



Department of Real Property Management

500 S Grand Central Pky 4th Fl • Box 551825 • Las Vegas NV 89155-1825
(702) 455-4616 • Fax (702) 455-4055

Randy Tarr, Director • Carel Carter, Assistant Director

July 20, 2009

Mr. Ben Sticka
CITY OF LAS VEGAS
PLANNING DEPARTMENT
731 S. Fourth Street
Las Vegas, Nevada 89101

**RE: CHARLESTON BOULEVARD AND SHADOW LANE (OVERFLOW PARKING LOT)
ZONE CHANGE, SPECIAL USE PERMIT AND SITE DEVELOPMENT PLAN REVIEW**

Dear Mr. Sticka:

Clark County Department of Real Property Management respectfully submits this request to continue ZON-34775, SUP-34776 and SDR-34777 from the July 23, 2009 Planning Commission agenda to the August 27, 2009 Planning Commission agenda. This continuance should allow Clark County and the property owner ample time to respond to comments that were received at the neighborhood meeting.

If you have any questions or comments regarding this request, please feel free to contact me at (702) 455-2907.

Sincerely,

Lisa Kremer
Department Administrative Services Administrator

Cc: Carmen Burney, City of Las Vegas Agenda Technician
Randy Tarr, Clark County RPM
Terry Murphy, Strategic Solutions
John Bielinski, Ellis Avenue Properties

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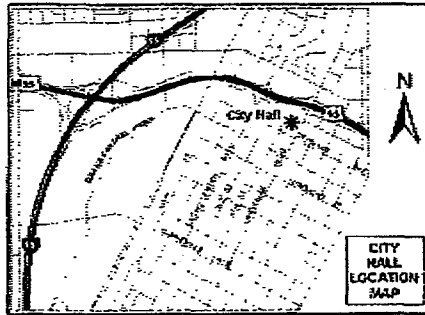
BOARD OF COUNTY COMMISSIONERS
RORY REID, Chairman • SUSAN BRAGER, Vice-Chair
LARRY BROWN • TOM COLLINS • CHRIS GIUNCHIGLIANI • STEVE SISOLAK • LAWRENCE WEEKLY
VIRGINIA VALENTINE, P.E., County Manager

Submitted after final agenda

Date 7.23.09 PC Item 17-19

City of Las Vegas
 Planning & Development Department
 Development Services Center
 731 S. Fourth Street
 Las Vegas, Nevada 89101-2986

**Return Service Requested
 Official Notice of Public Hearing**



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☐ I SUPPORT
 this Request

☒ I OPPOSE
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ZON-34775 & SUP-34776

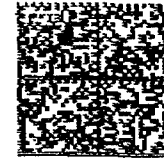
Planning Commission Meeting of 7/23/2009

Submitted after final agenda
 Date 7/23/09
 Item 17-18

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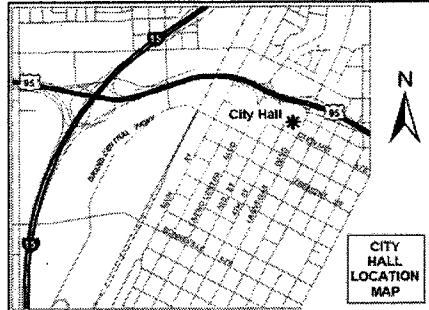
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 Case: ZON-34775
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 1451 BIRCH ST
 LAS VEGAS NV 89102-2407



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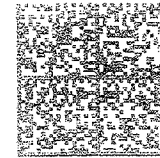
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ZON-34775 & SUP-34776

Planning Commission Meeting of 7/23/2009

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9103 ALTA DR #502
LAS VEGAS NV 89145-8501

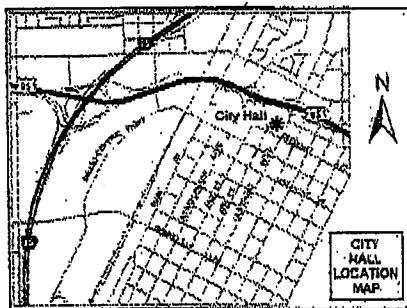
Case: ZON-34775

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I SUPPORT
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ZON-34775 & SUP-34776

Planning Commission Meeting of 7/23/2009

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Case: ZON-34775

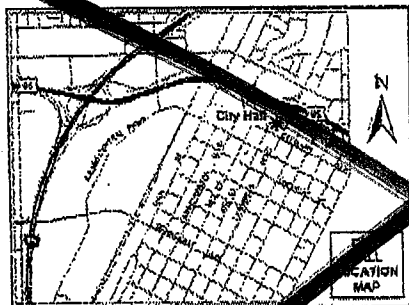
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LAS VEGAS NV 89140-1027

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I SUPPORT
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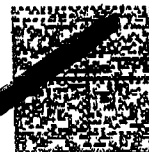
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SDR-34775

Planning Commission Meeting of 7/23/2009

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Case: SDR-34777

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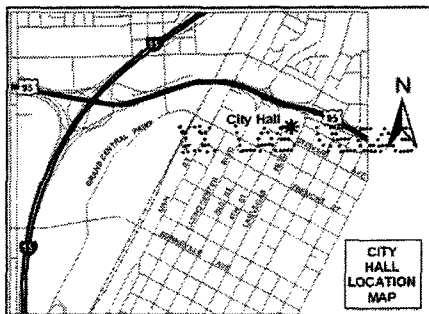
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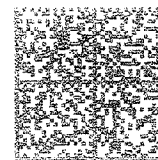
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ZON-34775 & SUP-34776

Planning Commission Meeting of 7/23/2009

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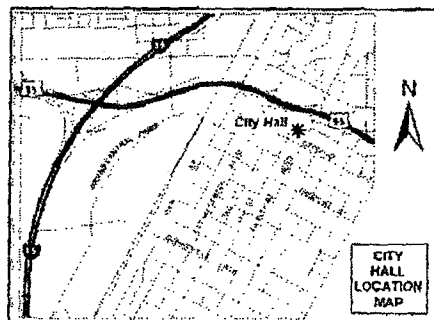


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City of Las Vegas
Planning & Development Department
Development Services Center
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Las Vegas, Nevada 89101-2986

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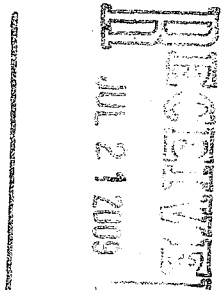
ZON-34775 & SUP-34776

Planning Commission Meeting of 7/23/2009

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SIMON FAMILY TRUST
1800 WALDMAN AVE
LAS VEGAS NV 89102-2437

Case: ZON-34775

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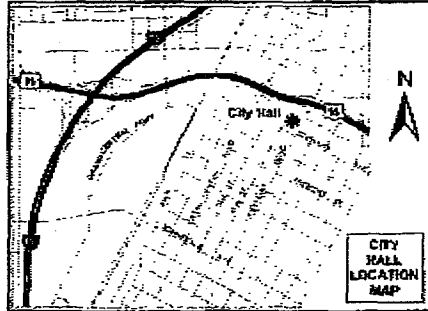


Carol Simon

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City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

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☐

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ZON-34775 & SUP-34776
Planning Commission Meeting of 7/23/2009

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LAS VEGAS NV 89102-2413

Case: ZON-34775

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Official Notice of Public Hearing

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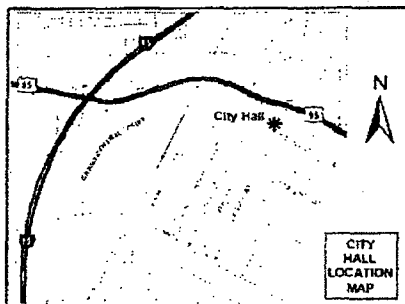
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City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

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☒ **SUPPORT**
this Request

☐ **OPPOSE**
this Request

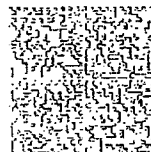
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ZON-34775 & SUP-34776

Planning Commission Meeting of 7/23/2009

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Case: ZON-34775
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JACKSON DARRELL E ETAL
2775 S JONES BLVD #100-A
LAS VEGAS NV 89146-5655



THOMAS A. TURNER, JR.
Counsellor at Patent Law

703 South Eighth Street
Las Vegas, Nevada 89101

Telephone: 702-385-5570
Telecopier: 702-385-4234

July 20, 2009

via facsimile: 385-7268

City of Las Vegas
Planning & Development Department
731 South Fourth Street
Las Vegas, Nevada 89101

Protest

Re: **OPPOSITION TO AGENDA ITEMS 17, 18 and 19**
July 23, 2009 Commission Meeting
ZON-34775, SUP-34776, SDR-34777

Dear Hon. Chairman and Hon. Commissioners:

I am opposed to the passage of the three referenced subject items, and would like my statement to be read aloud at the Commission Meeting to be held July 23, 2009 and entered into the record.

I am the owner of property located at 1120 Shadow Lane. My property and its occupants will be very substantially impacted by the proposed zoning variances sought. These zoning deviations effectively will result in surrounding my property with a paved parking lot, where now there are houses and house lots with trees and green space. My commitment to the Scotch Eighties neighborhood and to maintaining its serene environment compel me to oppose this proposed encroachment.

In particular, the entire south and west boundaries of my property are common with the property where the zoning changes are sought. The residence house at 1128 Shadow Lane borders my south boundary in its entirety. The proposed zoning variances would destroy that residential home and turn it into a parking lot, with an automobile opening into and from Shadow Lane which, at that location, is now a residential street. That house at 1128 Shadow Lane is an essential buffer to the surrounding neighborhood, providing important residential trees and green space esthetics which now affords quiet enjoyment to the neighborhood, buffered from traffic on Charleston Boulevard.

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Submitted after final agenda

Date **7-23-09** Item **17-19**

The proposed new zoning and construction calls for the utter and complete elimination of that residential house, and replacing it with a paved, 24-hour parking lot. The ingress and egress opening for that proposed parking lot calls for heavy commercial traffic encroaching a very substantial distance further into what is now the interior of the Scotch 80s neighborhood.

Yet further, there will be pedestrian traffic across the entrance into my parking area where now there is none. I am concerned for the safety of those pedestrians as well as the safety of patients coming into and leaving my property.

I, along with others in the neighborhood, are distressed that there has been no environmental impact study detailing and quantifying the obvious impact of increased commercial traffic, both automobile and pedestrian, within what is now a quiet, desirable residential neighborhood. Further, there appears to have been no consideration for the elimination of an historic single-family house. If any zoning variation is to be made, at the least additional time should be afforded to make these important investigations.

I would be responsive to some kind of compromise that would consider parking north of current residential homes, with ingress and egress only to Charleston. However, the present application is otherwise, and seeks to have me surrounded by 24-hour paved parking. I oppose the present application in its present form.

Respectfully submitted,


Thomas A. Turner, Jr.

cc: Hon. Lois Tarkanian,
Councilwoman, Ward 1

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PLANNING AND
DEVELOPMENT

FOX FAMILY TRUST
1250 SHADOW LANE
LAS VEGAS, NV 89102-2414
TEL: (702) 384-8230

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

Protest

Date: July 18, 2009

SUBJECT: ZON-34775; SUP-34776; SDR-34777

We are officially withdrawing our support from the above listed zoning & use permit changes. Please make the adjustment in your records for the meeting on July 23rd and state that we are now in *opposition*. In particular, please remove our earlier letter to your office that is currently posted on your web site.

At the July 14th Public Meeting regarding this issue, previously unavailable information surfaced that has convinced us that this project is detrimental to the welfare of our neighborhood.

Our property, at 1250 Shadow Lane, is directly adjacent to the developer's excess property (which could be used as storage in support of the parking). Our home, with over 12,000 square feet, is within 100 feet of the proposed rezoning and is the most valuable of all the adjacent homes.

We are planning to sell our home but are remaining in the Scotch Eighties, having extensively remodeled ~~of~~ house only two blocks away. There is little question that the commercialization of this adjacent property into mass public parking will have a detrimental effect on the property values of both of the houses we currently own, particularly on the Shadow Lane property.

Our home is buffered from commercialization by *only three* residential homes on Shadow Lane, one of which is now planned for demolition by the developer. This project will almost certainly create an exponential increase in through traffic using Shadow Lane to Waldman for egress to Rancho Blvd. Waldman and Shadow is already experiencing this phenomenon at near highway speeds.

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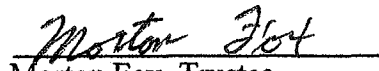
Submitted after final agenda

7-23-2009
Date received 7/19

We are also opposed to 24/7 operations that would increase noise in the residential neighborhood, including increased car alarms, slamming car doors, loud voices, and related dog barking responses. Given UMC's status as the only Level 1 trauma center in the region, we *already* experience a high level of indigent traffic through the area along with the concomitant vandalism and crime. To bring this element across Charleston Blvd and deposit them into the Scotch Eighties via Shadow Lane is something we strongly oppose.

Finally, if the proposed parking were to exceed space demand, there is little doubt that overflow parking would go directly into the residential neighborhoods on both Shadow Lane and Ellis Ave. The historic and tranquil nature of the Scotch Eighties that originally attracted us to the neighborhood almost ten years ago could be lost forever.

Sincerely,


Morton Fox, Trustee
Fox Family Trust

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JUL 21 2009

July 18th 2009

Clyde and Meichu Carter
1220 Shadow Lane
Las Vegas, NV 89102
Phone: 702-968-0320, email: drccarter@cox.net
Referencing: ZON-34775; SUP-34776; SDR-34777

Protest

The Las Vegas Planning Commission
City Hall, 1st Floor
400 Stewart Avenue
Las Vegas, Nevada 89101

Dear Mr. Chairman and fellow Commissioners:

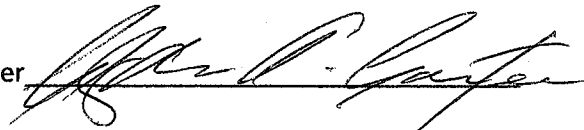
It is with utmost urgency and concern that we write you this letter, to strongly protest and voice our opposition to a application that Clark County and University Medical Center (UMC) is submitting to the commission, seeking to change a residential zoning to a commercial zoning and in order to construct a 270 space parking lot in my residential community. We are herewith referencing ZON-34775, SUP-34776 and SDR-34777 as indicated in the public records. Our opposition is not to suggest that UMC/Clark County need for a 270 space parking lot is without merit; and as we do not have any information regarding this proposed public expenditure. However, it is our belief that a 270 space parking facility at the proposed location is not in the best interest of residents of our historic residential community; this is not to suggest that our community standards take precedence over any other community. As a matter of fact, the issues of safety and security should be paramount in any decision to allow for a facility referenced in the above zoning that the petitioners seek. The current traffic conditions going North on Shadow Lane towards Charleston is difficult and extremely challenging for most of the residents of our community; one can only anticipate the compounding traffic horrors if ingress and egress into Charleston and shadow Lane are ever allowed. Most of the residents in our community are progressive and professional individuals that subscribe to the development of our institutions, and the culture in which they operate. However, this does not mean that we will or should subrogate our rights as citizens. However, it would be totally irresponsible if we as a community allow this proposed project by the petitioners to go forward without challenge at the highest levels possible. It is our hope that you reject the petitioners request for a change in zoning from residential to commercial, and deny the application for a parking for a parking lot. Please feel free to contact us if you need further information regarding this matter.

Respectfully,

Meichu Carter



Clyde A. Carter



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Herman Fox
1244 Park Circle
Las Vegas, NV 89102-2449
TEL: (702) 678-5100

Protest

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

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JUL 22 2009

Date: July 20, 2009

SUBJECT: ZON-34775; SUP-34776; SDR-34777

I recently faxed in my postcard opposing the conversion of a sizeable chunk of my neighborhood into a 24-hour parking lot for UMC. It seems that very little consideration was given to the ramifications of such a project to the long-term viability of the Scotch Eighties, and I felt the need to amplify upon my opposition.

For me, personally, there is a triple whammy associated with this project.

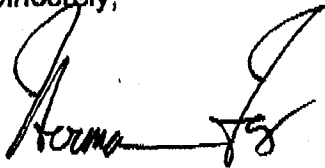
First, the amount of traffic that will be generated by a 270 unit parking lot exiting into The Scotch Eighties will convert the road my home abuts, Waldman Ave., from a quiet neighborhood lane into a major thoroughfare. We have already experienced a degree of this, and I was one of the people supporting the gating initiative in order to keep the Walden/Rancho intersection from becoming the primary shortcut for people "in a big hurry" to avoid traffic on Charleston Ave.

Second, it recently came to my attention, through the good offices of our neighborhood association, that the developer of this parking lot, either directly or through affiliated business entities, has acquired five single-family residential homes on Westwood Drive that abut the subject property. Is there any question that these properties will soon be demolished to become a commercial project and possibly additional ingress/egress for the proposed parking lot? I assume that the same fate awaits the rather nice home that is part of the subject property on Shadow Lane. Surely it's not the goal of the Planning Commission to convert our historic single-family residential neighborhood into more strip centers/parking lots/doctor's offices. If this project is approved (with the concomitant Westwood Drive properties soon to follow), there is little question that the people owning homes on the adjacent Park Circle (beginning with myself) will be looking to move away from resulting commercial/residential mess. Can the rest of the Scotch Eighties be far behind?

Finally, as a regular recipient (along with my neighbors) of the kind attentions of the vandals and thieves who have regularly victimized our properties in recent months/years, I am loathe to further our exposure to these elements with increased traffic across Charleston Avenue into the Scotch Eighties. Also, while I have sympathy for the homeless people who seem to get their medical attention from the facilities on the North side of Charleston, we already have permanent representation of this population in the commercial parking lot(s) on Shadow Lane between Ellis & Charleston and would prefer to not have them move deeper into the Scotch Eighties with this new project.

There are numerous other issues that concern me regarding this project; such as how are people going to get from the lot across Charleston without regular fatalities, how can we adjacent homeowners tolerate the noise & light of a 24 hour parking operation, why is this being pushed through the zoning process on such as expedited basis, etc.? I keep coming back, though, to how my county government could *even consider* approving such a potentially damaging, "blockbusting" debacle without considering what will happen to the surrounding neighborhood. I have seen the already "approved" elements on your website and have to wonder: what's going on here? I can only hope that our Councilwoman, Lois Tarkanian, will intercede on behalf of the Scotch Eighties.

Sincerely,



Herman Fox
1244 Park Circle
Las Vegas, NV 89102
(702) 678-5100

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JUL 22 2009

cc: Lois Tarkanian, Ward 1 Councilwoman
Steve Grogan, President, Scotch Eighties Neighborhood Association

Fax to:

City of Las Vegas
Planning and Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986
Fax: 702-385-7268

Re: ZON-34775; SUP-34776; SDR-34777 (Meeting 7/23/09)

Dear City Planning Commission:

I want to respectfully voice my opposition to the proposed rezoning of the above-mentioned property.

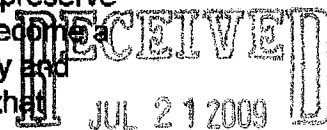
I live on the corner lot diagonally opposite from the mentioned property and stand to suffer greatly from the proposed changes to the zoning.

I moved to this neighborhood because of its strict zoning (R-E and R-1) and large lots, quiet streets and residential community with historic old houses. Now I am being faced with having a large concrete parking lot across from my house and massively increased vehicle traffic 24/7. I never would have purchased my home here if I thought this would ever be a possibility. I felt I was pretty secure in the preservation of this neighborhood, as there are quite a few Las Vegas personalities in the neighborhood who would also be concerned about keeping the quality of the neighborhood intact.

The idea of tearing down Mrs. Ellis's house to create a parking lot is tragic. The street is actually named after her family! She lived in that house until recently, when she died – well into her 90's. Doesn't that seem like something to preserve at least as a house that other families can enjoy and live in and not to become a parking lot? I believe it has been here since about 1954 and the property and grounds are lovely with a beautiful large old tree on the front lawn. And that characterizes this whole neighborhood.

I would ask (actually I would beg) that there be a very careful examination of this action before taking such drastic steps that will affect so many residents in such a negative way. Please do a full and thorough study of the following:

1). Is the additional parking even necessary? Are there any other vacant lots attached to the UMC project not in use that could be used for this purpose? I believe there is a very large piece of land devoted to the UMC master plan, and that does not include property on the other side of Charleston. Just the thought of all those workers crossing such a major street at all hours of the day and night has to pose some safety concerns.



2). A careful analysis of the traffic impact on the Scotch Eighties neighborhood. Also noise /crime/trash and any other issues that result from a 24/7 parking lot that is not secured with a large complex.

3). Is it standard to reverse the strictest residential zoning of R-E just because there is a request for a parking lot? It seems that this kind of request should only be undertaken in cases of extreme emergency, otherwise, what kind of protection does a homeowner have? I was under the impression that it was very difficult to change zoning and it was only done in very dire circumstances. I don't think a parking lot qualifies.

4). This kind of rezoning will destroy any remaining market value of our home at a time when homeowners are under extreme duress. Is that fair? Is it necessary just so others can make more money by selling a piece of property that would otherwise sell for less as residential use? What impact will it have on my other neighbors? I believe it may bring some of them right to their knees. We moved to this neighborhood because we thought it would be protected, since it is old and historic. This re-zoning will erode the quality of the neighborhood and perhaps lead to its eventual complete decline.

I strongly oppose all three above measures and am available for questions at any time.



Patricia Ames
1201 Shadow Lane
Las Vegas, NV 89102
Tel: 702-382-5838

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LAS VEGAS
JULY, 18, 09

ZON-34775; SUP-34776; SDR-34777

I strongly oppose the request for rezoning the P-R zoned land in ZON-34775; SUP-34776; SDR-34777, Planning Commission Agenda Items: #17,18,19.

Has a study been made to assess the traffic and safety impact such an extreme rezoning would have on this historic old neighborhood? UMC appears to have plenty of land available on the other side of Charleston for parking, offices, etc. I believe it is factored into the master plan that was developed for the area. New spaces for UMC parking were just completed opposite the property in question.

This entire area is being turned into one large parking lot and is ruining any property value remaining for its owners and encroaching and eating up the residential nature of the neighborhood.

The mall adjacent to the proposed application has a large parking lot.

Del Taco has parking.

Wendy's has a very large parking lot.

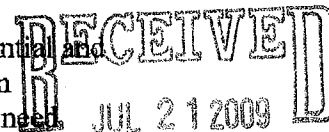
From Shadow Lane to MLK, there is excessive parking, including the church, on the side along Ellis Avenue, there is even a two level parking.

What is the justification for additional parking?

Furthermore, Charleston already has heavy traffic going east towards MLK. It would seem there would be a lot of the people exiting the proposed parking area that would attempt to use Ellis and Shadow Lane as exits, which are residential roads, in a residential area.

The house which stands on the current lot, was owned by Ms Ellis until she recently died and John Bielinski purchased the property from her estate. The street is named after her and that should imply that it might be a little historic. I have heard that Mrs. Ellis and her husband were the first people to settle here on the west part of town in 1953 or 1954.

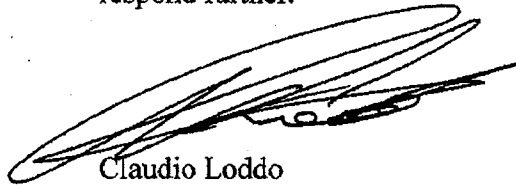
This (Scotch Eighties) is one of the oldest Las Vegas neighborhoods, it is residential and needs to be protected from further encroachment. This is the border line between Charleston and the entrance to Scotch Eighties -it is a residential area, we don't need additional parking or office, it should stay the way it is as there is no evident need for additional parking. The current zoning of the land under question clearly indicates the intent that this remain a neighborhood area with large lots. R-E is the most restrictive zoning available in this area and to take that property and turn it into a parking lot is a travesty.



1/2

A handwritten signature in black ink, consisting of a stylized, cursive letter 'R' followed by a long, sweeping horizontal line that extends to the right.

I strongly oppose this request. I am available by phone at any time to answer questions or respond further.



Claudio Loddo
1201 Shadow Lane
Las Vegas, NV 89102
Tel: 702-382-5838

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JUL 21 2009

2/2

OPPOSITION TO A 270 CAR PARKING LOT IN OUR NEIGHBORHOOD

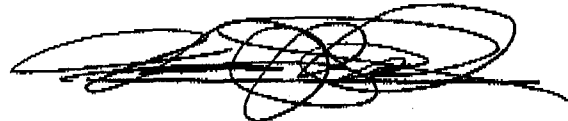
- 1. THE DESTRUCTION OF AN HISTORIC SINGLE FAMILY NEIGHBORHOOD.**
- 2. THE RE-ZONING OF SINGLE FAMILY HOUSING DESIGNATION INTO COMMERCIAL.**
- 3. MAJOR TRAFFIC DISRUPTION TO OUR NEIGHBORHOOD. PARKING PATRONS WILL TEND TO EXIT MORE ONTO SHADOW LANE AND WALDMAN OR TO ELLIS.**
- 4. TRAFIC DISRUPTION AND SAFETY CONCERNS BY MORE INDIVIDUALS CROSSING CHARLESTON BLVD.**
- 5. 24 HOUR A DAY PARKING IMPACT ON SURROUNDING NEIGHBORS.**
- 6. PROJECT DEVELOPER ATTITUDE: THE FAILURE OF CLARK COUNTY (UMC) TO DO ANY PROJECT ANALYSIS INCLUDING TRAFFIC FLOW IMPACTS; AN ATTEMPT BY CLARK COUNTY TO RUSH THROUGH ZONING. NO INDICATION FROM UMC IF ANY OTHER OFF-SITE PARKING HAS BEEN RESEARCHED. PAST HISTORY OF LAND OWNER TO DESTROY SINGLE FAMILY HOMES IN THIS NEIGHBORHOOD.**
- 7. THE GREATEST THREAT IS THE LARGER PICTURE THAT VARIOUS INFLUENCES ARE SEEKING TO ENCROACH INTO OUR SINGLE FAMILY NEIGHBORHOOD FOR THEIR OWN PROFITABILITY, AND TO THE DETRIMENT OF OUR HOUSING VALUES.**
- 8. THE MOVEMENT OF UMC INTO OUR NEIGHBORHOOD WILL OPEN THE DOOR FOR ADDITIONAL MEDICAL TYPE BUILDINGS, INCLUDING THE POSSIBLE CONVERSION OF RENTAL HOMES ON WESTWOOD DRIVE (OWNED BY THE PARKING LOT DEVELOPER) INTO GROUP-HELP OR HALF-WAY HOUSES.**
- 9. THERE IS A GROUP OF NEIGHBORS (CHARMAST LANE AND ELLIS AVE.) ORGANIZING TO SELL OUT TO THE FUTURE NDOT EMINENT DOMAIN PROJECT WHO HAVE NO CONCERN FOR THE QUALITY OF THE**

NEIGHBORHOOD AND HAVE TAKEN A NEUTRAL OR POSITIVE POSITION IN
ALLOWING THE PARKING LOT TO COME INTO OUR NEIGHBORHOOD.

THIS NEIGHBORHOOD AND I REQUEST A POSTPONEMENT OF THE PLANNING
BOARD COMMISSION.

REFERENCE: ZON-34775;SUP-34776; SDR34777.

PLANNING COMMISSION AGENDA ITEMS: #17,18 AND 19.



VIVIAN J. (JERI) PACKE

1221 PARK CIRCLE

LAS VEGAS, NEVADA, 89102

POTTER LAW OFFICES

A PROFESSIONAL LAW CORPORATION

e-mail: info@potterlawoffices.comwww.potterlawoffices.com**ATTORNEYS**Cal J. Potter, III
John C. Funk1125 Shadow Lane
Las Vegas, Nevada 89102
702-385-1954
Facsimile 702-385-9081Practice Emphasizing Representation
of the Injured and Accused

July 20, 2009

City of Las Vegas
Planning & Development Department
Development Services Center
731 South Fourth Street
Las Vegas, NV 89106*Via facsimile 385-7268*Re: ZON-34775; SUP-34776; SDR-34777
Planning Commission Meeting Agenda Items Numbered 17, 18 and 19

To Whom It May Concern:

Please be advised that the undersigned are the owners of the property located at 1125 Shadow Lane, Las Vegas, NV 89102. This parcel is directly opposite the property referenced above.

We have owned this building since February, 1991. We made subtle changes to the building when converting it to office space, taking care to preserve the external appearance of the building and property as well as the character of the neighborhood. Our office is a small law office that brings very little traffic into the semi-gated Scotch Eighties neighborhood. We have enjoyed a cordial relationship with the residents of the area for nearly twenty years because we have been respectful of the serene and domestic nature of the area.

We are disturbed at the prospect of dramatic encroachment of the immediate area by the continuous movement of hundreds of cars on this residential street. Without further development, northbound traffic on Shadow Lane already stacks up at the intersection of Shadow Lane and Charleston.

Specifically, we are opposed to the following:

- the re-zoning of the subject single-family property at 1128 Shadow Lane from Residence Estates to Professional Office and Parkings and
- the issuance of a Special-Use Permit for a Proposed Parking Lot, Commercial and a Waiver to Allow 24 Hour Parking

Finally, we have not been served with any notice of this plan or hearing with the exception of viewing the signs posted recently on the face of the fence surrounding the property.

Sincerely,
CAL J. POTTER, III
LINDA D. POTTER

cc: Councilwoman Lois Tarkanian (Ward 1) via facsimile 382-8558

"Further the rule of the law and the Civil Justice System, and protect the rights of the accused"

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

FAX: 385-7268

Request to be entered into the record for July 23rd, 2009 Planning Commission Meeting

Dear Planning Commission Members,

Please accept this fax/letter as my opposition to:

Agenda Items #17, #18, #19

ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Mark J. Funanage

Signature

Mark J. Funanage

Address: 1205 Park Circle

Las Vegas, NV 89102-2406

Comments: My property shares a common boundary with the proposed parking lot,
therefore the negative impact on my property value will be enormous.

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**



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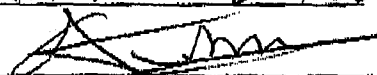
ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

Nathan & Comfort Ozobig

Signature



Address:

1533 Westward Drive

Comments:

We certainly do not want
a parking lot in that location

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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Planning & Development Department
Development Services Center
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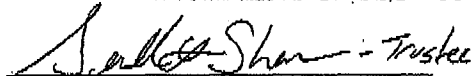
Agenda Items #17, #18, #19

ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name GSA MANAGEMENT TRUST - 16204210115

Signature

 - Trustee

Address: 1300 BIRCH STREET
LAS VEGAS, NV 89102

Comments: Primary concern is the amount of traffic that will come into the Scotch 80's residential area on Waldman which my house borders. I am also concerned to see a portion of residential area be re-zoned to commercial and the future development ramifications this will have on our neighborhood.

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

TERRY McLOY

Signature

[Handwritten Signature]

Address:

1630 WESTWOODS DR

LAS VEGAS NV 89102

Comments:

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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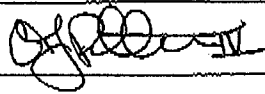
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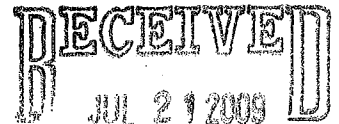
Printed Name CAL POTTER

Signature 

Address: 1125 SHADOW LANE
LAS VEGAS, NV 89102

Comments: _____

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



City of Las Vegas
Planning & Development Department
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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

Signature

Address:

Carol Ansalotti
Carol Ansalotti
1201 Tanglewood E
LAS VEGAS, NV 89102

Comments:

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

Michael McGraw

Sean McGlenahan

Signature

Michael McGraw

Sean McGlenahan

Address:

1400 Westwood Dr
L.V. NV. 89102

Comments:

we cant get gated ~~by~~ but we can
become a public parking lot ?? enough is
enough!!

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Melissa Bronstein

Signature Melissa Bronstein

Address: 1204 Mercedes Cir.
LV NV 89102

Comments: This would be a Travesty to this
neighborhood & would disrupt our quality of
life. In which we all have worked hard for.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

I feel that UMC & the developer
are way ~~off~~ out of line with this
proposal

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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name ANN P. SKALL

Signature Ann P. Skall

Address: 2112 Silver Ave.
Las Vegas, NV 89102

Comments: We must keep commercial encroachment out
of our family neighborhood.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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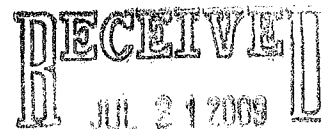
Printed Name PAUL FERGUSON

Signature Paul Ferguson

Address: 2120 SILVER AVE

Comments: NO ENTRANCE ON SHADOW LANE

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**



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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name KATHERINE FERGUSON

Signature Katherine Ferguson

Address: 2117 SILVER AVE.

Comments: DON'T EXIT OR ENTER ON SHADOW
LANE

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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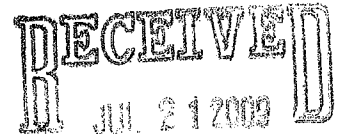
Agenda Items #17, #18, #19

ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Marianne Hicks Kifer
Signature Marianne Hicks Kifer
Address: 2020 Waldman Ave
Las Vegas, NV 89102
Comments: _____

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**



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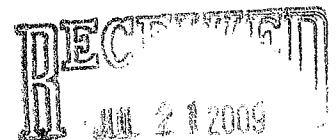
Printed Name N. L. J. K. E. U.

Signature [Signature] 471-0004

Address: 1925 SILVER AV

Comments: I Am absolutely against that for all the reasons
mentioned in this letter will do what ever it takes
to prevent such a destruction to our single Family Housing

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558 in Scott #80



City of Las Vegas
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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Shirley A. Davis _____

Signature Shirley A. Davis _____

Address: 1204 Mercedes Cir
Las Vegas, NV 89102

Comments: No way this will work. Too much increase

TRAFFIC onto Ellis Ave. It also will affect
The value of our homes and ruin the quality of our
Neighborhood with undesirable.

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Diane Bronstein _____

Signature Diane Bronstein _____

Address: 1204 Miracles Cr.
LV NV 89102

Comments: we have lived here for over 20 years in a quiet,
neighborhood. It would be a traffic nightmare on my
privacy with 24 hrs up and down the street it
would cause us great stress. we have 2 seniors
celebrating living here. please have some respect for
CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558** our neighborhood

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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Pamela Grogan

Signature Pamela Grogan

Address: 2121 Silvia Ave

Las Vegas NV. 89102

Comments: No parking lot exit onto Shadow Lane!
We don't want commercial zoning for
residential estates. Against tearing down single
Family home on Shadow Lane

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name JAMES STANFORD

Signature JAMES STANFORD

Address: 1241 SHADOW

Comments: DEAD AGAINST IT.

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Alana & Carol Simon

Signature Carol Simon Alana

Address: 1800 Waldman Ave

Comments: _____

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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Printed Name

Mysty Cain-Scalia Joseph Scalia

Signature

[Signature] [Signature]

Address:

1818 Waldman Ave.
Las Vegas, NV 89102

Comments:

UMC has other options for the parking
lot. Allowing this project will destroy
the gem that is Scotch 80's.

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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JUL 21 2009

BILL & ERMINIA DROBKIN**2040 EDGEWOOD AVE****LAS VEGAS, NV 89102****(702)-382-0826****(702)-382-0804 (fax)**

Date: July 22, 2009

City of Las Vegas
Planning and development Department
731 S. Fourth Street
Las Vegas, NV 89101-2986

Fax 385-7268

Request to be entered into the record for July 23rd, 2009 Planning Commission Meeting

Dear Planning Commission Members,

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of Commercial Parking and Traffic disruption into single family zoned neighborhood.

Bill Drobkin

Erminia Drobkin

2040 Edgewood Ave
Las Vegas, 89102

RECEIVED
JUL 22 2009

We believe there will be a major traffic disruption to our neighborhood as the parking patrons exit onto Shadow Lane then to Waldman or to Ellis. Edgewood Ave is Not a Thru Street and we see at least half dozen cars try to bypass Charleston Blvd every day. If approved there will be many more vehicles entering and u-turning jeopardizing the families that live on this road. Waldman already has its form of traffic; we don't need additional people using Waldman as if it were Charleston Blvd.

Edgewood Ave is Not a Thru Street and we see at least half dozen cars try to bypass Charleston Blvd every day. If approved, there will be many more vehicles entering and u-turning when they realize that there is no exit at the end of Edgewood. These people will drive fast and dangerously trying to make up for the loss of time further jeopardizing the families that live on this road.

Every once in a while we have someone who speeds down Waldman Ave. in the hopes of beating the traffic. Currently those are few, and far between, but if approved Waldman would become a nightmare of speeding vehicles, trying to enter Rancho; many of who will illegally turn left onto Rancho, further endangering lives and property. We don't need additional people using Waldman as if it were Charleston Blvd.

Additionally, there are only three (3) access/exits from Charleston into our neighborhood and one (1) exit only onto Rancho. Traffic congestion already makes it difficult for those of us who live here to get to or from our homes; additional vehicles introduced to our community will only impede our travel times, and endanger our families to fast moving vehicles leaving the parking lot, anxious to leave this area.

On Westwood Ave, one of the exit/entrances to our neighborhood there is a small example of what will happen if the parking lot is approved. The dentist office complex on the corner of Westwood and Charleston has their entrance/exit on Westwood. There are many instances of vehicles coming out of the Dentist's office almost colliding with vehicles entering or leaving Westwood Ave.

Once again we request that this project be denied do to the dangers to the community.

cc: Councilwoman Lois Tarkanian (Ward 1)

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JUL 22 2009

Ileana Drobkin
Thomas Ross
2212 EDGEWOOD AVE
2201 WALDMAN AVE
LAS VEGAS, NV 89102

Date: July 22, 2009

City of Las Vegas
Planning and development Department
731 S. Fourth Street
Las Vegas, NV 89101-2986

Fax 385-7268

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Agenda Items # 17, # 18, #19
ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of Commercial Parking and Traffic disruption into single family zoned neighborhood.

Ileana Drobkin

Thomas Ross

2201 Waldman Ave.
2212 Edgewood Ave

Las Vegas, 89102

We own two (2) major properties in this neighborhood, one on Waldman Ave. and the second on Edgewood Ave. As such we are very aware of the current and potential future situation of those streets if the parking lot is approved.

We believe there will be a major traffic disruption to our neighborhood as the parking patrons exit onto Shadow Lane then to Waldman or to Ellis.

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Additionally, there are only three (3) access/exits from Charleston into our neighborhood and one (1) exit only onto Rancho. Traffic congestion already makes it difficult for those of us who live here to get to or from our homes; additional vehicles introduced to our community will only impede our travel times, and endanger our families to fast moving vehicles leaving the parking lot, anxious to leave this area.

On Westwood Ave, one of the exit/entrances to our neighborhood there is a small example of what will happen if the parking lot is approved. The dentist office complex on the corner of Westwood and Charleston has their entrance/exit on Westwood. There are many instances of vehicles coming out of the Dentist's office almost colliding with vehicles entering or leaving Westwood Ave.

Once again we request that this project be denied do to the dangers to the community.

cc: Councilwoman Lois Tarkanian (Ward 1)

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JUL 22 2009

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

FAX: 385-7268

Request to be entered into the record for July 23rd, 2009 Planning Commission Meeting

Dear Planning Commission Members,

Please accept this fax/letter as my opposition to:

Agenda Items #17, #18, #19

ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

Margaret Hiskin

Signature

Margaret Hiskin

Address:

5 Crescent Drive
Las Vegas, NV 89102

Comments:

I am firmly opposes to this proposal. IF this is

Allowed to go forward then you are allowing these developers
AND future developers to seal the fate of AND allow the
ultimate demise of Scotch 80's. Please vote NO ON this

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

issue AND therefore help to retain the beauty AND
value of our Historic Neighborhood.

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P.S. Would you please inform me of
future meetings. Thank you.

City of Las Vegas
Planning & Development Department
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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name ERIC VUARKER

Signature Eric Vuarker

Address: 10 CRESCENT DR.
LV. 89102

Comments: A PARKING LOT ON/OUT OF CHARLESTON
ONLY, NOT ON SADDOW. PUT UP A GATE.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

City of Las Vegas
 Planning & Development Department
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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

Denise Valdez

Signature

D. Valdez

Address:

10 Crescent Dr.
 LV. 89102

Comments:

A parking lot in a residential area
 is a very bad idea!

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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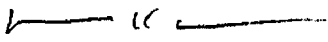
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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Maureen K Mc Cormack

Signature 

Address: 1610 Pine Street
Las Vegas, NV 89102

Comments: We aren't even allowed a gated community -
to much traffic flow - let us gate
off the areas and you can have parking garage.

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

Gate off Waldman / Rancho

*~~Ellis~~
Shadow @ Ellis
Westwood @ Park Street*

*This would
decrease traffic
in Historic
neighborhood*

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JUL 23 2009

Submitted after final agenda

Date

17-18

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

FAX: 385-7268

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name STEVEN SHEARING

Signature Steven Shearing

Address: 2009 BANNIE AVE

LAS VEGAS

Comments: Strongly opposed to commercial parking in our neighborhood.

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name EDSON Q. PARKER SUSAN R. PARKER

Signature [Signature] [Signature]

Address: 1800 SILVER AVE
LAS VEGAS, NV 89102

Comments: THIS ZONING REQUEST MUST NOT PASS.
IT IS ILL-CONCEIVED. THE TRAFFIC
ON EAST-BOUND CHARLESTON WILL BECOME
EVEN MORE CONGESTED - IF THAT IS
CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558
POSSIBLE.

A NDOT STUDY MUST BE DONE -
AND WHEN IT IS, THIS PARKING LOT
PLAN WILL BE REVEALED AS A TERRIBLE
IDEA. THE "MEDICAL DISTRICT" IS
OF CHARLESTON - KEEP IT THAT WAY.

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

FAX: 385-7268

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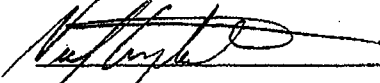
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Agenda Items #17, #18, #19

ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name NEAL ANZALOTTI

Signature 

Address: 1201 PARK CIR

LAS VEGAS, NV.

Comments: TOO INTENSE OF A USE FOR THE ENCROACHMENT

OF COMMERCIAL PARKING NEXT TO A HISTORIC NEIGHBORHOOD

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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JUL 21 2009

THOMAS A. TURNER, JR.
Counsellor at Patent Law

703 South Eighth Street
Las Vegas, Nevada 89101

Telephone: 702-385-5570
Telecopier: 702-385-4234

July 20, 2009

via facsimile: 385-7268

City of Las Vegas
Planning & Development Department
731 South Fourth Street
Las Vegas, Nevada 89101

Re: **OPPOSITION TO AGENDA ITEMS 17, 18 and 19**
July 23, 2009 Commission Meeting
ZON-34775, SUP-34776, SDR-34777

Dear Hon. Chairman and Hon. Commissioners:

I am opposed to the passage of the three referenced subject items, and would like my statement to be read aloud at the Commission Meeting to be held July 23, 2009 and entered into the record.

I am the owner of property located at 1120 Shadow Lane. My property and its occupants will be very substantially impacted by the proposed zoning variances sought. These zoning deviations effectively will result in surrounding my property with a paved parking lot, where now there are houses and house lots with trees and green space. My commitment to the Scotch Eighties neighborhood and to maintaining its serene environment compel me to oppose this proposed encroachment.

In particular, the entire south and west boundaries of my property are common with the property where the zoning changes are sought. The residence house at 1128 Shadow Lane borders my south boundary in its entirety. The proposed zoning variances would destroy that residential home and turn it into a parking lot, with an automobile opening into and from Shadow Lane which, at that location, is now a residential street. That house at 1128 Shadow Lane is an essential buffer to the surrounding neighborhood, providing important residential trees and green space esthetics which now affords quiet enjoyment to the neighborhood, buffered from traffic on Charleston Boulevard.

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City of Las Vegas
Planning & Development Department
July 20, 2009
Page 2

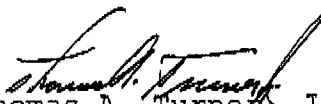
The proposed new zoning and construction calls for the utter and complete elimination of that residential house, and replacing it with a paved, 24-hour parking lot. The ingress and egress opening for that proposed parking lot calls for heavy commercial traffic encroaching a very substantial distance further into what is now the interior of the Scotch 80s neighborhood.

Yet further, there will be pedestrian traffic across the entrance into my parking area where now there is none. I am concerned for the safety of those pedestrians as well as the safety of patients coming into and leaving my property.

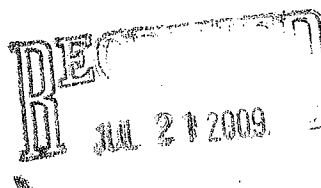
I, along with others in the neighborhood, are distressed that there has been no environmental impact study detailing and quantifying the obvious impact of increased commercial traffic, both automobile and pedestrian, within what is now a quiet, desirable residential neighborhood. Further, there appears to have been no consideration for the elimination of an historic single-family house. If any zoning variation is to be made, at the least additional time should be afforded to make these important investigations.

I would be responsive to some kind of compromise that would consider parking north of current residential homes, with ingress and egress only to Charleston. However, the present application is otherwise, and seeks to have me surrounded by 24-hour paved parking. I oppose the present application in its present form.

Respectfully submitted,


Thomas A. Turner, Jr.

cc: Hon. Lois Tarkanian,
Councilwoman, Ward 1



FOX FAMILY TRUST
1250 SHADOW LANE
LAS VEGAS, NV 89102-2414
TEL: (702) 384-8230

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

Protest

Date: July 18, 2009

SUBJECT: ZON-34775; SUP-34776; SDR-34777

We are officially withdrawing our support from the above listed zoning & use permit changes. Please make the adjustment in your records for the meeting on July 23rd and state that we are now in *opposition*. In particular, please remove our earlier letter to your office that is currently posted on your web site.

At the July 14th Public Meeting regarding this issue, previously unavailable information surfaced that has convinced us that this project is detrimental to the welfare of our neighborhood.

Our property, at 1250 Shadow Lane, is directly adjacent to the developer's excess property (which could be used as storage in support of the parking). Our home, with over 12,000 square feet, is within 100 feet of the proposed rezoning and is the most valuable of all the adjacent homes.

We are planning to sell our home but are remaining in the Scotch Eighties, having extensively remodeled a house only two blocks away. There is little question that the commercialization of this adjacent property into mass public parking will have a detrimental effect on the property values of both of the houses we currently own, particularly on the Shadow Lane property.

Our home is buffered from commercialization by *only three* residential homes on Shadow Lane, one of which is now planned for demolition by the developer. This project will almost certainly create an exponential increase in through traffic using Shadow Lane to Waldman for egress to Rancho Blvd. Waldman and Shadow is already experiencing this phenomenon at near highway speeds.

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We are also opposed to 24/7 operations that would increase noise in the residential neighborhood, including increased car alarms, slamming car doors, loud voices, and related dog barking responses. Given UMC's status as the only Level 1 trauma center in the region, we *already* experience a high level of indigent traffic through the area along with the concomitant vandalism and crime. To bring this element across Charleston Blvd and deposit them into the Scotch Eighties via Shadow Lane is something we strongly oppose.

Finally, if the proposed parking were to exceed space demand, there is little doubt that overflow parking would go directly into the residential neighborhoods on both Shadow Lane and Ellis Ave. The historic and tranquil nature of the Scotch Eighties that originally attracted us to the neighborhood almost ten years ago could be lost forever.

Sincerely,

Morton Fox
Morton Fox, Trustee
Fox Family Trust

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JUL 21 2009

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

FAX: 385-7268

Request to be entered into the record for July 23rd, 2009 Planning Commission Meeting

Dear Planning Commission Members,

Please accept this fax/letter as my opposition to:

Agenda Items #17, #18, #19

ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

Signature

Address:

Comments:

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

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Printed Name

AMES

PATRICIA

Signature

AMES

PATRICIA

Address:

1201 SHADOW LANE

LV, NV 89102

Comments:

*Stop commercial encroachment
into this historic neighborhood
Please don't tear down Mrs. Ellis'
House!*

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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JUL 21 2009

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Printed Name

JILLIAN J. (JERI) PACKE

Signature

[Handwritten Signature]

Address:

1221 PARK CIRCLE
LAS VEGAS, NV. 89102

Comments:

SEE ATTACHED LETTER

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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City of Las Vegas
Planning & Development Department
Development Services Center
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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name JAMES STANFORD

Signature JAMES STANFORD

Address: 1241 SHADOW

Comments: DEAD AGAINST IT.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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JUL 24 2009

City of Las Vegas
Planning & Development Department
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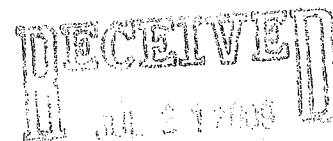
Printed Name Nathan & Comfort Ozobia

Signature 

Address: 1533 Westwood Drive

Comments: We certainly do not want
a parking lot in that location

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



City of Las Vegas
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Printed Name Mark J. Funanage

Signature

M. J. Funanage

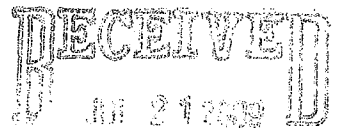
Address: 1205 Park Circle

Las Vegas, NV 89102-2406

Comments: My property shares a common boundary with the proposed parking lot,

therefore the negative impact on my property value will be enormous.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

TERRY McLOY

Signature

[Handwritten Signature]

Address:

1630 WESTWOOD BL

LAS VEGAS NV 89102

Comments:

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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JUL 21 2009

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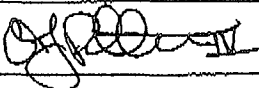
ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

CAL POTTER

Signature



Address:

1125 SHADOW LANE

LAS VEGAS, NV 89102

Comments:

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name GSA MANAGEMENT TRUST - 16204210115

Signature

S. K. Shaw - Trustee

Address: 1300 BIRCH STREET
LAS VEGAS, NV 89102

Comments: Primary concern is the amount of traffic that will come into the Scotch 80's residential area on Waldman which my house borders. I am also concerned to see a portion of residential area be re-zoned to commercial and the future development ramifications this will have on our neighborhood.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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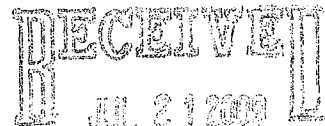
Printed Name ANN P. SKALL

Signature Ann P. Skall

Address: 2112 Silver Ave.
Las Vegas, NV 89102

Comments: We must keep commercial encroachment out
of our family neighborhood.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



City of Las Vegas
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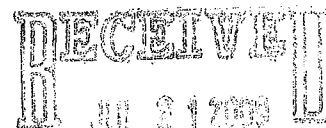
Printed Name PAUL FERGUSON

Signature Paul Ferguson

Address: 2120 SILVER AVE

Comments: NO ENTRANCE ON SHADOW LANE

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name KATHERINE FERGUSON

Signature Katherine Ferguson

Address: 2117 SILVER AVE.

Comments: DON'T EXIT OR ENTER ON SHADOW
LANE

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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Planning & Development Department
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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Mysty Cain-Scalia Joseph Scalia

Signature

Address:

1818 Waldman Ave.
Las Vegas, NV 89102

Comments:

UMC has other options for the parking
lot. Allowing this project will destroy
the gem that is Scotch 80's.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

DECEMBER 11
NOV 2 1 2009

City of Las Vegas
Planning & Development Department
Development Services Center
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Las Vegas, NV 89101-2986

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Printed Name

Margaret Hiskin

Signature

Margaret Hiskin

Address:

5 Crescent Drive
Las Vegas, NV 89102

Comments:

I am firmly opposes to this proposal. IF this is

Allowed to go forward then you are allowing these developer
AND future developers to seal the fate of AND allow the
ultimate demise of Scotch 80's. Please vote NO ON this

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

issue AND therefore help to retain the beauty AND
value of our Historic Neighborhood.



P.S. Would you please inform me of
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Printed Name

Denise Valdez

Signature

D. Valdez

Address:

10 Crescent Dr.
 LV. 89102

Comments:

A parking lot in a residential area
 is a very bad idea!

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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Printed Name ERIC VIUAREAL

Signature Eric Viuareal

Address: 10 CRESCENT DR.
LV. 89102

Comments: A PARKING LOT ON/OUT OF CHANNESSTON
ONLY, NOT ON SARDON. PUT UP A GATE.

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FAX: 385-7268

Request to be entered into the record for July 23rd, 2009 Planning Commission Meeting

Dear Planning Commission Members,

Please accept this fax/letter as my opposition to:

Agenda Items #17, #18, #19

ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

Maureen K Mc Cormack

Signature

[Signature]

Address:

1610 Pine Street

Las Vegas, NV 89102

Comments:

*We aren't even allowed a gated community -
to much traffic flow - let us gate
off the areas and you can have parking garage.*

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

RECEIVED
JUL 23 2009

Gate off Waldman / Rancho

*~~Ellis~~
Shadow @ Ellis
Westwood @ Park Circle*

*This would
decrease traffic
in Historic
neighborhood*

Submitted after final agenda

Date

Item

19

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

FAX: 385-7268

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name STEVEN SHEARING

Signature Steven Shearing

Address: 2009 BANNIE JANE

LAS VEGAS

Comments: Strongly opposed to commercial parking in our neighborhood.

CC: Councilwoman Lois Tarkanian (Ward 1) **FAX: 382-8558**

RECORDED
JUL 23 2009

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

FAX: 385-7268

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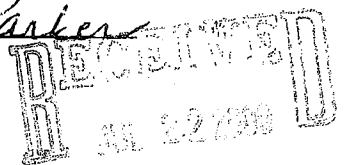
ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name EDSON Q. PARKER SUSAN R. PARKER

Signature [Signature] [Signature]

Address: 1800 SILVER AVE
LAS VEGAS, NV 89102



Comments: THIS ZONING REQUEST MUST NOT PASS.
IT IS ILL-CONCEIVED. THE TRAFFIC
ON EAST-BOUND CHARLESTON WILL BECOME
EVEN MORE CONGESTED - IF THAT IS
CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558
POSSIBLE.

A NDOT STUDY MUST BE DONE -
AND WHEN IT IS, THIS PARKING LOT
PLAN WILL BE REVEALED AS A TERRIBLE
IDEA. THE "MEDICAL DISTRICT" IS NORTH
OF CHARLESTON - KEEP IT THAT WAY.

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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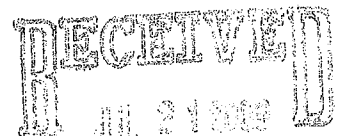
Agenda Items #17, #18, #19

ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Marianne Hicks Kifer
Signature Marianne Hicks Kifer
Address: 2020 Waldman Ave
Las Vegas, NV 89102
Comments: _____

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Shirley A. Davis _____

Signature Shirley A. Davis _____

Address: 1204 Mercedes Cir
Las Vegas, NV 89102

Comments: No way this will work. Too much increase

TRAFFIC onto Ellis Ave. It also will affect
The value of our homes and ruin the quality of our
neighborhood with undesirable.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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JUL 24 2009

City of Las Vegas
Planning & Development Department
Development Services Center
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Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

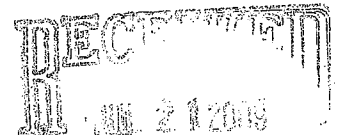
Printed Name N. W. K. E. U.

Signature [Signature] 471-0004

Address: 1925 SILVER AV

Comments: *I Am absolutely against that for all the reasons mentioned in this letter will do what ever it takes to prevent such a destruction to our single Family Housing*

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558 in Scott #80



City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Pamela Grogan

Signature Pamela Grogan

Address: 2121 Silvia Ave

Las Vegas, NV. 89102

Comments: No parking lot exit onto Shadow Lane!
We don't want commercial zoning for
residential estates. Against tearing down single
Family home on Shadow Lane.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

RECEIVED
JUL 21 2009

City of Las Vegas
Planning & Development Department
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731 S. Fourth Street
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Agenda Items #17, #18, #19

ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

Signature

Address:

Comments:

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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JUL 21 2009

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Planning & Development Department
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731 S. Fourth Street
Las Vegas, NV 89101-2986

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

AMES

PATRICIA

Signature

AMES

PATRICIA

Address:

1201 SHADOW LANE

LV, NV 89102

Comments:

*Stop commercial encroachment
into this historic neighborhood
Please don't tear down Mrs. Ellis'
House!*

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

RECEIVED
JUL 21 2009

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

Diane Bernstein

Signature

Diane Bernstein

Address:

1204 Miracles Cr.

LV NV 89102

Comments:

we have lived here for over 20 years in a quiet neighborhood. It would be a traffic mess on my privacy and now 24 hrs up and down the street it would cause us great stress. we have a senior citizen living here. please have some respect for our neighborhood

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

RECEIVED
JUL 21 2009

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name

LILLIAN J. (JERI) PACKE

Signature

[Handwritten Signature]

Address:

1221 PARK CIRCLE
LAS VEGAS, NV. 89002

Comments:

SEE ATTACHED LETTER.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

RECEIVED
JUL 22 2009

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Alan & Carol Simon

Signature Carol Simon Alan

Address: 1800 Waldman Ave

Comments: _____

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

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JUL 24 2009

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

FAX: 385-7268

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ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Melissa Bronstein

Signature Melissa Bronstein

Address: 1204 Mercedes Cir.
LV NV 89102

Comments: This would be a TRAVESTY to this
neighborhood & would disrupt our quality of
life. In which we all have worked hard for.

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558

I feel that UMC & the developer
are way ~~off~~ out of line with this
proposal

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JUL 21 2009

City of Las Vegas
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731 S. Fourth Street
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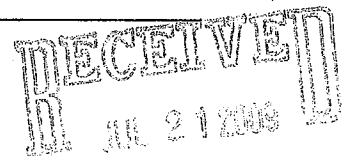
Printed Name

Signature

Address:

Comments:

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



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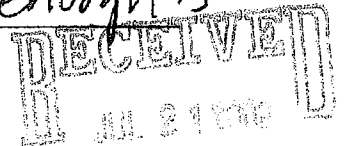
ZON-34775; SUP-34776; SDR-34777

Opposition to the encroachment of commercial parking and traffic disruption into single family zoned neighborhood.

Printed Name Michael McGraw Sean McGlenahan
Signature Michael McGraw Sean McGlenahan
Address: 1400 Westwood DR
LV-NV. 89102

Comments: we cant get gated but we can
become a public parking lot ?? enough is
enough!!

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, NV 89101-2986

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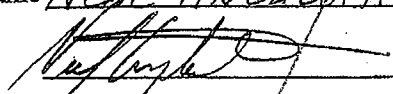
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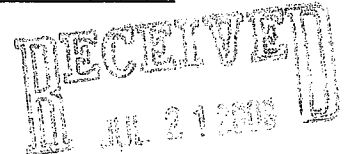
Printed Name NEAL ANZALOTTI

Signature 

Address: 1201 PARK CIR
LAS VEGAS, NV.

Comments: TOO INTENSE OF A USE FOR THE ENCROACHMENT
OF COMMERCIAL PARKING NEXT TO A HISTORIC NEIGHBORHOOD

CC: Councilwoman Lois Tarkanian (Ward 1) FAX: 382-8558



Meeting Coordinator
Las Vegas Planning Commission
731 S. Fourth Street
Las Vegas, NV 89101-2986

Monday, July 20, 2009

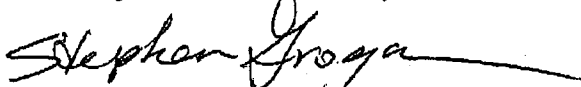
FAXED: 385-7268

RE: July 23rd, 2009 Commission Meeting
Agenda Items #17, #18, #19
ZON-34775; SUP-34776; SDR-34777

We have been informed by a consultant to the applicant that these items listed above have been postponed for 30 days.

Could you confirm that to us? And how that is formalized so we don't have to have a lot of concerned citizens showing up at the meeting to speak on this issue?

Thank you. Please write your comments on this paper and fax back to: 759-0003


Stephen Grogan, President
Scotch 80's Home Owner Association
Email: Scotch80Neighbor@gmail.com
Contact: 303-5915

RECEIVED
JUL 21 2009

Submitted after final agenda

Date 7-23-09 Item 17-19

Scotch Eighties Home Owners Association

840 S. Rancho #4-337
Las Vegas, NV 89106
(702) 759-0002 Fax 759-0003
Email: Scotch80Neighbor@gmail.com
Website: www.Scotch80.com

The Honorable
Oscar Goodman, Mayor of Las Vegas
Lois Tarkanian, Councilwoman, Ward 1

Thursday, July 16, 2009

Chairman, Las Vegas Planning Commission

**Reference: 270 unit parking lot proposed in single
family residential neighborhood
ZON-34775; SUP-34776; SDR-34777**

The Scotch Eighties Home Owners Association is seeking the postponement of the above referenced items to be brought before the Planning Commission on the July 23rd meeting.

Residents feel there has been a behind-the-scene effort to railroad this re-zoning through the system with an action hearing before the Planning Commission to be held only a week from the initial public notification meeting, and accomplished with little neighborhood input, or valid questions answered. The Association is particularly incensed that various city departments signed off on 'approvals' of this project without one iota of data as to neighborhood impacts.

The Association further points out the following issues as yet unresolved:

- I. The City delegate at the public informational meeting informed the attendees that a traffic impact study was not required in this re-zoning; however, it is apparent that a 24/7 parking lot consisting of 270 parking lots will:
 - a.) dump sizable amounts of traffic out into a residential neighborhood;
 - b.) that parking lot patrons in excess of an estimated 300-400 people daily will be required to cross Charleston Blvd, at a mid point traffic signal which will cause major delays to State Highway traffic flows (and the State Highway Dept. has not been notified as to these ramifications).

RECEIVED
JUL 17 2009

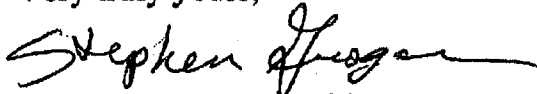
II. There has been no empirical evidence supplied by Clark County (UMC) as to either the need for over-flow parking, or if a need, the review of other alternatives. The Association themselves have identified 100 existing parking spots available to the hospital campus that they have chosen to ignore.

III. This project also allows for the destruction of a 'historic' single family home, and to our knowledge no one from the City's Historic Preservation office has been involved in this application.

IV. Above all, the neighborhood and its sphere of influence, bounded by Charleston, Rancho, Oakey, and MLK roadways, have seen a recent pattern where developers continue to encroach into our historic single family residential neighborhood. We are concerned that this re-zoning of *residence estates* to *commercial* is only a symptom of a larger more destructive malaise against quality urban family lifestyles. We can easily foresee on the horizon the movement of 'business medical offices' into former family housing units due to the apathy of the Planning Commission and City officials.

We respectfully seek a postponement of the above referenced Commission rezoning items on July 23rd. We are more than willing to work with Clark County (UMC) to see if there is any resolve to our concerns.

Very truly yours,



Stephen Grogan, President
Scotch Eighties Home Owners Association



OPPOSITION TO A 270 CAR PARKING LOT IN OUR NEIGHBORHOOD

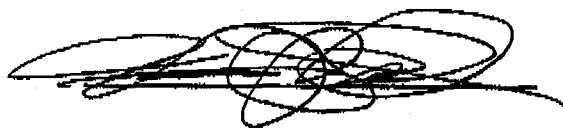
- 1. THE DESTRUCTION OF AN HISTORIC SINGLE FAMILY NEIGHBORHOOD.**
- 2. THE RE-ZONING OF SINGLE FAMILY HOUSING DESIGNATION INTO COMMERCIAL.**
- 3. MAJOR TRAFFIC DISRUPTION TO OUR NEIGHBORHOOD. PARKING PATRONS WILL TEND TO EXIT MORE ONTO SHADOW LANE AND WALDMAN OR TO ELLIS.**
- 4. TRAFIC DISRUPTION AND SAFETY CONCERNS BY MORE INDIVIDUALS CROSSING CHARLESTON BLVD.**
- 5. 24 HOUR A DAY PARKING IMPACT ON SURROUNDING NEIGHBORS.**
- 6. PROJECT DEVELOPER ATTITUDE: THE FAILURE OF CLARK COUNTY (UMC) TO DO ANY PROJECT ANALYSIS INCLUDING TRAFFIC FLOW IMPACTS; AN ATTEMPT BY CLARK COUNTY TO RUSH THROUGH ZONING. NO INDICATION FROM UMC IF ANY OTHER OFF-SITE PARKING HAS BEEN RESEARCHED. PAST HISTORY OF LAND OWNER TO DESTROY SINGLE FAMILY HOMES IN THIS NEIGHBORHOOD.**
- 7. THE GREATEST THREAT IS THE LARGER PICTURE THAT VARIOUS INFLUENCES ARE SEEKING TO ENCROACH INTO OUR SINGLE FAMILY NEIGHBORHOOD FOR THEIR OWN PROFITABILITY, AND TO THE DETRIMENT OF OUR HOUSING VALUES.**
- 8. THE MOVEMENT OF UMC INTO OUR NEIGHBORHOOD WILL OPEN THE DOOR FOR ADDITIONAL MEDICAL TYPE BUILDINGS, INCLUDING THE POSSIBLE CONVERSION OF RENTAL HOMES ON WESTWOOD DRIVE (OWNED BY THE PARKING LOT DEVELOPER) INTO GROUP-HELP OR HALF-WAY HOUSES.**
- 9. THERE IS A GROUP OF NEIGHBORS (CHARMAST LANE AND ELLIS AVE.) ORGANIZING TO SELL OUT TO THE FUTURE NDOT EMINENT DOMAIN PROJECT WHO HAVE NO CONCERN FOR THE QUALITY OF THE**

NEIGHBORHOOD AND HAVE TAKEN A NEUTRAL OR POSITIVE POSITION IN
ALLOWING THE PARKING LOT TO COME INTO OUR NEIGHBORHOOD.

THIS NEIGHBORHOOD AND I REQUEST A POSTPONEMENT OF THE PLANNING
BOARD COMMISSION.

REFERENCE: ZON-34775;SUP-34776; SDR34777.

PLANNING COMMISSION AGENDA ITEMS: #17,18 AND 19.



VIVIAN J. (JERI) PACKE

1221 PARK CIRCLE

LAS VEGAS, NEVADA, 89102