

**Planning & Development Department
Scanning Cover Sheet**

Case No Z-0112-78

APN 162-03-414-025

Location 308 E Sahara Ave & 2408 Santa Paula

Applicant Joyce E. Smith

Subject

Reclassification of property legally
described as Lots 44 and 45, Block 2,
Paradise Village Tract #2.



LICENSE INSPECTION LOG

LOCATION 308 E. Sahara

CASE NO. 2-112-78

TENTATIVE LICENSE ISSUED ON _____

FIELD INSPECTION LOG

DATE/BY 11/25/80 R

All conditions Met

Final 11/25/80

On 11/25/80, the conditions of approval have been met.

APPROVED BY [Signature]

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

Date

8 June '79

TO:

ROBERT C. CLEMMER
PRINCIPAL PLANNER

FROM:

Bruce A. Reale
PLANNING ASSISTANT

SUBJECT:

FINAL FIELD INSPECTION

COPIES TO:

On 7 June 79 a field inspection was
made at 308 E. Sahara

revealed that the conditions of Z-112-78 ~~have~~/have not been met.

1. No Landscaping
2. Lawn in REAR dead.

!! SEE File History Sheet at
6/29/79 Entry

FILE NUMBER Z-112-78

FILE HISTORY

DATE	ACTION	INITIAL
12/14/18	P.C. - Approved - Subject to conditions - see letter in file	- bjl -
1/3/19	C.C. - Approved. see letter in file from Clerk	- bjl -
6/29/19	Bluff permit issued for Red Aded. at 308 E. Sahara	P
11/1/19	NOTE - ON Inspection for Business License check for minimum 6 parking spaces. Landscaping Plan to be received prior to issuance of Business License.	

PROPERTY OWNERS

PROTESTS

APPROVALS

1. <u>Betty wider</u>	<u>T. Douglass</u>
2. _____	_____
3. _____	_____
4. _____	_____
5. _____	_____
6. _____	_____
7. _____	_____
8. _____	_____
9. _____	_____
10. _____	_____
11. _____	_____
12. _____	_____
13. _____	_____
14. _____	_____
15. _____	_____
16. _____	_____
17. _____	_____
18. _____	_____
19. _____	_____
20. _____	_____

FILE NO. Z-112-78

November 29, 1978

NOTICE OF PUBLIC HEARING

DECEMBER 14, 1978

Printed
Notice is hereby given that on December 14, 1978, 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-112-78 JOYCE E. SMITH FOR RECLASSIFICATION OF PROPERTY LOCATED
AT 308 EAST SAHARA AVENUE AND 2408 SANTA PAULA.

FROM: P-R (PROFESSIONAL OFFICES AND PARKING)

TO: C-1 (LIMITED COMMERCIAL)

PROPOSED USE: PHOTO STUDIO AND OFFICE

← THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS LOTS 44
AND 45, BLOCK 2, PARADISE VILLAGE TRACT #2.

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, ACTING DIRECTOR

HPF:bjl

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

(SEE ATTACHED LOCATION MAP)



*I am giving my written objection
To the above request for reclassifi-
cation at 308 E. Sahara. I am
a property owner at 2321 Santa Paula
Drive.
Betty Weider*

REQUESTED BY: Organization <u>CITY OF LAS VEGAS</u>	Date to be Completed _____
Name <u>JIM ROBISON</u>	ID Code <u>Z-112-78</u>
Dept. <u>COMMUNITY DEVELOPMENT</u>	Format: Roll List ☐ Extraction ☒
Phone <u>386-6301</u> Ext. _____	Remarks _____

Fill in items 1, 2, 3, or 4; fill in item 5:

[illegible][illegible][illegible]

Book	Page	Block & No.	Book	Page	Block & No.	Book	Page	Block & No.	Book	Page	Block & No.
040	440	114									
		133									
		215									
		233									
	450	101									
		108									
		141									
		146									
		201									
		203									
120	010	005									
		006									
—	END	—									

5. Information needed:			
a. Listing to contain:	Descriptions ☒	Valuations ☐	
b. Listing to be:	One-Part ☒	Two-Part ☐	Three-Part ☐
c. Labels needed:	None ☐	One Set ☒	Two Sets ☐
d. Label Sequence to be:	Same as List ☒	Alpha on Name ☐	
519-05-008	Assessor Approval:	Billing No.	

TAX YEAR 1978-79
AS OF 11/27/78

CLARK COUNTY ASSESSOR'S OFFICE
TAX ROLL EXTRACTION FOR: CITY OF LV

BATCH # A-255-372-79
PAGE 30

PARCEL NUMBER	OWNER * * * * NAME AND ADDRESS * * * *	LEGAL * * * * * DESCRIPTION * * * * *	LAND VALUE	IMPROVE VALUE	PERSONAL VALUE	EXEMPT VALUE	LVSTOCK VALUE
040-440-115 200	ALEXANDER LUE ETAL TRS 2308 SANTA CLARA LAS VEGAS NV	PARADISE VILLAGE TR #1 89104 LOT 38 BLK 01 DOCUMENT: 301:260122 02/09/73	1890	7080	260		
Z-112-78			GROSS TOTAL	9230	NET TOTAL		9230
040-440-116 200	ENGSTROM THORA 2312 SANTA CLARA LAS VEGAS NV	PARADISE VILLAGE TR #1 89104 LOT 39 BLK 01 DOCUMENT: 230:189476 05/10/72	1890	5880	220		
Z-112-78			GROSS TOTAL	7990	NET TOTAL		7990
040-440-117 200	WESTON GARY L & BETTY R 1710 S 8TH ST LAS VEGAS NV	PARADISE VILLAGE TR #1 89104 LOT 40 BLK 01 DOCUMENT: 866:825625 03/31/78	1890	5690	210		
Z-112-78			GROSS TOTAL	7790	NET TOTAL		7790
040-440-118 200	HOOPS DONALD F & LILLIAN B 2320 SANTA CLARA DR LAS VEGAS NV	PARADISE VILLAGE TR #1 89104 LOT 41 BLK 01 DOCUMENT: 623:582938 05/21/76	1890	7470	230		
Z-112-78			GROSS TOTAL	9590	NET TOTAL		9590
040-440-119 200	DOUGLASS TANYA BOX 11072 RENO NV	PARADISE VILLAGE TR #1 89510 LOT 42 BLK 01 DOCUMENT: 935:894848 08/28/78	1890	5830	200		
Z-112-78			GROSS TOTAL	7920	NET TOTAL		7920
040-440-120 200	SMITH STANFORD & MILDRED H 1208 WARWICK CT LAS VEGAS NV	PARADISE VILLAGE TR #1 89110 LOT 43 BLK 01 DOCUMENT: 842:801131 01/31/78	1890	7400	280		
Z-112-78			GROSS TOTAL	9570	NET TOTAL		9570
040-440-121 200	APPLE CARL L ETAL 1209 S COMMERCE LAS VEGAS NV	PARADISE VILLAGE TR #1 89102 LOT 44 BLK 01 DOCUMENT: 621:580926 05/14/76	4820	7340	230		
Z-112-78			GROSS TOTAL	12390	NET TOTAL		12390
040-440-122 200	WANLESS VERNON M & VELETTA 2412 SANTA CLARA LAS VEGAS NV	PARADISE VILLAGE TR #1 89104 LOT 45 BLK 01 DOCUMENT: 333:292720 06/01/73	5040	6910			
Z-112-78			GROSS TOTAL	11950	NET TOTAL		11950
040-440-123 200	STANLEY GEORGE E & CHERYL M 2950 S MARYLAND PKWY LAS VEGAS NV	PARADISE VLG TR #1 LOT 46 89109 E 12 1/2 LOT 47 BLK 1 DOCUMENT: 213:172251 03/08/72	13135	8920			
Z-112-78			GROSS TOTAL	22055	NET TOTAL		22055
040-440-125 200	KALTENBORN ROBERT J TRS % EXXON CORP BOX 53 HOUSTON TX	PARADISE VILLAGE TR 1 L 1 LESS W5' TO RD L2 LESS W5' TO RD & NW20' W90' L47 BLK 1 DOCUMENT: 791:635713 04/20/67	27315	21380	30		
Z-112-78			GROSS TOTAL	48725	NET TOTAL		48725

040-440-114 BROCK SIMON & MARGARET
200 2300 SANTA CLARA DR
Z-112-78 LAS VEGAS NV

89104 PARADISE VILLAGE
TR #1
LOT 37 BLK 01
DOCUMENT: 982:788116 10/01/69

1890	5570	200	
GROSS TOTAL	7660	NET TOTAL	7660

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PARCEL NUMBER	OWNER * * * * NAME AND ADDRESS * * * *	LEGAL * * * * * DESCRIPTION * * * * *	LAND VALUE	IMPROVE VALUE	PERSONAL VALUE	EXEMPT VALUE	LVSTOCK VALUE
040-440-127 200	MCCOIG DAVID C & CLARA M 2700 E MCCOIG AVE LAS VEGAS NEVADA	PARADISE VILLAGE TR #1 LOT 3 PT 2 BLK 1 DOCUMENT: 604:485827 02/04/65	7215	7700			
Z-112-78			GROSS TOTAL	14915	NET TOTAL		14915
040-440-128 200	MCCOIG DAVID C & CLARA M 2700 E MCCOIG AVE LAS VEGAS NEVADA	PARADISE VILLAGE TR #1 PT LOT 4 BLK 1 DOCUMENT: 604:485827 02/04/65	5145	7390			
Z-112-78			GROSS TOTAL	12535	NET TOTAL		12535
040-440-129 200	COTTER E F ETAL %K WEIN 2209 PARADISE RD LAS VEGAS NV	PARADISE VILLAGE TR #1 PT LOT 5 BLK 1 DOCUMENT: 779:625629 02/17/67	5145	7480			
Z-112-78			GROSS TOTAL	12625	NET TOTAL		12625
040-440-130 200	COTTER E F ETAL %K WEIN 2209 PARADISE RD LAS VEGAS NV	PARADISE VILLAGE TR #1 LOT 6 BLK 1 DOCUMENT: 779:625629 02/17/67	5145	11010			
Z-112-78			GROSS TOTAL	16155	NET TOTAL		16155
040-440-131 200	HOOPS DONALD F & LILLIAN 2205 PARADISE RD LAS VEGAS NEVADA	PARADISE VILLAGE TR #1 PT LOT 7 BLK 1 DOCUMENT: 587:472095 11/20/64	5145	6980			
Z-112-78			GROSS TOTAL	12125	NET TOTAL		12125
040-440-132 200	HOOPS DONALD F & LILLIAN H 2205 PARADISE RD LAS VEGAS NEVADA	PARADISE VILLAGE TR #1 PT LOT 8 BLK 1 DOCUMENT: 587:472095 11/20/64	5145	6980			
Z-112-78			GROSS TOTAL	12125	NET TOTAL		12125
040-440-133 200	SEILER JERRY & S ETAL % KELLY & REBER ADVERTISING 131 S 1ST ST LAS VEGAS NV	PARADISE VILLAGE TR #1 PT LOT 9 BLK 1 DOCUMENT: 104:082747 02/26/71	5145	7890			
Z-112-78			GROSS TOTAL	13035	NET TOTAL		13035
040-440-215 200	ZAK THOMAS F & JUANITA M 2308 SANTA PAULA DR LAS VEGAS NV	PARADISE VILLAGE TR #2 LOT 38 BLK 01 DOCUMENT: 068:057121 99/99/99	1985	6160	240	1000	
Z-112-78			GROSS TOTAL	8385	NET TOTAL		7385
040-440-216 200	FRANKLIN C PHILLIP & JOYCE A 2312 SANTA PAULA DR LAS VEGAS NV	PARADISE VILLAGE TR #2 LOT 39 BLK 01 DOCUMENT: 840:799555 01/27/78	1985	5890	220		
Z-112-78			GROSS TOTAL	8095	NET TOTAL		8095
040-440-217 200	MIKLE ROBERT L & RUBY L % RUBY L SHEFFER 108 S 3RD ST LAS VEGAS NV	PARADISE VILLAGE TR #2 LOT 40 BLK 01 DOCUMENT: 885:710775 07/11/68	1985	11650	400		
Z-112-78			GROSS TOTAL	14035	NET TOTAL		14035

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PARCEL NUMBER	OWNER * * * * NAME AND ADDRESS * * * *	LEGAL * * * * * DESCRIPTION * * * * *	LAND VALUE	IMPROVE VALUE	PERSONAL VALUE	EXEMPT VALUE	LVSTOCK VALUE
040-440-218 200	ANDERSON WINIFRED M 2320 SANTA PAULA LAS VEGAS NV	PARADISE VILLAGE TR #2 89104 LOT 41 BLK 01 DOCUMENT: 625:584930 05/27/76	1985	6160	220	1000	
Z-112-78			GROSS TOTAL	8365	NET TOTAL		7365
040-440-219 200	WALKER GERALD L ETAL 2400 SANTA PAULA DR LAS VEGAS NV	PARADISE VILLAGE TR #2 89104 LOT 42 BLK 01 DOCUMENT: 675:634643 11/04/76	1985	6010	220		
Z-112-78			GROSS TOTAL	8215	NET TOTAL		8215
040-440-220 200	TAYLOR EARL W & DOROTHY H 2404 SANTA PAULA DR LAS VEGAS NV	PARADISE VILLAGE TR #2 89104 LOT 43 BLK 01 DOCUMENT: 886:845829 05/12/78	2365	10450	310		
Z-112-78			GROSS TOTAL	13125	NET TOTAL		13125
040-440-221 200	SMITH KENNETH F & JOYCE TRS 1213 STRONG DR LAS VEGAS NV	PARADISE VILLAGE TR #2 89102 LOT 44 BLK 01 DOCUMENT: 469:428557 10/23/74	2495	6310	210		
Z-112-78			GROSS TOTAL	9015	NET TOTAL		9015
040-440-222 200	SMITH KENNETH F & JOYCE TRS 1213 STRONG DR LAS VEGAS NV	PARADISE VILLAGE TR #2 89102 LOT 45 BLK 01 DOCUMENT: 469:428557 10/23/74	10725	6260			
Z-112-78			GROSS TOTAL	16985	NET TOTAL		16985
040-440-223 200	BALIN ROBERT W & SONIA TRS 304 E SAHARA LAS VEGAS NV	PARADISE VILLAGE TR #2 89104 LOT 46 BLK 01 DOCUMENT: 220:179089 04/03/72	10725	10480			
Z-112-78			GROSS TOTAL	21205	NET TOTAL		21205
040-440-224 200	BALIN ROBERT W ETAL TRS 304 E SAHARA LAS VEGAS NV	PARADISE VILLAGE TR #2 89104 LOT 01 BLK 01 DOCUMENT: 327:286507 05/11/73	10725	9790			
Z-112-78			GROSS TOTAL	20515	NET TOTAL		20515
040-440-225 200	LOISCITA INC 9115 W HAMMER LN LAS VEGAS NV	PARADISE VILLAGE TR #2 89108 LOT 02 BLK 01 DOCUMENT: 733:692747 04/29/77	4720	6380			
Z-112-78			GROSS TOTAL	11100	NET TOTAL		11100
040-440-226 200	NESS JULIEA M 1713 COCHRAN ST LAS VEGAS NV	PARADISE VILLAGE TR #2 89104 LOT 03 BLK 01 DOCUMENT: 562:521424 10/17/75	4580	6200	230		
Z-112-78			GROSS TOTAL	11010	NET TOTAL		11010
040-440-227 200	WILHOIT BERTA M 2104 SANTA PAULA LAS VEGAS NV	PARADISE VILLAGE TR #2 89104 LOT 04 BLK 01 DOCUMENT: 314:253620 08/17/61	1955	5980	220		
Z-112-78			GROSS TOTAL	8155	NET TOTAL		8155

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PARCEL NUMBER	OWNER * * * * NAME AND ADDRESS * * * *	LEGAL * * * * * DESCRIPTION * * * * *	LAND VALUE	IMPROVE VALUE	PERSONAL VALUE	EXEMPT VALUE	LVSTOCK VALUE
040-440-228 200	CARPENTER W CLARE & DOLORES M 2405 SANTA CLARA DR LAS VEGAS NEV	89104 PARADISE VILLAGE TR #2 LOT 05 BLK 01 DOCUMENT: 156:127224 02/24/58	1890	5690	220		
Z-112-78			GROSS TOTAL	7800	NET TOTAL		7800
040-440-229 200	PAMA INC %M PASTOR 9595 WILSHIRE BLVD #900 BEVERLY HILLS CA	90212 PARADISE VILLAGE TR #2 LOT 06 BLK 01 DOCUMENT: 914:873712 07/13/78	1890	7320			
Z-112-78			GROSS TOTAL	9210	NET TOTAL		9210
040-440-230 200	MONTESANTO JOHN & VIRGINIA M 2317 SANTA CLARA LAS VEGAS NV	89104 PARADISE VILLAGE TR #2 LOT 07 BLK 01 DOCUMENT: 678:637693 11/16/76	1890	6800	230		
Z-112-78			GROSS TOTAL	8920	NET TOTAL		8920
040-440-231 200	MONTESANTO JOHN & VIRGINIA M 2317 SANTA CLARA LAS VEGAS NV	89105 PARADISE VILLAGE TR #2 LOT 08 BLK 01 DOCUMENT: 678:637692 11/16/76	1890	7120	240		
Z-112-78			GROSS TOTAL	9250	NET TOTAL		9250
040-440-232 200	GEORGE HENRY DEAN & IRENE E 2313 SANTA CLARA DR LAS VEGAS NV	89104 PARADISE VILLAGE TR #2 LOT 09 BLK 01 DOCUMENT: 063:365400 99/99/99	1890	6720	260	1000	
Z-112-78			GROSS TOTAL	8870	NET TOTAL		7870
040-440-233 200	OKELLEY STEPHANIE R 2309 SANTA CLARA DR LAS VEGAS NEV	89104 PARADISE VILLAGE TR #2 LOT 10 BLK 01 DOCUMENT: 411:370166 03/22/74	1890	7340	280		
Z-112-78			GROSS TOTAL	9510	NET TOTAL		9510
040-450-101 200	MOON BOBBY M & ANGIE B 2030 MOHIGAN WY LAS VEGAS NV	89109 PARADISE VILLAGE TR #3 LOT 01 DOCUMENT: 592:551861 02/06/76	12885	13030			
Z-112-78			GROSS TOTAL	25915	NET TOTAL		25915
040-450-102 200	TULANE MIKE & ROSA D 2405 SANTA PAULA DR LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 02 DOCUMENT: 877:704327 06/04/68	1940	6790	240	1000	
Z-112-78			GROSS TOTAL	8970	NET TOTAL		7970
040-450-103 200	BAY E VERMONT & HELEN M 2401 SANTA PAULA DR LAS VEGAS NEV	89104 PARADISE VILLAGE TR #3 LOT 03 DOCUMENT: 068:395788 99/99/99	1970	5740	220		
Z-112-78			GROSS TOTAL	7930	NET TOTAL		7930
040-450-104 200	WEIDER BETTY BOX 864 WOODLAND HILLS CA	91365 PARADISE VILLAGE TR #3 LOT 04 DOCUMENT: 582:468355 10/29/64	1890	6260	230		
Z-112-78			GROSS TOTAL	8380	NET TOTAL		8380

TAX YEAR 1978-79
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CLARK COUNTY ASSESSOR'S OFFICE
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PARCEL NUMBER	OWNER * * * * NAME AND ADDRESS * * * *	LEGAL * * * * * DESCRIPTION * * * * *	LAND VALUE	IMPROVE VALUE	PERSONAL VALUE	EXEMPT VALUE	LVSTOCK VALUE
040-450-105 200	CLIME ROBERT B & ROSINA C 2317 SANTA PAULA LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 05 DOCUMENT: 870:829414 04/10/78	1890	6250	240		
Z-112-78			GROSS TOTAL	8380	NET TOTAL		8380
040-450-106 200	NOVOTNY VINCENT V & DOROTHEE D 2313 SANTA PAULA DR LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 06 DOCUMENT: 067:387949 99/99/99	1890	8490	270	1000	
Z-112-78			GROSS TOTAL	10650	NET TOTAL		9650
040-450-107 200	GRIFFIN WILLIAM E 2309 SANTA PAULA DR LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 07 DOCUMENT: 927:744273 01/30/69	1890	6000	230	1000	
Z-112-78			GROSS TOTAL	8120	NET TOTAL		7120
040-450-108 200	HIRE ROBERT J & LORRAINE C 2305 SANTA PAULA DR LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 08 DOCUMENT: 067:386445 99/99/99	1890	6830	250	1000	
Z-112-78			GROSS TOTAL	8970	NET TOTAL		7970
040-450-141 200	NEWMAN ANN M 2306 SANTA RITA DR LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 41 DOCUMENT: 738:593577 08/16/66	1890	7150	260		
Z-112-78			GROSS TOTAL	9300	NET TOTAL		9300
040-450-142 200	WOO MINNIE 2312 SANTA RITA DR LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 42 DOCUMENT: 637:596749 07/06/76	1890	9910	310		
Z-112-78			GROSS TOTAL	12110	NET TOTAL		12110
040-450-143 200	MEISTER CHRISTIAN & IRENE 2316 SANTA RITA DR LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 43 DOCUMENT: 453:365235 06/14/63	1810	6560	230		
Z-112-78			GROSS TOTAL	8600	NET TOTAL		8600
040-450-144 200	WAGNER HOWARD G & EDITH B 2320 SANTA RITA LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 44 DOCUMENT: 374:302184 07/20/62	1915	5390	200	1000	
Z-112-78			GROSS TOTAL	7505	NET TOTAL		6505
040-450-145 200	CLARK HELEN M TRS 718 S 8TH ST LAS VEGAS NV	89101 PARADISE VILLAGE TR #3 LOT 45 DOCUMENT: 535:494206 07/15/75	1885	5840	210		
Z-112-78			GROSS TOTAL	7935	NET TOTAL		7935
040-450-146 200	MUELLER E F ETAL 410 E SAHARA AVE LAS VEGAS NV	89104 PARADISE VILLAGE TR #3 LOT 46 DOCUMENT: 618:577912 05/04/76	11945	12700			
Z-112-78			GROSS TOTAL	24645	NET TOTAL		24645

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CLARK COUNTY ASSESSOR'S OFFICE
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PARCEL NUMBER	OWNER * * * * NAME AND ADDRESS * * * *	LEGAL * * * * * DESCRIPTION * * * * *	LAND VALUE	IMPROVE VALUE	PERSONAL VALUE	EXEMPT VALUE	LVSTOCK VALUE
040-450-201 200	LEVY ALVIN M & LOIS 420 E SAHARA AVE LAS VEGAS NV	PARADISE VILLAGE TR #4 89104 LOT 01 BLK 03 DOCUMENT: 545:504634 08/20/75	9745	11370			
Z-112-78			GROSS TOTAL	21115	NET TOTAL		21115
040-450-202 200	RICHERT ARTHUR & LILLIAN 2321 SANTA RITA DR LAS VEGAS NV	PARADISE VILLAGE TR #4 89104 LOT 09 BLK 03 DOCUMENT: 296:239731 05/08/61	2495	10660	320		
Z-112-78			GROSS TOTAL	13475	NET TOTAL		13475
040-450-203 200	SEGRETTI JOHN J & MARGUERITE C 2317 SANTA RITA DR LAS VEGAS NV	PARADISE VILLAGE TR #4 89104 LOT 10 BLK 03 DOCUMENT: 945:758769 04/25/69	2045	9970	440		
Z-112-78			GROSS TOTAL	12455	NET TOTAL		12455
120-010-005 410	CALLETON THEODORE E TRS ETAL 5 CRESCENT DR LAS VEGAS NV	PT NW4 NW4 SEC 10 21 61 LEGAL ACRES: 25.54 89102 DOCUMENT: 697:656784 01/14/77	1170360				
Z-112-78			GROSS TOTAL	1170360	NET TOTAL		1170360
120-010-006 410	PARK ARMS CO %S&S MGMT CO 24901 NORTHWESTERN HWY SOUTHFIELD MI	PT NE4 NW4 SEC 10 21 61 LEGAL ACRES: 4.99 48037 DOCUMENT: 375:302647 07/23/62	190190	417340	15760		
Z-112-78			GROSS TOTAL	623290	NET TOTAL		623290

CITY OF LAS VEGAS

Date _____

INTER-OFFICE MEMORANDUM

CITY ATTORNEY

FROM:

RICHARD L. WILLIAMS, SENIOR PLANNER
COMMUNITY PLANNING AND DEVELOPMENT

SUBJECT:

REQUEST FOR ORDINANCE PREPARATION

COPIES TO:

ASSESSOR
DON J. BROWN
JIM ROBISON

Z-112-78 ✓
REQ. FOR ORDINANCE
CHRONO

Please prepare an Ordinance to rezone the following property:

Z-112-78 From P-R to C-1

Legally described as Lot 45, Block 1, Paradise Village Tract #2.

RLW:lb

Z-111-78
(cont'd)

development. At the time they came for the 45 ft. lots, our proposal was to dedicate a common area, which is a 3-acre park. That application expired and they came back with a similar type of development, except that the lots were 6100 sq. ft. and no park. It was approved on the basis that all the lots were comparable to the R-1 and there was no need for a park site.

They are now proposing to go back to the 40 ft. wide lots without any park site. Again, you can see the layout of the area - there is a planned development to the south. The Planning Commission felt that the proposal was acceptable and did recommend approval.

We did have four protestants. There were scattered around - they would just like to see it developed on an R-1 basis.

Mayor Briare: Are any of the protestants present today that were present at the Planning Commission meeting, or are there any other people present that wish to speak on this application?

(No response)

Mayor Briare: Mr. Jones (Herb Jones, Attorney) would you care to make any statements?

Mr. Jones: In view of their recommendation. I have nothing. I do have the developer here in case you have any questions, but we have nothing more to offer at this time.

Motion

Commissioner Woofter: Mr. Mayor, I move to follow the recommendation of the Planning Commission and approve the request for the zone change under Z-111-78.

Mayor Briare: Are there any comments or questions on the motion?

(No response)

Motion carried by the following vote: Commissioners Christensen, Levy, Lurie, Woofter and Mayor Briare voting aye; noes, none.

FILE:

Z-112-78

ZONE CHANGE Z-112-78 - JOYCE E. SMITH

Mayor Briare: The next application is a zone change request for property located at 308 E. Sahara Ave. and 2408 Santa Paula, from P-R to C-1 for a Photo Studio and Office. The Planning Commission's recommendation for approval was on the south lot only, and denial of any zone change on the north lot. Is the applicant present? Or a representative of the applicant?

(No response)

Mayor Briare: Mr. Foster, which lot is P-R and which is C-1?

Mr. Foster: Both lots are P-R presently - the one that fronts on Sahara and the one that fronts on the interior street - on Santa Paula -

Mayor Briare: That's the north lot - the one on Santa Paula?

Mr. Foster: Yes.

Z-112-78
(cont'd)

Mayor Briare: The recommendation of the Planning Commission was for denial of the north lot -

Mr. Foster: There is also P-R next door and a couple across the street. The Planning Commission felt if you start the Commercial pattern on an interior street, it would be difficult to control, so they just recommended approval on the south lot and the applicant was in agreement.

Mayor Briare: So the recommendation of the Planning Commission . . .

Commissioner Levy: A Photo Studio needs a C-1?

Mr. Foster: Yes - and she indicated she eventually wanted to expand it into the north lot. That is why she was asking for that, but said she would restrict it to the south lot.

Commissioner Lurie: What type of Photo Studio is going in there?
I get a little nervous as to the type - we have had some types of Photo Studios that are not desirable -

Mr. Foster: There is no indication on the application as to what type of Photo Studio it will be.

Commissioner Lurie: She should be here to answer questions, if we have some. I think we have the right to ask those questions.

Mayor Briare: Do you want to hold this off, Commissioner?

Commissioner Lurie: Not necessarily - I'm just thinking if she was concerned about her application, she should be here to answer some questions - we could at least ask her what kind of a Photo Studio she is going to be operating.

Commissioner Levy: I would like to make a comment - I can see a Photo Studio, if that's what they want to put in there. If she was here I would have asked her if she could go for a Variance to put a Photo Studio in that area. I don't care to zone this property for Commercial.

Mayor Briare: Can you restrict C-1 zoning to a Photo Studio and Office?

Mr. Foster: You could limit it to that and they would have to come back for review.

Mayor Briare: The Planning Commission's recommendation was for approval to C-1, but it is not subject to any condition. Can this Commission place a condition on it?

City Attorney, Richard Mauer: I think once you approve it, you are going to have a Commercial use - putting that one condition on it I think would cause a problem. There is no reason you couldn't put it on . . .

Commissioner Lurie: You can include a condition that that zoning applies strictly to that use, and if that business was to sell, or move, then that zoning would revert back -

Motion

Commissioner Levy: I would like to make a motion that we follow the recommendation of the Planning Commission.

Z-112-78
(cont'd)

Commissioner Christensen: Which leaves the north lot as P-R and the South lot to become Commercial - which means she can do as she wishes in the Commercial zone on the south lot, but the north lot she has to maintain the P-R status.

Mayor Briare: That's right - she can put a Photo Studio, or any other commercial use in the C-1. If she sold the property tomorrow the new owner could come in and ask for the use of that building for any use that was C-1. Are there any further comments on the motion?

(No response)

Motion carried by the following vote: Commissioners Christensen, Levy, Woofter and Mayor Briare voting aye; noes, Commissioner Lurie.

See Pages 77 thru 80 of these Minutes - Annotated Agenda

PARKWOOD
7, 8 AND 9

TENTATIVE MAP - PARKWOOD 7, 8 AND 9

Mayor Briare: This has unanimously been recommended for approval.

Mr. Foster: I would like to make one comment on this, Your Honor: There was a recent Subdivision Ordinance amendment that requires lots that front on secondary or major streets, that you have 100 ft. frontage to have access to the street. These lots are proposed at some 65 ft. and some 70 ft. and that is on the basis that across the street, prior to this Ordinance amendment, they front on the street and they would like to continue that same pattern. The Planning Commission felt it would be a better pattern if would allow these homes to front on Marion. There are waiver provisions in the Subdivision Ordinance and they did grant that waiver.

Commissioner Christensen: How wide a street is Marion?

Mr. Foster: 80 ft.

Mayor Briare: Are there any other comments?

(No response)

Motion

Commissioner Christensen: I move we follow the recommendation of the Planning Commission.

Motion carried by the following vote: Commissioners Christensen, Levy, Lurie, Woofter and Mayor Briare voting aye; noes, none.

Mayor Briare: Do you have anything else, Mr. Foster?

Mr. Foster: No, Your Honor.

Mayor Briare: I believe we have a couple of items held over from this morning - Motor Vehicles and the Municipal Court. (See Page 49 of these Minutes)

City Attorney, Richard Maurer: Yes - I requested that it be removed from our agenda and held over to this afternoon. I have had a chance to review it

AGENDA

CITY COMMISSION - MINUTES - REGULAR MEETING - JANUARY 3, 1979 Page 77

City of Las Vegas

January 3, 1979

BOARD OF CITY COMMISSIONERS

Page 31

COMMISSION CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Commission Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT (CONTINUED)

D. ZONE CHANGE - Z-112-78 - JOYCE E. SMITH

Property located at 308 East Sahara
Avenue and 2408 Santa Paula.

From: P-R (Professional Offices &
Parking)

To: C-1 (Limited Commercial)

Proposed Use: Photo Studio and
Office

Planning Commission unanimously
recommends APPROVAL on the south lot
only (Lot 45) and DENIAL of the north
lot, subject to the following condi-
tion:

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

PROTESTS: 1

E. PLOT PLAN REVIEW - Z-100-64(107) - FRANKLIN R. PIPER

Request for a plot plan review to
allow a 29 unit apartment complex on
property located at 922 South 3rd
Street, R-4 zone (under resolution
of intent to C-2).

Planning Commission unanimously
recommends DENIAL.

F. ANNEXATION - A-18-78 - FLOYD DAVIS, ET AL

Petition to annex property generally
located on the north side of
Alexander Road between Lorenzi Blvd.
on the east and Rainbow Expressway on
the west.

Planning Commission unanimously
recommends APPROVAL.

Approved as
recommended by
Planning
Commission
Levy
Commissioner
Lurie voted "no"

Clerk
to notify

Planning
to proceed

Application
withdrawn

Approved
Lurie - unanimous

City Attorney
to prepare
Resolution and
Notice

Clerk to proceed

RESOLUTION OF INTENT TO RECLASSIFY
REAL PROPERTY

WHEREAS, Ordinance No. 1014 provides for an intention of rezoning in the public interest; and

WHEREAS, the Board of City Commissioners deems it appropriate and in the best interest of the public health, safety, welfare, and convenience and an intention to rezone be indicated so long as conditions and stipulations are complied with; and

WHEREAS, this intention to reclassify real property shall become final and rezoning shall be consummated upon the particular property when the owner has completed the specified building program in compliance with the conditions thereof.

NOW, THEREFORE, be it resolved by the Board of Commissioners of the City of Las Vegas, Nevada at a regular meeting thereof held on the 3rd day of January, 1979 that the following parcel of real property shall be rezoned as follows at the time of completion of said purpose of rezoning and the conditions attached thereto.

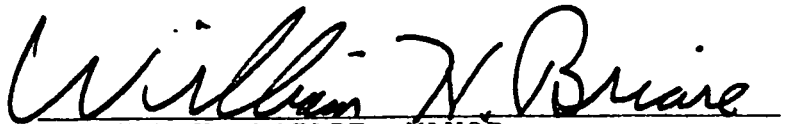
2-112-78 From P-R to C-1

Legally described as Lot 45, Block 1, Paradise Village Tract #2.

SUBJECT TO:

1. Resolution of Intent to be restricted to a twelve (12) month time limit.
2. Conformance to the plot plan.
3. 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.
4. Submittal of a landscaping plan prior to or at the same time application is made for a building permit, license, or prior to occupancy.
5. All mechanical equipment, air conditioners and trash areas shall be screened from view from the abutting streets. (Excluding single family development).
6. Satisfaction of City code requirements and design standards of all City departments.

PASSED, ADOPTED AND APPROVED this 3rd day of January, 1979.


WILLIAM H. BRIARE, MAYOR

ATTEST:


EDWINA M. COLE, CITY CLERK

INTER-OFFICE MEMORANDUM

January 24, 1979

TO:

COMMUNITY PLANNING & DEVELOPMENT

FROM:

FIELD OPERATIONS ENGINEER

SUBJECT:

JOYCE E. SMITH
Z-112-78
ADDENDUM

COPIES TO:

BUILDING AND SAFETY

✓ Z-112-78

Your memorandum of November 21, 1978 requested comments from the Public Services Department on the application for reclassification of property located at 308 East Sahara Avenue and 2408 Santa Paula from P-R to C-1 to be used for a Children's Photo Studio submitted by Joyce E. Smith.

Building and Safety has no objections to the above application being granted subject to the applicant meeting the following requirements:

1. 2408 Santa Paula

- (a) One hour protection of eaves and walls on the south side of the building.
- (b) Windows on the south side of building must have steel frames and wire glass.
- (c) All electrical run in conduit.

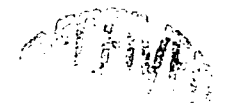
2. 308 East Sahara

- (a) One hour protection of eaves and walls on north side of the building.
- (b) Windows on the north side of building must have steel frames and wire glass.
- (c) All electrical run in conduit.

It will also be necessary for the applicant to obtain all the necessary permits and inspections.


ROBERT D. WEBER, P.E.

RDW/JSH/blc


JAN 24 1979
COMMUNITY PLANNING & DEVELOPMENT

✓
Z-112-78
(11.) Z-112-78

APPROVED AS
AMENDED

Application of JOYCE E. SMITH for reclassification of property located at 308 East Sahara Avenue and 2408 Santa Paula, from P-R (Professional Offices & Parking) to C-1 (Limited Commercial). The above property is legally described as Lots 44 and 45, Block 2, Paradise Village Tract #2.

Proposed Use: Photo Studio and Office

MR. BROWN presented the staff report and stated the land abutting Sahara with the exception of the south lot in question is C-1 zoning with P-R zoning behind. The plot plan is as depicted with two lots, and two structures. The applicant wants both lots to be C-1. In view of the fact that the four blocks on the north side of Sahara has only one lot depth zoned C-1, staff would like to keep this pattern of C-1 abutting Sahara with P-R to the north. Staff would recommend the south lot, Lot 45 abutting Sahara be zoned C-1 and the north Lot 44, retain its present zoning of P-R.

CHAIRMAN MILLER declared the public hearing open.

JOYCE SMITH stated she saw no problem with the C-1 on both lots as there is a buffer of P-R, and would appreciate the consideration of the Planning Commission.

MR. JONES stated this could set a precedent which would carry on through the entire length of Sahara.

MR. GUTHRIE asked the applicant why C-1 was wanted.

MS. SMITH said so that a photo studio would be permitted. She further described the plot plan.

MR. JONES suggested the applicant apply for a variance to accomplish the purpose for which the rezoning was sought.

MS. SMITH indicated she would accept the C-1 on the front lot.

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

MR. JONES made a Motion for APPROVAL of Z-112-78 on the south lot only (Lot 45) and DENIAL of the north lot, 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" Chairman Miller, Mr. Guthrie, Mr. Jones, Mr. Swessel and Mr. Canul

"NOES" None

Motion carried unanimously.

CHAIRMAN MILLER announced this item would be heard by the City Commission on January 3, 1979 at 2:00 P.M.

12. Z-113-78

ABEYANCE

Application of P & K LIMITED PARTNERSHIP for reclassification of property generally located on the southwest corner of Bonanza Road and Page Street, from R-E (Residence Estates) to R-3 (Limited Multiple Residence). The above property is legally described as a portion of the Northeast Quarter (NE $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of Section 32, Township 20 South, Range 62 East, MDB&M.

Proposed Use: 41 Four-Plex Apartments

MR. SWESSEL, at the request of the applicant, made a motion for ABEYANCE of Z-113-78.

Voting was as follows:

"AYES" Chairman Miller, Mr. Guthrie, Mr. Jones, Mr. Swessel and Mr. Canul

"NOES" None

Motion for ABEYANCE carried unanimously.

13. Z-6-66(28)

PLOT PLAN REVIEW

APPROVED

Request of BATES & SPRINGER REALTORS OF NEVADA, INC. for a Plot Plan Review to allow a realty office on property located at 4532 West Charleston Boulevard, R-1 zone (under resolution of intent to P-R).

MR. BROWN presented the staff report and stated the request is in concert with the development of the area. The plot plan is acceptable with adequate parking, and staff would recommend approval.

MR. CANUL made a Motion for APPROVAL of the Plot Plan Review under Z-6-66(28), subject to the following conditions:

CITY ATTORNEY

RICHARD L. WILLIAMS, SENIOR PLANNER
COMMUNITY PLANNING AND DEVELOPMENT

REQUEST FOR RESOLUTION OF INTENT
CC APPROVED: JANUARY 3, 1979

ASSESSOR
J. HERBERT

Z-112-78 (ROI #857)
REQ. FOR ROI
CHRONO

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

Z-112-78 From P-R to C-1

Legally described as Lot 45, Block 1, Paradise Village Tract #2.

SUBJECT TO:

1. Resolution of Intent to be restricted to a twelve (12) month time limit.
2. Conformance to the plot plan.
3. 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.
4. Submittal of a landscaping plan prior to or at the same time application is made for a building permit, license, or prior to occupancy.
5. All mechanical equipment, air conditioners and trash areas shall be screened from view from the abutting streets. (Excluding single family development).
6. Satisfaction of City code requirements and design standards of all City departments.

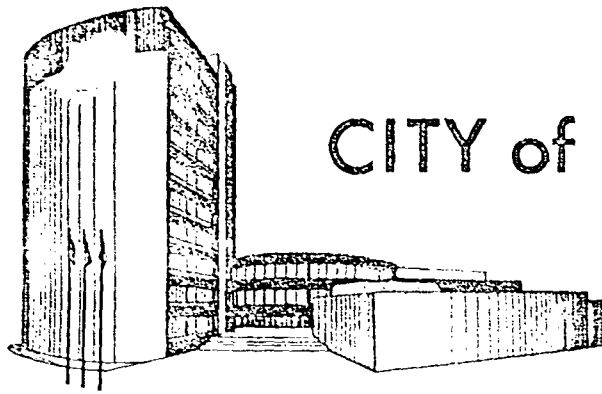
RLW:jp

MAYOR BILL BRIARE

COMMISSIONERS
PAUL J. CHRISTENSEN
RON LURIE
AL LEVY
ROY WOOFER

CITY ATTORNEY
RICHARD C. MAURER

CITY MANAGER
RUSSELL DORN



CITY of LAS VEGAS

January 9, 1979

Joyce E. Smith
1213 Strong Drive
Las Vegas, Nevada 89102



Re: 2-112-78
RECLASSIFICATION OF PROPERTY

The Board of City Commissioners, at a regular meeting held January 3, 1979, APPROVED your request for reclassification of property located on the south lot only (Lot 45) and DENIAL of the north lot, subject to the following conditions:

1. Resolution of Intent to be restricted to a twelve (12) month time limit.
2. Conformance to the plot plan.
3. 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.
4. Submittal of a landscaping plan prior to or at the same time application is made for a building permit, license, or prior to occupancy.
5. All mechanical equipment, air conditioners and trash areas shall be screened from view from the abutting streets. (Excluding single family development).

feet wide that would front on public streets and the units would be constructed to the property line on one side of the lot. Due to the small lot size, the developer proposed to develop and dedicate a three acre park to the City. After that resolution expired, a new proposal was approved for a planned development which had lot sizes approximately 6100 square feet without any proposed park. This proposal on this application is essentially to go back to the 40 ft. wide lots without providing a park site. The Planning Commission felt the proposal was acceptable with some design modification as required by staff and recommended approval. There were four protests.

D. ZONE CHANGE - Z-112-78 - JOYCE E. SMITH

Property located at 308 East Sahara Avenue and 2408 Santa Paula, from P-R to C-1. Proposed Use: Photo Studio and Office

The applicant owns two adjoining parcels, one fronting on Sahara and one fronting on Santa Paula to the north. Both properties have been used for professional offices for some time. The Sahara lot is one of the few properties along this segment of Sahara that is not zoned commercial. There is P-R zoning on both sides of Santa Paula approximately two lots north of the lots which front on Sahara. The applicant is requesting commercial on both lots because she has a photography studio on the Sahara lot and would like to eventually expand the operation onto the adjoining lot to the north. The Planning Commission recommended approval of the C-1 on the lot on Sahara and denied the C-1 on the north lot because this would start a precedent of allowing C-1 on the interior streets in this area. The applicant was in agreement to this modification of the application. There was one protest.

E. PLOT PLAN REVIEW - Z-100-64(107) - FRANKLIN R. PIPER

Request for a plot plan review to allow a 29 unit apartment complex on property located at 922 South 3rd Street, R-4 zone (under resolution of intent to C-2).

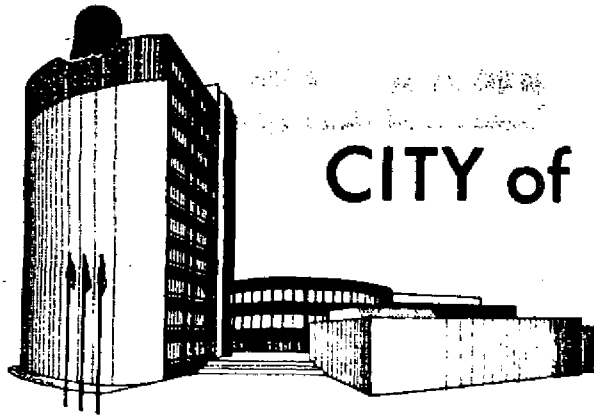
This involves a plot plan review under the downtown resolution to C-2 for an apartment project which does not meet the off-street parking requirements. The applicant submitted a variance application to reduce the required parking on the site from 29 spaces to ten, and it was denied by the Board of Zoning Adjustment. The applicant did not appeal the decision. The Planning Commission recommended denial because the development did not have the required one to one parking. This property is one block south of the area where the one to three parking ratio is allowed. Staff has advised the applicant that the City Commission cannot approve this development without the required parking being provided and there is insufficient land area to provide additional parking. The

MAYOR BILL BRIARE

COMMISSIONERS
PAUL J. CHRISTENSEN
RON LURIE
MYRON E. LEAVITT
ROY WOOFER

CITY ATTORNEY
MIKE SLOAN

CITY MANAGER
RUSSELL DORN



CITY of LAS VEGAS

December 18, 1978

Ms. Joyce E. Smith
1213 Strong Drive
Las Vegas, Nevada 89102

✓ Re: 2-112-78

Dear Ms. Smith:

Your request for reclassification of property located at 308 East Sahara Avenue and 2408 Santa Paula, from P-R to C-1, was considered by the City Planning Commission on December 14, 1978.

The Commission voted to refer this item to the Board of City Commissioners with a recommendation of APPROVAL on the south lot only (Lot 45) and DENIAL of the north lot, 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.

Ms. Joyce E. Smith
Re: Z-112-78

December 18, 1978
Page 2

This item will be heard by the Board of City Commissioners on January 17, 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, ACTING DIRECTOR



D. W. Brown
Supervisor of Zoning

DWB:bjl

cc: City Clerk

November 29, 1978

NOTICE OF PUBLIC HEARING

DECEMBER 14, 1978

Notice is hereby given that on December 14, 1978, 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-112-78 JOYCE E. SMITH FOR RECLASSIFICATION OF PROPERTY LOCATED
AT 308 EAST SAHARA AVENUE AND 2408 SANTA PAULA.

FROM: P-R (PROFESSIONAL OFFICES AND PARKING)

TO: C-1 (LIMITED COMMERCIAL)

PROPOSED USE: PHOTO STUDIO AND OFFICE

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS LOTS 44
AND 45, BLOCK 2, PARADISE VILLAGE TRACT #2.

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, ACTING DIRECTOR

HPF:bjl

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

(SEE ATTACHED LOCATION MAP)

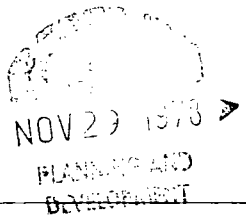
12/14/78
DATE: Nov. 28, 1978

TO : COMMUNITY PLANNING & DEVELOPMENT

FROM : FIRE PREVENTION DIVISION

SUBJECT :

Joyce E. Smith
Z-112-78



- ☒ 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: _____

S. Hampton

FIRE PREVENTION OFFICER

INTER-OFFICE MEMORANDUM

Date

December 4, 1978

TO:

COMMUNITY PLANNING AND DEVELOPMENT

FROM:

FIELD OPERATIONS ENGINEER

SUBJECT:

JOYCE E. SMITH
Z-112-78

COPIES TO:

Your memorandum of November 21, 1978 requested comments from the Public Services Department on the application for reclassification of property located at 308 East Sahara Avenue and 2408 Santa Paula from P-R (Professional Offices and Parking) to C-1 (Limited Commercial) to be used for a Children's Photo Studio submitted by Joyce E. Smith.

It will be required that the applicant remove and replace the damaged and hazardous sidewalk on the Santa Paula frontage.

Parking spaces must be 9' X 20' minimum.



ROBERT D. WEBER, P.E.

RDW/JSH/blc



11/21/78

NOTICE OF PUBLIC HEARING

DECEMBER 14, 1978

November 29, 1978

Notice is hereby given that on December 14, 1978 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-112-78 JOYCE E. SMITH FOR RECLASSIFICATION OF PROPERTY LOCATED
AT 308 EAST SAHARA AVENUE AND 2408 SANTA PAULA.

FROM: P-R (PROFESSIONAL OFFICES AND PARKING) ~~+~~

TO: ~~C-1 (LIMITED COMMERCIAL)~~ per d.b.
C-1 (LIMITED COMMERCIAL)

PROPOSED USE: ~~CHILDREN'S~~ PHOTO STUDIO AND OFFICE

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS LOTS 44 AND
45, BLOCK 2, PARADISE VILLAGE TRACT #2.

1. Plot Plan Not Acceptable?
Actual Size 8 1/2 x 11"

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.

CHECKED:

DEPARTMENT OF COMMUNITY PLANNING & DEVELOPMENT

DON J. SAYLOR, AIP, DIRECTOR

(date)

BROWN, D.J. 11-21-78

CLEMMER 11/23/78

BROWN, D.W. 11/24/78

BARBARA

(THIS FILE MUST BE RETURNED TO ~~THE~~ BY 11/21/78 @ 4:00).

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

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM

November 21, 1978

Date

TO: PUBLIC SERVICES, ADM. DIVISION
FIRE SERVICES**FROM:** HAROLD P. FOSTER, ACTING DIRECTOR
COMMUNITY PLANNING AND DEVELOPMENT**SUBJECT:** JOYCE E. SMITH
Z-112-78**COPIES TO:**

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

308 East Sahara Avenue and 2408 Santa Paula

From: P-R (Professional Offices and Parking)

To: C-1 (Limited Commercial)

Proposed Use: Children's Photo Studio

The above property is legally described as Lots 44 and 45, Block 2, Paradise Village Tract #2.

CITY PLANNING COMMISSION MEETING: December 14, 1978

Your remarks regarding this application prior to December 5, 1978, will be greatly appreciated.

Plot Plan Attached: Yes xxxxxx

No

HPF:bjl

cc: Traffic Engineer (copy of plot plan on file in Public Services)
Bldg. & Safety (plot plan attached)
Permit Desk (copy of plot plan on file in Public Services)

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 RR Use District to a C-1 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-.

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

Lots 44 & 45, Block 2 of Paradise Village Tract
#2

OWNER'S AFFIDAVIT

(owner shall mean owner of record only)

STATE OF NEVADA)

ss:

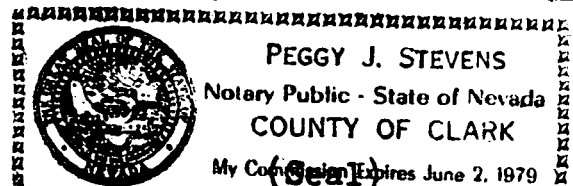
COUNTY OF CLARK)

(I, We) Joyce E. Smith 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: Joyce E. Smith MAILING ADDRESS: 1213 Strong Dr. ZIP CODE: 89102 PHONE NO. 878-5842

Subscribed and sworn to before me this 20th day of November, 1978.

Peggy J. Stevens
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 \$ 200⁰⁰

Received by: [Signature]

Receipt No.: 334899

Case No. ~~2-6-78; 2-106-63~~ Date: 11/20/78
2-112-78

THE FOLLOWING INFORMATION SHALL ACCOMPANY THIS APPLICATION:

1. Five (5) 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. Five (5) copies.
2. Minimum size - 18 X 24 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, turnaround 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.

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 pro-
perty be reclassified from the RE Use District to a C-1 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:

Lots 45, Block 2 of Paradise Village Tract
#2

OWNER'S AFFIDAVIT

(owner shall mean owner of record only)

STATE OF NEVADA)

ss:

COUNTY OF CLARK)

(I, we) Joyce E. Smith being duly sworn,
depone and say that (I am, we are) the owner(s) of record of the property in-
volved in this application and that the foregoing statements and answers here-
in 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: MAILING ADDRESS: ZIP CODE: PHONE NO.

Joyce E. Smith 1213 Strong Dr 89102 878-5842

Subscribed and sworn to before me this 20th day of November, 1978

Peggy J. Stevens
Notary Public in and for said County and State

PEGGY J. STEVENS
Notary Public - State of Nevada
COUNTY OF CLARK
My Commission Expires June 2, 1979

SEE REVERSE SIDE FOR PLOT PLAN SPECIFICATIONS AND FURTHER INFORMATIONAL REQUIRE-
MENTS 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 \$ _____

Received by: _____

Receipt No.: _____

Case No. _____

Date: _____

THE FOLLOWING INFORMATION SHALL ACCOMPANY THIS APPLICATION:

1. Five (5) 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. Five (5) copies.
2. Minimum size - ~~18 x 24~~ ^{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.

After R. P. T. T. S.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That BANK OF NEVADA, as Trustee of KENNETH F. SMITH TRUST NO. 80021 (formerly No. 526)

in consideration of \$ 1.00, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to KENNETH F. SMITH and JOYCE ELLEN SMITH, as Trustees of KENNETH and JOYCE SMITH COMMUNITY PROPERTY TRUST, dated September 12, 1974,

all that real property situate in the _____ County of Clark State of Nevada, bounded and described as follows:

Lot 44 and Lot 45, Block 1 of Paradise Village Tract #2 as shown in Book 3 of Plats, page 14, Clark County, Nevada records.

The Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section 10, Township 21 South, Range 60 East, M.D.B. & M.

DOCUMENTARY TRANSFER TAX \$ <u>0</u>
COMPUTED ON FULL VALUE OF PROPERTY CONVEYED.
OR COMPUTED ON FULL VALUE LESS LIENS AND ENCUMBRANCES REMAINING AT TIME OF TRANSFER.
UNDER PENALTY OF PERJURY:
<u>Sandi Celeste, Bank of Nev.</u>
SIGNATURE OF DECLARANT OR AGENT DETERMINING TAX. FIRM NAME

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

Witness this hand 22nd day of October 1974

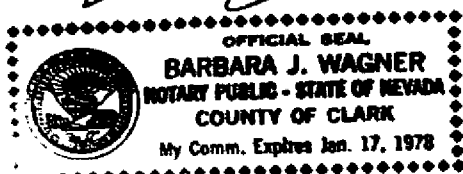
STATE OF NEVADA }
COUNTY OF CLARK } ss.
On OCTOBER 22, 1974
personally appeared before me, a Notary Public, _____
JOHN T. GORMAN, Senior Trust Officer
(Mrs.) V. M. FORST, Trust Officer

BANK OF NEVADA, as Trustee of
KENNETH F. SMITH TRUST NO. 80021
(formerly No. 526)
By: [Signature] (Mrs.) V. M. FORST, Trust Officer
By: [Signature]
It is: JOHN T. GORMAN, Senior Trust Officer

who acknowledged that They executed the above instrument.

Signature [Signature]
(Notary Public)

(Notarial Seal)



ESCROW NO. 1 RECORDER'S
ORDER NO. 1 INSTRUMENT NO. _____
WHEN RECORDED MAIL TO: Bank of Nevada, Trust Dept.
P.O. Box 1720, Las Vegas, NV 89101

428557
INST. NO. _____
OFFICIAL RECORD BOOK NO. 469
RECORDED AT REQUEST OF
BANK OF NEVADA
OCT 23 9 45 AM '74
CLARK COUNTY NEVADA
PAUL E. HORN RECORDER
FEE 300 DEPUTY [Signature]

300 m

Appl:

to Rezone two lots to C-1

1. 308 E. Sahara (RR)
2. 2408 Santa Paula (RR)

USE: Children's Photo Studio

All of 308 E. Sahara; and
Southerly $\frac{1}{3}$ of Bldg at 2408
Santa Paula.

(Northerly $\frac{2}{3}$ of Bldg at 2408 Santa
Paula will remain on the office
of Exchange Realty.)

Parking:

1. Seven (7) spaces furnished
2. Lawn area to west of Bldg at
2408 Santa Paula planned to
be asphalted for additional
parking.
2. Parking Required: 6 spaces
 - a. 308 Sahara = 2 spaces
 - b. 2408 Santa Paula = $\frac{4 \text{ spaces}}{6}$

Misc

1. Sign Planned to be affixed So.
Side of 308 Sahara Bldg to
screen A/C unit on roof.
2. Landscaping depicted on Plot Plan
exists.
3. Block wall surrounds the
property currently exists.
4. Trash area: enclosed w/in the rear
yard at ~~2408~~ 308 Sahara

(OVER)
↓

NO 2
SANTA CLARA
ADDRESS

5. Two users on same property
(2408 Santa Paula) allowed under
Z-6-72, C.C. APPROV, 11/2/77

6. 308 E. Sahara - Z-146-63 to RR
2408 Santa Paula - Z-6-72 (two file)

File for
Santa Clara