

RESOLUTION NO. R-10-2008

A RESOLUTION CONCERNING CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 – FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET); FIXING THE TIME AND PLACE WHEN COMPLAINTS, PROTESTS, AND OBJECTIONS TO THE FINAL ASSESSMENT ROLL FOR THE DISTRICT WILL BE HEARD; PROVIDING FOR THE MANNER OF GIVING NOTICE OF THE HEARING ON THE FINAL ASSESSMENT ROLL; PRESCRIBING OTHER DETAILS IN CONNECTION THEREWITH; RATIFYING ALL ACTION TAKEN CONSISTENT WITH THE PROVISIONS HEREOF; AND PROVIDING THE EFFECTIVE DATE HEREOF.

Summary: Public Hearing Notice

WHEREAS, the City Council of the City of Las Vegas in the County of Clark, State of Nevada, (hereinafter the “City Council” and the “City,” respectively) pursuant to an ordinance heretofore adopted (the “Creation Ordinance”) created the City of Las Vegas, Nevada, Special Improvement District No. 1516 – Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (the “District”) and ordered the acquisition, improvement and maintenance of a Commercial Area Vitalization Project, as defined in NRS 271.063 (the “Project”); and

WHEREAS, the City Council has heretofore determined that the cost and expense of the Project is to be paid by special assessments levied against the benefited lots, tracts and parcels of land in the District which the City Council has determined will receive special benefits (and corresponding market value increases) from the Project; and

WHEREAS, NRS 271.360 provides that the City Council may determine the cost of the Project to be assessed after making the construction contract, or after determining the net cost to the City, but not necessarily after the completion of the Project; and

WHEREAS, in accordance with NRS 271.360 and NRS 271.377, the City Council has determined and does hereby declare that the net cost to the City for the Project (including all necessary incidentals which either have been or will be incurred in connection with the District) is \$252,402, of which \$0 is available from other sources and \$252,402 is to be assessed upon the benefited lots, tracts and parcels of land in the District, which the City Council

has determined will receive special benefits and corresponding market value increases from the Project; and

WHEREAS, the City Council by resolution heretofore adopted, directed the City Engineer (with the assistance of the City Engineer Division) to make out a final assessment roll; and

WHEREAS, the City Council, together with the City Engineer, made out a final assessment roll for the District which contains, among other things, the names and addresses of the last known owners of the property to be assessed, a description of each lot, tract, or parcel of land to be assessed, and the amount of the proposed assessment to be levied thereon. The City Engineer has reported the final assessment roll to the City Council and the City Engineer has prepared and filed the final assessment roll with the City Clerk; and

WHEREAS, the City Council has determined, and does hereby determine, that all of the assessable property in the City which is specially benefited by the Project, and only that property which is so specially benefited, is included on the final assessment roll; and

WHEREAS, the City Council has also determined, and does hereby determine, that the notice for a hearing on the proposed final assessment roll, which is provided for herein, is reasonably calculated to inform each interested person of the proceedings concerning the District, which may directly and adversely affect his or her legally protected rights and interests.

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

Section 1. All actions, 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 District, be, and the same hereby are, ratified, approved and confirmed.

Section 2. The total cost of the District to the City, including all necessary incidentals, which either have been or will be incurred in connection with the District, shall be paid by the assessable property in the District as designated in the Creation Ordinance. The total cost of the Project shall be apportioned and the amount to be assessed shall be as follows:

| Total Cost | Estimated Amount of<br>Special Assessment | Amount Available from<br>Other Sources |
|------------|-------------------------------------------|----------------------------------------|
| \$252,402  | \$252,402                                 | \$-0-                                  |

Section 3. The proposed final assessment roll for the District has been examined by the City Council, is tentatively approved, and is ordered filed in the office of the City Clerk.

Section 4. Wednesday, April 2, 2008 at 9:00 A.M., at the City of Las Vegas Council Chambers, 400 Stewart Avenue, Las Vegas, Nevada, be, and the same hereby is, fixed as the date, time and place when the City Council will hear and consider complaints, protests and objections to the final assessment roll, to the amount of each of the assessments, and to the regularity of the proceedings in making such assessments (whether made verbally or in writing) by the owners of the assessable property specially benefited by the Project in the District and proposed to be assessed, or by any party or person interested, and by all parties or persons aggrieved by such assessments.

Section 5. The City Clerk shall give notice by publication in the Las Vegas Review-Journal, a newspaper of general circulation in the City and a newspaper of general circulation in the District. Such notice to be published at least once a week, for three consecutive publications, by three weekly insertions, the first such publication in said newspaper to be at least 15 days prior to the date of the hearing. It shall not be necessary that the notice be published on the same day of the week, but not less than 14 days shall intervene between the first publication in such newspaper and the last publication in the same newspaper. Such publication shall be verified by the affidavit of the publishers and filed with the City Clerk. In accordance with NRS 271.380 (2), the City Clerk or Deputy City Clerk shall also give notice by registered or certified mail by depositing a copy of such notice in the United States mail, postage prepaid, as first-class mail, at least 20 days prior to such hearing, to the last known owner or owners of each tract being assessed at his or their last known address or addresses. Proof of mailing shall be made by the affidavit of the City Clerk or Deputy City Clerk and such proof shall be filed with the City Clerk, provided however, that failure to mail any such notice or notices shall not invalidate any assessment or any other proceedings concerning the District. Proof of the publication and proof of the mailing shall be maintained in the permanent records of the office of the City Clerk until

all special assessments and special assessment bonds issued (if such special assessment bonds are hereafter issued) appertaining thereto, have been paid in full, both principal and interest, or any claim is barred by an appropriate statute of limitations. The City Council hereby determines that the manner of giving notice herein provided by publication and by registered or certified mail is reasonably calculated to inform the parties of the proceedings concerning the District and the levying of assessments, which may directly and adversely affect their legally protected interests. Such notice shall be provided in NRS 271.380 and shall be substantially in the following form:

(Start of Form)

NOTICE OF THE FILING OF FINAL ASSESSMENT ROLL, OF THE OPPORTUNITY TO FILE WRITTEN COMPLAINTS, PROTESTS, OR OBJECTIONS, AND OF THE ASSESSMENT HEARING, ALL CONCERNING THAT CERTAIN AREA TO BE ASSESSED FOR IMPROVEMENTS WITHIN THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 – FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET).

NOTICE IS HEREBY GIVEN, that the final assessment roll for the City of Las Vegas, Nevada, Special Improvement District No. 1516 – Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (the “District”) in and for the City of Las Vegas in the County of Clark, State of Nevada, which has been made out by the City Council of City of Las Vegas, together with the City Engineer, has been filed on March 5, 2008, in the office of the City Clerk and since such date, the final assessment roll has been, and now is available for examination by any interested person during regular office hours, Monday through Friday 8:00 a.m. until 5:00 p.m. The boundaries of the District are described in the Special Improvement District No. 1516 Creation Ordinance heretofore adopted (the “Creation Ordinance”). The street to be improved by the improvements is:

Fremont Street (BOTH SIDES) from the center line of Las Vegas Boulevard to the center line of 8th Street.

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 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 Final 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 following methodology will determine the assessments against parcels in the District. The acreage of a parcel in the District will be multiplied by a weighting factor, depending upon the street or streets which the parcel fronts. The categories of streets shall be weighted as follows: a) Fremont Street frontage will be weighted at 1.5; and b) side street frontage (Las Vegas Boulevard, Sixth Street, Seventh Street, and Eighth Street) will be weighted at 1.0. The assessments will equal the weighting factor times the acreage of the parcel, divided by the total weighted acreage in the District, times the total amount assessed for the Project.

Such basis of assessments has been designated by the City Council in the Creation Ordinance heretofore adopted. The costs to be assessed against, and the maximum amount of benefits estimated to be conferred upon each lot, tract or parcel of land or property in the District is stated in the final assessment roll. The City Council has determined that each of these tracts will receive special benefits (and corresponding market value increases) from the Project.

The City Council will meet to hear and consider all complaints, protests, and objections to said final assessment roll, to the amount of the assessments, and to the regularity of the proceedings in making such assessments, by the owners of the property specially benefited by, and proposed to be assessed for, the Project. Any person interested and any parties aggrieved by such assessments may be heard on Wednesday, April 2, 2008, at 9:00 A.M. at the City of Las Vegas Council Chambers, 400 Stewart Avenue, in Las Vegas, Nevada. Any complaint, protest, or objection to the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount thereof levied on each lot, tract or parcel of land, shall be deemed waived unless filed in writing with the City Clerk, on or before Friday, March 28, 2008, i.e., at least three days prior to the date set for the assessment hearing.

At the time and place so designated for the hearing, the City Council shall hear and determine all complaints, protests, and objections to the regularity of the proceedings in making such assessments, the correctness of such assessments, the amount levied on any particular lot, tract or parcel of land to be assessed, the amount of the benefits and corresponding market value increases, which have been so made in writing or verbally. The City Council shall further have the power to adjourn such hearing from time to time, and by resolution shall have power, in its discretion, to revise, correct, confirm, or set aside any assessment and to order that such assessment may be made de novo. The owners of the property to be assessed are advised

that this is the final chance to present any evidence as to the amount of the assessments (or other matters to be considered at the hearing) to the City Council. If a person objects to the final assessment roll or to the proposed assessments:

- (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 271.395.

Assessments shall be due and payable at the office of the City Treasurer in four (4) substantially equal quarterly installments of principal without interest.

Pursuant to NRS 271.357, 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. A person whose application for a hardship determination has been approved by the City Council is entitled to have the principal amount of the assessment postponed, but is required to pay the interest on the unpaid balance of the assessment at the same rate and upon the same terms as established by the City Council for the assessments. A person desiring to apply for a hardship determination shall file an application no later than March 28, 2008, with the Clark County Department of Social Services (CCSS), 1600 Pinto Lane, Las Vegas, Nevada 89106. Please contact CCSS at (702) 455-8687 for a pre-qualification screening.

Pursuant to NRS 271.395, within 15 days immediately succeeding the effective date of the assessment ordinance to be adopted following the hearing, any person who has filed a complaint, protest, or objection in writing shall have the right to commence an action or suit in any court of competent jurisdiction to correct or set aside such determination. Thereafter, all actions or suits attacking the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount of the assessment levied on each tract, including, without limiting the generality of the foregoing, the defense of confiscation, shall be perpetually barred.

Dated this March 5, 2008.

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BEVERLY K. BRIDGES, CMC, City Clerk

(End of Form)



Section 6. The owner or owners of any lot, tract or parcel of land which is assessed in such final assessment roll, whether named or not in such roll, or any person interested, or any parties aggrieved, may, within three (3) days prior to the date set for the hearing, file with the office of the City Clerk his or her complaints, protests, or objections in writing to said assessment.

Section 7. Whenever any notice is mailed as herein provided, the fact that the person to whom it was addressed does not receive it shall not in any manner invalidate or affect the legality of the notice thereby given.

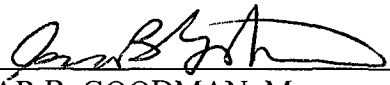
Section 8. The officers of the City be, and they hereby are, authorized and directed to take all action necessary or appropriate to effectuate the provisions of this Resolution.

Section 9. All resolutions, or parts thereof, in conflict herewith are hereby repealed to the extent only of such inconsistency. This repealer shall not be construed to revive any resolution or part of any resolution heretofore repealed.

Section 10. If any section, paragraph, clause, or provision of this Resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause, or provision shall in no way affect any remaining provisions of this Resolution.

Section 11. The City Council has determined, and does hereby declare, that this Resolution shall be in effect immediately after its passage in accordance with law.

PASSED and APPROVED on March 5, 2008.

  
\_\_\_\_\_  
OSCAR B. GOODMAN, Mayor

Attest:

  
\_\_\_\_\_  
~~BEVERLY K. BRIDGES, CMC City Clerk~~  
By Vicky Darling  
Chief Deputy City Clerk

Approved as to form:

  
\_\_\_\_\_  
Deputy City Attorney

20 Feb 2008  
\_\_\_\_\_  
Date

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

I, Beverly K. Bridges, 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 March 5, 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: | Oscar B. Goodman |
|                   | Gary Reese       |
|                   | Larry Brown      |
|                   | Steve Wolfson    |
|                   | Lois Tarkanian   |
|                   | Steven D. Ross   |
|                   | Ricki Y. Barlow  |

|                   |      |
|-------------------|------|
| Those Voting Nay: | None |
|-------------------|------|

|               |      |
|---------------|------|
| Those Absent: | None |
|---------------|------|

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:

- (i) City Clerk's Bulletin Board  
City Hall Plaza  
2<sup>nd</sup> 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

(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.

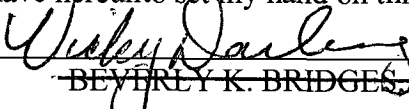
6. A copy of the notice of the meeting was posted on the City's website no later than 9:00 a.m. on the third working day prior to the meeting.

7. A copy of such notice so given of the meeting of the City Council on March 5, 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 April 2, 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~~

By: Vicky Darling  
Chief Deputy 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)**

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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.

**March 5, 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](http://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. CALL TO ORDER
2. ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW
3. INVOCATION – MR. KHOSROW ALIGHCHI, MINISTRY LEADER, INTERNATIONAL CHURCH OF LAS VEGAS
4. PLEDGE OF ALLEGIANCE
5. RECOGNITION OF THE CITIZEN OF THE MONTH
6. RECOGNITION OF THE TEAM OF THE QUARTER
7. RECOGNITION OF PERSIAN HERITAGE MONTH
8. RECOGNITION OF LOCAL ATHLETES CATRINA AND CHRISTIAN THOMPSON AND AARON FOTHERINGHAM FOR THEIR PARTICIPATION IN THE TENNIS CHANNEL OPEN
9. RECOGNITION OF CITY EMPLOYEE CHERI EDELMAN FOR BEING NAMED ENGINEER OF THE YEAR

## **BUSINESS ITEMS - MORNING**

10. 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
11. Approval of the Final Minutes by reference of the regular City Council meeting of February 6, 2008 and the Special Recessed City Council meeting of January 28, 2008

## **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 - CONSENT**

12. Approval to appoint a Hearing Commissioner relative to Ordinance No. 5962 (\$100,000 salary + \$42,000 benefits - General Fund)

### **FINANCE & BUSINESS SERVICES - ADMINISTRATION CONSENT**

13. Approval of Service and Material Checks/Payroll Checks/Wire Transfers/Other Checks and Investments
14. Approval to transfer funding from the Pavilion Pool Cover capital project to a new Angel Park capital project, 101 S. Pavilion Center (\$140,000 - Parks & Leisure Activities CPF) - Ward 2 (Wolfson)
15. Approval to transfer \$110,000 in funding from the Neighborhood Park Improvements-RCT placeholder project to a Kellogg-Zaher Park project, 7901 W. Washington Avenue (\$110,000 - Parks & Leisure Activities CPF) - Ward 4 (Brown)
16. Approval to transfer \$40,000 in funding from the Neighborhood Park Improvements-RCT placeholder project to a Bill Briare Family Park project, Tenaya and Summerlin Parkway (\$40,000 - Parks & Leisure Activities CPF) - Ward 1 (Tarkanian)

### **FINANCE & BUSINESS SERVICES - BUSINESS SERVICES CONSENT**

17. Approval of a Special Event Alcoholic Beverage License for Triple George Grill, Location: Downtown/Arts District, 1228 South Casino Center Boulevard, Dates: March 7 and April 4, 2008, Type: Special Event General, Event: First Friday - Arts Festival, Responsible Person in Charge: Jordan M. Wiessen - Ward 3 (Reese)
18. Approval of a new Slot Route Operator License subject to the provisions of the planning and fire codes, Nevada Restaurant Services, Inc., dba Dotty's, 835 West Bonanza Road, Richard C. Estey, Pres, 100% - Ward 5 (Barlow)
19. Approval of a new Psychic Art and Science License, Ann C. Milner-Phillips, dba Lana McGlasson Psychic Services, 3330 West Dyer Road, Ann C. Milner-Phillips, 100% - Pahrump
20. Approval of a new Package License, Coast Hotels and Casinos, Inc., dba Suncoast Hotel and Casino, 9090 Alta Drive, Boyd Gaming Corporation, 100% - Ward 2 (Wolfson)

### **FINANCE & BUSINESS SERVICES - PURCHASING & CONTRACTS CONSENT**

21. Approval of award of Modification No. 3 to Contract No. 060009, Work Standards Development and Related Services at the Water Pollution Control Facility located at 6005 East Vegas Valley Drive - Department of Public Works - Award recommended to: APQC CONSULTING GROUP (\$282,625 - Sanitation Enterprise Fund) - County

22. Approval of Engineering Design Services Agreement No. 08.10105-DC, Lone Mountain Trail Phase 2B - Lake Mead Boulevard to Vegas Drive along the existing Gowan South Regional Flood Control Facility - Department of Public Works - Award recommended to: G.C. WALLACE, INC (\$170,000 - Parks and Leisure Activities Capital Projects Fund) - Ward 1 (Tarkanian)
23. Approval of award of Bid No. 08.1730.16-LED, Las Vegas Wash Middle Branch Elkhorn Storm Drain located at Elkhorn Road between Rainbow Boulevard and Torrey Pines Drive and the construction conflicts and contingency reserve set by Finance and Business Services - Department of Public Works - Award recommended to: LAS VEGAS PAVING CORPORATION (\$7,412,167 - Road and Flood Capital Projects Fund) - Ward 6 (Ross)

#### **NEIGHBORHOOD SERVICES - CONSENT**

24. Approval of an additional \$20,000 of Home Investment Partnership Program (HOME) funds for a total of \$70,000 for housing rehabilitation assistance located at 1404 Francis Avenue. PROPERTY OWNER: Donna Laws - Ward 3 (Reese)
25. Approval of list of junior high and high school students to be nominated by the city of Las Vegas for the Nevada League of Cities and Municipalities Youth Awards Program - All Wards

#### **PUBLIC WORKS - CONSENT**

26. Approval of a Rule 9 Line Extension Agreement with Nevada Power Company (NPC) for the installation of NPC facilities to provide power for trail lighting for the Bonanza Trail Phase 1A project (\$16,379 - Southern Nevada Public Land Management Act [SNPLMA]) - Ward 1 (Tarkanian)
27. Approval of Interlocal Agreement 112989 between the City of Las Vegas and the Las Vegas Valley Water District for water related facilities for the Casino Center Boulevard Bus Rapid Transit (\$92,266 - Regional Transportation Commission [RTC]) - Ward 3 (Reese)
28. Approval of Second Supplemental Interlocal Contract LAS10Y05 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFC) to extend the date of completion to award the bid and complete the Gowan Lone Mountain System – Cliff Shadows Park project - Ward 6 (Ross)
29. Approval of First Supplemental Interlocal Contract LAS22G07 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFC) to increase funding for design engineering for Elkhorn Spring - Buffalo Storm Drain (\$200,688 - CCRFC) - Ward 6 (Ross)
30. Approval of First Supplemental Interlocal Contract LAS24D06 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFC) to decrease construction funding and extend the date of completion of the Gowan Lone Mountain System Branch 4 (\$1,056,734 - CCRFC) - Ward 6 (Ross)
31. 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)
32. Approval for staff to sign and submit to the Bureau of Land Management (BLM) Financial Assistance Cooperative Agreements FAA080027 and FAA080029 for funding implementation of Round 7 funds to the City of Las Vegas for projects approved for funding under the Southern Nevada Public Land Management Act (SNPLMA) - Wards 1 and 2 (Tarkanian and Wolfson)

#### **RESOLUTIONS - CONSENT**

33. R-6-2008 – Approval of Resolution of Intent to Annex Territory Generally Located Within the Area Bounded by Witch Mountain Road on the West, Moccasin Road on the North, Shaumber Road on the East, and Iron Mountain Road on the South (ANX-23103); Acreage: Approximately 605 acres; Zoned: R-U and P-F (County zoning), R-E, U (PCD) and U (PF) (City equivalents) – Ward 6 (Ross)



34. R-7-2008 - Approval of a Resolution Determining the Cost and Directing the Director of Public Works to Prepare the Final Assessment Roll for Special Improvement District No. 1485 - Alta Drive (Rancho Drive to approximately 275 feet west of Lacy Lane) (Landscape Maintenance FY2009) (\$65,340 - Capital Projects Fund - Special Assessments) - Ward 1 (Tarkanian)
35. R-8-2008 - Approval of a Resolution fixing the time and place when complaints, protests, and objections to the Final Assessment Roll will be heard for Special Improvement District No. 1485 - Alta Drive (Rancho Drive to approximately 275 feet west of Lacy Lane) (Landscape Maintenance FY2009) (\$65,340 - Capital Projects Fund - Special Assessments) - Ward 1 (Tarkanian)
36. R-9-2008 - Approval of a Resolution Determining the Cost and Directing the Director of Public Works to Prepare the Final Assessment Roll for Special Improvement District No. 1516 - Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (\$252,402 - Capital Projects Fund/Special Assessments) - Ward 5 (Barlow)
37. R-10-2008 - Approval of a Resolution fixing the time and place when complaints, protests, and objections to the Final Assessment Roll will be heard for Special Improvement District No. 1516 - Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (\$252,402 - Capital Projects Fund/Special Assessments) - Ward 5 (Barlow)

## **DISCUSSION/ACTION ITEMS**

### **HEARINGS - DISCUSSION**

38. 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)
39. Public Hearing to consider the report of expenses to recover costs for abatement of vacant or abandoned building partial demolition and assess civil penalties located at 513 Harrison Avenue. PROPERTY OWNERS: WILLIAMS 1996 TRUST - WOODS DELORES TRS ETAL (\$9,842.60 - General Fund) - Ward 5 (Barlow)
40. Public Hearing to consider the report of expenses to recover costs for abatement of dangerous building demolition and assess civil penalties at the location of 804 Sunny Place. PROPERTY OWNERS: THOMAS & THERESA M. ALBANESE (\$27,685.50 - General Fund) - Ward 5 (Barlow)

### **ADMINISTRATIVE - DISCUSSION**

41. Discussion and possible action regarding a Memorandum Of Understanding between City Parkway V, Inc., and Union Park Master Association for the design of private park space commonly called Symphony Park on a portion of Union Park property known as Parcels M2 and M3 and bounded by Grand Central Parkway, Bonneville Avenue and the Union Pacific Railroad (APN 139-34-110-004) - Ward 5 (Barlow)

### **CITY ATTORNEY - DISCUSSION**

42. Discussion and possible action on Appeal of Work Card Denial: Melinda Galanti, 5801 La Jolla Way, Las Vegas, Nevada 89108
43. Discussion and possible action on Appeal of Work Card Denial: Iris Michelle Delgado, 3808 Bach Way, North Las Vegas, Nevada 89032
44. Discussion and possible action on Appeal of Work Card Denial: Timothy Weaver Bradley, 4320 Snead Drive, Las Vegas, Nevada 89107

### **FINANCE & BUSINESS SERVICES - BUSINESS SERVICES DISCUSSION**

45. Discussion and possible action regarding Temporary Approval of Change of Ownership for a Beer/Wine/Cooler On-sale License subject to the provisions of the planning and fire codes, From: China Jo's Inc., To: Cow 1, LLC, dba Cook on Wok, 8380 West Cheyenne Avenue, Suite 101, Yong Yi He, Mgr, 100% - Ward 4 (Brown)

46. Discussion and possible action regarding Temporary Approval of Change of Ownership for a Beer/Wine/Cooler Off-sale License subject to Health Dept. regulations, From: Goitom H. Hailu, To: Amar Ashak, dba E Z Market, 1109 Stewart Avenue, Amar Ashak, 100% - Ward 5 (Barlow)
47. Discussion and possible action regarding Temporary Approval of Change of Business Name and Change of Ownership for a Martial Arts Instruction License subject to the provisions of the planning and fire codes, From: Karate for Kids of Green Valley Inc., dba Karate for Kids, To: Dillow's Training Center, LLC, dba Karate for Kids/ATA, 4840 East Bonanza Road, Suites 2 & 3, Travis N. Dillow, Mgr, 50% and Robin B. Campbell-Dillow, Mgr, 50% - Ward 3 (Reese)
48. Discussion and possible action regarding a Ninety Day Review of Temporary Approval for a Psychic Art and Science License, Helen Adams, dba Helen Adams, 425 Fremont Street, Helen Adams, 100% - Ward 3 (Reese)
49. Discussion and possible action regarding a Ninety Day Review of Temporary Approval for a Psychic Art and Science License, Janet Myers, dba Janet Myers, 425 Fremont Street, Janet Myers, 100% - Ward 3 (Reese)

#### **FINANCE & BUSINESS SERVICES - PURCHASING & CONTRACTS DISCUSSION**

50. Discussion and possible action on a Consent to Reorganization of Manager and Recognition of Submanagement Agreement, Estoppel Certificate and Memorandum of Golf Course Management Agreement for the Las Vegas Municipal Golf Course located at 4300 Vegas Drive - Department of Field Operations - Ward 5 (Barlow)

#### **NEIGHBORHOOD SERVICES - DISCUSSION**

51. Discussion and possible action on an allocation of \$5,068,721 in FY 2008-2009 Community Development Block Grant (CDBG) funds to the city of Las Vegas by the Department of Housing and Urban Development (HUD) – All Wards
52. Discussion and possible action on an allocation of \$952,000 in FY 2008-2009 Housing Opportunities for Persons with AIDS (HOPWA) grant funds to the city of Las Vegas by the Department of Housing and Urban Development (HUD) - All Wards
53. Discussion and possible action on an allocation of \$226,273 in FY 2008-2009 Emergency Shelter Grant (ESG) funds to the city of Las Vegas by the Department of Housing and Urban Development (HUD) - All Wards

#### **PUBLIC WORKS - DISCUSSION**

54. Report by the Nevada Department of Transportation (NDOT) on the status of the I-15 North Design Build Project - Ward 5 (Barlow)

#### **RECOMMENDING COMMITTEE REPORT - DISCUSSION**

#### **BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING**

55. 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
56. 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
57. 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
58. 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
59. 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

60. Bill No. 2008-13 – Updates the City’s firearm registration requirements to conform to State law. Proposed by: Bradford R. Jerbic, City Attorney
61. Bill No. 2008-14 – Allows short-term residential rentals in residential districts as a conditional use. Proposed by: Bradford R. Jerbic, City Attorney

**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.**

62. 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

**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.**

63. Bill No. 2008-15 – Sets forth the authority and standards by which the City requires and processes certain fingerprint checks concerning prospective employees of the City and concerning applicants for work cards under certain business license categories. Proposed by: Bradford R. Jerbic, City Attorney
64. Bill No. 2008-16 – Adopts the latest revision to the Uniform Regulations for the Control of Drainage. Proposed by: Charles Kajkowski, Director of Public Works

**1:00 P.M. - AFTERNOON SESSION**

**BUSINESS ITEMS - AFTERNOON**

65. 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.**

66. EOT-26479 - APPLICANT/OWNER: WALL STREET NEVADA, LLC, ET AL - Request for an Extension of Time of an approved Rezoning (ZON-8893) FROM: M (INDUSTRIAL) TO: C-2 (GENERAL COMMERCIAL) at the southeast corner of Charleston Boulevard and Western Avenue, (APN 162-04-505-001 and 002, 162-04-513-004 thru 162-04-513-009, 162-04-513-010 thru 162-04-513-015), M (Industrial) Zone under a Resolution of Intent to C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL
67. EOT-26482 - APPLICANT/OWNER: WALL STREET NEVADA, LLC ET AL - Request for an Extension of Time of an approved Special Use Permit (SUP-8895) FOR A 950-FOOT TALL BUILDING IN THE AIRPORT OVERLAY ZONE at the southeast corner of Charleston Boulevard and Western Avenue, (APN 162-04-505-001 and 002, 162-04-513-004 thru 162-04-513-009, 162-04-513-010 thru 162-04-513-015), M (Industrial) Zone under a Resolution of Intent to C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL
68. EOT-26483 - APPLICANT/OWNER: WALL STREET NEVADA, LLC ET AL - Request for an Extension of Time of an approved Special Use Permit (SUP-8897) FOR A MIXED-USE DEVELOPMENT at the southeast corner of Charleston Boulevard and Western Avenue, (APN 162-04-505-001 and 002, 162-04-513-004 thru 162-04-513-009, 162-04-513-010 thru 162-04-513-015), M (Industrial) Zone under a Resolution of Intent to C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL
69. EOT-26481 - APPLICANT/OWNER: WALL STREET NEVADA, LLC ET AL - Request for an Extension of Time of an approved Site Development Plan Review (SDR-8894) FOR A PROPOSED 950-FOOT TALL, 73-STORY MIXED USE DEVELOPMENT CONTAINING 3,020 RESIDENTIAL UNITS WITH 182,000 SQUARE FEET OF COMMERCIAL SPACE AND A WAIVER TO ALLOW A 70% LOT COVERAGE WHERE A 50% LOT COVERAGE IS THE MAXIMUM ALLOWED on 7.84 acres at the southeast corner of Charleston Boulevard and Western Avenue, (APN 162-04-505-001 and 002, 162-04-513-004 thru 162-04-513-009, 162-04-513-010 thru 162-04-513-015), M (Industrial) Zone under a Resolution of Intent to C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL
70. EOT-26433 - APPLICANT/OWNER: MFE, INC. - Request for an Extension of Time of an approved Special Use Permit (SUP-5894) FOR A PROPOSED CONVENIENCE STORE WITH FUEL PUMPS at the southwest corner of Tenaya Drive and Azure Way (APN 125-27-222-009), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross). Staff recommends APPROVAL
71. EOT-26434 - APPLICANT/OWNER: MFE, INC. - Request for an Extension of Time of an approved Special Use Permit (SUP-10422) FOR A PROPOSED LIQUOR ESTABLISHMENT [ON-OFF-SALE (BEER WINE COOLER ONLY)] WITHIN A PROPOSED CONVENIENCE STORE at the southwest corner of Tenaya Drive and Azure Way (APN 125-27-222-009), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross). Staff recommends APPROVAL
72. EOT-26435 - APPLICANT/OWNER: MFE, INC. - Request for an Extension of Time of an approved Special Use Permit (SUP-10423) FOR A PROPOSED RESTRICTED GAMING USE WITHIN A PROPOSED CONVENIENCE STORE at the southwest corner of Tenaya Drive and Azure Way (APN 125-27-222-009), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross). Staff recommends APPROVAL

73. EOT-26432 - APPLICANT/OWNER: MFE, INC. - Request for an Extension of Time of an approved Site Development Plan Review (SDR-5893) FOR A 3,500 SQUARE-FOOT CONVENIENCE STORE WITH FUEL PUMPS AND WAIVERS OF THE 70% GLAZING RESTRICTION AND A SEPARATION DISTANCE OF ZERO FEET WHERE A 330-FOOT SEPARATION DISTANCE FROM RESIDENTIAL USES IS REQUIRED at the southwest corner of Tenaya Drive and Azure Way (APN 125-27-222-009), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross). Staff recommends APPROVAL
74. EOT-26485 - APPLICANT/OWNER: GARCES VENTURE, LLC - Request for an Extension of Time of an approved Special Use Permit (SUP-9159) FOR A PROPOSED MIXED-USE DEVELOPMENT on 1.10 acres at the northwest corner of Las Vegas Boulevard and Garces Avenue (APNs 139-34-311-140, 141, 142 and 143), C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL
75. EOT-26486 - APPLICANT/OWNER: GARCES VENTURE, LLC - Request for an Extension of Time of an approved Site Development Plan Review (SDR-9153) FOR A PROPOSED 44-STORY, 668-FOOT HIGH MIXED-USE DEVELOPMENT CONSISTING OF 349 RESIDENTIAL UNITS AND 6,000 SQUARE FEET OF COMMERCIAL SPACE, AND WAIVERS OF THE DOWNTOWN CENTENNIAL PLAN STEPBAC REQUIREMENTS, STREETSCAPE REQUIREMENTS, AND BUILD-TO-LINE REQUIREMENTS on 1.10 acres at the northwest corner of Las Vegas Boulevard and Garces Avenue (APNs 139-34-311-140, 141, 142 and 143), C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL
76. EOT-26534 - APPLICANT: FRENCH QUARTER LOFTS - OWNER: SW PROPERTIES, LLC - Request for an Extension of Time of an approved Special Use Permit (SUP-8647) FOR A PROPOSED MIXED-USE DEVELOPMENT on 0.32 acres at 708 and 710 South Sixth Street (APN 139-34-410-189 and 190), C-1 (Limited Commercial) Zone, Ward 3 (Reese). Staff recommends APPROVAL
77. EOT-26536 - APPLICANT: FRENCH QUARTER LOFTS - OWNER: SW PROPERTIES, LLC - Request for an Extension of Time of an approved Site Development Plan Review (SDR-8653) FOR A PROPOSED 11-STORY MIXED-USE DEVELOPMENT CONSISTING OF 34 LOFT RESIDENTIAL UNITS AND 9,840 SQUARE FEET OF COMMERCIAL RETAIL SPACE AND FOR WAIVERS OF STEPBAC REQUIREMENTS on 0.32 acres at 708 and 710 South Sixth Street (APN 139-34-410-189 and 190), C-1 (Limited Commercial) Zone, Ward 3 (Reese). 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.**

78. SUP-25983 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: UNWINED, LLC - OWNER: SHADOW MOUNTAIN MARKETPLACE, LLC - Request for a Special Use Permit FOR A PROPOSED 1,500 SQUARE FOOT PACKAGE LIQUOR OFF-SALE ESTABLISHMENT at 6485 North Decatur Boulevard, Suite #140 (APN 125-24-811-003), C-1 (Limited Commercial) Zone, Ward 6 (Ross). The Planning Commission (7-0 vote) and staff recommend APPROVAL

#### **PLANNING & DEVELOPMENT - DISCUSSION**

79. SDR-21998 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: WORLD WELLNESS GROUP, LLC - Request for a Site Development Plan Review FOR A THREE STORY, 3,970 SQUARE FOOT ADDITION TO AN EXISTING TWO-STORY 6,000 SQUARE FOOT MEDICAL OFFICE WITH A WAIVER TO ALLOW NO LANDSCAPE BUFFER ALONG A 96 FOOT PORTION OF THE NORTH PERIMETER AND TO ALLOW NO LANDSCAPE BUFFER ALONG THE EAST PROPERTY LINE on 0.39 acres at 3100 South Valley View Boulevard (APN 162-08-410-001), C-1 (Limited Commercial) Zone [PROPOSED: M (Industrial) Zone], Ward 1 (Tarkanian) NOTE: THIS APPLICATION HAS BEEN AMENDED FOR A REDUCED GROSS FLOOR AREA OF 8,110 SQUARE FEET FROM THE ORIGINAL 9,970 SQUARE FOOT PROPOSAL. The Planning Commission (4-2 vote) and staff recommend DENIAL

80. VAR-25959 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: T-MOBILE USA, INC. - OWNER: VILLAGE CENTER, INC. - Appeal filed from the denial by the Planning Commission of a request for a Variance TO ALLOW A RESIDENTIAL ADJACENCY SETBACK OF 138 FEET WHERE 240 FEET IS REQUIRED FOR A PROPOSED WIRELESS COMMUNICATION FACILITY, STEALTH DESIGN on 7.64 acres at 910 North Rancho Drive (APN 139-29-201-004), C-2 (General Commercial) Zone, Ward 5 (Barlow). The Planning Commission (7-0 vote) and staff recommend DENIAL
81. SUP-25958 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: T-MOBILE USA, INC. - OWNER: VILLAGE CENTER, INC. - Appeal filed from the denial by the Planning Commission of a request for a Special Use Permit FOR A PROPOSED 80-FOOT WIRELESS COMMUNICATION FACILITY, STEALTH DESIGN at 910 North Rancho Drive (APN 139-29-201-004), C-2 (General Commercial) Zone, Ward 5 (Barlow). The Planning Commission (7-0 vote) and staff recommend DENIAL
82. 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
83. SUP-25460 - ABEYANCE ITEM - 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
84. 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
85. DIR-25356 - ABEYANCE ITEM - 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
86. ROC-26440 - PUBLIC HEARING - OWNER: OWEN'S STAR, LLC - APPLICANT: CABANA FOOD MARKET - Request for a Review of Condition to remove Condition Number 7 of an approved Special Use Permit (SUP-8433) WHICH PROHIBITED THE SALE OF INDIVIDUAL CONTAINERS OF ANY SIZE OF BEER, WINE COOLERS OR SCREW CAP WINE, THAT ALL SUCH PRODUCTS SHALL REMAIN IN THEIR ORIGINAL CONFIGURATIONS AS SHIPPED BY THE MANUFACTURER, AND THAT NO REPACKAGING OF CONTAINERS INTO GROUPS SMALLER THAN THE ORIGINAL SHIPPING CONTAINER SIZE SHALL BE PERMITTED at 3965 East Owens Avenue, Suite #110 (APN 140-30-102-006), C-1 (Limited Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL
87. ARC-26500 - PUBLIC HEARING - APPLICANT: YOUNG ELECTRIC SIGN COMPANY - OWNER: CENTENNIAL-AZURE LLC - Appeal filed from the denial by the Centennial Hills Architectural Review Committee of a request for a Revision to an existing Master Sign Plan (ARC-26094) to allow an exposed neon border on the building where no exposed neon is permitted at 6200 Centennial Center Boulevard (APN 125-28-610-010), GC-TC (General Commercial Town Center) Zone, Ward 6 (Ross). Centennial Hills Architectural Review Committee and staff recommend DENIAL

#### **SET DATE**

88. 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**

89. 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

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

City Clerk's Bulletin Board, City Hall Plaza, 2<sup>nd</sup> 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 Public Hearing)**



**NOTICE OF THE FILING OF FINAL ASSESSMENT ROLL, OF THE OPPORTUNITY TO FILE WRITTEN COMPLAINTS, PROTESTS, OR OBJECTIONS, AND OF THE ASSESSMENT HEARING, ALL CONCERNING THAT CERTAIN AREA TO BE ASSESSED FOR IMPROVEMENTS WITHIN THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 - FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET).**

NOTICE IS HEREBY GIVEN, that the final assessment roll for the City of Las Vegas, Nevada, Special Improvement District No. 1516 - Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (the "District") in and for the City of Las Vegas in the County of Clark, State of Nevada, which has been made out by the City Council of City of Las Vegas, together with the City Engineer, has been filed on March 5, 2008, in the office of the City Clerk and since such date, the final assessment roll has been, and now is available for examination by any interested person during regular office hours, Monday through Friday 8:00 a.m. until 5:00 p.m. The boundaries of the District are described in the Special Improvement District No. 1516 Creation Ordinance heretofore adopted (the "Creation Ordinance"). The street to be improved by the improvements is:

Fremont Street (BOTH SIDES) from the center line of Las Vegas Boulevard to the center line of 8th Street.

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 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 Final 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 following methodology will determine the assessments against parcels in the District. The acreage of a parcel in the District will be multiplied by a weighting factor, depending upon the street or streets which the parcel fronts. The categories of streets shall be weighted as follows: a) Fremont Street frontage will be weighted at 1.5; and b) side street frontage (Las Vegas Boulevard, Sixth Street, Seventh Street, and Eighth Street) will be weighted at 1.0. The assessments will equal the weighting factor times the acreage of the parcel, divided by the total weighted acreage in the District, times the total amount assessed for the Project.

Such basis of assessments has been designated by the City Council in the Creation Ordinance heretofore adopted. The costs to be assessed against, and the maximum amount of benefits estimated to be conferred upon each lot, tract or parcel of land or property in the District is stated in the final assessment roll. The City Council has determined that each of these tracts will receive special benefits (and corresponding market value increases) from the Project.

The City Council will meet to hear and consider all complaints, protests, and objections to said final assessment roll, to the amount of the assessments, and to the regularity of the proceedings in making such assessments, by the owners of the property specially benefited by, and proposed to be assessed for, the Project. Any person interested and any parties aggrieved by such assessments may be heard on Wednesday, April 2, 2008, at 9:00 A.M. at the City of Las Vegas Council Chambers, 400 Stewart Avenue, in Las Vegas, Nevada. Any complaint, protest, or objection to the regularity, validity, and correctness of the proceedings; of the final assessment roll, of each assessment contained therein, and of the amount thereof levied on each lot, tract or parcel of land, shall be deemed waived unless filed in writing with the City Clerk, on or before Friday, March 28, 2008, i.e., at least three days prior to the date set for the assessment hearing.

At the time and place so designated for the hearing, the City Council shall hear and determine all complaints, protests, and objections to the regularity of the proceedings in making such assessments, the correctness of such assessments, the amount levied on any particular lot, tract or parcel of land to be assessed, the amount of the benefits and corresponding market value increases, which have been so made in writing or verbally. The City Council shall further have the power to adjourn such hearing from time to time, and by resolution shall have power, in its discretion, to revise, correct, confirm, or set aside any assessment and to order that such assessment may be made de novo. The owners of the property to be assessed are advised that this is the final chance to present any evidence as to the amount of the assessments (or other matters to be considered at the hearing) to the City Council. If a person objects to the final assessment roll or to the proposed assessments:

- (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 271.395.

Assessments shall be due and payable at the office of the City Treasurer in four (4) substantially equal quarterly installments of principal without interest.

Pursuant to NRS 271.357, 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. A person whose application for a hardship determination has been approved by the City Council is entitled to have the principal amount of the assessment postponed, but is required to pay the interest on the unpaid balance of the assessment at the same rate and upon the same terms as established by the City Council for the assessments. A person desiring to apply for a hardship determination shall file an application no later than March 28, 2008, with the Clark County Department of Social Services (CCSS), 1600 Pinto Lane, Las Vegas, Nevada 89106. Please contact CCSS at (702) 455-8687 for a pre-qualification screening.

Pursuant to NRS 271.395, within 15 days immediately succeeding the effective date of the assessment ordinance to be adopted following the hearing, any person who has filed a complaint, protest, or objection in writing shall have the right to commence an action or suit in any court of competent jurisdiction to correct or set aside such determination. Thereafter, all actions or suits attacking the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount of the assessment levied on each tract, including, without limiting the generality of the foregoing, the defense of confiscation, shall be perpetually barred.

Dated this March 5, 2008: /s/ Beverly K. Bridges CMC, City Clerk

PUB: March 14, 21, 28, 2008 LV Review-Journal



AFFP DISTRICT COURT  
Clark County, Nevada

RECEIVED  
CITY CLERK

AFFIDAVIT OF PUBLICATION

2008 APR -2 A 10:47

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

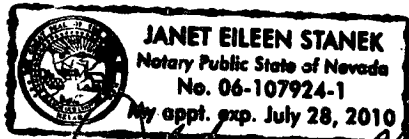
3700659

was continuously published in said Las Vegas Review-Journal and / or Las Vegas Sun in 3 edition(s) of said newspaper issued from 03/14/2008 to 03/28/2008, on the following days:

03/14/2008

03/21/2008

03/28/2008



Signed: Stacey M. Lewis

SUBSCRIBED AND SWORN BEFORE ME THIS, THE

28th day of March

2008.

Janet Eileen Stanek  
Notary Public

**Exhibit "C"**

**(Attach minutes of public hearing on April 2, 2008)**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: APRIL 2, 2008**

**DEPARTMENT: PUBLIC WORKS**  
**DIRECTOR: CHARLIE KAJKOWSKI**

☐ Consent ☒ Discussion

**SUBJECT:**

Public Hearing on local improvement district for Special Improvement District No. 1516 - Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (\$252,402 - Capital Projects Fund/Special Assessments) - Ward 5 (Barlow)

**Fiscal Impact**

☐ No Impact ☐ Augmentation Required  
☒ Budget Funds Available

**Amount:** \$252,402

**Funding Source:** Capital Projects Fund/Special Assessments

**Dept./Division:** Public Works/SID

**PURPOSE/BACKGROUND:**

Public hearing on the Final Assessment Roll for the general maintenance of the Fremont Street Pedestrian Improvements. Costs will be recovered through annual assessments, which shall be paid each year in four (4) substantially equal quarterly installments of principal without interest.

**RECOMMENDATION:**

Public Hearing only; no action required.

**BACKUP DOCUMENTATION:**

1. Public hearing Notice
2. Submitted after final agenda – Support letters by staff

Minutes:

No motion required. The Public Hearing was held.

MAYOR GOODMAN declared the Public Hearing open.

CHARLIE KAJKOWSKI, Director of Public Works, explained that the purpose of this SID is to provide security and overall maintenance of the facilities. The proposal has been approved and no protests have been received.

ANTHONY HODGES, 123 Sir David Way, asked if the cost could be reduced. MAYOR GOODMAN explained that the money comes from the abutting property owners. MR. HODGES noted that Proposition 13 protected elderly California property owners from high property taxes. Something similar should be adopted in Nevada.

MAYOR GOODMAN declared the Public Hearing closed.

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

AFFIDAVIT OF MAILING  
NOTICE OF HEARING

I, Beverly K. Bridges, do 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 mailed or caused to be mailed a notice entitled "NOTICE OF THE FILING OF FINAL ASSESSMENT ROLL, OF THE OPPORTUNITY TO FILE WRITTEN COMPLAINTS, PROTESTS, OR OBJECTIONS, AND OF THE ASSESSMENT HEARING, ALL CONCERNING THAT CERTAIN AREA TO BE ASSESSED FOR IMPROVEMENTS WITHIN THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 – FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)" 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 March 12, 2008, being at least twenty (20) days prior to the hearing on April 2, 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.

3. A list of said owners and their addresses is hereto attached, marked Exhibit A and made a part hereof, all addresses therein being situate 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 "Final Assessment Roll."

4. 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.

5. 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

May 14, 2008

My commission expires 10-14-08.

Stacey Campbell  
Notary Public

(NOTARIAL STAMP)



**EXHIBIT “A”**

**(Attach List of Property Owners with Their Addresses)**

APN: 139-34-601-002 ETAL

WHEN RECORDED, RETURN TO:

CITY OF LAS VEGAS  
DEPARTMENT OF PUBLIC WORKS  
SPECIAL IMPROVEMENT DISTRICT  
400 STEWART AVENUE, 4TH FLOOR  
LAS VEGAS, NV 89101

CITY OF LAS VEGAS

FINAL ASSESSMENT ROLL NO. 2008-2

SPECIAL IMPROVEMENT DISTRICT NO. 1516

FREMONT STREET MAINTENANCE DISTRICT  
(LAS VEGAS BOULEVARD TO 8TH STREET)



CITY OF LAS VEGAS  
**\*\*FINAL ASSESSMENT ROLL NO. 2008-2\*\***  
**SPECIAL IMPROVEMENT DISTRICT 1516**  
**FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)**

| PARCEL<br>NUMBER | DESCRIPTION                                                                   | PRIMARY PROPERTY OWNER                                                   | APN<br>ACRES | TOTAL<br>OWNER<br>ACRES | MARKET<br>VALUE | ESTIMATED<br>MAXIMUM<br>BENEFIT | 2009 APN<br>TOTAL | ASSESSMENT<br>TOTAL |
|------------------|-------------------------------------------------------------------------------|--------------------------------------------------------------------------|--------------|-------------------------|-----------------|---------------------------------|-------------------|---------------------|
| 139-34-601-002   | PARCEL MAP<br>FILE 111 PAGE 66<br>LOT 1                                       | MELE PONO HOLDING CO<br>1023 WHITNEY RANCH DR<br>HENDERSON NV 89014-3073 | 0.45         | 0.45                    | \$ 3,120,000    | \$ 309,254                      | \$ 8,168          | \$ 8,168            |
| 139-34-601-003   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 2, LOTS 1-6, 27-32 &<br>VAC ALLEY | STREAMLINE TOWER LLC<br>717 S 8TH ST<br>LAS VEGAS NV 89101-7006          | 0.97         | 0.97                    | \$ 9,490,000    | \$ 470,324                      | \$ 11,737         | \$ 11,737           |
| 139-34-611-002   | HAWKINS ADD                                                                   | EXBER INC                                                                | 0.15         | 0.61                    | \$ 4,800,000    | \$ 237,888                      | \$ 1,815          | \$ 7,381            |
| 139-34-611-003   | PLAT BOOK 1 PAGE 40                                                           | 107 N 6TH ST 3RD FLOOR                                                   | 0.14         |                         |                 |                                 | \$ 1,694          |                     |
| 139-34-611-010   | BLOCK 2, LOTS 7-10, 23-26,<br>& VAC ALLEY                                     | LAS VEGAS NV 89101-4239                                                  | 0.32         |                         |                 |                                 | \$ 3,872          |                     |
| 139-34-611-004   | HAWKINS ADD                                                                   | HAM ARTEMUS W III                                                        | 0.23         | 0.30                    | \$ 2,080,000    | \$ 206,170                      | \$ 4,175          | \$ 5,445            |
| 139-34-611-005   | PLAT BOOK 1 PAGE 40<br>BLOCK 2, LOTS 11-14                                    | 2008 GRAY EAGLE WY<br>LAS VEGAS NV 89117-5738                            | 0.07         |                         |                 |                                 | \$ 1,270          |                     |
| 139-34-611-006   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 2, LOT 15                         | HAM ARTEMUS W III<br>2008 GRAY EAGLE WY<br>LAS VEGAS NV 89117-5738       | 0.08         | 0.08                    | \$ 470,000      | \$ 46,586                       | \$ 1,452          | \$ 1,452            |
| 139-34-611-007   | HAWKINS ADD                                                                   | HAM A W III TRUST                                                        | 0.15         | 0.28                    | \$ 1,790,000    | \$ 177,425                      | \$ 2,722          | \$ 5,082            |
| 139-34-611-008   | PLAT BOOK 1 PAGE 40<br>BLOCK 2, LOTS 16-18 &<br>PT LOT 19                     | HAM A W III TRS<br>2008 GRAY EAGLE WY<br>LAS VEGAS NV 89117-5738         | 0.13         |                         |                 |                                 | \$ 2,360          |                     |
| 139-34-611-009   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 2 PT LOT 19 &<br>LOTS 20-22       | EXBER INC<br>107 N 6TH ST 3RD FLOOR<br>LAS VEGAS NV 89101-4239           | 0.23         | 0.23                    | \$ 1,500,000    | \$ 148,680                      | \$ 4,175          | \$ 4,175            |

CITY OF LAS VEGAS  
**\*\*FINAL ASSESSMENT ROLL NO. 2008-2\*\***  
**SPECIAL IMPROVEMENT DISTRICT 1516**  
**FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)**

| PARCEL<br>NUMBER | DESCRIPTION                                                                                     | PRIMARY PROPERTY OWNER                                                                                        | APN<br>ACRES | TOTAL<br>OWNER<br>ACRES | MARKET<br>VALUE | ESTIMATED<br>MAXIMUM<br>BENEFIT | 2009 APN<br>TOTAL | ASSESSMENT<br>TOTAL |
|------------------|-------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------|--------------|-------------------------|-----------------|---------------------------------|-------------------|---------------------|
| 139-34-611-015   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 3, LOT 7                                            | NATIONWIDE CHECK SERVICE INC<br>515 FREMONT ST<br>LAS VEGAS NV 89101-5611                                     | 0.07         | 0.07                    | \$ 470,000      | \$ 46,586                       | \$ 1,270          | \$ 1,270            |
| 139-34-611-016   | HAWKINS ADD                                                                                     | T-BREO II L.L.C                                                                                               | 0.14         | 0.34                    | \$ 2,360,000    | \$ 233,923                      | \$ 2,541          | \$ 6,171            |
| 139-34-611-017   | PLAT BOOK 1 PAGE 40<br>BLOCK 3, LOTS 8-12                                                       | 1 MAIN ST<br>LAS VEGAS NV 89101-6370                                                                          | 0.20         |                         |                 |                                 | \$ 3,630          |                     |
| 139-34-611-018   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 6, LOTS 1-5, 13-22<br>& VAC ALLEY                   | CITY OF LAS VEGAS<br>C/O OFFICE BUSINESS DEV<br>400 STEWART AVE 2ND FLOOR<br>LAS VEGAS NV 89101-2913          | 1.24         | 1.24                    | \$ 10,780,000   | \$ 534,257                      | \$ 22,505         | \$ 22,505           |
| 139-34-611-019   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 6, LOTS 6 & 7                                       | STURMAN RICHARD & BEATRICE<br>114 N 3RD ST<br>LAS VEGAS NV 89101-2926                                         | 0.15         | 0.15                    | \$ 940,000      | \$ 93,173                       | \$ 2,722          | \$ 2,722            |
| 139-34-611-020   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 6, LOTS 8-12                                        | EXBER INC<br>107 N 6TH ST 3RD FLOOR<br>LAS VEGAS NV 89101-4239                                                | 0.37         | 0.37                    | \$ 2,360,000    | \$ 233,923                      | \$ 6,716          | \$ 6,716            |
| 139-34-611-021   | HAWKINS ADD                                                                                     | PINI DARIO                                                                                                    | 0.25         | 1.70                    | \$ 10,660,000   | \$ 704,413                      | \$ 3,025          | \$ 28,374           |
| 139-34-611-022   | PLAT BOOK 1 PAGE 40                                                                             | 1335 MISSION RIDGE RD                                                                                         | 0.16         |                         |                 |                                 | \$ 1,936          |                     |
| 139-34-612-005   | BLOCK 6, LOTS 28-32 &<br>PLAT BOOK 1 PAGE 15<br>BLOCK 13, LOTS 1-5 &<br>PT SW4 NE4 34 20 61 39A | SANTA BARBARA CA 93103-2056                                                                                   | 1.29         |                         |                 |                                 | \$ 23,413         |                     |
| 139-34-611-023   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 6, LOTS 26 & 27                                     | RAMIREZ GENEVIEVE S TRUST R-401<br>RAMIREZ GENEVIEVE S TRS<br>4129 ANNIE OAKLEY DR<br>LAS VEGAS NV 89121-6301 | 0.16         | 0.16                    | \$ 1,020,000    | \$ 50,551                       | \$ 1,936          | \$ 1,936            |

**CITY OF LAS VEGAS**  
**\*\*FINAL ASSESSMENT ROLL NO. 2008-2\*\***  
**SPECIAL IMPROVEMENT DISTRICT 1516**  
**FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)**

| PARCEL<br>NUMBER | DESCRIPTION                                                                                                           | PRIMARY PROPERTY OWNER                                                                                      | APN<br>ACRES | TOTAL<br>OWNER<br>ACRES | MARKET<br>VALUE | ESTIMATED<br>MAXIMUM<br>BENEFIT | 2009 APN<br>TOTAL | ASSESSMENT<br>TOTAL |
|------------------|-----------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------|--------------|-------------------------|-----------------|---------------------------------|-------------------|---------------------|
| 139-34-611-024   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 6, LOTS 23-25                                                             | SEARS ROBERT M<br>WIEDBUSCH JOAN LYNN<br>C/O H & L REALTY & MGT<br>P.O. BOX 7440<br>LAS VEGAS NV 89125-7440 | 0.25         | 0.25                    | \$ 1,520,000    | \$ 75,331                       | \$ 3,025          | \$ 3,025            |
| 139-34-611-051   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 3, LOTS 23-26                                                             | MELE PONO HOLDING CO<br>C/O VEGAS VALLEY COMMERCIAL<br>1023 WHITNEY RANCH DR<br>HENDERSON NV 89014-3073     | 0.33         | 0.33                    | \$ 2,030,000    | \$ 100,607                      | \$ 3,993          | \$ 3,993            |
| 139-34-611-052   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 3, LOTS 27-30                                                             | EDEN LLP<br>C/O K GRAVES<br>1216 S 17TH ST<br>LAS VEGAS NV 89104-1833                                       | 0.33         | 0.33                    | \$ 2,030,000    | \$ 100,607                      | \$ 3,993          | \$ 3,993            |
| 139-34-611-053   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 3, LOTS 31 & 32                                                           | AT&T COMMUNICATIONS NV INC<br>RM 3E-300E<br>2600 CAMINO RAMON<br>SAN ROMON CA 94583-5000                    | 0.16         | 0.16                    | \$ 1,020,000    | \$ 50,551                       | \$ 1,936          | \$ 1,936            |
| 139-34-611-055   | HAWKINS ADD<br>PLAT BOOK 1 PAGE 40<br>BLOCK 3, LOTS 13-22                                                             | CENTRAL TELEPHONE CO<br>C/O PRTY TAX DEPT<br>P.O. BOX 7909<br>OVERLAND PARK KS 66207-0909                   | 0.78         | 0.78                    | \$ 5,600,000    | \$ 277,536                      | \$ 9,438          | \$ 9,438            |
| 139-34-612-004   | BUCKS SUB<br>PLAT BOOK 1 PAGE 15<br>BLOCK 3, LOTS 1-6 C &<br>PLAT BOOK 1 PAGE 40<br>BLOCK 7, LOTS 1-17 &<br>VAC ALLEY | EXBER INC<br>107 N 6TH ST 3RD FLOOR<br>LAS VEGAS NV 89101-4239                                              | 2.77         | 2.77                    | \$ 36,000,000   | \$ 1,784,160                    | \$ 50,275         | \$ 50,275           |

**CITY OF LAS VEGAS**  
**\*\*FINAL ASSESSMENT ROLL NO. 2008-2\*\***  
**SPECIAL IMPROVEMENT DISTRICT 1516**  
**FREMONT STREET MAINTENANCE DISTRICT (LAS VEGAS BOULEVARD TO 8TH STREET)**

| PARCEL NUMBER  | DESCRIPTION                                                 | PRIMARY PROPERTY OWNER                                                                                         | APN ACRES    | TOTAL OWNER ACRES | MARKET VALUE  | ESTIMATED MAXIMUM BENEFIT | 2009 APN TOTAL       | ASSESSMENT TOTAL |
|----------------|-------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------|--------------|-------------------|---------------|---------------------------|----------------------|------------------|
| 139-34-612-006 | BUCKS SUB<br>PLAT BOOK 1 PAGE 15<br>BLOCK 12, LOTS 4-8      | SHREE GANESHA INC<br>700 E FREMONT ST<br>LAS VEGAS NV 89101-5616                                               | 0.82         | 0.82              | \$ 5,080,000  | \$ 503,530                | \$ 14,882            | \$ 14,882        |
| 139-34-612-007 | BUCKS SUB<br>PLAT BOOK 1 PAGE 15<br>BLOCK 12, LOT 3         | 7TH STREET PROPERTIES LLC<br>C/O F. ELAM<br>2468 PING DR<br>HENDERSON NV 89074-8315                            | 0.16         | 0.16              | \$ 1,020,000  | \$ 50,551                 | \$ 1,936             | \$ 1,936         |
| 139-34-612-008 | BUCKS SUB<br>PLAT BOOK 1 PAGE 15<br>BLOCK 12, LOT 2         | FERGUSON FAMILY TRUST<br>FERGUSON PAUL & KATHERINE CO-TRS<br>2117 SILVER AVE<br>LAS VEGAS NV 89102-2221        | 0.16         | 0.16              | \$ 1,020,000  | \$ 50,551                 | \$ 1,936             | \$ 1,936         |
| 139-34-612-009 | BUCKS SUB<br>PLAT BOOK 1 PAGE 15<br>BLOCK 12, LOTS 1 & 13   | DOWNTOWNER 2007 TRUST<br>KOVAK COHEN 1989 TRUST<br>%A COHEN TRS<br>1331 ESTATE LN<br>LAKE FOREST IL 60045-3668 | 0.15<br>0.17 | 0.32              | \$ 2,030,000  | \$ 100,607                | \$ 1,815<br>\$ 2,057 | \$ 3,872         |
| 139-34-612-017 | BUCKS SUB<br>PLAT BOOK 1 PAGE 15<br>BLOCK 12, LOTS 14-16    | PINJUV MATTHEW ETAL<br>2908 SARINA AVE<br>HENDERSON NV 89074-2848                                              | 0.50         | 0.50              | \$ 3,050,000  | \$ 151,158                | \$ 6,050             | \$ 6,050         |
| 139-34-612-019 | BUCKS SUB<br>PLAT BOOK 1 PAGE 15<br>BLOCK 12, LOTS 9-12     | 750 FREEMONT LLC<br>125 N HALSTED ST #203<br>CHICAGO IL 60661-2159                                             | 0.70         | 0.70              | \$ 5,600,000  | \$ 277,536                | \$ 12,704            | \$ 12,704        |
| 139-34-612-084 | BUCKS SUB<br>PLAT BOOK 1 PAGE 15<br>BLOCK 13, LOTS 6 & 7-13 | MARTINEZ DAN & STEPHANY<br>C/O J. MARTINEZ<br>1729 WANDERING WINDS WY<br>LAS VEGAS NV 89128-7978               | 1.39         | 1.39              | \$ 11,200,000 | \$ 555,072                | \$ 25,227            | \$ 25,227        |
| REPORT TOTALS  |                                                             |                                                                                                                | 15.62        | 15.62             |               |                           | \$ 252,402           | \$ 252,402       |

**EXHIBIT “B”**

**(Attach Notice of Hearing as Mailed)**

NOTICE OF THE FILING OF FINAL ASSESSMENT  
ROLL, OF THE OPPORTUNITY TO FILE WRITTEN  
COMPLAINTS, PROTESTS, OR OBJECTIONS, AND  
OF THE ASSESSMENT HEARING, ALL  
CONCERNING THAT CERTAIN AREA TO BE  
ASSESSED FOR IMPROVEMENTS WITHIN THE CITY  
OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT  
DISTRICT NO. 1516 – FREMONT STREET  
MAINTENANCE DISTRICT (LAS VEGAS  
BOULEVARD TO 8TH STREET).

NOTICE IS HEREBY GIVEN, that the final assessment roll for the City of Las Vegas, Nevada, Special Improvement District No. 1516 – Fremont Street Maintenance District (Las Vegas Boulevard to 8th Street) (the “District”) in and for the City of Las Vegas in the County of Clark, State of Nevada, which has been made out by the City Council of City of Las Vegas, together with the City Engineer, has been filed on March 5, 2008, in the office of the City Clerk and since such date, the final assessment roll has been, and now is available for examination by any interested person during regular office hours, Monday through Friday 8:00 a.m. until 5:00 p.m. The boundaries of the District are described in the Special Improvement District No. 1516 Creation Ordinance heretofore adopted (the “Creation Ordinance”). The street to be improved by the improvements is:

Fremont Street (BOTH SIDES) from the center line  
of Las Vegas Boulevard to the center line of 8th  
Street.

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 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 Final 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 following methodology will determine the assessments against parcels in the District. The acreage of a parcel in the District will be multiplied by a weighting factor, depending upon the street or streets which the parcel fronts. The categories of streets shall be weighted as follows: a) Fremont Street frontage will be weighted at 1.5; and b) side street frontage (Las Vegas Boulevard, Sixth Street, Seventh Street, and Eighth Street) will be weighted at 1.0. The assessments will equal the weighting factor times the acreage of the parcel, divided by the total weighted acreage in the District, times the total amount assessed for the Project.

Such basis of assessments has been designated by the City Council in the Creation Ordinance heretofore adopted. The costs to be assessed against, and the

maximum amount of benefits estimated to be conferred upon each lot, tract or parcel of land or property in the District is stated in the final assessment roll. The City Council has determined that each of these tracts will receive special benefits (and corresponding market value increases) from the Project.

The City Council will meet to hear and consider all complaints, protests, and objections to said final assessment roll, to the amount of the assessments, and to the regularity of the proceedings in making such assessments, by the owners of the property specially benefited by, and proposed to be assessed for, the Project. Any person interested and any parties aggrieved by such assessments may be heard on Wednesday, April 2, 2008, at 9:00 A.M. at the City of Las Vegas Council Chambers, 400 Stewart Avenue, in Las Vegas, Nevada. Any complaint, protest, or objection to the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount thereof levied on each lot, tract or parcel of land, shall be deemed waived unless filed in writing with the City Clerk, on or before Friday, March 28, 2008, i.e., at least three days prior to the date set for the assessment hearing.

At the time and place so designated for the hearing, the City Council shall hear and determine all complaints, protests, and objections to the regularity of the proceedings in making such assessments, the correctness of such assessments, the amount levied on any particular lot, tract or parcel of land to be assessed, the amount of the benefits and corresponding market value increases, which have been so made in writing or verbally. The City Council shall further have the power to adjourn such hearing from time to time, and by resolution shall have power, in its discretion, to revise, correct, confirm, or set aside any assessment and to order that such assessment may be made de novo. The owners of the property to be assessed are advised that this is the final chance to present any evidence as to the amount of the assessments (or other matters to be considered at the hearing) to the City Council. If a person objects to the final assessment roll or to the proposed assessments:

- (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 271.395.

Assessments shall be due and payable at the office of the City Treasurer in four (4) substantially equal quarterly installments of principal without interest.

Pursuant to NRS 271.357, 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. A person whose application for a hardship determination has been approved by the City Council is entitled to have the principal amount of the assessment postponed, but is required to pay the interest on the unpaid balance of the assessment at the same rate and upon the same terms as established by the City Council for the assessments. A person desiring to apply for a hardship determination shall file an application no later than March 28, 2008, with the Clark County Department of Social Services (CCSS), 1600 Pinto Lane, Las Vegas, Nevada 89106. Please contact CCSS at (702) 455-8687 for a pre-qualification screening.

Pursuant to NRS 271.395, within 15 days immediately succeeding the effective date of the assessment ordinance to be adopted following the hearing, any person who has filed a complaint, protest, or objection in writing shall have the right to

commence an action or suit in any court of competent jurisdiction to correct or set aside such determination. Thereafter, all actions or suits attacking the regularity, validity, and correctness of the proceedings, of the final assessment roll, of each assessment contained therein, and of the amount of the assessment levied on each tract, including, without limiting the generality of the foregoing, the defense of confiscation, shall be perpetually barred.

Dated this March 5, 2008.

  
BEVERLY K. BRIDGES, CMC, City Clerk