

**Planning & Development Department
Scanning Cover Sheet**

Case No PM-70-90

APN 138-10-401-004

Location Tioga Way and Buckskin Ave

Applicant Edward Crafts & Jolene T. Crafts

Subject

Tioga Way - Paved East 1/2, Buckskin-Gravel



CITY OF LAS VEGAS
INTER - OFFICE MEMORANDUM

DATE

December 19, 1990

TO:

Norman R. Standerfer, Director
Department of Community Planning & Development

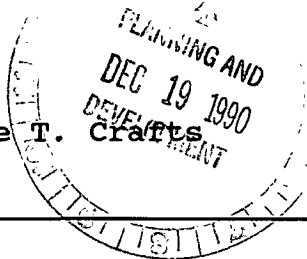
FROM:

Richard D. Goecke, Director
Department of Public Works

CK 

SUBJECT:

PM-70-90
Edward Crafts & Jolene T. Crafts



COPIES TO:

✓ Charles Kajkowski, Engineering Planning
John McNellis, Engineering Planning
Chuck Turk, Land Development
Nancy Miller, Right-of-Way
Rita Lumos, Survey (FM, PM, & A's only)

1. The map needs to have its east property line moved to the centerline of Tioga Way to reflect the following dedications: 30' right-of-way for Tioga Way and a 15' radius on the southwest corner of Tioga Way and Buckskin Avenue.
2. Prior to the recordation of this parcel map a drainage plan and technical drainage study is required to be submitted and approved. No further building or grading permits can be issued until this drainage plan/study is received and approved. The drainage plan/study is required at this time to determine what elevation structures should be built at to achieve a minimum protection from floodwater damages, and also to determine what drainage easements, if any, are necessary and are needed to be noted on the parcel map prior to recordation.
3. The private street shown must meet the intent of Standard Drawing #225 (ingress/egress easement) and must be separated from the public street by a solid dividing line located 30' west of the centerline of Tioga Way. The private street shall also be labeled as a public sewer easement.
4. Construct paving and curb and gutter on the private cul-de-sac.
5. Construct half-street improvements on Tioga Way and on Buckskin Avenue.
6. Prior to construction of any street improvements provide public sanitary sewer to this site.
7. Prior to the recordation of this parcel map, all requirements must be complied with or such future compliance must be guaranteed by an approved performance security method(s), if allowed.
8. These conditions of approval are valid only for a period of one year. The City of Las Vegas reserves the right to modify and add conditions of approval if the parcel map is not recorded within one year of the date of this memo. Construction plans approved subsequently and based on these conditions of approval are valid only for a one year period also.

INTER-OFFICE MEMORANDUM

December 31, 1990

TO:

Bob Genzer
Department of Community
Planning

FROM:

pmx
Bita Lamos, P.E.S.
City Surveyor

SUBJECT:

FM 71-90 / PRIMERIT BANK
(KEITH COMPANIES)

COPIES TO:

Gary Prosswood, P.E.
City Engineer

Attached is a redlined drawing delineating comments from
Survey review. The redlined print must be returned
along with the corrected drawing for approval.

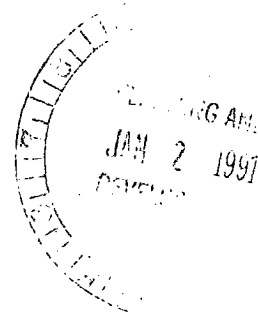
Comments:

Change to correct names in Approval Certificates.

Change Surveyor's Certificate to conform to format specified
in NRS 278.375.

Add recorder's note.

Correct spelling of "shiner".





CLARK COUNTY HEALTH DISTRICT

P.O. BOX 4426 • 625 SHADOW LANE • LAS VEGAS, NEVADA 89127 • 702-385-1291 • FAX 702-384-5342

DATE: December 11, 1990

OWNER: Crafts, Edward & Jolene T

PM NO: PM 70-90 (CITY)

SURVEYOR: Farrimond, Kenneth D

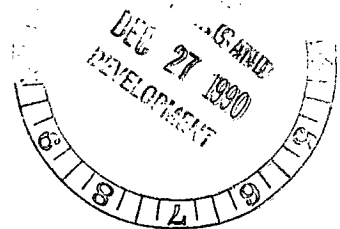
According to the ^{City of Las Vegas} ~~Clark County~~ Sanitation District, municipal sewer is available.

According to Las Vegas Valley Water District, municipal water is available.

According to the parcel map four (4) lots are involved, approximately .5 ac each.

COMMENTS OF THE CLARK COUNTY HEALTH DISTRICT BASED UPON THE ABOVE INFORMATION:

Municipal sewer and water are available to property. No individual wells or individual sewage disposal systems are to be installed.



CITY OF LAS VEGAS

DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT

PARCEL MAP TRANSMITTAL

DATE: DEC 05 1990

TO: DEPARTMENT OF PUBLIC WORKS, RIGHT-OF-WAY, ED BYRGE
DEPARTMENT OF PUBLIC WORKS, ELECTRICAL SERVICES, GEORGE FERRIS
DEPARTMENT OF PUBLIC WORKS, LAND DEVELOPMENT, CHUCK TURK
FIRE SERVICES, ALARM OFFICE, ANN VILBERT
FIRE SERVICES, ED RUCKRIEGEL, AFPE
CLARK COUNTY HEALTH DISTRICT, CLARE SCHMUTZ
COMMUNITY PLANNING AND DEVELOPMENT, JOHN HERBERT



RE: PM-70-90

SUBMITTED BY: EDWARD CRAFTS + JOLENE T. CRAFTS

May we have your comments, recommendations and suggestions **ASAP**

It is important that a reply be received at this office, even though
you may not have any requirements which affect this map.

Comment (over)
Ann Vilbert
Fire Alarm Office

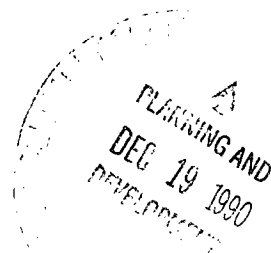
DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT
NORMAN R. STANDERFER, DIRECTOR

R.S.G.
ROBERT S. GENZER, PRINCIPAL PLANNER

NRS:RSG: erh

Attachments:

1. ROW - Map, Application and Deed
2. Land Development - Map and Application
3. All Others - Map



Comment:

Street within Cul-de Sac
must be addressed off of
the main artery and
shall not be named
other than street name
of assigned addresses.

Range of addresses shall
be displayed at entrance
to Cul-de-Sac.

MEMO

DATE 12-10-90

TO: COMMUNITY PLANNING AND DEVELOPMENT

FROM: FIRE PREVENTION DIVISION

SUBJECT: Pm-70-90

☒ NO OBJECTIONS ☒ SUBJECT TO CONDITIONS LISTED ☐ DENIAL

☒ COMPLIANCE WITH THE 1985 UNIFORM FIRE CODE, CITY OF LAS VEGAS' ORDINANCE #3318 AND THE NEVADA STATE FIRE MARSHAL'S REGULATIONS.

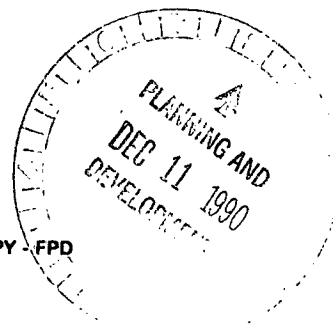
☒ FIRE HYDRANTS CAPABLE OF SUPPLYING THE REQUIRED FIRE FLOW SHALL BE IN SERVICE PRIOR TO ANY COMBUSTIBLE CONSTRUCTION.

☒ STREET ACCESS, FIRE LANES TO COMPLY WITH CITY STANDARDS WIDTHS, CULDESACS, AND RADIUS.

ADDITIONAL CONDITIONS: _____

Richard G. Brennan
FIRE DEPARTMENT REPRESENTATIVE'S SIGNATURE

ORIGINAL - COMMUNITY PLANNING & DEVELOPMENT COPY - FPD



CITY OF LAS VEGAS

DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT

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CLARK COUNTY HEALTH DISTRICT, CLARE SCHMITZ
COMMUNITY PLANNING AND DEVELOPMENT, JOHN HERBERT

RE: PM-70-90

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DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT
NORMAN R. STANDERFER, DIRECTOR



ROBERT S. GENZER, PRINCIPAL PLANNER

NRS:RSG: erh

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CITY OF LAS VEGAS

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DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT
NORMAN R. STANDERFER, DIRECTOR



ROBERT S. GENZER, PRINCIPAL PLANNER

NRS:RSG: erh

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PARCEL MAP APPLICATION

DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

Date: DEC 3, 1990

1. Owner(s) of Record: EDWARD CRAFTS & JOLENE T. CRAFTS
Address: 1024 NASSAU DR, LV NEU 89108 Phone No.: _____
2. Name of Surveyor: KENNETH D FARRIMOND
Address: 4777 E. CHARLESTON #203, 89104 Phone No.: 457-6113
3. Location of Parcel Map: Section 10 Township 20 Range 60
Tax Parcel No.: 280-730-008
4. Acreage: 2 1/2 ± Number of Parcels to be Created: 4 Land Use Zone: R-E
5. Does the land front on a public (dedicated) street? Yes X No _____
6. List names of public access streets between this property and nearest major streets:
TIOGA WAY & BUCKSKIN AVE
7. Describe the existing improvements and/or condition of streets in item #6 above:
TIOGA WAY - PAVED EAST 1/2, BUCKSKIN - GRAVEL
8. Describe how water service will be provided to this land. If water service is to be provided by a public agency, indicate the agency name and location of nearest existing water line:
LAS VEGAS VALLEY WATER
9. Will the property be serviced by the City Sanitary Sewer System? Yes X No _____
If no, indicate how sewer service will be provided: _____
10. Is immediate development proposed on the parcels of land to be created? Yes X No _____
On which parcel? #1 HOME #2 _____ #3 _____ #4 _____
If yes, indicate type of development and anticipated date construction will commence:
IN PROGRESS

The undersigned Owner(s) of Record hereby requests this parcel map application to be submitted to the Planning Commission and City Commission for consideration and all statements and answers contained herein are in all respects true and correct.

Signatures:

Edward Crafts
Owner(s) of Record

Jolene T. Crafts
Surveyor

(SEE REVERSE SIDE FOR ADDITIONAL REQUIREMENTS)

***** FOR DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT USE ONLY *****

Filing Fee: 50.00

Received by: 7M

Receipt No.: 103379

Case No.: PM-70-90

Date: 12/3/90

Affix I.R.S. \$.....

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That.....LEONA BROWN.....

in consideration of \$10.00....., the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell
and Convey to.....Edward Craft and Jolene Craft, Husband and wife.....in
.....joint tenancy.....

all that real property situate in the.....County of Clark.....

State of Nevada, bounded and described as follows:

The Northeast Quarter (NE1/4) of the Northwest Quarter
(NW1/4) of the Southwest Quarter (SW1/4) of the Southwest
Quarter (SW1/4) of Section 10, Township 20 South, Range 60
East, M.D.M.

EXCEPT the interest in and to the North Thirty (30) feet
as conveyed deed recorded January 10, 1963 as Document No.
331992 of Official Records, Clark County, Nevada

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Witness my.....hand.....this.....25th.....day of.....September....., 1987.....

Leona Brown
Leona Brown

STATE OF NEVADA

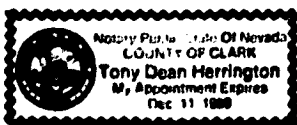
County of Clark }
On this 25th day of Sept, 1987.

personally appeared before me, a Notary Public,.....

Leona Brown

who acknowledged that.....executed the above
instrument

Signed Tony Dean Herrington
Notary Public



Order No.....

When Recorded, mail to EDWARD CRAFTS
1024 NASSAU DR L.V. NV 89108

CLARK COUNTY NEVADA
JOAN L. SWIFT, RECORDER
RECORDED AT REQUEST OF:

E CRAFTS

04-18-88 15:11 DB1

OFFICIAL RECORDS

BOOK: 880418 INST: 00528

FEE: 5.00 RPTT: 41.80

S² SW⁴ SEC 10 T.20S. R.60E.

280-730

