

MAYOR BRIARE:

Item H is a zone change request for S.F.S. Investment Company to reclassify property generally located on the north side of Cory Place between Upland Boulevard and Mohawk. The Planning Commission's recommendation was for approval; staff's recommendation was for approval subject to the south row of lots on Cory Place remaining R-1 and all other lots having a minimum width of 60 feet. There were 7 protests. Yes, sir.

DAN KIZERMAN:

I'm Dan Kizerman, 720 South 4th Street, Las Vegas, representing National Heritage Corporation, the developer.

BOB ROSEQUIST:

And I'm Bob Rosequist, 2867 North Jones, representing the sellers.

MAYOR BRIARE:

Is there anything you want to add? Maybe we ought to determine who's here to protest this and listen to those, or is there something --

DAN KIZERMAN:

If I might, Your Honor, there was some discussion with some of the land owners and some of the residents in the area. We did change the map consistently and completely -- to be consistent with R-1 zoning abutting Cory, all along Cory. We have asked for R-CL on the interior project, changing the lots from 38 and 40 feet to 50 feet in width. In addition, we have discussed the paving of Cory from the project all the way to Mohawk and completing it through into Charleston. That would be paving 25 feet in width with no curbs, gutters, sidewalks or street lights in order to clean up the area making it more habitable not only for people that we intend bringing in, but the present residents.

MAYOR BRIARE:

You -- then you're arguing some of the conditions that are put on your approval by staff and the Planning Commission?

DAN KIZERMAN:

No, now, I don't believe so, Your Honor.

COUNCILMAN LURIE:

Let me try to help a little bit and explain this. We had a meeting with a neighbor. Others were invited. One showed up. We discussed some conditions that I felt would be necessary in order for me to support this and try to help alleviate some of the problems some of the neighbors had, and one of them was the minimum size of the houses would be no less than 1200 square feet. The second was paving of Cory east to Mohawk and then south on Mohawk to Charleston, and that was the two conditions. Probably the third

COUNCILMAN LURIE:

one, Harold, was the property owners building the four houses up to the westerly end of Cory Place to Upland would have to pave that particular section, 300 feet, and there was no problem in that area. That's basically where we left it and that the Board would be recommending adoption of the Planning Commission's recommendations with those other conditions, and that's basically where we left it. So I think maybe Mr. Kizerman and Mr. Rosequist can sit down and if there's any protests in the audience, they can get up and state anything that I might have left out.

MAYOR BRIARE:

You'll have an opportunity to rebut if someone brings up something that --

DAN KIZERMAN:

Fine. Thank you, Your Honor.

MAYOR BRIARE:

Yes, ma'am. Come right on up. You've been a patient lady all day. Wait until the folks that are coming up on the agenda get ahold of us. They are going to think we've been very cranky all day.

NITA BURROWS:

Nita Burrows at 917 Mohawk. I really -- as it stands, and I was the neighbor that met with Mr. Lurie and the developers and as to what Mr. Lurie says is great with us. The only thing, this is really close to the Council, is that because of the R-CL zoning we are quite worried that you are going to set a precedent and not get with the R-1 that abuts onto Cory and Mohawk in future cases. This is the only thing that we're worried about. We would like to make sure that you do understand that we do want to keep our R-1 that is facing the homes that already exists there because there's lots of desert left right there and there is going to be other people coming down, and, you know, we don't want to go through these arguments constantly. We understand the R-CL as an interior as long as the Council can give us some sort of an idea that they will try to keep with the exterior of this area looking like the lots.

COUNCILMAN CHRISTENSEN:

You're talking about east and west of his property, are you not?

NITA BURROWS:

Mostly east and south. Okay? On Cory and Mohawk -- let me get my directions. One of the corners is completely vacant yet.

COUNCILMAN LURIE:

I think what Nita is concerned about is the other five acres that's across the street from where she lives, so that if that particular five acres comes

COUNCILMAN LURIE: in, that the Board would consider at that time buffering R-1 facing the houses that are presently there.

MAYOR BRIARE: On Mohawk?

COUNCILMAN LURIE: On Mohawk. So I think that's what you're getting.

COUNCILMAN CHRISTENSEN: I can appreciate --

MAYOR BRIARE: Who owns the property?

COUNCILMAN LURIE: Mr. Neilsen.

NITA BURROWS: Part of this same development company, I think.

COUNCILMAN CHRISTENSEN: I can appreciate the lady's concerns, but the problem that you have, and I would, you know -- if this Council votes to put in those conditions on this piece of property, I think it's very difficult to also promise that you'll make sure that those conditions go in on the other pieces of property, because that property may not be utilized for another 20 years and none of us may be here, and I don't know that we can --

COUNCILMAN LURIE: Like I say, we have to address that at a separate time.

COUNCILMAN CHRISTENSEN: Yes. I don't think that we can bind our successors on something like that.

NITA BURROWS: No, we're just --

COUNCILMAN CHRISTENSEN: I think the only thing you can really go on is that if this Council approves that based on that, I think you'd have to assume that we continue that up and down the street just out of good sense.

NITA BURROWS: That's all we're asking. Okay.

COUNCILMAN CHRISTENSEN: You know, just out of common reasoning. But what's going to happen 10 years from now when none of us are here.

NITA BURROWS: Is that a poll for a vote (laughter).

CHRISTENSEN: You see what I mean? If it's 10 years later and none of us are here, we can't bind --

NITA BURROWS: As long as you all are still here, if you will take into consideration that this is --

COUNCILMAN CHRISTENSEN: Well, I think common sense would dictate that, that if we did it for one piece of property, we should do it up and down.

NITA BURROWS: Okay, fine. Thank you.

MAYOR BRIARE: Councilman Lurie, are you ready to make a motion?

COUNCILMAN LURIE: Yes, Mayor. I'D MOVE FOR APPROVAL OF THE APPLICATION, SUBJECT TO THE CONDITIONS AND ADDING THE OTHER CONDITIONS THAT I MENTIONED, ONE, THAT A MINIMUM OF 1200 SQ. FT. ON THE HOUSES AND THAT THE PAVING BE DONE ON CORY TO MOHAWK AND MOHAWK TO CHARLESTON WITH THE APPROVAL OF STAFF.

MAYOR BRIARE: Comments by the Council Members? Cast your votes. Post. THE MOTION'S APPROVED.
(VOTE: Nolen, Lurie, Briare and Christensen voted "Yes." Levy abstained from voting.)

CITY OF LAS VEGAS

Date

INTER-OFFICE MEMORANDUM

August 14, 1984

CITY CLERK

FROM:

ENGINEERING SERVICES

SUBJECT:

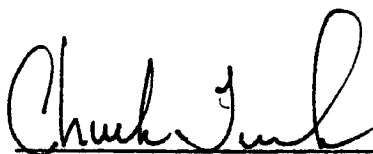
RELEASE OF SUBDIVISION BOND

COPIES TO:

CHUCK TURK

On May 16, 1984 the City Council accepted the improvements for ROSEWOOD ESTATES UNIT NO. 2 subject to the completion of the improvement correction list items for this subdivision. Please be notified that these items have now been completed to the satisfaction of the Department of Engineering Services.

It is recommended that the Cash Deposit with Sherwood & Roberts A/K/A Old Stone Mortgage be released to the subdivider.



CHUCK TURK

for

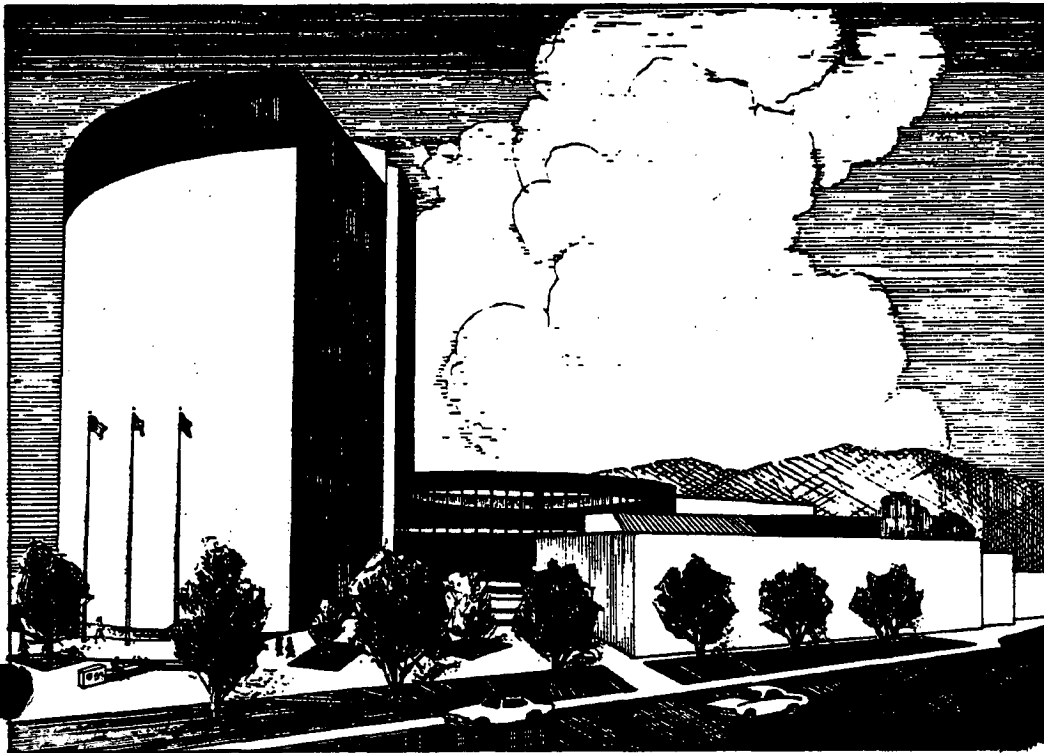
C. E. GILPIN, DIRECTOR
Department of Engineering Services

CEG:CT:bc

CITY CLERK

AUG 15 11 30 AM '84

RECEIVED



MINUTES

City of Las Vegas

CITY COUNCIL

COUNCIL CHAMBERS • 400 E. STEWART AVENUE • 386-6011

DATE: May 16, 1984

TIME: 9:45 A.M.

INVOCATION: Reverend Norm Schnaible
Calvary Lutheran Church

PLEDGE OF ALLEGIANCE: Given

BOARD OF CITY COMMISSIONERS

	PRESENT	ABSENT	EXCUSED
MAYOR BILL BRIARE	☒	☐	☐
COMM. PAUL J. CHRISTENSEN	☒	☐	☐
COMM. RON LURIE MAYOR PRO-TEM	☒	☐	☐
COMM. AL LEVY	☒	☐	☐
COMM. BOB NOLEN	☒	☐	☐

CITY ATTORNEY

GEORGE F. OGILVIE

☒ ☐ ☐

APPROVED BY REFERENCE August 15, 1984

ATTEST:

Carol A. Hawley

William H. Briare

AGENDA*City of Las Vegas*

May 16, 1984

Page 1

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

I. 9:45 A.M.

FULL BOARD PRESENT

A. COMMUNITY RELATIONSB. SPECIAL EVENTS

II. 10:00 A.M.

A. ANNOUNCEMENT RE COMPLIANCE WITH OPEN
MEETING LAW

ANNOUNCEMENT MADE

B. INVOCATION

Reverend Norm Schnaible
Calvary Lutheran Church

Invocation given by
Reverend Schnaible

C. PLEDGE OF ALLEGIANCE

Mayor Briare led
audience in Pledge.

APPROVED AGENDA ITEM

mp Coe

1001

CITY COUNCIL MINUTES - MAY 16, 1984

(Mailing required under the provisions of NRS CHAPTER 241)

STATE OF NEVADA)
COUNTY OF CLARK) ss

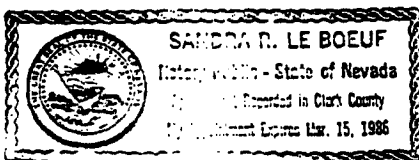
Joanne Perry, an employee of the City of Las Vegas, Nevada being first duly sworn, deposes and says that on the 11th day of May, 1984, a copy of an AGENDA (NOTICE), the attached of which is a true and correct copy, of a REGULAR MEETING of the CITY COUNCIL of the CITY OF LAS VEGAS, NEVADA, to be held on the 16th of May, 1984, was deposited in the United States Mail, Postage prepaid, First Class Mail, to each person and/or organization whose name appears in the Agenda Register maintained in the Office of the City Clerk as having requested, in writing, a copy of said AGENDA (NOTICE).

Joanne Perry
SIGNATURE (an employee in the Office of
the CITY CLERK)

Subscribed and sworn to before me this

11th day of May 1984

Sandra R. Le Boeuf
NOTARY PUBLIC in and for said County
and State.
My Commission expires: 3-15-86



AFFIDAVIT OF POSTING
CITY COUNCIL MINUTES - MAY 16, 1984
(Posting required under the provisions of NRS CHAPTER 241)

0003

STATE OF NEVADA

COUNTY OF CLARK

} ss

Joanne Perry, an employee of the City of Las Vegas, Nevada being first duly sworn, deposes and says that on the 11th day of May, 1984, at the hour of 9:15 Am there were posted copies of a NOTICE, the attached of which is a true and correct copy, of a REGULAR MEETING of the CITY COUNCIL of the CITY OF LAS VEGAS, NEVADA, to be held on 16th day May, 1984, at 400 East Stewart Avenue, Las Vegas, Nevada; to be posted on Public Bulletin Board at the following locations:

1. In the United States Post Office (Downtown), 301 Stewart Avenue;
2. In the Federal Building, 300 Las Vegas Boulevard South;
3. In the Clark County Courthouse, 200 East Carson Avenue;
4. On the Public Bulletin Board at the Plaza Level of City Hall, 400 East Stewart Avenue (near the entrance to the Court Clerk's office); and
5. On the Special Public Bulletin Board at the Plaza Level of City Hall, 400 East Stewart Avenue (near the entrance to the City Council Chambers)

Joanne Perry
SIGNATURE

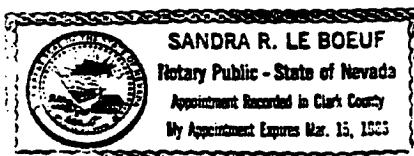
City Clerk
DEPARTMENT

Subscribed and sworn to before me this

11th day of May, 1984

Sandra R. Le Boeuf
NOTARY PUBLIC in and for said County
and State.

My Commission expires: 3-15-86



AGENDA*City of Las Vegas*

May 16, 1984

Page 2

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITYJERRY J. CAHILL, DIRECTOR*CONSENT AGENDA

All matters listed under Items A and B are considered to be routine by the City Council and may be enacted by one motion. However, any item may be discussed if a Councilman or citizen so requests.

1003 *A. CHILD CARE FACILITY APPLICATIONS
(Approved by the Child Welfare Board)

Family Child Care Homes

1. RHONDA HOWARD
1510 South 13th Street
4 children days/2 nights
2. JANET CRIGAR
2108 Ballard
5 children days
3. MAXINE PETERSON
3700 Colfax Circle
3 children days
4. ZOE TODECHINEY
5816 Halfmoon
4 children days

Lurie -
APPROVED Items 1
thru 7 and Items
1 & 2 under Group
Child Care
Unanimous

Staff to proceed

APPROVED AGENDA ITEM

AGENDA*City of Las Vegas*

May 16, 1984

Page 3

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)

*A. CHILD CARE FACILITY APPLICATIONS
(cont'd)

APPROVED
See Page 2

See Page 2

Family Child Care Homes
(cont'd)

5. TINA TOMASSETTI
6352 Clarice Avenue

5 children days

6. JOANNE WASLESKY
5301 Jay Avenue

6 children days

7. MICHELLE WORTHINGTON
6316 Anaconda

4 children days/4 nights

Group Child Care Homes

1. BETTY POWELL
5309 Holmby

9 children days/5 nights

2. BARBARA PUCKETT
127 George Place

10 children days

APPROVED
See Page 2

See Page 2

APPROVED AGENDA ITEM

AGENDA*City of Las Vegas*

May 16, 1984

Page 4

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)*B. GAMING -- Additional

1. EXBER, INC.

El Cortez Hotel & Casino
600 Fremont
5 slotsWestern Hotel & Casino
899 Fremont
11 slots

2. GAUGHAN SOUTH, INC.

Gold Spike Hotel & Casino
400 East Ogden
9 slots

3. GOLDEN NUGGET, INC.

Golden Nugget
129 Fremont
5 "21" Tables
1 Crap Table

4. B.W. CORPORATION

7-11 Bar
2530 South Arville
1 slot

5. DAVID STRAWSER

Happy Dave's Gifts
1201 Las Vegas Boulevard South
5 slotsLurie -
APPROVED Items 1
thru 14.
Unanimous

Staff to proceed

APPROVED AGENDA ITEM

AGENDA*City of Las Vegas*

May 16, 1984

Page 5

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)*B. GAMING -- Additional
(cont'd)APPROVED
See Page 4

See Page 4

6. AMERICAN COIN ENTERPRISES

Brass Monkey
840 North Decatur, #D-E
8 slots

7. AMERICAN COIN MACHINE COMPANY

Bono's
402 East Charleston
2 slots

8. B & B ENTERPRISES, INC.

Lotus Inn
1213 Las Vegas Boulevard South
12 slots

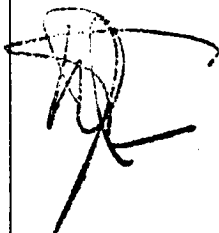
9. CARDIVAN COMPANY

Miss Kitty's
111 Las Vegas Boulevard South
5 slots

10. J. J. PARKER COMPANY

49er Saloon/Casino
1556 North Eastern
1 slot

APPROVED AGENDA ITEM



AGENDA*City of Las Vegas*

May 16, 1984

Page 6

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)*B. GAMING -- Additional
(cont'd)APPROVED
See Page 4

See Page 4

11. NEVADA COIN MACHINE COMPANY

Sahara-Decatur Highland
Laundromat
4601 West Sahara
1 slot12. PLAYTIME DISTRIBUTING
COMPANY, INC.Lotus Inn
1213 Las Vegas Boulevard South
60 slots

13. UNITED COIN MACHINE COMPANY

Cooler
1903-1905 North Decatur
14 slotsThe Nice Place
3021 East Charleston
2 slots7-Eleven Food Store #22854
1468 East Charleston
1 slot14. WILSON COIN MACHINE COMPANY,
INC.Hughes Liquor
509 Jackson
4 slots

APPROVED AGENDA ITEM



AGENDA*City of Las Vegas*

May 16, 1984

Page 7

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)C. LIQUOR -- New

1. *NU-LIFE SINGLES

dba

NU-LIFE SINGLES

1802 East Charleston

Non-Profit Club General

Virginia Rose Britton,
Co-Director*Subject to the provisions of the
Planning, and Fire codesLurie -
APPROVED
Unanimous

Staff to proceed

Virginia Britton
presentD. LIQUOR -- Change of Corporate
Ownership

1. THE POWER COMPANY, INC.

dba

CRAZY HORSE #2

2472-74 Industrial Road

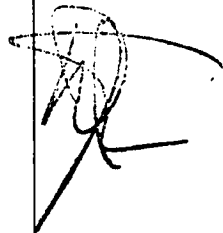
General On-Sale License

From: Joseph P. Monteiro,
Sole Officer &
StockholderTO: Bartholomew John
Rizzolo, Sole Officer,
Dir, StockholderLurie -
APPROVED as recom-
mended
Unanimous

Staff to proceed

Roy Woofter, Atty.,
appeared on behalf
of the application.

APPROVED AGENDA ITEM



AGENDA*City of Las Vegas*

May 16, 1984

Page 8

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)1006 E. LIQUOR -- Change of Ownership/
Change of Location/Change of
Business Name1. From: Flashner's
1553 North EasternManuel J. Flashner,
100%TO: *POE & POE
dba
POE'S PIZZA TOO
850 South Rancho, #8

Beer/Wine On-Sale

Gary W. Poe and Jodette
Anne Poe, 100%,
jointly as husband
and wife*Subject to the provisions of the
Planning, and Fire codes
and Health Department regulations2. From: Alfonso's Restaurant
& Coffee Shop
1946-48 East CharlestonAlfonso P. Medrano,
100%TO: ANH DUYEN TU
dba
SAIGON RESTAURANT
4251 West Sahara, #C

Beer/Wine On-Sale

Anh Duyen Tu, 100%

Lurie -
APPROVED Items 1 &
2, subject to the
provisions
UnanimousAPPROVED
See Above

Staff to proceed

See Above

AGENDA*City of Las Vegas*

May 16, 1984

Page 9

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)

1007

F. LIQUOR -- Approval of District Manager**1. SOUTHLAND CORPORATION**

dba

7-ELEVEN FOOD STORES

3051 East Charleston

1592 North Eastern

5067 East Owens

2416 East Stewart

225 North Lamb

875 North Lamb

1101 East Bonanza

Beer/Wine Off-Sale Licenses

District Manager:

Linda Sue Krusemark

Lurie -
APPROVED
Unanimous

Staff to proceed

1007

G. GAMING -- New**1. 1422 CORPORATION**

dba

TOVI'S ITALIAN RESTAURANT &
LOUNGE

808 South Decatur Boulevard

Restricted Gaming: 10 slots

Anthony Pietrafeso, Pres, Dir,
50%Virginia Pietrafeso, Secy,
Treas, Dir, 50%Lurie -
APPROVED Items 1
thru 4, subject to
final State Gaming
approval on Item 2.
Unanimous

Staff to proceed

APPROVED AGENDA ITEM



AGENDA*City of Las Vegas*

May 16, 1984

Page 10

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)G. GAMING -- New
(cont'd)APPROVED
See Page 9

See Page 9

2. *PATRICK COWAN
dba
7-ELEVEN FOOD STORE #18382
1001 East Charleston
- Restricted Gaming: 4 slots
- Patrick Charles Cowan, 100%

*Subject to final State Gaming
approval on 5/17/84

3. WALLACE & THERESA DOBBS
dba
7-ELEVEN FOOD STORE #21285
5067 East Owens
- Restricted Gaming: 4 slots
- Wallace M. Dobbs and Theresa
M. Dobbs, 100%, jointly
as husband and wife

APPROVED
See Page 9

See Page 9

4. I & J, INC.
dba
RED DAWG SALOON
6138-6144 West Charleston
- Restricted Gaming: 15 slots
- Ibrahim Olmeztoprak, Pres,
Dir, 50%
James F. Burns, V. P., Secy,
Treas, Dir, 50%

APPROVED
See Page 9

See Page 9

APPROVED AGENDA ITEM

AGENDA*City of Las Vegas*

May 16, 1984

Page 11

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)H. SECONDHAND DEALERS LICENSE -- New

1. *NEVADA REFINING CORPORATION
dba
NEVADA REFINING CORPORATION
440 East Sahara, Suite A

Class III-A

Ronald A. Giles, Pres, Dir
Denise A. Giles, Secy, Treas,
Dir, 100%

*Subject to the provisions of the
Planning, and Fire codes

NOTE: To be considered following
2 p.m. Public Hearing on
Use Permit

Lurie -
APPROVED
Unanimous

NOTE: Action taken
in PM Session after
Public Hearing --
See Page 32.

Staff to proceed

I. FIREARMS PERMIT -- New

1. *SUN KING CORPORATION
dba
HOLE IN THE WALL
1111 Las Vegas Boulevard
South, #214

William B. Charles, Jr., Pres,
Secy, Treas, Dir, 100%
Jeffrey B. Charles, Resident
Agent

*Subject to the provisions of the
Fire codes

Levy -
ABEYANCE
Motion carried with
Briare and
Christensen voting
"NO."

6/6/84 Agenda

Jeffrey Charles
appeared

Lt. Hanief, LVMPD,
appeared

APPROVED AGENDA ITEM



0014

City of Las Vegas

AGENDA DOCUMENTATION

Date: May 4, 1984

TO:
The City CouncilFROM:
DON SAYLOR, DEPUTY CITY MANAGERSUBJECT: DEPARTMENT OF BUSINESS ACTIVITY -- MAY 16, 1984 CITY COUNCIL AGENDA
FIREARMS PERMIT -- NewPURPOSE/BACKGROUND

Item, "I", 1.

Appearing on the Department of Business Activity portion of the agenda is a request for a new Firearms Permit from Sun King Corporation, dba Hole in the Wall located at 1111 Las Vegas Boulevard South, #214.

This item has received an "unfavorable" police report. A confidential investigative report will be submitted by the Special/Privileged Investigations Section of the Las Vegas Metropolitan Police Department to the City Council prior to the meeting.


Jerry J. Cahill, Director
Department of Business Activity

Agenda Item

III "I" 1

AGENDA

City of Las Vegas

May 16, 1984

Page 12

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)1010 J. SPECIAL EVENT LIQUOR LICENSE

1. LAS VEGAS JAZZ SOCIETY

Location: Lorenzi Park

Date: May 27, 1984

Responsible Licensee:
William H. Bailey
Sugar HillLurie -
APPROVED Items 1
and 2.
Unanimous

Staff to proceed

2. THE NUCLEUS ASSOCIATES LOCAL
DEVELOPMENT COMPANY

Location: 950 West Owens

Date: May 26, 1984

Responsible Licensee:
Sarah Ann Knight Preddy
People's ChoiceAPPROVED
See Above

See Above

1011 K. LIQUOR -- Request for Approval of
Nonoperational Status

1. SAMUEL PERLMAN

dba
SAMMY'S NEWSSTAND/PACKAGE
LIQUOR
117 1/2 South Casino Center

General Off-Sale License

Samuel Perlman, 100%

Lurie -
APPROVED Items 1
thru 3.
Unanimous

Staff to proceed

(Request for approval of non-
operational status for three-
month period: 6/1/84 to 9/1/84.)

City of Las Vegas

AGENDA DOCUMENTATION

Date: May 4, 1984

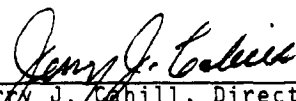
TO:
The City CouncilFROM:
DON SAYLOR, DEPUTY CITY MANAGERSUBJECT: DEPARTMENT OF BUSINESS ACTIVITY -- MAY 16, 1984 CITY COUNCIL AGENDA
LIQUOR -- Request for Approval of Nonoperational StatusPURPOSE/BACKGROUND

Item, "K", 1, 2, & 3.

Standard requests for extension of nonoperational status on
liquor licenses as follows:

1. Samuel Perlman, dba Sammy's Newsstand/Package Liquor.
2. Charles Winder, dba New Brown Derby.
3. Exco, Inc., dba The Tiger Room.

Copies of letters requesting extensions are attached.


Jerry J. Cahill, Director
Department of Business Activity

Agenda Item

III "K" 1, 2, & 3

AGENDA*City of Las Vegas*

May 16, 1984

Page 13

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY
(cont'd)K. LIQUOR -- Request for Approval of
Nonoperational Status
(cont'd)APPROVED
See Page 12

See Page 12

2. CHARLES WINDER
dba
NEW BROWN DERBY
320 West Monroe

General On-Off Sale License

Charles Winder, 100%

(Nonoperational status for period
11/23/83 to 2/23/84 approved
11/16/83. Nonoperational status
for period 2/23/84 to 5/23/84
approved 2/15/84. Request for
approval of extension for
additional three-month period:
5/23/84 to 8/23/84.)

3. EXCO, INC.
dba
THE TIGER ROOM
121 1/2 South Casino Center

General On-Sale License

Leonard Shapiro, 100%, Sole
Officer/Stockholder

(Request for approval of non-
operational status for three-
month period: 5/23/84 to
8/23/84.)

APPROVED
See Page 12

See Page 12

APPROVED AGENDA ITEM



May 4, 1984

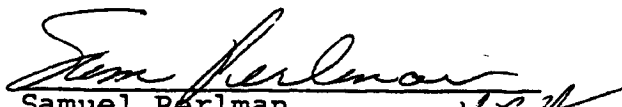
City of Las Vegas
City Council
c/o Department of Business Activity
400 East Stewart
Las Vegas, Nevada 89101

Re: Sammy's Newsstand/Package Liquor
117½ South Casino Center
General Off-Sale License
L04-080-4-00125

Gentlemen:

As you know, Sammy's Newsstand/Package Liquor store ceased operation at 117½ South Casino Center on February 29, 1984 and the property has been taken over by the Four Queens Hotel & Casino. This letter is to request extension of nonoperational status on my General Off-Sale liquor license for the period of June 1 to September 1, 1984.

Sincerely,


Samuel Perlman *HBA*

0019

BUSINESS

MAY 8 1984

May 8, 1984

CITY COUNCILMEN:

PLEASE CONSIDER THIS LETTER A REQUEST FOR AN EXTENSION OF
NON-OPERATIONAL STATUS ON THE LIQUOR LICENSE OWNED BY
CHARLES WINDER.

RESPECTFULLY SUBMITTED

Charles Winder
CHARLES WINDER

111.K.2

May 7-1984

This is a request for my
non-operational status to be
extended

The License is now in the
hands of The Corporate Investment
Business Brokers (2355 Red Rock)
Phone 362-9733, Las Vegas.
with my request to sell as
soon as possible.

Thank you,

Leonard Shapiro
(LEONARD SHAPIRO)

10418 Yarmouth Ave
Granada Hills

CA 91344

General ON-SALE
License # L04-042-H-00435
TIGER ROOM - 141 1/2 Grand Ch. Dr.

AGENDA

City of Las Vegas

May 16, 1984

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

Page 14

ITEM

Council Action

Department Action

III. DEPARTMENT OF BUSINESS ACTIVITY (cont'd)

1011 L. SECONDHAND DEALERS LICENSE -- One Year Review

1. SWISS GOLD & SILVER CORPORATION
dba
SWISS GOLD & SILVER CORPORATION
1507 Las Vegas Boulevard South

Class III-A

Rose Marie Pifer, Sole Officer,
100%

Lurie -
APPROVED, subject
to one year review.
Motion carried with
Briere voting "NO."

Staff to proceed
Rose Pifer
appeared
Jerry Cahill
appeared

1014 M. COMMUNICATION ITEM

1. Request from Manuel Gonzalez
dba Rancho Luna Restaurant,
1800 South Main, to allow
placement of umbrella tables
(5) with chairs outside his
establishment.

Lurie -
DENIED
Unanimous

Staff to notify
Jerry Cahill
appeared
Applicant not
present

1014 N. APPEAL ON DENIAL OF BUSINESS LICENSE

1. SOUTHWESTERN RESOURCE SYSTEMS,
INC.
dba
ENERGY SYSTEMS OF LAS VEGAS
2300 Paseo del Prado, #B204

Michael Kaplan, Pres

ABEYANCE

6/6/84 Agenda

Michael Kaplan
and Jerry Cahill
appeared

NOTE:
LVMPD Report on file at LVMPD & Agenda
Documentation dated 5/7/84 from Don
Saylor to City Council with 7 attachment
made part of record. Director of Busine
Activity Jerry Cahill was directed by
Council to give appellant Kaplan copy of
records introduced and made part of
record and to have Mr. Kaplan sign a
receipt for same.

APPROVED AGENDA ITEM



City of Las Vegas

AGENDA DOCUMENTATION

Date: May 4, 1984

TO:
The City CouncilFROM:
DON SAYLOR, DEPUTY CITY MANAGERSUBJECT: DEPARTMENT OF BUSINESS ACTIVITY -- MAY 16, 1984 CITY COUNCIL AGENDA
SECONDHAND DEALERS LICENSE -- One Year ReviewPURPOSE/BACKGROUND

Item, "L", 1.

Appearing on the Department of Business Activity portion of the agenda is a request for review of the Secondhand Dealers license issued to Swiss Gold & Silver Corporation, 1507 Las Vegas Boulevard South.

On June 1, 1983, Rose Marie Pifer, sole officer and stockholder of Swiss Gold & Silver Corporation appeared before the City Council and was granted approval of a license for a one-year period only. Council members at that meeting expressed their concerns over "poor use" of Las Vegas Boulevard South.

A review of this file reveals that a Use Permit to allow a Class III Secondhand Dealers license for scrap gold and silver was issued on June 26, 1980, to the property owner, Mr. George Wright. While that permit was originally granted in conjunction with another secondhand dealer operation, the Use Permit remains with the property and is valid for the current operation.

A recent inspection of the business revealed the building appeared neat inside and outside of the premises. Signs indicating the name of the business (Swiss Gold & Silver) are painted on the side and front of the building. Signs on both windows stated: "We Buy Gold & Silver."

No complaints have been received by the Department of Business Activity during the past year of operation.

Jerry J. Cahill
Jerry J. Cahill, Director
Department of Business Activity

Agenda Item

III "L" 1

City of Las Vegas

0023

Date: May 4, 1984

AGENDA DOCUMENTATION

TO: The City Council

FROM: DON SAYLOR, DEPUTY CITY MANAGER

SUBJECT: DEPARTMENT OF BUSINESS ACTIVITY -- MAY 16, 1984 CITY COUNCIL AGENDA
COMMUNICATION ITEMPURPOSE/BACKGROUND

Item, "M", 1.

Appearing on the Department of Business Activity portion of the agenda as a Communication Item is a request from Manuel Gonzalez dba Rancho Luna Restaurant, 1800 South Main, to allow placement of umbrella tables (5) with chairs outside his establishment.

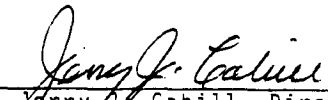
Rancho Luna Restaurant was approved by the City Council for a Beer/Wine On-Sale license on September 21, 1983. Mr. Gonzalez, licensee of record, filed a request on April 13, 1984 with the Department of Business Activity for "permission to put five tables outside of his business," indicating that "all meals and beer and wine would be served to the outside customers by his employees."

Mr. Gonzalez was advised by the Department that his request was denied. It was the Department's opinion --

- 1) that it was not the intent of a beer/wine on-sale license to allow service of beer/wine outdoors;
- 2) that this type method of operation would cause enforcement problems as well as possible violations of the Liquor Control Ordinance (e.g., sales to minors); and
- 3) because the building is surrounded only by an asphalt area which appears designed for parking and vehicle traffic, the placement of these outside umbrella tables would not comport to the overall design of the property.

Upon being advised that his request was denied, Mr. Gonzalez contacted the City Manager's Office, and after further review and conversation between Richard Blue and Jerry Cahill, Mr. Gonzalez was advised that if he wished to amend his application to include outdoor service, his request would be presented to the City Council for their consideration.

Attached are copies of Mr. Gonzalez's original request dated April 13, as well as his amended request dated May 4, 1984. It is to be noted that Mr. Gonzalez states in his most recent request that "no beer and wine will be sold for outside consumption."


Jerry J. Cahill, Director
Department of Business Activity

Agenda Item

III "M" 1

CITY OF LAS VEGAS
DEPARTMENT OF BUSINESS ACTIVITY
P.O. Box 1900 — 400 E. Stewart
Las Vegas, Nevada 89125

0024

BUSINESS LICENSE APPLICATION

All questions must be answered. Application must be completed in ink or typed.

Purpose of Application: (Check Appropriate Block(s))		License No.:	
New Business ☐ <i>Go ahead permit operation</i>		License No.:	
Change In Name ☐	Former Name: _____	License No.:	
Change In Ownership ☐	Former Owner: _____	License No.:	
Change In Location ☐	Former Location: _____		
Change In Corporate Officer(s):		All New ☐	
Business Name (DBA): <i>Rancho Luna Restaurant</i>			
Business Address: <i>1800 N. Main St.</i>		Zip: <i>89105</i>	
Mailing Address: <i>Same</i>		Zip: _____	
		Business Phone: <i>384-4422</i>	
Parent Business Name: _____		Est. Date License To Begin: _____	
Type of Business: <i>Restaurant</i>			
Brief Description Of How Business Is To Be Conducted: <i>See attached</i>			
Door-To-Door Soliciting: Yes ☐ No ☒			
All New Merchandise: Yes ☒ No ☐			
Description Of Above Business Address: <i>Commercial Three Building</i>			
Storage Required: Yes ☐ No ☐			
If yes, where: _____			
Nevada State License(s) No.: _____		Health Permit No.: _____	
State Sales Tax Permit No.: _____		Applied For: _____	
Other Current Business Licenses: _____			
Ownership Is: (Check One) Sole Proprietor ☒ Partnership ☐ Corporation ☐ Association ☐			
Name: <i>Manuel Gonzales</i>		Residence: <i>1416 REDFORD</i>	
Phone No.: <i>384-4422</i>		Social Security: <i>559-60-8052</i>	
Title: _____		Date Of Birth: <i>3-6-32</i>	
Residence: _____			
Phone No.: _____		Social Security: _____	
Date Of Birth: _____			
Name: _____		Residence: _____	
Phone No.: _____		Social Security: _____	
Date Of Birth: _____			
Corporate Resident Agent/Local Mgr.: _____		Business Address: _____	
Business Phone: _____			
Has owner(s) been arrested: (except minor traffic violations) Yes ☐ No ☒			
If yes, list arrest(s):			
Name:	Date:	Charge:	Disposition:

COMPLETE IF APPLICABLE:

Coin-Operated Machines:	Amusement ☐	# _____	Juke Box ☐	# _____	Cigarette ☐	# _____
Location Of Machines: _____			Date Placed In Service: _____			
_____			_____			
_____			_____			

111. m. l.

DO NOT WRITE IN THIS BOX

Bond: Type: _____ Amount: _____ Attached: _____ Pending: _____
 Insurance: Amount: _____ Policy Attached: _____ Pending: _____
 Insured By: _____ Expiration Date: _____
 Vehicle No.: _____ Date Sticker Issued: _____ Police I.D. No.: _____
 Letter Of Authorization On Premises: Attached: _____ Pending: _____
 Other: _____
 General Receipt No.: _____ Date: _____ Amt: _____ Paid To: _____

 Date Logged: _____ Semiannual Rate: _____
 If Change Of Ownership/Location: License Fees Paid To: _____ Owning: _____
 Room Taxes Paid To: _____ Owning: _____
 Sewer Cycle No.: _____ Amount: _____ Paid To: _____ Owning: _____
 Referral To LVMPD: Date: _____ Plate Card: _____ License: _____
 Seating Capacity: Number Of Seats: _____
 City Council Approval Date: _____

APPROVALS:

TENTATIVE

FINAL

Planning

Date

By

Date

By

Fire

Date

By

Date

By

License

Date

By

Date

By

Additional Comments Or Information:

The filing of an application does not authorize the applicant to conduct any business for which a license is required, and any carrying on of such business before a license is issued may be grounds for denial of a license.

CERTIFICATION

I, the undersigned, have answered all questions in this application and to the best of my knowledge, all answers are true and correct. I further understand that disclosure of any false, misleading, or incorrect answers could result in denial of the license.

Signature Of Applicant: M. Goring Title: J-3-81 Date: 5/4/84
 Received By: M. Gether Department Of Business Activity Date: 5/4/84

0026

**CH
YELLOW &
Cab Companies**

**JON ASHMENT
GENERAL MANAGER**

To the Dept. of Business License
and Activities

The fifteen (15) feet in front of the Rancho
Luna Restaurant to Main street belongs to Fleet
Management in contract of Rancho Luna Restaurant.

4/13/84

Tom Malone
Tom Malone-General Mgr.

I request permission
to put 5 tables
outside of my business
all meals & beer & wine
will be serve to the
outside customer ^{BY} my
employees
M. Gonzales

0027

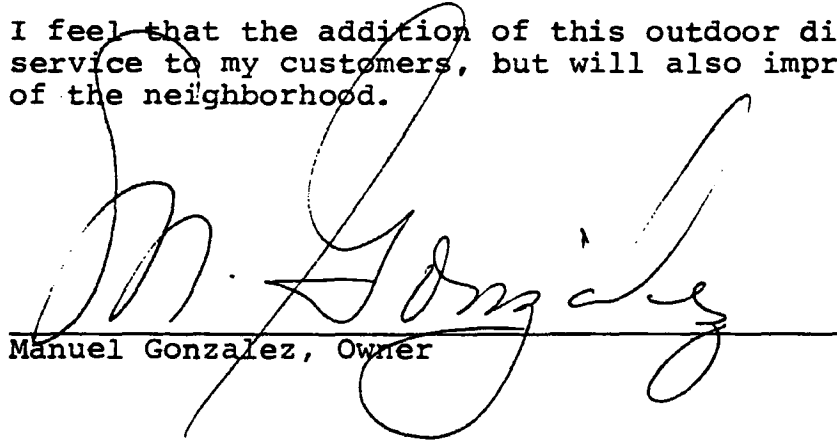
ATTACHMENT -- AMENDED APPLICATION
RANCHO LUNA RESTAURANT
1800 SOUTH MAIN STREET

My present operation consists of a restaurant serving food and beer and wine within the premises at 1800 S. Main, with seating for approximately 80 people.

I am requesting to amend the present operation to include service of food outside of the building. I propose to set up five umbrella tables which will seat four people each. The reason for this outside seating is to enable me to serve customers who are not dressed properly to dine inside. (I do not allow customers without shirts, shoes or long pants to dine indoors.)

It is my intention to permit only food sales to outside diners. No beer or wine will be sold for outside consumption.

I feel that the addition of this outdoor dining will not only improve service to my customers, but will also improve the general appearance of the neighborhood.



Manuel Gonzalez, Owner

May 4, 1984

0028

AGENDA*City of Las Vegas*

May 16, 1984

Page 15

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

IV(a). ADMINISTRATIVE AGENDA
ASHLEY HALL, CITY MANAGER

1019

- A. CONSIDERATION OF DIRECTOR OF ENGINEERING SERVICES REPORT IN REGARD TO PROPERTY LOCATED AT 1410 SOUTH 4TH STREET TO RECOVER COST OF DANGEROUS BUILDING ABATEMENT BY THE CITY OF LAS VEGAS AND SETTING OF A DATE FOR A PUBLIC HEARING AS SET FORTH IN SECTION 902 OF THE ABATEMENT OF DANGEROUS BUILDINGS CODE.

Lurie -
Motion to set date
for Public Hearing
on 6/5/84 for Items
A & B carried
unanimously.

6/6/84 Agenda

- B. CONSIDERATION OF DIRECTOR OF ENGINEERING SERVICES REPORT IN REGARD TO PROPERTY LOCATED AT NUMBER 2 BONNEVILLE AVENUE TO RECOVER COST OF DANGEROUS BUILDING ABATEMENT BY THE CITY OF LAS VEGAS AND SETTING OF A DATE FOR A PUBLIC HEARING AS SET FORTH IN SECTION 902 OF THE ABATEMENT OF DANGEROUS BUILDINGS CODE.

See above

6/6/84 Agenda

1021

- C. REQUEST OF THE DEPARTMENT OF TRANSPORTATION FOR AN EASEMENT IN CONNECTION WITH THE FLAMINGO WASH WHERE IT CROSSES CITY PROPERTY AT FLAMINGO AND THE FREEWAY.

Levy -
APPROVED provided
DOT make available
to the Housing Author-
ity land under the
freeway between 10th
and 14th Streets at
a nominal cost.
Unanimous

Staff to proceed

NOTE: VERBATIM TRANSCRIPT MADE PART OF
FINAL MINUTES

1023

- D. STATUS REPORT ON CITY OF LAS VEGAS MASTER PLAN.

Report Given by Harold Foster

VERBATIM TRANSCRIPT MADE PART OF FINAL
MINUTES.

City of Las Vegas

CITY COUNCIL MINUTES - MAY 16, 1984

0029

AGENDA DOCUMENTATION

Date: May 7, 1984

TO: The City Council

FROM: ASHLEY HALL
CITY MANAGER

SUBJECT: REPORT OF EXPENSES FOR ABATEMENT OF THE DANGEROUS BUILDING
AT 1410 SOUTH 4th STREET

PURPOSE/BACKGROUND

The subject property, 1410 South 4th Street, is an unoccupied office building. The Department of Building and Safety declared the site a dangerous building in December, 1983.

Staff has been in contact with the owner, Mr. Ric Johnson. Mr. Johnson indicated in two separate telephone conversations that he would do the work himself; however, no action was taken. On April 25, 1984 the Department of Engineering Services hired a contractor to abate the dangerous building and clean the lot. The attached Report of Expenses has been filed with the City Clerk.

The owners, Mr. & Mrs. Ric Johnson, were notified by mail of this item on today's agenda and were furnished a copy of the appeal procedure.

FISCAL IMPACT

\$1,690.00 has been paid to the contractor.

RECOMMENDATIONS

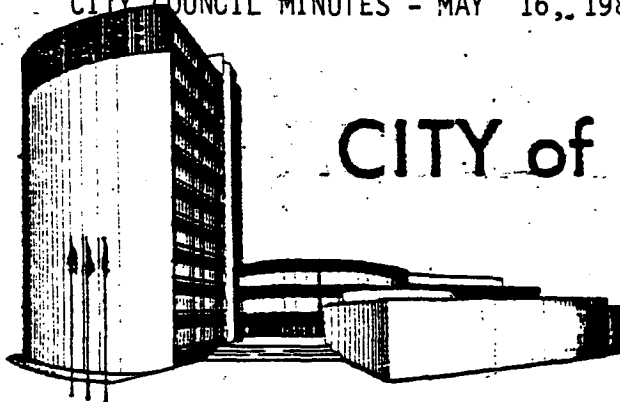
The City Manager recommends the City Council set a time, place and date for a Public Hearing to consider the report and any protests thereto.

Agenda Item

IV.(a) A

0030

MAYOR BILL BRIARE
COUNCILMEN
RON LURIE
PAUL J. CHRISTENSEN
AL LEVY
BOB NOLEN
CITY ATTORNEY
GEORGE F. OGILVIE
CITY MANAGER
ASHLEY HALL



CITY of LAS VEGAS

CERTIFIED MAIL

May 10, 1984

Ric and Carolyne Johnson
3039 Bel Air Drive
Las Vegas, Nevada 89109

DANGEROUS BUILDING AT 1410 SOUTH 4TH STREET

Dear Mr. and Mrs. Johnson:

On April 25, 1984 the City of Las Vegas caused the above dangerous building to be abated and the lot cleaned. A report of expenses has been submitted by the Department of Engineering Services.

At the City Council meeting May 16, 1984 the City Council will set a time, date and place for hearing the report and any protests or objections thereto. Your presence is requested at the May 16 meeting which will be held in the Council Chambers, City Hall Complex, 400 East Stewart Avenue, Las Vegas, Nevada. This item will be heard between the hours of 10 A.M. and 12 Noon. Please arrive at 10 A.M. and await your turn.

For your information, a copy of the procedures for abatement of dangerous buildings is attached, as well as a copy of the report of expenses.

Very truly yours,

CAROL ANN HAWLEY
CITY CLERK

CAH/lmo
Attachs.

CC: D. J. Saylor, Deputy City Manager
Clay Hymer, Director of Building and Safety
Nancy DeLaBarre, Department of Engineering Services

(NOTE: Separate Certified Mail letters were sent to Ric and Carolyne Johnson as well as separate letters sent by Regular Mail.)



INTER-OFFICE MEMORANDUM

May 3, 1984

TO:

Carol Ann Hawley
City Clerk

FROM:

Nancy DeLaBarre
Nancy DeLaBarre
Management Analyst II
For Engineering Services Director

SUBJECT:

Dangerous Building Abatement
Report of Expenses

COPIES TO:

Don Saylor
Clay Hymer

After giving due process, notice, and an opportunity for hearing as specified in the "Uniform Code for the Abatement of Dangerous Buildings", 1976 Edition, the Department of Engineering Services has caused the above dangerous building to be abated and the lot to be cleaned.

Work was performed by Silver Construction Co. on
April 25, 26, 27, at a cost of \$1,690.00

Property location: 1410 South 4th Street
Las Vegas, Nevada

Assessor's Parcel No.: 040-296-002

Owner of Record: Ric and Carolyne M. Johnson
3039 Bel Air Drive
Las Vegas, NV 89109

We hereby request that you present the above report to the City Council for consideration. The City Council is requested to fix a time, date and place for hearing the above report and any protests or objections hereto.

ND/lm

RECEIVED
MAY 3 3 57 PM '84
CITY CLERK

Chapter 7

ENFORCEMENT OF THE ORDER OF THE BUILDING OFFICIAL OR THE BOARD OF APPEALS

Compliance

Sec. 701. (a) General. After any order of the Building Official or the Board of Appeals made pursuant to this Code shall have become final, no person to whom any such order is directed shall fail, neglect, or refuse to obey any such order. Any such person who fails to comply with any such order is guilty of a misdemeanor.

(b) Failure to Obey Order. If, after any order of the Building Official or Board of Appeals made pursuant to this Code has become final, the person to whom such order is directed shall fail, neglect or refuse to obey such order, the Building Official may (i) cause such person to be prosecuted under subsection (a) of this Section or (ii) institute any appropriate action to abate such building as a public nuisance.

(c) Failure to Commence Work. Whenever the required repair or demolition is not commenced within 30 days after any final notice and order issued under this Code becomes effective:

1. The Building Official shall cause the building described in such notice and order to be vacated by posting at each entrance thereto a notice reading:

**"DANGEROUS BUILDING
DO NOT OCCUPY**

It is a misdemeanor to occupy this building
or to remove or deface this notice.

Building Official
City of....."

2. No person shall occupy any building which has been posted as specified in this subsection. No person shall remove or deface any such notice so posted until the repairs, demolition, or removal ordered by the Building Official have been completed and a Certificate of Occupancy issued pursuant to the provisions of the Uniform Building Code.

3. The Building Official may, in addition to any other remedy herein provided, cause the building to be repaired to the extent necessary to correct the conditions which render the building dangerous as set forth in the notice and order; or, if the notice and order required demolition, to cause the building to be sold and demolished or demolished and the materials, rubble and debris therefrom removed and the lot cleaned. Any such repair or demolition work shall be accomplished and the cost thereof

paid and recovered in the manner hereinafter provided in this Code. Any surplus realized from the sale of any such building, or from the demolition thereof, over and above the cost of demolition and of cleaning the lot, shall be paid over to the person or persons lawfully entitled thereto.

Extension of Time to Perform Work

Sec. 702. Upon receipt of an application from the person required to conform to the order and an agreement by such person that he will comply with the order if allowed additional time, the Building Official may, in his discretion, grant an extension of time, not to exceed an additional 120 days, within which to complete said repair, rehabilitation, or demolition, if the Building Official determines that such an extension of time will not create or perpetuate a situation imminently dangerous to life or property. The Building Official's authority to extend time is limited to the physical repair, rehabilitation, or demolition of the premises and will not in any way affect the time to appeal his notice and order.

Interference with Repair or Demolition Work Prohibited

Sec. 703. No person shall obstruct, impede or interfere with any officer, employee, contractor or authorized representative of the city, or with any person who owns or holds any estate or interest in any building which has been ordered repaired, vacated or demolished under the provisions of this Code; or with any person to whom such building has been lawfully sold pursuant to the provisions of this Code, whenever such officer, employee, contractor or authorized representative of the city, person having an interest or estate in such building or structure, or purchaser is engaged in the work of repairing, vacating and repairing, or demolishing any such building, pursuant to the provisions of this Code, or in performing any necessary act preliminary to or incidental to such work or authorized or directed pursuant to this Code.

Chapter 8

PERFORMANCE OF WORK OF REPAIR OR DEMOLITION

General

Sec. 801. (a) Procedure. When any work of repair or demolition is to be done pursuant to Section 701 (c) 3 of this Code, the Building Official shall issue his order therefor to the Director of Public Works and the work shall be accomplished by city personnel or by private contract under the direction of said Director. Plans and specifications therefor may be prepared by said Director, or he may employ such architectural and engineering assistance on a contract basis as he may deem reasonably necessary. If any part of the work is to be accomplished by private contract, Standard Public Works contractual procedures shall be followed.

(b) Costs. The cost of such work shall be paid from the Repair and Demolition Fund, and may be made a special assessment against the property involved, or may be made a personal obligation of the property owner, whichever the City Council shall determine is appropriate.

Repair and Demolition Fund

Sec. 802. (a) General. The City Council shall establish a special revolving fund to be designated as the Repair and Demolition Fund. Payments shall be made out of said fund upon the demand of the Director of Public Works to defray the costs and expenses which may be incurred by the city in doing or causing to be done the necessary work of repair or demolition of dangerous buildings.

(b) Maintenance of Fund. The Council may at any time transfer to the Repair and Demolition Fund, out of any money in the General Fund of the city, such sums as it may deem necessary in order to expedite the performance of the work of repair or demolition, and any sum so transferred shall be deemed a loan to the Repair and Demolition Fund and shall be repaid out of the proceeds of the collections hereinafter provided for. All funds collected under the proceedings hereinafter provided for, shall be paid to the City Treasurer who shall credit the same to the Repair and Demolition Fund.

Chapter 9

RECOVERY OF COST OF REPAIR OR DEMOLITION

Account of Expense, Filing of Report: Contents

Sec. 901. The Director of Public Works shall keep an itemized account of the expense incurred by the city in the repair or demolition of any building done pursuant to the provisions of Section 701 (c) 3 of this Code. Upon the completion of the work of repair or demolition, said Director shall prepare and file with City Clerk a report specifying the work done, the itemized and total cost of the work, a description of the real property upon which the building or structure is or was located, and the names and addresses of the persons entitled to notice pursuant to subsection (c) of Section 401.

Report Transmitted to Council—Set for Hearing

Sec. 902. Upon receipt of said report, the City Clerk shall present it to the City Council for consideration. The City Council shall fix a time, date and place for hearing said report, and any protests or objections thereto. The City Clerk shall cause notice of said hearing to be posted upon the property involved, published once in a newspaper of general circulation in the city, and served by certified mail, postage prepaid, addressed to the owner of the property as his name and address appear on the last equalized assessment roll of the county, if such so appear, or as known to the Clerk. Such notice shall be given at least 10 days prior to the date set for hearing and shall specify the day, hour, and place when the Council will hear and pass upon the Director's report, together with any objections or protests which may be filed as hereinafter provided by any person interested in or affected by the proposed charge.

Protests and Objections—How Made

Sec. 903. Any person interested in or affected by the proposed charge may file written protests or objections with the City Clerk at any time prior to the time set for the hearing on the report of the Director. Each such protest or objection must contain a description of the property in which the signer thereof is interested and the grounds of such protest or objection. The City Clerk shall endorse on every such protest or objection the date it was received by him. He shall present such protests or objections to the City Council at the time set for the hearing, and no other protests or objections shall be considered.

Hearing of Protests

Sec. 904. Upon the day and hour fixed for the hearing the City Council shall hear and pass upon the report of the Director together with any such objections or protests. The Council may make such revision, correction or modification in the report or the charge as it may deem just; and when the

Council is satisfied with the correctness of the charge, the report (as submitted or as revised, corrected or modified) together with the charge, shall be confirmed or rejected. The decision of the City Council on the report and the charge, and on all protests or objections, shall be final and conclusive.

Personal Obligation or Special Assessment

Sec. 905. (a) General. The City Council may thereupon order that said charge shall be made a personal obligation of the property owner or assess said charge against the property involved.

(b) Personal Obligation. If the City Council orders that the charge shall be a personal obligation of the property owner, it shall direct the City Attorney to collect the same on behalf of the city by use of all appropriate legal remedies.

(c) Special Assessment. If the City Council orders that the charge shall be assessed against the property it shall confirm the assessment, cause the same to be recorded on the assessment roll, and thereafter said assessment shall constitute a special assessment against and a lien upon the property.

Contest

Sec. 906. The validity of any assessment made under the provisions of this Chapter shall not be contested in any action or proceeding unless the same is commenced within 30 days after the assessment is placed upon the assessment roll as provided herein. Any appeal from a final judgment in such action or proceeding must be perfected within 30 days after the entry of such judgment.

Authority for Installment Payment of Assessments with Interest

Sec. 907. The City Council, in its discretion, may determine that assessments in amounts of \$500.00 or more shall be payable in not to exceed five equal annual installments. The Council's determination to allow payment of such assessments in installments, the number of installments, whether they shall bear interest, and the rate thereof shall be by a resolution adopted prior to the confirmation of the assessment.

Lien of Assessment

Sec. 908. (a) Priority. Immediately upon its being placed on the assessment roll the assessment shall be deemed to be complete, the several amounts assessed shall be payable, and the assessments shall be liens against the lots or parcels of land assessed, respectively. The lien shall be subordinate to all existing special assessment liens previously imposed upon the same property, and shall be paramount to all other liens except for state, county and municipal taxes with which it shall be upon a parity. The lien shall continue until the assessment and all interest due and payable thereon are paid.

(b) Interest. All such assessments remaining unpaid after 30 days from the date of recording on the assessment roll shall become delinquent and

shall bear interest at the rate of 7 percent per annum from and after said date.

Report to Assessor and Tax Collector: Addition of Assessment to Tax Bill

Sec. 909. After confirmation of the report, certified copies of the assessment shall be given to the City Assessor and the City Tax Collector, who shall add the amount of the assessment to the next regular tax bill levied against the parcel for municipal purposes.

Filing Copy of Report with County Auditor

Sec. 910. If the County Assessor and the County Tax Collector assess property and collect taxes for the city, a certified copy of the assessment shall be filed with the County Auditor on or before August 10th. The descriptions of the parcels reported shall be those used for the same parcels on the County Assessor's map books for the current year.

Collection of Assessment: Penalties for Foreclosure

Sec. 911. The amount of the assessment shall be collected at the same time and in the same manner as ordinary municipal taxes are collected; and shall be subject to the same penalties and procedure and sale in case of delinquency as provided for ordinary municipal taxes. All laws applicable to the levy, collection and enforcement of municipal taxes shall be applicable to such assessment.

If the City Council has determined that the assessment shall be paid in installments, each installment and any interest thereon shall be collected in the same manner as ordinary municipal taxes in successive years. If any installment is delinquent, the amount thereof is subject to the same penalties and procedure for sale as provided for ordinary municipal taxes.

Repayment of Repair and Demolition Fund

Sec. 912. All money recovered by payment of the charge or assessment or from the sale of the property at foreclosure sale shall be paid to the City Treasurer who shall credit the same to the Repair and Demolition Fund.

AGENDA DOCUMENTATION

Date: May 7, 1984

TO: The City Council

FROM: ASHLEY HALL
CITY MANAGERSUBJECT: REPORT OF EXPENSES FOR ABATEMENT OF THE DANGEROUS BUILDING
AT NUMBER 2 BONNEVILLE AVENUEPURPOSE/BACKGROUND

The property at Number 2 Bonneville Avenue has been a problem for a number of years. The owner has repeatedly refused to board up the building and clean up the lot. The Department of Building and Safety has given notice to abate the property under the Litter Abatement Code and the Dangerous Building Code.

On May 4, 1984 the Department of Engineering Services hired a contractor to board up the holes in the roof. At the same time the yard was cleaned under our Annual Litter Abatement Contract. These expenses are handled as separate costs, as follows:

1. Dangerous Building - The attached Report of Expenses has been filed with the City Clerk, City Council then sets a Public Hearing to consider the expenses incurred under the Dangerous Building Code and any objections thereto. The costs for a dangerous building abatement can be made a personal obligation or a lien against the property.
2. Litter Abatement - The property owner has been billed. If the bill is not paid at the end of 60 days, the Department of Engineering Services files a lien against the property. The lien remains with interest accruing at the rate of 6% per year until final payment has been made.

The property owner has been sent notice of today's meeting together with a copy of the appeal procedure for a dangerous building abatement.

FISCAL IMPACT

\$325.00 dangerous building abatement costs have been paid to Building Dynamics.
\$680.00 litter abatement costs have been paid to Wayne's Trucking.

RECOMMENDATIONS

The City Manager recommends the City Council set a time, date and place for a Public Hearing to consider the report of expenses on Abatement of Dangerous Building.

Agenda Item

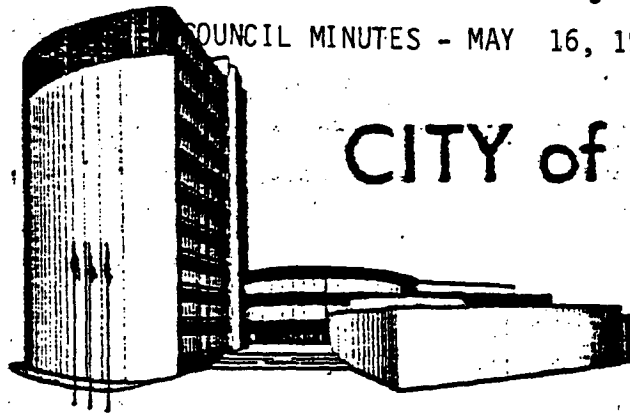
IV.(a) B

MAYOR BILL BRIARE

COUNCILMEN
RON LURIE
PAUL J. CHRISTENSEN
AL LEVY
BOB NOLEN

CITY ATTORNEY
GEORGE F. OGILVIE

CITY MANAGER
ASHLEY HALL



COUNCIL MINUTES - MAY 16, 1984

0036

CITY of LAS VEGAS

CERTIFIED MAIL

May 10, 1984

Estate of Marie Van Dusen
c/o Wilson Van Dusen, Co-Administrator
Michael Van Dusen, Co-Administrator
3725 North Bronco
Las Vegas, Nevada 89108

DANGEROUS BUILDING - NO. 2 BONNEVILLE AVENUE

Dear Mr. Van Dusen:

On May 4, 1984 the City of Las Vegas caused the holes in the roof at the above address to be boarded up and the lot to be cleaned. In compliance with the "Uniform Code for the Abatement of Dangerous Buildings" a Report of Expenses for the cost of boarding up the roof has been submitted by the Department of Engineering Services. The costs involved for clearing the lot will be billed separately.

At the City Council meeting on May 16, 1984 the City Council will set a time, place for hearing the report for the costs incurred on the roof, and any protests thereto. Your presence is requested at the May 16th meeting which will be held in the Council Chambers, City Hall Complex, 400 East Stewart Avenue, Las Vegas, Nevada. This item will be heard between the hours of 10 A.M. and 12 Noon. Please arrive at 10 A.M. and await your turn.

For your information, a copy of the procedure for abatement of dangerous buildings is attached. Also attached is a copy of the Report of Expenses and a copy of the Billing Memorandum for removal of the litter.

Very truly yours,

CAROL ANN HAWLEY
City Clerk

CAH/lmo
Attachs.

CC: D. J. Saylor, Deputy City Manager
Clay Hymer, Director of Building and Safety
Nancy DelaBarre, Department of Engineering Services

(NOTE: Separate Certified Mail letters were sent to Wilson Van Dusen and Michael Van Dusen as well as separate letters sent by Regular Mail.)



INTER-OFFICE MEMORANDUM

May 7, 1984

TO:

Carol Ann Hawley
City Clerk

FROM:

Nancy DelaBarre for
C. E. Gilpin, Director
Department of Engineering Services

SUBJECT:

Dangerous Building Abatement
Report of Expenses

COPIES TO:

Don Saylor
Clay Hymer

DANGEROUS BUILDING REPORT

After giving due process and notice as specified in the "Uniform Code for the Abatement of Dangerous Buildings" 1976 Edition, the Department of Engineering Services hired a contractor to board up the holes in the roof of the structure located at No. 2 Bonneville Ave.

Work was performed by Building Dynamics on May 4, 1984
at a cost of \$325.00.

Property location: 2 Bonneville Ave.

Assessor Parcel No.: 040-094-011

Owner of Record: Estate of Marie Van Dusen
Wilson Van Dusen, Co-administrator
Michael Van Dusen, Co-administrator
3725 No. Bronco
Las Vegas, Nevada 89108

The Department of Engineering Services hereby requests that you present the above report for Dangerous Building Abatement to the City Council for consideration. The City Council is requested to fix a time, date and place for hearing the above report and any protests hereto.

RECEIVED

MAY 7 4 31 PM '84

CITY CLERK

CITY CLERK

MAY 7 4 31 PM '84

RECEIVED

CITY CLERK

MAY 7 4 31 PM '84

RECEIVED

Chapter 7

ENFORCEMENT OF THE ORDER OF THE BUILDING OFFICIAL OR THE BOARD OF APPEALS

Compliance

Sec. 701. (a) General. After any order of the Building Official or the Board of Appeals made pursuant to this Code shall have become final, no person to whom any such order is directed shall fail, neglect, or refuse to obey any such order. Any such person who fails to comply with any such order is guilty of a misdemeanor.

(b) Failure to Obey Order. If, after any order of the Building Official or Board of Appeals made pursuant to this Code has become final, the person to whom such order is directed shall fail, neglect or refuse to obey such order, the Building Official may (i) cause such person to be prosecuted under subsection (a) of this Section or (ii) institute any appropriate action to abate such building as a public nuisance.

(c) Failure to Commence Work. Whenever the required repair or demolition is not commenced within 30 days after any final notice and order issued under this Code becomes effective:

1. The Building Official shall cause the building described in such notice and order to be vacated by posting at each entrance thereto a notice reading:

**"DANGEROUS BUILDING
DO NOT OCCUPY**

It is a misdemeanor to occupy this building
or to remove or deface this notice.

Building Official
City of....."

2. No person shall occupy any building which has been posted as specified in this subsection. No person shall remove or deface any such notice so posted until the repairs, demolition, or removal ordered by the Building Official have been completed and a Certificate of Occupancy issued pursuant to the provisions of the Uniform Building Code.

3. The Building Official may, in addition to any other remedy herein provided, cause the building to be repaired to the extent necessary to correct the conditions which render the building dangerous as set forth in the notice and order; or, if the notice and order required demolition, to cause the building to be sold and demolished or demolished and the materials, rubble and debris therefrom removed and the lot cleaned. Any such repair or demolition work shall be accomplished and the cost thereof

paid and recovered in the manner hereinafter provided in this Code. Any surplus realized from the sale of any such building, or from the demolition thereof, over and above the cost of demolition and of cleaning the lot, shall be paid over to the person or persons lawfully entitled thereto.

Extension of Time to Perform Work

Sec. 702. Upon receipt of an application from the person required to conform to the order and an agreement by such person that he will comply with the order if allowed additional time, the Building Official may, in his discretion, grant an extension of time, not to exceed an additional 120 days, within which to complete said repair, rehabilitation, or demolition, if the Building Official determines that such an extension of time will not create or perpetuate a situation imminently dangerous to life or property. The Building Official's authority to extend time is limited to the physical repair, rehabilitation, or demolition of the premises and will not in any way affect the time to appeal his notice and order.

Interference with Repair or Demolition Work Prohibited

Sec. 703. No person shall obstruct, impede or interfere with any officer, employee, contractor or authorized representative of the city, or with any person who owns or holds any estate or interest in any building which has been ordered repaired, vacated or demolished under the provisions of this Code; or with any person to whom such building has been lawfully sold pursuant to the provisions of this Code, whenever such officer, employee, contractor or authorized representative of the city, person having an interest or estate in such building or structure, or purchaser is engaged in the work of repairing, vacating and repairing, or demolishing any such building, pursuant to the provisions of this Code, or in performing any necessary act preliminary to or incidental to such work or authorized or directed pursuant to this Code.

Chapter 8

PERFORMANCE OF WORK OF REPAIR OR DEMOLITION

General

Sec. 801. (a) Procedure. When any work of repair or demolition is to be done pursuant to Section 701 (c) 3 of this Code, the Building Official shall issue his order therefor to the Director of Public Works and the work shall be accomplished by city personnel or by private contract under the direction of said Director. Plans and specifications therefor may be prepared by said Director, or he may employ such architectural and engineering assistance on a contract basis as he may deem reasonably necessary. If any part of the work is to be accomplished by private contract, Standard Public Works contractual procedures shall be followed.

(b) Costs. The cost of such work shall be paid from the Repair and Demolition Fund, and may be made a special assessment against the property involved, or may be made a personal obligation of the property owner, whichever the City Council shall determine is appropriate.

Repair and Demolition Fund

Sec. 802. (a) General. The City Council shall establish a special revolving fund to be designated as the Repair and Demolition Fund. Payments shall be made out of said fund upon the demand of the Director of Public Works to defray the costs and expenses which may be incurred by the city in doing or causing to be done the necessary work of repair or demolition of dangerous buildings.

(b) Maintenance of Fund. The Council may at any time transfer to the Repair and Demolition Fund, out of any money in the General Fund of the city, such sums as it may deem necessary in order to expedite the performance of the work of repair or demolition, and any sum so transferred shall be deemed a loan to the Repair and Demolition Fund and shall be repaid out of the proceeds of the collections hereinafter provided for. All funds collected under the proceedings hereinafter provided for, shall be paid to the City Treasurer who shall credit the same to the Repair and Demolition Fund.

Chapter 9

RECOVERY OF COST OF REPAIR OR DEMOLITION

Account of Expense, Filing of Report: Contents

Sec. 901. The Director of Public Works shall keep an itemized account of the expense incurred by the city in the repair or demolition of any building done pursuant to the provisions of Section 701 (c) 3 of this Code. Upon the completion of the work of repair or demolition, said Director shall prepare and file with City Clerk a report specifying the work done, the itemized and total cost of the work, a description of the real property upon which the building or structure is or was located, and the names and addresses of the persons entitled to notice pursuant to subsection (c) of Section 401.

Report Transmitted to Council—Set for Hearing

Sec. 902. Upon receipt of said report, the City Clerk shall present it to the City Council for consideration. The City Council shall fix a time, date and place for hearing said report, and any protests or objections thereto. The City Clerk shall cause notice of said hearing to be posted upon the property involved, published once in a newspaper of general circulation in the city, and served by certified mail, postage prepaid, addressed to the owner of the property as his name and address appear on the last equalized assessment roll of the county, if such so appear, or as known to the Clerk. Such notice shall be given at least 10 days prior to the date set for hearing and shall specify the day, hour, and place when the Council will hear and pass upon the Director's report, together with any objections or protests which may be filed as hereinafter provided by any person interested in or affected by the proposed charge.

Protests and Objections—How Made

Sec. 903. Any person interested in or affected by the proposed charge may file written protests or objections with the City Clerk at any time prior to the time set for the hearing on the report of the Director. Each such protest or objection must contain a description of the property in which the signer thereof is interested and the grounds of such protest or objection. The City Clerk shall endorse on every such protest or objection the date it was received by him. He shall present such protests or objections to the City Council at the time set for the hearing, and no other protests or objections shall be considered.

Hearing of Protests

Sec. 904. Upon the day and hour fixed for the hearing the City Council shall hear and pass upon the report of the Director together with any such objections or protests. The Council may make such revision, correction or modification in the report or the charge as it may deem just; and when the

Council is satisfied with the correctness of the charge, the report (as submitted or as revised, corrected or modified) together with the charge, shall be confirmed or rejected. The decision of the City Council on the report and the charge, and on all protests or objections, shall be final and conclusive.

Personal Obligation or Special Assessment

Sec. 905. (a) General. The City Council may thereupon order that said charge shall be made a personal obligation of the property owner or assess said charge against the property involved.

(b) Personal Obligation. If the City Council orders that the charge shall be a personal obligation of the property owner, it shall direct the City Attorney to collect the same on behalf of the city by use of all appropriate legal remedies.

(c) Special Assessment. If the City Council orders that the charge shall be assessed against the property it shall confirm the assessment, cause the same to be recorded on the assessment roll, and thereafter said assessment shall constitute a special assessment against and a lien upon the property.

Contest

Sec. 906. The validity of any assessment made under the provisions of this Chapter shall not be contested in any action or proceeding unless the same is commenced within 30 days after the assessment is placed upon the assessment roll as provided herein. Any appeal from a final judgment in such action or proceeding must be perfected within 30 days after the entry of such judgment.

Authority for Installment Payment of Assessments with Interest

Sec. 907. The City Council, in its discretion, may determine that assessments in amounts of \$500.00 or more shall be payable in not to exceed five equal annual installments. The Council's determination to allow payment of such assessments in installments, the number of installments, whether they shall bear interest, and the rate thereof shall be by a resolution adopted prior to the confirmation of the assessment.

Lien of Assessment

Sec. 908. (a) Priority. Immediately upon its being placed on the assessment roll the assessment shall be deemed to be complete, the several amounts assessed shall be payable, and the assessments shall be liens against the lots or parcels of land assessed, respectively. The lien shall be subordinate to all existing special assessment liens previously imposed upon the same property, and shall be paramount to all other liens except for state, county and municipal taxes with which it shall be upon a parity. The lien shall continue until the assessment and all interest due and payable thereon are paid.

(b) Interest. All such assessments remaining unpaid after 30 days from the date of recording on the assessment roll shall become delinquent and

shall bear interest at the rate of 7 percent per annum from and after said date.

Report to Assessor and Tax Collector: Addition of Assessment to Tax Bill

Sec. 909. After confirmation of the report, certified copies of the assessment shall be given to the City Assessor and the City Tax Collector, who shall add the amount of the assessment to the next regular tax bill levied against the parcel for municipal purposes.

Filing Copy of Report with County Auditor

Sec. 910. If the County Assessor and the County Tax Collector assess property and collect taxes for the city, a certified copy of the assessment shall be filed with the County Auditor on or before August 10th. The descriptions of the parcels reported shall be those used for the same parcels on the County Assessor's map books for the current year.

Collection of Assessment: Penalties for Foreclosure

Sec. 911. The amount of the assessment shall be collected at the same time and in the same manner as ordinary municipal taxes are collected; and shall be subject to the same penalties and procedure and sale in case of delinquency as provided for ordinary municipal taxes. All laws applicable to the levy, collection and enforcement of municipal taxes shall be applicable to such assessment.

If the City Council has determined that the assessment shall be paid in installments, each installment and any interest thereon shall be collected in the same manner as ordinary municipal taxes in successive years. If any installment is delinquent, the amount thereof is subject to the same penalties and procedure for sale as provided for ordinary municipal taxes.

Repayment of Repair and Demolition Fund

Sec. 912. All money recovered by payment of the charge or assessment or from the sale of the property at foreclosure sale shall be paid to the City Treasurer who shall credit the same to the Repair and Demolition Fund.

AGENDA DOCUMENTATION

TO: The City Council

FROM: DON/A TAYLOR
DEPUTY CITY MANAGER

SUBJECT: REQUEST OF THE DEPARTMENT OF TRANSPORTATION FOR AN EASEMENT IN CONNECTION WITH THE FLAMINGO WASH WHERE IT CROSSES CITY PROPERTY AT FLAMINGO ROAD AND THE FREEWAY.

PURPOSE/BACKGROUND

The City owns property in the general area of the Flamingo interchange which is generally located between the freeway and the frontage road. It is traversed by the Flamingo Wash.

The State has the responsibility of maintaining the Flamingo Wash, and in that they have that responsibility, they are requesting an easement from the City for the wash. The easement amounts to approximately .76 acres. The property is unusable because of the wash; therefore, staff would recommend that the easement be granted.

As part of the State and Federal requirements, the State must offer just compensation for the easement; however, they have indicated they would appreciate it if the City would dedicate the easement at no cost to the State.

I have no estimate of what just compensation might be in this particular case, but due to the fact that the easement area is occupied by a wash, I don't believe that it would amount to any appreciable value. In fact, I seriously doubt if the value would approach what an appraisal would cost.

FISCAL IMPACT

None.

RECOMMENDATIONS

The City Manager's Office recommends that the easement be dedicated to the State at no cost to them.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(a) ADMINISTRATIVE AGENDA

ITEM C. REQUEST OF THE DEPARTMENT OF TRANSPORTATION FOR AN EASEMENT IN CONNECTION WITH THE FLAMINGO WASH WHERE IT CROSSES CITY PROPERTY AT FLAMINGO AND THE FREEWAY.

PAGE 1

MAYOR BRIARE:

Item C, Mr. Hall.

CITY MANAGER HALL:

Item C is a request of the Department of Transportation for an easement in connection with the Flamingo Wash where it crosses City property at Flamingo and the Freeway. Mr. Saylor.

DEPUTY CITY MGR. SAYLOR:

Remember recently the Transportation Department requested permission from the City to cross City property to get to the wash to make certain improvements. They've since determined that the -- they do not have an easement for the wash, which is logical that they should have because they maintain it even though it runs across our property. Therefore, they are now requesting that we grant them that easement. They've also indicated that according to State and Federal regs, they must indicate that we could get just compensation; however, in this particular case it's my recommendation that we not ask for any compensation because in essence the wash is on our property. If they did not maintain it, we'd have to and, therefore, we're out from under an obligation. We would recommend that the easement be granted.

COUNCILMAN LEVY:

Mr. Saylor.

DEPUTY CITY MGR. SAYLOR:

Yes, sir.

COUNCILMAN LEVY:

I'd like to put a little tag on that. As you are quite well aware of the City and the Housing Authority are trying to develop a running and an athletic area underneath the freeway around 14th Street.

DEPUTY CITY MGR. SAYLOR:

Yes, sir.

COUNCILMAN LEVY:

And the County -- and the State owns that property and is actually giving us a little trouble on that regard and I'd like to see if we could just trade with them and actually use this as little trading power for us so that the Housing Authority will be able to get this property at a dollar a year type of situation. So if we could add that as part of our agreement I think, and I'm pretty sure that the State is looking to try and help us too.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(a) ADMINISTRATIVE AGENDA

ITEM C. REQUEST OF THE DEPARTMENT OF TRANSPORTATION FOR AN EASEMENT IN CONNECTION WITH THE FLAMINGO WASH WHERE IT CROSSES CITY PROPERTY AT FLAMINGO AND THE FREEWAY.

PAGE 2

DEPUTY CITY MGR. SAYLOR: Okay.

COUNCILMAN LURIE: Just make a motion subject to --

COUNCILMAN LEVY: The negotiations with Mr. Sartini.

MAYOR BRIARE: Does everyone understand Councilman's motion?

COUNCILMAN LURIE: They've been very cooperative in doing that before. We did some trading with them down at Freedom Park on the substation.

DEPUTY CITY MGR. SAYLOR: Right. We've had nothing but very fair treatment from the State and I believe they've had the same from us over the past years..

COUNCILMAN LEVY: We don't want to discontinue that.

DEPUTY CITY MGR. SAYLOR: Right.

MAYOR BRIARE: That's your motion, Councilman Levy?

COUNCILMAN LEVY: Right.

MAYOR BRIARE: Further comments? Cast your votes. Post.

COUNCILMAN LEVY: Can't.

CITY CLERK HAWLEY: Oh, I'm sorry.

MAYOR BRIARE: Oh, excuse me. Let's cast our votes on Councilman Levy's motion. Post. MOTION'S APPROVED. (Motion carried unanimously.)

END OF EXCERPT

AGENDA DOCUMENTATION

TO: The City Council

FROM: DON J. SAYLOR
DEPUTY CITY MANAGER

SUBJECT: STATUS OF GENERAL PLAN UPDATE

PURPOSE/BACKGROUND

The General Plan update is in the final stages of being completed. The Plan consists of three major parts which are being produced by the Consultant in conjunction with staff. The three parts are the Resource Document, Community Profiles and the Policy Document. The Resource Document provides the background and basis for the policies in the Policy Document; the Community Profiles consist of land use information and statistical data on each area of the City to assist in planning and zoning matters; and the Policy Document will be the primary document that will be adopted and utilized by the City Council. The Resource Document and Community Profiles are essentially completed in draft form and a majority of the Policy Document has been prepared. Most all of the drafted material has been reviewed and approved by the Citizen Advisory Committee and the Technical Advisory Committee. The Planning Commission has also been provided copies of all material so the members will be fully informed on how the Plan was developed prior to the public hearing. A status report was given to the Planning Commission at its April 24, 1984 meeting.

The public hearing on the updated Plan by the Planning Commission is now tentatively scheduled for the last part of June or early July. Once the Planning Commission approves the Plan, the Council could hold its hearing in July or the first meeting in August. The updated Plan should not be a controversial matter at either of the public hearings because there has been substantial participation by the homebuilders, realtors, and other interest groups throughout the entire process.

FISCAL IMPACT Not applicable

RECOMMENDATIONS Status report only - no action necessary

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(a) ADMINISTRATIVE AGENDA

ITEM D. STATUS REPORT ON CITY OF LAS VEGAS MASTER PLAN

PAGE 1

MAYOR BRIARE:

Next, Mr. Hall.

CITY MANAGER HALL:

Item D, status report on City of Las Vegas Master Plan. Some of you have asked for an update on our Master Plan and the progress we're making. Mr. Harold Foster, the Director of our Planning Department is here this morning to give you an update on that.

HAROLD FOSTER:

We're just about six to eight weeks away from a public hearing on the item. The policy document, which is the last part of the work that needs to be completed, will be drafted in the last -- in about another two weeks and then we'll put that in a final form and then we can send it out to everyone for the advertised public hearing. I think we're going to turn out a quality project or product that I'm sure you're going to be happy with.

COUNCILMAN LURIE:

If not, we won't be happy with you.

MAYOR BRIARE:

Are you going to guarantee us that we're going to be happy?

HAROLD FOSTER:

I hope so.

COUNCILMAN LEVY:

Don't bet that one, Harold.

MAYOR BRIARE:

Any questions of Mr. Foster?

CITY MANAGER HALL:

This is a status report, Your Honor, and there's no action to be taken.

MAYOR BRIARE:

Thank you, Mr. Foster. Does that conclude your agenda, Mr. Hall?

CITY MANAGER HALL:

That concludes my portion of the agenda.

END OF EXCERPT

AGENDA*City of Las Vegas*

May 16, 1984

Page 16

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011**ITEM****Council Action****Department Action**IV(b) DEPARTMENT OF FINANCIAL MANAGEMENT
MARVIN A. LEAVITT, CPA, DIRECTOR***CONSENT AGENDA**

All matters listed under Item A are considered to be routine by the City Council and may be enacted by one motion. However, any items may be discussed if a Council member or citizen so requests.

1025

A. SERVICE AND MATERIAL WARRANTS/PAYROLL WARRANTS/OTHER WARRANTS AND INVESTMENTS

1. Service and Material Warrants
In the amount of \$4,854,944.17
2. Payroll Warrants
In the amount of \$675,857.94
3. Other Warrants and Investments
In the amount of \$361,951.92

Lurie -
APPROVED Items 1
thru 3.
Unanimous

Staff to proceed

APPROVED AGENDA ITEM

mp Coe

0047

[illegible]

25

PAYROLL WARRANTS

NO	140812	THRU	142180	AMT \$	675,857.94	DESCRIPTION	PP/E 4/21/84

TOTAL NET AMOUNT \$5,892.754.03

I hereby certify that I have audited the above warrants:
and approve same for payment as being in compliance with all applicable laws to the best of my knowledge and belief.

 
 DIRECTOR OF FINANCIAL MANAGEMENT APPROVED: CITY MANAGER

paid and the City Treasurer is hereby ordered to disburse the warrants as presented.

William H. Brown ATTEST. Paul C. Hansen
MAYOR CITY CLERK

AGENDA

City of Las Vegas

May 16, 1984

Page 17

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

IV. (c) DEPARTMENT OF PERSONNEL & EMPLOYEE RELATIONS

JAN TAIT, DIRECTOR

A. AUTHORIZATION TO FILL POSITIONS (CRITICAL HIRES)

I. BUDGETED VACANT POSITIONS TO BE FILLED:

<u>POSITION(S)</u>	<u>DEPARTMENT</u>	<u>MONTHLY RANGE</u>	<u>FUNDING</u>
Management Analyst I	Recreation & Leisure Activities	\$1,542-1,875	General
Park Ranger (3)	Recreation & Leisure Activities	\$1,557-1,893	General
Sr. Park Ranger	Recreation & Leisure Activities	\$1,719-2,089	General
Administrative Secretary	Public Services	\$1,458-1,708	General

<u>POSITION(S)</u>	<u>DEPARTMENT</u>	<u>MONTHLY SALARY</u>	<u>FUNDING</u>
Sr. Citizen Law Project Legal Secretary	Funds Coordination	\$1,400.	Federal

Lurie -
APPROVED Items I and II as recommended.
Unanimous

Staff to proceed

APPROVED AGENDA ITEM



1025

AGENDA DOCUMENTATION

TO: The City Council

FROM: MICHAEL P. COOL
DEPUTY CITY MANAGER

SUBJECT: DEPARTMENT OF PERSONNEL & EMPLOYEE RELATIONS - AUTHORIZATION TO FILL POSITIONS

PURPOSE/BACKGROUND

Of the 1,572 positions in the City's 1983-84 Fiscal Budget, 16.7% (264 positions) are currently vacant.

The staff is recommending the filling of eight (8) critical positions at this time.

The chart below gives you a summary of our current staffing, as well as showing the eight (8) requests to fill positions.

STAFFING SUMMARY

	CURRENT STAFFING			REQUESTS TO BE FILLED		
	<u>AUTHORIZED POSITIONS</u>	<u>NUMBER OF EMPLOYEES</u>	<u>VACANCIES</u>	<u>FILL EXISTING VACANCIES</u>	<u>FILL NEW POSITIONS</u>	<u>TOTAL REQUESTED</u>
Appointive	152	141	11	2	0	2
Classified	1145	1088	57	4	1	5
Contract	18	14	4	1	0	1
Elective	9	9	0	0	0	0
Hourly	<u>248</u>	<u>56</u>	<u>192</u>	<u>0</u>	<u>0</u>	<u>0</u>
Total	1572	1308	264	7	1	8

FISCAL IMPACT

There are two types of requests presented. The first group, Budgeted Vacancies, includes seven positions which are in the 1983-'84 budget, one of which is federally funded, and replacement of those vacancies is considered critical. The second, Positions to be Established and Filled, is a request from Building & Safety. The projected cost for the remainder of this fiscal year is \$2,684; these funds are available in the City's FY '83/'84 General Fund Budget.

The total dollar savings realized through vacancies thus far in fiscal year 1983-'84 is \$935,607. If the positions that are currently vacant were to remain vacant for the remainder of fiscal year 1983-'84, the estimated total savings for the year would be \$1,150,435.

RECOMMENDATION

Staff recommends the filling of the eight (8) positions indicated above.

Agenda Item

IV. (c)

AGENDA*City of Las Vegas*

May 16, 1984

Page 18

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

Page 2

IV. (c) DEPARTMENT OF PERSONNEL &
EMPLOYEE RELATIONS

JAN TAIT, DIRECTOR

AUTHORIZATION TO FILL
POSITIONS (CRITICAL HIRES)**II. POSITIONS TO BE ESTABLISHED AND FILLED
(THROUGH EXISTING GENERAL FUND BUDGET)**

<u>POSITION(S)</u>	<u>DEPARTMENT</u>	<u>MONTHLY RANGE</u>	<u>FUNDING</u>
Fire Protection Engineer	Building & Safety	\$2,147- 2,609	General

APPROVED
See Page 17

See Page 17

1025

B. WILLIE W. DAVIS MEMORIAL AWARD
FOR OUTSTANDING CITY EMPLOYEELurie -
APPROVED Committee
consisting of:
Bob Giles
Erma O'Neal
Maria Castillo
UnanimousStaff to proceed
Michael Cool
appeared

APPROVED AGENDA ITEM

mp Cool

City of Las Vegas

0051

Date: May 16, 1984

AGENDA DOCUMENTATION

TO:
The City CouncilFROM:
MICHAEL P. COOL
DEPUTY CITY MANAGERSUBJECT:
Willie W. Davis Memorial Award for Outstanding City EmployeePURPOSE/BACKGROUND

In 1982, the City Council unanimously approved a resolution creating the Willie W. Davis Memorial Award for Outstanding City Employee. That resolution stipulated that all nominations are to be screened by a five-member Employee Screening Committee appointed by the City Manager and that the recipient of the Award is to be selected from among no more than five finalists by a three-member Citizens' Board appointed by the City Council.

Since the third annual Willie W. Davis Memorial Award for Outstanding Employee is to be presented at the June 20, 1984 meeting of the City Council, it is now necessary to appoint the Citizens' Board charged with selecting the recipient. The following are recommendations for the Citizens' Board:

Bob Giles, Member, Las Vegas Board of Zoning Adjustment
Erma O'Neal, Commissioner, Las Vegas Housing Authority
Maria Castillo, Latin Chamber of Commerce

All of these individuals have indicated a willingness to serve if appointed.

FISCAL IMPACT

N/A

RECOMMENDATIONS

It is recommended that the City Council appoint Bob Giles, Erma O'Neal and Maria Castillo to the Citizens' Board for the Willie W. Davis Memorial Award for Outstanding City Employee.

Agenda Item

IV(c) B

AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas

0052
MAY 16, 1984

Page 19

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

IV (g) DEPARTMENT OF GENERAL SERVICES

DAN R. PILKINGTON, DIRECTOR

*CONSENT AGENDA

All items listed under Items *A and *B are considered to be routine by the City Council and may be enacted by one motion. However, any item may be discussed if a Council member or citizen so requests.

PURCHASING & CONTRACTS DIVISION

1026

*A. AWARD OF ANNUAL CONTRACTS AND AGREEMENTS

1. Replacement Air Filters
Department of Public Services
2. Maintenance of Radio Equipment
Department of General Services
3. Expendable Crack Filler Oil
Department of Public Services
4. Expendable Reflective Glass Spheres for
Street Paint
Department of Engineering Services
5. Health Care Services for Inmates
Department of Detention & Correctional
Services
6. Expendable Liquid Chlorine
Department of Public Services
7. Maintenance of Surveillance Equipment
Department of Detention & Correctional
Services
8. Food Services for Inmates
Department of Detention & Correctional
Services

Lurie -
APPROVED Items 1
thru 8.
Unanimous

Staff to proceed
Kris Karamanos was
present

APPROVED AGENDA ITEM

mp Core

City of Las Vegas

0053

AGENDA DOCUMENTATION

Date: MAY 4, 1984

TO:
The City CouncilFROM:
MICHAEL P. COOL,
DEPUTY CITY MANAGERSUBJECT: AGENOA - CITY COUNCIL MEETING - MAY 16, 1984
IV (g) DEPARTMENT OF GENERAL SERVICESPURPOSE/BACKGROUND*A. AWARD OF ANNUAL CONTRACTS AND AGREEMENTS

1. <u>BID TITLE:</u>	AIR FILTERS	<u>BID NUMBER:</u>	84.9999.1
<u>ITEM:</u>	SERVICE	<u>ESTIMATE:</u>	\$9,500.00
<u>DEPARTMENT:</u>	PUBLIC SERVICES	<u>INVITATIONS MAILED:</u>	8
<u>FUNDING:</u>	GENERAL FUND	<u>RESPONSES RECEIVED:</u>	3

NEED FOR PURCHASE

THE NEED FOR THIS SERVICE STEMS FROM THE CITY'S ONGOING RESPONSIBILITY TO PROVIDE SYSTEMATIC MAINTENANCE OF AIR FILTERS USED IN AIR CONDITIONING EQUIPMENT LOCATED IN ALL CITY BUILDINGS.

BID ABSTRACT SUMMARY

WESTERN FIRE PREVENTION	LAS VEGAS	NV	\$8,647.20
AIR FILTER SERVICE	LAS VEGAS	NV	\$9,294.45
AFC AIR FILTER AND FIRE	LAS VEGAS	NV	\$9,630.36

STAFF RECOMMENDATION OF AWARDTHAT THE LOW BID BE AWARDED TO:

WESTERN FIRE PREVENTION	LAS VEGAS	NV	\$8,647.20

AUTHORIZE THE DEPARTMENT OF GENERAL SERVICES TO EXTEND THE CONTRACT ADDITIONAL TWELVE (12) MONTH PERIODS AT THE END OF THE ORIGINAL CONTRACT, NOT TO EXCEED TWO (2) EXTENSIONS, IF PRICES CAN BE NEGOTIATED THAT ARE NOT MORE THAN TEN PERCENT (10%) OF THE ORIGINAL CONTRACT PRICES. THE EXTENSION PROVISION WAS MADE A PART OF THE INVITATION FOR BID CONDITIONS TO WHICH ALL PROSPECTIVE BIDDERS AGREE.

FISCAL IMPACT

FUND BUDGETED FOR FISCAL YEAR 84-85. FUNDS ARE AVAILABLE IN THE GENERAL FUND.

RECOMMENDATIONS

THE DEPARTMENT OF GENERAL SERVICES HAS INDICATED THAT THIS ITEM IS IN ORDER BASED ON THE RECOMMENDATIONS OF THE USING AGENCIES.

IT IS THE RECOMMENDATION OF THE OFFICE OF THE CITY MANAGER THAT THIS ITEM BE AWARDED.

Don R. Pilkington
Don R. Pilkington, Director
Department of General Services

Agenda Item

SECTION A PAGE 1
IV (g)

AGENDA DOCUMENTATION

Date: MAY 4, 1984

TO: The City Council

FROM: MICHAEL P. COOL,
DEPUTY CITY MANAGER

SUBJECT: AGENDA - CITY COUNCIL MEETING - MAY 16, 1984
IV (g) DEPARTMENT OF GENERAL SERVICES

PURPOSE/BACKGROUND

*A. AWARD OF ANNUAL CONTRACTS AND AGREEMENTS

2. <u>BID TITLE:</u>	RADIO COMMUNICATIONS MAINTENANCE	<u>BID NUMBER:</u>	84.9999.17
<u>ITEM:</u>	SERVICE	<u>ESTIMATE:</u>	\$35,000.00
<u>DEPARTMENT:</u>	GENERAL SERVICES	<u>INVITATIONS MAILED:</u>	18
<u>FUNDING:</u>	GENERAL FUND	<u>RESPONSES RECEIVED:</u>	3

NEED FOR PURCHASE

THE NEED FOR THIS SERVICE IS BASED ON THE HIGH DEGREE OF ELECTRONIC SOPHISTICATION WITHIN THE CITY RADIO COMMUNICATIONS NETWORK AND THE NEED TO MAINTAIN AND REPAIR THAT NETWORK TO INSURE UNINTERRUPTED VOICE COMMUNICATIONS.

BID ABSTRACT SUMMARY

RACOMM, INC.	LAS VEGAS	NV	\$26,993.40
COMMUNICATIONS ENGINEERING	LAS VEGAS	NV	\$30,783.60
SOUTHERN NEVADA COMMUNICATIONS	LAS VEGAS	NV	\$30,979.80

STAFF RECOMMENDATION OF AWARD

THAT THE LOW BID BE AWARDED TO:

RACOMM, INC.	LAS VEGAS	NV	\$26,993.40

AUTHORIZE THE DEPARTMENT OF GENERAL SERVICES TO EXTEND THE CONTRACT ADDITIONAL TWELVE (12) MONTH PERIODS AT THE END OF THE ORIGINAL CONTRACT, NOT TO EXCEED TWO (2) EXTENSIONS, IF PRICES CAN BE NEGOTIATED THAT ARE NOT MORE THAN TEN PERCENT (10%) OF THE ORIGINAL CONTRACT PRICES. THE EXTENSION PROVISION WAS MADE A PART OF THE INVITATION FOR BID CONDITIONS TO WHICH ALL PROSPECTIVE BIDDERS AGREED.

FISCAL IMPACT

FUNDS BUDGETED FOR FISCAL YEAR 84-85. FUNDS ARE AVAILABLE IN THE GENERAL FUND.

RECOMMENDATIONS

THE DEPARTMENT OF GENERAL SERVICES HAS INDICATED THAT THIS ITEM IS IN ORDER BASED ON THE RECOMMENDATIONS OF THE USING AGENCIES.

IT IS THE RECOMMENDATION OF THE OFFICE OF THE CITY MANAGER THAT THIS ITEM BE AWARDED.


Dan R. Pilkington, Director
Department of General Services

Agenda Item

SECTION A PAGE 2
IV (g)

City of Las Vegas

0055

Date: MAY 4, 1984

AGENDA DOCUMENTATION

TO: The City Council

FROM: MICHAEL P. COOL,
DEPUTY CITY MANAGERSUBJECT: AGENDA - CITY COUNCIL MEETING - MAY 16, 1984
IV (g) DEPARTMENT OF GENERAL SERVICESPURPOSE/BACKGROUND*A. AWARD OF ANNUAL CONTRACTS AND AGREEMENTS

3. <u>BID TITLE:</u>	CRACK FILLER OIL	<u>BID NUMBER:</u>	84.9999.21
<u>ITEM:</u>	EXPENDABLE SUPPLIES	<u>ESTIMATE:</u>	\$1.40/GALLON
<u>DEPARTMENT:</u>	PUBLIC SERVICES	<u>INVITATIONS MAILED:</u>	20
<u>FUNDING:</u>	GENERAL FUND	<u>RESPONSES RECEIVED:</u>	1

NEED FOR PURCHASE

THIS PURCHASE IS NECESSARY TO PROVIDE MATERIALS FOR THE PERPETUAL MAINTENANCE TASK OF SEALING CRACKS IN ASPHALTIC PAVED STREETS THROUGHOUT THE CITY OF LAS VEGAS.

BID ABSTRACT SUMMARY

WITCO CHEMICAL	ARDEN	NV	\$1.35/GALLON

STAFF RECOMMENDATION OF AWARDTHAT THE LOW BID BE AWARDED TO:

WITCO CHEMICAL	ARDEN	NV	\$1.35/GALLON
	ESTIMATED ANNUAL USAGE:		\$112,320.00

AUTHORIZE THE DEPARTMENT OF GENERAL SERVICES TO EXTEND THE CONTRACT ADDITIONAL TWELVE (12) MONTH PERIODS AT THE END OF THE ORIGINAL CONTRACT, NOT TO EXCEED TWO (2) EXTENSIONS, IF PRICES CAN BE NEGOTIATED THAT ARE NOT MORE THAN TEN PERCENT (10%) OF THE ORIGINAL CONTRACT PRICES. THE EXTENSION PROVISION WAS MADE A PART OF THE INVITATION FOR BID CONDITIONS TO WHICH ALL PROSPECTIVE BIDDERS AGREED.

FISCAL IMPACT

FUNDS BUDGETED FOR FISCAL YEAR 84-85. FUNDS ARE AVAILABLE IN THE GENERAL FUND.

RECOMMENDATIONS

THE DEPARTMENT OF GENERAL SERVICES HAS INDICATED THAT THIS ITEM IS IN ORDER BASED ON THE RECOMMENDATIONS OF THE USING AGENCIES.

IT IS THE RECOMMENDATION OF THE OFFICE OF THE CITY MANAGER THAT THIS ITEM BE AWARDED.

Dan R. Pilkington
Dan R. Pilkington, Director
Department of General Services

Agenda Item

SECTION A PAGE 3
IV (g)

AGENDA DOCUMENTATION

0056

Date: MAY 4, 1984

TO: The City Council

FROM: MICHAEL P. COOL,
DEPUTY CITY MANAGER

SUBJECT: AGENDA - CITY COUNCIL MEETING - MAY 16, 1984
IV (g) DEPARTMENT OF GENERAL SERVICES

PURPOSE/BACKGROUND

*A. AWARD OF ANNUAL CONTRACTS AND AGREEMENTS

4. <u>BID TITLE:</u>	GLASS SPHERES	<u>BID NUMBER:</u>	84.9999.40
<u>ITEM:</u>	EXPENDABLE SUPPLIES	<u>ESTIMATE:</u>	\$8,200.00
<u>DEPARTMENT:</u>	PUBLIC SERVICES	<u>INVITATIONS MAILED:</u>	19
<u>FUNDING:</u>	GENERAL FUND	<u>RESPONSES RECEIVED:</u>	4

NEED FOR PURCHASE

THIS PURCHASE IS NECESSARY TO PROVIDE A REFLECTIVE MATERIAL TO BE MIXED WITH THE PAINTS USED TO STRIPE VEHICLE TRAVEL LANES ON CITY OF LAS VEGAS STREETS.

BID ABSTRACT SUMMARY

POTTERS INDUSTRIES	ANAHEIM	CA	\$ 7,794.85
CATAPHOTE	JACKSON	MS	\$ 8,093.40
FLEX-O-LITE	ST. LOUIS	MO	\$ 9,727.20
WHITTAKER CORP.	LDS ANGELES	CA	\$10,500.00

STAFF RECOMMENDATION OF AWARD

THAT THE LOW BID BE AWARDED TO:

POTTERS INDUSTRIES	ANAHEIM	CA	\$ 7,794.85

AUTHORIZE THE DEPARTMENT OF GENERAL SERVICES TO EXTEND THE CONTRACT ADDITIONAL TWELVE (12) MONTH PERIODS AT THE END OF THE ORIGINAL CONTRACT, NOT TO EXCEED TWO (2) EXTENSIONS, IF PRICES CAN BE NEGOTIATED THAT ARE NOT MORE THAN TEN PERCENT (10%) OF THE ORIGINAL CONTRACT PRICES. THE EXTENSION PROVISION WAS MADE A PART OF THE INVITATION FOR BID CONDITIONS TO WHICH ALL PROSPECTIVE BIDDERS AGREED.

FISCAL IMPACT

FUNDS BUDGETED FOR FISCAL YEAR 84-85. FUNDS ARE AVAILABLE IN THE GENERAL FUND.

RECOMMENDATIONS

THE DEPARTMENT OF GENERAL SERVICES HAS INDICATED THAT THIS ITEM IS IN ORDER BASED ON THE RECOMMENDATIONS OF THE USING AGENCIES.

IT IS THE RECOMMENDATION OF THE OFFICE OF THE CITY MANAGER THAT THIS ITEM BE AWARDED.


Dan R. Pilkington, Director
Department of General Services

Agenda Item

SECTION A PAGE 4
IV (g)

AGENDA DOCUMENTATION

Date: MAY 4, 1984

TO: The City Council

FROM: MICHAEL P. COOL,
DEPUTY CITY MANAGERSUBJECT: AGENDA - CITY COUNCIL MEETING - MAY 16, 1984
IV (g) DEPARTMENT OF GENERAL SERVICESPURPOSE/BACKGROUND*A. AWARD OF ANNUAL CONTRACTS AND AGREEMENTS

5. <u>BID TITLE:</u>	HEALTH CARE SERVICES FOR MISOEMEANANTS	<u>BID NUMBER:</u>	84.9999.42
<u>ITEM:</u>	PROFESSIONAL SERVICES	<u>ESTIMATE:</u>	\$192,000.00
<u>DEPARTMENT:</u>	DETENTION AND CORRECTIONAL SERVICES	<u>INVITATIONS MAILED:</u>	29
<u>FUNDING:</u>	GENERAL	<u>RESPONSES RECEIVED:</u>	2

NEED FOR PURCHASE

THIS PURCHASE IS NECESSARY TO PROVIDE PROFESSIONAL HEALTH CARE SERVICES FOR INDIVIDUALS INCARCERATED AT THE CITY'S DETENTION FACILITY IN ACCORDANCE WITH THE LAMB VS. CHAPEL 1978 CONSENT DECREE.

BID ABSTRACT SUMMARY

			<u>ESTIMATED</u>
LAS VEGAS MEDICAL CENTER	LAS VEGAS	NV	\$170,387.00
CLARK COUNTY FAMILY PRACTICE	LAS VEGAS	NV	\$194,581.00

STAFF RECOMMENDATION OF AWARDTHAT THE LOW BID BE AWARDED TO:

LAS VEGAS MEDICAL CENTER	LAS VEGAS	NV	\$170,387.00 ESTIMATED

AUTHORIZE THE DEPARTMENT OF GENERAL SERVICES TO EXTEND THE CONTRACT ADDITIONAL TWELVE (12) MONTH PERIODS AT THE END OF THE ORIGINAL CONTRACT, NOT TO EXCEED TWO (2) EXTENSIONS, IF PRICES CAN BE NEGOTIATED THAT ARE NOT MORE THAN TEN PERCENT (10%) OF THE ORIGINAL CONTRACT PRICES. THE EXTENSION PROVISION WAS MADE A PART OF THE INVITATION FOR BID CONDITIONS TO WHICH ALL PROSPECTIVE BIDDERS AGREED.

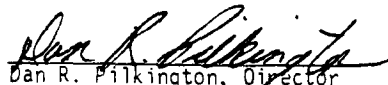
FISCAL IMPACT

FUNDOS BUDGETED FOR FISCAL YEAR 84-85. FUNDOS ARE AVAILABLE IN THE GENERAL FUND.

RECOMMENDATIONS

THE DEPARTMENT OF GENERAL SERVICES HAS INDICATED THAT THIS ITEM IS IN ORDER BASED ON THE RECOMMENDATIONS OF THE USING AGENCIES.

IT IS THE RECOMMENDATION OF THE OFFICE OF THE CITY MANAGER THAT THIS ITEM BE AWARDED.


Dan R. Pilkington, Director
Department of General Services

Agenda Item

SECTION A PAGE 5
IV (g)

AGENDA DOCUMENTATION

Date: MAY 4, 1984

TO: The City Council

FROM: MICHAEL P. COOL,
DEPUTY CITY MANAGER

SUBJECT: AGENDA - CITY COUNCIL MEETING - MAY 16, 1984
IV (g) DEPARTMENT OF GENERAL SERVICES

PURPOSE/BACKGROUND

*A. AWARD OF ANNUAL CONTRACTS AND AGREEMENTS

6. <u>BID TITLE:</u>	LIQUID CHLORINE	<u>BID NUMBER:</u>	84.9999.51
<u>ITEM:</u>	EXPENDABLE	<u>ESTIMATE:</u>	\$67,850.00
<u>DEPARTMENT:</u>	PUBLIC SERVICES	<u>INVITATIONS MAILED:</u>	5
<u>FUNDING:</u>	SANITATION AND GENERAL FUND	<u>RESPONSES RECEIVED:</u>	3

NEED FOR PURCHASE

THE NEED FOR THIS PURCHASE STEMS FROM THE ONGOING NEED TO MAINTAIN SPECIFIC STANDARDS FOR TREATMENT OF WASTEWATER AS REQUIRED BY THE E.P.A. AND FOR THE MAINTENANCE OF SWIMMING POOLS IN ACCORDANCE WITH HEALTH REGULATIONS.

BID ABSTRACT SUMMARY

JONES CHEMICALS, INC.	HENDERSON	NV	\$55,680.00
THATCHER CHEMICAL	SALT LAKE CITY	UT	\$64,182.50
MCKESSON CORP.	PHOENIX	AZ	\$65,340.00

STAFF RECOMMENDATION OF AWARD

THAT THE LOW BID BE AWARDED TO:

JONES CHEMICALS, INC.	HENDERSON	NV	\$55,680.00

AUTHORIZE THE DEPARTMENT OF GENERAL SERVICES TO EXTEND THE CONTRACT ADDITIONAL TWELVE (12) MONTH PERIODS AT THE END OF THE ORIGINAL CONTRACT, NOT TO EXCEED TWO (2) EXTENSIONS, IF PRICES CAN BE NEGOTIATED THAT ARE NOT MORE THAN TEN PERCENT (10%) OF THE ORIGINAL CONTRACT PRICES. THE EXTENSION PROVISION WAS MADE A PART OF THE INVITATION FOR BID CONDITIONS TO WHICH ALL PROSPECTIVE BIDDERS AGREED.

FISCAL IMPACT

FUNDS BUDGETED FOR FISCAL YEAR 84-85. FUNDS ARE AVAILABLE IN THE SANITATION AND GENERAL FUNDS.

RECOMMENDATIONS

THE DEPARTMENT OF GENERAL SERVICES HAS INDICATED THAT THIS ITEM IS IN ORDER BASED ON THE RECOMMENDATIONS OF THE USING AGENCIES.

IT IS THE RECOMMENDATION OF THE OFFICE OF THE CITY MANAGER THAT THIS ITEM BE AWARDED.


Dan R. Pilkington, Director
Department of General Services

Agenda Item

SECTION A PAGE 6
IV (g)

City of Las Vegas

CITY COUNCIL MINUTES - MAY 16, 1984

0059

AGENDA DOCUMENTATION

Date: MAY 4, 1984

TO: The City Council

FROM: MICHAEL P. COOL,
DEPUTY CITY MANAGER

SUBJECT: AGENDA - CITY COUNCIL MEETING - MAY 16, 1984
IV (g) DEPARTMENT OF GENERAL SERVICES

PURPOSE/BACKGROUND

*A. AWARD OF ANNUAL CONTRACTS AND AGREEMENTS

7. <u>BID TITLE:</u>	C.C.T.V. MAINTENANCE	<u>BID NUMBER:</u>	84.9999.80
<u>ITEM:</u>	SERVICE	<u>ESTIMATE:</u>	\$15,000.00
<u>DEPARTMENT:</u>	DETENTION AND CORRECTIONAL SERVICES	<u>INVITATIONS MAILED:</u>	13
<u>FUNDING:</u>	GENERAL	<u>RESPONSES RECEIVED:</u>	2

NEED FOR PURCHASE

THE NEED FOR THIS PURCHASE STEMS FROM A REQUIREMENT TO KEEP HIGHLY SOPHISTICATED ELECTRONIC SURVEILLANCE EQUIPMENT IN WORKING ORDER TO ASSIST IN THE 24-HOURS A DAY, 365 DAYS A YEAR CONTROL OF THE INMATE POPULATION AT THE CITY'S MISDEMEANANT FACILITY.

BID ABSTRACT SUMMARY

ELECTRONIC SPECIALISTS	LAS VEGAS	NV	\$11,352.00
A-ABLE LOCK SERVICE	LAS VEGAS	NV	\$18,697.44

STAFF RECOMMENDATION OF AWARD

THAT THE LOW BID BE AWARDED TO:

ELECTRONIC SPECIALISTS	LAS VEGAS	NV	\$11,352.00

AUTHORIZE THE DEPARTMENT OF GENERAL SERVICES TO EXTEND THE CONTRACT ADDITIONAL TWELVE (12) MONTH PERIODS AT THE END OF THE ORIGINAL CONTRACT, NOT TO EXCEED TWO (2) EXTENSIONS, IF PRICES CAN BE NEGOTIATED THAT ARE NOT MORE THAN TEN PERCENT (10%) OF THE ORIGINAL CONTRACT PRICES. THE EXTENSION PROVISION WAS MADE A PART OF THE INVITATION FOR BID CONDITIONS TO WHICH ALL PROSPECTIVE BIDDERS AGREE.

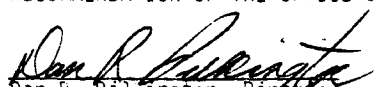
FISCAL IMPACT

FUNDS BUDGETED FOR FISCAL YEAR 84-85. FUNDS ARE AVAILABLE IN THE GENERAL FUND.

RECOMMENDATIONS

THE DEPARTMENT OF GENERAL SERVICES HAS INDICATED THAT THIS ITEM IS IN ORDER BASED ON THE RECOMMENDATIONS OF THE USING AGENCIES.

IT IS THE RECOMMENDATION OF THE OFFICE OF THE CITY MANAGER THAT THIS ITEM BE AWARDED.


Dan R. Pilkington, Director
Department of General Services

Agenda Item

SECTION A PAGE 7
IV (g)

AGENDA DOCUMENTATION

Date: MAY 4, 1984

TO: The City Council

FROM: MICHAEL P. COOL,
DEPUTY CITY MANAGER

SUBJECT: AGENDA - CITY COUNCIL MEETING - MAY 16, 1984
IV (g) DEPARTMENT OF GENERAL SERVICES

PURPOSE/BACKGROUND

*A. AWARD OF ANNUAL CONTRACTS AND AGREEMENTS

8.	<u>BID TITLE:</u>	FOOD SERVICES FOR THE MISDEMEANANT DETENTION FACILITY	<u>BID NUMBER:</u>	84.9999.36
	<u>ITEM:</u>	SERVICE	<u>ESTIMATE:</u>	\$44.80 TOTAL UNIT PRICE
	<u>DEPARTMENT:</u>	DETENTION SERVICES	<u>INVITATIONS MAILED:</u>	12
	<u>FUNDING:</u>	GENERAL FUND	<u>RESPONSES RECEIVED:</u>	2

NEED FOR PURCHASE

THE NEED FOR THIS PURCHASE STEMS FROM THE CITY OF LAS VEGAS BEING OPERATIONALLY RESPONSIBLE FOR THE MISDEMEANANT FACILITY AT 3100 EAST STEWART AVENUE, LAS VEGAS, NV. THIS SERVICE WILL PROVIDE THREE (3) MEALS A DAY PER INMATE AS REQUIRED BY AMERICAN CORRECTIONAL STANDARDS, AMERICAN MEDICAL ASSOCIATION AND LAMB VS CHAPEL 1978 DECREE.

BID ABSTRACT SUMMARY

THE CATERER'S, INC.	LAS VEGAS	NV	\$40.64	TOTAL UNIT PRICE
SZABO FOOD SERVICE CO.	OAK BROOK	IL	\$44.544	TOTAL UNIT PRICE

STAFF RECOMMENDATION OF AWARD

THAT THE LOW BID BE AWARDED TO:

THE CATERER'S, INC.	LAS VEGAS	NV	\$40.64	TOTAL UNIT PRICE
			ESTIMATED ANNUAL USAGE:	\$307,578.76

AUTHORIZE THE DEPARTMENT OF GENERAL SERVICES TO EXTEND THE CONTRACT ADDITIONAL TWELVE (12) MONTH PERIODS AT THE END OF THE ORIGINAL CONTRACT, NOT TO EXCEED TWO (2) EXTENSIONS, IF PRICES CAN BE NEGOTIATED THAT ARE NOT MORE THAN TEN PERCENT (10%) OF THE ORIGINAL CONTRACT PRICES. THE EXTENSION PROVISION WAS MADE A PART OF THE INVITATION FOR BID CONDITIONS TO WHICH ALL PROSPECTIVE BIDDERS AGREED.

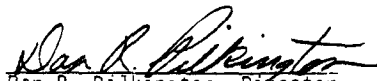
FISCAL IMPACT

FUNDS BUDGETED FOR FISCAL YEAR 84-85. FUNDS ARE AVAILABLE IN THE GENERAL FUND.

RECOMMENDATIONS

THE DEPARTMENT OF GENERAL SERVICES HAS INDICATED THAT THIS ITEM IS IN ORDER BASED ON THE RECOMMENDATIONS OF THE USING AGENCIES.

IT IS THE RECOMMENDATION OF THE OFFICE OF THE CITY MANAGER THAT THIS ITEM BE AWARDED.


Dan R. Pilkington, Director
Department of General Services

Agenda Item

SECTION A PAGE 8
IV (g)

AGENDA*City of Las Vegas*

May 16, 1984

Page 20

CITY COUNCIL

COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Council Action

Department Action

IV (i). DEPARTMENT OF ENGINEERING SERVICESC. E. GILPIN, DIRECTOR*CONSENT AGENDA

All matters listed under Items A, B, C, and D, recommended for approval by the staff, are considered to be routine by the City Council and may be enacted by one motion. However, any item may be discussed if a Council member or citizen so requests.

*A. APPROVAL OF SUBDIVISION MAPS

It is recommended that the following final maps be approved subject to posting of bonds and signing of agreements and plans within thirty days. All engineering designs are being processed.

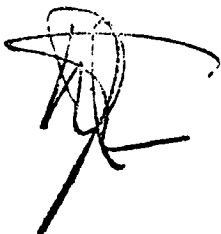
1. Century Park Plaza. (Century-Omega Joint Venture - property generally located on the north side of Sahara Ave., east of Spencer St., No. of lots: 39, No. of acres: 3.3, Zoned C-1 and P-R)

2. Greenwood Terrace #2. (Clark Homes - property generally located on the north side of Bonanza Rd., west of Sandhill, No. of lots: 100, No. of acres: 15.8, Zoned RCL)

Lurie -
APPROVED Items A, B,
C, & D as recommended
Unanimous

Staff to proceed

APPROVED AGENDA ITEM



1027

AGENDA*City of Las Vegas*

May 16, 1984

Page 21

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

IV (i). DEPARTMENT OF ENGINEERING SERVICES
(Continued)

*B. SUBSTITUTION OF SUBDIVISION BOND

All offsite improvements on the following subdivision have been completed in accordance with agreements and City standards except for minor corrections and sidewalks adjacent to unimproved lots. The developer requests permission to post a substitute bond in the amount of \$1,804.00 to guarantee completion of the tract (when the remaining lots are developed) and to have his original bond with Old Stone Mortgage Company released. Staff recommends "approval" of his request subject to submission of the substitute bond.

1. Rosewood Estates Unit 3. (Chism Homes, Inc. - property generally located south of Alexander Road, east of Lorenzi Blvd., No. of lots: 74, No. of acres: 11.4, Zoned RPD-6)

Lurie -
APPROVED Items A, B, C, & D as recommended
Unanimous

Clerk to notify &
Staff to proceed

*C. ACCEPTANCE OF SUBDIVISION IMPROVEMENTS

All offsite improvements on the following subdivisions have been completed in accordance with agreements and City standards except for the final correction list.

1. Park Bonanza East 6B. (Kenney Mobile Homes, Inc. - property generally located on the west side of Honolulu Street, between Hudson Bay Ave. and Lighthouse Ave., No. of lots: 37, No. of acres: 6.1, Zoned R-1)
2. Park Bonanza East 6C. (Kenney Mobile Homes, Inc. - property generally located on the northwest corner of the Cedar Avenue Channel and Honolulu Street, No. of lots: 20, No. of acres: 3.8, Zoned R-1)

Lurie -
APPROVED Items A, B, C, & D as recommended
Unanimous

Clerk to notify &
Staff to proceed

INTER-OFFICE MEMORANDUM

May 24, 1984

CITY CLERK

FROM:

ENGINEERING SERVICES

SUBJECT:

RELEASE OF SUBDIVISION BOND

COPIES TO:

CHUCK TURK

On May 16, 1984 the City Council accepted the improvements for Park Bonanza East Unit No. 6-B subject to the completion of the improvement correction list items for this subdivision. Please be notified that these items have now been completed to the satisfaction of the Department of Engineering Services. It is recommended that the Cash Deposit with Pioneer Citizens Bank of Nevada be released to the Subdivider.

for 
C. E. GILPIN, DIRECTOR
Department of Engineering Services

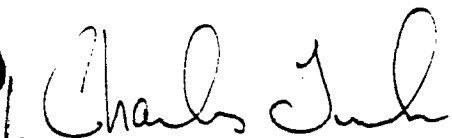
CEG:CT:ss

INTER-OFFICE MEMORANDUM

May 24, 1984

TO:	FROM:
CITY CLERK	ENGINEERING SERVICES
SUBJECT:	COPIES TO:
RELEASE OF SUBDIVISION BOND	CHUCK TURK

On May 16, 1984 the City Council accepted the improvements for Park Bonanza East Unit No. 6-C subject to the completion of the improvement correction list items for this subdivision. Please be notified that these items have now been completed to the satisfaction of the Department of Engineering Services. It is recommended that the Cash Deposit with Mason McDuffie Investment Co. of Nevada be released to the Subdivider.


C. E. GILPIN, DIRECTOR
Department of Engineering Services
CEG:CT:ss

AGENDA*City of Las Vegas*

May 16, 1984

Page 22

CITY COUNCIL

COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Council Action

Department Action

IV (i). DEPARTMENT OF ENGINEERING SERVICES
(Continued)*C. ACCEPTANCE OF SUBDIVISION IMPROVEMENTS
(Continued)

3. Park Bonanza East 6D. (Kenney Mobile Homes, Inc. - property generally located on the northwest corner of the Cedar Avenue Channel and Honolulu Street, No. of lots: 24, No. of acres: 4.1, Zoned R-1)

4. Park Bonanza East 7A. (Kenney Mobile Homes, Inc. - property generally located at the northeast corner of Diamond Head Dr. and Reef Street, No. of lots: 16, No. of acres: 3.7, Zoned R-1)

5. Park Bonanza East 7B. (Kenney Mobile Homes, Inc. - property generally located on the northeast corner of Pecos St. and Diamond Head Dr. No. of lots: 10, No. of acres: 2.3, Zoned R-1)

6. Rosewood Estates Unit 2. (Chism Homes, Inc. - property generally located south of Alexander Rd., east of Lorenzi Blvd., No. of lots: 76, No. of Acres: 13.4, Zoned R-CL)

7. Stewart Town Condominiums. (Century Construction - property generally located at the southeast corner of Bruce Street and Stewart Avenue, No. of lots: 88, No. of acres: 4.8, Zoned RPD-15)

*D. RELEASE OF BOND

All offsite improvements have been completed, inspected, and accepted. The bond may be released.

1. Location: 380 Maydelle Place
Use: Sidewalks, driveway
Builder: Robert Harper
Surety Co.: None (cash bond)
Amount: \$600.00
Bond No.: CLV 27-83

Lurie -
APPROVED Items A, B,
C & D as recommended
Unanimous

Staff to proceed

Lurie -
APPROVED Items A, B,
C & D as recommended
Unanimous

Staff to proceed

INTER-OFFICE MEMORANDUM

May 24, 1984

TO: CITY CLERK	FROM: ENGINEERING SERVICES
SUBJECT: RELEASE OF SUBDIVISION BOND	COPIES TO: CHUCK TURK

On May 16, 1984 the City Council accepted the improvements for Park Bonanza East Unit No. 6-D subject to the completion of the improvement correction list items for this subdivision. Please be notified that these items have now been completed to the satisfaction of the Department of Engineering Services. It is recommended that the Cash Deposit with Mason-McDuffie Investment Co. of Nevada be released to the Subdivider.


for C. E. GILPIN, DIRECTOR
Department of Engineering Services
CEG:CT:ss

INTER-OFFICE MEMORANDUM

May 24, 1984

TO: CITY CLERK

FROM:

ENGINEERING SERVICES

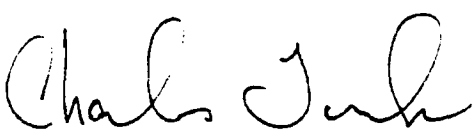
SUBJECT:

RELEASE OF SUBDIVISION BOND

COPIES TO:

CHUCK TURK

On May 16, 1984 the City Council accepted the improvements for Park Bonanza East Unit No. 7-A subject to the completion of the improvement correction list items for this subdivision. Please be notified that these items have now been completed to the satisfaction of the Department of Engineering Services. It is recommended that the Cash Deposit with Mason-McDuffie Investment Co. of Nevada be released to the Subdivider.

for 
C. E. GILPIN, DIRECTOR
Department of Engineering Services

CEG:CT:ss

CITY OF LAS VEGAS

Date

0068

INTER-OFFICE MEMORANDUM

May 24, 1984

CITY CLERK

FROM:

ENGINEERING SERVICES

SUBJECT:

RELEASE OF SUBDIVISION BOND

COPIES TO:

CHUCK TURK

On May 16, 1984 the City Council accepted the improvements for Park Bonanza East Unit No. 7-B subject to the completion of the improvement correction list items for this subdivision. Please be notified that these items have now been completed to the satisfaction of the Department of Engineering Services. It is recommended that the Cash Deposit with Mason-McDuffie Investment Co. of Nevada be released to the Subdivider.

for 
C. E. GILPIN, DIRECTOR
Department of Engineering Services

CEG:CT:ss

AGENDA*City of Las Vegas*

May 16, 1984

Page 23

CITY COUNCIL

COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Council Action

Department Action

IV (i). DEPARTMENT OF ENGINEERING SERVICES
(Continued)E. REPORTS/ACTION

1. Traffic signal maintenance agreement with County of Clark for the intersection of Pennwood Avenue and Decatur Boulevard.

2. Request from Jesse R. McKenzie, Jr. for an Encroachment Agreement at 700 So. Ninth St.

3. Request from Russ E. Bainbridge for a sewer connection at 3181 Terry St.

Lurie -
APPROVED Items 1
thru 3.
Unanimous

SEE ABOVE

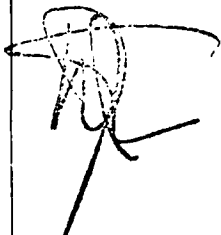
SEE ABOVE

Staff to proceed

SEE ABOVE

SEE ABOVE

APPROVED AGENDA ITEM



City of Las Vegas

0070

AGENDA DOCUMENTATION

Date: April 26, 1984

TO:
The City CouncilFROM: DON J. SAYLOR
DEPUTY CITY MANAGERSUBJECT: TRAFFIC SIGNAL MAINTENANCE AGREEMENT WITH COUNTY OF CLARK FOR THE INTERSECTION
OF PENNWOOD AVENUE AND DECATUR BOULEVARDPURPOSE/BACKGROUND

The County of Clark has acquired funds from the Regional Transportation Commission to up-grade the temporary traffic signal located at the intersection of Pennwood Avenue and Decatur Boulevard.

The County requests that the City of Las Vegas continue to maintain the signal and agrees to reimburse the City for one-half (1/2) of the cost of operation, maintenance and power.

The City Attorney's office has reviewed the agreement and finds it acceptable.

FISCAL IMPACT

The estimated cost of operation, maintenance, and power is \$3900 per year. Funds are available in the Traffic Engineering budget.

RECOMMENDATIONS

The Director of Engineering Services recommends that the City Council authorize the Mayor and City Clerk to execute the agreement.


C. E. GILPIN

Director of Engineering Services

Agenda Item 5/16/84

IV (i). E. 1

AGREEMENT

THIS AGREEMENT, made and entered into this 5th day of June, 1984, by and between the CITY OF LAS VEGAS, a municipal corporation of the State of Nevada (hereinafter called "CITY"), and the COUNTY OF CLARK, a political subdivision of the State of Nevada (hereinafter called "COUNTY"):

WITNESSETHRECITALS

WHEREAS, County will install a traffic signal system at the intersection of Decatur Boulevard and Pennwood Avenue to be funded by Clark County Regional Transportation Commission. Both the CITY AND COUNTY will be benefitted by such installation and the maintenance of said signal upon the terms and conditions hereinafter set forth.

WHEREAS, upon the installation of the traffic signal system herein to be installed by County, maintenance subsequent to installation shall be performed by the City, and the costs of such maintenance shall be shared equally by the CITY and COUNTY as provided herein.

NOW THEREFORE, it being the purpose of the parties hereto to provide maintenance of the traffic signal system at the above location, the parties have now reduced to writing their understanding and agreement with respect thereto as hereinafter stated:

ARTICLE I. COUNTY AGREES

1. To reimburse City for one-half (1/2) of the cost of maintaining the above mentioned traffic signal system.

ARTICLE II CITY AGREES

In consideration of the covenants of COUNTY hereinabove set forth, and of the faithful keeping and performance thereof, the CITY agrees:

1. To approve, and does hereby approve, the installation of the traffic signal system.

2. To operate, service, and maintain said traffic signal system upon completion of the installation in a manner satisfactory to both parties.

3. To assume one-half (1/2) of the cost of maintaining the above mentioned traffic signal system.

ARTICLE III

IT IS MUTUALLY AGREED

1. All maintenance work and service contemplated by this Agreement shall be done in a good and workmanlike manner and to the satisfaction of both parties hereto.

2. This Agreement shall inure to the benefit of and be binding upon the respective successors and assigns of the parties hereto.

IN WITNESS WHEREOF, the parties hereto have caused this instrument to be executed by their duly authorized officers the day and year first hereinabove written.

CITY OF LAS VEGAS

COUNTY OF CLARK
THALIA DONDERO

William N. Breaux By Thalia Dundero
Chairman of Board of
County Commissioners

Attested:

Carol A. Hawley
City Clerk

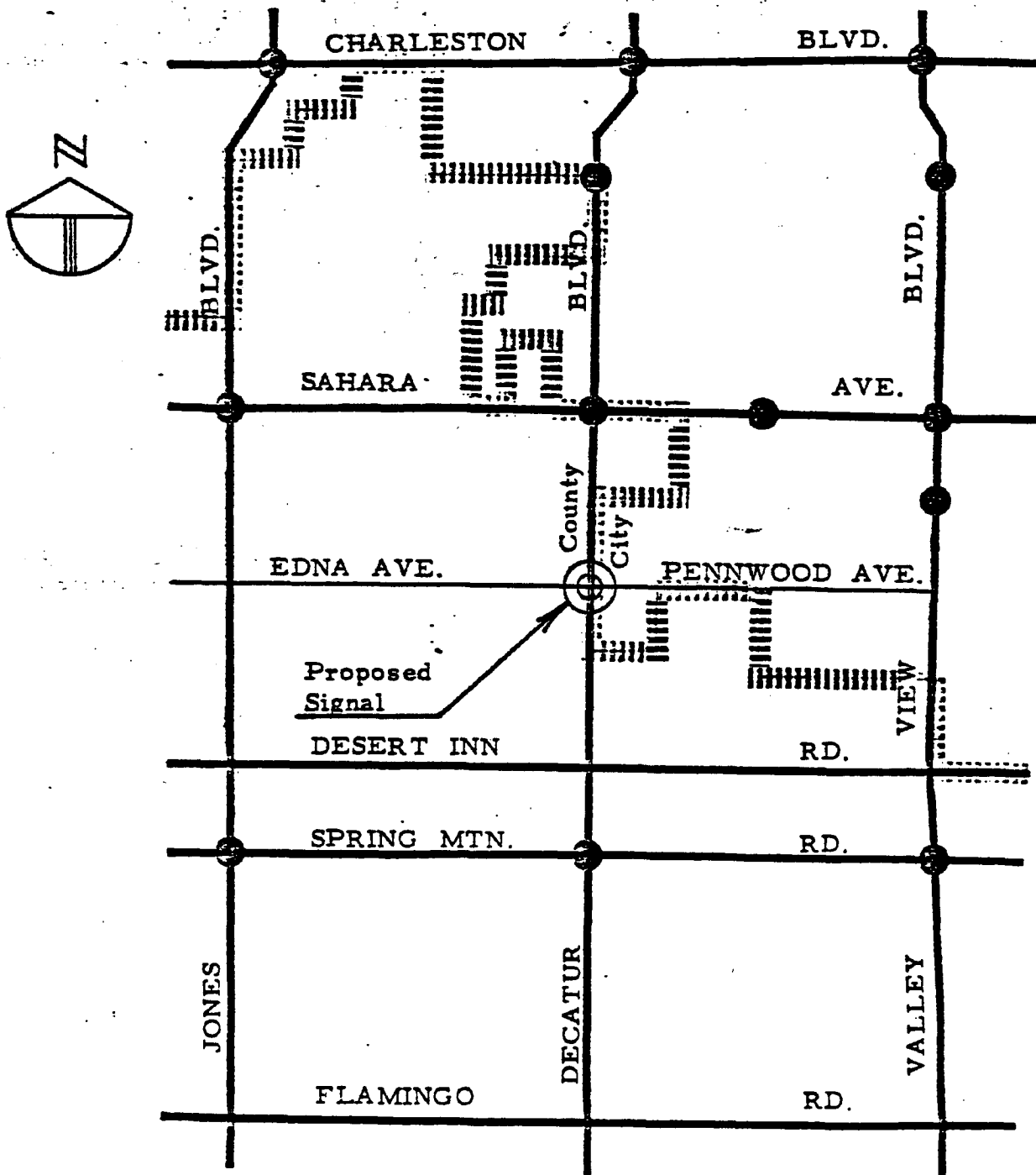
Thalia Dundero
County Clerk

Approved as to legality and form:

George F. Gilia
Counsel
City Attorney

Approved as to legality and form:

Melvin R. Whipple
MELVIN R. WHIPPLE
Deputy District Attorney



LOCATION MAP



Proposed Traffic Signal



Existing Traffic Signal

City of Las Vegas

CITY COUNCIL MINUTES - MAY 16, 1984

0074

Date: May 3, 1984

AGENDA DOCUMENTATION

TO: The City Council

FROM: DON J. SAYLOR
DEPUTY CITY MANAGER

SUBJECT: REQUEST FROM JESSE R. MCKENZIE, JR. FOR AN ENCROACHMENT
AGREEMENT AT 700 SO. NINTH ST.

PURPOSE/BACKGROUND

This request is to allow existing planters, brick fence, parking, landscaping, and a carport in the public right of way on Garces Ave. and on Ninth St.

This lot is on the southwest corner of Ninth St. and Garces Ave. There is 15 feet of existing right of way from the curb to the property line on both streets. There is a 5 foot wide sidewalk adjacent to the curb on both streets.

The planters, landscaping, parking, and carport occupy the remaining 10 foot area from the sidewalk to the property line.

The proposed use of this property will be professional/office (PR Zone).

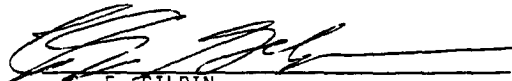
The owner has signed the Encroachment Agreement which has conditions of liability, removal and maintenance.

FISCAL IMPACT

None.

RECOMMENDATIONS

The Director of Engineering Services recommends that the City Council approve the encroachments and authorize the Mayor to execute the agreement.


C. E. GILPIN
Director of Engineering Services

Agenda Item 5/16/84

IV (i). E. 2.

700 S. 9th St.
Las Vegas, NV 89101
April 27, 1984

Land Development Division
City of Las Vegas, City Hall
400 E. Stewart
Las Vegas, NV 89101

RE: Application for Encroachment
700 S. Ninth St.
Lots thirty one (31) and thirty two (32) in Block fourteen
(14) of Wardie Addition

Gentlemen:

I hereby request approval of an existing carport encroachment on above property.

Sometime during the first half of 1975 I was issued a building permit for the carport and proceeded to construct it as per plan filed, passing all inspections at the time, including notice of completion.

I don't recall whether or not I was asked to sign a Right-of-Way Encroachment Agreement at the time, but I certainly am willing to do so and am hereby submitting a completed, signed, and notarized agreement with this letter of application. Copy of plot plan showing location of the existing carport is also attached.

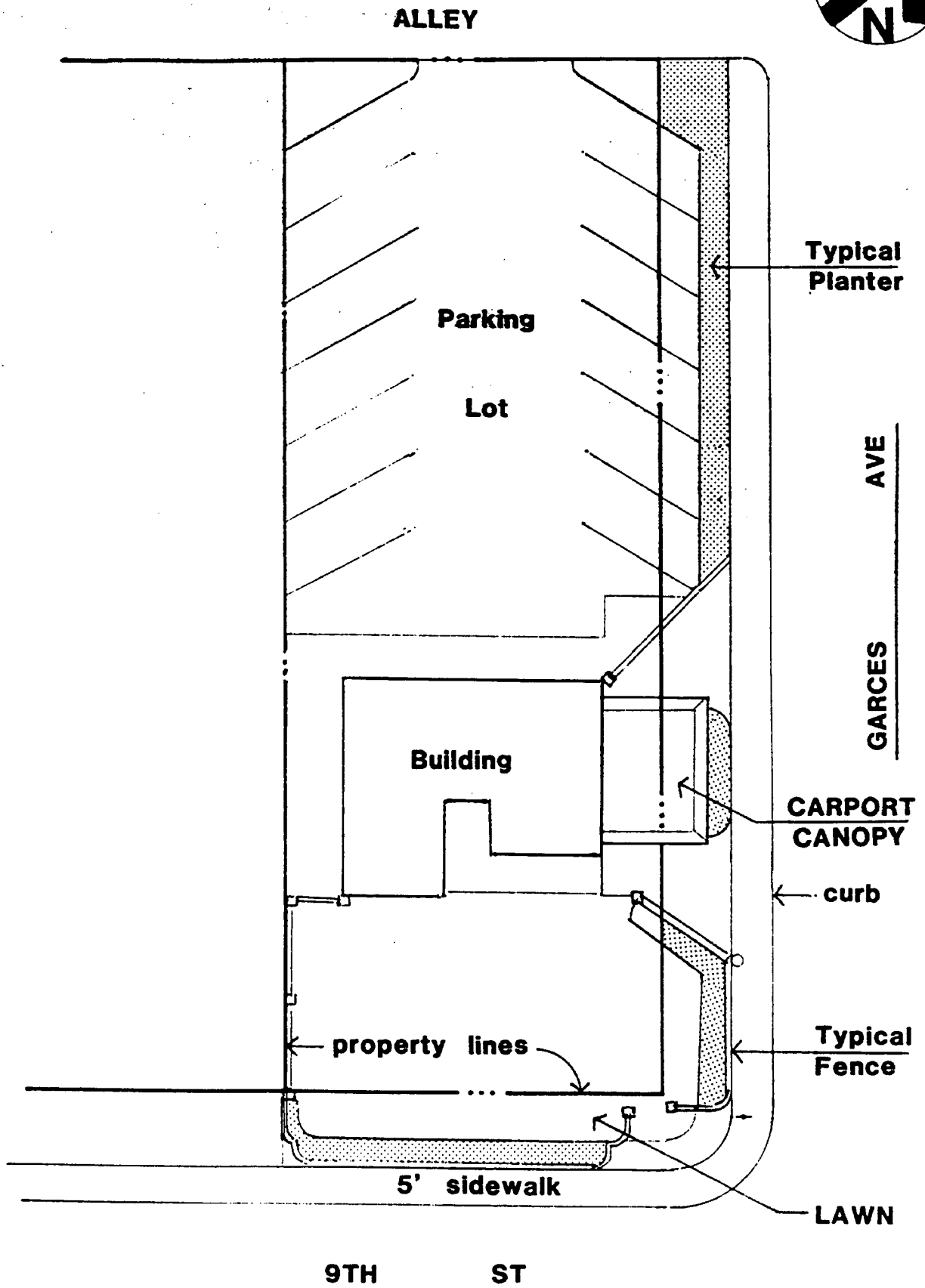
Due to health reasons, I respectfully request that this carport encroachment be approved at the earliest possible time.

Sincerely,

Jesse R. McKenzie, Jr.
Jesse R. McKenzie, Jr.

P.S. Should you need further information I can be reached by phone at 384-8516, or you could contact Jo Ann Freeman at 384-2828.

5-1-84 Jo Ann Freeman said to add planters, parking, landscaping, and fence in the request. Joar



City of Las Vegas

0077

May 3, 1984

Date: _____

AGENDA DOCUMENTATION

TO: The City Council

FROM: DON J. SAYLOR
DEPUTY CITY MANAGERSUBJECT: REQUEST FROM RUSS E. BAINBRIDGE FOR A SEWER CONNECTION AT
3181 TERRY ST.PURPOSE/BACKGROUND

This request is for an existing house that is on a septic tank. The owner is selling the house and connection to the sewer is a requirement of the new mortgage company.

The nearest City sewer line is in Terry St. in front of this property.

The nearest Clark County sewer available is approximately five miles south.

This property is adjacent to the City limits which is the centerline of Terry St.

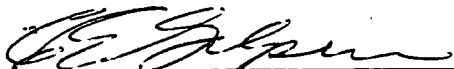
The owner has signed the Sewer Connection Agreement, the annexation petition, and paid the connection fee.

FISCAL IMPACT

\$575.00 connection fee, annual City service charge \$51.03 plus 50% until annexation.

RECOMMENDATIONS

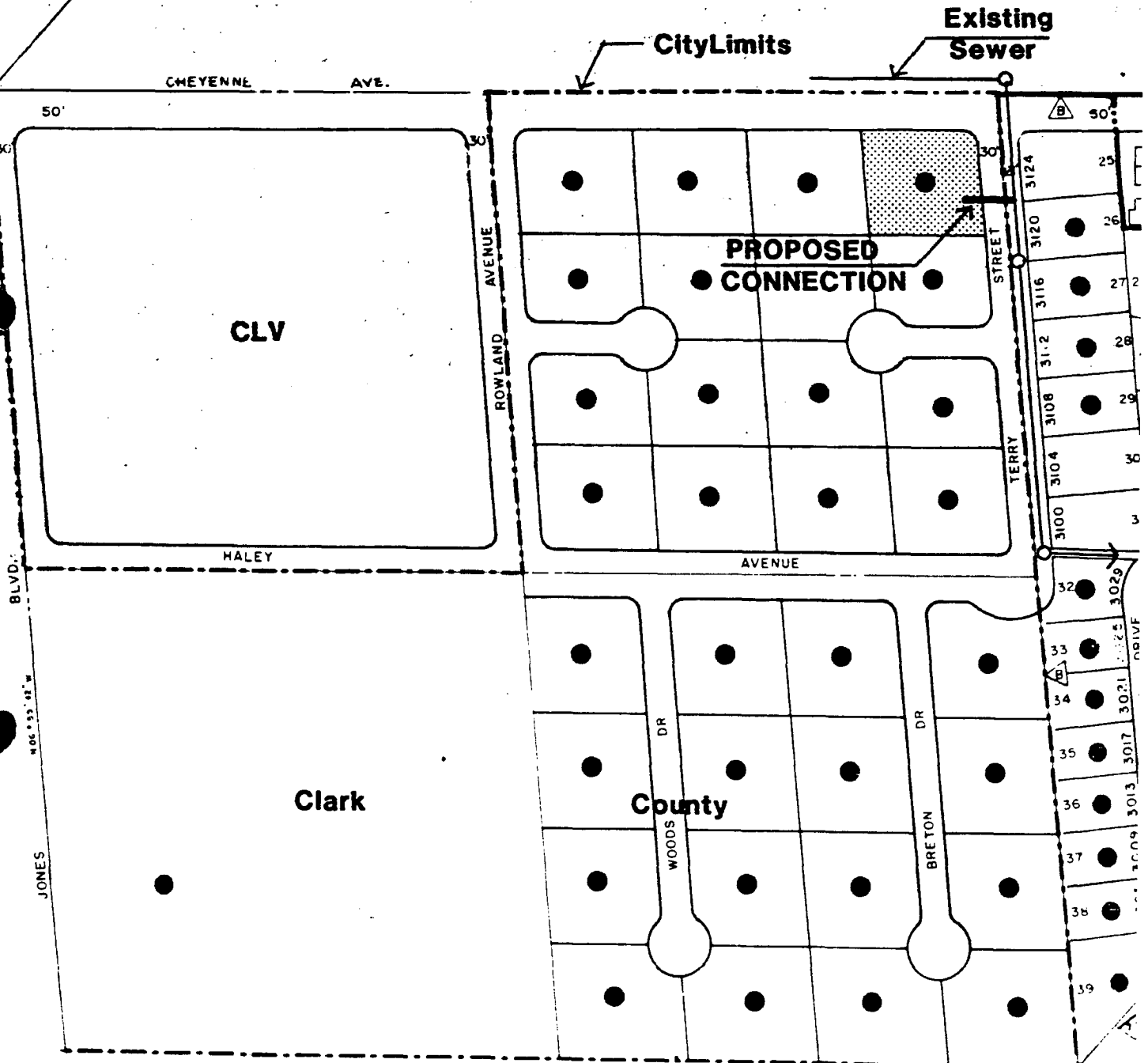
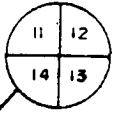
The Director of Engineering Services recommends that the City Council approve the connection and authorize the Mayor to execute the agreement.



C. E. GILPIN
Director of Engineering Services

Agenda Item 5/16/84

IV (i). E. 3.

 $1V(\pi) \in \mathbb{Z}.$

AGENDA*City of Las Vegas*

May 16, 1984

Page 24

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Council Action

Department Action

IV (j) OFFICE OF ARCHITECTURAL SERVICES AND
PROJECT CONTROL
THOMAS B. GRAHAM, AICP, RLA, DIRECTOR

028
to
1046
A. STATUS REPORT AND DISCUSSION RELEVANT TO THE
CENTRAL FIRE STATION COMPLETION DATE AS SUB-
MITTED BY S. J. AMOROSO CONSTRUCTION CO.

Nolen -
APPROVED motion
instructing Thomas
Graham and City
Attorney Ogilvie
to have Fire Station
completed by June 1
or take whatever
steps that are
necessary if it is
not completed to
remove Amoroso
Construction Company
from construction
project and have the
building completed
by a competent
construction company.
Motion carried
with Levy voting
"No."

Staff to proceed

Appearances:
Thomas B. Graham
Pat Henderson,
Amoroso Const. Co.
Dave Daileida,
Harris Sharp
Architects

VERBATIM TRANSCRIPT MADE PART OF
FINAL MINUTES.

APPROVED AGENDA ITEM

City of Las Vegas

0080

Date: MAY 10, 1984

AGENDA DOCUMENTATION

TO: The City Council

FROM: DON J. SAYLOR
DEPUTY CITY MANAGERSUBJECT: STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION DATE AS
SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO. - MAY 16, 1984 CITY COUNCIL AGENDA ITEMPURPOSE/BACKGROUND

S. J. Amoroso Construction Company had previously committed to the City Council at their meeting of March 21, 1984 that the Central Fire Station would be substantially complete by May 4, 1984, with the exception of the communications equipment which is to be complete by June 9, 1984.

At the May 2, 1984, City Council meeting, S. J. Amoroso Construction Company assured the Council that the Central Fire Station project would be substantially completed by May 6, 1984, including landscaping. Furthermore, the Amoroso Construction Company representative agreed that all work regarding the final punch list for completion of the entire building and on-site and off-site amenities would be completed in total with the exception of communications equipment only within seven days. Therefore, the Central Fire Station project would be ready for the City to occupy on May 14, 1984. S. J. Amoroso Construction Company committed to the Council that they would have this project completed and be off the Central Fire Station project site before the City Council's next regularly scheduled meeting on May 16, 1984. Councilman Levy specifically requested that the Department of Architectural Services put this item back on this City Council Meeting Agenda. The above commitments by S. J. Amoroso Construction Company were made to the Council despite contrary opinions as expressed by City staff and the project's consultant architects, Harris Sharp Associates.

On May 6, 1984, representatives of Harris Sharp Associates and the City performed an on-site inspection. It was determined by the Architect that the facility was not ready for a final punch list inspection and that numerous deficiencies existed which would require more than seven days (reasonable time as defined by contract) to correct and/or finish.

Please see the attached copies of detailed preliminary punch list items for interior architectural, mechanical and electrical; and City project representative's list of observed deficiencies. No exterior or site final inspections have been called for by the General Contractor or performed to date.

FISCAL IMPACT

By construction contract awarded at the City Council meeting of December 15, 1982, S. J. Amoroso Construction Company is presently under \$500 a day liquidated damages, beginning January 26, 1984, until substantial completion of the entire project.

RECOMMENDATIONS

Reevaluate the General Contractor's compliance with the schedule and assess current performance.

Thomas B. Graham
THOMAS B. GRAHAM, AICP, PLA, DIRECTOR
OFFICE OF ARCHITECTURAL SERVICES AND
PROJECT CONTROL

Agenda Item 5-16-84

IV(j)

HARRIS SHARP ASSOCIATES, INC.

CENTRAL FIRE STATION

FINAL PUNCHLIST

May 3, 1984

MAY 10 1984

GENERAL NOTES:

1. Provide general cleaning.
2. Add stair tread coating.
3. Touch-up paint where walls have been patched.
4. Touch-up where handrail paint is on walls.
5. Add door silencers.
6. Add door signage.
7. Repair plastic laminate at dormitory doors.
8. Install track and stops on dormitory doors.
9. Replace pink lights.
10. Install reducer strip between carpet and ceramic tile.

ROOM 201: Not ready.

ROOM 202: Touch-up wall left of door 202.
Door 202 missing silencers.
At right of door 217, touch-up scratches and
adjust panel joint adjacent to T-stat.
Adjust demountable partition joint at left and
right of door 216.
Touch-up wall at base of demountable partition at
stair 2.
Seal at stringer and wall at stair 2.
General note #3.
Add base at stair 2.
Touch-up walls at stair 1.
Remove paint from base and carpet trim at stair
1.
Loose base at left of window 2.
Caulk joint between concrete wall and gypsumboard
and smooth and paint top of concrete wall at
wall 3.
Straighten seals at window wall.
Loose base at stair 3, right stringer.
Caulk at right edge of window 2.
Paint around windows 5 and 6.
Touch-up paint on wall at right of window #51.
Base missing at right of window #51.
Touch up under windows 5 and 6.
Caulk and paint around window #51.
Paint wall intersection at left of window #51.
Repair mitered trim joints at light fixture in
front of elevator.
Paint access panel at high ceiling.

One damaged ceiling tile near wall 1.
Repair bent ceiling grid at wall 1.
Missing one return air grille.
Hole in carpet near door 202.

Lobby counter:

Touch-up chips/scratches at upper shelf.
Adjust gate hinge for proper alignment.
Adjust sliding door clearance and operation.
Install shelves.
Loose plastic laminate at front recess.

- ROOM 203: General note #3; all walls.
Paint around windows 7 and 8.
Touch-up paint at curved ceiling by sprinklers.
Remove paint from ceiling grid at perimeter.
Damaged ceiling tile.
Bent ceiling grid in front of room 205.
- ROOM 204: General note #3.
Install demountable panels.
Repaint wall 1.
Touch-up all walls.
- ROOM 205: Touch-up all walls.
Install demountable panels.
Install volume control.
- ROOM 206: Not ready.
- ROOM 207: Light not working.
Remove paint from tile over door.
Missing screen wall.
Verify electrical outlet location.
Seal at light switch.
Install camera access panel.
Repair at edge of lavatory counter/ceramic tile.
Add reducer strip at door.
- ROOM 208: Missing wall.
Add reducer strip at door.
Seal at volume control.
Verify electrical locations.
Missing screw in napkin disposal trim.
Hole at lavatory drain escutcheon.
- ROOM 209: Not ready.
- ROOM 210: Not ready.
- ROOM 211: General note #3.
Paint frame and door at door 211A.
Repair duct insulation at wall #3.
Bent ceiling grid near door 210.
Stained ceiling tile near door 211.

- ROOM 212: Complete floor finish.
- ROOM 213: Complete floor finish.
- ROOM 214: Double wall angle at wall #2.
General note #3.
Repair base.
Set fire extinguisher cabinet flush with wall.
Repair flooring at sliding doors.
Add J-box cover in ceiling.
Marred ceiling tiles.
Remove debris from over rooms 212 and 213.
Add drywall at exposed stud over room 213.
Seal conduit penetrations over room 212.
- ROOM 215: Touch-up wall 1.
Touch-up fireproofing of beams over ceiling.
- ROOM 216: Base loose at wall 3.
Holes in floor behind door 216.
- ROOM 217: Door 216A is scratched.
Damaged ceiling tile near wall 2.
General note #3.
- ROOM 218: Return air grille dirty.
- ROOM 219: OK.
- ROOM 220: General note #3.
Install fire extinguisher cabinet.
Seal demountable partition to wall.
Touch-up paint adjacent to demountable partition.
Repair beam fireproofing above.
Dirty ceiling tile near door 220.
- ROOM 221: Missing beam fireproofing above.
Properly set casework.
Touch-up ceiling wall angle at curved wall.
Wall angle bent at curved wall and at sprinkler head.
- ROOM 222: Seal around windows.
Clean ceiling grid.
Stained ceiling tile.
General note #3.
Ceiling grid bent near door.
Touch-up paint.
Missing bolts at door glass.
- ROOM 223: Cracked tile at toilet partition mount.
Paint on ceiling at closet.
Paint on tile at door.

- ROOM 224: Missing shower head.
Light not working.
- ROOM 227: Touch-up paint.
General note #3.
Missing drawer pull.
Bad plastic laminate joint at pass-thru.
Repair wall finish around pass-thru.
Bent ceiling grid.
Add speak hole at window.
- ROOM 228: Repair caulking at glazing in door 228.
General note #3.
Touch-up walls.
Paint on grid over door 227.
- ROOM 229: Hole in wall by door 229.
Loose door stop.
General note #3.
Paint on ceiling wall angles.
- ROOM 233: General note #3.
Smooth rough walls and repaint.
Ceiling grid bent near first sprinkler head.
Paint on ceiling wall angles.
Missing ceiling tile over door.
- ROOM 234: Spots on ceiling.
- ROOM 235: Touch-up at sprinkler head.
Paint on tile.
Mirror on lavatory counter not level.
Repair tile at edge of lavatory counter.
- ROOM 236: Add screws at door glass stops.
Continue drywall to underside of deck at wall 4.
Install speakers.
Align wall or ceiling grid at entry alcove.
Ceiling grid crooked at corner of walls 1 & 4.
General note #3.
Loose base at wall 3.
- ROOM 237: Missing base behind door.
Missing door closer.
Shelves too short (adjust brackets).
Touch-up paint.
Check door hardware.
- Other rooms not listed are not ready.
- ROOM 301: Re-locate exit sign.
Paint around window 23.
Touch-up at fire sprinklers.

- Clean tape off light frame.
General note #3.
- Stair #9: Weld loose handrail.
Loose base on wall behind rail.
Repair drywall at stringer and repaint behind rail.
- ROOM 302: General note #3.
Several damaged and stained ceiling tiles.
Adjust demountable partition to wall at door.
- ROOM 303: General note #3.
Several damaged and stained ceiling tiles.
Adjust demountable partition to wall at door.
- ROOM 304: Add strikeplate at door 304.
Dutch door ledge is chipped.
Carpet stained.
General note #3.
- ROOM 305: General note #3.
Touch-up wall #2.
Clean paint off light frames.
Seal at wall and stringers of stair 10.
- ROOM 306: General note #3.
Remove paint from ceiling wall angles.
Refinish around water cooler.
Seal around windows.
Loose base at wall #4.
- ROOM 307: General note #3.
Remove paint from ceiling wall angles.
Loose base corner at wall 1.
Corner ceiling panel dirty.
- ROOM 308: OK.
- ROOM 309: All access doors.
Verify electrical receptacle locations.
Remove paint from tile around door frame.
- ROOM 310: Loose door stop.
- ROOM 311: Touch-up wall 2.
Touch-up wall at jamb of door 311.
- ROOM 312: General note #3.
Touch-up over door frame.
- ROOM 313: Loose base at right of door.
and 314: General note #3.
Add sprinkler heads.

- Door swings wrong way.
Bent light lens.
Wrong floor finish.
One stained ceiling tile.
- ROOM 315: Railing loose.
Touch-up wall at top of stair 10.
- ROOM 316: OK.
- ROOM 317: Add base.
Add door handles.
- ROOM 318: General note #3.
Verify need for angles at duct penetration in wall 2.
Broken light lens.
- ROOM 319: Poor carpet seam.
Repair wall angle at curved wall.
Stained ceiling tile.
General note #3.
- ROOM 320: General note #3.
- ROOM 321: General note #3.
Clean wall angle.
Stained ceiling tiles.
- ROOM 322: General note #3.
Repair telephone outlets.
Cracked ceiling tile at speaker.
Marred ceiling tile.
- ROOM 323: General note #3.
Smooth finish at sill of window #21.
Clean ceiling grid.
Repair wall angle at curved wall.
Stained ceiling tiles.
Bent ceiling grid near center.
- ROOM 324: General note #3.
Install fire extinguisher cabinet.
Adjust wall angle tight to wall at door 323.
Broken ceiling tile by door 320.
Tape at conduit penetration over door 318.
Paint on ceiling wall angles.
- ROOM 325: Extend wall 4 to underside of deck for 1-hour separation.
Loose carpet near wall 4.
Install ceiling tiles.
Complete duct insulation.
Touch-up around door frames.

Install hardware on door 326.
Paint on ceiling wall angles.
Improper duct support near supply grille.

- ROOM 326: General note #3.
Add base.
Seal large duct penetration at wall 2.
Missing light lenses.
Door 327 and 328 missing strikeplate.
Broken chiller room emergency shutdown button.
Seal around floor penetrations.
Verify need for floor sink cover.
Seal concrete floor.
Loose handrail.
Equipment pad too small.
- ROOM 327: Clean fireproofing from light fixture.
Patch steel fireproofing.
Seal concrete floor.
General note #3.
Seal floor penetrations.
Clean concrete from floor sinks.
- ROOM 328: Add fireproofing in flutes at wall 2.
Install wall louver and paint frame.
General note #3.
Seal around door frame.
Seal floor penetrations.
Seal concrete floor.
- ROOM 329: Clean service sink, seal around it and paint it.
Touch-up at door frame.
Add base and VAT at ducts.
Seal at ceiling duct penetrations.
Add strike plate at door.
- ROOM 330: Touch-up walls.
Add strike plate at door.
- ROOM 331: Add base.
Add door hardware.
Touch-up at door track.
- ROOM 332: Install ceiling tile.
Seal around window.
General note #3.
Wall #1 has nicks and needs repainted.
Paint on ceiling wall angles.
Repaint wall #3.
Improper duct supports.
Loose glass trim at door.
- ROOM 333: Light not working.
Missing shower heads.

- Loose soap dish.
- ROOM 334: Install trim at window.
Patch around drain penetrations under lavatory counter.
Loose tile at right of urinal.
Re-grout at light switch.
- ROOM 335: Missing window.
General note #3.
Install fire sprinkler trim.
Loose base at wall 4.
- ROOM 336: Repaint at left of window.
General note #3.
Hole at sprinkler head.
Walls generally have too many rough areas.
- ROOM 337: Bullnose around window not acceptable.
Paint on tile around door.
- ROOM 338: Missing shower heads.
Re-grout at opening to shower.
- ROOM 339: Install trim at window.
Touch-up ceiling.
- ROOM 340: Light not working.
Missing shower heads.
- ROOM 341: Seal at head of window #31.
General note #3.
Touch-up paint.
Repair scratch under light at wall 2.
Seal around access door.
Several scars and rough areas on walls.
- ROOM 342: General note #3.
Repaint room.
- ROOM 343: Missing shower head.
Light not working.
Repair tile by shower head at wall 1.
- ROOM 344: Broken electrical receptacle cover.
Patch at lavatory drain penetration.
Reinstall bullnose trim at window.
- ROOM 345: Missing shower heads.
Light not working.
Broken tile at threshold.
- ROOM 346: Add trim at window.
Repair wall at lavatory front.

Broken tile at light switch.
Broken electrical receptacle coverplate.
Broken tile at toilet partition mounting bracket.
Properly install glazing in frame.

ROOM 347: Install glazing gasket at window 33.
Repaint walls.
Missing door handle.

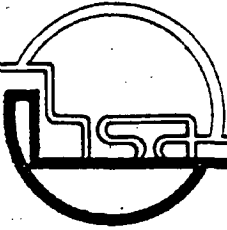
ROOM 348: Align speakers and lights.
General note #3.
Loose base by fire extinguisher.
Missing base at stair 11.
Rough walls at stair 11 and door 325.
Touch-up paint behind handrail at stair 11.
Install fire extinguisher cabinet.
Hole at fire sprinkler near wall 2.
Touch-up paint.

ROOM 349: Missing door strike.
Touch-up walls.

ROOM 350: Missing door strike.
Counter splash pulled loose.
Add a coat of paint.
Center window sill cut short.

ROOM 351: Missing door strike.
Repaint walls.
Repair dent in wall under counter.
Sand rough edges at window.
Bent bottom door hinge.

END



Harris Sharp Associates Incorporated
Architecture, Planning, Interiors

2915 West Charleston Boulevard Las Vegas Nevada 89102

(702) 877 0125

May 1, 1984

MAY 3 1984

TO: S. J. AMOROSO CONSTRUCTION COMPANY
ATTN: BRIAN FURLONG
RE: CENTRAL FIRE STATION

Dear Brian,

Attached for your use, please find the "punchlist"
per JBA's inspection on Monday, May 1st.

Sincerely,

HARRIS SHARP ASSOCIATES, INC.


Ned Cole, AIA

NC/lm
Enc.

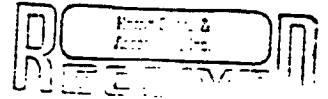
cc: Dave Walliser
Ted Rexing
Dan Evans

0091

CONSULTING ENGINEERS

5040 WEST EDNA, LAS VEGAS, NEVADA 89102, (702) 362-9200

May 1, 1984



Harris Sharp & Associates, Inc.
2915 West Charleston Blvd.
Las Vegas, Nevada 89102

MAY 1 1984

Attention: Mr. Ned Cole

Subject: Las Vegas Fire Station
Our Project No. 2115

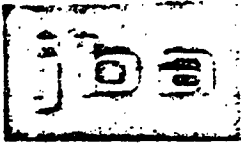
Dear Ned:

On April 30, 1984, this office conducted a "final" observation visit at the subject project. The following items were noted during that visit:

Plumbing

1. Riser/Standpipes, where passing thru floors at stairwells, are not sealed.
2. Fixtures have not been cleaned.
3. Shower heads have not been installed at dormitory showers.
4. Domes for roof and overflow roof drains have not been installed.
5. Stainless steel ledges are not installed on mop sinks.
6. Fueling island equipment and accessories is incomplete.
7. Hose bibbs at Apparatus Bay not installed.
8. Air compressor and accessories not installed.
9. Cold water to make-up connection at unit  is not supported.

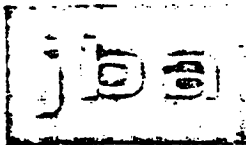
MAY 3 1984



Harris Sharp & Associates
Re: Las Vegas Fire Station
May 1, 1984
Page 2

Air Conditioning

1. Relief louvers have not been installed.
2. Evaporative cooler pump control not operative.
3. There appears to be a noticeable conflict between sprinkler head and ceiling diffuser in Apparatus Bay.
4. Chemical feed system for condenser water system is not operable.
5. Combustion air louvers in Boiler Room are not installed.
6. Panels have been left on top of one evaporative cooling unit at roof of Apparatus Bay.
7. There is a large opening in the fresh air duct serving .
8. Equipment tags have not been provided at all required locations.
9. Controls for Apparatus Bay mechanical equipment have not been tagged appropriately.
10. Evaporative coolers in Apparatus Bay should not be operated until doors to other areas are installed and closed or Apparatus Bay door is opened. Air from Apparatus Bay should not be allowed to mix with other adjacent spaces.
11. Windows in Captains Dormitory "leak" around the frames. (Architectural)
12. Access door handles at unit  have not been adjusted properly.
13. AH-3 was operating with machine room temperature less than 75°F. Set point should be readjusted to 85°F in order to allow unit to remain off unless a real need exists.



Harris Sharp & Associates
Re: Las Vegas Fire Station
May 1, 1984
Page 3

MAY 3 1984

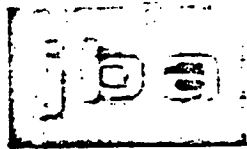
General Mechanical

1. Test and Balance Report has not been submitted.
2. Operation and Maintenance Manuals have not been submitted.
3. The Contractor should arrange to verify the operating sequence of each system and obtain a set of operating schedules from the Fire Department for implementation. Once the sequences are fully checked out, a meeting should be arranged with representation of the Mechanical Contractor and his Subcontractors (i.e. temperature control and testing and balancing agency), the Fire Department (including maintenance personnel and watch supervisors) and the A/E. At this meeting, the entire operating sequence will be reviewed and described to those responsible for its operation. All equipment, interlocks, time switches, controls and relays shall be operational, in their proper sequence, prior to the arrangement of this meeting. We also suggest that any other personnel training be performed at this time.
4. Valve schedules and locations have not been provided.
5. Start-up reports have not yet been submitted.
6. Permanent drawings or documentation indicating locations of terminal devices as programmed into control systems, including recommended set points, alarms and other data transmitted to the CKT.

Electrical

1. Light fixture type 'V' appears to be the incorrect color.
2. Fire Inspect Area 203 - One type 'G' fixture inoperative.
3. Warehouse 206 - Cover plate broken for receptacle on circuit 10 near t-stat.
4. Men 207 - Light fixture inoperative.
5. Lobby 211 - J-box in accessible ceiling space missing blank cover plate near exit.

0094



Harris Sharp & Associates
Re: Las Vegas Fire Station
May 1, 1984
Page 4

MAY 7 1984

6. Brief 220 - Light fixture inoperative.
7. Video Storage 221 - Light fixtures and lenses dirty. Receptacle loose.
8. Lounge 306 - Switch cover plate broken for garbage disposal.
9. Day Dorm 236 - Speakers not installed.
10. Watch Office 227 - Various outlets missing and/or cover plates. Speakers not installed.
11. Foyer 226 - Light fixture missing.
12. Apparatus Bay -
 - a. Type 'FF' light fixture @ control console is missing lens.
 - b. Control Console receptacles missing.
 - c. Receptacle on west wall (circuit 5) is loose.
 - d. Connection to air compressor incomplete (air compressor is not installed).
 - e. Cord cap missing from cord reel for trickle charger. Refer to Note 12 on Sheet E-7.
13. Mechanical Room 326 -
 - a. Light fixtures dirty and lenses missing.
 - b. Emergency shutdown switch for 'MCCB' red mushroom is broken.
 - c. Receptacle @ 'MCCA' is missing.
14. Machine Room 327 -
 - a. Light fixtures dirty and lenses not secured.
 - b. 2-1/2" c for fixture chiller is missing.

0095

Harris Sharp & Associates
Re: Las Vegas Fire Station
May 1, 1984
Page 5

15. Boiler Room 328 - Light fixtures dirty.

General Electrical

1. Many pull lines missing from empty conduits.
2. Telephone outlets are not the same color as receptacles, switches, etc.
3. Shower light fixtures (type 'P') inoperative.
4. Stair light fixture lenses dirty - especially the top lens.
5. Disconnect switches for GRU-1B, GRU-2B, RRF-1, CT-1 and EF-9 have incorrect grounds. Provide proper ground lugs.
6. Not all disconnect switches are of a single manufacturer.
7. Thermographic inspection and data report has not been submitted for evaluation.
8. Insulation resistance "megger" test report has not been submitted.
9. Written certification for the emergency generator and associated equipment that the system has been tested and is 100% complete and operable along with written test report data as specified.
10. Keys, Operating and Maintenance Manuals, Warranties, etc. have not been provided or submitted.
11. Spare fuses have not been provided as specified.

Very truly yours,

JBA CONSULTING ENGINEERS

Edward P. Butera

Edward P. Butera
Mechanical Engineer

EPB/ss

MAY 5 1984

CITY COUNCIL MINUTES - MAY 16, 1984
CITY PROJECT REPRESENTATIVE'S LIST
OF OBSERVED DEFICIENCIES

0096

<u>DTL. NO.</u>	<u>ITEM NO.</u>	
101	4	Install kickplate at door 101/hardware
	6	Cracked glass in door
102	3	Confirm fire damper in floor overhead per Addendum No. 2, Item #27. Provide access door in Plaza Level closet.
103	6	Complete door control per note #6, Sheet E-12. (Motorola to provide)
	8	Relocate 2nd exit sign to east wall of Corridor 130.
104	1	Seal exposed concrete floor per schedule.
	2	Reverse hardware (HSA to issue Change Order Proposal).
107	2	Seal penetrations in basement wall. Add F.D. in ducts.
	4	Complete TV and door security J-box per Addendum No. 2, Note 5 & 6. See Sheet E-12.
	5	Isolate CRU and access flooring.
	6	Complete J-box for TV at North wall. COMM
	7	Clean (14) carpet panels or replace, level & align.
109	2	On Sheet E-6, complete/anchor panels.
	3	Repair access flooring and carpet panels (5).
110	2	Provide good anchor and remove surface dip at door #110.
	5	Adjust hardware at door, including elec. strike.
113	1	Provide lockers.
	2	Provide acoustic seal at door 114.
	4	Clean floor
114	2	Complete grate over removal pit.
	3	Insulate exhaust from emergency generator per HSA past directions.
	5	Complete acoustical seal and receptacles-switches.
	19	Door: Provide Change Order Proposal for hardware.

0097

DTL. NO.	ITEM NO.	
116	1	Replace damaged kitchen unit side panel.
	2	Range hood missing/HSA to advise re. power.
	6	Provide S/S backsplash
117	1	Complete TV jack: pull wire (CLV to pull)
	3	Wrong floor finish - carpet is scheduled (HSA v AD.1, 19)
121	2	Provide mop hooks per Note 10, Sheet A-2.
124	1	Complete telephone and door/TV
125	4	Provide 2nd return air grille
126	3	Provide dampers at 1-Hr rated ceiling. Cole to research conf. notes and agreement.
127	2	Clean and seal ceramic tile.
	5	Seal around cut tile and exposed countertop bracket.
	7	Lav. countertop not level and align paper towel dispenser.
128	1	Provide accessories K T Q
	2	Clean and seal ceramic tile.
	4	Seal penetrations in basement wall, also at 1-hr wall.
	5	Align paper towel dispenser.
	6	Lav. countertop not level, pending mirror.
	8	Provide angles each side of wall at fire dampers - same for room 127.
129	1	Complete deck insulation
	2	Seal penetrations including flutes at underside of deck;
130	1	Save fireproof steel angle and insulate adjacent to HVAC linear floor diffuser overhead in ceiling.
	3	Repair wall paint adjacent to 118.
	4	Complete duct insulation incl.
Stair 5 or 6	3	Complete finishes floor
	4	Treads resolve proper finish.
	5	Paint structural column and deck and inside channel.

DTL. NO.	ITEM NO.

Stair 5 or 6	6	Resolve conflict between light and sprinkler head: patch and paint
	7	Finish door frame paint: touch-up and complete.
	8	Finish door hardware, especially security lock door 110.
	10	Provide rubber base as per scheduled.
	12	Stair #5, Items 10 & 11
	13	Use wires to hold insulation in one side of double wall.
	14	Complete wallboard at metal deck or structural steel.

General Items:

1	General cleaning: floors
2	Remove debris and clean doors and rubber base.
4	Rubber base adhesive is not holding, specs. call for premolded corners inside and outside, adhere for proper butt alignment.
6	Ceiling grid, correct paint and spackle at wall trim, secure approval for substituting double for single wall angle.
7	Standpipes - correct valve interference with required exit width.
8	Linear diffusers - require insulation.
9	Closers
14	Radiatorlines - <u>determine</u> whether insulation is required on hot water line throughout plenum space.
15	Hardware - provide remainder of scheduled items.
17	Access floor - add extra air grilles per Change Order Proposal. Repair damaged or stained floor tiles per 11-3-83 meeting, remove loose debris from under floor.
18	Demountable partitions - complete elec. system, phones, speakers and TV; complete hardware at doors.
19	Motorola - review Motorola's punch list of SJA items
20	Centel - review Centel's punch list of SJA items.
21	Complete controllers for equipment shown to be on emergency power room 326.

DTL.
NO.ITEM
NO.

22	Patch opening in 1-Hr wall (over door 124).
24	Irrigation system on deck is routed in building with PVC - should be copper.
25	Patch monokote at pipe hangers
27	Seal around mop sink
28	Access flooring - carpet panels should be aligned per nap, align panels to set level.

MISCELLANEOUS FINAL INSPECTION ITEMS

0100

Site Fire hydrant has damaged nut (CC informed 1-25-84)
 105 Add supports for shelves w/in 12" of end, and butt finish shelf sections for cont. surface
 Stairs
 7 & 8 Texture is not acceptable: too coarse; too inconsistent
 239H Provide exp. jt. between tile and door frame
 Entry Add plaster exp. jt. at east side of overhang
 Entry Correct visible sample at west side of overhang
 3-- Correct voids at slope to slide poles in Response Corridor
 3-- Adjust spring load arms at slide poles
 326 Exposed telco wire on face of GWB @ door
 Hand rails Sand irregularities and repaint
 Stairs
 5, 6, 7 Complete paint at stringer flush with floor at landing
 Vesti-
 bule Provide dry pendant heads
 Stair 6 Provide (door) stop at plaza level gate to basement
 Stair 8 Replace fractured galss in door at 2nd level landing
 Stair 7 Paint exposed deck at underside of 2nd level landing
 101 Replace fractured galss in door
 Dorms Repair plastic lam. @ door
 Ext.
 Spkrs. Repair screw holes
 Stair 4 Ext. door frame @ plaza level - match tile
 Parking
 Lot West curb at entry ramp was hit and parallel from a.c.
 Ext.
 Veneer Replace chipped tiles, e.g. U
 Por'n
 Panels Replace wind damaged panels per 4-5 site meeting.
 322 Note vibration of HVAC return air grille and/or celing grid
 322
 etc. Note audibility of operating air handlers
 Lobby Access doors to terminal units
 O/H
 Doors Weather stripping bunches up
 Stair 3 Note how crease in wallboard, understain, is not level & true

0101

Gen'l Exterminator

Corr.

110

Check hardware schedule re: auto latch, etc.

Stairs

4 & 6

Exterior doorframes are pushed too high

Dorms

Replace "pink" light fixtures

304

Clean stain in center of carpet.

0102

PUNCHLIST: FRAMING INSPECTION

SECOND LEVEL: DORMS

- Repair wind damaged insulation above dorm ceilings and wire in place.
- Secure HVAC - rough approval from City Insp. #81
- Secure P - rough approval from City Insp. #81
- Secure E - rough approval from City Insp. #75
- Secure Frame inspection approval from City Insp. #55.
- Extend studs to structure @ 48" or brace top track @ 48"
- Diagonally brace openings in ceiling
- Stair #11: Provide backing for handrails and frame both sides alike
- Provide rough openings for fire ext. cabinets (326/348)
- Install sliding door 336 etc. frames
- Air handler hangs over pad
- Maintain 1-Hr. Integrity of boiler room wall @ roof drain
- Push insulation to roof insulation in cripple wall over doors 325
- 337 Complete insulation @ HR & HS, also 341
- 341 Complete insulation on supply duct at corridor union
- 348 Complete insulation at auto valve near study booth
- gen'l Once plastering is complete add disconnect switch @ evap. cooler
- 329 Complete insulation of supply duct
- gen'l Anchor studs behind HVAC h.m. frames @ evap. cooler
- 344 Insulate joint between flex & rigid duct
- gen'l Call for reinspection after ceiling is framed and before tiles placed
- 326-
- 329 Call for inspection of these rooms after further rough-in is ready
- 332 Patch steel fireproofing at beam in south wall
- gen'l Complete "½ shields" at hot water pipe hangers (JBA) and adjust clevis hangers
- gen'l Provide bands at each harness to flex. duct (JBA)
- gen'l Correct tight bends in flex ducts (JBA, e.g. 342)
- gen'l Suspend conduit runs instead of resting them on ceiling, framing, isolate for electrolysis and support conduit runs @ 10' o.c. maximum (JBA)

PUNCHLIST: 10-6-83

FRAMING INSPECTION
PLAZA LEVEL N. OF 12

- Remove combustible materials @ ledges within structure
- Complete bridging @ 222S, 232S, 238S
- Complete framing @ 15 + 16 + 13 + 14
- gen'l Provide access door to water valve
- 231E Brace top of walls to structure above at 222 N & W E
- Complete double studs @ 225 jambs (CC to provide 1-Stl Stud)
- Isolate sprinkler & HVAC systems @ 230
- Screw both sides of studs at top of silltrack
- Isolate HVAC ducts and studs @ 227 232
- Frame opening for door at wall #7 (see A-22) in 238
- Provide access panels to valves over gypsum ceiling (3 @ P 27)
- Complete ceiling electrical rough-in (222 etc.)
- Get Motorola's approval of watchman office rough elec.
- Complete speaker cans @ ceiling
- Provide 2nd conduit for phone (per addendum) outside watchman's office
- Need T.V. outlet at 227
- Properly suspend conduit (e.g. 227) also see Universal letter
- Complete ceiling rough-in supply & R/A (see AC-4)
- Need disconnect switch at east exterior wall
- Provide pad for A.C.-1
- Crosscheck thermostats shown on AC-4 with those on E-7 for unit heater
- Confirm ϕ and equipment layout per submittal #129
- Insulate between exp. joints
- gen'l Complete "concrete" punchlist: HSA approval of slab (see 11-28-83 HSA letter)
- gen'l Complete "fire sprinklers" punchlist (on shop drawings)
- Secure CLV building inspector and Ted Rexing's signatures
- Secure CLV electrical inspector and Ted Rexing's signatures
- gen'l Complete "exterior studs" punchlist: sealant, insulation wires, etc.
- 233 Provide box and conduits connecting light switch and house per Change Order Proposal #81 if ...

FRAMING INSPECTION.

2ND LEVEL, 12 SOUTH

- 313 &
314 Complete 1-hr return air shaft
- gen'l Secure reinspection of this punchlist before ceilings
- gen'l Secure inspection of completed HVAC before ceilings
- gen'l Secure inspection of completed E before ceilings
- 315 Frame M diffusers/registers; provide dampers and tent. elec. fixtures in this 1-hr. ceiling.
- 313 &
314 Confirm that door swings in proper direction; if not them also notify Elec. to revise § location.
- Elev. Verify that welds on cab track = specified bolt strength (note bolts, and not welds, were shown on shop drawings)
- 311 Complete 1-hr. shaft around kitchen exhaust duct access panel.
- 311 Complete 1-hr. shaft at HVAC ducts in general
- 311
Stair Provide and secure sound butts adjacent
5 to 327
- 305 Verify access doors to dampers located in each 1-hr. wall.
- 301/
305 Get clarification from HSA re: lights in rolled ceiling
- 305 Rough-in smoke detectors for elevator
- 301 Get clarification from HSA re: speaker location in rolled ceiling (move to 305 grid clg.)
- 315 Provide access door in ceiling at HVAC terminal unit.
- 301 Put angles on damper in east wall before drywall ceiling.
- 202 Provide access doors in ceiling for terminal units
- 309
- 310 Insulate hot water lines
- 202 Confirm HSA approval of aesthetic grouping of ceiling fixtures: speakers - lights - diffusers - panels
- 301 Repair damage in visqueen and in insulation behind porcelain steel areas

0105

FRAMING INSPECTION PUNCHLIST

PLAZA LEVEL, 12 SOUTH

- 207 If approved, incorporate Change Order Proposal #89
- Elev. Confirm S & L approval of welds at vert. guides
- gen'l Call for ceiling framing re: inspections after M-PE finish
- Stair
6 Confirm j-box at south wall per E-13
- Rear
patio Frame recess per note #5 on A-3
- 207 &
208 Line studs at B inside toilets for 1-hr. corridor integrity
- 212 Complete duct shaft! Check for floor damper
- gen'l Seal penetrations through floors
- 207 &
208 Provide access panels through ceilings for M-P-E
- Rear
patio Provide T.V. camera alcove per HSA Change Order Proposal 89
- Rear
patio Complete T.V. camera roughin per HSA Change Order Proposal
- 211 Anchor double jamb studs at top track
- 206 Secure HSA approval of floor grinding
- 203 Complete framing over basement wall (pour concrete plug)
- 214 Open cripple walls above ceiling for return air
- 206 Provide access doors for each fire damper and for HVAC terminal
- 214 Tie double wall together for strength

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION
DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO.

PAGE 1

MAYOR BRIARE:

The next on page 24 is a report from the Office of Architectural Services.

CITY MANAGER HALL:

Mr. Graham is feeling much better today and is able to be with us.

MAYOR BRIARE:

Did you kick Mr. Amoroso during the week or something? (Laughter)

CITY MANAGER HALL:

Well, Mr. Amoroso almost kicked him. (laughter)

COUNCILMAN LEVY:

Not hard enough, not hard enough.

THOMAS GRAHAM:

I'm afraid it wasn't anything that productive. If you'll recall from the last Council meeting, Councilman Levy requested this item be continued today -- put back on the agenda. What was committed to you at the last Council meeting was that Amoroso Construction Company would have the project, the Central Fire Station project, done in total with the exception of communications equipment, but that included punch lists. In other words, they would literally be off the site by this date. In fact, they committed May 14th, which was Monday, as the date they would be totally done, off the site, except for communications equipment which is previously committed to you to be done on June 9th. I can say on behalf of the City staff and the architectural consultants Harris, Sharp Associates that they are not done. In fact, the punch list correction has not been even started to the point that we could consider it substantially complete. In other words, there's -- until it's substantially complete, there is no technical punch list. Up until that time, it's deficiencies of contract work to be completed. At this point, there are still deficiencies to be completed. We have not issued substantial completion. There's been no request from the general contractor for on-site inspection of the exterior or on-site amenities such as landscaping, etc. So what you have in your backup is purely interior architectural punch lists, mechanical/electrical punch lists and City observations of deficiencies in framing and other final inspections yet to be obtained by Amoroso from the City. There are representatives from Amoroso here today, as well as Harris Sharp Associates to address this.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION
DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO.

PAGE 2

MAYOR BRIARE:

Are there any comments by the Council members?

COUNCILMAN LEVY:

I'd like to hear what Amoroso's got to say about all this.

MAYOR BRIARE:

Did the contractor wish to make any comments? Thanks, Tom, take care of yourself.

THOMAS GRAHAM:

Thank you.

COUNCILMAN LEVY:

Then I want to hear your recommendation.

PAT HENDERSON:

Gentlemen, Pat Henderson, Amoroso Construction. We dispute Mr. Graham's statement that the punch list is not substantially complete. I'll just leave it at that and open myself up for comment.

MAYOR BRIARE:

I'm sure that this is not the first time in history of the construction business that there has been a disagreement as to what needs to be done. If there's paint on the wall, you've got to clean it off. If there's --

PAT HENDERSON:

That's correct.

MAYOR BRIARE:

If there's a doorknob missing, you've got to put one on.

THOMAS GRAHAM:

Unfortunately, Your Honor, the items go beyond that. If they were purely cosmetic, I could begin to believe Mr. Henderson's statement. They have not received a final framing inspection from the City. There are items that need to be looked at by City Inspectors that go beyond our function. They have not received other finalization on other items, and as you see in your backup and I have another punch list to hand out to you -- Carol, if you would. This is purely interior architectural again and you can see this was done as of May 15th, which is just yesterday. There are still numerous items outstanding in terms of correction on that list. I would like our representatives, in the form of Harris Sharp -- David Daileidia is here to address this issue also.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION

DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO.

PAGE 3

COUNCILMAN LURIE: May I ask you one thing. When are we going to get the building? Right now, we should have had the building in December.

THOMAS GRAHAM: That's correct.

COUNCILMAN LURIE: Now, it's already May. My understanding is this work is going to be completed by the end of this month. They're under penalty of \$500 a day. I mean, when -- when do we get the building?

THOMAS GRAHAM: I wish I could answer that. These are the gentlemen that need to tell you.

COUNCILMAN LEVY: Well, let's ask --

MAYOR BRAIRE: They're going to say, as Mr. Henderson has already indicated, they argue. They say that the punch list is substantially resolved. You say, it's not.

THOMAS GRAHAM: That's correct, it's not.

MAYOR BRIARE: Now, I don't want to go over that building. I've got to take your word, Mr. Graham. I'm going to take our representative -- you are our representatives.

THOMAS GRAHAM: That's correct, thank you.

MAYOR BRIARE: Now, let's presume that right at this moment while we're talking that we believe what you're telling us because you are our agent.

THOMAS GRAHAM: Yes, sir.

MAYOR BRIARE: Well, at least the architect is our agent and, Mr. Henderson, without any disparaging or, you know, arguing about your statements or anything, we're not going to listen to him unless we all want to go over there and go from room to room. I don't want to do that.

THOMAS GRAHAM: No, we've been doing it time after time.

MAYOR BRIARE: That's what you get paid for.

THOMAS GRAHAM: That's right and we --

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION
DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO. PAGE 4

COUNCILMAN LEVY: Did you see this? You haven't seen this list?

PAT HENDERSON: No, we haven't see that list yet.

THOMAS GRAHAM: Dave, you want to address that?

MAYOR BRAIRE: You haven't seen the punch list?

PAT HENDERSON: Mr. Mayor, there was a previous punch list done which we worked from. This is a new punch list which was just completed, I believe yesterday, yes, sir.

COUNCILMAN LEVY: Did you do the old punch list?

PAT HENDERSON: To the best of our knowledge, it is complete with the exception of minor --

DAVID DAILEDADA: The current punch list that you've got is a punch list that has been cut down from the punch list that was issued a week prior to them. The items --

MAYOR BRIARE: Well, Mr. Daileda, some things from last week's punch list -- some of those things have been completed.

DAVID DAILEDADA: Some things have been completed, but again --

MAYOR BRIARE: So now, we're up -- now this is what we have left.

DAVID DAILEDADA: We're down to this. One comment that I might make is, with the list that's this lengthy, we don't consider this to be what we would call a punch list. A punch list is a small list of items that are minor things that need final correction when a project is completed, and again this is merely for interior items. We have not reviewed the exterior of the building yet.

COUNCILMAN LEVY: I can see the exterior of the building. Half the tile is still --

COUNCILMAN LURIE: Wait a minute, Al. I asked about that this morning. That is finished on the outside of the building.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j), OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION

DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO.

PAGE 5

COUNCILMAN LEVY: Those tiles they're not missing?

COUNCILMAN LURIE: That's the design that I was notified this morning because I could look out my window and wonder when the back of that building was going to be finished and they tell me that that's just a metal cover and that's not going to be tiled.

MAYOR BRIARE: Actually, the hole in the wall that we were talking about a few applications back --

COUNCILMAN LURIE: So, I have to apologize because I kept thinking the building on the exterior wasn't completed, but it is completed.

DAVID DAILED: Most of the exterior tile work is completed. There are a few minor areas that's --

COUNCILMAN LEVY: No, I'm talking about the area that you're talking about, Ron.

COUNCILMAN NOLAN: Your Honor, I have a motion to make on this matter. I think we can resolve it and get on with. I'd like to instruct Mr. Graham. I'D MAKE A MOTION THAT THIS COUNCIL INSTRUCT MR. GRAHAM AND THE CITY ATTORNEY TO HAVE THIS PROJECT COMPLETED BY THE FIRST OF JUNE OR TAKE WHATEVER STEPS ARE NECESSARY TO REMOVE THIS COMPANY FROM THIS THING -- FROM THIS PROJECT AND GET IT COMPLETED BY A COMPETENT CONSTRUCTION COMPANY and I think that'll solve a lot of -- and get the thing going. Let's go.

COUNCILMAN LEVY: I'd like to ask a question of you, Tom.

THOMAS GRAHAM: Yes.

COUNCILMAN LEVY: We haven't gotten a recommendation. Can we do this -- can we do some of this stuff ourselves and just bill them?

THOMAS GRAHAM: I think that's what we're coming down to. You know, I think it's coming down to -- if we don't see it end -- recalling what they committed to you last week, they said that they would have -- and remember we defined "punch list" as things that could be done in seven days.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION
DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO. PAGE 6

COUNCILMAN LEVY: And they said that they wouldn't be here and we'd never see them again.

THOMAS GRAHAM: That's right. That's what they told you, yes. Now, you know, I don't know how many times we have to give them the option to keep working on this even though there's running liquidated damages. I agree with Councilman Nolen and I think we can have George Ogilvie review it with us. We should take any recourse at this point in time to give them another date from our purview instead of listening to a date they give us and then default. Give them a date. If it's not done by that date, we take whatever legal means possible.

COUNCILMAN LEVY: I thought I did that last week? I thought I did that last week?

THOMAS GRAHAM: Well, we gave them -- they committed to a date and we accepted it. I think the difference today is if Councilman Nolen is suggesting we give them a date and warn them that if they're not done by that time, we'll legally take whatever action necessary to bring other people in and finish the work so you get your facility.

COUNCILMAN LEVY: How much are we holding back on them?

THOMAS GRAHAM: We're holding back currently in retention, \$201,000 and even though we've authorized a payment to them today, there's still 154,000 in contract amount to be paid out. There's a total of 355,000 withheld in cash amounts, plus their bond, for a total amount of the contract which is about four million. So there's substantial monies or means available to get the work done.

COUNCILMAN NOLEN: When did we authorize the payment for them today?

THOMAS GRAHAM: Pardon?

COUNCILMAN NOLEN: Why did we authorize the payment for them today?

THOMAS GRAHAM: I think in contractual terms and conditions, we're obligated to pay them for the work they do put in place, and they have put work in place since the last payment you issued, you know.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION
DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO. PAGE 7

COUNCILMAN LEVY: At \$500 a day, how much do they owe us?

THOMAS GRAHAM: We estimate probably approaching 40/45 thousand.

COUNCILMAN NOLEN: So, we're still covered on that even though -- in view of the fact that we authorize payment today?

THOMAS GRAHAM: That's correct.

MAYOR BRIARE: I am sure and this is probably the understatement for at least this morning if not the whole day that there's a feeling of animosity between the contractor and the owners, of course, but if this -- if this list that you gave to us, Mr. Graham, if these were all taken care of, the job would be complete?

THOMAS GRAHAM: Well, that's one third of the list, Your Honor. There's other -- there's -- two-thirds of the list has not been updated again and like I said, there's a portion of the list, another fourth of it if you will, that deals with exterior. Even though the tile's in place --

COUNCILMAN LEVY: You're not even close then?

THOMAS GRAHAM: We've not even been requested to do a punch on it yet. In other words, we've got to go out and punch all the site amenities, landscaping, concrete, asphalt and exterior. That's not even been called for yet, okay.

MAYOR BRIARE: Well I would hate to think that if Councilman Nolen's motion is approved by this Council that two weeks from today or whatever our next meeting is that the four of you will be back up here again. Mr. Henderson saying he doesn't have this list. It was only made up the day before or whatever. Mr. Ogilvie, do you believe that with your help that it could be thoroughly understood by both the contractor and the City as to what constitutes compliance with the contract or completion of the contract?

CITY ATTORNEY OGILVIE: I believe so, yes, Mr. Mayor.

MAYOR BRIARE: In your mind, but it might not be in Mr. Henderson's mind or it might not be in --

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION

DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO.

PAGE 8

COUNCILMAN LEVY: I think in Mr. Henderson's mind, he's through with the project, it sounds like.

MAYOR BRIARE: Yes.

COUNCILMAN NOLEN: I'd like to make it very clear the intent of my motion is that I want the thing finished. I don't want to have to remove them. I'm not interested in that. I want the job finished and if it's not finished by the first of June, the intent of my motion is to get them off the project and get it finished. I'm tired of playing games with them. It's that simple.

COUNCILMAN LEVY: I'd just soon start that today.

THOMAS GRAHAM: Let me add a couple of clarifications. I think it'll help you. The list that Amoroso allegedes they haven't seen is a list that is nothing more than an amended list of the list they had previously. In other words, we went back -- my staff -- I wasn't in yesterday, but they went back along with the architects and reviewed the list that's in your backup and we checked off what was corrected, satisfactorily corrected. There's a difference, gentlemen, as you're well aware. Okay, what we're saying is, the list they have -- the items that are on that list are the same items they were apprised of two weeks ago and they're still not corrected. In addition to that and I think this is the important point, staff and the architects know what constitutes completion of this contract. In order for the contractor to complete his contract, the architects must recommend substantial completion to the owner. That recommendation has not come from the architects because the building and the project are not in a position to receive such a recommendation. So, I don't know what Mr. Henderson's point is that he argues over the punch list. Technically, we shouldn't even be giving him a punch list. He should come to us, request that the architect review it for substantial completion, at which time the architects either recommend that it is complete or they recommend it's not and give him a deficiency list. That's what we've been doing for months and it does not appear to me that they're working with every endeavor to get this project done. Yet they come up and commit to you gentlemen that they'll have it done in two weeks and then they default. They've been doing that since December.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION
DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO.

PAGE 9

MAYOR BRIARE: Mr. Ogilvie, if Councilman Nolen's motion were to be put into effect today instead of waiting for two more weeks, what procedure would you follow? In other words, Bob, you said you wanted all this done by next meeting or else we begin --

COUNCILMAN NOLEN: Basically, I said the first of June.

MAYOR BRIARE: Or that we take whatever action is provided in the contract.

COUNCILMAN NOLEN: If it is not completed by the first of June, I would like to get them off the project and get it finished.

MAYOR BRIARE: Now supposing we begin that today?

COUNCILMAN LEVY: Wasn't that the motion I made at the last meeting?

CITY ATTORNEY OGILVIE: I think the --

COUNCILMAN CHRISTENSEN: The motion I made two meetings ago.

CITY ATTORNEY OGILVIE: The purpose of Councilman Nolen's motion is that this would never come back to you again. That either it's done by June 1st or Tom and I have our directions to proceed with getting them off the job. So by our next meeting which will be June 6th, either one or the other two alternatives should be done. So the matter would not come back to you other than maybe a report on what we have done. I endorse Councilman Nolen's motion. If it's adopted, I would like to meet with the architect and the contractor this coming Friday the 18th, again next Wednesday the 23rd and the following Tuesday the 29th in order to see where we stand and to resolve the contract that apparently exists as to what punch list items have been completed so that we will know where we stand by the evening of May 29th and Tom and I can take appropriate action.

MAYOR BRIARE: Supposing there was an authorization included in Councilman Nolen's motion that in the event after the meeting of the 29th -- was that last one?

CITY ATTORNEY OGILVIE: Yes.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION
DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO.

PAGE 10

MAYOR BRIARE: If after that meeting, you're not satisfied go ahead and proceed.

CITY ATTORNEY OGILVIE: That is what Councilman Nolen's motion is.

MAYOR BRIARE: Okay.

THOMAS GRAHAM: One last comment if I may? I've just been advised by Harris Sharp Associates that the amended punch list that you were handed out was prepared in conjunction with two representatives from Amoroso Construction.

COUNCILMAN LEVY: Not this gentleman, because he wasn't there.

THOMAS GRAHAM: Apparently not.

PAT HENDERSON: The punch list that we're looking -- if you want to continue discussion, we've got a response to that. I don't know whether it's relevant.

MAYOR BRIARE: I don't think, Mr. Henderson, it's not going to be --

COUNCILMAN LURIE: I think they've proved they should take up their discussion with the City Attorney. You know, the fortunate thing about this whole thing is that we do have a fire station downtown. We are providing a service to the downtown area. It's a good thing we're not in a critical situation and really needed that fire station because then we'd have some real problems in our hand. I just think it's to your best interest to get this building completed because your reputation is on the line. As far as I'm concerned -- as far as I'm concerned, I mean, I don't think you should ever even consider bidding another job on the City of Las Vegas.

MAYOR BRIARE: Oh, I don't think they will.

COUNCILMAN LURIE: Or the County. I mean, I just can't see how -- five months late --

MAYOR BRIARE: Are the Council ready to vote on Councilman Nolen's motion?

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION
DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO.

PAGE 11

COUNCILMAN LEVY:

I'd just like to make a comment. I thought I made this motion last time that we wouldn't hear this again on the 16th. That they wouldn't be here.

THOMAS GRAHAM:

And they assured you of that.

MAYOR BRIARE:

Well.

COUNCILMAN LEVY:

What do we do, give them another two weeks?

MAYOR BRIARE:

No, it's a little bit different this time.

COUNCILMAN NOLEN:

I think the only thing is I don't believe we were specific in directing staff what to do in case it wasn't done. I think that's what this motion does. It specifically outlines what we do if that isn't done within the timeframe we specified. If this motion passes, staff has direction what to do.

MAYOR BRIARE:

And we have Mr. Ogilvie's endorsement of this procedure. That if he feels comfortable with it so --

COUNCILMAN LEVY:

I'm going to vote against it because as far as I'm concerned I don't -- I think they should be off today.

THOMAS GRAHAM:

If I can clarify? Councilman Nolen's interpretation is correct. Right now, we have a contract that we the City and you, gentlemen, entered into and exercised. That contract only affords us the opportunity to assess them liquidated damages. If we're going to go beyond that in the sense of -- and now declare them because of past credibility on scheduling, then we would like your direction as per his motion.

MAYOR BRIARE:

And furthermore, I think each of us -- I really do -- I think each one of us agree with Councilman Levy, but I also am convinced that no matter what we do, we're going to end up in court. So we might as well follow these tedious steps, one step at a time and if it has Mr. Ogilvie's endorsement, I've got to vote for it. I agree with Councilman Levy without getting into any arguments back and forth. I'd like to do today -- in other words, whatever dastardly

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IV(j) OFFICE OF ARCHITECTURAL SERVICES AND PROJECT CONTROL

A. STATUS REPORT AND DISCUSSION RELEVANT TO THE CENTRAL FIRE STATION COMPLETION

DATE AS SUBMITTED BY S. J. AMOROSO CONSTRUCTION CO.

PAGE 12

MAYOR BRIARE: thing we have to do, let's do it today, but and that would be your motion of two weeks ago, Paul's motion of a month ago and Ron Lurie's motion three months ago.

PAT HENDERSON: Your Honor, if I can make one comment about pending litigation. It has been our desire to sit down and discuss reasonably and rationally the number of changes, the impact to this job, the ten-week stop work notice on the ceramic veneer on the project and the critical impact that made on the schedule. We have not found the avenue to discuss that rationally to date.

COUNCILMAN LEVY: Did you say you were going to be out of there by last Friday?

PAT HENDERSON: Yes, sir.

COUNCILMAN LEVY: And have you?

PAT HENDERSON: No, sir, I'm not.

COUNCILMAN LEVY: Then that's all.

PAT HENDERSON: Fine.

MAYOR BRIARE: Further comments by the Council? Cast your votes. Post. MOTION'S APPROVED. (Motion carried with Levy voting "NO.") Mr. Graham do you understand? Mr. Daileida understands. Mr. Ogilvie understands. Hopefully, Mr. Henderson, you understand.

COUNCILMAN LEVY: They don't understand. They haven't understood from the beginning.

PAT HENDERSON: Thank you.

END OF EXCERPT

CENTRAL FIRE STATION
FINAL PUNCHLIST
May 15, 1984

DOES NOT INCLUDE
EXTERIOR OR SITE
ITEMS

GENERAL NOTES:

MAY 15 1984

1. Provide general cleaning.
2. Revise stair tread coating color.
3. Install track and stops on dormitory doors.
4. Replace pink lights.
5. Install reducer strip between carpet and ceramic tile.

ROOM 201: Not ready.

ROOM 202: At right of door 217, touch-up scratches and adjust panel joint adjacent to T-stat.
Adjust demountable partition joint at left and right of door 216.
Remove paint from base and carpet trim at stair 1.
Loose base at left of window 2.
Caulk joint between concrete wall and gypsumboard and smooth and paint top of concrete wall at wall 3.
Straighten seals at window wall.
Loose base at stair 3, right stringer.
Caulk at right edge of window 2.
Base missing at right of window #51.
Touch up under windows 5 and 6.
Caulk and paint around window #51.
Paint wall intersection at left of window #51.
Repair mitered trim joints at light fixture in front of elevator.
Missing one return air grille.
Lobby counter:
Touch-up chips/scratches at upper shelf and countertop.
Loose plastic laminate at front recess.
Poor countertop joints.

ROOM 203: Remove paint from ceiling grid at perimeter.
Damaged ceiling tile at west speaker.
Repair finish on center column.

ROOM 204: Install T-stat.

ROOM 205: Smooth wall under window 10.
Install ceiling tile and grid.

0119

ROOM 206: Not ready.

ROOM 207: Missing screen wall.
Seal at light switch.
Install camera access panel.
Add reducer strip at door.

ROOM 208: Missing wall.
Add reducer strip at door.
Seal at volume control.
Missing screw in napkin disposal trim.
Hole at lavatory drain escutcheon.
Replace volume control.

MAY 15

ROOM 209: Not ready.

ROOM 210: Not ready.

ROOM 212: Complete floor finish.

ROOM 213: One loose VAT.

ROOM 214: Double wall angle at wall #2.
Add J-box cover in ceiling.
Marred ceiling tiles.
Remove debris from over rooms 212 and 213.
Seal conduit penetrations over room 212.
Verify hardware at sliding doors.

ROOM 215: Touch-up wall 1.

ROOM 216: Base loose at wall 3.
Holes in floor behind door 216.

ROOM 217: Door 216A is scratched.
Damaged ceiling tile near wall 2.
General note #3.

ROOM 218: Return air grille dirty.

ROOM 219: OK.

ROOM 220: Install fire extinguisher cabinet.
Seal demountable partition to wall.
Repair beam fireproofing above.
Repair hole in carpet at wall 3.

ROOM 221: Missing beam fireproofing above.
Properly set casework.
Touch-up ceiling wall angle at curved wall.
Wall angle bent at curved wall and at sprinkler head.

ROOM 222: Clean ceiling grid.

0120

- Stained ceiling tile.
- Touch-up paint.
- Missing bolts at door glass.
- Noisy air conditioning.
- ROOM 223: Cracked tile at toilet partition mount.
Paint on ceiling at closet.
Paint on tile at door.
- ROOM 224: Light not working.
Raise shower curtain rod.
- ROOM 226: Not ready.
- ROOM 227: Missing drawer pull.
Bad plastic laminate joint at pass-thru.
Bent ceiling grid.
- ROOM 228: Repair caulking at glazing in door 228.
Paint on grid over door 227.
- ROOM 229: Loose door stop.
Paint on ceiling wall angles.
- ROOM 230: Raise shower curtain rod.
Shower light not working.
Add base at lavatory cabinet.
Adjust lavatory cabinet doors.
Add toilet seat.
- ROOM 231: Add speakers.
Marred ceiling tile.
Loose base at wall 3.
Install doors.
- ROOM 232: Clean ceiling wall angles.
- ROOM 233: Paint on ceiling wall angles.
Missing ceiling tile over door.
- ROOM 234: Spots on ceiling.
Align access door.
- ROOM 235: Touch-up at sprinkler head.
Paint on tile.
Mirror on lavatory counter not level.
Repair tile at edge of lavatory counter.
- ROOM 236: Add screws at door glass stops.
Install speakers.
Ceiling grid crooked at corner of walls 1 & 4.
Loose base at wall 3.

MAY 15 1984

0121

- ROOM 237: Missing door closer.
Shelves too short (adjust brackets).
Touch-up paint.
Check door hardware.
- ROOM 238: Not ready.
- ROOM 238A: Not ready.
- ROOM 239: Not ready.
- ROOM 301: Re-locate exit sign.
- ROOM 302: Repair hole in carpet.
- ROOM 303: Several damaged and stained ceiling tiles.
Adjust demountable partition to wall at doors.
- ROOM 304: Dutch door ledge is chipped.
Carpet stained.
Space at transom panel of door 302.
- ROOM 305: Clean paint off light frames.
- ROOM 306: Remove paint from ceiling wall angles.
Refinish around water cooler with roller.
Loose base at wall #4.
- ROOM 307: Remove paint from ceiling wall angles.
Loose base corner at wall 1.
Corner ceiling panel dirty.
Loose fire exit.
- ROOM 308: OK.
- ROOM 309: Install access doors.
Remove paint from tile around door frame.
- ROOM 310: Loose door stop.
- ROOM 311: Touch-up wall 2.
Touch-up wall at jamb of door 311.
- ROOM 313: Loose base at right of door.
and 314: Add sprinkler heads.
Wrong floor finish.
One stained ceiling tile.
- ROOM 315: Railing loose.
- ROOM 316: OK. Check door sign.
- ROOM 317: Add door handles.

MAY 15 1984

- ROOM 318: Verify need for angles at duct penetration in wall 2.
Broken light lens.
- ROOM 319: Poor carpet seam.
Repair wall angle at curved wall.
- ROOM 321: Clean wall angle.
Stained ceiling tiles.
- ROOM 322: Cracked ceiling tile at speaker.
Marred ceiling tile.
- ROOM 323: Smooth finish at sill of window #21.
Clean ceiling grid.
Repair wall angle at curved wall.
Stained ceiling tiles.
Bent ceiling grid near center.
Loose base at window #21.
- ROOM 324: Install fire extinguisher cabinet.
Adjust wall angle tight to wall at door 323.
Broken ceiling tile by door 320.
Paint on ceiling wall angles.
Repair wall right of door 323.
- ROOM 325: Loose carpet near wall 4.
Ceiling tile damaged at southeast sprinkler head.
Complete duct insulation.
Install hardware on door 326.
Paint on ceiling wall angles.
Improper duct support near supply grille.
- ROOM 326: Missing light lenses.
Seal around floor penetrations.
Seal concrete floor.
Equipment pad too small.
- ROOM 327: Clean fireproofing from light fixture.
Patch steel fireproofing.
Seal concrete floor.
Seal floor penetrations.
Clean concrete from floor sinks.
- ROOM 328: Install wall louver and paint frame.
Seal around door frame.
- ROOM 331: Add base.
Add door hardware.
Touch-up at door track.

MAY 15 1984

- ROOM 332: Stained ceiling tiles.
Seal around window.
Paint on ceiling wall angles.
Improper duct supports.
Loose glass trim at door.
Change carpet at door.
- ROOM 334: Patch around drain penetrations under lavatory counter.
Loose tile at right of urinal.
Re-grout at light switch.
- ROOM 335: Missing window.
Loose base at wall 4.
- ROOM 337: Paint on tile around door.
One chipped tile at windows.
- ROOM 338: Re-grout at opening to shower.
- ROOM 341: Seal at head of window #31.
Repair scratch under light at wall 2.
Seal around access door.
Several scars and rough areas on walls.
- ROOM 342: Smooth rough areas on walls.
Add door pull.
- ROOM 344: Broken electrical receptacle cover.
- ROOM 345: Missing shower handle.
- ROOM 346: Broken electrical receptacle coverplate.
Properly install glazing in frame.
- ROOM 347: Install glazing gasket at window 33.
- ROOM 348: Align speakers and lights.
Loose base by fire extinguisher.
Missing base at stair 11.
Rough walls at stair 11 and door 325.
Install fire extinguisher cabinet.
Hole at fire sprinkler near wall 2.
Noisy water cooler fan.
- ROOM 350: Center window sill cut short.
- ROOM 351: Bent bottom door hinge.

END

MAY 1 5 1

May 16, 1984

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

Council Action

Department Action

ITEM

V. GEORGE F. OGILVIE, CITY ATTORNEY

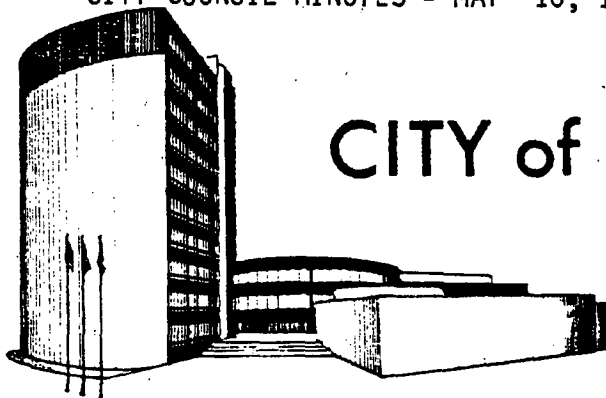
A. Appeal of Work Card Denial:

Allen R. Turner
2216 Fremont StreetItem ALevy -APPROVED Work Card
temporarily for
6-month period with
conditions that a
letter fromJean Hood, Gen. Mgr., Four Queens
Hotel, be submitted to LVMPD stating
she is aware of police record, and
that Appellant submit paperwork that
shows he came from California prison
to Nevada prison in a concurrent
timeframe for previously convicted
crimes. Motion carried with Nolen and
Christensen voting "NO."

Clerk to notify

Appellant appeared
Lt. Hash Hanief,
LVMPD appearedB. Consideration of objections to form of
Indenture of Lease re: Ogden Avenue Parking
Facility.Police Report which is on file at LVMPD
dated 5/11/84 made part of Record.VERBATIM TRANSCRIPT MADE PART OF
FINAL MINUTESItem BReport made to Council by City
Attorney. See Verbatim Transcript
made part of Final Minutes.

MAYOR BILL BRIARE
COUNCILMEN
RON LURIE
PAUL J. CHRISTENSEN
AL LEVY
BOB NOLEN
CITY ATTORNEY
GEORGE F. OGILVIE
CITY MANAGER
ASHLEY HALL



CITY of LAS VEGAS

April 27, 1984

Mr. Allen R. Turner
2216 Fremont Street
Las Vegas, Nevada 89101

Dear Mr. Turner:

I am in receipt of your formal appeal to the City Council regarding the denial of a work card. Please be advised that this matter will be heard on Wednesday, May 16, 1984, at the regularly scheduled City Council Meeting. This matter will be heard sometime between 10 AM and 12 Noon. I would advise you to be present at 10AM and wait your turn. This meeting will be conducted in the Council Chambers at 400 East Stewart Avenue.

Occasionally, the City Council has been persuaded to grant a work card to any applicant through the intercession of the applicant's prospective employer. Therefore, if you think that your prospective employer would acknowledge either in writing or personally before the City Council at your hearing, that he is aware of the reasons that your work card was originally denied and wishes to hire you anyway, I urge you to request him to do so. Also, you should bring to the hearing all other materials which you feel may assist you in your appeal.

Sincerely,

A handwritten signature in cursive script that reads "Carol Ann Hawley".

CAROL ANN HAWLEY
City Clerk

CAH:jp

cc: City Attorney
Las Vegas Metropolitan Police Dept. - SIB



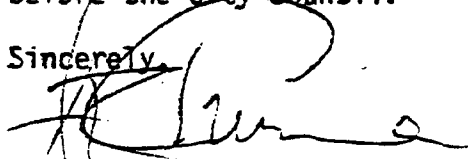
April 27, 1984

Ms. Carol Ann Hawley
City Clerk
400 E. Stewart Avenue
Las Vegas, Nevada 89101

Dear Ms. Hawley

This letter constitutes my formal appeal of denial of a work card by the Las Vegas Metropolitan Police Department. I wish to appeal this denial before the City Council.

Sincerely,



Allen R. Turner
2216 Fremont
Las Vegas, Nevada 89101
(702) 871-9311 - Message Phone

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

V. GEORGE F. OGILVIE, CITY ATTORNEY

A. APPEAL OF WORK CARD DENIAL - ALLEN R. TURNER

PAGE 1

MAYOR BRIARE: Is Mr. Allen Turner present?

ALLEN TURNER: Yes, I am, sir.

MAYOR BRIARE: Okay. Just a minute, Mr. Turner. We need to be in recess for about three minutes.

RECESS

MAYOR BRIARE: Under the City Attorney's Agenda, Mr. Ogilvie, the first item is an appeal of a work card for Allen Turner. Mr. Turner is present. Mr. Turner, you're aware are you not that the recommendation before us is that you -- that you be denied your work card and you're aware of the reasons? Turn your mike on there, will you. Give us your name and your present address.

CITY ATTORNEY OGILVIE: Mayor, if I may interrupt? Before we proceed I would like to have made part of the record the police report in this matter. It's identified as being dated May 11, 1984 addressed to City Council from Special Privilege Investigation Section Intelligence Bureau, Subject: Work Card Denial, Allen Turner, I.D. No. 420359. I apologize for the interruption.

MAYOR BRIARE: Thanks, Mr. Ogilvie. Officer, did you want to make a comment first about -- or add to what materials you already provided us?

LT. HASH HANIEF: Nothing to add, Your Honor, at this time unless there's discussion.

MAYOR BRIARE: Okay. Mr. Turner, you're familiar with the materials he's talking about. Would like to make a statement to us?

ALLEN TURNER: Are the materials that you're speaking of, sir, are those my past record?

MAYOR BRIARE: Yes.

ALLEN TURNER: Okay. I realize that it's, to say the very least, derogatory, sir, but since I've been released, I'm made every attempt possible to more or less straighten out my life and I would just like to ask the Council to please allow me the chance to work. That's all I'm asking.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

V. GEORGE F. OGILVIE, CITY ATTORNEY

A. APPEAL OF WORK CARD DENIAL - ALLEN R. TURNER

PAGE 2

MAYOR BRIARE:

Is your job still available?

ALLEN TURNER:

Yes, it is, sir. I'm a gourmet waiter at Hugo's at the Four Queens.

COUNCILMAN LEVY:

Are you married?

ALLEN TURNER:

I'm separated at the time, sir. I would just like to ask the opportunity to work. If the Council is uncomfortable with me with a card, I would just like to request for a probationary period. That way, you gentlemen could see my performance and see exactly how serious I am in my intent on working.

COUNCILMAN LEVY:

You know, I think you've made your -- I may talk about your record a little bit. Regarding the forgery that you did time, I can't see how working as a waiter would jeopardize him. I certainly think we should give the gentleman an opportunity. He has done his time. I really can't see any problem. I'D LIKE TO MOVE, IF IT'S IN ORDER, MAYOR, THAT WE APPROVE THE REQUEST.

COUNCILMAN LURIE:

TEMPORARY.

COUNCILMAN LEVY:

YES, ON A TEMPORARY BASIS. Go ahead.

MAYOR BRIARE:

Mr. Turner, do you have or did you receive a letter from Mrs. Hawley the City Clerk?

ALLEN TURNER:

No, I haven't. When was that sent?

CITY CLERK HAWLEY:

Sir, that's the letter you were hand served in my office.

ALLEN TURNER:

Oh, definitely.

MAYOR BRIARE:

Oh, I'm sorry. I asked did you receive it. No, I wanted to ask you if you were aware of Mrs. Hawley's comment that perhaps a letter or something from your perspective employer -- is the Four Queens aware of your problem?

ALLEN TURNER:

Yes.

MAYOR BRIARE:

Did you ignore the letter she handed to you with respect to getting a letter from them or --

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984
V. GEORGE F. OGILVIE, CITY ATTORNEY
A. APPEAL OF WORK CARD DENIAL - ALLEN R. TURNER

0129

PAGE 3

ALLEN TURNER: No, if you'd like, I could talk to the owner Mrs. Hood. I could get a letter from her as well as the Food & Beverage Manager.

MAYOR BRIARE: Well you have this letter recommending that. Did you not want to follow that recommendation until now when we talk about it?

ALLEN TURNER: The letter of recommendation that I work there? Okay. I do not have that letter with me, sir. If you like, we could set this off until the next meeting, I could bring the letter in. Either that or ---

COUNCILMAN LEVY: SUBJECT TO YOUR BRINGING THE LETTER IN IS PART OF MY MOTION.

ALLEN TURNER: I beg your pardon.

COUNCILMAN LEVY: PART OF MY MOTION IS SUBJECT TO BRINGING THE LETTER IN.

ALLEN TURNER: Okay.

COUNCILMAN LEVY: GETTING THAT LETTER FROM MRS. HOOD.

ALLEN TURNER: Okay, sir.

COUNCILMAN NOLEN: Your Honor, I'd like to make a couple of comments --

MAYOR BRIARE: Councilman Nolen.

COUNCILMAN NOLEN: -- put in the record in regards to the motion. In the letter from the Metropolitan Police Department, they outlined certain facts that Mr. Turner in the profession that he has chosen would have access to money and credit cards belonging to others. He has been convicted of forgery. I might add that that conviction was after he was released from prison in California on a robbery charge. I wonder what difference we see now in his attitude and what have you. I imagine when he got out of prison on the robbery charge, he felt the same way that he would do better and do good and Nevada's already seen his intent in that area. He came here and committed a forgery and for that he served time in prison. I just want the record to reflect that that's my feeling on those facts and for that reason, I'll vote against the motion.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

V. GEORGE F. OGILVIE, CITY ATTORNEY

A. APPEAL OF WORK CARD DENIAL - ALLEN R. TURNER

PAGE 4

ALLEN TURNER: Mr. Nolen, may I say something, sir?

MAYOR BRIARE: Just a minute, Mr. Turner, just a minute. Do you wish to ask Mr. Turner any questions, Councilman Nolen?

COUNCILMAN NOLEN: No, I don't care to ask him any questions. The record speaks for itself.

ALLEN TURNER: May I make a comment to Mr. Nolen's statement, sir? I did not get out of prison and commit another offense. All these instances happened at the same time. I went to prison in California. I did my time there. I came directly to Nevada and did the time there. It's not like I did something, got out, came back and did it again, sir. I would just like to make that perfectly clear.

MAYOR BRIARE: Is that -- Officer, is that contrary to your reports.

LT. HASH HANIEF: I didn't see that in our records that he was transferred from one prison to another. There's seems to have been about a three-month difference from release to when he started serving time in Nevada.

COUNCILMAN NOLEN: I just point out on your letter to us on the one, two, three, fourth paragraph, you state that he got out on the robbery charges and shortly thereafter committed the forgery.

LT. HASH HANIEF: That was the indication to us that way. I was not aware that they happened at the same time. If they did, they happened in two different states, it seems different too.

ALLEN TURNER: If you would like, gentlemen, I could bring in my paperwork in from the Department of Corrections verifying -- clarifying that I was transferred from California to the Nevada Department of Corrections and did my time and was not released.

COUNCILMAN LURIE: I would bring that with you along with your letter from Mrs. Hood that you do have a job.

ALLEN TURNER: Great.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

V. GEORGE F. OGILVIE, CITY ATTORNEY

A. APPEAL OF WORK CARD DENIAL - ALLEN R. TURNER

PAGE 5

COUNCILMAN LURIE: Al, did you state in there, that it would be six-month temporary card?

COUNCILMAN LEVY: Yes.

COUNCILMAN NOLEN: I'D MAKE A MOTION TO TABLE THIS THING UNTIL HE PROVIDES PROOF OF THAT BEFORE I CAN VOTE ON IT BECAUSE IF WHAT HE'S SAYING IS TRUE, THAT WOULD CERTAINLY EFFECT MY VOTE ON THIS THING AND I THINK THE LETTER FROM THE FOUR QUEENS IS IMPORTANT.

MAYOR BRIARE: Alright, we have a motion to TABLE the motion. Cast your votes. Post. Motion fails. (Motion failed with Lurie, Briare and Levy voting "NO.") The matter's still before us. Is there any question anybody -- Officer, should Councilman Levy's motion now pass, would the officer be the one to receive a letter from Mrs. Hood?

COUNCILMAN LEVY: Yes.

MAYOR BRIARE: But there also should be an acknowledgement that Mrs. Hood knows exactly what she's --

LT. HASH HANIEF: That's -- we do have a form letter that I do give the people and I ask them if they have hired so and so at such a position and they are aware of -- and then we spell out each conviction and each charge.

COUNCILMAN LEVY: I would also suggest you satisfy Mr. Nolen.

ALLEN TURNER: Certainly.

MAYOR BRIARE: Well, hold it a second. (Laughter)

COUNCILMAN LEVY: Well, if he possibly can. You know, to bring -- to show -- I'm just making a suggestion to you, young man.

ALLEN TURNER: I can bring those in as well as the letter. Whatever is comfortable with that.

COUNCILMAN LEVY: It has nothing to do with that.

MAYOR BRIARE: We're ready to go right now to Councilman Levy's motion unless there's further debate. Cast your vote. Post. THE MOTION'S APPROVED, MR. TURNER. (Motion carried with Nolen and Christensen voting "NO.") You know what you have to do, Officer, help him to do what he has to do.

END OF EXCERPT

City of Las Vegas

0132

Date: May 10, 1984

AGENDA DOCUMENTATION

TO: The City Council

FROM:

James P. Quinn
CITY ATTORNEYSUBJECT: Consideration of Objections to Form of Indenture of Lease Re:
Ogden Avenue Parking FacilityPURPOSE/BACKGROUND

The time in which the prospective bidders may submit their comments, suggestions and objections to the invitation to bid and the form of indenture of lease does not expire until 4:30 p.m. on Monday, May 14, 1984. Objections which must be resolved by the City Council, if any, and my response thereto, will be delivered to the Mayor and Councilmen sometime on Tuesday, May 15, 1984.

FISCAL IMPACTRECOMMENDATIONS

Agenda Item

V-B

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

V. GEORGE F. OGILVIE, CITY ATTORNEY

B. CONSIDERATION OF LEASE OBJECTIONS TO FORM OF INDENTURE OF LEASE RE: OGDEN
AVENUE PARKING FACILITY.

PAGE 1

MAYOR BRIARE:

The next is on Council's page 26 --
oh, wait a minute. Do we have one
more? Oh, no, we have to talk about
the Ogden Avenue Parking. Excuse me,
Mr. Ogilvie.

CITY ATTORNEY OGILVIE:

I have nothing to bring before you on this
item. At the time that I put this on the agenda,
the potential bidders had until 4:30 the day before
yesterday to bring in their comments and objections.
I received comments from one potential bidder,
which I'm not presenting to you because I feel that
his points are well taken and I will incorporate
those into the lease agreement. It deals with
the assignment of the lease to related corporate
entities. Also, another potential bidder brought
in this handwritten list of comments or really
notes, they're not comments or objections. I
told him that this really did not suffice what
I was asking for because they were not something
to which I could respond and he didn't say what
he was objecting to and why he was objecting to
it and, therefore, I couldn't advise you what my
recommendations were. I told him that if he
desired to present objections to the Council,
he could do so this morning and he's not in the
audience.

MAYOR BRIARE:

Okay.

CITY ATTORNEY OGILVIE:

So, there's nothing to bring before you on this
today.

MAYOR BRIARE:

That concludes your agenda then, Mr. Ogilvie?

CITY ATTORNEY OGILVIE:

Yes, it does.

END OF EXCERPT

7.2 This doesn't apply here.

pg. 9 Taxes - What does this provision have to do with this lease bid?

pg. 11 Method of Award by Public Auction
 Successive oral bids are to be taken after bid opening? The highest sealed bid doesn't necessarily win?
 Do successive oral bids have to be 5% higher than the highest sealed bid or last acceptable oral bid? (Clarify minimum steps in oral bids).

pg. 12 Successful Bidders Liability Insurance

B. Limits of lessors liability
 Are the amounts of each occurrence and the aggregate amount to be the same?
 Also why would automobile liability be applicable for this lease proposal?
 (Lease reads "5,000,000" - explain aggregate - see pg 19(C) of lease)

pg. 13 Indemnity

It seems that this provision is broader than the indemnity provision of the Lease document (Section 18 pg 18 of Lease) and that since the conditions provision in the bid document seems to be primary in the event of a conflict (see conflicting conditions pg. 6) then which would prevail?

0135 RECEIVED

MAY 14 1984

CITY ATTORNEYS OFFICE

Submitted by
William Hardy

May 14, 1984

OBJECTIONS TO CITY OF LAS VEGAS
PROPOSAL TO LEASE COPEN STREET
PARKING GARAGEBID DOCUMENTS:(Includes the following
but not limited to
these only)pg. 1 - What are the supplemental
conditions? Is lease security to
be paid with the lease?pg. 2 - Burden of proof -
- This paragraph can't apply to this bid.pg. 3 form 78-2-2
- Is a \$2,000,000 bid bond or cash required?
- Is verified financial statement necessary
by bid date?pg. 3 Licensing "should bidder intend
to sublet portion of the work"... (how
can this be?) Who could be the
subbidder in this case?pg. 3 Public Opening of Bids
"The total sum... shall be subject
to the provisions of the public auction..."
What does the preceding mean? Subject to what?pg. 5 Rejection of Bid.
... The City reserves the right to advertise
for new bids or to proceed with the work otherwise.
(Question "reserved to the City..." - answer)

9.3

Do the indemnification against other third parties or does this provision waive any rights of the lessee against the lessor and/or its engineers, etc. for future defects? Who is responsible for clearing by other third parties in the event of a structural defect. It seems this proviso is exculpatory for CLV. Clarify the entire provision.

pg. 14 What following addenda?

pg. 16 Does a \$2,000,000 bid security need to be put up.

CIV Lease

Section 2. (b) Demise, use and description of Demised Premises

pg 3. An acceptable ACTA tenants policy of
title insurance - at Lessee's cost?
2,000,000 liability

(c) auxiliary uses

no event reduction of spaces below 80% ~~to no event~~ of # spaces
on effective date

Section 3. Annual installments vs. OTLY

(calls for annual) - SIGNIFANT for sec deposit
Sec 27

Section 4 - CPI index Bureau of Labor applicable
to So. Nev. area. - all items.

Clarify - no So. Nev. Index - S.F. incl. ~~area~~ ~~area~~
+ L.B.
S. days

renew rents effective July 1, 1989

rate compounds by reestablishing the
new base year, each five years.

Section 5

(a) Option to renew - for 5 yrs.

(1) Red area - right of ingress and egress
over parcel described in Exhibit C
(18 x 36' parcel.)

(2) Blue area -

Lessee can make substantial changes

(b) Reduction in rent - for Blue area
reduction of rent for space footage
taken related to all or portion of this.

Section 6 ; U.S. prohibited
 80% of space - city can take ^(9x4) 36 spaces
 by option to use blue area.

Section 10. Taxes
 real & personal property taxes. uncertain.

Section 19. Dominion
 (a) ~~90% of full replacement value~~ ^{90% of full replacement value} ~~to be paid~~
 90% of full replacement value ~~to be paid~~
 (b) ~~to be paid~~
 (c) ~~to be paid~~ conflicts with bid document
 aggregate of 1,000,000 not 5,000,000
 in lease.

Section 27 Security deposit.
 annual amount as security deposit.

Section 30 Subordination
 (a). language not clear if subordinated
 or not dependent on mortgage.

Other notes:

~~for~~ Downtown transportation plan not defined
 yet as to effect on this area ;
 better to wait.

AGENDA*City of Las Vegas*

May 16, 1984

Page 26

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

VI. REPORTS FROM RECOMMENDING COMMITTEES

1104

A. BILL NO. 84-14 - MAKES PENNY SLOT MACHINES
SUBJECT TO THE SAME LICENSE FEES AS OTHER
SLOT MACHINES.Committee: Councilmen Nolen and Levy

First Publication: Review-Journal - 5/5/84

Committee Recommendation:

Adoption at City Council meeting 5/16/84

Nolen -
Second Reading and
Bill ADOPTED.
Motion carried with
Lurie abstaining.Clerk to proceed
with second
publication.B. BILL NO. 84-16 - AMENDS LVMC 7.16.020 TO
MAKE IT COINCIDE WITH STATE LAW.Committee: Councilmen Lurie and
Christensen

First Publication: Review-Journal - 5/19/84

Committee Recommendation:

Adoption at City Council meeting 6/6/84

(NOTE: NO FINAL ACTION MAY BE TAKEN AT
THE 5/16/84 MEETING.)

RECOMMENDATION NOTED 6/6/84 Agenda

APPROVED AGENDA ITEM

mp Core

City of Las Vegas

CITY COUNCIL MINUTES - MAY 16, 1984

0140

Date: April 10, 1984

AGENDA DOCUMENTATION

TO: The City Council

FROM: Robert Yeargin
Deputy City Attorney

SUBJECT: Bill No. 84-14 Makes penny slot machines subject to the same license fees as other slot machines.

PURPOSE/BACKGROUND

Bill No. 84-14 would remove from LVMC \$6.40.110 paragraph (K) (3), which establishes a license fee of \$100.00 for penny slot machines. The effect of this amendment would be to make the machines subject to the same fees that apply to slot machines of other denominations. Thus in establishments with five or less machines, the fee per penny machine would be \$50.00; in establishments with more than five machines, the fee would be \$60.00 per machine. LVMC \$6.40.110(K)(1), (2).

FISCAL IMPACT

Loss of \$5,040 in revenue semiannually or \$10,080 annually on 126 penny machines now licensed. Part of loss could be offset by the increase in the number of penny slot machines being placed in some establishments.

RECOMMENDATIONS

This Bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

Agenda Item

VI -A

(Mailing required under the provisions of NRS CHAPTER 241)

STATE OF NEVADA }
COUNTY OF CLARK } ss

Joanne Perry, an employee of the City of Las Vegas, Nevada being first duly sworn, deposes and says that on the 24th day of April, 1984, a copy of a NOTICE OF INFORMATION MEETING before various RECOMMENDING COMMITTEES relative to proposed ordinances, to be held at the hour of 10:30 AM, on Monday April 30, 1984, in the City Council Chambers, City Hall, 400 East Stewart Avenue, Las Vegas, Nevada, of which the attached is a true and correct copy, was deposited in the United States Mail, Postage prepaid, First Class Mail, to each person and/or organization whose name appears in the Agenda Register maintained in the Office of the City Clerk as having requested, in writing, a copy of said AGENDA (NOTICE).

Joanne Perry
SIGNATURE (an employee on the Office of
the CITY CLERK)

Subscribed and sworn to before me this

24th day of April, 1984

Sandra R. Le Boeuf
NOTARY PUBLIC in and for said County
and State.

My Commission expires: 3-15-86



AFFIDAVIT OF POSTING

0142

(Posting required under the provisions of NRS CHAPTER 241)

STATE OF NEVADA)

COUNTY OF CLARK) ss

Dianne Perry, an employee of the City of Las Vegas, Nevada being first duly sworn, deposes and says that on the 24th day of April, 1984, at the hour of 8:30 AM there were posted copies of a NOTICE, the attached of which is a true and correct copy, of a NOTICE of a INFORMATION MEETING before various RECOMMENDING COMMITTEES relative to proposed ordinances to be held on the 30th day of April, 1984, at 400 East Stewart Avenue, Las Vegas, Nevada; to be posted on Public Bulletin Board at the following locations:

1. In the United States Post Office (Downtown), 301 Stewart Avenue;
2. In the Federal Building, 300 Las Vegas Boulevard South;
3. In the Clark County Courthouse, 200 East Carson Avenue;
4. On the Public Bulletin Board at the Plaza Level of City Hall, 400 East Stewart Avenue (near the entrance to the Court Clerk's office); and
5. On the Special Public Bulletin Board at the Plaza Level of City Hall, 400 East Stewart Avenue (near the entrance to the City Council Chamber)

Dianne Perry
SIGNATURE

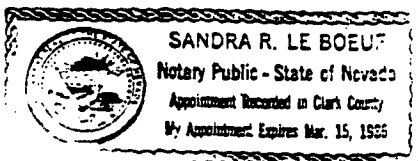
City Clerk
DEPARTMENT

Subscribed and sworn to before me this

24th day of April, 1984

Sandra R. Le Boeuf

NOTARY PUBLIC in and for said County
and State. My Commission expires: 3/15/86



April 18, 1984

N O T I C E

The following Bill proposed for adoption by the City Council of the City of Las Vegas, Nevada, will be the subject of PUBLIC COMMENT before the representative Recommending Committee at the hour of 10:30 A.M., Monday, April 30, 1984, in the Council Chambers, City Hall, 400 East Stewart Avenue, Las Vegas, Nevada.

- A. BILL NO. 84-14 - MAKES PENNY SLOT MACHINES SUBJECT TO THE SAME LICENSE FEES AS OTHER SLOT MACHINES.

Committee: Councilmen Nolen and Levy

ALL INTERESTED PERSONS ARE INVITED TO ATTEND: Attendance will be noted and a tape recording of the proceedings will be kept on file in the Office of the City Clerk until final disposition. A copy of the above Bill can be obtained through the Office of the City Clerk, Monday through Friday, 8 A.M. to 5 P.M.

May 1, 1984

TO: FILE

FROM:

CAROL ANN HAWLEY
CITY CLERK

SUBJECT:

RECOMMENDING COMMITTEE MEETING
APRIL 30, 1984

COPIES TO:

5/2 and 5/16/84 Council Agenda Books
City Attorney
Business Activity Director
Community Planning & Development Director
Engineering Services Director
Public Services Director
Building & Safety Director
Metro
Fire Services Director

MEETING HELD: Monday, April 30, 1984, at 10:30 A.M. in the Council Chambers, City Hall, 400 E. Stewart Ave., Las Vegas, Nevada. Meeting adjourned at 10:35 A.M.

PRESENT: Councilman Bob Nolen
Councilman Al Levy
Ashley Hall, City Manager
Michael P. Cool, Deputy City Manager
Don J. Saylor, Deputy City Manager
George Ogilvie, City Attorney
Carol Ann Hawley, City Clerk
Marge Hether, Business Activity Department

A. BILL NO. 84-14 -- MAKES PENNY SLOT MACHINES SUBJECT TO THE SAME LICENSE FEES AS OTHER SLOT MACHINES.

Committee: Councilman Nolen and Levy

Committee Chairman, Councilman Bob Nolen, called the meeting to order and announced the meeting was in compliance with Nevada's Open Meeting Law. Councilman Levy questioned why there was a difference in the fee for penny slots and that of other slots. City Attorney Ogilvie responded and stated this matter was in effect prior to his employment with the City and that he did not know for sure but would tend to believe it was to discourage penny slots since the fee is higher than that of other machines. Marge Hether advised that if this bill was adopted, revenue from penny slots would decrease \$5,040 semi-annually. However, it might tend to increase the number of penny slots and if so, it would generate more fees as a result. There was no one present from the public sector to speak for or against the proposed bill. The Committee recommended adoption at the 5/16/84 Council Meeting.

INTER-OFFICE MEMORANDUM

TO: FILE	FROM: <i>Carol Ann Hawley</i> CAROL ANN HAWLEY CITY CLERK
SUBJECT: RECOMMENDING COMMITTEE MEETING MAY 14, 1984	COPIES TO: 5/16/84 and 6/6/84 City Council Agenda Books City Attorney Business Activity Director Community Planning & Development Director Engineering Services Director Public Services Director Building & Safety Director Metro Fire Services Chief

MEETING HELD:

Monday, May 14, 1984, at 4:00 P.M. in the City
Manager's Conference Room, 10th Floor, City
Hall, 400 East Stewart Avenue, Las Vegas, Nevada.
Meeting adjourned at 4:35 P.M.

PRESENT:

Councilman Lurie
Councilman Christensen
Councilman Nolen
Ashley Hall, City Manager
Don Saylor, Deputy City Manager
Michael Cool, Deputy City Manager
Richard Blue, Administrative Assistant to City Manager
George Ogilvie, City Attorney
Robert Sylvain, Deputy City Attorney
Carol Ann Hawley, City Clerk
Linda Owens, Deputy City Clerk
Michael Fielding, Animal Control
Dart Anthony, Humane Society of Southern Nevada
Lou Mastro, Humane Society of Southern Nevada
Robert Kuchar, Humane Society of Southern Nevada
Christopher Alexander, World Media Syndicate/Assn.
Karin Helgesen, Animal Welfare
Helen Clark, Animal Welfare
Cece LeBoeuf, Animal Advisory Committee

Recommending Committee Meeting
May 14, 1984
Page 2

0146

- A. BILL NO. 84-16 - AMENDS LVMC 7.16.020 TO MAKE IT COINCIDE WITH STATE LAW.
Committee: Councilmen Lurie and Christensen

Committee recommended adoption at the June 6, 1984 City Council meeting.
(Please refer to the attached transcript of the May 14, 1984 Recommending Committee meeting for additional information.)

- B. BILL NO. 84-17 - REPEALS THE EXISTING SECTION IMPOSING THE RABIES VACCINATION UPON ALL WARMBLOODED ANIMALS AND INSERTS A NEW SECTION REQUIRING ONLY THE VACCINATION OF DOGS AND CATS.
Committee: Councilmen Lurie and Christensen

Committee recommended adoption at the June 6, 1984 City Council meeting as per Second Amendment.
(Please refer to the attached transcript of the May 14, 1984 Recommending Committee meeting for additional information.)

TRANSCRIPT - RECOMMENDING COMMITTEE MEETING - MAY 14, 1984 - PAGE 1
BILL NO. 84-16 BILL NO. 84-17

- COUNCILMAN LURIE: The first item on the agenda is Bill No. 84-16, which amends the Las Vegas Municipal Code 7.16.020 to make it coincide with State law. We have the City Attorney here and Mike Fielding from the Animal Control Department. Would you like to make some comments on this bill?
- CITY ATTY. OGILVIE: This bill is a result of a problem which developed in Municipal Court a few months ago. They were prosecuting an individual for having a vicious dog running at large and the defense attorney moved to dismiss the complaint because of an inconsistency between the City ordinance and State law. We survived that challenge. He made the same motion before another Municipal Judge. We survived that challenge also, but we feel that it's only a matter of time until somebody finds the judge is not going to rule in our favor and, therefore, we are recommending that we make the City ordinance correspond with the State law.
- COUNCILMAN LURIE: Are there any other comments from City staff? Mr. Sylvain, do you have -- ?
- DEP. CITY ATTY. SYLVAIN: No, I don't have anything.
- COUNCILMAN LURIE: When you speak up, would you give your name and address and who you are representing today, Dart.
- DART ANTHONY: Dart Anthony, Humane Society of Southern Nevada. I do have a question on this particular submission. I need a clarification. The City, to my understanding, has a Vicious Animal Advisory Board now that is in place to make decisions regarding vicious or dangerous or ferocious type animals. I wanted to know, is, who will be making this determination? Will it be an Animal Control officer out in the field or will the case be brought before this Advisory Committee to make these decisions?
- CITY ATTY. OGILVIE: This has nothing to do with that at all, Dart. This merely says that someone who permits a vicious dog to run at large is guilty of a misdemeanor, that's all it does.
- DART ANHTONY: But, unless what I'm reading is different, it says that "any animal that is running at large and bites, or attempts to bite, any person." Who makes that determination, Animal Control officer?
- CITY ATTY. OGILVIE: I suppose the person that got bitten would know.
- DART ANTHONY: They will have to file a complaint, the person that actually is bitten.
- CITY ATTY. OGILVIE: Where are you reading that? No, he would not.
- DART ANTHONY: I'm reading on line 17.
- CITY ATTY. OGILVIE: I don't know what you're getting at.

- DART ANTHONY: The only thing we're concerned with -- we realize there are vicious animals running out there -- the only thing the Humane Society is concerned with is who makes the determination whether this animal is vicious, ferocious --
- CITY ATTY. OGILVIE: The judge does. This is a criminal prosecution. You take it before the judge. If the judge determines it's not a vicious animal, then the defendant has not violated his provision in the ordinance. If he makes the decision that it is a vicious animal and the owner or person who has control of it, due to his vicious propensities, then the owner or person who has control, the person charged, is guilty of a misdemeanor.
- DART ANTHONY: Someone will have to file charges, don't they, George? I mean, someone has to file the complaint.
- CITY ATTY. OGILVIE: Yes.
- COUNCILMAN CHRISTENSEN: George, isn't this-- correct me, if I'm wrong. This might clear it up. The only -- this isn't a whole new ordinance, this is a change. The underlined portion is added and that portion in the bracket is deleted.
- CITY ATTY. OGILVIE: All we're doing is making it that the person who is charged must have knowledge of the dangerous tendencies of the animal before he can be prosecuted.
- COUNCILMAN CHRISTENSEN: The only new things are lines 21, 22, 23 and 24.
- DART ANTHONY: What happens to the animal, let's say, if that determination is made hypothetically speaking, then the judge would order it to be euthanized?
- CITY ATTY. OGILVIE: No. The judge refers it back to the Animal Advisory Committee.
- DART ANTHONY: Animal Advisory Committee and that determinant is made there?
- CITY ATTY. OGILVIE: Yes, but the judge is not bound by that recommendation. That is an entirely different aspect of the ordinance from what we are discussing now. That's something that comes down the road. It has nothing to do with this provision whatsoever.
- DART ANTHONY: I do think it might leave a little -- a few doors open to be misused by some people?
- CITY ATTY. OGILVIE: We're not prosecuting the dogs.
- DART ANTHONY: I realize that.
- CITY ATTY. OGILVIE: We're prosecuting the people who let them run at large.
- DART ANTHONY: We get hundreds of calls per week from people, you know, complaining neighbors about their dogs and things and after

TRANSCRIPT - RECOMMENDING COMMITTEE MEETING - MAY 14, 1984 - PAGE 3
BILL NO. 84-16 BILL NO. 84-17

- DART ANTHONY: we've checked them out, I'm sure Mike gets the same things in Animal Control, a lot of it is just neighbors trying to get even with their neighbors and the dog becomes the scapegoat inbetween.
- CITY ATTY. OGILVIE: Well, as I say, we're not prosecuting the dogs, we're prosecuting people.
- CECELIA LEBOEUF: My name is Cecelia LeBoeuf. I have read this over very thoroughly and I think it is written very well. I see no corrections in it whatsoever. I think it carries it out to the point. We have too many dogs right now running at large and it's not good for the City.
- COUNCILMAN LURIE: Thank you, Cece. This is kind of an informal meeting so I have not instituted any rules, but we're happy to have you here and make your comments.
- CECELIA LEBOEUF: Lucky I got here, Ron.
- COUNCILMAN LURIE: Well, I'm happy that you're here. Is there any other comments on the ordinance? The committee then will recommend at the appropriate meeting, which will probably be, what, June 6?
- CITY CLERK CAROL HAWLEY: Yes.
- COUNCILMAN LURIE: It will be June 6th that this bill will be adopted. We'll move on to Bill 84-17. It repeals the existing section imposing the rabies vaccination upon all warmblooded animals and inserts a new section requiring only the vaccination of dogs and cats. Mr. Ogilvie or Mr. Sylvain.
- CITY ATTY. OGILVIE: We do have a requested amendment, Mr. Chairman. On line 21, or 31, I'm sorry, 30. The line presently reads: "issued only by the Animal Regulation Officer or." We want to strike the words "by the Animal Regulation Officer or." Then that line should read: "issued by a person who is licensed by the State."
- COUNCILMAN LURIE: So it reads: "The certificate of vaccination shall be issued only by a person who has been licensed by this State."
- CITY ATTY. OGILVIE: "To practice veterinary medicine." And then add the following: "A certificate of rabies vaccination issued in another state or foreign country will be recognized as in compliance with the requirements of this section, if, one, the vaccination has been administered by a person licensed to practice veterinary medicine in the state or foreign country, two, the vaccination meets the requirements of this section." We request that be added and that the bill be entitled First Amendment.
- CECELIA LEBOEUF: May I ask a question, sir? On that, when we recognize other

CECELIA LEBOEUF:

states and other governments, most of them have a three year rabies vaccination for dogs and two years for cats. This is about the only city that I have been in where that type of requirement for a two year vaccination for dogs and one year for a cat. Are you going to recognize the others for three years or make them take it every two years, if theirs is good for three years? Say they just moved here. This is what I'm asking.

DEP. CITY ATTY. SYLVAIN: It is supposed to be that they have to comply with our requirements.

CECELIA LEBOEUF:

Okay, but they get a rabies shot that is good for three years. Say they've just moved here and their rabies shots will not run out until three years hence. Do they have to get it in two years or can they get it in three years? This is what I'm asking.

DEP. CITY ATTY. SYLVAIN: The problem we were concerned with is our requirements are, for instance, if they have to be vaccinated at the age of three or four for twelve months and then every two years thereafter, so our concern was that if they came from out of state and they were vaccinated with something that was not affected for two years, they had to meet our requirements, so they have to be vaccinated with a vaccine that is effective for two years because they're going to have to be vaccinated as our requirements are every two years.

CITY ATTY. OGILVIE:

But Mrs. LeBoeuf's question is: What if they're vaccinated with a vaccine that meets our requirements and is good for two years, but in the state from which they came --

DEP. CITY ATTY. SYLVAIN: If it's good for longer than two years, then it certainly would be good here.

CECELIA LEBOEUF:

Okay, then you will recognize it.

COUNCILMAN LURIE:

Have them show they got a certificate of vaccination.

MIKE FIELDING:

May I speak? My name is Mike Fielding. I'm in the City of Las Vegas Animal Control. Cece, I think what we have here is compliance with the District Health Department. They recognize a two-year vaccine, even though your three-year vaccine and two-year vaccine are the same, they're one in the same vaccine. I think that if a person moves in from an outlining state that honors a three-year vaccine into a state that recognizes only two years for that vaccine, it should stay as such. One, because of your rabies control there. We've been very fortunate that we have not had rabies in your domesticated animals in a number of years and I think it's due to setting the standard of a two-year vaccine. There are some states that even have a one-year vaccine, being Texas, your borderline states that have a number of rabid animal

- MIKE FIELDING: cases every year and you have to remember, we're in a very unique situation with the amount of transient people that come through our city bringing animals from all over the country. The way it has worked in the past, if you have a vaccine that is good for two years from another state and move into this state, we do make you get a two-year, well not a two-year, but at the end of a two-year period you will be required to get a new vaccine for your animal.
- COUNCILMAN CHRISTENSEN: In other words, if you come in from out of state with a three-year certificate on your animal, at the end of two years they'll dock the last year and tell you to go get another one before they'll issue you a license.
- CITY ATTY. OGILVIE: I think that should be spelled out in here.
- COUNCILMAN CHRISTENSEN: If that's the case, it should be spelled out because it isn't clear. It's silent on it because the only place where they talk about accepting other states is other states veterinary abilities, not the vaccine.
- COUNCILMAN LURIE: Will you rewrite that paragraph?
- CITY ATTY. OGILVIE: Yes, because that should be included. That should be spelled out.
- CITY MANAGER HALL: I would like to make a comment right quickly. Ashley Hall, City Manager. The lines 30, 31, 32 that George referred to were comments that were made by members of the Veterinary Society who called to specifically input it into this ordinance change and that was basically the language they were satisfied with.
- COUNCILMAN CHRISTENSEN: That, as I understand it, is to prevent the friendly neighbor from doing the rabies vaccine.
- MIKE FIELDING: They sell it over the counter.
- CECELIA LEBOEUF: Yes. What are we going to do about that? I know two drug stores that sell -- and they are not live rabies vaccine.
- COUNCILMAN CHRISTENSEN: This takes care of that. This says that it's got to be a licensed veterinarian to do the shot.
- CECELIA LEBOEUF: How are we going to stop the drug stores from selling it over the counter? It's alright if they want to buy their shots, their distemper or their --
- COUNCILMAN LURIE: Take that up through the Legislature in '85.
- CECELIA LEBOEUF: Okay, but they do get them over the counter from the drug stores.

TRANSCRIPT - RECOMMENDING COMMITTEE MEETING - MAY 14, 1984 - PAGE 6
BILL NO. 84-16 BILL NO. 84-17

COUNCILMAN CHRISTENSEN: Yes, but you see, you can't issue a certificate that way, so it doesn't do you any good.

COUNCILMAN LURIE: Somebody could buy it and administer it to their own dog, but--

COUNCILMAN CHRISTENSEN: But without a certificate, they can't get licensed.

CECELIA LEBOEUF: I know, but what I'm saying, such as Mike said. We have such a good preventive system going here against rabies and these people that are buying the dead vaccine, which we call it, the dead vaccine, they're not as effective as the live rabies vaccine. Is there any way that we could stop this from over the counter sales? This is what I'm getting at.

COUNCILMAN CHRISTENSEN: That is going to be a Legislature thing. I think you have to get it across the street and bring it in or Pahrump or someplace else.

COUNCILMAN LURIE: I'm sure that's done all through the state, so it would probably have to go through the Legislature and get them to enact a law that would prohibit that from being sold over the counter. Who is your Legislator in your district?

CECELIA LEBOEUF: John DuBois.

COUNCILMAN LURIE: That's good. Get ahold of John.

CECELIA LEBOEUF: I am. I'm going to talk to him tonight.

DART ANTHONY: Can I back up for one second? If a person comes in from, hypothetically let's say, the Los Angeles area and they have a three-year vaccine or vaccination certificate from that state from the veterinarian in California, they come here, they move in. You will be then honoring that transfer or are you going to insist that they reinoculate that dog with additional rabies vaccination to be in compliance with what you want here in the city?

MIKE FIELDING: A lot of it actually, Dart, would depend on the circumstance around our dealings with the individual.

DART ANTHONY: You may create retaliatory situations in other states and with other veterinarian associations if you do not honor their vaccination certificates. You can check with Hawaii and find out what happened over in that state where they did it with California. You have to take into consideration, rabies vaccine is rabies vaccine. I don't care what state it is in. It still has the same situation for protection from the general public. I don't think you should not honor something from another state that comes in here, if it's been three years, it's been three years. I think you should let that

DART ANTHONY: time go and when the time comes then make them conform, but don't revaccinate the dog. It's going to give --

COUNCILMAN CHRISTENSEN: Are you talking about immediately or at the end of the two years?

DART ANTHONY: Let's say I just got my dogs shot, Paul, in California and they got their vaccinations and I decided one year later to come here. My vaccine is still good for two years according to that state law. If I come here after that two-year period, then I would comply with the City of Las Vegas.

COUNCILMAN CHRISTENSEN: What if you come here after the first year and we accept it for the second year, but require revaccination to get you on the two-year cycle?

DART ANTHONY: My feeling would be that at that point in time you are requiring me to overly vaccinate my dog with rabies vaccination. There are certain side effects that can occur.

COUNCILMAN CHRISTENSEN: Why? I thought you said the vaccine was the same.

DART ANTHONY: Yes. It is the same, but Cece brought it up. Certain vaccinations for rabies there are certain side effects that have to be taken into consideration on a liability. I personally feel that your vaccination program is too short. I think it should be a bit longer. I'm not paranoia thinking we have a problem with rabies in this valley because we don't, but I think that if a state issues a certificate, it should be honored across state lines for that particular animal, if not, you are then revaccinating the animal, creating that animal to have more immunity in him which in turn could possibly, and I say, could possibly, create rabies within that particular canine. I think you have to be very concerned with that.

CITY ATTY. OGILVIE: In any event, an animal, regardless of where he's vaccinated, is going to be vaccinated for two years. We will accept the other state's vaccination for a total of two years, but at the end of that two years, regardless of where it was vaccinated, whether it's Nevada or some other state, at the end of two years, the animal is going to have to be vaccinated. If you think that he should be allowed to go for three years and the dogs that are vaccinated in the state are only good for two years.

DART ANTHONY: Well, I think what you really have to look at is the manufacturers of these rabies vaccinations. I know Ashley Hall is quite familiar with that because Dr. Jim Nave advised him of that fact. Vaccinations are either for three or five years by the manufacturer. They have that much immunity time in them. You are cutting that shorter by saying --

TRANSCRIPT - RECOMMENDING COMMITTEE MEETING - MAY 14, 1984 - PAGE 8
BILL NO: 84-16 BILL NO. 84-17

CITY ATTY. OGILVIE: So you are arguing not with the reciprocity angle, you are arguing that the two years, regardless of where they are vaccinated is too short.

DART ANTHONY: If the manufacturer says "this vaccine is good for three years," the City should honor that.

CITY MANAGER HALL: Where is that -- stipulated on the certificate? The problem you've got --

DART ANTHONY: I talked to Dr. Stears from northern Nevada.

CITY MANAGER HALL: The problem you have is that unless you have some type of stipulation from the person that did the vaccine in the first place as to how long the vaccine was for, at the end of a three-year vaccination, you would imagine the vaccine would be at least good for three years.

DART ANTHONY: It would have to be or they wouldn't issue it.

CITY MANAGER HALL: My question is, is it good for five years?

DART ANTHONY: Some, but not all of them. Three is usually the standard.

COUNCILMAN CHRISTENSEN: Let me ask you a dumb question then because I've looked at my dog's vaccination certificates and I don't recall that they say how long they are good for. I think that's established by the ordinance. All I get is the date it was done and what was used.

DART ANTHONY: You're right, but the manufacturer that actually manufactures that vaccination does advise all veterinarians of the length of the -- the strength of that particular vaccination.

COUNCILMAN CHRISTENSEN: Will the veterinarians guarantee it for three years?

CECELIA LEBOEUF: Not here they will not.

DART ANTHONY: I had a conversation with Dr. Nave, What they want to avoid is "the look that they are being greedy" and I'm quoting him directly -- "to the public by doing that." I can understand that position, and I think he's absolutely right there. A vaccination done by a legitimate manufacturer, if they say on their brochure "this vaccine is good for three years" or whatever the case may be, that's what that vaccine is good for. You writing an ordinance saying "Well, now you've got to do it every two years and renew it X amount of times" is meaningless according to what the manufacturer says the length of that is, so it gives a greedy look, maybe unintentional, but it gives a greedy look to make some money. Our opinion as the humane society, and we can back that up with scientific data, the problem in this valley is not rabies, it's airborne diseases like distemper, hepatitis and parva. Those are the things that are killing animals, not rabies. I don't think

TRANSCRIPT - RECOMMENDING COMMITTEE MEETING - MAY 14, 1984 - PAGE 9
BILL NO. 84-16 BILL NO. 84-17

DART ANTHONY:

the City can prove that there's been a rabid dog here for ages, rabid bats, yes, but no rabid dogs or canines in this valley for quite some time. We don't have the problem that has been vocalized within the media. I'm concerned with the welfare of the animal itself and not overly vaccinating for rabies. There are certain side effects that I'm particularly concerned with and that's premature cataracts and there's a liability factor here. If the manufacturer states that his vaccine lasts for three years or five years, or whatever the case may be, and you have a law that says I have to do it every two years and my dog suffers from side effects because of that, the City certainly has a certain liability if a person gets a good lawyer, does the research and goes to court with the City.

CITY ATTORNEY OGILVIE:

Dart, you're harping on this two years. It is my understanding that that's set not by the City, but set by the County Health officer, so you should go argue with him and not take up our time here.

CECELIA LEBOEUF:

We shipped a cat and dog to Japan. My husband was in the service. We had gotten our animals vaccinated, all the vaccination, including rabies, about a year and three months prior to our shipping the animals over. We had to get another rabies shot. We had to get a full certificate. It does not hurt the animal ever.

MIKE FIELDING:

Your District Health Officer along with the Clark County Veterinarian Associates sets down the guidelines for your rabies shots and it fits the needs of the community. In this case the District Health Department sets two years they will honor a vaccine.

DART ANTHONY:

Now your key words there Mike is "fits the needs of the community." Who sets this precedent "the needs of the community," if it isn't the Veterinarian Association?

MIKE FIELDING:

Your District Health Officer.

DART ANTHONY:

I don't think they get involved in animal cases, you know that.

COUNCILMAN LURIE:

Not the officer, but if he sets the standard for this two years, then he has to change that, if it's three.

DART ANTHONY:

But he should suffer any consequences of liability if that should occur.

COUNCILMAN CHRISTENSEN:

If we're going to talk about liability, you know, you're talking about the animals. I think part of the problem here is that if the rabid animal bites a human being and if you've got a three-year vaccine on your dog and it bites me and I get rabies and the state standard and local standard is two years, I think you've got the liability, not me.

- DART ANTHONY: No question about that, but the point is, we haven't had that problem. Our only job is not to argue with you. If you want to pass an ordinance that requires this, that's all well and good, that's your prerogative and duty as a City -- I'm just trying to bring to the public that there are certain things that you should look at as well, irregardless of the Health Department or Animal Control, or anybody else for that matter. There are certain possible liability problems here. You have a manufacturer that says his vaccine lasts for that long.
- COUNCILMAN LURIE: What we can do is, we can adopt this based on the Health Officer's requirements at this time and we can send him a letter and ask him if he's willing to review those again or if he wants to make a recommendation to change them, but we're going to follow his standards at the present time.
- CECELIA LEBOEUF: Well, actually it doesn't stem from the Health Department here. It stems from Atlanta, Georgia. They set the --
- DART ANTHONY: No, it does not.
- CECELIA LEBOEUF: It certainly does.
- DART ANTHONY: Alright, but --
- COUNCILMAN LURIE: I think there was one other change that we wanted to discuss, there's a conflict with state and federal. Where it's three it should be four. Is it on line 21?
- COUNCILMAN CHRISTENSEN: You're talking about line 21 "at the age of three (3) months." That should be four.
- DART ANTHONY: That's contrary to the State law and I brought it to Mr. Sylvain's attention.
- COUNCILMAN LURIE: The federal is four also and we have no problem with changing that so we can comply.
- COUNCILMAN CHRISTENSEN: Line 21 should read "four (4)."
- CECELIA LEBOEUF: Four months, instead of three.
- COUNCILMAN LURIE: Line 21 should read "four (4) months."
- CITY ATTY. OGILVIE: That would be in conjunction with U. S. D. A. recommendations. How do you feel about that, Mike?
- MIKE FIELDING: I personally feel that three months of age is not too young at all for an animal to receive the rabies vaccination. Again, it stems on your rabies control. We've had a very effective community rabies program. Vaccinating at a younger age basically gives you that little extra security that the Clark County Veterinary Association also goes along with the three month vaccine. It does contradict though by a month the State.

TRANSCRIPT - RECOMMENDING COMMITTEE MEETING - MAY 14, 1984 - PAGE 11
BILL NO. 84-16 BILL NO. 84-17

CITY ATTY. OGILVIE: Well, I don't think it really is in conflict with the State law. The State law gives the cities more latitude --

COUNCILMAN CHRISTENSEN: We are allowed to be more stringent than the State, but we just can't be less.

CITY ATTY. OGILVIE: I personally don't think there's a conflict. I have no ax to grind one way or the other. If some people want it four, that's fine with me, but it should be based on logic rather than purported conflict with State law because I don't imagine it is.

DART ANTHONY: Do you have statistics, Mike, on any communities that are currently requiring three months of vaccinations of canines?

MIKE FIELDING: El Paso, Texas is the only one that I do know of being a border town. Most of your border towns and ones that have a very high rabies risk, they do require three months of age. Again, a lot of it fits the needs of your communities. Not every community is going to run into this. You state we have a non-existent rabies problem. The reason I would have to say we have a non-existent rabies problem is because of the stringent rabies control we imply in this community. There is a possibility that we can run into a problem in the future and you, by your own admittance, and by the records, rabid bats last year were pretty close to an epidemic proportion.

DART ANTHONY: Mike, would you answer one thing for the record? I've been around town probably as long as you have and that was long before Doc Williams ever became the head of that facility. Tell me the epidemic of rabies that you had in the old running of that facility -- you didn't have it, so it has nothing to do with your stringent laws. It is just non-existent in the desert.

MIKE FIELDING: I can't say that, Dart. I'd hate to be the one to say that and then all of a sudden --

DART ANTHONY: Can you cite rabies cases on canines in Clark County, general Clark County area, for the last ten years. Give me some examples of dogs that have had rabies that have created a problem, you don't have that. We are not stupid. We're checking things out, too. We are very concerned with this push for rabies and rabies and inoculating puppies that are still in development stages. You're going to create some problems by doing this. You could easily create a rabies problem by putting, by vaccinating an infant puppy at three months of age. I don't care about the consortium. I read that thing that Dr. Williams -- You've got different veterinarians that say different things and until someone gives some concrete evidence, we're putting animals life in jeopardy with a hypothetical rabies problem that doesn't exist in Las Vegas as an incorporate city. Let's be honest,

TRANSCRIPT - RECOMMENDING COMMITTEE MEETING - MAY 14, 1984 - PAGE 12
BILL NO. 84-16 BILL NO. 84-17

DART ANTHONY: let's think about the animal for a change here and a problem that doesn't exist. I personally, if I lived in the city, I would not vaccinate my dog at three months of age and you'd have to take me to court, but I don't live in the city. Okay, what good is this? This is the city. What about the dogs in the county or North Las Vegas? What are you going to do here?

COUNCILMAN LURIE: We are not talking about the county or North Las Vegas. You'll have to handle that tomorrow. The committee doesn't have any problem in changing it to four months. We think Animal Control has done a good job and we'll go along with that recommendation so it says four with the federal, four with the state. We'll accept that in an amendment. We are also going to accept the amendment that the City Attorney has made with rewriting the language of that paragraph that deals with the --

CITY ATTY. OGILVIE: The paragraph that Cece has brought up?

COUNCILMAN LURIE: Yes. We want to see that --

COUNCILMAN CHRISTENSEN: Before the meeting so we can see it. I want to make sure that's clarified as far as what the reciprocity agreements are with reference to the vaccine, not only the person that administered it, but also what he administers.

COUNCILMAN LURIE: I think, Cece, you had something you wanted to say.

CECELIA LEBOEUF: You know, when a puppy is eight weeks old, or a kitten is eight weeks old, they get their first shot, they get their little distemper and they get their DP, or what. Then they get their second shot in a month hence from there. The third month is when they get their full distemper and all that stuff so that means the people will have to come back another month to get a rabies shot. With this they can get the whole full rabies and all the other shots in three months of age.

COUNCILMAN CHRISTENSEN: There would be nothing to preclude them from doing that.

CHRISTOPHER ALEXANDER: Excuse me, my name is Christopher Alexander. I'm with the Humane Society. Number one, I don't know where you got the statistics on when the dogs get their shots, but that's not when they get them.

CECELIA LEBOEUF: That's what the vets told me.

CHRISTOPHER ALEXANDER: Well, as far as --

CECELIA LEBOEUF: I'm sure they know.

COUNCILMAN LURIE: You can discuss it after the meeting.

- CHRISTOPHER ALEXANDER: I did want to bring up a point, going back to talking about a dog that was vaccinated with a three-year license in another state that came into this state. If that's going to be overridden by the County licensing of two years, Mr. Fielding brought up the point that some states, such as Texas, have it for one year. Do we then override that and extend that to two years, if it's the same vaccine?
- CITY ATTY. OGILVIE: Our minimum requirement is two years.
- CHRISTOPHER ALEXANDER: That's what I'm saying, they have been inoculated in Texas for one year.
- COUNCILMAN CHRISTENSEN: Does the certificate say how long it lasts?
- CHRISTOPHER ALEXANDER: The certificate says when it was given and what was given.
- COUNCILMAN CHRISTENSEN: That's right. It doesn't say how long it's good for. It only says when it was given. Our laws require it every two years, so if it's been two years since the last one, they'll have to have it.
- CHRISTOPHER ALEXANDER: Here's what I'm saying, are you going to insist that they have it after one year, if the license they got in Texas is for one year?
- COUNCILMAN CHRISTENSEN: That's a good question.
- CECELIA LEBOEUF: If they got a shot in 1983 and they moved here from Texas, that dog does not have to get a rabies shot until 1985, and that's the way it should read.
- COUNCILMAN CHRISTENSEN: That's the way the law reads now.
- MIKE FIELDING: As long as it's utilizing the same vaccination.
- COUNCILMAN CHRISTENSEN: As long as it's utilizing the same stuff.
- COUNCILMAN LURIE: And they have to show that certificate when they come in here to get licensed and if the officer feels it doesn't meet those requirements, he'll require a vaccination.
- DART ANTHONY: Do I understand correctly? You want puppies and kittens at the age of four months of age to be fully vaccinated for rabies, right?
- COUNCILMAN LURIE: The Committee is going to recommend on June 6th that the ordinance be adopted with the amendments.
- COUNCILMAN CHRISTENSEN: The ordinance today reads "three months." We're not changing that, except to make it "four."
- DART ANTHONY: Yes, I know that. That went through and we weren't alerted

TRANSCRIPT - RECOMMENDING COMMITTEE MEETING - MAY 14, 1984 - PAGE 14
BILL NO. 84-16 BILL NO. 84-17

DART ANTHONY: to it or we would have been here earlier too to that particular hearing.

COUNCILMAN LURIE: George, you will prepare those amendments. Everyone that would like a copy of those amendments can contact the City Attorney's office before our next meeting.

CITY ATTY. OGILVIE: For the record, that will be designated "Second Amendment."

COUNCILMAN LURIE: Anything else to come before the board?

DART ANTHONY: Could we, George, have a copy of those changes when you have them, please?

CITY ATTY. OGILVIE: Sure.

DART ANTHONY: Thank you.

END OF EXCERPT

AGENDA*City of Las Vegas*

May 16, 1984

Page 27

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

VI. REPORTS FROM RECOMMENDING COMMITTEES (Cont'd)

- C. BILL NO. 84-17 - REPEALS THE EXISTING SECTION IMPOSING THE RABIES VACCINATION UPON ALL WARMBLOODED ANIMALS AND INSERTS A NEW SECTION REQUIRING ONLY THE VACCINATION OF DOGS AND CATS.

Committee: Councilmen Lurie and Christensen

First Publication: Review-Journal 5/19/84

Committee Recommendation:

Adoption at City Council meeting 6/6/84 as per Second Amendment.

(NOTE: NO FINAL ACTION MAY BE TAKEN AT THE 5/16/84 MEETING.)

RECOMMENDATION NOTED 6/6/84 Agenda

APPROVED AGENDA ITEM

mp Core

AGENDA*City of Las Vegas*

May 16, 1984

Page 28

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

VII BOARDS AND COMMISSIONS

1105

A. LAS VEGAS HOUSING AUTHORITY BOARD
4-Year Term

Harry Levy, Term Expires 6/1/84

Lurie -
Motion to concur in
Mayor's reappoint-
ment of Harry Levy
for another 4-year
term on the Las Vegas
Housing Authority
Board and

Clerk to notify

1105

B. ELECTRICAL EXAMINING BOARD
2-Year TermJohn Sutherland - Resigned
Term Expires 2/2/85in the appointment
of Richard Linford,
8425 So. Miller Ln.,
Las Vegas, 89113
to fill the unexpired
term ending 2/2/85
on the Electrical
Examining Board was
APPROVED with Levy
abstaining.

Clerk to notify

AGENDA ITEM

mp Core

City of Las Vegas

0163

Date: May 11, 1984

AGENDA DOCUMENTATION

TO:
The City CouncilFROM: *Carol A Hawley*
CAROL ANN HAWLEY, CITY CLERK

SUBJECT: LAS VEGAS HOUSING AUTHORITY - BOARD APPOINTMENT - 4-YEAR TERM

PURPOSE/BACKGROUND

The term of Harry C. Levy, the present Chairman of the Las Vegas Housing Authority expires on June 1, 1984. By letter from Arthur D. Sartini, Executive Director of the Housing Authority, he has indicated Mr. Levy's desire to continue serving on the Board. Mr. Levy resides at 915 Vegas Valley Drive and has served on this Board for 32 years.

FISCAL IMPACT

NONE

RECOMMENDATIONS

SEE ABOVE INFORMATION.

Agenda Item

VII-A



HARRY C. LEVY GARDENS

*Housing Authority
of the
City of Las Vegas, Nevada*

POST OFFICE BOX 1897 - LAS VEGAS, NEVADA 89125 - 702 386-2727

April 25, 1984

*Councilman Bob Nolen
City of Las Vegas
400 East Stewart Avenue
Las Vegas, Nevada 89101*

On June 1, 1984, the appointment term of Harry C. Levy, Chairman of the Housing Authority Commission will expire. He has indicated a desire to continue serving on the Board.

Mr. Levy will have completed his 32nd year as a Housing Authority Commissioner. During his tenure, he has been instrumental in the continuous growth and stature of the Authority. Due in large part to his efforts, the Authority has been recognized numerous times for its outstanding accomplishments in the field of housing for low income senior citizens and families.

Mr. Levy was a member of the Regional Governing Bodies Committee, and a Director of the Annual National Housing Conference in Washington, D.C.

If you have any questions with regard to Mr. Levy, please feel free to contact me.

Arthur D. Sartini
Executive Director

kc

HARRY C. LEVY
CHAIRMAN

ROBERT J. GORDON
VICE CHAIRMAN

JAMES M. JONES, D. D. S.
COMMISSIONER

ERMA L. O'NEAL
COMMISSIONER

AIDA Z. BRENTS
COMMISSIONER

RULON A. EARL
LEGAL COUNSEL

ARTHUR D. SARTINI
SECRETARY AND
EXECUTIVE DIRECTOR

cc: C.A. Hawley
City Clerk

City of Las Vegas

CITY COUNCIL MINUTES - MAY 16, 1984

0165

AGENDA DOCUMENTATION

Date: May 11, 1984

TO:
The City Council

FROM: *Carol A. Hawley*
CAROL ANN HAWLEY, CITY CLERK

SUBJECT:

ELECTRICAL EXAMINING BOARD - TO FILL UNEXPIRED TERM ENDING 2/2/85

PURPOSE/BACKGROUND

Jon Sutherland has resigned from the Electrical Examining Board leaving an unexpired term of office up to February 2, 1985. Mr. Sutherland served on this Board as a member representing an electric sign contractor as specified in the ordinance creating this Board.

By the attached memorandum from Robert Wagner of Building & Safety, he has recommended the appointment of Richard Lindford, a Master Neon Electrician employed by Young Electric Company. Mr. Lindford resides at 8425 South Miller Lane 89113 and has confirmed to me his desire to be appointed to this Board.

FISCAL IMPACT

NONE

RECOMMENDATIONS

SEE ABOVE INFORMATION

Agenda Item

VII-B

INTER-OFFICE MEMORANDUM

April 25, 1984

TO:

CITY CLERK

FROM:

ROBERT WAGNER

SECRETARY OF CITY ELECTRICAL BOARD
DEPARTMENT OF BUILDING AND SAFETY

SUBJECT:

RESIGNATION OF JOHN SUTHERLAND
FROM CITY ELECTRICAL BOARD

COPIES TO:

FILE

Mr. John Sutherland recently sent a letter addressed to the City Electrical Board. He stated that due to added work loads, he no longer could effectively serve on the Electrical Board and, therefore, as of April 1, 1984, tendered his resignation.

Would you please submit the name of Richard Lindford, Master Neon Electrician employed by Young Electric Sign Co. as a recommended replacement for John Sutherland whose term expires February 1985.

Mr. Lindford served on the City Electrical Board in 1980-81 and desires to again be a member of the City Electrical Board. He can be contacted at Young Electric Sign Company, 5119 S. Cameron, Las Vegas, Nevada 89118 - telephone number 876-8080.

RECEIVED

MAY 7 11 25 AM '84

CITY CLERK

AGENDA*City of Las Vegas*

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

Page 29
May 16, 1984

ITEM

Council Action

Department Action

VIII. NEW BILLS TO BE REFERRED TO A STUDY
COMMITTEE OR RECOMMENDING COMMITTEE

1108
&
401

A. Bill No. 84-18 -- Establishes certain acts as constituting public nuisances, declares a person who commits any of such acts to be guilty of a misdemeanor, makes loitering and prowling unlawful under certain circumstances, provides instances which may be considered in determining whether or not such circumstances exist and prohibits sleeping in doorways of unoccupied buildings.

Sponsored by: Councilman Al Levy

First Reading and
referred - Levy and
Lurie

5/29/84 Agenda
Recommending
Committee Meeting

B. Bill No. 84-19 -- Establishes the hours during which the City parks in general are open to the public and prohibits the parking of motor vehicles in the parking lots which are located in or adjacent to the City parks.

Sponsored by: Councilman Bob Nolen

First Reading and
referred - Nolen and
Christensen

5/29/84 Agenda
Recommending
Committee Meeting

C. Bill No. 84-20 -- Annexation No. A-1-84(A)

Property Located: At the southwest corner of
Decatur Boulevard and
El Parque Avenue

Petitioned By: James J. Chaisson, et al.

Acreage: Approximately 5 acres

Zoned: C-2 and R-E under ROI to
C-2
(County classification)

C-2 and R-3 under ROI to
C-2
(City equivalent)

Sponsored by: Councilman Ron Lurie

First Reading and
referred - Lurie and
Levy

5/29/84 Agenda
Recommending
Committee Meeting

NOTE: CITY CLERK INSTRUCTED BY CITY
ATTORNEY TO PUBLISH ABOVE BILLS ON
MAY 23, 1984.

AGENDA*City of Las Vegas*

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

Page 30
May 16, 1984

ITEM

Council Action

Department Action

VIII. NEW BILLS TO BE REFERRED TO A STUDY
COMMITTEE OR RECOMMENDING COMMITTEE (cont.)

D. Bill No. 84-21 -- Annexation No. A-2-84(A)

Property Located: At the southwest corner
of Charleston Boulevard
and Buffalo Drive

Petitioned By: Maury Abrams

Acreage: Approximately 5.72 acres

Zoned: R-E (County classification)
N-U (City equivalent)

Sponsored by: Councilman Ron Lurie

First Reading and
referred - Lurie
and Levy

5/29/84 Agenda
Recommending
Committee Meeting

E. Bill No. 84-22 -- Requires address numbers or
letters to be a minimum of 12 inches high on
buildings located more than 50 feet from the
street in certain building complexes.

Sponsored by: Councilman Paul Christensen

First Reading and
referred -
Christensen and
Nolen

5/29/84 Agenda
Recommending
Committee Meeting

F. Bill No. 84-23 -- Makes comprehensive amend-
ments in the City's massage control ordinance.

Sponsored by: Councilman Ron Lurie

First Reading and
referred - Lurie
and Levy

5/29/84 Agenda
Recommending
Committee Meeting

NOTE: CITY CLERK INSTRUCTED BY CITY
ATTORNEY TO PUBLISH ABOVE BILLS ON
MAY 23, 1984.

AGENDA*City of Las Vegas*

CITY COUNCIL

COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

Page 31

May 16, 1984

ITEM

Council Action

Department Action

VIII. NEW BILLS TO BE REFERRED TO A STUDY COMMITTEE OR RECOMMENDING COMMITTEE (cont.)

G. Bill No. 84-24 -- Establishes method of determining dates of regular meetings of City Council when official dates therefor fall on legal holidays.

Sponsored by: Councilman Ron Lurie

First Reading and referred - Lurie and Levy

5/29/84 Agenda Recommending Committee Meeting

H. Bill No. 84-25 -- Expressly allows the Senior Citizens' Center Director to vote on the Senior Citizens' Advisory Board; requires a hiatus in membership on the Board of at least one year after an appointive member's service of two consecutive terms; changes the eligibility requirements for Honorary Membership status; establishes an emeritus membership status; and requires that appointments to Board be made through Board recommendations.

Sponsored by: Councilman Ron Lurie

First Reading and referred - Lurie and Levy

5/29/84 Agenda Recommending Committee Meeting

NOTE: CITY CLERK INSTRUCTED BY CITY ATTORNEY TO PUBLISH ABOVE BILLS ON MAY 23, 1984.

MORNING SESSION RECESSED AT 11:15 A.M.

AGENDA*City of Las Vegas*

May 16, 1984

Page 32

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

IX. 2:00 P.M. - PUBLIC HEARINGS

402

- A. U-20-84 - Application of JACK K. AND DOROTHY LEAVITT for a Use Permit for a Class III Secondhand Dealership to buy and sell new and used jewelry and precious metals on property located at 440 East Sahara Avenue in Zoning District C-1 (Limited Commercial).

The Board of Zoning Adjustment unanimously recommends APPROVAL.

Staff Recommendation: APPROVAL

PROTESTS: 0

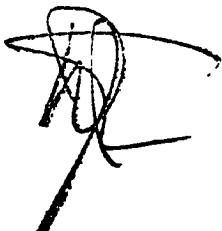
(NOTE: Action should be taken after this Public Hearing in conjunction with application for Secondhand Dealers License - See Page 11, Business Activity Agenda, Item III-H.)

Lurie -
APPROVED as recommended by BZA and staff, subject to conditions.
Unanimous

Clerk to notify & Planning to proceed

No one appeared in favor or opposition

APPROVED AGENDA ITEM



IX.

To: - The City Council
Re: Public Hearing Agenda Item
May 16, 1984 City Council Agenda

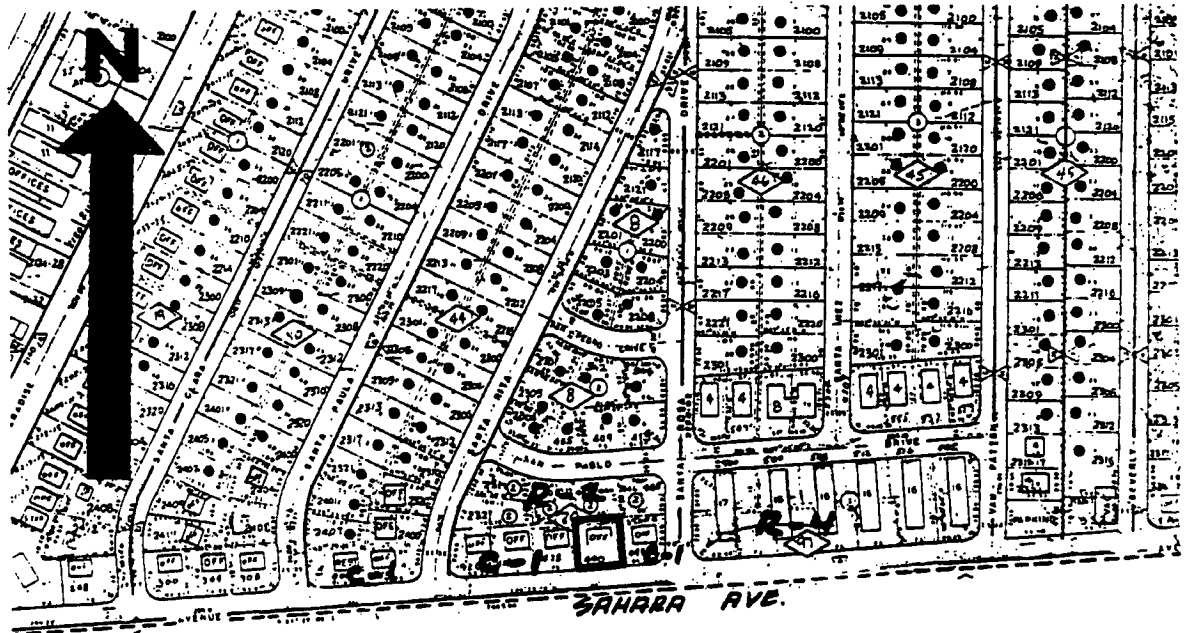
A. USE PERMIT - U-20-84 - JACK K. AND DOROTHY M. LEAVITT

The request is for a Class III Secondhand Dealership to buy and sell new and used jewelry and precious metals at 440 E. Sahara Avenue in a C-2 Zone. The request is in an area which is predominantly commercial along Sahara with residential adjoining the commercial to the north. This property has been used for commercial purposes for many years.

BOARD OF ZONING ADJUSTMENT DECISION: APPROVAL

STAFF RECOMMENDATION: APPROVAL

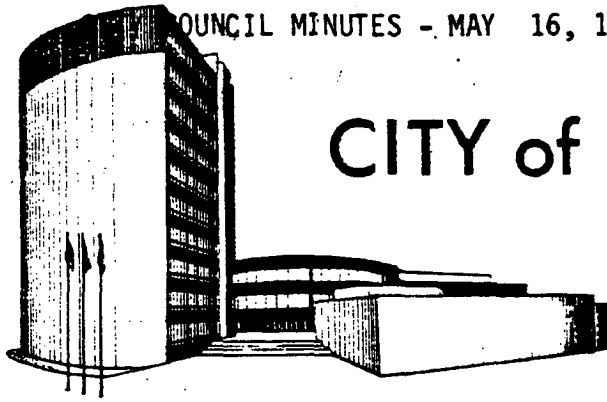
PROTESTS: 0



COUNTY

U-20-84

MAYOR BILL BRIARE
COUNCILMEN
RON LURIE
PAUL J. CHRISTENSEN
AL LEVY
BOB NOLEN
CITY ATTORNEY
GEORGE F. OGILVIE
CITY MANAGER
ASHLEY HALL



CITY of LAS VEGAS

NOTICE OF PUBLIC HEARING

MAY 16, 1984

NOTICE IS HEREBY GIVEN THAT on Wednesday, May 16, 1984, at the hour of 2:00 P.M. in the Council Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada, the City Council will consider the following:

U-20-84 Application of JACK K. AND DOROTHY M. LEAVITT for a Use Permit for a Class III Secondhand Dealership to buy and sell new and used jewelry and precious metals on property located at 440 East Sahara Avenue in Zoning District C-1 (Limited Commercial).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS
LOT 4, BLOCK 3, PARADISE VILLAGE TRACT NUMBER
4.

ANY AND ALL INTERESTED PERSONS may appear and be heard at said meeting or, prior thereto, may file written objections thereto or approvals thereof with the City Clerk, 10th Floor, City Hall.

A handwritten signature in cursive script that reads "Carol Ann Hawley".

CAROL ANN HAWLEY
CITY CLERK



AGENDA*City of Las Vegas*

May 16, 1984

Page 33

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

IX. 2:00 P.M. - PUBLIC HEARINGS (Cont'd)

1404

- B. V-42-84 - APPEAL filed by ROBERT E. MABRY to the action of the Board of Zoning Adjustment in APPROVING the application of CLARENCE H. HATLER for a Variance to allow a duplex structure where only a single-family dwelling is permitted in Zoning District R-1 (Single-Family Residence).

Board of Zoning Adjustment unanimously recommends APPROVAL, subject to the following condition:

1. Provide three paved off-street parking spaces.

Staff Recommendation: APPROVAL

PROTESTS: 4

Nolen -
Appeal GRANTED
thereby DENYING
Application.
Unanimous

Clerk to notify

Robert Mabry and
James Gallagher
appeared on behalf
of appeal.

Clarence Hatler
and Jim Lawson,
Bldg. Inspector, CLV
appeared on behalf
of the application.

APPROVED AGENDA ITEM


To: The City Council
 Re: Public Hearing Agenda Item
 May 16, 1984 City Council Agenda

IX.

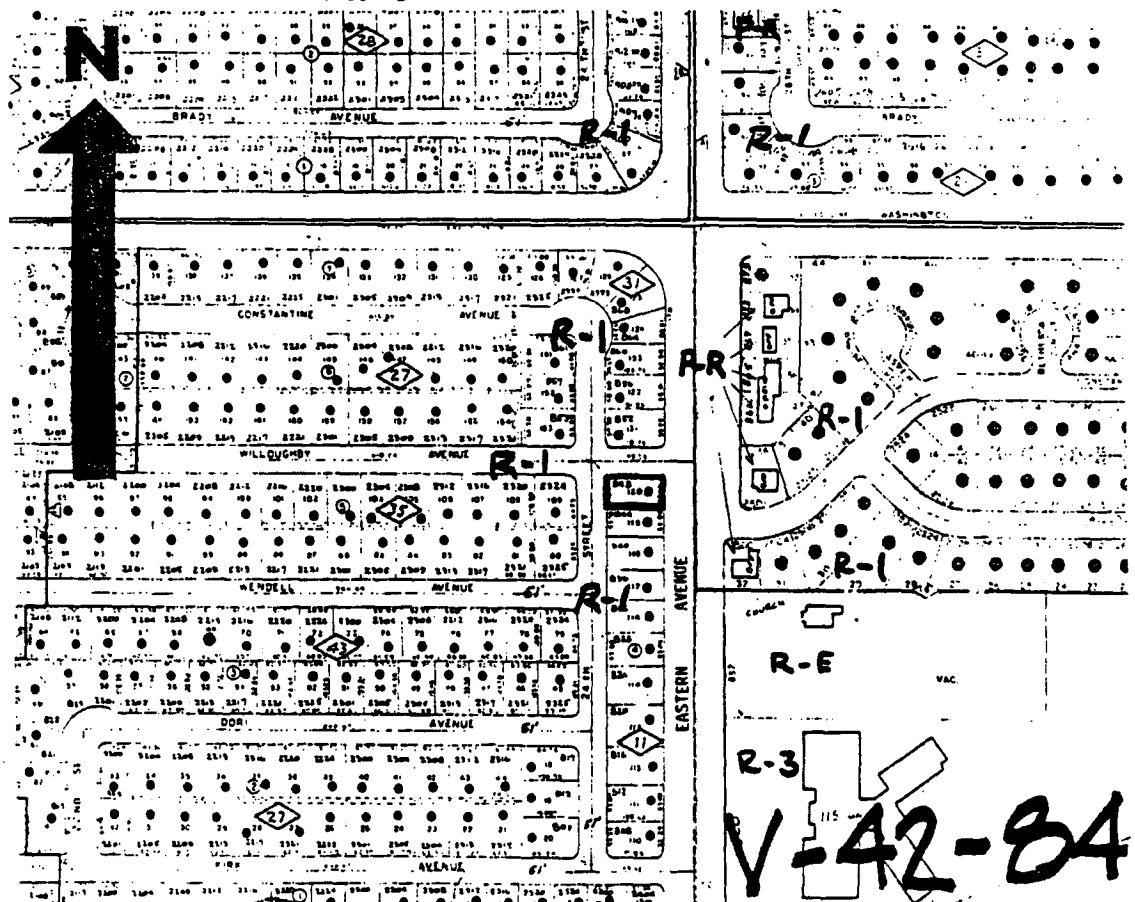
B. APPEAL FILED BY ROBERT E. MABRY TO THE ACTION OF THE BOARD OF ZONING ADJUSTMENT IN APPROVING THE APPLICATION OF CLARENCE H. HATLER FOR A VARIANCE TO ALLOW A DUPLEX STRUCTURE WHERE ONLY A SINGLE FAMILY DWELLING IS PERMITTED IN ZONING DISTRICT R-1 (SINGLE FAMILY RESIDENCE) - V-42-84

The request is an appeal to the action of the Board of Zoning Adjustment in approving a variance to allow a duplex where only a single family residence is allowed at 2400 Willoughby in an R-1 zone. The property is a corner lot which sides on Eastern Avenue. The owner of the property constructed the room addition for this unit in 1973 and complaints about the additional unit have been received by the City over the years. In 1981 the owner removed the kitchen fixtures and provided interior access to the remainder of the dwelling which means all violations were corrected. The Ordinance does allow this to be rented for a sleeping room. The owner has applied for this variance to allow the room to become a separate unit again by placing the kitchen fixtures back into it. The corner lots on this segment of Eastern Avenue have been allowed to transition to P-R use at other locations. There is ample parking for the two units on the property.

BOARD OF ZONING ADJUSTMENT DECISION: APPROVAL - The additional unit is compatible because the property has the potential for P-R zoning.

STAFF RECOMMENDATION: APPROVAL - Because of the P-R potential on this property.

PROTESTS: 4 - 3 Persons spoke at the BZA meeting
 1 Letter



May 1, 1984

RECEIVED

APR 30 7 45 AM '84

City of Las Vegas
City Clerk
Carol Ann Hawley

CITY CLERK

Dear Ms. Hawley;

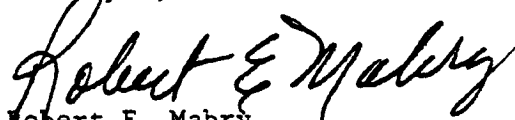
I wish to appeal for a hearing before the City Council concerning a variance that was granted to a Clarence H. Hatler, number V-42-84. He was granted the variance for a duplex structure at 2400 Willoughby Avenue, lot 120. It was granted over the objections of James B. Gallagher of 2324 willoughby, of Larry Langley of 2312 Constatine and of myself.

Mr. Hatler was granted the variance despite the fact it was shown that he was in violation of the law on four previous occasions. (Operating a multi-occupancy building in a R-1 zone.) They were 11/27/79, Planning Department; 1/18/80, Planning Department; 2/24/82, Building Department; and 1/25/84, Building Department. The Building Inspector, Jim Lawson, who was contacted to make an investigation of the last complaint testified for Mr. Hatler at the zoning meeting. Thats akin to calling the Police about a burglar and having them come and hold a light for him. Instead of being brought into compliance of the law the Zoning Commission gave him permission to operate his duplex in a zone that is R-1.

Commissioner Bibee offered the reasoning-that since the house is on Eastern (Eastern and Willoughby) the variance should be granted since it is too dangerous for a single family dwelling. (So making it a two family dwelling makes it safer?) The businesses on the East side of Eastern are accessed by a front street separated from Eastern. The West side of Eastern has no such front street separated from Eastern. Any access from Eastern would only create problems with traffic on Eastern. Any other solution would only create traffic problems in the neighborhood itself.

It is the intention of the people of Greater Vegas Addition III to present to the City Council a petition with many signatures of residents of this neighborhood calling for the reversal of the Zoning Boards decision. This has been a quiet and peaceful neighborhood for twenty-two years now, and a decision of this type opens up the area to commercial development which we do not want. This petition will be presented at the first Council meeting that the hearing can be scheduled.

Thank you,



Robert E. Mabry
2320 Constantine
Las Vegas, Nevada 89101

A. B.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 10. - V-42-84 - CLARENCE H. HATLER

PAGE 1

CHAIRMAN BUGBEE:

Item 10, V-42-84, the application of Clarence Hatler for a variance to allow a duplex structure where only a single-family dwelling is permitted on property generally located at 2400 Willoughby Avenue in Zoning District R-1.

HAROLD FOSTER:

You can see the subject property is about a half block south of Washington Avenue on the west side of Eastern Avenue. It's a corner lot. Directly east is a P-R pattern which has been converted to offices. On that short segment, there's other corner lots similar to this property that have been approved for P-R, both to the north and some to the south. There's an existing duplex situation on this property that has existed for some time. Staff feels because of the potential for P-R Zoning this particular use is still residential in character, we would recommend APPROVAL, SUBJECT TO: CONFORMANCE TO THE PLOT PLAN AND ELEVATIONS AND NUMBER TWO, PROVIDE THREE OFF-STREET PARKING SPACES. It seems like the eastern side of the property is already surfaced so there should be no problem there. We do have one protest on record.

CHAIRMAN BUGBEE:

Yes, sir.

CLARENCE HATLER:

Clarence Hatler, 2400 Willoughby.

CHAIRMAN BUGBEE:

Did you understand what staff had to say?

CLARENCE HATLER:

Yes, sir.

CHAIRMAN BUGBEE:

You're in agreement?

CLARENCE HATLER:

Yes, sir.

CHAIRMAN BUGBEE:

Thank you. This is a public hearing. Does anyone wish to speak against this action? Please step forward and we'll take you one at a time. Sign in and then give us your name and address.

ROBERT MABRY:

Yes, my name is Robert Mabry and I live at 2220 Constantie which is just around the corner. The gentleman here has been a good neighbor. I've noticed his place there for a long time. I've been in the area for 12 years, but I -- if he were to sell the place -- if a zoning ordinance was to be -- a variance was to be granted, somebody moving in and taking over the property may not keep it as well as he does, and so, therefore, I would have to say leave it as an R-1 Zoning.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 10. - V-42-B4 - CLARENCE H. HATLER

PAGE 2

CHAIRMAN BUGBEE: Thank you. You'll have a chance for rebuttal when they finish talking.

LARRY LANGLEY: My name is Larry Langley. I live at 2312 Constantine. When I purchased my home in this area, the realtor at that time and on the paper also told me that these were strictly single-family dwellings and I just feel that building a duplex and setting a precedence -- I just feel it's wrong.

CHAIRMAN BUGBEE: You said, building a duplex. This is existing, is it not?

HAROLD FOSTER: It has existed since 1973.

CHAIRMAN BUGBEE: Operating as a duplex. When did you buy your house, sir?

LARRY LANGLEY: It's been 15 years ago.

CLARENCE HATLER: I've been there 19 years.

CHAIRMAN BUGBEE: How did this come about, Mr. Foster?

HAROLD FOSTER: I don't know. Did you convert it?

CLARENCE HATLER: I added on to my house in 1973. I was the president of the Evening Optimist Club and I had it built for a meeting room because we didn't have a place to meet at that time. So, then I had to take my brother and his wife in because they retired and that's when it became what it is today.

CHAIRMAN BUGBEE: Thank you.

COMMISSIONER JUNIEL: Were you aware that it was a duplex now?

LARRY LANGLEY: No.

COMMISSIONER JUNIEL: There hasn't been any problems with it being a duplex?

LARRY LANGLEY: No, I wasn't -- like I say, I wasn't aware that there was a duplex existing there.

CHAIRMAN BUGBEE: Well, there's one other thing that Mr. Foster brought up in his reasoning and Planning's reason for the recommendation of this application was that it is on Eastern. It's a busy street and it's a transitional street. There's P-R going, you know, around you.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 10. - V-42-84 - CLARENCE H. HATLER

CHAIRMAN BUGBEE: We have given -- I know we've given quite a bit on the other side of the street. It's just too busy a street to raise kids on. Go ahead.

COMMISSIONER GILES: Sir, where's your property? I didn't catch your address. Where do you live in proximity to the property there?

LARRY LANGLEY: 2312 Constantine which comes in -- it's the first street south of Washington there.

COMMISSIONER GILES: I see.

CHAIRMAN BUGBEE: It's about a block away.

LARRY LANGLEY: Just about a block away.

CHAIRMAN BUGBEE: Okay. There's one more here and then we'll close the hearing. Come forward, sir. You've already had your shot.

LARRY LANGLEY: Well, I was just going to make a clarification. They were saying that Eastern is a busy street, but this whole area is walled off on Eastern. There is no access except by the roadway onto Willoughby there, so --

CHAIRMAN BUGBEE: I've been by the spot. I know what we're up against.

LARRY LANGLEY: Okay.

CHAIRMAN BUGBEE: It's still is a busy, noisy street, Eastern.

LARRY LANGLEY: Yes, it is a noisy street.

CHAIRMAN BUGBEE: Okay. Thank you. Yes, sir.

JAMES GALLAGHER: My name is James Gallagher. I live at 2324 Willoughby which is just east of the proposed property. To give you a little bit of background on what has been going on at this place, I've lived at 2324 Willoughby for 21 plus years. I moved into the house when it was brand new. Mr. Hatler immediately, when he moved in, began renovating his place for a duplex and as it says on the variance request, 2400 Willoughby, but if you look at the plot plan, the address assigned to that building is 848 North 24th. He has had both addresses on the place and has been operating as a duplex for several years. There are four complaints on file against this property.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 10. - V-42-84 - CLARENCE H. HATLER

PAGE 4

JAMES GALLAGHER:

November 27th, 1979, a complaint was filed with Planning Department. January 18th, 1980, another complaint was filed bringing him back into compliance with regulation again. On February the 24th, 1982, a complaint was filed with Building Department. Again for the same reason. He has had as many as six people living at this address; and then again in January 25th of this year, I filed a complaint and that's what brought about this variance request.

CHAIRMAN BUGBEE:

And your claim was what, sir?

JAMES GALLAGHER:

My claim is that due to his past record, he has no intention of operating this structure under the meaning of duplex. I propose that he's going to put as many people as he can in it, as many as he can fit as he has done in the past, and there are four complaints on record.

CHAIRMAN BUGBEE:

Thank you. Thank you, sir. Mr. Hatler, you've got a chance for -- to counter. I'll close the hearing.

CLARENCE HATLER:

I have a letter here from a gentleman directly across the street.

ROBERT GILES:

Sir, just grab a hold of the microphone and pull it up and talk right into it so we can hear you.

CLARENCE HATLER:

Mr. Chairman, I have a letter here from a gentleman right across the street -- has lived in that area much longer than Mr. Gallagher. Mr. Gallagher, I believe, is a little bit jealous because I have the nicest home in the entire area and it's always been conducted in that manner. So by me having six people -- I have a gentleman here from the Building Department to speak in my behalf these violations that he has stated. So I would like to call him forward.

CHAIRMAN BUGBEE:

Well how about this two or three dozen folks gathering around there, is that true?

CLARENCE HATLER:

Well, no. Look, I was the president of the Evening Optimist Club. At one time, I had a hundred people there, but it's no different than him across the street having all of his firemen friends there. There's parking there, but he thinks he owns that entire block.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 10. - V-42-84 - CLARENCE H. HATLER

PAGE 5

COMMISSIONER GILES: You didn't have a hundred people living there, did you?

CLARENCE HATLER: No, well --

COMMISSIONER GILES: How many people have you had living there?

CLARENCE HATLER: I've got three people living there.

CHAIRMAN BUGBEE: In the two units.

COMMISSIONER GILES: In each duplex?

CLARENCE HATLER: My wife and myself and my sister-in-law that's all that lives there and I have verification here in this room at this particular time.

CHAIRMAN BUGBEE: Yes, sir.

CLARENCE HATLER: Here's the letter right here that I would like to pass --

CHAIRMAN BUGBEE: Okay. I think we have one more person. Would you like to speak for or against, sir?

JIM LAWSON: For.

CHAIRMAN BUGBEE: Good.

JIM LAWSON: My name is Jim Lawson. I'm a Building Inspector for the City of Las Vegas and I responded to a complaint at this address in 1981. I found one person residing there. The only problem with the situation at the time was that there was an additional kitchen and access was blocked. I explained the violation to Mr. Hatler. He started eviction proceedings on that tenant. He had some difficulty in getting her out-- Succeeded, provided the access, removed the stove and the house was a legal single-family residence. On subsequent complaints to the same address, I found all doors inner-connecting, the stove had been removed. There was no problem. What he's after now is to put the stove back and close off the door, nothing will change. I've never seen more than two people renting that place since 1981.

CHAIRMAN BUGBEE: Thank you. Any other questions of staff?

COMMISSIONER JUNIEL: I just want to ask Mr. Howard. How many people do you plan to rent to on the other side of you now?

CLARENCE HATLER: The other side of me, my brother and his wife, both are 68 years old and retired, that's it.

COMMISSIONER JUNIEL: You don't have any plans to put 6 or 8 people over there?

CLARENCE HATLER: No, no, no. I wouldn't have no room for myself -- unless Mr. Gallagher wants to move in.

CHAIRMAN BUGBEE: Okay, I'll close the hearing and entertain a motion, please.

COMMISSIONER JUNIEL: Mr. Chairman, I'M GOING TO MOVE FOR APPROVAL WITH STAFF'S RECOMMENDATIONS.

CHAIRMAN BUGBEE: Cast your votes, please. THAT HAS BEEN APPROVED.
(Motion carried unanimously with Myers excused)
This is the final action unless appealed, Mr. Hatler.

CLARENCE HATLER: Thank you.

CHARIMAN BUGBEE: You should have done this a long time ago.

END OF EXCERPT.

To City Clerk V-42-84 May 9.

Concerning the property legally described as lot #120, BIK 4, greater than 1/2 acre addition #3, unit 4. We have no objections to the above mentioned property being rezoned as a duplex structure.

As I am unable to attend the said meeting May 16th at 2 P.M. I am sending this my written approval.

Alonzo Barr

840 N. 24th

Greater than 1/2 acre.

6495459

RECEIVED

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. PUBLIC HEARING

ITEM B. V-42-84 - APPEAL FILED BY ROBERT E. MABRY

PAGE 1

MAYOR BRIARE:

The next public hearing is an appeal filed by Robert Mabry to the action of the Board of Zoning Adjustment approving the application of Clarence Hatler for a variance to allow a duplex structure where only a single-family dwelling is permitted. The Board of Zoning Adjustment recommended approval. The staff recommended approval and there were four protests. I would like to tell those in the audience here on this public hearing that we, each of us on this Council, have a transcript of what took place at the meeting. Are you Mr. Mabry?

ROBERT MABRY:

Yes, sir, I am.

MAYOR BRIARE:

Am I pronouncing it right, sir?

ROBERT MABRY:

Mabry.

MAYOR BRIARE:

Mabry, I'm sorry. Mr. Mabry, you filed the appeal?

ROBERT MABRY:

Yes, sir.

MAYOR BRIARE:

It's your turn.

ROBERT MABRY:

Okay. On May 1st, I wrote a letter to the City Clerk of the City of Las Vegas in request for a hearing before this Council for variance number V-42-84 that was granted to Clarence H. Hatler by the Zoning Board of April 26th; and I want to thank you for this hearing. Upon receipt of the letter informing me that the hearing was granted and seeing it was an afternoon meeting and knowing that most of us have to work during the day, I decided to circulate a petition amongst the residents of Greater Vegas Addition Number 3 to see how my neighbors felt about the zoning change and also to show the Council how strong the protest is. I submitted the petition Tuesday afternoon, May 15th, to the Mayor's office and I had 110 signatures on that petition. I have here with me a drawing of the area and I've marked in red the -- where all the residents have signed the petition. Some of those who signed were renters, but the renters in that area pay a much higher premium rental to their landord to live in that area. I believe very strongly that Greater Vegas Addition should remain in its entirety an R-1 area. The builder developer who designed the area intended it to be that way. The houses on Curt, on 24th Street, Curt and Constantine, which make up the outside perimeter of the area, their back yards face

IX. PUBLIC HEARING

ITEM B. V-42-84 - APPEAL FILED BY ROBERT E. MABRY

PAGE 2

ROBERT MABRY:

Eastern, Harris which is a closed street, and Washington and a 6 foot wall was constructed on three sides, on Eastern, Washington and Harris to insure the safety and the privacy of the area. The only openings in the wall are on Curt and Willoughby to enter the area. In the total area there are no through streets, with the exception of 21st Street which it originates at Harris going north. The homeowners in this area bought their homes here because it was free of apartments. The area was designed that none should be put in. For most of us, our homes are our biggest investment and we gave careful consideration to the kind of area, the types of homes, and the care the developer built in. The people that rent in this area pay a higher rent to be free of apartments. If Mr. Hatler's duplex zoning remains, it becomes an apartment and everyone who bought a home here was dealt a raw deal by the Zoning Board. I watched the opposite side of Eastern go from residential to mixed zoning and later to commercial. I can understand how it happened over there because the area wasn't planned as well as Greater Vegas. We don't even want this to start here. I also lived in North Las Vegas for two years just a little less than block off of Lake Mead Boulevard. Right after I moved in, a bar opened up down the street. I got tired of seeing a brewery truck pass in front of my house three times a week. I also have something to say about the Zoning Board, the meeting.

MAYOR BRIARE:

Mr. Mabry, excuse me, would you be quite specific. At a public hearing, especially when you have public hearings scheduled all afternoon, in fairness to others, we've got to ask you to just stick right to the very subject that you base your appeal on.

ROBERT MABRY:

Okay. I made the most part, but there are some things --

MAYOR BRIARE:

What your observations are with respect to the Planning Commission or whether you lived in North Las Vegas for a period of time or whatever, really is not pertinent, Mr. Mabry. Please bear with us and just stick to the application that your appealing and that is Clarence Hatler's desire to use his dwelling as a duplex.

ROBERT MABRY:

Okay.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. PUBLIC HEARING

ITEM B. V-42-84 - APPEAL FILED BY ROBERT E. MABRY

PAGE 3

MAYOR BRIARE: Would you do that please?

ROBERT MABRY: Alright. Okay, may I speak about the Zoning Board meeting then?

MAYOR BRIARE: If it's pertinent to the zoning and not relative to the conduct or to who voted how or what?

ROBERT MABRY: Okay.

MAYOR BRIARE: Okay, sure. Because if it drifts, Mr. Mabry, I will respectfully interrupt you, if it starts to drift.

ROBERT MABRY: Okay, its fair. I believe that when a request is made for a zoning change by an individual or business that a very clear need must exist and a very convincing argument must be heard. Neither of these happened at that meeting. When the matter came before them, staff recommended denial. There were three residents there in protest, Mr. Langley, Mr. Gallagher and myself. I can't remember if I spoke first or Mr. Langley. He mentioned that when he signed a paper to buy his home there that there was no residential structures to be built. Mr. Gallagher spoke of four complaints against Mr. Hatler since 1979 to the present; and then the Chairman asked Mr. Hatler about the complaints, his answer --

MAYOR BRIARE: Mr. Mabry, I'm sorry I already told you that we have a complete transcript of every word that was spoken at that meeting. All your doing now is just repeating what we already have read.

ROBERT MABRY: Okay. The main objection I have on that is that when -- one of the Council members there before the hearing was closed made a statement to the area there -- he made a statement that the area was -- Eastern was very noisy. I went back up to make a statement and they told me I already had my say and so I'll summarize up. Right after that point then they closed and had the vote. So I feel --

MAYOR BRIARE: You were identified in the transcript as, I believe, I don't think the clerk was able to get your name.

ROBERT MABRY: Well, I signed in.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. PUBLIC HEARING

ITEM B. V-42-84 - APPEAL FILED BY ROBERT E. MABRY

PAGE 4

MAYOR BRIARE:

Well, that takes cares of the first time, but if you jump up again, then it's difficult to know.

ROBERT MABRY:

Okay, anyway they told me I had my say and I was told to sit down, but I felt that there was a clarification point there that the gentleman may not have been familiar with the area. So I'll sum up. I appeal to you on the merits that I've presented to you today, the intent of the builder, the promise made to the buyers and the integrity of the area, please reverse the decision of the Zoning Board and make the area an R-1 Single-Family Residence once again.

MAYOR BRIARE:

Thank you, Mr. Mabry, that was a decent presentation. Is there anyone else that wishes to speak on the appeal? Yes, sir.

JAMES GALLAGHER:

Mayor, I would like to have recorded that I'm in protest also. Mr. Mabry stated all my reasons.

MAYOR BRIARE:

You're supporting Mr. Mabry's position. Just give us your address. Did you get the name, Mrs. Hawley?

JAMES GALLAGHER:

2324 Willoughby, James Gallagher.

MAYOR BRIARE:

2324 Willoughby and James Gallagher. Yes, Mr. Gallagher, you're mentioned here in the transcript as well. Thank you, sir, for identifying yourself. Anyone else? Then is the application who was approved by the BZA but is now having to defend his approval, Mr. Clarence Hatler, present? Mr. Hatler, now is your turn to offer whatever rebuttal you have to Mr. Mabry and, sir, I would respectfully admonish you also to know that we have the transcripts of all of the conversations that took place during your hearing at the Board of Zoning Adjustment and we would like to give you the opportunity to make your statement, but please do not be repetitive of what's already gone on and tell us what happened at the Planning Commission meeting.

CLARENCE HATLER:

Well, all I can say, Mr. Mayor, is I've applied for a variance to make my home into a duplex. When I bought my home in '66, I have upgraded it throughout the whole entire time that I have been at my home; and when I applied for the variance, the variance was approved by the last meeting and I was sent a letter that I was to have three off-street parkings, which I had the contractor do the work and he got a permit

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. PUBLIC HEARING

ITEM B. V-42-84 - APPEAL FILED BY ROBERT E. MABRY

PAGE 5

CLARENCE HATLER: to do the work and all I can say is my house is up to standards in every direction except for the exception of a stove in the other apartment that's all and I've had this since '73 --

MAYOR BRIARE: Mr. Hatler, oh, excuse me.

CLARENCE HATLER: I'm sorry.

MAYOR BRIARE: No, go ahead conclude.

CLARENCE HATLER: I've had this home since -- built like this since 1973 and I've pulled permits on everything I have done.

COUNCILMAN LEVY: You've been renting it since 1973?

CLARENCE HATLER: I didn't hear you, sir?

COUNCILMAN LEVY: Have you been renting it since '73?

CLARENCE HATLER: No.

COUNCILMAN LEVY: When did you start renting it?

CLARENCE HATLER: I started renting it, oh, about three years ago.

MAYOR BRIARE: Is your brother-in-law living there now? Is it your brother-in-law or your --

CLARENCE HATLER: No, my brother and his wife, my sister-in-law, no, they moved to Boulder City.

MAYOR BRIARE: Oh. When you first remodeled your home in order to allow this additional space, did you come down and get a building permit?

CLARENCE HATLER: I sure did.

MAYOR BRIARE: Did you have to get a building adjustment at that time?

CLARENCE HATLER: No, because I didn't intend on putting an apartment in there.

MAYOR BRIARE: Oh, I see.

CLARENCE HATLER: I built it --

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. PUBLIC HEARING

ITEM B. V-42-84 - APPEAL FILED BY ROBERT E. MABRY

PAGE 6

MAYOR BRIARE: For your clubroom. You had a service club.

CLARENCE HATLER: I was the president of the evening Optimist Club for two years and we didn't have a meeting place. So I built -- I came down and drew the permit for a room 18x44 which I did and there has been a permit all the way up from the ground up -- permits was drawn and --

MAYOR BRIARE: It was probably more of a family room when you first applied.

CLARENCE HATLER: That's right.

COUNCILMAN LURIE: But then when did you add the kitchen facilities?

CLARENCE HATLER: I added the kitchen about three years ago.

COUNCILMAN LURIE: When you decided you were going to rent it out.

CLARENCE HATLER: When I decided I was going to rent it out, I was going to rent it out -- well, I wasn't going to rent it out I was going to let my brother and his wife have it because they had retired. So they moved in and they cooked over in my kitchen because they didn't need a kitchen back there. So then they moved to Boulder City, so that's when I put a stove back there.

COUNCILMAN LURIE: Is that when the City came in and asked you to remove everything, that it was in violation?

CLARENCE HATLER: The City has never came in and asked me to remove everything.

COUNCILMAN LURIE: Who asked you to remove everything and make it just an R-1?

CLARENCE HATLER: Well it was suggested -- well, you mean from R-1 to R-2?

COUNCILMAN LURIE: Okay, R-1 to R-2.

CLARENCE HATLER: From R-1 to R-2. I haven't made up my mind. I can't afford it because when the water shortage come, I took out the lawn, I put in the rock and when the electricity got so high, I insulated, put aluminum siding on all of the house. It's kept up, well, really better than any -- it's a \$90,000 house in a \$30,000 neighborhood.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. PUBLIC HEARING

ITEM B. V-42-84 - APPEAL FILED BY ROBERT E. MABRY

PAGE 7

COUNCILMAN LURIE: Did you draw a permit for the kitchen?

CLARENCE HATLER: No, I did not.

MAYOR BRIARE: Do you have anything else, Mr. Hatler, that you'd like to --

CLARENCE HATLER: No.

MAYOR BRIARE: Thank you, sir. Was there anyone else that is here representing Mr. Hatler, to speak on behalf of Mr. Hatler?

JIM LAWSON: Yes, sir. My name is Jim Lawson. I'm a Building Inspector with the City of Las Vegas. I believe Mr. Hatler's a little nervous. I was involved with inspecting this property several years ago. I found it to comply to a single-family residence in every respect except a door that was there was secured and there was a stove where no stove should be. When I told Mr. Hatler about this, he opened the door and removed the stove. He was very cooperative. We later had the same complaint and when I went back the second time, I suggested to alleviate further complaints, apply for a variance, which he has done.

MAYOR BRIARE: Thank you, Jim.

COUNCILMAN NOLEN: Excuse me, sir.

MAYOR BRIARE: Oh, Jim, come back. Councilman Nolen wants to ask you a question.

COUNCILMAN NOLEN: The gentleman just stated that he didn't pull any permits to build that kitchen in there. How can that be in compliance?

JIM LAWSON: The rooms have been permitted. All the construction that has taken place -- the range is -- you just plug the thing in the wall. There was no plumbing or anything.

COUNCILMAN NOLEN: I believe that he testified that he built a kitchen in 19 -- three years ago or something like that and he was asked by Councilman Lurie if he pulled a permit and he said he didn't.

COUNCILMAN LURIE: Yes, he said, he never pulled a permit to put the kitchen in. He pulled a permit to put the room in but not the kitchen.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. PUBLIC HEARING

ITEM B. V-42-84 - APPEAL FILED BY ROBERT E. MABRY

PAGE 8

JIM LAWSON:

Right, okay. You know, there may have been a sink and refrigeration, but no stove. The stove was removed when we requested it.

MAYOR BRIARE:

Thank you, Mr. Lawson. Anyone else? Then the public hearing will be closed, Mrs. Hawley, and I'll ask for comments by the Council. This is on the appeal of Robert Mabry.

COUNCILMAN NOLEN:

Well, Your Honor, I'm very familiar with that area and I think that the duplex in a single-family area such as that is really not conducive to maintaining the single-family integrity of the neighborhood; and based on that I WOULD MAKE A MOTION THAT WE UPHOLD THE APPEAL FILED BY MR. ROBERT MABRY.

MAYOR BRAIRE:

Comments or questions? Mr. Foster, is this property eligible -- I got the impression from reading the transcript, that this property would be eligible for an application for P-R Zoning?

HAROLD FOSTER:

That's correct.

MAYOR BRIARE:

However, if you have P-R Zoning, then you can no longer use it for residential purposes.

HAROLD FOSTER:

That's correct.

MAYOR BRIARE:

Right. The -- if Mr. Hatler was not renting -- if he didn't come forward truthfully and say that he wants to rent it and he's been renting it and if everything was just kept quiet, the additions, as I gather from Mr. Lawson a Building Inspector, the additions and everything else structurally that's been done to that premises is proper. Mr. Lawson is nodding his head yes, Madam City Clerk. So I think what we're probably voting on, Councilmen, is whether he can have a tenant or he cannot have a tenant.

COUNCILMAN NOLEN:

Basically, as I understand it, he's asked for a duplex. What he was approved for was a duplex in that area and that's what the appeal is based on. It said, "for a variance to allow a duplex structure where only a single-family dwelling is permitted in Zoning District R-1, Single-Family Residence.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. PUBLIC HEARING

ITEM B. V-42-84 -- APPEAL FILED BY ROBERT E. MABRY

PAGE 9

MAYOR BRAIRE:

Further comments by the Council? THE MOTION IS TO ALLOW THE APPEAL WHICH WOULD DENY THE DUPLEX ZONING. Comments or questions? Cast your vote. Post. Motion's APPROVED, Mr. Mabry, your appeal has been sustained. (Motion carried unanimously) Mr. Hatler, you cannot rent to anybody. Structurally, you can leave it alone.

CLARENCE HATLER:

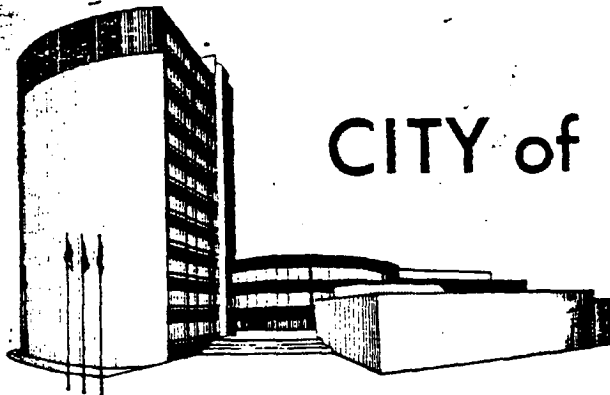
Can I say something, sir?

MAYOR BRIARE:

You better say it to Mr. Lawson. He's the Building Inspector here.

END OF EXCERPT

MAYOR BILL BRIARE
COUNCILMEN
RON LURIE
PAUL J. CHRISTENSEN
AL LEVY
BOB NOLEN
CITY ATTORNEY
GEORGE F. OGILVIE
CITY MANAGER
ASHLEY HALL



CITY of LAS VEGAS

NOTICE OF PUBLIC HEARING

MAY 16, 1984

NOTICE IS HEREBY GIVEN THAT on Wednesday, May 16, 1984, at the hour of 2:00 P.M. in the Council Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada, the City Council will consider the following:

V-42-84 APPEAL filed by ROBERT E. MABRY to the action of the Board of Zoning Adjustment in APPROVING the application of CLARENCE H. HATLER for a variance to allow a duplex structure where only a single-family dwelling is permitted in Zoning District R-1 (Single-Family Residence).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS LOT 120, BLOCK 4, GREATER LAS VEGAS ADDITION NUMBER 3, UNIT 4.

ANY AND ALL INTERESTED PERSONS may appear and be heard at said meeting or, prior thereto, may file written objections thereto or approvals thereof with the City Clerk, 10th Floor, City Hall.

CAROL ANN HAWLEY
CITY CLERK



AGENDA*City of Las Vegas*

May 16, 1984

Page 34

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

IX. 2:00 P.M. - PUBLIC HEARINGS (Cont'd)

420

C. V-43-84 - APPEAL filed by LINDA G. SULLIVAN to the action of the Board of Zoning Adjustment in APPROVING the application of JOHN E. KENNEY, JR., for a Variance to allow a commercial self-storage facility on property generally located on the east side of Pecos Road between Bonanza Road and Diamond Head Drive in Zoning District C-1 (Limited Commercial).

Board of Zoning Adjustment unanimously recommends APPROVAL, subject to the following condition:

1. Conformance to the conditions of approval of Z-80-77.

Staff Recommendation: APPROVAL

PROTESTS: 47

Levy -
Appeal DENIED thereby
APPROVING the
variance.
Motion carried with
Nolen and Lurie
voting "NO."

Clerk to notify &
Planning to proceed

Linda Sullivan
appeared on behalf
of the appeal.

Jack Kenney appears
on behalf of the
application

APPROVED AGENDA ITEM

To: The City Council
 Re: Public Hearing Agenda Item
 May 16, 1984 City Council Agenda

IX.

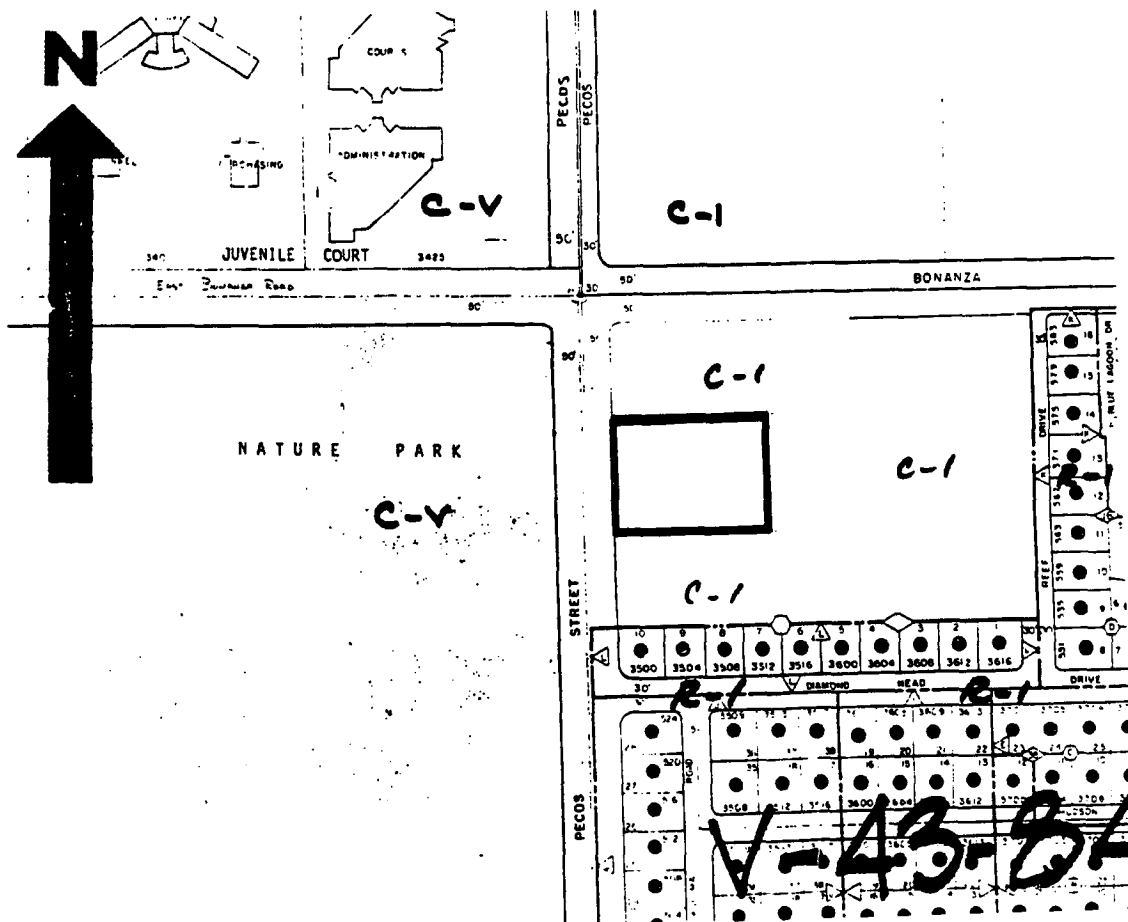
- C. APPEAL FILED BY LINDA G. SULLIVAN TO THE ACTION OF THE BOARD OF ZONING ADJUSTMENT IN APPROVING THE APPLICATION OF JOHN E. KENNEY, JR., FOR A VARIANCE TO ALLOW A COMMERCIAL SELF-STORAGE FACILITY ON PROPERTY GENERALLY LOCATED ON THE EAST SIDE OF PECOS ROAD BETWEEN BONANZA ROAD AND DIAMOND HEAD DRIVE IN ZONING DISTRICT C-1 (LIMITED COMMERCIAL) - V-43-84

This is an appeal to the action of the Board of Zoning Adjustment in approving a commercial storage facility in a C-1 zone on the east side of Pecos between Bonanza Road and Diamond Head Drive. This site is part of a larger parcel of land that extends north to Bonanza and east and south to developed R-1 property. The City-owned Nature Park exists to the west. The development will consist of three buildings in an east/west direction with driveways around them. Four driveways are proposed to Pecos Drive. At the BZA meeting staff indicated two of the driveways should be eliminated on this major street and the applicant was in agreement. Further, staff pointed out at the meeting that the Planning Commission has recommended an ordinance change to allow commercial storage unit facilities in a C-1 zone by means of a use permit because there is an increased demand for these types of facilities throughout the City and they are being designed so they will be compatible in this zone.

BOARD OF ZONING ADJUSTMENT DECISION: APPROVAL - Compatible use for this area.

STAFF RECOMMENDATION: APPROVAL

PROTESTS: 47 - Petition with 43 property owners
 3 Persons spoke at the BZA meeting
 1 Letter



RECEIVED

MAY 1 11:17 PM '84

CITY CLERK

May 1, 1984

Linda G. Sullivan
3616 Diamond Head Drive
Las Vegas, NV 89110

Board of City Commissioners
400 Stewart Avenue
Las Vegas, Nevada 89101

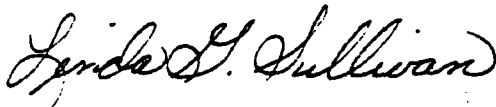
Commissioners:

This letter is to serve as a request for hearing
to appeal the decision of the Board of Zoning
Adjustment regarding V-43-84.

This request is made on behalf of an entire
neighborhood and not just one individual.

Thank you for your consideration.

Sincerely,



Linda G. Sullivan

LGS/gh

hand delivered 5/1/84

1X.C.

- CHAIRMAN BUGBEE: Item 11, V-43-84, the application of John Kenney, Jr. for a variance to allow a commercial self-storage facility on property generally located on the east side of Pecos between Bonanza and Diamond Head Drive in Zoning District C-1 (Limited Commercial). Mr. Foster.
- HAROLD FOSTER: That's Pecos Drive along the west side of the property. Bonanza is about 100 feet to the north. To the west is City owned Nature Park. To the south in the R-1 area is developed single-family homes for the most part. The request is for a commercial storage units. This is the layout showing three long buildings from Pecos on an east/west direction. There'll be four driveways off Pecos Drive on this segment. Because Pecos is a major street, staff would like a redesign of it so that it would eliminate some of the driveways off of this street, possibly limiting it to a maximum of two. Also, the first item on the agenda was similar to this. A request for this type of use in a C-1 Zone, as I indicated, staff was recommending an ordinance amendment along this line to allow it by means of a use permit; therefore, the request is comptabile. Staff would recommend APPROVAL, SUBJECT TO: CONFORMANCE TO THE CONDITIONS OF APPROVAL FOR THE ZONING APPLICATION Z-80-77, WHICH APPROVED THE C-1 ZONING ON THE SITE. A REVISION OF THE PLOT PLAN ELIMINATING TWO OF THE DRIVEWAYS TO PECOS DRIVE: AND THEN STANDARD CONDITIONS 1 THRU 8. We do have one protest on record.
- CHAIRMAN BUGBEE: Yes, sir.
- JACK KENNEY: Jack Kenney, 2330 Abarth. We can, I think, -- I didn't know about this because I was out of town, but I think we could pull this landscaping back, move it around the building there, and move it around the building here. Just put this through 30 degrees back.
- CHAIRMAN BUGBEE: Then you'll have two entrances on Pecos?
- JACK KENNEY: Yes, I didn't think about the four entrances.
- CHAIRMAN BUGBEE: Okay. Any other problems? This is a public hearing is there anybody here to speak in favor or against this application? Step forward, please. If you want to talk, please come up and sign in, like I asked earler, so we can get this thing moving along. You can sign while the other man is talking.

HAROLD FOSTER: Also on the elevations that have been submitted, IF IT'S APPROVED, IT WOULD BE CONFORMANCE TO THOSE ELEVATIONS AS A CONDITION.

CHAIRMAN BUGBEE: Okay. Yes, sir.

HAROLD SULLIVAN: My name is Harold Sullivan, 3616 Diamond Head. As was stated earlier, there's quite a few of these around town. Within about three miles of where we live, there is -- well, there's one on Mojave. There's one on Sahara. There's some over on -- in North Las Vegas on Lake Mead and I feel that it'd be a detriment to the value of my property to have this go in due to the fact that there'll be transients moving in. You don't know who's going to be storing there. If they're left unlocked, vagrants can come in and sleep in them and I have the names of 46 families who are opposed to it.

CHAIRMAN BUGBEE: Thank you, sir. Who's next?

TONI SMITH: My name is Toni Smith. I live at 3512 Diamond Head and my main concern about these going up is I have four small children and a thing built like this, people come and go. You have no control who lives there, what comes there. Just living in a residential area, you get to know the people who are there and this way, I feel it would be an endanger to my children to have something like that right behind my home.

CHAIRMAN BUGBEE: I believe you will have hours -- don't you have hours there, Mr. Kenney?

JACK KENNEY: Yes, it will just be open from like 7 o'clock in the morning until dusk, 5 or 5:30.

TONI SMITH: Well, you see we've already had trouble in this area with vagrants downtown. We live -- Nature Park is right across the way. It's bushes and deserts. We've already had trouble with vagrants sleeping out there and sleeping out behind our house where we've had to call police to evict these people.

CHAIRMAN BUGBEE: Maybe some will put in lock systems or something to stop them from coming in.

TONI SMITH: Yea, but when the gates are open what's -- you know, who's to say what people can come in and out of there.

CHAIRMAN BUGBEE: We'll give you a moment to -- yes, ma'am.

MARGIE SMITH: My name is Margie Smith, 3516 Diamond Head and mainly my protest is similar. I have two pre-school children and another older one and the transients will be in this area, plus I don't see where there's any need for this type of mini-storage in the area because there's storage on Nellis, on Mojave and -- no, Stewart and Mojave right near the Rec Center.

CHAIRMAN BUGBEE: Well, we're not arguing for or against this particular application, but I think Planning's view on a lot of this storage is there's so much R-CL housing going up now and condo-type which the people have no storage. So there has been quite a need for this type of item. I'm not saying in this particular -- but this is the reason you've seen it going up and there would be a certain amount of in and out because that's what it is.

MARGIE SMITH: Like I say, I'm really concerned about the security too. You can have alarms and that sort of thing, but what's to keep these transients from coming and going over the wall and messing in there. We've had that problem before.

CHAIRMAN BUGBEE: Well, maybe we'll hear from one more protestor and then we'll have Mr. Kenney see if he can answer these questions.

LINDA SULLIVAN: My name is Linda Sullivan and I live at 3616 Diamond Head and I believe that one of the things that made the committee in favor of this was they said it would bring it closer to the residences that we're actually using storages. I believe there was something mentioned about it would bring -- they wouldn't have to travel so far to these storage areas. Well, you have there 46 names of people who live in that area who already have residences, now of them need storage and none of them want that there and we'd sure appreciate it if you denied this.

CHAIRMAN BUGBEE: Thank you. I'm going to close that side and let Mr. Kenney have a little rebuttal time.

JACK KENNEY:

Thank you, Mr. Chairman. First to clarify, I think, for the people in the audience, there's nobody going to be living here. I got that -- this is just open for people to store goods or something like that, but no businesses and in terms of the protection, there's a wall around it with the two entrances. The way you go in -- you can only go in the one entrance because it's got an arm that comes up and it's controlled by a computer and you have to go in and that's the way all the ones are done now. And, I don't know anything about any tramps or transients sleeping out there, but there isn't going to be -- there aren't going to be any cars parked outside after this is closed at the evening. This is just for storage of goods. So there wouldn't be any reason for any bum or tramp or something to come and sleep there where they'd have to climb over a wall or a gate. I can't imagine why they would come down there. So if that was a misconception -- what you would have is a wall. It's landscaped around it and you have a controlled entrance and there's somebody there on the premises during the day, and then the rest of the property would really be buffered from where that is -- the rest of the property is going to be buffered with future development. That is zoned for commercial, but down a mile the big Alpha Beta has changed it and that's going to be the strong commercial property. So I'll probably develop apartments or townhouses, some higher density and buffer the property myself. Any other questions?

CHAIRMAN BUGBEE:

Any other questions, Commissioners?

COMMISSIONER JUNIEL:

There's going to be security on the premises during the open hours?

JACK KENNEY:

Oh, yes, that's what we have. There's people there.

COMMISSIONER JUNIEL

Well maybe the residents didn't understand that.

COMMISSIONER EMMETT:

Mr. Kenney, you're saying that this property in subject here will be basically centralized with other commercial property around it eventually?

JACK KENNEY:

That's correct.

COMMISSIONER EMMETT:

So it would appear to me there would be far more reason for protests, as far as vagrants are concerned, with markets and things of that nature.

HAROLD SULLIVAN: We'll protest that when he starts to build those too.

CHAIRMAN BUGBEE: Any other questions, Commissioners? We'll close the hearing.

COMMISSIONER JUNIEL: Mr. Chairman --

COMMISSIONER GILES: I find these storage --

COMMISSIONER JUNIEL: Go ahead.

COMMISSIONER GILES: I find these storage areas very well cared for and manicured and concerned about the security about the merchandise that's in them or otherwise they would not have a business to do so, so I'M GOING TO MOVE FOR APPROVAL WITH STAFF'S RECOMMENDATIONS WHICH INCLUDES THE CLOSING OF THE TWO GATES.

CHAIRMAN BUGBEE: Cast your votes, please. THAT HAS BEEN APPROVED.
(Motion carried unanimously with Myers excused)
This is the final action unless you want to file to the Commission.

END OF EXCERPT

V-43-84

Timothy E Smith
3516 Diamond Head
Las Vegas, NV 89110

MAY 1, 1984

Sirs,

I would not like a storage unit built behind my house for the following reasons

- ① It would devalue my house
- ② THE LIGHTS USED FOR SECURITY WOULD KEEP ME AWAKE ALL NIGHT
- ③ I don't like the six foot wall used for security around the storage units - ANYBODY CAN CLIMB THAT
- ④ THERE ARE ALREADY NUMEROUS STORAGE FACILITIES IN THE AREA
NOT ONE BLOCK AWAY STEWART & MOHAWK
- ⑤ I don't like the idea of having a hearing on public opinion of having a storage facility in your back yard & have the commission minds already made up to approve the facility before the hearing is even made.

Sincerely yours
Timothy E Smith

V-43-84

Richard And Toni Smith
3512 Diamondhead Dr.
LAS VEGAS NEV. 89110

Dear Commissioners,

We oppose the building of the storage units behind our home for several reasons. As a home owner I feel the proposed storage units will bring the value of my home down. I ask you as homeowners & investors would you care to have a storage unit behind your home? Also when any kind security is put in it means lighting also. I do not care having lights shining all night into my home. Also Mr. Kenney Proposed security will not keep Rock-Bands from practicing in them. It will not keep do it yourself from working on there cars & trucks.

which means loud engines. It will not keep people from living out of them if money get tight. It the proposed security allows people in or out with special pass card it will mean coming & goings all hours. "Who wants to rent a unit they ~~do~~ that they wouldn't be able to get into when ever they need to?" Also just .5 mile away from our home off Stewart + Mojave a large storage unit has been built. & There are several more totaling almost 6000 ~~or~~ units within a 4 mile radius. And most of them are only $\frac{1}{2}$ full. Now I ask you do you really feel another unit in this area will really benefit our community.

Thank You for listening
Don Smith

- 1 I Feel IT Will bring The property value
of my property down
- 2- Any Body can go in and out any time
day or night
- 3- there will have to be bright lights
Which will be on all night
- 4- A six Foot Wall Will Not Keep Vagrants
out.
- 5- I ~~also~~ Would like To see some else that
would add to my property value
- 6- you as councilmen would you like
a commercial Self Storage behind
your home ???
- 7- Also just A few Blocks away
off Stewart & Mojave There
is A New Storage, Mr. Kenny
Claimed There was Not enough
in our area to serve the public.... He
did not care to mention the one on
Stewart & Mojave

F + Mr. Carrillo
3508 Drainer Head Dr.
Las Vegas Nev.

V-43-84

I object to the construction of storage shed facilities on Pease / Sonoma behind homes on Diamond Road NW for the following reasons:

- 1- There are more than enough storage facilities at present or in the construction stage for this area.
- 2- Proposed security will not eliminate the noise or working on cars at any hours of the day or night.
- 3- Proposed security will not insure that people will not live in storage facility.
- 4- There is no safeguard as to what will be stored - hazardous to health & safety of area.
- 5- Leave the zoning as it was originally planned limited commercial - once a variance is issued for one type of operation, the entire site could become similar facilities.

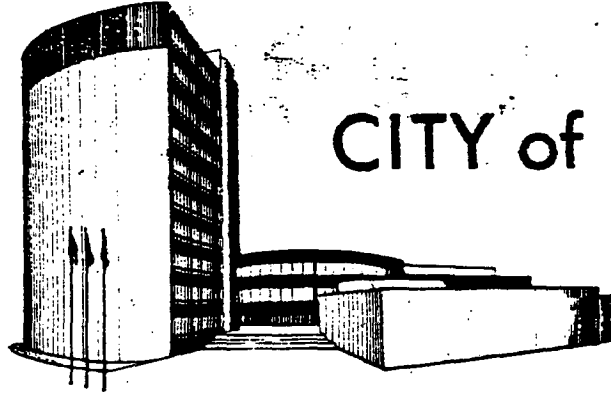
Gene Gmundsen
3600 Diamond Road NW
LV NV 89110

MAYOR BILL BRIARE

COUNCILMEN
RON LURIE
PAUL J. CHRISTENSEN
AL LEVY
BOB NOLEN

CITY ATTORNEY
GEORGE F. OGILVIE

CITY MANAGER
ASHLEY HALL



CITY of LAS VEGAS

NOTICE OF PUBLIC HEARING

MAY 16, 1984

NOTICE IS HEREBY GIVEN THAT on Wednesday, May 16, 1984, at the hour of 2:00 P.M. in the Council Chambers of City Hall, 400 East Stewart Avenue, Las Vegas, Nevada, the City Council will consider the following:

V-43-84 APPEAL filed by LINDA G. SULLIVAN to the action of the Board of Zoning Adjustment in APPROVING the application of JOHN E. KENNEY, JR., for a variance to allow a commercial self-storage facility on property generally located on the east side of Pecos Road between Bonanza Road and Diamond Head Drive in Zoning District C-1 (Limited Commercial).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS A
PORTION OF THE NORTHWEST QUARTER (NW $\frac{1}{4}$) OF SECTION
31, TOWNSHIP 20 SOUTH, RANGE 62 EAST, M.D.B. & M.

ANY AND ALL INTERESTED PERSONS may appear and be heard at said meeting or, prior thereto, may file written objections thereto or approvals thereof with the City Clerk, 10th Floor, City Hall.

Carol Ann Hawley
CAROL ANN HAWLEY
CITY CLERK



AGENDA*City of Las Vegas*

May 16, 1984

Page 35

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

IX. 2:00 P.M. - PUBLIC HEARINGS (Cont'd)

1444
to
1553
&
605
to
1440

D. TO CONSIDER APPLICATIONS FOR TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS. THE CITY COUNCIL WILL REVIEW ALL APPLICATIONS SUBMITTED FOR TENTH YEAR COMMUNITY DEVELOPMENT FUNDING AND WILL CONSIDER THE RECOMMENDATIONS OF THE COMMUNITY DEVELOPMENT BLOCK GRANT/CITIZEN PARTICIPATION REVIEW COMMITTEE.

(NOTE: This is the Second Public Hearing on this matter. A First Public Hearing was held at 2 P.M. on May 2, 1984.)

SEE ATTACHED PAGES 35-A & 35-B for Motions applying to this item.

A VERBATIM TRANSCRIPT OF THIS PUBLIC HEARING MADE PART OF FINAL MINUTES

440
to
1444

NOTE: Councilman Nolen addressed the audience just prior to this Public Hearing relative to support of his Ward as related to allegations of not being responsive and his position as related to the Sarah Allen Credit Union.

SEE VERBATIM TRANSCRIPT MADE PART OF FINAL MINUTES

APPROVED AGENDA ITEM



**THE NEVADA BLACK
CHAMBER OF COMMERCE**

May 16, 1984

The Honorable Mayor William Briare
City of Las Vegas
City Hall
400 E. Stewart Ave.
Las Vegas, Nevada 89101

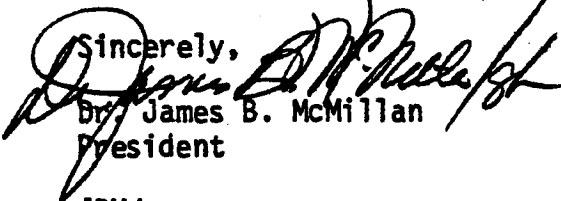
Dear Mayor Briare:

The Nevada Black Chamber of Commerce and its Board of Director's applaud our city's Councilmen in their efforts to assist in the stimulation of Economic Development within the West Las Vegas Area.

Realizing there were insufficient funds available as compared to requests made, tough decisions had to be made in the interest of community programs and taxpayers.

There are current, viable and effective on-going programs established in the West Las Vegas Area directly related to Economic Development and Councilman Nolen has been open, accessible and willing to listen as well as communicate and share with us on matters of concern to our community. He has responded when necessary whether the outcome was negative or positive and we certainly hope he will continue his open-door policy.

Sincerely,


Dr. James B. McMillan
President

JBM/rs

cc: Councilman Bob Nolen
Councilman Ron Lurie
Councilman Al Levy
Councilman Paul Christensen

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

STATEMENT BY COUNCILMAN NOLAN RELATING TO ALLEGATIONS OF NOT BEING RESPONSIVE TO
HIS POSITION AS RELATED TO THE SARAH ALLEN CREDIT UNION.

PAGE 1

MAYOR BRIARE:

Before we begin our next public hearing with respect to the applications and action on the recommendations of the Community Development Block Grant Entitlement Program for 1984, I would request that time be given to Mr. Nolan for a statement he wishes to make. Councilman Nolan.

COUNCILMAN NOLAN:

Yes, Your Honor, thank you. I have prepared this statement for my fellow Council members, the press, and the public in response to allegations and personal attacks aimed at me in the last several days. Several individuals claiming they represent the West Las Vegas businessmen have accused me of not being responsive to or communicating with the people in my district. These complaints have arisen over the distribution of Block Grant funds; specifically my refusal to support further funding of the Sarah Allen Credit Union. I would like to set the record straight with some facts. Fact 1: A Citizens Committee which reviewed all requests for Block Grant funding has recommended that the Sarah Allen Credit Union not receive any funding. The Credit Union has received some \$240,445 from Block Grant funds in the last three years in addition to \$50,000 from the Emergency Jobs Bill fund and should now be supported by its members. Instead, they have exercised poor judgment in their loaning policies and now have a long list of delinquent loans that they have failed to collect on. Fact 2: The charge of my failure to communicate with my district is untrue and unfounded. I have personally spoken with Miss Carlene Perkins and other members of the Credit Union several times. I have tried to outline my position and explain my reasons for supporting the decision made by the Citizens Committee. Fact 3: As to the charge that I am not responsive to the needs of the West Las Vegas community, here is a partial list of the Block Grant funding that I am supporting: The NEDCO Revolving Loan Fund, which is the Jackson Avenue Revitalization Project; the Nevada Black Chamber of Commerce; the Las Vegas OIC; the Neighborhood Commercial Revitalization Program; the Economic Opportunity Board Senior Day Center; the City of Las Vegas Housing Assistance Program; the Westside Community Development Commission; Poor People Pulling Together and their Comprehensive Housing Services Program; the Economic Opportunity Board Westside Senior Center; Operation Life and their Housing Loan Counseling Program and their Building Fund.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

STATEMENT BY COUNCILMAN NOLAN RELATING TO ALLEGATIONS OF NOT BEING RESPONSIVE TO
HIS POSITION AS RELATED TO THE SARAH ALLEN CREDIT UNION.

PAGE 2

COUNCILMAN NOLAN:

I feel very strongly that these programs are responsive to the needs of my West Las Vegas constituency and are important to the development and progress in this area. Fact 4: We will be distributing over 1.7 million dollars in Block Grant funds today which is 1.1 million dollars less than was distributed last year. This cutback has forced us to establish strict priorities in the allocation of these funds. I believe we must attempt to respond to three very basic needs when deciding where to allocate these funds. We must help provide safe, clean living conditions and aid those who wish to buy their own homes. It is also our duty to fund programs which train people so they can compete in the job market and we must support those programs which promote growth and development and give everyone a hope for the future. I stand by my decisions which were made in the best interests of West Las Vegas and the entire community. I will not be intimidated or pressured by groups or individuals who are motivated by self-interest. I am very grateful for the calls and many letters that I have received from the West Las Vegas businessmen and other people in my ward. I am proud to stand on my record and I believe that I've worked hard to equally represent my entire district. I am sure that I will receive a vote of confidence if a recall election is held. Thank you, Your Honor.

MAYOR BRIARE:

Thank you, Councilman Nolan.

END OF EXCERPT

COMMUNITY BLOCK GRANT FUNDS

1. APPROVED BY MOTION OF LEVY - UNANIMOUS VOTE OF APPROVAL

Nevada Black Chamber of Commerce	25,000
CET of Nevada	100,000
NEDCO Revolving Loan Fund	150,000
Neighborhood Commercial Revitalization	65,279
EOB Senior Day Care	40,000
Catholic Community Services of Nevada	250,000
Westside Community Development Commission	38,429
Poor People Pulling Together	50,381
Catholic Community Services/Sr. Companion Prog.	86,491
Boys & Girls Clubs	49,685
Nevada Association of Latin Americans	74,435
EOB Westside Senior Center	14,945
Operation Life Housing Loan Counseling	50,000
Help Them Walk Again	50,000
Las Vegas Indian Center, Inc.	33,577
Urban League of Southern Nevada	<u>35,310</u>
	\$1,113,532

2. MOTION BY NOLEN - MOTION CARRIED WITH BRIARE VOTING "NO"

Uptown Motel Renovation	250,000

3. MOTION BY NOLEN - UNANIMOUS VOTE OF APPROVAL

Operation Life Professional Building on the contingency of receipt of funding from Community Services Administration	63,750

4. MOTION BY NOLEN - UNANIMOUS VOTE OF APPROVAL

City of Las Vegas/DPD Housing Assistance and balance of remaining funds in a Contingency Fund.	<u>250,000</u>

GRAND TOTAL OF ALLOCATIONS	\$1,677,282

MOTIONS VOTED ON, BUT FAILED

1. MOTION BY LEVY - FAILED WITH NOLEN, BRIARE AND CHRISTENSEN VOTING "NO"
SER/AUTOMOTIVE \$100,000
2. MOTION BY LURIE - FAILED WITH NOLEN, BRIARE, LEVY AND CHRISTENSEN VOTING "NO"
ISIS \$75,000



OLDSMOBILE
DIVISION OF GENERAL MOTORS CORPORATION

May 4, 1984

Ms. Irma Garcia
Executive Director
Jobs for Progress, Inc.
3163 S. Eastern Avenue
Las Vegas, NV 89109

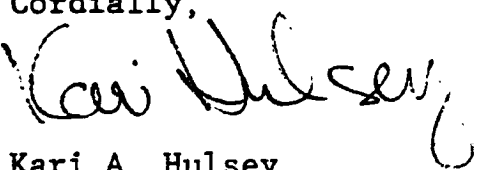
Dear Ms. Garcia:

Ronald Actis, public relations director of
Saginaw Steering Gear, referred your letter
requesting donation of a diesel engine to
Oldsmobile.

I have determined we would be willing to
donate one or two V-6 diesel engines to your
school. We could also donate service manuals
for the engines but have no analyzers or
testers available.

If you are interested in receiving the engines,
please write to our Mr. Robert J. Hengesbach,
supervisor of service publications. The only
expense to your organization would be the
shipping charges, approximately 1200 pounds
for two engines.

Cordially,


Kari A. Hulsey

0214

**SIERRA
DETROIT
DIESEL
ALLISON,
INC.**

January 6, 1984

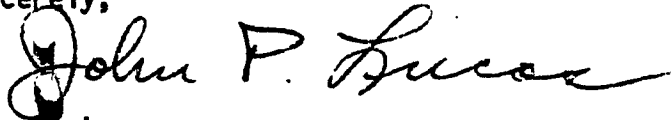
Mr. Joseph Devins
Mr. Wallace Wagner
Diesel Mechanics School
S.E. R. Jobs for Progress

Dear Sir:

We at Sierra Detroit Diesel Allison, Inc. being a Detroit Diesel-Allison Distributor Branch, are always on the look out for experienced and well trained personnel. Whether they are Detroit Diesel factory trained or trained by the numerous trade schools, Sierra is more than willing to hire anybody that shows good mechanical capabilities and is willing to work hard and learn our product as he works.

If there is anything we can do for you in the future, please do not hesitate to call.

Sincerely,



John P. Lucas
Service Manager
SIERRA DETROIT DIESEL ALLISON, INC.
Las Vegas Branch

JPL/sd



0215

Cummins Service & Sales, Inc.
1800 East 16th Street
Los Angeles, California
90021

January 5, 1984

Mr. Joseph Devins
Coordinator
Diesel Mechanic School
for S.E.R. Jobs for Progress

Dear Mr. Devins:

You have our assurance that we will consider job applications from your students upon their graduation.

We feel diesel mechanics will be in high demand in the foreseeable future and the need for trained personnel will be immense.

Very truly yours,

CUMMINS SERVICE & SALES, INC.

Chuck Richardson
Branch Manager

CR/hdt

Phone: 213 746 3850

Los Angeles, California 90021
Service Department
1661 McGarry Street
213 746-6410

Los Angeles, California 90021
Parts Department
1661 McGarry Street

Los Angeles, California 90021
Industrial Division
1636 Staunton Avenue
213 746-6410

Montebello, California 90640
1105 South Greenwood

Bakersfield, California 93307
301 East 4th Street
805 325-9404

Rialto, California 92376
151 East Valley Boulevard

Las Vegas, Nevada 89102
3337 So. Industrial Road
702 735-4058

San Diego, California 92123
9191 Kearny Villa Court
619 478-1150

INTER-OFFICE MEMORANDUM

May 16, 1984

TO: Mayor Bill Briare
Councilman Ron Lurie
Councilman Paul Christensen
Councilman Al Levy
Councilman Bob Nolen

FROM:

Richard B. Blue, Jr.
Richard B. Blue, Jr.
Executive Assistant to the
City Manager

SUBJECT:

Clark County Community Development Block
Grant Program

COPIES TO:

Ashley Hall
City Manager

The Clark County Commission took final action on the County's Community Development Block Grant Program. The following list represents those programs which made requests from both the City and County.

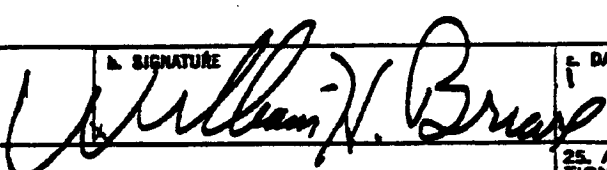
<u>Agency</u>	<u>Amount Requested from the City</u>	<u>Amount Recommended by City Citizen Comm.</u>	<u>Amount Approved by Clark County</u>
SER Automotive	\$ 148,420	\$ -0-	\$ -0-
*Help Them Walk	75,000	-0-	-0-
So. NV. Certified Development Co.	65,000	-0-	50,000
Urban League	65,310	35,310	-0-
*Operation Life Building	180,293	Committee recom- mended that this pro- ject be considered as a priority. No dollar amount recommended.	85,000
*Operation Life Counseling	59,324	-0-	-0-

*An amendment was made that \$85,000 be awarded to Operation Life for the construction of an Administration Building, contingent upon the City awarding an amount not less than 75% of the County award.

If the City does not fund Operation Life, the \$85,000 reverts to Help Them Walk Again.

RBB:cb

FEDERAL ASSISTANCE CITY COORDINATING MINUTES

1. TYPE OF ACTION ☐ PREAPPLICATION ☒ APPLICATION (Mark appropriate box) ☐ NOTIFICATION OF INTENT (Opt.) ☐ REPORT OF FEDERAL ACTION		2. NUMBER MC-32-001	3. DATE APPLICATION IDENTIFIER Year month day 19 84 05 24	4. a. NUMBER 0217
4. LEGAL APPLICANT/RECIPIENT a. Applicant Name : CITY OF LAS VEGAS b. Organization Unit : DEPARTMENT OF FUNDS COORDINATION c. Street/P.O. Box : 400 EAST STEWART AVENUE d. City : LAS VEGAS e. State : NEVADA f. Contact Person (Name & telephone No.) : IRENE CLARK (702) 386-6462 g. County : CLARK h. ZIP Code : 89101		5. FEDERAL EMPLOYER IDENTIFICATION NO. a. NUMBER : 14-2118 b. TITLE : COMMUNITY DEVELOPMENT BLOCK GRANT		
7. TITLE AND DESCRIPTION OF APPLICANT'S PROJECT The Tenth Year Community Development Block Grant Program is designed for benefit of low-moderate income persons through neighborhood revitalization, including housing rehabilitation, general public improvements, economic development and other related activities.		8. TYPE OF APPLICANT/RECIPIENT A-State B-Interstate C-Substate D-District E-City F-School District G-Special Purpose District H-Community Action Agency I-Higher Educational Institution J-Indian Tribe K-Other (Specify): Enter appropriate letter ☒ E		
10. AREA OF PROJECT IMPACT (Names of cities, counties, States, etc.) CITY OF LAS VEGAS CLARK COUNTY, NEVADA		11. ESTIMATED NUMBER OF PERSONS BENEFITING 177,653		
12. TYPE OF ASSISTANCE A-Basic Grant B-Supplemental Grant C-Loss D-Insurance E-Other Enter appropriate letter(s) ☐ E		13. TYPE OF APPLICATION A-New B-Renewal C-Revision D-Continuation E-Augmentation Enter appropriate letter ☒ D		
14. PROPOSED FUNDING a. FEDERAL \$ 2,206,000.00 b. APPLICANT .00 c. STATE .00 d. LOCAL .00 e. OTHER .00 f. TOTAL \$ 2,206,000.00		15. TYPE OF CHANGE (For 12c or 12e) A-Increase Dollars B-Decrease Dollars C-Increase Duration D-Decrease Duration E-Cancellation F-Other (Specify): Enter appropriate letter(s) ☐		
16. PROJECT START DATE Year month day 19 84 07 02		17. PROJECT DURATION Months 12		
18. ESTIMATED DATE TO BE SUBMITTED TO FEDERAL AGENCY Year month day 19 84 05 26		19. EXISTING FEDERAL IDENTIFICATION NUMBER N/A		
20. FEDERAL AGENCY TO RECEIVE REQUEST (Name, City, State, ZIP code) HOUSING & URBAN DEVELOPMENT, SAN FRANCISCO, CA		21. REMARKS ADDED ☐ Yes ☒ No		
22. THE APPLICANT CERTIFIES THAT a. To the best of my knowledge and belief, data in this preapplication/application are true and correct, the document has been duly authorized by the governing body of the applicant and the applicant will comply with the attached assurances if the assistance is approved. b. If required by OMB Circular A-95 this application was submitted, pursuant to instructions therein, to appropriate clearinghouses and all responses are attached: (1) ☐ (2) ☐ (3) ☐		No response attached ☐		
23. CERTIFYING REPRESENTATIVE a. TYPED NAME AND TITLE : WILLIAM H. BRIARE, MAYOR b. SIGNATURE :  c. DATE SIGNED : Year month day 19 84 05 23		24. AGENCY NAME HOUSING & URBAN DEVELOPMENT, SAN FRANCISCO, CA		
25. ORGANIZATIONAL UNIT		26. ADMINISTRATIVE OFFICE		
27. ADDRESS		28. FEDERAL APPLICATION IDENTIFICATION		
29. ACTION TAKEN ☐ a. AWARDED ☐ b. REJECTED ☐ c. RETURNED FOR AMENDMENT ☐ d. DEFERRED ☐ e. WITHDRAWN		30. FUNDING a. FEDERAL \$.00 b. APPLICANT .00 c. STATE .00 d. LOCAL .00 e. OTHER .00 f. TOTAL \$.00		
31. ACTION DATE Year month day 19		32. CONTACT FOR ADDITIONAL INFORMATION (Name and telephone number)		
33. STARTING DATE Year month day 19		34. ENDING DATE Year month day 19		
35. REMARKS ADDED ☐ Yes ☒ No		36. FEDERAL AGENCY A-95 OFFICIAL (Name and telephone no.)		

SECTION I - APPLICANT/RECIPIENT DATA

SECTION II - CERTIFICATION

SECTION III - FEDERAL AGENCY ACTION

424-101

ATTEST: 
 SANDRA R. LeBOEUF, ACTING CITY CLERK

Our Future
Is Now



Southern Nevada Certified Development Company

THOMAS J. GUTHERIE, Executive Director

2500 West Washington, Washington Park Suite #103 Las Vegas, Nevada 89106
(702) 646-2014

May 16, 1984

SOUTHERN NEVADA SERVICE AREA

CLARK COUNTY
DOUGLAS COUNTY
ESMERALDA COUNTY
LINCOLN COUNTY
LYON COUNTY
MINERAL COUNTY
NYE COUNTY
WHITE PINE COUNTY

EXECUTIVE BOARD OF DIRECTORS

JOHN EDMOND
CHAIRPERSON

M. THERSON JONES
PRESIDENT

TERRY WILLIAMS
TREASURER

MANUEL J. CORTEZ
COMMISSIONER
CLARK COUNTY

JAMES CASHMAN III
PRESIDENT
CASHMAN EQUIPMENT CO.

RONALD HERR
EXECUTIVE VICE PRESIDENT
FIRST WESTERN SAVINGS

PAUL ASHWORTH
VICE PRESIDENT
CORPORATE FINANCE OFFICER
FIRST INTERSTATE BANK

JANIS STEVENSON
EXECUTIVE ASSISTANT TO
VICE PRESIDENT
FEDERAL SAVINGS & LOAN

WILLIE SHIELDS
VICE PRESIDENT
NUCLEUS ASSOCIATES LOCAL
DEVELOPMENT COMPANY

Mayor Bill Briare, Chairperson
City Commissioners
City of Las Vegas
400 East Stewart Avenue
Las Vegas, Nevada 89101

Dear Mayor Briare:

This applicant, as you may recall in your last public hearing for evaluation of requests for CDBG funds, came before your commission in an appeal for reconsideration of the Citizen Advisory Committee's most recent denial of our proposal for \$65,000 to accommodate a similar proposal submitted to Clark County, both earmarked to defray the operational and administrative costs of this company for the forthcoming grant year.

On May 15th, yesterday, Clark County awarded this project \$50,000 as a result of the above proposal.

In emphasis, then, and to accentuate NEED and PURPOSE, the originality of Southern Nevada Certified Development Company was primarily due to three main conditions, as provided below:

1. To eliminate the State of Nevada from further loss of available federal monies either allocated or designated to the State on an annual basis for public works and other relative projects; specifically, statistical data indicate that in the last three years, Nevada has not used or has returned to the federal government over 11.3 million dollars due to the lack of an administrative "tool", like this organization, to instigate the necessary cohesiveness between private lenders and public monies to enhance stimulation in the economy, and to utilize alternate federal availabilities toward public development and acquisition; and to provide various outlets for necessary facade restoration and revitalization in our communities.

During 1982-83, over thirteen small business concerns in special impact and other adjacent areas concluded in filing bankruptcy, while statewide development projects --when compared with neighboring States-- remain almost stagnant.

Hence and presently, only CDBG funds are being used, while numerous other federal outlets exist untapped.

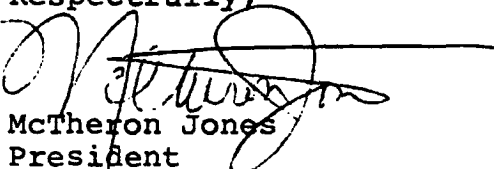
2. Akin with the above, SBA-503 certification programs, as they now exist and which we seek to subsidize, have proven to be the most successful in effectively creating and retaining core jobs for dislocated workers, during in particularly a time when unemployment nationally ranks at 8.9% in the overall norm, 10.4% for young adults and 24% for women of ethnicity, respectively; and,

3. Based upon these facts and the fact that there is no other non-profit CDC in the entire State of Nevada, for the very first time there will now be a resource by which to promote, process, close and service low-interst rate loan packages designed for small businesses and local developers; assist women in business and minority enterprise and provide financial services that are directed to stimulate the economies of eight (8) southern counties, incorporated townships and all special impact areas, alike, throughout, which makes this company viable and unique.

Indicative of these facts and because Clark County after a thorough investigation has seen fit to sponsor this project, we are hopeful and request now that your commission will further explore the possibility to fund this project as well.

This will be our last request to the City or County for public assistance, as we anticipate being a self-supporting entity in the future. In addition and at the conclusion of this particular grant year on June 30, 1984, this company will return to the City \$60,000 of the original \$127,000 in CDBG funds awarded last year; therefore, special recognition and consideration for additional funds, as requested in whatever amount feasible, are solicited at this time.

Respectfully,



McTheron Jones
President

cc: All City Commissioners

MAYOR BRIARE:

Today's public hearing, Ladies and Gentlemen, is the second one for the purpose of considering a recommendation of the Community Development Block Grant Committee. Those of you who were in attendance two weeks ago and for those of you who weren't, I will tell you that it was a lengthy hearing and there were 18 applications recommended by the Community Development Block Grant Committee. Representatives were given the opportunity to speak at that time on behalf of their applications. There were 17 applications which was also -- were recommended "no" by -- for Committee funding. Any representative wishing to do so at that time were also given the opportunity to speak on their applications at our last public hearing. Furthermore, as a result of the discussions and lengthy debate at the last public hearing, additional input has been given to staff and management has made an effort to come up with a recommendation to put before this Council. For those of you who have been listening to the previous public hearings that we've held this afternoon, you might recall I commented about transcripts that are made by recordings at these various and sundry preliminary meetings prior to the time it comes before this Council. I have in my hand, and each member of the Council has had ample time to review word for word 61 pages of a transcript from that meeting, and I mention this to you so that you will be aware that not only do we consider our memories pretty fair, but we also have the benefit of the actual comments that were made by each and every individual person. Now, Mr. Blue, as I've indicated, there has been additional input as a result of that last public hearing and management consultation. Do you have something now that you would recommend to this City Council?

RICHARD BLUE:

Your Honor, I would like to recommend the following 17 programs and indicate any conditions that may be applied: Nevada Black Chamber of Commerce, \$25,000; the Uptown Motel Project, Las Vegas OIC, \$250,000; the Center of Employment Training of Nevada, \$100,000; to Nevada Economic Development Company Revolving Loan Fund, \$150,000; the Neighborhood Commercial Revitalization Program, \$65,279; the Economic Opportunity Board of Clark County Senior Day Care, \$40,000; the City of Las Vegas Development Programs Division Housing Assistance Program, \$393,805; Catholic Community Services of Nevada Aid for the Homeless, \$250,000; the West Side Community Development Commission, \$38,429; Poor People Pulling Together, \$50,381; Catholic Community Services Senior Companion Program, \$86,491; Boys and Girls Clubs, \$49,685; the Nevada Association of Latin Americans, \$74,435; the Economic Opportunity Board of Clark County Westside Senior Center, \$14,945; the Operation Life Housing/Counseling Program, \$50,000; Help Them Walk Again Foundation, \$50,000; the Operation Life Administration Building, \$62,750. We have

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

0221

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 2

RICHARD BLUE:

contingents on Item 2, which is the Uptown Motel, and that is contingent upon the creation of a real estate committee to negotiate the purchase of the building. We have a contingency note on Project 17, that's the Operation Life building, that's contingent upon receiving federal funds from the Offices of Community Service.

MAYOR BRIARE:

Thank you, Mr. Blue. To further and to help clarify for those people who've been following along with us from the last public hearing to this public hearing and also the recommendations that were just read to you by Mr. Blue, I would like to clarify a little bit for you. The general effect of Mr. Blue's and his staff and others came up with would delete the Indian Center, the Urban League and the Small Business Economic Revitalization Revolving Loan Fund from the recommendations that were made by the Community Development Block Grant Committee. Added to the recommendations which did not come forward from the Community Development Block Grant Committee are the -- is the application of Operation Life Housing Loan Counseling and Help Them Walk Again. Those two were added on. The three that I mentioned previously were taken off. The reason I mentioned that is to make it easier for you if you wish to make a comment with respect to today's public hearing. And as a formal matter or as an indication of how we're going to proceed with this meeting, we will take -- well, let me put it this way. We will not take statements from anyone at this time at this first go-around who's applications were not included in the proposed alternatives that Mr. Blue just read off. We'll get back to you in awhile. And after hearing on the proposed alternatives which Mr. Blue just read, we will then invite general comments from anyone, but I want you all to keep in mind that we're going to hear comments only on Mr. Blue's recommendation at this time. (Short pause was taken while the Council exchanged paperwork.) Just as soon as I get my paper back here, I'm going to -- I'm going to -- well, I'll tell you what, Richard. Just quickly while Councilman Christensen reads that, just read by title those names that are included on the recommendation of staff. Please listen carefully, folks, because these we're going to hear from first.

RICHARD BLUE:

Nevada Black Chamber of Commerce, Las Vegas OIC, Center of Employment Training of Nevada, Nevada Economic Development Company Revolving Loan Fund, Neighborhood Commercial Revitalization Program, the Economic Opportunity Board of Clark County, Senior Day Care, City of Las Vegas Developmental Programs Division, Catholic Community Services of Nevada Aid for the Homeless, the Westside Community Development Commission, Poor People Pulling Together, Catholic Community Services Senior Companion Program, Boys and Girls Clubs, the Nevada Association of Latin Americans, the

RICHARD BLUE: Economic Opportunity Board of Clark County Westside Senior Center, Operation Life Housing Counseling, Help Them Walk Again, Operation Life Administrative Building.

MAYOR BRIARE: Is there anyone in the audience today that wishes to make comment on those names which Mr. Blue has just -- or those applications that Mr. Blue has just read?

MAN IN AUDIENCE: Mr. Mayor, if I'm order, I'd like to make a statement in lieu to Councilman Nolen's statement.

MAYOR BRIARE: No, sir, that is not in order. The only thing that's in order are comments with respect to the staff input or the presentation of this Council of the input that staff has received over the last two weeks. Does anyone not understand what I'm requesting? Well, then, in that case, there's no one that wishes to make any -- give us any further input with respect to those applications that Mr. Blue has just read. That being the case, the public hearing on that portion is closed and will be taken under advisement by the Council later in the hearing procedures. Now, then, as I've indicated, we will invite comments from anyone now that wishes to speak with reference to the recommendations made by the Community Development Block Grant Committee. Those would be the ones that we received two weeks ago, the ones that were, as I've indicated, were left off, or the ones -- well, the ones that were put on, of course, we don't, because we've already asked for comments from them. Yes, sir. I hope I'm clear. Am I making this very confusing? I hope not. Because if I am, it's because I'm a little confused myself. I hope I'm making it clear. Sir, your name and your home address and the application.

BENNY CASSELLE: Good afternoon. My name is Benny Casselle. My home address is 4075 Alto Drive.

MAYOR BRIARE: And the application that you're speaking on, Mr. Casselle?

BENNY CASSELLE: Is the Institute for the Study of Individual Skills -- the Institute for the Study of Individual Skills.

MAYOR BRIARE: Was this one of the ones that were recommended?

BENNY CASSELLE: It was turned down.

MAYOR BRIARE: Were you -- you were here at the last meeting?

BENNY CASSELLE: No, I was not.

MAYOR BRIARE: Well, a representative or someone was.

BENNY CASSELLE: Yes, a representative was, but I was not here. My wife was here, but she didn't speak and I didn't speak.

MAYOR BRIARE: Why? Why did you not speak at the public hearing?

BENNY CASSELLE: I didn't speak because I was in bed with my emphysema. My wife didn't speak because she had representatives, professional representatives, who spoke for us.

MAYOR BRIARE: Correct. That's right.

BENNY CASSELLE: Okay, fine. And we feel that maybe there has been some facts overlooked and we would like to address them today.

MAYOR BRIARE: Please proceed, Mr. Casselle.

BENNY CASSELLE: Mr. Mayor, City Councilmen, I stand before you today and I ask your indulgence for the next few minutes as I state my position on the ISIS Funding Proposal. Perhaps I should state in truth that I'm here to voice a complaint for that is what I do in reaction to the efforts I have made to sit down and discuss this matter with Councilman Nolen. I was rebuffed and affronted in that try, so I recoiled and I'm reacting to that disrespect by coming here today and asking all of you to listen to what we have to say about ISIS. It seems to me that for the past couple of days, as the Councilman Nolen has pointed out, there have been forces within our community marching their forces for recall, and that's because of the disrespect that that they were given. I don't know in that case. I know that I was disrespected when I called him over the phone. I phoned Councilman Nolen attempting to gain an appointment because of the turn down.

MAYOR BRIARE: Now, just a minute, Mr. Casselles.

BENNY CASSELLE: Casselle.

MAYOR BRIARE: Casselle, I'm sorry. We are not here to listen to comments with respect to Councilman Nolen and it has nothing -- and if it has something to do with your application -- we want to hear about your application --

BENNY CASSELLE: I would think it's all important.

MAYOR BRIARE: -- that we have not heard before. Now, Mr. Casselle, we have a lot of things to take care of today, and I'm not going to allow this to get out of hand. You -- you are allowed

BENNY CASSELLE: I was trying to talk to him and he wouldn't allow me. That's why I'm here today, sir.

MAYOR BRIARE: -- to speak. That has nothing to do with your presence here. He's there; we're here. Make your comments about your application, or you'll have to make them at another time at the proper place on the agenda, which is not here.

BENNY CASSELLE: Well, anyway, I was told that he would never when I tried to talk to the Councilman over the phone. That's why it's crucial that I do tell about the telephone conversation. I was told over the phone that he would never --

MAYOR BRIARE: Mr. Casselle --

BENNY CASSELLE: -- and I stress "never" support ISIS.

MAYOR BRIARE: -- if you want to address yourself to this application --

BENNY CASSELLE: This is what I'm talking about.

MAYOR BRIARE: I shall not allow you, and I'm going to call you out of order and ask you to be seated. I have the legal authority to do so.

BENNY CASSELLE: I'm out of order?

MAYOR BRIARE: If you wish to speak on your application, please do so.

BENNY CASSELLE: That is what I'm speaking to, is the application. I tried to talk with my councilman about the application and he told me he would never --

MAYOR BRIARE: Well, why don't you talk to us right now.

BENNY CASSELLE: Why don't I talk with you?

MAYOR BRIARE: Why are you forcing me to behave this way?

BENNY CASSELLE: Because I am trying to say why I'm here.

MAYOR BRIARE: Tell us then. You don't need to be talking --

BENNY CASSELLE: I'm here because he would not talk with me and he told me he would never support ISIS and I want to know why.

MAYOR BRIARE: You're in the wrong place, sir, and you may be seated unless you wish to address this Council as a whole.

BENNY CASSELLE: The Council as a whole. ISIS is an educational institution. ISIS has been founded in this community since 1977. It is a positive force within the community. It trains young children how to read and to write and to do arithmetic. Further than that, it teaches them how to comprehend. It teaches them how to comprehend what they learn. My wife is training teachers. She is training teachers

BENNY CASSELLE:

how to have a skill so that they can disseminate it within our community. We are allowing parents within the community to go and hold jobs because of the day care center that we have there. When I am told that someone will not support something never and I was told the reason by Mr. Blue was that the thrust this time was economic development and not education -- I want to point out that within the black community education's always a top priority, but we also -- at ISIS we also embody economic development because we have hired -- since we have been back and reopened ISIS, we have hired 11 people. We have never missed a payroll. This has come out of our pockets and we're not rich people. This has come out of our pockets and we have trained 11 people who are now within the Las Vegas community doing well and helping us do something positive. I think that kind of a track record and it is a track record, I think it needs to be reconsidered because ISIS has done what we're saying. We are out of money. We're asking for one more year so that we can get up on the track and for Mr. Blue and the Committee to say that it is the wrong priority, I feel that that is wrong that somebody has their priorities mixed up. We went out and we got well over 750 people in the community, voters, to sign this petition saying that they support ISIS in the community. Now, I think -- and that's within the week's time that we have had since we last heard this. These are 750 people who agree with us that we need early education so that we can change the fortune of our community. I am very concerned about my community. I'm concerned about it being an equal partner with the whole community. I am tired of being on the other end of handouts and that's why we want to get ISIS so that it will stop that. It will stop that whole cycle that we've gone through. So that's why I had to mention my telephone conversation with the Councilman because he was very terse and very sharp with me and I'm not accustomed to that kind of language over the telephone with an elected official who had never met me. I have never seen this gentleman until today. I'm familiar with Mr. Lurie. I'm certainly familiar with you. You've been to my cultural center. I'm familiar with Mr. Levy and Mr. Christensen. I was not familiar with this gentleman and for him to treat me the way he did over the phone I feel was less than what I can accept.

MAYOR BRIARE:

Thank you, Mr. Casselle.

COUNCILMAN LEVY: I'd like to make a couple of comments. I have been approached by students -- by parents of your students, most of them aren't black.

BENNY CASSELLE: I know.

COUNCILMAN LEVY: I think it's a fine situation. Did you apply to the County?

BENNY CASSELLE: No, we did not.

COUNCILMAN LEVY: Why?

BENNY CASSELLE: The integration that we have in there is a natural integration. It's not a forced integration.

COUNCILMAN LEVY: Why didn't you apply to the County, sir?

BENNY CASSELLE: Because Block Grant -- we do not know where to go for funds. We are not fund seekers. The only thing that we knew of was the Block Grants -- so we, therefore, applied for that. We applied for Block Grant Funds.

COUNCILMAN LEVY: That's exactly -- I'm talking about the County Block Grants.

COUNCILMAN LURIE: The County gave out 1.7 million Block Grant yesterday.

BENNY CASSELLE: We're on the west side.

COUNCILMAN LEVY: We're all in the County.

BENNY CASSELLE: Well, as I said, we had no knowledge of the County. We had knowledge of this here and again because of our nativity, we are being whipped about it. We just didn't know anyplace else to go. We have gone out of our pocket up to this point and there's no pocket left. We're just asking for a one-year extension so that we can go on paying our people and servicing the children and hopefully, growing. We want to grow. We have our eyes on a place where we can grow and serve more people and train more people. Ours is a positive program and as I said I don't want to come down -- I don't want to be Mr. Nolen's enemy. I want to be everyone's friend, but I cannot accept just a blank no saying that education is not a priority. Education is our top priority. Until we get the education, we're never going to change the facts of our community.

MAYOR BRAIRE: Thanks, Mr. Casselle.

BENNY CASSELLE: Thank you very much, sir.

MAYOR BRIARE: I appreciate you're getting on to the pertinent parts of the application which I'm appreciative.

BENNY CASSELLE: But I think you can understand why I was going that route, Mr. Mayor. Thank you very much for your time.

MAYOR BRIARE: Thank you, Mr. Casselle. Now was there anyone else that wished to speak on another application.

CORENE CASSELLE: No, the same application.

MAYOR BRIARE: We're not going to hear anymore on ISIS, ma'am. After we go through everybody and we have more time, than we'll get back to yours.

CORENE CASSELLE: Okay.

MAYOR BRIARE: Can you wait for a moment?

CORENE CASSELLE: Well, I've been waiting for --

MAYOR BRIARE: Well, ma'am, there's a lot of people here been waiting for a long time. Who else is going to speak on any of the applications which were not included in the list that Mr. Blue has read off, two times at least. Your name, sir, and your home address.

RICHARD ARNOLD: My name is Richard Arnold and I'm with the Las Vegas Indian Center. My home address is P.O. Box 73 in Pahrump, Nevada. One of my concerns, I guess, for the -- to come up here and make a statement is I'm kind of wondering and it makes one wonder whether or not the initial recommendation that had taken place two weeks ago, we were one of the groups that was recommended for funding and then now -- I'm not sure or certain if it's out of order to ask why we were not considered for funding this time around?

COUNCILMAN LEVY: What was the name of your project?

RICHARD ARNOLD: Las Vegas Indian Center.

MAYOR BRIARE: We've got so many papers here. We're trying to determine from the 61 pages of hearing testimony from the last meeting if there was a representative of the Las Vegas Indian Center present at the public hearing.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 9

RICHARD ARNOLD: Yes, there was one present.

COUNCILMAN LEVY: No one spoke though.

RICHARD ARNOLD: No.

MAYOR BRIARE: Well, that's why I don't find it in the transcript. The same question that you raise which is certainly a good question, is difficult for any one person to respond to because the input that goes into this is based on a accumulation of information that's gathered at a public hearing plus a committee's comments and plus the directives that are given by this Council to staff to try to go through these things and put them in another order from what they were originally given to us. Specifically, I cannot answer that question.

RICHARD ARNOLD: I might point out also that in the minutes or the comments, on our particular application one of the questions that the committee questioned was the location of the office, which I don't really feel is substantial enough --

COUNCILMAN LEVY: It's downtown Las Vegas.

RICHARD ARNOLD: Right -- is substantial enough to not warrant funding. Also, whether or not we did or did not do PICA. Those are the questions raised by the Committee and then when you look through other programs that are supposed to be funded -- or were not supposed to be funded, there's a lot that were recommended for not funding that are now being funded this time around in lieu of our proposal.

MAYOR BRIARE: That, sir, is why I personally believe it's very difficult to respond to your question because if we had been consistent and listened to applications and even the Committee -- being so short of money compared to last year, it's very difficult sometimes to justify a program which is heretofore not been funded, that would be brand new, and to try to put a priority on that application that would be greater than the priority of the ones that have already been in existence and been funded.

RIBHARD ARNOLD: But, if I'm not mistaken --

MAYOR BRIARE:

You bet, I know what you're going to say and you're right. There are some that were not funded last year that are up for funding in the recommendation that was just read. That's what I'm saying, it's inconsistent and I can't give a good answer. Does anyone want to try and respond to that? Mr. Blue, would you have an answer that you'd pull out of your bag of answers and questions from previous years?

RICHARD BLUE:

No, not from previous years. In particular with the Indian Center's of the opinion that the amount of funds that were recommended by the Citizens Review Board for this new activity, though warranted, could be better utilized in other programs that reached a far greater number of low to moderate income people.

MAYOR BRIARE:

I might also comment on that that in addition -- your application happened to have been approved by the Community Block Grant Committee, however, they did not approve a request by a Korean Association and they did not request -- they did not give monetary consideration to Legal Latin America and I don't understand that either.

RICHARD ARNOLD:

Sure. Well there's, you know, seventeen or whatever that were not funded.

COUNCILMAN LEVY:

What exactly do you do, sir?

RICHARD ARNOLD:

The Indian Center itself?

COUNCILMAN LEVY:

Yes.

RICHARD ARNOLD:

We're a non-profit, tax-exempt organization. We're funded through the Federal Government through the Department of Labor to provide employment and training to American --

COUNCILMAN LEVY:

So, why do you need our money?

RICHARD ARNOLD:

Well, our money -- the amount that we get is so small, approximately \$50,000 from the government to run a program to staff -- we have four people under that particular program. We have monies from Department of Education for --

COUNCILMAN LEVY: They know that's not enough money. What do they expect you to do?

RICHARD ARNOLD: They, like everyone else, has X amount of dollars to play with and based on -- a lot of it is based on census data and with our population here, we've had the American Indian population within Clark County, or Las Vegas for that matter, has tripled since 1970, from the '70 census to the '80 census and so because of that with Department of Labor, for example, is what they're doing now is, they have a hold harmless provision that they cannot give us all the money all at once and some grantees are going to be suffering because of the population statistics.

COUNCILMAN LEVY: That's just where I'm coming from, sir. I don't think the Federal Government expects you to come here and ask for this money from us.

MAYOR BRIARE: But, however, I'm not -- you're doing very well for yourself, sir, I'm not going to answer your questions that are directed to you, but you are entitled to make an application. Now, making an application and getting it are obviously two different things, but let me ask you this, are you a Paiute?

RICHARD ARNOLD: Yes, sir.

MAYOR BRIARE: This is going to come from way off the wall.

RICHARD ARNOLD: Okay.

MAYOR BRIARE: What do you do with all the cigarette money?

RICHARD ARNOLD: Well, for one I don't smoke and I'm not from the Indian Colony. That's a reservation. That's a separate entity from the Las Vegas Indian Center.

COUNCILMAN CHRISTENSEN: In other words, he doesn't get it.

RICHARD ARNOLD: Exactly. I'm principally from --

MAYOR BRIARE: Did you ask for any?

RICHARD ARNOLD: Sure, but they're busy working for themselves and using their monies for their own reservation.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX.. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 12

COUNCILMAN LEVY: Why didn't you ask Nye County for some Block Grant money?

RICHARD ARNOLD: Just because I live Pahrump doesn't mean that --

COUNCILMAN LEVY: You drive back and forth every day?

RICHARD ARNOLD: Correct.

MAYOR BRIARE: Did you have anything else, sir? I know you did not get an answer to your question. Maybe there just is no answer for you.

RICHARD ARNOLD: Is there any way I possibly might get one? From the indications that I received from the office that coordinates this was that our proposal faired very well and that it was among the top two, I believe it was, top three within the Social Services portion of the request there.

MAYOR BRIARE: The book that I referred to two weeks ago is still in tact. I don't happen to have it with me. I have other notes, but I can assure you it was not in the top three. In fact, it might be in the bottom three.

RICHARD ARNOLD: Among the Social Services?

MAYOR BRIARE: Oh, well, but we have to take them all, you know, there are different categories.

COUNCILMAN CHRISTENSEN: Mayor, these numbers down the side of this index sheet where there's several number two's and several number three's and so forth, is that -- what's the indication of that?

MAYOR BRIARE: There's a tally card that's kept. It's a method by which the Committee evaluated every application. There's point averages. Points are awarded to all of the applications, but neither -- again, I think, the reason you're not getting one is because we don't want to say it's arbitrary, it's a matter of of, perhaps of judgment to where the priorities lie and the priorities do not lie at the Indian Center.

RICHARD ARNOLD: Okay. I would just like to add one final note that just to reiterate a little of that, I feel that the Block Grant monies are definitely needed, you know, within the Indian community and for the services the Indian people in Las Vegas. Without that monies, things are going to continue as they are which is not a pleasant situation for American Indians in Las Vegas.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 13

MAYOR BRIARE:

I hope that any action taken by this Council probably sometime this afternoon and since you're standing here, you particularly would not take it as an affront because this Council cannot make a million seven hundred thousand dollars go into a four or five million dollars worth of request. It just doesn't work.

RICHARD ARNOLD:

Is it possible for the Council to reconsider?

MAYOR BRIARE:

Yes, it is. It surely is. That's why you're here today. I want to tell you this, I think you're make a very good presentation here. It might not pay off, but at least you're making a good presentation. (laughter)

RICHARD ARNOLD:

Thanks a whole heck of a lot. (laughter) On that note --

MAYOR BRIARE:

Do you sell those belt buckles at your store?

RICHARD ARNOLD:

Depends if we get funded or not. (laughter and applause)

MAYOR BRIARE:

You're going to get a motion here pretty soon.

RICHARD ARNOLD:

I would really like to ask that the Council reconsider our application for funding.

MAYOR BRIARE:

Thanks very much.

RICHARD ARNOLD:

Thank you.

MAYOR BRIARE:

Ma'am. Just a minute, Miss Garcia. There was a lady that came up while you were standing here. However, will get back --

COUNCILMAN LEVY:

I think she was with him.

MAYOR BRIARE:

Yes, well if you needed to add something to it, you can do it after we kind of go through some more of these. You were standing, come on up. This is on --

IRMA GARCIA:

This is an application for SER/Jobs for Progress. Mayor and Commissioners, I have additional --

COUNCILMAN LEVY:

Irma, tell them your name.

IRMA GARCIA:

Pardon.

COUNCILMAN LEVY:

You better tell them your name just in case they don't know you. Thank you.

IRMA GARCIA: Irma Garcia.

MAYOR BRIARE: Is this on the automotive training?

IRMA GARCIA: On the SER/Automotive Training, that's correct, sir. I have additional information that I'd like to submit to you with regard to letters of support and also letters from General Motors supporting this program.

MAYOR BRIARE: Thank you, Mrs. Garcia.

IRMA GARCIA: Basically, I made a presentation last -- two weeks ago to ask you to reconsider our application simply because it was very little chance of getting this funding. Now we feel that when we started the program back in September of last year, it was a brand new program never experienced in the community and we have come a long ways since then. We were able to get a lot of equipment donated from RECO, from test site and from different entities and at this point after we worked so hard to be able to get the program off the ground, two and a half months later we were able to achieve the accomplished goals and are now -- since the application was not recommended for funding, we feel that it's really a shame to see such a good program go down the drain and close the doors. If we do not get this funding, we will -- going to be forced to close the doors at that particular school. Our Hispanic Community feels that it's a very needed program. We have a lot of youth, a lot of dropout youth that have no way to go and simply by getting this skill, they have been able to get jobs and that's basically the bottom line here. We just want to make one comment with regards to the presentation into the allocations. I sincerely feel that our Hispanic Community did not get any part of the share. I believe there's only one organization that got recommended for funding and I believe that CDBG monies was intended to be distributed into -- among the programs and certainly our program service are 80% of our Hispanic Community and we were not recommended. So, I'm here to appeal to you to reconsider our application and to ask you to approve it. If you need any additional information about the school or any kind of contingencies applying to the application, I'd be happy to supply you with that.

MAYOR BRIARE: Thank you, Irma. How did you do before the Clark County on your \$200,000 request for land out on Ann Road?

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 15

IRMA GARCIA: We did not get approval for that, sir.

MAYOR BRIARE: Did they indicate that you were too far away from the -- the location was too far away from the Spanish speaking community?

IRMA GARCIA: No, that was not the reason why it was not. They just indicated that last year we had a building at 3163 and I just felt that since they gave us that last year, that this year there was other projects in more need other than that particular program.

COUNCILMAN LURIE: Mayor.

MAYOR BRIARE: Councilman.

COUNCILMAN LURIE: Well, Irma, I --

IRMA GARCIA: Yes, sir.

COUNCILMAN LURIE: I believe that Councilman Levy went over some material that we have before us about some investigations and some of the students that weren't getting the proper training. How do we combat those allegations and what justification do we have to fund the program based on information that we have that says the program wasn't worthwhile?

IRMA GARCIA: Those allegations -- I believe there was one student that wrote to the Consumer Affairs Commission about the school and we had some particular problems which were explained to Commissioner Levy this morning. I do not wish to go into details. They're of a personal matter and it's not -- but if you'd like to see the response to that allegation, I have the evidence to show you why the particular person was having problems and like I said, this was a pilot program and it was hard to get it off the ground from the beginning, but we corrected those problems and as you can see from my letter of the quarterly report submitted to the staff, it was explained and each and every one of those problems were properly corrected, sir.

MAYOR BRIARE: Irma, you also know that -- better than anybody, but just for the record, that the monies that you were given last year for the first time you received -- you received no Community Development Block Grant money.

IRMA GARCIA: That's correct, sir.

MAYOR BRIARE: But, you did receive some from this Jobs Bills Funding which everyone knows was a one shot.

IRMA GARCIA: That's correct.

MAYOR BRIARE: So, if you can't make it on the one shot, then you had to be prepared to let the thing drift away and at the moment, that's the way it's drifting.

IRMA GARCIA: We have applied to other funding sources, but we used last year's allocation for matching monies from other sources and those have not been approved at this point.

MAYOR BRAIRE: Did you wish to add to what Mrs. Garcia is saying?

JOSEPH DEVONS: I'm Joseph Devons, the Supervisor of the Mechanical Department at the vocational and like Mrs. Garcia said, when we started out, the only thing we started out with is nothing.

MAYOR BRIARE: That's right.

JOSEPH DEVONS: And I think that we've done a tremendous job for the time that we've been in there. There's been accusations made that's false and flavorless.

MAYOR BRIARE: Were you at the last public hearing?

JOSEPH DEVONS: Sir.

MAYOR BRIARE: You were here two weeks ago weren't you, Mr. Devons?

JOSEPH DEVONS: Yes, sir. I didn't get to present anything.

MAYOR BRIARE: You could have because you're talking -- you're talking now -- where were you two weeks ago when you could have told us this?

JOSEPH DEVONS: Standing right behind Mr. Ramos when you told me that if I wanted to represent somebody else I could, okay.

MAYOR BRIARE: Who told you that? Mr. Ramos did?

JOSEPH DEVONS: No, you did. (laughter)

MAYOR BRIARE: Who are you representing?

JOSEPH DEVONS: I'm representing SER/Jobs of Progress. Okay, I'm the Supervisor/Instructor for the Vocational Mechanic School and like I say, Mayor, there was some accusations made by some of the -- there was a couple of accusations made --

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 17

MAYOR BRIARE: They're not a part of this record.

JOSEPH DEVONS: Sir.

MAYOR BRIARE: They're not a part of this record.

JOSEPH DEVONS: Well, if they're not a part of this record, let's go into something that's pertinent and the pertinent thing is that I think our track record will show for itself, that we've done 100%. We've done as much or more probably than any other vocational school in this valley. Without the support of this City, you're going to turn out people on the streets that's going to have guns in their hands and dope in their pockets.

MAYOR BRIARE: You're pretty sure of this aren't you?

JOSEPH DEVONS: I'm pretty sure of it because I'm pretty well acquainted with what I'm talking about and I think I know where I'm coming from. Without your help and consideration, I don't think that these kids are going to have a chance in this town because they've got to have a trade. A person that has a trade won't be concentrating on something else outside of --

MAYOR BRIARE: You know, Mr. Devons, we're going to get a feel here, I just told you that there was part -- that you're referring to about comments that were made that are not a part of this record and I don't particularly want to make it a part of this record, but there's a little difference of opinion and I don't like the kind of, you know, conversation you're giving us here that if we don't approve your request, that we're going to have -- go out and have burglaries and dope.

JOSEPH DEVONS: No, I'm not --

MAYOR BRIARE: Because there are a few students in the past and would you correct me, Mayor Pro-Tem, if I'm wrong on this -- there's some statements that are made in here that you could address at a later time and I'm sure Mrs. Garcia would like to be of assistance where you've got some irate students.

JOSEPH DEVONS: I think that I can --

MAYOR BRIARE: And it's not because of anything we did or didn't do, it's because of what SER/Automotive Training did.

JOSEPH DEVONS:

I believe I can intelligently explain those comments. Because of the fact that at the time of those slips were passed out amongst the students, we had just started. We were still in the crawling stage.

MAYOR BRIARE:

I just want you to be a little careful how you refer to your former students as being pistol packers and dope.

JOSEPH DEVONS:

Well, what I'm trying to express to you at this time is this is very -- this is very important. This pertains to rehabilitations as well as vocational and the reason why that you received the answers in those letters that you did is because at the time that those letters were passed out for their opinions, we had no materials to work with. We had nothing to work with. We had a set of tools here. We had a few little things, but we didn't have anything that was applicable to the profession that we were trying to present and now that we have got pertinent materials, engines and adequate tools and things to present this with, we need, very much need, the funds.

MAYOR BRIARE:

Okay fine, Mr. Devons.

JOSEPH DEVONS:

Thank you, sir.

MAYOR BRIARE:

Thank you, Mrs. Garcia.

IRMA GARCIA:

Thank you.

MAYOR BRIARE:

Is there anyone -- okay, sir. I'm going to call the gentleman -- you've made that trek half way down here about three times now. Let's let the gentleman go before the lady in this instance.

MACK THERON JONES:

My name is Mack Theron Jones. I'm the President of Southern Nevada Certified Development Company. I just wanted to disseminate these letters to the Council and --

MAYOR BRIARE:

On which application is this?

MACK THERON JONES:

The Southern Nevada Certified Development Company. It was denied on the denial sheet. Number three on the not recommended. And I want to disseminate these letters based on the fact that we got funded from the Council -- from the Clark County District yesterday and would like you to reconsider our application for funding. Thank you very much.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 19

MAYOR BRIARE: Thank you, sir. \$50,000 was recommended you receive from them and your request of the Community Development Block Grant money here was \$300,000?

MACK THERON JONES: That was one of the requests. The other request what I'm primarily interested in is \$65,000 for administration operation costs.

MAYOR BRIARE: One is for revolving loan and the other is for administration?

MACK THERON JONES: Yes, sir.

MAYOR BRIARE: Thank you, sir.

MACK THERON JONES: Thank you.

MAYOR BRIARE: Yes, ma'am.

AUDREY LITMAN: My name is Audrey Litman. I live at 558 Diamond Head Circle. I am representing the Personal Development Program for Youth of Nevada. That's number five. Charles Vadin who is the institutor of this is out of town right now. I don't even know if he's appeared at the very first hearing because he's on a month's vacation so he may not have been even aware of it. I am -- I have a Master's Degree in Mental Health, in counselling in psychology. I am now a shift supervisor at Las Vegas Mental Health for the adolescent unit. Mr. Vadin and I work there together. That was one of the reasons we made this proposal. We, everyday see young people between 12 and 18 who have no vocational training. They're often led to delinquency, severe mental problems and we find when we teach them something of a vocational nature, they have better self-confidence, better self-image, can become contributing members of the community. The idea that he had was to teach them computing and management capabilities. Mr. Vadin did check with computer experts on obtaining inexpensive equipment to teach them a viable employment opportunity. This would be a live-in facility. We would have a psychologist counseling of a social skills nature as well as vocational nature. We feel we're asking for a very small amount of money. Most of the people who would be working there would be donating their time. I'm sorry that I'm not more eloquent because I don't know that much about the program, but I do know Mr. Vadin who is totally dedicated and most sincere about the future of Las Vegas youth. We're both under the assumption that if you give someone something where they're contributing, it makes them feel better about themselves and we see

AUDREY LITMAN: it everyday in our work. We'd ask you to reconsider our appeal to grant some money for this project.

MAYOR BRIARE: Thank you, Mrs. Litman. Who would like to come up? Okay. This will be on the subject of those that were not included on the staff's alternatives that were presented here earlier.

TOM FRAZIER: Mayor Briare, Councilman Nolen and the rest of the Councilman, my name is Tom Frazier. My address is 4441 Escondito. I am the Manager of Sara Allen Credit Union. I would like to address the Council on two issues if I may. Number one is in response to Mr. Nolen's address that he made in the meeting if I'm allowed to?

MAYOR BRIARE: Good afternoon, Mayor Briare, Councilman Nolen and the rest of gentlemen. This is not the time nor the place and quite frankly, as far as this public hearing's concerned, we're not interested. That was a statement that was made. You can make your comments at a later time in the agenda if it's going to be with reference to the statement that Mr. Nolen made.

TOM FRAZIER: Thank you, sir.

MAYOR BRIARE: We're interested in what you have to say about the Sara Allen Community Development Credit Union.

TOM FRAZIER: Okay, the reason why Sara Allen applied for Block Grant funds is because Sara Allen is one of the few, I believe, two or three credit unions in the United States that is a Community Development Credit Union. Most people when we say Sara Allen Credit Union, they think of it just being a regular normal credit union, but the essence of Sara Allen Credit Union is to more or less enhance the area in which it is, you know, obligated to. At the present, it's West Las Vegas. The reason why the Credit Union feels that it should address Block Grant funding is because of the condition of the west side -- for it's funding. Most of the peoples in business on the west side are -- have very little chance. What I mean by that is that when they apply for loans or when they apply for business or what have you, they have very little chance to get the economical assistance that they need and Sara Allen's position is that we need those things in the community to help the community to grow. One of the things that Sara Allen tries to response is community involvement. Now, true enough in the past, there have been little or no advertising for people to know about Sara Allen, but as you know, all new projects have to take time to grow and Sara Allen has experienced growing pains or whatever because it's only five years old. It

TOM FRAZIER: originated from a church. From a church it extended to the community and that's where we're at now.

MAYOR BRIARE: Thank you, Mr. Frazier.

GENE COLLINS: Mr. Mayor and the rest of the City Councilmen, I'm sorry for coming -- we should have came out as a team and I noticed that if you come single file then you pass your opportunity to speak, so Miss Perkins and I decided that we would come up now if it's okay.

COUNCILMAN LEVY: You better tell us your name.

GENE COLLINS: I'm the State Assemblyman Gene Collins and the Sara Allen Credit Union was in my district. I'm the past president of Sara Allen Credit Union. As it was stated earlier, Mr. Mayor and the City Councilmen, that it's a community development credit union. Any new project started off the ground are going to have difficulties. We had our difficulties. As past president -- before I was president Senator Neal was the president for the Credit Union. During that tenure, we had some problems. When I left, those problems were taken care of. As you know, that any -- you're going to have problems collecting on any financial administration -- that you have -- you have problems collecting some money. There are some people that at the banks that doesn't even pay. As a matter of fact, we got two banks to fold on millions of dollars of loans. What we're saying is it's an economic development credit union. It was sound. Our books are sound. They were sound when I left, not only are we that, we are chartered by the State, which is overseen by the Federal Government and the Federal Rules and Regulations. So any violation that would occur during Sara Allen's tenure -- in the first place, the Credit Union League will come in. They audit our books every 90 days. The State comes in once a year. They audit the books once a year. So any problems that develop on the Sara Allen Credit Union during my tenure, those problems were alleviated and I'm sure now that the Credit Union is on sound notice. I think that what we're asking for, from what I've seen that the Council has approved -- there was some loans here, there was some information here that was not mentioned, but they got some funding. This thing helps the whole community. What I'm saying is that if the Credit Union is not funded, where are those peoples going to go to get the money. Now, as you know, everybody

GENE COLLINS:

in my community does business with the banks here, with the banks downtown. Now, I'm not making a suggestion that we would go back to our community and suggest that all of our businesses take out money out of the banks and bring it back to the community. That's not what I'm saying, but it seems to me that when this thing was denied and when it was brought to my attention, that was the direction that someone was trying to point this community in and I don't want to, as a representative of the State and of my district and past president of the Credit Union, I don't think, you know, to make that statement would be in the best interest of our community. I would appreciate it that you reconsider because of the vital importance of the Credit Union. Our books are sound. Had we had any problems, the Federal Government would have stepped in. Not only the Credit Union League would have come in, the Federal Government would have come in as well and they would have closed us down. So I would appreciate it that if you would reconsider it and put the money back into the community so that the people in my district will have some hope.

COUNCILMAN LEVY:

Soon.

MAYOR BRIARE:

Thank you.

COUNCILMAN LEVY:

May I ask you a couple of questions?

GENE COLLINS:

Yes, sir.

COUNCILMAN LEVY:

Are you still on the Board?

GENE COLLINS:

No, sir.

COUNCILMAN LEVY:

You have nothing really to do with it then as a Board of Director?

GENE COLLINS:

No, sir.

COUNCILMAN LEVY:

So you don't know if the books are still good or not?

GENE COLLINS:

I know that we haven't been closed yet.

COUNCILMAN LEVY:

Pardon.

GENE COLLINS:

I noticed that the Federal Government hasn't stepped in. What I'm saying is --

MAYOR BRIARE: Mr. Collins, you're representing your district. You indicated that at the very beginning and I think we all appreciate that. I'm extending a little bit out of respect for you as an elected official.

GENE COLLINS: I appreciate it and that's why I came with the gentleman that left.

MAYOR BRIARE: Did you wish to add something, ma'am, or are you going to be duplicating what's already been said?

CARLENE PERKINS: No.

MAYOR BRIARE: Okay, please give us your name.

COUNCILMAN LURIE: Mayor, before we --

MAYOR BRIARE: Oh, I'm sorry.

COUNCILMAN LURIE: Before we go on, I'd like some information possibly on the percentage of loans made with Block Grant Funds and how many loans are still outstanding; and the second part of the question so you can be thinking about it, what collection efforts have been made to collect these loans?

COUNCILMAN LEVY: I think we need the Director back.

COUNCILMAN LURIE: Maybe the Director or Gene can answer that.

GENE COLLINS: Commissioner Levy, I can answer that. During our first years in existence, our first couple of years in existence, we had management problems. We had that problem, but what has happened since then is that the money was loaned out, the Credit Union League came in and said that those bad loans -- that we would just take that off. Those bad loans that the people had moved, there's no way that we can get in touch with them and that was during the first year and a half, the first 18 months in existence. That was the loans -- the list that Commissioner Lurie has -- our first 16, 18 months in existence is what he has there. Those loans -- since then the Credit Union League is satisfied with the books now. The Federal Government is satisfied with the books now and what we did -- we didn't just write those loans off, we took those loans over to a collection agency. This is what happened. We didn't just say, hey, we loaned you some money and you just take the money and don't have any way of paying it back. We turned those

GENE COLLINS: loans over to a collection agency and this is the findings itself that they came back and told us, along with the Credit Union League, along with the Federal Government with the State. So that's where we're at on collecting those loans.

COUNCILMAN LURIE: What collection agency did you use?

GENE COLLINS: I don't know, but it was handled through the Credit Union League and the State. As a matter of fact, we even went as high as to contact Mr. Walsh from Carson City that the proper procedure on how we're going to go about collecting those loans and it was under their guidelines that we followed their direction on how to go and collect those loans and they informed us that we would have to go through a collection agency which would turn it over to the Credit Union League and the Credit Union League informed Commissioner Walsh up in Carson City on what was going on.

COUNCILMAN LURIE: How many people make up the credit committee to approve a loan?

GENE COLLINS: There are three at the time when I was on, I think, it's from three to five when I was there.

COUNCILMAN LURIE: How come there's been numerous loans made and the credit committee's never approved those loans?

GENE COLLINS: Now, Commissioner, like I said, I'm no longer the president.

COUNCILMAN LURIE: Oh, I thought you were speaking for them. Okay, then maybe somebody before we conclude -- I have some other questions maybe, Gene, you can't answer, maybe the director can.

COUNCILMAN LEVY: That's what I meant.

COUNCILMAN LURIE: Okay. I'm sorry to direct those to you, then. I'm talking to the wrong person.

GENE COLLINS: No problem.

MAYOR BRIARE: Thank you, Mr. Assemblyman. Now, then, ma'am, your name and your home address.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 25

CARLENE PERKINS:

Yes, my name is Carlene Perkins and I'm President of the Sara Allen Credit Union.

MAYOR BRIARE:

Did you wish to respond to Councilman Lurie's question?

COUNCILMAN LURIE:

Well, just that some of the questions, Mayor, we have a list because we do an audit through Block Grant and what concerns me is having been asked by us to change our minds and allow money to be given to the Credit Union. After reading the backup material, shows me that Sara Allen Credit Union doesn't do enough internally to collect those monies number one. Number two, they don't take enough initiative to screen the applicants and go through a process that would approve the application. There's loans here that were made, that no credit report on file. Loan application not signed by Credit Committee. Loan application not signed by Credit Committee. No signatures on note, security agreement by member and it goes on three pages like that. How can we give money out to an agency that doesn't necessarily take the responsibility of getting the proper documentation? Because I'll tell you what happens. When you're audited on Community Development Block Grant money and disallowed costs are made because you're not following through, we're responsible and I'm not going to be responsible for neglect on the Sara Allen Credit Union in seeing that these loans are properly made and collected.

MAYOR BRIARE:

Ma'am.

CARLENE PERKINS:

Yes, sir, I would like to say this. I have been President of the Sara Allen Credit Union since August and this is what I wanted to talk to my Councilman about. Since August, there has not been any bad loans.

COUNCILMAN LEVY:

But Mr. Collins just said he was the one before you were president and he was --

CARLENE PERKINS:

I said since August.

GENE COLLINS:

And since then, Commissioner Levy, as you look at the date on that, Commissioner Lurie, since Mr. Collins was president, there was no bad loans. What we did was when we found out that -- and I agree there was a loan made without the credit committee knowing about it during the time that we made reservations to eliminate that problem in which we did. As a matter of fact, we changed

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 26

GENE COLLINS: managers and that was doing my administration.

CARLENE PERKINS: And I'd also like to add that the loans that were read just now or the information that was read just now certainly is not Block Grant money.

COUNCILMAN LURIE: Not all of it.

CARLENE PERKINS: We have two --

COUNCILMAN LURIE: Not all of it was Block Grant.

CARLENE PERKINS: That's right.

COUNCILMAN LURIE: I'll clarify that, not all of it was Block Grant, but it still concerns me about the whole operation because if you're mismanaging --

CARLENE PERKINS: I understand your concerns.

COUNCILMAN LURIE: If you're mismanaging your own money, you're going to mismanage our money or the Federal Government's money.

CARLENE PERKINS: Certainly, I understand what you're saying, but what I'm saying is that from August until today we have not made those. So this is what I'm telling you now is that we are being responsive and that we have certainly worked hard to do this and we're doing everything that's to the letter and this why we came back and asked you because, I mean, I look at the book here and it tells me from one to -- what page is this? Here it is on page 6 and we qualify under the guidelines of what it's saying that is necessary in order to receive Block Grant money and we filled in the forms and we talked with the City since --

COUNCILMAN LURIE: The Citizens Committee did not recommend you, correct?

CARLENE PERKINS: I beg your pardon.

COUNCILMAN LURIE: The Citizens Committee did not recommend you?

CARLENE PERKINS: Right.

COUNCILMAN LURIE: Okay and I think the reason they didn't because it states that they've received three years of prior funds without results and progress doesn't appear to be feasible. This program should be

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 27

COUNCILMAN LURIE: closed for self-deficiency. Now --

CARLENE PERKINS: It's been two years.

COUNCILMAN LURIE: It's been three years.

MAYOR BRIARE: '81-'82, '82-'83, '83-'84.

GENE COLLINS: As you go back to those dates before she became president which was in August, you can see that when I was the President of Sara Allen Credit Union, we changed managers. There was one loan that was made without the credit committee's approval. We had a board discussion and what we did was because -- not only were we violating federal laws, Mr. Mayor, the integrity of Gene Collins is at stake when you appropriate government money and I know the extent of appropriating federal funds. So when we found out there was a problem, we called the board in and we alleviated the problem. We rid ourselves of the problem which was to change managers at the time and, you know, when you find a problem, you have to take care of it and that's what we did.

MAYOR BRIARE: Folks, I think you made your point. Thank you, folks. I want to move along. Who's next. Come on. Who else is going to make comments for us because we would like to get to the end before we have a recess or something?

COUNCILMAN LURIE: Mayor, before we --

MAYOR BRIARE: Are you gentlemen together? This gentleman is first. You'll be next. Councilman Lurie.

COUNCILMAN LURIE: I have one question of Mr. Jones. Did he leave?

MAYOR BRIARE: No, he's here. Where is he?

COUNCILMAN LURIE: Oh, he left, okay.

MAYOR BRIARE: Yes, sir, your name and address please.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 28

WILLIAM SULLIVAN: Yes, I'm William Sullivan, 6351 West Viking Road. I'm here to represent the Urban League of Southern Nevada. First of all --

MAYOR BRIARE: You weren't here at the last public hearing?

WILLIAM SULLIVAN: Yes.

MAYOR BRIARE: Did you speak at the last public hearing?

WILLIAM SULLIVAN: No, I did not speak.

MAYOR BRIARE: Why not? You were here you could have.

WILLIAM SULLIVAN: We were glad to accept the \$35,000 that was recommended for funding by the Citizens group.

COUNCILMAN LEVY: That was last week.

WILLIAM SULLIVAN: Right.

COUNCILMAN LEVY: He blew 35 grand, Mayor. (laughter)

WILLIAM SULLIVAN: Right. Needless to say, we're shocked, you know. We were recommended -- we requested -- number four on the first sheet.

MAYOR BRIARE: Right, that was one that came off.

WILLIAM SULLIVAN: Right. That was one of the ones that were -- this week as Councilman Levy says, not funded.

MAYOR BRIARE: Yesterday you were turned down by the County.

WILLIAM SULLIVAN: Right, exactly. The National Urban League has a proven track record. Here in Las Vegas we're trying to get affiliated with the National Urban League. We have a pretty good track record going ourselves. We have assisted with the Police Department Minority Recruitment Program. Just as recently as April, we had a Small Businessmen's Seminar of over 500 people participating at the Cashman Field. We have commitments from a lot of major companies, IBM, Xerox, Allstate Insurance Company, for training and for placement. Our apprenticeship program is ready to start. We do not intend to return next year for additional funding. We understand that this is a one-time or one-shot deal. The Urban League serves all disadvantaged people in the community. The Board is made up of people, as you can see from our Board of Directors on our letterhead, of all walks of life in the community. Our Board is

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 29

WILLIAM SULLIVAN: represented by every local bank in Nevada, in Las Vegas, the University, all minority communities, most major industries here in Las Vegas. I understand a piece of pie can only go so far and we're here to ask for the crust or the crumbs or whatever we can get. We need it because we need to raise \$100,000 to become affiliated with the National office and at this time, I wish to express my thanks to both Richard, Ken, Irene, for their technical assistance to the Community Advisory Board for their initial recommendation and now I present ourselves to you all, the Mayor, the Councilmen, for further consideration. If not, we will apply again next year.

MAYOR BRIARE: Thank you, Mr. Sullivan.

WILLIAM SULLIVAN: Thank you.

MAYOR BRIARE: Now, sir, your name and home address please.

HASSAN ALI: Thank you, Mayor. My name is Hassan Ali. Most of you may know me by Jim Blevins, but I prefer to be called Hassan Ali. My address is 901 West McWilliams. I'm also the president of the Homeowners at Tree Line Park.

MAYOR BRIARE: And the application is?

HASSAN ALI: I would like to just make a brief statement in reference to the Block Grant situation.

MAYOR BRIARE: In general?

HASSAN ALI: Yes.

MAYOR BRIARE: Or any specific application?

HASSAN ALI: Well, just in general basically because --

MAYOR BRIARE: Go ahead Mr. Ali.

HASSAN ALI: I just like the records to show that I called Councilman Nolen and we talked and he kind of briefed me in terms of the controversy about the City Block Grant that some of the people in the community feel that he was reneging. So the least that I feel that I can do is to send a letter of character reference, not taking any sides in terms of the problem and I just wanted the record to show that I am for the development of the community. I met Sara Allen. I talked with her before and she's done some good things for the community.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 30

MAYOR BRIARE:

Mr. Ali, you heard me earlier. You've been here all afternoon now. If I'm going to be strict with everyone, I've got to be strict with you.

HASSAN ALI:

Yes, sir, I understand.

MAYOR BRIARE:

I think Mr. Nolen would want you to go ahead and keep talking.

COUNCILMAN NOLEN:

I think in fairness, Your Honor, you know, your position has been firm all day and I think in fairness to everyone, I think it should be the same in this particular case too.

MAYOR BRIARE:

In the Congress of the United States, he would relinquish time to you.

HASSAN ALI:

Yes, right and I appreciate. I just wanted the records to show that I am for the development of the community. However, I feel that the letter that I sent as a character reference for Councilman Nolen was in the best interest of his character based on my relationship with him and, you know, I didn't want the community to feel like I'm taking sides with Councilman Nolen. I'm for what's right and if anyone is requesting funds for the development of the community, then I feel that if they get those funds then those funds should be utilized for the betterment of the community.

MAYOR BRIARE:

Thank you, Mr. Ali. You know I agree. I think we're all looking for the betterment of the community and like Mrs. Ruby Duncan said two weeks ago when I asked her to come forward and tell us which programs we should cut out in order to fund hers, she walked back and set down and then she came back up again and said, "That's your job." I'll trade with any of you. Anyone wants my job to distribute these funds, boy, they're more than welcome to do it because you have to have the wisdom of Ali up there to do it or Allah.

COUNCILMAN CHRISTENSEN:

We gave that job to a Citizens Committee.

MAYOR BRIARE:

Yes. Councilman Christensen just made a very good point. We gave it to the Citizens Committee. It didn't help us much. That's not so, we're very appreciative of the Citizens Committee. I wouldn't change jobs with them. Who else now, folks? We must move along. Is there no one else? Is there anyone else after the gentleman that's coming forward now

MAYOR BRIARE: because I'm going to lock it up right now. Alright, sir, you're second -- no, you've already had your crack and we're going to hold a little bit of time off so that ISIS lady can make a comment, but that's going to be done as soon as this gentleman is through.

ROGER COOK: Mr. Mayor and Mr. Councilmen, my name is Roger Cook. I live at 1106 "I" Street and after you made the comment about being appreciative for the Advisory Committee, I feel somewhat offended that I was kicked off of the Block Grant Committee without any formal notice whatsoever.

MAYOR BRIARE: Were you kicked off or were you not reappointed?

ROGER COOK: I don't know what it was.

MAYOR BRIARE: Were you reappointed?

ROGER COOK: No.

MAYOR BRIARE: Oh, you can't get kicked off of a voluntary committee.

ROGER COOK: That's what I thought. I was ready to volunteer my time and services again and, believe me, I don't have much time to give you know too often and when I do want to give it, I think you should accept it; but when I'm just flatly rejected and told --

MAYOR BRIARE: No, I don't think that's true.

ROGER COOK: Well, it is true. I don't have any documentation.

MAYOR BRIARE: Do you have a notice that you were removed?

ROGER COOK: None whatsoever.

MAYOR BRIARE: Well, what I'm saying -- you can't fire a person that volunteers his time.

ROGER COOK: Well, I volunteered my time but I didn't get any results. They told me, no, you're no longer --

MAYOR BRIARE: Who's they? Who said, no?

ROGER COOK: Mr. Blue's office can vouch that I did call.

MAYOR BRIARE: Mr. Blue's office is a non-descript entity. Who? I didn't say what?

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 32

ROGER COOK

Miss Clark, Irene Clark.

MAYOR BRIARE:

Did she tell you that you couldn't be on the Committee?

ROGER COOK:

That I was no longer eligible to be on the Committee and I thought volunteering, you could never run out of eligibility.

MAYOR BRIARE:

Again, this is not the time, Mr. Cook, again, this is not the time nor the place to be talking about whether you were or were not on the committee.

ROGER COOK:

Well, Mr. Mayor, when you make a statement such as you appreciate the Committee's giving their time and so forth.

MAYOR BRIARE:

Listen, not only do I appreciate the Committees that put their time in this year, but equally so I appreciate the time the Committees in the past have put in, including Mr. Cook.

ROGER COOK:

By the same token, Mr. Mayor --

MAYOR BRIARE:

You were here last year.

ROGER COOK:

I was with the Committee three years.

MAYOR BRIARE:

Weren't you chairman one year?

ROGER COOK:

Yes, I was chairman and I cannot appreciate being notified that my services are no longer necessary when I want to give to my community. I understand that the Block Grant program was set up for neighborhood strategy areas and each area should have representation. I freely wanted to give my time. I was rejected and I don't understand it. I don't appreciate your saying you respect and glad that the committee is here to serve when other people that want to serve and want to represent the community are no longer --

MAYOR BRIARE:

We'd like to have them too.

ROGER COOK:

Say that again.

MAYOR BRIARE:

We'd like to have them too. I don't know if there's a particular number of members on the committee by Federal law you're obliged to have.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 33

ROGER COOK: I just would like to know, Mr. Mayor, how can I be dismissed from a volunteer position without any formal --

MAYOR BRIARE: You weren't dismissed.

COUNCILMAN CHRISTENSEN: Now, Mr. Cook, listen real close and I'll explain it to you. It's a new committee every year. Nobody gets dismissed. They may not be rehired, but it's a new committee every year. It's not an ongoing committee. If someone --

ROGER COOK: After -- excuse me, Mr. Christensen, after being with the committee three years, I'm well aware of how you become a member.

COUNCILMAN CHRISTENSEN: Okay, then why do you ask that question?

ROGER COOK: Because I -- because my request was flatly rejected as a member of the Committee and I don't understand why. If I'm volunteering my time --

MAYOR BRIARE: Mr. Cook, I've just cut you off.

ROGER COOK: Thank you.

MAYOR BRIARE: You're through. I mean, you're through discussing this matter because it's taking up valuable time on our public hearing and I've already indicated -- are you coming forward, ma'am, to make a comment?

UNIDENTIFIED WOMAN: Just a moment -- yes, I am.

MAYOR BRIARE: I've already indicated that Mr. Cook was going to be the last one. Why are you now -- why did you not indicate you were going to be talking?

UNIDENTIFIED WOMAN: I would just like to say that at the last meeting I did request if you would hear Mr. Jackson from the Penalogy Development Company and I just would like to say that he would not be here and to thank you for the opportunity.

MAYOR BRIARE: Okay, fine thank you. Ladies and gentlemen, the public hearing is closed. We're going to -- just a minute please. The public hearing is closed as I've indicated. We are still going to hear from the lady from ISIS because I told her we would and if the gentleman from the Indian Reservation has one more comment because I told him he could. You two will have an opportunity to make one more comment after we return from a brief recess. Only you two, because you're the only ones that specifically asked it and

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 34

MAYOR BRIARE:

I said, okay and if there's no objection by the Council, that's what the order's going to be when we return from our recess.

RECESS

MAYOR BRIARE:

There's about ten or twelve more items on the agenda and there's -- as I've indicated before we took the recess, that we're going to hear from only two more people, actually we're only going to hear from one more person with respect to the Community Development Block Grant. Then on this agenda for any of you who think that we've tried to contain ourselves to the subject at hand, there is on the agenda, at the tailend of the agenda there's time for people that want to make a statement or go on the record and it's the last item on the agenda. It's referred to as Citizens Participation. Because of our Open Meeting Laws and our necessity of keeping onto an agenda, we can only hear certain things under certain items on the agenda. So that's why sometimes it's necessary to tell folks they cannot be heard at that time and if they wish to at the end of the meeting, they can come forward and make a statement. However, as indicated, I'm going to ask Dr. Casselle if she would come forward now and if I had understood what it was that she wanted to talk about a little earlier, she would have had the opportunity at that time because now she's going to reopen her application on the ISIS and I had promised that she would be called back and so now, Dr. Cassell you have about three or four minutes to make all the remarks you wish to make.

CORENE CASSELLE:

I'm Corene Casselle, 4075 Alto Avenue, Las Vegas. Mr. Mayor, City Councilmen and other elected and appointed officials, I am Dr. Corene Casselle the Founding Director of Institute for the Study of Individual Skills, Inc., hereinafter referred to as ISIS. In order to be expeditious, I would like to address certain points of which I have been advised only recently. These points being reported as reasons for tentative denial of ISIS request for Tenth Year Community Development Block Grant funds. First it is said that I or ISIS, I'm not sure which, supposedly has no track record. If it is I, then let me inform you that I am the first person in the history of the University of Nevada, Las Vegas to earn the degree of Doctor. I hold a Doctorate in Education, Reading and the Related Language Arts being my areas of specialty. In case you are unaware, my Doctorate at the time it was earned represented 34 years on

CORENE CASSELLE:

the team. I have been teaching for more than 20 years. Do any of you have any longer track record than this in your chosen fields of persuasion? Now, if it is ISIS which supposedly has no track record, since its establishment in 1977 as a non-profit, tax-exempt Nevada Corporation and 1977 being the same year which I earned my Doctorate, ISIS has tested more than 200 pre-schoolers and students reporting to parents their child's academic strengths and weaknesses and advising as to the need or lack of need for early or supplemental instruction. Among those tested was your own son, Mr. Blue, who was tested at your request on March 4th, 1978. Surely you realize both myself and ISIS indeed have a track record. To even survive over a period of seven years in a community in which education supposedly has a low priority incontestably refutes the allegation that I or ISIS has no track record. ISIS serves the children of doctors as well as welfare recipients. ISIS has taught basic reading, language and/or arithmetic skills to more than 100 pre-schoolers, school age children, teacher trainees and adults. Of ISIS students who are instructed as pre-schoolers, approximately 50% of them selected for Clark County School District academically talented program. Names of these students will be supplied upon request. Glowing reports continue to emanate from classrooms of ISIS students who are not in AT programs. Students, both black and white, have been known to make tremendous strides in classroom performance after only 4 months of instruction at ISIS. Again these are real people from real families here in Las Vegas Valley who have nowhere to turn but ISIS. Secondly, I am informed that only I have been receiving a salary of \$30,000 a year since ISIS inception and that ISIS Block Grant proposal contained a salary request for only myself. Let me state as a matter of public record that since ISIS inception in 1977, I, Corene Casselle the Founding Director has received a total salary of zero dollars and zero cents. From 1977 to 1979, ISIS had only one teacher, myself. When ISIS was re-established at the end of 1982, at the request of the community, we expanded to incorporate child care services in addition to expending our academic instruction. This necessitated the hiring of additional personnel. During the year ending December 1983, ISIS paid a total of 11 employees \$18,173.90. Included are targeted job employees Mrs. Jessie Thompson from whom ISIS could not earn tax credit because of our tax-exempt status. Parents of ISIS students Elaine Hogan, Gwenn Blawry, Betsy Bailey and

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 36

CORENE CASSELLE:

Sandra Smith, Community College students, Corrie Miller, Barbara Williams, Lillie Williams and Angela Mae King, a high school dropout Kim Douglas and teachers with Clark County School District, Carolyn Burns, Tammy Jackson and Debra Williams. This latter group of individuals have been willing to work for ISIS in exchange for training and at a rate far less than they earned with Clark County School District. ISIS is a motivating force in the community. All these employees earn an average \$3.70 a hour. None more than \$4.00 an hour and none less than \$3.40 an hour. I, Doctor Casselle, was paid not one center in 1983 and have yet to take home a paycheck up to and including the first quarter of 1984. Believe me, if ever I earned \$30,000, I would not be requesting City Block Grant funds. During the same period in 1983 --

MAYOR BRIARE:

Let me interrupt for just a second. Are you about ready to conclude your statement, because I said about four minutes and you're not adding any information that we don't already have in our documents with respect to all those figures you've just given us?

CORENE CASSELLE:

No, you don't have these figures because I just --

MAYOR BRIARE:

How much longer do you have ma'am?

CORENE CASSELLE:

I have about two and a half or three minutes more.

MAYOR BRIARE:

Does anyone wish to extend this discussion? Ma'am, we just can't allow it. It's just unfair that you should be given the opportunity to review the entire program and the history of ISIS when others have not had the opportunity to do likewise.

CORENE CASSELLE:

This information hasn't been presented before.

MAYOR BRIARE:

I indicated that I was going to hold off a few minutes for you. I'm very sorry and I offer the apology of this Council to you if you feel like you've been slighted and I will take the responsibility for it. You've extended yourself quite a bit further than what was really fair to all the others.

CORENE CASSELLE:

May I leave these with the Councilmen?

MAYOR BRIARE: Please leave them with us and, Madam City Clerk, please have copies made for each of us and to the staff.

CORENE CASSELLE: I already -- well, how many more copies do you need? Those are five.

MAYOR BRIARE: Now in order -- this matter now is before the Council

COUNCILMAN NOLEN: Your Honor, I have a motion to make.

MAYOR BRIARE: Hold on, Bob, now don't jump in with those motions too quickly. Now, the Councilmen gets its time.

COUNCILMAN NOLEN: There's a lot of people waiting for a long time.

MAYOR BRIARE: Well, Councilman Nolen, you might have a list of names and so forth that you're already to give that you've made up your mind before you even walked in here. Now, please give us the opportunity to discuss this amongst ourselves.

COUNCILMAN NOLEN: It's been altered several times since I've arrived.

NOTE: CONTINUED ON PAGE 38

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 38

MAYOR BRIARE:

I am requesting that three items be put back on the list that Mr. Blue read to us earlier. I'm requesting that the Indian Center be put back. The Urban League be put back and the Small Business Economic Revitalization, Revolving Loan be put back. Now, if this Council acting as a Council on behalf of the City wishes to take them off or add to or whatever, they are to have that privilege of doing so, but these three were on the recommendations given by the Committee and I would like to have them put back.

COUNCILMAN LEVY:

What are the three again, Mayor?

MAYOR BRIARE:

The Urban League was recommended by the Community Development Block Grant Committee. The Indian Center was recommended and Small Business Economic Revitalization Plan was recommended. I don't think it's going to do any harm to the consideration by this Council to add those three to the 17 that are already on the list that Mr. Blue --

COUNCILMAN LEVY:

You're going to tell us how we're get to that bottom line?

MAYOR BRIARE:

Well, I'm going to try. If there's no objections by the Council to put those back -- do we need a vote "yes" or "no" on them?

COUNCILMAN LEVY:

Now we've got too much money. We don't have enough money. Now, we do not have enough money, Mayor. You're going to tell us how we're going to do it.

MAYOR BRIARE:

Well, what you're saying, Councilman, now in order to get these back -- we can vote "no" on them.

COUNCILMAN LEVY:

Okay. I understand, okay.

MAYOR BRIARE:

I just want the opportunity to vote on the recommendations that were made by the Community Development Block Grant Committee. Does anybody object to that?

COUNCILMAN LEVY:

I'd like to put one more back on then.

MAYOR BRIARE:

Go ahead. You're an elected Councilman. You have that right.

COUNCILMAN LEVY: Well, thank you. I'd like to put the job -- SER Jobs for mechanics.

MAYOR BRIARE: SER. Do the Council members have these written down there? SER/Automotive. Doesn't mean anybody's going to get anything, it's just the idea that we have the opportunity to vote on it. Any other -- Councilman Nolen, would you like to add any?

COUNCILMAN NOLEN: I add two to add and that was Urban League for \$35,310 and the Las Vegas Indian Center for \$33,577 as recommended by the Citizens Advisory Committee.

COUNCILMAN LEVY: It's already been added.

COUNCILMAN CHRISTENSEN: The Mayor already added them.

COUNCILMAN NOLEN: That's the only two that I had to add so we know there's two votes there.

MAYOR BRIARE: Councilman Lurie, do you have anything you want to put back on there.

COUNCILMAN LURIE: I'd like to put ISIS back on, but not at the full amount.

MAYOR BRIARE: Well, do you want -- because what I'm going to do I'm going to ask each Council member to make comments on these things so we can kind of have an idea -- I don't know if it's possible to make one motion that takes care of all this. Are you going to think about an amount on that?

COUNCILMAN LURIE: Yes.

MAYOR BRIARE: Councilman Nolen, what was the Indian amount -- the Indian Center amount?

COUNCILMAN NOLEN: \$33, 577.

MAYOR BRIARE: And the Urban League?

COUNCILMAN NOLEN: \$35,310.

MAYOR BRIARE: And we already know that when the Small Business Economic Revitalization, Revolving Loan Account came off, it came off at a 100,000. SER/Automotive, Councilman Levy --

COUNCILMAN LEVY: Let me get that for you right now, Mayor.

MAYOR BRIARE: And ISIS -- you're working on a figure for ISIS? Councilman Christensen, did you have any that you wanted to add back on?

COUNCILMAN CHRISTENSEN: Yes, but I think they've already been covered.

MAYOR BRIARE: Okay.

COUNCILMAN LEVY: Of course, needless to say, we'd like to add them all back on.

MAYOR BRIARE: Of course, of course.

COUNCILMAN LEVY: Make it 148,420.

COUNCILMAN LURIE: How much was it?

MAYOR BRIARE: 148,420 and do you have a figure for ISIS?

COUNCILMAN LURIE: 75,000.

MAYOR BRIARE: Now, it very well might be ladies and gentlemen, in order to make this thing balance -- we've only got a million seven hundred thousand, is that approximately correct and these figures aren't going to add up. So don't -- please don't anyone get excited. We're not going to spend more money, but I'll bet you half of that amount of money, we're going to spend all we got. Now, it might be -- it might be a method unless Councilman Nolen has a -- has a motion that's going to cover all of this in one, I don't know, but I would suggest that we might take these one at a time.

COUNCILMAN CHRISTENSEN: What was ISIS, 75,000, is that what was recommended?

COUNCILMAN LEVY: Yes.

MAYOR BRIARE: Councilman Lurie recommends ISIS for 75,000. Would this be a way to do it? If we could get rid of -- if we can agree on certain ones, then we can go back to others.

COUNCILMAN NOLEN: Well, let's try a motion on 1 thru 17 or just go one at a time, I don't care. It makes no difference to me.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 41

MAYOR BRIARE: Alright. Does anyone have any objections to 25,000 for Nevada Black Chamber of Commerce?

COUNCILMAN LEVY: You better ask in a different direction. I don't think we have any objection to any of them, Mayor.

MAYOR BRIARE: You're right.

COUNCILMAN LEVY: I'd hate to be --

MAYOR BRIARE: Well, I'll put it this way because -- because the next one that's on our list here --

COUNCILMAN LURIE: I have a question, Mayor, of Mr. Blue.

MAYOR BRIARE: Go ahead.

COUNCILMAN LURIE: On the Southern Nevada Certified Development Company, in the letter that Mr. Jones left us, the last paragraph states that, "In addition and at the conclusion of this particular grant year of June 30, 1984, this company will return to the City \$60,000 of the original 127 in CDBG funds awarded last year." Can we allocate those monies to say the Southern Nevada Certified Development Company if they return that money in this year's Block Grant for next year's Block Grant?

RICHARD BLUE: What you can do is let them carry that money until it's been expended. Is that what you're asking?

COUNCILMAN LURIE: Yes.

RICHARD BLUE: Yes.

COUNCILMAN LURIE: Well, then maybe --

RICHARD BLUE: Or we can reprogram it. Let's say -- on June 30th programs are closed out. If there's a balance, it can automatically revert back to the program for reprogramming. It comes back to the City or we can let it remain with the applicant.

MAYOR BRIARE: From the standpoint of parliamentary procedure this is not an easy thing to do, but I'm going to -- I'm going to take a stab at one and see if the Council can see it's way clear to do this. There -- and I'll use myself as an example. There are three items as we received all of the information before

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 42

MAYOR BRIARE:

us and as we've listened at the last public hearing and as we listen today, there are three items which I do not believe are of sufficient priority to be included on this list and I feel that maybe there might be other members of this Council that have the same feeling, but how do we get it all down so that we can -- so we can actually come with a concenses of opinion. I'm going to suggest that perhaps we have -- we have placed before us, Councilman Nolen's motion and then in the instance of the ones that I feel should not be here I can make my -- my feelings known, but at the very end, I'm willing to go with the majority and how they feel on the basis that there's always differences of opinions. Now, I wonder if my fellow members of the Council feel that that's -- I feel obliged to be recorded as voting "NO" on certain things which I don't feel should be there.

COUNCILMAN LURIE:

Your Honor, can I ask a question? Maybe you can clarify it or Richard Blue can clarify it. The additional monies that was just requested by members of the Board is around \$190,000 -- \$195,000. I don't have an adding machine here to add up those numbers. We've taken off one figure of the \$100,000 of the State of Nevada, State of Nevada Small Business. Was that taken out of this list that we have, Richard, out of that one 1 thru 17?

RICHARD BLUE:

Yes, it was.

COUNCILMAN LURIE:

So, then if these four items were approved, we'd have to come up with almost \$200,000, is that correct?

RICHARD BLUE:

That's correct.

COUNCILMAN LURIE:

Okay --

COUNCILMAN LEVY:

No, sir.

MAYOR BRIARE:

No, there's five items.

COUNCILMAN LEVY:

There's five items.

COUNCILMAN LURIE:

What was the fifth one?

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 43

MAYOR BRIARE:

ISIS was the fifth. SER was the fourth. Small Business was third. Urban League second and Indian Center first.

COUNCILMAN LURIE:

Oh, the Small Business was -- that's the one I didn't have. I thought we'd already taken that one out. Okay.

COUNCILMAN NOLEN:

Why don't we take them one at a time?

COUNCILMAN LURIE:

What I'm saying is, if we approve this list, it's going to have to be subject to some of these funds being cut back to accommodate the ones that were put in.

MAYOR BRIARE:

Unless there's another member -- unless there's another member of the Council, would you all scratch out Small Business Economic Revitalization Loan? I asked that that be put on, but I'm withdrawing that request and I'll leave my request for the Indian Center and Urban League on. Levy's got SER and you've got ISIS.

COUNCILMAN LEVY:

Maybe we can vote on those? Well, can't do that either, Mayor. I don't know how --

MAYOR BRIARE:

Because there might be some -- well, listen I'm open to suggestions as to how to make it so we can all -- if we all wish to be on record --

COUNCILMAN LEVY:

You're afraid if we make one motion to cover it all, because you're mad about one particular item --

MAYOR BRIARE:

Don't say, I'm mad.

COUNCILMAN LEVY:

No. You're not happy about one situation and you might vote "NO" and that'll blow the whole --

MAYOR BRIARE:

And the one I'm going to vote "NO" against will more than take care of all the money that's necessary for these others. To keep everybody's curiosity --

COUNCILMAN LEVY:

Well, why don't we go through and see which ones we have question marks --

MAYOR BRIARE:

Do you want to try a motion, Councilman Nolen?

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 44

COUNCILMAN NOLEN:

Okay. At this point, one motion is not going to cover everything. My suggestion is we start with item number one, the Nevada Black Chamber of Commerce for 25,000 and just go down the list and vote on each one and that way there's no question in anybody's mind exactly what has happened here today or what we've voted on.

COUNCILMAN LEVY:

Why don't we --

COUNCILMAN CHRISTENSEN:

You can't do that.

MAYOR BRIARE:

Councilman Christensen.

COUNCILMAN CHRISTENSEN:

You can't do that.

COUNCILMAN NOLEN:

Well, let's vote on the --

COUNCILMAN CHRISTENSEN:

If you did that, here's what you're going to run up against. I've thought about that. If you do that, the bottom ones won't get funded at all and they may have enough votes to get funded.

COUNCILMAN NOLEN:

We can pass on item 7, which is the area I had intended on my -- when I wanted Urban League and Las Vegas Indian Center in there to have the City pull that from, so I would suggest then that we would hold item number 7 until the last one to be decided upon and that would --

MAYOR BRIARE:

That's a different one, Bob. That's a different one.

COUNCILMAN CHRISTENSEN:

That's a different one from one the Mayor wants to hold.

COUNCILMAN NOLEN:

Well that's the one that -- well, you may be right, I think --

MAYOR BRIARE:

Well, let's try something right this way. I would like to refer the Council's attention to item number two, which is Las Vegas OIC. I refer that as the motel -- towards the purchase of a motel, the Uptown Motel. I would like to MOVE THAT WE REJECT THAT REQUEST.

COUNCILMAN LEVY:

Why don't we hold that?

MAYOR BRIARE:

OR THAT WE HOLD THAT.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 45

COUNCILMAN LEVY: Okay. Let's hold number 7. I would think that we'd hold the ones that we have just put on the list. Could I make a motion, a part motion that'll pick up some of this?

MAYOR BRIARE: Try it.

COUNCILMAN LEVY: I'LL MOVE THAT WE APPROVE NEVADA BLACK CHAMBER OF COMMERCE OF SOUTHERN NEVADA --

MAYOR BRIARE: Go slow.

COUNCILMAN LEVY: Okay. I'm just going to give them off this number list of: ONE, THREE, FOUR, anybody you have, yell out if they say no -- FOUR, FIVE, SIX maybe I should name them. NEVADA BLACK CHAMBER, CET OF NEVADA FOR 100, NEDCO REVOLVING LOAN FUND FOR 150, NEIGHBORHOOD COMMERCIAL REVITALIZATION FOR 65,279, EOB SENIOR DAY CARE CENTER FOR 40, CATHOLIC COMMUNITY SERVICES OF NEVADA FOR 250, WESTSIDE COMMUNITY DEVELOPMENT COMMISSION FOR 38,429, PPPT FOR 50,318, CATHOLIC COMMUNITY SERVICES/SENIOR COMPANION PROGRAM FOR 86,491, BOYS & GIRLS CLUB FOR 49,685, NALA 74,435, EOB WESTSIDE SENIOR CENTER 14,945, OPERATION LIFE HOUSING LOAN COUNSELING FOR 50, HELP THEM WALK AGAIN FOR 50. I'M GOING TO PUT IN URBAN LEAGUE FOR 33 -- what was that number?

COUNCILMAN NOLEN: 35,310.

COUNCILMAN LEVY: 35,310, THE INDIAN CENTER FOR 33,5 is it?

COUNCILMAN NOLEN: 33,577

COUNCILMAN LEVY: 33,77.

COUNCILMAN NOLEN: 33,577.

COUNCILMAN LEVY: 577. Let me leave it at that and I'LL MAKE A MOTION TO APPROVE THOSE.

MAYOR BRIARE: Comments by the Council?

COUNCILMAN LEVY: Those are, I thought, were pretty well non-controversial, Mayor.

MAYOR BRIARE: Can you handle it?

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 46

COUNCILMAN LURIE: I can handle all of those. Are we going to go back to the other ones and find out --

COUNCILMAN LEVY: Now, you --

COUNCILMAN LURIE: How much -- how much we have left. Are they adding those up? Do you have an adding machine? I want to know what the total is?

COUNCILMAN LEVY: I have no idea, Mayor. What I'd like to do, Mayor, if we could take those and those go into our -- get a total on those -- maybe we can take some of our Planning Commission and work this thing out.

MAYOR BRIARE: Mr. Blue, are you working your calculators, though?

COUNCILMAN LEVY: What do you think, we can at least get those out of the way. Then we can get a total and we can get into the others.

MAYOR BRIARE: We know, they're not going to exceed the total.

COUNCILMAN LEVY: No, no. They're way below the total, Mayor.

MAYOR BRIARE: Did you want a total before we go?

COUNCILMAN LURIE: I want to see where we are.

MAYOR BRIARE: Mr. Hall, are they putting together a total of the ones that Councilman Levy just named?

CITY MANAGER HALL: Yes.

MAYOR BRIARE: Okay.

RICHARD BLUE: Those totals were one million seventy-three thousand nine hundred and thirteen dollars.

COUNCILMAN LURIE: One million seventy-three thousand nine thirteen?

RICHARD BLUE: That's correct.

COUNCILMAN LEVY: So how much we got total?

RICHARD BLUE: One million seventy-three thousand nine thirteen.

COUNCILMAN LEVY: No, what do we have left?

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 47

CITY MANAGER HALL: You've got about \$700,000 left.

COUNCILMAN LEVY: Alright, then we should put that -- my list didn't have that Operation Life building for 62,750.

RICHARD BLUE: 63,750.

COUNCILMAN NOLEN: The exact figures is 63,750 on the Operation Life building.

COUNCILMAN LEVY: I'm sorry.

COUNCILMAN LURIE: 63 what?

COUNCILMAN NOLEN: 63,750 and that's with a contingency attached. Contingent upon receipt of funding from the Community Services Administration. If you'd make that a part of your minutes -- your motion.

COUNCILMAN LEVY: Yes.

MAYOR BRIARE: Which one is that, Bob?

COUNCILMAN NOLEN: Item number 17, Your Honor.

MAYOR BRIARE: No, but he had that one as a whole. You had that as a --

COUNCILMAN LEVY: No, I didn't have it on this list, Mayor, that's my problem. I just wanted to add it here, but that's --

COUNCILMAN CHRISTENSEN: It wasn't on his sheet.

COUNCILMAN LEVY: Yes. Operation Life building -- I thought it was everybody basically -- and that would leave us -- amount of money, but at least we can get those out of the way and then we can go out to the next one. I'll hold that one.

COUNCILMAN CHRISTENSEN: Which one are you going to hold?

COUNCILMAN LEVY: That Operation Life -- I want it so we can at least get some of these without any controversy.

COUNCILMAN CHRISTENSEN: Which one are you withholding from your motion?

COUNCILMAN LEVY: That last one.

COUNCILMAN CHRISTENSEN: You're not going to ask for 17 yet, huh?

COUNCILMAN LEVY: Yes, the Mayor says he wants to discuss that one individually.

COUNCILMAN CHRISTENSEN: Which one?

COUNCILMAN LEVY: The Operation Life Building.

MAYOR BRIARE: Are you ready to vote on Councilman Levy's or --

COUNCILMAN LEVY: Yes.

MAYOR BRIARE: Councilman Levy's motion?

COUNCILMAN LURIE: Will you restate it?

COUNCILMAN LEVY: You don't mean that? (Laughter)

MAYOR BRIARE: We're going to -- we're going to vote on -- we're going to vote on everything except SER/ Automotive, the ISIS, the Las Vegas OIC Uptown Motel, number 7 --

COUNCILMAN LEVY: Operation Life Building.

MAYOR BRIARE: And number 17.

COUNCILMAN LURIE: Seven.

COUNCILMAN LEVY: Yes, 7 and 17.

MAYOR BRIARE: Seven and seventeen.

COUNCILMAN LEVY: At least we can get those out of the way.

MAYOR BRIARE: Are you ready for that vote? Cast your votes. Post. MOTION'S APPROVED. (Motion carried unanimously.)

COUNCILMAN LEVY: Can we get --

MAYOR BRIARE: The next now then -- are they trying to figure out how much money is left over after all these others?

CITY MANAGER HALL: Just double checking, Your Honor.

MAYOR BRIARE: Anyone want to make a motion of some sort that we can --

COUNCILMAN LEVY: Well, we got to know how much money we got left.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 49

RICHARD BLUE:

Six hundred fifty thousand.

COUNCILMAN LEVY:

6 - 5 - 0. There's 650 left, Mayor.

MAYOR BRIARE:

You see this is -- ladies and gentlemen this is something that we're obliged to just -- and I ask for your patience. We are bound by laws that we cannot discuss these things and it's a good law, the Open Meeting Law, and no meetings behind the doors and so on and so forth, but it sure takes a lot longer to accomplish -- because, I don't know, I have an argument with the Upland Motel. I just call it that because it's easier for me to identify it. I don't think we can -- I think there are other organizations to teach disadvantaged persons who come within the proper geographic descriptions and so forth. They can teach them how to operate a motel and a hotel without having to go out and buy a motel. I think if we gave them -- if we took all the money that's allowed -- (applause) oh, no, I'm not looking for -- no, no, what I'm trying to say and please, no outbursts, unless you want to (laughter) no outbursts. We could give a scholarship. If I read the application correctly, the federal money that are going to come in addition to the request for \$250,000 is a heck of a lot of money -- that you could buy scholarships at UNLV for some of these folks. So, in any event I think what I'm saying is I got to do -- I've got to express myself on it because I would -- I would vote against \$250,000 for that purpose. Also, Ruby is going to love me for this, I don't think we should build her building. It's called Operation Life Building. It's another capital improvement which is going to require more money to operate next year when the Community Development Block Grant money might be less next year than it is this year, and I think we're going to build ourselves into some headaches. So those are the only two arguments I have, gentlemen. You've got my expressions on this thing and maybe -- I would like to make -- I'd like to have a positive motion made.

COUNCILMAN NOLEN:

Well, Your Honor, I'd have to address the --

MAYOR BRIARE:

Sure.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 50

COUNCILMAN NOLEN:

-- Uptown Motel project. That will be run by the University of Nevada Las Vegas. In addition to that, that's the only project out of all of these that we're discussing that'll bring 5.33 dollars for every dollar of Block Grant Funds that we put in into the community. In addition to that, I would point to the tremendous success of the Howard Inn in Washington, D.C. that is run by Howard University which is doing exactly that, running a hotel for minority training. I personally have stayed in the Howard Inn and it's an excellent hotel and I feel that this is a project based on the amount of dollars in matching funds that have already been committed, not just well, come back if you get a few dollars, but they have been committed. They have a commitment from EDA for matching funds to the tune of 1.6 million dollars total. So I feel that that is a good program and you're talking putting almost 1.9 million dollars into the community and of that we're only requiring -- I'm only asking that we come up with \$250,000 and based on that, I'D MAKE A MOTION THAT WE APPROVE THAT AT THIS TIME.

MAYOR BRIARE:

Comments? Additional comments on the UPLAND MOTEL PROJECT?

COUNCILMAN LEVY:

Are we going to discuss -- we're going to -- one at a time?

MAYOR BRIARE:

Well --

COUNCILMAN LEVY:

For how much?

COUNCILMAN LURIE:

Two hundred and fifty thousand.

COUNCILMAN NOLEN:

Two hundred and fifty thousand dollars is the figure on that.

COUNCILMAN LURIE:

What are the numbers you've come up with so far?

MAYOR BRIARE:

How big is the pie that has to be cut up now?

COUNCILMAN LEVY:

650.

CITY MANAGER HALL:

The number we have right now after checking three times through, 591,599.

COUNCILMAN LEVY:

Five what?

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 51

CITY MANAGER HALL: \$591,599.

COUNCILMAN CHRISTENSEN: Don't add it up anymore because -- (Laughter)

COUNCILMAN NOLEN: Ashley, is that before this motion or after this motion?

COUNCILMAN LEVY: That's before.

COUNCILMAN NOLEN: That's before, alright, thank you.

MAYOR BRIARE: Okay, any further comments on Councilman Nolen's motion or do you want to hear comments on the others being held or what is your pleasure, gentlemen?

COUNCILMAN CHRISTENSEN: No, let's vote on one at a time.

MAYOR BRIARE: Okay. Councilman Nolen's MOTION you have. Cast your votes. Post. THE MOTION'S APPROVED. (Motion carried with Briare voting "NO.") Reduce that by 250 grand.

COUNCILMAN CHRISTENSEN: That makes it 341,599.

COUNCILMAN LEVY: I'd like to talk about the SER/Automotive, if I may?

MAYOR BRIARE: Councilman Levy.

COUNCILMAN LEVY: Yes, we've been in this program now, as you've heard from Mrs. Garcia tonight, in our third year. Just starting our third year I guess and they have been working very hard. They've had -- certainly had they're ups and downs, but I think they're on their way up now. I think that there is a need to be involved in this area in a new industry basically based on -- on repairing of automobiles, particularly those that'll be in the diesel engine area.

MAYOR BRIARE: Further comments?

COUNCILMAN LURIE: Is there a reason why you're recommending funding the total amount when we've cut some of the other agencies back?

COUNCILMAN LEVY: I'd be interested to see what they could get by with. I know that they were terribly disappointed being shot down yesterday by the County, which is another subject I'd sure like to make a statement on before we're through here this evening. Irma, what could we get by with?

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 52

ERMA GARCIA: Sir, we can get by with \$100,000.

COUNCILMAN LEVY: ALRIGHT, I'LL MAKE THAT IN A MOTION OF 100.

COUNCILMAN LURIE: Thank you, Irma, it's nice doing business with you. (laughter)

MAYOR BRIARE: Further comments? You ready for the question? Cast your votes. Post. MOTION FAILS. (Motion failed with Nolen, Briare and Christensen voting "NO.") So scratch off SER/Automotive. What's the pleasure of the Council on the others that we're being held?

COUNCILMAN LURIE: Well, Mayor, I'd like to speak on ISIS. I've talked to some of the parents who have children attending ISIS and they speak very highly of the program. Naturally, they do charge a tuition fee and I think that could cover part of the cost of the training that they've -- that they've set up and I feel that with this one-time, which I say one-time reluctantly, help that could get them over the top to get this school started so it would be self-sufficient and THAT'S WHY I'M RECOMMENDING THE 75,000.

MAYOR BRIARE: Is that your motion?

COUNCILMAN LURIE: THAT WOULD BE MY MOTION.

MAYOR BRAIRE: Comments by the Councilmen? Cast your votes. Post. MOTION FAILS SCRATCH ISIS. (Motion failed with Nolen, Briare, Levy and Christensen voting "NO.")

COUNCILMAN LEVY: We're getting there.

COUNCILMAN LURIE: A lot of red buttons.

COUNCILMAN NOLEN: Your Honor, at this time I have a motion on the remaining one.

COUNCILMAN LURIE: I'm not going to take a shot at another one.

MAYOR BRIARE: Well, we probably have enough money for all the rest of them, but that's no way to do it. Councilman Christensen.

COUNCILMAN NOLEN: You go ahead, sir.

COUNCILMAN CHRISTENSEN: That's alright.

COUNCILMAN NOLEN: I was going to make a MOTION ON THE CITY OF LAS VEGAS/DPD HOUSING ASSISTANCE IN THE AMOUNT OF, I BELIEVE, \$341,599.

COUNCILMAN LEVY: Well, we still got more than that right now, do we not?

COUNCILMAN NOLEN: I think that's the last one on the --

MAYOR BRIARE: No, there's Operation Life Building

COUNCILMAN NOLEN: We haven't done that yet?

COUNCILMAN CHRISTENSEN: No, I wanted to ask about that. That's what I was going to bring up. I'd like to have Mr. Blue clarify for us exactly what happened at the County yesterday with regards to this Operation Life situation.

COUNCILMAN NOLEN: I'LL WITHDRAW MY MOTION BY THE WAY.

RICHARD BLUE: The County Commission approved the funding of the Operation Life Administrative Building in the amount of \$85,000 contingent upon the City making a like award, but not less than 75% of that \$85,000 which is \$63,750. In the event that the City does not make an award of at least \$63,750, the \$85,000 allocated by the County reverts to Help Them Walk Again Foundation.

COUNCILMAN CHRISTENSEN: So in effect the City's put us in a position --

COUNCILMAN LEVY: The County.

COUNCILMAN CHRISTENSEN: The County's put us in a position of determining whether or not the money goes to -- the County's money goes to Help Them Walk Again Foundation or to the Operation Life Building, which means and I object strongly to being put in this kind of position -- which means that if we fund the Operation Life Building it costs Help Them Walk Again Foundation or if we don't fund it, they benefit from it and if they benefit from it, then do we need to fund them the \$50,000 that we've done if they've already benefited from what the County gave them if we cut out the Operation Life's Building. I don't particularly care for being put in that position.

COUNCILMAN LURIE: I don't think we have to play the County's game. I think we have to approve the programs that we feel that our going to benefit our program. If the County wanted to put some conditions in, which

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 54

- COUNCILMAN LURIE: I'm really disappointed that they put any kind of condition in where it might put one organization against another --
- COUNCILMAN CHRISTENSEN: That's what I object to. Putting organizations against one another.
- COUNCILMAN LURIE: Because I'm sure that this Board took into consideration funding both of them because they both represent help to many segments of the community. I mean, I think Help Them Walk Again -- I don't have to tell you how I feel about that program. Ruby goes out and gets additional monies to build capital improvement programs and very seldom comes back asking for operating money which I appreciate and I think, you know, she has demonstrated working in the areas that we like to see programs being worked in and that's, you know, building programs and providing opportunities and jobs for people, and I'm upset with the County for putting us in that position and I think that we just have to approve the programs as we see best and if the Operation Life Building is funded and the County wants to put that condition in then it's going to be up to Help Them Walk Again to go get the County to change that motion and change their allocation of those funds. I just think it's not fair to these organizations to be put in that position.
- COUNCILMAN LEVY: Along those lines, one of the citizens made the comment earlier in the evening. I heard it. I'm surprised Councilman Christensen didn't.
- COUNCILMAN CHRISTENSEN: I heard it.
- COUNCILMAN LEVY: Regarding the fact that that's in the County and this is in the City and the City of Las Vegas is in the County and the people forget that and I'm very disappointed along these lines and I happen to have the ability -- the opportunity to see what the County did give out in the way of monies this last yesterday. I was very disappointed to see that they had taken these monies -- these monies that they should have spent in areas out of their general fund in doing these things in these rural areas and yet they took the money from these projects that we have been dwelling over here for the hours because we feel that most of these projects should all be funded, but we just don't have the funds and I think the County was very wrong and I hope that

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 55

COUNCILMAN LEVY: Councilman Christensen next year that we will be working a little bit more together in this year.

MAYOR BRIARE: Councilman Christensen, would you like to comment on that?

COUNCILMAN CHRISTENSEN: I would hope to too.

MAYOR BRAIRE: Has the Council come up with some kind of a motion?

COUNCILMAN NOLEN: I have a motion --

MAYOR BRIARE: Councilman Nolen.

COUNCILMAN NOLEN: THAT WE APPROVE \$63,750 FOR THE OPERATION LIFE BUILDING CONTINGENT UPON RECEIPT OF FUNDING FROM THE COMMUNITY SERVICES ADMINISTRATION.

MAYOR BRIARE: Comments by the Council? Cast your votes. Post. MOTION'S APPROVED. (Motion carried unanimously)

COUNCILMAN LEVY: What's ever left.

COUNCILMAN NOLEN: NOW, I'LL MAKE A MOTION THAT WE APPLY WHATEVER FUNDS ARE LEFT TO THE CITY OF LAS VEGAS/DPD HOUSING ASSISTANCE PROGRAM. I don't have that figure.

COUNCILMAN LURIE: How much is that, Richard?

COUNCILMAN LEVY: Well, it's less than 400. About 340, I think. No, 280. 280 something?

RICHARD BLUE: 324,936.

COUNCILMAN LEVY: You keep giving me wrong numbers, Richard. I would just say whatever's left because I think Richard is wrong.

RICHARD BLUE: You said whatever's left, right?

COUNCILMAN CHRISTENSEN: Yes, you had 591,599. We took 250,000 off it which leaves 341.

COUNCILMAN LEVY: And then took off another 63.

COUNCILMAN CHRISTENSEN: 63,750.

CITY MANAGER HALL: 277,849.

COUNCILMAN LEVY: Thank you.

MAYOR BRAIRE: About what it was last year.

COUNCILMAN CHRISTENSEN: That's a better number.

MAYOR BRAIRE: About what it was last year, right? Anybody nodding. It's about what we had last year.

COUNCILMAN LURIE: Why don't we just to be on the safe side say 250,000 and put the rest in a contingency fund.

MAYOR BRIARE: Yes, you better have something in there.

COUNCILMAN LURIE: Just in case. Just in case there's readjustments to be made.

COUNCILMAN NOLEN: I'LL MAKE THE MOTION OF 250,000 INTO THIS CITY OF LAS VEGAS/DPD HOUSING PROGRAM AND THE BALANCE IN A CONTINGENCY FUND IN CASE THERE'S A PROBLEM.

MAYOR BRIARE: Comments?

COUNCILMAN LEVY: I'd just like -- before we close us and close our books, Councilman, didn't you have something on that motel regarding -- there was some contingencies on that -- the Real Estate Committee. Did we have that as part of ours?

COUNCILMAN NOLEN: Yes, that's part of --

MAYOR BRIARE: Mrs. Hawley, I don't know if that was made part of --

COUNCILMAN NOLEN: CREATION OF A REAL ESTATE COMMITTEE TO NEGOTIATE THE PURCHASE PRICE OF THE BUILDING.

MAYOR BRIARE: Okay, now are we together on the understanding that Councilman Nolen's MOTION WITH RESPECT TO ITEM 7? Cast your votes. Post. MOTION'S APPROVED. (Motion carried unanimously) Does that conclude --

RICHARD BLUE: Did you include in your many motions, the Indian Center and the Urban League?

MAYOR BRIARE: Yes.

COUNCILMAN NOLEN: That was in the first one.

MAYOR BRIARE: That was in the first one. Indian Center 33,577. Urban League 35,300.

COUNCILMAN NOLEN: 310.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 57

MAYOR BRIARE: I'm sorry, 35,310.

RICHARD BLUE: With those additional inclusions, it may be necessary to seek a waiver from HUD on the amount of dollars we have devoted in the category of Social Services and if I'm directed to do so, we will proceed.

MAYOR BRIARE: Before we conclude here, we better be -- Joann, I'm looking over at you here. There has been a question raised by staff that the -- it's conceivable that the Federal Government would not approve that item which we unanimously approved today. I think -- there's no need to comment, Joann, I just wanted to let you no that there could be a problem on that. Am I correct in making that statement? I mean there could be. I'm not looking for any, I guarantee you, but I do want to know -- I wanted to make this clear that if there is a problem coming up, we better address it and get it clarified and I don't think any of you Councilmen disagree with me on that. Notwithstanding, we support you enough that we wanted to go ahead and take a stab at it.

COUNCILMAN CHRISTENSEN: If it has a problem then we --

MAYOR BRIARE: That goes on to say about these other committees and so forth. Okay. I don't think we have any more votes, do we?

COUNCILMAN LEVY: We handed out all the money.

MAYOR BRIARE: It sure -- it sure has not been easy. It's been real tough and I don't look for things to get any better in the next 12 months either.

RICHARD BLUE: With your permission, I'd like to read into the record the final --

MAYOR BRIARE: Go ahead.

RICHARD BLUE: Okay. NEVADA BLACK CHAMBER OF COMMERCE 25,000, LAS VEGAS OIC THE UPTOWN MOTEL 250. CET OF NEVADA 100, NEDCO REVOLVING LOAN 150,000, NEIGHBORHOOD COMMERCIAL REVITALIZATION 65,279, THE ECONOMIC OPPORTUNITY BOARD SENIOR DAY CARE 40,000, CITY OF LAS VEGAS HOUSING ASSISTANCE 277,849, CATHOLIC COMMUNITY SERVICES OF NEVADA 250, WESTSIDE COMMUNITY DEVELOPMENT COMMISSION 38,429, POOR PEOPLE PULLING TOGETHER 50,381, CATHOLIC COMMUNITY SERVICES/SENIOR

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

IX. 2:00 P.M. - PUBLIC HEARINGS

D. TENTH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT ENTITLEMENT FUNDS.

PAGE 58

RICHARD BLUE:

COMPANION PROGRAM 86,491, BOYS & GIRLS CLUB
49,685, NEVADA ASSOCIATION OF LATIN AMERICANS
74,435, ECONOMIC OPPORTUNITY BOARD WESTSIDE
SENIOR CENTER 14,945, OPERATION LIFE HOUSING
COUNSELING 50,000 HELP THEM WALK AGAIN 50,000 --
HELP THEM WALK AGAIN FOUNDATION 50,000, OPERATION
LIFE BUILDING 63,750, LAS VEGAS INDIAN CENTER
33,559, LAS VEGAS URBAN LEAGUE 35,310.

END OF EXCERPT

AGENDA*City of Las Vegas* May 16, 1984

0278

BOARD OF CITY COMMISSIONERS
COMMISSION CHAMBERS • 400 EAST STEWART AVENUE

Page 36

PHONE 386-6011

ITEM

Commission Action

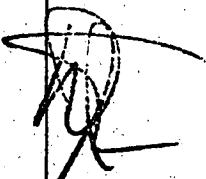
Department Action

X. COMMUNITY PLANNING & DEVELOPMENT DEPARTMENT
HAROLD P. FOSTER, DIRECTOR

The items listed below, where appropriate, have been reviewed by the various City departments including sanitary sewer, storm drainage, Traffic Engineering, Engineering Services, Fire and Building, and their comments and/or recommendations and requirements incorporated into the action.

All zoning items shall conform to the following general conditions:

1. Conformance to the plot plan and elevations;
2. 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 underground sprinkler systems shall be cause for revocation of a business license;
3. Submittal of a landscaping plan prior to or at the same time application is made for a building permit, license, or prior to occupancy;
4. All mechanical equipment, air conditioners and trash areas shall be screened from view from the abutting streets. (Excluding single family development);
5. Satisfaction of City Code requirements and design standards of all City departments.
6. Approval of the parking and driveway plans by the Traffic Engineer.

APPROVED AGENDA ITEM

AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

0279

City of Las Vegas May 16, 1984

BOARD OF CITY COMMISSIONERS

Page 37

COMMISSION CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Commission Action

Department Action

X. COMMUNITY PLANNING & DEVELOPMENT DEPARTMENT
HAROLD P. FOSTER, DIRECTOR (CONTINUED)

7. Repair any damage to the existing street improvements resulting from this development as required by the Department of Engineering Services.
8. Provision of fire hydrants and water flow as required by the Department of Fire Services.

All subdivision items shall conform to the following general conditions:

Tentative Maps:

1. 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 (12) months of the approval of the tentative map, or an extension of time up to one year, is not granted for the tentative map, a new tentative map must be filed.
2. Street names to be provided in accord with the City's Street Name Policy.
3. Subject to all conditions of City departments and State Subdivision Statutes.

Final Maps:

1. Conformance with the tentative map.

All Vacations shall conform to the following general conditions:

1. Reservation of easements for the facilities of the various utility companies together with reasonable ingress thereto and egress therefrom.

APPROVED AGENDA ITEM

AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

0281

City of Las Vegas

May 16, 1984

BOARD OF CITY COMMISSIONERS

Page 38

COMMISSION CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Commission Action

Department Action

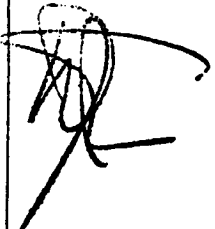
X. COMMUNITY PLANNING & DEVELOPMENT DEPARTMENT
HAROLD P. FOSTER, DIRECTOR (CONTINUED)

2. Conformance to code requirements and design standards of all City departments.
3. Vacation shall not be recorded until all of the above conditions have been met.

All Variances and/or Use Permits shall conform to the following general conditions:

1. Conformance to the plot plan and elevations;
2. Satisfaction of City Code requirements and design standards of all City departments.

APPROVED AGENDA ITEM



AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas May 16, 1984

0281

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

Page 39

ITEM

Council Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

657 A. SATELLITE PARKING - SP-1-84 - ABLE LOCK
AND KEY

Request for Satellite Parking on property
located at 1911 E. Charleston Boulevard,
C-2 Zone.

Planning Commission recommends APPROVAL
(4-0-1 vote).

Staff Recommendation: APPROVAL

Levy -
APPROVED as recom-
mended.
Unanimous

Clerk to notify &
Planning to proceed

Scot Bugbee
appeared on behalf
of the application.

APPROVED AGENDA ITEM



To: The City Council
Re: Community Planning and Development Agenda Item
May 16, 1984 City Council Agenda

X.

A. SATELLITE PARKING - SP-1-84 - ABLE LOCK AND KEY COMPANY

The request by Able Lock and Key Company is to allow 11 required parking spaces to be located on their adjoining property to the south of the alley. Their existing operation is at 1911 E. Charleston Boulevard and has 18 parking spaces where only seven are required. They are now proposing to construct an annex for storage and additional office area across the alley to the north. That site has 10 spaces and a total of 21 are required for the new facility. The close proximity of the satellite parking should make it a workable situation.

PLANNING COMMISSION RECOMMENDATION: APPROVAL

STAFF RECOMMENDATION: APPROVAL

AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas May 16, 1984

0283

Page 40

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

657

B. EXTENSION OF TIME - Z-23-79 - LOUDERMILK
INVESTMENTS

Extension of Time on property generally
located on the northeast corner of Smoke
Ranch Road and Jones Boulevard, R-1 Zone
(under Resolution of Intent to C-1).

Planning Commission unanimously recommends
APPROVAL, subject to the following conditions:

1. Extension of Time shall be limited to
a one-year time period.
2. Conformance to all ordinance amendments
enacted subsequent to the original
approval.

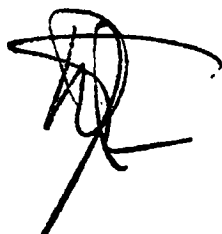
Staff Recommendation: APPROVAL

Lurie -
TABLED
Unanimous

6/6/84 Agenda

Applicant not
present

APPROVED AGENDA ITEM



To: The City Council
Re: Community Planning and Development Agenda Item
May 16, 1984 City Council Agenda

X.

B. EXTENSION OF TIME - Z-23-79 - LOUDERMILK INVESTMENTS

This is the sixth request for an extension of time for this proposed shopping center. The applicant needs additional time to construct this development.

PLANNING COMMISSION RECOMMENDATION: APPROVAL - Subject to a one-year time limit.

STAFF RECOMMENDATION: APPROVAL - Subject to a one-year time limit.

AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas

May 16, 1984

0285

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

Page 41

ITEM

Council Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

701

C. EXTENSION OF TIME - Z-28-79 - WESTLAND MALL
DEVELOPMENT COMPANY

Extension of Time on property generally
located on the southwest corner of Arville
Street and Del Rey Avenue, C-1 Zone (under
Resolution of Intent to R-PD8).

Planning Commission unanimously recommends
APPROVAL, subject to the following conditions:

1. Extension of Time shall expire April 18,
1985.
2. Conformance to all ordinance amendments
enacted subsequent to the original
approval.

Staff Recommendation: APPROVAL

Levy -
APPROVED Extension
to 12/31/84.
Unanimous

Clerk to notify &
Planning to proceed

Saul Jacobs appeared
on behalf of the
application.

APPROVED AGENDA ITEM



To: The City Council
Re: Community Planning and Development Agenda Item
May 16, 1984 City Council Agenda

X.

C. EXTENSION OF TIME Z-28-79 - WESTLAND MALL DEVELOPMENT COMPANY

This is the fifth request for an extension of time for this planned development. The applicant indicates economic conditions have caused the delay of this project.

PLANNING COMMISSION RECOMMENDATION: APPROVAL - Subject to a one-year time limit.

STAFF RECOMMENDATION: APPROVAL - Subject to a one-year time limit.

AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas

May 16, 1984

0287

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

Page 42

ITEM

Council Action

Department Action

X.. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

709

D. C-D USE REVIEW - CD-1-84 - CUSTOM LEATHER,
INC.

C-D Use Review to convert a portion of the
existing building into a dog grooming
business on property located at 3216 West
Charleston Boulevard, C-D Zone.

Planning Commission unanimously recommends
APPROVAL, subject to the following conditions:

1. No exterior runs or kennels shall be
permitted.
2. No overnight boarding of animals shall
be allowed.

Staff Recommendation: APPROVAL

Levy -
APPROVED as recom-
mended, subject to
conditions.
Unanimous

Clerk to notify &
Planning to proceed

APPROVED AGENDA ITEM



To: The City Council
Re: Community Planning and Development Agenda Item
May 16, 1984 City Council Agenda

X.

D. C-D USE REVIEW - CD-1-84 - CUSTOM LEATHER, INC.

The request is to allow a dog grooming business as a permitted use in the C-D zone. Presently the C-D zone allows veterinarian operations which are somewhat similar. The applicant is proposing to locate this use at 3216 W. Charleston Boulevard.

PLANNING COMMISSION RECOMMENDATION: APPROVAL - Subject to no overnight boarding of animals nor allowing exterior exercise areas or kennels.

STAFF RECOMMENDATION: APPROVAL - Subject to no overnight boarding of animals nor allowing exterior exercise areas or kennels.

AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas

May 16, 1984

0289

CITY COUNCIL

COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

Page 43

ITEM

Council Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

709

E. PLOT PLAN REVIEW - Z-30-74 - THE MEADOW
SCHOOL

Plot Plan Review to operate a private elementary school (grades K-8) for a period of two years and to waive the off-site requirements on property generally located on Meadows Lane, approximately 600' west of Decatur Boulevard, C-2 zone.

Planning Commission unanimously recommends APPROVAL, subject to the following conditions:

1. The use shall cease in two years.
2. Conformance to the requirements of the Department of Fire Services.

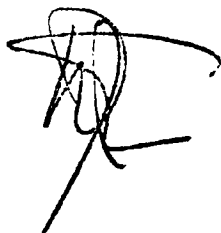
Staff Recommendation: APPROVAL

Levy -
APPROVED as recommended.
Unanimous

Clerk to notify &
Planning to proceed

Rick Truesdell
appeared on behalf
of the application.

APPROVED AGENDA ITEM



To: The City Council
Re: Community Planning and Development Agenda Item
May 16, 1984 City Council Agenda

X.

E. PLOT PLAN REVIEW - Z-30-74 - THE MEADOW SCHOOL

The request is for a plot plan review to allow a new private elementary school (grades K-8) for a period of two years on the undeveloped portion of the automobile storage area for the Fletcher Jones new car agency on Meadows Lane approximately 600' west of Decatur Boulevard. Meadows Lane abuts this portion of the property along the north side and is presently unimproved. The applicant is requesting a waiver of the off-sites because this use will be only temporary at this location. Presently the pavement on Meadows Lane terminates at the northeast corner of this property. The school would utilize portable classrooms similar to those used by the School District. Also, the school is seeking an arrangement to use a portion of the adjoining paved parking area on the Fletcher Jones site for the required 13 spaces for this operation. If such an arrangement is possible, it will be workable and will eliminate the cost to the school of paving on-site spaces.

PLANNING COMMISSION RECOMMENDATION: APPROVAL

STAFF RECOMMENDATION: APPROVAL

AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas

May 16, 1984

0291

Page 44

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

710

F. ZONE CHANGE - Z-27-84 - JAE K. AND SHIN S. WEE

Reclassification of property located at
1217/1219 San Pedro Drive.

From: R-2 (Two Family Residence)

To: P-R (Professional Offices & Parking)

Proposed Use: Dental Laboratory

Planning Commission unanimously recommends
APPROVAL, subject to the following condition:

1. Resolution of Intent shall be restricted
to a twelve (12) month time limit.

Staff Recommendation: APPROVAL

PROTESTS: 0

Lurie -
APPROVED, subject
to conditions.
Unanimous

Clerk to notify &
Planning to proceed
Mr. Wee and
Carl Lovell, Atty.,
appeared on behalf
of the application.

APPROVED AGENDA ITEM



To: The City Council
 Re: Community Planning and Development Agenda Item
 May 16, 1984 City Council Agenda

X.

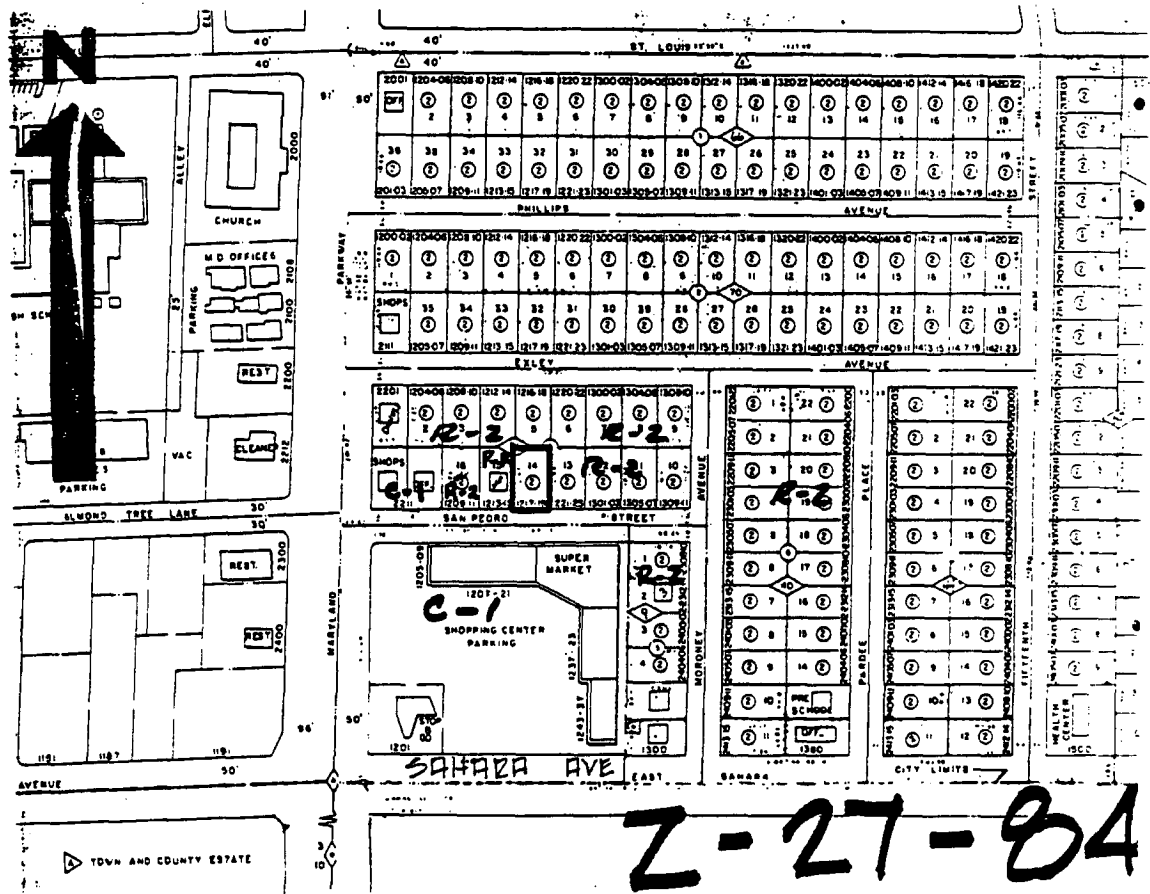
F. ZONE CHANGE - Z-27-84 - JAE K. AND SHIN S. WEE

The request is to rezone this property from R-2 to P-R for a dental laboratory. This property was approved for P-R in 1969 but the resolution expired. There is P-R zoning immediately to the west. The request is in accordance with the P-R pattern for this segment of San Pedro Drive. There is a shopping center across the street to the south which fronts on Sahara Avenue and Maryland Parkway. The dental laboratory operation is not a permitted use in the P-R zone and the applicant has submitted a variance application that was approved by the Board of Zoning Adjustment at its last meeting, subject to the P-R zoning being approved.

PLANNING COMMISSION RECOMMENDATION: APPROVAL

STAFF RECOMMENDATION: APPROVAL

PROTESTS: 0



AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas

May 16, 1984

0293

Page 45

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

G. VARIANCE - V-45-84 - JOHN RIBEIRO

To allow two (2) free-standing signs, one thirty square feet (30') and one twenty-five square feet (25') where fifteen square feet (15') is the maximum size permitted on properties located at 2810 and 2820 West Charleston Boulevard in Zoning District C-D (Designed Commercial).

Board of Zoning Adjustment unanimously recommends APPROVAL.

Staff Recommendation: APPROVAL

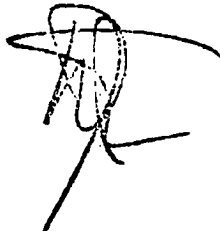
PROTESTS: 2

Levy -
APPROVED as recom-
mended
Unanimous

Clerk to notify &
Planning to proceed

Jay Thomas appeared
on behalf of the
application.

APPROVED AGENDA ITEM



To: The City Council
 Re: Community Planning and Development Agenda Item
 May 16, 1984 City Council Agenda

IX.

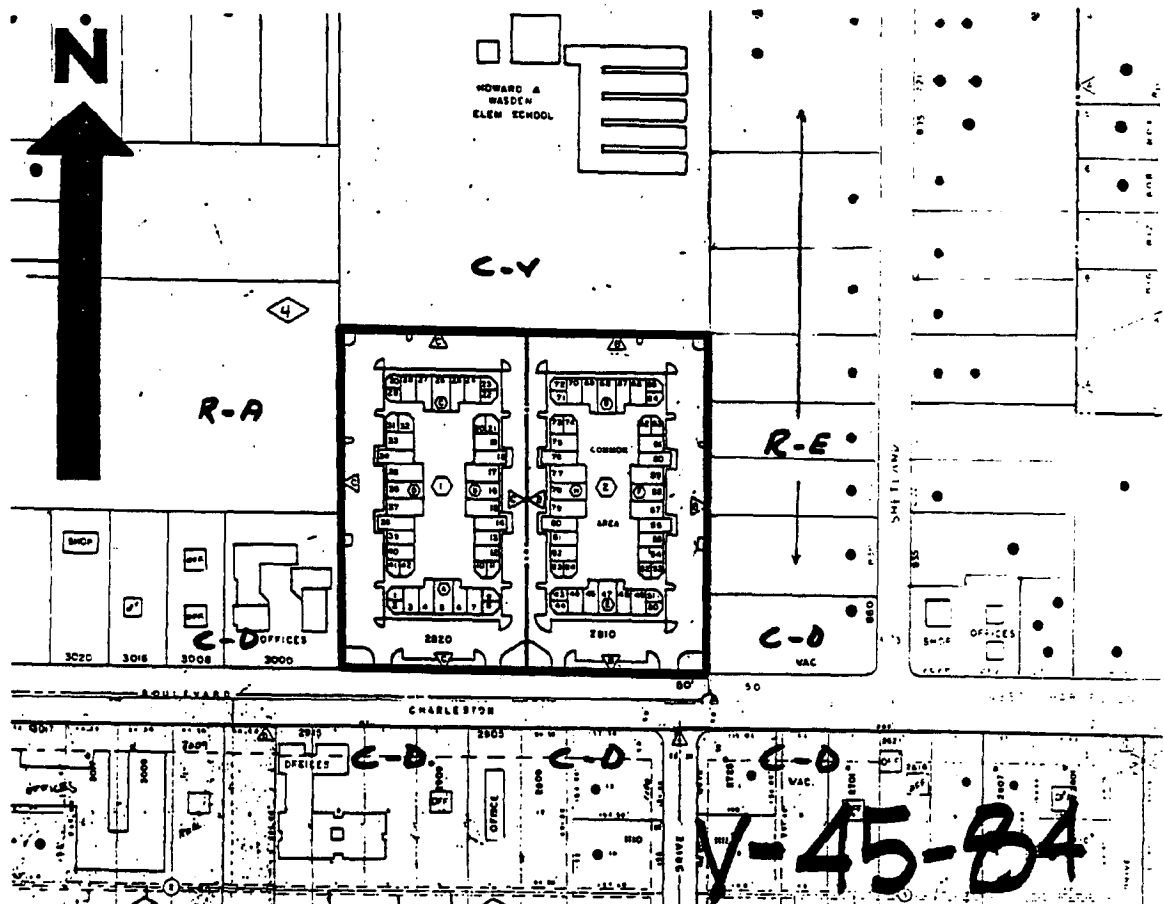
G. VARIANCE V-45-84 - JOHN RIBIERO

This item is before you for final decision because it involves a variance in the C-D zone. The request is to allow a 30 square foot sign and a 25 square foot sign where 15 square feet is the maximum size permitted for each sign. These signs are for the Quail Park development at 2810 and 2820 W. Charleston Boulevard. Each property is approximately five acres in size. The 30 square foot sign will be on the westerly parcel and will advertise the Security Bank of Nevada and the 25 square foot easterly sign will advertise the executive office for the development.

BOARD OF ZONING ADJUSTMENT DECISION: APPROVAL - Due to the size of each property, the signs are compatible.

STAFF RECOMMENDATION: APPROVAL

PROTESTS: 2 - Letters



AGENDA

City of Las Vegas

May 16, 1984

0295

Page 46

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)H. ZONE CHANGE - Z-26-84 - S.F.S. INVESTMENT
COMPANY, ET AL

Reclassification of property generally
located on the north side of Cory Place,
between Upland Boulevard and Mohawk Street.

From: R-1 (Single Family Residence)

To: R-CL (Single Family Compact Lot)

Proposed Use: Medium Low Density Detached
Single Family Residences

Planning Commission unanimously recommends
APPROVAL, subject to the following conditions:

1. Resolution of Intent shall be restricted
to a twelve (12) month time limit.
2. Amend the application to exclude the
south 132.5'.
3. R-1 setbacks shall apply to all R-CL
lots.
4. Provide temporary paved access to
Upland Boulevard as required by the
Department of Engineering Services.
5. Increase the width of the proposed
buildings for proper utilization of
the building sites as required by the
Department of Community Planning and
Development.
6. Approval of the revised building
elevations by the Department of
Community Planning and Development.

Staff Recommendation: APPROVAL - Subject to
the south row of lots
on Cory Place remaining
R-1 and all other lots
having a minimum width
of 60'.

PROTESTS: 7

Lurie -

APPROVED, subject
to conditions and
with the following
additional condi-
tions:

1. Houses to be a
minimum of 1200 sq.
ft.

2. Paving to be
done on Cory to
Mohawk and on Mohawk
to Charleston with
the approval of
staff.

Motion carried with
Levy abstaining.

Clerk to notify &
Planning to proceed

Dan Keiserman
appeared on behalf
of the application

Bob Rosequist
appeared and repre-
sented the seller.

Protestant:

Nita Burrows

APPROVED AGENDA ITEM

To: The City Council
 Re: Community Planning and Development Agenda Item
 May 16, 1984 City Council Agenda

X.

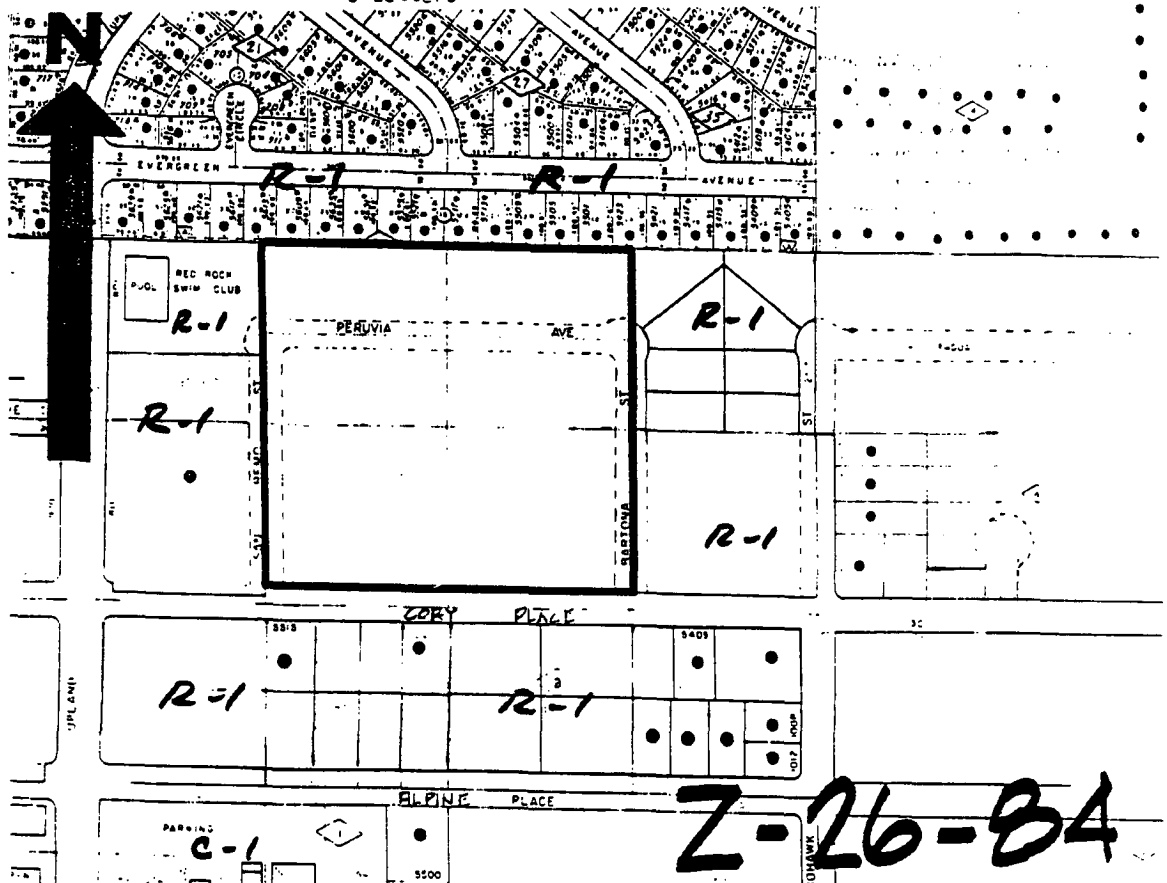
H. ZONE CHANGE - Z-26-84 - S.F.S. INVESTMENT COMPANY, ET AL

The request is to rezone this 10 acre site from R-1 to R-CL for a 58 lot single family subdivision. An application for R-CL zoning on this property was denied in December 1983. That request was originally for 84 lots and was later modified to 77. The lot widths involved in this application are for 67' wide lots on the north side of Cory Place with the remainder to the north being approximately 50' in width. The density will be at 5.8 units per gross acre. The surrounding area is all zoned R-1. The abutting lots to the north were developed many years ago with 60' lot frontages. To the east some of the vacant land has been divided into R-1 lot sizes and further east there is scattered R-1 development. A portion of the area to the south has been developed on an R-1 basis and there is a home and the Redrock Swim Club existing to the west with each being on 2-1/2 acre sized parcels. The developer indicated the homes would be one and two story and in the \$80,000 price range. Further, the elevations and the layout would be revised to increase the width of the homes so the appearance would be of a larger home. At the Planning Commission meeting staff recommended the row of lots along the north side of Cory Place be deleted from the application so they would remain R-1 and all other lots to the north have a width of approximately 60'. This would result in a reduction of 8 lots from 58 to 50. The developer was in agreement to the row of R-1 lots along Cory but was not in agreement to increasing the lot width to the north. The Planning Commission felt the lot sizes as proposed by the developer would be compatible with the area.

PLANNING COMMISSION RECOMMENDATION: APPROVAL - Subject to the application being amended to retain a row of R-1 along the north side of Cory Place.

STAFF RECOMMENDATION: APPROVAL - Subject to the row of lots on Cory Place remaining R-1 and all other lots having a minimum width of 60'.

PROTESTS: 7 - 4 Persons spoke at the Planning Commission meeting
 3 Letters



AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas May 16, 1984

0297

Page 47

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE

PHONE 386-6011

ITEM

Council Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

720

I. REQUEST OF KAREN ROBINSON ON BEHALF OF
YOUTH MANOR - V-70-81

Request to increase the number of youths from ten (10) to twenty (20) on the approved variance which allowed a group home for adolescents (ages 12 to 17) with outside recreational use where such outside use was not permitted on property located at 2607 W. Charleston Boulevard in Zoning District C-D (Designed Commercial).

Board of Zoning Adjustment recommends
APPROVAL (3-1 vote).

Staff Recommendation: APPROVAL

PROTESTS: 18

Christensen -
DENIED
Unanimous

Clerk to notify

Karen Robinson,
Jim Perlowski,
Mark Risman, Atty.,
appeared on behalf
of the application.

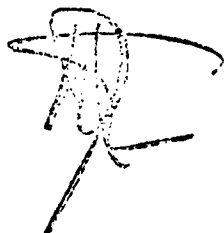
Protestants:

Richard Francisco
1110 Strong Dr.

Paul Schofield, Atty
represented
Mr. & Mrs. Dart

Matt Hayes

APPROVED AGENDA ITEM



To: The City Council
 Re: Community Planning and Development Agenda Item
 May 16, 1984 City Council Agenda

IX.

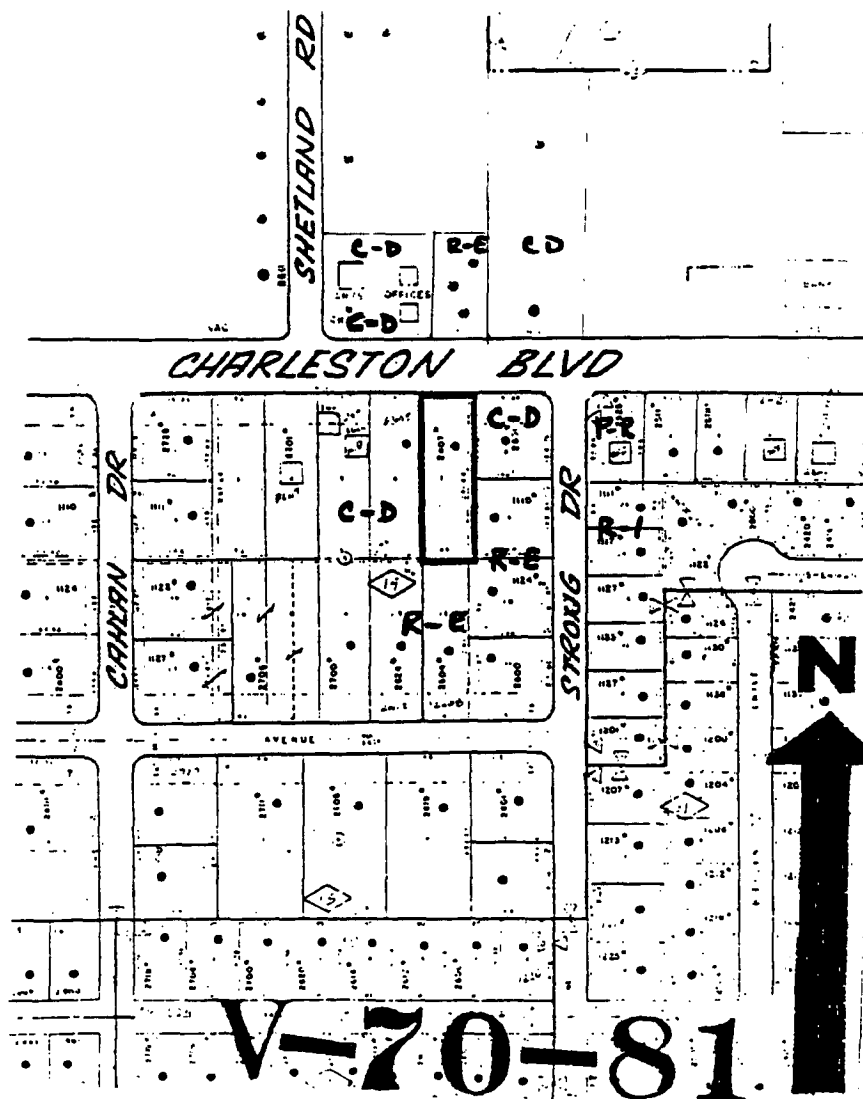
I. REQUEST OF KAREN ROBINSON ON BEHALF OF YOUTH MANOR - V-70-81

This involves a request by Youth Manor to increase the number of youths from 10 to 20 on the approved variance for this group home for adolescents (ages 12 to 17) at 2607 W. Charleston Boulevard in zoning district C-D. Youth Manor is a residential facility which provides counseling for drug, alcohol or family problems. Initially the application was approved subject to a six month review which was conducted and the operation was subsequently permitted to continue with no further review because there were no complaints or problems associated with the use. The property is almost a half acre in size and the rear 150' was not to be used in connection with this operation. At the Board of Zoning Adjustment meeting several adjoining property owners appeared in protest indicating there has been some noise from the youths until 10:00 P.M. or 11:00 P.M. and they occasionally use the rear 150'.

BOARD OF ZONING ADJUSTMENT DECISION: APPROVAL - The increase would be compatible due to the size of the property.

STAFF RECOMMENDATION: APPROVAL

PROTESTS: 18 - Petition with 12 property owners
 3 Persons spoke at the BZA meeting
 3 Letters



EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 1

CHAIRMAN BUGBEE: Request of Karen Robinson on behalf of Youth Manor to increase the number of youths from ten to twenty on the approved variance which allowed a group home for adolescents (ages 12 to 17) with outside recreational use where such -- (a lot of noise) Could you hold it down, please as you walk out. We're still trying to conduct a meeting. Okay -- where such outside use was not permitted on property located at 2607 West Charleston Boulevard in Zoning District C-D. Mr. Foster.

HAROLD FOSTER: This is located -- second lot west of Strong Avenue on the south side of Charleston Boulevard in the C-D Zone. It was approved in 1981 by the City Council through an appeal and it was with a six-month review. They did have the review and found there were no particular problems with it and it's been allowed to continue. They are now proposing to double the size of the number of youths being cared for on the premises. The property backs up to residential to the south and to the southeast. On the original approval, the south 150 feet was not to be used in connection with the operation. There is a fence along it and it's just a vacant part of the lot. The building is on the north portion. I understand they are proposing to convert the garage to a -- for residential purposes. There was a requirement of four off-street parking spaces being provided. If this is approved, we think that the minimum of four parking spaces should be provided unless the Board feels that some additional spaces should be also established. In terms of staff's recommendation, it has existed for several years with no apparent problems or complaints that staff is aware of from the residents. We don't know if the increase would necessarily generate any additional problems. We feel it's a relatively large piece of property. The increase from ten to twenty, we feel, could be accommodated. So for that reason, staff would recommend APPROVAL of the request WITH THE CONDITION THAT THE ADDITIONAL TWO PARKING SPACES THAT THEY ARE ELIMINATING THROUGH THE GARAGE CONVERSION ALSO BE PROVIDED. We have two protests on record.

CHAIRMAN BUGBEE: Yes, sir.

MARK RISMAN: Mark Risman, Attorney, 101 Convention Center Drive, Suite 900. I just would like to point out two distinctions between this petition from some of those that filed previously. The first and most important, I think, is that the staff has approved this proposal. It does meet staff's recommendation. The second thing, I think, that

X. /.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 2

MARK RISMAN: ... needs to be distinguished is this is a commercially-zoned property. It is not a residential area. It is not zoned as a residential area. So, for those two reasons alone, we would request that this board follow the staff's recommendation. The third thing I'd like to add, and it will be explained better by the people standing behind me, is the type of enterprise that this is. I happen to know Chairman Bugbee through his work with Jaycees and this is the type of project that Jaycees and other such activities and organizations have been involved in. It's a venture by free-enterprise system to take some of the burden off the County and State rolls in helping families work together to solve the problems of the youth. I became involved because I noticed a fine board of fellow professional people involved and working hard, not just lending their names, but working hard to make this project a success and I've been enriched by working with these people and maybe they can describe a little bit more some of the logistics and benefits of this program, but again we're in a commercial zone and staff, after review, has approved the recommended request.

KAREN ROBINSON: I'm Karen Robinson. I'm the Program Director of Youth Manor and I've been there since the inception of the Program. We've never had any formal complaints issued, I'd like to state that. I understand there's been some made today -- I heard through the grapevine, but they're not still formal. We are inspected every three months by the Fire Department, Clark County Juvenile Court Services, Las Vegas City Licensing and the Health Department. We're always inspected and we've always met all of those inspections. After what happened to poor Jose, I'm going crazy.

COMMISSIONER GILES: What preparations have you made to double your occupancy?

KAREN ROBINSON: Okay. As the house stands right now, we can house the twenty kids. We are approved. I've already talked to Liz Newborn -- three months. She has the licensing over there under Jerry Cahill. We want to enclose the garage so we have a larger activity space. If we make -- it's a five bedroom, two bathroom house as it stands. It'll be adding another bathroom in the garage and turning that into an activity room. That way we convert all the bedrooms into dormitories and still have enough space for the kids inside, not actually play, they watch TV. We have teenagers 13 to 18.

COMMISSIONER GILES: Do you have any time guides in mind for your outdoor usage, particularly the backyard?

KAREN ROBINSON: Okay. The outdoor usage is on that permit because we were told originally -- we tried to do things right and make sure we didn't run into any conflicts as far as rules and regulations. We do have contracts with different agencies and with Clark County to service. The original -- I forgot the question.

COMMISSIONER GILES: What do you use in the backyard? How often do you use the backyard?

KAREN ROBINSON: Okay. The backyard is used for children that have permission from their parents to smoke. There's a smoking area provided on our back patio and it's also used to play frisbee. We do not use it for anything else. We'd like to have a picnic table, but we haven't had one made yet. We had to have the permit to use the backyard if we're going to have the kids walk outside the back door, we were originally told so that's why we had to request that.

CHAIRMAN BUGBEE: Yes, sir.

JIM PERLOWSKI: My name is Jim Perlowski, certified public accountant, and I live at 6509 Shawnee. I do the financial statements and publish financial statements for Youth Manor. I became involved with Youth Manor through Juvenile Court which referred our daughter there and I guess I caught what you might call, "Youth Manor Fever." So, I've become deeply involved with the organization and currently consultant and advisor to Karen for any future problems that may arise. I'd like to present, if I may, a document with six signatures of local people and neighbors to Youth Manor who would like to show and agree that they would like to increase this to twenty. The organization is well run. We have good people involved and we really believe in it and I'd like to see it approved.

CHAIRMAN BUGBEE: Thank you.

JOE O'CONNELL: My name is Joe O'Connell. I live at 5377 Barrel Springs Way. I'm a parent of a 13 year old boy who just spent 8 weeks at Youth Manor and just got out of the program last Friday. He's in 7th grade and I'd just like to say that my son is typical of the kids that go there and for 7 years he's had trouble in school with every teacher

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 4

JOE O'CONNELL: he's ever had. They have a section in the report card -- I'm sure if you're all parents, you're familiar with -- that shows conduct and they have a bunch of sections under it. My kid had checks in almost everything imaginable for 7 years and not only that, but the day before he went into Youth Manor, the principal of his school called me and said that she was going to kick him out of school. I heard about Youth Manor from my friend and I went to the teacher -- the principal and asked her, "If I put him in this program, would you give him another chance " and she said, she would. We put him in the program and to make a long story short, after six weeks in the program he got a report card and it was the very first time in 7 years in school that he had totally satisfactory remarks under the conduct sections; the very first time. I feel that this program is very successful for my son and today I visited the principal and his teacher and they were talking to me, not because he was a problem, but because they wanted him to come back the next year and join the government council and I'm suppose to work with him now to get him active in that. And, I just want to make that known to you because I know they're trying to improve and increase the size of their work force and what they're doing with these kids. If they were successful with my kid, I'm sure I'd like to see more people have a chance to have their kids go there and the more kids that can go there I think the better for Las Vegas. And, I'm also a law enforcement officer and I was quite concerned about the supervision at this place, especially when I heard that there were troublesome kids there. I was very impressed after the second or third night that I spent there that these children are very well supervised and they go to bed at regular hours and any kind of problem is handled immediately, properly, expeditiously and with the cooperation of all the juvenile authorities, including the Metropolitan Police. I think it's an excellent establishment. I think it's a credit to Las Vegas and if they can improve it by increasing the number of kids they can reach, I think you ought to help them do it if you can. Thank you. (Applause)

CHAIRMAN BUGBEE:

I'm going to open this up for some rebuttal now -- some opposition.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-7D-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 5

MONTY BRANDT: My name is -- my name is Monty Brandt and I have been on the Clark County Child Welfare Licensing Board at one time. I've retired from that at least four or five years ago. As the comments were made, I guess we should have hired a lawyer, but anyway the comment was made that this property had been used in this fashion for a long time. I would like to ask you how long you have been there?

KAREN ROBINSON: Two and a half years.

MONTY BRANDT: Well, we were only notified six months ago that you would get a temporary thing and --

KAREN ROBINSON: That's not true. If you listened to the beginning, it was appealed in the beginning.

MONTY BRANDT: It was appealed and we were not notified. None of the neighbors were notified, none were notified that we were -- that this was going to be made permanent for ten people. We are here tonight to object to that twenty. I'd like to also know what -- you're saying you have five bedrooms, but that house is not that large. So how many feet do you have -- square feet do you have?

CHAIRMAN BUGBEE: I think what -- you just put those remarks out instead of kicking this back and forth and she'll have a chance for rebuttal.

MONTY BRANDT: Alright.

CHAIRMAN BUGBEE: You just ask what you want to ask.

MONTY BRANDT: Alright. The -- on your list, I have a list of 14 houses -- I believe you will find that you have one for 2706 Ashby. We also have one from 2706 Ashby That is the case of where the husband signed our paper objecting and the wife, because she has a child that had been there, she signed the other way. So I don't think you could either count one or the other on that one. I'm objecting principally because of the value. I have been trying to get my taxes lowered. They are so high on Ashby and I have been trying and they keep telling me that the value is so high, but if you bring in this kind of a school, no matter how good it does, into this area, you are lowering my property taxes. So I'm wondering if I can't -- if you go ahead and do it, then will you sign things that I can lower my taxes?

CHAIRMAN BUGBEE: Yes, sir.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 6

RICHARD FRANCISCO:

My name is Richard Francisco and I'm in extreme opposition to this. I have no opposition to an organization such as Youth Manor. I spoke against this at the initial meeting. I reside at 1110 Strong Drive, which is exactly -- I am east and adjacent to the property. I'm the closest one of any individual, other than the property owner which would be to the west of there whom I do not know, and I have a very close relationship with this organization as far as being within earshot and seeing what goes on and to hear a gentleman who is an officer of the law who has a child that was in there -- I don't know why his child was in there. It's none of my business why. I'm glad his child came out good, but I'm fearful of and what I do object to is, in the late evening hours up to 10 and 11 at night there is noise going on. They are playing in the backyard. They do play in the open lot that they were told they could not play in on numerous times behind my home. I'm in my backyard -- I have no privacy in my backyard. I have a half acre lot. My house is a \$250,000 home which I put a lot of money in. I waited two years to move into this area and it's a very old established prestigious area which I'm very proud to live in and very happy to be there. My objection to this when we first started talking about Youth Manor and which I thought we were going to be invited back because I talked to Mr. Lurie -- Ron Lurie and he told me that it was a temporary six-month thing and we would be notified and we never were notified and I put that in my letter which I sent to each and every one of you. I don't know if you received it or not. Thank you. And, the problem that I'm looking at now is not only are they noisy -- and there are a lot of problems over there. They make it sound like it's a nice little place. They have a parking problem. Before I left to come to the meeting, I drove over there. There were six vehicles parked in front on the lawn. They do not have the proper entrance and exit to the property. They have to back out onto Charleston. The same people own that piece of property, which is the second house up on Charleston, own the same corner lot -- corner house which is zoned either P-R or commercial. They have an accounting firm in there and everything and they're parking in front of my home which is a residential area. We have an entire parking problem on that whole corner there, so there are a lot more objections and a lot more problems; plus looking at this map, it appears to me that if they want 20 people here that

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 7

RICHARD FRANCISCO: they're going to be moving back into the neighborhood or go up to two stories. Mr. Risman's speech was wonderful about it being a commercial area, but there's a lot of commercial property. I'd be happy to sell them some of mine and they can move it out there and build the building; I'd be more than happy to. It's admirable to talk about it, but Mr. Risman doesn't live exactly where I do and he's an attorney and I'm not. I'm a homeowner and I'm a very happy resident of that area and I would like to stay there and I intend to stay there. So that's the way I feel about Youth Manor and I have nothing against the people there or the project. I just think it's in the wrong location and to try to make 20 people into an area that can't even house 10 now properly -- if they can house 10 properly, they wouldn't be out in the backyard all the time playing and also, not only in that property but the vacant lot behind that. My fence has been broken into about four times. I've had to reinforce it on the inside. I never had that problem before Youth Manor came there and there's a lot of elderly people in that neighborhood. It's not for youths. For Mr. Risman to say that it's a commercial area, it's wonderful, but there's a lot of other commercial area in town and I understand the other people that were up speaking, such as the people from Bonanza Village and so forth, they did have a valid argument, everyone does. But I feel that this is not the proper place for this to be in and also to be expanded. Thank you for your time.

CHAIRMAN BUGBEE: Thank you. Yes, ma'am. We'll hear from one more.

SHANNON CONNELL: Yes. My name is Shannon Connell, 1110 Strong Drive also. I just have a couple of things. Also, it's not really that I'm definitely opposed to Youth Manor, I think it's just the expansion. I don't think that there's room for it and I think the more noise and everything for a residential area, it's a little bit poor for our side of it. And, I have a letter from Dr. Kline, one of our neighbors, and it's brief and I'll give it to her as evidence. "Dear Mr. Mayor and Commissioners, I'm writing this letter in response to a notice I received regarding Youth Manor located at 2607 West Charleston. There is to be a hearing at which Youth Manor will ask to increase the number of their residents and to be allowed to give them outside recreational privileges. I am very opposed to this. The Youth Manor represents a very worthy cause, but there must be other areas of Las Vegas

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 8

SHANNON CONNELL:

that would be more suitable. This is an older quiet residential area which is why the residents chose to live here. The reason I moved here is because this is a prestigious established neighborhood. I should not be forced to tolerate the present conditions of noise and disturbance caused by the young people of Youth Manor. It would be unfair to me and the other residents to allow Youth Manor to increase their numbers and the accompanying problems. Please be aware of my very strong opposition on this matter. Sincerely, Doctor Kline." And I think that pretty much states what a lot of us feel that an increase would be detrimental to our private home life.

CHAIRMAN BUGBEE:

Thank you. Yes, sir. I'll hear one more than we'll turn it back to the --

LEO BORNS:

My name is Leo Borns. I live at 1125 Strong Drive and, of course, the ones that are here are among the same that were here when the facility was originally trying to locate. We have the same -- we have the same -- we voice the same complaints now as we did before and I think that the same complaints have been borne out over the period of years that they've been in here. My initial complaint was that I felt there was a moral thing here that was wrong. Other than the fact that it is commercial -- designed commercial, the most stringent zoning in commercial and so it really has to be looked at closely and -- but they're -- Strong Drive is a funnel for all the kids in that neighborhood. I'm talking about small children, grade school kids up to kindergarten through fifth -- excuse me, fifth grade and they walk up Strong and in front of this facility and they go to and from West Charleston which is now Howard Watson School. That was the moral thing that I brought up to begin with. I don't feel as though it is a good thing for those kids to have to pass in front of this facility twice a day during the school years. You know, there's enough troubled people out just walking the streets. You concentrate them in an area and, you know, I have no idea to what degree these children that they have in there or these youths in there have problems, but I've seen police cars at least once. In fact, Al Levy called me one time after this was approved -- it was -- I can't remember how many months after, and I said, "Well, you know, I haven't really heard anything, you know, I don't see anything. There's, you know, I don't pass by that place very much. I really don't pay that much attention to it," but one day I was pulling out of the

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 9

LEO BORNES:

driveway and it was just a few days before he called me to ask if I had any opinion on it one way or the other and I said, "Well, the only thing that I, you know, just what I said," but I backed out and I turned and as I was approaching Charleston, a police car ripped around the corner and slid to a stop -- he was on a radio. By that time I passed him and paused at the corner and there was a police car in front of this facility and I stayed there a short period of time just watching to see what was going to happen and pretty soon a helicopter was overhead. So I don't know what took place at that particular time. I don't care, but I reported that to Al Levy at that particular time. I don't know if -- there's helicopters been in the area many times since then. I don't know where they were. If they were over that facility or what. I still go back to the principal thing that I don't like about it and I just don't like, from a planning standpoint, a city operating standpoint, of these kids having to walk in front of something like that, whatever it might be. I just feel they're too tiny and you concentrate, whatever problem it might be, it's just something I don't think should be, and that's one of the concerns I had from the beginning. I think all of us have the same concerns. Nothing is changed. I hear complaints from these neighbors that I live with here and -- the same ones -- day in and day out and it's -- I just think they could locate some place where you have less stringent conditions that are required other than in a designed commercial, like a C-2 or C-1 or something of that nature, industrial, I don't know. There are other places to go. I -- like you say, I don't know what the facility here is really. It's a problem. There seems to be so many of these things.

CHAIRMAN BUGBEE:

Isn't there a crossing there at Strong for the kids to go to school?

No, no. They go up to Shetland and they cross over at Shetland. They go up to the next street. There's no -- Strong dead ends up there and then they turn and they go west. I lived there 16½ years at 1124 Strong. We raised three kids. They walked back and forth to school and, of course, they're all grown and gone.

CHAIRMAN BUGBEE:

So did mine. I lived on Strong too at one time, you know, 1280. So I built most of those houses. I just thought that -- you know, my office is just up the street there -- that's right.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 10

COMMISSIONER JUNIEL: I'm thoroughly confused now. We've allowed the same type almost facility -- well, we didn't allow -- couldn't come to any conclusion as to why they should be in a residential area. Now we have one in a commercial area -- it has to go some place.

CHAIRMAN BUGBEE: I'm going to -- can I close or just give these people some time for rebuttal? There's some questions and then we'll have a vote on this thing.

MARK RISMAN: First as to the allegations about the children passing the place. Unfortunately, in my own profession in the restaurant owner, shop owners, even the casino owner, I've heard of child molestation. I've heard of no accusations of any type of adverse or immoral activity in front of these young children as they're walking to school. I don't even see the gentleman's point. As far as there being enough room for the additional 10 children, I would like to defer to the expertise of your staff that determined there was enough room for this additional -- for these additional children to come in. As far as the type of area it is and this facility, right across the street, as you can see on the petition, there's a senior citizen home and they are in favor of this expansion that is before this board today. So there are other types of facilities. Whether one handles youths and the other handles some of our elderly citizens, but there is that type of activity in the neighborhood. The gentleman who first spoke says he explored the area for two years before moving in. Mr. Bugbee, you made a point earlier about Eastern being a noisy crowded area. Well, Charleston certainly is an area filled with traffic, filled with commercial enterprises, the senior citizens home across the street.

CHAIRMAN BUGBEE: Granted, but there's a lot of beautiful homes on Ashby, my friend, and that's what they're talking about.

MONTY BRANDT: And they're all high-priced, too.

MARK RISMAN: I agree, but this -- it abuts a commercial area and they realized that when they moved in. I just think, you know, with the recommendation of staff showing that there is adequate facilities, the people who have moved into the neighborhood knew it was a commercial area, the type of similar housing facility across the street with the senior citizens center. No validation of any

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 11

MARK RISMAN: complaints of any trouble that's occurred from this area. I would urge that this board follow staff's recommendations.

LEO BURNS: Can I say one more thing?

CHAIRMAN BUGBEE: No, you had your time there.

JIM O'CONNELL I would just like to add one thing. How unfortunate it is that Karen Robinson and her staff has to stand up and defend doing something good for our community. It's an unfortunate situation.

CHAIRMAN BUGBEE: You're getting a little bit out of line too. We've heard this. I don't really have to hear any more unless there's something --

KAREN ROBINSON: I would like to add -- we took a picture. This is the area behind the house. It is part of the property that we lease. We do not use it. We do send the kids out there for an extra "chore" as a punishment to clean out, and as you can see, it still has some bushes and tumbleweeds that need to be cleaned up. We do not use this area. It's the buffer zone that we agreed upon and it's been maintained that way.

CHAIRMAN BUGBEE: Thank you. I'm going to close the hearing.

MAN FROM AUDIENCE: I would like to say one thing since I live right behind them, please.

CHAIRMAN BUGBEE: I'm going to have to leave it this way. We've been sitting up here and everybody's had their opportunity. We've asked people to come up and sign in if they wanted to talk -- no, thank you, the hearing's closed.

MAN FROM AUDIENCE: Alright, thank you very much.

COMMISSIONER JUNIEL: Mr. Chairman, I think that most of these people have been here all night so they've heard what's gone on for other similar type applications and they were in residential areas. Now I'm -- actually I'm a little confused. I don't know what anybody wants now, but I'm going to MOVE FOR APPROVAL BECAUSE IT'S A COMMERCIAL AREA. WE DON'T WANT THEM IN THE RESIDENCES. WE DON'T WANT THEM IN COMMERCIAL, BUT I THINK IT'S MORE COMPATIBLE THERE THEN IT WOULD BE IF THEY ACTUALLY PUT IT ON STRONG STREET. SO, IT'S ABUTTING A RESIDENTIAL AREA AND I UNDERSTAND THAT AND I SYMPATHIZE WITH YOU AND I THINK YOU'VE HEARD

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 12

COMMISSIONER JUNIEL: ME TONIGHT DEFEND RESIDENTIAL -- DIDN'T WANT THIS IN THEIR NEIGHBORHOOD, BUT THIS ACTUALLY IS IN A COMMERCIAL ZONING. SO, IT'S ABUTTING THE RESIDENTIAL AND I UNDERSTAND THAT, BUT I DON'T KNOW WHAT ELSE CAN BE DONE SO I'M GOING TO MOVE FOR APPROVAL.

CHAIRMAN BUGBEE: Cast your vote, please. (MOTION CARRIED WITH A 3 TO 1 VOTE WITH MYERS EXCUSED)

MONTY BRANDT: How many feet are there? You never answered my question.

MARK RISMAN: How many square feet?

MONTY BRANDT: How many square feet are there in that house?

CHAIRMAN BUGBEE: I'll tell you why I didn't answer your question because the welfare people have investigated the house and they say it's capable of handling 20. That's all we're interested in.

MAN FROM AUDIENCE: Is that documented, sir?

CHAIRMAN BUGBEE: Yes, sir.

MAN FROM AUDIENCE: It is documented?

CHAIRMAN BUGBEE: They have to, to get a license.

MAN FROM AUDIENCE: Okay.

CHAIRMAN BUGBEE: That's the only way they can get the license, is document it.

DEPUTY CITY CLERK LeBOEUF: Mrs. Juniel, is that with conditions?

COMMISSIONER JUNIEL: WITH STAFF'S RECOMMENDATIONS.

HAROLD FOSTER: Yes, and this will go to the City Council on May 16th at 2:00 P.M. in these Chambers for final decision.

LEO BORNES: Just exactly what does that mean, because last time they told us we were going to -- six months, we were going --

HAROLD FOSTER: It will go to the Council -- before the Council -- this request for final decision on May 16th at 2:00 P.M.

EXCERPT - BOARD OF ZONING ADJUSTMENT MEETING - APRIL 26, 1984
ITEM 25. V-70-81 - KAREN ROBINSON ON BEHALF OF YOUTH MANOR

PAGE 13

MONTY BRANDT: Can we object?

LEO BORNS: Can we object at that time?

HAROLD FOSTER: Sure.

LEO BORNS: Pardon.

MONTY BRANDT: Can we object --

LEO BORNS: Can we bring formal statements and pictures of these people playing outside of their area?

CHAIRMAN BUGBEE: Whatever you want. Just prepare your case.

COMMISSIONER JUNIEL: Well, they're approved to play out there now, isn't that --

LEO BORNS: No, they're not approved to play outside. That's the problem, they don't stay in that area. They're out behind the lot that they're not --

COMMISSIONER JUNIEL: Well, this says with outside recreation. They just got it.

CHAIRMAN BUGBEE: There'll be a public hearing at the Commission level.

LEO BORNS: Could you move us up earlier in the hearing so that perhaps everybody won't be so cranky?

END OF EXCERPT

AGENDA

CITY COUNCIL MINUTES - MAY 16, 1984

City of Las Vegas May 16, 1984

0312

Page 48

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT
(CONTINUED)

745

J. DOWNTOWN TRANSPORTATION CENTER - PHASE I

The Planning Commission reviewed the Downtown Transportation Center Plan at its meeting April 24, 1984, and has approved the project.

NO ACTION NECESSARY

Report Noted

745

K. REQUEST OF HAL OBER OF R.A. HOMES FOR CLARIFICATION OF CONDITION NOS. 17 AND 19 ON THE APPROVED APPLICATION Z-14-84 - JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE ON PROPERTY GENERALLY LOCATED SOUTHEAST OF DECATUR BOULEVARD AND CORAN LANE FROM R-E TO R-CL, R-3 AND C-1

Approved by the City Council on April 18, 1984 by a 3-1 vote (Christensen voted no and Levy was excused).

Nolen - APPROVED a minimum of 1017 sq. ft. houses to be built. Motion carried with Lurie voting "NO" and Levy excused.

Clerk to notify & Planning to proceed
Hal Ober appeared

L. SET DATE FOR PUBLIC HEARING ON ANY ITEM REQUIRING A PUBLIC HEARING THAT WAS ACTED UPON BY THE CITY PLANNING COMMISSION AT ITS MAY 10, 1984 MEETING.

VAC-9-84
VAC-10-84

6/6/84 Agenda
6/6/84 Agenda

M. SET DATE ON ANY APPEALS FILED OR REQUIRED PUBLIC HEARINGS FROM THE BOARD OF ZONING ADJUSTMENT MEETING HELD APRIL 26, 1984.

NONE

NONE

APPROVED AGENDA ITEM



To: The City Council
Re: Community Planning and Development Agenda Item
May 16, 1984 City Council Agenda

X.

J. DOWNTOWN TRANSPORTATION CENTER - PHASE I

This item is to advise you the Planning Commission approved all four facets of Phase I of the Downtown Transportation Center project. The Nevada Revised Statutes require Planning Commission action on all right-of-way alignments and public facilities such as the transportation center. The slide show and conceptual renderings for this project were presented to the Planning Commission by Tom Graham, Director of Architectural Services and Project Control. Members of the Board of Zoning Adjustment, Metropolitan Beautification Committee and other interested persons were invited by staff to attend this presentation.

To: The City Council
Re: Community Planning and Development Agenda Item
May 16, 1984 City Council Agenda

X.

- K. REQUEST OF HAL OBER OF R.A. HOMES FOR CLARIFICATION OF CONDITION NOS. 17 AND 19 ON THE APPROVED APPLICATION Z-14-84 - JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE ON PROPERTY GENERALLY LOCATED SOUTHEAST OF DECATUR BOULEVARD AND CORAN LANE FROM R-E TO R-CL, R-3 AND C-1

A request has been received from Hal Ober of R.A. Homes for clarification of two conditions of approval on this approved application that pertain to phasing the R-1 and R-CL portions and the minimum size of homes that can be constructed in this development. The property involved in this application is generally located southeast of Decatur Boulevard and Coran Lane. Clarification is requested on Condition No. 17 which is worded as follows:

"The development of the R-1 type lots shall take place prior to or concurrently with the development of the R-CL lots and the C-1 portion."

The developer is proposing to phase this project starting on the north portion of the R-1 and R-CL lots and then proceeding south. He is asking if the entire row of R-1 lots along the east side of his development must be constructed with the first phase of R-CL development or if he can construct a portion of the R-1 lots to the same south line as the R-CL lots that he will be developing. It appears there would be no problem of allowing this development on a phase basis.

The second item the developer has requested clarification on is Condition No. 19 which is worded as follows:

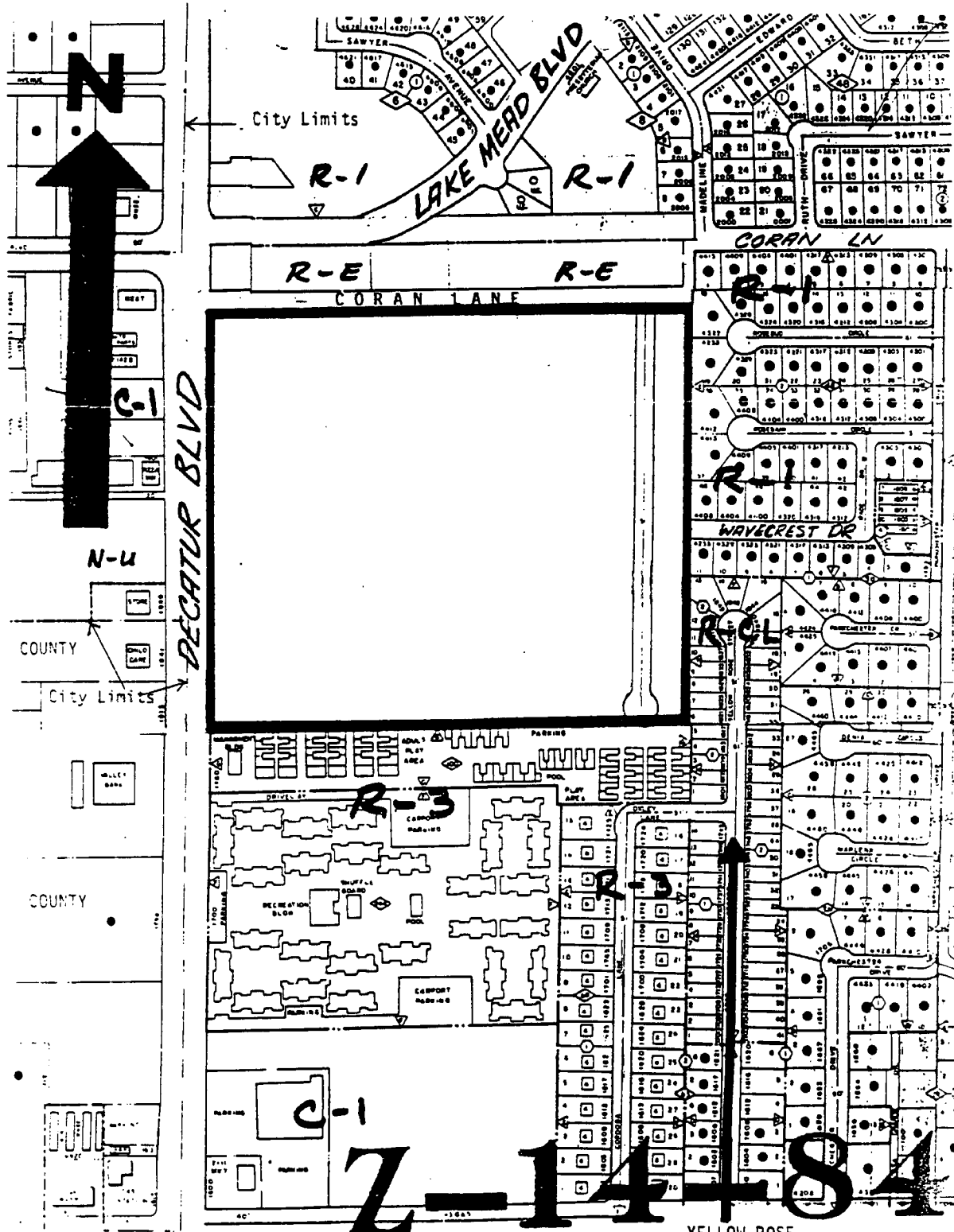
"No unit which is comparable to the 'Arlington Model', as depicted in the brochure on file, shall be permitted."

The Arlington Model has 979 square feet of living area and the developer is asking if he can construct homes approximately 1,000 square feet in size or if he is required to build homes at the minimum size of the next model that was shown at the meeting which had 1,211 square feet. He points out the minimum size home in the Yellow Rose Estates subdivision to the southeast, which is an R-CL development, is 1,017 square feet. In reviewing the attached transcript of the meeting there was a suggestion by Councilman Lurie that the Arlington Model be deleted (Page 17) and the minimum house size be 1,211 square feet. When the motion was made by Councilman Nolen it was only indicated the Arlington Model should be deleted (Page 26). The developer does not feel this project would be economically feasible if the minimum size is 1,211 square feet. He would like to have a minimum house size comparable to the 1,017 square feet permitted in the Yellow Rose Estates subdivision.

A copy of the verbatim transcript is attached.

SEE ATTACHED LOCATION MAP

K. LOCATION MAP - Z-14-84



YELLOW ROSE
ESTATES SUBDIVISION

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 1

MAYOR BRIARE:

The next item on the Agenda, Ladies and Gentlemen, is Zone Change Z-14-84 for Jared Shafer, Administrator for the Ann Greta Jones Estate. This is for reclassification of property generally located southeast of Decatur Boulevard and Coran Lane. The request is a change from R-E, Residential Estates, to R-2, R-3 and C-2 for the purpose of a medium density residential, a medium-high density and commercial. The Planning Commission's recommendation was for approval; the staff recommendation was for approval, and there were 181 protests recorded. Before we get started, for the benefit of the audience, especially for those who have not previously been with us to participate in a hearing on a zoning matter, I want to outline for you the rules that we follow when we consider zoning requests. The applicant is given the opportunity to present his application and to answer any questions by this Council. Then those that wish to speak on the matter are allowed time to come forward and give us their objections to the application, and then when that is through, the applicant is allowed one more time before the Council for the purpose of rebuttal or to talk about those protests that were brought up. It's not to represent the application. The reason I outline this for you, especially that I say for those of you that might be here for the first time, is that we discourage people from -- well, let me put it this way. We encourage people to participate, but we discourage people from getting up and saying the same thing two or three times what somebody else has said. We look -- we very much appreciate it if someone can speak -- one or two people can speak on behalf of a group such as this today, and that the others would be here for moral support without feeling the obligation of getting up and saying the same kind of comments. So let's please follow the rules that we've established and that have been in existence for all the years that all of us have been on this Council. So first we hear from the applicant. Please give us your name and your home address.

HAL OBER:

Hal Ober, 3123 Pradera Circle, Las Vegas. I represent the applicant and we do agree with all the recommendations of staff. Your Honor and Councilmen, after having met with several people in the area, we did make substantial changes to arrive at the configuration you now see over here (referring to the Plot Plan). These changes were made to accommodate their concerns. Please note that we have moved the R-3 parcel westerly and northerly so that we have now 250 additional feet of buffer between the R-3 and the easterly boundary of the subject property. This creates a total buffer of 500 feet between the R-3 and the R-1 to the east. This plan also provides for traffic

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 2

HAL OBER:

from the R-3 going directly onto Decatur. In addition, we have provided, along with the recommendation of staff, for a cul-de-sac with crash gates at the south boundary of Madeline. At the present time traffic is now coming onto Madeline from the apartments to the south. This, of course, would prevent that. Also, we have agreed to buffer the lots abutting the R-1 to the east, making these lots 50 feet wide, and as noted, Wavecrest Drive is now proposed to be shut off at the property line. Several of the residents of the area have expressed concern that we will be building low income housing. We have just very recently completed several soil and engineering studies, and I can assure you that with the projected cost of development plus the cost paid for this property, it wouldn't be remotely feasible to build low income housing. I have invited the residents of the area to inspect our present R-CL product. Several did, and some even publicly stated that they considered it to be a quality product. For those who didn't, I brought several brochures with me. They're welcome to them. It is our intent to build a similar product. Again, I want to assure everyone that it is not our intent to build low income houses or apartments. We have no immediate plans to build the apartments, but if we did, it is my educated opinion the cost of market conditions would dictate that these apartments would rent for a minimum of those costs now being charged in the area. To briefly recap, I feel that we have taken steps to accommodate the concerns of the neighbors. We come before you with a plan that is constant with existing zoning in the area, and I respectfully ask that you approve this zoning application.

MAYOR BRIARE:

Mr. Ober, I want to ask you one question. The City Council has before it some materials that are furnished to us by the Community Planning and Development Department, the last paragraph of which reads -- and I am going to read the paragraph to you and ask if you would comment on it because I think you've already covered it, but I want you to do it again for us. The protestants were concerned about the additional apartments in the area and did not want Wavecrest Drive continued west into this development, which would generate additional traffic in front of their homes. The Planning Commission recommended that Wavecrest not be extended into this development.

HAL OBER:

We concur. We have agreed, as long as it was alright with staff, that we would stop Wavecrest coming into the property.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 3

MAYOR BRIARE:

So you feel that your amendment has resolved those protestors who were concerned about this movement into the area?

HAL OBER:

In that respect, yes.

MAYOR BRIARE:

Also, Ladies and Gentlemen, I forgot to mention that a -- just to show you how we do our homework here, there is a total transcript that is word for word of what everybody said at the Planning Commission Meeting which takes up a good 30 -- well, 25 pages, and I'm going to catch you. If anybody gets up that was up at the Planning Commission and starts saying the same thing that is in here, I'm going to say, "We've already heard it and you're duplicating yourself." Are you concluded with your presentation?

HAL OBER:

Yes, I am.

MAYOR BRIARE:

Alright, you will have the opportunity to comment on the matters that we are now going to hear, unless you had somebody that was going to speak on behalf of your application?

HAL OBER:

No, I don't at the present time.

MAYOR BRIARE:

Folks, who would like to speak first? This is the opportunity now for those who have come here to speak in opposition to the application and please always remember to give us your name and your home address. Yes, sir.

HOWARD NEEDHAM:

Thank you very much, Mayor. Councilmen, my name is Howard Needham and I live at 4412 Rosebank Circle, and I have spoke before, twice before the Zoning Board and if you do have a transcript, I'll try to keep my comments a minimum. The major objection to most of the people in the community is that of a -- what is feared is a depreciation of property values. It's true Mr. Ober and several members of the community did meet and discuss this matter at a public library to try and come to some compromise. I think the most difficult thing is Mr. Ober approached that meeting with the understanding that the apartments could not be discussed, could not be compromised whatsoever. Therefore, he gave us no leeway to talk about it to try and compromise and work out something on the apartments. I think the major problem though is if the apartments are allowed to go in, which is 240 units, most of the people feel with the established use of the neighborhood, which we would like to maintain as an R-1 area, that it would depreciate the value of property that's already existing and a lot of people are upset. I had talked to people

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 4

HOWARD NEEDHAM:

in terms of maybe giving him some apartments along Decatur, but there's too much opposition to that. Most people are in agreement that if he would like to develop commercial along Decatur, they would have no objection to it. As far as the major complex, which is down after you come off of Decatur, the most objection that most people have is the fact that the R-CL concept of a residence could be as little as 30 foot wide lot, and we have no objection to the fact that he'll develop residences there. In fact, we welcome the construction. Our most difficult concept is the 30 X 100, the 35 X 100 foot lot. We would like to see the entire complex be a minimum of 50 X 100 foot lots, and the reasoning on that is that the R-CL -- most of the square footage of those homes would be the same whether they're on 30 foot lots or 50 foot lots. We feel that aesthetically, a house looks nicer if it's not swung around with a minimum lot line, one right after the other, in a high density fashion of residences. It would be much nicer if it was spread out a little bit with the garage swung to the side, and we feel that with the kind of homes that are immediately to the east of this complex, we're entitled to that. Now, I would hope you can understand. Most of the people bought in this area with the hope that this property would go residential. The homes immediately to the east are Watkins Park. They're a minimum 1500 square foot. They're on 60 X 100 foot lots. They sell for an average starting for the minimum home of approximately 95 to 100 Thousand. Immediately east of Watkins Park is Stonehaven Developments and Stonehaven Developments are nice. Actually, they were built by a one-all builder, but they are semi-custom and they're about half-acre homes. Immediately to the north of the complex is R-1 on 60 X 100 foot lots. Immediately to the west behind the shopping center, which is directly across in the pink area to the west, are all ranch style homes, half-acres. We feel rather than R-CL, we would like R-1 lots, minimum 50 X 100 foot. The other thing is I heard Mr. Ober say that Coran would be proposed with a crash gate. You know, a lot of people have talked about the crash gate concept, hoping that Coran wouldn't become a major thoroughfare from the development existing to the northeast corner of the development, and I don't think anyone really has any objection with the proposals on closing Wavecrest and trying to put a crash gate along Coran. In fact, we welcome that. One other thing is I was glad Mr. Ober explained that the apartments would not be built first and he doesn't really have any plans now to build the apartments. We've had a lot of problem trying to get some quality commitment from Mr. Ober. A lot of people have become upset because first of all, he proposed

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - D. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 5

HOWARD NEEDHAM:

duplex rentals through the entire complex, plus apartments, and people were really concerned with that. Then he went up to R-CL. Then the apartment sketches that he's proposed are very, very high density apartments. They're like either 12 or 20 connected units at what we feel is not a really nice quality construction. So the thing is, is that was the problem with quality. Mr. Ober is saying that he doesn't intend to build the apartments now. It's very possible that we could leave the square that he might want to develop as apartments as the original R-E zoning, let him have some zoning on the major complex, and then when he decides to build the apartments, let him come back before the Commission and see how things went with the rest of the development. One other thing that I would just like to highlight is at the last meeting at the Zoning Board, there was people who did speak against the apartments who were apartment owners. They said they had a 25% vacancy rate in the area. Also, the people from Las Vegas Manor, who are directly south of this development, are a major old-age community, mostly older people living there. They also wish to speak through a spokesman and object to it because they don't like the idea of more apartments in the area. So I would hope that we could try and maintain the resident quality of the neighborhood. Thank you very much.

MAYOR BRIARE:

Thank you, Mr. Needham. Would you stay here just for a second. When we have a hearing such as this, where we are on a little bit more of a formal basis because of the large amount of interest that's been shown here, we only give everybody one crack at the podium, and so as each person comes up, if they would be willing to respond to questions, we would appreciate it. Would that be alright with you, Mr. Needham?

HOWARD NEEDHAM:

That would be fine. There's only actually three more.

MAYOR BRIARE:

Because there's no use coming back every time a new thought is brought up. You get one crack at it, and we try to keep it so that everybody makes their presentation all at once.

HOWARD NEEDHAM:

I would be glad to answer any questions you might have.

MAYOR BRIARE:

Good. I have a question for you. You mentioned that a great concern of the neighborhood, and certainly, it would be a concern of all of ours, that you think perhaps this project would have a depreciative affect on the value of your homes. Do you have something to expound on that a little bit?

HOWARD NEEDHAM:

Yes.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 6

MAYOR BRIARE:

I mean, we try to be informally formal here. This is not a court of law and all of that, but I'm just wondering if you have something to back that statement up?

HOWARD NEEDHAM:

Well, I'm a Licensed Real Estate Broker in Nevada and also, I have purchased property throughout the County and in the City, and the thing that I feel is that when someone buys into an area, they generally canvass the area if they're a smart buyer. What they may take a look at -- they'll drive through the neighborhood, and I think they kind of look, especially when I bought on Rosebank Circle. I drove through the whole area and looked through the Stonehaven Development; I looked immediately to the east of the Stonehaven Development, which has nice custom homes. I noted the fact that I was near the Municipal Golf Course and I weighed all of that. Had I seen R-CL, or had I seen 240 units of apartments immediately in my back yard, I probably wouldn't have bought there, but I don't think I would have paid the price I did pay in respect that I feel people judge the price and they compare with different neighborhoods. And my point would be if Mr. Ober wants the privilege of building in this area, then he should try and maintain what I feel would be in the best interest of the whole community. If he wanted to build R-CL, he probably could go out a ways and maybe build someplace where R-CL is not objected to, and that's the major difficulty, I think, is that people would compare our neighborhood with others. Like, for instance, Spring Valley or some areas in the other neighborhoods. I think we have to try and attract people into this area because there are some stigmas to the area. The stigmas are that it's in an area that's close to the west side, and that was one of the major considerations that I had is when I bought, I was trying to take a look at that concept to see if the total area was a nice area. If it starts to continue to diminish in quality, which I think R-CL would hurt it a little bit, more people would look at the west side of town, the Paradise Valley side of town, the Spring Mountain area, like Rainbow, and they would probably say, "Well, there's more consistency in that area and we prefer to spend our dollars in that area."

MAYOR BRIARE:

Thank you, Mr. Needham.

COUNCILMAN NOLEN:

I have one question.

MAYOR BRIARE:

Yes, just a minute, Mr. Needham. We have another question.

COUNCILMAN NOLEN:

Do you have any idea what the average cost of homes being sold in that area is right now?

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 7

HOWARD NEEDHAM:

Well, I can tell you that my home, I think, is worth about a Hundred Thousand, but the home right next to me was just recently sold for \$95,000. It's the same as mine -- approximately \$95,000. I don't know if the home owner is present today.

COUNCILMAN NOLEN:

Is that an average though for the area? That's what --

HOWARD NEEDHAM:

I would say no. It's kind of difficult.

COUNCILMAN NOLEN:

-- your suggesting? In your profession though, don't you have an idea of this area?

HOWARD NEEDHAM:

See, the thing is I'm a lawyer by trade. I do have a real estate brokers license. But Stonehaven homes I think sells starting \$125,000, \$150,000 because they're much nicer homes in respect to square footage. My home is 1600 square foot. I border the proposed development right on Rosebank Circle. I live in the cul-de-sac, 4412. Now, directly on Parkchester starts all the Stonehaven Homes and they are an average, I think, beginning around 2,000 square foot and on half acres. So I think they start around \$125,000, \$150,000 or more, depending upon the quality of them.

COUNCILMAN NOLEN:

Maybe I should ask this later of the applicant, but do you have any idea what the cost of the proposed -- the selling price that he's proposing in this development?

HOWARD NEEDHAM:

He had mentioned that he would try and maintain the quality of Yellow Rose Estates. Yellow Rose Estates was a strip that was R-CL that has been introduced in the community and that starts around \$69,000.

COUNCILMAN NOLEN:

Okay. Thank you.

MAYOR BRIARE:

Thank you, Mr. Needham. Good afternoon, sir.

FRED FELWALK:

Good afternoon. My name's Fred Felwalk and I live in Stonehaven. I'm also a real estate sales person, and seven years ago I had my home appraised and it appraised for \$125,000. Two years ago, after they built the homes across the street from me in Watkins Park -- five years had elapsed during the time -- my home was still appraised for \$125,000. A block away from us, they're talking about putting in R-CL homes, so that means that there's three homes on the same sized lot as my lot. So I'm going to go through another seven-year period where my house doesn't appreciate because they're putting in homes of lesser quality and lesser value. That was just one point that I wanted to bring up. The other point is

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 8

FRED FELWALK:

that I bought my home in Stonehaven because of the quality of life that appeared to be there. After they built the homes across the street from me and put the apartments over on Vegas Drive, we have experienced an increase in crime. I've chased burglars down the street at 2 and 3 o'clock in the morning in my underwear. Anytime at night if you hear any noise at all, you have to wake up and go and check it out, and if they put 240 apartments in three blocks away from my house, I'm going to even -- I question the quality of life and the safety of my family continuously, and I represent in that viewpoint over 200 homeowners in that area. I've called all of your offices; I've called the Governor. I fail to see the Zoning Commission listening to homeowners when we had over 100 people at the last Zoning Commission. And I don't feel that those people are representative of people that are sincere homeowners and voters in the Las Vegas area. They turned a deaf ear to everything that we had to say, and I think there's a real conflict of interest in that particular area of the Zoning Commission. There is a little article -- I don't expect you to read it now, because I appreciate all you gentlemen taking --

MAYOR BRIARE:

I bet that's the Valley Times editorial.

FRED FELWALK:

Yes, sir, it is.

MAYOR BRIARE:

I bet you we've all read it.

FRED FELWALK:

There's also a map in there of what we would like to see done. I was one of the homeowners that met with the developer and originally it was suggested after the Zoning Commission that on Madeline, both homes, both sides of the street be zoned R-1 or at least 50 or 60 foot lots put in, along with a fire crash gate at Coran. I've talked to the road department and the Fire Department on that and they felt it was a feasible idea so that all traffic would ingress and egress onto Decatur Boulevard rather than entering Stonehaven.

COUNCILMAN LURIE:

Is this the plan you'd like to see?

FRED FELWALK:

It was just a suggested rendering by some of the homeowners at our last meeting, so if they --

COUNCILMAN LURIE:

Well, it just looks like you have additional access and you have additional house on Coran.

FRED FELWALK:

Right. That additional house can't be. That was drawn up prior to the meeting with the Road Department. They said they would go for a crash gate there. And I think

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984
X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 9

FRED FELWALK: that's about everything I have to say, but I would appreciate your consideration in the fact that so many homeowners are against this. Thank you.

MAYOR BRIARE: Mr. Olsen, the lady was already on her way. We'll hear from you after her.

COUNCILMAN LURIE: Harold, do we have the signed petitions? I'd like to see a signed petition to see how it's worded.

MAYOR BRIARE: Good afternoon.

JUNE BULLOCK: My name's is June Bullock and I live at 4401 Parkchester Circle, and I did not get a chance to sign the petition because we were out of town and my husband and I would have signed it and we will sign it if you give it to us. We live on the corner of Parkchester Circle and Parkchester Way, and our house was appraised a few months ago at \$285,000. I certainly wouldn't like to see the appreciation of our house go down. And we've also had a lot of high crime rate since they put those apartments in behind us there.

MAYOR BRIARE: June, what's your street number again?

JUNE BULLOCK: 4401 Parkchester Circle. There's a Way, a Drive and a Circle.

MAYOR BRIARE: I got it. I got it.

JUNE BULLOCK: And also, Bill, I did talk to your secretary --

MAYOR BRIARE: The thing is that the printing on this thing, not even my bifocals can get this printing here.

JUNE BULLOCK: I talked to your secretary and she was very helpful, and I also called Mr. Christensen and Mr. Christensen did not return my call.

MAYOR BRIARE: I mentioned to you that --

COUNCILMAN CHRISTENSEN: I would what?

JUNE BULLOCK: You did not return my call.

COUNCILMAN CHRISTENSEN: What's your name?

JUNE BULLOCK: My name's June Bullock and I called and talked to your Secretary.

COUNCILMAN CHRISTENSEN: I tried three times to return your call and got no answer. Don't tell me I don't return calls, because I return my calls.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 10

JUNE BULLOCK: I have been home.

MAYOR BRIARE: Well, listen, June --

COUNCILMAN CHRISTENSEN: I'm just telling you I return calls. Ask any of the other residents in the neighborhood if I return calls.

JUNE BULLOCK: You didn't talk to me.

MAYOR BRIARE: There were a good number of -- if I neglected to mention this, I should have. There were a good number of letters and phone calls and so forth that came in, and these are all noted, folks.

WAYNE OLSEN: Wayne Olsen, 5045 West Lake Mead Boulevard. I'm sorry. We thought there were only four of us that were going to speak for this. The only other additional comment I'd like to make is I think that everybody has, in the previous time before when we came under the zoning change -- we know that the Decatur area is definitely -- the trend is going to commercial, just like the lady was here before, and that we're all in agreement for the commercial development along there. We think that that's the trend and that's where it's going, and we think it's an asset to our community. But in the area where I live the homes are \$150,000, \$200,000 area also. And the main problem that I have that hasn't been discussed yet is the additional traffic that this will create there. We've got such a mess there now without the -- I shouldn't say the proper -- but we just don't have the stoplights, things of that nature there. Any more traffic on that area is really going to add to the difficulties there, especially when you're having a rain storm. So we get flooded in that area very badly and I just hope that we can persuade you gentlemen to help us preserve the way of life that we bought out there hoping to be able to maintain. Thank you.

MAYOR BRIARE: Thank you, Mr. Olsen.

LARRY SMOOT: Good afternoon. My name is Larry Smoot. I live at 4413 Denia.

MAYOR BRIARE: Excuse me. What was the name of that street?

LARRY SMOOT: Denia, Denia Circle, D-E-N-I-A.

COUNCILMAN CHRISTENSEN: Page 15, they've got a transcript, Mayor. That address is there.

MAYOR BRIARE: I'm trying to locate it on the map. Go ahead.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 11

LARRY SMOOT:

Just in suming up, the reason we're here is because a group of about 10 of us got together and began carrying petitions around the neighborhood. I carried one petition. We had 114 people in the Stonehaven neighborhood who signed it. We carried it to the street, down alley trying to get the opinions of everyone. We found four people in the neighborhood who either refused to sign because they didn't have an opinion or because they were in favor of higher density apartments or higher density single family dwellings. Out of this we got a consensus of four major concerns and they grew out of past experience. We have had apartments built into our neighborhood in that orange section and in that pink section. You'll find two different types of apartments. In the pink section I think you'll find some apartment buildings that were sold as investments. They have since become a real eyesore. Those are the apartments that are currently having about a 75% occupancy. So the first major concern was with traffic through an otherwise quiet neighborhood. The second major concern was an increase in crime due to population density. The third major concern was an overload of public services, primarily schools, but most importantly, fourth, was property devaluation. You've heard about this before. We oppose this measure because Mr. Ober has never guaranteed either the density, the timeliness or the quality of construction, and we feel as homeowners we deserve that sort of guarantee before getting behind this, and we ask your indulgence in backing us in that. Second, we have never had a firm plot proposal that does anything to control traffic through Stonehaven as a neighborhood in general and Coran Street in particular. We don't feel our children should be the speed bump on the proposed road to progress for the City of Las Vegas. Third, lower values per house tend to generate less revenues for public services, so we're concerned. We are not opposing progress. We do question the development without a guarantee from you and Mr. Ober that the proposed development will add to the neighborhood. In that light we would request that you require the development of single family dwellings prior to, or at least at the same time, as any type of commercial or apartment dwellings. Second, that a good buffer of R-1 dwellings at least 50 X 100 lots on either side of the street be between any R-CL type dwellings. At best, make the whole area R-1 rather than R-CL. Third, block or terminate Coran Street and have the most access to this proposed project onto Decatur or up to Lake Mead. We have a major street in Lake Mead already a block away from where we're proposing to expand Coran if this project

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984
X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 12

- LARRY SMOOT: empties out onto Coran. Last, move commercial, or the apartments, as far as possible from the current housing along Decatur. Require that there be management for the complex. That these not be individually owned buildings. One of the reasons that the eyesore exists in the Wildwood Development is because there is no property management. The people who own those can't afford to throw the people who can't pay out and they don't have management there. I respectfully appreciate your time. I can answer any questions.
- MAYOR BRIARE: Thank you, Mr. Smoot. I have one question for you. If I'm hearing correctly, and actually the applicant should address this when he comes up for his final comments, but I'm going to ask you right now while you're standing here. You brought up several very good points, one of which is on Coran Lane. Did I not hear, Mr. Foster, that there was a suggestion that there only be a crash gate on Coran?
- HAROLD FOSTER: That's correct, and that would represent a problem because it would mean that there would only be one development -- one means of access to this development, which is the one proposed, Decatur.
- MAYOR BRIARE: Who brought up the crash gate?
- HAROLD FOSTER: One of the protestants.
- MAYOR BRIARE: Oh, I see. I'm sorry. I thought it was even before you before you made the comment. I thought I heard that there was a suggestion that there be a crash gate on Coran, which, of course, logically would eliminate -- would take the objection away from you where you want to block off Coran. There would be no need to block off if there's no way to get into it, and I don't think that -- you know, the traffic flow is not going to -- except for people that want to go down and visit their friends in and around your area. They might take that way down there, but I don't think they would want to do it for any other good reason.
- LARRY SMOOT: There's been a dramatic increase in the traffic on Coran. I think in the minutes of --
- COUNCILMAN LURIE: Isn't that because of the apartments to the south -- that people are using Coran as an access to get out over to Lake Mead and over to Decatur and out to Rancho?
- LARRY SMOOT: Primarily.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING -- APRIL 18, 1984
X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 13

COUNCILMAN LURIE: Okay. Well, that's going to be closed off.

LARRY SMOOT: Alright.

COUNCILMAN LURIE: What they tell me. That's what they say that they're going to recommend a cul-de-sac or wall at Coran where the apartments are and then you won't have any access there, and then they're going to close off Wavecrest, which would eliminate any traffic through Stonehaven.

LARRY SMOOT: The Fire Department won't allow Madeline to be closed off. They have to have access through a crash gate if there is a fire in those apartment buildings.

MAYOR BRIARE: Yes. Well, let's get to -- I indicated I didn't want to bring up this crash gate yet, because I thought the applicant had talked about the crash gate, but I guess it was you, Mr. Felwalk.

LARRY SMOOT: No, he did also, but I was talking about the crash gate at the other end of Madeline and he was talking about at the apartments.

MAYOR BRIARE: Thank you, Mr. Smoot. Next, please. Is there anyone else that wished to make a comment? (No response.) Well, Ladies and Gentlemen, I think you've done an admirable job on presenting this. Mr. Ober -- am I -- I don't even know if I am -- I heard your name pronounced another way. How do you pronounce it? In the transcript of the meeting that took place on April the 12th, your name is spelled O-B-E-R. Is that correct?

HAL OBER: That's correct, although it's been referred to lately as O-G-R-E. (Laughter)

MAYOR BRIARE: That didn't help you.

HAL OBER: No, actually someone did --

MAYOR BRIARE: I've got a lot of signs of support out there. Mr. Ober, I have some notes here and I know the Councilmen have also, but I'm going to give you an opportunity now. In accordance with our normal procedure, you get this one last crack here to respond to some of the things that these folks have brought up.

HAL OBER: Thank you, Your Honor. I also besides being a developer and contractor am a licensed real estate broker -- full time broker, and so I didn't go into the purchase of this land very lightly. We did our -- did some homework

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 14

HAL OBER:

as far as concerns of values in the area, what is being built in the area. Some of the people think that we should build more commercial. It's our opinion there's enough commercial there. There's a large center across the street and another one just to the west of that. Aesthetically, we heard some conversation about R-CL. R-CL is being built in many, many areas of the City right now. Probably it is as popular zoning now as R-1, and I think if you look in the area, even at the Yellow Rose Estates, and you take the selling prices there and if we pull some multiple listing comps of recent sales in the contiguous property, Rosebud, Rosebank, you'll find that the selling prices there on resales are comparable to Yellow Rose. R-CL is being built next to R-1 all over town successfully. If you go down Craig Road and look at Craig and Lorenzi, you'll find an R-CL community being built by our company and it is next door to another community built by our company on R-1 and both are highly successful. There's some conflict. People in most cases don't seem to mind building next to an R-1 -- having an R-CL next to an R-1. We haven't really received any resistance in that area. As far as crime is concerned, I think a very valid point was made that by sealing off Madeline and cutting that entrance onto Madeline from the apartments to the south, that we're going to eliminate a lot of traffic there. People here complained about crime, but I think it's a fact that when we infill and build houses there, that it should help the situation -- certainly, not hurt it. People today who want to qualify for an R-CL house have to make the same income as these people here who are protesting that are living in the abutting homes in some cases on Rosebud and Rosebank. So if we talking -- we're talking about people with the same economic level. I don't think that we can leave the R-3 parcel as it is right now and leave it and come back at a later time. I think that we need to get the whole parcel zoned at this point. I'll be happy to answer any questions that are addressed.

MAYOR BRIARE:

How do you respond to the argument that Mr. Smoot brought up with respect to an overload on school?

HAL OBER:

Your Honor, I really haven't made a study as far as the school's load there. To my knowledge there's -- I don't know whether there's an overload or not.

MAYOR BRIARE:

Mr. Smoot --

HAL OBER:

We go to an awful lot of areas and build up --

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984
X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 15

MAYOR BRIARE: Mr. Smoot, do you mind if I throw in a quick question for you here? Did you check with the Clark County School District to confirm your statement about an overload on the school?

LARRY SMOOT: That was a question that was brought up -- pardon me, sir. That was a question in people in the neighborhood. We have --

MAYOR BRIARE: Oh. But to your knowledge, nobody's actually checked with the Clark County School District?

LARRY SMOOT: Those figures were not forthcoming. We had asked for a postponement of this hearing so we could get some of those figures.

MAYOR BRIARE: Did you try to during this --

LARRY SMOOT: Yes, sir, and they were not forthcoming in terms of what they had projected, sir.

HAL OBER: Pertinent to that question, Your Honor, I would like to give you some facts of the recent R-CL subdivisions that we have built, and we find that we're averaging less than one child per unit in our sales. Don't ask me why, but we're finding that we're selling mostly to young couples without children, or with one.

COUNCILMAN LURIE: They're just starting out though. They're just starting out.

HAL OBER: That's right.

COUNCILMAN LURIE: Give them time. (Laughter)

HAL OBER: We aren't including their marriage data into our marketing information.

COUNCILMAN NOLEN: I have a question basically alluded to the question I ask previously of a real estate broker and you said that the houses over here on Rosebank and Rosebud are basically selling in the same area that you're talking about selling yours for?

HAL OBER: I pulled the computer. If you're an active real estate broker, you have access to an MLS computer, and I pulled the sales out for the past six months in that particular area.

COUNCILMAN LURIE: Do you have any with you?

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 16

HAL OBER: Yes, I do.

COUNCILMAN LURIE: Can I see them? (Mr. Ober gives information to Councilman Lurie.)

HAL OBER: Those are actual sales.

MARILYN BAILEY: Excuse me. My name is Marilyn Bailey and I live at 4871 Stacey. Could somebody show us on this map where this Rosebud is and the Yellow Rose in relation to the area? I have no idea.

(Harold Foster and Mr. Ober helps her find information on the map.)

PAUL HASS: Excuse me. My name's Paul Hass and I'm at 4413 Rosebank Circle, and we purchased our house approximately eight months ago. We paid \$89,900 for that house, not no \$67,000 like this gentleman has inferred.

MAYOR BRIARE: Thank you, sir.

COUNCILMAN NOLEN: Okay, I've got some basic figures here. What area do you plan on selling these -- the units from? Do you have different sized units, I would take it, I would imagine?

HAL OBER: Yes, yes. The present units --

COUNCILMAN NOLEN: What's the lowest you would sell for?

HAL OBER: The lowest we have right at the present time is Sixty -- about the same price range as Yellow Rose, which is about Sixty-Eight to Eighty something, I believe.

COUNCILMAN NOLEN: Sixty-Eight to Eighty is what your proposal is?

HAL OBER: I think it's a little over Eighty. We're building -- if the people who've gone over to look at ours at Craig and Lorenzi will see that they're well over Eighty.

COUNCILMAN LURIE: What are your -- maybe I missed it. I was looking at this sheet. Your models that you plan on building in the R-CL -- what are they selling for at the present time?

HAL OBER: Councilman, we're now designing some new product. The present ones we are building are -- range from just shy of 1,000 sq. ft. to 1600 sq. ft.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE -- Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 17

COUNCILMAN LURIE: How much do they sell for -- from 1,000 to 1,600?

HAL OBER: Sixty-Seven to Eighty-Four, I believe.

COUNCILMAN LURIE: The Sixty-Seven is the one in your plan here, the Arlington, the 979?

HAL OBER: Right. That's living area.

COUNCILMAN LURIE: Okay, then the 1211, the Revere, starting there, how much does that one --

HAL OBER: That's in the --

COUNCILMAN LURIE: That's in your brochure. Do you know your prices?

HAL OBER: Yes. I don't have the price sheet with me. I believe that's around Seventy-Four.

COUNCILMAN LURIE: And then the York, the 1611?

HAL OBER: I think that's -- the 1611 goes up to about Eighty-Four.

MAYOR BRIARE: Let me have one of those, please.

FRED FELWALK: Your Honor, when the homeowners met with the builder, he would not make a commitment to us as to any price on any of these buildings. So the information that you're able to get out about what he's currently doing, he would not make a commitment to us that that would hold true when he developed the property.

MAYOR BRIARE: I think we're getting that information now, aren't we?

FRED FELWALK: Well, I hope that's where we're leading to. Thank you.

COUNCILMAN LURIE: Just so you kind of know where I'm coming from is on a development of this size, we've had some in my area where we've met with the neighbors and come up with plans where we've developed buffer zones where the apartments are, where the R-CL, where R-1 is, and we've also limited the size of the house that can be built. We usually -- two particular locations on Alta and Rainbow, we've taken Lewis Homes and Metropolitan. We threw out what we call the leader, I guess. In the retail business we have loss leaders. Probably the Arlington in this plan is 979 sq. ft. of living space, the one that I would recommend if this gets to a vote to take that particular one out and just start with the Revere which is 1211 sq. ft. going up to 1600. The other suggestion I have is on -- I had to find out. That's why I got up to find out what

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984
X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 13

COUNCILMAN LURIE:

this one street was because I get confused with Coran Lane and Madeline. But I see where Madeline runs in now, and along Madeline on the east side, the buffer zone that I want to see is R-1. I think that R-1 backing up to the existing R-1 will give the people that live on Rosebud and Rosebank and Wavcrest a buffer to their homes, and people that would say move in on the west side of Madeline then would have the R-CL. So the people that bought the R-1 would see the R-CL. The people that bought R-CL with an interior would know where the R-3 was and the C-1. That kind of gives you an overall plan of the entire area, and that I don't think should be offensive to anyone as long as things are properly constructed at a timeframe where the R-1 is built, R-CL and the commitment on the R-3 being built at a later date, as long as the Commission approves the plan and elevations and architectural review of the R-3.

HAL OBER:

Can I clarify that now? Now, Number One, you're proposing a buffer of 60 ft. lots on the --

COUNCILMAN LURIE:

I'm just saying what I -- I'm not proposing anything at this time. I just kind of said that to get it out, to get people thinking about it, to find out how they feel about it, and then we'll go from there.

HAL OBER:

The only thing I would like to say is you're saying it's R-1, Councilman, and actually, they're 60 ft. lots over there. That's not R-1, R-1 is 65 ft.

COUNCILMAN LURIE:

Sixty-five?

HAL OBER:

Yes. Apparently, there was a variance of some kind, and so if you're proposing a 60 ft. buffer against their 60 ft. lots, then I can understand what you're saying.

COUNCILMAN LURIE:

Well, whatever size their lots are. If they're 60 ft. or 65, then that's what I'm saying.

HAL OBER:

On the one side of the street?

COUNCILMAN LURIE:

On the east side of Madeline.

HAL OBER:

Right..

COUNCILMAN LURIE:

On the west side of Madeline, I'd go with R-CL. I happen to think R-CL is a type of a house that's affordable for people starting out to purchase. I know that in the area that I've looked at them, and I looked at yours out on Craig -- is it Craig Road?

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 19

HAL OBER: Yes, it is.

COUNCILMAN LURIE: And I looked at Metropolitan's. I've been through those models of Lewis. I think those houses are very nice, and I know that couples starting out now are buying new houses. In fact, I worked with the Homebuilders and brought the ordinance up establishing R-CL because I felt that was important to the Homebuilders and get the home building industry to start moving houses again. The funny part about it is some of the locations, like Lewis Homes, started building R-1 and they started selling, and they completed one side of Rainbow already at R-1 because it was a type of house that was selling in that particular area. The other side of Rainbow, they're going to be building the R-CL with a buffer zone of R-1. So there's an area for both types of houses to be built in an area. People are buying them every day. So that's something you have to look at. But I think your product is a nice product as long as we approve the square footage that you're going to be building and the elevation. If you give us this book and say you're going to build the four models that are in here, then that's what goes into the record and that's what we'll make sure is built in that location.

HAL OBER: I would tell you this, Councilman. I've built several R-CL communities. I haven't built the same product in any community that I've built in any other community. We always make changes. We find opportunities to improve designs and do things to these houses. If you're asking me for a square footage, under certain conditions, I certainly would agree to that.

HOWARD NEEDHAM: Respectfully, Councilman Lurie, to your suggestion, the only thing that I think the majority of homeowners would object to is the 240 R-3 units with that proposal. I think conceded if R-CL are permitted to Mr. Ober, I believe that he could probably be productive in developing the property without putting in 240 apartment units, maybe leaving a strip along Decatur uncommitted where he doesn't develop it. Then at a later time if it is profitable to have commercial, because I think there could be a use for commercial of that property, or later possibly look at if he was successful, and develop further R-CL or maybe just not develop it at all -- hold it for an investment and sell it to someone who wants to develop it as commercial. That would be the only suggestion I would make because I feel that there may need to be a compromise for the community to get the property developed, and we appreciate your suggestions.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 20

COUNCILMAN LURIE:

You being a broker and I guess an attorney, you know that the economics are going to warrant what's built there. If there's no need for R-3 and R-3 is not moving at that time, then the developer, I think, would be foolish to build any R-3.

HOWARD NEEDHAM:

That's possible, but if he has the zoning, he might develop it, and that's the fear that I think everyone has. And Mr. Ober admitted at this time that he's developed R-1 parcels; he's been successful at that; he's developed R-CL parcels. And I have gone out and looked at Mr. Ober's product, and I was much more impressed with the R-1 than the R-CL because on the same square footage, a 1500, 1600 ft. home was much more impressive and, of course, with the grade of property. You can see in the ads where people say buy a lot, you know, and they're referring to the fact that they have a nicer lot than what the R-CL are offering and they go for a higher price. But if R-CL does come in, I feel that, you know, the 240 units of apartments, even limiting those to on Decatur -- a thin line like this across from Western High School. Western High School has apartments. They're fourplexes or sixplexes. They're nice. They look nice and they're a thin strip, and then immediately behind that is parking and then immediately behind that is a road access, and then starts R-1 homes, right across from Western. That's directly west of Western. And I feel that kind of development limits the impact of apartments, especially when the area's running 25% vacant in apartments.

MAYOR BRIARE:

Thank you, Mr. Needham. Did you make any comment -- if you did, Mr. Ober, forgive me for not catching it. Did you make a comment with respect to the suggestion that you begin a project like this, should it gain approval -- that you begin with the single family construction and proceed along that line, rather than begin with a multiple occupancy building?

HAL OBER:

I -- my plans are at the present --

MAYOR BRIARE:

Your game plan is what?

HAL OBER:

Is to go in with the R-CL immediately -- as fast as I can. Now, "as fast as I can" means that I probably won't have houses there until early next year because there is a lead time. We have to get the plats and the recording and develop the land and so forth.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 21

MAYOR BRIARE:

Further comments by the Council?

COUNCILMAN NOLEN:

I'd like to make one comment real quick here. Just based on what was on this computer printout, and I certainly don't know that that represents all of the sales that were in the area. I don't know the timeframes on it. Is that relative recent? That printout that you gave me on sales in the area?

HAL OBER:

Yes, last week.

COUNCILMAN NOLEN:

Last week. It represented three homes on Rosebud, three homes on Rosebank and two homes on Parkchester, and in totaling those figures out, the average sales price of those homes came out to \$83,000, and if you take basically the average sales price of this proposed project, it's \$75,000. I really don't think that that's far out of line when you're talking a new project. In addition to that, not everybody wants a lot of land. I, for one, am looking to get into a smaller place when my kids are gone. Not everybody wants a half acre.

COUNCILMAN LURIE:

I do.

COUNCILMAN NOLEN:

We'll get you a ride-along lawn mower. You know, you're talking with different people with different likes and dislikes. It's a thing that each person has to make up their mind when they decide to buy and they go into a place.

HAL OBER:

I think that everyone has to realize that I don't dictate the marketplace. I just -- like any builder or developer, they respond to the marketplace. If there's no market for R-CL, we wouldn't build it.

COUNCILMAN NOLEN:

Well, I would imagine if there's 25% vacancy in apartments in this area, you'd be rather foolish to go in and build a whole bunch of apartments.

MAYOR BRIARE:

Other comments?

COUNCILMAN CHRISTENSEN:

Yes, Your Honor, I have to make a few comments. I have kind of mixed emotions. I have to oppose this development because I think it's too crowded. (Applause from the audience.) But I would make a couple of comments with it that I think the public should really realize in some of these deliberations, and these are things that you have probably heard many times because they've come up many times and one of them is the school crowding, and I can appreciate the fact that schools get crowded. I went to crowded schools from let's see, 1939

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - C. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 22

COUNCILMAN CHRISTENSEN:

on in this town. I've always been in a crowded school class. I never knew any different. But unfortunately, the way the law is, maybe it's not the law -- just the way the practice is -- the School District will not build a school unless the children are already there to fill it. So you'll will never get a school unless there's a crowded school. They just do not build schools and hold them empty and say, "Now, you can go ahead and develop the land around the school." It doesn't happen that way. So school crowding is really not too good of an argument. A lot of people are under the impression that everything that's zoned R-E is Residence Estates. I thought that too, and then I find that everything that wasn't zoned something else was R-E in this Valley for many, many years until I fought to change that. Now, anything over 10 acres that comes into the City, comes in as N-U, which is Non-Urban, which means non-zoned. Because if we stayed with R-E zoning and honestly believed that everything zoned R-E was Residence Estates, there would be nothing but R-E in this whole Valley because that's all there ever was. So you have to look at R-E now. The gentleman talked about checking about all of the zoning and everything when he bought his house. He missed one important thing, and that's if you want to make sure what's next door to you, you buy in a developed area, because any area that's undeveloped -- that's a cardinal rule of real estate that if it's undeveloped, you can't ever be sure what's going to be in it because the times change and the development changes. Another thing that bothers me that I discussed with many of the people that called me, and I must have answered -- I don't know how many petitions there were and how many protestors, but I think I got 10% more than that called me on this issue, and I talked to them. I got busy signals; I got no answers; I called them back; I was late to a meeting 30 minutes yesterday morning, a budget hearing here, because I was talking to a gentleman about this very thing. That's why I flare a little when somebody says I don't return my phone calls because I make every effort to return my phone calls and I take them three different places. So there's no problem getting a message to me. As far as housings on Decatur, I don't know where you would find people that would live in a house that faces Decatur. You almost have to put something else on Decatur other than housing. In this day and age, I don't think any of the protestors would buy a house that faces on Decatur, and I don't blame them. I wouldn't either. Devalue of property -- when you talk about devaluing property, I think you need to be a little more accurate. When somebody says their property has been devalued, that means it's less value than what they paid. Now, maybe the increase in value has not been as great as they

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 23

- COUNCILMAN CHRISTENSEN: thought it should be, but I don't know a piece of ground in this town that's become devalued because of building around it. The prices of housing, I can appreciate that it's nice to know what kind of house you're going to have, and that's what you're really asking -- what prices, because I would like to know that too, what the prices are, and I was glad that that came out here, but we've had things that we've gone to bid on and had a hard and fast bid, and that still didn't tell us what the price was by the time we got it built. So anybody that can build anything and tell you what the price is a year before it's constructed has got to have one great crystal ball because there's overruns, cost overruns and strikes and union wages go up and your costs go up and all these things. I don't think a homebuilder knows what his price is going to be. He knows in the area where he's going to shoot for and eventually, he'll try and get that price, but I know that in a lot of subdivisions, the prices start when the first houses are sold at a certain price and by the time you get half way through the development, the prices change. You can no longer buy that house for that price because the costs have gone up, and you can have a hard bid and the cost goes up because you just can't make it. But I still feel it's too heavy in there and I, therefore, am going to oppose it.
- MAYOR BRIARE: Other comments by the Councilmen? Does anybody have any questions of Mr. Ober?
- HAL OBER: May I respond?
- MAYOR BRIARE: No. Did you want a response?
- COUNCILMAN CHRISTENSEN: No, not necessarily.
- MAYOR BRIARE: You had your opportunity to respond. I don't think Councilman Christensen is inviting any response.
- COUNCILMAN CHRISTENSEN: I wasn't asking any questions.
- MAYOR BRIARE: Right, that's exactly what I was getting -- these rules, Mr. Ober, are not made up as we go along. They're pretty standard. If you're invited to ask a question -- have you already said what you --
- HAL OBER: Well, I would like to make one comment, if I may.
- MAYOR BRIARE: We gave Mr. Needham a little extra time, so go ahead.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984
X. - C. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 24

HAL OBER:

Alright, thank you. It's true. We can't dictate prices. We don't know what the costs are going to be, Councilman, and also we don't know what the interest rates are going to be. Councilman Lurie, you remember that the R-CL ordinance was born when interest rates were 15 $\frac{1}{2}$, 16, and there was a need, and that ordinance grew out of that need. We don't know where the interest rates are going to take us. That's why I kind of -- if you want to say to me, "On the east side we want a buffer, and we don't want you to build a house there under such and such square footage," I think that's fair. I think if you're asking me to protect those people over there, I think that's fair, but if you're asking me to put a carte blanche all the way through on everything else, then it becomes a little burdensome because I don't know what it's going to cost and I don't know where the interest rates are going.

MAYOR BRIARE:

Are there any questions? Okay, Mr. Ober you may be seated now.

HAL OBER:

Thank you.

MAYOR BRIARE:

We've concluded our public hearing. Mr. Foster, I'd like to ask you to give us your observation. I'm still a little doubtful about this Coran Lane business. Would you give us your observation as to what Coran Lane should be?

HAROLD FOSTER:

Yes. There's been some comments about possibly putting a crash gate at the north end of Madeline at Coran, and as you can see with the layout of Madeline being cul-de-saced at the southeast, the only two accesses to the 190 lots that are proposed would be the one off Decatur and the one to Coran, and we feel the primary traffic flow will be to and from the access off of Decatur, and if this would be closed off, it essentially would be like one large cul-de-sac, and we just feel that it's too much traffic for one street to the development.

COUNCILMAN CHRISTENSEN:

You'll probably end up with more of your traffic -- a lot of your traffic coming off Madeline onto Coran and up because it's always easier to get on the major thoroughfare at an intersection than it is out of a driveway.

MAYOR BRIARE:

Further comments?

COUNCILMAN LURIE:

Well, I just want some clarification on getting out, Harold, over there on Madeline. You're not recommending the crash gate at Madeline and Coran?

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAVER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 25

HAROLD FOSTER: No.

COUNCILMAN LURIE: You're recommending that street be completed up --

HAROLD FOSTER: (Points to the plot plan.)

COUNCILMAN LURIE: Right.

COUNCILMAN NOLEN: But not take it all the way down, I mean, to Decatur?

COUNCILMAN LURIE: Are you taking all the way to Decatur -- Coran -- all the way out to Decatur?

HAROLD FOSTER: Coran will exist to this point (pointing) and then realign south. We're recommending from this point west that it be vacated because it's too close to the intersection on Lake Mead and Decatur and you'd get backup traffic.

COUNCILMAN NOLEN: I think that's better. I think if you have that all the way through to Decatur, you might get into a drag strip situation there.

COUNCILMAN LURIE: What are the plans now on Lake Mead as far as completing Lake Mead? It's been before us a couple of times and where do we stand with that? Do you have any idea?

HAROLD FOSTER: You mean in terms of traffic?

COUNCILMAN LURIE: You can give me some information on when it's going to be completed.

HAROLD FOSTER: Oh, okay.

MAYOR BRIARE: Any further questions or comments by the Council? What's the pleasure of the Board.

COUNCILMAN NOLEN: Your Honor, I want to make a motion here. I don't know if I got it right. You know, it's hard to please everybody in a situation like this. This gentleman's got a substantial investment in the property he's bought. These people have a substantial investment in their homes that dollarwise probably represents every bit as big of investment as he has in that property. But something's going to develop there eventually and sooner or later. I think the big thing is we've got to come up with a compromise to match the lots on the east side of this project, specifically on the east side of Madeline. I think I'll make the motion that we require that we match the 60 foot lots along there. I think if we call it R-1, we're getting into the wrong area. I think those are 60-foot lots that are there now, aren't they?

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 26

HAROLD FOSTER: Sixty-five.

COUNCILMAN NOLEN: They are 65? Let me say it this way. Now, let's match what's there then as far as --

HAROLD FOSTER: That's just abutting the R-1 lots?

COUNCILMAN NOLEN: Yes.

HAROLD FOSTER: From the R-CL and Yellow Rose Development north to the north line of the development.

COUNCILMAN NOLEN: As I look at it, that might be a little difficult with some of these because they are pie-shaped lots and that back side could be substantially larger than that.

HAROLD FOSTER: But we're saying in this segment, R-1 sized lots on this strip?

COUNCILMAN NOLEN: Yes, match --

HAROLD FOSTER: Sixty-five foot wide lots.

COUNCILMAN NOLEN: Yes. Are you talking -- he says 60 and you say 65. I don't know what's there.

HAROLD FOSTER: There's 65 foot wide lots in that R-1 immediately to the east.

COUNCILMAN NOLEN: { Well, say, let's match the R-1, alright, on the east side of Madeline into that area. R-CL on the remaining and elimination of the Arlington Plan. You're getting down into the \$67,000 area and, you know, that throws the whole project down into -- from my figures, an average of \$75,000. You eliminate that, I think it brings it up more compatible with what's happening in the individual area there. And the other recommendations of staff, let's take a look at and see if there's anything I need to include in there.

COUNCILMAN CHRISTENSEN: What about the timing of the construction?

COUNCILMAN NOLEN: Well, I would say and in my motion too that I would want the -- if you plan on doing any type of commercial or R-CL construction, the R-1 should be simultaneous with that so that we're not looking at a barren piece of land there that these people have to look at or it's on their back yard. Give them the buffer when you build the rest of it. Do simultaneous construction.

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - C. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 27

- COUNCILMAN LURIE: And the R-3 can't be built before the R-CL?
- COUNCILMAN NOLEN: Yes, I would include that in there. Hold the R-3 until you at least do the balance of it. Does that motion make any sense?
- MAYOR BRIARE: Well, it does to us. It might not to the folks out there.
- COUNCILMAN NOLEN: I hope it's a compromise that's acceptable to everyone.
- MAYOR BRIARE: Ma'am.
- MARILYN BAILEY: What about the apartments?
- WAYNE OLSEN: I think the request means that the 240 units of apartments remain in the proposal.
- COUNCILMAN NOLEN: Well, I think that, you know, when we're looking at a compromise -- the gentleman said, you know, if we make him come back before us again, we have to go through these public hearings again. We have to do this type of thing again. How's it going to be feasible for him to go and develop something not knowing what he can or cannot do to that. You know, it's just one of those things that I think until such time as it's feasible for apartments to be there, you're not going to see apartments. If you've got a 25% vacancy in other apartments there, who in their right mind is going to go in there and build more apartments. I think the public --
- MAYOR BRIARE: I think what these folks want to know is does your motion include those apartments, and I think the answer is yes, it does.
- COUNCILMAN NOLEN: Yes, but it's got to be simultaneous development.
- WAYNE OLSEN: I guess the compromise proposal we had stressed.
- COUNCILMAN NOLEN: Yes.
- WAYNE OLSEN: I think that's true commercial and then if he wants to sell it, that would be something he could do. No apartments.
- COUNCILMAN NOLEN: Well --
- COUNCILMAN LURIE: I think any apartments that would be built would have to come back before us.
- COUNCILMAN NOLEN: Well, they would have to come back for a Plot Plan Review and for the review anyway, wouldn't they?

TRANSCRIPT - LAS VEGAS CITY COUNCIL MEETING - APRIL 18, 1984

X. - O. ZONE CHANGE - Z-14-84

JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE

PAGE 28

MAYOR BRIARE:

Is that right, Mr. Foster?

HAROLD FOSTER:

Wouldn't have to unless you require it.

COUNCILMAN NOLEN:

Let's make it part of the motion then to require that we want to see what apartments are being done there.

MAYOR BRIARE:

Does the Councilmen understand the motion? Are there any comments on the motion? Cast your votes. Post. The motion's approved as stipulated by Mr. Nolen.

(VOTE: Mayor Briare, Councilmen Nolen and Lurie voted "Yes;" Councilman Christensen voted "No," and Councilman Levy was excused.)

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT

K. REQUEST OF HAL OBER OF R. A. HOMES FOR CLARIFICATION OF CONDITION NOS. 17 AND 19 ON THE APPROVED APPLICATION Z-14-84 - JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE ON PROPERTY GENERALLY LOCATED SOUTHEAST OF DECATUR BOULEVARD AND CORAN LANE FROM R-E TO R-CL, R-3 AND C-1

PAGE 1

MAYOR BRIARE:

The next is a request by Hal Ober of R. A. Homes for clarification of conditions 17 and 19. Mr. Foster, what is it you need? What kind -- you want a motion or something or -- what do we have to do to make this --

HAROLD FOSTER:

To clarify -- there's two conditions that were included as part of the approval action on this rezoning application and the developer has posed certain questions to staff in terms of one, where he wants to phase the development. The question is on the one condition. Can he construct a part of the R-1 lots that were required along the east side or does he have to construct all of them. There is a map showing that and we feel that's workable. The R-1 lots were required along this strip to about this line and he wants to phase the development and construct from this dark line north, construct those R-1 lots and then the R-CL to the west. We feel that's workable and the area to the south will be developed in the next phase. The other point is the minimum square footage of the homes to be constructed. The condition just indicates that no unit which is comparable to the Arlington model as depicted in the brochure file shall be permitted. Now that has 779 -- no 979 square feet in it. The next larger model has 1211 square feet. From the limited discussion that was on that item, staff interpreted to the developer that it had to be 1211. The developer indicated that he couldn't live with that so he coming back asking for some clarification on what was your intent. Because there are other developments in the area, one being the Yellow Rose Estates development to the southeast -- you can see it on the screen that ROI, the R-CL, the minimum size in that is 1,017 square feet. The developer would like to have something along that line.

COUNCILMAN LURIE:

One thousand seventeen to what? One thousand seventeen to how many? What's the biggest one? One thousand seventeen is the leader? What's the other one. The developer understands that the motion of what -- you know the clarification.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT

K. REQUEST OF HAL OBER OF R. A. HOMES FOR CLARIFICATION OF CONDITION NOS. 17 AND 19 ON THE APPROVED APPLICATION Z-14-84 - JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE ON PROPERTY GENERALLY LOCATED SOUTHEAST OF DECATUR BOULEVARD AND CORAN LANE FROM R-E TO R-CL, R-3 AND C-1

PAGE 2

HAL OBER: Fourteen hundred square feet, I have the brochure her, Councilman.

COUNCILMAN LURIE: For Yellow Rose?

HAL OBER: Yes.

COUNCILMAN NOLEN: Your Honor, I might be able to shed some light on this.

MAYOR BRIARE: Councilman, it was your motion.

COUNCILMAN NOLEN: It was my motion. Basically, what I was looking at at the time was to get out of the smallest unit that they had and I -- my intent was and still is that we should not tie them to anything that is -- exceeds what is enjoyed by surrounding property, in this case the Yellow Rose Estates. I felt somewhere in the neighborhood of 1,000 square feet. Now if 1,017 is the minimum that the Yellow Rose has, then I think they should be tied to that because that's basically what I -- what my intention was on the thing and perhaps I should have made it clearer at the time.

MAYOR BRIARE: Do you understand that?

HAL OBER: Yes.

MAYOR BRIARE: Does that resolve your problem?

HAL OBER: Yes.

MAYOR BRIARE: Well, then perhaps we should move that it be the intent of this Council to vote on -- the intent of this Council what Councilman Nolen has just reiterated.

COUNCILMAN LURIE: It wasn't my intention. It wasn't my intent when that was made. It might have been his intent when he made the motion, but I think the intent was we would take out the lost leader and we would have a higher square footage of the house you built. Do you want to go back and just read the minutes? We can do that. I think that -- and I'll tell you one thing that

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT

K. REQUEST OF HAL OBER OF R. A. HOMES FOR CLARIFICATION OF CONDITION NOS. 17 AND 19 ON THE APPROVED APPLICATION Z-14-84 - JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE ON PROPERTY GENERALLY LOCATED SOUTHEAST OF DECATUR BOULEVARD AND CORAN LANE FROM R-E TO R-CL, R-3 AND C-1

PAGE 3

COUNCILMAN LURIE:

I really resent and that's the fact that a letter was going to be sent out by Mr. Foster clarifying this without bringing it to the Board and I told him to put it on the agenda so we could discuss in open meeting -- because I don't request any kind of letter to go out from staff to any developer on any conditions or any changes to an application. To me that's completely in violation of our code of ethics and our own inners as far as making a decision and I think you tried to go around us in that and I'm really --

MAYOR BRIARE:

Who, who?

COUNCILMAN LURIE:

I read that letter and I'll tell you something, that letter could have been damaging to every one of us on this Board if I didn't tell Mr. Foster to tear it up and put it in the trash can and not send it out. Because don't try and clarify something for me in a letter on a condition that was put in here because you can't understand the motion.

HAL OBER:

I understand the motion, Councilman.

MAYOR BRIARE:

Each person, I'm sure, talks with staff members and so on and so forth. I want to come to Foster's defense here, Ron. I think he was in the middle. and I was of the impression of what Councilman Bob Nolen made the motion and I recall vividly that day there was a very complicated set of circumstances were before us and it's no wonder and I didn't talk to you about it, Ron. I didn't talk to Nolen about it and I don't think Foster should be in the middle of this.

COUNCILMAN LURIE:

I told Harold he was put in the middle and I'm not attacking him because somebody else tried to get him to write a letter. What I'm saying, it was clear when we discussed it at the meeting. If you want to go out and have a hearing on this, a notification to the people that were here protesting and tell them we're going to change what we said in the meeting, what they understood, then let's do it that way.

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT

K. REQUEST OF HAL OBER OF R. A. HOMES FOR CLARIFICATION OF CONDITION NOS. 17 AND 19 ON THE APPROVED APPLICATION Z-14-84 - JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE ON PROPERTY GENERALLY LOCATED SOUTHEAST OF DECATUR BOULEVARD AND CORAN LANE FROM R-E TO R-CL, R-3 AND C-1

PAGE 4

HAL OBER:

Councilman, let me clarify something for you if I may. I think, you know --

COUNCILMAN NOLEN:

Before you say something, I'd like to say something for the record. First of all, I don't think there was any attempt to go around anybody. I think when this thing got started this gentleman came to me and talked to me and asked me what was on my mind and what was I thinking and I told him and I directed him to go to Mr. Foster and ask Mr. Foster what point of clarification he needed. So, I didn't see any intent there by trying to go around anyone. He came to the man that made the motion and asked a question and I directed him what to do. I didn't see any letter. I wasn't aware of any letter being sent on that. I did talk to Mr. Foster and I told Mr. Foster what my feeling was on the thing at the time and, you know, I don't think Mr. Foster was trying to do anything wrong and I certainly don't think you were trying to be slick or sneaky about anything.

COUNCILMAN CHRISTENSEN:

Your Honor, the hour's late and we've all hit each other enough now, so let's decide what we're going to do with this question this gentleman's brought.

MAYOR BRIARE:

I just want to make this comment. I'm not saying this in favor of this application or any one of those. Sometimes I think we all have a tendency to be architects and lawyers and professional engineers and once in a while, I like to practice a little medicine, but by golly if this guy -- no disrespect -- if this applicant here or developer here, if he built something at 950 square feet and the next one is 1100 square feet, he probably has a buyer that wants to buy that 900 and one of those. My wife and I went out and looked at some condominium apartments inside the City of Las Vegas and I'm here to tell you, Ron, if you haven't looked, it's pretty darn hard to tell whether the thing's 900 square or whether it's 1090 square feet. Now, of course, if it's 2,000 square feet, you know the difference, but these are all smaller homes --

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT

K. REQUEST OF HAL OBER OF R. A. HOMES FOR CLARIFICATION OF CONDITION NOS. 17 AND 19 ON THE APPROVED APPLICATION Z-14-84 - JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE ON PROPERTY GENERALLY LOCATED SOUTHEAST OF DECATUR BOULEVARD AND CORAN LANE FROM R-E TO R-CL, R-3 AND C-1

PAGE 5

COUNCILMAN LURIE:

Mayor, I'm not arguing that point. It was clear in the discussion of what my intent was and I think it was clear the way the motion was made and I think what is trying to happen here is you want to build a 1,000 square house, that's fine. What I'm hot about is the fact that that letter was going to out and you didn't even have the courtesy to call me or call anybody else to try to get anything accomplished through the proper channels. You just went and tried to do it through staff.

HAL OBER:

That was not my intent, Councilman. Now let me -- let me tell you why it came about.

COUNCILMAN LURIE:

The other thing, for the first -- for the first item that you asked in the condition, R-1 was going to be built right down to where Yellow Rose stopped. That's where the R-1 was going to be built to, not stopping it at that line.

HAL OBER:

We're not trying to get around that.

COUNCILMAN NOLEN:

That was my intent on that, yes.

COUNCILMAN LURIE:

I understand that intent.

COUNCILMAN NOLEN:

Does that need any clarification?

COUNCILMAN CHRISTENSEN:

Your Honor.

MAYOR BRIARE:

Councilman Christensen.

COUNCILMAN CHRISTENSEN:

Commissioner Lurie, and I appreciate it, Ron, but maybe you knew what the intent of the motion was, but there's a whole lot of motions passed here that -- you listen to a motion and it doesn't necessarily reflect all the discussion regardless who made the discussion and as I read the transcript or as I recall the discussion, there was some discussion on your part about that house being too small and take out the lost leader, but there was no discussion of whether to replace it with another one or anything else and I frankly didn't know exactly where the motion stood as far as number of square feet and I'm not -- even though I voted

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT

K. REQUEST OF HAL OBER OF R. A. HOMES FOR CLARIFICATION OF CONDITION NOS. 17 AND 19 ON THE APPROVED APPLICATION Z-14-84 - JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE ON PROPERTY GENERALLY LOCATED SOUTHEAST OF DECATUR BOULEVARD AND CORAN LANE FROM R-E TO R-CL, R-3 AND C-1

PAGE 6

COUNCILMAN CHRISTENSEN: against the motion in the first place, it's passed. I mean, the man's project is going to be built. I have a real problem designing his houses for him. If the man that -- Councilman Nolen that made the motion, which I opposed, intended for him to substitute the lost leader for one of comparable size in the next subdivision, then I have no problem with that because I think that's up to the builder. I'd like to get on with it.

COUNCILMAN NOLEN: Your Honor, I'D LIKE TO MAKE A MOTION AT THIS TIME IN REGARDS TO THE SMALLEST UNIT, TIE IT TO THE YELLOW ROSE ESTATE WHATEVER THAT IS. YOU'RE SAYING 1,017 IS THE MINIMUM OF SQUARE FOOTAGE THEY HAVE AT THAT LOCATION IN THE YELLOW ROSE? TIE IT TO THE YELLOW ROSE. As far as -- well let's just leave that motion alone. Let's not confuse it like we did the other.

MAYOR BRIARE: Is the motion --

COUNCILMAN CHRISTENSEN: Well, you need to include in it about the phasing.

COUNCILMAN NOLEN: Well, I think we better keep it simple. Let's keep this motion clean and then we --

MAYOR BRIARE: Whatever. Mr. Foster, did you understand the motion? Would you be able to put it down in writing if you had to? Councilman Lurie.

COUNCILMAN LURIE: Well, I want to see the model that you're going to build. Where's the elevation of the model you're going to build 1,017 or 1,050 or 1100? What are you going to build, Hal?

HAL OBER: At the time I came before the Council before, Councilman, I told you I wasn't -- I don't build the same product. You've asked me not to build a house that I wasn't going to build in the first place, if you remember correctly.

COUNCILMAN LURIE: I never asked you that.

HAL OBER: Yes, you said, "Don't build the 979 the Arlington Model." I wasn't going to build it anyhow. I got up here in front of God and everybody and told you

EXCERPT - CITY COUNCIL MEETING - MAY 16, 1984

X. COMMUNITY PLANNING AND DEVELOPMENT DEPARTMENT

K. REQUEST OF HAL OBER OF R. A. HOMES FOR CLARIFICATION OF CONDITION NOS. 17 AND 19 ON THE APPROVED APPLICATION Z-14-84 - JARED E. SHAFER, ADMINISTRATOR FOR THE ANN GRETA JONES ESTATE ON PROPERTY GENERALLY LOCATED SOUTHEAST OF DECATUR BOULEVARD AND CORAN LANE FROM R-E TO R-CL, R-3 AND C-1

PAGE 7

HAL OBER: that I was going to build a different product. That we were designing a different product.

COUNCILMAN LURIE: Well, where are they? Where are the products then? Where are the designs?

HAL OBER: They haven't been designed yet.

COUNCILMAN LURIE: Well, where are they?

HAL OBER: We're working on design now.

COUNCILMAN LURIE: What's the minimum you're going to build?

HAL OBER: That's what I'm trying to find out. The only reason I asked for that letter, Councilman, is that my lender asked me for it. This is a letter of zoning and didn't say what I could build. It only said what I couldn't build and that's the only reason I asked for the letter. Otherwise my lender isn't going to make the loan.

COUNCILMAN LURIE: Well, I think the people that were here, the people that protested, should be notified of the change of this Board as far as the size of the square footage of the house you're going to build.

COUNCILMAN CHRISTENSEN: Well, I don't know if this Board has changed anything.

COUNCILMAN LURIE: You sure are changing it now.

COUNCILMAN CHRISTENSEN: In your opinion, one person's.

COUNCILMAN LURIE: Well, I'm practicing law a little bit today. Everybody else has been practicing-- practice a little law, a little medicine, what the hell's the difference if we practice a little bit.

MAYOR BRIARE: Further comments? Cast your votes. Post. Motion's approved, let's go home. (Motion carried with Lurie voting "NO" and Levy excused.)

END OF EXCERPT

AGENDA*City of Las Vegas*

May 16, 1984

Page 49

CITY COUNCIL
COUNCIL CHAMBERS • 400 EAST STEWART AVENUE
PHONE 386-6011

ITEM

Council Action

Department Action

XI. ADDENDUM ITEMS

NONE

NONE

/ RECORDED AGENDA ITEM

mp Cox