

**Planning & Development Department
Scanning Cover Sheet**

Case No Z-0118-62

APN 139-21-210-021

Location N of College btw Simmons & Highland

Applicant First Western Savings & Loan Assn.

Subject

Reclassification of property legally
described as the SE 1/4 of the NE 1/4 of
Section 20 and the SW 1/4 of the NW 1/4 of
Section 21, Township 20 South, Range 61
East, MDB&M.



CHECK LIST -- FOR PROCESSING APPLICATIONS

TO BE DONE		CHECK IF DONE	BY
1.	Check the legal and general description with Mel.	✓	Hfe
2.	Enter in register.	✓	
3.	Enter file number and fill in blanks "For Department Use Only" on application.	✓	
4.	Make up folder with appropriate label. Attach application on right hand side.	✓	
5.	Type 3 index cards - numerical, legal, applicant.	✓	
6.	File above cards in proper metal file.	✓	
7.	Make up draft of Notice of Public Hearing in duplicate. a. Type date to be mailed -- 15 days prior to meeting. b. Put one copy rough draft in folder.	✓	
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: J-118-62

MEETING DATE: Jan. 27, 1962

PLACE THIS SHEET UNDER PROPERTY OWNER LIST WHEN COMPLETED.

R-R to R-1 be approved. Mr. Longley, Sr. seconded the motion and the vote was carried unanimously by the Commission.

Application of FIRST WESTERN SAVINGS and LOAN ASSOCIATION for the reclassification of property legally described as the southeast quarter of the northeast quarter, Section 20 and the southwest quarter of the northwest quarter, Section 21, Township 20 south, Range 61 east. MDB&M and generally located on the north side of College between Simmons and Highland, from R-E to R-1.

Mr. Saylor gave the staff report and stated that this property was annexed at the request of the owners. R-1 zoning is requested prior to a subdivision development on this property. Staff recommends approval.

The chair declared the public hearing open.

The chair declared the public hearing closed.

Mr. Uehling moved that the application of FIRST WESTERN SAVINGS and LOAN ASSOCIATION for the reclassification of property generally located on the north side of College between Simmons and Highland from R-E to R-1 be approved.

Mr. Longley, Sr., seconded the motion and the vote was carried unanimously by the Commission.

Mr. Saylor gave the staff report and presented the tentative map of James Anthony Plaza. He stated that it was in accord with Subdivision Ordinance. Staff recommends approval subject to the vacation of Valley Lane and the vacation of the existing subdivision. After discussion, Mr. Johnston moved that the tentative map of James Anthony Plaza be referred to the Board of City Commissioners with the recommendation that it be approved subject to the following conditions:

1. Vacation of the existing subdivision
2. 30' paved access road from Allan Lane to Tonopah Highway be constructed.

Mr. Uehling seconded the motion and the vote was carried unanimously by the Commission.

Mr. Saylor gave the staff report and presented the tentative map of Charleston Hills Unit No. 3 and recommended approval.

After discussion, Mr. Uehling moved that the tentative map of Charleston Hills Unit No. 3 be referred to the Board of City Commissioners with the recommendation that it be approved.

Mr. Longley, Sr. seconded the motion and the vote was carried unanimously by the Commission.

Mr. Saylor gave the staff report and presented the revised tentative map of Twin Lakes Country Club Estates. He stated that the revision was necessary because the Public Works Dept. had requested that the half-street proposed on the west boundary be eliminated. He further explained that this property had been zoned R-1 but the new Zoning Map had put it in an R-D classifi-

7. Z-118-62
Approved

8. Tentative Map
James Anthony Plaza
Approved

9. Tentative Map
Charleston Hills Unit
No. 3
Approved

10. Revised Tentative
Map
Twin Lakes Country
Club Estates
Approved

TO: City Clerk
FROM: Planning Department

DATE: November 29, 1962

ITEM FOR CITY COMMISSION AGENDA ON December 12, 1962

ZONE CHANGE -- Z - 118-62

Mr. Melvin S. Noss,
Vice-President

Application of FIRST WESTERN SAVINGS & LOAN ASSOCIATION, P.O. Box 911
(Name and Address) Las Vegas, Nevada

for reclassification of property legally described as:

the Southeast Quarter (SE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$),
Section 20, and the Southwest Quarter (SW $\frac{1}{4}$) of the Northwest
Quarter (NW $\frac{1}{4}$), Section 21, Township 20 South, Range 61 East,
M.D.B.&M. and

Generally located: on the north side of College between Simmons and
Highland,

From: R-E

To: R-1

Planning Commission recommends Approval on the basis of _____

subject to the following conditions:

Number of protests: _____

PLANNING DEPARTMENT

BY: _____

CC: City Attorney

mb

Planning Department
400 Stewart Street

November 29, 1962

Mr. Melvin S. Moss, Vice President
First Western Savings and Loan Association
P. O. Box 911
Las Vegas, Nevada

Dear Mr. Moss:

At the regular meeting of the City Planning Commission held on November 27, 1962, consideration was given to your request for the reclassification of property generally located on the north side of College between Simmons and Highland, from R-E to R-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 December 12, 1962 at 4:00 P.M. in the Council Chambers of the City Hall, Las Vegas, Nevada.

Very truly yours,

Don J. Saylor
Director of Planning

DJS:mb

Z-118-62

PROPERTY OWNERS

PROTESTS

APPROVALS

File No. 7-118-62

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 R-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:

Southeast one-quarter (SE $\frac{1}{4}$) of the Northeast one-quarter (NE $\frac{1}{4}$), Section 20, and

the Southwest one-quarter (SW $\frac{1}{4}$) of the Northwest one-quarter (NW $\frac{1}{4}$), Section 21,

T 20 S, R 61 E, N.D.B. & M.

*on the N side of College between
Simmons & Highland*

OWNER'S AFFIDAVIT

STATE OF NEVADA)
COUNTY OF CLARK) ss:

I, FIRST WESTERN SAVINGS AND LOAN ASSOCIATION by MELVIN S. MOSS

VICE PRESIDENT *Melvin S. Moss*

being duly sworn, depose and say that I am (we are) an owner of 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 knowledge and belief.

Signed: (In Ink) Mailing Address: Phone No: DU 4-0200
FIRST WESTERN SAVINGS AND LOAN ASSOCIATION, P. O. Box 911, Las Vegas, Nev.

by *Melvin S. Moss*

Melvin S. Moss, Vice President

Subscribed and sworn to before me this 25th day of October, 19 62

Barbara [Signature]
June 2, 1964

Notary Public in and for said County and State

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: 10/25, 19 62

Fee: \$ 50.00

Receipt No.: 50510

Case No.: 9-118-62

By: N/S
Director of Planning

10/26/62

ZONE CHANGE
Z-117-62

Resolution of
intent to re-
zone adopted.

ZONE CHANGE (Z-117-62) - APPLICATION OF FIRST WESTERN SAVINGS & LOAN ASSOCIATION for reclassification of property generally located on the north side of East Charleston, between Nellis and Lamb Boulevards, from R-R to R-1, legally described as follows:

The South Half (S-1/2) of Section 32, Township 20 South, Range 62 East, MDB&M.

Director of Planning, Donald J. Saylor, stated that there were no protests and the Planning Commission recommended approval.

Commissioner Fountain moved that a resolution of intent to rezone property generally located on the north side of East Charleston, between Nellis and Lamb Boulevards, from R-R to R-1 be ADCPTED.

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

ZONE CHANGE
Z-118-62

Resolution of
intent to re-
zone adopted.

ZONE CHANGE (Z-118-62) - APPLICATION OF FIRST WESTERN SAVINGS & LOAN ASSOCIATION for reclassification of property generally located on the north side of College between Simmons and Highland, from R-E to R-1, legally described as follows:

The Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of Section 20, and the Southwest Quarter (SW-1/4) of the Northwest Quarter (NW-1/4) of Section 21, Township 20 South, Range 61 East, MDB&M.

Director of Planning, Donald J. Saylor, stated that there were no protests and the Planning Commission recommended approval.

Commissioner Fountain moved that a resolution of intent to rezone property generally located on the north side of College, between Simmons and Highland, from R-E to R-1, be ADOPTED.

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

ZONE CHANGE
Z-111-62

Resolution of
intent to re-
zone, subject
to conditions
listed.

ZONE CHANGE (Z-111-62) - APPLICATION OF EDITH V. JANSEN for reclassification of property generally located on the east side of 25th Street, between Owens Avenue and Searles Avenue, from R-3 to C-2, legally described as follows:

The south 550 feet of the north 1320 feet of the west 330 feet of Section 25, Township 20 South, Range 61 East, MDB&M.

The Director of Planning, Mr. Donald J. Saylor: The Planning Commission has recommended denial of this application, essentially on the basis that they do not want to promote a pattern of strip zoning along 25th and they felt there was sufficient undeveloped commercial zoning in this area. The property to the south on both sides of 25th Street is zoned R-1. The proposal for the development of this property is a \$27,000 store building, and it was the feeling that if this had to be on 25th Street that there were other existing commercial zones on which this building could be placed. There were no protests by other property owners in the area, with the exception of R. S. Whaley who developed other properties in the area

ORDINANCE NO. 934-24

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 DESIGNATION OF CERTAIN AREAS OF THE SAID MAP.

THE BOARD OF COMMISSIONERS OF THE CITY OF LAS VEGAS DOES ORDAIN AS FOLLOWS:

SECTION 1. The Land Use Plan 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-E to R-1 (Z-91-62)

The North Half ($N\frac{1}{2}$) of Section 19, Township 20 South, Range 61 East, M.D.B.&M., lying west of a line 660' south westerly from and parallel to the centerline of Tonopah Highway.

FROM R-E to R-1 (Z-108-62)

The West One-half ($W\frac{1}{2}$) of the Southwest Quarter ($SW\frac{1}{4}$) of Section 24, Township 20 South, Range 60 East, M.D.B.&M.

FROM R-E to R-1 (Z-109-62)

The Northwest Quarter ($NW\frac{1}{4}$), Section 24, Township 20 South, Range 60 East, M.D.B.&M.

FROM R-E to R-1 (Z-110-62)

The West Half ($W\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$) of the Southeast Quarter ($SE\frac{1}{4}$) of Section 20, Township 20 South, Range 61 East, M.D.B.&M.

FROM R-R to R-1 (Z-117-62)

The South Half ($S\frac{1}{2}$) of Section 32, Township 20 South, Range 62 East, M.D.B.&M.

FROM R-E to R-1 (Z-118-62)

The Southeast Quarter ($SE\frac{1}{4}$) of the Northeast Quarter ($NE\frac{1}{4}$), Section 20, Township 20 South, Range 61 East, M.D.B.&M. and the Southwest Quarter ($SW\frac{1}{4}$) of the North West Quarter ($NW\frac{1}{4}$), Section 21, Township 20 South, Range 61 East, M.D.B.&M.

FROM R-E to R-1 (Z-125-62)

The South 220 feet of the West Half ($W\frac{1}{2}$) of the Northeast Quarter ($NE\frac{1}{4}$) of the Southeast Quarter ($SE\frac{1}{4}$) and the South 220 feet of the East Half ($E\frac{1}{2}$) of the East Half ($E\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$) of the Southeast Quarter ($SE\frac{1}{4}$) of Section 20, Township 20 South, Range 61 East, M.D.B.&M.

FROM R-1 to R-3 (Z-33-62)

The West Half ($W\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$) of the Northeast Quarter ($NE\frac{1}{4}$) of the Southwest Quarter ($SW\frac{1}{4}$), Section 33, Township 20 South, Range 61 East, M.D.B.&M., and

Subject to 60' right-of-way dedications -
1/2 from sub. property.

FROM R-3 to C-2 (Z-104-62)

The East 125.5' of the North 189.64' of the Southwest Quarter ($SW\frac{1}{4}$) of Section 22, Township 20 South, Range 61 East, M.D.B.&M.

FROM R-1 to C-1 (Z-99-62)

The east 181 feet of the north 112.04 feet
of Lot M, Park Place Addition.

SECTION 2. All ordinances, parts of ordinances, chapters, sections, subsections, 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:

ORAN K. GRAGSON, Mayor

ATTEST:

SIGRID DODGSON, Acting City Clerk

The above and foregoing ordinance was first proposed and read by title to the Board of Commissioners on the 23rd day of January, 1963, and referred to the following committee composed of Commissioners _____ and _____ for recommendation; thereafter the said committee reported favorably on said ordinance on the _____ day of _____, 1963, which was a regular meeting of said Board; that at said regular meeting the proposed ordinance was read by title to the Board of Commissioners as first introduced and adopted by the following vote:

VOTING "AYE": Commissioners _____

VOTING "NAY": _____ ABSENT: _____

APPROVED:

ORAN K. GRAGSON, Mayor

ATTEST:

SIGRID DODGSON, Acting City Clerk

December
Thirteenth
1962

First Western Savings and Loan Association
Mr. Melvin S. Moss, Vice President
P. O. Box 911
Las Vegas, Nevada

Re: Zone Change - Z-118-62

Dear Sir:

At the regular meeting of the Board of City Commissioners held December 12, 1962, consideration was given you application for reclassification of property generally located on the north side of College between Simmons and Highland, from R-E to R-1.

Upon motion duly made, seconded and carried, a resolution of intent to rezone this property was adopted.

Yours very truly,

(Mrs.) Juanita A. Frary
City Records Clerk

jaf

cc - Public Works
cc - Planning

