

Planning & Development Department
Scanning Cover Sheet

Case No Z-0030-68

APN 139-30-812-006

Location W of Valley View, S of LV Expressway

Applicant City of Las Vegas

Subject

Reclassification of property legally described as those portions of the SW 1/4 of the SE 1/4 and the SE 1/4 of the SW 1/4 of Section 30, Township 20 South, Range 61 East, MDB&M, lying South of the South right-of-way line of Las Vegas Expressway (aka West Fremont Street).



PROPERTY OWNERS

PROTESTS

APPROVALS

1.	_____	_____
2.	_____	_____
3.	_____	_____
4.	_____	_____
5.	_____	_____
6.	_____	_____
7.	_____	_____
8.	_____	_____
9.	_____	_____
10.	_____	_____
11.	_____	_____
12.	_____	_____
13.	_____	_____
14.	_____	_____
15.	_____	_____
16.	_____	_____
17.	_____	_____
18.	_____	_____
19.	_____	_____
20.	_____	_____

FILE NO. Z-30-68

NOTICE OF PUBLIC HEARING

October 10, 1968

September 25, 1968

Notice is hereby given that on October 10, 1968, at 7:30 P.M. in the Council Chambers of City Hall, Las Vegas, Nevada, the City Planning Commission will hear the application of:

Z-30-68 THE CITY OF LAS VEGAS FOR RECLASSIFICATION
OF PROPERTY LEGALLY DESCRIBED AS THOSE
PORTIONS OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$)
OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) AND THE
SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF THE SOUTHWEST
QUARTER (SW $\frac{1}{4}$) OF SECTION 30, TOWNSHIP 20
SOUTH, RANGE 61 EAST, MDB&M, LYING SOUTH
OF THE SOUTH RIGHT-OF-WAY LINE OF LAS VEGAS
EXPRESSWAY (AKA WEST FREMONT STREET) AND
GENERALLY LOCATED WEST OF ALGIERS ROAD
(EXTENDED) AND SOUTH OF LAS VEGAS EXPRESS-
WAY (AKA WEST FREMONT STREET),
FROM: R-E (Residence Estates)
TO: C-V (Civic)

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

In the event this item is acted upon by the City Planning Commission it will automatically be heard by the City Commission at their next regular meeting.


DON J. SAYLOR, AIP,
Director of Planning

D R A F T

NOTICE OF PUBLIC HEARING

D R A F T

October 10, 1968

Sept 25, 1968

Notice is hereby given that on October 10, 1968 at 7:30 PM, in the Council Chambers of the City Hall, Las Vegas, Nevada, the City Planning Commission/~~Board of Zoning Adjustment~~ will hear the application of:

Z-30-68

THE CITY OF LAS VEGAS FOR RECLASSIFICATION OF
 PROPERTY LEGALLY DESCRIBED AS ^{9/1} ~~THE~~ ^{THOSE PORTIONS OF} SOUTHWEST
 QUARTER (SW $\frac{1}{4}$) OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$)
 AND THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF THE SOUTH-
 WEST QUARTER (SW $\frac{1}{4}$) OF SECTION 30, TOWNSHIP 20
 SOUTH, RANGE 61 EAST, MDB&M, ~~AND~~ LYING SOUTH
 OF THE SOUTH RIGHT-OF-WAY LINE OF LAS VEGAS
 EXPRESSWAY (AKA WEST FREMONT STREET) AND GENER-
 ALLY LOCATED ^{SOUTH AND} ~~ON THE SOUTHWEST CORNER~~ OF ALGIERS
 ROAD (EXTENDED) AND ^{SOUTH OF} LAS VEGAS EXPRESSWAY (AKA
 WEST FREMONT STREET),

^M FROM: R-E (Residence Estates)

TO: C-V (Civic)

~~PROPOSED USE:~~

Any and all interested persons may appear before the City Planning Commission/~~Board of Zoning Adjustment~~ either in person or by representative, and object to or express approval of the proposed reclassification, ~~variance/use permit~~, or may prior to this hearing file with the City Planning Director written objections thereto or approval thereof.

DJS:ds

DON J. SAYLOR
Director of Planning

ZONE CHANGE - APPLICATION OF THE CITY OF LAS VEGAS

Director of Planning, Donald J. Saylor: The first item on the agenda is an application by the City of Las Vegas. However, it concerns property owned by the Water District and is a parcel of land located at the southwest corner of Algiers and intersection of the Las Vegas Freeway. The property to the south is under private ownership. It is an odd-shaped parcel of approximately 30 acres and the Water District indicated to us several months ago that they were willing to make that available for public use for recreational purposes. One of the proposals was by the Little League and Pop Warner Football people to build a ball diamond/football complex on a major portion of it. The action of the C-V zoning, from the R-E, is simply to allow a public use of the property. It does not eliminate the residential use, but it does allow a public use merely by means of a plot plan approval by this Board. After it is zoned C-V we then anticipate that these people will come in with a plot plan proposing the particular development on a major portion of it. On the remainder of it, we have indicated to the Water District that at this time we have no specific use for it. At a later date there may be a use, but at the present time we did not entertain any thought of development of it. There were no protests at the Planning Commission meeting. There were two or three people from the area who appeared and asked a few questions. The Planning Commission has recommended approval.

(No response to the Mayor's call for comments)

Commissioner Corey: Who is going to build this Little League Park?

Mr. Saylor: The proposal to the Water District is to the effect that this group would. They, in fact, want it for their use. There is no obligation for any City development on this.

Commissioner Corey moved the application of the City of Las Vegas for zoning reclassification of property generally located west of Algiers Road (extended) and south of Las Vegas Expressway (aka West Fremont St.)

From: R-E
To: C-V

be APPROVED.

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

VAC-12-68

Date set for
Public Hearing

VACATION - PETITION OF SAMUEL DAVIS, ET AL

Mr. Saylor: The next item is a proposed vacation of a half street in the south half of the Metropolitan Addition, called Arlo, lying between a parcel that used to belong to the School District and which (I understand now) is under private ownership - (the same person, I think, owns both sides of this) - and there is no need, as far as we can see, for the street. The Planning Commission has recommended approval and, in fact, when these streets were constructed, this one was not laid out as it now is.

(No response to the Mayor's call for comments)

Commissioner Mirabelli moved that the recommendation of the City Attorney that November 20, 1968, at 2:00 p.m., be specified for Public Hearing, be APPROVED.

ORDINANCE NO. 934-140

AN ORDINANCE TO AMEND TITLE XI, CHAPTER 1, SECTION 3 OF THE MUNICIPAL CODE OF THE CITY OF LAS VEGAS, NEVADA, 1960 EDITION, BY AMENDING THE LAND USE PLAN MAP ADOPTED BY THE CITY OF LAS VEGAS, AND CHANGING THE ZONING DESIGNATION OF SAID MAP.

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

SECTION 1. The Land Use Plan Map adopted by Title XI, Chapter 1, Section 3 of the Municipal Code of the City of Las Vegas, Nevada, 1960 Edition, is hereby amended to read as follows:

FROM R-E to C-V (Z-30-68)

Those portions of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) and the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section 30, Township 20 South, Range 61 East, MDB&M, lying South of the South right-of-way line of Las Vegas Expressway (also known as West Fremont Street).

FROM R-2 to P-R (Z-26-68)

Lot 26, Block 6, Francisco Park #2.

FROM R-3 and R-1 to C-1 (Z-18-67)

The North 675 feet of Government Lot 6 and the North 675 feet of the West 300 feet of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section 6, Township 21 South, Range 61 East, MDB&M.

FROM C-1 to R-1 (Z-6-66)

The South 200 feet of the East 150 feet of Government Lot 55, Section 36, Township 20 South, Range 60 East, MDB&M.

FROM R-1 to C-1 (Z-6-66)

The South 200 feet of the West 150 feet of Government Lot 55, Section 36, Township 20 South, Range 60 East, MDB&M.

SECTION 2. All ordinances, parts of ordinances, chapters, sections, subsections, paragraphs, sentences, clauses or phrases contained in the Municipal Code of the City of Las Vegas, Nevada, 1960 Edition, in conflict herewith are hereby repealed.

PASSED, ADOPTED AND APPROVED this 20th day of November, 1968.

/s/ Philip M. Mirabelli

ORAN K. GRAGSON, Mayor
PHILIP M. MIRABELLI, Mayor Pro Tem

ATTEST:

/s/ Edwina M. Cole

City Clerk

The above and foregoing ordinance was first proposed and read by title to the Board of Com-

missioners on the 6th day of November, 1968, and referred to the following committee composed of Commissioners Stewart and Mirabelli for recommendation; thereafter the said committee reported favorably on said ordinance on the 20th day of November, 1968, which was a regular meeting of said Board; that at said REGULAR meeting the proposed ordinance was read by title to the Board of Commissioners as first introduced and adopted by the following vote:

VOTING "AYE": Commissioners Hewery, Corey, Stewart and Mayor Pro Tem Mirabelli

VOTING "NAY": None ABSENT: Mayor Gragson

APPROVED:

/s/ Philip M. Mirabelli

ORAN K. GRAGSON, Mayor
PHILIP M. MIRABELLI, MAYOR PRO TEM

ATTEST:

/s/ Edwina M. Cole

City Clerk

October 17, 1968

City Attorney

Planning Department

Request For Ordinance
Preparation

Manager
Assessor
Req. For Ord.
George Fife
Steve Miller
10-30-68

Would you please prepare an Ordinance to rezone the following property:

Z-30-68 From R-E to C-V

These portions of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) and the Southeast Quarter (SE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section 30, Township 20 South, Range 61 East, NDB&M, lying South of the South right-of-way line of Las Vegas Expressway (AKA West Fremont Street).

Robert C. Clesmer
Senior Planner

RCC:lm

M I N U T E S

CITY PLANNING COMMISSION

October 10, 1968

A regular meeting of the City Planning Commission was called to order at 7:30 P.M. in the Council Chambers of Las Vegas City Hall.

PRESENT: Chairman Tiberti, Vice Chairman Johnston, Messrs. Matteucci, O'Brien and Uehling.

STAFF PRESENT: Director of Planning Don Saylor.

MINUTES: The Minutes of the regular meetings of September 12, and September 24, 1968, were approved as mailed by a unanimous vote.

NEW BUSINESS:

PUBLIC HEARINGS:

1. Z-30-68
Approved

Application of the CITY OF LAS VEGAS for reclassification of property legally described as those portions of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) and the Southeast Quarter (SE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section 30, Township 20 South, Range 61 East, MDB&M, lying South of the South Right-of-Way line of Las Vegas Expressway (aka West Fremont Street) and generally located west of Algiers Road (extended) and south of Las Vegas Expressway (aka West Fremont Street), from R-E to C-V.

Mr. Saylor stated that the City Commission has given permission to initiate a request of C-V classification on this certain Water District property. He indicated the portion of the Water District property involved in the application. It consists of approximately thirty-five acres and the proposed use is for a Little League Ball Diamond, football fields and other public uses.

Staff recommends approval. There are no protests of record.

Chairman Tiberti declared the public hearing open.

JAMES GARRISON, 416 Estella Avenue, appeared and asked several questions concerning the use but was not in protest.

An unidentified lady from the audience also asked several questions. No-one else appeared.

Chairman Tiberti declared the public hearing closed.

Mr. Matteucci moved that the application of THE CITY OF LAS VEGAS for reclassification of property generally located west of Algiers Road (extended) and south of Las Vegas Expressway (aka West Fremont Street), from R-E to C-V, be approved.

Mr. Uehling seconded the motion and it was carried by a unanimous vote.

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

APPLICATION FOR RECLASSIFICATION OF PROPERTY

TO THE CITY PLANNING COMMISSION:

Pursuant to Section 25, Chapter 1, Title XI, of the Las Vegas City Code, as amended, the undersigned owner of property hereinafter described, hereby presents his application requesting that certain property be reclassified from the R-E Use District to a C-V Use District, as established by Section 4, Chapter 1, of the Las Vegas City Code, as amended. Also accompanying this application is the prescribed fee of \$ N/A.

The property hereinbefore referred to and in relation to which said changes are hereby applied for, is described as follows, to wit:

The Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section 30, Township 20 South, Range 61 East and the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section 30, Township 20 South, Range 61 East all lying south of the south right-of-way line of Las Vegas Expressway (AKA West Fremont Street) and generally located on the southwest corner of Algiers Road (extended) and Las Vegas Expressway (AKA West Fremont Street).

OWNER'S AFFIDAVIT

(owner shall mean owner of record only)

STATE OF NEVADA) ss:
COUNTY OF CLARK)

City of Las Vegas by

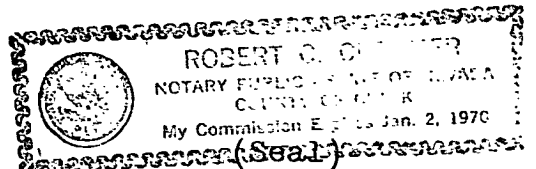
I, Don J. Saylor as authorized by City Commission action August 21, 1968

being duly sworn, depose and say that I am (we are) the owner(s) of property involved in this application and that the foregoing statements are and answers herein contained and the information herewith submitted are in all respects true and correct to the best of (my), (our) knowledge and belief.

Signed: (In Ink) Mailing Address Phone No.:

Subscribed and sworn to before me this 26th day of August, 1968

Notary Public in and for said County and State



SEE REVERSE SIDE for Plot Plan Specs. and further informational requirements.

FOR PLANNING DEPARTMENT USE ONLY

This is to certify that the foregoing has been inspected by me and was filed with the office of the Las Vegas City Planning Commission in accordance with the provisions of Section 25, Chapter 1, Title XI, of the Las Vegas City Code.

Filing Fee \$ N/A
Receipt No. : N/A
Case No. : 2-30-68

Received by: [Signature]
Date: 8/27/68

Notice to: Las Vegas Valley Water Dist.
Attn: Pat Head

Sub for 10/10/68 P.C.

PLOT PLAN SPECIFICATIONS FOR RECLASSIFICATION

1. Two (2) copies.
2. Minimum Size - 17 x 11 inches.
3. Legible.
4. Completely dimensioned, including boundary dimensions, dimensions of buildings, distances from buildings to property lines.
5. Address and street name of property.
6. Off-street parking lay-out showing spaces, driveways, turn-around areas, etc., fully dimensioned.
7. Must be drawn to scale, with scale indicated.
8. Show north-point.

the benefit of the taxpayer. I would surely have no objection to getting together with anybody to see if there are some problems we could resolve that would not conflict with the taxpayers' interest.

Commissioner Howery: I would suggest that you appoint a different Committee on it. Commissioners Stewart and Corey and then you would have the thinking of all of the Board members.

Mayor Gragson: I think that is an excellent idea but if there needs to be a further discussion, then the full Commission meet -

Mayor Gragson appointed Commissioners Stewart and Corey as the Committee to study provisions of Ordinance No. 1316.

Commissioner Stewart: Mr. Whitmore, could you set up a meeting that would be convenient for both of us next week? With these people and the Attorney General?

Mr. Whitmore: Yes. Do you want to set one now, and I will notify them? What about Wednesday (August 28th) at 2:00 p.m.?

Commissioner Stewart: That would be satisfactory -

Mayor Gragson: That would give you time to notify the Attorney General's office -

Mr. Whitmore: Who in that office is concerned with this Ordinance?

Mr. Jemison: Tom Sheehan. I will call Mr. Sheehan. I promised him that I would report back to him.

Mayor Gragson: I believe the notice should be go to the Attorney General and let him designate whoever he wants to be here on August the 28th at 2:00 p.m.

WATER DISTRICT
PROPERTY
Approved

Z-30-68

PERMISSION TO INITIATE ZONING ACTION TO C-V
CLASSIFICATION

Mr. Saylor: The next item on the agenda refers to a portion of the Water District Property - the area colored in green - at the south-west corner of Fremont and Algiers. This property is privately-owned. Immediately to the north is a school and to the east is Water District operating property. This is some thirty-five (35) acres, presently zoned R-E and a representative of the Water District has indicated that they wish to make it available to the City for a public use. Part of the use contemplated is a Little League Ball Diamond and Pop Warner Football Field operation. However, at this time I don't have it on the agenda to discuss with you, in detail, the proposed use of it, but simply to ask permission to initiate a zoning action to have it zoned C-V, which is a Civic Zone and which would allow a public use of the property in the event the transaction will transpire and it is made available for public use.