

**Planning & Development Department  
Scanning Cover Sheet**

Case No            PM-30-78

APN                ?

Location           SEE BELOW

Applicant           ROBERT DAVIS AND THOMAS FLIPPIN

Subject

PARCEL MAP FOR PROPERTY LOCATED ON THE  
NORTHWEST CORNER OF LA MADRE WAY AND  
CIMARRON ROAD



1 2 3 4 5 6

CITY OF LAS VEGAS

Date

INTER-OFFICE MEMORANDUM

July 13, 1978

TO:

ART VEEDER, SUBDIVISION ENGINEER  
DEPARTMENT OF PUBLIC SERVICES

FROM:

ROBERT S. GENZER, SENIOR PLANNER  
COMMUNITY PLANNING & DEVELOPMENT

SUBJECT:

PARCEL MAPS APPROVED FOR RECORDATION  
PM-30-78 Davis and Flippin

COPIES TO:

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

RSG:rw

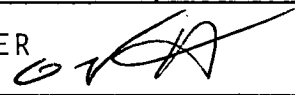
Attachment

## CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM

July 12, 1978

Date

TO: NULL

FROM: GENZER 

SUBJECT:

PM-30-78 - ROBERT DAVIS AND  
THOMAS FLIPPIN

COPIES TO:

This property is located on the northwest corner of La Madre Way and Cimarron Road in Zoning District R-E. The applicant proposed the division of a 10 acre parcel into 4 lots, 3 of which constitute actual building sites while the fourth would be available for further division. In addition, a well site has been indicated between lots 1 and 2; however, it is staff's opinion that this does not constitute a fifth parcel. The Department of Public Services has indicated several corrections to be made to the map, all of which have been done. Staff recommends approval of the parcel map subject to requirements of all City departments and State Subdivision Statutes.

RSG:rw

*Include Assessors map in file*

## INTER-OFFICE MEMORANDUM

July 11, 1978

TO:  
COMMUNITY PLANNING & DEVELOPMENT

FROM:  
FIELD OPERATIONS ENGINEER

SUBJECT:  
ROBERT DAVIS & THOMAS FLIPPIN  
PM-30-78

COPIES TO:

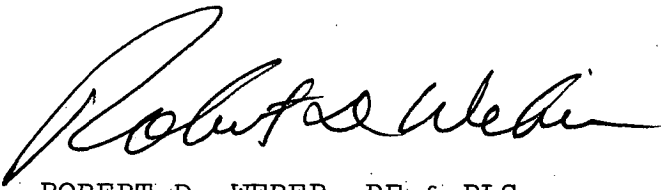
Your memorandum of June 13, 1978, requested comments from the Public Services Department on the application for parcel map, PM-30-78 submitted by Robert Davis and Thomas Flippin.

Right of way is required as indicated on each of the bordering streets. Right of way widths should be indicated.

The owner's names must be indicated under Owner's Certificate and Dedication exactly as it appears on the owner's deed. Nevada Revised Statutes should read 278.461 and 278.469 respectively.

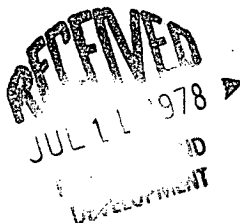
Offsite improvement requirements will be dealt with at the time of Building Permit application.

Certain dimensions and notes will be completed between the Subdivision Engineer and the Surveyor.



ROBERT D. WEBER, PE & RLS

RDW/AKV/blc



CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

Date

June 20, 1978

TO:  
HAROLD FOSTER, DIRECTOR  
COMMUNITY PLANNING AND DEVELOPMENT

FROM: *George Judd*  
GEORGE JUDD, FIRE MARSHAL  
DEPARTMENT OF FIRE SERVICES

SUBJECT:  
PM-30-78  
ROBERT DAVIS AND THOMAS FLIPPIN

COPIES TO:

*Null*

Property owners are to participate in the installation of approved fire hydrants and water mains, when water is available to the area.

GJ/nc

CITY OF LAS VEGAS  
DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT

TRANSMITTAL  
PARCEL MAPS

DATE June 13, 1978

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

RE: PM-30-78

Submitted by: ROBERT DAVIS & THOMAS FLIPPIN

May we have your comments, recommendations, and suggestions no later than  
June 20, 1978. 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, ACTING DIRECTOR

HPF:rw

attachment

PARCEL MAP APPLICATION

DEPARTMENT OF COMMUNITY DEVELOPMENT  
CITY OF LAS VEGAS

Date: 6-12-78

1. Owner(s) of Record: ROBERT DAVIS & THOMAS FLIPPIN  
Address: 4450 CRANBROOK Phone No.: 876-3330
2. Name of Engineer or Surveyor: JOSEPH KOLASKY  
Address: 531-N-RAEWICK Phone No.: 452-0315
3. Location of Parcel Map: Section 33 Township 19 Range 60  
Tax Parcel No.: \_\_\_\_\_
4. Acreage: 10 Number of Parcels to be Created: 4 Land Use Zone: RE
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 street:  
CIMARRON to WASHBURN
7. Describe the existing improvements and/or condition of streets in Item #6 above:  
NO IMPROVEMENTS / NO STREETS
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:  
Community Well. (APPLICATION # 35358)
9. Will the property be serviced by the City Sanitary Service System? Yes \_\_\_\_\_ No X  
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 X #2 X #3 X #4 \_\_\_\_\_  
If yes, indicate type of development and anticipated date construction will commence:  
SINGLE FAMILY HOUSING

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: \_\_\_\_\_  
Owner(s) of Record

\_\_\_\_\_  
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.: 321247

Case No.: PM-35-78 Date: 6-12-78

THE FOLLOWING INFORMATION SHALL ACCOMPANY THIS APPLICATION:

1. The original linen prepared by an Engineer or Surveyor which contains the signature of the Owner(s) of Record and all other required signatures before submittal.
2. The original linen shall be drawn to a scale of not less than one inch equals fifty feet (1" = 50'), unless the area is greater than ten (10) acres. In such cases, staff will decide upon the proper scale for presentation.
3. Eight (8) copies of the original map must be provided of which a minimum of four (4) must be at the same size as the original linen.
4. The application shall include the following information listed below either on the map or as supplemental information:
  - a. The location and width of the existing and proposed public right-of-way that is to serve as access for the lots up to a minimum of three hundred feet (300') from the boundary.
  - b. The distance to the nearest section or quarter section corner for identification of location.
  - c. Dimensions of the property and lots to be created including utility easements, lot lines of neighboring properties and other physical features that have bearing on the proposed development. All existing structures must be shown to scale with existing setbacks clearly defined.
  - d. One (1) copy of a Tax Assessor's map showing the surrounding area within 660 feet of the proposed parcel map location.
  - e. One (1) copy of the Deed of Sale.

NOTE: A PARCEL MAP APPROVED BY THE CITY COMMISSION IS NOT IN EFFECT UNTIL SUCH TIME AS IT IS OFFICIALLY RECORDED BY THE COUNTY RECORDER'S OFFICE. ONLY AFTER THIS HAS BEEN DONE WILL BUILDING PERMITS BE ISSUED.

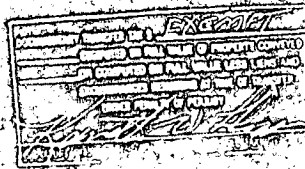
BOOK 848

807817

# QUITCLAIM DEED

TO HAVE AND TO HOLD unto the heirs, assigns and assigns forever of the said JOYCE MARIE FLIPPIN, husband and wife as to an undivided 1/2 part interest and JIMMY FLIPPIN AND MADELINE ANN FLIPPIN, husband and wife as to an undivided 1/2 part interest in and to the following described land, to have and to hold unto the heirs, assigns and assigns forever of the said ROBERT ELTON DAVIS AND MARGARET R. DAVIS, husband and wife and THOMAS G. FLIPPIN AND MELBA L. FLIPPIN, husband and wife and all as joint tenants and their heirs, assigns and assigns forever.

The Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section 38, Township 19 South, Range 60 East, N.M.B.M.



as all as joint tenants

*[Signatures]*

STATE OF NEVADA  
COUNTY OF CLATSOP  
I, the undersigned, Notary Public for the State of Nevada, do hereby certify that the foregoing is a true and correct copy of the original as the same appears from the records of my office.

WITNESSED my hand and seal of office at the City of Portland, Oregon, this 12th day of June, 1980.

RECORDED  
INDEXED  
FILED  
JUN 13 1980  
CLATSOP COUNTY, OREGON  
807817  
848

JACQUELINE HAMILL  
Notary Public  
My Commission Expires 12/31/80