

M I N U T E S

Las Vegas, Nevada
April 21, 1976

A Regular Meeting of the Board of City Commissioners of the City of Las Vegas, Nevada, held this 21st day of April, 1976 was called to order by His Honor, Mayor William H. Briare, at the hour of 7:00 P.M., with the following members present:

Mayor	William H. Briare
Commissioner	Paul J. Christensen
Commissioner	Myron E. Leavitt
Commissioner	*Roy A. Woofter
Commissioner	Ron Lurie

*arrived at approximately 7:50 P.M.

STAFF PRESENT

City Manager	William E. Adams
Assistant City Manager	Richard Bunker
City Attorney	Carl E. Lovell, Jr.
Director, Department of Finance	Marvin A. Leavitt
Fire Chief	J. D. Miller
Assistant Fire Chief	Sam Cooper
Director, Department of License & Revenue	Ila M. Britt
Dep. Dir., Department of License & Revenue	Howard Crow
Metropolitan Police Dept., Spec. Investigations	Stu Brown
Director, Department of Personnel	J. Robt McPherson
Director, Purchasing & Contracts	J. C. Cathcart
Director, Dept. of Community Development	Donald J. Saylor
Director, Department of Public Works	Laurence Hampton
City Clerk	Edwina M. Cole

Mayor Briare: Ladies and Gentlemen, this is the time set for the Regular Meeting of the Las Vegas City Commission.

If you will please all stand we will have the Invocation this evening by the Rev. Glenn Lutz of the First United Presbyterian Church. Please remain standing for the Pledge of Allegiance.

INVOCATION

Rev. Lutz: "Let us Pray. Our Heavenly Father, we thank You that You have given assurance that You are receptive to all of our petitions. We ask for Your Guidance as we remember that You, through Jesus Christ, became deeply involved, even to the point of death, in all of the everyday affairs of men. Help us to remember that while our laws sometimes fail, Your Laws always work. And we ask for that Wisdom which can only come when we utilize the Power of Prayer, and remember that all that we do, we do in Your Presence, with Your Love and Your Concern. We ask Your Guidance. Amen."

PLEDGE OF ALLEGIANCE

(In unison)

City Manager, William E. Adams: Mr. Mayor and Commissioners, the first item for consideration are those items submitted by the Finance Department.

FINANCE
DEPARTMENT
Warrants
Approved

See Page 3 of these Minutes (Annotated Agenda)

PERSONNEL
DEPARTMENT
Requests
Approved

Mr. Adams: The next item before you are requests by the Department of Personnel for temporary positions and/or replacements.

See Page 4 of these Minutes (Annotated Agenda)

COLLECTIVE BARGAINING CONTRACT RATIFICATION

J. Robert McPherson, Director, Personnel Department. This involves the two contracts - the City Employees Association and the Bailiff's unit. Basically, it includes a cost-of-living increase, increases in retirement and in medical benefits.

It has been previously discussed with the Commission and Staff would recommend your ratification at this time.

Mayor Briare: Are there any questions or comments?

M o t i o n

Commissioner Lurie: Mr. Mayor, I would like to move that these contracts be ratified, and I would compliment the City Employees and also the Police Protective Association, the Bailiff's Unit, in the way they cooperated in these negotiations.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Lurie and Mayor Briare voting aye; noes, none.

Mayor Briare: The motion is approved and the Contracts are ratified.

FIRE DEPARTMENT -
EXCHANGE
PERSONNEL

Mr. Adams: I have one item I would like to mention at this time since it deals with Personnel.

We have presently with our Fire Department two (2) Guamese Firemen who are studying with our Arson Investigation Group, who will be with us until about the first of June. They are actually on sabbatical leave from their own Department and studying under ours and have already been directly involved Arson and Fire Investigations.

PURCHASING
& CONTRACTS
Requests
Approved

Mr. Adams: The next agenda items to come before you are those of the Purchasing and Contracts Division.

See Page 5 of these Minutes (Annotated Agenda)

DEPARTMENT OF
LICENSE & REVENUE

Mr. Adams: Next before you are those items submitted for your consideration by the Department of License & Revenue.

See Pages 6 thru 12 of these Minutes (Annotated Agenda)

RETAIL TOBACCO -
ADDITIONAL
Tabled
Page 2
Minutes
Regular Meeting
City Commission
April 21, 1976

RETAIL TOBACCO - ADDITIONAL

SKY TOP VENDING

Talk of the Town Bookstore
2232 E. Charleston Blvd.

ITEM

Commission Action

Department Action

D DEPARTMENT OF PERSONNEL

BOB McPHERSON, DIRECTOR

AUTHORIZATION FOR TEMPORARY POSITIONS AND/OR REPLACEMENTS

1. Federally funded (No City Cost)

<u>Dept/Class</u>	<u>Monthly Cost</u>	<u>Justification</u>
(1) W/Maintenance Utility Worker - 2 Title I (replacement hire) Until 9/30/76	520	Assigned to paint crew working on Dula Center.
(2) W/Traffic Eng. Utility Worker Title VI (replacement hire) Until 6/30/76	520	Assigned to traffic signal maintenance crew.
(3) Municipal Court Intermediate Clerk - 2 Title VI (replacement hire) Until 6/30/76	726	To handle overall work load, particularly counter work.
(4) Senior Citizens Senior Citizens' Aide - 9 Title III	246	This is the staff necessary to operate Senior Citizens' Center.

2. Federally funded (With Some City Cost)

(1) W/Streets Maint Laborer Title I (replacement hire) Until 6/30/76	Fed-783 City- 45 Total-828	Assigned to street maintenance and repair crew.
(2) Finance Computer Operator Title I (replacement hire) Until 6/30/76	Fed-783 City-121 Total-904	This is the only operator on the swing shift.

3. City funded

(1) License & Revenue Intermediate Clerk Temporary - 4/22/76 - 6/15/76	726	Relief worker for summer vacations in parking ramps. This is a revenue generating position.
(2) Municipal Court Intermediate Clerk	726	To handle overall work load, particularly counter work. To be filled by absorbing a Federally funded employee.

COLLECTIVE BARGAINING CONTRACT RATIFICATION

Items 1, 2 and 3
 Approved as
 Recommended
 Lurie - unanimous

Staff to proceed

Item 4
 Contracts Ratified
 as recommended
 Lurie - unanimous

Same as above

ITEM	COMMISSION ACTION	DEPARTMENT ACTION
<p>I. - E. <u>PURCHASING AND CONTRACTS</u></p> <p><u>J. C. CATHCART, DIRECTOR</u></p> <p>* <u>CONSENT AGENDA</u></p> <p>All matters listed under Items A and B are considered to be routine by the City Commission and may be enacted by one motion. However, any item may be discussed if a Commission member or citizen so requests.</p>		
<p>*A <u>PERMISSION TO RECEIVE BIDS</u></p> <p>1. Las Vegas Creek Channel (Public Works)</p> <p>2. Eighteen (18) Each Replacement Street Light Poles (Public Works)</p> <p><u>ADDITIONAL ITEM:</u></p> <p><u>AWARD OF CONTRACT -</u></p> <p><u>RFQ 122-3168 - REPOWER FIRE ENGINE No. 223 WITH DIESEL ENGINE - EMERGENCY PURCHASE (Fire Department)</u></p>	<p>Items 1 and 2 Approved as Recommended Lurie - unanimous</p> <p>Approved as Recommended Lurie - unanimous</p>	<p>Director of Purchasing & Contracts authorized to proceed</p> <p>Same as above</p>
<p>*B. <u>AWARD OF BIDS</u></p> <p>1. Bid #76.21 - Two (2) Four-Wheel Mechanical Street Sweepers - Alternate Bid Only - Total Cost Purchase - 3 Cubic Yard (Public Works)</p> <p>2. RFQ 122-3130 - 5" Fire Hose (Fire Department)</p> <p>3. Housing Authority - City of Las Vegas Cooperative Bid #180-888 (Parks Department)</p>	<p>Item 1 withdrawn (at request of Director of P&C)</p> <p>Items 2 and 3 Approved as Recommended Lurie - unanimous</p>	<p>Same as above</p> <p>Same as above</p>
<p>C. <u>CONTRACT CHANGE ORDER</u></p> <p>1. Bid #75.100 - Orion Street Drainage Correction (Public Works)</p> <p>Recommend approval of Contract Modification No. 1 to Stewart Construction, Co., Las Vegas Nevada, in the amount of \$878.30 This modification is to cover costs for additional excavation and backfill material.</p>	<p>Approved as Recommended Lurie - unanimous</p>	<p>Same as above</p>

ITEM	Commission Action	Department Action
<p><u>I-F. DEPARTMENT OF LICENSE & REVENUE</u> (cont'd)</p>		
<p>*A. <u>CHARITABLE SOLICITATIONS PERMITS</u> (cont'd)</p> <p>11. THE ST. VIATOR COMMUNITY FOOD BANK -- Food Bank Day (door to door solicitations for food) and solicitations of business establishments for food</p> <p>12. THEATER ARTS SOCIETY, INC. -- tickets to the production of "Damn Yankee"</p> <p>13. OUR LADY OF LAS VEGAS GUILD AND P.T.A. -- a rummage sale</p> <p>14. UNICEF -- greeting card sales</p> <p>15. LAS VEGAS MOTHERS OF TWINS CLUB -- sale of craft items</p> <p>16. DORIS HANCOCK P.T.A. - school carnival</p>	<p>See Page 5</p>	<p>See Page 5</p>
<p>*B. <u>GAMING -- Additional</u></p> <p>1. CALIFORNIA HOTEL/CASINO 12 East Ogden 5 slots 1 Roulette</p> <p>Sam Boyd, Chmn of the Board Bill Boyd et al</p> <p>2. CENTERFOLD CASINO 2440 Las Vegas Blvd South 20 slots 4 "21" games 1 poker</p> <p>G.S.Y., Inc.</p> <p>3. GOLDEN NUGGET 129 East Fremont Street 1 poker</p> <p>GNO, Inc.</p> <p>4. UNION PLAZA HOTEL/CASINO #1 Main Street 2 Pan games</p> <p>Scott Plaza, Inc.</p> <p>5. ALPHA M. R. & S.</p> <p>Mr. A's Outlet 424 Las Vegas Blvd North 3 slots</p> <p>Fifth Avenue Drugs 1239 Las Vegas Blvd South 2 slots</p>	<p>Items 1 thru 10 Approved as submitted Lurie - unanimous</p> <p>Commissioner Leavitt ABSTAINED on Item 1</p> <p>Page 7 Minutes Regular Meeting City Commission April 21, 1976</p>	<p>Director of Lic. & Rev. authorized to issue</p>

ITEM

Commission Action

Department Action

I-F. DEPARTMENT OF LICENSE & REVENUE
 (cont'd)

*B. GAMING -- Additional (cont'd)

See Page 6

See Page 6

6. AUTOMATIC AMUSEMENTS OF
 LAS VEGAS

Odyssey 2001
 631 East Fremont Street
 1 slot

7. BALLY DISTRIBUTING COMPANY

Centerfold Casino
 2440 Las Vegas Blvd South
 2 slots

Golden Nugget
 129 East Fremont Street
 1 slot

Western Hotel
 899 East Fremont Street
 1 slot

8. DIGITAL COMPUTING CORP.

The Confederacy Club
 1511 South Main Street
 1 slot

9. UNITED COIN MACHINE CO.

Bernie's Place
 2327 South Eastern
 2 slots

Larry's Rancho Villa
 2401 West Bonanza Road
 1 slot

Peyton Place
 124 South 11th Street
 4 slots

Skinny Dugan's Pub
 4127 West Charleston Blvd
 1 slot

Thaddeus Thudpucker
 5100 West Charleston Blvd
 1 slot

10. TONY'S COIN MACHINE CO.

Arby's Roast Beef
 315 South Decatur Blvd
 2 slots

ITEM	Commission Action	Department Action
<p>I-F. <u>DEPARTMENT OF LICENSE & REVENUE</u> (cont'd)</p>		
<p>*C. <u>RETAIL TOBACCO -- Additional</u></p> <p>1. SKY TOP VENDING Talk of the Town Bookstore 2232 East Charleston Blvd</p> <p>2. RALPH T. WARNE VENDING Family Fun Center 1056 Rancho Road Siam Restaurant 3995 West Charleston Blvd</p>	<p>Item 1 - Tabled</p> <p>Approved* Lurie - unanimous</p>	<p>Director of Lic. & Rev. authorized to proceed</p> <p>*Dir. of Lic. & Rev. directed to write all holders of Retail Tobacco Licenses reminding them of the provisions of City Code re moving of machines or placing new machines</p>
<p>D. <u>LIQUOR -- Change from Partnership to a Corporation</u></p> <p>1. CARBONE'S 5550 West Charleston Blvd Restaurant Beverage</p> <p>From: Roger/Joan Flaherty</p> <p>To: R & J. F., Inc. - Roger P. Flaherty, Pres/Treas Joan M. Flaherty, VP/Secy</p>	<p>Approved Lurie - unanimous</p>	<p>Director of Lic. & Rev. authorized to proceed</p>
<p>E. <u>LIQUOR -- Change from Sole Ownership to a Corporation</u></p> <p>1. JENNIE V'S 111 East Ogden Tavern</p> <p>From: Eugene Wintermote, 100%</p> <p>To: Sagest, Inc. - Eugene Wintermote, Pres/Treas - 20% Kenneth Demmons, VP/Secy - 40% Stephen Lazarus, M.D. - VP - 40%</p>	<p>Approved Lurie - unanimous</p>	<p>Same as above</p>
<p>F. <u>LIQUOR -- New</u></p> <p>1. GREAT WALL CHINESE TEA ROOM 2202 West Charleston Blvd Restaurant Beverage Young Hen Wong, 100%</p>	<p>Approved Items 1 and 2 Lurie - unanimous</p>	<p>Same as above</p>

ITEM	Commission Action	Department Action
<p>I-F. <u>DEPARTMENT OF LICENSE & REVENUE</u> (cont'd)</p>		
<p>F. <u>LIQUOR -- New</u> (cont'd)</p> <p>2. WONG'S TEA GARDEN 5000 West Charleston Blvd Restaurant Beverage</p> <p>Tom Wong, 100%</p>	<p>See Page 8</p>	<p>See Page 8</p>
<p>G. <u>LIQUOR, GAMING & RETAIL TOBACCO -</u> <u>Additional Corporate Officer</u></p> <p>1. FREMONT HOTEL/CASINO 200 East Fremont Street</p> <p>Argent Corp: Burton Brown, Exec. V.P.</p>	<p>Approved Lurie - unanimous</p>	<p>Director of Lic. & Rev. authorized to proceed</p>
<p>H. <u>LIQUOR & RETAIL TOBACCO --</u> <u>New Corporate Officer</u></p> <p>1. SKAGGS DRUG CENTER 1800 East Charleston Blvd Package Liquor Ltd</p> <p>SKAGGS DRUG CENTER 800 North Rancho Drive Package Liquor Ltd</p> <p>Skaggs Companies, Inc. - L. S. Skaggs, Chmn of Bd et al</p> <p>George Jeffers - Pres/Chief Operating Officer</p>	<p>Approved Lurie - unanimous</p>	<p>Same as above</p>
<p>I. <u>LIQUOR & RETAIL TOBACCO -- Change</u> <u>of Name on Franchise Manager/</u> <u>Additional Franchise Manager</u></p> <p>1. 7-ELEVEN FOOD STORE #15974 6950 West Charleston Blvd Beverage Off-Sale</p> <p>Southland Corp.</p> <p>From: Charlene Draper</p> <p>To: Charlene Hunter/Lloyd E. Hunter</p>	<p>Approved Lurie - unanimous</p>	<p>Same as above</p>

ITEM	Commission Action	Department Action
<p>I-F. <u>DEPARTMENT OF LICENSE & REVENUE</u> (cont'd)</p>		
<p>J. <u>GAMING -- New</u></p> <p>1. JENNIE V'S 111 East Ogden 15 slots 2 "21" games</p> <p>Sagest, Inc. - Eugene Wintermote - Pres/Treas 20% Kenneth Demmons - VP/Secy 40% Stephen Lazarus, M.D. - VP 40%</p>	<p>Approved Lurie - unanimous</p>	<p>Director of Lic. & Rev. authorized to proceed</p>
<p>K. <u>RETAIL TOBACCO -- New</u></p> <p>1. SIDNEY LEDERMAN</p> <p>The Head Custom Graphics 3985 West Charleston Blvd</p> <p>2. PIERO BROGLIA</p> <p>Gourmet Corner Restaurant 700 East Sahara Avenue</p> <p>3. AUGUSTINE DOMINGUEZ VICTOR MIGENES</p> <p>Victino Cigars 427-A Las Vegas Blvd South</p>	<p>Items 1, 2 and 3 Approved Lurie - unanimous</p>	<p>Same as above</p>
<p>L. <u>LIQUOR -- Request for Extension of Closure</u></p> <p>1. DAVID'S PLACE 2127 West Charleston Blvd Supper Club</p> <p>David Silverman</p> <p>(Closed 1-12-76. Extension for 3-5-76 thru 5-3-76 appr 2-18-76. Request for 60-day extension of inactive status for: 5-4-76 thru 7-2-76.)</p>	<p>Approved Lurie - unanimous</p>	<p>Same as above</p>
<p>M. <u>LOCKSMITH LICENSE -- New</u></p> <p>1. *UNITED LOCKSMITH'S COMPANY 5000 West Charleston Blvd</p> <p>Brent B. Johnson - 50% Michael L. Lane - 50%</p>	<p>Approved subject to conditions Lurie - unanimous Commissioner Christensen ABSTAINED</p>	<p>Same as above</p>
<p>*Subject to the provisions of the Building and Fire codes.</p>		<p>Page 11 Minutes Regular Meeting City Commission April 21, 1976</p>

ITEM	Commission Action	Department Action
<p>I-F. <u>DEPARTMENT OF LICENSE & REVENUE</u> (cont'd)</p>		
<p>N. <u>M-7 BUSINESS LICENSE APPLICATIONS</u></p>		
<p>1. GREEN SADDLE RANCH CO. 1111 Las Vegas Blvd South #221 Norman L. Dacus, Pres Toni Dacus, Secy-Treas Change of location. Real estate O.P.C.</p>	<p>Item 1 WITHDRAWN (at request of applicant)</p>	
<p>2. DATA PROCESSORS OF NEVADA 3646 Meade Avenue Dan Lowell - Pres Jack Braman - V.P. Data processing.</p>	<p>Items 2 and 3 Approved Lurie - unanimous</p>	<p>Director of Lic. & Rev. authorized to proceed</p>
<p>3. J. A. INCLAN AND ASSOCIATES, INC. 1629 East Sahara, Suite 3 Jose A. Inclan - Pres/Treas Thomas A. Coleman - V.P. Virginia R. Inclan - Secy Business consulting</p>		
<p>4. MADAM'S 33 East Oakey Blvd Liberty Canyon, Inc. Philip Rothschild Fagan, Pres Verbal communication center and reading room.</p>	<p>Stricken (applicant not present) Lurie - unanimous</p>	<p>Same as above</p>
<p>O. <u>PUBLIC AUCTION</u></p>		
<p>1. LAS VEGAS TRANSFER & STORAGE CO., INC. 3542 West Sirius Street May 1st, 1976 9:00am</p>	<p>Approved Lurie - unanimous</p>	<p>Same as above</p>

KY TOP VENDING
(continued)

Mayor Briare: Mrs. Britt, is there a representative of Sky Top Vending present? What is the Talk of the Town Bookstore?

Mrs. Britt: It is an adult-oriented bookstore. The Retail Tobacco - Additional, is the classification for Vendors who place machines in places of businesses and we have never required them to be in attendance.

Mayor Briare: Is this machine already installed?.

Mrs. Britt: It should not be already installed - no Sir.

Mayor Briare: Would you find out and let us know at the next meeting? If there is no objection from the Board, this item will be held to the next meeting.

Commissioner Lurie: I would like to request that the Licensing Department, through the City Attorney's office, send a letter to all of the Retail Tobacco Licensees reminding them of the Ordinance we have as to keeping us informed where the machines are and how many they have out. Otherwise, they are in violation. A lot of these vendors are just placing these machines without notifying the City, either as to new machines or change of location.

Mayor Briare: Mrs. Britt, you will proceed with Commissioner Lurie's request -

M-7 BUSINESS
LICENSE
APPLICATION
Stricken

MADAM'S
33 E. Oakey Blvd.

Liberty Canyon, Inc.
Philip Rothschild Fagan, Pres.

VERBAL COMMUNICATION CENTER
& READING ROOM

Mayor Briare: Is there a representative of Madam's present?

(No response)

Mayor Briare: There being no one present to represent this application, it will be stricken from the agenda until such time as it is properly cleared through the Licensing Department.

D E P A R T M E N T O F P U B L I C W O R K S

LAURENCE HAMPTON, DIRECTOR

See Pages 14 and 15 of these Minutes (Annotated Agenda)

RIGHT-OF-WAY
ITEMS
Approved

A PETITION IN ACCORDANCE WITH NRS 268.060 ADDRESSED TO CITY COMMISSION REQUESTING AN EXCHANGE OF THE FOLLOWING PROPERTIES:

Grant Deed

From: Charleston Continental Village, Inc.
To: City of Las Vegas
For: Portion SW 1/4, Sec. 31, T20S, R62E
20 ft. alley (Stewart Arms Subdivision)

Quitclaim Deed

From: City of Las Vegas
To: Charleston Continental Village, Inc.
For: Portion SE 1/4, Sec. 31, T20S, R62E
20 ft. alley

Mr. Hampton: These two items deal with the same matter and involves the Stewart Arms Subdivision along Stewart Avenue just west of Lamb. This Subdivision was approved rather recently and the Subdivider, in dealing with FHA, because of a power line in the

ITEM

Commission Action

Department Action

I-G. DEPARTMENT OF PUBLIC WORKS (Continued)

*C. RIGHT OF WAY ITEMS (Continued)

See Page 12

See Page 12

3. Right of Way Grant for Drainage Purpose

From: The Corporation of the Presiding Bishop of the Church of Jesus Chrise of Latter-Day Saints, a Utah Corp.
 To: City of Las Vegas
 For: Drainage easement from Orion to Stewart Dedication

4. Grant Deed

From: Cheryl Hilton, a widow, as her sole and separate property
 To: City of Las Vegas
 For: Portion NE-1/4, Sec. 6, T21S, R61E SE corner Hinson & Mt. View Dedication. Land Division

A petition in accordance to NRS 268.060 addressed to City Commission requesting an exchange of the following properties:

5. Grant Deed

From: Charleston Continental Village, Inc.
 To: City of Las Vegas
 For: Portion SE-1/4, Sec. 31, T20S, R62E 20' Alley (Stewart Arms Subdivision)

6. Quitclaim Deed

From: City of Las Vegas
 To: Charleston Continental Village, Inc.
 For: Portion SE-1/4, Sec. 31, T20S, R62E (20' alley)

D. TRAFFIC AND PARKING ITEMS

Traffic and Parking Commission recommends approval of the following items:

Items 1 and 2
 Approved
 as recommended
 Lurie - unanimous

P/W to proceed

1. Request of Dayton-Hudson Properties for curb cut variance on Michael Way and Valley View.

2. Request of W. G. Barton, First National Bank, for curb cut variance on West Charleston.

E. REPORTS

1. Median cut at Vermont and Decatur.

Approved subject to property owners participation for 25% of the \$8,000 estimated cost
 Lurie

Same as above

STEWART ARMS
SUBDIVISION
(continued)

front yards, was required to acquire an additional 20 ft. to the south.

What they are proposing - and we are recommending approval of - is that we exchange the alley for an equal amount of area to the south, as provided for in NRS. They will, within thirty (30) days submit to the City an amended Plat. Are there any questions?

Mayor Briare: Do you have any further comments?

Mr. Hampton: I feel that we should proceed on this because of the adverse problem in waiting - this holds up the developer for six weeks, and time is money in his case. It is the best procedure in that it is legal. It will work to the desired end and we would recommend its approval.

M o t i o n

Commissioner Lurie: I move for approval as recommended.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Lurie and Mayor Briare voting aye; noes, none.

TRAFFIC AND
PARKING ITEMS
Approved

TRAFFIC AND PARKING COMMISSION RECOMMENDS APPROVAL OF THE FOLLOWING ITEMS:

1. Request of DAYTON-HUDSON PROPERTIES for curb cut Variance on Michael Way and Valley View.
2. Request of W. G. BARTON, FIRST NATIONAL BANK, for curb cut Variance on West Charleston.

Mr. Hampton: The first request is from Dayton-Hudson Properties in which they wish to vary from the standard driveway cut of 32 ft, an 18 ft. median, and go with a 60 ft. section, which we feel is entirely in order because of the fact that the standards were drawn up for a standard type of commercial operation, and I'm sure you will agree that what Dayton-Hudson is doing there is a little different than the standard commercial venture. We feel this will get the traffic in better - in and out, of course.

The second is the same Variance request for the First National Bank on Charleston. They are adding more drive-in booths and they need the same Variance - going from 18 ft. separation to a 12 ft. separation.

M o t i o n

Commissioner Lurie: I move for approval of Items 1 and 2, as recommended.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Lurie and Mayor Briare voting aye; noes, none.

VERMONT &
DECATUR

MEDIAN CUT AT VERMONT AND DECATUR

Mr. Hampton: This last item involves a median cut on Decatur. On the map here (wall map) the green and red areas is what is existing as far as a median island is concerned. The yellow is the left-turn slots. This runs from West Fremont all the way down to Washington.

The developer at this location shown in red, opposite Vermont Street - which is right across the street from Friendly Ford, has requested that a left-turn slot in both directions be installed.

On review of this we felt that it would satisfactorily work as far as traffic is concerned, but that the developer should pay for it.

Upon further review it appears to us at this time, because of the fact that there were similar cases out along Decatur where the left-turn lanes were installed - we can find no reason why the left-turn lane was not installed at this location, so we feel the City has some responsibility. In conversations with the attorney

representing Friendly Ford he felt it was fair if the property owners came up with 25% of the total cost, which is estimated to be \$8,000.00, and the City came up with the remainder - they would be willing to go along with that and I feel that since there apparently was a mistake when this was constructed back in the early 60's - it was not a Regional Streets & Highway Project - it was strictly a City Project - we would recommend to you that the curb cut be allowed on the basis that the property owners come up with 25% of the total cost.

Mayor Briare: This was also discussed at the Regional Street & Highway Commission meeting, at which Commissioner Lurie and myself were present, and I have a question now as to what would have been the recommendation of the City back in those days if it had been a Regional Street & Highway/City Project. Would you probably have done it back then?

Mr. Hampton: Yes, I think we would have. I can see no reason why we would not. We have checked with all our people and we can find no reason why it was not installed. It has equal justification with the two streets to the west. It is the only median island that is 1,320 ft. long - the rest are 660 ft.

Mayor Briare: The purpose of my comment, Mr. Hampton, was to suggest - if I understand it correctly - that perhaps this, having been an oversight and since it was an incurred liability years back, the fact that we are going to have the participation of the property owners in the amount of 25%, might well justify now, as a matter of equity, to go ahead with it. Mr. Cahlan, did you wish to make any comments on this matter?

Mr. Cahlan: The only comment I have, after speaking with Mr. Hampton, is that he indicated that the total cost would be \$8,000. We agreed that \$2,000.00 would be equitable, but we would hate to get it up to \$10,000 or \$15,000 -

Commissioner Lurie: Which property owners will participate?

Mr. Cahlan: Friendly Ford will will participate and we will agree that \$2,000.00 will be paid by Friendly Ford, or however we can work that out. I don't want to go above \$2,000.00.

Truthfully, gentlemen, this is something that happened before any of you were here, and also Mr. Hampton, and why that wasn't put in in the first place, I have no idea. It was just an oversight but we are willing to participate with the City to get the thing corrected.

Commissioner Lurie: There at Friendly Ford you don't even have a driveway matching up to that median cut. How would it benefit you?

Mr. Cahlan: It's a matter of benefiting the whole traffic area. The problem is that between Bonanza and Washington, there is no cut. As a result, there is a constant turn-around of traffic. You have to go all the way down to Washington, wait for the signal and make a left-hand turn and vice versa when you are coming back around. I would think if they did a traffic study that it would justify it without actually the property owners paying any money. Also, the policy has been - with Regional Streets, etc. - to run a median cut every 660 ft..

Commissioner Lurie: This particular project was a City project -

Mr. Cahlan: As a matter of fact, the City established before that the program from Washington to Tonopah Highway, and made median cuts without any streets.

Commissioner Lurie: I, personally, can't see why it was not put in at the time it was constructed, and I would move that the City share the cost of the median cut.

Commissioner Christensen: Do you want to put a maximum on the amount of the City's participation?

Commissioner Lurie: The property owners to pay 25% -

Commissioner Christensen: Let's put the maximum on the property owners, not on the cost of the project -

Mr. Cahlan: \$2,000.00, or less -

Commissioner Leavitt: 25% or \$2,000.00, whichever is the greatest.

Mr. Cahlan: OK -

Motion carried by the following vote: Commissioners Christensen, Leavitt, Lurie and Mayor Briare voting aye; noes, none.

DEPARTMENT OF COMMUNITY DEVELOPMENT

DONALD J. SAYLOR, DIRECTOR

A-2-75

LAS VEGAS DUNES, INC.

Mr. Saylor: This, as you will remember, is the Annexation Petition of Las Vegas Dunes. It was on your agenda on March 17th at which time you set it specifically until this meeting, due to the fact we had not yet received an opinion from the Supreme Court relative to S. B. 601.

As you know, if S.B. 601 is upheld, it requires one procedure. If the District Judge's opinion is upheld, it would go a different way.

I assume you may want to hold this over until after that decision is reached. As I have said, the reason it is on this agenda is because it was specifically set for this date.

Mayor Briare: When a request is made for concurrence - that almost sounds like there is an approval here - and then you are asked to concur or deny - you are asking us to concur -

Mr. Saylor: Well, under S.B. 601, Mayor, the specificity of the wording in terms of annexation requires, actually, the approval of the County Commission, or you can't go any further with it.

Commissioner Lurie: Until we get a decision from the Court, we should hold this matter in abeyance.

Mr. Saylor: Right. The only reason I did bring it on is because you had said specifically to bring it on this agenda.

Mayor Briare: If there is no objection by the Commission, take it off the agenda and not replace it until such time as a Court decision comes down on S.B. 601.

Z-54-75
Abeyance

PLOT PLAN REVIEW - Z-54-75 - TERRA MARKETING OF NEVADA

Mr. Saylor: This is the Plot Plan Review of Terra Marketing. This was on your agenda at the last meeting, at which time the applicant was not here; however, due to the fact that he misunderstood and thought the meeting was at night instead of the day time.

The parcel involved is property on the north side of Sahara between Beverly and Van Patten, which was approved a short time ago to allow the development of an Italian Sandwich Shop. At that time they submitted a Plot Plan involving the entire property. They are in the process of developing this phase, but under our procedures, under development of this phase in that the entire parcel is included in the Plot Plan, we are saying they have to go ahead with the rest of the parking and landscaping.

Their request now is to allow the approval only up to this point (wall map) so that they can develop this. Then they plan to come in

within the very near future asking permission to develop the rest of it.

The Planning Commission has recommended approval, subject to the following condition:

1. Five (5) additional parking spaces shall be provided on the parcel to the west, as required by the Department of Community Development. A landscaped planter shall be provided between this additional parking and Sahara Avenue, and this required landscaping and additional parkins shall be provided within a six (6) month time period.

Mayor Briare: Is there any bond required . . . ?

Mr. Saylor: In a case like this, Mayor, in order to get the Permit for this (wall map) - if you approve their request - they have to do whatever assurances are necessary to the City to satisfy that this much of it will be done before this building is open for business.

Mayor Briare: What about the other part?

Mr. Saylor: There would not be any requirement until such time as they ask permission to develop this part, then the same assurances would be forthcoming.

Mayor Briare: Are you sure there is sufficient parking?

Mr. Saylor: Yes - I'm satisfied there will be and that is the reason why we asked they include this additional five (5) spaces. We originally had not requested that. From the Staff viewpoint, we are satisfied, together with these (wall map) there would be adequate parking for this facility.

Mayor Briare: Is the applicant present?

(No response)

Mayor Briare: Here, again, there is no response. He came into my office the next day - it occurred to me there were further questions that had to be asked - now I still have to ask some questions about landscaping, and he is not here.

Has the Beautification Committee looked at this application after consideration was given to eliminate part of the landscaping?

Mr. Saylor: No. They are requesting, not to eliminate the requirement of landscaping on the part they are developing, but on the remainder. What they are saying is - we don't want to go to the expense of putting this landscaping in until we develop that piece.

Mayor Briare: I am not trying to belabor the Plan - I'm just trying to make sure if the applicant gets what he is looking for now, if we can assist him, that's fine, as long as we are not hasseling six months or a year from now to go ahead and complete it the way it was originally designed and landscaped. Once they are in business they usually take it to Court and try to stop you from doing it.

Commissioner Lurie: Are they going to pave that area?

Mr. Saylor: As I understand it - No - because if they were to pave it, then our position would be they are using it in connection with this (wall map) and should finish the entire improvements. They plan to stop the paving at this point, it is my understanding.

Commissioner Leavitt: I have a question: I remember the original approval on this and one of the grounds we approved it on was that there was to be an entrance and exit on Van Patten. Is he still going to have that entrance and exit? He's not going to pave it - right?

Z-54-75
(continued)

Mr. Saylor: He would not have this ingress/egress on Van Patten until such time as he proposed to develop this (wall map).

Commissioner Leavitt: One of the biggest complaints we had - particularly the property owner to the north - was the one exit and entrance -

Mr. Saylor: They are saying they want relief from doing it immediately. That, in fact, is what they are requesting.

M o t i o n

Commissioner Lurie: Your Honor, I move this matter be held in abeyance to our next meeting and that the applicant be present.

Mayor Briare: If there are no objections, that will be the order.

Z-21-76
Abenance

ZONE CHANGE Z-21-76 - CLARK COUNTY SCHOOL DISTRICT

Mr. Saylor: This is the zone change request of the Clark County School District to allow C-V Zoning on a proposed School site at the east end of the City, which is located between Stewart and Bonanza, to the north, and it's east of Lamb Blvd, between Lamb and Nellis.

This is the parcel in question (wall map), which is a 10-acre Elementary School site. This is the layout of the School. The School will satisfy the existing demand factor in that general area for elementary grade children.

The Planning Commission has recommended approval, subject to the following conditions:

1. Conformance to the Plot Plan.
2. Temporary paved access from East Bonanza Road to the School site shall be provided, as required by the Department of Public Works.
3. Signing an Assessment District Agreement for participation in the construction of Page Street bridge structure over the Cedar Avenue drainage channel.
4. Dedication and construction of half street improvements on Page Street and the unnamed street on the north side of the property. Dedication of the radius corner at the intersection of Page Street and the unnamed street as required by the Department of Public Works.
5. Conformance to Code requirements and Design Standards of City departments.

M o t i o n

Commissioner Lurie: I move for approval as recommended by the Planning Commission.

Mr. Hampton: Mayor, I had intended to bring this up as a late item, but it does relate to this particular Project and it involves a discussion we had with the Clark County School District staff. They are very anxious to proceed with their plan and requested it be brought on as a late item, and it involves the access road that is required under the Conditions, 1/8th of a mile - I will point it out on the map here (wall map) . . . this involves a 660 ft. of road at an approximate cost of \$6,000.00. They are requesting relief and have the City install this, claiming that their Bonding Covenants do not allow them to build access roads or any offsite improvements.

I would point out to the Commission that just prior to my association with the City, the City did do this on the Del Robinson School at Marion and Harris. It was actually the same length of road on Marion - 1/8th of a mile. They did install the access road. The School District is pioneering this section out there - they are being burdened quite heavily on underground power. There is also a drainage structure involved on the wash to the south, and to clarify this particular condition before it is approved under the Planning agenda, we should clarify whether or not we are going to participate and help out the School District by installing this road.

Mayor Briare: For the time being that would be purely a one purpose road?

Mr. Hampton: It would be the only means of access to the School.

Mayor Briare: Is this a new Bonding condition?

Mr. Hampton: It was under their last Bond Issue. They did indicate when they go out for additional Bonds they would provide for the installation of access roads, but under this last Bond issue, it does not permit it. And, of course, looking even further back, the old Bond issues didn't even include the installation of offsites - they have been successful in getting them to include that language.

Commissioner Leavitt: Does their Bonding Covenants allow them to build ball parks and recreational areas at the School?

Mr. Hampton: Yes -

Commissioner Leavitt: Are there plans for such facilities at the School?

Mr. Hampton: Not that I'm aware of - under a Joint Use?

Commissioner Leavitt: Maybe we could make a deal - I know we participate with the School District by means of Interlocal Agreements on their playground areas. Maybe we could pave the road and they could install a ball park.

Mr. Hampton: They have indicated they would consider discussing some sort of an arrangement with them -

Commissioner Leavitt: I would like to explore the possibility of having the School construct a ball park and the City build the road - with an Interlocal Agreement that we could use the facility during the summer months when school is not in session.

Mayor Briare: Is there a representative of the School District here? Is there anything critical insofar as time is concerned, on this?

Response: I am Dick Buyers. I wasn't in on the meetings, Dr. Gwynn was, so what Mr. Hampton is talking about, I don't really know.

Mayor Briare: Is there a critical time limit involved here?

Mr. Buyers: Yes there is. We are going out to contract with it immediately, with anticipated completion by the end of this calendar year.

Mr. Hampton: Would two weeks make a difference?

Mr. Buyers: No -

Mayor Briare: This is something that should be discussed with the School District - they have a fantastic bonding capacity compared with any other governmental agency and on these Bonds - I don't know how much they have left in their original approval, but if the City would be called upon, and it would become a habit to do the street improvements on behalf of the School District because their Bonding Covenants don't allow them to do it . . . if two weeks won't bother you too much, I'm going hold this off and appoint a Committee consisting of Commissioner to resolve this thing by the time of our next meeting.

Mr. Buyers: That will be fine -

Commissioner Woofter arrived at the meeting at approximately 7:50 p.m.

ZONE CHANGE Z-22-76 - VALLEY BANK OF NEVADA

Mayor Briare: Is there a representative of the Valley Bank present?

Mr. Saylor: We sent you a detailed report on this particular application. I think you are probably all acquainted with the property. It is located at the intersection of Bruce and Circle Drive - the vacant lot there at the corner (wall map).

The request is for a change in zoning from R-1 to C-2 to allow a Retail Sales & Outside Display of Greenhouses. There was a substantial protest factor at the Planning Commission meeting by the property owners in the immediate area.

The Planning Commission has recommended denial.

Reed Sorenson: I am a Trust Officer of Valley Bank of Nevada. We are the Executors of the Estate of Orvie Clark and in that capacity we own that piece of property.

We've held this piece of property in the Estate of Orvie Clark for approximately five years now. We have had no interest whatsoever in selling the property in its present zoning. The Attorney for the Estate, Senator Melvin D. Close, suggested to us that he thought it would be impossible to get a zone change in that area.

Since we did receive this offer, which we felt was a good offer, to sell the Estate and would enable us to close the Estate, we have made this effort to have the zone changed. We feel that inasmuch as the 7-Eleven Store has gone in on Fremont and Bruce, and this piece of property is immediately behind that on Circle Drive and Bruce, that it would be in keeping with the zoning in that area.

Mayor Briare: Is there anyone present who wishes to speak in opposition to this application?

Mrs. Grant: I live at 210 Circle Drive. Circle Drive is a very narrow street. To cars cannot pass because of cars parked. I feel that any business on the corner of this street would increase traffic. There are 13 children in this block - 3 of my own - that walk to school each day. They don't use the sidewalk because the sidewalk is on the opposite side of the street and they have to cross to get to my house, and cross between parked cars. With a business there and increased traffic, it would be a definite hazard to the children in that area.

Ernest Elms: With my wife I reside at 205 East Circle Drive. We bought our home there 16 years ago and are old-timers in the neighborhood, but there are several residents who have been there more than 20 years - have raised families there - and now their children and grandchildren come to visit what to them is the "Old Home Place". These long time residents have roots in this neighborhood and have done their part in helping to make Las Vegas the fine City it is today.

Coming up here to defend our residential area against zone change is not new to us. The absentee owners - the residential home next door to me on the corner of Bruce and Circle, and across the street from the R-1 lot, requested a zone change to C-1 a few years ago. 90% of the residents in the area objected and his request was denied. This didn't stop him. He was back again, and again, and again with various zone change requests. All denied.

To me the only reason for a zone change is to make a few extra bucks. I am not against making a few dollars, except that I strongly oppose it when it is at the expense of the neighbors - and so I assume with the change request before you tonight - a residential lot can perhaps be picked up for half of what a commercial lot sells for, and in the zone change, the buyer has a wind-fall but, again, his gain may be at the residents' expense for a spot zone change encourages others and all too often is the beginning of a blighted neighborhood.

Z-22-76
(continued)

At the Planning Commission hearing the question was asked - would anyone buy a home on a corner of such a busy street, such as this R-1 lot? I had the recent experience of searching for, and buying, a home for our widowed mother. Since she doesn't drive, she needed a place near a Shopping Center and near public transportation. She would never object to a busy street. We found few places for sale and a premium price was being asked for those available. This area is close to a good Shopping Center and transportation and is ideal for older citizens who no longer drive.

The well kept homes in this area are indicative of the pride of the owners in their homes, their neighborhood and their City. Our homes and are neighborhood are important to us. We ask that you help us keep it the fine neighborhood we know it to be. Thank you.

Mayor Briare: Are there any comments by the Commission?

Commissioner Christensen: On the proposed business, it says: Retail Sales and Display of Greenhouses - where is the building?

Mr. Saylor: The building is the brown (wall map), the gray is the parking - the greenhouse display is at this point and a proposed playground - I presume for people who come in with children - is at this location.

Commissioner Christensen: Do you have any indication of the type of building they plan?

Mr. Saylor: I don't believe so, Commissioner - it appears that all I have is just the Plot Plan - no elevations.

Commissioner Christensen: What other type of business could be in a C-2 Zone?

Mr. Saylor: C-2, of course, is a General Commercial Zone and would allow such things as trailer sales, boat sales - any type of retail use - carry-out food outlets - that type of thing.

Mayor Briare: Hearing no further comments or questions, what is the pleasure of the Board?

M o t i o n

Commissioner Lurie: I move we follow the recommendation of the Planning Commission for denial.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

Z-24-76
Approved

ZONE CHANGE Z-24-76 - STEWART L. BELL, K. MICHAEL LEAVITT AND JEFFREY G. GREEN d/b/a/ B.L.& G.

Mr. Saylor: The next item before you is the application of Bell, Leavitt and Green for a change in zoning from R-4 to C-1 for property located at the southeast corner of Sixth and Bridger. The location is shown on the screen. I think you are all pretty well acquainted with it. There is Commercial to the north and to the west. The proposed use is an Office Use - in fact, it's for their own office use, as attorneys. This is a Plot Plan of the layout (wall map) - this is the building with parking to the rear with landscaping along Bridger and Landscaping at the entrances on Sixth and Bridger.

The Planning Commission recommends approval, subject to the following conditions:

1. Resolution of Intent to be restricted to a twelve (12) month time limit.
2. The Parking layout shall be revised, as required by the Department of Community Development.

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Z-24-76
(continued)

3. Conformance to the Plot Plan as amended to reflect the above conditions.
4. Landscaping and a permanent underground sprinkler system shall be provided as required by the Planning Commission, and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and sprinkler system 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. All mechanical equipment, air conditions and trash areas shall be screened from view from the abutting streets.
7. Repair the damaged sidewalk along Sixth Street and Bridger Avenue, as required by the Department of Public Works.
8. Conformance to Code requirements and Design Standards of City departments.

Mr. Saylor: There were no protests.

Mayor Briare: Is there anyone in the audience her to protest this application?

(No response)

Mayor Briare: What is the pleasure of the Board?

M o t i o n

Commissioner Lurie: I move for approval as recommended by the Planning Commission.

Motion carried by the following vote: Commissioners Christensen, Woofter, Lurie and Mayor Briare voting aye; noes, none.

Commissioner Leavitt abstained

Z-25-76
Approved

ZONE CHANGE Z-25-76 - GERMAIN HOULE

Mr. Saylor: This is a request for a change in zoning from C-1 to C-2 for property located out on West Charleston - more specifically at the SW corner of Charleston and Jones. The Mental Health Facility is further to the west, as is a Church. There is Commercial development further to the east. The request is for a C-2 Zone to allow the outside display of swimming pools as part of the operation of a Swimming Pool/Sporting Equipment function.

Mayor Briare: Are we resolved now on the matter of that trailer?

Answer: Yes Sir -

Mayor Briare: There will be no trailer?

Answer: Yes Sir - the trailer was approved -

Mr. Saylor: Until the building could be built - yes.

Mayor Briare: With the provision that the building be built in a given period of time -

Representative of applicant: The Building Permit would be taken out in six (6) months.

Mr. Saylor: It was also tied into this zoning being approved, because without the zoning -

Commissioner Lurie: When we approved the trailer, didn't we act on the zoning?

Mr. Saylor: No - you acted on the trailer occupancy.

Commissioner Woofter: Then this is just a follow-through?

Mr. Saylor: On the zoning action - yes.

Commissioner Woofter: I move for approval as recommended by the Planning Commission, subject to the following conditions:

1. Resolution of Intent to be restricted to a twelve (12) month time limit.
2. Conformance to the fence design as submitted and the location of the fence at the intersection of Charleston Blvd. and Jones Blvd. shall be constructed as required by the Traffic Engineer.
3. Conformance to the Plot Plan.
4. Landscaping and a permanent underground sprinkler system shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and sprinkler system 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. All mechanical equipment, air conditions and trash areas shall be screened from view from the abutting streets.
7. Construction of half-street improvements along Jones Blvd. and construction of the sidewalk on West Charleston Blvd. as required by the Department of Public Works.
8. Conformance to Code requirements and Design Standards of City departments.

Mayor Briare: The question I had the last time, and I voted against this. The reason I did, and I recognize you are under a time problem because you want to get your pools ready for the first part of the season. My concern was that you would use that property strictly for the trailer and it would be a long time before you actually built the building.

Answer: Absolutely not because, unfortunately, the trailer that we are going to have will be too small for our use. We are going to try to build the building as soon as we can.

Mayor Briare: Are you the buyer of the property?

Answer: I am just the Agent. I represent Dr. Houle and the buyer - I'm a real estate broker.

Mayor Briare: Dr. Houle is the owner?

Answer: Yes.

Mayor Briare: Does the buyer have the money up in escrow to buy this property?

Answer: Yes, he does. It is ready to close tomorrow.

Mayor Briare: Are there any further comments? The motion is to approve, by Commissioner Woofter.

Commissioner Lurie: I notice the Resolution of Intent is subject to a 12 month time limit. Maybe that should be changed to go along with the use of the trailer and change that to six (6) months.

Real Estate Agent: That means that if we take out a Building Permit in six months, the zoning is still OK?

Mr. Saylor: Yes.

Commissioner Woofter: I would amend my motion to change it to a

six (6) months time limit under the Resolution of Intent.

Mayor Briare: If there are no more comments or questions, please cast your vote.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

THE MEADOWS
Tentative Map
Approved

TENTATIVE MAP - THE MEADOWS

Mr. Saylor: Next before you is the Tentative Map of The Meadows which is, in fact, the Dayton-Hudson property and under the provisions of State Law in connection with Commercial Subdivisions they are assembling their ownership under one parcel as a Sub-division, which means that at a later date, whenever they make arrangements with majors, they will be allowed to sell and/or lease specific portions of it.

The Planning Commission has recommended approval subject to the following conditions:

1. Michael Way to be renamed as required by the Department of Community Development.
2. Approval of the Tentative Map shall be for no more than twelve (12) months. If a Final Map is not recorded on all or a portion of the area embraced by the tentative map within twelve months of approval of the tentative map, a new tentative map must be filed. If a final map is recorded within twelve months of approval of the tentative map for only a portion of the area embraced by the tentative map, the Planning Commission may require that a new tentative map be filed and approved prior to any further final maps being approved.

M o t i o n

Commissioner Lurie: I move for approval as recommended by the Planning Commission.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

LEWIS HOMES
CHARLESTON No. 11
Tentative Map
Approved

TENTATIVE MAP - LEWIS HOMES CHARLESTON No. 11

Mr. Saylor: Next is the Tentative Map of Lewis Homes Charleston No. 11. You will remember that this is the property out at Lorenzi and the Freeway on which Lewis Homes recently asked for R-3 Zoning, which was denied.

This is a subdivision of the property (wall map) platted for R-1 Single Family homes development. The Planning Commission recommends approval subject to the following conditions:

1. A 6 ft. masonry wall to be constructed along the north and east property lines.
2. Approval of the Tentative Map shall be for no more than twelve months. If a Final Map is not recorded on all or a portion of the area embraced by the tentative map within 12 months of approval of the tentative map, a new tentative map must be filed. If a final map is recorded within 12 months of approval of the tentative map for only a portion of the area embraced by the tentative map, the Planning Commission may require that a new tentative map be filed and approved prior to any further final maps being approved.
3. Street names shall be provided in accord with the Street Name Policy.

Commissioner Lurie: I move for approval as recommended by the Planning Commission.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

USE REVIEW - Z-45-75 - CITY OF LAS VEGAS

Mr. Saylor: This is a Use Review under the C-V Zoning in connection with the property west of Jones, south of the Freeway - the Church property. At the time the C-V zoning was approved it was proposed as a Community Center operation. It is now being proposed as a Sheriff's Substation.

This is a Plot Plan (wall map) of the proposed layout - this being the existing building - parking in the front and to the west - landscaping along the front.

A Public Hearing was held on this by the Planning Commission at which time two (2) property owners in the area came forth in support of the proposal. There were no protests and the Planning Commission recommends approval.

M o t i o n

Commissioner Lurie: I would like to move for approval as recommended by the Planning Commission.

Mayor Briare: Commissioner Lurie, would you like to comment on the sufficiency of the Metro Police to man this Substation within their present operational funds -

Commissioner Lurie: I have discussed the operation of this Substation with the Metropolitan Police Department - Mr. Bart Jacka - and he has assured me that manpower is available from the resources we have here at City Hall to man the Substation in the West Las Vegas area.. The only additional personnel that will be needed are possibly two or three clerical people, which possibly will be obtained through the CETA Program.

That is, basically, where we stand at this point. He assured me there is no additional cost to the City to maintain the Substation at that location.

Mayor Briare: Commissioner, we seem to have a very serious problem here under Projects. Mr. Lovell, it appears there could very well be a conflict of interest in voting for this. What if Commissioner Lurie was the only one who voted in favor of this; since we are employees of the City of Las Vegas and this is a City of Las Vegas application?

Commissioner Christensen: That was my question: I was going to ask for a legal opinion since the City of Las Vegas is requesting this and it would appear to me there is a conflict of interest here -

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

REVIEW - CV-1-74 - ECHOES OF FAITH MINISTRIES

Mr. Saylor: This involves the utilization of the property that used to be the old Sheriff's Jeep Posse property on Washington, right next to Fantasy Park. You will remember they got permission to conduct an Echoes of Faith Ministries program there, which involved a Church function, but also involved somewhat of a rehabilitation function for, I believe, drug addicts and alcoholics.

At the time it was approved it was subject to review at the end of a year. They have been in operation and we have checked both with the Park Department and the Police Department to determine if there have been any problems in connection with the Program. We have received a negative response - negative meaning there had been no problems.

They have requested an extension to be allowed to continue the function. The Planning Commission recommends that it be renewed for one year. They are also recommending at the same time, the approval of a temporary mobile home occupancy on the property until their new facility is constructed. They have torn down the old dilapidated building that was in the rear.

CV-1-74
(continued)

Commissioner Lurie: I move for approval as recommended by the Planning Commission, with one change: That it be subject to a six (6) month Review.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

Z-44-59
Approved

PLOT PLAN REVIEW - Z-44-59 - CLAUDE I. HOWARD

Mr. Sayor: This is the application of Claude Howard. You will remember it was before you at the last meeting and involves property at the west end of the Sahara/Wonderworld property. The parcel actually has frontage only on Las Verdes. It is zoned Commercial. There is one existing building.

The original proposal involved an application to allow apartments on there. That was subsequently denied and brought back before you under a simple Plot Plan Review to allow Commercial uses, which is, in fact, a Health Club facility. This is the existing building (wall map) - they propose this addition to it - this is the parking layout - landscaping, etc.

The Planning Commission has recommended approval, subject to the following conditions:

1. Conformance to the Plot Plan.
2. No signs shall be allowed on the Las Verdes Street side of the building.
3. Landscaping and a permanent underground sprinkler system shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and sprinkler system shall be cause for revocation of a Business License.
4. Submittal of a Landscaping Plan prior to or at the same time application is made for a Building Permit.
5. All mechanical equipment, air conditions and trash areas shall be screened from view from the abutting streets. These screening provisions shall apply to the existing building as well as the proposed addition.
6. Conformance to Code requirements and Design Standards of City departments.

Mayor Briare: Is the applicant present?

Response: Yes Sir -

Mayor Briare: Is this business in operation right now?

Answer: No Sir - we are in the process of construction right now - we are remodeling the present building. It was the National TV Shop which went out of business, and we are remodeling it under a Building Permit.

Mayor Briare: What is the pleasure of the Board?

Commissioner Lurie: I just have one question: On the back property line, to the east there - is that to be landscaped or will there be a wall along there?

Answer: Landscaping and wall - a low wall - not a high wall - about a 3 ft. retaining wall and landscaping -

Mayor Briare: You are familiar with Condition No. 2, which says: "No signs shall be allowed on the Las Verdes Street side of the building"?

Answer: Yes Sir - I was wondering about that because there are other existing businesses there that do have signs -

Mayor Briare: I just wanted to be sure you are aware of it.

Answer: Yes Sir, I'm aware of it . . . the 7-Eleven, which is directly across from us, which is now closed, had a sign, and the Service Station on the corner also has a sign. We just question the reasons for it.

Mayor Briare: Did you question this at the Planning Commission meeting?

Answer: No Sir - it just came up from the Planning Commission. That's why I bring it up now. They sent me a letter, of course, which set forth the same requirement.

Commissioner Leavitt: You can live with that Condition, can't you?

Answer: Well, of course, any business likes to put a sign up -

Mayor Briare: The reason I asked - you are not going to run the business - you are in the development business . . .

Answer: Yes Sir - we will run this business also -

Mayor Briare: The reason I asked is because the sign you have painted all over the back of that building is enough to attract people from 22 blocks away - and that is why I thought you might already be in business, even before you were approved.

Answer: No Sir, we got that on there ahead of time -

Mayor Briare: You have the whole back of the building painted proclaiming your Health Spa -

Answer: We have an existing Camelot Health Spa on the other side of town, which we are signing up numbers for now and which will eventually switch over to the new facility. The matter of the sign can be worked out - I see no objection.

M o t i o n

Commissioner Woofter: I move to approve as recommended by the Planning Commission.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter and Mayor Briare voting aye; noes, none.

Commissioner Lurie abstained

Z-23-73
Approved

REQUEST FOR EXTENSION OF TIME - Z-23-73 - HOMES SAVINGS ASSN.

Mr. Saylor: This involves the Jade Park Mobile Home development out at Craig and Torrey Pines. I think you are all acquainted with the recent request for a change in zoning to allow additional Mobile Homes Estates development. That application was subsequently denied. At that point in time we did point out to you that they had a valid Resolution of Intent to develop a substantial portion, or additional area, for Mobile Homes Park use.

This map shows the existing Park - this is the piece that is still covered under the Resolution of Intent. They have submitted, had approved and filed, a Final Map on this much for additional development.

They are asking for an extension of time to keep the Program going and they are actively developing the Project. The Planning Commission has recommended approval of the one (1) year's extension.

Z-23-73
(continued)

M o t i o n

Commissioner Woofter: I would move for approval as recommended by the Planning Commission.

Motion carried by the following vote: Commissioners Christensen, Woofter, Lurie and Mayor Briare voting aye; noes, Commissioner Leavitt.

"701" PROGRAM
Resolution
Adopted

RESOLUTION - CITY APPLICATION FOR FUNDING - FISCAL YEAR 1976-77
"701" PROGRAM

Mr. Saylor: This is a request to you for approval for the City to make application for "701" Funds in the amount of \$30,000.00 which will require a \$15,000.00 match on the part of the City. We come before you with this request with the stipulation that the City's match be in in-kind services.

This year the program that we must file under - the large city program - pretty well dictates that we use the funds in our planning process as opposed to a management or financial process as we have the last two years.

We are asking for permission to submit the application to further develop, refine and precise our first "701" Project - the Wilsey-Ham Project and we have a Resolution which resolves that if you do approve it, we will be authorized to submit the application.

See Pages 31 and 32 of these Minutes (Resolution)

M o t i o n

Commissioner Lurie: I move for approval as recommended and for the adoption of the Resolution.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

EOB DAY CARE
PROJECT
Approved

CONTRACT WITH STATE OF NEVADA re BLOCK GRANT FUNDED ECONOMIC OPPORTUNITY BOARD DAY CARE PROJECT (Funding allocated 12/19/75)

Mayor Briare: Did you have some back-up material on this item?

Mr. Saylor: Yes, we sent comments to you, Mayor, as part of our Agenda item comments -

Mayor Briare: Is that standard procedure?

Mr. Saylor: Yes Sir - let me qualify that - the standard procedure in connection with this particular Program - it is not standard procedure in connection with most other types of Federal Aid Programs, but this one operates on the basis that we make our participation funds available to the State who, in turn, takes Federal dollars and puts that with our funds together in a bundle to give back to EOB for the operation of the Day Care Center.

Mayor Briare: This particular Day Care Center is already in existence, or is this a new one?

Mr. Saylor: This is a new one, but one that you have already approved.

Page 30
Minutes
Regular Meeting
City Commission
April 21, 1976

Mayor Briare: We have had several meetings with representatives of the EOB who have come forth and said they are seriously lacking funds - particularly in this instance - that are very favorably received by this Commission. Unfortunately, being favorably received and the ability to find money to support them with are two different things. Now here we are discussing going into a brand new Program when we've had it demonstrated that we can't handle the ones already in existence. There seems to be something inherently wrong with that kind of a procedure.

1 A RESOLUTION BY THE MAYOR AND BOARD OF
2 CITY COMMISSIONERS AUTHORIZING THE SUB-
3 MISSION OF AN APPLICATION FOR HUD "701"
4 COMPREHENSIVE PLANNING ASSISTANCE FUNDS

4 WHEREAS, Section 701 of the Housing Act of 1954, as amended by the
5 Housing and Community Development Act of 1974 et seq, authorizes the making of
6 grants of federal funds to units of general local government for comprehensive
7 planning assistance; and

8 WHEREAS, "701" Comprehensive Planning Assistance funds are designed
9 to assist recipients to: (a) develop and improve overall governmental capability
10 and the management and decision-making capability; and (b) address special
11 problems or opportunities; and (c) develop coordination mechanisms which will
12 facilitate planning on a unified basis and (d) develop and carry out a compre-
13 hensive plan; and

14 WHEREAS, the City of Las Vegas was notified by the Department of
15 Housing and Urban Development Regional Office that approximately \$30,000 had
16 been earmarked for the City; and

17 WHEREAS, the Department of Community Development has been assigned
18 the duties as the City's planning agency and has been granted appropriate and
19 necessary authority and powers; and

20 WHEREAS, the Department of Community Development, as the City's
21 planning agency, has been provided with the appropriate authority to provide
22 planning assistance and perform those work elements relating to a Comprehensive
23 Planning Assistance application:

24 NOW, THEREFORE, BE IT RESOLVED by the Mayor and Board of City
25 Commissioners:

26 1. That the Department of Community Development is hereby
27 authorized and instructed to develop and submit an application for "701"
28 Comprehensive Planning Assistance funds.

29 2. That said Department is hereby authorized and empowered to
30 perform all work and assistance necessary to develop, implement, and carry out
31 a comprehensive planning assistance program.

32 3. That the Program Manager of the Community Development Program

"701" PROGRAM
(continued)

1 of the City of Las Vegas is hereby authorized to act as the City's responsible
2 official for the accomplishment of said project.

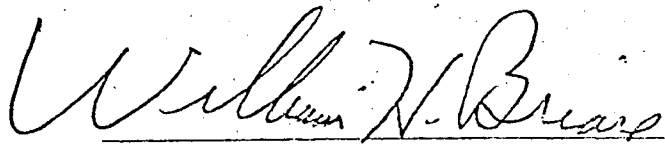
3 4. That the Mayor is hereby authorized to execute a contract with
4 the Department of Housing and Urban Development for the purpose of receiving
5 and expending federal funds.

6 5. That the City Clerk is hereby authorized and directed to attest
7 said Contract.

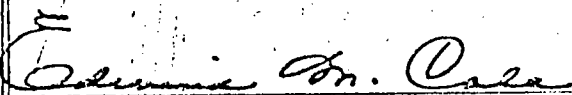
8 6. That the total amount allocated to the project will be approxi-
9 mately \$45,000 and that the City will provide 100 percent of its local share
10 of \$15,000 through in-kind services or cash.

11 7. This Resolution to take effect immediately.

12 PASSED, APPROVED AND ADOPTED this 21st day of April,
13 1976.


WILLIAM H. BRIARE, MAYOR

16 ATTEST:

17
18 
19 Edwina M. Cole, City Clerk

20 (SEAL)
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Mr. Saylor: It is inexplicable, Mayor, except to this extent: It probably doesn't even make sense, or logic, but the fact of the matter is that there are certain funding sources available to EOB to take care of only specific types of Projects, and this is one of them.

M o t i o n

Commissioner Woofter: I move for approval.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

P U B L I C H E A R I N G

V-10-76

APPEAL FILED BY ROBERT K. WHITNEY - V-10-76 - APPLICATION OF
ROBERT C. AND MURIEL ML KOENIG

to action of the Board of Zoning Adjustment in DENYING their application for a Variance to allow building setback deviations on four (4) separate parcels of land, as follows:

1. Lot 11 and the west 20 ft. of Lot 12:

To allow the construction of a residence to the rear property line where a 30 ft. rear yard setback is required and to allow a 7 ft. side yard setback where 9 ft. is required;

2. Lot 13 and the east 40 ft. of Lot 12:

To allow the construction of a residence to the rear property line where a 30 ft. rear yard setback is required.

3. Lots 14 and 15:

To allow the construction of a residence to the rear property line where a 30 ft. rear yard setback is required.

4. Lots 16, 17 and 18:

To allow the construction of a residence to the side property line where a 5 ft. side yard setback is required, on a lot containing 5,861 sq. ft. in area where 6,000 sq. ft. in area is required.

(Abeyance from 4/7/76 Meeting)

Mayor Briare: There was a question as to whether this Public Hearing was set for 7:30 or 8:00 p.m. I'm not sure it is a Public Hearing item as I thought we had concluded our Public Hearing when this application was referred to a Committee and Mr. Saylor was going to get together with the Department of Highways and have someone here for the discussions.

Mr. Saylor, would you like to review for us the results of that discussion? Were there any agreements reached, or any understandings?

Mr. Saylor: In fact, Mayor, I would have to conclude that although some questions were answered, there was not necessarily any satisfaction accommodated as the result of the meeting. I had the impression when the meeting broke up that the protestors were still opposed and the matter of whether or not the Highway Department had promised a Park to the people became somewhat moot in that there was no way of verifying that, although I think the Highway Department was somewhat willing to agree that that very likely could have happened. The person involved is no longer with the Highway Department.

The flooding problem was discussed and it was determined that there are no proposals either by the City or the State to alleviate that

particular condition. Mr. Hampton indicated that, however, in his opinion the construction of these four homes would not add materially to the flooding condition.

It was further brought out, of course, that under the present situation, four houses could be constructed without any Variances. In other words, they could come in tomorrow and get a building permit to build four houses. They would necessarily have to be much smaller than those proposed under the Variances.

Mayor Briare: It would seem, then, that the matter is in exactly the same status as it was at our meeting two weeks ago - that no understanding could be reached between the applicant, Mr. Whitney, and the people in the neighborhood who are protesting this.

Mr. Saylor, I would like you to repeat a comment you made - it was made several times at the last meeting and we will include it at this meeting also, and that is relative to what this applicant may do without coming before this Board.

Mr. Saylor: Without any permissions from this Board whatsoever, but simply through the routine procedure of obtaining a Building Permit, he could make application for, and get, a Building Permit to build four (4) houses on the property as it now stands - without any Variances or any other types of permission from the City. The houses would necessarily have to be smaller. The applicant is proposing to utilize the Variance procedure to allow the development of larger houses, which would be more in consonance - at least, in my opinion - much more in consonance with the character of the neighborhood than that which he could build without the Variance.

Mayor Briare: The other alternative would be to leave it as an empty weed lot, as it is now, or to try to do something to improve the property - this way, or some other way an architect might come up with. Does that give a summation of the alternatives?

Mr. Saylor: I think so - yes.

Mayor Briare: Is there anyone here this evening that wants to discuss this matter at this time?

Beecher Avants: Yes -

Mayor Briare: Do you have anything to add to the last time?

Mr. Avants: Mayor and Commissioners, I appeared here at the last session. As to additional comments - all I would like to repeat to the Board is that the neighbors, in my opinion, and reasonably so, are still adamant in not wanting to see wall-to-wall housing go in over here on these little tiny lots.

I believe that is their main consideration and I believe that would be mind. Although Mr. Saylor indicates he believes they would be more compatible with the neighborhood than the supposedly smaller homes, I believe that is their feeling. I am not speaking for the whole neighborhood - I'm speaking only for myself. I'd like to make that quite clear right now.

One other point or two I would like to bring up here is that if they do build the larger homes - the wall-to-wall home type structure, there obviously is not going to be any backyards for these houses. That is quite clear because the backyard is going to be the wall there. At some time in the years those houses are going to be there, there's going to be children in those homes. The children are going to have to play somewhere. There won't be any backyards - I have a backyard for my children. Their backyard is going to be my front yard, which is directly across the street. I have children. I'm not opposed to children - all I'm saying is that I feel if a developer comes in there to this neighborhood he ought to be able to construct something that will be compatible with the neighborhood - which may lend something to it - such as - why not build two, possibly even three, reasonable

looking homes on these lots. But to force four large homes on this little slim piece of property - I don't know if you've taken time to look at it - I think is grossly unreasonable.

Another comment that was made - that wasn't brought up at the meeting we had the other day in Mr. Saylor's office and in the Conference Room - it was brought up by the Director of Public Works that he thought that perhaps this bumper-car thing they have from the State might well be extended down past the area where it is now cut off.

The State Highway said - in no way are we going to allow the City to force the builder to build up there on our Freeway for whatever restrictions they have imposed. Therefore, that precludes any possibility of there being any added safety feature built into these homes.

I don't believe I have any other comments I'd like to make at this point..

Ed Flores: I live in the neighborhood and I'm opposed to the whole thing. I'd like to bring up one point. The gentleman here has said he can go and build under Building Permits. The question I have - there is a moot question now about the Park idea. Why couldn't somebody push that point? Once the property was vacated we understood a Park would be going in there and now it's getting kicked around. To me it's a legal point. Am I right on that point, or not?

Mayor Briare: I can't give you a legal opinion, but inasmuch as a private individual owns that property it is pretty difficult to make that owner put in a Park. When the State Highway owned that property, they put it out to bid, I presume, to the highest bidder. Someone came in and bought this piece of property and I'm sure it is clear as to the deed and I am quite certain there would be no way in the world for the City, or anyone else, to require him to use that land for Park purposes.

Mr. Flores: I understand that part, but there was a deviation from the original plan.

Mayor Briare: Unfortunately, we can't find out. It was a verbal representation and obviously as the facts lie today, a misrepresentation -

Commissioner Christensen: I think there is something here we need to clarify a little bit - the State could dedicate a piece of ground they bought for a Park and then, in turn, the entity has to put in the Park, namely, the City. Is that normally the way that works?

Mr. Saylor: I think that would be the situation -

Commissioner Christensen: If that is the situation, then it's very easy to clear this up: Was the City offered the ground and did they turn it down, and if they turned it down, was it suitable for a Park. In the first place, I'm not in favor of another Park because that's a burden on the people and the Police Department.

Mr. Flores: You have a point there, but that's the better of the two evils -

Mayor Briare: Mr. Lovell, we perhaps should have some more clarification: Three alternatives were suggested. Do you have any further alternative to suggest to those we already have?

Mr. Lovell: No -

Mayor Briare: Leave it as an empty lot growing weeds, let it go into four small houses or grant the Variances as requested.

Commissioner Leavitt: I don't think we even have the alternative of letting it grow weeds. That's the owner's alternative - not ours.

Mayor Briare: I meant it would be futile to allow this project . . . then they have two alternatives. They have the alternative of building the small houses or they have the alternative of leaving it the way it is.

Commissioner Christensen: That's right. Our only alternative is whether we allow the Variance or not.

Commissioner Lurie: I would like to ask a question of the person who is going to develop it: He made some statement about a compromise - that he was willing to show the residents of that area what he has asked be approved, after the first two - before going ahead and building the third and fourth units. Was this discussed at the meeting you had the other day?

Mr. Saylor: Yes, it was discussed, but I don't believe it was resolved to that extent, Commissioner, as I understand your comment that he would build two and then build the other two subsequent to that?

Commissioner Lurie: That's right -

Mayor Briare: Mr. Whitney is here - why don't we ask him -

Mr. Whitney: I am going to build them progressively and I'd like to build them all without having to come in and hassle with you accordingly -

Mayor Briare: What is going to be the minimum price on those houses?

Mr. Whitney: Well, what I'm building is really not up for sale. Basically, the first home over there, that I intend to occupy, I have some bids with me that indicate, basically, around \$47,000.00 in raw costs. That doesn't include the cost of the land or financing.

Mayor Briare: What would be the minimum cost?

Mr. Whitney: That would probably be the one on the east end - I haven't broke down the cost of that yet, but I would suggest that it would probably be about \$35,000.00 in raw costs.

Mayor Briare: What is the pleasure of the Board?

Commissioner Woofter: I would just say, Your Honor, that I'm not going to try to second guess the residents of the immediate area. They have stated they are against this. I question some of the reasons why, but if they are willing to take a chance and feel that four more in the neighborhood . . . I am going to go along and move that we deny the application.

M o t i o n

Mayor Briare: Just as a comment on the motion: It was referred to by one of the property owners out there - and I don't want to be putting words in your mouth - just for the sake of discussion, supposing that an agreement were to be reached by the developer that he would revise the whole thing and put three homes on four lots? Is that something that can be easily done, or does it get involved in re-dividing the parcels.

Mr. Whitney: This is just a lot split - not a subdivision.

Mr. Saylor: Yes - it is a workable procedure.

Mayor Briare: We have a motion to deny the application. Are there any further comments?

Mr. Whitney: May I make a comment: Based on the items before you - I think they are numbered - would it behoove you in the aspect of approving the first three items and denying the fourth item. That would be compromising. Basically, building three and then at that point if the three are finished and if I've done it right I don't think the neighbors would object and I could come back in on that fourth one. It would remain vacant until it was developed.

Mayor Briare: Does that make any difference to the Commissioners?

Commissioner Christensen: I would like to ask a question: Did any

of the protestants bid on this ground when the Highway Department had it up for sale? Does anybody know?

Beecher Avants: May I speak to that?

Mayor Briare: I believe you have indicated that your wife went across the street -

Beecher Avants: Yes - there was a gentleman from the Highway Department who was present at the meeting with Mr. Saylor and us last Wednesday. This gentleman indicated that the sign that was stamped in the ground, and the one that I called on - I have told you Mr. Mayor and Commissioners, that I called on this piece of property - indicated that a man was going to be out and that it was going to be auctioned. Of course, the man never did show up. The gentleman at the meeting said that they had a prerogative that they could cancel an on-site auction and hold it down to the Highway Department. However, we were never notified that this had been cancelled. It seemed it had been published in the paper - apparently we must have missed that. We were banking on the sign out front.

Commissioner Christensen: Were you interested in bidding on the property?

Mr. Avants: Yes Sir - I was, of course, interested in bidding on the property. For a reasonable amount, anybody would be interested . . .

Commissioner Christensen: This is my question: What were you going to do with it?

Mr. Avants: If I would have purchased the property, Sir, I would probably have put in something like two homes there, at the most. Something where there would be some yard space.

Commissioner Christensen: You didn't have plans - you didn't really know how much yard space you would have, or anything like that, did you?

Mr. Avants: I've lived across the street from this for a number of years - I've had a pretty good look at it -

Commissioner Christensen: I'm aware of that - what I'm trying to figure - did you have in mind a narrow type home with the proper setbacks . . .

Mr. Avants: As I told you, Sir, at the last meeting, I called down to the Planning Department whenever the subject of buying the property came up - I was told that probably that piece of property there, unless some Variance was granted, you would only be able to build one, or one and a half, houses in there before of the configuration of that parcel. So I just took those people at their word and thought - well, if you purchase that you would be able to get two homes in there with the proper yard space. That might be reasonable and that's the question I brought up here.

Commissioner Christensen: Let me ask this question then: What kind of a project, knowing - you, being a Policeman know what is legal, is legal, even though sometimes you don't think it's right, nevertheless it is legal - what would you be satisfied with being built there?

Mr. Avants: I think that probably I would be satisfied if the gentleman who owns the property, or anyone who wishes to come in and develop the property - whether it be me - whether it be anyone - if they would come in there and build something like two homes - something where they've got some yard space available for the children to play in - this kind of thing - in order to develop swimming pools - this type of thing - like the other people in the neighborhood have.

Mayor Briare: You know - we all have kids - when you were mentioning it before I kept thinking . . . I don't know what your family situation was when you bought your home, but I know what mine was when I bought mine. I needed a big yard and as my family grew, I needed a bigger yard. But the point is, if there had been no back yard there I would not have bought the house. Without meaning to get into why you bought your home - if he built these homes with no

back yards he probably couldn't sell them to anybody with kids.

So the fact there are no backyards for kids and we don't even know whether they exist, or whether they ever will exist, and the presumption that if they do exist, because they don't have a backyard to play in and will play in your front yard, is a pretty broad assumption, and I don't think it really is something we can attach a lot of validity to. My kids play across the street and I've got a backyard big enough for the whole neighborhood.

Mr. Avants: It may be a broad assumption, Sir, but I'm quite certain that one day in time, if these four houses are built, some little children are going to be in them. I don't think anybody will argue that.

Mayor Briare: There is a motion to deny this application, which would be to sustain the denial of the Board of Zoning Adjustment. Are there any further comments by the Commission?

Mayor Briare: The motion is to deny - please cast your votes.

Motion defeated by the following vote: Commissioners Christensen and Woofter voting aye; noes, Commissioners Leavitt, Lurie and Mayor Briare.

Mayor Briare: The motion has lost.

Mr. Lovell: You are back to the same position as before the motion occurred.

Mayor Briare: Does the Commission wish to take any action on this application?

M o t i o n

Commissioner Leavitt: I move we approve items 1 and 2.

Mayor Briare: The motion is to approve Items 1 and 2 of the application. Are there any comments on that motion?

Mr. Flores: I would like to get that restated - can he go ahead or not go ahead?

Mayor Briare: That motion that was voted on a moment ago, lost. That means we are back now the same way it was when you were up here a few moments ago. Commissioner Leavitt has made a motion to allow two homes to be built on the lot which is the furthest west and the one immediately adjacent thereto. Should that motion be approved, it would have the effect of denying the other two homes. If this motion is carried, the developer could get a Building Permit for the two larger homes and, at the same time, get two Building Permits for homes of a much smaller size.

Are there any further questions or comments on this motion?

Mr. Whitney: I would appeal to the Commission to make that 1, 2 and 3 because I do have the other house where people want to move into it. It would be three adults - an unmarried man, his sister and his aunt - his name is Bob Kane. I would like to have you just strike the last one at this point.

Commissioner Leavitt: I might be willing to add No. 3 if you will agree not to build anything on that other lot, as a condition -

Mr. Whitney: I want to be able to prove myself too, Commissioner Leavitt . . .

Commissioner Leavitt: Would you agree not to build anything at all on Lots 16, 17 and 18?

Mayor Briare: Unless it was approved by this Board?

Mr. Whitney: Unless it was approved by the Board - yes, I would not build on it, as my right would be, but I would come in and ask for approval - yes. On the last lot - when everything else is developed.

Commissioner Leavitt: We all know you can go out and get a Building Permit on that last lot -

Mr. Whitney: What I'm saying is - I would not. I would come in and ask for approval.

Commissioner Leavitt: Make that as a condition - that if we approve 1, 2 and 3, that you will agree not to build on that 4th lot - as a condition to the Variance.

Mr. Whitney: Unless I came in and was approved by this Board - that's right - if I came in with an application for you to look at at that time - do you want forever never to build on that land - is that what you're trying to say?

Commissioner Leavitt: I'm trying to say that you will never build on that east-most lot -

Commissioner Lurie: Unless he gets the approval of this Board -

Commissioner Leavitt: In other words, you agree not to take out a Building Permit for that 4th lot unless you first get approval from this Board? Do you agree to that?

Mr. Whitney: Yes.

A m e n d e d
M o t i o n

Commissioner Leavitt: Alright, then I will reword my motion to approve Items 1, 2 and 3 of the Variance request, with the condition that structure will be built on Lots 16, 17 and 18 - a building of any kind on that lot - without first seeking the approval of the City Commission.

Commissioner Christensen: Commissioner Leavitt, you could force that situation by re-dividing the lots. You are approving part and leaving the rest open. What if you divided those four lots into three lots? Each of them would then be bigger -

Mr. Saylor: There are a total of eight lots divided up into four parcels.

Mr. Whitney: I am pretty well set in my design in there now -

Mr. Saylor: I would suggest this as a further stipulation - that he not sell that.

M o t i o n
W i t h d r a w n

Commissioner Leavitt: Let me ask you this question: I am going to withdraw my motion at this time. Let me ask you another question, Mr. Whitney: Although I understand you are set on your design for the houses, but would it be possible for you to come back with a different design that would show three houses on all four parcels?

Mr. Whitney: I'm not saying it would be impossible - no. Basically, the last house the setback variance is more in the other direction but I still would have to observe the setbacks . . . let me explain something - that wall that is continuous like the wall that is continuous to the west of me - being continuous, is a safer wall than an intermittent wall setup. If you ever had a wreck against that wall they could pierce and come on through it at that point and hurt you worse than they would if they glanced off the wall. That wall I'm putting in is a reinforced concrete wall and if they are going to pierce that, they are going to have to turn around at a high speed and come at a right angle, and they will never make it on an on-ramp situation. So I'm safer with that wall that way than I am with an intermittent setup or something with a larger jog in it.

The side yard setbacks that I have are based on your requirements for side yard setbacks. I'm not building them wall-to-wall, as such.

Mayor Briare: The matter is now again before us. Commissioner Leavitt has withdrawn his motion. Is there a new motion?

Commissioner Leavitt: I move the matter be held.

Mayor Briare: If there is no other motion, the matter will have to be held.

(No response)

Mayor Briare: Since there is no desire on the part of the Commission to make any motion relative to this application, it is just floating in mid air.

Commissioner Leavitt: I would like to suggest to Mr. Whitney that perhaps he should give us a redesign - bring it back and let us take a look at a redesign of that area.

Mr. Whitney: When it is held that way, I am a little bit confused - whether it will be on the next agenda or . . . I have been held off considerably -

Mayor Briare: There is a question on this particular application -

Mr. Lovell: Since this is an appeal of the denial action by the Board of Zoning Adjustment, it is before you to be considered by you. If you take no action and don't continue it for consideration then you are, in effect, after this discussion, approving or affirming the action of the Board of Zoning Adjustment, which was denial.

So if you want to do anything other than what the Board of Zoning Adjustment did, you will have to take some type of affirmative action.

Mayor Briare: No action by this Board would sustain the action of the Board of Zoning Adjustment?

Mr. Lovell: Yes.

Mayor Briare: Does this Commission wish to take any action on this application?

M o t i o n

Commissioner Lurie: I would make a motion that the application be approved for Lots 1, 2 and 3 and that nothing can be done with the 4th lot unless Mr. Whitney comes back before this Board and there shall be no sale of the 4th lot.

Commissioner Leavitt: I don't think we can prevent him from selling that.

Mr. Whitney: I will acquiesce to that aspect.

Commissioner Leavitt: We can't put a condition on that he can't sell the property -

Mr. Lovell: No, we can't.

Commissioner Leavitt: We could put a condition in that in the event of a sale, these conditions shall apply to the purchaser - do you want to do that?

A m e n d e d
M o t i o n

Commissioner Lurie: Amend the motion . . .

Commissioner Leavitt: Amend the motion that it would apply to any subsequent purchaser.

Mayor Briare: Please cast your vote on Commissioner Lurie's motion.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Lurie and Mayor Briare voting aye; noes, Commissioner Woofter.

Mr. Whitney: Thank you, Your Honor - I will try to do you justice.

COMMISSION CONSIDERATION

Request of: Jeffrey Ian Shaner, Attorney
Dated: April 5, 1976
Re: Appeal of the Denial of Escort License for Mary Anne Middleton at Ladies in Waiting, 210 E. Charleston Blvd.

ESCORT LICENSE
(continued)

Mr. Adams: Mr. Mayor, I have a notice from the City Attorney's office that the applicant has requested this be taken off the agenda, apparently due to an illness.

Mayor Briare: That will then be the order on this item.

ABSENCE FROM
OFFICIAL DUTIES
Approved

Mr. Adams: I have one or two short comments I would like to make at this time. Since I am on the State Board of Registered Engineers they are having a meeting in Reno on the 30th of April and the 1st of May, and I would like permission to leave the City for those two days.

Mayor Briare: Is there any objection to Mr. Adams attending this Meeting?

(No response)

Mayor Briare: There being none, permission is granted.

Mr. Adams: Another thing - I would like to call your attention to sign at the rear of the auditorium and have Mr. Hampton explain that it is one of his people who designed and made this sign.

Mr. Hampton: We are very proud of this particular man we have working for us - Mr. Taylor, who works in our Sign Shop. He did this particular piece of work in his spare time, using City materials.

Mayor Briare: It is a very impressive sign and we appreciate it.

We are going to take a short recess - Mr. Adams, do you have anything else to bring up under City Manager's business?

Mr. Adams: The only thing I have is that Organization Chart I would like to go through with you.

R e c e s s

Mayor Briare: OK - we will be in recess for about five minutes.
(8:00 P.M.)

Meeting reconvened at the hour of 9:10 P.M. with the full Board and Staff in attendance.

BILL
No. 76-21
Adopted
Ordinance
No. 1814

BILL No. 76-21 - ORDINANCE No. 1816 - AMENDING ORDINANCE No. 1814 re
FIREWORKS

Committee: Commissioner Leavitt and Christensen

Published by Title 3/26/76 L.V. REVIEW-JOURNAL

Bill No. 76-21 moved out of Committee favorably

Commissioner Leavitt: As you are aware, there is a pending regulation of the State Fire Marshall. The only amendment we are making in this Ordinance is the one on Page 4 which provides that all fire works offered for sale must be approved by the Board of City Commissioners as well as the State Fire Chief - Section 7.

In Section 8 it provides that only those private people who are eligible for licensing are recognized local charitable groups.

Those are the only amendments. The Ordinance may be knocked out by a new State regulation by the Fire Marshall. As that decision hasn't been made at this time, I would now request that the Ordinance be reported out favorably; that it be read by title, as amended, and adopted - and I will so move.

M o t i o n

A Bill entitled: BILL No. 76-21, ORDINANCE No. 1816, 1ST AMENDMENT - AN ORDINANCE TO AMEND TITLE VI, CHAPTER 1, SECTION 16, OF THE MUNICIPAL CODE OF THE CITY OF LAS VEGAS, NEVADA, 1960 EDITION RELATING TO 'FIREWORKS' BY MOVING THE EXISTING SUBSECTION 7 TO SUBSECTION 9, AND BY ADDING TWO NEW SUBSECTIONS TO BE DESIGNATED SUBSECTIONS 7 AND 8 TO BE ENTITLED 'APPROVAL FOR SALE' AND 'PERMIT TO SELL'; PROVIDING PENALTIES FOR THE VIOLATION THEREOF; PROVIDING OTHER MATTERS PROPERLY RELATING THERETO AND REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT THEREWITH" was read by Title by the City Attorney. (2nd reading.)

Page 41
Minutes
Regular Meeting
City Commission
April 21, 1976

ORDINANCE
No. 1816
(continued)

Mayor Briare: Commissioner Leavitt has moved for the adoption of the Ordinance.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

BILL
No. 76-14
Ordinance
No. 1815
Adopted

BILL No. 76-14 - ORDINANCE No. 1815 - Re MOBILE HOME INSPECTION PERMIT FEES AND REIMBURSEMENT OF A PORTION OF INSPECTION FEES TO STATE FIRE MARSHAL

Committee: Commissioners Christensen and Woofter

Published by Title 4/1/76 L.V. REVIEW-JOURNAL

Bill No. 76-14 moved out of Committee favorably

A Bill entitled: "BILL No. 76-14 - ORDINANCE No. 1815 - AN ORDINANCE TO AMEND THE SUPPLEMENTAL DOCUMENT AS CODIFIED IN TITLE IV, CHAPTER 1, SECTION 1, SUBSECTION C, OF THE MUNICIPAL CODE OF THE CITY OF LAS VEGAS, NEVADA, 1960 EDITION, AND ADOPTED BY ORDINANCE No. 1724, BY AMENDING SECTION 14, SUBSECTION F OF SAID SUPPLEMENTAL DOCUMENT RELATING TO MOBILE HOME INSPECTION PERMIT FEES AND FOR REIMBURSEMENT OF INSPECTION FEES TO THE STATE OF NEVADA FIRE MARSHAL AND ADDING A NEW SUBSECTION H UNDER SECTION 14 OF THAT SUPPLEMENTAL DOCUMENT RELATING TO REGULATIONS FOR ISSUANCE OF BUILDING PERMITS; PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO AND REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH" was read by Title by the City Attorney. (2nd Reading)

Commissioner Christensen moved that Bill No. 76-14, Ordinance No. 1815, be ADOPTED and the Clerk authorized to proceed with the 2nd publication, by Title, of said Ordinance No. 1815.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

BILL
No. 76-22
Ordinance
No. 1817
Adopted

BILL No. 76-22 - ORDINANCE No. 1817 - ORDINANCE LEVYING ASSESSMENTS IN SPECIAL IMPROVEMENT DISTRICT No. 415

Committee: Commissioners Woofter and Lurie

Published by Title 4/10/76 L.V. REVIEW-JOURNAL

Bill No. 76-22 moved out of Committee favorably

A Bill entitled: "BILL No. 76-14 - ORDINANCE No. 1817 - AN ORDINANCE CONFIRMING THE PROCEEDINGS HERETOFORE TAKEN IN PROVIDING FOR CERTAIN STREET IMPROVEMENTS WITHIN LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT No. 415; PROVIDING FOR THE PAYMENT OF THE COSTS AND EXPENSES OF SAID IMPROVEMENTS; ASSESSING THE COSTS AND EXPENSES OF SAID IMPROVEMENTS AGAINST THE ASSESSABLE LOTS AND PARCELS OF PROPERTY BENEFITED BY SAID IMPROVEMENTS; DESCRIBING THE MANNER FOR THE COLLECTION AND PAYMENT OF SAID ASSESSMENTS; PROVIDING PENALTY FOR DELINQUENT PAYMENTS; APPROVING, RATIFYING AND CONFIRMING ALL ACTION PREVIOUSLY TAKEN BY THE BOARD OF COMMISSIONERS AND THE OFFICERS OF SAID CITY DIRECTED TOWARD THE INSTALLATION OF SAID IMPROVEMENTS IN SAID DISTRICT AND PRESCRIBING DETAILS IN CONNECTION THEREWITH, AND OTHER MATTERS RELATING THERETO" was read by Title by the City Attorney. (2nd Reading)

Commissioner Woofter moved that Bill No. 76-14, Ordinance No. 1817, be ADOPTED, and the Clerk authorized to proceed with the second publication, by Title, of said Ordinance No. 1817.

Motion carried by the following vote: commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

OFFICE OF THE CITY ATTORNEY

CARL E. LOVELL, JR., CITY ATTORNEY

See Page 44 of these Minutes (Annotated Agenda)

Mayor Briare: Please proceed.

Mr. Lovell: All three items on the City Attorney's portion of the agenda are almost "consent" items.

Item A is a supplemental agreement concerning the Stewart Avenue Highway Project. It is a Supplemental Contract and is in proper form, supplementing former agreements;

Item B is a Resolution concerning parking and traffic signals in the Lewis Avenue area, and under

Item C, there are three condemnation suits which have been approved by Regional Streets & Highways. These are in line for settlement at market value this date and will all be paid for by Regional Streets & Highways.

Mr. Adams: Mr. Mayor, Item B is an item on which you requested a Report from me on the functions of that Resolution. They are items that are checked within the two Titles that the changes in Parking Meters and the changes in Speed Limits are done by the Commission by Resolution, so they can be changed as the occasion arises.

Commissioner Lurie: The only thing that concerns me on Item B is that they want to reduce the Speed Limit on Sahara Avenue from Maryland Parkway to Tam, to 35 mph. I don't think we have enough Officers on the streets to write the tickets for people who are going to be breaking that -

Commissioner Christensen: They don't need to - the Highway Patrol covers that. Believe me, they will be there -

Mr. Adams: Our Traffic & Parking Commission makes a recommendation through to this Board for approval - then it goes into the Resolution, as such. And on the Traffic & Parking Commission is a Traffic Officer for Metro and he apparently had no objection to it.

Commissioner Christensen: Didn't we approve recommendations of the Traffic & Parking Commission at the last meeting?

Mr. Adams: No - it was at the last meeting you asked me to report in essence what I just related to you - as to how this actually comes about, by Resolution - it is specified in the Ordinance that it be done by this Board, by Resolution, after the Traffic & Parking Commission has heard it and has made their recommendation to you.

Commissioner Christensen: That's what I mean - didn't we get that recommendation from Traffic & Parking the last time?

Mr. Adams: Yes -

Commissioner Christensen: And didn't we pass that?

Mr. Adams: No - it was held for the Report.

Mr. Hampton: Commissioner, I might just clarify this - this has not come before you for approval except in the Resolution form. Some of the things that the Traffic & Parking Commission recommend have to go into Resolution form - some appear on my agenda under

ITEM Commission Action Department Action

IV. CITY ATTORNEY

A. Supplemental Agreement, between the State of Nevada and the City of Las Vegas, Highway Agreement No. 3871-74-015

Approved
Lurie - unanimous

Mayor & Clerk authorized to sign

B. Resolution allowing for additions and corrections of schedules pertaining to Title X of the City Code

Disapproved
Resolution
W - unanimous

C. Permission to settle three (3) condemnation cases for the total sum of \$116,263.15
City v. Becker
City v. Fremont West Shopping Ctr.
City v. Becker Investment

Approved as submitted
Lurie - unanimous

C/A to proceed

ADDITIONAL ITEMS:

1. REQUEST OF CITY MANAGER WILLIAM E. ADAMS TO BE ABSENT FROM THE CITY APRIL 30 AND MAY 1, 1976 FOR THE PURPOSE OF ATTENDING ENGINEERING CONFERENCE AT RENO, NEVADA

Approved
Lurie - unanimous

Staff to proceed

2. CITY ATTORNEY DIRECTED TO DRAFT ORDINANCE PROVIDING FOR THE 2ND REGULAR CITY COMMISSION MEETING EACH MONTH TO COMMENCE AT 5:00 P.M.

C/A to proceed

TRAFFIC &
PARKING
RESOLUTION
(continued)

Traffic & Parking Commission Items. These two items were of the Resolution type and have not been previously approved.

Commissioner Christensen: There was some discussion on it - in fact, I even lead some of the discussion. One of the questions I asked was - Sahara Avenue is a half-and-half street, and I asked - what about the County? Are we going to have 35 mph on the City side and 45 mph on the County side, or what?

Mr. Hampton: Somebody has to be first. The County has indicated that if it is approved by the City they will take the same request to the County Commissioners. It will not be posted until such time as both sides are equal.

Commissioner Christensen: How come the County wants the City to do something first - is it going to cost them money, or what?

Mr. Hampton: The request came to the City from City residents. There was a petition signed by the property owners in that area and it was initiated by the City because of that Petition. This is the reason the City acted first.

Commissioner Christensen: I could almost swear that a motion was made that we approve that Speed Limit change, but that nothing be done in the way of enforcement, or posting, until such time as both sides had been similarly approved.

Mr. Adams: I think there was an attempt at such a motion - then there was some more discussion on it and the motion was withdrawn. It was referred back to me to do this report.

Commissioner Christensen: I knew we had had all the discussion on it -

Mr. Adams: Yes - discussion was held, but the motion was never finalized and the matter was given to me to make a report back to this Board, which we have just done.

M o t i o n

Commissioner Lurie: Mayor, I would move that Schedule 3-1, Page 1, be amended to include the following as a meter zone: LEWIS AVENUE, from Las Vegas Blvd., South to 6th Street, but that the other item on the Resolution be denied.

See Page 46 of these Minutes (Resolution)

2nd Motion

Commissioner Woofter: I move to deny the whole thing.

1st Motion
Withdrawn

Commissioner Lurie: I withdraw my motion.

M o t i o n

Commissioner Woofter: I move to deny the Resolution.

Motion carried by the following vote: Commissioners Christensen, Leavitt, Woofter, Lurie and Mayor Briare voting aye; noes, none.

BOARDS &
COMMISSIONS

V A C A N C I E S

See Page 47 of these Minutes (Annotated Agenda)

NEW BILLS
Referred

See Pages 48 and 49 of these Minutes (Annotated Agenda)

(Amended)

R E S O L U T I O N

WHEREAS, Ordinance No. 1589 allows for the additions and corrections of schedules pertaining to Title X of the City Code to be done by Resolution; and

WHEREAS, it has been determined and recommended by the Traffic and Parking Commission and the Traffic Engineer that the following additions and corrections be made in said schedules; and

WHEREAS, the City Commission deems it to be for the betterment of traffic and parking conditions to adopt said recommendations of the Traffic and Parking Commission and the Traffic Engineer.

NOW, THEREFORE, be it resolved by the Board of City Commissioners of the City of Las Vegas, Nevada, that the following schedules pertaining to Title X of the City Code be amended as follows:

Schedule 3-1, Page 1, be amended to include the following as a meter zone:

Lewis Avenue - from Las Vegas Boulevard South to 6th Street

Schedule 25-11, Page 45, be amended to include the following as speed limit 35 MPH:

Sahara Avenue - from Maryland Parkway to Tam Drive

PASSED, ADOPTED AND APPROVED this _____ day of April, 1976.

WILLIAM H. BRIARE, MAYOR

ATTEST:

Edwina M. Cole, City Clerk

ITEM	Commission Action	Department Action
<p>III. <u>VACANCIES ON BOARDS & COMMISSIONS</u></p>		
<p>A. <u>DISTRICT HEALTH DEPARTMENT MERIT REVIEW BOARD</u></p> <p>Appointment of one (1) member as City's representative to replace Mr. R. N. Beatty.</p>	<p>Abeyance</p>	<p>5/5/76 Agenda</p>
<p>B. <u>LAS VEGAS METROPOLITAN BEAUTIFICATION COMMITTEE - (3-Year Term)</u></p> <p>Appointment of one (1) member to replace Jack L. Cobb (as representative of the Nevada Sign Association).</p>	<p>Mayor's appointment of Mr. Doug Norman Ratified Unanimous</p>	<p>Clerk to notify</p>

ITEM Commission Action Department Action

V. NEW BILLS - TO BE REFERRED TO RECOMMENDING COMMITTEE OR TO STUDY COMMITTEE

F. BILL NO. 76-30- Ordinance No. _____
Amending Title V, Chapter 17, Section 6(A)3 of the Municipal Code of the City of Las Vegas pertaining to districts wherein gambling is permitted by changing the minimum number of hotel rooms necessary to obtain an unrestricted gaming license.

Referred to Study Committee
Commissioners Woofter and Christensen

G. BILL NO. 76-31 - Ordinance No. _____
Amending Title V of the City Code of the City of Las Vegas by repealing Chapter 1, Section 8 entitled Public Utility License.

Referred to Study Committee
Commissioners Leavitt and Lurie

H. BILL NO. 76-23 - Ordinance No. _____
Amending Title V, Chapter 29 of the Municipal Code of the City of Las Vegas by amending Section 12 to provide the payment of license and permit fees,

Referred to Study Committee
Mayor Briare and Commissioner Leavitt

I. BILL NO. 76-32-Ordinance No. _____
Amending Title V, Chapter 29, Section 27 of the City Code of the City of Las Vegas by adding a new paragraph prohibiting massage by persons of the opposite sex.

Referred to Study Committee
Commissioners Leavitt and Lurie

J. BILL NO. 76-33-Ordinance No. _____
Amending Title V, Chapter 23, relating to escort bureaus and runners to provide for the payment of license and permit fees.

Referred to Study Committee
Mayor Briare and Commissioner Leavitt

K. BILL NO. 76-24-Ordinance No. _____
Amending Title X, Chapters 3, 17 and 21 relating to "Parking (Non-moving) citations and enforcement

Bill No. 76-24 - VOID -
Replaced by Bills Nos. 76-34 and 76-35
Amending Title X
Referred to Study Committee
Commissioners Lurie and Woofter

Mayor Briare: We are honored to have in our audience this evening a very distinguished gentleman from the Nevada League of Cities, the Executive Director, Bob Warner. Bob, we are glad to have you here.

Mr. Warner: Thank you, Mayor, for the recognition, I came down to get our Legislative Program under way and I have received excellent cooperative from all department heads. I don't see any problem in getting off to a good Program with an early start. I will be in Henderson all day tomorrow and in Boulder City all day Friday. Should I get back to Las Vegas, I will try again for an audience with you -

Mayor Briare: When you say "again" I presume you tried it once before -

Mr. Warner: You were quite busy all day long -

ORGANIZATIONAL
CHART

Mayor Briare: The Table of Reorganization presented to us has been discussed and some of the Commissioners wish to take it under advisement. We will therefore hold it under advisement until such time as we take it out of advisement. There is no mystery about it - is it your desire to call a Personnel Meeting some time at the convenience of the Commission to discuss all of the matters which he has very carefully put together here?

(Affirmative response)

Mayor Briare: At the end of the agenda, we always devote whatever time is needed for citizen participation. Is there anyone in the audience that wishes to address the Commission at this time?

ALTERNATE
ENERGY SOURCES
Presentation
Only

Mr. Fred West: I am Fred West of 6325 Factor Avenue. I am the President of Citizens For Survival and I'd like to talk to you gentlemen tonight a little about ultimate energy sources and a few problems that are going to crop up in this field within the next few years.

It has come to our attention that in the overall planning scheme in laying out the City, and this type of thing, nobody ever thought about solar energy in particular, or this type of thing ever coming into being. In the next 10 to 15 years we will probably see a lot of it.

Problems are going to crop up in existing Zoning Ordinances and Codes. If I put solar energy reflectors on my roof, my neighbors can complain I am stopping them from the sun's rays, and there is nothing I could do about it. We have no laws to protect the person spending his money to put in solar energy equipment . . .

I would like to take this opportunity to encourage the Commission to pass the necessary Zoning Ordinances and Codes to protect people who are willing to spend money to avail themselves of this alternate source of energy. I would also like to encourage this Commission to ask the Public Works Department to make a study on our street lighting. I've had a lot of comments wherein people think the arc lighting on the streets is too much. We are lighted up too brilliantly. We ought to cut some of these lights out and save some energy and save on the bills to our City. I think a study should be made and see what we can do there in that field.

We have street lights on West Stewart - West Charleston - in long sections where you have just put in Improvement Districts - you've got street lights but no buildings on it. The streets are lit up like a Christmas Tree at night. Do we really need these at the present time?

We would like the Commission, if they would, to look into matters of this sort and let's see if we can't cut down on some of this energy - retain the lighting we really need and cut out the unnecessary.. Thank you very much.

ENERGY
(continued)

Mayor Briare: You mention about lights and energy - if for some scientific reason I don't know about, it seems that in developments in the light field now they are attempting to bring forth lights that burn just as brightly but burn much, much less energy -

Mr. West: I understand that, Mr. Mayor - In articles I have been reading on doing research - originally the recommendation for standards - how close the arc lights are placed, was very much oriented by the Power Companies and their objective was to sell the most energy they could. The more they could sell, the more they made and who cared - because we didn't pay that much for it. We really did get into the habit of wasting energy and we need to start cutting where we can.

In this field I saw in the paper today where the Nevada Power Company has been allowed 7.7 Million kilowatt hours of energy from Hoover Dam at a cost of 3-1/2 mills per kilowatt hour. With the conservation by citizens and the City - if we work together - we could help lower some of our Power bills. It's going to take some work but we can do it.

Mayor Briare: Mr. Hampton, Mr. West brings up an interesting point. We probably have some lights around town that are old lights and that are burning energy that had better be conserved in the future. Do you think it would be reasonable to looking to replacing some of these lights?

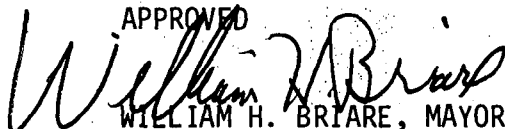
Mr. Hampton: We are doing that, Your Honor, on a very limited basis. Along that line, however, the Downtown Merchants Association is, in fact, meeting tomorrow - the Downtown Enhancement Association. In this particular Project one of the proposals is to change that lighting to high pressure sodium which will, in effect - although it is increasing the intensity of the lighting, decreases the power consumption.

Commissioner Christensen: You could get into quite a hassle if you take out every other light and you've made the people along those streets pay for those lights.


Mr. Hampton: This is a problem, along with another one I would like to point out. In Boulder City, for example, they have turned off every other light which creates some very dark spots which I feel are hazardous. Stewart Street is an example with its high speed of 45 mph out there in the boondocks - if we didn't have the lighting we have, the first dark spot we could have an accident that could result in a death. I don't think the savings are worth it.

Mayor Briare: If there is no further business to come before the Board, this meeting is A D J O U R N E D. (9:45 P.M.)

APPROVED


WILLIAM H. BRIARE, MAYOR

ATTEST:


EDWINA M. COLE, CMC
CITY CLERK

APPROVED BY REFERENCE at a regular meeting of the Board of City Commissioners held on the 2nd day of June, 1976.