

17,888

NOTICE TO PUBLISH

Las Vegas, Nevada

Date: April 15, 1997

TO: LAS VEGAS REVIEW-JOURNAL

FROM: CITY CLERK

SUBJECT: PUBLICATION OF NOTICE OF PUBLIC HEARINGS - APPEALS


U-74-96, U-156-96, U-10-97, U-13-97, U-25-97, V-14-97, V-19-97, V-30-97

Please publish the attached LEGAL NOTICE

ON THE FOLLOWING DATES: Thursday, April 17, 1997 (one time)

and send me three copies of the Affidavit of Publication at your earliest convenience.

(No later than seven (7) days following final publication.)


CITY CLERK *Cheryl...*

cc: Finance Department - Accounts Payable
City Attorney - (on Ordinances only)
Community Planning & Development
Front Desk
Minutes Folder



016786

NOTICE OF PUBLIC HEARINGS
APRIL 28, 1997

NOTICE IS HEREBY GIVEN THAT on Monday, April 28, 1997, at the hour of 2:00 P.M. in the Council Chambers, City Hall Complex, 400 East Stewart Avenue, Las Vegas, Nevada, the City Council will review the appeals from the Board of Zoning Adjustment action of the following Special Use Permit and Variance applications:

U-74-96 - ORLANDO SANCHEZ ON BEHALF OF ROGER AND TINA LARSEN ON BEHALF OF ORLANDO SANCHEZ from the denial of a Special Use Permit on property located at 220 North Maryland Parkway for the off-premise sale of beer and wine in conjunction with an existing neighborhood market (Sanchez Food Market), C-2 (General Commercial) Zone, Ward 3 (Reese) - APN 139-35-211-077, LEGALLY DESCRIBED AS LOT THREE (3) IN BLOCK FIVE (5) OF FAIRVIEW TRACT, SAID PROPERTY BEING A PORTION OF THE SOUTHWEST QUARTER (SW¼) OF THE NORTHWEST QUARTER (NW¼) OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B.& M.

U-156-96 - KURTIS KILLINSWORTH ON BEHALF OF ROMEO JURANI, ET AL from the denial of a Special Use Permit on property located at 207 North Ninth Street for the sale of beer and wine in conjunction with an existing convenience store and a request for a waiver of the 400 foot minimum distance separation requirement from existing churches, C-2 (General Commercial) Zone, Ward 3 (Reese) - APN 139-34-612-047, LEGALLY DESCRIBED AS BEING PORTIONS OF LOTS NINE (9) AND TEN (10) IN BLOCK SIXTEEN (16) IN BUCKS SUBDIVISION, SAID PROPERTY BEING A PORTION OF THE SOUTHEAST QUARTER (SE¼) OF THE NORTHEAST QUARTER (NE¼) OF SECTION 34, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B.&M.

U-10-97 - DONREY OUTDOOR ADVERTISING ON BEHALF OF TIM POOLE ENTERPRISES, INC. ON BEHALF OF DONREY ADVERTISING from the denial of a Special Use Permit on property located 3901 North Rancho Drive for a 40 foot high, 14 foot x 48 foot off-premise advertising (billboard) sign, C-2 (General Commercial) Zone, Ward 4 (Callister) - APN 138-12-110-004 AND 005, LEGALLY DESCRIBED AS LOT FIVE (5) AND A PORTION OF LOT SIX (6) IN BLOCK ONE (1) OF TONOPAH TERRACE (LOT 1 OF PM 34-89), SAID PROPERTY BEING A PORTION OF THE NORTHWEST QUARTER (NW¼) OF THE NORTHWEST QUARTER (NW¼) OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.B. & M.

U-13-97 - CAROL DECKER from the Approval of a Special Use Permit for **MARY LEE COLEMAN ON BEHALF OF LINCOLN VISTA DEVELOPMENT** on property located on the southwest corner of Washington Avenue and Marion Drive for a mobile home park, R-MHP (Residential Mobile Home Park) Zone, Ward 3 (Reese) - APN 140-29-301-009, LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTHEAST QUARTER (NE¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 29, TOWNSHIP 20 SOUTH, RANGE 62 EAST, M.D.B. & M.

U-25-97 - LENI SKAAR from the Approval of a Special Use Permit for **THERESA HATCHER** on property located at 1717 Ferrell Street for a proposed church, R-E (Residence Estates) Zone, Ward 3 (Reese) - APN 139-20-401-016, IS LEGALLY DESCRIBED AS A PORTION OF THE SOUTHWEST QUARTER (SW¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 20, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.

V-14-97 - ORLANDO SANCHEZ ON BEHALF OF ROGER AND TINA LARSEN ON BEHALF OF ORLANDO SANCHEZ from the denial of a Variance on property located at 220 North Maryland Parkway to allow 8 parking spaces where 12 parking spaces are the minimum required for an existing market (Sanchez Food Market), C-1 (Limited Commercial) Zone, Ward 3 (Reese) - APN 139-35-211-077, LEGALLY DESCRIBED AS BEING LOT THREE (3) IN BLOCK FIVE (5) OF FAIRVIEW TRACT, SAID PROPERTY BEING A PORTION OF THE SOUTHWEST QUARTER (SW¼) OF THE NORTHWEST QUARTER (NW¼) OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B.&M.

V-19-97 - YOUNG ELECTRIC SIGN COMPANY ON BEHALF OF PHYLISS P. BOWGREN TRUST ON BEHALF OF YOUNG ELECTRIC SIGN COMPANY from the denial of a Variance and Plot Plan Review on property located at 3800 North Rancho Drive to allow a proposed 55 foot high, 14 foot x 48 foot off-premise advertising (billboard) sign 282 feet from an "R" designated district, where 300 feet is the minimum distance separation required, C-2 (General Commercial) Zone, Ward 4 (Callister) - APN 138-12-110-013, LEGALLY DESCRIBED AS BEING LOT TEN (10) IN BLOCK TWO (2) AND VACATED ROAD OF TONOPAH TERRACE, SAID PROPERTY BEING A PORTION OF THE NORTHWEST QUARTER (NW¼) OF THE NORTHWEST QUARTER (NW¼) OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.B. & M.

V-30-97 - ROSE MARIE HENDRICKSON for a review of condition imposed by the Board of Zoning Adjustment on the approval of a Variance on property located at 3037 Palomino Lane to allow a 6 foot high fence in the front yard area where 4 feet is the maximum height allowed; and to allow a porte cochere 44 feet from the front property line where 50 feet is the minimum setback required, R-E (Residence Estates) Zone, Ward 1 (McDonald) - APN 139 32-405-002, IS LEGALLY DESCRIBED AS A PORTION OF THE SOUTHEAST QUARTER (SE¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 32, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.

ANY AND ALL INTERESTED PERSONS may appear and be heard at said meeting or, prior thereto, may file written objections thereto or approvals thereof with the City Clerk, 1st Floor, City Hall.

BARBARA JO RONEMUS, CITY CLERK