

ORDINANCE NO. 182941

An ordinance authorizing approval of Subdivision Parcel Map affecting Mohave Generating Station Property (Real Estate File P-85414).

**THE PEOPLE OF THE CITY OF LOS ANGELES
DO ORDAIN S FOLLOWS:**

Section 1. The Department of Water and Power of the City of Los Angeles (LADWP), in partnership with Southern California Edison Company (SCE), Nevada Power Company (dba NV Energy), and the Salt River Project Agricultural Improvement and Power District, own the deactivated Mohave Steam Generating Station (MSGs) and associated property in Clark County, State of Nevada. The MSGs partnership currently leases a certain 8.01 acre parcel of land and associated buildings to NV Energy, which is using the area as a maintenance yard and reporting location for its power distribution staff who serve the local Laughlin, Nevada area.

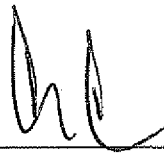
Sec. 2. NV Energy wishes to purchase the leased area so that it may continue with its present use for the foreseeable future notwithstanding the MSGs decommissioning activities and eventual sale of MSGs assets. Before the MSGs partners can sell this 8.01 acre parcel to NV Energy, the larger MSGs property must be subdivided to legally create the separate 8.01 acre parcel that may, subject to additional separate approval, be sold to NV Energy. Said subdivision will be accomplished through the approval and recording of a subdivision Parcel Map. This Parcel Map, in order to meet with local planning authority approval, contains an offer and dedication, to the County of Clark, of an easement for public right-of-way consisting of approximately 6,510.32 square feet in area.

Sec. 3. Said Parcel Map, attached hereto as Exhibit A, which creates a separate 8.01 acre parcel from a larger portion of the MSGs property and offers and dedicates to the County of Clark, an approximately 6,510.32 square foot public right-of-way easement, is hereby approved upon the terms and conditions herein, and the execution of said Parcel Map is authorized. The President, or the Vice President of the Board of Water and Power Commissioners, or the General Manager of the Department of Water and Power, or such person as the General Manager shall designate in writing, and by the Secretary, Assistant Secretary or the Acting Secretary, are authorized and directed to execute said Parcel Map on behalf of the Department and the City.


Sec. 4. The City Clerk shall certify to the passage of this ordinance and have it published in accordance with Council policy, either in a daily newspaper circulated in the City of Los Angeles or by posting for ten days in three public places in the City of Los Angeles: one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; and one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

I hereby certify that this ordinance was passed by the Council of the City of Los Angeles, at its meeting of MAR 05 2014.

HOLLY L. WOLCOTT, INTERIM CITY CLERK

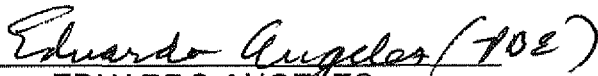
By  Deputy

Approved 3/12/14

 Mayor

Approved as to Form and Legality

MICHAEL N. FEUER, City Attorney

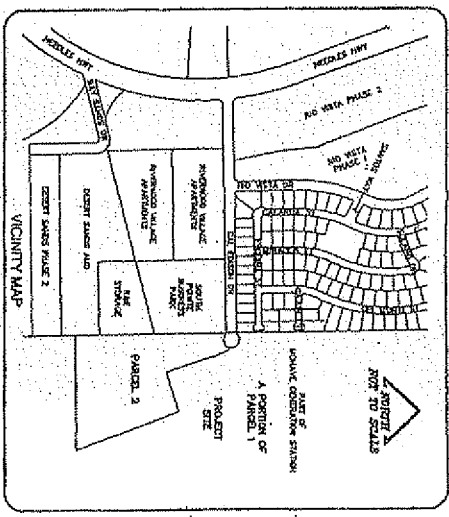
By 
EDUARDO ANGELES
Senior Assistant City Attorney

Date July 18, 2013

File No. 13-00066

PARCEL MAP

A SUBDIVISION OF PARCELS AS DESCRIBED BY THAT CERTAIN GRANT DEED RECORDED OCTOBER 28, 1988 IN BOOK 789 AS INSTRUMENT NUMBER 227, COUNTY OF CLARK, NEVADA, WITH RECORDS OF DEPARTMENT OF LAND MANAGEMENT, SECTION 22, TOWNSHIP 30 SOUTH, RANGE 09 WEST, 104th MERIDIAN, CLARK COUNTY, NEVADA. THIS WITH SECTION 22, TOWNSHIP 30 SOUTH, RANGE 09 WEST, 104th MERIDIAN, CLARK COUNTY, NEVADA.



SURVEYOR'S CERTIFICATE

- I, John A. Winkler, Surveyor, being duly sworn, depose and say that I am the duly qualified and authorized Surveyor of Clark County, Nevada, and that I have personally examined the records of the Department of Land Management, Section 22, Township 30 South, Range 09 West, 104th Meridian, Clark County, Nevada, and the records of the Clark County Assessor's Office, and I have found that the above described parcels are the same as those shown on the map.
- The map conforms to the requirements of the Nevada Statutes, and I have found that the parcels are the same as those shown on the map.
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COUNTY SURVEYOR'S CERTIFICATE

I, John A. Winkler, County Surveyor for Clark County, Nevada, do hereby certify that the above described parcels are the same as those shown on the map.

ZONING ADMINISTRATOR'S CERTIFICATE

I, John A. Winkler, Zoning Administrator for Clark County, Nevada, do hereby certify that the above described parcels are the same as those shown on the map.

BASE OF BEHAVIOR

I, John A. Winkler, being duly sworn, depose and say that I am the duly qualified and authorized Surveyor of Clark County, Nevada, and that I have personally examined the records of the Department of Land Management, Section 22, Township 30 South, Range 09 West, 104th Meridian, Clark County, Nevada, and the records of the Clark County Assessor's Office, and I have found that the above described parcels are the same as those shown on the map.

REFERENCE MAPS

Section 22, Township 30 South, Range 09 West, 104th Meridian, Clark County, Nevada.

MAP INFORMATION

Map No. MSH-0023-11
 Sheet 1 of 2

PARCEL MAP
 A PORTION OF SECTION 22, TOWNSHIP 30 SOUTH, RANGE 09 WEST, 104th MERIDIAN, CLARK COUNTY, NEVADA.

NV ENERGY
 A DIVISION OF NV ENERGY HOLDINGS, INC.
 4150 W. SAGEHAWK DRIVE, SUITE 200, LAS VEGAS, NV 89149
 PREPARED BY: John A. Winkler
 DATE: 02/22/2013

CLARK COUNTY, NEVADA
 SECTION 22, TOWNSHIP 30 SOUTH, RANGE 09 WEST, 104th MERIDIAN

EXHIBIT A

OWNER'S CERTIFICATE

I, John A. Winkler, being duly sworn, depose and say that I am the duly qualified and authorized Surveyor of Clark County, Nevada, and that I have personally examined the records of the Department of Land Management, Section 22, Township 30 South, Range 09 West, 104th Meridian, Clark County, Nevada, and the records of the Clark County Assessor's Office, and I have found that the above described parcels are the same as those shown on the map.

ACKNOWLEDGMENT

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LEGAL DESCRIPTION

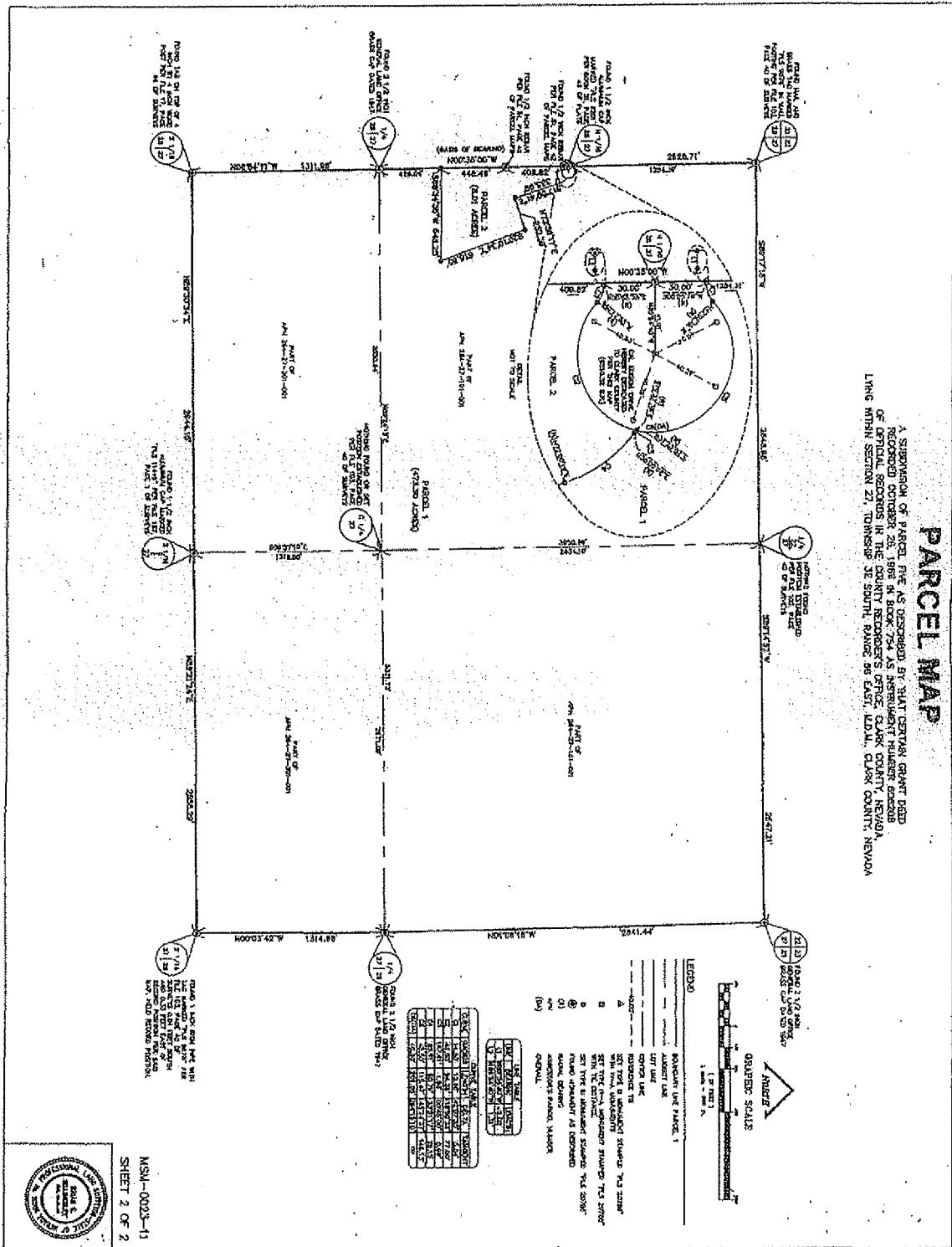
A PORTION OF SECTION 22, TOWNSHIP 30 SOUTH, RANGE 09 WEST, 104th MERIDIAN, CLARK COUNTY, NEVADA.

RECORDERS NOTE

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PARCEL MAP

A SUBDIVISION OF PARCEL FIVE AS DESCRIBED BY TRACT CERTAIN GRANT DEED
 RECORDED OCTOBER 28, 1988 IN BOOK 754 AS INSTRUMENT NUMBER 69090
 OF RECORD RECORDED IN THE COUNTY RECORDER'S OFFICE, CLACK COUNTY, NEVADA
 LONG MESH SECTION 21, TOWNSHIP 32 SOUTH, RANGE 06 EAST, CLACK COUNTY, NEVADA



LEGEND

--- BOUNDARY LINE

--- ADJACENT PARCEL

--- EASEMENT

--- EASEMENT TO

--- SETBACK

--- SETBACK TO

--- SETBACK TO

--- SETBACK TO

--- SETBACK TO

--- SETBACK TO

--- SETBACK TO

--- SETBACK TO

--- SETBACK TO

--- SETBACK TO

TRACT	SECTION	TOWNSHIP	RANGE	ACRES
1	21	32S	06E	160.00
2	21	32S	06E	160.00
3	21	32S	06E	160.00
4	21	32S	06E	160.00
5	21	32S	06E	160.00
6	21	32S	06E	160.00
7	21	32S	06E	160.00
8	21	32S	06E	160.00
9	21	32S	06E	160.00
10	21	32S	06E	160.00
11	21	32S	06E	160.00
12	21	32S	06E	160.00
13	21	32S	06E	160.00
14	21	32S	06E	160.00
15	21	32S	06E	160.00
16	21	32S	06E	160.00
17	21	32S	06E	160.00
18	21	32S	06E	160.00
19	21	32S	06E	160.00
20	21	32S	06E	160.00
21	21	32S	06E	160.00
22	21	32S	06E	160.00
23	21	32S	06E	160.00
24	21	32S	06E	160.00
25	21	32S	06E	160.00
26	21	32S	06E	160.00
27	21	32S	06E	160.00
28	21	32S	06E	160.00
29	21	32S	06E	160.00
30	21	32S	06E	160.00

MSA-0023-11
 SHEET 2 OF 2



EXHIBIT A