CLARK COUNTY BOARD OF COMMISSIONERS
AGENDA ITEM

Petitioner: Shauna Bradley, Director of Real Property Management

Recommendation:

Approve the minimum sale price for Clark County owned real property, identified as Assessor's Parcel Number 177-18-602-027 totaling approximately 13.89 acres, for $16,340,000.00, which will be listed for sale by a licensed real estate broker pursuant to NRS 244.281; and authorize the Director of Real Property Management or designee to sign necessary documents to complete the transactions. (For possible action)

FISCAL IMPACT:

Fund #:	1010.000	Fund Name:	Clark County General Fund
Fund Center:	1120102000-590920	Funded PGM/Grant:	N/A
Amount:	$16,340,000.00		
Description:	Sale of APN 177-18-602-027		
Additional Comments:	N/A		

BACKGROUND:

Pursant to NRS 244.281, if real property that is offered for sale twice at public auction is not sold, the Board of County Commissioners may list the real property for sale with a licensed real estate broker. Assessor's Parcel Number 177-18-602-027 (the Property), totaling approximately 13.89 acres, failed to sell at public auction in 2024 and 2025.

Department of Aviation has requested that the Department of Real Property Management (RPM) list the Property for sale with a licensed real estate broker. One appraisal was prepared for the Property to set the minimum sale price $16,340,000.00 as required by NRS 244.2795. RPM obtained two informal quotes from two licensed real estate brokers and accepted the lower bid of 1.5% of the sale price (estimated at $245,100.00).

The sale proceeds will be distributed under the Southern Nevada Public Land Management Act of 1998 (SNPLMA) as follows: 85% to the Bureau of Land Management, 5% to the State of Nevada, and the remainder to the DOA.

The Property is encumbered by a Restrictive Covenant and Reservation of Avigation & Clearance Easement so that future uses are compatible with airport operations.

This item was presented to the County Long Range Planning Committee on August 26, 2026.

Cleared for Agenda

10/06/2026

File ID#

26-2241