jones Boulevard and Grand Teton Drive will consist of the grading, regrading, graveling, and asphalt paving as necessary for four (4) travel lanes, a two-way center left turn lane with raised medians at the signalized or future signalized intersections, "L" type curb and gutter, sidewalks, commercial or residential driveway approach and streetlights. The streetlights will be installed at the back of the sidewalk at appropriate intervals. At the request of the owners of property in the District (filed with the office of the Special Improvement District prior to December 14, 2007) water and sewer laterals will be installed from the existing or proposed main lines in Jones Boulevard or Grand Teton Drive to such property. Sewer lines within the District are owned and maintained by the City. The City will require that properties connecting to the sewer line pay a connection fee. THE CITY HAS NO OBLIGATION TO PROVIDE WATER OR SEWER SERVICE TO ANY PROPERTY WITHIN THE DISTRICT REGARDLESS OF WHETHER THE CITY COUNCIL PROCEEDS WITH ALL OR ANY PART OF THE PROJECT.

The preliminary estimated total cost of the Project and the amount to be assessed is as follows:

Estimated Amount of Special Assessments	Amount Available from Other Sources	Total Cost
\$ 2,199,180.67	\$ 15,480,856.63	\$ 17,680,037.30

The amounts to be assessed for the improvements in the District will be levied upon all tracts in the District, i.e., upon all abutting tracts in proportion to the special benefits derived (as shown by the estimated benefits and corresponding market value increases). However, an equitable adjustment will be made for assessments to be levied against wedge or "V" or other irregularly shaped lots or lands, if any, and for any lot, tract or parcel not specially benefited by the improvements so that assessments according to benefits are to be equal and uniform. The portion of the costs to be assessed against and the maximum amount of benefits estimated (and corresponding market value increases) to be conferred upon each piece or parcel of property in the District is stated in the assessment plat and addendum thereto designated "Tabulation of Parcels" or preliminary assessment roll. In cases of wedge or "V" or any other irregularly shaped tracts, the amount apportioned thereto shall be in proportion to the special benefits thereby derived.

The assessments will be levied on a front foot basis, provided that those tracts which front a cul-de-sac and which abut or front a street or streets being improved will be assessed on a "unit lot" basis, i.e., all lots abutting the cul-de-sac are to be assessed the same amount based upon the front footage of those lots abutting the street or streets being improved which also abut the cul-de-sac. Each property owner will be assessed for the cost of an 8-foot wide street pavement section, curb and gutter, sidewalks, driveway approaches and streetlights, where not already existing. The owners of property who elect to have water or sewer laterals installed will be assessed per foot of lateral installed on a per service or unit lot basis.

The boundaries of the District shall be the exterior boundary of each parcel of property fronting a street to be improved by the improvements or fronting a cul-de-sac which abuts or fronts a street to be improved by the improvements.

All persons interested are hereby advised that the preliminary plans and specifications (showing a typical section of the contemplated improvements) and the assessment plat, including a tabulation of parcels or preliminary assessment roll, a preliminary estimate of the total cost, a description of the lots, tracts and parcels of land to be assessed, the portion of the cost to be assessed thereagainst, and the amount of maximum benefits (including the corresponding market value increases) estimated to be conferred on each piece or parcel of property, the Engineer's report as to the method of determining benefits, and all proceedings in the premises are on file in the office of the Special Improvement District, Department of Public Works, and at the office of the City Clerk, 400 Stewart Avenue, Las Vegas, Nevada. All of the foregoing can be seen and examined by any property owner or other interested persons during regular business hours, from 8:00 a.m. to 5:00 p.m., Monday through Friday.

It is anticipated that there will be grade or elevation changes in connection with the acquisition of the Project. Such grade or elevation changes are substantial and are as shown on the preliminary plans and specifications. All interested persons are hereby referred to the preliminary plans and specifications, which relate to the details of the Project.

On Wednesday, March 5, 2008 at 9:00 a.m., in the City Council Chambers at 400 Stewart Avenue, in Las Vegas, Nevada, the City Council will consider the ordering of the proposed Project, and will hear all complaints, protests and objections that may be made in writing and filed as hereafter provided, or made verbally at the hearing, concerning the same, by the owner of any tract to be assessed or any interested person. The owners of the property to be assessed, or any other person interested therein, may appear before the City Council and be heard as to the propriety and advisability of acquiring and improving such Project, as to the estimated cost thereof, as to the manner of payment therefore, as to the amount thereof to be assessed, the benefits estimated to be conferred against each tract, and the corresponding market value increases expected for each tract in the District.

The City Council requests that any property owner or interested person wishing to protest or object, do so in writing at the office of the City Clerk at least three (3) days before the time set for such hearing, i.e., on or before Friday, February 29, 2008. On the date and at the time and place fixed for such hearing, any and all property owners interested in the Project may, by written complaint, protest or objection, present their views to the City Council, or present them orally, and the City Council may adjourn the hearing from time to time to discuss and consider said issues before it. Any person filing a written protest or objection as hereinabove provided, shall have the right within thirty (30) days after the City Council has finally passed on such protest or objection to commence an action or suit in any court of competent jurisdiction to correct or set aside such determination, but thereafter, all actions or suits attacking the validity of the proceedings and the amount of benefits shall be perpetually barred. **A PROPERTY OWNER'S ONLY CHANCE TO PRESENT EVIDENCE TO DEMONSTRATE THAT HIS OR HER ESTIMATED ASSESSMENTS ARE EXCESSIVE WILL BE AT THE PUBLIC HEARING AND A PROPERTY OWNER WILL NOT BE ABLE TO PRESENT ANY ADDITIONAL EVIDENCE UPON SUBSEQUENT APPEAL TO DISTRICT COURT.**

A person should object to the formation of the District, using the procedure outlined in this notice, if his support for the District is based upon a statement or representation concerning the Project that is not contained in the language of this notice.

If a person objects to the amount of maximum benefits estimated to be assessed or to the legality of the proposed assessments in any respect:

- (1) He is entitled to be represented by counsel at the hearing;
- (2) Any evidence he desires to present on these issues must be presented at the hearing; and

- (3) Evidence on these issues that is not presented at the hearing may not thereafter be presented in an action brought pursuant to NRS 271.315.

The City Council has determined that one-half or more of the total cost of the Project shall be paid with monies derived from sources other than the levy of special assessments and accordingly may take advantage of the exception stated in paragraph (a) of subsection (2) of NRS 271.306, (which exception is that the City, at its option, may proceed with the improvements in the District regardless of the percentage of protests).

After such hearing, the City Council shall determine the advisability of undertaking each part of the Project, and, if it determines to proceed, shall determine the kind and character of such improvements to be made, and shall authorize the advertising for bids for performing such work and furnishing all necessary materials with the lowest and best bidder or bidders. The City Council may determine not to proceed with all or any part of the Project regardless of the protests or objections.

After the determination of the actual cost of the Project, assessments shall be levied in accordance with the laws of the State of Nevada. In no event shall the assessments exceed the estimated maximum special benefits to the property assessed or the reasonable market value of the property being assessed (as determined by the City Council). The City Council shall provide that the assessments may be payable without interest and without demand during a specified cash payment period and the City Council shall provide that the assessments may be paid at the election of the owner in forty (40) substantially equal semi-annual installments of principal and interest. The City Council shall also provide the time and terms of payment of such assessments and shall fix penalties to be collected upon delinquent payments (at a rate not exceeding two percent (2%) per month or such lower rate, which may be zero percent, for such period as determined by the City Treasurer). The City Director of Finance and Business Services shall provide the rate of interest on unpaid installments of assessments, which will not exceed the maximum rate of interest permitted under the statutes of the State. If assessment bonds are issued, such rate will not exceed by more than 1% of the highest rate of interest on the assessment bonds for the District. The effective interest rate on the assessment bonds of the District will not exceed the statutory maximum rate, i.e., will not exceed by more than 3% the "Index of Twenty Bonds", which shall have been most recently published before the time bids for the bonds are received, or at the time a negotiated offer for the sale of such bonds is accepted. If assessment bonds are not issued, such rate shall not exceed 9%.

Pursuant to NRS 271.357 and NRS 271.360, the City has established a procedure to allow any person whose principal residence will be included in the District to apply for a Hardship Determination. Any assessment against property for which an application for Hardship Determination has been approved by the City Council shall be postponed, but the owner shall make payments of interest on the unpaid balance of previous and current assessments at the same rate and terms as are established for other assessments in the manner provided. The assessment shall remain postponed until the earlier of the following occurrences: (a) the property is sold or transferred to a person other than one to whom a Hardship Determination has been granted; (b) the term of the bonds expires; (c) the property owner's application for renewal of the Hardship Determination is disapproved; (d) the property owner fails to pay interest on the unpaid balance of assessments in a timely manner; or (e) the property owner pays all previous and current assessments. A person desiring to apply for a Hardship Determination shall file an application no later than February 29, 2008, with the Clark County Department of Social Services, 1600 Pinto Lane, Las Vegas, Nevada 89106, (702) 455-8687.

By order of the City Council of the City, Nevada, and dated this February 6, 2008.


BEVERLY K. BRIDGES, CMC
City Clerk