

Planning & Development Department
Scanning Cover Sheet

Case No U-28-60

APN

Location NORTH OF NEW YORK ST AND
EAST OF FAIRFIELD AVE

Applicant CULINARY WORKERS UNION

Subject

USE PERMIT TO AUTHORIZE THE CONDUCT OF A
JEWELRY BUSINESS IN THE CULINARY WORKERS
BUILDING IN AN R-4 ZONE



November
Fourth
1960

Culinary Workers Union
1630 So. 8th Street
Las Vegas, Nevada

Re: Use Permit
U-28-60 ✓

Gentlemen:

At a regular meeting of the Board of City Commissioners, held November 2, 1960, consideration was given your application for a use permit to conduct a jewelry business in the Culinary Workers Union Building, generally located on the Northwest corner of "A" Street and New York, in an R-4 Zone.

Upon motion made, seconded and carried, this application was approved, subject to the following conditions:

1. That there be no external advertising.

Yours very truly,

(Mrs.) Edwina M. Cole
City Clerk

EMC:jg
cc: Finance
cc: Public Works
✓cc: Planning



Commissioner Sharp moved that the application of Norman H. and Bernice Pleger for a Use Permit (U-29-60) to operate an insurance office at 216 South 7th Street, be APPROVED, subject to the following conditions:

1. Off-street parking to be provided.
2. All Code deficiencies to be satisfied.
3. An existing second residential structure on the property be either brought into compliance with all Codes, or demolished within six (6) months from the date of granting of Use Permit.

Motion seconded by Commissioner Elwell and carried by the following vote: Commissioners Elwell, Sharp, Fountain, Whipple and Mayor Gragson, voting aye; noes, none.

USE PERMIT

(U-28-60)

APPLICATION OF CULINARY WORKERS UNION

Mr. Bills informed the Commission this was a request for authorization to conduct a jewelry business in the Culinary Workers Union Building, located, generally, on the northwest corner of "A" Street and New York, in an R-4 Zone and that the Board of Zoning Adjustment had recommended approval, subject to a certain condition.

Commissioner Elwell moved the application of the Culinary Workers Union for a Use Permit (U-28-60) to conduct a jewelry business in the Culinary Workers Union Building on the northwest corner of "A" and New York Streets, be APPROVED, subject to the following condition:

1. There shall be no external advertising.

Motion seconded by Commissioner Whipple and carried by the following vote: Commissioners Elwell, Sharp, Fountain, Whipple and Mayor Gragson, voting aye; noes, none.

TENTATIVE MAP

McNEIL MANOR

Tentative Map submitted by Lawrence McNeil.

Area comprises approximately 5 acres with 20 lots generally located between Cahlan and Campbell - Oakey and Burton.

Commissioner Fountain moved that the Tentative Map of McNeil Manor, be APPROVED, subject to all of the recommendations of the Planning Commission which include the adequate surfacing of Cahlan Drive.

Motion seconded by Commissioner Whipple and carried by the following vote: Commissioners Elwell, Sharp, Fountain, Whipple and Mayor Gragson, voting aye; noes, none.

NUMBER OF PASSENGERS

IN TAXICABS

Page 9

11/2/60

Minutes

At this point Mr. Carter addressed the Commission substantially as follows: We feel there is an Ordinance which has been on the books for a number of years regulating the number of passengers allowed in

NEW BUSINESS:

1. U-28-60

The application of the Culinary Workers Union for a Use-Permit to authorize the conduct of a jewelry business in the Culinary Workers Building on property legally described as a portion of the unnumbered block lying north of New York Street and east of Fairfield Avenue in the Meadows Addition to the City of Las Vegas. Generally located on the northwest corner of "A" Street and New York Avenue, in Land Use Zone R-4.

Mr. Saylor gave the staff report and stated that the ordinance does permit this use in an R-4 zone by means of a Use-Permit. The staff recommended approval. The Chairman declared the public hearing open. No one appeared in protest. Mrs. Ann Mauis, 1201 Exley, appeared on behalf of the applicant. The Chairman declared the public hearing closed. Discussion followed. Mr. White moved that U-28-60 be approved subject to the condition that no exterior advertising be permitted. Mr. Singleton seconded the motion and upon roll call the vote was as follows:

<u>AYES</u>	<u>NAYS</u>	<u>ABSENT</u>
Garth	None	Hurley
Singleton		Maini
White		

The Chairman declared the motion carried.

2. U-29-60

The application of Norman H. Pleger and Bernice Pleger for a Use-Permit to conduct an insurance office on property legally described as Lots 25 and 26, Block 5, Hawkins Addition. Generally located on the west side of Seventh Street between Carson Avenue and Bridger Avenue, in Land Use Zone R-4.

Mr. Saylor gave the staff report and stated that this use may be permitted in an R-4 zone by means of a Use-Permit. He further stated that at the time the application was made an inspection was conducted and several deficiencies were found. He recommended approval. The Chairman declared the public hearing open. No one appeared in protest. Mr. H. J. Bracken, prospective purchaser of this property who will conduct the insurance office if the Use-Permit is granted, appeared on his own behalf. The Chairman declared the public hearing closed. Discussion followed. Mr. Singleton introduced Resolution No. 309 recommending conditional approval of the application of Norman H. Pleger and Bernice Pleger for a Use-Permit to conduct an insurance office on property legally described as Lots 25 and 26, Block 5, Hawkins Addition; generally located on the west side of Seventh Street between Carson Avenue and Bridger Avenue, in an R-4 zone, and moved its adoption. Mr. White seconded the motion and upon roll call the vote was as follows:

<u>AYES</u>	<u>NAYS</u>	<u>ABSENT</u>
Garth	None	Hurley
Singleton		Maini
White		

The Chairman declared the motion carried and said resolution adopted.

October 14, 1960

Classified Section
Las Vegas Review-Journal
737 North Main Street
Las Vegas, Nevada

Gentlemen:

Please publish the attached NOTICE OF PUBLIC HEARING in your classified section on October 17, 1960, and furnish this office with an Affidavit of Publication.

Very truly yours,

FRANKLIN J. BILLS
Director of Planning

FJB/js

✓ U-28-60
U-29-60
U-30-60

October 11, 1960

Classified Section
Las Vegas Sun
909 South Main Street
Las Vegas, Nevada

Gentlemen:

Please publish the attached NOTICE OF PUBLIC HEARING in your classified section on October 17, 1960, and furnish this office with an Affidavit of Publication.

Very truly yours,

FRANKLIN J. FLEAS
Director of Planning

WJF/30

✓ 11-23-60
11-29-60
11-30-60

NOTICE OF PUBLIC HEARING

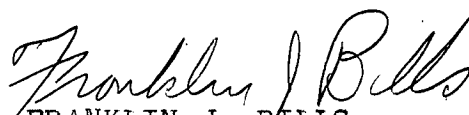
October 27, 1960

October 12, 1960

Notice is hereby given that on October 27, 1960 at 7:30 P. M. in the Council Chambers of City Hall, Las Vegas, Nevada, the Board of Zoning Adjustment will hear the application of:

THE CULINARY WORKERS UNION FOR A USE-PERMIT TO AUTHORIZE THE CONDUCT OF A JEWELRY BUSINESS IN THE CULINARY WORKERS BUILDING ON PROPERTY LEGALLY DESCRIBED AS A PORTION OF THE UNNUMBERED BLOCK LYING NORTH OF NEW YORK STREET AND EAST OF FAIRFIELD AVENUE IN THE MEADOWS ADDITION TO THE TO THE CITY OF LAS VEGAS, AS SHOWN BY MAP THEREOF ON FILE IN BOOK 1, OF PLATS, PAGE 43, IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE MEADOWS ADDITION; THENCE NORTH 88° 39' WEST ALONG THE NORTH LINE OF THE SAID CONVEYED PARCEL A DISTANCE OF 150.00 FEET TO THE NORTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED BY WILLIAM C. WHITEHEAD, ET UX, TO DIXIE S. MATHEWS, BY DEED RECORDED JULY 29, 1947 AS DOCUMENT NO. 261323, CLARK COUNTY, NEVADA RECORDS, THE TRUE POINT OF BEGINNING; THENCE SOUTH 4° 28' WEST ALONG THE WEST LINE OF THE SAID CONVEYED PARCEL A DISTANCE OF 75.00 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE SOUTH 88° 39' EAST ALONG THE SOUTH LINE OF THE SAID CONVEYED PARCEL A DISTANCE OF 150.00 FEET TO A POINT ON THE EAST LINE OF THE MEADOWS ADDITION; THENCE SOUTH 4° 28' WEST ALONG THE LAST MENTIONED EAST LINE A DISTANCE OF 74.17 FEET MORE OR LESS TO THE SOUTHEAST CORNER OF THE SAID UNNUMBERED BLOCK; THENCE WESTERLY ALONG THE SOUTH LINE OF THE SAID UNNUMBERED BLOCK A DISTANCE OF 206.00 FEET TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED BY WILLIAM C. WHITEHEAD, ET UX, TO CLARK COUNTY, NEVADA RECORDS; THENCE NORTHERLY ALONG THE EAST LINE OF THE SAID PARCEL CONVEYED TO WHITE TO THE NORTHEAST CORNER THEREOF; THENCE SOUTH 88° 39' EAST ALONG THE NORTH LINE OF THE SAID UNNUMBERED BLOCK A DISTANCE OF 56.00 FEET MORE OR LESS TO THE TRUE POINT OF BEGINNING. GENERALLY LOCATED ON THE NORTHWEST CORNER OF "A" STREET AND NEW YORK AVENUE, IN AN R-4 ZONE.

Any and all interested persons may appear before the Board of Zoning Adjustment either in person or by counsel 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.


FRANKLIN J. BILLS
Director of Planning

September 21, 1960

Miss Anna Malus
1201 Exley Avenue
Las Vegas, Nevada

Dear Miss Malus:

This office is in receipt of a business license application, which you filled out and left in the Planning Department at City Hall.

It would not be possible to issue this business license, for the sale of jewelry and gift items, at 1630 South "A" Street, unless you apply for, and receive, a variance from the Planning Department.

USE PERMIT

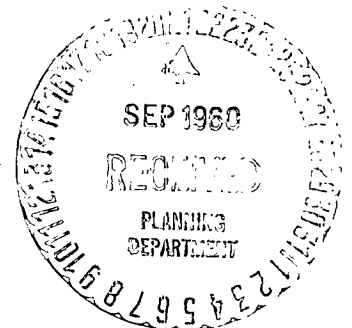
Please contact the Planning Department at City Hall, Fourth and Stewart Streets, at your earliest convenience.

Very truly yours,

J. E. Dutton,
Supervisor of License

JED:lb

cc: Planning Department



Du
2-0620

APPLICATION FOR A USE PERMIT

TO THE BOARD OF ZONING ADJUSTMENT:

The undersigned, The Culinary Workers Union
Anna M. Mainer, the

owner, respectfully petitions for a special Use Permit to: sell retail
jewelry and gift items at 1630 South "A" Street
on a 3 ft by 15 ft corner authorize the conduct
of a jewelry business in the Culinary Workers Bldg.

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

The property is situated at 1630 South "A" Street
on the NW Corner of A & NEW YORK
between..... and..... in Land Use Zone R4

Said property is legally described as follows:.....
.....
.....

Said property was acquired by the applicant on..... State
Month Day Year

the use of property permitted under the deed restrictions:.....
.....

Expiration date of deed restrictions:.....
Month Day Year

TO ACCOMPANY THIS APPLICATION:

1. Five 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 I, the undersigned, being duly sworn, depose and say that I am the owner/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.

Anna M. Mainer
Signature of Owner
Culinary Union
Mailing Address

Telephone Number

Subscribed and sworn to before me this 19th day of SEPTEMBER, 1960.

Anna M. Mainer
Notary Public
My Commission Expires Sept. 22, 1963

The prescribed filing fee of \$50.00
received by.....
Receipt No.....
Date 9-19-60

MEADOWS ADDITION

Block 8 Lot 1-2-3	George D. & Lee S. Small	2016 Carey Avenue North Las Vegas, Nev.
4-5	Anton & Minnie M. Popp	127 New York Avenue
6-7	Jackie Winter O'Reilly	1220 East St. Louis
8-9	Adolph & Ruth I. Bronder	119 New York Avenue
10-11-12	Adolph & Ruth I. Bronder	119 New York Avenue
13-14	Albert F. Perry	2216 South Sixth St.
15-16-17- 18	Culinary Union Local No. 226	1630 South "A" St.
19-20	Lucile West c/o Michael T. McLaughlin	1710 South Eighth St.
21-22	Warren Willis Sackett	110 Chicago Avenue
23-24	Warren Willis Sackett	110 Chicago Avenue
25-26-27- 28	Rich-Don Inc.	124 West Chicago Ave.
29-30	Jack & Barbara Mary Tisdial	101 Lewis Avenue
31-32	Richard Malm	124 West Chicago Ave.
33-34	Augustine & Eulalia Hernandez	130 Chicago Avenue
35 S 90'	Andrea Sandoval	132 Chicago Avenue
35 N 40' 36	Angela Urtado	134 Chicago Avenue
41	Leona M. Edwards	1707 Fairfield Place
42	Leona M. Edwards	1707 Fairfield Place
43-44-45- 46	Allen J. & Barbara J. McConville	138 Cervantes Street

BOULDER ADDITION

Block 6	Monte Carlo Development, Inc.	1600 South Main St.
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UNSUBDIVIDED LAND

4-31-7	Elvin & Eileen Hitchcock c/o John M. Ritter	210 West Wyoming Avenue
4-31-15	C. L. Ronnow, Cyril S. & Lottie E. Wengert	Box 230
4-32-1	Dongary Investments , Ltd.	3201 Ringsby Court Denver 5, Colorado
4-32-2	F. M. Hodge	Treasure Island Laguna Beach, California
4-32-4	Allied Construction Co., Inc. c/o B. C. King Construction, Inc.	Box 1009 Phoenix, Arizona
4-32-7	Charles H. & Ruth T. Lembke, Richard D. & Georgia B. Chase	1215 South 16th Street
4-32-8	Lembke Construction Company	1215 South 16th Street
4-32-9	A. J. & Eunola Edwards	1620 Ellis Avenue
4-32-10	A. J. & Eunola Edwards	1620 Ellis Avenue
4-32-11	Melvin & Corinne Moss, Harry Mack	Box 2103
4-32-12	Richard D. & Georgia B. Chase, Frank W. & Frances B. Parker	1215 South 16th Street
4-32-13	Eugene A. & Betty Sue Stanfill	Box 886
4-37-4	Joe Shoong	929 Market Street San Francisco 5, California
4-37-5	M. H. & Eleanor June Phillipson	1720 South Main Street
4-37-6	Wayne E. & Bernice June Kirch	627 South Seventh Street
4-37-16	Wayne E. & Bernice June Kirch	627 South Seventh Street
4-37-17	T. N. Brown, T. R. Forsythe	Box 1550 Reno, Nevada