

ORDINANCE NO. 934-189

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-3 and C-1 to R-1 (Z-22-71)

That portion of the Northeast Quarter (NE 1/4) of Section 25, Township 20 South, Range 61 East, MDB&M., more particularly described as follows: Beginning at the Northeast Corner of said Northeast Quarter (NE 1/4) of Section 25; thence South 00°29'10" East, 821.92 feet to the True Point of Beginning; thence North 89°06'10" West, 1231.40 feet; thence North 01°15'10" East, 829.18 feet; thence South 88°44'50" East, 502.00 feet; thence South 01°15'10" West, 324.06 feet; thence South 89°06'10" East, 714.15 feet; thence South 00°29'10" East, 502.00 feet to the True Point of Beginning.

FROM R-1 to C-V (Z-23-71)

The North Half (N 1/2) of the Southwest Quarter (SW 1/4) of Section 29, Township 20 South, Range 61 East, MDB&M., excepting the East Half (E 1/2) of the East Half (E 1/2) thereof.

FROM R-1 and C-1 to C-V (Z-24-71)

Parcel #1: A certain tract or parcel of land lying and being situate in the City of Las Vegas, County of Clark, State of Nevada, and being a portion of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section 26, Township 20 South, Range 61 East, MDB&M., and being more particularly described as follows: Commencing at the Northwest Corner of the Southwest Quarter (SW 1/4) of said Section 26; thence South 89°41'29" East along the north line of said Southwest Quarter (SW 1/4) a distance of 407.33 feet to a point in the northerly prolongation of a westerly line of that certain parcel of land conveyed to the City of Las Vegas by Deed recorded January 8, 1971 as Instrument No. 72731 of Official Records of Clark County, Nevada; thence at right angles South 00°18'31" West along said northerly prolongation and said west line a distance of 196.97 feet to the True Point of Beginning; thence North 89°30'04" West a distance of 265.12 feet; thence South 01°46'04" West a distance of 137.72 feet; thence South 88°23'13" East a distance of 56.38 feet; thence North 01°28'45" East a distance of 118.80 feet to a point in a line that is parallel with and 20.00 feet southerly from the line previously described as bearing North 89°30'04" West; thence along said parallel line South 89°30'04" East a distance of 209.83 feet to a point in said westerly line of said parcel described in said Instrument No. 72731; thence North 00°18'31" East along said westerly line a distance of 20.00 feet to the True Point Beginning.

Parcel #2: That portion of the North Half (N 1/2) of the Southwest Quarter (SW 1/4) of Section 26, Township 20 South, Range 61 East and of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section 27, Township 20 South, Range 61 East, MDB&M., described as follows: Beginning at the Southwest Corner of the North Half (N 1/2) of the Southwest Quarter (SW 1/4) of said Section 26; thence South 88°45'54" West,

346.62 feet to a point on the easterly right of way line of U.S. Highway 91-93; thence along said easterly right of way line, along a tangent curve concave westerly, having a radius of 1,040.00 feet and a central angle of $15^{\circ}04'17''$, a distance of 273.57 feet to the beginning of a tangent curve concave westerly and having a radius of 4,050.00 feet and a central angle of $00^{\circ}48'42''$; thence northerly 57.37 feet along said curve and along said easterly right of way line; thence North $16^{\circ}41'39''$ East along said easterly right of way line, 246.31 feet; thence South $80^{\circ}38'21''$ East 483.87 feet; thence North $14^{\circ}34'49''$ East 832.40 feet to a point on the southerly right of way line of Washington Avenue, as same now exists; thence South $89^{\circ}41'29''$ East, along said southerly right of way line, 1,570.33 feet to a point on the westerly right of way line of Sagman Street, as designated on the map of Bruce Gardens Unit No. 1, Book 8 of Plats, Page 28, Clark County, Nevada records; thence South $00^{\circ}23'14''$ West along said westerly right of way line, and the southerly prolongation thereof, 1274.92 feet to a point on the south line of the North Half (N 1/2) of the Southwest Quarter (SW 1/4) of said Section 26; thence North $89^{\circ}41'01''$ West, along said south line, 2066.58 feet to the True Point of Beginning.

FROM R-1 to C-V (Z-25-71)

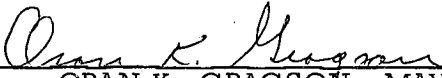
That certain parcel of land situated in the City of Las Vegas, County of Clark, State of Nevada, and being that portion of the Southeast Quarter (SE 1/4) of Section 27, Township 20 South, Range 61 East, MDB&M., described as follows: Commencing at the point of intersection of the easterly line of North Main Street as said street formerly existed eighty (80) feet in width, with the north line of the Southeast Quarter (SE 1/4) of said Section 27, said point of intersection being marked by a concrete monument; thence along said north line North $88^{\circ}42'06''$ East, 1009.41 feet to a concrete monument at the Northwest Corner of that certain 4.0 acre parcel of land known as the Stewart Burial Plot, described in deed recorded in Book U, Pages 344 to 349 of Real Estate Deeds, Records of Lincoln County, Nevada; thence along the westerly line of said parcel of land South $0^{\circ}0'30''$ East, 417.4 feet to a concrete monument set at the Southwest Corner of said parcel of land; thence North $88^{\circ}42'06''$ East, 10.32 feet to the Northeast Corner of that certain parcel of land described in the deed to the City of Las Vegas, recorded March 3, 1955 as Document No. 37775 of said County Official Records, said corner being the True Point of Beginning; thence South $0^{\circ}00'30''$ East, 176.71 feet; thence South $13^{\circ}04'30''$ West, 353.76 feet; thence South $0^{\circ}00'30''$ East, 393.81 feet to the Southwest Corner of that certain parcel of land conveyed to the Presiding Bishopric of the Church of Jesus Christ of Latter Day Saints by deed recorded August 14, 1952 as Document No. 389078 of said County Official Records; thence South $88^{\circ}16'30''$ East along the south line of the last said parcel 355.95 feet to a point in the westerly right of way line of North Fifth Street (100 feet in width), as said right of way line is described in the deed to the State of Nevada recorded September 30, 1954 as Document No. 21524 of said County Official Records; thence along said right of way line the following courses: from a tangent which bears North $21^{\circ}39'35''$ East turning to the left along a curve concave to the northwest with a radius of 3950 feet, through an angle of $5^{\circ}21'09''$ an arc distance of 369.00 feet; thence North $16^{\circ}18'26''$ East, 530.99 feet; thence departing from the said right of way line North $77^{\circ}47'02''$ West along the south line of that certain parcel of land conveyed to Bryan L. Bunker et al, by deed recorded October 9, 1964 as Document No. 463912 of said Clark County Official Records, 246.77 feet to a point on the south line of the aforementioned Stewart Burial Plot; thence South $88^{\circ}42'06''$ West, 301.81 feet to the True Point of Beginning.

FROM R-MH to R-1 (Z-26-71)

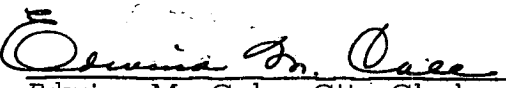
The southerly 1323.33 feet of the easterly 1014.01 feet of said Northwest Quarter (NW 1/4) of Section 31, saving and excepting therefrom the easterly 40.00 feet for right-of-way purposes.

SECTION 2. All ordinances, parts of ordinances, chapters, sections, subsections, paragraphs, sentences, clauses or phrases 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 21st day of July, 1971.


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 7th day of July, 1971, and referred to the following committee composed of Commissioners Thornley and Coblentz for recommendation, thereafter the said committee reported favorably on said ordinance on the 21st day of July, 1971, 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:

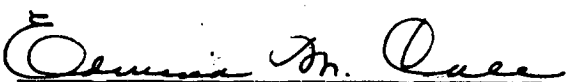
VOTING "AYE": Commissioners Franklin, Morelli, Coblentz, Thornley and Mayor Gragson

VOTING "NAY": None ABSENT: None

APPROVED:


ORAN K. GRAGSON, MAYOR

ATTEST:


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 8 days

from July 23, 1971 to July 30, 1971

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

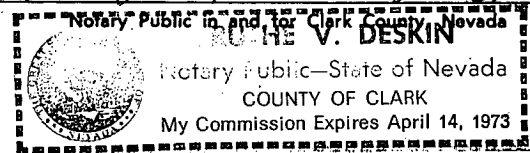
July 23, 30, 1971

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

Signed

Subscribed and sworn to before me this 2nd
day of August, 1971

My Commission Expires



ORDINANCE NO. 934-189
AN ORDINANCE TO AMEND
TITLE XI, CHAPTER 1, SECTION 3
OF THE MUNICIPAL CODE OF
THE CITY OF LAS VEGAS, NEV-
ADA, 1960 EDITION, BY AMENDING
THE LAND USE PLAN, A MAP
ADOPTED BY THE CITY OF LAS
VEGAS, AND CHANGING THE
ZONING DESIGNATION OF SAID
MAP.

THE BOARD OF COM-
MISSIONERS OF THE CITY OF LAS
VEGAS DOES ORDAIN AS FOL-
LOWS:

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-3 and C-1 to R-1 (Z-22-71)
That portion of the Northeast
Quarter (NE 1/4) of Section 25,
Township 20 South, Range 61 East,
MDB&M., more particularly de-
scribed as follows: Beginning at the
Northeast Corner of said Northeast
Quarter (NE 1/4) of Section 25;
thence South 00°29'10" East, 821.92
feet, to the True Point of Beginning;
thence North 89°06'10" West, 1231.40
feet; thence North 01°15'10" East,
829.18 feet; thence South 88°44'50"
East, 502.00 feet; thence South
01°15'10" West, 324.06 feet; thence
South 89°06'10" East, 714.15 feet;
thence South 00°29'10" East, 502.00
feet to the True Point of Beginning.

FROM R-1 to C-V (Z-23-71)
The North Half (N 1/2) of the
Southwest Quarter (SW 1/4) of Sec-
tion 29, Township 20 South, Range 61
East, MDB&M., excepting the East
Half (E 1/2) of the East Half (E 1/2)
thereof.

FROM R-1 and C-1 to C-V (Z-24-71)
PARCEL No. 1: A certain tract or
parcel of land lying and being sit-
uated in the City of Las Vegas,
County of Clark, State of Nevada,
and being a portion of the Northwest
Quarter (NW 1/4) of the Southwest
Quarter (SW 1/4) of Section 26,
Township 20 South, Range 61 East,
MDB&M., and being more particu-
larly described as follows: Com-

mencing at the Northwest Corner of
the Southwest Quarter (SW 1/4) of
said Section 26; thence South
89°41'29" East along the north line
of said Southwest Quarter (SW 1/4) a
distance of 407.33 feet to a point in
the northerly prolongation of a westerly
line of that certain parcel of
land conveyed to the City of Las
Vegas by Deed recorded January 8,
1971 as Instrument No. 72731 of Of-
ficial Records at Clark County, Ne-
vada; thence at right angles South
00°18'31" West along said northern
prolongation and said west line a
distance of 196.97 feet to the True
Point of Beginning; thence North
89°30'04" West a distance of 265.12
feet; thence South 01°46'04" West a
distance of 137.72 feet; thence South
88°23'13" East a distance of 56.38
feet; thence North 01°28'45" East a
distance of 118.80 feet to a point in a
line that is parallel with and 20.00
feet southerly from the line previ-
ously described as bearing North
89°30'04" West; thence along said
parallel line South 89°30'04" East a
distance of 209.83 feet to a point in
said westerly line of said parcel
described in said Instrument No.
72731; thence North 00°18'31" East
along said westerly line a distance
of 20.00 feet to the True Point
Beginning.

PARCEL No. 2: That portion of
the North Half (N 1/2) of the South-
west Quarter (SW 1/4) of Section 26,
Township 20 South, Range 61 East
and of the Northeast Quarter (NE
1/4) of the Southeast Quarter (SE 1/4)
of Section 27, Township 20 South,
Range 61 East, MDB&M., described
as follows: Beginning at the South-
west Corner of the North Half (N 1/2)
of the Southwest Quarter (SW 1/4)
of said Section 26; thence South
88°45'54" West, 346.62 feet to a point
on the easterly right of way line of
U.S. Highway 91-93; thence along

said easterly right of way line along
a tangent curve concave westerly,
having a radius of 1,040.00 feet and a
central angle of 15°04'17", a dis-
tance of 273.57 feet to the beginning
of a tangent curve concave westerly
and having a radius of 4,050.00 feet
and a central angle of 00°48'42";
thence northerly 57.37 feet long said
curve and along said easterly right
of way line; thence North 16°41'39"
East along said easterly right of way
line, 246.31 feet; thence South
80°38'21" East 483.87 feet; thence
North 14°34'49" East 832.40 feet to a
point on the southerly right of way
line of Washington Avenue, as same
now exists; thence South 89°41'29"
East, along said southerly right of
way line, 1,570.33 feet to a point on
the westerly right of way line of
Sagman Street, as designated on the
map of Bruce Gardens Unit No. 1,
Book 8 of Plats, Page 28, Clark
County, Nevada records; thence
South 00°23'14" West along said
westerly right of way line, and the
southerly prolongation thereof,
1,274.92 feet to a point on the south
line of the North Half (N 1/2) of the
Southwest Quarter (SW 1/4) of said
Section 26; thence North 89°41'01"
West, along said south line, 2,066.58
feet to the True Point of Beginning.

FROM R-1 to C-V (Z-25-71)
That certain parcel of land situat-
ed in the City of Las Vegas, County
of Clark, State of Nevada, and being
that portion of the Southeast Quarter
(SE 1/4) of Section 27, Township 20
South, Range 61 East, MDB&M.,
described as follows: Commencing at
the point of intersection of the eas-
terly line of North Main Street as
said street formerly existed eighty
(80) feet in width, with the north line
of the Southwest Quarter (SE 1/4) of
of said Section 27, said point of inter-
section being marked by a concrete
monument; thence along said north
line North 88°42'06" East, 1,009.41
feet to a concrete monument at the
Northwest Corner of that certain 4.0
acre parcel of land known as the
Stewart Burial Plot, described in
deed recorded in Book U, Pages 344
to 349 of Real Estate Deeds, Records
of Lincoln County, Nevada; thence
along the westerly line of said parcel
of land South 0°0'30" East, 417.4
feet to a concrete monument set at
the Southwest Corner of said parcel
of land; thence North 88°42'06"
East, 10.32 feet to the Northeast
Corner of that certain parcel of land
described in the deed to the City of
Las Vegas, recorded March 3, 1955 as
Document No. 37775 of said County
Official Records, said corner being
the True Point of Beginning; thence
South 0°00'30" East, 176.71 feet;
thence South 13°04'30" West, 353.76
feet; thence South 0°00'30" East,
393.81 feet to the Southwest Corner
of that certain parcel of land con-
veyed to the Presiding Bishopric of
the Church of Jesus Christ of Latter
Day Saints by deed recorded August
14, 1952 as Document No. 389078 of
said County Official Records; thence
South 88°16'30" East along the south
line of the last said parcel 353.95 feet
to a point in the westerly right of
way line of North Fifth Street (100
feet in width), as said right of way
line is described in the deed to the
State of Nevada recorded September
30, 1954 as Document No. 21524 of
said County Official Records; thence
along said right of way line the fol-
lowing courses: from a tangent
which bears North 21°39'35" East
turning to the left along a curve con-
cave to the northwest with a radius
of 3,950 feet, through an angle of
5°21'09" an arc distance of 369.00
feet; thence North 16°18'26" East,
530.99 feet; thence departing from
the said right of way line North
77°47'02" West along the south line
of that certain parcel of land con-
veyed to Bryon L. Bunker et al, by
deed recorded October 9, 1964 as
Document No. 463912 of said Clark
County Official Records, 246.77 feet
to a point on the south line of the
aforementioned Stewart Burial Plot;
thence South 88°42'06" West, 301.81
feet to the True Point of Beginning.

FROM R-MH to R-1 (Z-26-71)

The southerly 1,323.33 feet of the
easterly 1,014.01 feet of said North-
west Quarter (NW 1/4) of Section 31,
saving and excepting therefrom the
easterly 40.00 feet for right-of-way
purposes.

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

PASSED, ADOPTED AND AP-
PROVED this 21st day of July, 1971.

/s/ Oran K. Gragson
ORAN K. GRAGSON, MAYOR

ATTEST:
/s/ Edwina M. Cole
Edwina M. Cole, City Clerk
(SEAL)

The above and foregoing ordinance
was first proposed and read by title
to the Board of Commissioners on
the 7th day of July, 1971, and
referred to the following committee
composed of Commissioners Thornley
and Coblenz for recommendation,
thereafter the said committee report-
ed the 21st day of July, 1971, which was
ed favorably on said ordinance, on
first introduced and adopted by the
following vote:

VOTING "AYE": Commissioners
Franklin, Morell, Coblenz, Thornley
and Mayor Gragson

VOTING "NAY": None ABSENT:

APPROVED:

/s/ Oran K. Gragson
ORAN K. GRAGSON, MAYOR

ATTEST:
/s/ Edwina M. Cole
Edwina M. Cole, City Clerk
(SEAL)
Pub. July 23, 30, 1971.