

AN ORDINANCE TO AMEND TITLE XI, CHAPTER 1, SECTION 3, OF THE MUNICIPAL CODE OF THE CITY OF LAS VEGAS, NEVADA, 1960 EDITION, BY AMENDING THE LAND USE PLAN MAP ADOPTED BY THE CITY OF LAS VEGAS, AND CHANGING THE ZONING DESIGNATION OF SAID MAP.

THE BOARD OF COMMISSIONERS OF THE CITY OF LAS VEGAS DOES ORDAIN AS FOLLOWS:

SECTION 1. The Land Use Plan Map adopted by Title XI, Chapter 1, Section 3, of the Municipal Code of the City of Las Vegas, Nevada, 1960 Edition, is hereby amended to read as follows:

FROM R-1 to C-1 (Z-93-73)

A portion of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section 33, Township 20 South, Range 60 East, MDB&M, more particularly described as follows: Commencing at the Southeast corner of said Section 33; thence N. 00°11'36" East 50.00 feet; thence S. 89°42'53" West 378.42 feet to the point of beginning; thence continuing S. 89°42'53" West 241.43 feet; thence N. 00°17'07" West 150.63 feet to a tangent curve, which curve has a radius of 775.00 feet, a central angle of 09°01'43", and an arc length of 122.12 feet; thence N. 89°42'53" East 231.83 feet; thence S. 00°17'07" East 272.25 feet to the point of beginning.

SUBJECT TO:

1. The development plan shall be approved by the Planning Commission prior to development.
2. The property shall be posted with signs indicating the property is proposed for commercial development. Maps in the sales office shall reflect commercial zoning on this site.
3. Dedication of necessary rights-of-way and signing an agreement and posting a bond for the installation of off-site improvements as required by the Department of Public Works.
4. Conformance to code requirements and design standards of City departments.
5. Landscaping shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping shall be cause for revocation of a business license.
6. Submittal of a landscaping plan prior to or at the same time application is made for a building permit.

FROM R-4 to M (Z-94-73)

Block 28, Original Las Vegas Townsite

SUBJECT TO:

1. All fencing around the entire development shall be opaque.
2. All ingress and egress shall be from "A" Street and "B" Street and there shall be no vehicular openings onto Morgan Avenue.

3. Conformance to the plot plan as amended.
4. Dedication of necessary rights-of-way and signing an agreement and posting a bond for the installation of off-site improvements as required by the Department of Public Works.
5. Conformance to code requirements and design standards of City departments.
6. Landscaping shall be required around the entire periphery of the development as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping shall be cause for revocation of a business license.

FROM R-1 to P-R (Z-95-73)

Lot 4, Block 3, Amended Eastwood Tract #1

SUBJECT TO:

1. Conformance to the plot plan.
2. Dedication of necessary rights-of-way and signing an agreement and posting a bond for the installation of off-site improvements as required by the Department of Public Works.
3. Conformance to code requirements and design standards of City departments.
4. Landscaping shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping shall be cause for revocation of a business license.
5. Submittal of a landscaping plan prior to or at the same time application is made for a building permit.
6. Limited to one office use only:

FROM R-3 to C-1 (Z-63-72)

That portion of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section 35, Township 20 South, Range 61 East, MDB&M, more particularly described as follows:

Parcel I: Commencing at the Northeast Corner of the Southeast Quarter (SE 1/4) of said Section 35; thence S. 89°25'05" West, 50.06 feet; thence S. 02°10'35" West, 190.04 feet to the true point of beginning; thence continuing S. 02°10'35" West, 189.02 feet; thence S. 89°44'06" West, 330.43 feet; thence N. 01°31'26" East, 337.02 feet; thence N. 89°25'05" East, 184.36 feet; thence S. 2°22'00" West, 150 feet; thence N. 89°36'10" East 150 feet to the point of beginning. Parcel II: Commencing at the Northeast corner of the Southeast Quarter (SE 1/4) of said Section 35; thence S. 89°25'05" West, 50.06 feet; thence S. 02°10'35" West, 379.06 feet to the true point of beginning; thence continuing S. 02°10'35" West, 135.18 feet to a point on a non-tangent curve concave easterly having a radius of 850.00 feet, a radial line to said point bears N. 87°49'25" West; thence southerly along the arc of said curve through a central angle of 04°22'45" an arc length of 64.97 feet; thence departing from said curve S. 89°44'06" West, 330.64 feet; thence N. 01°31'26" East, 200.10 feet thence N. 89°44'06" East, 330.43 feet to the true point of beginning.

FROM R-3 to C-1 (Z-49-70)

The South 52 feet of the West 50 feet of Lots 10 and 11, Block 6, Stewart Addition.

FROM R-3 to R-3 P.U.D. (Z-57-70)

A portion of the Northwest Quarter (NW 1/4) of Section 24, Township 20 South, Range 60 East, MDB&M, and more particularly described as follows: Commencing at the center of Section 24, Township 20 South, Range 60 East MDB&M, thence N. 88°54'22" West, a distance of 405.93 feet to the true point of beginning; thence continuing N. 88°54'22" West, a distance of 913.27 feet to a point; thence N. 01°11'08" East, a distance of 180.00 feet to a point; thence S. 88°54'22" East, a distance of 913.15 feet to a point; thence S. 01°10'13" West, a distance of 130.00 feet to a point; thence S. 01°05'38" West, a distance of 50.00 feet to the true point of beginning.

FROM R-3 to C-2 (Z-38-69)

Lot 2, Block 7, Charleston Heights #7

FROM R-E to R-1 (Z-20-68)

Parkchester Estates Unit #3-A

FROM R-1 to P-R (Z-89-73)

Lot 8, Block 3, Amended Eastwood Tract

FROM R-T to C-1 (Z-97-73)

The North 514 feet of the South 1095.40 feet of the West 265 feet of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section 29, Township 20 South, Range 62 East, MDB&M.

SUBJECT TO:

1. Conformance to the plot plan.
2. Dedication of necessary rights-of-way and signing an agreement and posting a bond for the installation of off-site improvements as required by the Department of Public Works.
3. Conformance to code requirements and design standards of City departments.
4. Landscaping shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping shall be cause for revocation of a business license.
5. Submittal of a landscaping plan prior to or at the same time application is made for a building permit.

FROM R-E to R-T (Z-11-72)

A portion of the Northwest Quarter (NW 1/4) of Section 31, Township 20 South, Range 62 East, MDB&M, more particularly described as follows: Beginning at the Southwest corner of the Northwest Quarter (NW 1/4) thereof; thence N. 89°32'05" East, along the south line of the Northwest Quarter (NW 1/4) thereof, 816.65 feet; thence N. 0°26'50" West, 1331.81 feet; thence N. 89°50'49" West, 805.47 feet to a point on the West line of the Northwest Quarter (NW 1/4) thereof; thence S. 0°02'10" West, along said West line 1340.55 feet to the point of beginning; excepting therefrom the following described

property: Beginning at the West 1/4 corner of said Section 31, thence N. 00°02'35" East 235 feet; thence South easterly along the center line of the proposed East leg of the Las Vegas Expressway to a point which lies N. 89°32'30" East 490 feet from said East 1/4 corner; thence S. 89°32'30" West 490 feet to the point of beginning.

FROM P-R to C-1 (Z-88-72)

Lot 5, Block 5, Francisco Park

FROM R-2 to C-1 (Z-41-73)

Lot 21, Block 6, Francisco Park #2

FROM R-E to R-1 (Z-101-73)

A portion of the North Half (N 1/2) of the Northwest Quarter (NW 1/4) of Section 31, Township 20 South, Range 62 East, MDB&M, commencing at the center of said Section 31; thence N. 0°26'50" West along the east line of the Northwest Quarter (NW 1/4) thereof, 1323.33 feet to the point of beginning; thence continuing N. 0°26'50" West, 488.98 feet; thence N. 89°42'56" West 1044.09 feet; thence S. 0°26'50" East, 502.64 feet; thence N. 89°32'05" West 1044.01 feet to the point of beginning.

FROM R-E to C-V (Z-105-73)

Parcel I: Woodland Park, Block 1, Lots 1 through 13 inclusive, Lots 19 through 32 inclusive and the west half of Rose Street from Alturas to Charleston Boulevard (as vacated by City of Las Vegas).

Parcel II: Lots 24, 25, 26, Block 2 of Woodland Park.

Parcel III: Lots 9, 10, 13, 14, 15, 16, Block 4 of Woodland Park.

Parcel IV: A portion of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section 33, Township 20 South, Range 61 East, MDB&M, more particularly described as follows: Commencing at the Southwest corner of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of said Section 33; thence N. 00°10'59" East, 200.00 feet; thence S. 89°53'30" East, 30.00 feet to the true point of beginning; thence N. 00°10'59" East, 232.10 feet; thence S. 89°53'30" East 230.19 feet; thence S. 00°06'30" West, 232.10 feet; thence N. 89°53'30" West 230.49 feet to the point of beginning. Reserving therefrom a right of way and easement for access purposes, with the right of ingress and egress, over and across the northerly 20 feet of said land.

SUBJECT TO:

1. Conformance to the submitted plot plans as amended to require a review on the high-rise addition to the hospital prior to construction.
2. A 6' block wall shall be constructed adjacent to the residential property to the southeast of Parcel III.
3. Landscaping shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Landscaping of all parking lots shall meet the current code requirements.

4. Dedication of necessary rights-of-way and signing an agreement and posting a bond for the installation of off-site improvements as required by the Department of Public Works.
5. Satisfaction of code requirements and design standards of City departments.

FROM R-1 to P-R (Z-59-72)

Lot 47, Block 6, Charleston Heights #7

FROM R-E to R-1 (Z-9-71)

Torrey Pines Villas

FROM R-1 to P-R (Z-7-74)

Lot 360, Block 17, Hyde Park Subdivision No. 3

SUBJECT TO:

1. The 6' block wall on the east property line be continued to Alpine Place according to provisions in the ordinance.
2. A maximum of two (2) offices be permitted.
3. Dedication of necessary rights-of-way and signing an agreement and posting a bond for the installation of off-site improvements as required by the Department of Public Works.
4. Conformance to code requirements and design standards of City departments.
5. Conformance to the plot plan as amended.
6. Landscaping shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping shall be cause for revocation of a business license.
7. Submittal of a landscaping plan prior to or at the same time application is made for a building permit.

FROM R-E to C-1 (Z-63-63)

That portion of Government Lot 4, Section 6, Township 21 South, Range 61 East, MDB&M, bounded by Montclair Street on the West, Decatur Boulevard on the East, and West Charleston Boulevard on the North, excepting therefrom the north 450 feet of the east 226 feet.

FROM R-3 to C-1 (Z-51-72)

Lots 7 and 8, Block 12, Las Verdes Heights #6 Unit 4

FROM R-3 to C-1 (Z-83-71)

Lot 6, Block 12, Las Verdes Heights #6, Unit 4

FROM R-1 to P-R (Z-5-66)

Lot 16, Block 1, Hyde Park #1

FROM R-1 to P-R (Z-8-74)

Lot 1, Block 1, Eastwood Tract #1 Amended, excepting the west 20 feet thereof; Lot 1, Block 4, Jubilee Tract.

SUBJECT TO:

1. Conformance to the plot plan.

FROM R-E to C-1 (Z-62-72)

The Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section 29, Township 20 South, Range 62 East, MDB&M.

SUBJECT TO:

1. Conformance to the plot plan, amended to exclude the service station site.
2. Dedication of necessary rights-of-way and signing an agreement and posting a bond for the installation of off-site improvements as required by the Department of Public Works.
3. Conformance to the requirements of the Fire and Building Departments.
4. Landscaping shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping shall be cause for revocation of a business license.
5. No billboards shall be permitted, nor any signs projecting over the right-of-way.
6. If a service station is to be developed on this property a separate use permit application must be duly approved.

FROM R-1 to C-1 (Z-55-72)

A portion of the Northwest Quarter (NW 1/4) of Section 8, Township 21 South, Range 61 East, MDB&M, and more particularly described as follows:

Commencing at the Northeast corner of said Northwest Quarter (NW 1/4); thence North 89°26'29" West, 1013.00 feet; thence South 0°33'31" West, 95.00 feet to the true point of beginning; thence continuing South 0°33'31" West, 113.00 feet; thence South 89°26'29" East, 85.00 feet; thence North 0°33'31" East, 133.00 feet; thence North 89°26'29" West, 65.00 feet to the beginning of a tangent curve concave to the Southeasterly and having a radius of 20.00 feet; thence Southwesterly along said curve an arc distance of 31.42 feet and subtending an angle of 90°00'00" to the true point of beginning.

FROM R-1 to C-2 (Z-20-69)

Property legally described as the South 125.5 feet of Lot "G", Park Place Addition, excepting therefrom the East 275 feet.

FROM R-4 to P-R (Z-31-73)

The South 194.07 feet of the North 534.07 feet of the East 319.08 feet of the South Half (S 1/2) of the Southeast Quarter (SE 1/4) of Section 3, Township 21 South, Range 61 East, MDB&M.

FROM R-1 to P-R (Z-57-72)

Lot 397, Block 18, Hyde Park Subdivision #3

FROM R-2 to C-1 (Z-88-72)

Lots 10 and 11, Block 8, Francisco Park

FROM R-3 to R-4 (Z-70-73)

Lot 9, Block 1, El Centro Addition #1

FROM R-1 to R-3 (Z-46-72)

Lots 27 through 30 (inclusive), Block 4, Wardie Addition

FROM R-4 to C-2 (Z-16-74)

Lot 12, Block 22, Boulder Addition

SUBJECT TO:

1. Conformance to the plot plan.
2. Conformance to code requirements and design standards of City departments.
3. Installation of a 5' wide concrete sidewalk along 4th Street and an Assessment District Agreement be signed for future street lighting along 4th Street as required by the Department of Public Works.
4. Landscaping shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping shall be cause for revocation of a business license.
5. Submittal of a landscaping plan prior to or at the same time application is made for a building permit.

FROM R-1 to P-R (Z-14-74)

Lot 8 in Beckley Subdivision

SUBJECT TO:

1. Conformance to the plot plan.
2. Conformance to code requirements and design standards of City departments.
3. Installation of a 5' wide concrete sidewalk along Third Place and an Assessment District Agreement be signed for future street lighting on Third Place as required by the Department of Public Works.
4. Landscaping shall be provided as required by the Planning Commission and shall be permanently maintained in a satis-

factory manner. Failure to properly maintain required landscaping shall be cause for revocation of a business license.

5. Submittal of a landscaping plan prior to or at the same time application is made for a building permit.

FROM R-1 and R-2 to C-V (Z-18-74)

The Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section 1, Township 21 South, Range 61 East, MDB&M.

SUBJECT TO:

1. Conformance to the plot plan.
2. Conformance to code requirements and design standards of City departments.
3. Installation of 6' wide concrete sidewalk along Sahara Avenue as required by the Department of Public Works.
4. Landscaping shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner.
5. Submittal of a landscaping plan prior to or at the same time application is made for a building permit.

FROM R-1 to PR (Z-55-72)

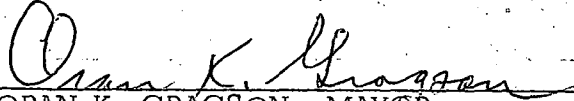
The west 62.64 feet of the east 265.62 feet of the north 208 feet of the Northeast Quarter (NE 1/4) of Northwest Quarter (NW 1/4) of Section 8, Township 21 South, Range 61 East, MDB&M.

FROM R-3 to PR (Z-42-73)

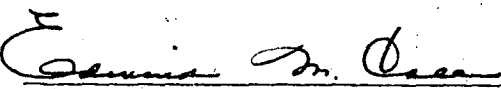
Lots 29 and 30 in Block 4 of resubdivision of lots 10, 11, 12, and 13 in Block 4 of Stewart Addition.

SECTION 2. All ordinances, parts of ordinances, chapters, sections, subsections, paragraphs, sentences, clauses or paragraphs contained in the Municipal Code of the City of Las Vegas, Nevada, 1960 Edition, in conflict herewith are hereby repealed.

PASSED, ADOPTED AND APPROVED this 4th day of Sept., 1974.


ORAN K. GRAGSON, MAYOR

ATTEST:


Edwina M. Cole, City Clerk

The above and foregoing ordinance was first proposed and read by title to the Board of Commissioners on the 21st day of August, 1974, and referred to the following committee composed of Commissioners Christensen and Morelli for recommendation; thereafter the said Committee reported favorably on said ordinance on the 4th day of September, 1974, which was a Regular meeting of said Board; that at said Regular meeting the proposed ordinance was read by title to the Board of Commissioners as first introduced and adopted by the following vote:

VOTING "AYE": Commissioners Christensen, Lurie, Franklin, Morelli & Mayor Gragson

VOTING "NAY": None ABSENT: None

APPROVED:

Oran K. Gragson
ORAN K. GRAGSON, MAYOR

ATTEST:

Edwina M. Cole
Edwina M. Cole, City Clerk

AFFIDAVIT OF PUBLICATION

STATE OF NEVADA,
COUNTY OF CLARK

ss.

ROBERT E. HUNTER

, being first duly sworn,

deposes and says: That he is COMPOSING ROOM FOREMAN of the LAS VEGAS SUN, a daily newspaper of general circulation, printed and published at Las Vegas, in the County of Clark, State of Nevada, and that the attached was continuously published in said newspaper for a period of 1 Time

from September 7, 1974 to

inclusive, being the issues of said newspaper for the following dates, to-wit:

September 7, 1974

That said newspaper was regularly issued and circulated on each of the dates above named.

Signed

Robert E. Hunter

Subscribed and sworn to before me this 10th
day of September 1974

Jeanne Maini

Notary Public in and for Clark County, Nevada



JEANNE MAINI
Notary Public—State of Nevada
COUNTY OF CLARK
My Commission Expires Aug. 2, 1977

ORDINANCE NO. 934225
AN ORDINANCE TO AMEND TITLE
XI, CHAPTER 1, SECTION 3 OF THE
MUNICIPAL CODE OF THE CITY OF
LAS VEGAS, NEVADA, 1960
EDITION, BY AMENDING THE LAND
USE PLAN MAP ADOPTED BY THE
CITY OF LAS VEGAS, AND
CHANGING THE ZONING
DESIGNATION OF SAID MAP.
The above and foregoing or-
dinance was first proposed and read
by title to the Board of Com-
missioners on the 21st day of August,
1974, and referred to the following
committee composed of Com-
missioners Christensen and Morelli
for recommendation; thereafter the
said Committee reported favorably
on said ordinance on the 4th day of
September, 1974, which was a
Regular meeting of said Board; that
on said Regular meeting the propo-
sed ordinance was read by title to the
Board of Commissioners as first in-
troduced and adopted by the
following vote:
VOTING "AYE" Commissioners
Christensen, Lurie, Franklin, Morelli
& Mayor Cragson.
VOTING "NAY" None.
ABSENT: None.
COPIES OF THE COMPLETE
ORDINANCE ARE AVAILABLE TO
THE PUBLIC AT THE OFFICE OF THE
CITY CLERK, 10TH FLOOR, 400
STEWART AVENUE, LAS VEGAS,
NEVADA.
PUB. Sept. 7, 1974

RECEIVED

SEP 12 9 53 AM '74

CITY CLERK

AFFIDAVIT OF PUBLICATION

STATE OF NEVADA,
COUNTY OF CLARK

{ ss.

ROBERT E. HUNTER

, being first duly sworn,

COMPOSING ROOM FOREMAN

deposes and says: That he is _____ of the
LAS VEGAS SUN, a daily newspaper of general circulation, printed and published
at Las Vegas, in the County of Clark, State of Nevada, and that the attached was
continuously published in said newspaper for a period of 1 TIME

from AUGUST 24, 1974 to

inclusive, being the issues of said newspaper for the following dates, to-wit:

AUGUST 24, 1974

That said newspaper was regularly issued and circulated on each of the dates
above named.

Signed _____

Subscribed and sworn to before me this 26th
day of AUGUST 1974



JEANNE MAINI

My Commission Expires _____
COUNTY OF CLARK
My Commission Expires Aug. 2, 1977

Notary Public in and for Clark County, Nevada

ORDINANCE NO. 934-225
AN ORDINANCE TO AMEND TITLE
XI, CHAPTER 1, SECTION 3, OF THE
MUNICIPAL CODE OF THE CITY OF
LAS VEGAS, NEVADA, 1960
EDITION, BY AMENDING THE LAND
USE PLAN MAP ADOPTED BY THE
CITY OF LAS VEGAS, AND
CHANGING THE ZONING
DESIGNATION OF SAID MAP.

The above and foregoing or-
dinance was first proposed and read
by title to the Board of Com-
missioners on the 21st day of August,
1974, and referred to the following
committee composed of Com-
missioners Christensen and Morelli
for recommendation.

COPIES OF THE COMPLETE
ORDINANCE No. 934-225 ARE
AVAILABLE FOR PUBLIC
INFORMATION IN THE OFFICE OF
THE CITY CLERK, 11TH FLOOR —
CITY HALL, 400 E. STEWART
AVENUE, LAS VEGAS, NEVADA.
PUB.: Aug. 24, 1974.

RECEIVED

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FINANCE DEPT

RECEIVED

AUG 27 12 58 PM '74

RECEIVED