

Planning & Development Department
Scanning Cover Sheet

Case No Z-0133-77 (7)

APN 138-10-815-002

Location E of Tenaya, N of Cheyenne

Applicant Ernest A. Becker

Subject

Plot Plan review.



1 2 3 4 5 6

FILE HISTORY

FILE NO.: 2-133-77 (7)

[illegible]

MAYOR RON LURIE

COUNCILMEN
BOB NOLEN
STEVE MILLER
ARNIE ADAMSEN
SCOTT HIGGINSON

CITY MANAGER
WILLIAM J. NOONAN



CITY of LAS VEGAS

January 18, 1991

Mr. Ernest A. Becker
Ernest A. Becker Enterprises
50 S. Jones Boulevard, #100
Las Vegas, Nevada 89107-2699

RE: Z-133-77 - PLOT PLAN REVIEW

Dear Mr. Becker:

Your request for a Plot Plan Review regarding a temporary sales trailer on property located on the east side of Tenaya Way, north of Cheyenne Avenue, N-U Zone (under Resolution of Intent to C-1), was considered by the Planning Commission on January 10, 1991.

The Planning Commission unanimously voted to APPROVE your request, subject to the following:

1. The Temporary Trailer Sales Office Use shall cease on November 1, 1991.
2. Install skirting around the trailer as required by the Department of Community Planning and Development.
3. Provide paved parking for the use as required by the Department of Community Planning and Development.

The action by the Planning Commission is final.

Sincerely,

DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT
NORMAN R. STANDERFER, DIRECTOR

ROBERT S. GENZER, PRINCIPAL PLANNER
CURRENT PLANNING DIVISION

RSG:erh

cc: Chism Development Co.
4535 W. Sahara Avenue
Las Vegas, Nevada 89102



PLANNING COMMISSION

COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6301

ITEM

COMMISSION ACTION

27. PLOT PLAN REVIEW - Z-133-77

Applicant: ERNEST A. BECKER
ENTERPRISES
Application: Temporary Sales Trailer
Location: East side of Tenaya Way,
north of Cheyenne Avenue
Zone: N-U (under Resolution
of Intent to C-1)

STAFF RECOMMENDATION: APPROVAL, subject
to the following:

1. The Temporary Trailer Sales Office
Use shall cease on November 1, 1991.
2. Install skirting around the trailer
as required by the Department of
Community Planning and Development.
3. Provide paved parking for the use
as required by the Department of
Community Planning and Development.

PROTESTS: N/A

Hudgens -
APPROVED, subject to staff's
conditions.
Unanimous
(Moffitt and Pippin excused)

MR. GENZER stated this request
is to place a 12' x 44' trailer
on a commercial parcel for
use as a sales office for the
Chardonay subdivision. The
use will cease by November 1,
1991. This use is appropriate
for this site and should not
adversely affect the surrounding
properties. Staff recommended
approval, subject to the
conditions.

BARRY BECKER, 50 South Jones
Boulevard, appeared and represented
the application. He concurred
with staff's conditions.

This is final action.

(8:05-8:06)

MAYOR RON LURIE

COUNCILMEN
BOB NOLEN
STEVE MILLER
ARNIE ADAMSEN
SCOTT HIGGINSON



CITY of LAS VEGAS

December 31, 1990

Mr. Ernest A. Becker Enterprises
50 S. Jones Boulevard, #100
Las Vegas, Nevada 89107-2699

RE: Z-133-77 - PLOT PLAN REVIEW

Dear Applicant:

Please be advised your request, as referred to above, will be considered by the City Planning Commission at its regular meeting on January 10, 1991. Due to an asbestos abatement program this meeting, which will be held at 7:00 P.M., has been moved to Rooms 201 and 202 of the Cashman Field Center, 850 Las Vegas Boulevard North, Las Vegas, Nevada.

A copy of Staff's recommendations and any conditions related to your application may be obtained on the day of the meeting from the Department of Community Planning and Development, Second Floor, City Hall, or you may obtain this information by telephone on the day of the meeting by calling 386-6301.

The Planning Commission requires that you or your representative be present at this meeting.

Sincerely,

DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT

NORMAN R. STANDERFER, DIRECTOR

NRS:erh

Enclosure

cc: Chism Development Co.
4535 W. Sahara
Las Vegas, Nevada 89102



**CITY OF LAS VEGAS
INTER - OFFICE MEMORANDUM**

DATE

December 20, 1990

TO:

Norman R. Standerfer, Director
Department of Community Planning & Development

FROM:

Richard D. Goecke, Director
Department of Public Works

CK *[Signature]*

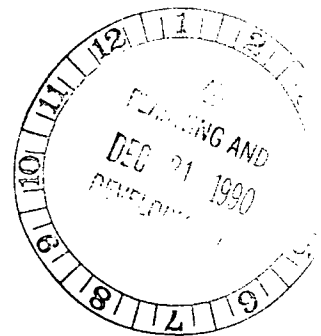
SUBJECT:

Plot Plan Review
Z-133-77
Ernest A. Becker Enterprises

COPIES TO:

Charles Kajkowski, Engineering Planning
John McNellis, Engineering Planning
Chuck Turk, Land Development
Nancy Miller, Right-of-Way
Rita Lumos, Survey (FM, PM, & A's only)

1. We have no objection to the use of a portion of this site for a temporary sales office for the Chardonnay Subdivision.
2. We note this site is over 1/2 mile away from the Chardonnay site.



11/30/90

TO: BUILDING AND SAFETY - MIKE TRAASDAHL ELECTRICAL SERVICES - GEORGE FERRIS FIRE SERVICES - CHIEF JUDD PUBLIC WORKS - ED BYRGE LAND DEVELOPMENT - CHUCK TURK DOWNTOWN REDEV. - BRAD PERCELL	FROM: NORMAN R. STANDERFER, DIRECTOR DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT
SUBJECT: PLOT PLAN REVIEW Applicant: <u>ERNEST A. BECKER ENTERPRISES</u> Number: <u>2-133-77</u>	COPIES TO:

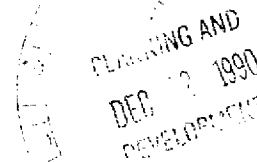
A request has been received on the following described property:

NE CORNER OF CHEYENE AVE.
AND TENAYA WAY.

Parcel No.: 280-724-001

Zone: N-4 (R.O.I C-1)

Proposed Use: TEMPORARY SALES TRAILER FOR
CHARDONNAY SUBDIVISION



CITY PLANNING COMMISSION MEETING:

1/10/90

Your remarks regarding this application should be received two weeks prior to the meeting.

NRS:erh

BES - No Comment

Attachment: (Plot Plan)

M.J. 12/10/90

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

Date

11/30/90

TO: BUILDING AND SAFETY - MIKE TRAASDAHL
ELECTRICAL SERVICES - GEORGE FERRIS
FIRE SERVICES - CHIEF JUDD
PUBLIC WORKS - ED BYRGE
LAND DEVELOPMENT - CHUCK TURK
~~DOWNTOWN REDEV.~~ - ~~BRAD PERCELL~~

FROM:

NORMAN R. STANDERFER, DIRECTOR
DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT

SUBJECT: PLOT PLAN REVIEW

COPIES TO:

Applicant: ERNEST A. BECKER ENTERPRISES

Number: 2-133-77

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AND TENAYA WAY.

Parcel No.: 280-724-001

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Proposed Use: TEMPORARY SALES TRAILER FOR
CHARDONNAY SUBDIVISION

CITY PLANNING COMMISSION MEETING:

1/10/90

Your remarks regarding this application should be received two weeks prior to the meeting.

NRS:erh

Attachment: (Plot Plan)

Plot Plan revision present
DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENTAPPLICATION FOR PLOT PLAN/ELEVATION REVIEW
(Please Type or Print Clearly)

APPLICANT: NAME ERNEST A. BECKER ENTERPRISES
(OWNER OF ADDRESS 50 South Jones Boulevard, Suite 100, Las Vegas, NV 89107-2699
RECORD) PHONE NO. 878-1903

AGENT: NAME CHISM DEVELOPMENT CO.
ADDRESS 4535 W. Sahara, Las Vegas, NV 89102
PHONE NO. 873-4940

ASSESSOR'S PARCEL NUMBER: 280-724-001
FILE NO: 2-133-77 ZONING DISTRICT: N-4(ROI-C-1)
LAND USE: EXISTING Vacant Land

PROPOSED C-1 Commercial (Attached Application is for a Temporary
"Gelco Manufactured Sales Trailer" to be placed on site).
FOR CHARDONNAY SUBDIVISION

11/20/90
DATE OF SUBMITTAL

X
SIGNATURE OF OWNER OF RECORD

NOTE: UNLESS THE APPLICANT IS THE CURRENT OWNER OF RECORD, A LETTER FROM THE CURRENT OWNER IS REQUIRED, GIVING AUTHORIZATION FOR THIS APPLICATION. THE LETTER SHOULD ALSO INCLUDE A STATEMENT AGREEING TO CONFORM TO ANY CONDITIONS OF APPROVAL IMPOSED AT THE TIME OF ANY HEARINGS.

USE ATTACHED CHECK SHEET FOR
SUBMITTAL REQUIREMENTS

*** FOR DEPARTMENT USE ONLY ***

LEGAL, (IF A PUBLIC HEARING ITEM) —

PAST ACTIONS:	CASE NO. <u> </u>	ACTION <u> </u>	DATE <u> </u>
	CASE NO. <u> </u>	ACTION <u> </u>	DATE <u> </u>
	CASE NO. <u> </u>	ACTION <u> </u>	DATE <u> </u>

DISTRICT MAP NO. L-10-8 FLOOD ZONE "A" YES ✓ NO
IN DOWNTOWN REDEVELOPMENT AREA? YES ✓ NO
SPECIAL NOTICE REQUIRED? YES ✓ NO
IF YES

CHECKED BY: Ⓟ DATE: 11/28/90
GENERAL RECEIPT NO. 103365 CASE NO. 2-133-77
P/C DATE: 1/12/91 BZA DATE

GENERAL LOCATION - N.E. CORNER OF CHEYENE AVE & TENAYA WAY
Revised DEC 89



4535 W. SAHARA • SUITE 200 • LAS VEGAS • NEVADA • 89102 • (702) 873-4940

November 8, 1990

CITY OF LAS VEGAS
Department of Community
Planning & Development
400 Stewart Avenue
Las Vegas, NV 89101

Gentlemen:

Attached for your review are exhibits for the permit issuance of a temporary sales office to be located near the intersection of Tenaya Way and Cheyenne.

1. Application for Plot Plan/Elevation Review
2. Ernest A. Becker Letter of Permission
3. 8 Copies of Plot & Vicinity Map
4. Deed to Property
5. 2 Copies Legal Description Map
6. 2 Sets Floor Plans w/Specifications
7. 1 Brochure "Gelco Space" Modular Building
8. \$25.00 Application Fee

Thank you,

A handwritten signature in dark ink, appearing to read "Mike Chism", is written over a horizontal line.

Mike Chism

MC/ss

Attachments



LICENSED • BONDED • INSURED

Offices in . . . NEVADA, WYOMING, IDAHO, COLORADO



ERNEST A. BECKER ENTERPRISES

50 South Jones Boulevard • Suite 100 • Las Vegas, Nevada 89107-2699
(702) 878-1903 • (800) 634-6105

October 16, 1990

Mr. Don Chism
Chism Development Co.
4535 West Sahara Avenue, #200
Las Vegas, Nevada 89102

RE: Spicewood Plaza

Dear Don:

This letter constitutes our agreement giving you permission to locate a temporary construction trailer on Tenaya Way and a 14 x 18 billboard sign on Cheyenne Boulevard on our property at the northeast corner of Cheyenne Avenue and Tenaya Way. The trailer and billboard sign are to be located in the approximate locations highlighted on the enclosed site plan.

This agreement will run for a period of one year commencing November 1, 1990. It is understood and agreed that you will pay Charleston Heights Development Company, \$250.00 per month. It is further understood that this agreement is subject to cancellation with a 60-day written notice by either party.

Please sign your acceptance below and return the original and one copy to us along with your check in the amount of \$250.00 covering your first month's rental. We have enclosed a copy for your records.

Yours truly,

CHARLESTON HEIGHTS DEVELOPMENT COMPANY

Ernest A. Becker, Jr.
Agent

SIGNED AND ACCEPTED:

CHISM DEVELOPMENT CO.

ERNEST A. BECKER Don Chism
BETTY W. BECKER
ERNEST A. BECKER, JR.
BARRY W. BECKER
RANDALL L. BECKER
BRUCE F. BECKER

DATED: _____

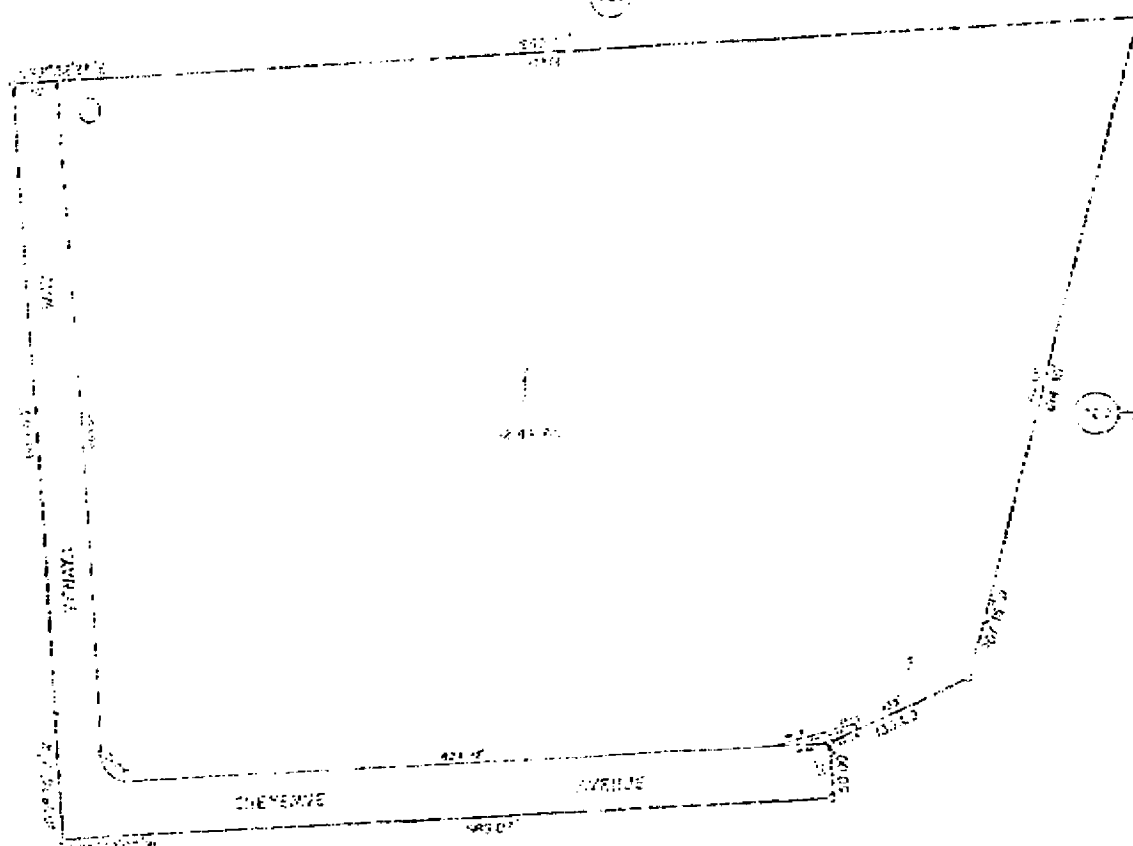


280-724

SPICEWOOD PLAZA

PT. SW 1/4 SEC. 10 T. 20 S. R. 60 E.

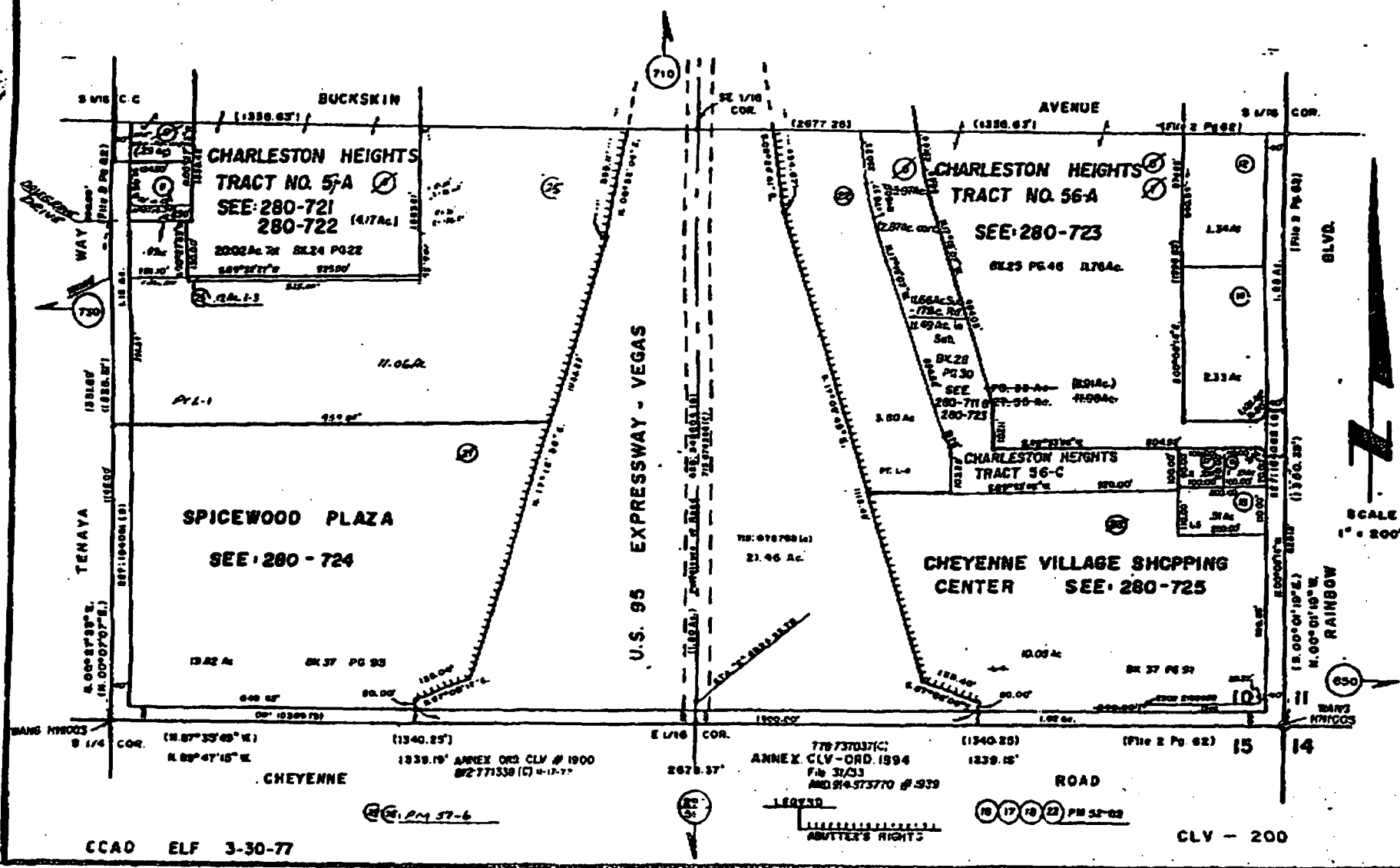
NOTICE: This plat is the result of a survey and does not represent a title. It is subject to the provisions of the laws of the State of California.



CORD CA 9-29-97 10000

MX 57 PG 93

280 - 720

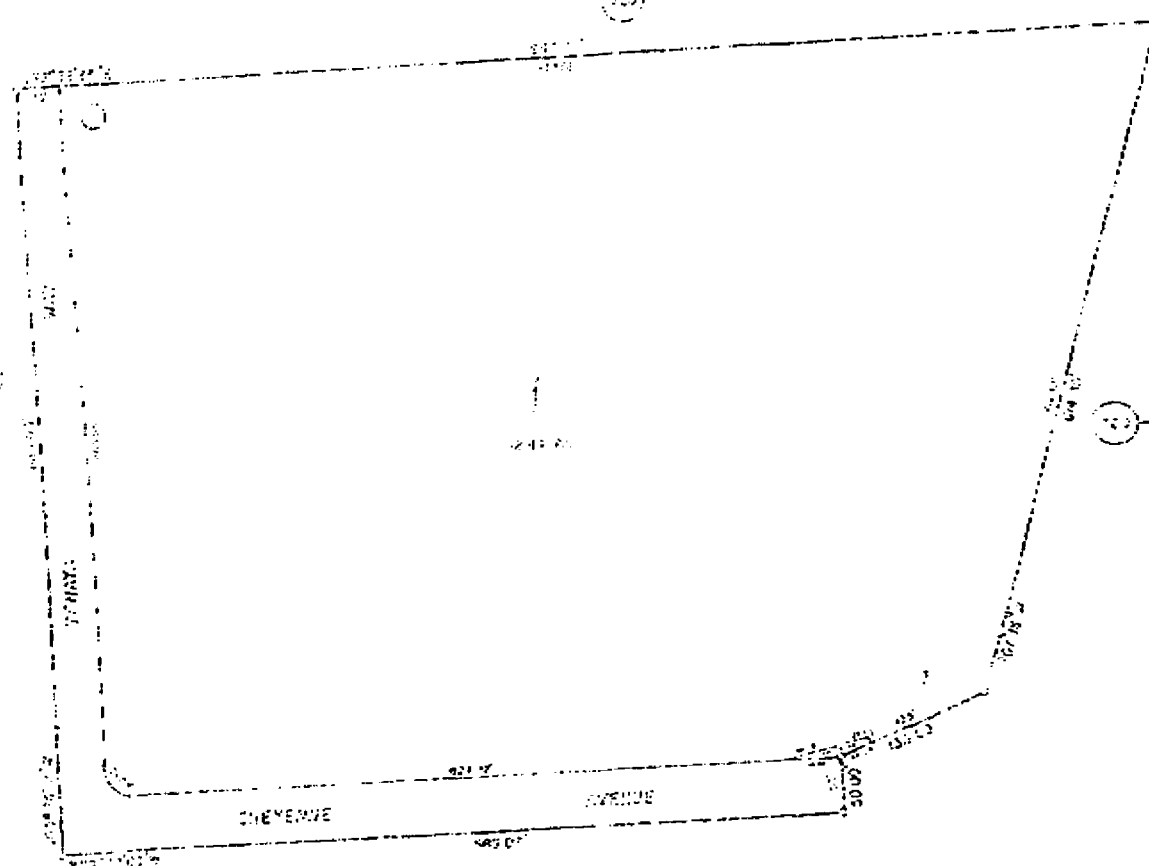


Extra: Don Quixote

260-724

SPICEWOOD PLAZA PT. SW 1/4 SEC. 10 T. 20 S. R. 60 E.

CONVEYANCE TO THE DEPARTMENT OF THE ARMY
FOR RECONSTRUCTION OF THE 10TH AVENUE
AND THE 10TH AVENUE AND THE 10TH AVENUE
AND THE 10TH AVENUE AND THE 10TH AVENUE



BK 37 PG 93

CHASO CA 9-28-97 WAYS

MAYOR RON LURIE

COUNCILMEN
BOB NOLEN
W. WAYNE BUNKER
STEVE MILLER
ARNIE ADAMSEN

CITY MANAGER
ASHLEY HALL



CITY of LAS VEGAS

February 9, 1989

Mr. Frank E. Wyatt
Project Coordinator
Robert V. Jones Corporation
601 South Rancho Drive, Suite A10
Las Vegas, Nevada 89106

RE: RAINBOW RIDGE APARTMENTS (Z-133-77)

Dear Mr. Wyatt:

Pursuant to your letter of February 9, 1989, this is to confirm that the 232 unit apartment development known as Rainbow Ridge Apartments at 3300 North Tenaya Way is in compliance with our local Zoning and Subdivision Regulations.

Sincerely,

Department of Community Planning
and Development
Harold P. Foster, Director

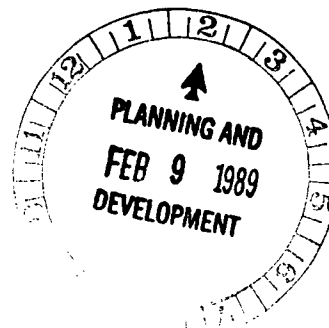
Richard L. Williams, Chief
Current Planning Division

RLW:erh





Robert V. Jones, Corp.



February 9, 1989

City of Las Vegas
400 E. Stewart Ave.
Las Vegas, NV 89101

Attn: Mr. Rick Williams
Re: Z-133-77; Rainbow Ridge Apartments

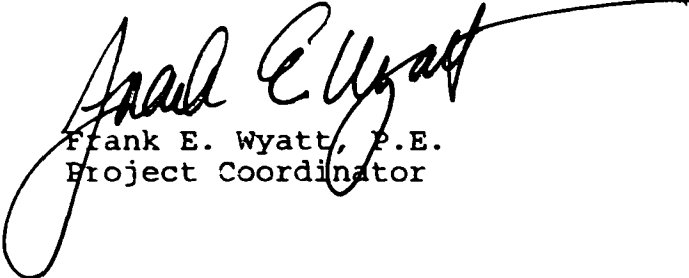
Dear Rick:

Please let this letter confirm our request for written confirmation that we have constructed the above project in accordance with the applicable zoning and subdivision ordinances. Our lender is requiring we obtain this from you to complete their loan document requirements.

We appreciate your assistance in this matter.

Sincerely,

ROBERT V. JONES, CORP.


Frank E. Wyatt, P.E.
Project Coordinator

INTER-OFFICE MEMORANDUM

Date

July 7, 1986

TO:

CITY ATTORNEY

FROM:

*Vick Crane for*RICHARD L. WILLIAMS, CHIEF
CURRENT PLANNING DIVISION
DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT

SUBJECT:

REQUEST FOR ORDINANCE PREPARATION

COPIES TO:

Z-133-77
REQ. FOR ORD.
ASSESSORJIM ROBISON
LES COMEAU

Please prepare an Ordinance to rezone the following property:

Z-133-77

FROM N-U TO R-1

LEGALLY DESCRIBED AS:

All of Charleston Heights Tract 57-A.

RLW:JH:jp