

Planning & Development Department
Scanning Cover Sheet

Case No U-16-67

APN

Location 418 MARYLAND PKWY

Applicant BERTA M WILHOIT

Subject

USE PERMIT TO LEASE PREMISES TO CHURCH OF
TRUTH TO BE USED FOR CHURCH PURPOSES AND
RELATED ACTIVITIES IN LAND USE ZONE R-4



June 28, 1968

Mrs. Berta M. Wilhoit
420 Maryland Parkway
Las Vegas, Nevada

Re: U-16-67

Dear Mrs. Wilhoit:

At the regular meeting of the Board of Zoning Adjustment held June 27, 1968, staff advised the Board that the condition regarding off-street parking for the Church of Truth, Inc., on property generally located on the west side of Maryland Parkway between Lewis Avenue and Clark Avenue, in land use zone R-4, has been reviewed and staff found no problem in connection with the off-street parking requirement.

Very truly yours,

Don J. Saylor, AIP
Director of Planning
Coordinator of Urban Renewal

DJS/mac

cc: City Clerk

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

13. VC-128-63 (County)

Approved

Application of JOHN MULL'S MEAT AND DEER PROCESSING PLANT for a Variance to continue custom meat wrapping plant operations, on property generally located on the east side of Thom Boulevard, approximately 1/4 mile north of Gowan Road.

Mr. Saylor said that this plant is located on the Tonopah Highway and there are varied uses in the area. Ten years ago, the county granted approval on a temporary basis and has extended the use five years at a time. The applicant is now asking for another extension to continue the operation.

Staff recommends another five-year extension, with the stipulation that no further extension be granted after this time and that the extension is valid only to the present property owner.

Mr. White moved that the application of JOHN MULL'S MEAT AND DEER PROCESSING PLANT for a Variance to continue custom meat wrapping plant operations, on property generally located on the east side of Thom Boulevard, approximately 1/4 mile north of Gowan Road, be approved subject to the following conditions:

1. That the Variance be extended for an additional five (5) years, but no further extension would be allowed beyond that point and the use would have to cease at that time.
2. That the extension of time is valid only to the present ownership.

Mr. Johnston seconded the motion and it was unanimously carried.

14. U-16-67

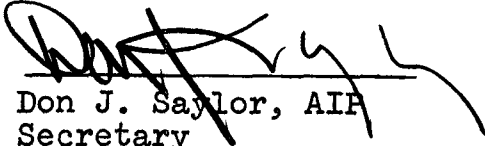
Report

Approved application of BERTA M. WILHOIT for a Use Permit to lease to the Church of Truth, Inc., the premises at 418 Maryland Parkway to be used for church purposes and related activities, on property generally located on the west side of Maryland Parkway between Lewis Avenue and Clark Avenue, in land use zone R-4.

Mr. Saylor reported that staff checked the above premises and found that the off-street parking condition is adequate.

ADJOURNMENT:

Upon motion duly made, seconded and passed, the regular meeting of the Board of Zoning Adjustment was adjourned at 9:30 P.M.


Don J. Saylor, AIF
Secretary

DJS:mac:lm

CORRESPONDENCE

Post Office Box 4174, Annex
Zip Code 89106

REV. JOHN P. LEVENDIS
Minister



TELEPHONE
384-4101

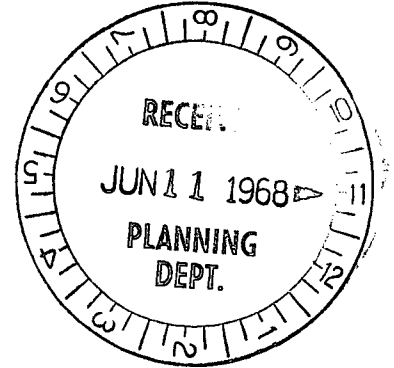
PARSONAGE
1336 Barnard Drive
Telephone 878-4322

The Church of Truth

418 MARYLAND PARKWAY
LAS VEGAS, NEVADA 89101

Clemm

June 7, 1968



Director,
Planning Commission,
City of Las Vegas
400 Stewart Street,
Las Vegas, Nevada 89101

Sir:

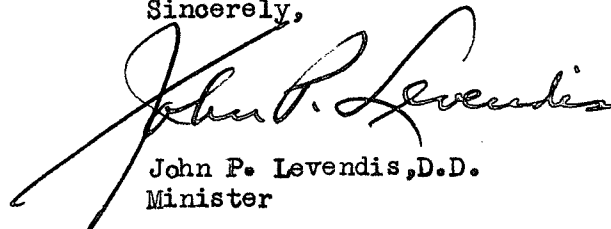
Please confirm our understanding, that your Commission will be reviewing the license to operate which you issued to the Church of Truth in 1967, same to be effective for one year. The issue at the time of issuance, was the matter of parking.

This is to inform the Commission, that the growth of the Church has been gradual during the past year. Varied activities have taken place, and, at all times, parking has been provided to all who attended, without any impairment to the rights of the neighbors, and, without obstructing traffic.

In view of the foregoing, we would appreciate your granting a favorable reply to our application for renewal.

We express our sincere thanks to you and your Commission for all courtesies extended, or to be extended to the Church of Truth in the premises.

Sincerely,


John P. Levendis, D.D.
Minister

CITY OF LAS VEGAS, NEVADA

INTER-OFFICE MEMORANDUM

DATE November 20, 1967

TO: Supervisor of Licence and Revenue
FROM: Planning Department
SUBJECT: License Application No. 10990

NAME OF BUSINESS Personal & Spiritual Counselling Service

TYPE OF BUSINESS Counseling Service

ADDRESS 418 Maryland Parkway ZONE R-4
U-16-67

	YES	NO
THIS IS A CHANGE OF NAME	<input type="checkbox"/>	<input checked="" type="checkbox"/>
THIS IS A CHANGE OF OWNERSHIP	<input type="checkbox"/>	<input checked="" type="checkbox"/>
THIS IS A CHANGE OF LOCATION	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Application is Approved Denied and forwarded to Bldg. License

Logged By: *C. J. [Signature]*
DIRECTOR OF PLANNING

CITY OF LAS VEGAS, NEVADA

INTER-OFFICE MEMORANDUM

DATE September 14, 1967

TO: Supervisor of License and Revenue
FROM: Planning Department
SUBJECT: License Application No. 10990

NAME OF BUSINESS Personal & Spiritual Counselling Service

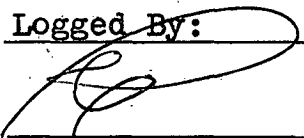
TYPE OF BUSINESS Counselling Service

ADDRESS 418 Maryland Parkway ZONE R-4 (U-¹⁶-67)

	YES	NO
THIS IS A CHANGE OF NAME	<input type="checkbox"/>	<input checked="" type="checkbox"/>
THIS IS A CHANGE OF OWNERSHIP	<input type="checkbox"/>	<input checked="" type="checkbox"/>
THIS IS A CHANGE OF LOCATION	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Application is	Approved	Denied	and forwarded to	Bldg.	License
	<input type="checkbox"/>	<input checked="" type="checkbox"/>		<input type="checkbox"/>	<input checked="" type="checkbox"/>

Denied:
The development has not been completed according to the conditions of approval of U-16-67 i.e. 4 - 5 gal. evergreens have not been installed along the front property line.

Logged By: _____


DIRECTOR OF PLANNING

INTER-OFFICE MEMORANDUM

9-12-67

TO:

ROBERT C. CLEMMER

FROM:

Boyd D. Miller

SUBJECT:

FINAL FIELD INSPECTION

COPIES TO:

ON 9-11-67 A FIELD INSPECTION WAS MADE AT 418 Md. Pkwy. - Church of Truth; REVEALED THAT THE CONDITIONS OF U-116-67 ~~HAVE / HAVE NOT~~ BEEN MET. File

Landscaping - 4-5 gal. evergreens called for; not installed. (3 palms & 1 juniper) ^{planted by the house}
Front yard to be covered with colored rock - not installed.

Sign - approx. 3' high x 2' wide (info. on such noted on back of photo)
Smaller than approved. O.K.

(4 evergreens were proposed along the front property line but have not been developed)

Permits issued

Boyd D. Miller

PLANNING ASSISTANT

July 28, 1967

Mrs. Berta M. Wilhoit
420 Maryland Parkway
Las Vegas, Nevada

Re: U-16-67

Dear Mrs. Wilhoit:

At the regular meeting of the Board of Zoning Adjustment held July 27, 1967, consideration was given to your request for a Plot Plan review to allow a free standing sign on property generally located on the west side of Maryland Parkway between Lewis Avenue and Clark Avenue, in land use zone R-4.

It was voted by the Board of Zoning Adjustment to approve your request for a church sign as shown on the site plan.

Very truly yours,

Geoffrey P. Stormson
Senior Planner

Acting for the Director of
Planning

GPS/mac

cc: City Clerk

MR. DON ROBINSON, operator of the gas station, appeared and stated that he was willing to abide by all recommendations set forth by staff and that only minor repairs would be done on the premises.

No one else appeared.

Mr. Boyer moved that the application of PAUL M. BERSHIN to allow a taxicab company operation on property generally located on the north side of West Sahara Avenue, in land use zone C-1, be approved subject to the following conditions:

1. That supplies be kept in an enclosed building.
2. That no general repairs and/or overhauling be permitted on the premises.
3. That no outdoor loudspeaking system be employed on the premises.
4. That no more than six taxicabs be permitted on the lot at one time.

Mr. White proposed an amendment to the motion by stating that written request of the proposal be submitted by the landowner and the lessee to the Planning Director for the permanent file, and that this use be non-transferable to any other operator or future owner of the property.

The motion and amendment was seconded by Chairman Hoggard and unanimously carried.

5. U-16-67
Approved

Request for review of plot plan of the approved application of BERTA M. WILHOIT to allow a free standing sign on property generally located on the west side of Maryland Parkway between Lewis Avenue and Clark Avenue, in land use zone R-4.

Mr. Stormson stated that this application was approved at the last meeting and the applicant was now proposing to erect a church-name sign. He then presented the plot plan for the Board's review.

Staff recommends approval of this appli-

cation with the stipulation that the sign measures 3x4 feet and that the sign be erected no more than two feet from grade level and five feet total height.

Chairman Hoggard asked the applicant or representative to come forward.

REVEREND JOHN LEVENDIS, Pastor of the Church of Truth, Inc., appeared and stated that he would comply with the recommendations of staff and that the flood lights would be the only illumination for the sign as shown on the plot plan.

There being no further discussion, Mr. White moved that the request for review of plot plan of the approved application of BERTA M. WILHOIT to allow a free standing sign on property generally located on the west side of Maryland Parkway between Lewis Avenue and Clark Avenue, in land use zone R-4, be approved. Mr. Boyer seconded the motion and it was unanimously carried.

ADJOURNMENT:

Upon motion duly made, seconded and carried unanimously, the regular meeting of the Board of Zoning Adjustment was adjourned at 8:55 PM.



Geoffrey P. Stormson
Senior Planner

Acting for:

Don J. Saylor
Secretary

DJS/GPS/mac

June 23, 1967

Mrs. Berta M. Wilhoit
420 Maryland Parkway
Las Vegas, Nevada

Re: U-16-67

Dear Mrs. Wilhoit:

At the regular meeting of the Board of Zoning Adjustment held June 22, 1967, consideration was given to your request for a Use Permit to lease to the Church of Truth, Inc., the premises at 418 Maryland Parkway to be used for church purposes and related activities on property generally located on the west side of Maryland Parkway between Lewis Avenue and Clark Avenue, in land use zone R-4.

It was voted by the Board of Zoning Adjustment to approve this Use Permit application subject to the following conditions:

1. Conformance to the requirements of the Building Department, Fire Department, and the Public Works Department.
2. Signing of an assessment district agreement for street lights along Maryland Parkway.
3. That landscaping be installed at the front of the church and that a landscaping plan be submitted for approval by the Planning Director.
4. That this application be reviewed in eight months, relative to the adequacy of off-street parking facilities.

Mrs. Berta M. Wilhoit

Page 2

June 23, 1967

This action of the Board of Zoning Adjustment becomes effective ten days after the mailing of this notice unless an appeal, in writing, is filed with the City Clerk during this ten-day period.

Very truly yours,

Don J. Saylor, AIP
Director of Planning
Coordinator of Urban Renewal

DJS/mac

cc: City Clerk

M I N U T E S

BOARD OF ZONING ADJUSTMENT

June 22, 1967

The regular meeting of the Board of Zoning Adjustment was called to order at 7:30 PM, by Vice Chairman White in the Council Chambers of City Hall, Las Vegas, Nevada.

PRESENT: Vice Chairman White, Messrs. Gilday and Morgan.

ABSENT: Chairman Hoggard and Mr. Boyer.

STAFF PRESENT: Don J. Saylor, Director of Planning; Geoffrey P. Stormson, Senior Planner; Mary Cooper, Recording Secretary.

MINUTES: The minutes of the regular meeting held May 25, 1967, were approved as mailed upon motion made by Mr. Gilday, seconded by Mr. Morgan and unanimously carried.

NEW BUSINESS:

1. U-16-67

Approved

Application of BERTA M. WILHOIT for a Use Permit to lease to the Church of Truth, Inc., the premises at 418 Maryland Parkway to be used for church purposes and related activities, on property legally described as Lots 25 & 26, Block 16 of Pioneer Heights Addition, and generally located on the west side of Maryland Parkway between Lewis Avenue and Clark Avenue, in land use zone R-4.

Mr. Stormson stated that this property previously was approved for a professional use. The owner has leased the property to the Church of Truth, Inc.

Mr. Stormson reported that the property, located on the west side of Maryland Parkway in a R-4 zone, measures 50x140 feet and contains a structure in the front yard. An apartment and a 20-foot wide alley, which facilitates vehicular exit, are at the rear of the lot. The driveway and yards are paved. The total parking area on the lot can

accommodate eight cars. This is two off-street parking spaces less than that required by the Ordinance.

Mr. Stormson pointed out that a church is allowed in a R-4 zone by means of a Use Permit.

Staff recommends that since this use is permitted in a R-4 zone that the application be approved subject to the following conditions:

1. Conformance to the requirements of the Building Department, Fire Department, and Public Works Department.
2. Signing of an assessment district agreement for future installation of street lights along Maryland Parkway.
3. That landscaping be installed at the front of the church and that a landscaping plan be submitted for approval by the Planning Director.
4. That this application be reviewed in twelve months relative to the adequacy of off-street parking facilities.

Mr. Gilday asked staff if the rear parking-space deficiency was pertaining to the length or to the width and if the apartment would be rented. Mr. Stormson replied that the deficiency was relative to the length and that the owner intended to lease the apartment separately; however, it was up to the Board to decide if the mixed use would be permitted.

Mr. Stormson reported that there are six letters of protest on file, and one letter stating approval if there is sufficient parking spaces.

Vice Chairman White declared the public hearing open.

MR. ROSCOE FLINN, 5779 Madera Circle, appeared in protest and stated that it would be a mistake to grant this request because of the parking condition. Also there are several "red" zones in the neighborhood and this is a congested

June 27, 68

area; therefore, parking would be a problem.

MRS. BERTA M. WILHOIT, the applicant, appeared and stated that there is parking space available in front of her apartment next door to the church. Vice Chairman White asked Mrs. Wilhoit if there is adequate parking for the church now. MRS. WILHOIT stated that there is adequate parking and that this is for a temporary church use. She also stated that she was willing to follow the recommendations of staff.

REV. JOHN LEVENDIS, Pastor of the Church of Truth, Inc., appeared and stated that there will be Sunday services, mid-week services, and classes during the week; and that he feels there is adequate parking at this time. REV. LEVENDIS pointed out that there are plans to build a new church in the near future.

MRS. HELEN R. WILT, Secretary for the Church of Truth, Inc., appeared and stated that services are presently being held one hour on Sunday and there is seating capacity for fifteen people. She stated that she felt the parking issue was overly emphasized.

Vice Chairman White declared the public hearing closed.

A brief discussion ensued relative to the time factor for the possible growth of the church and the adequacy of the parking facilities.

Mr. Gilday moved that the application of BERTA M. WILHOIT for a Use Permit to lease to the Church of Truth, Inc., the premises at 418 Maryland Parkway to be used for church purposes and related activities on property generally located on the west side of Maryland Parkway between Lewis Avenue and Clark Avenue, in land use zone R-4, be approved subject to the following conditions:

1. Conformance to the requirements of the Building Department, Fire Department, and Public Works Department.
2. Signing of an assessment district agreement for future installation of street lights along Maryland Parkway.

3. That landscaping be installed at the front of the church and that a landscaping plan be submitted for approval by the Planning Director.
4. That this application be reviewed in eight months relative to the adequacy of off-street parking facilities.

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

2. U-17-67
Approved

Application of 10TH & CHARLESTON, INC. for a Use Permit to allow the relocation of one (1) billboard in a C-1 zone, on property legally described as Lots 15 through 20 (inclusive), Block 21, Wardie Addition, Resubdivision of Block 21, and generally located on the north side of Charleston Boulevard between 9th Street and 10th Street, in land use zone C-1.

Mr. Stormson indicated the general location on the map and stated that the plot plan and a field survey show that there are two small billboards and two large ones on the roof of this building. According to the files, there is no Use Permit for the billboards but upon further checking it was found that the billboards were erected prior to 1962, and after the building was constructed in 1954.

Mr. Stormson pointed out that billboards are now allowed in C-1 zones by means of a Use Permit. He also stated that during the field survey he had talked to some of the people in the neighborhood and that they weren't favorable to having a large billboard erected in the parking lot.

Staff feels that this proposal is not the proper use in a professional or limited commercial area, would not look good on East Charleston Boulevard, and can be used as a wedge for getting more billboards on Charleston Boulevard. Staff, therefore, recommends denial of this application.

Vice Chairman White declared the public hearing open.

MR. R. D. COLEMAN, 704 South 9th Street,

June 21-67

To Honor I may consider

This is to record my objection to
to granting a use permit to the Church
Truth Inc. premises at 418 Maryland
Park way.

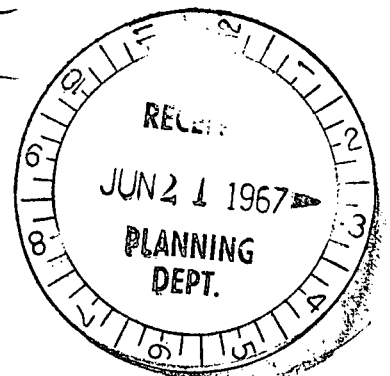
The site is not suitable and not
well planned It does not provide
sufficient parking area, and would
usage the parking facilities of the
~~adjoining~~ adjoining apartment houses

by Owner
Cleo Jones

Mabel Jones

411 South 11th Street

Protest



U-16-67

Las Vegas, Nevada
June 20, 1967

Planning Department
Board of Zoning Adjustment
City Of Las Vegas
400 Stewart Street
Las Vegas, Nevada 89101

Gentlemen:

We have received notice of a hearing for a use permit to allow a church to lease the premises of Berta M. Wilhoit at 418 Maryland Parkway, Las Vegas.

We have no objection to a church in this area if adequate off street parking is provided. However, already there is such a demand for parking space that additional cars coming in because of church activities would create a great hardship on those now located in this area.

As owners of Lots 28 through 32, Block 10, Pioneer Heights Addition, we object to the issuance of such a permit. Our objection is not because it is a church, but because of insufficient parking.

Very truly yours,

Walter S. & Martha M. Hunsaker

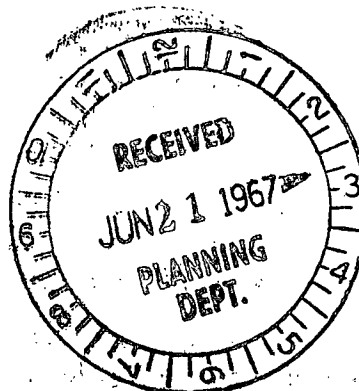
by



Walter S. Hunsaker
725 Soth Sixth St.
Las Vegas, Nevada 89101

Protest

4-16-67



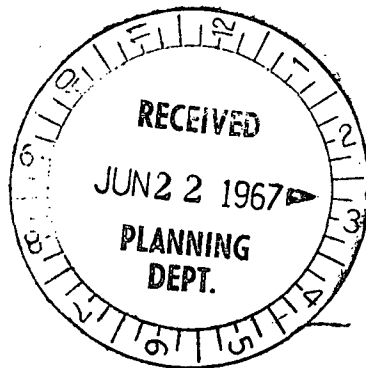
Las Vegas Nev.

June 19 1967

Dear Sir

I do not approve of this as there is no ample Parking space. There is a church on 11th. between Lewis + Bridger + on Sundays or any time they have any thing my tenants or my own people cant park as they take up all the space.

Katharina Santongue



Protest
4-16-67

NOTICE OF PUBLIC HEARING

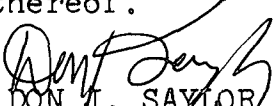
June 22, 1967

June 7, 1967

Notice is hereby given that on June 22, 1967, at 7:30 PM, in the Council Chambers of the City Hall, Las Vegas, Nevada, the Board of Zoning Adjustment will hear the application of:

U-16-67 BERTA M. WILHOIT FOR A USE PERMIT TO LEASE TO THE CHURCH OF TRUTH, INC., THE PREMISES AT 418 MARYLAND PARKWAY TO BE USED FOR CHURCH PURPOSES AND RELATED ACTIVITIES, ON PROPERTY LEGALLY DESCRIBED AS LOTS 25 & 26, BLOCK 16 OF PIONEER HEIGHTS ADDITION, AND GENERALLY LOCATED ON THE WEST SIDE OF MARYLAND PARKWAY BETWEEN LEWIS AVENUE AND CLARK AVENUE, IN LAND USE ZONE R-4.

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 use permit, or may prior to this hearing file with the City Planning Director written objections thereto or approval thereof.


DON J. SAYLOR
Director of Planning

DJS/mac

June 19, 1967

Mr. Don J. Saylor
Director of Planning and
City Commissioners

Subject: Mrs. Bertha M. Wilhoits request
for a Use Permit on Lot 25 & 26
Block 16 for church purposes and
related activities:

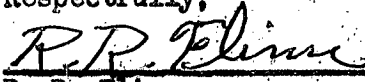
Gentlemen:

I Roscoe R. Flinn, owner of apartments adjoining this property on the North. I strongly object to this church use. Reason for objection, no parking for such use in front of this 50 x 140 foot lot there. Only one parking space provided for in front of said lot. Driveways into the property take rest of the frontage. Parking on rest will be far from enough for a small membership, with a rental in the rear, plus a building on the front for the church would make it hard to park six cars.

Parking in front any more than two cars would be taking someone elses parking space to their apartment. Maryland Parkway at this point is only 45 feet wide at Clark Street. South it is 38 feet wide, with no parking zone on the East side of Maryland Parkway.

To grant this permit would create a traffic hazard and damage to other rental properties in the neighborhood. I also believe the health department require a block wall between parking lots and residences and apartments.

Respectfully,


R. R. Flinn

U-16-67
OK
parking provided

1404 Bridger
Las Vegas, Nevada 89101
June 16, 1967

Don J. Saylor, Director of Planning
City of Las Vegas, Nevada

Re: U-16-67 Berta M. Wilhoit for a use permit or lease to the Church of Truth, Inc., The premises at 418 Maryland Parkway to be used for church purposes and related activities, on property legally described as lots 25 and 26, block 16 of Pioneer Heights Addition, and generally located on the west side of Maryland Parkway between Lewis Avenue and Clark Avenue, in land use zone R-4.

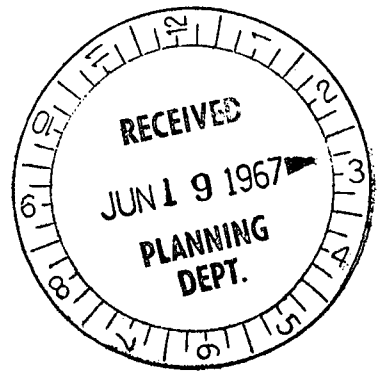
I have no objections to the above zone change, providing there is ample parking for prospective church members. Parking facilities are already at a minimum in that area, and there should be room for off-street parking right on the premises.

Sincerely,

Lelia M. Hardy

Lelia M. Hardy

PUBLIC HEARING: JUNE 22, 1967



Las Vegas Nevada.
June, 15, 1967

Planning Dept. & Zoning
City of Las Vegas
Dear Sirs:

In the matter of zoning adjustment;
for premises at 418 Maryland Pkwy
lots #25 & #26 Block 16 of Pioneer Hgts.
addition.

I object to the use of this property
being used for Church purposes and
related activities.

There is not sufficient parking on
the described property for these uses.
And it also makes parking of the
neighborhood apt. more difficult if
premises are used in such manner.



Young
Warren Frost
417 So 11 St
Las Vegas
89101 Nev.

June 19, 1967

Mr. Don J. Saylor
Director of Planning and
City Commissioners

Subject: Mrs. Bertha M. Wilhoits request
for a Use Permit on Lot 25 & 26
Block 16 for church purposes and
related activities:

Gentlemen:

I Roscoe R. Flinn, owner of apartments adjoining this property on the North. I strongly object to this church use. Reason for objection, no parking for such use in front of this 50 x 140 foot lot there. Only one parking space provided for in front of said lot. Driveways into the property take rest of the frontage. Parking on rest will be far from enough for a small membership, with a rental in the rear, plus a building on the front for the church would make it hard to park six cars.

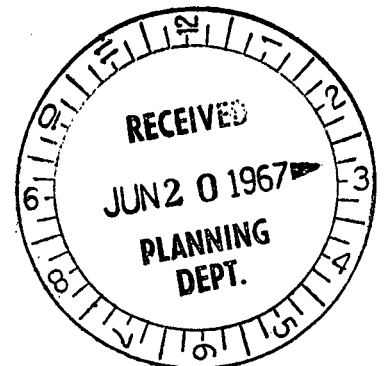
Parking in front any more than two cars would be taking someone else's parking space to their apartment. Maryland Parkway at this point is only 45 feet wide at Clark Street. South it is 38 feet wide, with no parking zone on the East side of Maryland Parkway.

To grant this permit would create a traffic hazard and damage to other rental properties in the neighborhood. I also believe the health department requires a block wall between parking lots and residences and apartments.

Respectfully,

R. R. Flinn
R. R. Flinn

Protest
Wilhoite
applicant
4-16-67



INTER-OFFICE MEMORANDUM

June 12, 1967

TO:

Planning Department

FROM:

Deputy Director of Public Works

SUBJECT:

Use Permit U-16-67

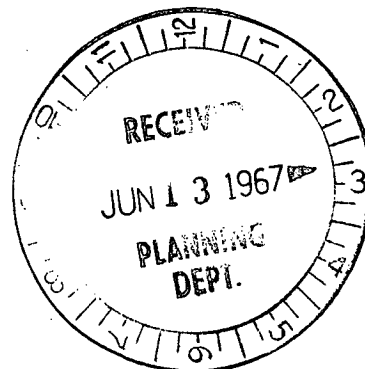
COPIES TO:

Your memorandum of May 23, 1967 requested comments from the Engineering Department on the application for a Use Permit by Berta M. Wilhoit to conduct church services and related activities on property located at 418 Maryland Parkway.

It will be required that the applicant sign an Assessment District Agreement for street lighting to be installed adjacent to the property along Maryland Parkway.

V. B. Uehling'

VBU:DEN:be



NOTICE OF PUBLIC HEARING

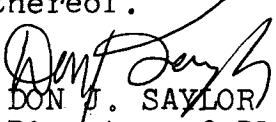
June 22, 1967

June 7, 1967

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U-16-67 BERTA M. WILHOIT FOR A USE PERMIT TO LEASE TO THE CHURCH OF TRUTH, INC., THE PREMISES AT 418 MARYLAND PARKWAY TO BE USED FOR CHURCH PURPOSES AND RELATED ACTIVITIES, ON PROPERTY LEGALLY DESCRIBED AS LOTS 25 & 26, BLOCK 16 OF PIONEER HEIGHTS ADDITION, AND GENERALLY LOCATED ON THE WEST SIDE OF MARYLAND PARKWAY BETWEEN LEWIS AVENUE AND CLARK AVENUE, IN LAND USE ZONE R-4.

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 use permit, or may prior to this hearing file with the City Planning Director written objections thereto or approval thereof.


DON J. SAYLOR
Director of Planning

DJS/mac

CITY OF LAS VEGAS -- FIRE DEPARTMENT
Fire Prevention Bureau

TO: DON J. SAYLOR, DIRECTOR OF PLANNING

FROM: *George Judd*
O.K. MC FARLAND, BATTALION CHIEF
CHIEF OF FIRE PREVENTION BUREAU

DATE: May 31, 1967

SUBJECT: U-16-67

U-16-67

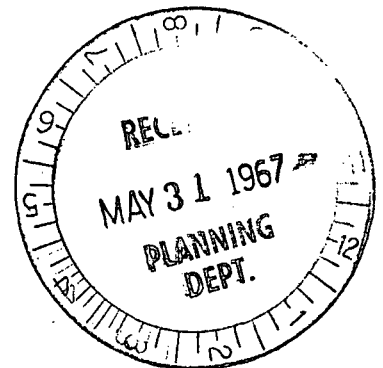
Application submitted by: Berta M. Wilhoit

For a Use Permit/Variance to: Lease to the Church of Truth, Inc. the premises to be used
for church purposes and related activities.

Located at: 418 Mayland Parkway between Lewis Avenue and Clark Avenue

This department has no objections to the above, provided that:

1. 1-2 3/4 lb. Dry Chemical fire extinguisher for kitchen area
2. Building and exits meet U.B.C. requirements.



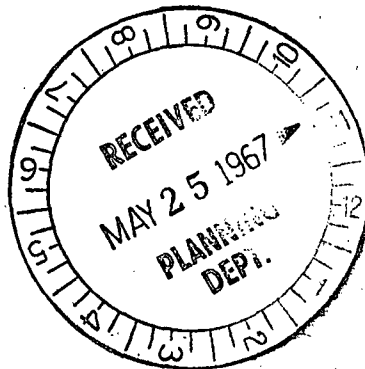
INTER-OFFICE MEMORANDUM

24 MAY 1967

TO: JOHN REPLOGLE, DIRECTOR BUILDING AND SAFETY	FROM: F. D. WEBB SR. BUILDING INSPECTOR
SUBJECT: APPLICATION FOR USE PERMIT AT 418 MARYLAND PARKWAY U-16-67	COPIES TO: R. CLEMMER PLANNING DEPARTMENT

The red notes on the plot plan I have made to show actual, existing conditions. With a little revision of parking spots and some minor fire-resistive additions, plus removal of small wooden storage shed at the rear of the lot, this application would be approved.

F. D. WEBB



INTER-OFFICE COMMUNICATION

DATE May 23, 1967

TO: Building Department
Fire Department
Engineering Department

FROM: Planning Department

SUBJECT: File No. U-16-67, Board of Zoning Adjustment Meeting 6/22/67

Application submitted by: **BERTA M. WILHOIT**

For a Use Permit/~~XXXXXXXX~~ variance to: **Lease to the Church of Truth, Inc. the premises to be used for church purposes and related activities.**


Property located at: **418 Mayland Parkway between Lewis Avenue and Clark Avenue.**

Land Use Zone: **R-4**

Legally described as: **See attached.**

Your remarks regarding this application prior to 6/12/67 will be greatly appreciated.

Plot Plan attached: Yes X
No


DON J. SAYLOR
Director of Planning

DJS/mac

BOARD OF ZONING ADJUSTMENT -- CITY HALL -- LAS VEGAS, NEVADA

APPLICATION FOR A USE PERMIT

TO THE BOARD OF ZONING ADJUSTMENT:

Pursuant to Subsection B, Section 24, 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 authorized to maintain the herein described use. Also accompanying this application is the prescribed fee of \$ 50⁰⁰.

The undersigned, Berta M. Wilhoit, the owner, respectfully petitions for a special Use Permit to lease to the Church of Truth Inc. the premises at 418 Maryland Parkway to be used for church purposes and related activities.

IN SUPPORT OF THIS PETITION, THE FOLLOWING FACTS AND REASONS ARE HEREWITH SUBMITTED:

The property is situated at 418 Maryland Parkway between Lewis and Clark in Zoning District R 4. Said property is legally described as follows, to wit:

Lots 25 + 26 in Block 16 of Pioneer Heights Addition Las Vegas Nevada as shown by maps on file in Book 1 of Plats, page 35 in office of Clark County Recorder
Generally located on the west side of twelfth St. between Lewis Ave and Clark Ave.

OWNER'S AFFIDAVIT

STATE OF NEVADA) ss:
COUNTY OF CLARK)

(I, We) the undersigned, being duly sworn, depose and say that (I am, we are) the (owner, owners) of the property involved in this application; that the information on the attached map and all plans, drawings and sketches attached hereto and all statements and answers contained herein are in all respects true and correct to the best of my knowledge and belief.

(Signed in Ink)

Berta M. Wilhoit 420 Maryland Parkway 382-2742
Signature of Owner Mailing Address Las Vegas, Nev. Phone No.

Subscribed and sworn to before me this 15th day of May, 19 67

Notary Public in and for Clark County and State of Nevada
R. WHIPPLE My Commission Expires Oct. 28, 1967
R. Whipple My Commission Expires

SEE REVERSE SIDE FOR PLOT PLAN Specifications 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 Secretary of the Board of Zoning Adjustment in accordance with the provisions of Subsection B, Section 24, Chapter 1, Title XI, of the Las Vegas City Code.

Filing Fee \$ 50⁰⁰
Receipt No. 96720
Case No. U-116-67

Received by: [Signature]
Date: 5/22/67

BZA 6/22/67

9/22

THE FOLLOWING INFORMATION SHALL ACCOMPANY THIS APPLICATION

1. Five (5) plot plans of the applicant's property drawn to scale and fully dimensioned showing the location of all existing and proposed buildings and structures and the location of any other improvements such as drives, walls,
2. A sketch, drawing, or photograph showing clearly the top, 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 USE PERMITS

1. Five (5) copies
2. Minimum Size - 17 x 11 inches
3. Legible
4. Completely dimensioned, including boundary dimensions, dimensions of buildings, distances from buildings to the 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.

ADDENDUM TO THE USE PERMIT ATTACHED

The undersigned, the Reverend John P. Levendis, Minister of the Church of Truth, which is leasing the premises at 418 Maryland Parkway, which are to be used for church and related purposes, states, that to his best knowledge and understanding, as gained from contacts made with (Mrs.) Berta M. Wilhoit, owner of the said premises, there have been, and neither will there be any structural alterations or changes to the noted premises.

Originally, Dr. Wilhoit, Mrs. Wilhoit's deceased husband, remodelled the premises to suit his needs as a physician. At the time of the renovation, Dr. Wilhoit submitted to the City authorities all changes, plot plans and specifications involved. After Dr. Wilhoit's decease, Mrs. Wilhoit leased the premises to a (Mr.) Rex Claridge who operated the building as an insurance agency, without making any additional structural changes. Now, the Church of Truth seeks to maintain this structure as a church, with no intention of making any, or additional structural changes.

PROPERTY OWNERS

6

PROTESTS

do not obj.

APPROVALS

- 1. Mr. R. Flinn
- 2. Mr. Waven Cook, 2417 So. 11th St
- 3. Mr & Mrs Howard Reagh (419 S. 11th St) residence 3041 Flamingo Rd
- 4. do not want parking lot adjacent.
- 5. Mrs Mrs. Cleo Jones, 411 South 11th Street
- 6. Mr. Walter Zunsaker, 725 South 16th Street
- 7. Miss Katharina Sintonque, 1104 East Lewis Avenue
- 8. _____
- 9. _____
- 10. _____
- 11. _____
- 12. _____
- 13. _____
- 14. _____
- 15. _____
- 16. _____
- 17. _____
- 18. _____
- 19. _____
- 20. _____

1 Mrs. Lelia Hardy - if enough parking is provided
1404 Bridgers
Mr. R. J.

29	224
30	
31	230
32	

22	13
22	14
227	15
229	16

27	224
28	226
29	228
30	230

Book 5
1218-
21-8

U-16-67

AVE. 4-08

2-14	300
18	
19	306
20	308
21	310
22	
23	318
24	
25	
26	
27	320
28	
29	324
30	
31	330
32	

N. 27° 45' E

301	1
FBI	2
	3
307	4
309	5
311	6
313	7
315	8
317	9
	10
321	11
	12
	13
	14
325 A	5
1101-05	7

17	300
18	
19	304
20	
21	310
22	
23	312
24	
25	318
26	
27	322
28	
29	326
30	
X	31
1117	32
1129	

N. 27° 45' E

1	
2	
3	
4	
5	
316	
3137	
315	
317	
317	
325	
327	
328	
331	

Lewis

AVENUE

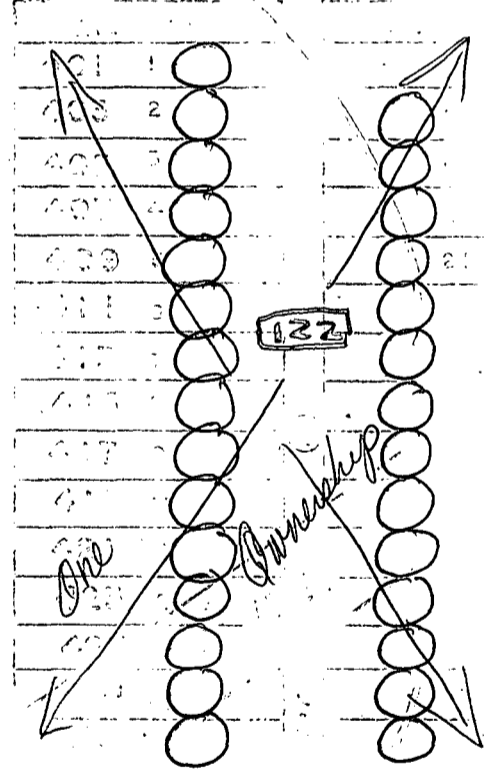
4-11	
1-16-18	40
1	400-2
2	404
3	408
4	410
5	418
6	420
7	424
8	430
9	430

ELEVENTH

1100-02	15
405	14
411	13
415	12
419-2	11
427	10
429	9
1101	8
	7
	6
	5
	4
	3
	2
	1

1	400-02
2	404
3	408
4	410
5	414
6	418
7	420-22
8	430
9	
10	
11	
12	
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15	
16	

4-12



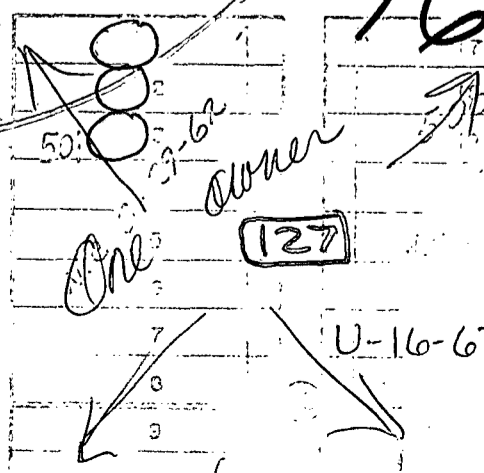
Clark

0-2	174
18	
19	
20	506
21	508
22	510
23	512
24	514
25	516
26	518
27	520
28	522

8 0'

1104-8	1
501	2
	3
	4
	5
513	6
	7
519	8
MARYLAND PARK	9
PANOR	10

1114-18	2
	18
	19
	20
	21
	22
	23
	24
	25
	26



U-16-67