

Planning & Development Department
Scanning Cover Sheet

Case No U-24-55

APN

Location 1900 - 1934 E CHARLESTON BLVD

Applicant JOHN BADIK, DONALD E BORSACK,
ARTHUR FAWCETT, THE KAX CORPORATION,
AND KATHLYN H MOWBRAY

Subject

USE PERMIT TO CONVERT SIX (6) EXISTING TRI-
PLEXES TO PROFESSIONAL OFFICES, NOT TO EXCEED
TWELVE (12) SUITES



1 2 3 4 5 6

February 17, 1956

U 24 55
The Kax Corporation
c/o Attorney John C. Nowbray
311 South Third Street
Las Vegas, Nevada

Dear Mr. Nowbray:

In accordance with the action of the Board of City Commissioners last August, in granting to the Kax Corporation a Use Permit for the conversion of existing dwellings into professional offices at 1900-1934 East Charleston Boulevard, you will recall that the Use Permit was granted subject to entering into an improvement agreement with the City whereby the property owners will bear the expense of the necessary improvements needed along this section of East Charleston.

I enclose four copies of an agreement which has been prepared by the Engineering Department of the City. It is requested that you have these agreements properly executed.

The blank spaces on Page 3 of the agreement are negotiable and we suggest you fill in any reasonable dates which are agreeable to you.

Very truly yours,

FRANKLIN J. BILLS
Director of Planning

FJB/wt
Enc. 4

File

DIRECTOR OF PUBLIC WORKS
INTER-OFFICE COMMUNICATION

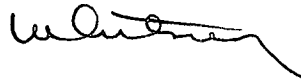
FILE: 610.a

DATE: FEBRUARY 14, 1956

TO : PLANNING DEPARTMENT - ATTENTION SHAWNEE STEWART
FROM : ROBERT WHITNEY, OFFICE ENGINEER
SUBJECT: IMPROVEMENT AGREEMENT - KAX CORPORATION

Attached hereto are four copies of an Improvement Agreement for the Kax Corporation for the improvement of East Charleston.

These are ready for signature, if you can get them signed.



R. T. WHITNEY
OFFICE ENGINEER

RTW/b



Crestwood Homes 15

September 16, 1955

Kax Corporation
311 South 3rd Street
Las Vegas, Nevada

Re: U-24-55

Gentlemen:

Your application for a use permit to convert six triplexes at 1900-1934 E. Charleston Boulevard in an R-4 zone into a maximum of 12 professional office suites was considered by the Board of Commissioners at a public hearing in a regular meeting held September 7, 1955.

Upon motion duly made, seconded and carried, your application for a use permit was approved subject to the signing of an agreement to install off-site improvements according to city specifications.

Very truly yours,

Shirley Ballinger
City Clerk

h
cc: Planning Commission ✓
Public Works



Commissioner Bunker moved that the application of Bert O'Donnell to store and sell chemicals on property situated at 123 W. Colorado, between A Street and the UPRR in an M-2 zone be approved.

Motion seconded by Commissioner Sharp and carried by the following vote: Commissioners Bunker, Fountain, Sharp, Whipple and His Honor voting aye; noes, none.

PUBLIC HEARING
Use Permit
Kax Corporation
U-24-55

This being the time set for the public hearing of the application of the Kax Corporation to convert six triplexes at 1900-1934 E. Charleston Boulevard in an R-4 zone into a maximum of 12 professional office suites, the matter was considered by the Board. This application was approved by the Board of Adjustment subject to installation of off-site improvements.

His Honor stated that this property was on the south side of Charleston east of Burnham. He asked if there were any objections to this use permit. None were voiced.

Commissioner Sharp moved that the application of the Kax Corporation to convert six triplexes at 1900-1934 E. Charleston Boulevard in an R-4 zone into a maximum of 12 professional office suites be approved subject to the signing of an agreement to install off-site improvements according to City specifications.

Motion seconded by Commissioner Whipple and carried by the following vote: Commissioners Bunker, Fountain, Sharp, Whipple and His Honor voting aye; noes, none.

PUBLIC HEARING
Use Permit
Prison Farm
U-25-55

This being the time set for the public hearing of the application of the City to maintain a prison farm on property described as the N $\frac{1}{2}$, NE $\frac{1}{4}$, Section 36, T20S, R61E, MDB&M in an R-E zone, the matter was considered by the Board. This application was approved by the Board of Adjustment. A written protest had been received from G. L. and Eveleen Davis, owners of property within 300 feet.

His Honor asked if there were any further objections to this use permit.

Mr. John Bails stated that he owned 10 acres on 30th Street and that he objected to a prison farm being located in this area.

Mr. Dale Howell said that he did not feel that a prison farm should be in a residential district. He stated that he did not live there but did not feel that it would be good for the neighborhood.

Mr. Robert Barrett, 3000 block on Cedar Avenue stated that his property is one block from this city property, and that he objected to a prison farm being located there.

Mr. E. R. Gibson stated that he lived at 510 No. 28th Street, which would show on the map as Howard Street, and that he objected to this use permit.

CITY OF LAS VEGAS, NEVADA

Office of the City Clerk

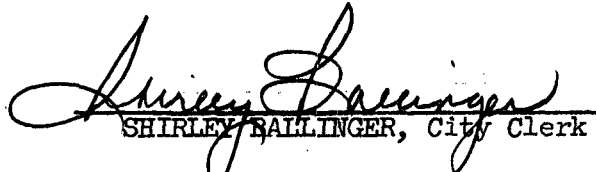
August 9, 1955

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that on Wednesday the 7th day of September, 1955, at 7:30 P.M., in the Council Chambers of the City Hall, 5th and Stewart Streets, the Board of Commissioners will hold a public hearing on the following application:

THE KAX CORPORATION FOR A USE PERMIT TO CONVERT SIX (6) EXISTING TRIPLEXES TO PROFESSIONAL OFFICES NOT TO EXCEED TWELVE (12) SUITES ON PROPERTY SITUATED AT 1900-1934 EAST CHARLESTON BLVD., BETWEEN BURNHAM AND CRESTWOOD AVENUE, IN AN R-4 ZONE. SAID PROPERTY IS LEGALLY DESCRIBED AS LOTS 1 THRU 6 OF BLOCK 1, CRESTWOOD HOMES TRACT NO. 5.

NOTICE IS FURTHER GIVEN that any persons having any interest in any land which is being sought to be so used in accordance with the zoning ordinance, or in any land within three hundred (300) feet of the outer boundaries thereof, or any other persons, may appear before the Board of Commissioners either in person or by counsel and object to or register approval of the use proposed thereof. Written objections or approvals may be filed with the City Clerk prior to the date of this hearing.


SHIRLEY BAILLINGER, City Clerk

August 6, 1933

Bar Corporation
312 South 3rd Street
Las Vegas, Nevada

RE: 8-21-33

Re: Bar Corporation

Your application for a use permit to convert six existing
triple dwellings into a maximum of twelve professional office suites
at 1900-1906 East Charleston was considered by the Board of Commis-
sioners at a regular meeting held August 3, 1933.

Upon motion duly made, seconded and carried this matter was
set for public hearing on Wednesday, September 7, 1933. This meet-
ing will be held at 7:30 P.M. in the Council Chambers of the City
Hall, 5th and Stewart Streets.

Very truly yours,

James D. Sawyer
James D. Sawyer
City Clerk

cc: Planning Commission
Building Department

VARIANCE
E. W. Fountain
V-21-55

The application of E. W. Fountain to develop and maintain property as an off-street parking lot for tenants of an adjoining commercial building at 313 North 6th Street (Lot 8, Block 2, Bucks Subdivision) was considered by the Board. This variance was approved by the Board of Adjustment.

His Honor asked if there were any objections. None were voiced.

Thereafter Commissioner Bunker moved that the application of E. W. Fountain for a variance to develop and maintain property as an off-street parking lot for tenants of an adjoining commercial building at 313 North 6th Street be approved, and the following resolution adopted:

BE IT RESOLVED by the Board of Commissioners of the City of Las Vegas, Nevada, in a regular meeting on the 3rd day of August, 1955, having considered the application of E. W. Fountain for a variance to develop and maintain property as an off-street parking lot for tenants of an adjoining commercial building at 313 North 6th Street; and

The Board having considered the recommendation of the Board of Adjustment approving this application;

NOW, THEREFORE, it is the decision of this Board that the application of E. W. Fountain for a variance to develop and maintain property as an off-street parking lot for tenants of an adjoining commercial building at 313 North 6th Street be approved.

Motion seconded by Commissioner Whipple and carried by the following vote: Commissioners Bunker, Sharp, Whipple and His Honor voting aye; noes, none. Commissioner Fountain passed his vote.

USE PERMIT
Kax Corporation
U-24-55

At this time the Board considered the application of Kax Corporation to convert six existing triplexes to professional offices not to exceed twelve suites on property located at 1900-1934 E. Charleston, between Burnham and Crestwood Avenues (Lots 1 to 6, Block 1, Crestwood Tract #5). This use permit was approved by the Board of Adjustment because this property abuts on a primary major highway and it has been the policy of both Commissions to grant this type of use in this area. This permit was approved subject to the condition that the property owners at their own expense install the off-site improvements and complete the service road in the manner required of other property owners on East Charleston between Crestwood and Eastern Avenues.

Commissioner Whipple moved that a public hearing on this use permit be set for the regular meeting of the Board on September 7, 1955.

Motion seconded by Commissioner Sharp and carried by the following vote: Commissioners Bunker, Fountain, Sharp, Whipple and His Honor voting aye; noes, none.

USE PERMIT
Samuel M. Davis
U-27-55

At this time the Board considered the application of Samuel M. Davis to erect a one-story professional building on property situated at 404 Maryland Parkway (Lots 19 and 20, Block 16, Pioneer Heights). This use permit was approved by the Board of Adjustment because this property abuts a primary major highway. Similar uses have been approved in this neighborhood and plot plan indicates adequate set-back from the highway and sufficient off-street parking. The proposed building will accommodate two optometrists.

His Honor asked if there were any objections. None were voiced.

July 28, 1955

The Katz Corporation
311 South Third Street
Las Vegas, Nevada

Gentlemen:

At the regular meeting of the Board of Zoning Adjustment on July 28, 1955, a public hearing was held relative to your application for a Use Permit to convert six (6) existing triplex dwellings into a business of twelve (12) professional office suites at 2900-31 East Charleston Blvd., in an R-4 zone. This board voted to adopt the enclosed resolution recommending approval of this application.

The Board of City Commissioners will consider your application at their next regular meeting August 3, 1955, held in the Council Chamber in the City Hall at 7:30 P.M.

Very truly yours,

BOARD OF ZONING ADJUSTMENT

FJB/mcf
Enc.

FRANKLIN J. DEWIS
Secretary

CC: City Clerk
City Manager

PLANNING DEPARTMENT

LAS VEGAS, NEVADA

July 29, 1955

Honorable Mayor and Board of City Commissioners
City Hall
Las Vegas, Nevada

Gentlemen:

At a regular meeting on July 29, 1955, the Board of Zoning Adjustment voted to refer to the Board of City Commissioners the application of The Max Corporation for a Use Permit to convert six (6) existing triplex dwellings into a maximum of twelve (12) professional office suites at 1900-3 1/2 East Charleston Blvd., in an R-4 zone, with the recommendation that it be approved in accordance with the facts recited in Resolution #108, copy of which is attached hereto.

Respectfully,

FJD/mef
Att.

CC: City Manager
City Attorney

FRANKLIN J. BLISS, Sec'y.
Board of Zoning Adjustment

was because of a technical error in the legal description of the public hearing notices sent out showing Lot 7 instead of Lot 8, which has been corrected.

Mr. Tiberti introduced Resolution #94, A RESOLUTION RECOMMENDING APPROVAL OF THE APPLICATION OF E. W. FOUNTAIN FOR A VARIANCE TO DEVELOP AND MAINTAIN THE PROPERTY DESCRIBED AS LOT 8, BLOCK 2, BUCKS' SUBDIVISION AS AN OFF-STREET PARKING LOT FOR TENANTS OF AN ADJOINING COMMERCIAL BUILDING, and moved its adoption, which motion was seconded by Mr. Replogle and unanimously voted.

(Resolution #94 is on file in the Document Book as Document #98)

U-24-55
THE KAX
CORPORATION

The application of The Kax Corporation for a Use Permit to convert six (6) existing triplexes to professional offices not to exceed twelve (12) suites on property situated at 1900-1934 E. Charleston Blvd., between Burnham & Crestwood Avenue, in an R-4 zone, and legally described as Lots 1 thru 6, Block 1, Crestwood Homes, Tract #5, was presented.

The Acting Chairman declared the public hearing open.

Mr. John Mowbray, Attorney for The Kax Corporation, appeared on behalf of the applicant and stated this corporation was asking for the same privilege granted by the Board of Zoning Adjustment last Spring allowing the conversion of seven (7) units in the 2000 block of E. Charleston Blvd., whereas this application calls for only six (6) units.

There were no protestants.

The Acting Chairman declared the public hearing closed.

Mr. Bills advised the Board that the property is located on a primary major highway and across the street from commercially zoned property being developed commercially, and that the situation is identical as that approved recently only a few hundred feet East of this particular property. Mr. Bills recommended this Use Permit be granted subject to the stipulation that property owners making the application, at their own expense, make the necessary public improvements promptly and

complete the abutting service road in a manner consistent with the City standards and specifications and in a manner identical to the improvements required from the property owners along East Charleston between Crestwood and Eastern Avenue.

Mr. Replogle introduced Resolution #108, A RESOLUTION RECOMMENDING CONDITIONAL APPROVAL OF THE APPLICATION OF THE KAX CORPORATION FOR A USE PERMIT TO CONVERT SIX (6) EXISTING TRIPLEX DWELLINGS INTO A MAXIMUM OF TWELVE (12) PROFESSIONAL OFFICE SUITES AT 1900-34 EAST CHARLESTON BLVD., IN AN R-4 ZONE, and moved its adoption, which motion was seconded by Mr. Tiberti and it was unanimously voted.

(Resolution #108 is on file in the Document Book as Document #112).

U-25-55
CITY OF
LAS VEGAS

The application of the City of Las Vegas for a Use Permit to maintain and operate a correction institution (prison farm) on property legally described as N $\frac{1}{2}$, NE $\frac{1}{4}$, Section 36, T20S, R61E, MDB&M, in an R-E zone, was presented.

The Acting Chairman declared the public hearing open.

Mr. A. H. Kennedy, City Manager, advised the Board that the City owns quite a portion of land in this area which is adjacent to the City disposal plant and has, for some time, contemplated on moving minimum security prisoners to this proposed correction institution. It is planned to build two (2) buildings; one a barracks, and the other a mess hall and office. This would house about 60 trustee prisoners, eventually working on the farm to improve the swamp area and the land. Mr. Kennedy further advised that the Charleston Street storm drain opens up and runs across this land. The primary problem solved by this permit is to get the minimum security prisoners on the farm and out of the jail.

Mr. Serafin S. Fernandez, 2021 Cedar St., was present on behalf of the applicant and voiced his approval.

Mr. E. B. Davis, owner of property located about one to two blocks away in Section 36, stated that he objected as he plans to construct buildings that will set on Bonanza Road.

Mr. William L. Meikle, 1094 Nellis Blvd., was present and advised that

RESOLUTION #108
7/28/55

A RESOLUTION RECOMMENDING CONDITIONAL APPROVAL OF THE APPLICATION OF
THE KAX CORPORATION
FOR A USE PERMIT TO CONVERT SIX (6) EXISTING TRIPLEX DWELLINGS
INTO A MAXIMUM OF TWELVE (12) PROFESSIONAL OFFICE SUITES
AT 1900-34 EAST CHARLESTON BLVD., IN AN R-4 ZONE

WHEREAS, said application has been received and studied by the Board
of Zoning Adjustment, and

WHEREAS, the property under consideration abuts upon a primary major
highway and is presently zoned R-4, and

WHEREAS, said property faces commercially zoned property across the
street which is being developed for commercial uses, and

WHEREAS, it has been a general policy of the Board of Zoning Adjustment
and Board of City Commissioners to approve the development of property in R-4 zones,
abutting upon a primary major highway, for professional office uses, and

WHEREAS, property a short distance East of this location, under
identical circumstances, was recently approved for professional office uses subject
to the stipulation that property owners complete the needed improvements on the
abutting service road;

NOW THEREFORE BE IT RESOLVED by the Board of Zoning Adjustment that the
application of The Kax Corporation for a Use Permit to convert six (6) existing triplex
dwellings into a maximum of twelve (12) professional office suites at 1900-34 East
Charleston Blvd., in an R-4 zone, be and hereby is referred to the Board of City
Commissioners with the recommendation that it be approved subject to the following
stipulations: That the property owners making the application, at their own expense,
make the necessary public improvements promptly and complete the abutting service road
in a manner consistent with the City standards and specifications and in a manner
identical to the improvements required from the property owners along East Charleston
between Crestwood and Eastern Ave, said improvements to include the following:

- (1) Construction of highway paving with 9" Type I gravel base
4" Type II gravel base and 2½" asphalt concrete surface to a
distance of 35½ feet from the centerline of the street;
- (2) Installation of 2 foot integral curb and gutters on either
side of a dividing island, a minimum width of 3½ feet and a maximum

width of 5 feet;

(3) Construction of a 29 foot wide service drive with 4" Type II gravel base, sealed with asphalt penetration;

(4) Installation of 2 foot integral curb and gutter adjacent to an 8 foot minimum width sidewalk with 5" minimum Type II gravel base and 4" concrete slab;

all as shown on City of Las Vegas Engineering Department Tentative Drawing #C-7-37, undated.

(5) Installation of street lights in accordance with approved street lighting plans for commercial districts.

The foregoing resolution was introduced by Mr. Replogle who moved its adoption, which motion was seconded by Mr. Tiberti, and upon roll call, the ayes and nays were as follows:

Aye:	Replogle	Nay:	None
	Tiberti		
	McCoig		

The Chairman thereupon declared the motion carried and said resolution adopted.

7-25-55
July 25, 1955

City Engineer

Director of Planning

Use Permit for the Kax Corporation for Professional Offices, East Charleston.

Reference is made to my memo to the Engineering Department dated July 5, 1955, at which time data concerning the application of the Kax Corporation for a Use Permit to convert existing dwellings into professional offices along East Charleston Boulevard, between Crestwood and Burnham, was referred to your Department for comment and recommendation.

As you may recall, property owners of similar properties located just East of this location (between Crestwood and Eastern) have been granted a Use Permit to convert existing dwellings into professional offices with the stipulation that public improvements be made to complete the service road along the South side of Charleston Boulevard.

In order to be at all consistent, we must require the same improvements from the Kax Corporation. So that this matter may be definitely concluded and specific requirements recommended by the Zoning Board, it is requested that the Engineering Department prepare and present, prior to the Public Hearing Thursday night, July 28th, a design sheet showing the required improvements consistent with the design approved for the properties East of Crestwood Avenue.

FJB/mc2

Franklin J. Bills
Director of Planning

NOTICE OF PUBLIC HEARING

Notice is hereby given that on July 28, 1955, at 7:30 P.M. in the Council Chamber of the City Hall, Las Vegas, Nevada, the Board of Zoning Adjustment will hear the application of

THE KAX CORPORATION FOR A USE PERMIT TO CONVERT SIX (6) EXISTING TRIPLEXES TO PROFESSIONAL OFFICES NOT TO EXCEED TWELVE (12) SUITES ON PROPERTY SITUATED AT 1900-1934 EAST CHARLESTON BLVD., BETWEEN BURHAM AND CRESTWOOD AVE, IN AN R-4 ZONE. SAID PROPERTY IS LEGALLY DESCRIBED AS LOTS 1 THRU 6 OF CRESTWOOD HOMES, TRACT NO. 5, IN BLOCK 1.

Any persons having any interest in any land which is being sought to be so used in accordance with the zoning ordinance, or in any land within three hundred (300) feet of the outer boundaries thereof, may appear before the Board of Zoning Adjustment either in person or by counsel and object to or register approval of the variance or exception being sought. Written approval or objections may be filed with the City Planning Director prior to the date of this hearing.

FJB/mcf

7/14/55

U-24-55

FRANKLIN J. BILLS
Director of Planning

7/18/55 mailed to applicants & prop. owners J.

FIRE DEPARTMENT
INTER-OFFICE MEMORANDUM

File

DATE: July 6, 1955

TO: Franklin J. Bills, Director of Planning
FROM: A. R. Trelease, Chief, Fire Prevention Bureau
SUBJECT: USE PERMIT - U-24-55 - The Kax Corp.

File

This department has no objections to the granting of this request providing any and all construction meets fire resistive standards required by the Uniform Building Code for fire zone No. 2, and that minimum fire safety rules for such use are practiced as required by the Fire Prevention Code.

A. R. Trelease

A. R. Trelease
Chief, Fire Prevention Bureau

ART/ab



July 5, 1955

Engineering Department

Director of Planning

The Kax Corp., - Design Sheet No. C-10-65. U-24-55.

The Kax Corporation has made application for a Use Permit to convert six (6) existing triplexes as shown on the attached plot plan into professional offices not to exceed twelve (12) suites.

The proposal is identical with the Use Permit fairly recently granted to H. M. Sloan, et al, on the East Side of Crestwood Avenue.

It is the intention of the Planning Staff to request public improvements for this section of Charleston Boulevard identical with those required from the Sloan group on the other side of Crestwood Avenue.

This matter will be heard by the Zoning Board on July 28th.

Your comments are requested by July 21st.

FJD/mef
Att.

FRANKLIN J. BILLS
Director of Planning

July 5, 1955

Police Department

Director of Planning

The Max Corp., - Design Sheet No. C-10-65 - U-24-55.

The Max Corporation has made application for a Use Permit to convert six (6) existing triplexes as shown on the attached plot plan into professional offices not to exceed twelve (12) suites.

The proposal is identical with the Use Permit fairly recently granted to H. N. Sloan, et al, on the East Side of Crestwood Avenue.

It is the intention of the Planning Staff to request public improvements for this section of Charleston Boulevard identical with those required from the Sloan group on the other side of Crestwood Avenue.

This matter will be heard by the Zoning Board on July 28th.

Your comments are requested by July 21st.

FJB/ref
AEE.

FRANKLIN J. BILLS
Director of Planning

July 5, 1955

Fire Department

Director of Planning

The Kax Corp., - Design Sheet No. C-10-65 - U-24-55.

The Kax Corporation has made application for a Use Permit to convert six (6) existing triplexes as shown on the attached plot plan into professional offices not to exceed twelve (12) suites.

The proposal is identical with the Use Permit fairly recently granted to H. H. Sloan, et al, on the East Side of Crestwood Avenue.

It is the intention of the Planning Staff to request public improvements for this section of Charleston Boulevard identical with those required from the Sloan group on the other side of Crestwood Avenue.

This matter will be heard by the Zoning Board on July 28th.

Your comments are requested by July 21st.

FJB/mef
Att.

FRANKLIN J. BILLS
Director of Planning

File with

DIRECTOR OF PUBLIC WORKS
INTER-OFFICE COMMUNICATION

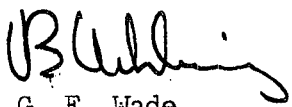
DATE: May 19, 1955

TO: TRAFFIC AND PARKING COMMISSION
FROM: G. E. WADE, DIRECTOR OF PUBLIC WORKS
SUBJECT: CONSTRUCTION OF SIDEWALK AND CURBING FOR DIAGONAL PARKING ON CHARLESTON BOULEVARD BETWEEN CRESTWOOD AND EASTWOOD AVENUES

The attached design sheet numbered C-10-65 has been prepared to show the proposed construction of the sidewalk and curbing along Charleston Boulevard between Crestwood and Eastern Avenues. With the present landscaped island located at the intersection of Crestwood and Charleston Boulevard, some consideration will have to be given to leaving sufficient driving space on the end of the proposed sidewalk island for a traffic entrance into Charleston Boulevard from Crestwood Avenue.

Since the property owner is desirous of proceeding with the installation of the curb, some decision should be reached as to the treatment of the Crestwood intersection, and the length of island to be constructed.

Your comments are desired prior to the issuance of a permit.

for 
G. E. Wade
DIRECTOR OF PUBLIC WORKS

VBV/ae

APPLICATION FOR A USE PERMIT

TO THE BOARD OF ZONING ADJUSTMENT:

The undersigned JOHN BADIK, DONALD E. BORSACK, ARTHUR FAWCETT, the THE KAX CORPORATION and KATHLYN H. MOBBRAY owner, respectfully petitions for a special use permit to: CONVERT SIX (6) EXISTING TRIPLEXES TO PROFESSIONAL OFFICES NOT TO EXCEED TWELVE (12) SUITES.

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

The property is situated at 1900 - 1934 EAST CHARLESTON BLVD between BURHAM and CRESTWOOD AVE in Land Use Zone R-4

Said property is legally described as follows: LOT 1 THROUGH 6 OF CRESTWOOD HOMES TRACT NO. 5, BLOCK 1, AS SHOWN BY MAP THEREOF ON FILE IN BOOK 3 OF PLATS PAGE 3, IN THE OFFICE OF THE CLARK COUNTY RECORDER, STATE OF NEVADA

Said property was acquired by the applicant on SEE SCHEDULE State the use of property permitted under the deed restrictions. NO APPLICABLE DEED RESTRICTIONS

Expiration date of deed restrictions: Month Day Year

TO ACCOMPANY THIS APPLICATION:

- 1. Three or more 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, walks, paved areas, planting, etc.
2. Any other pertinent information which may be requested.

OWNER'S AFFIDAVIT

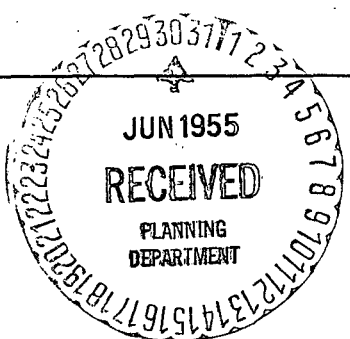
We, the undersigned, being duly sworn, depose and say that we are owners of the property involved in this application; that the information, all plans and drawings attached hereto and all the statements contained herein are in all respects true and correct to the best of my knowledge and belief.

Signatures of John B adik, Donald E. Borsack, Arthur Fawcett, and Kathlyn H. Mowbray. Includes telephone number 7042 and mailing address 311-So. 3rd. St., Las Vegas.

Notary Public signature and name.

The prescribed filing fee of \$25.00 received by: D. Stinson

Date Cashier



Receipt No. 55285 Date 6/30/55

b PROPERTY ACQUIRED BY THE APPLICANTS AS FOLLOWS:

<u>Name</u>	<u>Date Acquired</u>
John Badik	December 31, 1953
Arthur Fawcett	April 1, 1954
Donald E. Borsack	February 28, 1955
The Kax Corporation	April 12, 1954
Kathlyn H. Mowbray	May 5, 1954

The Kax Corp - U-24-55

property owners - 300 feet

✓ Vera Love 1837 East Charleston	✓ Genova L. Robinson 1833 E. Charleston
✓ Toy R. Gregory 308 Fremont St. - Suite 2	✓ Charles E & Alice Sherman Box 582 - Salmon, Idaho
✓ King J. & Marjorie E. Moore 1639 E. Charleston	✓ Ray W. & Myrtle Hyland 1515 So. Ardmore - Los Angeles, Calif
✓ Myrna & Peter Hansen 1903 Ballard Dr.	✓ Tom & Anna Stewart 1909 Ballard Dr.
✓ D. W. & Maydell N. Norman Box 1652 - L. V.	✓ Glen & Orlean Jones 1919 Ballard Dr.
✓ Carl L. & Helen L. Reed 1921 Ballard	✓ Harley E. & Cleo L. Harmon 1929 Ballard
✓ Marcel E. Van De Voorde 1931 Ballard Dr.	✓ Roland D & Bernadine M. Pollock 1939 Ballard Dr.
✓ Jimmie L. & Dorothy Davis 1941 Ballard Dr.	✓ A. H. & Mary Kennedy 1902 Ballard
✓ Wm. R. & Margaret R. Weier 1906 Ballard	✓ Harmen H. & Loretto Hartmans 1912 Ballard Dr.
✓ Lester & Yolanda M. Seiffer 423 So. Main	✓ Robert H. & Marjory Windle 1922 Ballard Dr.
✓ A. D. & Shirley L. Babock 1926 Ballard Dr.	✓ Jack & Hilda Gribben 2601 E. Charleston
✓ Nat & Caroline K. Lurie 1936 Ballard Dr.	✓ Maude Frazier 1940 Ballard Dr.
✓ Cecil L. & Hazel Lynch 2001 Ballard Dr.	✓ Harold R. & Marcedus M. Woodward 2007 Ballard Dr.
✓ Kathlyn H. Mowbray 311 So. 3rd St.	✓ Hammes Enterprises, Inc. 311 So. 3rd St.
✓ Edna M. & Donald E. Borsack 311 So. 3rd St.	✓ Herman R. & Pauline Knoller 1706 So. 6th St.
✓ R. N. & D. H. Esterwald 1410 West Blvd. Los Angeles 6 Cal	✓ Al & D. D. Brimacombe Box 150 - L. V.
✓ C. W. & L. A. Woodbury 430 So. 7th St.	✓ Gabryella Hrast 1374 - 54th Ave., Oakland, Calif
✓ Leo Pahor Box 2145 - L.V.	✓ Gabriel Pahor Box 861 - L.V.
✓ John Badik 311 So. 3rd St. L.V.	✓ Arthur Fawcett 311 So. 3rd St. L.V.

118 - cases 9