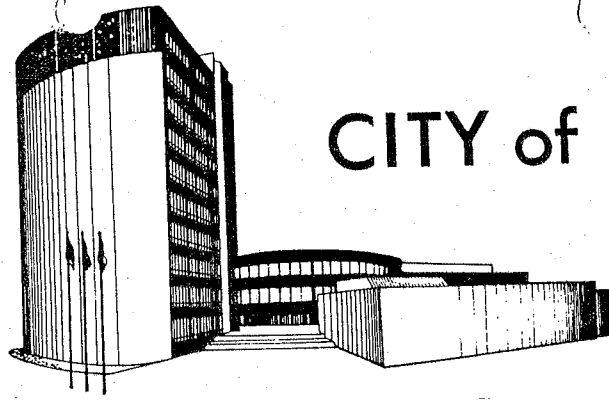


MAYOR BILL BRIARE
COMMISSIONERS
RON LURIE
PAUL J. CHRISTENSEN
AL LEVY
WILLIAM U. PEARSON

CITY ATTORNEY
GEORGE F. OGILVIE

CITY MANAGER
RUSSELL W. DORN



CITY of LAS VEGAS

February 22, 1983

Sprout Homes
P. O. Box 5547
Las Vegas, Nevada 89102

Re: TENTATIVE MAP
Willowcrest

Gentlemen:

The Board of City Commissioners at a regular meeting held February 16, 1983 APPROVED the Tentative Map for Willowcrest on property generally located on the southeast corner of Durango Drive and Westcliff Drive, R-1 Zone (Resolution of Intent to R-1 and R-CL), subject to the following conditions:

1. Approval of the tentative map shall be for no more than twelve (12) months. If a final map is not recorded on all or a portion of the area embraced by the tentative map within twelve (12) months of the approval of the tentative map, or an extension of time up to one year, is not granted for the tentative map, a new tentative map must be filed.
2. Conformance to the conditions of approval for Z-63-82.
3. No vehicular access to Westcliff and Durango Drives from the abutting lots.
4. If a wall is constructed on an exterior boundary street, the CC&R's shall contain wording to the effect that each property owner of a lot backing up to said wall shall be responsible for the continued maintenance of the exterior side of the wall and the ground area at the exterior base of the wall.



Sprout Homes
Tentative Map - Willowcrest
February 22, 1983
Page -2-

5. A waiver be permitted for the length of Blocks 1, 3, 4 and 5.
6. Street names to be provided in accord with the City's Street Name Policy.
7. Subject to all conditions of City departments and State Subdivision Statutes.

Sincerely,



CAROL ANN HAWLEY
City Clerk

CAH:jp

cc: Dept. of Community Planning and Development
Dept. of Public Services
Dept. of Fire Services
Dept. of Building and Safety
Collins Brothers Construction
3150 W. Sahara Ave., Las Vegas, Nev. 89102

City of Las Vegas

SUB-1069

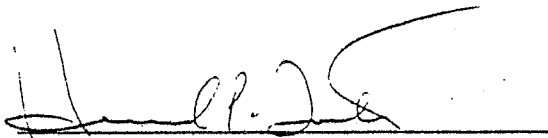
AGENDA DOCUMENTATION

Date: February 4, 1983

TO: The Board of City Commissioners

FROM: DON J. SAYLOR, AICP
DEPUTY CITY MANAGERSUBJECT: COMMUNITY PLANNING AND DEVELOPMENT AGENDA ITEMS
FEBRUARY 16, 1983 CITY COMMISSION AGENDAPURPOSE/BACKGROUNDSUMMARY OF ITEMS - SEE BACKUP MATERIAL

- Item A - Reconsideration of County Referral Zone Change and Use Permit - ZC-213-82 & UC-267-82 - Dennett Brothers, Inc., Et Al
- Item B - Tentative Map - Willowcrest
- Item C - Final Map - Willowcrest
- Item D - Zone Change - Z-2-83 - L & N Properties, Inc.
- Item E - Tentative Map - Bedford Village West
- Item F - Review of Condition - Z-34-81 - William Peccole
- Item G - Zone Change - Z-3-83 - Charles R. McHaffie
- Item H - Zone Change - Z-4-83 - Hynds Plumbing and Heating Co., Inc.

FISCAL IMPACT No Funding RequiredRECOMMENDATIONS See Attached

 HAROLD P. FOSTER, DIRECTOR
DISPOSITION

Approved ☐

Disapproved ☐

Held ☐

States Due: _____

Agenda Item

X.

ITEM

Commission Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

C. FINAL MAP - WILLOWCREST UNIT 1

Property generally located on the southwest corner of Westcliff Drive and Roland Wiley Road, R-1 Zone (under Resolution of Intent to R-CL).

Owner/Subdivider: Collins Home Manufacturing Corporation

No. of Acres: 19.5 No. of Lots: 130

Planning Commission unanimously recommends APPROVAL, subject to the following conditions:

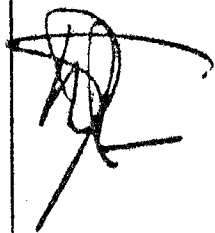
1. Approval of the tentative map.
2. Conformance to the conditions of approval for the tentative map.
3. The recording of VAC-22-82 to preceed the recording of this final map.
4. The developer is to bear the cost of any power or guy pole relocation necessary on Roland Wiley Way and/or Westcliff Drive as required by the Department of Public Services.

Staff Recommendation: APPROVAL

Lurie -
APPROVED, subject
to conditions.
Unanimous
(Christensen excused)

Clerk to notify &
Planning to proceed

APPROVED AGENDA ITEM



To: The Board of City Commissioners
Re: Community Planning and Development Agenda Item
February 16, 1983 City Commission Agenda

X.

C. FINAL MAP - WILLOWCREST

This final map is related to the tentative map under Item A and involves approximately half of the subdivision. If the tentative map is approved, this map can be approved because it conforms to the tentative.

PLANNING COMMISSION RECOMMENDATION: APPROVAL

STAFF RECOMMENDATION: APPROVAL

City of Las Vegas

SUB-1069

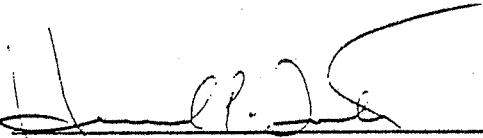
AGENDA DOCUMENTATION

Date: February 4, 1983

TO: The Board of City Commissioners

FROM: DON J. SAYLOR, AICP
DEPUTY CITY MANAGERSUBJECT: COMMUNITY PLANNING AND DEVELOPMENT AGENDA ITEMS
FEBRUARY 16, 1983 CITY COMMISSION AGENDAPURPOSE/BACKGROUNDSUMMARY OF ITEMS - SEE BACKUP MATERIAL

- Item A - Reconsideration of County Referral Zone Change and Use Permit - ZC-213-82 & UC-267-82 - Dennett Brothers, Inc., Et Al
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- Item G - Zone Change - Z-3-83 - Charles R. McHaffie
- Item H - Zone Change - Z-4-83 - Hynds Plumbing and Heating Co., Inc.

FISCAL IMPACT No Funding RequiredRECOMMENDATIONS See Attached

 HAROLD P. FOSTER, DIRECTOR
DISPOSITION
 Approved ☐
 Disapproved ☐
 Held ☐

Status Due: _____

Agenda Item

X.

ITEM

Commission Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

B. TENTATIVE MAP - WILLOWCREST

Property generally located on the southeast corner of Durango Drive and Westcliff Drive, R-1 Zone (Resolution of Intent to R-1 and R-CL)

Owner: Sproul Homes

Subdivider: Collins Brothers Construction

No. of Acres: 40.1 No. of Lots: 277

Planning Commission unanimously recommends APPROVAL, subject to the following conditions:

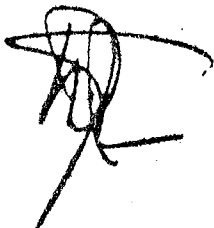
1. Conformance to the conditions of approval for Z-63-82.
2. No vehicular access to Westcliff and Durango Drives from the abutting lots.
3. If a wall is constructed on an exterior boundary street, the CC&R's shall contain wording to the effect that each property owner of a lot backing up to said wall shall be responsible for the continued maintenance of the exterior side of the wall and the ground area at the exterior base of the wall.
4. A waiver be permitted for the length of Blocks 1, 3, 4 and 5.

Staff Recommendation: APPROVAL

Lurie -
APPROVED, subject
to conditions.
Unanimous
(Christensen excused)

Clerk to notify and
Planning to proceed
Charlie Johnson
represented the
applicant.

APPROVED AGENDA ITEM



0161

To: The Board of City Commissioners
Re: Community Planning and Development Agenda Item
February 16, 1983 City Commission Agenda

X.

B. TENTATIVE MAP - WILLOWCREST

This map substantially conforms to the Subdivision Regulations and to the layout approved under the rezoning of this property to R-CL for a compact lot development.

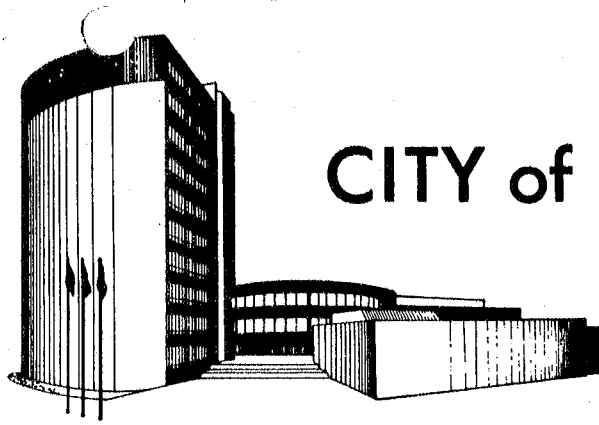
PLANNING COMMISSION RECOMMENDATION: APPROVAL

STAFF RECOMMENDATION: APPROVAL

MAYOR BILL BRIARE
COMMISSIONERS
RON LURIE
PAUL J. CHRISTENSEN
AL LEVY
WILLIAM U. PEARSON

CITY ATTORNEY
GEORGE F. OGILVIE

CITY MANAGER
RUSSELL W. DORN



CITY of LAS VEGAS

January 26, 1983

Sproul Homes
P.O. Box 5547
Las Vegas, Nevada 89102

RE: Tentative Map - Willowcrest

Gentlemen:

The Tentative Map for Willowcrest on property generally located on the southeast corner of Durango Drive and Westcliff Drive, R-1 Zone (Resolution of Intent to R-1 and R-CL), was considered by the City Planning Commission on January 25, 1983.

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

1. Approval of the tentative map shall be for no more than twelve (12) months. If a final map is not recorded on all or a portion of the area embraced by the tentative map within twelve (12) months of the approval of the tentative map, or an extension of time up to one year, is not granted for the tentative map, a new tentative map must be filed.
2. Conformance to the conditions of approval for Z-63-82.
3. No vehicular access to Westcliff and Durango Drives from the abutting lots.
4. If a wall is constructed on an exterior boundary street, the CC&R's shall contain wording to the effect that each property owner of a lot backing up to said wall shall be responsible for the continued maintenance of the exterior side of the wall and the ground area at the exterior base of the wall.
5. A waiver be permitted for the length of Blocks 1, 3, 4 and 5.



Sproul Homes
January 26, 1983
Page Two
RE: Tentative Map - Willowcrest

6. Street names to be provided in accord with the City's Street Name Policy.
7. Subject to all conditions of City departments and State Subdivision Statutes.

This item will be considered by the Board of City Commissioners on February 16, 1983 at 2:00 P.M. in the Commission Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada. The Commission requires that you or your representative be present at this meeting.

Sincerely,

DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT
HAROLD P. FOSTER, DIRECTOR



HOWARD A. NULL, Chief
Planning Division

HPF:HAN:cme
cc: City Clerk
Collins Brothers Construction
3150 W. Sahara Avenue
Las Vegas NV 89102