

RESOLUTION NO. R-6-2014

A RESOLUTION CONCERNING CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 1516 – FREMONT STREET MAINTENANCE DISTRICT FY2015 (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 Director of Public Works with the assistance of the City Engineer Division (hereinafter, the "Engineer") to make out a final assessment roll; and

WHEREAS, the City Council, together with the 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 Engineer has reported the final assessment roll to the City Council and the 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 Special Assessment	Amount Available from 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, 2014 at 9:00 a.m., at the City of Las Vegas Council Chambers, 495 South Main Street, 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 FY2015 (LAS VEGAS BOULEVARD TO 8TH STREET).

NOTICE IS HEREBY GIVEN, that the Final Assessment Roll No. 2014-2 for City of Las Vegas, Nevada, Special Improvement District No. 1516 – Fremont Street Maintenance District FY2015 (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 Director of Public Works, has been filed on March 5, 2014, 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 Thursday 7:00 a.m. until 5:30 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; b) side street frontage (Las Vegas Boulevard, Sixth Street, Seventh Street, and Eighth Street) will be weighted at 1.0; and c) back street frontage (Ogden Avenue and Carson Avenue) will be weighted at 0.75. 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, 2014, at 9:00 a.m. at the City of Las Vegas Council Chambers, 495 South Main Street, 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 Thursday, March 27, 2014, i.e., at least three working 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 27, 2014, 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, 2014.

/s/ BEVERLY K. BRIDGES
BEVERLY K. BRIDGES, MMC, 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.

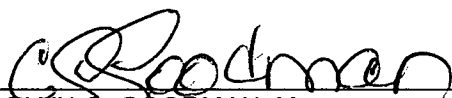
Section 8. The officers of the City be, and they hereby are, authorized and directed to take all action necessary or appropriate to effectuate the provisions of this Resolution.

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.

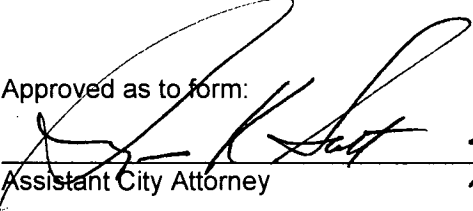
PASSED and APPROVED on March 5, 2014.


CAROLYN G. GOODMAN, Mayor

Attest:

BEVERLY K. BRIDGES, MMC City Clerk

Approved as to form:


Assistant City Attorney

2/12/14
Date

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

I, Beverly K. Bridges, MMC, 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, 2014.

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:	Carolyn G. Goodman Stavros S. Anthony Lois Tarkanian Steven D. Ross Ricki Y. Barlow Bob Coffin Bob Beers
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Those Voting Nay:	None
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Those Absent:	None
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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:

- (i) City Hall
495 South Main Street
Las Vegas, Nevada
- (ii) City of Las Vegas Development Services Center
333 North Rancho Drive
Las Vegas, Nevada
- (iii) Clark County Government Center
500 South Grand Central Parkway
Las Vegas, Nevada
- (iv) Grant Sawyer Building
555 E. Washington Avenue
Las Vegas, Nevada
- (v) 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 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, 2014 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, 2014, is attached hereto as Exhibit "C."

IN WITNESS WHEREOF, I have hereunto set my hand on this March 5, 2014.

(SEAL)


BEVERLY K. BRIDGES, MMC, City Clerk

Exhibit "A"

(Attach Notice of Meeting and Agenda)



CITY COUNCIL AGENDA

COUNCIL CHAMBERS · 495 SOUTH MAIN STREET · PHONE 229-6011

CITY OF LAS VEGAS INTERNET ADDRESS: www.lasvegasnevada.gov

COUNCIL MEMBERS: CAROLYN G. GOODMAN, MAYOR (At-Large)

COUNCILMAN STAVROS S. ANTHONY, MAYOR PRO TEM (Ward 4)

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

BOB COFFIN (Ward 3), BOB BEERS, (Ward 2)

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. Dial 7-1-1 for Relay Nevada.

March 5, 2014

Session begins at 9:00 a.m.

Note: There will be no break between morning and afternoon items for this meeting.

ITEMS LISTED ON THE AGENDA MAY BE TAKEN OUT OF THE ORDER PRESENTED; TWO OR MORE AGENDA ITEMS FOR CONSIDERATION MAY BE COMBINED; AND ANY ITEM ON THE AGENDA MAY BE REMOVED OR RELATED DISCUSSION MAY BE DELAYED AT ANY TIME. BACKUP MATERIAL FOR THIS AGENDA MAY BE OBTAINED FROM BEVERLY K. BRIDGES, CITY CLERK, AT THE CITY CLERK'S OFFICE AT 495 SOUTH MAIN STREET, 2ND FLOOR OR ON THE CITY'S WEBPAGE AT www.lasvegasnevada.gov.

THE MAYOR AND CITY COUNCIL WELCOME YOUR ATTENDANCE, PUBLIC COMMENT RELATED TO THE ITEMS ON THE AGENDA AND CITIZEN PARTICIPATION ON ITEMS UNDER THE JURISDICTION OF THE CITY COUNCIL AT THIS MEETING. IF YOU WISH TO SPEAK, WE RESPECTFULLY ASK YOU TO COMPLETE AND SUBMIT A SPEAKER CARD TO THE CITY CLERK. CARDS ARE AVAILABLE ONLINE, IN THE CLERK'S OFFICE OR AT THE FRONT OF THE CHAMBERS AS YOU ENTER.

THESE PROCEEDINGS ARE BEING VIDEO RECORDED AS WELL AS PRESENTED LIVE ON KCLV, CABLE CHANNEL 2, AND ARE CLOSED CAPTIONED FOR OUR HEARING IMPAIRED VIEWERS. PLEASE NOTE CUSTOMERS OF CENTURYLINK CAN VIEW THIS PROGRAM IN HIGH DEFINITION ON CHANNEL 1002, AND SOME CUSTOMERS OF COX COMMUNICATIONS WHO DO NOT HAVE A CABLE BOX CAN VIEW THIS MEETING ON DIGITAL CHANNEL 89.5. THE COUNCIL MEETING, AS WELL AS ALL OTHER KCLV PROGRAMMING, CAN BE VIEWED ON THE INTERNET AT www.lasvegasnevada.gov. 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.

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 - BISHOP JAMES S. ROGERS, SR., GREATER NEW JERUSALEM BAPTIST CHURCH
4. PLEDGE OF ALLEGIANCE
5. RECOGNITION OF THE CITIZEN OF THE MONTH
6. RECOGNITION OF THE ACTION TEAM WINNERS

7. RECOGNITION OF LOCAL WINNERS IN THE MAYOR'S CUP SOCCER TOURNAMENT
8. RECOGNITION OF LOCAL SCIENCE BOWL WINNERS
9. RECOGNITION OF THE CENTENNIAL HIGH SCHOOL STATE CHAMPION BOWLING TEAM

BUSINESS ITEMS

PUBLIC COMMENT

10. PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS ON THE AGENDA FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED

BUSINESS ITEMS

11. For Possible Action - Any items that the Council, staff and/or the applicant wish to be stricken, tabled, withdrawn or held in abeyance to a future meeting may be brought forward and acted upon at this time
12. For possible action to approve the Final Minutes by reference of the regular City Council meeting of February 5, 2014

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.

BUILDING AND SAFETY - CONSENT

13. For possible action to authorize staff to make a claim in the amount of \$4,700 against the cash bond pursuant to Title 13.40.080 of the City's Municipal Code and to pursue any legal remedies, to include legal action against the cash bond and developer, to complete the off-site improvements for the Lewis Residence, H# 26643 and related sub-permits, located at 2822 Ashby Street - Ward 1 (Tarkanian)
14. For possible action to authorize staff to make a claim in the amount of \$4,800 against the cash bond pursuant to Title 13.40.080 of the City's Municipal Code and to pursue any legal remedies, to include legal action against the cash bond and developer, to complete the off-site improvements for the Office Building at Novat & Cliff Shadows, H# 27412 and related sub-permits, located at the northwest corner of Novat Street and Cliff Shadows Parkway - Ward 4 (Anthony)
15. For possible action to authorize staff to make a claim in the amount of \$84,000 against the surety bond pursuant to Title 13.40.080 of the City's Municipal Code and to pursue any legal remedies, to include legal action against the surety company and developer, to complete the off-site improvements for Residences at Jones Boulevard and Rosada Way, H# 18919 and related sub-permits, located at the southeast corner of Jones Boulevard and Rosada Way - Ward 4 (Anthony)
16. For possible action to authorize staff to make a claim in the amount of \$19,000 against the certificate of deposit pursuant to Title 13.40.080 of the City's Municipal Code and to pursue any legal remedies, to include legal action against the certificate of deposit and developer, to complete the off-site improvements for SEC Tuffer & San Miguel, H# 7321 and related sub-permits, located at the southeast corner of Tuffer Lane and San Miguel Avenue - Ward 4 (Anthony)
17. For possible action to authorize staff to make a claim in the amount of \$100,500 against the surety bond pursuant to Title 13.40.080 of the City's Municipal Code and to pursue any legal remedies, to include legal action against the surety company and developer, to complete the off-site improvements for Village of Centennial Springs Brownstones, H# 8916 and related sub-permits, located at the southwest corner of Durango Drive and Farm Road - Ward 6 (Ross)

18. For possible action to authorize staff to make a claim in the amount of \$21,000 against the cash bond pursuant to Title 13.40.080 of the City's Municipal Code and to pursue any legal remedies, to include legal action against the cash bond and developer, to complete the off-site improvements for the Washington Professional Plaza Phase 1, H# 16624 and related sub-permits, located at the southeast corner of Washington Avenue and Eastern Avenue - Ward 3 (Coffin)
19. For possible action to authorize staff to make a claim in the amount of \$3,610 against the cash bond pursuant to Title 13.40.080 of the City's Municipal Code and to pursue any legal remedies, to include legal action against the cash bond and developer, to complete the off-site improvements for the Smoke Ranch Office Complex, H# 14978 and related sub-permits, located on Smoke Ranch Road west of Tenaya Way - Ward 1 (Tarkanian)

FINANCE - PURCHASING & CONTRACTS CONSENT

20. For possible action to approve award of Agreement No. 11.15341.14-EV-B, Owner CMAR Agreement for Construction for the Doolittle Park Renovation, located at the Kianga Isoke Palacio Park at Doolittle Complex, 951 West Lake Mead Boulevard and the construction conflicts and contingency reserve set by Finance - Department of Public Works - Award recommended to: CORE CONSTRUCTION SERVICES OF NEVADA, INC. (\$2,139,256 - Parks and Leisure Activities Capital Projects Fund) - Ward 5 (Barlow)
21. For possible action to approve award of Agreement No. 13.51111-TF-B, Owner CMAR Agreement for Construction for Centennial Parkway Channel West - Grand Teton Branch, Hualapai Way to Tee Pee Lane and the construction conflicts and contingency reserve set by Finance - Department of Public Works - Award recommended to: MEADOW VALLEY CONTRACTORS, INC. (\$6,760,577.91 - Road and Flood Capital Projects Fund) - Ward 6 (Ross)
22. For possible action to approve award of Contract No. 140130-TF, Prime Design Services Contract for Pedestrian Safety Upgrades - Package 1A, Flashers and Signals located at the intersections of Bonanza Road and Lillian Street, Town Center Drive and Spring Gate Lane, Rancho Drive and Redondo Drive, Decatur Boulevard and Eldora Street and Sahara Avenue and Las Verdes Street - Department of Public Works - Award recommended to: KIMLEY-HORN AND ASSOCIATES, INC. (\$129,429 - Public Works Capital Projects Fund) - Wards 1, 2, 3 and 5 (Tarkanian, Beers, Coffin and Barlow)
23. For possible action to approve award of Contract No. 140131-TF, Prime Design Services Contract for Pedestrian Safety Upgrades - Package 2A, Curb Extensions, located at various school crosswalks - Department of Public Works - Award recommended to: PARSONS BRINCKERHOFF, INC. (\$139,999 - Public Works Capital Projects Fund) - All Wards
24. For possible action to approve Modification No. 1 to Contract No. 11.21730.02-TF (Revised), Flood Control Facilities Repair/Reconstruction/Maintenance - Department of Public Works - Award recommended to: RP WEDDELL & SONS CO. (\$500,000 - Road and Flood Capital Projects Fund) - All Wards
25. For possible action to approve award of Agreement No. 12.53541.03-TB, Construction Manager at Risk Agreement for Water Pollution Control Facility Dewatering Wells Upgrade Project located at 6005 East Vegas Valley Drive and the construction conflicts and contingency reserve set by Finance - Department of Public Works - Award recommended to: MMC INCORPORATED (\$1,901,711 - Sanitation Enterprise Fund) - County
26. For possible action to approve revision of Standard Purchase Order No. 323416 for additional funds to remove heavy sediment deposits in the Kyle Canyon Detention Basin, which is located at the farthest west end of Grand Teton Drive - Department of Public Works - Award recommended to: WELLS CARGO, INC. (\$700,000 - Sanitation Enterprise Fund) - Ward 6 (Ross)

OPERATIONS AND MAINTENANCE - CONSENT

27. For possible action to approve a Lease Agreement between the City of Las Vegas and the State of Nevada, Department of Administration, Public Works Division, for and on behalf of the Department of Health and Human Services, Division of Welfare and Supportive Services for the lease of approximately 30,840 square feet of City owned office space located at 1040 West Owens Avenue, commonly known as Nucleus Plaza - Ward 5 (Barlow)

PARKS, RECREATION AND NEIGHBORHOOD SERVICES - CONSENT

28. For possible action to approve receipt of \$70,000 (Special Revenue) donation and enter into an agreement with Zappos, Inc., to fund the Corporate Challenge Sporting Event for 2014 - All Wards

PUBLIC WORKS - CONSENT

29. For possible action to approve Interlocal Contract LAS26D14 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFGD) to provide funding for construction of the Grand Teton - Hualapai to Tee Pee project, located in Grand Teton Drive between Hualapai Way and Tee Pee Lane (\$6,572,192 - Road and Flood Capital Project Fund [CPF]) - Ward 6 (Ross)

RESOLUTIONS - CONSENT

30. R-3-2014 - For possible action to approve 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 FY2015) - Ward 1 (Tarkanian)
31. R-4-2014 - For possible action to approve 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 FY2015) - Ward 1 (Tarkanian)
32. R-5-2014 - For possible action to approve 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 FY2015 (Las Vegas Boulevard to 8th Street) - Ward 3 (Coffin)
33. R-6-2014 - For possible action to approve 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 FY2015 (Las Vegas Boulevard to 8th Street) - Ward 3 (Coffin)

DISCUSSION/ACTION ITEMS

ADMINISTRATIVE - DISCUSSION

34. Report regarding an update on the Neon Museum from Bill Marion, Chair, Board of Directors, Neon Museum - All Wards
35. Report from Fire Chief William L. McDonald on the Las Vegas Fire & Rescue ICMA Review and an update on the progress and present outcomes of the implemented recommendations - All Wards
36. Report regarding the status and progress of the Shared Services and Management Consultant Agreement with the City of North Las Vegas - All Wards
37. Discussion for possible action regarding the ratification of Venetta Appleyard as Director of Finance (\$140,000 + Benefits - General Fund)

ECONOMIC AND URBAN DEVELOPMENT - DISCUSSION

38. Report for possible action regarding the activity and progress of the Employment Plan Policy designed for City of Las Vegas Economic Development projects and for Las Vegas Redevelopment Agency projects - All Wards

PUBLIC WORKS - DISCUSSION

39. ABEYANCE ITEM - Presentation by Jorge Cervantes, City of Las Vegas Executive Director Community Development, on transportation projects to be constructed through the Fuel Revenue Index [FRI] - All Wards

RECOMMENDING COMMITTEE REPORT - DISCUSSION

BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING

40. Bill No. 2014-3 - ABEYANCE ITEM - For Possible Action - Deletes certain work card requirements in multiple chapters of LVMC Title 6, amends multiple chapters of LVMC Title 6 related to work card requirements, and establishes a hearing panel to hear work card appeals. Sponsored by: Councilman Bob Beers

41. Bill No. 2014-8 - For Possible Action - Updates the standards applicable to home occupation permits; eliminates the exception from the home occupation permit requirement for educational activities, including music lessons, tutoring and religious instruction; and establishes parameters for cottage food operations to be conducted as a home occupation. (TXT-51219) Proposed by: Flinn Fagg, Director of Planning [NOTE: This item will come forward to City Council as a First Amendment, with a change in the title and summary. The summary has been changed to read: Updates the standards applicable to home occupation permits and establishes parameters for cottage food operations to be conducted as a home occupation.]
42. Bill No. 2014-10 - For Possible Action - Permits the Director of Planning discretion as to when an ice cream truck shall be inspected prior to the issuance or renewal of its business license. Proposed by: Flinn Fagg, Director of Planning
43. Bill No. 2014-11 - For Possible Action - Adopts the latest revision to the Uniform Regulations for the Control of Drainage, together with local amendments pertaining to drainage facilities. Sponsored by: Councilman Steven D. Ross
44. Bill No. 2014-12 - For Possible Action - Updates the appeal and hearing procedures for nuisance abatements in accordance with State law. Sponsored by: Councilman Steven D. Ross and Councilman Ricki Y. Barlow
45. Bill No. 2014-14 - For Possible Action - Continues to authorize, on a temporary basis, the waiver of the origination charge for new urban lounge licenses, and authorizes a partial waiver of the origination charge for new tavern-limited licenses to be located within the Downtown Entertainment Overlay District. Sponsored by: Councilman Bob Coffin

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.

46. Bill No. 2014-13 - Amends Ordinance No. 6294, relating to the annexation of property, to correct language regarding the effective date of that ordinance (General Location - the southwest corner of Farm Road and Grand Canyon Drive). Proposed by: Bradford R. Jerbic, City Attorney
47. Bill No. 2014-15 - Adopts a revised Town Center Development Standards Manual to provide for consistency with Title 19, reflect modifications made since the last comprehensive adoption of the Manual, and make corrections and adjustments consistent with City policy and practice. (TXT-51100) Sponsored by: Councilman Steven D. Ross

NEW BILLS

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.

48. Bill No. 2014-16 - Annexation No. ANX-51957 - Property location: located at 8620 Horse Drive; Petitioned by: Chad Heese; Acreage: .68 acres; Zoned: R-E (County zoning), R-E (City equivalent). Sponsored by: Councilman Steven D. Ross
49. Bill No. 2014-17 - Declares a moratorium on the application for, construction and/or operation of medical marijuana establishments as contemplated by Senate Bill 374 of the 2013 Legislative Session. Proposed by: Flinn Fagg, Director of Planning
50. Bill No. 2014-18 - Adopts an updated Symphony Park Design Standards Manual. (TXT-48841) Proposed by: Flinn Fagg, Director of Planning
51. Bill No. 2014-19 - Amends the Downtown Centennial Plan to authorize indoor garden supply/plant nursery uses within the Arts District. (TXT-52369) Sponsored by: Councilman Bob Coffin

PLANNING

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 - DISCUSSION

52. EOT-52076 - ABEYANCE ITEM - NON-CONFORMING USE - PUBLIC HEARING - APPLICANT/OWNER: ALTA DECATUR SHOPPING CENTER, LLC - For possible action on a request for an Extension of Time FOR A NON-CONFORMING USE (TAVERN) at 465 South Decatur Boulevard (APN 139-31-221-005), C-2 (General Commercial) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL.
53. GPA-52399 - ABEYANCE ITEM - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CHURCH OF GOD SEVENTH DAY - ENGLISH - For possible action on a request for a General Plan Amendment FROM: DR (DESERT RURAL DENSITY RESIDENTIAL) TO: PF (PUBLIC FACILITIES) on 2.00 acres at 3523 North Jones Boulevard (APN 138-11-704-009), R-E (Residence Estates) Zone, Ward 5 (Barlow) [PRJ-51204]. The Planning Commission (5-1 vote) and Staff recommend APPROVAL.
54. ZON-52401 - ABEYANCE ITEM - REZONING RELATED TO GPA-52399 - PUBLIC HEARING - APPLICANT/OWNER: CHURCH OF GOD SEVENTH DAY - ENGLISH - For possible action on a request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: C-V (CIVIC) on 2.00 acres at 3523 North Jones Boulevard (APN 138-11-704-009), R-E (Residence Estates) Zone, Ward 5 (Barlow) [PRJ-51204]. The Planning Commission (5-1 vote) and Staff recommend APPROVAL.
55. SDR-52099 - ABEYANCE ITEM - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-52399 AND ZON-52401 - PUBLIC HEARING - APPLICANT/OWNER: CHURCH OF GOD SEVENTH DAY - ENGLISH - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 4,945 SQUARE-FOOT CHURCH/HOUSE OF WORSHIP WITH A WAIVER TO ALLOW A NINE-FOOT LANDSCAPE BUFFER ALONG A PORTION OF THE EAST PERIMETER WHERE 15 FEET IS REQUIRED on 2.00 acres at 3523 North Jones Boulevard (APN 138-11-704-009), R-E (Residence Estates) Zone [PROPOSED: C-V (Civic)], Ward 5 (Barlow) [PRJ-51204]. The Planning Commission (5-1 vote) and Staff recommend APPROVAL.

SET DATE

56. SET DATE ON ANY APPEALS FILED OR REQUIRED PUBLIC HEARINGS FROM THE CITY PLANNING COMMISSION MEETINGS AND DANGEROUS BUILDING OR NUISANCE/LITTER ABATEMENTS

CITIZENS PARTICIPATION

57. 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

COUNCIL MEMBER RECOGNITION

58. COUNCIL MEMBER RECOGNITION: COMMENTS MADE BY INDIVIDUAL CITY COUNCIL MEMBERS DURING THIS PORTION OF THE AGENDA WILL NOT BE ACTED UPON BY THE CITY COUNCIL UNLESS THAT SUBJECT IS ON THE AGENDA AND SCHEDULED FOR ACTION

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

City Hall, 495 South Main Street, 1st Floor
Clark County Government Center, 500 South Grand Central Parkway
Grant Sawyer Building, 555 East Washington Avenue
City of Las Vegas Development Services Center, 333 North Rancho Drive
City Council March 5, 2014 - Page 6

Exhibit "B"

(Attach Affidavit of Publication of Notice of Public Hearing)

AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)
COUNTY OF CLARK) SS:

LV CITY CLERK
495 S MAIN ST
LAS VEGAS NV 89101

Account # 22515
Ad Number 0000122702

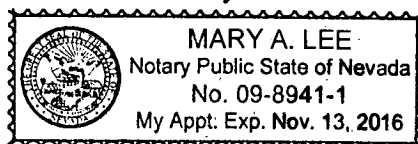
Stacey M. Lewis, being 1st duly sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal and the Las Vegas Sun, daily newspapers regularly issued, published and circulated in the City of Las Vegas, County of Clark, State of Nevada, and that the advertisement, a true copy attached for, was continuously published in said Las Vegas Review-Journal and / or Las Vegas Sun in 3 edition(s) of said newspaper issued from 03/17/2014 to 03/31/2014, on the following days:

03 / 17 / 14
03 / 24 / 14
03 / 31 / 14

Stacey M. Lewis
181
LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this 31st day of March, 2014

Notary *Mary Lee*



**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 FY2015
(LAS VEGAS BOULEVARD
TO 8TH STREET).**

NOTICE IS HEREBY GIVEN, that the Final Assessment Roll No. 2014-2 for City of Las Vegas, Nevada, Special Improvement District No. 1516 - Fremont Street Maintenance District FY2015 (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 Director of Public Works, has been filed on March 5, 2014, 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 Thursday 7:00 a.m. until 5:30 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; b) side street frontage (Las Vegas Boulevard, Sixth Street, Seventh Street, and Eighth Street) will be weighted at 1.0; and c) back street frontage (Ogden Avenue and Carson Avenue) will be weighted at .75. 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 aggrieved by such assessments may be heard on Wednesday, April 2, 2014, at 9:00 a.m. at the City of Las Vegas Council Chambers, 495 South Main Street, 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 Thursday, March 27, 2014, i.e., at least three working 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 27, 2014, 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, 2014.

/s/ BEVERLY K. BRIDGES
BEVERLY K. BRIDGES, MMC,
City Clerk

PUB: March 17, 24, 31, 2014
LV Review-Journal

CLARK COUNTY
RECEIVED
MARCH 17 2014
FACILITY
702 455 8687

Exhibit "C"

(Attach minutes of public hearing on April 2, 2014)

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: APRIL 2, 2014

DEPARTMENT: PUBLIC WORKS

DIRECTOR: JORGE CERVANTES

☐ 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) - Ward 3 (Coffin)

Fiscal Impact

☒

No Impact

☐

Augmentation Required

☐

Budget Funds Available

Amount:

Funding Source:

Dept./Division:

PURPOSE/BACKGROUND:

Public hearing on the Final Assessment Roll for annual funding of the maintenance of the Fremont Street Commercial Area Vitalization Project from July 1, 2014 through June 30, 2015. The property owners will be billed in four (4) quarterly installments without interest. The maintenance of the Commercial Area Vitalization Project is funded 100% by the property owners through this SID.

RECOMMENDATION:

Public Hearing only; no action required.

BACKUP DOCUMENTATION:

Public Hearing Notice

Minutes:

DAVID BOWERS, City Engineer, Public Works Department, explained that the Special Improvement District (SID) No. 1516 will cover the cost for street and sign maintenance, utilities, promotional events and marketing for the Fremont East Entertainment District located on Fremont Street between Las Vegas Boulevard and 8th Street. The SID encompasses 34 parcels and the contribution percentage is based on the parcels' proximity to Fremont Street. The assessment will remain the same as last year, and no complaints were received.

STATE OF NEVADA)
) ss. AFFIDAVIT OF MAILING
CITY OF LAS VEGAS) 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, 2014, being at least twenty (20) days prior to the hearing on April 2, 2014, 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.

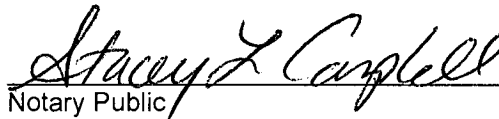
5. Copies of the affidavit of publication of said notice, verified by the affidavit of the publisher, and a copy of this affidavit are on file in the office of the City Clerk.

Further Affiant sayeth naught.


BEVERLY K. BRIDGES, MMC, City Clerk

SUBSCRIBED and SWORN to before me in the City of Las Vegas, Nevada, this
July 17, 2014.

My commission expires 10/14/16.


Notary Public

(NOTARIAL STAMP)

EXHIBIT "A"

(Attach List of Property Owners with Their Addresses)

P A R C E L	NAME AND ADDRESS	ASSESSOR DESCRIPTION	M I S C	V A L U E
139-34-601-002	FREMONT LV BLVD	PARCEL MAP FILE 111 PAGE 66	DEED- 20120227:00583 01 LAND- 01	.45 137214
SID-1516	P O BOX 1570	LOT 1	DATE- 02/27/2012 NS IMPR-	153388
DIST-203	LAS VEGAS NV 89125-1570		LND USE- 3-58-0-0-0	
LOCATION-	107 S LAS VEGAS BLVD LV	GEOID- PT S2 NE4 SEC 34 20 61	AD- 2013 CONST YR-1952	
139-34-601-005	7TH STREET PROPERTIES L L C	PT SE4 NE4 SEC 34 20 61	DEED- 20050616:05759 01 LAND- 01	.32 39029
SID-1516	1013 WHITNEY RANCH DR #110		DATE- 06/16/2005 NS IMPR-	67046
DIST-203	HENDERSON NV 89014-3209		LND USE- 3-30-0-0-0	
LOCATION-	115 N 7TH ST LV	GEOID- PT S2 NE4 SEC 34 20 61	AD- 2013 CONST YR-1960	
139-34-601-006	HAM ARTEMUS W III	PT SW4 NE4 SEC 34 20 61	DEED- 19900618:03424 01 LAND- 01	.30 91476
SID-1516	2008 GRAY EAGLE WAY		DATE- 06/18/1990 NS IMPR-	14029
DIST-203	LAS VEGAS NV 89117-5738		LND USE- 3-30-0-0-0	
LOCATION-	500 FREMONT ST LV	GEOID- PT S2 NE4 SEC 34 20 61	AD- 2013 CONST YR-1956	
139-34-601-007	707 FREMONT L L C	PT S2 NE4 SEC 34 20 61	DEED- 20120312:01662 01 LAND- 01	1.29 157338
SID-1516	P O BOX 1570		DATE- 03/12/2012 NS	
DIST-203	LAS VEGAS NV 89125-1570		LND USE- 0-00-0-0-0	
LOCATION-	707 FREMONT ST LV	GEOID- PT S2 NE4 SEC 34 20 61	AD- 2013 CONST YR-0000	
	UT 1000			
139-34-611-002	IKE GAMING INC	HAWKINS ADD	DEED- 0362:0321888 01 LAND- 02	57173
SID-1516	107 N 6TH ST 3RD FLOOR	PLAT BOOK 1 PAGE 40	DATE- 09/10/1973 NS	
DIST-203	LAS VEGAS NV 89101-4239	LOT 7 BLOCK 2	LND USE- 0-00-0-0-0	
LOCATION-	116 N LAS VEGAS BLVD LV	& LOT 8	AD- 2013 CONST YR-0000	
		& VAC ALLEY		
		GEOID- PT SW4 NE4 SEC 34 20 61		
139-34-611-003	IKE GAMING INC	HAWKINS ADD	DEED- 0515:0474273 01 LAND- 02	49551
SID-1516	107 N 6TH ST 3RD FLOOR	PLAT BOOK 1 PAGE 40	DATE- 05/02/1975 NS IMPR-	7176
DIST-203	LAS VEGAS NV 89101-4239	LOT 9 BLOCK 2	LND USE- 3-99-0-0-0	
LOCATION-	112 N LAS VEGAS BLVD LV	& LOT 10	AD- 2013 CONST YR-1985	
		& VAC ALLEY		
		GEOID- PT SW4 NE4 SEC 34 20 61		
139-34-611-006	HAM ARTEMUS W III	HAWKINS ADD	DEED- 20071211:05292 02 LAND- 02	9758
SID-1516	2008 GRAY EAGLE WY	PLAT BOOK 1 PAGE 40	DATE- 12/11/2007 NS IMPR-	14532
DIST-203	LAS VEGAS NV 89117-5738	LOT 15 BLOCK 2	LND USE- 3-58-0-0-0	
LOCATION-	508 FREMONT ST LV	GEOID- PT SW4 NE4 SEC 34 20 61	AD- 2013 CONST YR-1935	
139-34-611-007	HAM A W III TRUST	HAWKINS ADD	DEED- 19981209:00066 01 LAND- 02	18295
SID-1516	HAM A W III TRS	PLAT BOOK 1 PAGE 40	DATE- 12/09/1998 NS IMPR-	57957
DIST-203	2008 GRAY EAGLE WY	LOT 16 BLOCK 2	LND USE- 3-58-0-0-0	
	LAS VEGAS NV 89117-5738	& LOT 17	AD- 2013 CONST YR-1958	
LOCATION-	512 FREMONT ST LV	GEOID- PT SW4 NE4 SEC 34 20 61		
	UT 110			

P A R C E L	NAME AND ADDRESS	ASSESSOR DESCRIPTION	M I S C	V A L U E
139-34-611-008	HAM A W III TRUST	HAWKINS ADD	DEED- 19990728:02165 01 LAND- 02	15856
SID-1516	HAM A W III TRS	PLAT BOOK 1 PAGE 40	DATE- 07/28/1999 NS IMPR-	46032
DIST-203	2008 GRAY EAGLE WY	LOT 18 BLOCK 2	LND USE- 3-58-0-0-0	
	LAS VEGAS NV 89117-5738	& PT LOT 19	AD- 2013 CONST YR-1951	
LOCATION-	516 FREMONT ST LV	GEOID- PT SW4 NE4 SEC 34 20 61		
139-34-611-009	IKE GAMING INC	HAWKINS ADD	DEED- 0029.0023157 01 LAND- 02	87666
SID-1516	107 N 6TH ST 3RD FLOOR	PLAT BOOK 1 PAGE 40	DATE- 05/01/1970 NS IMPR-	465626
DIST-203	LAS VEGAS NV 89101-4239	PT LOT 19 BLOCK 2	LND USE- 3-35-0-0-0	
LDCATION-	520 FREMONT ST LV	& LOTS 20-22	AD- 2013 CONST YR-1951	
	UT 100	GEOID- PT SW4 NE4 SEC 34 20 61		
139-34-611-010	IKE GAMING INC	HAWKINS ADD	DEED- 0029.0023157 01 LAND- 02	121966
SID-1516	107 N 6TH ST 3RD FLOOR	PLAT BODK 1 PAGE 40	DATE- 05/01/1970 NS IMPR-	7576
DIST-203	LAS VEGAS NV 89101-4239	LOT 23 BLOCK 2	LND USE- 3-99-0-0-0	
LDCATION-	520 FREMONT ST LV	& LOTS 24-26	AD- 2013 CONST YR-1985	
		& VAC ALLEY		
		GEOID- PT SW4 NE4 SEC 34 20 61		
139-34-611-015	515 FREMONT L L C	HAWKINS ADD	DEED- 20120705:02292 01 LAND- 02	8537
SID-1516	P O BOX 1570	PLAT BOOK 1 PAGE 40	DATE- 07/05/2012 NS IMPR-	26998
DIST-203	LAS VEGAS NV 89125-1570	LOT 7 BLOCK 3	LND USE- 3-58-0-0-0	
LOCATION-	515 FREMONT ST LV	GEOID- PT SW4 NE4 SEC 34 20 61	AD- 2013 CONST YR-1939	
139-34-611-016	T-BREO II L L C	HAWKINS ADD	DEED- 20061106:04136 01 LAND- 02	17074
SID-1516	1 MAIN ST	PLAT BODK 1 PAGE 40	DATE- 11/06/2006 NS IMPR-	68453
DIST-203	LAS VEGAS NV 89101-6370	LOT 8 BLOCK 3	LND USE- 3-58-0-0-0 1	
LOCATION-	517 FREMONT ST LV	& LOT 9	AD- 2013 CONST YR-1988	
	UT 150	GEOID- PT SW4 NE4 SEC 34 20 61		
139-34-611-017	T-BREO II L L C	HAWKINS ADD	DEED- 20061106:04136 01 LAND- 02	24394
SID-1516	1 MAIN ST	PLAT BOOK 1 PAGE 40	DATE- 11/06/2006 NS IMPR-	49844
DIST-203	LAS VEGAS NV 89101-6370	LOT 10 BLOCK 3	LND USE- 3-58-0-0-0	
LOCATION-	100 S 6TH ST LV	& LOTS 11,12	AD- 2013 CONST YR-1934	
		GEOID- PT SW4 NE4 SEC 34 20 61		
139-34-611-018	CITY OF LAS VEGAS	HAWKINS ADD	DEED- 20051212:02259 01 LAND- 02	151239
SID-1516	%ECONOMIC & URBAN DEVELOPMENT ED	PLAT BOOK 1 PAGE 40	DATE- 12/12/2005 NS IMPR-	685620
DIST-203	495 MAIN ST 6TH FLODR	LDT 1 BLOCK 6	LND USE- 4-60-0-0-0 EXMPT- H1	836859
	LAS VEGAS NV 89101-6318	& LOTS 2-5,13-22	AD- 2013 CONST YR-1957	
LOCATION-	601 FREMONT ST LV	& VAC ALLEY		
	UT 130	GEOID- PT SW4 NE4 SEC 34 20 61		
139-34-611-019	ENCRYPTIC L L C	HAWKINS ADD	DEED- 20080825:03191 01 LAND- 02	18295
SID-1516	%R STURMAN	PLAT BOOK 1 PAGE 40	DATE- 08/25/2008 NS IMPR-	39801
DIST-203	114 N 3RD ST	LOT 6 BLOCK 6	LND USE- 3-58-0-0-0	
	LAS VEGAS NV 89101-2926	& LOT 7	AD- 2013 CONST YR-1946	
LOCATION-	611 FREMONT ST LV	GEOID- PT SW4 NE4 SEC 34 20 61		

P A R C E L	NAME AND ADDRESS	ASSESSOR DESCRIPTION	M I S C	V A L U E
139-34-611-020	IKE GAMING INC SID-1516 DIST-203 LAS VEGAS NV 89101-4239 LOCATION- 645 FREMONT ST LV	HAWKINS ADD PLAT BOOK 1 PAGE 40 LDT 8 BLOCK 6 & LOTS 9-12 GEOID- PT SW4 NE4 SEC 34 20 61	DEED- 19870331:00877 01 DATE- 03/31/1987 LND USE- 3-12-2-0-0 AD- 2013 CONST YR-1956 NS IMPR- 1	141024 3110
139-34-611-021	707 FREMONT L L C SID-1516 DIST-203 LAS VEGAS NV 89125-1570 LOCATION- 102 S 7TH ST LV	HAWKINS ADD PLAT BOOK 1 PAGE 40 LOT 30 BLOCK 6 & LOTS 31,32 GEOID- PT SW4 NE4 SEC 34 20 61	DEED- 20120312:01662 01 DATE- 03/12/2012 LND USE- 3-30-0-0-0 AD- 2013 CONST YR-1960 NS IMPR-	2003 30492
139-34-611-022	707 FREMONT L L C SID-1516 DIST-203 LAS VEGAS NV 89125-1570 LOCATION- 118 S 7TH ST LV	HAWKINS ADD PLAT BOOK 1 PAGE 40 LOT 28 BLOCK 6 & LOT 29 GEOID- PT SW4 NE4 SEC 34 20 61	DEED- 20120312:01662 01 DATE- 03/12/2012 LND USE- 3-30-0-0-0 AD- 2013 CONST YR-1988 NS IMPR-	19516 4083
139-34-611-023	128 7TH STREET L L C SID-1516 DIST-203 LAS VEGAS NV 89125-1570 LOCATION- 128 S 7TH ST LV	HAWKINS ADD PLAT BOOK 1 PAGE 40 LOT 26 BLOCK 6 & LOT 27 GEOID- PT SW4 NE4 SEC 34 20 61	DEED- 20120427:01325 01 DATE- 04/27/2012 LND USE- 0-00-0-0-0 AD- 2013 CONST YR-0000 NS	19516
139-34-611-024	612 CARSON L L C SID-1516 DIST-203 LAS VEGAS NV 89125-1570 LOCATION- 612 E CARSON AVE LV	HAWKINS ADD PLAT BOOK 1 PAGE 40 LOT 23 BLOCK 6 & LOTS 24,25 GEOID- PT SW4 NE4 SEC 34 20 61	DEED- 20120521:01100 01 DATE- 05/21/2012 LND USE- 3-58-1-0-0 AD- 2013 CONST YR-1955 NS IMPR-	30492 50916
139-34-611-051	DOWNTOWN CARSON L L C SID-1516 DIST-203 LAS VEGAS NV 89125-1570 LOCATION- P O BOX 1570 UT 140	HAWKINS ADD PLAT BOOK 1 PAGE 40 LOT 23 BLOCK 3 & LOTS 24-26 GEOID- PT SW4 NE4 SEC 34 20 61	DEED- 20120406:02169 01 DATE- 04/06/2012 LND USE- 3-12-1-0-0 AD- 2013 CONST YR-1955 NS IMPR-	113750 130654
139-34-611-052	120 6TH STREET L L C SID-1516 DIST-203 LAS VEGAS NV 89125-1570 LOCATION- 120 S 6TH ST LV	HAWKINS ADD PLAT BOOK 1 PAGE 40 LOT 27 BLOCK 3 & LOTS 28-30 GEOID- PT SW4 NE4 SEC 34 20 61	DEED- 20121213:02862 01 DATE- 12/13/2012 LND USE- 3-12-0-0-0 AD- 2013 CONST YR-1958 NS IMPR-	78750 80366
139-34-611-053	A I & I COMMUNICATIONS NV INC SID-1516 DIST-203 PASADENA CA 91101-2020 LOCATION- 112 S 6TH ST LV	HAWKINS ADD PLAT BOOK 1 PAGE 40 LOT 31 BLOCK 3 & LOT 32 GEOID- PT SW4 NE4 SEC 34 20 61	DEED- 18571816833 01 DATE- 01/10/1984 LND USE- 6-10-0-0-0 AD- 2013 CDNST YR-1970 NS EXMPT- L2	10 10

P A R C E L	NAME AND ADDRESS	ASSESSOR DESCRIPTION	M I S C	V A L U E
139-34-612-055	CENTRAL TELEPHONE CO	HAWKINS ADD	DEED- 0202.0164328 01	237839
SID-1516	%PTY TAX DEPT	PLAT BOOK 1 PAGE 40	DATE- 09/25/1957	NS IMPR-
DIST-203	P O BOX 7909	LOT 13 BLOCK 3	LND USE- 6-10-0-0	AD- 2013
LOCATION-	125 S LAS VEGAS BLVD	GEOID- PT SW4 NE4 SEC 34 20 61	CONST YR-1958	
139-34-612-004	IKE GAMING INC	BUCKS SUB	DEED- 0227.0186225 01	1055784
SID-1516	107 N 6TH ST 3RD FLOOR	PLAT BOOK 1 PAGE 15	DATE- 04/28/1972	NS IMPR-
DIST-203	LAS VEGAS NV 89101-4239	LOT 1 BLOCK 3	LND USE- 3-12-0-0	AD- 2013
LOCATION-	525 FREMONT ST	LOTS 1-17 BLK 7 & VAC ALLEY	CONST YR-1941	
139-34-612-006	SHREE GANESHA INC	BUCKS SUB	DEED- 20050621:04404 01	101500
SID-1516	700 E FREMONT ST	PLAT BOOK 1 PAGE 15	DATE- 06/21/2005	NS IMPR-
DIST-203	LAS VEGAS NV 89101-5616	LOT 4 BLOCK 12	LND USE- 3-21-0-0	AD- 2013
LOCATION-	700 FREMONT ST	GEOID- PT SE4 NE4 SEC 34 20 61	CONST YR-1957	
139-34-612-009	110 8TH STREET L L C	BUCKS SUB	DEED- 20121214:02241 01	200
SID-1516	P O BOX 1570	PLAT BOOK 1 PAGE 15	DATE- 12/14/2012	NS IMPR-
DIST-203	LAS VEGAS NV 89125-1570	LOT 1 BLOCK 12	LND USE- 3-30-0-0	AD- 2013
LOCATION-	100 N 7TH ST	GEOID- PT SE4 NE4 SEC 34 20 61	CONST YR-1964	
139-34-612-017	110 8TH STREET L L C	BUCKS SUB	DEED- 20130405:02860 02	131600
SID-1516	P O BOX 1570	PLAT BOOK 1 PAGE 15	DATE- 04/05/2013	NS IMPR-
DIST-203	LAS VEGAS NV 89125-1570	LOT 14 BLOCK 12	LND USE- 3-21-0-0	AD- 2013
LOCATION-	129 N 8TH ST	GEOID- PT SE4 NE4 SEC 34 20 61	CONST YR-1963	
139-34-612-018	110 8TH STREET L L C	BUCKS SUB	DEED- 20121214:02241 01	68250
SID-1516	P O BOX 1570	PLAT BOOK 1 PAGE 15	DATE- 12/14/2012	NS IMPR-
DIST-203	LAS VEGAS NV 89125-1570	LOT 13 BLOCK 12	LND USE- 3-21-0-0	AD- 2013
LOCATION-	121 N 8TH ST	GEOID- PT SE4 NE4 SEC 34 20 61	CONST YR-1961	
139-34-612-019	VALLEY OF THE SUN LAS VEGAS LLC	BUCKS SUB	DEED- 20080219:03481 01	85378
SID-1516	1345 S LEWIS ST	PLAT BOOK 1 PAGE 15	DATE- 02/19/2008	NS
DIST-203	ANAHEIM CA 92805-6431	LOT 9 BLOCK 12	LND USE- 0-00-0-0	AD- 2013
LOCATION-	750 FREMONT ST	GEOID- PT SE4 NE4 SEC 34 20 61	CONST YR-0000	
139-34-612-084	MARTINEZ DAN & STEPHANY	BUCKS SUB	DEED- 20050325:03773 02	169534
SID-1516	%J MARTINEZ	PLAT BOOK 1 PAGE 15	DATE- 03/25/2005	RS
DIST-203	1729 WANDERING WINDS WY	LOT 6 BLOCK 13	LND USE- 0-00-0-0	AD- 2013
LOCATION-	LAS VEGAS NV 89128-7978	& LOTS 7-13	CONST YR-0000	
	727 FREMONT ST	GEOID- PT S2 NE4 SEC 34 20 61		

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RUN DATE- 01/30/14 20:32

CLARK COUNTY ASSESSOR'S OFFICE
TAX ROLL EXTRACTION FOR: CITY OF LAS VEGAS PUB WKS

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P A R C E L	NAME AND ADDRESS	ASSESSOR DESCRIPTION	M I S C	V A L U E
139-34-613-276	L V B-OGDEN MARKETING CORP	STREAMLINE TOWER	DEED- 20090612:05626 01 LAND- 02	9898
SID-1516	175 W JACKSON BLVD #540	PLAT BOOK 139 PAGE 45	DATE- 06/12/2009 NS IMPR-	141653
DIST-203	CHICAGO IL 60604-3024	UNIT 1	LND USE- 3-58-0-0-0 1 EXMPT- Q1	4949
LOCATION-	150 N LAS VEGAS BLVD LV	(COMMERCIAL SPACE)	AD- 2013 CONST YR-2007	
	UT 150	GEOID- PT S2 NE4 SEC 34 20 61		
139-34-613-277	L V B-OGDEN MARKETING CORP	STREAMLINE TOWER	DEED- 20090612:05626 01 LAND- 02	24808
SID-1516	175 W JACKSON BLVD #540	PLAT BOOK 139 PAGE 45	DATE- 06/12/2009 NS IMPR-	492442
DIST-203	CHICAGO IL 60604-3024	UNIT 2	LND USE- 3-58-0-0-0 1 EXMPT- Q1	12404
LOCATION-	150 N LAS VEGAS BLVD LV	(COMMERCIAL SPACE)	AD- 2013 CONST YR-2007	
	UT 190	GEOID- PT S2 NE4 SEC 34 20 61		

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 FY2015 (LAS VEGAS BOULEVARD TO 8TH STREET).

NOTICE IS HEREBY GIVEN, that the Final Assessment Roll No. 2014-2 for City of Las Vegas, Nevada, Special Improvement District No. 1516 – Fremont Street Maintenance District FY2015 (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 Director of Public Works, has been filed on March 5, 2014, 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 Thursday 7:00 a.m. until 5:30 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; b) side street frontage (Las Vegas Boulevard, Sixth Street, Seventh Street, and Eighth Street) will be weighted at 1.0; and c) back street frontage (Ogden Avenue and Carson Avenue) will be weighted at 0.75. 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, 2014, at 9:00 a.m. at the City of Las Vegas Council Chambers, 495 South Main Street, 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 Thursday, March 27, 2014, i.e., at least three working 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:

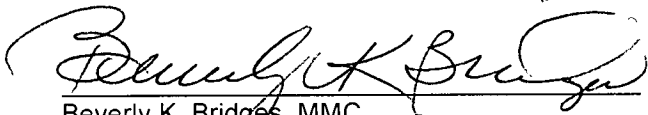
- (1) He is entitled to be represented by counsel at the hearing;
- (2) Any evidence he desires to present on these issues must be presented at the hearing; and
- (3) Evidence on these issues that is not presented at the hearing may not thereafter be presented in an action brought pursuant to NRS 271.395.

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 27, 2014, 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, 2014.


Beverly K. Bridges, MMC
City Clerk