

Planning & Development Department
Scanning Cover Sheet

Case No U-2-63

APN

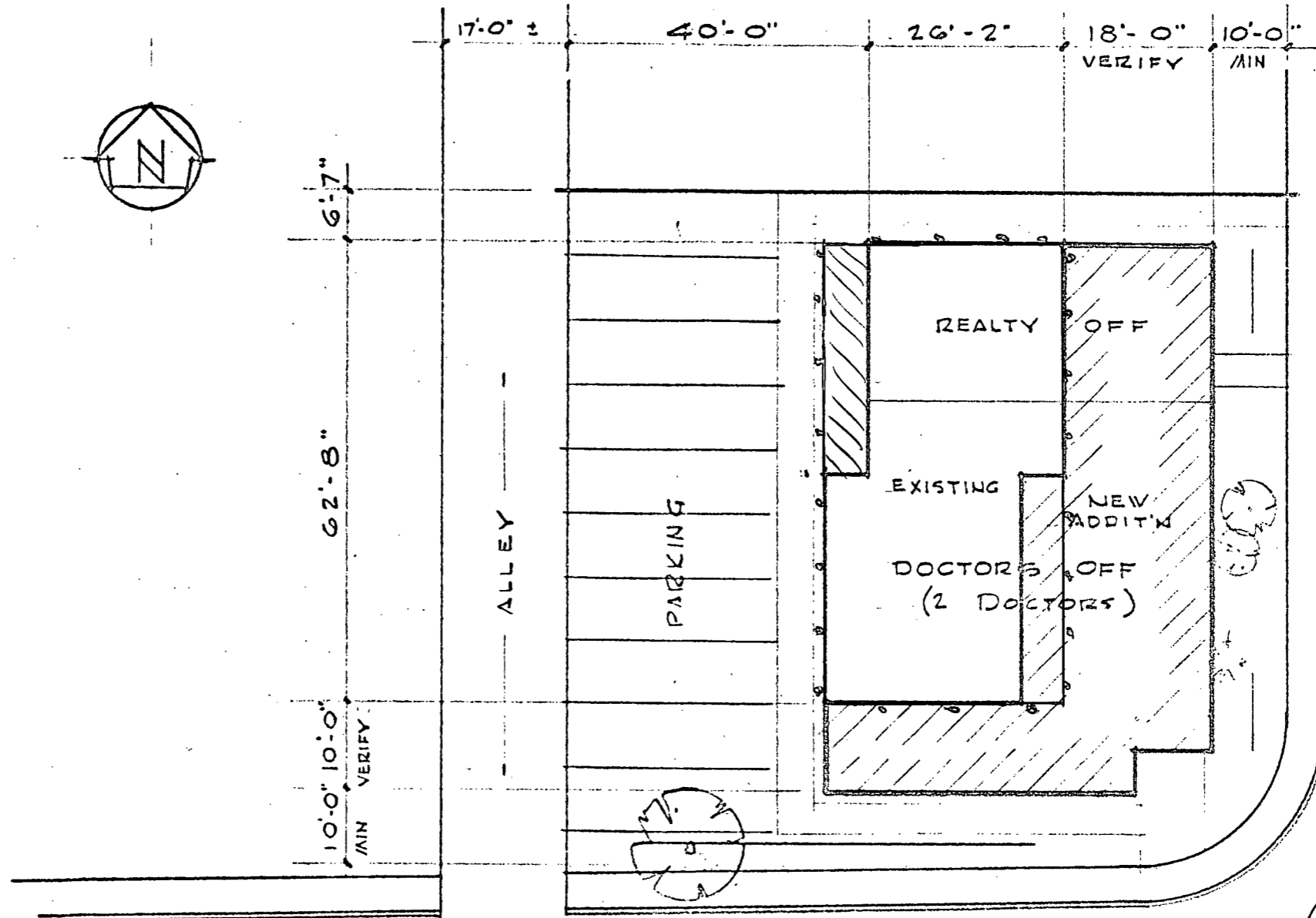
Location NWC WELDON PL & ST LOUIS AVE

Applicant DANIEL & LETA ZIMMERMAN

Subject

USE PERMIT TO ENLARGE AN EXISTING
PROFESSIONAL OFFICE FOR THE ADDITION OF
TWO DOCTORS TO PRACTICE JOINTLY IN AN R-4
ZONE





4 TH PLACE

*OK'd for
Wayne Pente*

ST. LOUIS

2

CITY OF LAS VEGAS, NEVADA

INTER-OFFICE MEMORANDUM

DATE December 21, 1971

TO: Director of License and Revenue

FROM: Planning Department

SUBJECT: License Application No. 9835

NAME OF BUSINESS Elias F. Chanen M.D.

TYPE OF BUSINESS Physician

ADDRESS 519 E. St. Louis Avenue

ZONE R-4 U-2-63

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

Logged By: 

DIRECTOR OF PLANNING

CITY OF LAS VEGAS, NEVADA

INTER-OFFICE MEMORANDUM

DATE August 18, 1971

TO: Director of License and Revenue

FROM: Planning Department

SUBJECT: License Application No. 5151

NAME OF BUSINESS Daniel Zimmerman, M.D.

TYPE OF BUSINESS Physician

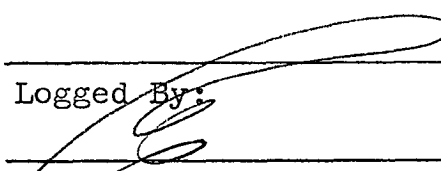
ADDRESS 519 E. St. Louis Ave.

~~R-4~~ ZONE R-4

U-2-63

	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 type="checkbox"/>	<input checked="" type="checkbox"/>

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

Logged By: 

DIRECTOR OF PLANNING

CITY OF LAS VEGAS, NEVADA

INTER-OFFICE MEMORANDUM

DATE April 9, 1969

TO: Supervisor of License and Revenue

FROM: Planning Department

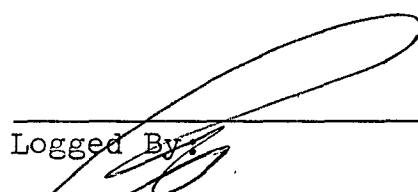
SUBJECT: License Application No. 10130

NAME OF BUSINESS Ezio Valentini

TYPE OF BUSINESS Real Estate Broker

ADDRESS 1922 Weldon Place ZONE R-4 U-2-63

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

Logged By: 
DIRECTOR OF PLANNING

CITY OF LAS VEGAS, NEVADA
INTER-OFFICE MEMORANDUM

Date _____

TO: Supervisor of License and Revenue

4-2-63

FROM: Planning Department

SUBJECT: License Application No.

Name of Applicant Daniel Zimmerman, M.D.

Business Physician

Address 519 E. St Louis Zone R-4

	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 Building License



Inspector



Director of Planning

**Planning Department
400 Stewart Street**

January 28, 1963

**David and Leta Zimmerman
519 East St. Louis Avenue
Las Vegas, Nevada**

Dear Mr. and Mrs. Zimmerman,

At the regular meeting of the Board of Zoning Adjustment held on January 24, 1963, consideration was given to your request for a Use Permit to enlarge an existing professional office for the addition of two doctors to practice jointly on property generally located on the northwest corner of Weldon Place and St. Louis Avenue, in land use zone R-4.

It was voted by the Board of Zoning Adjustment to approve this item subject to the following:

- (1) In accord with the plot plan.**
- (2) That the parking area be paved.**
- (3) That a strip fronting St. Louis Avenue be landscaped where possible.**

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.

Yours truly,

**DON J. SAYLOR
Director of Planning**

DJS:eb

U-2-63

- (1) Being in accord with the plot plan.
- (2) That the parking area be completely paved.
- (3) That the existing landscaping not be destroyed and a strip fronting St. Louis Avenue be landscaped.

Mr. Hoggard seconded the motion and the vote was unanimous.

9. U-2-63
Approved

Application of DANIEL and LETA ZIMMERMAN for a Use Permit to enlarge an existing professional office for the addition of two doctors to practice jointly on property legally described as lot 17, Block 1, El Centro Addition Tract No. 1, and generally located on the northwest corner of Weldon Place and St. Louis Avenue, in land use zone R-4.

Mr. Saylor gave the staff report pointing out the location of this property. Reviewing the history of this parcel, he stated that a Use Permit had been approved for a doctor's office, then a Use Permit had been approved for a real estate office, which are in existence now. There is sufficient off-street parking. Staff recommends approval subject to the following:

- (1) Being in accord with the plot plan.
- (2) Parking area be improved in accordance with the Ordinance.

The Chairman declared the public hearing open.

No one appeared either to protest or approve.

The Chairman declared the public hearing closed.

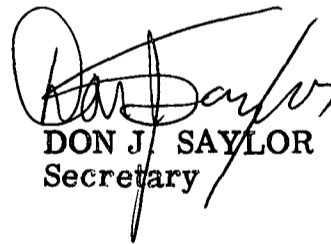
After discussion, Mr. Gilday moved that the application of DANIEL and LETA ZIMMERMAN for a Use Permit to enlarge an existing professional office for the addition of two doctors to practice jointly on property generally located on the northwest corner of Weldon Place and St. Louis Avenue, in land use zone R-4 be approved subject to the following conditions:

- (1) Being in accord with the plot plan.
- (2) That the parking area be paved.
- (3) That a strip fronting St. Louis Avenue be landscaped where possible.

Mr. Hoggard seconded the motion and the vote was unanimous.

ADJOURNMENT:

Upon motion duly made and seconded the meeting adjourned at 7:30 PM.


DON J. SAYLOR
Secretary

INTER-OFFICE MEMORANDUM

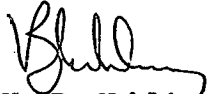
January 23, 1963

TO: PLANNING DEPARTMENT	FROM: DEPUTY DIRECTOR OF PUBLIC WORKS
SUBJECT: Use Permit U-2-63 Daniel & Leta Zimmerman	COPIES TO:

Your memorandum of January 4, requested comments from the Engineering Department on the application of a Use Permit by Daniel and Leta Zimmerman to allow in the existing structure, additional professional office for doctors to practice jointly. The property is located at 519 East St. Louis Avenue.

All of the offsite improvements have been installed at this site. There are no additional comments by the Engineering Department.

VBU:ras


V. B. Uehling
Deputy Director of Public Works

INTER-OFFICE MEMORANDUM

January 10, 1963

TO:

Don J. Saylor
Director of Planning

FROM:

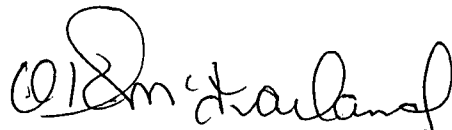
Fire Department

SUBJECT:

U-2-63

COPIES TO:

This Department has no objections to the granting of the Use Permit to Daniel & Leta Zimmerman to conduct a professional office at 519 East St. Louis Avenue.



O. K. McFarland, Batt. Chief
Fire Prevention Bureau

OKM/hek

NOTICE OF PUBLIC HEARING

January 24, 1963


January 9, 1963

Notice is hereby given that on January 24, 1963, 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-2-63

DANIEL AND LETA ZIMMERMAN FOR A USE PERMIT TO ENLARGE AN EXISTING PROFESSIONAL OFFICE FOR THE ADDITION OF TWO DOCTORS TO PRACTICE JOINTLY ON PROPERTY LEGALLY DESCRIBED AS LOT 17, BLOCK 1, EL CENTRO ADDITION TRACT NO. 1, AND GENERALLY LOCATED ON THE NORTHWEST CORNER OF WELDON PLACE AND ST. LOUIS 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 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.


DON J. SAYLOR
Director of Planning

DJS:eb

PLANNING DEPARTMENT
INTER-OFFICE COMMUNICATION

Date: January 4, 1963

TO: Building Department
Engineering Department
Fire Department

FROM: Planning Department

SUBJECT: File No. U-2-63, Board of Zoning Adjustment Meeting January 24, 1963

Application has been submitted by: Daniel & Leta Zimmerman
519 East St. Louis Avenue
Las Vegas, Nevada

for a Use Permit/~~Variance~~ to:
allow in the existing structure additional professional office for one or two doctors to
practice jointly.

The property is located at: 519 East St. Louis Avenue
Las Vegas, Nevada

In land Use Zone: R-4

Legally described as: lot 17, Block 1, El Centro Addition Tract No. 1,

Your remarks regarding this application prior to
will be greatly appreciated.

January 22, 1963


DON J. SAYLOR
Director of Planning

Plot plan submitted: yes
/no/

eb

No comment
FOR Building Dept.
R. Cubie 1-9-63
asst. plans checker

APPLICATION FOR A USE PERMIT

TO THE BOARD OF ZONING ADJUSTMENT:

The undersigned, Daniel & Leta Zimmerman, the owner, respectfully petitions for a special Use Permit to add to existing structure for use by additional 1 or 2 doctors practicing jointly

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

The property is situated at 519 E. St. Louis N.W. Corner between Weeden Pl. and St. Louis W. in Land Use Zone R-4

Said property is legally described as follows: Lot 17, blk 1, E. Center #1

TO 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, walks, paved areas, planting.
2. Any other pertinent information which may be requested.

OWNER'S AFFIDAVIT

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

(Signed in Ink)

Signature of Owner: Daniel Zimmerman + Leta Zimmerman; Mailing Address: 519 E St. Louis, Las Vegas; Phone No. 255-6255

Subscribed and sworn to before me this 31 day of Dec., 1962

Notary Public: Harold L. Keyser

MY COMMISSION EXPIRES 29 MAY 1966 My commission expires

FOR PLANNING DEPARTMENT USE ONLY

Filing Fee \$ 50.00

Received by [Signature]

Receipt No. 50564

Date 1/8/63

Case No. U-2-63

1/24/63

4 381 13 EL CENTRO ADD 1 13 01
4 381 13 LACOSTE ARTHUR J
1904006 WELDON PL
LAS VEGAS NEV

4 381 14 EL CENTRO ADD 1 14 01
4 381 14 PORTER TAD / MARY ANNE
406 PLEASANT RD
LAS VEGAS NEVADA

4 381 15 EL CENTRO ADD 1 15 01
4 381 15 SCHUR AILEEN L
4 381 15 5720 RIO HONDO TEMPLE CITY CALIF

4 381 16 EL CENTRO ADD 1 16 01
4 381 16 SCHUR AILEEN L
4 381 16 5720 RIO HONDO TEMPLE CITY CALIF

4 381 17 EL CENTRO ADD 1 17 01
4 381 17 ZIMMERMAN DANIEL / LETA
2020 W CHARLESTON
LAS VEGAS NEVADA

4 381 18 SO 5TH ST TR PT 9 01
4 381 18 GLENN LEE / JUANITA B 10
4 381 18 BOX 2103 LAS VEGAS NEV

4 381 19 SO 5TH ST TR PT LOT 7 / 9 ALL
4 381 19 8 BLK 1
4 381 19 BOWLING INC
1825 LAS VEGAS BLVD SO
LAS VEGAS NEV

4 382 4 EL CENTRO ADD 2 10 03
4 382 4 PETERSEN ROYES J / ELVA B
708 CANOSA
LAS VEGAS NEVADA

4 382 5 EL CENTRO ADD 2 09 03
4 382 5 PETERSEN ROYES J / ELVA B
708 CANOSA
LAS VEGAS NEVADA

U-2-63

4 382 6 EL CENTRO ADD 2 PT LOT 8 BLK 3
4 382 6 PETERSEN ROYES J / ELVA B
708 CANOSA
LAS VEGAS NEVADA

4 382 7 EL CENTRO ADD 2 PT 8 LOT 7 BLK
4 382 7 3
4 382 7 SANNER VINCENT J / DOROTHY ET AL
1811 SO 7TH ST
LAS VEGAS NEVADA

4 382 8 EL CENTRO ADD 2 06 03
4 382 8 SANNER VINCENT J / DOROTHY ET AL
1811 SO 7TH ST
LAS VEGAS NEVADA

4 382 9 EL CENTRO ADD 2 05 03
4 382 9 SANNER VINCENT J / DOROTHY ET AL
1811 SO 7TH ST
LAS VEGAS NEVADA

4 382 10 EL CENTRO ADD 2 LOT 4 PT 5 / 6
4 382 10 03
4 382 10 PETERSEN ROYES J / ELVA B
708 CANOSA
LAS VEGAS NEVADA

4 382 11 EL CENTRO ADD 2 03 03
4 382 11 PETERSEN ROYES J / ELVA B
708 CANOSA
LAS VEGAS NEVADA

4 383 9 EL CENTRO ADD 2 08 02
4 383 9 EL CENTRO INC
YR PETERSEN 701 OAKLEY
LAS VEGAS NEV

4 383 10 EL CENTRO ADD 2 07 02
4 383 10 EL CENTRO INC
701 OAKLEY
LAS VEGAS NEV

4 431 9 SO 5TH ST TR 1 PT LOT

4 431 9 01 03
4 431 9 THE BANK OF NEVADA TRUSTEE
4 431 9 Y WILBUR CLARK PERSONAL
DESERT INN HOTEL
LAS VEGAS NEVADA

4 431 18 SO 5TH ST TR PT 01 02
4 431 18 THE BANK OF NEVADA TRUSTEE
4 431 18 Y WILBUR CLARK PERSONAL
DESERT INN HOTEL
LAS VEGAS NEVADA

4 431 19 SOUTH FIFTH ST TRACT
4 431 19 PART LOT 1 BLK 2
4 431 19 ASSESSED BY N T C
4 431 19 SOUTHWEST GAS CORP
BOX 271
LAS VEGAS NEVADA

4 431 20 SO 5TH ST TR PT 01 02
4 431 20 AMERICAN OIL CO
4 431 20 ATTN J H KIMBALL TAX REPRE
4 431 20 BOX 989 SALT LAKE CITY 10 UTAH

4 441 1 PARADISE VILLAGE TR 81
4 441 1 24 01
4 441 1 KALTENBORN R J / TOLENO RICHARD
900 SO 5TH ST
LAS VEGAS NEV

4 441 2 PARADISE VILLAGE TR 81
4 441 2 25 01
4 441 2 J D INVESTMENTS INC
4 441 2 YJEAN DEVLYN 2008 SANTA CLARA DR
4 441 2 LAS VEGAS NEV

4 441 44 PARADISE VILLAGE TR 81
4 441 44 21 01
4 441 44 KALTENBORN R J / TOLENO RICHARD
343 NO 10TH ST
LAS VEGAS NEV

4 441 45 PARADISE VILLAGE TR 81
4 441 45 22 01
4 441 45 KALTENBRON R J / ROLENO RICHARD

900 LAS VEGAS BLVD SO
LAS VEGAS NEV

4 441 46 PARADISE VILLAGE TR 81
4 441 46 23 01
4 441 46 KALTENBORN R J / TOLENO RICHARD
900 LAS VEGAS BLVD SO
LAS VEGAS NEV

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Micro Business Forms, Inc.

8 LINES PER INCH

EV2 N 41

EV2 N 41

EV2 N 41

EV2 N 41

EV2 N 41

EV2 N 41