

Planning & Development Department
Scanning Cover Sheet

Case No Z-0110-79

APN 139-34-810-111

Location 619 S 10th St

Applicant Vincent Costantino

Subject

Reclassification of property legally
described as Lots 9 and 10, Block 23, Wardie
Addition.



October 24, 1979

NOTICE OF PUBLIC HEARING

NOVEMBER 8, 1979

Notice is hereby given that on November 8, 1979, at 7:30 P.M. in the Commission Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada, the City Planning Commission will hear the application of:

Z-110-79 VINCENT COSTANTINO FOR RECLASSIFICATION OF PROPERTY
LOCATED AT 619 SOUTH 10TH STREET.

FROM: R-1 (SINGLE FAMILY RESIDENCE)

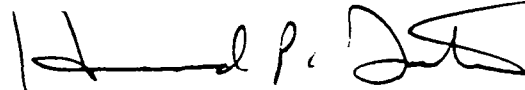
TO: R-2 (TWO FAMILY RESIDENCE)

PROPOSED USE: DUPLEX

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS LOTS 9 AND
10, BLOCK 23, WARDIE ADDITION.

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of the proposed reclassification; or may, prior to this hearing, file with the Department of Community Planning and Development, written objections thereto or approval thereof.

COMMUNITY PLANNING AND DEVELOPMENT

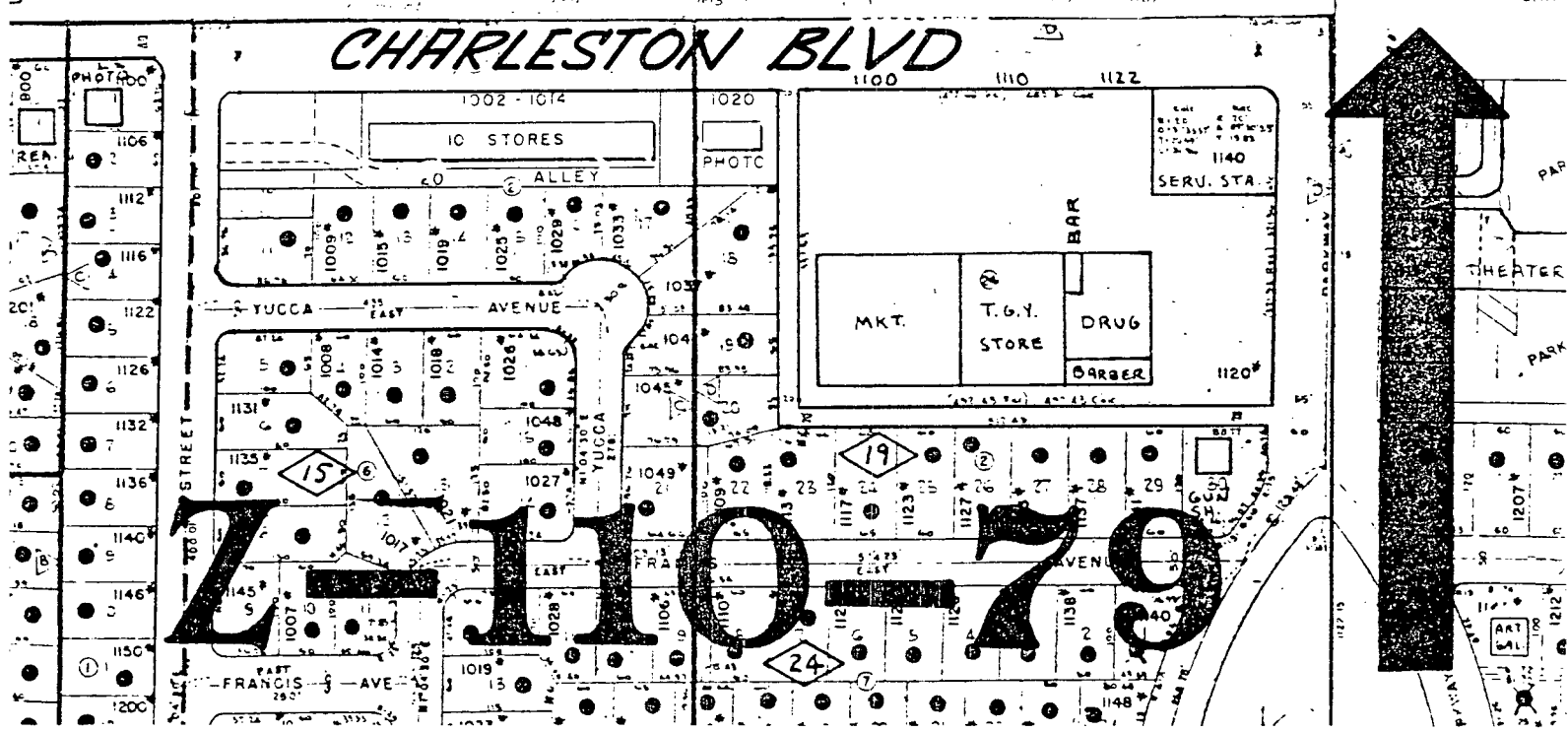


HAROLD P. FOSTER, DIRECTOR

HPF:bjl

(The information contained above is considered to be accurate; however, there may be minor variations involved.)

(SEE LOCATION MAP ON REVERSE SIDE.)



CLARK COUNTY ASSESSOR'S OFFICE
TAX ROLL EXTRACTION REQUEST

511-50

Date _____
Page _____ of _____

Requested by:

Organization CITY OF LAS VEGAS Name JIM ROBISON
Department COMMUNITY DEVELOPMENT Phone 386-6301 Ext. _____
I. D. Code 7-110-79 Date to Be Completed _____
Remarks _____

Information Needed:

1. Labels ☒ No. of Sets ☐ 1 Label Tape ☐
2. Print Format: No Print (A) ☐ Valuation (F) ☐
Name, Address, Legal Description (G) ☒

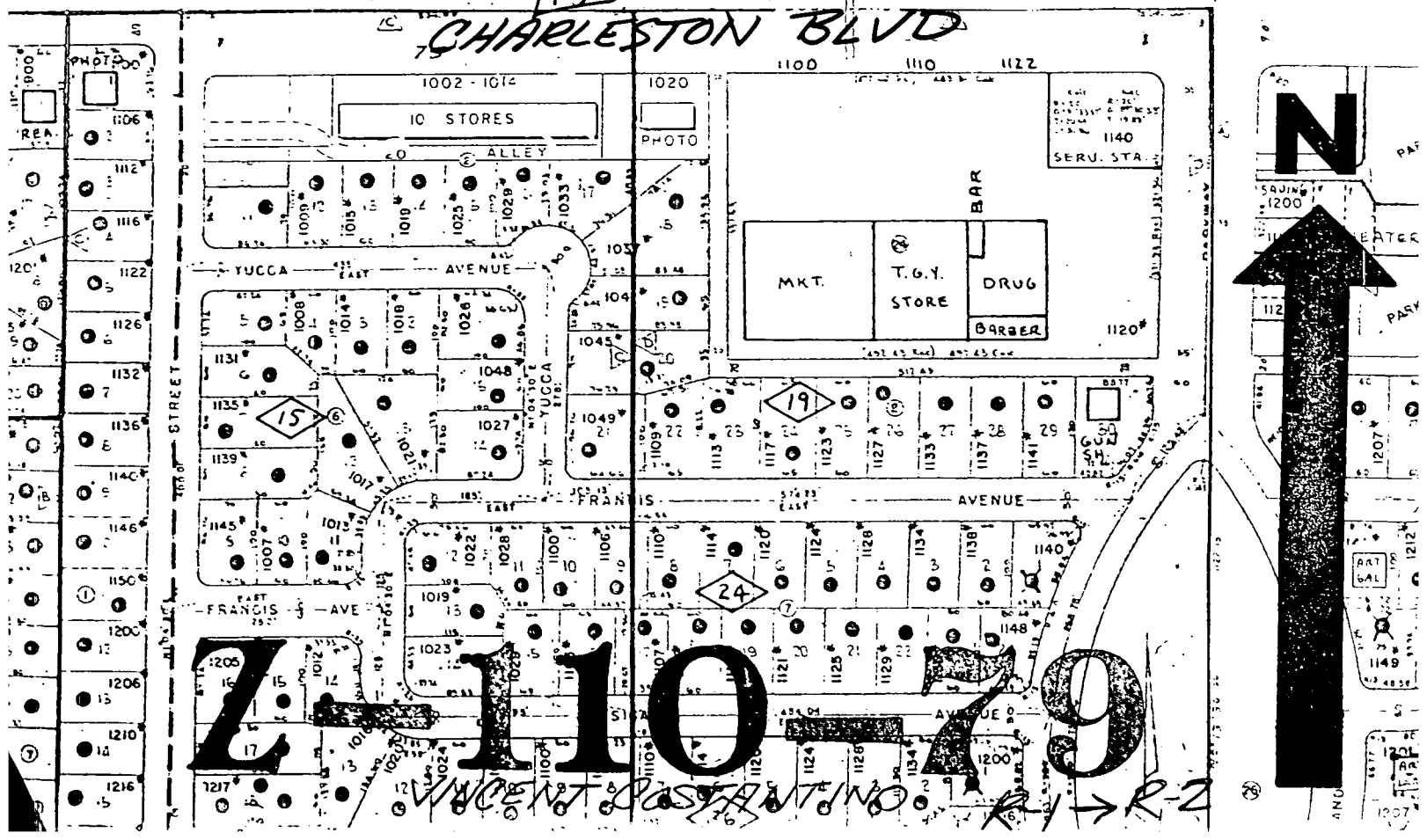
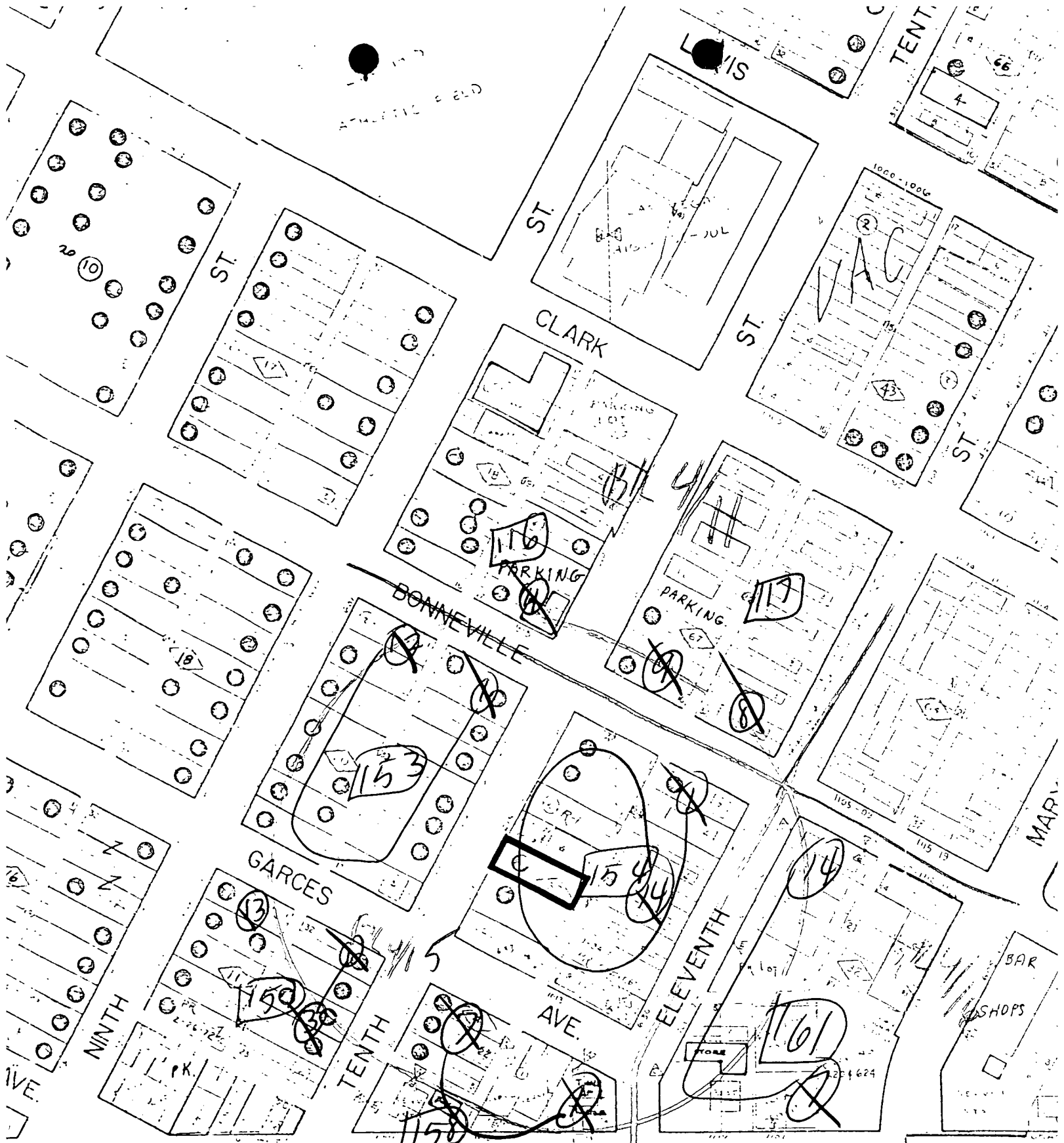
3. Selection by Tax District (List Tax Districts Needed):

4. Selection by Partial Parcel Number: Parcel Bk (3 char.) Page (5 char.),
Partial Page (6 char.), Individual Parcel No. (9 char.)

Partial Page Partial Page Partial Page Partial Page

Book	Pge	Nmbr	Book	Pge	Nmbr	Book	Pge	Nmbr	Book	Pge	Nmbr
3	2	1	3	2	1	3	2	1	3	2	1
040	11	6,004	040	15	8,004						
		7,008			007						
		009		16	1,007						
	15	3			014						
	15	4	- END -								
	15	7,001									
		003									
		013									
		8,001									

Assessor Approval _____ Billing No. _____



LICENSE INSPECTION LOG

LOCATION 619 S. 10th

CASE NO. Z-110-79

TENTATIVE LICENSE ISSUED ON 5/22/79

FIELD INSPECTION LOG

DATE/BY

duplex?

No addition constructed
vertical SFD as depicted in
Plot Plan.

expired?

On _____, the conditions of approval have been met.

APPROVED BY _____

FILE NUMBER Σ-110-79

FILE HISTORY

[illegible]

PROPERTY OWNERS

PROTESTS

APPROVALS

1.		
2.		
3.		
4.		
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19.		
20.		

FILE NO. Z-110-79

8. Z-109-79

DENIED

Application of RICHARD N. KING for reclassification of property located at 404 Ramsey Street, from R-1 (Single Family Residence) to P-R (Professional Offices and Parking). The above property is legally described as Lot 1, Block 1, Rancho Square.

Proposed Use: Offices

MR. BROWN presented the staff report and stated that in 1968 the applicant received a home occupation permit for a fire alarm and fire extinguisher operation. The applicant is now asking this property be rezoned P-R. In view of the fact this is in a solid residential subdivision, the status should be retained. To permit the P-R would be an encroachment into the R-1 and denial is recommended.

ACTING CHAIRMAN JONES declared the public hearing open.

PHILLIP KING represented the application and stated the property is bounded by commercial and there is a nine story office building to the south and east. He submitted a petition indicating the approval of 33 of the property owners in the area. He added the use would be the same as the past 17 years and that he had off-street parking.

MR. GUTHRIE asked the applicant if he lived on the property currently.

MR. KING replied that he did.

MR. MILLER asked the applicant if he intended to continue to live there if the zoning request was approved.

MR. KING stated he could not if the P-R was granted.

MR. JONES asked the applicant why he felt there was a need for the zone change now.

MR. KING stated for his own protection, he would like permanent approval.

MR. JONES stated that a precedent would be set in the neighborhood if this was approved.

ACTING CHAIRMAN JONES asked if anyone else wished to be heard; there being no one, he declared the public hearing closed.

MR. MILLER made a Motion for DENIAL of Z-109-79 because such a use would not be compatible with the established residential character of the neighborhood.

Voting was as follows:

"AYES" Acting Chairman Jones, Mrs. Coleman, Mr. Miller,
Mr. Guthrie, Mr. Kennedy and Mr. Canul
"NOES" None

Motion for DENIAL carried unanimously.

ACTING CHAIRMAN JONES announced this item would be heard by the City Commission on December 5, 1979 at 2:00 P.M.

Application of VINCENT COSTANTINO for reclassification of property located at 619 South 10th Street, from R-1 (Single Family Residence) to R-2 (Two Family Residence). The above property is legally described as Lots 9 and 10, Block 23, Wardie Addition.

Proposed Use: Duplex

MR. BROWN presented the staff report and stated the General Plan dictates a density within which this request would fit. Staff would recommend approval.

VINCE COSTANTINO, JR. represented the application.

DUANE KELLER, 615 South 10th, stated he did not oppose

✓
Z-110-79

9. Z-110-79
APPROVED

the duplex, but was concerned about the parking. He added there should be off-street parking for at least 4 cars.

MR. BROWN stated there is adequate parking, and that there was room for seven parking spaces if the applicant desired.

MRS. COLEMAN asked if that much parking would be put in.

MR. BROWN stated the ordinance requires three parking spaces.

MR. MILLER stated he would appreciate seeing more parking spaces provided.

ACTING CHAIRMAN JONES asked if anyone else wished to be heard; there being no one, he declared the public hearing closed.

MR. MILLER made a Motion for APPROVAL of Z-110-79, subject to the following conditions:

1. Resolution of Intent to be restricted to a twelve (12) month time limit.
2. Landscaping and a permanent underground sprinkler system shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.
3. Submittal of a landscaping plan prior to or at the same time application is made for a building permit, license or prior to occupancy.
4. All mechanical equipment, air conditioners and trash areas shall be screened from view from the abutting streets.
5. Conformance to the plot plan.
6. Securing all necessary permits and licenses and satisfaction of City Code requirements and design standards of all City departments.

Voting was as follows:

"AYES" Acting Chairman Jones, Mrs. Coleman, Mr. Miller,
Mr. Guthrie, Mr. Kennedy and Mr. Canul
"NOES" None

Motion for APPROVAL carried unanimously.

ACTING CHAIRMAN JONES announced this item would be heard by the City Commission on December 5, 1979 at 2:00 P.M.

10. AR-2-78
REVIEW OF LANDSCAPING
DENIED

Request of VEGAS WORLD for a Review of Landscaping on property located at 2000 Las Vegas Boulevard South, C-2 zone.

MR. BROWN presented the staff report and stated the question is the signed landscape plan for Vegas World and the difference between the plan they signed and what they have done. Staff thinks there is a considerable difference and that the applicant is not complying with what the Planning Commission and City Commission approved and would recommend denial.

The applicant or a representative was not present.

MR. MILLER made a Motion for DENIAL of AR-2-78 because there was no justification to warrant any deviation from the approved landscaping plan.

INTER-OFFICE MEMORANDUM

JANUARY 23, 1980

TO:

CITY ATTORNEY

FROM:

RLW
RICHARD L. WILLIAMS, SENIOR PLANNER
COMMUNITY PLANNING AND DEVELOPMENT
RLW

SUBJECT:

REQUEST FOR RESOLUTION OF INTENT
CC APPROVED: DECEMBER 5, 1979

COPIES TO:

ASSESSOR Z-110-79 (ROI #932)
CHRONO REQ. FOR ROI

Please prepare a Resolution of Intent to rezone the following property:

Z-110-79 From R-1 to R-2

Lots 9 and 10, Block 23, Wardie Addition.

SUBJECT TO:

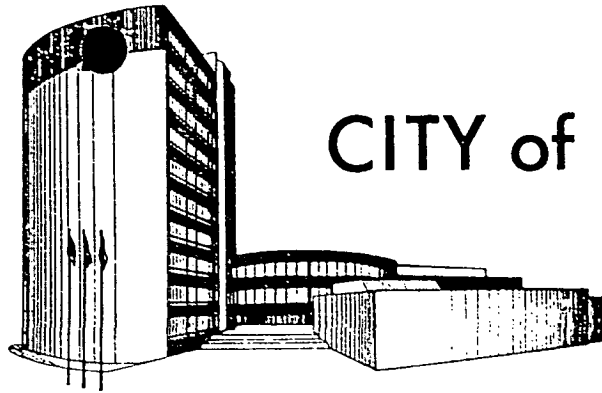
1. Resolution of Intent to be restricted to a twelve (12) month time limit.
2. Landscaping and a permanent underground sprinkler system shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler system shall be cause for revocation of a business license.
3. Submittal of a landscaping plan prior to or at the same time application is made for a building permit, license, or prior to occupancy.
4. All mechanical equipment, air conditioners, and trash areas shall be screened from view from the abutting streets.
5. Conformance to plot plan.
6. Securing all necessary permits and licenses and satisfaction of City Code requirements and design standards of all City departments.

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

January 10, 1980

Mr. Vincent Costantino
619 So. 10th Street
Las Vegas, NV 89101

Dear Mr. Costantino:

Re: Z-110-79

RECLASSIFICATION OF PROPERTY

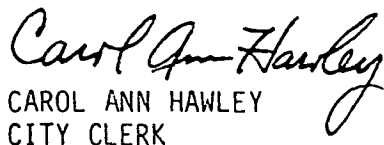
The Board of City Commissioners, at a regular meeting held December 5, 1979, APPROVED your request for reclassification of property located at 619 So. 10th Street, from R-1 to R-2, subject to the following conditions:

1. Resolution of Intent to be restricted to a twelve (12) month time limit.
2. Landscaping and a permanent underground sprinkler system shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler system shall be cause for revocation of a business license.
3. Submittal of a landscaping plan prior to or at the same time application is made for a building permit, license, or prior to occupancy,
4. All mechanical equipment, air conditioners, and trash areas shall be screened from view from the abutting streets.
5. Conformance to plot plan.

Mr. Vincent. Costantino
Re: Z-110-79

January 10, 1980
Page 2

6. Securing all necessary permits and licenses and satisfaction of City code requirements and design standards of all City Departments.


CAROL ANN HAWLEY
CITY CLERK

CAH/lc

cc: ☒ Dept. of Community Planning and Development
Dept. of Public Services
Dept. of Fire Services
Division of Building and Safety

Lurie - unanimous

ITEM:

Commission Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

1. Resolution of Intent to be restricted to a twelve (12) month time limit.

See Page 32

See Page 32

PROTESTS: 0

G. USE REVIEW - Z-145-77 - PARK SAHARA COMPANY

Use Review to allow a restaurant in the Park Sahara Office Center on property located at 1330 East Sahara Avenue, C-1 zone.

Denied as recommended by

Clerk to notify

Planning Commission Planning

to provide

Christensen -
unanimous

Planning Commission unanimously recommends DENIAL.

(Commissioner
Woofter temporarily
excused)

If approved, following is the recommended condition:

1. Conformance to conditions originally imposed at the time of approval of Z-145-77, and any ordinance requirements enacted subsequent to the original approval.

PROTESTS: 5

H. WAIVER OF CONDITION - Z-41-74 - J. WILLIAM SIMPSON

Approved as recommended by

Same as above

Planning Commission

Request for a Waiver of Condition on the use of property located at 1522 Pinto Lane, P-R zone.

Christensen -
unanimous

Planning Commission unanimously recommends APPROVAL to waive the limitation of one use on the property.

(Commissioner
Woofter temporarily
excused)

No one present to
speak in opposition

APPROVED AGENDA ITEM

D. ZONE CHANGE - Z-108-79 - JAMES E. ROGERS

Property located at 411 South 6th Street, from R-4 to P-R.
Proposed Use: Law Office

The request is along the east side of 6th Street in a block where P-R zoning is already approved. On the west side of 6th Street there is C-1 zoning. Las Vegas High School is approximately one block to the east.

PLANNING COMMISSION RECOMMENDATION: Approval.

STAFF RECOMMENDATION: Approval.

PROTESTS: 0

E. ZONE CHANGE - Z-109-79 - RICHARD N. KING

Property located at 404 Ramsey Street, from R-1 to P-R.
Proposed Use: Offices

The property is located in the Twin Lakes Village Subdivision that backs up to the commercial on Rancho Drive. To the north of Bonanza is a commercial shopping center. The applicant has an approved home occupation permit on the property for a bookkeeping operation. He intends to move to another location but wishes to retain his office operation on this property. The home occupation permit would no longer be valid if he does not live on the premises; consequently, he is seeking a P-R zoning to maintain the office use. The entire Twin Lakes Subdivision is zoned R-1 and if this were to be approved, there would be no logical termination of a P-R zoning pattern in the subdivision.

PLANNING COMMISSION RECOMMENDATION: Denial - contrary to the established zoning pattern.

STAFF RECOMMENDATION: Denial.

PROTESTS: 0

F. ZONE CHANGE - Z-110-79 - VINCENT COSTANTINO

Property located at 619 South 10th Street, from R-1 to R-2.
Proposed Use: Duplex

The request is located in a block that has apartment zoning. The lot immediately to the north is zoned R-3. Across the street on the west side of 10th Street is R-1 zoning. The applicant wishes to convert the existing single family residence to a duplex.

PLANNING COMMISSION RECOMMENDATION: Approval - the request is in accordance with the zoning pattern on this block.

STAFF RECOMMENDATION: Approval.

PROTESTS: 0

G. USE REVIEW - Z-145-77 - PARK SAHARA COMPANY

Use Review to allow a restaurant in the Park Sahara Office Center on property located at 1830 East Sahara Avenue, C-1 zone.

This involves the Park Sahara Office Complex that had a portion of the complex developed several years ago and now the remainder of the construction is just being completed. In one of the buildings on the north central portion of the property it is proposed that a restaurant be installed on the ground floor of a two-story building. At the time the zoning was approved on the entire property there was a condition placed on it that the development be limited to office use only. This request is to alter that condition for a restaurant that will be used primarily by the persons working or visiting this complex.

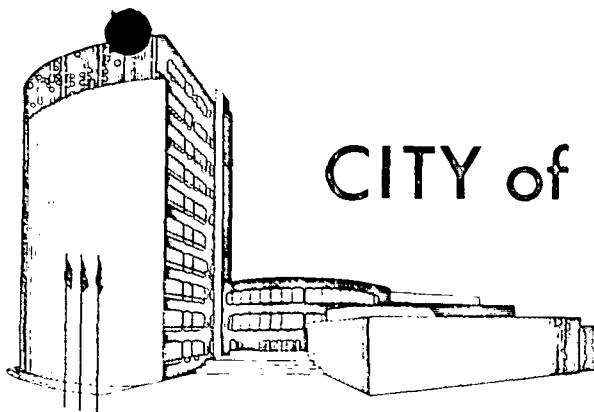
PLANNING COMMISSION RECOMMENDATION: Denial - The request is contrary to the original intent of this development and it was felt that restaurant facilities exist in close proximity to this development on Sahara Avenue.

MAYOR BILL BR. ARE

COMMISSIONERS
RON LURIE
PAUL J. CHRISTENSEN
ROY WOOFER
AL LEVY

CITY ATTORNEY
GEORGE F. OGILVIE

CITY MANAGER
RUSSELL DORN



CITY of LAS VEGAS

November 13, 1979

Mr. Vincent Costantino
619 South 10th Street
Las Vegas, Nevada 89101

✓Re: Z-110-79

Dear Mr. Costantino:

Your request for reclassification of property located at 619 South 10th Street, from R-1 to R-2, was considered by the City Planning Commission on November 8, 1979.

The Commission voted to refer this item to the Board of City Commissioners with a recommendation of APPROVAL, subject to the following conditions:

1. Resolution of Intent to be restricted to a twelve (12) month time limit.
2. Landscaping and a permanent underground sprinkler system shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler system shall be cause for revocation of a business license.
3. Submittal of a landscaping plan prior to or at the same time application is made for a building permit, license, or prior to occupancy.
4. All mechanical equipment, air conditioners, and trash areas shall be screened from view from the abutting streets.
5. Conformance to the plot plan.
6. Securing all necessary permits and licenses and satisfaction of City code requirements and design standards of all City departments.

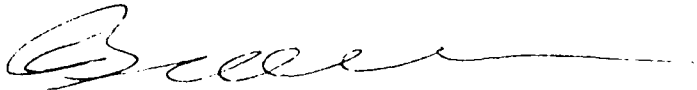
Mr. Vincent Costantino
Re: Z-110-79

November 13, 1979
Page 2

This item will be considered by the Board of City Commissioners on December 5, 1979, at 2:00 P.M. in the Commission Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada. The Commission requests that you or your representative be present at this meeting.

Sincerely,

COMMUNITY PLANNING AND DEVELOPMENT
HAROLD P. FOSTER, DIRECTOR



D. W. Brown
Supervisor of Zoning

DWB:bjl

cc: City Clerk

October 24, 1979

NOTICE OF PUBLIC HEARING

NOVEMBER 8, 1979

Notice is hereby given that on November 8, 1979, at 7:30 P.M. in the Commission Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada, the City Planning Commission will hear the application of:

Z-110-79 VINCENT COSTANTINO FOR RECLASSIFICATION OF PROPERTY
LOCATED AT 619 SOUTH 10TH STREET.

FROM: R-1 (SINGLE FAMILY RESIDENCE)

TO: R-2 (TWO FAMILY RESIDENCE)

PROPOSED USE: DUPLEX

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS LOTS 9 AND
10, BLOCK 23, WARDIE ADDITION.

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of the proposed reclassification; or may, prior to this hearing, file with the Department of Community Planning and Development, written objections thereto or approval thereof.

COMMUNITY PLANNING AND DEVELOPMENT

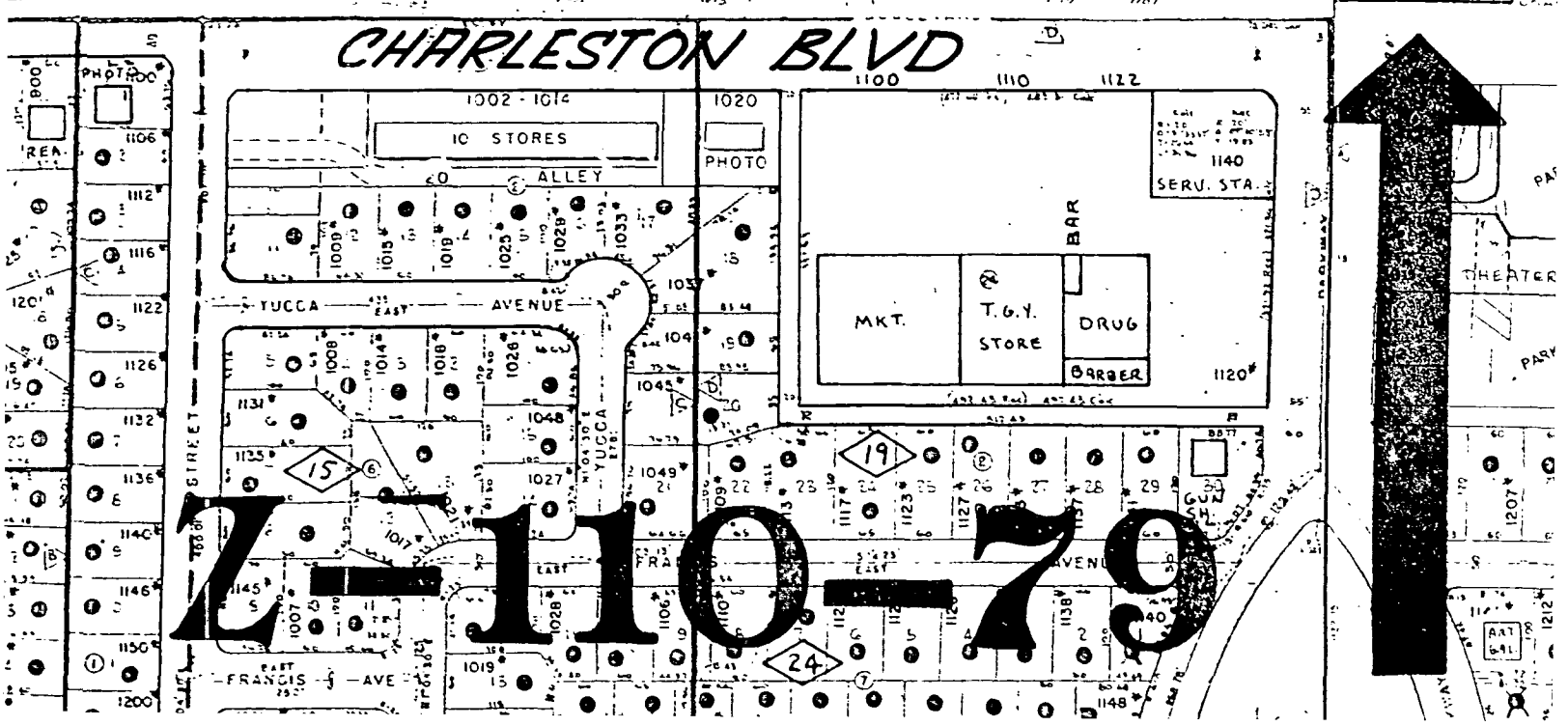


HAROLD P. FOSTER, DIRECTOR

HPF:bjl

(The information contained above is considered to be accurate; however, there may be minor variations involved.)

(SEE LOCATION MAP ON REVERSE SIDE.)

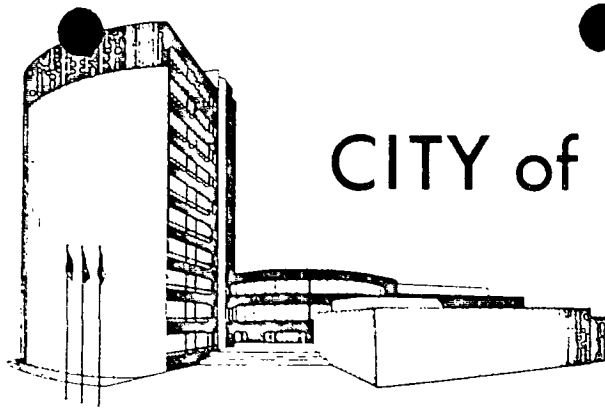


MAYOR BILL BRIARE

COMMISSIONERS
RON LURIE
PAUL J. CHRISTENSEN
ROY WOOFER
AL LEVY

CITY ATTORNEY
GEORGE F. OGILVIE

CITY MANAGER
RUSSEL DORN



CITY of LAS VEGAS

November 1, 1979

Mr. Vincent Costantino
619 South 10th Street
Las Vegas, Nevada 89101

Re: Z-110-79

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 November 8, 1979.

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

Harold P. Foster, Director

HPF:bjl
attachment

INTER-OFFICE MEMORANDUM

Date

October 29, 1979

TO:

COMMUNITY PLANNING & DEVELOPMENT

FROM:

PUBLIC SERVICES

SUBJECT:

VINCENT COSTANTINO
Z-110-79

11/8PC

COPIES TO:

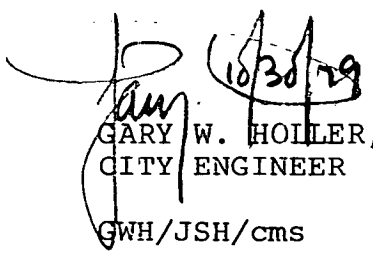
BUILDING & SAFETY

Your memorandum of October 15, 1979, requested comments from the Public Services Department on the request for reclassification of property located at 619 South 10th Street, from R-1 (Single Family Residence) to R-2 (Two Family Residence), submitted by Vincent Costantino.

At the time of development, it will be necessary that the applicant:

1. Sign an Assessment District Agreement for future street lighting.
2. Construct sidewalk on 10th Street.

Building and Safety has no objections to the above zone reclassification provided all required permits and inspections are obtained.

 (10/30/79)
GARY W. HOELLER, P.E.
CITY ENGINEER

GWH/JSH/cms

OCT 30
1979

DATE: 10/18/79

SUBJECT :

Z-110-79
Vincent Constantino

- X 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.
- X 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:

OCT 25 1979
PLANNING AND
DEVELOPMENT

FIRE PREVENTION OFFICER

October 24, 1979

NOTICE OF PUBLIC HEARING

NOVEMBER 8, 1979

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Z-110-79 VINCENT COSTANTINO FOR RECLASSIFICATION OF PROPERTY
LOCATED AT 619 SOUTH 10TH STREET.

FROM: R-1 (SINGLE FAMILY RESIDENCE)

TO: R-2 (TWO FAMILY RESIDENCE)

PROPOSED USE: *duplex*

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS LOTS ~~10~~¹⁰ 9
AND ~~11~~¹⁰, BLOCK 23, WARDIE ADDITION.

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of the proposed reclassification; or may, prior to this hearing, file with the Department of Community Planning and Development, written objections thereto or approval thereof.

COMMUNITY PLANNING AND DEVELOPMENT

HAROLD P. FOSTER, DIRECTOR

HPF:bjl

CHECKED: *[Signature]* (date)

WILLIAMS

CLEMMER *[Signature]* 10/18/79 8:15 A

BROWN, D.W. *[Signature]*

10/18/79 @ 9:00 A.M.

(THIS FILE MUST BE RETURNED TO BARBARA BY 10/18/79.)

(The information contained above is considered to be accurate; however, there may be minor variations involved. A complete, detailed legal description is on file in the Department of Community Planning and Development.)

(SEE ATTACHED LOCATION MAP.)

INTER-OFFICE MEMORANDUM

October 15, 1979

TO: PUBLIC SERVICES, ADM. DIVISION FIRE SERVICES BUILDING & SAFETY DIVISION	FROM: <i>Harold P. Foster</i> HAROLD P. FOSTER, DIRECTOR COMMUNITY PLANNING & DEVELOPMENT
SUBJECT: VINCENT COSTANTINO Z-110-79	COPIES TO:

This is concerning a request for reclassification on the following described property:

619 South 10th Street

From: R-1 (Single Family Residence)

To: R-2 (Two Family Residence)

The above property is legally described as Lots 10 and 11, Block 23, Wardie Addition

CITY PLANNING COMMISSION MEETING: November 8, 1979

Your remarks regarding this application prior to October 30, 1979, will be greatly appreciated.

Plot Plan Attached: Yes xxxx
No

HPF:bjl

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

APPLICATION FOR RECLASSIFICATION OF PROPERTY

TO THE CITY PLANNING COMMISSION:

Pursuant to Section 25, Chapter 1, Title XI, of the Las Vegas City Code, as amended, the undersigned owner(s) of record of the property herein-after described, hereby presents his application requesting that certain property be reclassified from the R-1 Use District to a R-2 Use District, as established by Section 4, Chapter 1, of the Las Vegas City Code, as amended. Also accompanying this application is the prescribed fee of \$ 200.00.

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

LOT 10, 811 BLOCK 23

9910

OWNER'S AFFIDAVIT

(owner shall mean owner of record only)

STATE OF NEVADA)

SS:

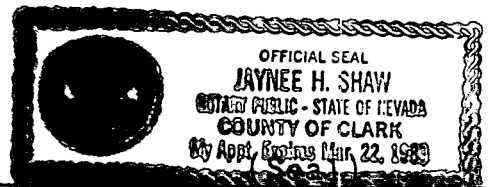
COUNTY OF CLARK)

(I, We) Vincent Costantino being duly sworn, depose and say that (I am, we are) the owner(s) of record of the property involved in this application and that the foregoing statements and answers herein contained and the information herewith submitted are in all respects true and correct to the best of (my, our) knowledge and belief. (SIGN IN INK)

SIGNATURE OF OWNER(S) OF RECORD: Vincent Costantino MAILING ADDRESS: 619 50 10th St Las Vegas ZIP CODE: 89101 PHONE NO. 384-7510

Subscribed and sworn to before me this 9th day of October, 1979.

Jayne H. Shaw
Notary Public in and for said County and State



SEE REVERSE SIDE FOR PLOT PLAN SPECIFICATIONS AND FURTHER INFORMATIONAL REQUIREMENTS INCLUDING THE ENVIRONMENTAL INFORMATION STATEMENT.

FOR DEPARTMENT OF COMMUNITY DEVELOPMENT 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 25, Chapter 1, Title XI, of the Las Vegas City Code.

Filing Fee \$ 200.00

Received by: [Signature]

Receipt No.: 377006

Case No. Z-110-79

Date: 10/15/79

THE FOLLOWING INFORMATION SHALL ACCOMPANY THIS APPLICATION:

1. Six (6) copies of a plot plan of the applicant's property drawn to scale and fully dimensioned showing the location of existing and proposed buildings and structures and the location of any other improvements such as drives, walks, paved areas, planting.
2. A sketch, drawing, or photographs showing clearly the front and side elevations of any proposed buildings or structures, when requested.
3. Any other pertinent information which may be requested.
4. Copy of Deed submitted for verification of ownership.

PLOT PLAN SPECIFICATIONS FOR RECLASSIFICATION OF PROPERTY:

1. Six (6) copies.
2. Minimum size - 24 x 36 inches
3. Legible.
4. Completely dimensioned, including boundary dimensions, dimensions of building, distances from buildings to the property lines.
5. Address and street name of property.
6. Off-street parking layout showing spaces, driveways, turn-around areas, etc., fully dimensioned.
7. Must be drawn to scale, with scale indicated.
8. Show north-point.

VISUAL ENVIRONMENTAL STATEMENT:

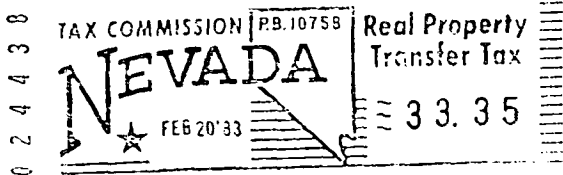
I, as owner(s), representative(s), developer(s), feel that this proposed development will improve ☐, have an adverse effect on ☐, not alter ☐, the visual environment of the City of Las Vegas.

NOTE: all off premise signs
and signs projecting
into the right-of-way
must be shown on a plot
plan and subsequently approved.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That RON RUDIN REALTY CO.in consideration of \$ 10.00 the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to
VINCENT A. COSTANTINO and RITA M. COSTANTINO, husband and wife as joint tenantsall that real property situate in the City of Las Vegas County of CLARK

State of Nevada, bounded and described as follows:

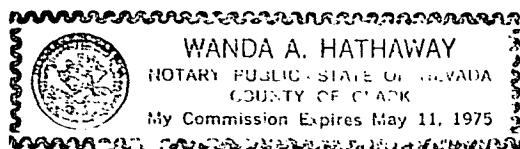
Lots Nine (9) and Ten (10) in Block Twenty-three (23) of WARDIE ADDITION OF LAS VEGAS,
as shown by map thereof on file in Book 1 of Plats, page 13, in the Office of the County
Recorder of Clark County, Nevada.

SUBJECT TO: 1. Taxes for the fiscal year 1972-73.
2. Rights of way, reservations, restrictions, easements and conditions of record.

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

Witness its hand this 9TH day of FEBRUARY, 19 73RON RUDIN REALTY CO.BY: [Signature]
Ron Rudin, PresidentSTATE OF NEVADA
County of CALIFORNIA }On this 9th day of February, 19 73

personally appeared before me, a Notary Public in and for said

County and State, Ron Rudin, Presidentknown 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.[Signature]
Notary Public in and for said County and State.ESCROW NO. E-49978-WHWHEN RECORDED MAIL TO: Vincent A. Costantino, et ux,
619 South 10th Street, Las Vegas, Nevada 89101INST. NO. 262357
OFFICIAL RECORD BOOK NO. 303
RECORDED AT REQUEST OF

LAWYERS TITLE OF LAS VEGAS, INC.

FEB 20 3 27 PM '73

CLARK COUNTY, NEVADA
PAULE HORN, RECORDER
FEE 2.00 DEPUTY [Signature]