

RESOLUTION NO. 2669

A RESOLUTION OF THE CITY OF NORTH LAS VEGAS DECLARING THE CITY'S INTENT TO ENTER INTO A GROUND LEASE AGREEMENT WITH CLARK COUNTY SCHOOL DISTRICT RELATED TO HARTKE PARK AND J.D. SMITH MIDDLE SCHOOL, GENERALLY LOCATED ON E. TONOPAH AVENUE BETWEEN N. BRUCE STREET AND N. MCDANIEL STREET AND IN NORTH LAS VEGAS, NEVADA, PURSUANT TO 277.050.

- WHEREAS, on August 24, 1960, the City of North Las Vegas recorded a deed for the real property of approximately 8.74 acres of real property commonly known as Assessor's Parcel Number (APN) 139-23-801-002 (City Property);
- WHEREAS, the City received federal grants from the National Park Service (NPS) under the Land and Water Conservation Fund (LWCF) through NPS's funding recipient, Nevada Division of State Parks (State Parks), to develop City Property;
- WHEREAS, the Clark County School District (District) owns approximately 10.33 acres of real property commonly known as APN 139-23-801-001 (District Property);
- WHEREAS, the City Property and District Property are adjacent to each other;
- WHEREAS, on August 1, 2018, the City and the District entered into that certain Interlocal Agreement for Exchange of Real Property;
- WHEREAS, the District conveyed to the City, at no cost, approximately 0.42 acres of real property commonly known as APN 139-23-801-003;
- WHEREAS, the construction of a new Hartke Park was completed on the District Property (APN 139-23-801-001) and the property commonly known as APN 139-23-801-003;
- WHEREAS, the construction of a new J.D. Smith Middle School was completed on the City Property (APN 139-23-801-002);
- WHEREAS, prior to the deed exchange, and to remove the LWCF obligations from the City Property, a park conversion must be finalized with review and approval from NPS and State Parks;
- WHEREAS, to better serve the community, the City shall lease the City Property to the District pursuant to NRS 277.050.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of North Las Vegas Nevada, that:

- SECTION 1. City Council hereby declares its intent to enter into a ground lease agreement with the District for the District to lease the City Property generally located at the southwest corner of N. McDaniel Street and E. Tonopah Avenue in North Las Vegas, commonly known as APN 139-23-801-002.

SECTION 2. The City will not receive money from the District related to the lease of City Property to the District. In exchange for the lease of City Property to the District, the City will lease the District Property generally located at the southeast corner of N. Bruce Street and E. Tonopah Avenue from the District at no charge. The City and District agree that the leasing of the City Property and the District Property is for the mutual benefit of the City and District.

SECTION 3. Pursuant to NRS 277.050(5)(c), the City Council will hear any objections to the ground lease agreement with the District from City residents at the City Council meeting scheduled for 4:00 p.m. local time on August 4, 2021 in Council Chambers, 2250 Las Vegas Blvd. N., North Las Vegas, NV 89030.

SECTION 4. At its meeting on August 4, 2021, the City Council will hear an agenda item regarding the approval of the ground lease agreement with the District. If approved, the Mayor will be authorized to execute the ground lease agreement and to deliver it to the District pursuant to NRS 277.050(7).


PASSED AND ADOPTED THIS 21st DAY OF July, 2021 by the following vote:

AYES: Mayor Lee, Mayor Pro Tempore Cherchio, Council Members Black, Barron, Goynes-Brown

NAYS: None


ABSTAIN: None

ABSENT: None



John J. Lee, Mayor

Attest:



Marie E. Purcell, CMC, Acting City Clerk