

Planning & Development Department

Scanning Cover Sheet

Case No Z-0053-62

APN 162-06-510-002

Location S of Charleston btw Arville & Vista

Applicant Robert J. Cardinal

Subject

Reclassification of property legally
described as the North 200' of Block 2,
Hinson Heights.



CHECK LIST -- FOR PROCESSING APPLICATIONS

	TO BE DONE	CHECK IF DONE	BY
1.	Check the legal and general description with Mel.	✓	RM
2.	Enter in register.	✓	RM
3.	Enter file number and fill in blanks "For Department Use Only" on application.	✓	RM
4.	Make up folder with appropriate label. Attach application on right hand side.	✓	RM
5.	Type 3 index cards - numerical, legal, applicant.	✓	RM
6.	File above cards in proper metal file.	✓	RM
7.	Make up draft of Notice of Public Hearing in duplicate. a. Type date to be mailed -- 10 days prior to meeting. b. Put one copy rough draft in folder.	✓	RM
8.	Enter proper information on tentative agenda and place other copy of Public Hearing with agenda.		
9.	Type memos and send with plot plans to Engineering, Building, and Fire - others if told to. This will be for Variances and Use Permits only.		
10.	Place "Protest and Approval" sheet on right side of applicant's file.		
11.	Give folder to Mel, he will prepare property owner's list. a. Type property owner's list. b. Type envelopes. c. Type Notice of Public Hearing on multilith. d. Mail out notices.		
12.	Prepare Legal Notice for newspapers. a. Call newspapers and have messenger pick up legals.		
13.	Ask Don regarding Resolutions.		

FILE NO: 2-53-62

MEETING DATE: June 14, 1962

PLACE THIS SHEET UNDER PROPERTY OWNER LIST WHEN COMPLETED.

Z - 53-62

R. Cardinal

Hinson Hts.

Blk 1 Lots ~~10 & 14~~ 13-16

(get these from drawer)

2 " 1 thru 4 and 13 thru 16 ✓

$\frac{1}{16}$
 $\frac{1}{16}$

Unsubdivided Land

3-11-30 ✓

} { 31 ✓
32 ✓

16 - Hinson Paul & Katherine
Ferguson

Robert Cardinal

1911 Western

Hyde Park #1

Blk 1 - Lots 13-29

ZB

NOTICE OF PUBLIC HEARING

June 14, 1962

June 4, 1962

Notice is hereby given that on June 14, 1962, at 7:30 P.M.
in the Council Chambers of the City Hall, Las Vegas, Nevada,
the City Planning Commission will hear the application of:

53

Z-~~46~~-62 ROBERT J. CARDINAL FOR THE RECLASSIFICATION
OF PROPERTY LEGALLY DESCRIBED AS THE NORTH
200 FEET OF BLOCK 2, HINSON HEIGHTS.
GENERALLY LOCATED ON THE SOUTH SIDE OF
CHARLESTON BOULEVARD BETWEEN ARVILLE
STREET AND VISTA DRIVE.
FROM: R-E (Residence Estate)
TO : C-1 (Limited or Neighborhood Commercial)

Any and all interested persons may appear before the City
Planning Commission, either in person or by counsel, and
object to or express approval of the proposed reclassifi-
cation or may prior to this hearing file with the City
Planning Director written objections thereto, or approval
thereof.

FRANKLIN J. BILLS
Director of Planning

rm

Z-52-62

RANCH INVESTMENT COMPANY FOR THE RECLASSIFICATION OF PROPERTY LEGALLY DESCRIBED AS BEING THE WEST HALF (W 1/2) OF THE SOUTHEAST QUARTER (SE 1/4), OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M. D. B. & M., BEING 75 ACRES MORE OR LESS, SAVE AND EXCEPT THE EAST 330 FEET OF THE SOUTH 660 FEET. GENERALLY LOCATED ONE QUARTER MILE WEST OF JONES BOULEVARD AND ONE HALF MILE SOUTH OF CHEYENNE ROAD
FROM: R-E (Residence Estate)
TO: R-3-T (Limited Multiple Residence - Trailer)

Z-53-62

ROBERT J. CARDINAL FOR THE RECLASSIFICATION OF PROPERTY LEGALLY DESCRIBED AS THE NORTH 200 FEET OF BLOCK 2, HINSON HEIGHTS. GENERALLY LOCATED ON THE SOUTH SIDE OF CHARLESTON BOULEVARD BETWEEN ARVILLE STREET AND VISTA DRIVE.
FROM: R-E (Residence Estate)
TO: C-1 (Limited or Neighborhood Commercial)

Z-54-62

LORAN R. ROBERTSON FOR THE RECLASSIFICATION OF PROPERTY LEGALLY DESCRIBED AS LOT 7, BLOCK 7, ARTESIAN ACRES, SHOWN IN BOOK 1 OF PLATS, PAGE 38, IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA. GENERALLY LOCATED BETWEEN CEDAR AVENUE AND STEWART AVENUE ON THE WEST SIDE OF 30TH STREET.
FROM: R-E (Residence Estate)
TO: R-3 (Limited Multiple Residence)

00' length

CITY PLANNING COMMISSION -- CITY HALL -- LAS VEGAS, NEVADA

APPLICATION FOR RECLASSIFICATION OF PROPERTY

TO THE CITY PLANNING COMMISSION:

Pursuant to Section 27, Chapter 24, of the Las Vegas City Code, as amended, the undersigned owner of property hereinafter described hereby presents his application requesting that certain property be reclassified from the R-E Use District to a G-2 C-1 Use District, as established by Section 10, Chapter 24, of the Las Vegas City Code, as amended. Also accompanying this application is the prescribed fee of \$ 50.00.

The property hereinbefore referred to and in relation to which said changes are hereby applied for is described as follows, to-wit:

North 200' of
Westerly 50' of Charleston Blvd. frontage of Lot 1, and all of Lot 2,
Block 2, Hinson Heights, Las Vegas, Nevada. West Charleston Blvd. at Hinson
Ave.

on the south side of
Charleston Blvd between
Irvine St and Vista
Drive

d in this
he
of my

Subscribed and sworn to before me this 14 day of May, 1962

Harold J. Comer
Notary Public in and for said County and State

November 10, 1964
My Commission expires

FOR PLANNING DEPARTMENT USE ONLY

This is to certify that the foregoing has been inspected by me and was filed with the office of the Las Vegas City Planning Commission in accordance with the provisions of Section 27, Chapter 24, of the Las Vegas City Code.

Filed 5-22-62, 19 62

Fee \$ 50.00

Receipt No. 46035

Case No. Z-53-62

By [Signature]
DIRECTOR OF PLANNING



ORDINANCE NO. 934-18

AN ORDINANCE TO AMEND TITLE XI, CHAPTER 1, SECTION 3, MUNICIPAL CODE OF THE CITY OF LAS VEGAS, NEVADA, 1960, BY AMENDING THE LAND USE PLAN MAP ADOPTED BY THE CITY OF LAS VEGAS, AND CHANGING THE ZONING CLASSIFICATION OF CERTAIN AREAS OF THE SAID MAP.

The Board of Commissioners of the City of Las Vegas do ordain as follows:

SECTION 1. The Land Use Map adopted by Title XI, Chapter 1, Section 3, Municipal Code of the City of Las Vegas, Nevada, 1960, is hereby amended to read as follows:

From R-1 to R-2 (Z-48-62)

The east 338 feet of the west 808 feet of the south 211 feet of the north 499 feet of the SE 1/4 of the SW 1/4, sec. 36, T20S, R61E, MDB&M.

From R-3 to R-4 (Z-51-62)

Lots 9 and 10, block 8, Buck's Subdivision.

From R-E to C-1 (Z-53-62) ✓

The north 100 feet of Lot 2, Block 2, Hinson Heights.

R-4 to C-2 (Z-56-62)

Lots 11, 12, 13, in block 14 of Buck's Subdivision.

From R-1 to C-1 (Z-57-62)

Legally described as that Portion of the North Half (N 1/2) of the Southwest Quarter (SW 1/4) of Section 29, Township 20 South, Range 61 East, City of Las Vegas, County of Clark, State of Nevada, more particularly described as follows. Commencing at the intersection of the South Right-of-Way Line of Washington Avenue, 80 Feet wide and the Southwesterly Right-of-Way Line of U.S. Highway 95; thence Southeast along said Southwesterly Line of said Highway 95 to the West Line of Bellrose Street; thence South along the West Line of Bellrose Street; a distance of 35 Feet to a point, thence West at right angles to the West Line of Bellrose Street a distance of 150 Feet to a point; thence Northwesterly to a point in the South Line of Washington Avenue, said point being 150 Feet West of the Intersection of the South Line of Washington Avenue and the Southwesterly Line of said Highway 95; thence East along the South Line of Washington Avenue 150 Feet to the point of Beginning.

From R-1 to R-3 (Z-58-62)

That portion of the NW 1/4 of the NE 1/4 of the NE 1/4, Section 26, T 20S, R61E, bounded by 22nd Street, 23rd Street, Hinkle Drive and Owens Avenue.

From R-E to R-1 (Z-59-62)

The SW 1/4 of the NW 1/4 of the SE 1/4 save and except the West 252 feet of the S 1/2 of the N 1/2 of the SW 1/4 of the NW 1/4 of the SE 1/4 of Section 21, T20S, R61E, MDB&M.

SECTION 2. All ordinances, parts of ordinances, chapters, sections, paragraphs, sentences, clauses or phrases contained in the Municipal Code of the City of Las Vegas, Nevada, 1960, in conflict herewith are hereby repealed.

APPROVED:

ATTEST:

ORAN K. GRAGSON, MAYOR

WILLIAM J. GIBBS, CITY CLERK

The above and foregoing ordinance was first proposed and read by title to the Board of Commissioners on the 14th day of May, 1964, and referred to the following Committee composed of the members _____ and _____ for recommendation. After the said Committee reported favorably on said ordinance on the _____ day of _____, 1964, which was a regular meeting of said Board; and at said regular meeting the ordinance was read by title to the Board of Commissioners and was introduced and adopted by the following vote:

VOTING "AYES": _____

VOTING "NAY": _____

ABSENT: _____

APPROVED:

ATTEST:

MAYOR

CITY CLERK

is the fact that this same owner has a sizeable piece of commercial property - all of the zoning in that tract was made at the time the parcel was first annexed and before any of it was developed. We feel the Planning Staff and the Planning Commission bent over backwards a little bit in granting a sizeable amount of commercial and R-4 and R-3 with the general understanding that this would be the zoning of the property and we would not be getting into discussions constantly about changes in zoning."

Commissioner Mirabelli moved the application of Richard Tam for a zone change (Z-49-62) be DENIED as recommended by the Planning Commission.

Motion seconded by Commissioner Levy and carried by the following vote: Commissioners Mirabelli, Levy, Fountain, Whipple and Mayor Gragson voting aye; noes, none.

ZONE CHANGE -
Z-51-62

Approved

APPLICATION OF THOMAS L. WORTHAM

For reclassification of property generally located on the northwest corner of 8th Street and Linden Avenue, legally described as

Lots 9 and 10, Block 8, Buck's Subdivision

From: R-3
To: R-4

The Director of Planning reported to the Commission there had been no protests to this application at the hearing before the Planning Commission. The Director of Planning further reported this location was directly across the street from one of the L. D. S. churches and that Dr. Wortham had indicated his intention to submit an application for a Use Permit to establish a doctor's office at this location.

Commissioner Fountain moved the application of Thomas L. Wortham for a zone change (Z-51-62) be approved as recommended by the Planning Commission.

Motion seconded by Commissioner Mirabelli and carried by the following vote: Commissioners Mirabelli, Levy, Fountain, Whipple and Mayor Gragson voting aye; noes, none.

ZONE CHANGE -
(Z-53-62)

Approved

APPLICATION OF ROBERT J. CARDINAL

For reclassification of property generally located on the south side of Charleston Blvd. between Arville Street and Vista Drive, legally described as the North 200 ft. of Block 2, Hinson Heights

From: R-E
To: C-1

The Director of Planning reported there had been no protests to this application at the hearing held by the Planning Commission.

Commissioner Levy moved the application of Robert J. Cardinal for a zone change (Z-53-62) be APPROVED as recommended by the Planning Commission.

Motion seconded by Commissioner Fountain and carried by the following vote: Commissioners Mirabelli, Levy, Fountain, Whipple and Mayor Gragson voting aye; noes, none.

June
Twenty-eighth
1962

Mr. Robert J. Cardinal
1911 Western Avenue
Las Vegas, Nevada

Re: Zone Change - (Z-53-62)

Dear Mr. Cardinal:

At a regular meeting of the Board of City Commissioners held June 27, 1962, consideration was given your application for re-classification of property generally located on the south side of Charleston Boulevard between Arville Street and Vista Drive from R-E to C-1.

Upon motion duly made, seconded and carried, this application was approved.

Very truly yours,

(Mrs.) Edwina M. Cole
City Clerk

EDM/k

cc: Planning Dept.

lines and 3/4 mile of paved roads in order to make the property usable and acceptable. Because of this expense, the staff feels that it is premature to think about this kind of development at this location at this time. The record indicates one protest.

Mr. George Dickerson appeared in behalf of the applicant and requested that this application be held in abeyance since trailer estates are not allowed within the City Limits at the present time. Mr. Johnston moved that the application of RANCH INVESTMENT COMPANY for the reclassification of property generally located one-quarter mile west of Jones Boulevard and one-half mile south of Cheyenne Road, from R-E to R-3-T, be held in abeyance. Mr. Uehling seconded the motion and it was carried unanimously by the Commission.

7. Z-53-62
Approved

Application of ROBERT J. CARDINAL for the reclassification of property legally described as the north 200 feet of ^{lot 2} block 2, Hinson Heights. Generally located on the south side of Charleston Boulevard between Arville Street and Vista Drive, from R-E to C-1. Mr. Bills gave the staff report and stated that this is a parcel of residential property in the midst of commercial properties. The staff recommends approval.

The Chairman declared the public hearing open. Mr. Cardinal appeared in his own behalf. No one appeared in protest. The Chairman declared the public hearing closed.

After a brief discussion Mr. Gilday moved that the application of ROBERT J. CARDINAL for the reclassification of property generally located on the south side of Charleston Boulevard between Arville Street and Vista Drive, from R-E to C-1, be referred to the Board of City Commissioners with the recommendation that it be approved. Mr. Tiberti seconded the motion and it was carried unanimously by the Commission.

8. Z-54-62
Abeyance

Application of LORAN R. ROBERTSON for the reclassification of property legally described as lot 7, block 7, Artesian Acres, shown in Book 1 of Plats, page 38, in the Office of the County Recorder of Clark County, Nevada. Generally located between Cedar Avenue and Stewart Avenue on the west side of 30th Street, from R-E to R-3.

Mr. Bills stated that the applicant requested this item to be held in abeyance. The Chairman declared the public hearing open. No one appeared in protest or approval. The Chairman declared the public hearing closed.

The Chairman thereupon declared that Z-54-62, the application of LORAN R. ROBERTSON for the reclassification of property generally located between Cedar Avenue and Stewart Avenue on the west side of 30th Street, from R-E to R-3, will be held in abeyance.

June 15, 1962

CERTIFIED MAIL

Mr. Robert J. Cardinal
1911 Western
Las Vegas, Nevada

Dear Mr. Cardinal:

At the regular meeting of the City Planning Commission held on June 14, 1962, consideration was given to your request for the reclassification of property generally located on the south side of Charleston Boulevard between Arville Street and Vista Drive, from R-E to C-1.

It was voted by the Planning Commission to refer this item to the Board of City Commissioners with the recommendation that it be approved.

This item will be heard by the Board of City Commissioners on June 27, 1962, at 4:00 P. M. in the Council Chambers of the City Hall, Las Vegas, Nevada.

Very truly yours,

FRANKLIN J. BILLS
Director of Planning

FJB:ss

Z-53-62

TO: City Clerk

DATE: June 20, 1962

FROM: Planning Department

ITEM FOR CITY COMMISSION AGENDA ON June 27, 1962

ZONE CHANGE -- Z- **53-43**

Application of Robert J. Cardini, 1811 Western Avenue
(Name and Address)

for reclassification of property legally described as:
the north 200 feet of block 2, Hinson Heights.

Generally located: **on the south side of Charleston Boulevard between Arville Street and Vista Drive.**

From: R-E

To: C-1

Planning Commission recommends approval on the basis of _____

subject to the following conditions:

DONE

Number of protests: 0

PLANNING DEPARTMENT

BY: _____

³cc⁶² City Attorney
Public Works Dept.

Z-53-62

PROPERTY OWNERS

PROTESTS

APPROVALS

File No. Z-53-62