

Planning & Development Department Scanning Cover Sheet

Case No V-0099-76

APN 139-32-702-004

Location 2315 Alta Dr

Applicant Dr. Juel A. Parker

Subject

To allow a block and wrought iron fence within the front yard area 5'6" high where 4' high, top 2' 50% open is allowed; allow a corral to the rear and side property lines where 25' setbacks are required; and to allow a stable 6' from the side property lines where a 25' setback is required.



FILE HISTORY

[illegible]

PROPERTY OWNERS

PROTESTS

APPROVALS

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

Harry E. Claiborne, Atty
Mr. Riley B. King

FILE NO.

V-99-76

NOTICE OF PUBLIC HEARING

DECEMBER 15, 1976

November 30, 1976

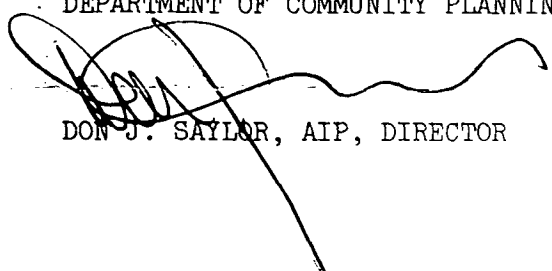
Notice is hereby given that on December 15, 1976, at 7:30 P.M. in the Commission Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada, the Board of Zoning Adjustment will hear the application of:

V-99-76 DR. JUEL A. PARKER FOR A VARIANCE TO ALLOW A BLOCK AND WROUGHT IRON FENCE WITHIN THE FRONT YARD AREA 5'6" HIGH WHERE 4' HIGH, TOP 2' FIFTY PERCENT OPEN IS ALLOWED; ALLOW A CORRAL TO THE REAR AND SIDE PROPERTY LINES WHERE 25 FT. SETBACKS ARE REQUIRED; AND TO ALLOW A STABLE 6 FT. FROM THE SIDE PROPERTY LINES WHERE A 25 FT. SETBACK IS REQUIRED ON PROPERTY LOCATED AT 2315 ALTA DRIVE ON THE SOUTH SIDE OF ALTA DRIVE BETWEEN SHETLAND ROAD AND RANCHO DRIVE IN ZONING DISTRICT R-A (RANCH ACRES).

PROPERTY LEGALLY DESCRIBED AS THAT PORTION OF THE NORTH HALF (N $\frac{1}{2}$) OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF SECTION 32, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B.&M., MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE NORTH HALF (N $\frac{1}{2}$) OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF SAID SECTION 32, THENCE SOUTH 0°01'40" EAST 30 FEET; THENCE SOUTH 89°25'55" EAST 1,125.02 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 0°37'20" WEST 301.15 FEET; THENCE SOUTH 89°27'40" EAST 330.00 FEET; THENCE NORTH 0°37'20" EAST 300.98 FEET; THENCE NORTH 89°25'55" WEST 330.00 FEET TO THE TRUE POINT OF BEGINNING EXCEPTING THEREFROM THE WEST 155.00 FEET.

Any and all interested persons may appear before the Board of Zoning Adjustment either in person or by representative and object to or express approval of the proposed Variance; or may, prior to this hearing, file with the Department of Community Planning and Development written objection thereto or approval thereof.

DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT


DON J. SAYLOR, AIP, DIRECTOR

DJS:bjc

(The information contained above is considered to be accurate; however, there may be minor variations involved.)

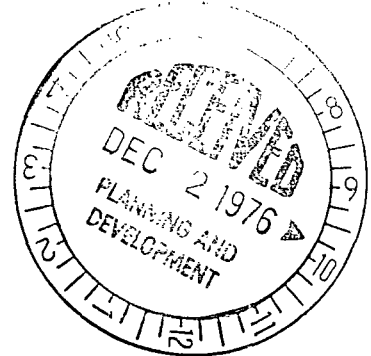
JAMES J. BROWN
ANNETTE QUINTANA
ASSOCIATES

HARRY E. CLAIBORNE
ATTORNEY AT LAW
108 SOUTH THIRD STREET
LAS VEGAS, NEVADA 89101

V-99-76
(702) 384-3553

December 1, 1976

Mr. Don J. Saylor
Director, Department of Community Planning
and Development
Las Vegas City Hall
400 E. Stewart
Las Vegas, Nevada 89101



Dear Mr. Saylor:

This acknowledges receipt of your notice of November 30, 1976, wherein Dr. J. A. Parker of 2315 Alta Drive, Las Vegas, Nevada, has made application to the Board of Zoning Adjustment for a variance, for the purposes of constructing a fence, corral and stable.

Please be advised that Dr. Parker's property adjoins the property where I have my residence. I expressly approve of Dr. Parker's proposed variance and urge the Zoning Adjustment Board to approve the same.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Harry E. Claiborne".

HARRY E. CLAIBORNE

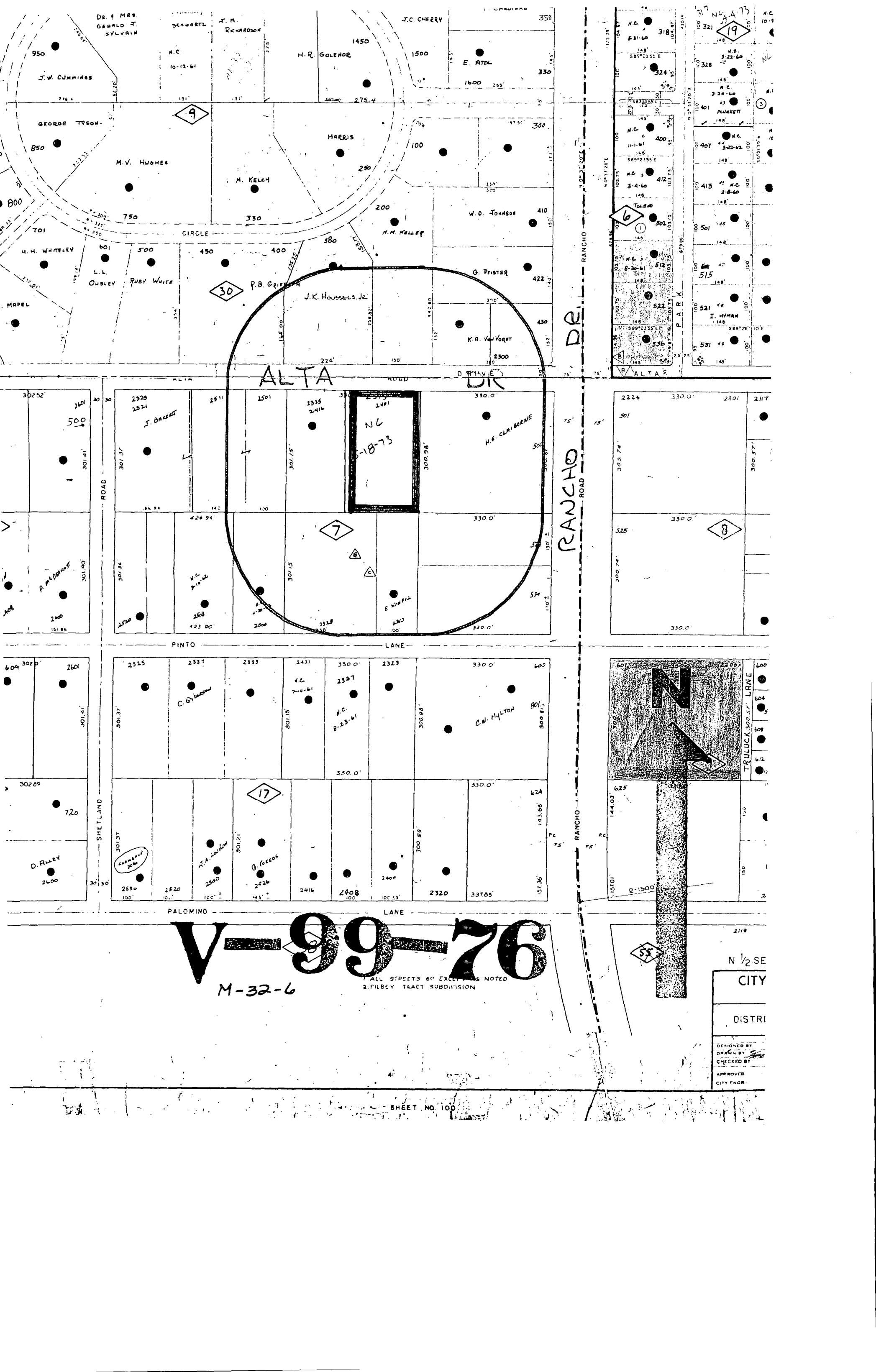
HEC:rl1

cc:
Dr. J. A. Parker
2315 Alta Drive
Las Vegas, Nevada 89106

INTER-DEPARTMENT DISTRIBUTION LIST

	DATE SENT	DATE RETURNED	COMMENTS
BUILDING DEPARTMENT	11-22-76	12-2-76	OK
PUBLIC SERVICES DEPT.	11-22-76	11-26-76	OK
FIRE DEPARTMENT	11-22-76	11-24-76	OK
POLICE DEPARTMENT			
LICENSE DEPARTMENT			
HEALTH DEPARTMENT			
CITY ATTORNEY			
CITY MANAGER			

FILE NO. V-99-76



NOTICE OF PUBLIC HEARING

DECEMBER 15, 1976

November 30, 1976

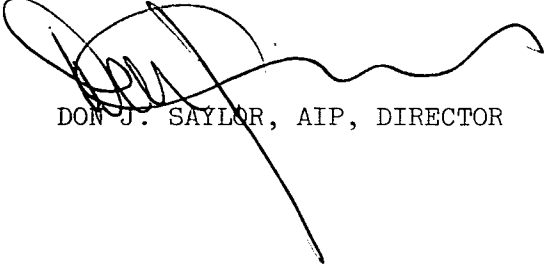
Notice is hereby given that on December 15, 1976, at 7:30 P.M. in the Commission Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada, the Board of Zoning Adjustment will hear the application of:

V-99-76 DR. JUEL A. PARKER FOR A VARIANCE TO ALLOW A BLOCK AND WROUGHT IRON FENCE WITHIN THE FRONT YARD AREA 5'6" HIGH WHERE 4' HIGH, TOP 2' FIFTY PERCENT OPEN IS ALLOWED; ALLOW A CORRAL TO THE REAR AND SIDE PROPERTY LINES WHERE 25 FT. SETBACKS ARE REQUIRED; AND TO ALLOW A STABLE 6 FT. FROM THE SIDE PROPERTY LINES WHERE A 25 FT. SETBACK IS REQUIRED ON PROPERTY LOCATED AT 2315 ALTA DRIVE ON THE SOUTH SIDE OF ALTA DRIVE BETWEEN SHETLAND ROAD AND RANCHO DRIVE IN ZONING DISTRICT R-A (RANCH ACRES).

PROPERTY LEGALLY DESCRIBED AS THAT PORTION OF THE NORTH
HALF (N $\frac{1}{2}$) OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF SECTION 32,
TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B.&M., MORE
PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE
NORTHWEST CORNER OF THE NORTH HALF (N $\frac{1}{2}$) OF THE SOUTHEAST
QUARTER (SE $\frac{1}{4}$) OF SAID SECTION 32, THENCE SOUTH 0°01'40"
EAST 30 FEET; THENCE SOUTH 89°25'55" EAST 1,125.02 FEET
TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 0°37'20"
WEST 301.15 FEET; THENCE SOUTH 89°27'40" EAST 330.00
FEET; THENCE NORTH 0°37'20" EAST 300.98 FEET; THENCE
NORTH 89°25'55" WEST 330.00 FEET TO THE TRUE POINT OF
BEGINNING EXCEPTING THEREFROM THE WEST 155.00 FEET.

Any and all interested persons may appear before the Board of Zoning Adjustment either in person or by representative and object to or express approval of the proposed Variance; or may, prior to this hearing, file with the Department of Community Planning and Development written objection thereto or approval thereof.

DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT


DON J. SAYLOR, AIP, DIRECTOR

DJS:bjc

(The information contained above is considered to be accurate; however, there may be minor variations involved.)

INTER-OFFICE MEMORANDUM

Nov. 26, 1976

TO:

Community Development

FROM:

Field Operations Engineer

SUBJECT:

V-99-76
Dr. Juel A. Parker
2315 Alta Dr.

COPIES TO:

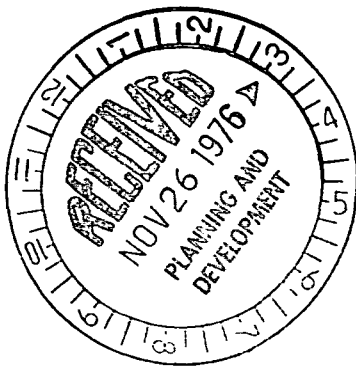
Your memorandum of November 22, 1976 requested comments from the Public Services Department on the application for a Variance to allow a fence on property located at 2315 Alta Drive.

The requirements have been met when the applicant signed an Assessment District Agreement on June 17, 1973.



ROBERT D. WEBER, P.E.

RDW/ACW/s



CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM

November 23, 1976

Date

TO: DON J. SAYLOR, AIP, DIRECTOR
DEPT. OF COMMUNITY DEVELOPMENT

FROM: *George Judd*
GEORGE JUDD, FIRE MARSHAL

SUBJECT: V-99-76 DR. JUEL A. PARKER
ALLOW A BLOCK & WROUGHT IRON FENCE
5'6" HIGH. 2315 ALTA DRIVE

COPIES TO:

To be approved under permit from the Las Vegas Building Department,
in accordance with applicable codes.

GJ/vh
Attachment



NOTICE OF PUBLIC HEARING

DECEMBER 15, 1976

November 30, 1976

Notice is hereby given that on December 15, 1976 at 7:30 P.M. in the Commission Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada, the Board of Zoning Adjustment will hear the application of:

V-99-76 DR. JUEL A. PARKER FOR A VARIANCE TO ALLOW A BLOCK AND WROUGHT IRON FENCE WITHIN THE FRONT YARD AREA 5'6" HIGH WHERE 4' HIGH, TOP 2' FIFTY PERCENT OPEN IS ALLOWED ON PROPERTY

LOCATED AT 2315 ALTA DRIVE ON THE SOUTH SIDE OF ALTA DRIVE BETWEEN SHETLAND ROAD AND RANCHO DRIVE IN ZONING DISTRICT R-A (RANCH ADJES) R-E (RESIDENCE ESTATES).

PROPERTY LEGALLY DESCRIBED AS THAT PORTION OF THE NORTH HALF (N $\frac{1}{2}$) OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF SECTION 32, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B.&M., MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE NORTH HALF (N $\frac{1}{2}$) OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF SAID SECTION 32, THENCE SOUTH 0°01'40" EAST ~~A DISTANCE OF 30 FEET TO A POINT~~; THENCE SOUTH 89°25'55" EAST ~~A DISTANCE OF 1,125.02 FEET TO THE TRUE POINT OF BEGINNING~~; THENCE SOUTH 0°37'20" WEST ~~A DISTANCE OF 301.15 FEET TO A POINT~~; THENCE SOUTH 89°27'40" EAST ~~A DISTANCE OF 330.00 FEET TO A POINT~~; THENCE NORTH 0°37'20" EAST ~~A DISTANCE OF 300.98 FEET TO A POINT~~; THENCE NORTH 89°25'55" WEST ~~A DISTANCE OF 330.00 FEET TO THE TRUE POINT OF BEGINNING EXCEPTING THEREFROM THE WEST 155.00 FEET.~~

NOTE: STABLE & PADDOCK LOCATED LESS THAN 25' FROM PROPERTY LINES, SIDE & REAR. 8' FENCE IN SIDE YARD.

Initial and date:

THIS FILE MUST BE RETURNED TO

SMITH 11-23-76
WILLIAMS 11-23-76
BROWN 11-23-76
CLEMMER 11/23/76
NULL 11/23/76
SAYLOR

BarbaraBY November 23, 1976

QUINCY
INDICATED THAT S' WAS
A MISTAKE ON THE PLAN.

Any and all interested persons may appear before the Board of Zoning Adjustment either in person or by representative and object to or express approval of the proposed Variance/Use Permit/Home Occupation Permit; or may, prior to this hearing, file with the Department of Community Planning and Development written objection thereto or approval thereof.

DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT

m-32-6

DON J. SAYLOR, AIP, DIRECTOR

and to allow a smaller lot for the side property being 25' setback. One requirement is 25' setback. 15' required.

APPLICATION FOR VARIANCE

Pursuant to Subsection A, Section 24, Chapter 1, Title XI, of the Las Vegas City Code, as amended, the undersigned owner(s) of record of the property hereinafter described, hereby presents his application requesting that certain property be allowed to deviate from the zoning requirements as herein described. Also accompanying this application is the prescribed fee of \$100.00.

IN SUPPORT OF THIS PETITION, THE FOLLOWING FACTS AND REASONS ARE
HEREWITH SUBMITTED: The property is situated at 2315 Alta Drive
between Rancho and Shetland in Zoning
District RE. Said property is legally described as follows, to wit:

L.I. ON THE SOUTH SIDE OF ALTA DRIVE BETWEEN
SHETLAND RD. AND RANCHO DRIVE, AT 2315 ALTA DR.

Mrs. Avela A. Parker - 2315 Alta Drive - 89107 - 870-8161
SIGNATURE OF OWNER(S) OF RECORD MAILING ADDRESS (ZIP CODE) PHONE NO.

Walter D. Leas
Notary Public in and for said County and State

 :Notary Public - State of Nevada
COUNTY OF CLARK
My Commission Expires Mar. 25, 1978

FOR DEPARTMENT OF COMMUNITY DEVELOPMENT USE ONLY

Filing Fee \$100
Receipt No.: 263066
Case No. 199-76

Received by: Richard Williams
Date: 11-22-76

M-32-4, 6

TO ALLOW TO STABLE TO WITHIN 6.4% THE SINE PROPERTY LINE TO THE REAR PROPERTY LINE WITHIN A 25' SETBACK IS REQUIRED

THE FOLLOWING INFORMATION SHALL ACCOMPANY THIS APPLICATION:

1. Five (5) copies of a plot plan of the applicant's property drawn to scale and fully dimensioned showing the location of existing and proposed buildings and structures and the location of any other improvements such as drives, walks, paved areas, planting.
2. A sketch, drawing, or photographs showing clearly the front and side elevations of any proposed buildings or structures, when requested.
3. Any other pertinent information which may be requested.

PLOT PLAN SPECIFICATIONS FOR VARIANCES:

1. Five (5) copies.
2. Minimum size - 18 X 24 inches
3. Legible.
4. Completely dimensioned, including boundary dimensions, dimensions of building, distances from buildings to the property lines.
5. Address and street name of property.
6. Off-street parking layout showing spaces, driveways, turn-around areas, etc., fully dimensioned.
7. Must be drawn to scale, with scale indicated.
8. Show north-point.

VISUAL ENVIRONMENTAL STATEMENT:

I, as owner(s), representative(s), developer(s), feel that this proposed development will improve ☒ , have an adverse effect on ☐ , not alter ☐ , the visual environment of the City of Las Vegas.

LOSS OF PRIORITY

Order No. LV-144636

INDEMNITY AGREEMENT

EXECUTED IN DUPLICATE

THIS AGREEMENT, made and entered into this 21st day of May 1973
by JUEL A. PARKER AND DARLENE O. PARKER

as first party, and TITLE INSURANCE AND TRUST COMPANY, a corporation, as second party,

WITNESSETH:

WHEREAS, first party is the owner of and/or has an interest in the real property in the county of
Clark, state of Nevada, described as follows:

That portion of the North Half (N 1/2) of the Southeast Quarter (SE 1/4) of Section 32,
Township 20 South, Range 61 East, M.D.B. & M., more particularly described as follows:

COMMENCING at the Northwest corner of the North Half (N 1/2) of the Southeast Quarter
(SE 1/4) of said Section 32, thence South 0°01'40" East a distance of 30 feet to a point; thence
South 89°25'55" East a distance of 1,125.02 feet to the True Point of Beginning; thence South
0°37'20" West a distance of 301.15 feet to a point; thence South 89°27'40" East a distance of
330.00 feet to a point; thence North 0°37'20" East a distance of 300.98 feet to a point; thence
North 89°25'55" West a distance of 330.00 feet to the True Point of Beginning.

Excepting Therefrom the West 155.00 feet

and

WHEREAS, first party has commenced or is about to commence certain works of improvement on said land;
and

WHEREAS, first party represents that all costs for such work of improvement will be paid prior to the
expiration of the time for filing claims of liens arising out of such work of improvement; and

WHEREAS, first party has requested second party to issue, from time to time, its policy or policies of title
insurance insuring the title to said land without showing in such policy or policies the possibility that mechanics'
liens arising out of such work of improvement may be filed against said land, and/or insuring against loss by reason
of any such mechanics' lien or liens, which may gain priority over the lien of an insured deed of trust or mortgage;

NOW, THEREFORE, in consideration of the issuance by the second party of such policy or policies of title
insurance as it may be willing to issue in the manner requested, first party hereby agrees to hold and save second
party harmless against all damages, costs and charges which second party may sustain in consequence of its
having issued such policy or policies of title insurance as requested, including all costs and expenses incurred in the
enforcement of this agreement.

The first party agrees to file a notice of completion covering such work of improvement as provided by law.

INTER-OFFICE COMMUNICATION

DATE: NOVEMBER 22, 1976

TO: DEPARTMENT OF PUBLIC SERVICES
DIVISION OF BUILDING & SAFETY
DEPARTMENT OF FIRE SERVICES

FROM: DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT

SUBJECT: FILE NO. V-99-76, BOARD OF ZONING ADJUSTMENT MEETING 12-15-76.

APPLICATION SUBMITTED BY: **Dr. Juel A. Parker**

FOR A ~~USE VARIANCE~~/VARIANCE TO: **Allow a block and wrought iron fence 5'6" high where
4' high top 2' fifty percent open is allowed.**

PROPERTY LOCATED AT: **2315 Alta Drive on the south side of Alta Drive between Shetland Road
And Rancho Drive.**

LAND USE ZONE: **R-E (Residence Estates)**

LEGALLY DESCRIBED AS:

Your remarks regarding this application prior to December 3, 1976 will be greatly appreciated.

Plot Plan Attached: Yes xx
No

Building: Existing
Proposed xx

Fire Zone: #3

DEPARTMENT OF COMMUNITY PLANNING & DEVELOPMENT
DON J. SAYLOR, AIP, DIRECTOR

DJS:kt:pdm

VICE CHAIRMAN SEGRETTE asked if anyone else wished to be heard; there being no one, she declared the public hearing closed.

MR. MILLER made a Motion for DENIAL of U-93-76 due to the heavy flow of traffic that this operation would cause on the existing street system and also it was felt that this use would not be compatible with the surrounding neighborhood.

Voting was as follows:

Mr. Miller - yes
Vice Chairman Segretti - yes
Mrs. Emmett - yes
Mr. Canul - abstain

Motion for DENIAL carried unanimously with one abstention.

416. V-99-76
APPROVED

Application of DR. JUEL A. PARKER for a Variance to allow a block and wrought iron fence within the front yard area 5'6" high where 4' high, top 2' fifty percent open is allowed; allow a corral to the rear and side property lines where 25 ft. setbacks are required; and to allow a stable 6 ft. from the side property lines where a 25 ft. setback is required on property located at 2315 Alta Drive on the south side of Alta Drive between Shetland Road and Rancho Drive in Zoning District R-A (Ranch Acres); property legally described as that portion of the North Half (N $\frac{1}{2}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section 32, Township 20 South, Range 61 East, M.D.B.&M., more particularly described as follows: Commencing at the northwest corner of the North Half (N $\frac{1}{2}$) of the Southeast Quarter (SE $\frac{1}{4}$) of said Section 32, thence South 0°01'40" east 30 feet; thence South 89°25'55" east 1,125.02 feet to the true point of beginning; thence South 0°37'20" west 301.15 feet; thence South 89°27'40" east 330.00 feet; thence North 0°37'20" east 300.98 feet; thence North 89°25'55" west 330.00 feet to the true point of beginning excepting therefrom the west 155.00 feet.

MR. NULL gave the staff report indicating staff sees no problem with the corral and stable and there should be no visual problem with the fence. Staff has no objection to this. There are two approvals and no protests. Staff would recommend the normal requirements.

VICE CHAIRMAN SEGRETTE declared the public hearing open and asked to hear from the applicant.

DR. JUEL A. PARKER, 2315 Alta Drive, appeared. He stated that the neighbor most affected by his proposed plan has written him a letter stating he is in approval with this.

VICE CHAIRMAN SEGRETTE asked if anyone else wished to be heard; there being no one, she declared the public hearing closed.

MR. MILLER made a Motion for APPROVAL of V-99-76, subject to the following conditions:

1. Conformance to the plot plan.
2. Conformance to code requirements and design standards of City departments.

Voting was as follows:

Mr. Miller - yes
Vice Chairman Segretti - yes
Mrs. Emmett - yes
Mr. Canul - yes

Motion for APPROVAL carried unanimously.

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

Date

December 16, 1976

TO:

DEPARTMENT OF COMMUNITY PLANNING AND
DEVELOPMENT

FROM:

CITY CLERK

SUBJECT:

APPEAL OR CITY COMMISSION REVIEW
INFORMATION ON BOARD OF ZONING
ADJUSTMENT ACTIONS

COPIES TO:

RECEIVED
DEC 16 1 54 PM '76
CITY CLERK

This is to certify the following action relative to the Board of Zoning Adjustment decision on the application of:

File No. V-99-76

Applicant: Dr. Juel A. Parker

Appeal by applicant or any other aggrieved person: Yes ☐ No ☒

Review requested by the City Commission: Yes ☐ No ☒

Adrian Dr. Case 12/24/76
CITY CLERK

COMMUNITY DEVELOPMENT
DEPARTMENT INFORMATION:

Date of Board of Zoning Adjustment Action:

December 15, 1976

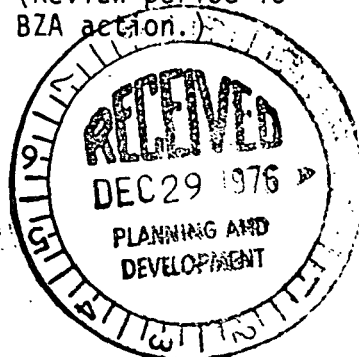
Last day for filing an appeal by applicant or any other aggrieved person. (Appeal period is 11 days after the date of BZA action.)

December 27, 1976

Last day for a review being requested by the City Commission. (Review period is 14 days after date of BZA action.)

December 29, 1976

kt



December 16, 1976

Dr. Juel A. Parker
2315 Alta Drive
Las Vegas, Nevada 89107

RE: V-99-76
Variance Application

Dear Dr. Parker:

Your request for a Variance to allow a block and wrought iron fence within the front yard area 5'6" high where a wall 4' high, top 2' fifty percent open is allowed; allow a corral to the rear and side property lines where 25 ft. setbacks are required; and to allow a stable 6 ft. from the side property line where a 25 ft. setback is required on property located at 2315 Alta Drive on the south side of Alta Drive between Shetland Road and Rancho Drive in Zoning District R-A was considered by the Board of Zoning Adjustment at their regular meeting held December 15, 1976.

It was voted by the Board of Zoning Adjustment to APPROVE your request as being in accord with the general spirit and purpose of the Ordinance, subject to the following conditions:

1. Conformance to the plot plan.
2. Conformance to code requirements and design standards of City departments.

This action by the Board of Zoning Adjustment on December 15, 1976, is final unless an appeal, in writing, is filed with the City Clerk within 11 days, or there is a review action filed by the City Commission within 14 days.

An approved Variance must be exercised within six months or it becomes null and void, unless a request for an extension of time is duly filed and approved by the Board within the six-month time limit.

Sincerely,

DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT

DON J. SAYLOR, AIP, DIRECTOR

DJS:bjc
cc: City Clerk

INTER-OFFICE MEMORANDUM

December 16, 1976

TO:

FROM:

DEPARTMENT OF COMMUNITY PLANNING AND
DEVELOPMENT

CITY CLERK

SUBJECT:

COPIES TO:

APPEAL OR CITY COMMISSION REVIEW
INFORMATION ON BOARD OF ZONING
ADJUSTMENT ACTIONS

This is to certify the following action relative to the Board of Zoning Adjustment
decision on the application of:

File No. _____

Applicant: V-99-76Appeal by applicant or any other aggrieved person: Dr. Juel A. Parker Yes ☐ No ☐Review requested by the City Commission: Yes ☐ No ☐_____
CITY CLERKCOMMUNITY DEVELOPMENT
DEPARTMENT INFORMATION:

Date of Board of Zoning Adjustment Action: _____

~~December 15, 1976~~

Last day for filing an appeal by applicant
or any other aggrieved person. (Appeal
period is 11 days after the date of BZA
action.)

~~December 27, 1976~~

Last day for a review being requested by
the City Commission. (Review period is
14 days after date of BZA action.)

~~December 29, 1976~~

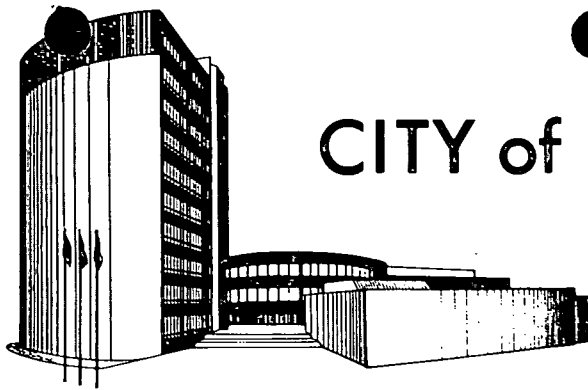
kt

MAYOR WILLIAM H. BRIARE

COMMISSIONERS
PAUL J. CHRISTENSEN
RON LURIE
MYRON E. LEAVITT
ROY WOOFER

CITY ATTORNEY
CARL E. LOVELL, JR.

CITY MANAGER
WILLIAM E. ADAMS, P.E.



CITY of LAS VEGAS



December 8, 1976

Dr. Juel A. Parker
2315 Alta Drive
Las Vegas, Nevada 89107

RE: V-99-76
Variance Application

Dear Applicant:

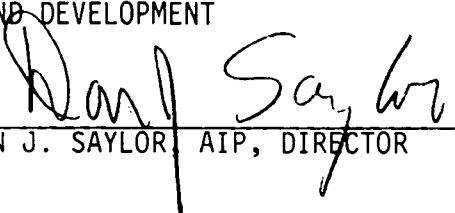
This is to advise that your request as referred to above will be considered by the Board of Zoning Adjustment at their regular meeting on December 15, 1976.

This meeting will be held at 7:30 P.M. in the Commission Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada.

It is requested by the Board of Zoning Adjustment that you or your representative be present at this meeting to answer any pertinent questions which may arise regarding this request.

Sincerely yours,

DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT


DON J. SAYLOR, AIP, DIRECTOR

DJS:kt

INTER-OFFICE MEMORANDUM

December 2, 1976

TO:

Department of Community Development

FROM:

Clay Hymer

Clay Hymer

SUBJECT:

✓V-99-76
V-98-76
V-97-76
V-95-76
U-93-76

COPIES TO:

Building Department does not have any objections to these Variances and use permits if all building permits are obtained and construction conforms to the local building codes.

