

When Recorded Return to:
Sparks City Clerk
PO Box 857
Sparks, NV 89432

BILL NO. 2707

INTRODUCED BY CITY COUNCIL

ORDINANCE NO. _____

PCN15067 - CEMEX CONSTRUCTION
MATERIALS PACIFIC, LLC

A GENERAL ORDINANCE REZONING REAL PROPERTY OWNED BY CEMEX CONSTRUCTION MATERIALS PACIFIC, LLC, FROM TC (TOURIST COMMERCIAL) TO I (INDUSTRIAL) FOR A PARCEL TOTALING APPROXIMATELY 4.32 ACRES IN SIZE LOCATED AT 350 GALLETTI WAY, SPARKS NV; AND PROVIDING OTHER MATTERS PROPERLY RELATING THERETO.

THE CITY COUNCIL OF THE CITY OF SPARKS DOES ORDAIN:

SECTION 1: The zoning of property described in Exhibit "A" and depicted in Exhibit "B", which is attached hereto and incorporated herein by reference, situated in the City of Sparks, County of Washoe, State of Nevada, is hereby changed from TC(Tourist Commercial) to I (Industrial) classification.

SECTION 2: The zoning map of the City of Sparks is hereby amended in accordance with the rezoning herein.

SECTION 3: All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 4: The City Clerk is instructed and authorized to publish the title to this ordinance as provided by law and to record the plan certified herein as provided by law.

SECTION 5: This ordinance shall become effective upon passage, approval, publication.

SECTION 6: The provisions of this ordinance shall be liberally construed to effectively carry out its purposes in the interest of the public health, safety, welfare and convenience.

SECTION 7: If any subsection, phrase, sentence or portion of this section is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portions.

SECTION 8: The City Council finds that this ordinance is not likely to impose a direct and significant economic burden upon a business or directly restrict the formation, operation or expansion of a business, or is otherwise exempt from Nevada Revised Statutes Chapter 237.

PASSED AND ADOPTED this _____ day of _____, 2016, by the following vote of the City Council:

AYES:

NAYS:

ABSENT:

ABSTAIN:

APPROVED this _____ day of _____, 2016 by:

Geno Martini, Mayor

ATTEST:

APPROVED AS TO FORM & LEGALITY:

Teresa Gardner
City Clerk

Chester H. Adams
City Attorney

EXHIBIT A

LEGAL DESCRIPTION

A portion of land situated in the Southeast Quarter of Section 6 and the Northeast Quarter of Section 7, Township 19 North, Range 20 East, Mount Diablo Meridian, in Sparks, Washoe County, Nevada, and being more particularly described as follows:

COMMENCING at a found street centerline monument stamped "PLS 3917" at the southerly terminus of a 400-foot radius curve delineating the centerline of Galletti Way as shown on Tract Map No. 4099, "Map to Offer for Dedication a Portion of Galletti Way to the City of Sparks", filed on June 28, 2002, as Document No. 2705052, Official Records of Washoe County, Nevada;

THENCE, South 89°05'59" East, a distance of 30.00 feet to a point on the easterly right-of-way of Galletti Way as shown on said Tract Map No. 4099, said point being the **POINT OF BEGINNING**;

THENCE, South 00°54'01" West, a distance of 14.29 feet along said easterly street right-of-way to the northerly right-of-way of the Union Pacific Railroad as shown on said Tract Map No. 4099;

THENCE, along said northerly railroad right-of-way a distance of 921.94 feet along the arc of a non-tangent curve to the right, having a radius of 11524.20 feet, through a central angle of 4°35'01", and a radial line to the beginning of said curve to the right bearing North 00°24'43" West, to the northerly right-of-way of Kietzke Lane as shown on Document No. 3864167, "Resolution of Relinquishment of a Portion of State Highway Right-of-Way", filed on March 25, 2010, Official Records of Washoe County, Nevada;

THENCE, North 57°39'10" East, a distance of 16.71 feet along said northerly street right-of-way to the southerly right-of-way of Interstate 80 as shown on Nevada Department of Transportation Right-of-Way Plans for Project No. I-080-1(15)8, dated July 1965, and last revised on June 12, 1981;

THENCE, North 10°36'26" West, a distance of 28.01 feet along said southerly highway right-of-way;

THENCE, North 67°23'34" West, a distance of 657.02 feet along said southerly highway right-of-way;

THENCE, North 76°30'43" West, a distance of 243.17 feet along said southerly highway right-of-way;

THENCE, South 79°16'07" West, a distance of 156.77 feet along said southerly highway right-of-way to the easterly right-of-way of Galletti Way as shown on said Tract Map No. 4099;

THENCE, South 18°11'41" East, a distance of 71.79 feet along said easterly street right-of-way;

THENCE, South 20°38'02" East, a distance of 48.66 feet along said easterly street right-of-way;

THENCE, along said easterly street right-of-way a distance of 161.61 feet along the arc of a tangent curve to the right, having a radius of 430.00 feet, through a central angle of 21°32'03" to the **POINT OF BEGINNING**.

Containing 4.38 acres of land, more or less.

BASIS OF BEARING:

Identical to that of Tract Map No. 4099, "Map to Offer for Dedication a Portion of Galletti Way to the City of Sparks", filed on June 28, 2002, as Document No. 2705052, Official Records of Washoe County, Nevada.

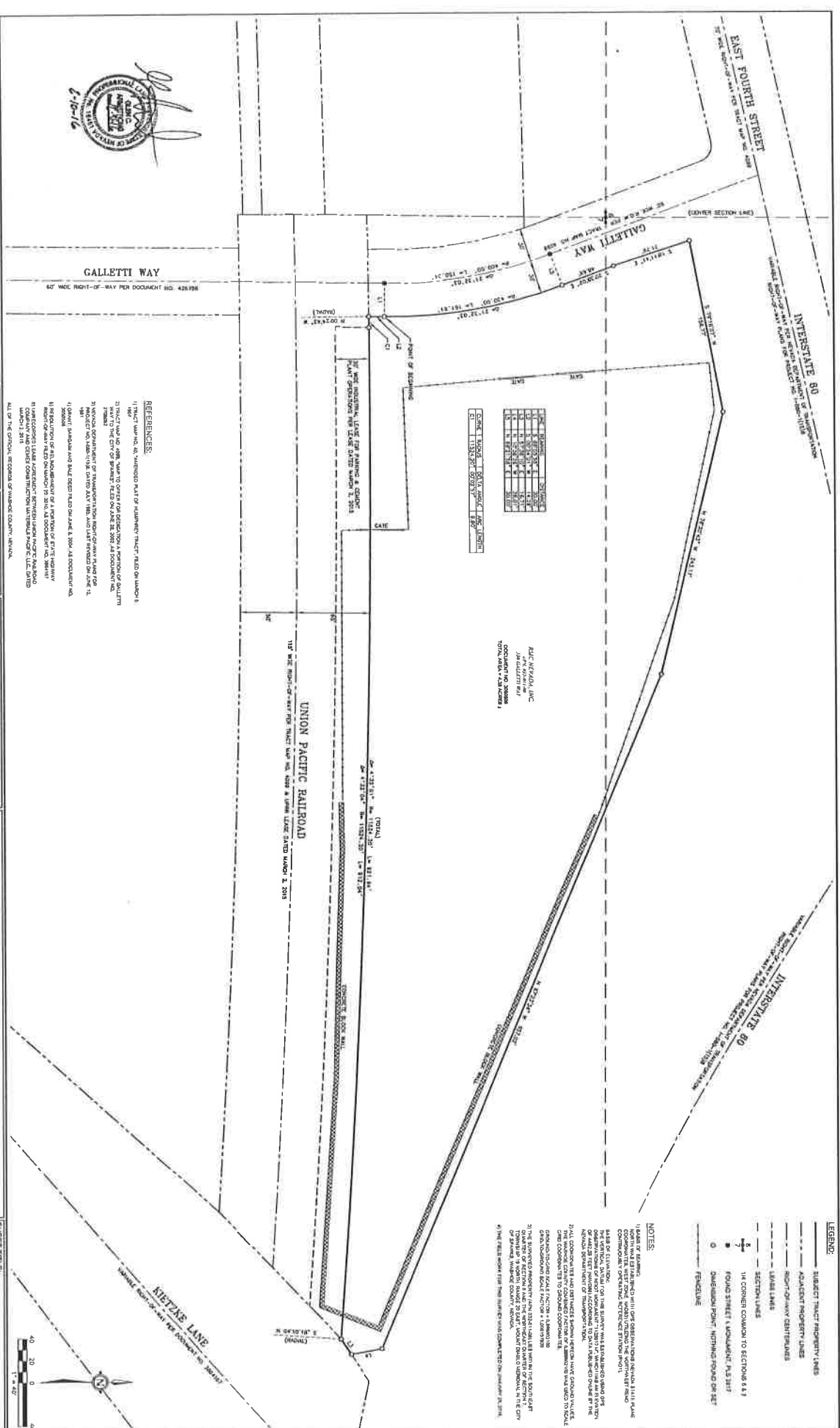
Prepared by:

Glen C. Armstrong, PLS
Nevada Certificate No. 16451
US Geomatics
227 Vine Street
PO Box 3299
Reno, Nevada, 89505



2-16-16

EXHIBIT B



NO.	DESCRIPTION	DATE
1	PREPARED BY	11/11/11
2	CHECKED BY	11/11/11
3	APPROVED BY	11/11/11
4	DATE OF SURVEY	11/11/11
5	DATE OF PLOTTING	11/11/11
6	DATE OF RECORDING	11/11/11

BUT HEAVEN, INC.
 400 GALLETTI WAY
 TOLON, NEVADA 89424

- REFERENCES:**
- 1) TRACT MAP NO. 008, UNDESIGNED PART OF FUTURE TRACT MAP NO. 008
 - 2) TRACT MAP NO. 008, PART OF FUTURE TRACT MAP NO. 008
 - 3) TRACT MAP NO. 008, PART OF FUTURE TRACT MAP NO. 008
 - 4) TRACT MAP NO. 008, PART OF FUTURE TRACT MAP NO. 008
 - 5) TRACT MAP NO. 008, PART OF FUTURE TRACT MAP NO. 008
 - 6) TRACT MAP NO. 008, PART OF FUTURE TRACT MAP NO. 008
 - 7) TRACT MAP NO. 008, PART OF FUTURE TRACT MAP NO. 008
 - 8) TRACT MAP NO. 008, PART OF FUTURE TRACT MAP NO. 008
 - 9) TRACT MAP NO. 008, PART OF FUTURE TRACT MAP NO. 008
 - 10) TRACT MAP NO. 008, PART OF FUTURE TRACT MAP NO. 008

NOTES:

- 1) ALL OF THE SURVEYED AREAS WILL BE OBSERVED AND MEASURED IN THE FIELD BY THE SURVEYOR.
- 2) THE SURVEYED AREAS WILL BE OBSERVED AND MEASURED IN THE FIELD BY THE SURVEYOR.
- 3) THE SURVEYED AREAS WILL BE OBSERVED AND MEASURED IN THE FIELD BY THE SURVEYOR.
- 4) THE SURVEYED AREAS WILL BE OBSERVED AND MEASURED IN THE FIELD BY THE SURVEYOR.

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 F: 702.606.4338
 WWW.JMACONSULTANTS.COM

CEMEX
 CEMEX PROPERTY REZONE AND
 MASTER PLAN AMENDMENT
 SPARKS, NEVADA

PROPERTY BOUNDARY SURVEY
 SHEET TITLE:
 SHEET NO.:
 V-101