

Planning & Development Department  
Scanning Cover Sheet

Case No PM-10-80

APN ?

Location SEE BELOW

Applicant DANIEL VALARDI

Subject

PARCEL MAP FOR PROPERTY LOCATED ON THE WEST  
SIDE OF DECATUR BLVD, NORTH OF GOWAN ROAD -  
NEW STREET ALIGNMENT - STREET TO BE NAMED  
MARTINELLI COURT



## INTER-OFFICE MEMORANDUM

Mar, 14, 1980

GARY W. HOLLER, P.E.  
CITY ENGINEER  
PUBLIC SERVICES

## FROM:

ROBERT S. GENZER, SENIOR PLANNER  
COMMUNITY PLANNING & DEVELOPMENT



## SUBJECT:

PARCEL MAPS APPROVED FOR  
RECORDATION

PM-10-80 DANIEL VELARDE

## COPIES TO:

The above parcel map(s) have been approved by Harold P. Foster, Director. The map(s) are submitted to you for signature and recordation.

RSG:rw

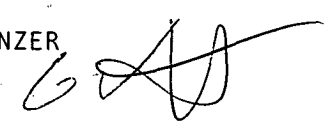
Attachment(s)

INTER-OFFICE MEMORANDUM

Date

March 14, 1980

TO: NULL

FROM: GENZER 

SUBJECT: PM-9-80 - ANTHONY PICHULO  
PM-10-80 - DANIEL VALARDI

COPIES TO:

These properties are located on the west side of Decatur Boulevard, north of Gowan Road in Zoning District R-E. The applications are being handled as one item in that they are located north and south of a new street alignment which was approved by the Planning Commission at their meeting of February 26, 1980. This street is to be named Martinelli Court.

It should be noted that while sewer services to these lots will be provided by individual septic tank systems, water will be provided by the City of North Las Vegas, thus eliminating the need for one-acre size parcels.

The Department of Public Services has indicated several corrections to be made to each map, all of which have now been done by the Surveyor. The maps are, therefore, in order and staff recommends approval subject to the requirements of all City departments and State Subdivision Statutes.

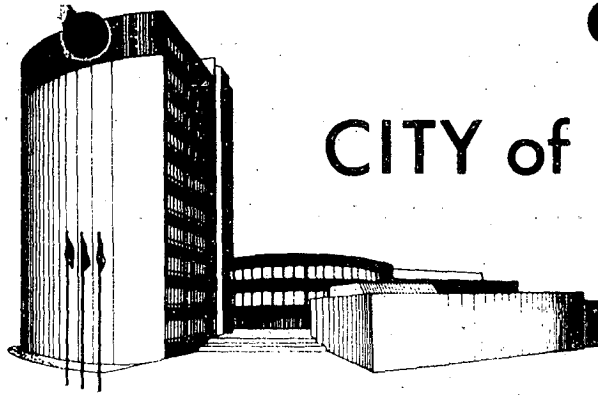
RSG:sk

MAYOR BILL BRIARE

COMMISSIONERS  
RON LURIE  
PAUL J. CHRISTENSEN  
ROY WOOFER  
AL LEVY

CITY ATTORNEY  
GEORGE F. OGILVIE

CITY MANAGER  
RUSSELL DORN



# CITY of LAS VEGAS

February 28, 1980

Mr. Anthony Pichulo  
4900 Omega Circle  
Las Vegas, Nevada 89116

Re: New Street Alignment  
PM-9-80 and PM-10-80

Dear Mr. Pichulo:

Your request for a New Street Alignment on property generally located on the west side of Decatur Boulevard, north of Gowan Road, R-E zone, was considered by the City Planning Commission on February 26, 1980.

The Commission voted to APPROVE your request.

This action by the Planning Commission is final.

Sincerely,

COMMUNITY PLANNING AND DEVELOPMENT  
HAROLD P. FOSTER, DIRECTOR

A handwritten signature in cursive script that reads "Howard A. Null". The signature is fluid and somewhat stylized, with the first name being the most prominent.

Howard A. Null  
Supervisor of Planning

HAN:bjl

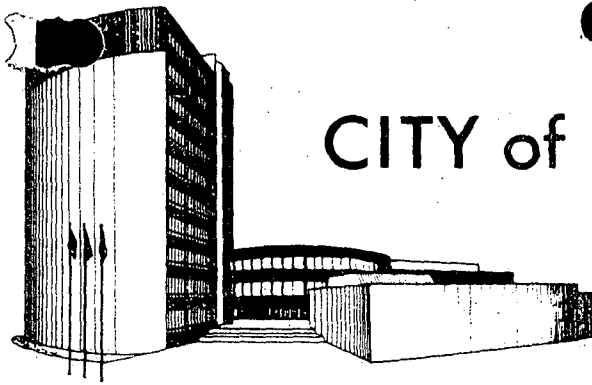
cc: Daniel Valarde, 4902 Omega Circle, Las Vegas, NV 89116

MAYOR BILL BRIARE

COMMISSIONERS  
RON LURIE  
PAUL J. CHRISTENSEN  
ROY WOOFER  
AL LEVY

CITY ATTORNEY  
GEORGE F. OGILVIE

CITY MANAGER  
RUSSELL DORN



# CITY of LAS VEGAS

February 19, 1980

Mr. Anthony Pichulo  
4900 Omega Circle  
Las Vegas, Nevada 89116

✓ Re: New Street Alignment  
PM-9-80 and PM-10-80

Dear Applicant:

This is to advise that your request as referred to above will be considered by the City Planning Commission at their regular meeting on February 26, 1980.

This meeting will be held at 7:30 P.M. in the Commission Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada.

The Planning Commission requires that you or your representative be present at this meeting.

Sincerely,

COMMUNITY PLANNING AND DEVELOPMENT

A handwritten signature in black ink, appearing to read "Harold P. Foster". The signature is fluid and cursive.

Harold P. Foster, Director

HPF:bjl  
attachment

cc: Daniel Valarde, 4902 Omega Circle, Las Vegas, NV 89116.

INTER-OFFICE MEMORANDUM

Date

2-20-80

|  |                                      |
|--|--------------------------------------|
| <b>TO:</b><br>Community Planning and Development | <b>FROM:</b><br>Public Services      |
| <b>SUBJECT:</b><br>PM-10-80<br>Daniel Velarde    | <b>COPIES TO:</b><br>Quality Control |

In accordance with your request dated February 11, 1980, we request that the following corrections and additions be made to the subject parcel map application prior to this Department's approval.

1. In the Owner's Certificate, the names of both owners must appear exactly as the one on the deed.
2. In the Approvals, insert the City Engineer's registration number.
3. The deed furnished to this Department is not in accordance with the Ordinance, inasmuch as it has not been recorded. When the deed has been recorded, please furnish this Department with a copy of the recorded deed.
4. The "public street" must be named, and an engineering design and a commitment for paving the street must be submitted to our Quality Control Division.

*[Handwritten Signature]*  
 Gary W. Holler, P.E.  
 City Engineer  
 GWH:CDP:mjn



BULL

DATE: 2/13/80

TO : COMMUNITY PLANNING & DEVELOPMENT

FROM : FIRE PREVENTION DIVISION

SUBJECT : PM-10-80  
Daniel Velarde

- 1. No objections.
- 2. Fire hydrant(s) to be installed when water is available to area.
- 3. Fire hydrant to be installed within 300 feet of the building or existing hydrant.
- 4. Fire hydrants to be installed in accordance with City Ordinance 1666.
- 5. Fire flow requirements to be determined when final construction plans are submitted.
- 6. Two (2) sets of as-builts to be provided this office.
- 7. Must meet requirements of Uniform Fire Code.
- 8. Must meet requirements of Uniform Building Code.
- 9. Building is to conform to the occupancy use requirements.
- 10. To be approved under permit from the Las Vegas Building Department.
- 11. If private streets are to be named, names are to be checked by Alarm Office to eliminate duplication.

OTHER: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

RECEIVED  
FEB 13 1980  
PLANNING AND  
DEVELOPMENT

M. Benis  
FIRE PREVENTION OFFICER

CITY OF LAS VEGAS  
DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT

TRANSMITTAL  
PARCEL MAPS

DATE February 11, 1980

TO: PUBLIC SERVICES, ADMINISTRATIVE DIVISION  
~~FIRE SERVICES, ALARM OFFICE~~

RE: PM-10-80

Submitted by: Daniel Velarde

May we have your comments, recommendations, and suggestions no later than  
February 18, 1980. It is important that a reply be received at this  
office, even though you may not have any requirements affecting this map.

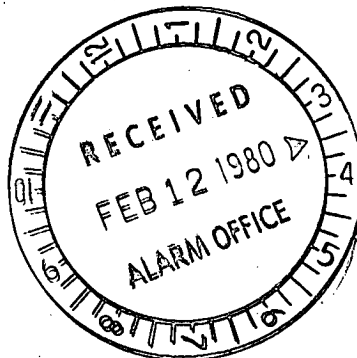
*Comment:*  
*Street to be named,*  
*as per Jerry Barnson,*  
*Land Surveyor. 2-12-80*

COMMUNITY PLANNING AND DEVELOPMENT  
HAROLD P. FOSTER, DIRECTOR

HPF:rw

attachment

*Ann Kilbert*  
*Planning Aide*  
*2-12-80*



CITY OF LAS VEGAS  
DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT

TRANSMITTAL  
PARCEL MAPS

DATE February 11, 1980

TO: PUBLIC SERVICES, ADMINISTRATIVE DIVISION  
FIRE SERVICES, ALARM OFFICE

RE: PM-10-80

Submitted by: Daniel Velarde

May we have your comments, recommendations, and suggestions no later than  
February 18, 1980. It is important that a reply be received at this  
office, even though you may not have any requirements affecting this map.

COMMUNITY PLANNING AND DEVELOPMENT  
HAROLD P. FOSTER, DIRECTOR

HPF:rw

attachment

PARCEL MAP APPLICATION

DEPARTMENT OF COMMUNITY DEVELOPMENT  
CITY OF LAS VEGAS

Date: Feb 2, 1980

1. Owner(s) of Record: DANIEL VELARDE

Address: \_\_\_\_\_ Phone No.: 648-7304

2. Name of Engineer or Surveyor: JERRY E. BARNSON

Address: 2209 Paradise Rd. Phone No.: 735-0227

3. Location of Parcel Map: Section 12 Township 20 Range 60

Tax Parcel No.: X 01A-570-004

4. Acreage: 2.5± Number of Parcels to be Created: 4 Land Use Zone: RE

5. Does the land front on a public (dedicated) street? Yes  No \_\_\_\_\_

6. List names of public access streets between this property and nearest major street:

Decatur Blvd. - Dedicated

7. Describe the existing improvements and/or condition of streets in Item #6 above:

Paved

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:

NORTH LAS VEGAS WATER DISTRICT

E DECATUR BLVD. LINE LOCATION

9. Will the property be serviced by the City Sanitary Service System? Yes \_\_\_\_\_ No

If no, indicate how sewer service will be provided: \_\_\_\_\_

SEPTIC SYSTEM

10. Is immediate development proposed on the parcels of land to be created? Yes \_\_\_\_\_ No

On which parcel? #1 \_\_\_\_\_ #2 \_\_\_\_\_ #3 \_\_\_\_\_ #4 \_\_\_\_\_

If yes, indicate type of development and anticipated date construction will commence:

N/A

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: X Danny L. Ward of Record & Kag Velard Jerry E. Barnson Engineer or Surveyor

(SEE REVERSE SIDE FOR ADDITIONAL REQUIREMENTS)

\*\*\*\*\* FOR DEPARTMENT OF COMMUNITY DEVELOPMENT USE ONLY \*\*\*\*\*

Filing Fee: \$50.00

Received by: R. G.

Receipt No.: 389262

Case No.: PM-10-80

Date: 2/5/80

q.l. west side of Decatur Blvd no. of Cowan Rd.

# QUITCLAIM DEED

In consideration of \$ 10.00 , receipt of which is acknowledged \_\_\_\_\_

THE LIBERTY CORPORATION, A NEVADA CORPORATION

do es hereby quitclaim to DANNY L. VELARDE AND KAY VELARDE, husband and wife as joint tenants

\_\_\_\_\_ the real property in the  
County of Clark State of Nevada, described as:

That portion of Section 12, Township 20 South, Range 60 East, M.D.M., more particularly described as Lot Two (2) of that certain Parcel Map recorded Jan. 23, 1980 as Doc. No. 1136143, in File 29, Page 65 of Parcel Maps.

Dated January 25, 1980

THE LIBERTY CORPORATION

BY:

[Signature] Pres.  
LOU FOSTER - PRESIDENT

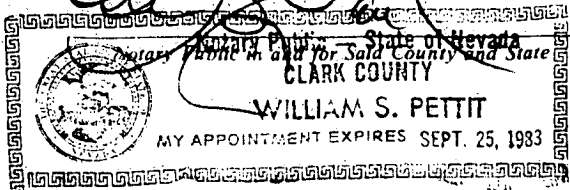
STATE OF NEVADA,  
COUNTY OF CLARK } ss

On Jan. 28, 1980  
before me, the undersigned, a Notary Public in and for said  
County and State, personally appeared

LOU FOSTER

known to me to be the person described in and who executed  
the foregoing instrument, who acknowledged to me that he  
executed the same freely and voluntarily and for the uses and  
purposes therein mentioned.

WITNES my hand and official seal



ESCROW NO. }  
ORDER NO. }

WHEN RECORDED MAIL TO: Daniel Velarde c/o  
4902 OMEGA Cir, Las Vegas, Nev. 89116