

**Planning & Development Department
Scanning Cover Sheet**

Case No Z-0160-62

APN 139-26-412-018

Location W of 13th btw Wilson & Harris

Applicant Paul R. Gang, et al

Subject

Reclassification of property legally
described as the East 1/2 of that unnumbered
Lot of Block 2, Amended Plat of Tankel's
North Addition.



CHECK LIST -- FOR PROCESSING APPLICATIONS

TO BE DONE	CHECK IF DONE	BY
1. Check the legal and general description with Mel. 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.	CHECK IF DONE <i>eb</i>	BY

FILE NO: *I-160-62*

MEETING DATE: *February 14, 1963*

PLACE THIS SHEET UNDER PROPERTY OWNER LIST WHEN COMPLETED.

PROPERTY OWNERS

PROTESTS

APPROVALS

File No. I-160-62

Paul R. & Virginia Gang
Lawrence F. & Elizabeth C. Miller

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NOTICE OF PUBLIC HEARING

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February 14, 1963

January 31, 1963

Notice is hereby given that on February 14, 1963, at 7:30 PM
in the Council Chambers of the City Hall, Las Vegas, Nevada, The City Planning
Commission will hear the application of:

Z-160-62

PAUL R. AND VIRGINIA M. GANG AND LAWRENCE F. AND
ELIZABETH C. MILLER FOR THE RECLASSIFICATION OF
PROPERTY LEGALLY DESCRIBED AS THE EAST HALF (E $\frac{1}{2}$)
OF THAT UNNUMBERED LOT OF BLOCK 2, AMENDED PLAT
OF TANKEL'S NORTH ADDITION. GENERALLY LOCATED ON
THE WEST SIDE OF 13TH STREET BETWEEN ~~WILSON~~
WILSON AVENUE AND HARRIS AVENUE, INCLUDING THE
VACATED PORTION OF WILSON STREET LYING BETWEEN
12TH AND 13TH STREETS,

FROM: R-2 (Two Family Residence)

TO: ~~R-2~~ (Limited Multiple Residence)
R-3

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

DON J. SAYLOR
Director of Planning

DJS:mb

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NOTICE OF PUBLIC HEARING

February 14, 1963

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January 30, 1963

Notice is hereby given that on February 14, 1963, at 7:30 PM
in the Council Chambers of the City Hall, Las Vegas, Nevada, The City Planning
Commission will hear the application of:

Z-160-62 PAUL R. AND VIRGINIA M. GANG AND LAWRENCE F. &ND
ELIZABETH C. MILLER FOR THE RECLASSIFICATION OF
PROPERTY LEGALLY DESCRIBED AS THE EAST HALF ($E\frac{1}{2}$)
OF THAT UNNUMBERED LOT OF BLOCK 2, AMENDED PLAT
OF TANKEL'S NORTH ADDITION. GENERALLY LOCATED ON
THE WEST SIDE OF 13TH STREET BETWEEN ~~WILSON~~
WILSON AVENUE AND HARRIS AVENUE, INCLUDING THE
VACATED PORTION OF WILSON STREET LYING BETWEEN
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FROM: R-2 (Two Family Residence)

TO: ~~R-2~~ (Limited Multiple Residence)
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Any and all interested persons may appear before the City Planning Commission
either in person or by counsel, and object to or express approval of the proposed
reclassification, or may prior to this hearing file with the City Planning Director
written objections thereto or approval thereof.

DON J. SAYLOR
Director of Planning

DJS:mb

March 7, 1963

City Attorney

Director of Planning

Page 5 - Cont'd.

Z-160-62 From R-2 (Two Family Residence) to R-3 (Limited Multiple)
The East Half ($E\frac{1}{2}$) of the unnumbered lot of
Block 2, Amended Plat of Tanhel's North Addition
together with the following parcel described as
beginning at the Southwest corner of Block 2,
Amended Plat of Tanhel's North Addition; thence
South $0^{\circ}27'$ West a distance of 60 feet; thence
South $89^{\circ}31'$ East a distance of 171.27 feet;
thence North $0^{\circ}13'$ East a distance of 9.86 feet;
thence along a curve to the right having a radius
of 625.79 feet subtending a central angle of
 $4^{\circ}35'42''$ an arc length of 50.19 feet to a point;
thence North $89^{\circ}31'$ West a distance of 173.40
feet to the point of beginning.

Z-4-63 From R-E (Residence Estates) to R-3 (Limited Multiple)
(Parcel #1) The North 200.00 feet of the Northeast
Quarter ($NE\frac{1}{4}$) of Section 26, Township 20 South,
Range 60 East, M.D.B.&M.

From R-E (Residence Estates) to R-3 (Multiple - Limited)
(Parcel #2) The East 210.00 feet except the North
200.00 feet and except the South 200.00 feet of
the Northeast Quarter ($NE\frac{1}{4}$), Section 26, Township
20 South, Range 60 East, M.D.B.&M.

From R-E (Residence Estates) to R-3 (Limited Multiple)
(Parcel #3) The South 200.00 feet of the Northeast
Quarter ($NE\frac{1}{4}$) and the East Half ($E\frac{1}{2}$) of the Northwest
Quarter ($NW\frac{1}{4}$), Section 26, Township 20 South, Range
60 East, M.D.B.&M.

St. A 200' 200'

Ord 934-29

145.00 feet to a point on a curve concave to the Southwest having a radius of 2345.00 feet; thence South-Easterly along said curve an arc length distance of 950.00 feet to a point; thence North $0^{\circ}57'20''$ East a distance of 420.00 feet to the true point of beginning.

Subject to effort to put street through to Jones.

FROM R-1 to R-3 (Z-155-62)

Parcel #1-

The Westerly 400.00 feet of the Southwest Quarter ($SW\frac{1}{4}$) of Section 6, Township 21 South, Range 61 East, except the Southerly 995.00 feet thereof.

FROM R-1 to R-3 (Z-155-62)

Parcel #2-

The Southerly 995.00 feet of the Westerly 1350.00 feet of the Southwest Quarter ($SW\frac{1}{4}$) of Section 6, Township 21 South, Range 61 East, except that part zoned commercial and described as commencing at the Southwest corner of the Section 6; thence South $89^{\circ}31'42''$ East a distance of 986.03 feet; thence North $0^{\circ}28'18''$ East a distance of 90.00 feet; thence on a curve to the right whose radius is 4630.00 feet subtending a central angle of $7^{\circ}12'04''$, an arc 581.90 feet; thence North $89^{\circ}31'42''$ West a distance of 1029.39 feet; thence South $0^{\circ}05'04''$ East a distance of 675.03 feet to the true point of beginning.

FROM R-2 to R-3 (Z-160-62)

The East Half ($E\frac{1}{2}$) of the unnumbered lot of Block 2, Amended Plat of Tankel's North Addition together with the following parcel described as beginning at the Southwest corner of Block 2, Amended Plat of Tankel's North Addition; thence South $0^{\circ}27'$ West a distance of 60 feet; thence South $89^{\circ}31'$ East a distance of 171.27 feet; thence North $0^{\circ}13'$ East a distance of 9.86 feet; thence along a curve to the right having a radius of 625.79 feet subtending a central angle of $4^{\circ}35'42''$ an arc length of 50.19 feet to a point; thence North $89^{\circ}31'$ West a distance of 173.40 feet to the point of beginning.

FROM R-E to R-3 (Z-4-63)

Parcel #1-

The North 200.00 feet of the Northeast Quarter ($NE\frac{1}{4}$) of Section 26, Township 20 South, Range 60 East, M.D.B.&M.

FROM R-E to R-3 (Z-4-63)

Parcel #2-

The East 210.00 feet except the North 200.00 feet and except the South 200.00 feet of the Northeast Quarter ($NE\frac{1}{4}$), Section 26, Township 20 South, Range 60 East, M.D.B.&M.

FROM R-E to R-3 (Z-4-63)

Parcel #3-

The South 200.00 feet of the Northeast Quarter ($NE\frac{1}{4}$)

ZONE CHANGE
Z-160-62

Approved

ZONE CHANGE (Z-160-62) - APPLICATION OF PAUL R. AND VIRGINIA M. GANG, AND LAWRENCE F. AND ELIZABETH C. MILLER for reclassification of property generally located on the west side of 13th Street, between Wilson Avenue and Harris Avenue, including the vacated portion of Wilson Street lying between 12th and 13th Streets, from R-2 to R-3, legally described as follows:

The East Half (E-1/2) of that unnumbered lot of Block 2, Amended Plat of Tankel's North Addition.

The Director of Planning, Mr. Donald J. Saylor: There were no protests to the recommendation by the Planning Commission that this be approved by means of a Resolution of Intent to rezone for professional office building only.

Commissioner Whipple moved that a Resolution of Intent to Rezone property generally located on the west side of 13th Street, between Wilson Avenue and Harris Avenue, including the vacated portion of Wilson Street lying between 12th and 13th Streets, from R-2 to R-3, be ADOPTED.

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

ZONE CHANGE
Z-2-63

Adopted Resolution of Intent to Rezone to C-1, subject to conditions listed.

ZONE CHANGE (Z-2-63) - APPLICATION OF ARTHUR LIEBERT for reclassification of property generally located on the northeast corner of Spencer Street and Sahara Avenue, from R-1 to C-1, legally described as follows:

The south 366.60 feet of the Southwest Quarter (SW-1/4) of the Southwest Quarter (SW-1/4) of the Southeast Quarter (SE-1/4) of Section 2, Township 21 South, Range 61 East, MDB&M.

The Director of Planning, Mr. Donald J. Saylor: When the discussions first started on this, I told Mr. Liebert that I had no objection to commercial zoning, if this could be worked out properly, but that I felt this should be redesigned. He was most agreeable and now proposes to leave the north half of this property R-1, which abuts to existing R-1, and is proposing a commercial development on the south 330 feet. The Planning Commission recommends approval by means of a Resolution of Intent, with the conditions noted on your Agenda. We have had a commercial request for some of the property in the Metropolitan Addition, and we will have more; and this is the type of pattern I would like to work out.

Commissioner Levy moved that a Resolution of Intent to Rezone property generally located on the northeast corner of Spencer Street and Sahara Avenue, from R-1 to C-1, be ADOPTED, subject to the following conditions:

1. That there be a two year time limit for the proposed development to be commenced.
2. That a fence be built adjacent to the R-1 property to the north.

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

February
Twenty-Eighth
1963

Mr. and Mrs. Lawrence F. Miller
1721 Weeping Willow Lane
Las Vegas, Nevada

Re: Zone Change - Z-160-62

Dear Mr. and Mrs. Miller:

At the regular meeting of the Board of City Commissioners held February 27th, 1963, consideration was given your application for reclassification of property generally located on the west side of 13th Street, between Wilson Avenue and Harris Avenue, including the vacated portion of Wilson Avenue lying between 12th and 13th Streets from R-2 to R-3.

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

Yours very truly,

(Mrs.) Juanita A. Frary
Deputy City Clerk

jaf

cc - Public Works
cc - Planning

February
Twenty-Eighth
1963

Mr. and Mrs. Raul R. Gang
1809 E. Charleston Boulevard
Las Vegas, Nevada

Re: Zone Change - Z-160-62

Dear Mr. and Mrs. Gang:

At the regular meeting of the Board of City Commissioners held February 27, 1963, consideration was given your application for reclassification of property generally located on the west side of 13th Street, between Wilson Avenue and Harris Avenue, including the vacated portion of Wilson Avenue lying between 12th and 13th Streets from R-2 to R-3.

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

Yours very truly,

(Mrs.) Juanita A. Frary
Deputy City Clerk

jaf

cc - Public Works
cc - Planning

dwellings, however approved professional office buildings. Mr. D. Hahn appeared asking the definition of R-4 classification.

Mr. Bob McNutt appeared in behalf of the applicant. Chairman Cahlan requested to count the number of protestants in the audience. The count was 12.

All protestants stated they withdrew their protest and approved a professional office building only.

The Chairman declared the public hearing closed.

After discussion, Mr. Empey moved that the application of E. F. LIED for the reclassification of property generally located on the south side of West Charleston Blvd. between Valley View Blvd and Hinson Street, from R-E to R-4 be approved by means of a resolution of intent for professional office building only.

Mr. Uehling seconded the motion and the vote was unanimous.

23. Z-160-62

Approved

Application of PAUL R. and VIRGINIA M. GANG, and LAWRENCE F. and ELIZABETH C. MILLER for the reclassification of property legally described as the east half (E 1/2) of that unnumbered lot of Block 2, Amended Plat of Tankel's North Addition. Generally located on the west side of 13th Street between Wilson Avenue and Harris Avenue, including the vacated portion of Wilson Street lying between 12th and 13th Streets, from R-2 to R-3.

Mr. Saylor gave the Staff report, outlining the location of the parcel. He further stated the record indicates no protests. Staff recommended approval.

The Chairman declared the public hearing closed.

After discussion, Mr. Johnston moved that the application of PAUL R. and VIRGINIA M. GANG, and LAWRENCE F. and ELIZABETH C. MILLER for the reclassification of property generally located on the west side of 13th Street between Wilson Avenue and Harris Avenue, including the vacated portion of Wilson Street lying between 12th and 13th Streets, from R-2 to R-3 be approved.

Mr. Uehling seconded the motion and the vote was unanimous.

24. Z-1-63

Approved

Application of FIRST WESTERN SAVINGS AND LOAN ASSN. for the reclassification of property legally described as: Parcel No. 1 - A part of the N 1/2 of Section 19, T20S, R61E, MDB&M, commencing at a point on the center line of Tonopah Hwy which bears S 35° 15' 09" E 200.66 feet and S 89° 06' 10" E along the section line 2013.89 feet from the NW corner of Section 19, T20S, R61E, MDB&M; thence S 54° 44' 51" W 400 feet, thence S 35° 15' 09" E 170 feet, thence N 54° 44' 51" E 150 feet, thence S 35° 15' 09" E 455 feet, thence N 54° 44' 51" E 250 feet to the center line of Tonopah Hwy; thence N 35° 15' 09" W 625 feet to the point of beginning, from C-2 to R-4.

Parcel No. 2 - A part of the N 1/2 of Section 19, T20S, R61E, MDB&M, commencing on the north line of said Section 19 at a point which bears S 89° 06' 10" E 1196.53 feet from the NW corner of said Section 19; thence S 35° 15' 09" E 235.30 feet, thence S 89° 06' 10" E 45.67 feet, thence S 00° 53' 50" W 62.52 feet, thence S 35° 15' 09" E 1215.10 feet to the center line of College Avenue as shown on the plat of College Heights No. 1 on file with the Planning Commission; thence N 54° 44' 51" E along the center line of College Avenue as extended 410 feet; thence N 35° 15' 09" W 675 feet, thence S 54° 44' 51" W 150 feet, thence N 35° 15' 09" W 465.93 feet, thence N 00° 53' 50" E 266.79 feet to the north line of said Section 19, thence N 89° 06' 10" W along the north line of said Section 19 - 504.47 feet to the point of beginning, from C-2 to R-3.

Parcel No. 3 - A part of the N 1/2 of Section 19, T20S, R61E, MDB&M, commencing on the north line of said Section 19 at a point which bears S 89° 06' 10" E 706 feet from the NW corner of said Section 19, thence S 00° 53' 50" W 190 feet,

TO: City Clerk
FROM: Planning Department

DATE: February 20, 1963

ITEM FOR CITY COMMISSION AGENDA ON February 27, 1963

ZONE CHANGE -- Z - 160-62

Application of Paul R. and Virginia M. Gang, 1809 E. Charleston, LV, Nev AND
(Name and Address)
Lawrence F. & Elizabeth C. Miller, 1721 Weeping Willow Lane, LV, Nev
for reclassification of property legally described as:

See attached

Generally located:

From: R-2 ((Two Family Residence)

To: R-3 (Limited Multiple Residence)

Planning Commission recommends approval on the basis of _____

subject to the following conditions:

Number of protests: 0

PLANNING DEPARTMENT

BY: _____

DON J. SAYLOR

DJS:eb
cc: City Attorney

Planning Department
400 Stewart Street

February 15, 1963

Paul R. & Virginia Gang
1809 E. Charleston Blvd.
Las Vegas, Nevada

Dear Mr. & Mrs. Gang:

At the regular meeting of the City Planning Commission held on February 14, 1963, consideration was given to your request for the reclassification of property generally located on the west side of 13th Street between Wilson Avenue and Harris Avenue including the vacated portion of Wilson Avenue lying between 12th and 13th Streets, from R-2 to R-3.

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 February 27, 1963 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-160-62

Planning Department
400 Stewart Street

February 15, 1963

Lawrence F. & Elizabeth C. Miller
1721 Weeping Willow Lane
Las Vegas, Nevada

Dear Mr. & Mrs. Miller:

At the regular meeting of the City Planning Commission held on February 14, 1963, consideration was given to your request for the reclassification of property generally located on the west side of 13th Street between Wilson Avenue and Harris Avenue including the vacated portion of Wilson Avenue lying between 12th and 13th Streets, from R-2 to R-3.

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

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Very truly yours,

Don J. Saylor
Director of Planning

DJS:mb

Z-160-62

QUITCLAIM DEED

396/314538
Rec'd 11/1/62

WHEREAS, the CITY OF LAS VEGAS, a Municipal Corporation in the County of Clark, State of Nevada, has received a Petition dated October 31, 1962, signed by all of the property owners affected by a proposed realignment of North 13th Street, together with a Quitclaim Deed duly executed by said property owners pursuant to the provisions of Section 268.060, Nevada Revised Statutes; and

WHEREAS, said City of Las Vegas deems it both proper and necessary and for the best interests of said City that such proposed realignment be made as requested in said Petition,

NOW, THEREFORE, in consideration of One Dollar (\$1.00), paid by the Grantees herein to the City of Las Vegas and the delivery of a certain Quitclaim Deed, the receipt of which is hereby acknowledged, the said City of Las Vegas does by these presents hereby release, remise, sell and forever quitclaim unto PAUL R. GANO AND VIRGINIA MILLER GANO, husband and wife as to an undivided 2/3 interest and LAWRENCE F. MILLER AND ELIZABETH C. MILLER, husband and wife as to an undivided 1/3 interest, all its right, title and interest in and to the following described property, to-wit:

A certain tract or parcel of land lying and being situate in the City of Las Vegas, County of Clark, State of Nevada, and being a portion of the South One-Half (S $\frac{1}{2}$) of the Southwest One-Quarter (SW $\frac{1}{4}$) of Section 26, Township 20 South, Range 61 East, M. D.B. & M., and being more particularly described as follows, to-wit:

Beginning at the Southwest corner of Block 2, Amended Plat of Tankel's North Addition as shown by map thereof in Book 5 of Plats, page 14, recorded December 17, 1956 in the Office of the County Recorder of Clark County Nevada, said point also being the Northeast corner of the intersection of Wilson Avenue and North 12th Street, thence South 0°27' West along the Southerly prolongation of the East right of way line of North 12th Street a distance of 60 feet, thence South 89°31' East along the South right of way line of Wilson Avenue a distance of 171.27 feet, thence North 0°13' East a distance of 9.86 feet, thence along

a tangent curve to the right having a radius of 625.79 feet subtending a central angle of $4^{\circ}35'42''$ an arc length of 50.19 feet to a point on the North right of way line of Wilson Avenue, thence North $89^{\circ}31'$ West along said North right of way line a distance of 173.40 feet to the Point of Beginning, save and except the South 10 feet thereof.

IN WITNESS WHEREOF, we have hereunto set our hands this the 1st day of June 1962.

CITY OF LAS VEGAS, NEVADA
A MUNICIPAL CORPORATION

ATTEST:

8
Acting City Clerk

By _____

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

APPLICATION FOR RECLASSIFICATION OF PROPERTY

TO THE CITY PLANNING COMMISSION:

Pursuant to Section 27, Chapter 24, of the Las Vegas City Code, as amended, the undersigned owner of property hereinafter described hereby presents his application requesting that certain property be reclassified from the R-2 Use District to a R-3 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:

East One-half ($E\frac{1}{2}$) of that un-numbered Lot of Block 2, amended
Plat of Tankel's North Addition, shown by Map in Book 5 of Plats,
page 14 together with that portion of Wilson Street referred to
by Document No. 319838, Book 396, Official Records, recorded 11/1/62

See Attached Copy

OWNER'S AFFIDAVIT

STATE OF NEVADA)
COUNTY OF CLARK) ss:

I, Paul R. Gang and Virginia M. Gang, Husband and Wife, and,
Lawrence F. Miller and Elizabeth C. Miller, Husband and Wife,
being duly sworn depose and say that ~~####~~ (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.
<u>Paul R. Gang</u>	<u>x 1809 E. Charleston Blvd., L.V., Nev. x</u>	<u>Du 2-3480</u>
<u>Lawrence F. Miller</u>	<u>1721 Weeping Willow Lane, L.V., Nev.</u>	<u>Du 2-2718</u>

Subscribed and sworn to before me this 14th day of November, 19 62

Carol J. Berry Notary Public in and for said County and State
Sept. 9, 1963 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 12/31, 19 62

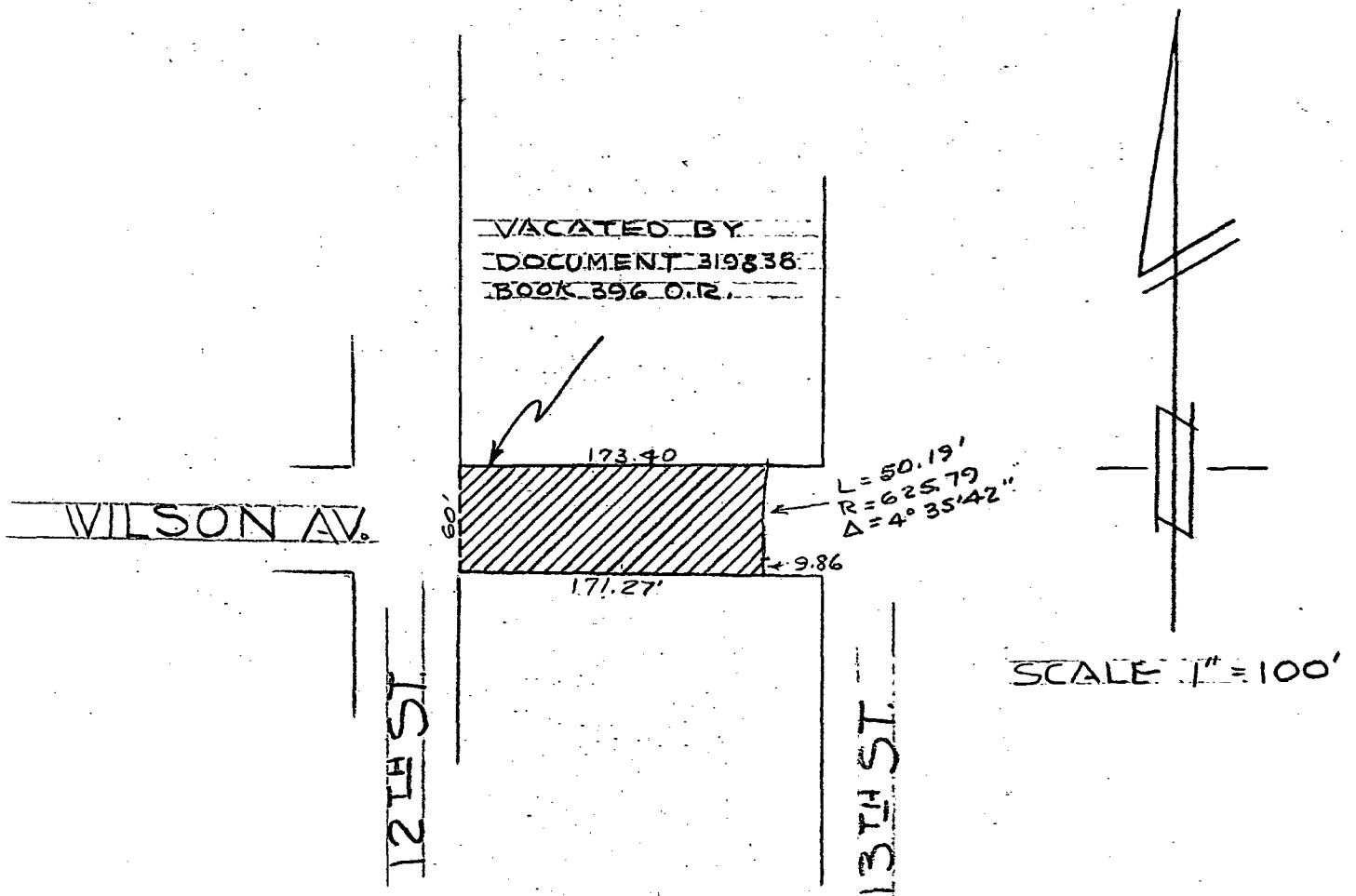
Fee \$ 50.00

Receipt No. 50559

Case No. Z-160-62

By [Signature]
DIRECTOR OF PLANNING

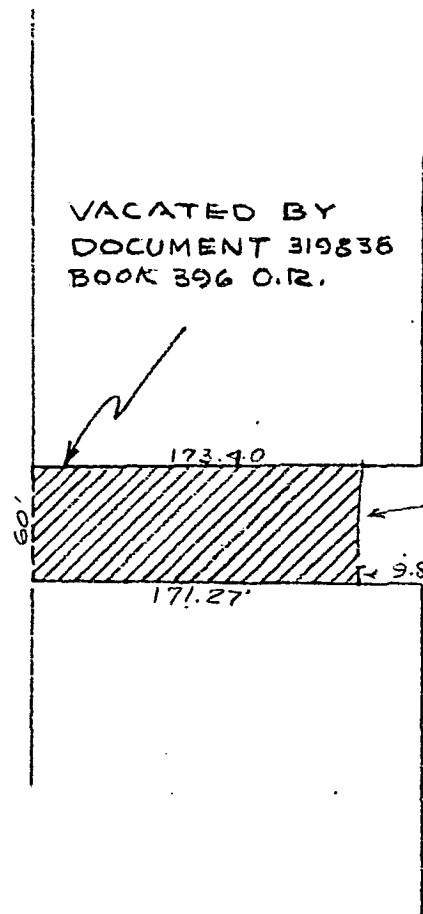
2/14/62



2-160

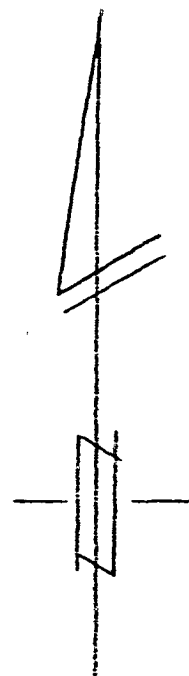
WILSON AV.

12TH ST.



$L = 50.19'$
 $R = 625.77'$
 $\Delta = 4^\circ 35' 42''$

13TH ST.



SCALE 1" = 100'

Z-160