City to discuss airport noise in GV see page 7

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Seniors' leader celebrates '19th' birthday see page 3

WEATHER Thursday.

High 70 Low 40

HENDERSON NEVADA'S INDUSTRIAL CENTER

Volume 39, 18th Edition

Henderson, Nevada

THE COMMUNITY'S NEWSPAPER

22 Water St. 564-1881

Thursday, March 3, 1988

Opening planned for 1990

Developers plan new **Boulder Highway casino**

by Scott Dickensheets Home News Staff Writer

A Las Vegas firm has purchased several acres north of Old Vegas, with an eye toward developing a hotel-casino there.

Magna Leisure Partnership bought the land in late February, and is tentatively planning a 112-room hotel and a casino.

One Man's



What's so funny about President Reagan saying that the Palestinian unrest in Israeloccupied territory has been caused by "outsiders coming in"? The White House press has jumped on this remark by saying even Secretary of State George Shultz disagrees with this statement.

Evidently many members of the Washington press corps have already decided that the Palestine Liberation Organization, Syria and Jordan are all distressed with the problems the rioters are causing Israel and have nothing to do with the bloodshed and strikes. Baloney! This kind of reasoning shows a complete lack of historical knowledge and very little knowledge about what is now going on in the occupied territories.

The PLO has always made it perfectly clear that Israel must be destroyed and has no right to exist. This is one of the main reasons that organization has always been left out of any reasonable peace conference in which the U.S. has participated. You can't have a reasonable con-

See One Man's View page 2

The project will be called the Wagon Wheel Hotel and Casino, and will be developed along a western theme.

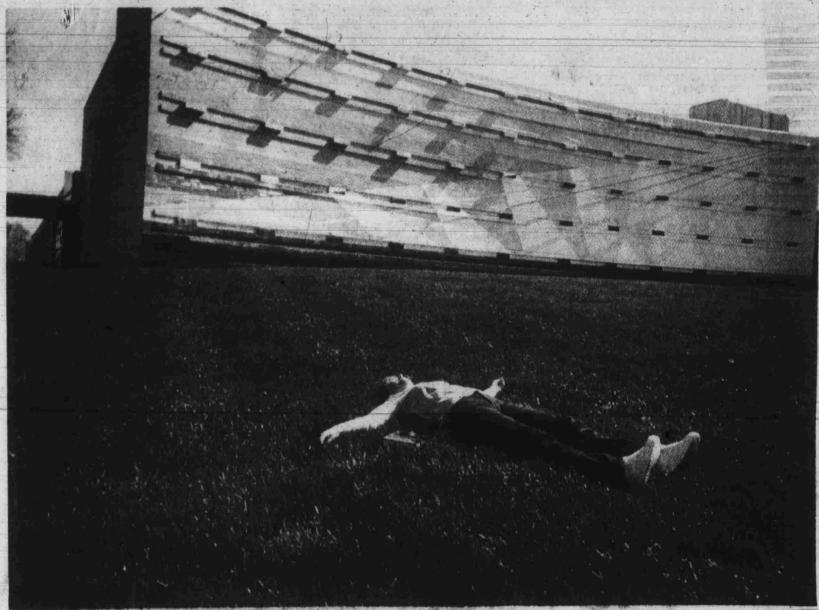
Aside from the hotel and the casino, the building will house several restaurants, a theater lounge and meeting rooms.

The Wagon Wheel site occupies 15.5 acres immediately north of Old Vegas, which the new owners plan to tear down to make way for a hotel-casino-RV park.

"I believe this area of Boulder Highway in the near future will be the hub of a 'Henderson Strip' of four or five hotelcasinos," said Magna Leisure president Walter Weiss.

Weiss added that he will begin filing for city approval for the building by the week of March 14. He predicted the operation will open in early 1990.

Financing for the \$15 million project hasn't yet been finalized.



Parks and Recreation Department employee Linda Utter- to spring fever among some residents. back suns herself in front of department offices at 201 Lead

SUMMER DREAMS?-During a lunch break, Henderson Street in Henderson. Mild weather in recent weeks has led

Planners to rehash Woodridge Estates apartments

by Scott Dickensheets Home News Staff Writer

Tonight the Henderson Planning Commission will face a problem they thought had already passed from their hands.

On tonight's commission meeting agenda is a zone change request for two acres at the northwest corner of Palo Verde and Malibu Drives, near Woodridge Estates.

The proposal has drawn heated fire from residents who

say it is an inappropriate development for the predominately single family neighborhood.

This may seem like deja vu to the commissioners. A previous proposal in early February for the site called for 40 apartment units to be built on the site. The commission narrowly voted to deny the request, but the applicants, Jeanne Burgwardt and Barbara Weier, withdrew the request before the Henderson City Council could take final action on it.

Now its back. Burgwardt and Weier have shaved the proposal down to 32 units, in compliance with a planning department request, but residents are still

unhappy.

This is not the proper location for it," said Vaughn Crane, a Woodridge Drive resident opposed to the plan. "There's

enough apartments on this side of town, and we don't need

See apartments page 13

Council restores GV commercial land

by John Dailey Home News Editor

Henderson City Council restored commercial areas to a comprehensive plan amendment Tuesday, in an apparent northeast and southwest cor-

the area.

Henderson's Planning Commission Feb. 18 trimmed commercial designations at the

compromise with residents of ners of Wigwam Parkway and Pecos Road from Green Valley Investments request for a

See council page 10



Jack Jeffrey

Jeffrey announces reelection plans Jack Jeffrey, majority leader voting record during seven tee, High Level Nuclear Waste of the Assembly and a 14-year regular sessions and two member of the Nevada legislature, announced he will seek reelection to an eighth term as

representative of District 22. District 22.

three sessions of the legislature as chairman of the Commerce Committee. He was Democratic majority leader in 1983 and

The district includes portions of Henderson, all of Boulder City, Searchlight, Nelson and Laughlin.

Jeffrey, 49, said priorities during the 1989 session will include "improving education programs, increasing economic development and diversification programs, giving thorough study to Nevada's tax structure and continued fiscal integrity and accountability." He said he would also press for legislation to control telephone "boiler room" operations in the state.

Jeffrey is the fourth most senior member of the Asembly. He has compiled a 99 percent

special sessions of the dustries Committee. He also legislature.

Jeffrey was co-sponsor of successful legislation last year Ato create a veterans cemetery Jeffrey has served during in Boulder City and currently serves on an oversight committee to review the planning and development of the cemetery.

> He also supported strengthening teacher certification and licensing standards, tougher child support law, legislation to address the high cost and lack of availability of liability insurance, and a law making it illegal for insurance companies to cancel a Nevada drivers policy or raise rates if the driver was involved in an accident which was not the fault of the driver.

During the 1987 legislature, Jeffrey served on the Ways and Means Committee and the Committee on Labor and Management.

He presently serves on eight interim committees including the Interim Finance CommitCommittee and the Prison Inserves as chairman of the Occupational Education Study and of the committee to study Nevada's incorporation laws.

Jeffrey has authored successful legislation to expand the Public Service Commission from three to five members and supported legislation increasing penalties for crimes against the elderly, tougher child pornography laws and punishment for participation in criminal syndicates.

He was chairman of the subcommittee which developed Nevada's strong fire safety and retrofitting law during the 1981 session, following fires at the MGM and Hilton Hotels.

During the 1979 session, Jeffrey was successful in efforts to secure \$1.9 million to establish the Henderson Community College.

He also supported repeal of

See Jeffrey page 2

One Man's View from page 1

ference of any kind when one participant insists another participant must die and has no right to exist.

The PLO's long history of killing and terrorism has even upset Jordan and other neighboring states which have had to crack down on that organization in their own countries. But as long as the PLO is causing trouble in the home of their enemy, they are more than happy to watch the action and encourage the demonstrations.

Several times during the past year terrorists have entered Israel from Jordan. Syria and Lebanon to slaughter Jewish settlers and soldiers. This is no secret to the world even if it isn't understood by some Washington press corps members. It's evident that President Reagan hasn't overlooked these well publicized incidents.

Many observers have forgotten how the recent riots were triggered. It all started in early December when a Palestinian knifed a Jewish merchant to death. A few days later a highway accident killing four Palestinians was used as the trigger. Word was spread that the Jewish truck driver had caused the accident to get even for the death of the merchant. Despite no relationship between the two incidents the fire was lighted by Palestinian antagonists.

When Israeli Arabs joined the strike by shutting their shops it became clear that Palestinian terrorists had threatened the lives of those who didn't close their shops. Less than two weeks ago the Arabs in one village hanged an Arab they believed was too friendly with Israeli Jews. Although deadly fire bombs have been used on Israeli buses and cars for months, the use of automatic weapons and deadly explosives is now being used by Arabs in some villages. These weapons of war haven't been provided by some farmers from a nearby kibbutz.

Why do the nearby Arab countries take pleasure in Israel's agony and encourage the PLO to continue their bloody assaults? Remember it was Jordan and Egypt that moved into Gaza and the West Bank in 1948. Until 1967 the Jordanians held East Jerusalem and desecrated the Jewish burial grounds and kept them from praying at the Western Wall of the

Second Temple (Wailing Wall), one of the Jews' holiest places of worship. Then in 1967 both countries, along with other Arab countries, boldly attacked Israel and were driven out of Gaza and the West Bank.

Powerful Syria has also felt the sting of Israeli warriors despite the modern weapons and airplanes provided by the USSR. Remember in Lebanon 80 of Syria's MIG-23 fighter planes bit the dust and only one Israeli plane crash landed following an encounter. Nothing but hate pours from the mouths of the Syrians who want to reclaim the Golan Heights so they can again train their guns on Israeli farmers.

President Reagan appears to have a much better grasp of history than do the Washington television and writing experts who evidently believe the riots and killings in Israel are all happening in a vaccum.

Sec. of State George Shultz has found little success during his meetings in Syria and Jordan. However, Egypt's President Hosni Mubarak showed signs of accepting and adding to Shultz's peace package.

This took personal courage for Mubarak who succeeds a man killed by extremists for the role he played in the Camp David Peace Agreement. Muslim fundamentalists continually pressure Mubarak to back away from peaceful contacts with Israel.

During my stay in Cairo last year the power of the fundamentalists was addressed time and again by educated Egyptians. Several times reference to the killing of President Sadat was made when discussing Mubarak's ability to stand up to the Muslim fundamentalists.

What happened to the U.S. Olympic Team at the Winter Games in Calgary? We got splattered by superior performances of the USSR and several other teams. We won a total of six medals and came close to winning a seventh. This is two less than we won in 1984 during a disastrous performance at Sarajevo, Yugoslavia.

No doubt it is tough for a nation

such as ours that only spent \$140 million preparing our teams during the past four years while some Eastern Bloc countries spent close to a billion dollars. Amateurism went out of the window several decades ago in East Germany and Russia.

But there are possibly other reasons for our lackluster showing. Maybe the economic death of the iron range of upper Michigan and Minnesota has also contributed to our lack of winter winners. But will this be an acceptable excuse if we fall down during the Summer Games in Seoul?

The Wall Street Journal ran a special section on sports last week and one article by Karin DeVenuta brought some other matters of concern. She wrote,

"Better training may help the U.S. do well in the 1988 Olympics, but considering the crummy condition of the athletes of tomorrow, don't bet the mortgage on the games in the year 2000.

"American children are getting fatter and more and more out of shape, in large part because of cultural changes and technological developments that have turned them into watchers instead of doers.

"Surprisingly, the fitness craze that sent their parents into the streets in jogging shoes and into health clubs in leotards has passed them by. Some items of interest:

"-Almost one third of American children between six and 11 are fat. according to the Center for Adolescent Obesity at the University of California. That's a 54% increase in the past 15 years.

"-In tests of children five- to eight-years-old, 40% displayed at least one risk factor for heart disease, according to the President's Council on Physical Fitness.

"-Many U.S. children perform abysmally on various physical tests. Of 200 Californians who recently took a 30-meter Soviet swim test, more than half couldn't finish."

Maybe our wealthy nation is spending dollars in the wrong places for the wrong things. Possibly we are spending it on a lifestyle which produces physical

Proposed city hall inching over budget

by Scott Dickensheets Home News Staff Writer

The Henderson city hall committee wrestled Monday night with the difficult task of fitting a round building into a square budget.

Architect Harry Campbell's figures indicate it will cost about \$4.611 million to erect the original 57,400 square foot city hall. The Henderson City Council has set aside \$4.3 million.

Despite the overage, the committee endorsed both the 4.611 million dollars and the 57,400 square feet, directing a reluctant Campbell to proceed on his present course. Committee members felt confident there is enough padding in Campbell's estimate that the actual construction cost will drop into the acceptable range. And they recoil at the prospect of reducing the square footage.

Campbell appeared uncomfortable about working with a higher budget than stipulated by city leaders, but the committee put him at ease by recognizing that the project may have to be scaled back in the future.

The committee kicked around several notions on reducing the cost of the building, in case the cost figures don't drop.

One idea involves slicing a 24-foot swath out of the building, reducing it by about 4,000 square feet. Another proposal called for eliminating a small third floor cupola, which current plans show as unfinished empty space for city offices to grow into.

The committee and the ar-

See building page 3

Kenney files for Regent seat

Regent Joan Kenney recently field for re-election to the University of Nevada System Board of Regents from district "D." District "D" encompasses Henderson, Boulder City and East Las Vegas.

Prior to her present six year term on the Board of Regents, Kenney served for two terms on the State Board of Education. As a regent, she was elected vice chairman of the board and served on almost every board committee.

"Eecause a superior system

of higher education is the key to new business to our area, I will fight for Clark County's fair share of the educational tax dollars that we are now exporting to other countries," Kenney said. "Enrollment at UNLV and Clark County Community College is skyrocketing and we must make sure that there is sufficient funding to serve our young people," she added.

"The Henderson area in par-

See Kenney page 12

Jeffrey from page 1

the sales tax on food and personal property, and is a longtime opponent of any legislation which would consolidate local governments without vote of the people.

Jeffery is a former Henderson city councilman and mayor live at 340 Chaparral Drive. pro-tem. He served on the St. They have three children.

Rose de Lima Hospital Board, Eldorado Valley Advisory group, Regional Streets and Highways Commission and the Las Vegas Convention and Visitors Authority.

Jeffrey and his wife, Betty,

Pittman Library, bookmobile provide volumes of reading

by Katherine E. Scott Home News Staff Writer

About 250 books were checked out in the first day of operation for the Pittman branch of the Henderson District Public library, according to library director Janet Clark.

The branch library, which will be open three days a week, was crowded much of Tuesday, Clark said.

45 children," she commented. "It was busy until we closed the library at 6:00."

She expects the library to get a lot of use. Nearly all of the children at nearby Hinman Elementary School live in the area, she noted.

Also on Tuesday, Clark went to the weekly Rotary Club luncheon for the members to see

"At one time we had about the new bookmobile they are sponsoring.

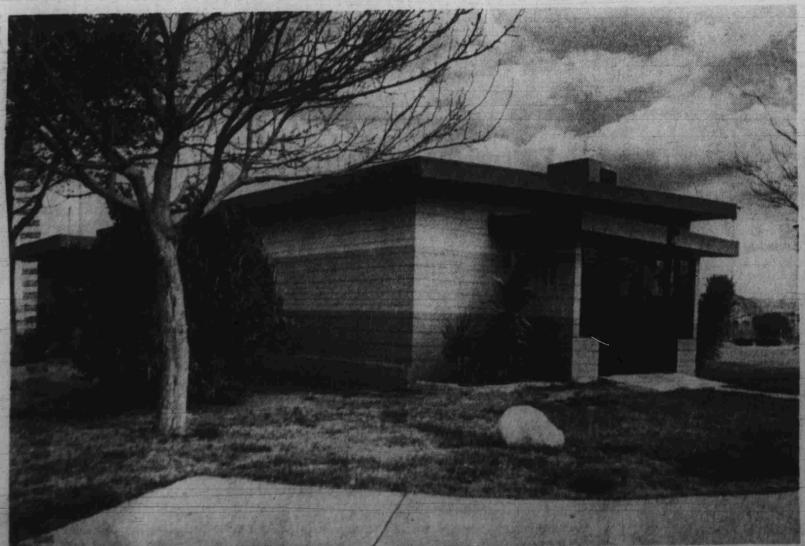
The library and the Rotary Club shared costs to paint the bus, donated by the librarian's husband, Jack Clark. He is a member of the Rotary Club.

Members of the club will learn how to handle the bus to take turns driving it on its weekly rounds.

The bookmobile will be p.m. to 4 p.m.

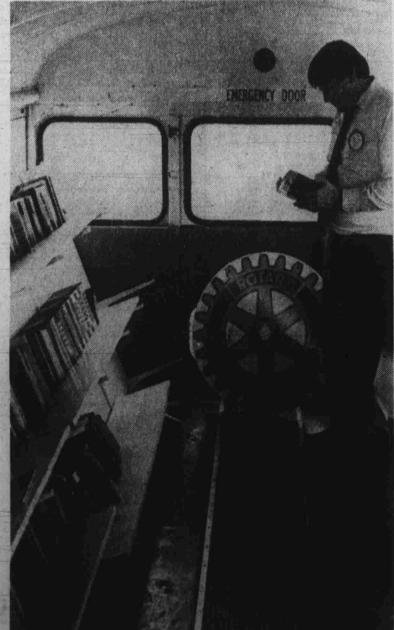
driven each Saturday to three locations, Clark explained. It will be taken to the senior housing areas on Van Wagenen and on Palos Verde, and the Boys' and Girls' Club on Drake

The Pittman branch of the library will be open Tuesdays and Thursdays from 2 p.m. to 6 p.m. and Saturdays from 1



BUILDING CONVERTED-Formerly a women's club, then the local Boys' Club, the new Pittman Library is

operated by the Henderson District Public Library. The refurbished building opened Tuesday.



NEW LIBRARY BUS-Henderson Rotary Club president David Meteyer looks through a book on the Henderson District Library's new bookmobile. Rotarian Jack Clark donated the bus and the Rotary Club and library worked and paid to refurbish it. It will travel to senior citizen residential areas and the Boys and Girls Club Saturday to distribute books to those unable to visit the Water Street library.

Drug raids cause stir

by Katherine E. Scott Home News Staff Writer

More than half a dozen police squad cars and canine units, nearly as many unmarked cars and a handful of television news vans stretched along the southern edge of Lake Mead Drive from Boulder Highway toward Cholla Street early one

morning last week.

Two of three law enforcement teams formed Thursday for a widespread dragnet of drug suspects had joined forces to serve warrants at a pair of residences across the street from each other in Trailer Haven.

This was the fourth wide-



LET'S KICK DRUGS-Henderson Police Department detective Stanford McNeal takes a phone call after drug raids in Henderson last week. His t-shirt reads "Let's kick drugs" with a figure of a karate kicker.

scale drug raid in as many years by the Henderson Police Department. Now with a fulltime narcotics squad in the detective bureau, police have estimated wide-scale drug

busts will occur with increas-

ing frequency. This raid was the second phase of an on-going narcotics investigation, according to an HPD press release issued before dawn Thursday morning. "These investigations are still on-going and more arrests are planned," the release stated.

The sun had just risen Thursday when the three teams left the police department on Water Street. Team B headed toward the ranch estates in Section 27, at the foot of River Mountain.

As with the other teams, some half-dozen vehicles followed each other from one assigned location to the next The lead squad car was shared by a uniformed sergeant and a plainclothes detective, and was tailed by one of the department's canine units.

Unmarked cars came after them, carrying people from Nevada Parole and Probation: Alcohol, Tobacco and Firearms Boulder City Police and State of Nevada Investigations.

Tagging along were a squad car with a uniformed patrolman and a jail van driven by a corrections officer.

In the haze of early morning.

See raid page 14

Senior leader turns 19

by Katherine E. Scott Home News Staff Writer

The woman who runs the nutrition program for seniors in Henderson celebrated her 19th birthday Monday.

Edna Deardoff is actually a senior citizen herself, but her birthday only comes once every four years. She was born on leap year day, Feb. 29, 1912.

Three babies were born within two hours of each other that day in Carroll, Nebraska. "And there was only one doctor in town," Deardoff remarked.

"I was born at home," she added. "There was no hospital."

Her mother always baked a cake for her on Feb. 28. But. Deardoff recalled, "I never wanted to miss it so I celebrated it on the 28th and the first.'

She came to Henderson 14 years ago this summer, and has worked with the nutrition pro-

Genealogical Society to meet

The Clark County Nevada Genealogical Society will meet on Tuesday, March 8, at 7 p.m. in Commercial Center, 900 East Karen, Suite A-210.

The program for the general meeting will be presented by Banny Rucker, who administers the Interlibrary Loan Department of the Clark County Library on Flamingo Road.

She will inform the public how books and other publications may be obtained when not available in the local library system.

The public is invited, call 456-4497 or 646-2222 for further information.

gram 13 years.

The senior lunch program moved to the Civic Center eight years ago from St. Peter's Church, she recalled.

"At that time we didn't cook our own food, it was sent out from Las Vegas." They have cooked the food here since the

It was after lunch had been served Monday that Deardoff was treated to a small surprise party.

Three people from Catholic Community Services and the nutrition representative from the state's Division on Aging Services came, bringing a sur-

prise birthday cake.

Keeping with tradition and family work schedules, she had eaten dinner with her sister's family Sunday. Monday night she celebrated with a friend.

Growing up in Davenport, Deardoff recalled other children of different ages who shared her birthday. She felt a comradship with them because each "only had a real (birthday) once in four years."

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Building from page 2

chitect decided against removing the third floor, since it would eliminate relatively foundation structures, and everything they were suppos- Swadell this week, and with therefore would not lead to significant cost reductions.

The budget troubles weren't the only rocky ground the committee had to travel Monday. Several members, notably vice chairman Bob Swadell, were concerned about heating/cooling system proposed by engineering subconsultant Ed Butera.

Tempers flared and teeth were bared as Swadell insisted that Butera and his people have insufficient provided information-or no information at all-on different heating/cooling systems. He also contested the price breakdowns Butera provided Monday night, saying, "I do not feel comfortable with these numbers," and calling for the city to bring in an independant consultant to recheck the

Butera's assistant countered cheap walls, but not costly that the firm has done ed to do, when they were supposed to do it. "Why are you so on edge?" he asked Swadell.

"I don't understand it."

The meeting ended with Butera promising to deliver the information requested by Campbell directed to continue refining his design and budget projections.



An Independent Newspaper Founded June 1, 1951

Published every Tuesday and Thursday morning at 22 Water Street, Henderson, Nevada, 89015 phone 564-1881.

MIKE O'CALLAGHAN

CAROLYN O'CALLAGHAN Co-Publisher

JOHN DAILEY Managing Editor

H.B.C. Publications

Mike O'Callaghan, President: Carolyn O'Callaghan, Vice President; Tim O'Callaghan, Vice President; Ruthe Deskin, Secretary; Bob Morgan, Treasurer.

Subscription rates Single 25 cents One year \$15 Six months . . . \$9.50 Three months...\$7

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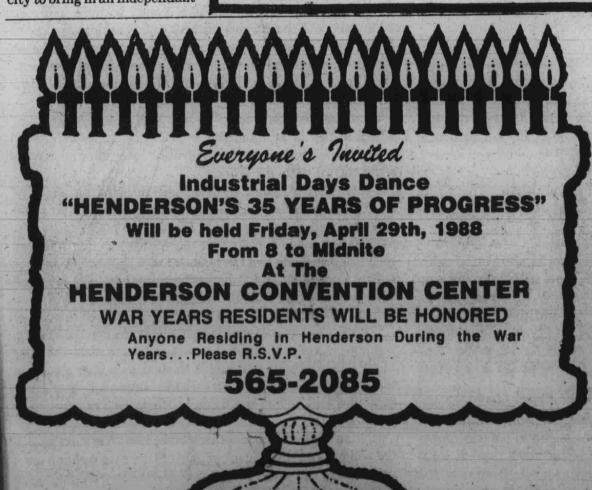
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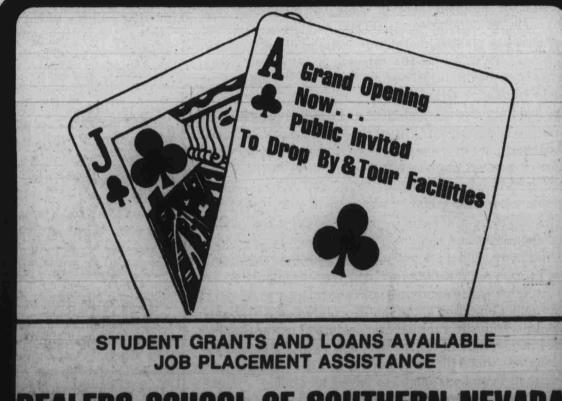
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DAY & **EVENING** CLASSES

Viewpoint

Page 4 Henderson Home News, Henderson, Nevada

HENDERSON MYADA'S INDUSTRIAL CENTER HOME NEWS

MIKE O'CALLAGHAN
Publisher

CAROLYN O'CALLAGHAN Co-Publisher

Thursday, March 3, 1988

Caucuses may energize political parties

With Republicans saying they have never had more participation in local precinct meetings and Democrats expecting record numbers Tuesday for their presidential preference poll and precinct meeting, political activity in Nevada has reached new heights.

The task of the parties has been difficult in the last decades given the lack of discipline among partisans and the emergence of the candidate's organization as the chief method to ensure a successful election.

No longer in need of party volunteers and support, candidates regularly proclaim themselves as "independent" or "his own kind of man" or "free from the special interests."

There's only one thing wrong with that. It is usually the support of special interests that is integral to a successful candidate. Moving away from political parties has forced candidates and elected officials into the waiting arms of political action committees, whose interests are certainly more narrow.

Instead of appealing to a substantial portion of a party's agenda and ignoring other party provisos, candidates now may seek the support of the usually one-issue political action committees they agree with. Others are not sought for contributions, still others are avoided for any association with the candidate.

So, in effect, you have as many political parties as there are candidates, each one with their own agenda that may or may not conform to one or the other leading parties' aggregate views, usually called the platform.

This system works for national, federal and most state-wide candidates; they command the importance, resources and support from special interests and the public that allows them to create and fund an organization for every candidate.

It often breaks down for candidates seeking seats in the state legislatures and other partisan posts that only have small constituencies. But often, these office seekers have had to disassociate themselves from party politics because what the activists enacted, Republican and Democrat, no one in the public would support

Caucuses offer an opportunity for the parties to return to main-stream issues traditional in both parties and avoid those that splinter even the most like-minded of souls.

By attracting the public via a presidential preference poll, voters are shown there is no secrecy or mystique to party politics, it just takes a little investment of time and concern.

They also see the only way to impress politicians with their views is to do so with others in support, coalition politics it is now called; it used to be the old "party pressure."

Many often complain about government, yet for years precinct meetings, local, county and state political conventions have not been struggles among the many but fights among the few.

Politics involves conflict and those who are resigned to be right and above the fighting, well, they'll continue to complain.

Caucuses, however, give the average Joe a taste of the partisan political system, a flavor that may not at first appeal but may be savored with time and experience.

It's been our impression that most persons like being asked their opinions on the issues of the day. The caucuses afford this opportunity along with a chance to become involved in the process of politics that has worked well here for more than 200 years.

Our appreciation goes to the Republicans who attend their caucuses Feb. 18 and we encourage Democrats to attend their precinct meetings Tuesday.

Vetoing a sham

At last a prominent conservative has given some careful thought to the proposed presidential line-item veto, and has exposed it for the sham that it is. "This is an idea whose time hasn't come," columnist James J. Kilpatrick writes noting that the gimmick originated in the Confederate States of America, which had a notably weak and impotent governing structure, and has been sought unsuccessfully by U.S. Presidents dating back to Ulysses S. Grant.

The line-item veto was embraced by President Reagan early on, and has been adopted by all of the Republican presidential candidates as part of conservative GOP gospel. As do they, Kilpatrick decries Congress' spend-happy ways, but says that the line-item veto is not the answer. Presidents have a number of tactics at hand for keeping Congresses in check, including deferral and recision of spending items and the power to veto entire appropriations bills.

Furthermore, Kilpatrick notes, major portions of the budget would be immune from the line-item veto—including Social Security, other entitlement programs and interest on the debt. But his major objection is the fundamental one that the veto would drastically alter the delicate balance of power that has existed in government for the past 200 years. "To grant the line-item veto would tilt the balance by giving Presidents more power than Presidents ought to have," he said.

In fact, the framers of the Constitution deliberately gave Congress the authority for making decisions about spending federal revenues as well as setting the course of policy. The line-item veto effectively would turn a basic clause of the Constitution on its ear. The veto would not just give Presidents control over spending levels, but would also allow them to arbitrarily alter the entire nature and purpose of federal programs. This is not what the framers wanted. If supporters of the line-item veto gave some careful thought to it, they might see the inherent danger in that, too.

Los Angeles Times

Americans killing Americans

by Richard Cohen

Here's how it happened: Four men ran up to a car at a traffic light and, gangland style, emptied automatic and semiautomatic weapons into it. The driver of the car, age 23, was killed—shot ten times—while panicked pedestrians dove for cover. Beirut, 1988? Chicago, 1933? No sireee. Washington, D.C.—about a week ago.

In the poor areas of Washington, a large part of the city,

young men are killing each other at a record pace—usually over drugs. The city has recorded 46 homicides, 35 drug-related, some preceded by torture and many carried out with the urban equivalant of heavy weaponry. In response, the police have been issued 9mm semiautomatic weapons and shotguns. This is war.

Two summers ago, Len Bias, an extraordinarily gifted basket-ball player, died after using cocaine. His death stunned the nation and, for all that summer and part of the fall, both cocaine and its potent derivative, crack, were a national obsession. The networks indulged themselves in harrowing reports about the menace of crack. News magazines outdid themselves in sounding the alarm—sometimes using the word "epidemic"—and politicians responded, as they often do, by proposing legislation, some silly, some dangerous, all ineffective.

At the time, some drug experts predicted that coke, once the fashionable drug of the young and affluent, would, like water, seek its own level—in this case, the poor. Then, like herion before it, the problem would sink from sight. It would become just another destructive element in the ghetto, and white America, just recently obsessed with drugs, would pay it no heed when suburbia seemed safe.

In our more reflective moments, journalists sometimes find the vast and carnival-like presidential campaign detached from reality, often unrelated to the issues and problems the next President will have to handle. In Iowa, for instance, few of the candidates said anything meaningful about events in the West Bank and Gaza. Third World debt was hardly mentioned, no one had anything worthwhile to say about education or nuclear proliferation, and AIDS was discussed as if it could be eradicated by shouting the word "values" at it.

Similarly, not once did I hear any of the candidates mention what was happening in Washington and the ghettos of other American cities—the menace of youth gangs in Los Angeles, for instance. Worse, as kids were killing kids and Washington cops were confiscating 400 guns this year alone (many automatic or semiautomatic), Republican candidates in hunting-crazy New Hampshire proclaimed their courageous opposition to guncontrol. As for the news media, aside from local newspaperrs such as the Washington Post the Beruitization of Washington has hardly been noticed. After all, white America no longer feels threatened.

To an extent, the political process is to blame for this neglect. Iowa is the first caucus state of any importance, but it's among the last in number of black people—about one percent of the population. New Hampshire, too, is a white enclave. For the moment, the candidates care only about the farm problem or the threat posed by the Seabrook nuclear-power plant. The rot of the nation's cities, the plight of the underclass, the appalling condition of schools ... well, who cares? In Iowa, the concern, understandably enough, is the corn surplus.

But regional concerns aside, white America has little tolerance—and almost no sympathy—for the problems of black America, particularly its underclass. Possibly it's weary of the story and thinks, wrongly, that it's of no relevance—a conclusion that would be far different if the victims were white. But white America can neglect the black inner city only at its peril, not to mention expense. If only for humanitarian reasons, this problem will have to be dealt with. After all, the dead, addicted, ruined and terrorized are all human beings.

All the presidential candidates have, at one time or another, proclaimed their leadership abilities. Like kids in a schoolyard, they have quarreled about who is the better leader, the biggest leader, the one with the most guts, courage and integrity.

But leadership entails actually leading, getting out ahead of the pack and distinguishing between the important and the trivial. Yet while Washington was rolling up a homicide record, not one of the candidates had the guts to address the problems of the inner-city—to talk to New Hampshire and Iowa voters about what was happening over the horizon of their immediate self-interest. That would be leadership. The inner-city has yet to see it.

Capitol commentary

Pollsters miss the vote

by Guy Shipler

Only two things keep the lengthening political campaigns from being a total bore—the pollsters and the pundits.

The two come together, like Jack and Jill; the pundits base their crystal-ball gazing and subsequent pontificating on the figures the pollsters track. And like Jack and Jill, they both sometimes come tumbling down.

For which we should all be

grateful. The world has become computerized to a point where almost everything ordinary humans do can be measured, predicted an analyzed precisely. High tech has reduced us in most of our daily pursuits to faceless, binary blips on phosphorescent screens. But happily for all of us, it does not yet have a stranglehold on the most vital element of our society—that mysterious entity called the Electorate.

It's getting close, to be sure. The awesome technology of our day has given the political pollsters a remarkable degree of accuracy. But they still have to warn us that their margin of error runs in the three-percent to five-percent range (somethings larger in a close race). They have long since learned that when you let human beings loose in the voting booth, they act like human beings instead of like numbers on a chart. And once there, out of range of microchips and mysterious code words, they are likely to do God knows what. That's why polling and punditing still shape up as a sort of political Racing Form.

Consider the latest example of last week's New Hampshire primary. Right up until the last minute you could get as many predictions on the GOP outcome as there were polls and pundits. While at least one count had Dole leading by eight points, another had the race dead even or "too close to call." But almost every pundit advised us that his or her crystal ball promised that if George Bush didn't lose he would win by such a small margin that it would come close to dooming his presidential chances. Bet on it.

And so Bush won by nine points, Not bad for a sure loser. But the real winners are the American people. Despite the great progress in polling techniques, they still have the upper hand when left to their own devices—and about the only place that happens nowadays is in the voting booth. Despite all the foofooraw, hooplah and courting by candidates, they quietly do what they damn well please.

They have done so even since polling and pontificating became a serious business, and in the process they have usually changed a lot more than the course of history. Example: Back in 1936 the *Literary Digest* magazine loudly trumpeted that Alf Landon was going to beat incumbent President Franklin Roosevelt. After Landon carried only Maine and Vermont for a total of eight electoral votes, the *Literary Digest* folded.

It didn't make a lasting impression on the pundits—or the pollsters. Just 12 years later, everybody had Thomas E. Dewey trouncing another incumbent president, Harry Truman. Newspapers wrote about the presumed victory as a foregone conclusion. So did virtually every magazine: Life had a cover picture of Dewey on a San Francisco ferry boat with a caption referring to him as "The Next President." Business Week magazine, where I was a staff writer in New York, ran a cover painting with the presidential seal behind Dewey's head.

That had a challenging result for me. The day after the election Ed Grunwald, the managing editor, called me into his office and said he was assigning me to write the week's lead story about Truman's victory.

"We want the pitch to be that we knew it all the time," Ed Grunwald told me. "You will have plenty to work with. All 22 members of the editorial staff in the Washington Bureau of McGraw-Hill are assigned to give you background on what it means, including a list of Truman's new cabinet members. We'll contribute bits and pieces of information as they come in, otherwise you won't be interrupted."

Then came the bombshell: "We will go to press on our regular schedule, day after tomorrow."

At deadline time about 6 p.m. Friday, I stumbled into Grunwald's office with my story.

It was indeed my story. I had virtually no help from anybody. The Washington Bureau has absolutely nothing to offer about a Truman cabinet, for instance, because the pollsters and the pundits had made it clear that there wasn't going to be any such thing. Nobody had the remotest idea about relationships between president and Congress because there was supposed to be a different president dealing with Congress. And so on and on. The resulting story was more shadow then substance.

The next week Grunwald sent me down to Princeton to interview George Gallup Sr. I expected him to slam the door in my face, since his poll was in those days highly respected for its accuracy and it had missed badly. Instead, he graciously explained that he had simply quit polling the Truman-Dewey race too early.

That pitfall has so far been avoided in 1988. Yet even though the polling (and subsequent punditing) went on right up until primary day last week, they still missed the boat. So the voters still have at least some control over their lives.

May it so remain.



Your View

Thursday, March 3, 1988

Henderson Home News, Henderson, Nevada Page 5

Noise offends resident

Editor:

Help! Is there anybody else out there who is being driven crazy by the noise from the plant site?

I called the Titanium plant and they sent three experts out to my home. They listened and agreed that the noise was loud and irritating.

So far I've only talked with three of my neighbors, and they are also disgusted by the constant whining sound.

Also, between 6 and 6:30 a.m. Henderson looks beautiful and the air is clear except for the large, white clouds spewing from the plant site. By 8

a.m. Henderson looks like downtown Los Angeles.

Although the Titanium plant claims I'm the only one who has complained, they say they are planning to put mufflers on their offensive sound system. I find it hard to believe that just

one complaint would cause them to go to such extremes, there must be some others out there who have voiced their dissatisfaction.

For those of you who haven't, it's time to speak up.

Post script: Since composing

the above letter to the editor, I've talked with people who admit to hearing the noise from the plant site, but have tried to "tune it out" as they felt nothing could be done to stop it.

Sylvia Bowman

Supreme Court and Congress

Dear Editor:

There was a definite point to Virgil McKinney's letter regarding Representative James Bilbray's questionnaire discussing "the Supreme Court could change the laws governing abortion."

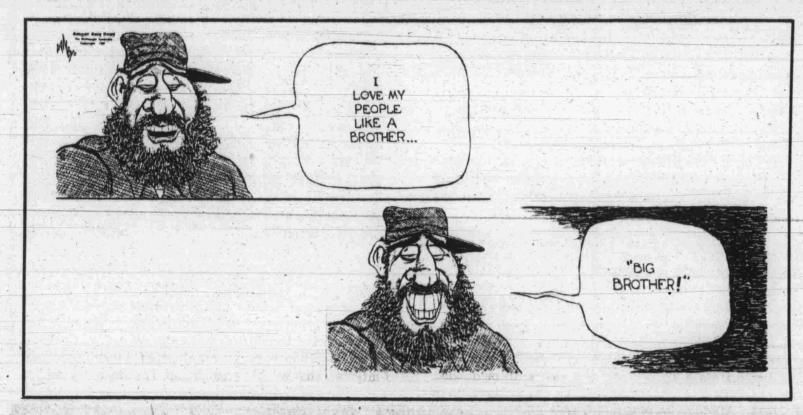
It is not the duty or even the right of the Supreme Court to

make laws. Congress is to enact the laws. The Supreme Court can only rule whether or not the laws passed by Congress are constitutional.

In many of its rulings, the Supreme Court has made decisions that have had the effect of a new law, even though it is only a regulatory authority. Butit is up to Congressmen, such as Bilbray, to change or write laws that are constitutional.

I sincerely hope that our Congressman and our Editor know that it is Congress, not the Supreme Court, that writes and changes the laws. Let's abide by the Constitution.

Merrill K. Molsberry



We the People

This is one of a series of columns celebrating the 200th anniversary of the U.S. Constitution.

Anyone who studies the history of the U.S. Constitution discovers that one individual emerges as the most important force for constitutional government. At times on center stage and on other occasions behind the scenes, James Madison was the prime mover in the drafting of the Constitution in 1787 and in the ratification process that followed. Even then, his work was not completed, for it was Madison who wrote the first 10 amendments to the Constitution, better known as The Bill of Rights, and pushed them through the first Congress in 1789.

Opponents of the Constitution used the absence of a Bill of Rights as their best argument against ratification. Virginia was a critical state, and the debate was intense. In order to bring Virginia into the fold, Madison pledged that immediately following ratification he would push through "the most satisfactory provisions for all essential rights, particularly the rights of Conscience in the fullest latitude, the freedom of the press, trials by jury, security against general warrants etc."

Madison was doing more than fulfilling a political promise, for his later life demonstates how strongly he belived in fundamental rights. He began the First Amendment with the words "congress shall make no laws" believing they guarded against any encroachment on a free press, free speech, religious freedom and the right to assemble. When as president Madison was vilified by the press, he was urged by supporters to silence his critics through passage of laws or through violence. He refused to violate his own principles. The blunt words of the First Amendment were not lightly chosen as Madison wrote that he wanted "every government disarmed of powers which trench upon those particular rights."

Madison biographer Irving Brant spoke out against reinterpreting the meaning of The Bill of Rights. "The men who placed the guarantee of free speech in the Constitution were not authorizing Congress to choose between its protection and its suppression by a comparison of values," Brant wrote. "Their concern was with the fundamental basis of all self-governing societies, the right of people to think, speak, write, publish and assemble without the menacing shadow of government over them."

Americans owe a debt to James Madison, a debt that can be paid by safeguarding his legacy for future generations. 1988. PM Editorial Services

The CISPES investigation

Documents obtained as a result of a Freedom of Information lawsuit show a picture of intense investigation by the FBI of an organization dedicated to opposing the administration's policies in Central America. The Committee in Solidarity with the People of El Salvador (CISPES) was the subject of probes in 1981-82 and 1983-85. The nationwide investigation included surveillance of members, use of undercover agents and the accumulation of files that included photographs and other personal data on those who had attended organization meetings or public demonstrations. In connection with this inquiry, the FBI also looked into politically active organizations as diverse as the Maryknoll Sisters and the United Auto Workers. It was a wide-ranging and intrusive investigation, and it produced not a single charge of wrongdoing.

Members of CISPES charge that the entire effort was politically motivated and designed to intimidate those who

oppose administration policies abroad. The FBI cites national security in refusing to discuss the case in detail, but does claim that its investigations were based on "alleged criminal activity" by group members. But if that activity included allegations of terrorism or national security breaches involving a foreign power, different FBI guidelines apply to initiating an investigation, and those guidelines are secret. Current law also provides that certain investigative techniques, such as breaking and entering and searching without warrants, can be undertaken if the attorney general finds that the target of an investigation is an agent of a foreign power. No one knows whether that special power was invoked here, but CISPES members believe it was.

Last summer, the House Judiciary Committee and both the House and Senate intelligence committees looked into charges that the FBI investigation of CISPES was a case of egregious harassment of legitimate political opponents of U.S. policy.

Nothing came of these inquiries, but with the release of 1,200 documents detailing the extent of the FBI investigation and raising questions about its justification, it is time for a new look by Congress.

The House Judiciary Committee is expected to question Director William Sessions about the case in March, but he will probably refuse to give public testimony in that forum. The intelligence committees should ask him to explain and defend this massive effort and to demonstrate, if he can, that this was not a case of political harassment. The committees also ought to consider legislation to set standards for counterintelligence and terrorism investigations and assume an oversight responsibility for these cases. As it is now, the potential for violating the civil liberties of political dissidents under the guise of national security is too great.

Washington Post

Opening eyes to extremism: exposing white supremacist hate groups

by Arthur J. Kropp

As Jimmy the Greek and Al Campanis can attest, it's risky to make remarks on national television that can be construed as racist—even if the remarks are not intended maliciously. From the experiences of these two "transgressors," it appears that Americans have reached a consensus on the evils of racism.

With that in mind, I had expected that the national media would snap to attention after the name-calling battle that took place recently on the Oprah Winfrey talk show. The show featured "skinheads"—young people who are serving as the youth group of the white supremacist movement in this country. Among other inflammatory remarks, one of the "skinhead" panelists called Winfrey, who is black, a "monkey."

But so far, I've read nothing about the racial slurs and hatred that filled this program—which leads me to wonder how seriously Americans are taking the growth of the white supremacist movement in our country. After all, it's much easier to ignore groups who are so extreme as to border on the unbelievable than it is to ignore Jimmy the Greek. And it's hard to take seriously young people who sobriquent refers to their hairdo.

But the "skinheads" and their adult counterparts, who form groups such as the Aryan nation, The Order, and the White Aryan Resistance, threaten the values that support and nourish this country, from equality and tolerance to a willingness to abide by the law. What's more, these hate groups—which boast 15,000-20,000 activists and another 150,000 followers—are becoming more and more active. For example:

Outside San Francisco, "skinheads" threw a teenage boy

through a plate-glass window when he tried to stop them from pasting up anti-semitic posters, and in Sacramento, a former gang member "gone soft" was nailed, crucifixion-style, to an eight-foot board.

* The leader of the White Aryan Resistance, Tom Metzger, produces a cable television program entitled, "Race and Reason" aired in some 15 markets around the country. One typical remark on this interview-style program is "we can start gassing all these niggers and get rid of them because there's no need to keep paying taxes on their worthless lives."

* FBI tapes show that an "underground" of racist and antisemitic leaders coordinated bank robberies, commando-stype raids on armored cars, counterfeiting, and other crimes including the murder of Denver talk-show host Alan Berg.

Moreover, racially-motivated violence is not confined to the "organized" hate groups, but is a growing problem among many populations, particularly inner city youth. Just recently, the center for Democratic Renewal, which monitors incidents of racial violence, released a report entitled, "They Don't All Wear Sheets." The report provides a chronology of racially-motivisted incidents nationwide, which shows that few states are immune from this kind of activity and counts a total of 2,919 racially-motivated incidents between 1980 and 1986. Examples include: a crossburning on a University of Alabama campus; the hazing of a black cadet at the Citadel in South Carolina; and the fatal shooting of a rabbinical student in Pittsburgh, Penn.

What is to be done about this problem? Taking our heads out of the sand is an important first step. For example, several members of Congress have called on the Department of Justice to provide a breakdown in their crime reports of those incidents motivated by prejudice and bigotry. Awareness is critical; however, it is not sufficient to stem the tide.

One part of the solution is "hate-crime" legislation, which establishes special sanctions against numerous types of crimes when they are shown to have been motivated by prejudice or bigotry. Such legislation has been passed in several states, and has now been introduced at the federal level.

But although legislation is important, it alone cannot eradicate racism. The problem is rooted in people's feelings and attitudes, and the solution requires a deeper commitment. The media must go beyond their coverage of "mainstream intolerance" to expose in the daylgiht the work hate groups do in the shadows. Schools must do a better job of teaching civic values to their students, including the value of pluralism. Most important, the public must take these hate groups seriously. We must realize that these extremist elements represent the tangible manifestation of prejudice and ignorance.

During the Oprah Winfrey Show, one member of the audience said, "White supremacy, since it comes from white people, must be fought by white people." I would go further. The dangers posed by this virulent bigotry must be fought by every one of us—white and black, Christian and Jewish, rich and poor. Only by working together can we defeat those who seek

Editor's note: Arthur J. Kropp is president of People For the Amerian Way, a nonpartisan 270,000-member constitutional liberties organization.



Hyman Gold

Hyman Gold, Beverly Hills **Ensemble concert slated**

Hyman Gold and the Beverly melodies as "The Minstrel Boy," Hills Ensemble will perform a free concert of Irish music on Sunday, March 6 at 2:30 p.m. at the Henderson Civic Center, 201 Lead Street.

The "Echos of Erin" concert will their friend, Frank Russell, who passed away in December.

Patricks' Day Parade very year for matching funds provided by the the past 21 years.

The ensemble featuring direc- Local No. 369. tory Hyman Gold on cello, Howard Zuegner on piano, Nat Brown please contact the civic Center at on woodwinds and Ginger Smock 565-2121. on violin will play such beloved

"The Irish Washerwoman," "The Kerry Dancer,' and "Danny Boy." Audience participation will be

part of the program. This concert marks the fifth anniversary of the Beverly Hills be dedicated to the memory of Ensembles participation in the Sunday concert series.

This and all Sunday concerts are He was a long time member of provided by the Henderson Parks the Sons of Erin and led the St. and Recreation Department with Music Performance Trust Funds,

For additional information

World Day of Prayer Friday and elevate the quality of life.

World Day of Prayer begins a second century Friday, March 4. It began 101 years ago in the Prayer observances will be con-United States as a day of prayer ducted at the United Methodist for mission. It has now expanded until today it is celebrated in 170 countries and regions of the world.

The theme of this 1988 World Day of Prayer is "Open doors."

Written by both Protestant and Roman Catholic women from Brazil it reflects the concerns of South American women who are struggling to achieve greater freedom

In Henderson, World Day of

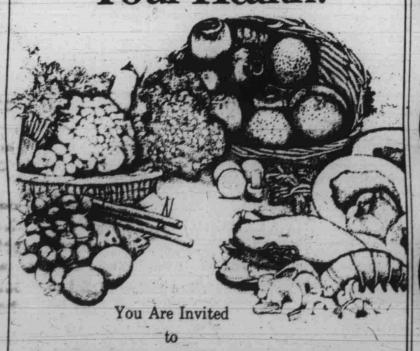
See prayer page 8





In Honor of National Nutrition Month Diet Center Offers You a Way to

Tastefully Improve Your Health!



DIET CENTER'S OPEN HOUSE and FREE COOKING CLASS "High-Fiber, Low-Fat Cooking"

Thursday, March 10: 5 to 7 p.m. Class 7-8 Saturday, March 12: 10 to 12 p.m. Class 12-1

> Refreshments Drawing for "Diet Center Cookbook" CALL TO REGISTER FOR CLASSES

435-0474 Green Valley Diet Center 2746 N. Green Valley Parkway

Methodists to serve Lords supper Sunday

All in the community are invited to worship this Sunday at First Henderson United Methodist Church (UMC) The Lord's Supper will be served at both the 8:15 a.m. and 10:30 a.m. services."

At First Henderson all persons are invited to partake of the Lord's

Pastor, the Rev. Louie Lyon, will bring the message and it is entitled, "The true and final sacrifice" based on the gospel of John 2:13-22.

During the worship service there is a time for all the children of the congregation to come forward for their own message. A nursery is provided at the 10:30 a.m. service. This Sunday morning Lois Foree will share with the congregation in music with a solo entitled "We Worship You" at both morning services.

The adult choir under the direction of Dorothy Vondenbrink will sing "His Love Poured Out" at the 10:30 a.m. service.

The youth group will leave church at 1:45 p.m. for an afternoon at Iceland Skate Center. The cost is \$4.75 per person. Don't forget parent permission forms.

This Sunday evening at 7 p.m. lay leader Ellie Knapp will bring the message for the vesper service.

Ellie's message is entitled "Do we really trust God?" based on Deuteronomy 6:4-5.

The women of First Henderson UMC are hosting this year's world day of prayer service on Friday, March 4 at 10:30 a.m.

All women of Henderson are invited to join with women from throughout the world in this Lenten prayer service.

Additional opportunities this week include the United Methodist Women's Faith Circle meeting at 7:30 p.m. on Wednesday, the adult choir practice at 6:30 p.m., Wednesday and the youth choir practice which meets at 6 p.m. on Wednesday.

The congregation also wishes to

remind everyone of the fun club meeting and outing on Saturday, March 12. The group is going to Scandia Family Fun Center and

Leatherby's for ice cream. Meet at the church parking lot by 5:30 p.m. The First Henderson United Methodist Church is located in the

Highland Hills section of Henderson at 609 East Horizon Drive. Call 565-6049 for further information on church programs.

Baptists list activities Southern

Everyone is invited to attend the Bible study and worship services at the First Southern Baptist Church, 240 Cholla Street.

Sunday school begins at 9:30 a.m. each Sunday morning. Bible study is provided for all ages, preschool through senior adult.

Worship services are at 11 a.m. and 7 p.m. each Sunday.

The public is invited to attend the Pastor's Bible study, verse by verse, and prayer service each Wednesday evening at 7 p.m.

Choir practice is scheduled for Wednesday evening at 8 p.m.

A home Bible study is conducted each Friday evening at 7 p.m. at the home of Bob and Evelyn Tallent, 513 Pueblo.

For further information call Pastor Robert Holmes at

's conference scheduled

The Church of Jesus Christ of Latter-day Saints (LDS) Henderson stake will sponsor a special Women's Conference on Saturday, March 12, starting at 11 a.m. in the Cholla Street Chapel, 303

Cholla Street. The conference, with the theme "Silhouette of womanhood," will be under the direction of stake Relief Society presidency, Lola Irons, LeAn Jensen and Bette

A program will be presented with the keynote speaker author Blaine Yorgason.

The women of the area are invited to attend the conference.

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SHOWTIMES

MON-FRI 6 & 8:45

SAT & SUN 3:00-5:45-8:15

SAT MATINEE \$2.50

SUNDAY ALL SEATS \$3







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SATURDAY MARCH 5, 1988 — 9:00 P.M.

1. LETTER X 2. HARDWAY 3. HARDWAY

4. TOP OR BOTTOM LINE

5. HARDWAY 6. HARDWAY \$200.00 \$200.00 \$200.00

\$200.00

\$200.00

\$600.00

7. SMALL PICTURE FRAME 8. HARDWAY 9. HARDWAY

10. TOP OR BOTTOM LINE 11. HARDWAY 12. COVERALL

\$200.00 \$1,199.00

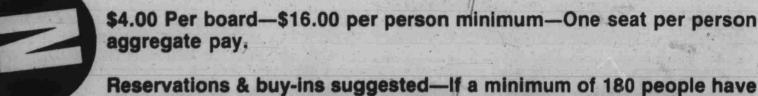
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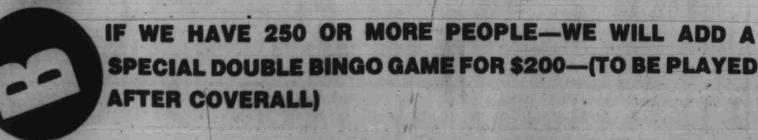
\$200.00

WIN...\$4,099.00 TOTAL PAID-OUT...WIN



not purchased their ticket by March 4, 1988 - The game will be cancelled and all money refunded. No refunds unless game is cancelled. Anyone purchasing their buy-in by February 29, 1988-Will receive a \$3.00 Free Play Coupon for the 2:30 p.m. Mini-Session.

FREE COCKTAILS AND HORS D'OEUVRES



GREEN VALLEY NEWS

City sets meeting to discuss impact of airport noise

by Scott Dickensheets Home News Staff Writer

Henderson city officials are planning to meet with Green Valley residents Wednesday to discuss proposed changes at McCarran International Airport, and how they will affect about." the neighborhood.

According to city manager changes in flight patterns and do now. Their flight path would

runway will increase the noise impact there.

"Are there legitimate ways to reduce the impact in Green Valley?" Bloomquist asked. "That's what we want to talk

Airport officials are consider-Gary Bloomquist, Green Valley ing a plan to have aircraft take residents are concerned that off to the east more than they

the addition of an east-west lead them over the northern portions of Green Valley, and if pilots bank quickly to slip into the flight pattern, the noise problems in Green Valley will

> "In an area where the prevailing winds are north-south, should the east-west runways be heavily used," asked Bloomquist. "From what I know, it's best to take off into the wind."

Airport officials are also planning to add another eastwest runway, which will increase the air traffic above Green Valley.

An airport consultant hired by McCarran, Ron Tulis of San Francisco, has been critical of Henderson for allowing residential development in the path of the runway, even though previous sound studies

GV student

spelling honors

For the second straight year.

Cornwall clinched the top

eighth grade spot in the Feb.

24 Clark County division of the

Nevada State Spelling Bee.

Last year Cornwall reigned as

Cornwall, who lives in Green

Valley and attends Cannon

Junior High School, topped the

competition by successfully spelling "niche" and "saboteur"

during the competition, which

was televised on KLVX Chan-

Cornwall and Clark County's

sixth and seventh grade

champs will journey to Reno in

April to compete with other

Cornwall and fellow winners

each received a \$100 savings

bond and a set of dictionaries.

statewide winners.

nel 10.

Dusty Cornwall has proven his

superiority in spelling.

seventh grade champ.

grabs top

indicated there was no conflict as far away as Green Valley. Those studies are being revised, and the sound impact area is being extended to Green Valley and beyond, through Whitney Ranch.

"He can be critical if he wants," Bloomquist said, "but they're the ones changing the sound contours."

"Sound contours" indicate

areas around an airport impacted by the noise. Some local developers agree that the normal climate insulation procedures protect against sound as well.

The meeting will be held at 7:30 a.m. in the city of Henderson's Green Valley office. Green Valley's representative to the Henderson City Council, Andy Hafen, will also attend

GV library features Purcell series

A series of the works of artist Roy Purcell will be featured at the Green Valley Library and Cultural Center beginning Tuesday, March 8.

The first presentation will be "The Journey; An Inward Search For Self," from 8:30 to 9 p.m.

"Painting Demonstration, Techniques in Watercolor and Pastel," will be held Tuesday, March 15, from 7 to 8:30 p.m.

"The Chloride Mural, What Are They, and What Do They Mean,?" will be presented Tuesday, March 29 from 7:30 to 8:30 p.m.

And the final exhibition will be "Poetry Reading, Selected Readings From Original Portfolios," Tuesday, April 5 from 7:30 to 8:30 p.m.

In conjunction with its grand opening Tuesday, Feb. 23, the Green Valley Library and Cultural Center also opened Purcell's restrospective exhibit, which explores the development of his artistry, including

Green Valley opens second village

American Nevada Corporation, the master developer for Green Valley is opening its second major phase of development, the Village of Silver Springs.

Vice president of community development at American Nevada Brad Nelson said that the popularity of the area's original village necessitated the evolution of Silver Springs.

"The original vilage in Green Valley is rapidly reaching buildout," said Nelson.

"The Village of Silver Springs will not only carry on Green Valley's strong tradition of family living, but vill actually expand upon its original theme."

Located south of the riginal village, Silver Springs has been planned with a versatile mix of housing, special parks, recreational facilities, school and church sites and a neighborhood convenience shopping center with office space for community services. It will encompass approximately 420 acres upon completion.

"The initial land-development phase is nearly complete," said Nelson. "The first model homes, however, are currently under construction and will be open for public inspection in the near future."

Besides the unique visual

beauty of the area's plateaus, canyons and rolling hills, one of its primary amenities will be its central recreation complex.

A complex of parks, tennis courts, swimming pool, clubhouse and ballfields will be available to Silver Springs residents, as well as to the general public as a result of an agreement between American Nevada and the city of Henderson.

"The City has agreed to provide maintenance, as well as recreational programs for the facility," said Nelson.

"Not only does this allow more people to enjoy our community, but it also eliminates homeowner's dues for Silver Springs residents."

Another unique amenity is the villages' Rim Trail Park, which will be accessible for both day and night use. This pedestrian and biking trail system will make every part of the village easily accessible and will eventually connect to other areas of the city's regional trail

"Complimenting, yet contrasting with the groomed park area, is the extensive natural open space system within Silver Springs," said Nelson. "Adjacent to the Rim Trail Park, the rugged natural beauty of the desert is being preserved."

early works in oil and enamel from the '60s never before exhibited. American Nevada also has an

agreement with the Clark County School District to provide a site for a prototype, earth-shelted school. "We're putting special effort

into building a complete community, village by village, with schools, recreation and services which are the esential elements of a true master-planned community," said Nelson.

Rivers' subject 'The official inheritance of the kingdom of God'

Clarenda Busch, song evangelist ing on the topic of "The official and minister of music in Arizona. will be presenting a sacred concert at 9:15 a.m. at Southside Christian Church at the new location, 1631 East Sunset Road, between Eastern Avenue and Las Vegas Boulevard, South. The location is one-half mile west of Sunset Park on Sunset serving the Green Valley area of Las Vegas.

Pastor Joel Rivers will be speak-

inheritance of the kingdom of

The Lord's Supper will be lead by Bob Kaiser with prayers and devotion. He will be assisted by Glen McConnell, John Terry, Ron Gordon and William Vogel.

The organ and piano will be played by Terry Chitwood, pianist with the senior citizen's band.

For more information, please call 458-2731.

NARFE

slates meeting

The National Association of Retired Federal Employees (NARFE), Chapter 2031 of Henderson will conduct its monthly meeting, Monday, March 7 in room three of the Civic Center.

All members are urged to attend.

Send us your **Green Valley news**



"Our agent has a new extension?

Jim Tenney GREEN VALLEY PLAZA (On Sunset Rd.) 2748 N. Green Valley Pkwy. Henderson, Nv. 89014 (702) 451-9800

Your agent at Farmers Insurance Group of Companies has just extended their famous 30-60 auto **FARMERS** insurance program. Now drivers between 30 and 69 years

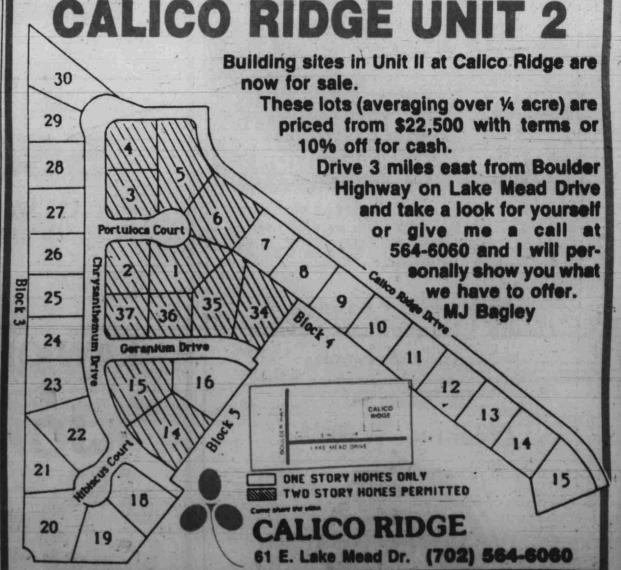
of age could save on their auto insurance if they qualify. Call your local Farmers agent today. And when you do, make sure you ask for the new extension.

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Miscellaneous news missiles

by L. Jessie Bennett Home News Columnist

This is the first Thursday in March. Datewise it is March 3, 1988 and with the 29th day of February added to the calendar it is the 63rd day of the year with 304 days left in the year. On this day there were two world famous men born. In 1847 (141 years ago) the American inventor Alexander Graham Bell, who invented the telephone was born in Edinburgh, Scotland. In 1853, 135 years ago, that great painter, Vincent van Gogh was born.

March sun rose at 6:30 a.m. and will set at 5:55 p.m.

Thought for today

J. Gilchrist Lawson, an American editor and author, once wrote, "Happiness is the supreme object of existence." So it follows that we should practice what another great thinker said, "As we are now living an eternity, the time to be happy is today." (Grenville Kleiser, American author)

Of this and that

Last Monday was Feb. 29, the extra day that give this year the title of "Leap Year." What did you do with your extra 24 hours? Couple of Henderson folks celebrated their birthday ... Jim Hartzel and Marge Nelson. Now even after so many, I am not one to want to miss a birthday! So If I had one only every four year I'd solve that by having two every year ... one on Feb. 28 and one on March 1! The writer Tom Parker did some research and found the following proving that in may areas an extra 24 hours can make quite a difference. In the USA here are some things that happen in 24 hours.:

33 million gallons

103 million hours

104.8 gallons

569,000 pairs

50 million

4.4 million

1.6 million

105

Soft drinks guzzled Champagne sipped Rock music listened to by teenagers Number of new millionaires Sneakers sold

Miles traveled by people riding in elevators 5.5 million Rolls-Royce autos purchased in U.S. Hot dogs downed

Coins popped into vending machines Peanut butter eaten

Flashbacks in history March 3

1875 Bizet's famous opera, "Carmen" premiered in Paris, France. Belva Ann Bennett Lockwood became the first woman to practice before the U.S. Supreme Court as a lawyer.

"The Star-Spangled Banner" officially became the national anthem of the United State of America.

March 4 1681 King Charles II of England granted a charter to Mr. William Penn for an area of land that later became Pennsylvania.

1917 Republican Jeannette Rankin of Montana took her seat as the first woman elected to the U.S. House of Representatives. More than 1,500 people were lost their lives in an earthquake in southern and eastern Europe.

March 5

1770 The Boston Massacre spilled first blood in the American Revolution.

1947 A four-day blizzard ended and set records at Readsboro, Vt. and Peru, Ma

Joe Silverheels, actor, who played "Tonto" on Lone Ranger show

1982 Comedian John Belushi was found dead of a drug overdose. March 6

1836 The Alamo in San Antonio, Texas fell to the Mexican, Santa Ana, after a desperate 13-day battle. All 187 defenders of the mission, including Jim Bowie and Davy Crocket were killed.

1857 U.S. Supreme Court handed down Dred Scott Decision, holding that a slave was not a citizen. 1912 Italian army first used dirigible balloons in warfare.

1973 Famous writer, Pearl S. Buck, who wrote "The Good Earth,"

March 7

1638 Providence, Rhode Island, was founded.

1912 Monoplane flown from London to Paris in two hours and 57

1926 The first successful trans-Atlantic radio-telephone conversation took place between New York and London, England. March 8

1855 Suspension bridge over Niagara Falls opened to public.

1874 Millard Fillmore, 13th President of USA died in Buffalo, NY. The U.S. landed a force of about 3,500 Marines in South Vietnam.

March 9

1796 Napoleon Bonaparte of France married Josephine de Beauharnais.

1822 Charles M. Graham was granted a patent for artificial teeth.

1862 The ironclad boats, "Monitor" and "Virginia" (formerly the ("Merrimac") of American Civil War fame, fought a five hour battle at Hampton Roads, Virgina. Neither vessel won.

U.S. Bombers launched incendiary bomb attacks on Japan during World War II, causing wide-spread devastation. It was estimated that in Tokyo alone, about 120,00 people lost their

Baby boy for Crose family

Richter said, "The smallest children are nearest to God, as the smallest planets are nearest the sun." One of those bright rays of sunshine so near to God now shines in the home of April and Calvin Crose. Their second son, Matthew Thomas LeRoy Crose, was born at 6:30 a.m. on Jan. 27, 1988 in the Humana Sunrise Hospital in Las Vegas. He weighed in at seven-pounds and two-ounces and was 191/2 inches long.

He has a big brother, Nathaniel who is realy anxious to have him as a companion playing cars and ball games. Lucky little boy has a living family tree living close to him to keep him special company. His grandaparents, all of Henderson are Rosemary and Carl Carlson and Pauline and John Crose. His great-grandmother, Mable Crose also lives in Henderson and his other great-grandparents, Nina and Cal Keele live in Boulder City. We welcome Matthew Thomas and congratulations to his family.

American War Mothers meet

The American War Mothers, Chapter II, of Henderson will meet on Monday, March 7 starting at noon at the local Eldorado Club. Any mother of a past or present member of the U.S. Armed forces is invited to attend and join the chapter.

Number one

When Nov. 2, 1987 dawned, the sun shown bright on tiny Danielle Joan Spencer born that day. She is the first child of Scott and Honey Spencer. Weighing seven-pounds 151/2 ounces, and 21 inches long at birth, Danielle is grwoing rapidly and makes her corner of the world a happy, bubbling place. Welcome to this little girl and congratulations to her family.

JoAnn Burr (Mrs. Lynn) recently spent a few days in St. Rose de Lima Hospital. Now living in Las Vegas, JoAnn and Lynn lived in Henderson for many years and raised their family here. Family members, friends and old neighbors on Joshua Street send out sincere wishes for a quick and complete recovery for JoAnn.

Hospitalized

Did you know?

Buttons date back to before the time of Christ, but the but-

tonhole was not invented until the 13th century (1200's). Up to that time the button was an ornament to compliment clothing.

Baby girl born

Sherry Ann and Curtis Levon McCarty of Henderson are the proud parents of a baby girl born at Valley Hospital on Feb. 15, 1988.

Earthquake

Monday, Feb. 22 was George Washington's birthday. It was also an earth-shaking day for this area! Where were you and what were you doing at that time? Well, darn it! I didn't feel a thing! Now if it will really be 100 years until the next one . . . well, an earthquake is something I'd just as soon read about anyway.

DUP county convention

The Clark County Convention of the Daughters of Utah Pioneers was held on Saturday, Feb. 27 in Las Vegas, conducted by county captain LaRue Worthen of Las Vegas. A special guest from the National Camp in Salt Lake City, Utah was Edith Menne who gave a report on this year's accomplishments and future plans as well. A colorful program was presneted followed by a special luncheon prepared and served by the Henderson members of DUP. Seventy-seven women attended the convention.

The women from the Desert Sunrise Camp of Henderson were: Maxine Buckles, Rhea Johnson, Winnie Prince, Merna Dennison, Nancy Huffington, Carol Marshall and Laura Jean Miller.

Boy for Bushman family

Gary and Teresia Bushman became the excited parents of their first baby boy on Nov. 27, 1987. Tiny boy who weighed six-pounds 11 ounces, and was 19 inches long, was named Adam Bushman. He will be well taken care of by his two big sisters, six-year old twins, Samantha and Sabrina. Now three months old, Adam will soon grow into an active young man hard to keep up with. Welcome, Adam.

School friends visit

Rhea Johnson (Mrs. Alvin) had some great guests recently from old home town, Heber City, Utah. Joe and Eulene Hicken,

See missiles page 9

Prayer from page 6

Church at Horizon and Truffles Doors open at 10 a.m. with the service at 10:30 a.m. Friday, March 4. The same theme is used world-

wide translated into hundreds of languages and dialects.

Other churches participating are Henderson Presbyterian Church, the Untied Church of Christ, Community Church, the Salvation Army and Our Savior's Lutheran Church, Missouri



an herb. The stalk is made of leaves that overlap each other, like a celery AMPLE, BIG BONED, SHORT WAISTED, STURDY STOCK...WHAT THEY'RE TRYING TO SAY IS ... "YOU ARE FAT!"

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Missiles from page 8

now living in Orem, Utah left all that cold and snow behind to come to our Vegas Vealley for a few weeks. Alvin Johnson, recovering from recent eye surgery, enjoyed having old friends

Thorn, Lindenbush wedding

. Saturday, March 5, 1988 is the wedding day for Lisa Thorn and Michael Lindenbusch. They will take their vows at St. Peter's Catholic Church in Henderson.

Lisa is the daughter of Charles G. and Rose M. Thorn of Henderson. She was a graduate of Basic High School and attended both UNLV and CCCC. She achieved in the Spanish and Business Clubs and was a member of the Spring Board Divers team.

The groom Michael, is the son of John and Fiona Lindenbusch of Chicago, Ill. Now serving in the U.S. Army, he and bride Lisa will make their home in Colorado Springs, Colo. Much happiness to this young couple.

In hospital

Brett T. Bennett, a student at Brown Junior High School was an overnight visitor at St. Rose de Lima Hospital last weekend after an auto accident. Brett suffered facial cuts, etc., and found that he was hurting in places he did not know he had. Special wishes for a complete and quick recovery go out to Brett.

Violets

Some interesting things to tuck away in your memory bank abut that delicate flower, the Violet. This flower, dark purple in color, is second to roses as a favorite of the poets (and home flower growers as well). A sure sign of spring, the violet is a symbol of love, modesty and good luck. It was the official flower of Athens, Greece and the badge of France's Napoleon. It is said that medieval priests grew violets to ward off evil spirits.

"Life is action and passion; therefore, it is required of a man that he should share the passion and aciton of his time at peril of being judged not to have lived." (Oliver Wendell Holmes) Report your news

I you have a wedding, a new baby, visitors or trips, awards, anything of interest in your lives, please report it. We are all neighbors and interested in one another. Call me! Jessie, at 565-7541. Thank you

Anniversaries

March 3 Lee and Connie Blad.

March 4 Doug and Donna Brady and Bob and Juanita Frei.

March 5 Bob and Barbara Hein, Roy and Lolita Blue (1933), Johnny and Elaine Everett and Michael and Lisa Lindenbusch (married today).

March 6 Ralph and Loretta Lopez, Andy and Bebi Hafen, Robert and Donna Homer.

March 7 Roger and Debbie Peeples.

March 8 Ward and Lois Hicken

March 9 Tony and Tracy Hafen.

March 10 Glenn and Bonnie Bennett, Wendell and Pat Stewart, Kelly and Christine Wilkins, Doug and Merrilee Clark, Charles and Adelle Cluff and David and Kimi Griffin.

Birthdays March 3

Jenny Estes, Milton Mortensen, Kim DeMille, LeeAnn Jensen, Mark Petersen, John Pino, James Steven Weitz, Bonnie Wilson Cindy Knowlton, Laura Owens, Lisa King, Jarrod Noble, Chase Wesley Fredrichs, Debi Williams, Tom Medina.

Celebrity 1988: Princess Lee Radziwill 55, singer Enzo Stuarti 63,

actor Ed Marinaro 38, footbals Herschel Walker, 26.

March 4

Bobby Padleski, twins James Harold and Tiffany Marie Thomas,

JoAnn Bauer, Dell Hill, Christina Wood Curtis Hafen, Bob Hamiter, Tricia Marie Williams, Ruby Chaffee, Carrie Ann Petty, Amber Lee Ludlow, Jason Bowers, Janet Dee Perry, Kent Roland Brown, Jr., Robert C. Langen, Jr., and Terry Morris.

Celebrity 1988: Actress Paula Printiss 49, singer Barbara McNair 49, rock musician Chris Squire 40, actress Kay Lenz 35.

March 5

Bobby Leonard, Tair Sallee, Ron Smith, Janet Mills, Clara Smith, Sheldon Ray Petty, Devin Miner, Ronald A. Davis, Minnie Powers, Wilbern Spears, Carolyn Smith, Breanna Lee Bragg, Fern Weitz, Katrina Copeland, Steven Hall, Jessie Robinson, Gayle Pulsipher, Ronella Taylor Cannon, Frankie Landavazo, Linda Weber.

Celebrity 1988: Football player Fred Williamson 50, violinist Eugene Fodor 38, actor Dean Stockwell 52, actor Paul Sand 44, singer Andy Gibb 30, actor Rex Harrison 80, actress Samantha Eggar 44.

March 6

Tia Bennett Green, Joye Walker, Jonathan Cutler, Ruriko K. Spencer, Evelyn Kleinman, Bernell E. Lawrence, Val Carter, Ryan Kurtis Hinton, Vaughn Burton, Louis A. Rezzetti, L. Jeff Hunt, Theron Dean Goodale, Marie Marriott, Lori McKee, Kay Steven Dalton, Daniel Goodman, Kyle Taylor.

Celebrity 1988: Television personality Ed McMahon 65, actor and director Rob Reiner 43, FBI chief, William Webster 64, actor Ben Murphy 46, conductor Sarah Caldwell 64, first woman in space, Valentina Tereshkova 51, Kiri T. Kanawa 44, actress Andrea Elson 19. March 7

Twins, Clinton and Clayton Campbell, Brandi Shiles, Varua Jones, Kelly Sue Nyman, Vinita A. Kemp, Roy Gregerson, Jackie Fisher, Brenda Weed, Lana Gheen, Robert Mathewson, Kevin Pratt, Linda Reiter, Miranda Marie Proffitt, Betsy Neal, Emiline Black, Juanita Frei, Jacob Clark, Mario J. Paonessa, Carol "A" Shigley, Doug West.

Celebrity 1988: English Lord Snowden 58, auto racer Janet Guthrie 50, actors James Broderick 60, John Heard 43, rock star Peter Wold 42, footballs' Franco Harris 38, tennis great Ivan Lendl 28, television weatherman Willard Scott 54.

March 8

Gloria Westover, Ricahrd Kendall, Jr., Peggy Randall, Don Clements, Tiffany Gibbs, Denise Brubaker, Luella Cowan, Blake Minnis, Jaime Miller, Heather Neilson, Goldda Norton, Beverly Jolley, Brad Johnson, Brandon Kephart, Doug Clark, Gary Boyle, John Caldwell, Robert Michael Jones, Jr.

Celebrity 1988: Actress Lynn Redgrave 45, dancer Cyd Charisse

'Who's sorry now?' Howard topic

All Christians who are interested in studying the Bible are invited to attend talks by the Rev. Vernon Howard on "Who's sorry now?" with biblical reference to Matthew 7:23, this week at New Life Foundation, the large white building with yellow trim at 700 Wyoming Street (corner of Utah Street) in Boulder City.

Wear something green for "the luck o' the Irish" at the New Life Foundation banquet on Saturday, March 12 featuring two talks by Howard at 9 a.m. and 2 p.m., home cooking and entertainment highlighted by "Galway Bay," "When Irish Eyes Are Smiling," and other favorite Irish songs.



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free copy of "Your Power to Say No" by simply calling 293-4444

Christian fellowship is offered one hour before each of the classes which are 7 p.m. Wednesday and Friday evenings and 9 a.m. Saturday and Sunday mornings.

During that time the congregation enjoys refreshments and an informal discussion.

Call 293-4444 for details.

67, baseball great Jim Bouton 48, actresses, Claire Trevor, Sue Landon 52, Susan Clark 44, actor Mickie Dolenz 43, baseball player Jim Reed 35, lyricist Carole Bayer Sager 42.

March 9

Donald Richard Tolbe, Laren Glazier, Richard Sawyer, Lori Weight, Burton Germanier, Paul Martin, Max Paez, Jr., Michael Grant Swanson, Theda Bowler, Mac Petty, Kim Irons, Shane Cox, Cheryl Hafen, Frank Carrasco, Michael Leavitt, Danny Jordan, Roy Pyatt, Keith

Celebrity 1988: Actor Emaneuel Lewis 17, chess player Bobby Fisher 45, writer and actor Mickey Spillane 69, actresses Joyce Van Patten 54, Trish Van Devere 45, comedian Marty Engels 52, actor Paul Juliais 48, Jeffrey Osborn, 40.

March 10

Lawrence S. Murphy, Ryan Matthew Tennant, Denice Marie Wilkins, Vicky Anderson, Sheldon Abbott, Shauna Werly, Vicki McDonald. Judith Raye Finley, Dora Blake, Margaret Munford, Robert Porter, David Robison, Roay D. Fairbanks, Pamela Brimhall, Joan Fredrickson, Monique Apiti, Paul Edwards, Shari Pendley, Lee Swindelehurst Susan Cocks, Mr. West Marshall, Johnny Heim.

Celebrity 1988: Actress Pamela Mason 70, British Prince Edward 24, playwright David Robe 48.



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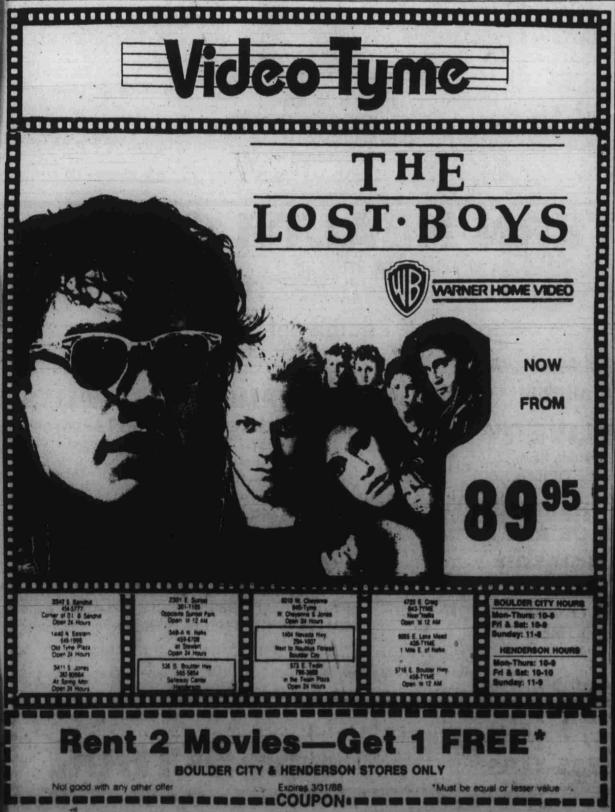
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NEW DIRECTORS-Melissa Ebright (left) and La'Chelle Mudd (right) of Basic High School took over as executive directors of the Henderson Campus for one day in the Boss for a Day program sponsored by the Henderson Chamber of Commerce. Herman Van Betten (center), deposed for one day, seems relieved with having turned over the campus to the apparently capable hands of the two young women.

Planners to hear garage request

by Scott Dickensheets Home News Staff Writer

Owners of the Eldorado Casino will make their first official move toward building a downtown parking garage and expanding the casino when the Henderson Planning Commission meets Thursday at 7 p.m. in city hall.

The Eldorado has filed a request to vacate Market Street, between Atomic and Atlantic Streets. According to documents at the Henderson Building and Planning Department, casino owners are planning to build a five-story parking garage, with approximately 630 spaces.

Also, the casino itself will be expanded to more than double its current 30,000 square feet.

Also on Thursday's agenda is an architectural review of a shopping center proposed for the southeast corner of the Boulder Highway-Major Avenue intersection.

The site was targeted by previous developers for a shopping center anchored by a Lucky supermarket.

The new plan calls for 129,000 square feet of comning department sources, the proposal includes a 49,650 square foot supermarket, a 38,000 square foot drug store, and several thousand more mercial floor area on the 11-acre site. According to plan-

square feet of miscellaneous retail area. It is unclear what supermarket will anchor the development.

The planners will also discuss a flurry of zone changes requested by Green Valley Investments in connection with their proposed golf courseresidential development in Green Valley.

The move will change 771 acres of land variously zoned RR (rural residential), R-1 (single family), R-2 (two family), R-4 (apartment district), C-1 (neighborhood commercial) and CV (civic) to a mixture of C-1, R-2, R-3 (limited multiresidential) and CV.

The planners two weeks ago approved the master plan for the golf course subdivision, but eliminated two commercial sites and lowered the total residential density to 8,000 dwelling units.

St. Thomas More Catholic Church, in Green Valley, will seek a use permit and an architectural review for a new worship facility at 120 N. Pecos. Although plans eventually call for a church, offices, rectory and several other facilities, at first they will construct only the multi-purpose building.

The city of Henderson is requesting the annexation of 40 acres near the intersection of Wigwam Parkway and Step-

Galloway lists students

The students and teachers listed below were selected as "Panthers of the Week" at Fay Galloway Elementary School.

Fay Galloway is a year-round school with four quads.

Each week citizenship awards are given to a student in each class of a particular quad, plus one staff member. Occassionally the awards are given to students in specialized classes, such as physical education, safety patrol, academically talented, speech, art, library, main stream, music, kitchen and ice cream stand workers.

The citizneship aawrds are announced over the loud speaker each Friday morning. The students come to the principal's office for a talk and congratulations.

Each gets a "Panther of the Week" botton, which gets them to the head of any line during the following week. They also get a

See students page 13

Christian Center 571 Adams Blvd. Pastors: Jim and Marjorie Kitchell Associate Ministers: Barry and Laurie Irvin SUN. MAR. 6 8:15 AND 10:30 A.M. Pastor Marjorie Kitchell 'Becoming a Spiritual Olympic Champion' 6 p.m. Pastor Jim "What God Forgets" Nursery Attendants—Free Transportation

massive master plan change.

plan now allows for the development of a golf course and 8,000 residential units in an 1,000 acre project between Eastern Avenue and Valle Verde Drive in the Green Valley neighborhood.

Commercial areas were restored near the intersection of Wigwam Parkway and Pecos Road in an apparent compro-

Developer Al Collins said he would ask if a church would swap sites so they may act as a better buffer along the southwest corner of Wigwam-Pecos.

Collins donated the church's land, but an architectural review is set for their church building tonight before the Planning Commission.

Moreover, the chief comning process.

dwelling zoning he had sought.

The remainder of the land

Council from page 1

As approved Tuesday, the

mise with area residents.

promise of the evening had little to do with the master plan-

Collins said he would agree to commercial designation of land along Pecos Road that abuts to single-family homes, dropping a requested multiple

Beverly Hills Ensemble will play

many of our favorite tunes from

Ireland. Everyone is welcome, and

Then, on March 17, we will have

a real St. Patrick's Day party, in

the center. It will be during and

after the lunch hour. There will

be a special menu, and lots of

See seniors page 12

Senior highlights listed

it is free!

by Emma Swinney Senior Center Publicist

hanie Street, in order to build

City manager Gary Bloom-

quist pointed out that funding

for the park still has to be found

before the complex can be built.

a ballfield complex there.

Monday, Leap Day was an important and wonderful day for the center, and our director, Edna Deardoff. It was her 19th birthday, as she says, and when you have only one every four years, it is right that your friends help you celebrate. As we did, Congratulations, dear Friend.

Coming in March are many interesting events, such as next Tuesday, on March 8, at 11 a.m. the tax assessor will be here to help with the applications for the excemptions for veterans and widows, and the rebates for home owner's and renters. If you don't know abbut this program, call 565-6990 for information as to the income levels. You could be eligible for these savings.

The income tax assistance continues until April 15, but if you could use some help before then with the forms, call RSVP for a good time to come in and what to bring. That number is 565-0669.

The Senior Center will be closed, Friday, March 11, all day. This is for our staff to meet with others in Las Vegas. Please plan for lunch at home or one of the fine eating establishments in Henderson.

Over in the gymnasium building, room three, Civic Center there will be a special concert of Irish music, March 6, this Sunday at 2:30 a.m. Hyman Gold and the

west of Pecos and near homeowners would be zoned commercial or two-family residential, according to the Tuesday agreements.

Commercial property will be on three of the four corners of the Wigwam-Pecos intersection with this approval, a condition the master plan opposes. according to Development Services director Rich Heckendorf.

He said traffic on such com-

mercial corners frustrate proper flows and master planning is designed to avoid such situa-

Heckendorf was countered by Collins who contended the small size of commercial areas would keep traffic problems to a minimum.

Collins said his firm and American Nevada Corporation plan to spend \$10 million in development of the project.

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[6334]



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AFTER MFR. REBATE 1 Rebate per household



Lowenbrau Beer 12-Bottle Pack

Light Special Beer. 12-ounce no-return bottles.

Sale Price

[6332]



Miller Beer **12-Bottle Pack**

•Genuine Draft •Lite 12-ounce no-return bottles. **Your Choice**

Sale Price



Seagram's

V.O. Blended Canadian Whisky. 1.75 Liters.





Ballantine's Scotch





 Lord Calvert Canadian Blended Canadian Whisky (6373)

 Ronrico Rum White or Gold Puerto Rican Rum (6371) Passport Scotch

Blended Scotch Whisky (6372) 1:75 Liters each

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[6331]

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1,75 liter bottle. [6368]

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[6362]



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[6357] [6350]



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[6330]



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BOYS CLUB HONORS-Channel 3 news anchor Dave Courvoisier and Man of the Year John Kish flank Woman of the Year Laura McGee following the Henderson Boys and Girls Club Awards banquet Thursday night at the Henderson Convention Center.

Kenney from page 2

ticular is undergoing rapid growth, which is reflected in the 25 percent annual increase in enrollment at the Henderson Campus." Kenney said.

"Economic diversification in Nevada depends on our universities and community colleges which will train the work force and provide excellent educational programs for executives, employees and their families," Kenney said.

Kenney stated that during these past six years she has seen at least two of her dreams come true for education in Nevada.

Among her many achievements in her six years in office Kenney lists her work with community leaders, legislators and faculty to increase teaching positions and salaries for faculty and the start of a new engineering school at UNLV. She also supported increased student housing on that campus.

Kenney was a member of the search committee that recommended Dr. Robert Maxson to be President of UNLV; Dr. Paul Meacham to be President of Clark County Community College; and Dr. John Gwaltny to be President of Truckee Meadows Community College, and Dr. Jim Taranik to be President of the Desert Research Institute.

reside at 2330 Abarth, Las Vegas, Nevada. She has a

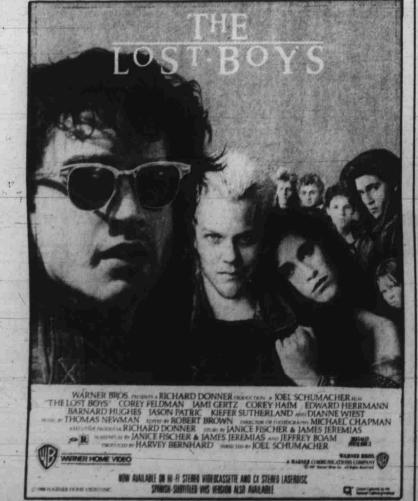
Kenney and her husband grown son, Michael and two school-age grandchildren, 13 and eight years old.



Joan Kenney

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Seniors from page 10

music and singing. Be sure to mark your calendar for this, as it will take the place of our usual potluck this month.

This Friday, March 4, Ken Bell will be here to sharpen scissors for you. So try to remember to bring those dull ones. He is here during the lunch hour ..

Our daily schedule for every week's activities:

Monday at 12:30 p.m.: Art class with Dian Gianos and bridge. Tuesday, 9 a.m.: Plastic

needlecraft 10:30 a.m.: Walking Club

11:00 a.m.: Physical fitness 12:30 p.m: Movie Wednesday 12:30 p.m.: bridge.

Thursday 9:30 a.m.: Pinochle 10:30 a.m.: Walking Club 11:00 a.m.: Physical fitness

12:30 p.m.: Bingo Friday 12:30 p.m.: Drawing for

door-price and bridge

12:45 p.m.: Movie Last week the bridge winners

were Fiori Rios, "Frenchy" Tessier, Marie Arey and Clara

Thursday's bingo winners were Sam Laskaris, Hazel Devilbiss, Wanda Schimbeck, Millie Stenklyft, Eva Lentz, (who won the fourcorners), Geneva Dolphin, Alice Gerling, Madlyn Thomas, Joe Sanchez, and then Betty Morris took the cover-all.

Madlyn Thomas was the winner of the drawwing, Friday.

The Social Security representive is here in room seven every Wednesday from 9:30 a.m. until 4 p.m. and Thursday until noon.

Millie Hart, the Senior Law Project representive is here twice a month to help you with wills and legal problems. Call for an appointment.

Menu for next week, March 7

through March 10: Monday: Spaghetti with meat sauce, green beans, garlic bread, orange juice and peaches.

Tuesday: Hot turkey sandwich, broccoli, carrot and raisin salad, mashed potatoes, cranberry juice and chocolate pudding.

Wednesday: Lasagna, beets, cabbage salad, apple slice, jello with fruit.

Thursday: Chili with beans, spinach, mixed fruit compote, celery sticks and fresh fruit.

Center closed Friday. Coffee, tea and low-fat milk available daily.

Thought for the week: "Man is so made that he can only find relaxation from one kind of labor by taking up another."

Anatole France

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PROTESTERS-Opponents of a zone change on Palo Verde Drive in Henderson gathered to protest recently before our Home News photographer. In the photo from left to right are Bud C. Williams, Edith Alfama, Flora Rector, Frank Alfama and Jess Rector is kneeling.

Apartments from page 1

anymore."

The situation may seem like deja vu to Crane, as well. He says he bought his Woodridge Estates home after fleeing his Townsite neighborhood house when developers built apartments near him. Groups of restless teenagers plagued his property and finally drove him out.

He, like many of the several dozen others fighting the plan, fear increased traffic and parking snarls, as well as the in-

troduction of two story homes here." into a one story area.

facilities for children living values that accompany apart-

Woodridge Estates resident Dennis Rhine is also resisting the proposal.

"This is supposed to be a single family residential area. I don't want to sit around and look at some apartments. Had I known they were going to build apartments here, I probably wouldn't have bought

He said he wants to protect Crane also voiced concern his investment in his home about the lack of recreational from the declining property ment complexes.

> Rhine also said he desires the security of a single family neighborhood, where everyone knows their neighbors, a situation difficult to achieve with a transient apartment population.

. The planning commission meets tonight at 7 p.m. in the Henderson City Hall.

'When Thomas missed church' Pastor Osko's topic

The Rev. John Osko, pastor of First Baptist Church will speak this Sunday on the subject, When Thomas missed church," with scripture text being John 20:24.

Music will include David Clydesdale's arrangement of "Lead me to Calvary" from the musical "The highest place", sung by John Bradley and Don Marsh's "When two or three are gathered" (medley) by the First Baptist Church chorale.

Celebrating the Lord's supper will be a part of the worship hour.

The worship hour begins at 11 a.m. First Baptist Church is located at 47 East Atlantic Avenue in Henderson.

Children's church time is held during the worship hour for children two years of age through kindergarten.

A nursery is provided during the worship hour for children under two years of age.

Sunday school classes for all ages begin at 9:30 a.m. "Shepherds" challenge and prayer items is 9:05 a.m. The adult Sunday school lesson is given for Sunday school teachers at 8 a.m. by adult teacher Jay Henderson.

Sunday school teachers' "Best friends" study is on Monday evenings at 6:30 p.m. at the pastor's home under the leadership of Yvonne Osko.

Junior high and senior high youth groups meets at 5 p.m. on Sunday evenings at the church. The last segment of the four-part video series, "How to get along with your parents" by Dawson McAllister will be the discussion topic for this meeting.

Chorale rehearsals are on Sunday evenings at 6 p.m. and Wednesday evenings at 6:30 p.m.

Ladies participating as angels in the Easter musical will have a rehearsal this Sunday following the worship hour.

Rev. Osko and church family invites everyone to worship with them this week. For additional information call 565-9511.



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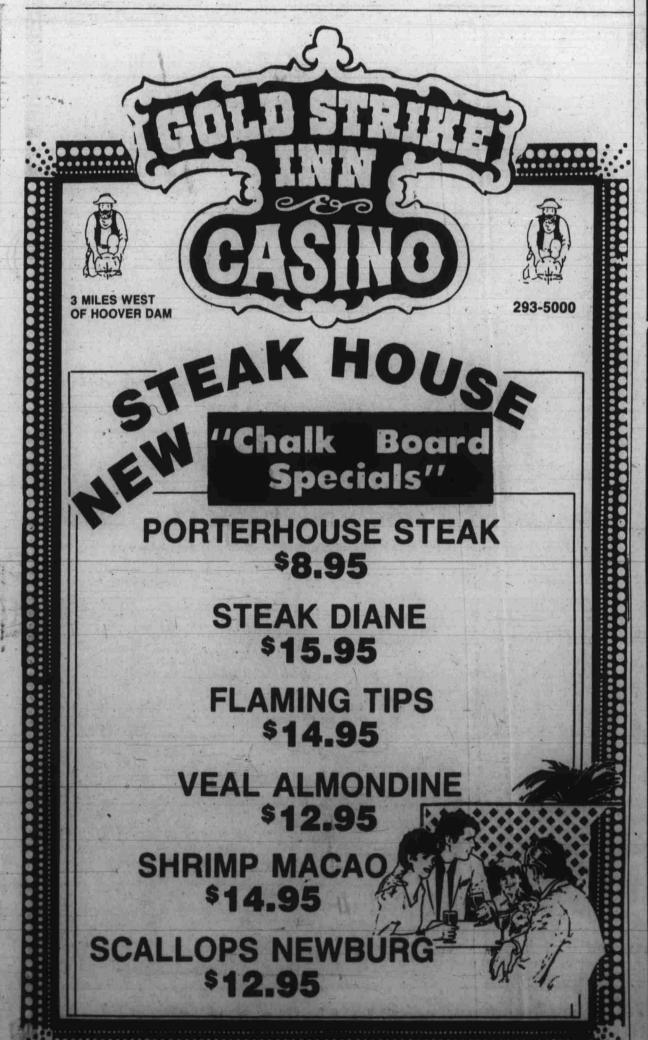
Students from page 10

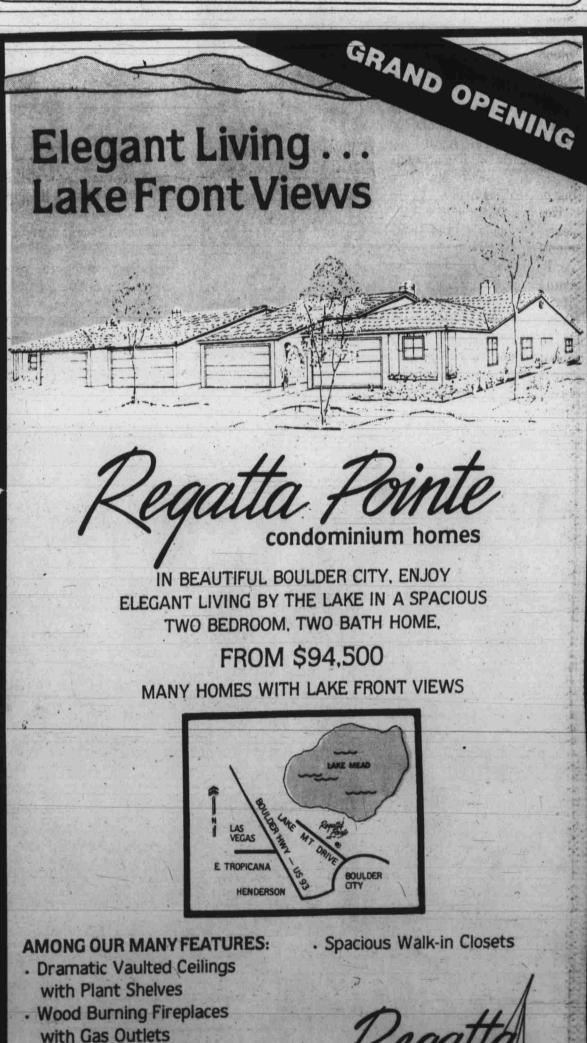
pass for a free ice cream, and an award certificate.

Panthers for the week of Feb.25 are: Christopher Dockins, Sheri

Smith, Danyelle Mortensen, Brandon Worthen, Kevin Conway, Shawn Baldwin, Corby Shaw, Jaimie Hall, Marcia McHugh. The

students are from Quad A this week. The teacher panther was Debbie Weller, fifth grade



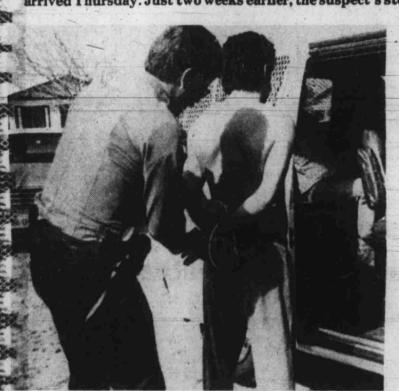




ANYBODY HOME?—Henderson policemen prepare to enter a room at the Sky Motel while seeking suspects during a widespread drug dragnet last week. Monty Dean Kendall, wanted on two counts of sales of a controlled substances, was not in when police arrived Thursday. Just two weeks earlier, the suspect's stepfather was shot in a nearby

room by a man who claimed he was actually after Kendall. Police officers preparing to enter are, from left, Gary Urbantke and his canine partner Apollo, Geoffrey Nestor, detective Robert Lindsey and Sgt. James J. Avery.

Photo by Katherine E. Scott



Johnson slips temporary restraining cuffs on a drug suspect trested during a widespread raid last week. Other suspects from a different location wait in the van to be taken to jail.

Photo by Katherine E. Scott

banged on the front door. It took a while for the suspect, wanted on three counts of sales of a controlled substance, to

Raid from page 3

officers surrounded the house

at 1660 Quarterhorse and

answer.

Clad only in a pair of long pants, he came out as ordered and submitted his wrists for the handcuffs. Polite and

the handcuffs. Polite and cooperative—and denying any wrongdoing—he shivered occassionally and commented to the officer watching him about the cold cement under his feet.

After the other officers

After the other officers "cleared" the house, locating any possible occupants and guaranteeing their own safety, he was permitted to stand inside.

The officers knew this man, as many other suspects they were seeking, had weapons. Throughout the day the unspoken threat of attack caused a tension that probably didn't end until the wind-down

On the covers at the foot of the suspect's bed, below a row of rifles and a crossbow mounted on the wall, police

party that night at the home

of a Henderson policeman.

found a shotgun with an ejected shell by its side.

Another loaded weapon, cocked and ready to fire, was found inside the next home Team B raided.

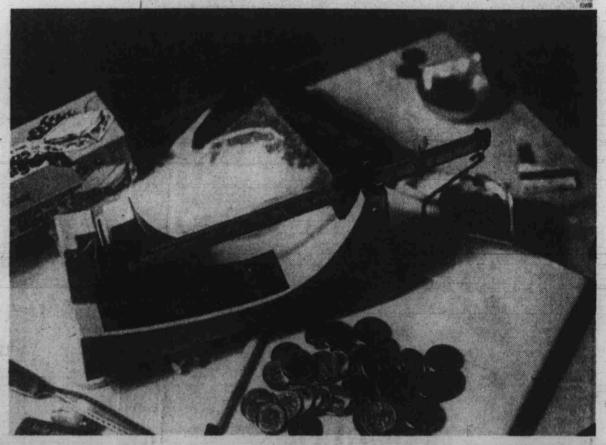
The trailer at B20 Easy Street in Trailer Haven was the only residence for which police had a search warrant. While Team A attempted to serve an arrest warrant across the street, Team B tore down the

door of their targeted residence when there was no immediate answer to their knock.

Throughout the day, other suspects were slow to answer their doors. One skeptic even called the police station to verify whether they were really outside.

As the day continued, fewer

See raid page 15



SMALL CHANGE—A pile of nickles and dimes were found next to a scale in a home in Trailer Haven last week. A white, crystalline substance was found in a baggie behind the scale.

Photo by Katherine E. Scott



LOADED QUESTION—Sgt. James J. Avery checks the chamber of a shotgun found on the bed of a suspect police awakened early Thursday morning. The chamber was empty, but a shell was lying next to the weapon on the bed. Photo by Katherine E. Scott



SAFE CRACKING—The hinge of a homemade safe turns white under the blaze from an acetylene torch as Henderson police detective Sergeant Howard Avery opens it during a large-scale drug raid last week. The safe was found in the garage of a home in Section 27.

Photo by Katherine E. Scott

Raid from page 14

suspects could be found at home. Team B located one young man at work, but elsewhere had less luck finding another who had quit the day before.

One elderly lady appeared shaken as police searched her home for two suspects listed at her address.

She stood nervously, refusing to sit until police gave her the name of the male half of the couple. "Oh!" She exclaimed as she headed for a rocking chair. "He's the (expletive

By 1 p.m. most members of to the police department. Other cotics investigation.

officers had remained during the day, helping in the jail and with evidence and paperwork.

More than half of the suspects they were looking for had been arrested, and five others were picked up along the

Police said in a press release the raids last week "were the culmination of undercover activities which started in April 1987." Detectives, with agents from State of Nevada Investigations and the Bureau of Alcohol, Tobacco and Firearms, deleted) that used to live had purchased drugs including heroin, cocaine and methamphetamine (speed).

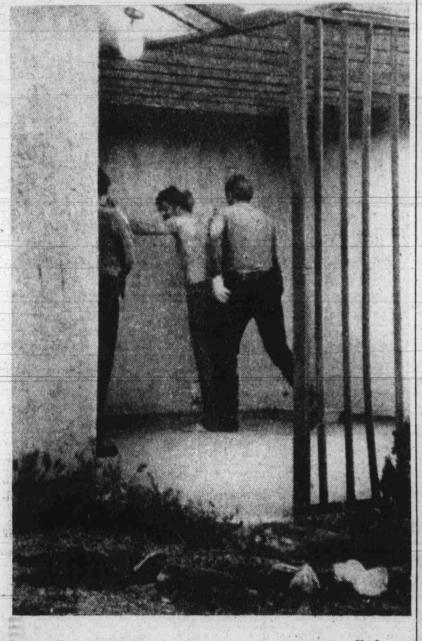
Police added more arrests are the three teams had returned planned in the continuing nar-



UNDER ARREST-Police detective Robert Lindsey shows the arrest warrant to Robert Franco, one of 30 suspected drug dealers sought in a widespread raid Thursday. Officer

Geoffrey Nestor stands by the squad car in the Pittman neighborhood.

Photo by Katherine E. Scott



RUDE AWAKENING-Police search a suspect called out of bed at dawn Thursday during a large-scale drug raid throughout Henderson. Officer Geoffrey Nestor prepares to pat down Tony Radford prior to putting on handcuffs.





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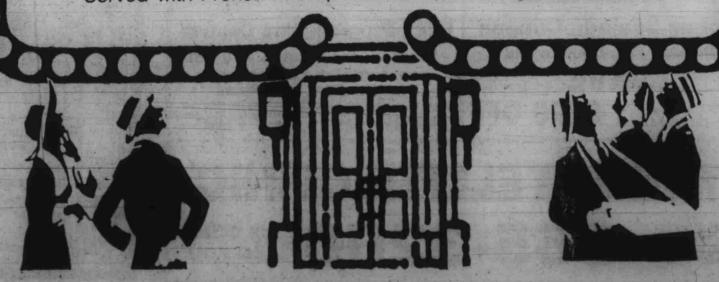
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Resort city of Laughlin blooms in Nevada desert

by Richard Moreno Nevada Commission on **Tourism Publicist**

Twenty years ago, Laughlin consisted of little more than a gas sta-

tion and bait shop with a few slot machines and lots of sagebrush. Since then you might say the slot machines have multiplied.

The resort community of Laugh-

LAUGHLIN—One of Nevada's fastest growing resort communities is Laughlin, located

lin has seemingly sprouted overnight on the banks of the Colorado River. From its humble roots, only five years ago it had 90 permanent residents, Laughlin has

Photo courtesy of the Colorado Belle

grown into a town of 3,000 people with five major hotel-casinos offering 3,135 rooms.

The main reasons for Laughlin's success are, as they say in the real estate business, location, location and location. The town is located at the triangular southernmost tip of Nevada, across the Colorado River from Arizona and a half hour from the California border.

As a result of its locale, Laughlin taps tourists from the Phoenix-Tucson areas and southern California, particularly the growing San Bernardino area.

Additionally, Laughlin has carved its own niche in the gaming market. Rather than cater to the "high rollers," who traditionally favor Las Vegas and Atlantic City, Laughlin has sought the middle class gambler.

Laughlin puts a premium on

being comfortable and casual. you'll find few dinner jackets and evening gowns here. There are usually only a handful of big name entertainers in the showrooms and the hotel-casinos compete by offering reasonably-priced meals and rooms.

The formula has worked. In 1986, Laughlin surpassed Lake Tahoe in gaming revenues (with \$186 million and in Nevada ranks behind only Las Vegas and Reno. In recent years, Laughlin's revenues have increased a healthy 17 percent annually, making it the fastest growing gaming community in the country.

The booming Laughlin market hasn't been ignored, particularly by other hotel-casinos in Nevada. Circus Circus, which owns properties in Reno and Las Vegas, recently opened the \$80 million Colorado Belle, a massive 1,238-room hotel-casino built to resemble a Mississippi River boat.

In addition, Harrah's, a subsidiary of Holiday Inns, which owns hotel-casinos in Reno, Lake Tahoe and Atlantic City, has broken ground for a new 468room hotel-casino. Likewise, Ramada, which owns hotelcasinos in Las Vegas, Reno and Atlantic City, plans to build a highrise hotel-casino in Laughlin.

Visitors can also stay at the hotel-casino that started it all, the Riverside. Owner Don Laughlin is credited with opening the first motel-casino in the area as well as naming the town (he originally wanted to name it "Casino" but the U.S. Postal Service objected).

Today, the Riverside has grown into a major hotel-casino with 661 rooms. It is joined on the "Riverwalk" by the Colorado Belle, the Edgewater Hotel and Casino (also owned by Circus Circus) with 602 rooms, the Pioneer Hotel with 414 rooms, Sam's Town Gold River Hotel with 225 rooms and Del Webb's Nevada Club with 88 rooms.

Of course, there are other reasons why visitors are attracted to Laughlin. In addition to offering moderately-priced vacations, it is a relaxing, pleasant destination on the Colorado River.

One of the cheapest, actually it's free, and most fun experiences is riding on the small ferries that taxi people 24-hours a day between the hotels lining the river or to parking areas in the Arizona side of the river.

In fact, a good way to get an overview of Laughlin is to begin with a ferry ride from Sam's Town Gold River (the southernmost hotel) to the Riverside (the northernmost).

Despite its rapid growth, Laughlin has begun to acquire the businesses and services needed by a town of 3,000 residents, including new shopping centers.

Beta Sigma Phi sororities list recent events

XI Alpha XI by Barbara Grogan

on the banks of the Colorado River.

The new year started out with a bang with our fist meeting of 1988 at Laura Mcgee's new home in Las Vegas. A welcome ritual was given to one of our new members, Trina Warreell. Laura's program on popular music was entertaining and interesting. She played excerpts from records that were popular in the past. We had to guess which decade it was from, and tell how we felt about the different types of music. It was fun to get back together again after almost a month.

Our Jan. 19 meeting was a busy one. We met at Mary Perry's, and after our regular meeting we had a surprise baby shower for Mary Ann Cluff. She got to open a big basket of darling baby gifts, and was very pleased.

Guests visiting from Alpha Beta were Susan Oakley, Kelly Tthomas and her baby Brian, and Mrs. B. Helen Laubach, Mary Ann's mother, was also there. Visiting transferees, LeRai Frank and Earlene Schulze, were also welcomed.

When it comes to service projects, Mary Perry is a real go getter! We brought her our religious Christmas cards to send to the St. Jude's Ranch. She is always thinking up different things to do. We are having a contest to see who can pick the date and closest time when Mary Ann's baby arrives.

We always enjoy the City Council Brunch, which was held on Jan. 30 at the Henderson Presbyterian Church. The theme this year was "Girls Just Want to Have Fun!" Each sorority makes name tags following the theme. This year we had miniature shopping bags filled with goodies, and won first prize! Girls in Beta Sigma Phi are notoriously good cooks, and anyone who sampled the delicious food at the brunch can attest to that!

Our first meeting in February on the first was also our Valentine celebration. Because Mary Perry is our Valentine's Queen, she got. to host another meeting-lucky her! A large basket had been decorated with ribbons and hearts, and contained gifts from all of us to her. She was presented with her crown by last year's queen, Xanie Deerrick. Secret sister Valentine gifts wre also exchanged. It seemd like all we did was eat and watch people open presents. What fun!

Our future plans for the month of February include an outside speaker, and a progressive dinner for a couples' social

Laureate Kappa Chapter by Sandi Sager

The February meeting of Laureate Kappa Chapter was held at the home of Ilene Bittle. Guests for thee evening were Ilene's mother, Florence Ravlin, visiting from Iowa. Also, Evelyn Woolston from New York. She and Ann Towery have been friends since collegee days.

President Mary Lou annouced a new degree has been created by the Interantional Office of Beta Sigma Phi. The Master Degree can be achieved after serving ten years active membership in a Luareate degree chapter. We have several years yet before anyone will be eligible.

In other chapter business paper products were again collected for the Senior Citizens groups bingo prizes and a contribution was made to the Beta Sigma Phi Endowment Fund. And plans were announced for a members and guests dinner on Feb. 20 in honor of our Valentine queen, Shirley Gove.

The program portion of the meeting was the first part of a movie titled "Love Is Never Silent." The story starts out in the early thirties. The main character is a young girl whose parents are both deaft. Her. young brother is killed in a fall and she grows up trying to hide her parents deafness from her friends. We are looking forward to the second part to see if she accepts a proposal of marraige from a young man who is about to leave to join forces to defend his country.

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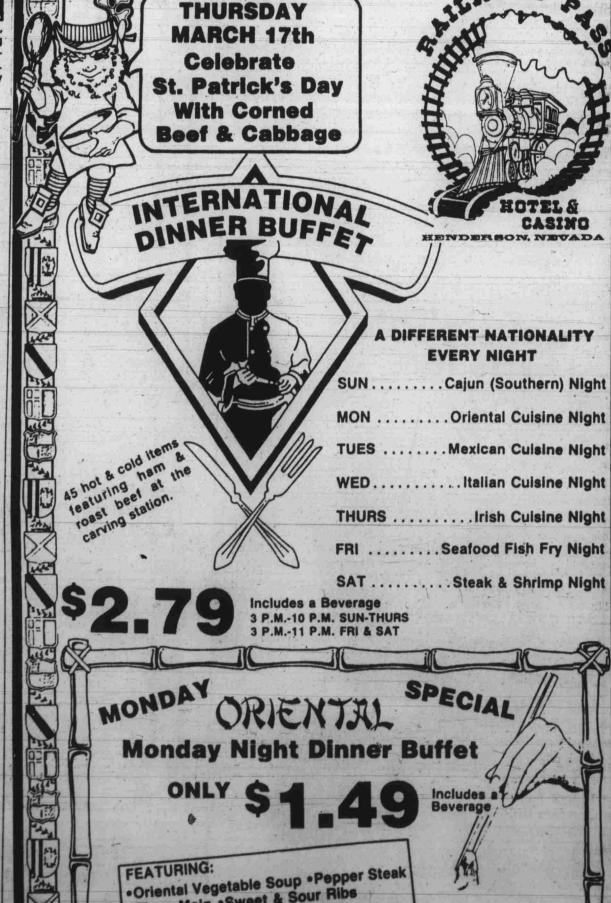
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Timet-Boys Club wrestlers roll in Rialto tourney

The Timet Henderson Boys Club wrestling team boasted three first place finishes at Sunday's Rialto Wrestling Tournament in San Bernadino. Calif.

Jeremy Richter at 160 pounds, Ryan English at 85, and Anthony Bair at 140 all won championships.

Finishing second were Brian Valdez (95), Jamie Knoblock (90), John Paul Martinez (105), Randy Romo (148) and Kenny Bly (120).

In third place: King Chan (148), Jackie Tran (120), Richard Tran (100), Jerry Bly (95) and Eddie Owens (119).

Fourth place: Steven Bach (130), Eddie Duncan (148) and Johnny Martinez (95).

Though no team standings were kept, coach Leo Hernandez said Timet and the Canyon Wrestling Club of San Bernadino contested closely for

Timet also placed 11 of 14 wrestlers in a tournament at Cal-State Fullerton Feb. 14. Richter was the only Timet champion.

Timet dominated while completing its second consecutive undefeated season against Clark County opponents. The feeder program for Basic High School, Timet defeated Las Vegas 69-15, Western 59-12, Valley 93-0, Chaparral 69-9, Rancho 69-21 and Eldorado 73-18.

Timet will compete in the zone tournament Saturday at Rancho High School. First round matches are 9 a.m.

Golfers will find it tough to repeat

by Paul Szydelko Home News Sports Editor

The Basic High School boys golf team returns a solid group of four, but defending its southern zone championship will be all but impossible, says coach Dennis Smuskiewicz.

The Wolves have won zone two years in a row and were runner-ups in state last year after winning it all two years ago. Matching those feat will be difficult since the strong trio of Shane Flowers, Eric Eubanks and Jerry Heard all

Basic wrestling awards dinner set for Thursday

The Basic High School wrestling team will hold its annual awards banquet Thursday, March 10, at 6:30 p.m. in the Activities Center.

Awards will be given after the potluck dinner.

graduated after last year.

Flowers was the individual state champ in 1986, and last year Eubanks won zone and Heard won state.

Seniors Luke Vincent and John Wooldridge, junior Todd Carducci and sophomore Craig Barlow are the four returning lettermen.

"Those four will be a pretty good nucleus at home," Smuskiewicz said. "It will keep us competitive with most teams but until we get a fifth and sixth man, we're not going to challenge Valley or Chaparral."

Sophomores Doug Beavers and Dan Bondourant, freshmen Ricky Freels and Brian Curry will battle for the final spots on the team.

Smuskiewicz expects Valley, Chaparral and Bishop Gorman to be the strongest teams in the south. Sunrise teams Western and Las Vegas should be competitive as well.

Basic varsity boys basketball statistics



Guinn, Bruce Schneider, Eddie Fischmann and Paul Doering and head coach John Williams. Neumiller. Second row: Assistant coach Tom Crine, Andre

BASIC VARSITY BASKETBALL-Bottom row (photo- Grant, Mike Petersen, Scott Wright, Troy McLeod, Brook graphed left to right): Phil Wallen, Mike Arrasate, Warren England, John Wooldridge, Robby Horn, team manager Dan

1987-88 Basic Boys **Basketball Season**

Gorman 95, Basic 58 Valley 86, Basic 79 Bonanza 73, Basic 71 Clark 77, Basic 64 Basic 65, Chaparral 62

Eldorado Gold Tourney Simi Valley 87, Basic, 69 West Humber 72, Basic 53

Aztec-Rohr Classic

Basic 62, Coronado 43 Basic 68. Mar Vista 60 Basic 68, Montebello 65

Rancho 85, Basic 76 Gorman 75, Basic 67 Basic 47, Dixie 43 Basic 65, Eldorado 57 Las Vegas 81, Basic 80 Western 118, Basic 77 Valley 65, Basic 60 Bonanza 71. Basic 59 Clark 67, Basic 63 Basic 68, Chaparral 56 Rancho 83, Basic 71 Basic 70, Vo-Tech 55 Basic 66, Eldorado 59 Las Vegas 79, Basic 73 Western 107, Basic 87 Zone tournament Clark 60, Basic 57

FT/FTA Player(Games) FT% 3PT TOT. PTS AVE 15.31 Mike Petersen(26) 63% 398 97/154 1 John Wooldridge(26) 94/139 68% 24 373 14.34 21 11.65 57% 303 Robby Horn(26) 58/101 10.8 282 Brook England(26) 37/66 56% Andre Grant(26) 43/64 67% 175 5.54 Bruce Schneider(26) 24/44 551/2% 144 2.73 14/23 61% 0 52 Phil Wallen(19) 1/4 25% 3 .166 Warren Guinn(18) 3.5 1 14 5/7 71% Troy McLeod(4) 0/2 0% 0 Mike Arrasate(10) 1.33 0/0 0% Scott Wright(3) 0 0 0% 0 Eddie Fischmann(5) 0/0 0 0% 0/0 Paul Neumiller(4) 67.04 78 1743 380/606 63% Basic 72.34 63% 75 1881 362/579 Opp.

Rebels win HPRD tourneys

The Rebels in all three divisions won season-ending tournaments last week in the Henderson Parks and Recreation Department youth basketball league.

In the Silver Division championship Thursday at the Youth Center, the Rebels defeated the Lakers 39-29. Jason O'Connor scored 17 points and Steve Bentz had 15 for the Rebels. David King had 13 in a losing effort for the Lakers.

The Rebels edged the Lakers

in the Gold division, 47-46, with Mike Smith scoring 18. Andy Dent, David Huffaker, Jacob Lamborn and Jeremy Brandon all had six for the Rebels. Danny Delespinasse had 26 and Brenon Jones nine for the Lakers.

In the Diamond division final Friday, the Rebels overcame a 24-22 halftime deficit to defeat the Thunderbirds 48-39. Matt Kilar and Lee Chandler each scored 16 for the Rebels. Erik Oliver had 21 to lead the Thunderbirds.

Season-at-

Petersen named all-conference

a-Glance

The 6'4" center, who averag-Corey Cole, Gorman's Matt and James Stewart of Rancho.

Basic High School senior Othick and Kevin Soares, Ran-Mike Petersen was named to cho's Cliff Reed, Valley's Derthe all-southern conference rick Ross and Las Vegas's Eeric White.

Selected to the All-Sunrise ed 15.3 points per game to lead team were Petersen, Cole, the Wolves, joined Western's Reed, White and Pappy Brown

Lights should stay out at Wrigley

Baseball is back and all is right with the world. The bats are cracking, the gloves are oiled and the arms are limbering. Every team is a pennant contender on the third day of March.

But something is Something amiss. doesn't quite seem right. And no, it's not

that George and Billy are still friendly. No, it's the prospect of night baseball at Wrigley Field.

stalled in the next four to six months.

The first night game ever at Wrigley has been scheduled for July 18, a Monday night engagement with the San Francisco Giants. As many as eight night games will be played this year.

Nothing is sadder. A big part of what makes baseball special is its distinctive ballparks and Wrigley is known for its ivy walls, wind and daytime action.

What's next for Wrigley? Artificial turf, padded fences and a scoreboard that explodes with computerized graphics to instigate "spontaneous" cheering and celebrate home runs?

Turning on lights at Wrigley is like moving back the leftfield wall in Fenway Park and The Chicago City Council last week voted to reducing it to eight feet high; like painting ermit lights and night ball at the ancient park. Dodger Stadium a navy blue; like Don Zimmer The lights will cost \$5 million and will be in- losing weight.

modern stadium in the country. Look at those ugly early-70s stadiums in Cincinnati, Philadelphia, Pittsburgh- they look alike, inside and out. Round, multi-purpose, plastic

There are practical as well philosophical and aesthetic reasons against lights at Wrigley.

The neighbors of Wrigley are concerned about the noise that might occasionally eminate from the park when a Cub does something well. Granted, that won't happen too often but still when 35,000 people gather, there's bound to be some uproar.

The stormy, husky, brawling Hog Butchers, Tool Makers and Stackers of Wheat who comprise the Bleacher Bums will spill out into the

It would begin to turn Wrigley into any other streets after 10 p.m. and even Carl Sandburg wouldn't want to live there.

> Wrigley's neighbors have fought the Cubs against installing the lights for years. They will continue the fight to limit the number of games but now that the club will have the capability, expect the Cubs to gradually increase the number of night games each year.

Sooner than we think, young sports fans will be asking us old-timers, incredulously: "You mean to say the Colts played somewhere else before Indianapolis?" "UCLA was a college basketball power?""The Chicago Cubs played baseball under the sun on weekdays?"

They'll look at us strangely as we nod "yes," and remember fondly the not-so-distant past

Lines from the lanes

by Ruth Soehlke Home News Correspondent

HWBA Tournament opens: Following presentation of the American flag by the Basic High School ROTC color guard the ladies were greeted with a few witty words of welcome by president of the Chamber of Commerce Gary Johnson to open the Henderson Women's Bowling Association 28th annual championship tournament last Friday evening. He also commended the Basic High School ROTC program, reminding those present that they put up the flag around town and take them down on special holidays.

Each year a special "someone" is invited to throw out the first ball to officially begin the tournament. This year Bob Connor was so honored because he is always pleasant in handling problems and complaints on the lanes (they have been numerous this year). Bob has made a special effort to know each bowler by name and offer encouragement at times. He brings music from home to play before and after the leagues which helps to liven up the bowlers and get the adrenalin flowing. So, we were proud to have Bob deliver that first ball.

Ladies Longevity on the lanes acknowledged: With rumors flying around that we may not have any lanes here for leagues next year, the HWBA board members decided to acknowledge the women bowlers who have been here for 20 years and more with a special pin. Those receiving 20 year pins were Ruby Hawkins, Helen Hedland, Lola Kirk, Rosalie Munford, Bette Pilon, Leila Stoker. Ora Norris, Barbara Rosales, Ruth Soehlke and Bunny Wilcock were presented 25 year pins and Elizabeth Bondurant was awarded the only 30 year pin for continuous membership in the Henderson Women's Bowling Association.

Hafen's OK Tire wins tournament: On the last squad of the tournament a few girls who got together, some now even knowing the others,

came on strong to win the team event in the HWBA tournament with 2536 total pins. Betty Ward, Kathy Hafen (sponsor) Brooke Martin and Kay Sistad will be receiving the first place team award. Doubles partners Clara Holt and Ila Sutherlin won the event with 1322. Lorna Killebrew earned a 175 game pin for her 189 and took the singles event with a 714 total. All events was won by Chon Madderra with

Sunday Night Mixed: C.P. National has the lead with 114 wins. John Shifflett led with 233-623, Hank Rubeck 542, Joe MacMillan 201-532, Bob Conklin 521, Russell Stroud 20u-503, Deick Weller 501. Betty Wages was high for the ladies with a 568, Shirlee Reese 203-537, Barbara Jager 532, Linda Stroud 203-525, Linda Bender 200-522

Henderson Seniors: Leading by ten games is Sookee Kookees with 110 wins. Charlie Thompson 508, Harvey Spittell 501, Art McClain 501, Art Clodfelter 224-500, Abe Steinberg 214, Marty Martinez 210.

Henderson Eagles: Team No. 8 leads by one game with 241/2 wins. Ricky Roundy was high man with 567, Larry Lopan 542, Rupert Chandler 203-539, Brad Clark high game 208-526, Tim Clark 202-525, Joe Pilon 515, Pete Meadows 512, John Koper 505, Kelley Roundy 504. Maud Clark put the ladies on the sheet with a 539.

Powder Puff: El Torito Cafe in the lead with 691/2 games won. Ben Stepman Motor led in series with 2191, Beauty Corner bowled high team game of 791. Ruth Soehlke high series 200-546, Patsy Prestwood 533, Bev MacMillan 514, Christa Haldie 506. Kay Sims rolled high game of 206 and Esther Swoboda rolled her very first 200 game to take handicap highs 245-628.

Ben Ward League: Quickie Quickie No. 1 leads with 28 wins. Bob Howard was hot on the lanes with 222-213-201 for 636. Frances Frank 225-586, Joe Pilon high game 229-578, John Selby 209-574, Art Pappas 216-570, Lawrence Bradley 226-563, Rudy Medrano 208-561, Gary

Bondurant 558, John Mize 546, Paula Montoya 544, Ron English 543, Mike Bergemeyer 542, Lou Roelfs 542, Ivan Beavor 540, David Bondurant 202-539, Mary Radley 203-536, Bruce Tull 532, Jack Stafford 530, Claude Mein 526, Chink Clark 204-523, Mel Collier 526, Boyd Alexander 522, Ron Benoit 522, Jeff Rinker 200-520, Harv Spittell 518, Clair Jolley 207-517, Mark Carlton 517, Fred Stanford 202-515, Eric Getz 511, Hank Rubeck 511, Billy Haas 509, Keith Farmer, Sr., 507, Lyle Thomas 200-505, Arshel Lang 505, Mark Fitton 503, Chuck Sullivan 502, Mike Wages 501, Rich Walsh 500, Bill Blackford 200.

Henderson Housewives: Othena's Fashions lead with 591/2 wins Eldorado Casino and McKenzie-Nall tied for team series with 1806, McKenzie-Nall took high game with 655. Ruth Soehlke led with 220-566, 248-650 hcp highs, Pat Nall 202-503. Mary Brandon converted the difficult 7-9 split.

Sundowners: Bargain Boutique in the lead with 54 wins. They also took scratch highs with 706-2059, Coe's Texaco Stars 2465 hcp series and Yarn Barn 848 hcp games. Karen Conklin was high bowler with 224-575, 258-677 hcp, Candy Payne 208-553, Betty Wages 544, Barbara Grogan 215-543, Linda Bender 531, Carol Farmer 525, Lesley Haskell 521, Linda Stroud 208-516. Anita Cook converted the 6-7-10. Thursday Fun League: The Unholy Rollers lead with 75 wins. Hank

Rubeck was high with 543, Bob Mitchell 508, Jim Byrne 518. Henderson teachers: Got Cha leads with 17 games won. Mary

Magnuson led the league with a 228-600, Rae Smalley 538, Ruth Uhls 504. Ray Wilke was high man with 217-573, Bruce Momsen 215-563, Les Anderson 514, Dennis Smuskiewicz 507, Dennis Russell 201, Reid

Thanks for your league highlights. Complete list of tournament prize winners next week. And that's bowling.

HPRD baseball still open

Boys and Girls Club auction March 26

duties.

The Henderson Parks and Recreation Department will accept late sign-ups for its baseball program through Monday, March 7.

The mini, junior and softball leagues have unlimited openings, and there are still a few slots available in pee wee and

The ninth annual "Swing

Into Springtime" charity auc-

tion to benefit the Henderson

Boys and Girls Club will be con-

ducted at the club site at 401

The auction is set for Satur-

The doors are scheduled to

open at 5 p.m. with the silent.

auction and the live auction to

There will be free hors

d'oeuvres donated by area

casino restaurants served prior

to the live auction and no-host

cocktails will be available

be \$5 per person at the door.

throughout the evening.

The entrance donation will

Drake Street this year.

day, March 26.

begin at 8 p.m.

Tryouts were held last Saturday and Little League team assignments were made Tues-

HPRD team assignments are next week, with practices to begin March 14.

Opening day is April 9; games begin April 11.

Auctioneer G. Robert Diero

has once again donated his time

to handle the live auction

Club staff and directors have

been soliciting donations of auc-

tion items from Henderson and

Las Vegas area businesses for

several months now, and the

response has been tremendous,

according to the club's executive

Caldwell is anticipating a

good turnout in support of the

auction, and is looking forward

to showing the club to many

area residents who probably

would not otherwise be able to

director Clyde Caldwell.

From Curtis' Corner

by Joey Curtis

A most interesting and important fight is coming up on the horizon on March 5 way over in Italy where the WBA middleweight championship is up for grabs.

The foes are champion but little known Sumbu Kalambay and the challengeer but better known because of his WBA

junior middlewieght championship Mike McCallum. McCallum isn't the most colorful fighter around but he's one of the most complete and one of the most accomplished. He's done well first as a welterweight and then, obviously bas-

ed on his title, as a 154 pounder. Now he's moving up to the more popular (and profitable) middleweight division and already, even before he's enters the ring to win or lose, there's talk that if he is victorious his first defense will be against none other than ageless three time ex-

world champion Roberto Duran. Regardless if McCallum does defend against Duran a win would make the middleweight division all the more interesting since he's better known than Kalambay and would be a talked about addition to the other two middleweight world champions, IBF king and Olympic Gold Medal winner Frank Tate and WBC champ and the only four time world champion in

There's also a fight set for March 4 in Colombia and that's

Happy Lora defending his WBC bantamweight championship against Lucio Lopez.

Two well known but little heard lately names may be back in the news. One is John "The Beast" Mugabi who its said is being considered for a title shot against the winner of the WBC super welterweight championship bout between champion Gianfranco Rossi and Donald Curry and the other is ex three time world champion Wilfredo Gomez who is said is now training in hopes of making a comeback attempt.

Congratulations to Julio Cesar Chavez who was elected the "Fighter of the Year" by the Boxing Writers of America Association, the official group for boxing writers and boxing broadcasters in these United States.

Chavez won in the closet voting ever, beating Sugar Ray Leonard by just one vote and Mike Tyson by just three votes.

All three had great credentials and did big things in 1987. Chavez beat Edwin Rosario for the WBA lightweight champion, Leonard upset world middleweight champion Marvelous Marvin Hagler, and Tyson became the first undisputed world heavyweight champion since Leon Spinks was the same thing in 1978.

Congratulations to the newest member of the Nevada State Athletic Commission, Dr. James Nave from here in Las Vegas. Dr. Nave is a long time boxing fan and I know he'll do a solid and conscientious job with his new and inmportant duty! Don forget the big fights at Balley's Friday night.

NDOW research, conservation projects pay dividends for hunters

by Geoff Schneider NDOW Publicist

Work now being done by game biologists at the Nevada Department of Wildlife (NDOW) will, to a large degree, determine if southern Nevadans enjoy quality

hunting in the fall.

Bob Turner, NDOW supervising game biologist, said there are three major activities the department's game biologists are now doing to help assure hunters they will have a good availability of game in the fall. These include the ongoing processs of surveying game species, transplanting birds

and animals to desirable habitat, and the construction of wildlife watering devices.

Surveying game animals and birds is one of the more significant and time consuming tasks done by NDOW biologists. It's also one of the more necesary, because date gathered from aerial and ground surveys is used to establish season and quota recommendations.

"During the spring, we'll be looking at big game herds to see how they've wintered," Turner said. "This information is fed into our computers and the product is provided to the Nevada Board of

Wildlife Commissioners who then determine how many tags will be issued."

boxing history Thomas Hearns.

Game animals aren't the only species that are counted and surveyed by NDOW biologists. Also in the spring, biologists monitor southern Nevada's waterfowl to see what nesting and breeding patterns are taking place.

Non-game species are counted and studied as well. In April and May biologists will be doing helicopter surveys to look at nesting and territories of raptors. During the summer these terhow many juveniles, called eyesis, are in the nests.

Plans are also being developed for yet another active year of animal trappings and releases. Highlighting htis activity will be more of the well-publicized trappings of desert bighorn sheep.

Turner said the department's objective has long been to return the sheep to their native ranges. In addition, the NDOW has been striving to introduce bighorn sheep to areas that have suitable habitat but have, for various reasons, never had sheep populations.

inis summer we hope to put 20 to 25 sheep in the Last Chance Range in Nye County," Turner said. He indicated that sheep are not native to that range becase it has always lacked adequate water supplies for the animals. Therefore, water sources must be provided to give the animals the ability to survice.

In order to provide necessary water for a variety of wildlife species, the NDOW has long been in the business of building wildlife watering devices. These devices are essentially catchment basins that collect and divert rain water into large tanks which then store the water for use by the animals.

"Obviously, these devices are very necessary if the department going to put wildlife on lands where they would not otherwise exist because of a lack of water,' Turner said. "We now have approximately 300 wildlife watering devices in southern Nevada, and there are thousands of birds and animals that are dependent upon them for survival."

Currently a crew is in the southern portion of the state installing watering devices. Placement of these devices is selected by NDOW biologists with, in many cases, the assistance of the Bureau of Land Management (BLM).

"The BLM has been very cooperative in our efforts to provide both the sportsmen and the public with a wildlife resource. "Without their enthusiastic support, there would not be nearly as many animals and birds for us to see and enjoy," Turner said.

A project that Turner is particularly proud of is the recent release of 40 wild turkeys at Mount Charleston near Las Vegas. "That release really generated a lot of excitement from southern Nevada's media and the public. I'm hopeful that we'll be able to do another release of turkeys next winter," he said.

Today, NDOW game biologists are keeping busy on a diverse range of projects that together are designed to make sure southern Nevadans have a resource of which they can be proud. And, thanks to their continued work, it's a growing resource that can be passed on to future

generations.

Athletic scholarship information available

athletic scholarships are available each year to male and female high school and junior college student-athletes.

through the important process of getting an athletic scholar-

> The cost is \$12. Write to the National Sports Foundation, P.O. Box 408, Matawan, N.J.

Robert Turner continues winning tradition in super bowl of poker Caesars

Robert Turner of Huntsville, Ala. won \$38,000 and the first place trophy in the \$525 buy-in Limit Hold-'em tournament event in Amarillo Slim's Super Bowl of Poker at Caesars Place, besting a field of 178 entrants.

A Gardena, Calif. card room host and professional poker player, Turner made poker history last year by winning two events and placing second in two events at the Super Bowl of poker, giving him totals tournament prize money of \$125,300.

The first time in history that se contestant had won two first ces and two second places in a major poker tournament, he won first place in the 7-Card Stud (limit), 7-Card Stud High-Low Split (8 or better), and was runnerup in the Limit Hold'me and Ace-5 Lo-Ball (limit) games.

Unmarried and 39- years-old, Turner also placed second in the 1987 Grand Prix Irish Sweepstakes tournament and the 1987 World Series Omaha event. He plays all forms of poker, and plans to enter other events in this tenth annual Super Bowl of Poker, which continues at Caesars Place through Feb. 18.

Eric Treichel of Carney, Mich. was runner-up in the Limit Hold'em game, winning \$15,200. A boiler maker and Christmas tree grower, Treichel had never entered a poker tournament before. An amateur poker player since his college years, the 36-year-old plans to buy his wife a car with the winnings.

The \$7,600 third place prize went to Earl Kim of Honolulu, Hawaii. A travel consultant, Kim had only entered one tournament previously, but had never placed in the money. Generally an Omaha player, he plans to enter the Pot Limit Omaha tournament event on Feb. 8.

Manager of J&J Counter Repair in Las Vegas Mike Halford won the \$3,800 fourth place. Originally from Memphis, Tenn., the 33-year-old Halford moved to Las Vegas one year ago in order to play more poker. The Super Bowl was his first major tournament,

and he was surprised to advance as far as he did. Halford, his wife and three children plan a trip back to Memphis with the winnings. Stan Singer of Long Beach, Calif. won the \$3,800 fifth place. A floor coverings store owner, the 61-year-old Singer has been playing poker for more than 40 years. A winner in California card room tournaments and past player at the final tables in the World Series of Poker and Grand Prix, Singer is a frequent tournament player.

Eighteen places were paid in the Limit Hold'em event, with \$3,800 awarded for sixth and seventh places, \$2,000 for eighth and ninth, and \$1,000 for tenth through eighteenth place.

More than 100,000 collegiate

A new publication takes student-athletes step-by-step 07747-0404.

by Jim Goff Home News Correspondent

Approximately a month ago I wrote that we could start looking for the bass in the shallows about March 1. Well, I missed it by five days. After checking the major spawning coves in the lower basin this past Friday and Sunday, it's evident that the bass have moved up to spawn.

On Friday I was able to locate 15 bass in the shallows. On Sunday, checking another set of coves, we counted approximately a dozen more bass in the shallows.

Before you break your leg running to get your boat out of the driveway, let me offer a few words of caution. First of all, only one of the bass of the twenty-five or so we saw this past week end were protecting nest. Most were simply cruising the shallows looking for

Two items are a must for this type of fishing. Number one is an electric trolling motor, normally run on the low speed with good boat control. You can't go banging and bumping into brush and expect the bass to stay in the area. Next and most important is a good pair of polarized sunglasses. They will allow you to look down into the water and see fish that cannot be seen without them. If you wear prescription glasses, purchase the clip on polarized glasses that go over them. Not only will they help you see fish below the surface of the lake or river, you will find that you won't get as tired fishing due to eye strain and glare which frequently results in severe headaches.

Most of the bass seen were females in good shape. Several appeared over two pounds. For fishing those shallow bass, gitzits lures in smoke sparkle or rootbeer colors are hard to beat, followed by smoke sparkle salty grubs. Those lures are impregnanted with salt and the fish hold onto them longer. Small rubber worms in black and purple work well also. If the water is turbid and you can't see the bass then charteuse spinner baits or rattling spots work well. In dirty water you need a lure with lots of vibration or rattles to draw strikes.

As far as striper fishing is concerned, there has been little success in the lower basin. Toni Stephens, creel census clerk of the Nevada Department of Wildlife, had not checked in a single striper as of last Friday for the month of February at Las Vegas Wash. With the water temperatures approaching sixty in most protected coves, hopefully the striper fishing will come on also. A few stripers are being taken by anglers trolling in the Overton Arm near the inflows from both the Muddy and Virgin rivers. Cordell spots or anchovies slow trolled with weighted line are bringing the best results.

For those of you who have downriggers and are wondering when you can start catching stripers again trolling, I can only give you some rough time frames to work with. Normally the large bull or adult shad move in for their first spawn mid-March to mid-April or when water temperatures reach 65 to 70 degrees. The stripers will move up with the shad and downrigging becomes very effective again. The pattern that existed in September, October and November will reverse itself as the shad move from deep water to shallow. Normally E. Bouye, Anchor Island and the Main Channel into Government Cove and Gypsin Wash will have hungry stripers following shad to the spawning of areas, these has resterve person as the long like

For those of you who have not put your 88 boat stickers on yet, "The Park Service has stepped up its enforcement. I've seen several boaters receive tickets shortly after launching at Vegas Wash without their new stickers.

The rangers of Las Vegas Wash are trying to get everyone used to the idea of using the ready lane for launching and boat take out. The past several weekends a ranger has been at the launch site at Vegas Wash directing traffic. With the population boom in the Vegas Valley of late and the increased number of boats at the lake, it might be a good idea for the weekends. I hope it works out better than it did several years at Hemingway Harbor on major holidays. I remember one weekend when the ranger in charge of boat launching at Hemingway Harbor had the boats backed up to the lake road approximately a quarter mile away. Who in his right mind would want to go to Lake Mead on a holiday weekend anyway.

by Priscilla Ciccariello Sports Medline Publicist Marfan's Syndrome

Sports Medline has received numerous inquiries regarding Marfan's Syndrome. This disorder has been responsible for a number of deaths among young athletes in their prime.

Over two year have passed since the death of the 1984 U.S. Silver Medalist, Flo Hyman. Considered the best American woman volleyball player, she died suddenly while playing in Matsui, Japan. What was initially thought to be a heart attack was instead a ruptured aorta (the major vessel leading from the heart). She was later diagnosed to have Marfan's Syndrome.

Chris Patton, a 6'9" sophomore at the University of Maryland, died suddenly during a pickup game. The diagnosis was a ruptured aorta due to Marfan's Syndrome.

Marfan's Syndrome is an inherited condition which afflicts over 20,000 people in the United States. This syndrome is as common as hemophilia and sickle-cell anemia in our population; however, it is less known and identified.

Marfan's Syndrome is most commonly found in tall individuals with long fingers, legs, and arms. They frequently are nearsighted and have curvature of the spine (scoliosis), loose or double joints, flat feet, and deformities of the breastbone (sternum).

The syndrome also affects the cardiovascular system (heart and blood

Operation game thief nabs two suspects in golden eagle killing

by David K. Rice **NDOW Publicist**

A call to Nevada Department of Wildlife's (NDOW) Operation Game Thief (OGT) 24-hour hotline telephone has resulted in the apprehension of two juvenile susects charged with the illegal killing of a one-year-old golden eagle, a violation of state and federal law.

The killing occured Saturday morning on Feb. 20 on private proprty in the vicinity of the Carson River near the Carson City-Douglas County line.

wait 15 minutes for the ranger.

The dead eagle was discovered by a dog whose owners reported the killing to the U.S. Forest Service. The two informants were not aware of NDOW's Operation Game Thief program through which concerned individuals can report violations of wildlife law to NDOW and remain anonymous.

Information was relayed from the Forest Service to NDOW and game wardens Dave Patula and

See thief page 22

Katherine area March programs detailed

Lake Mead National Recreation Area Superintendent Alan O'Neill announced that several programs will be presented in March at the Katherine Landing facilities. The programs, which begin at various times and last from 45 minutes to two hours, are on a variety of topics of interest to Lake Mohave visitors. Programs begin in various locations in the Katherine Campground. Check at the ranger station for the starting point. For more details, call the Katherine Ranger Station at 602-754-3272.

Date	Title	Subject	Time	
Friday, March 4	"Redrock Country"	So. Utah National Parks	7:30 p.m.	
Wednesday, March 9	"Traveling the Southwest"	Southwest National Parks	7:30 p.m.	
Friday, March 11	"The Desert Cafe"	Desert Food	· 7:30 p.m.	
Saturday, March 12	The Desert Cafe (walk)	Desert Food	9:00 a.m.	
Wednesday, March	16 "A Colorful Mosaic"	Arizona Lands	7:30 p.m.	
Thursday, March	17 Dry Mountain Lunch Hike	Plants and Animals	10:00 a.m.	
Friday, March	18 "Birds of Arizona"	Birds	7:30 p.m.	
Saturday, March	19 Spring Bird and Wildflower			
	(walk)	Birds and Flowers	9:00 a.m.	
Wednesday, March	23 "Park Hopping"	Scenic National Parks	7:00 p.m.	
The state of the s	25 "Nature Photography-It's			
	Fun"	Wildlife Photography	7:30 a.m.	
Saturday, March	26 Nature Photography-It's			
	Fun (walk)	Wildlife Photography	9:00 a.m.	
Wednesday, March	30 "Spring Symphony"	Desert Life After	7:30 p.m.	
		Spring Thaw		
*Programs may	be cancelled due to eme	rgency or bad weather	er. Please	

vessels). The aorta is most often involved and is at risk for tearing or rupturing. Other individuals have impairment of the heart valve and have heart murmurs. Herein lies the true danger of Marfan's Syadrome. Many individuals with this disorder have only a few signs and symptoms, and diagnosis is extremely difficult. Victims may appear to be in excellent condition; however, they may be at risk for sudden death.

Since most of these individuals are tall and have long fingers and arms, they usually excel in sports such as basketball and volleyball. Most colleges and unviersities are now aware of Marfan's Syndrome and perform thorough screenings, on incoming high school athletes. Once Marfan's Syndrome is diagnosed, most physicians restrict the athlete from future sports activities.

If you suspect Marfan's Syndrome, contact your family physician for an evaluation. Your physician will evaluate your family medical history and perform a complete physical examination with attention given to the eyes, spine, arms, legs and the heart. Patients with multiple signs of Marfan's will require a chest x-ray, EKG, and Echocardiogram to exclude a serious heart problem. Marfan's Syndrome is not a common problem; however, any individual with several signs of this disorder should undergo a medical evaluation.

If you have a question regarding Marfan's Syndrome, please write Pricilla Ciccariello, Chairperson, National Marfan Foundation, 382 Main Street, Port Washington, New York 11050.



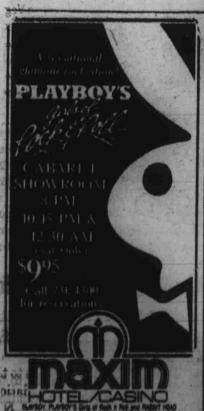


Hunter Safety Class offered

The Nevada Department of Wildlife will offer a hunter safety certification class March 6-8 at Boulder City High School, Room 90, from 6:30 to 9:30 p.m.

Registration will be taken before the first class and the cost is \$5.

Hunters born after Jan. 1, 1960, and not previously licensed must complete this class.





Foreman vs. Oawi March 19

The action will be fast and furious. And the punches will be flying at a frenzied pace when former world heavyweight champion George Foreman continues his amazing comeback against the two-time world light-heavyweight

and jr. heavyweight titlist Dwight Muhammad Qawi.

Also on this same explosive card at Caesars Sports Pavilion, three NABF championship bouts. Including undefeated

middleweight sensation Michael Nunn. Cruiserweight Smokin' Bert Cooper. And heavyweight Orlin Norris.

Tickets to all these exciting battles start at just \$25. Don't miss Foreman vs. Qawi. Or else you'll miss one of the year's biggest hits.

For tickets 731-7865

April 9 Holyfield vs. DeLeon World Cruiserweight Title Unification



HOME

GARDEN CARE

Tips offered regarding spring-time household chores

Special to the News

Now that spring is here, it's time to clean and spruce up the house. The makers of Arm and Hammer Baking Soda have developed some practical tips for spring cleaning using what's contained in their familiar yellow box.

Baking soda will clean soap scum off shower stalls, removed embedded juice stains from kitchen countertops and will help to get barbeque grills in shape for the coming season.

Baking soda is pure, natural sodium bicarbonate; its unique chemical and physical properties allow it to neutralize household odors, dissolve grease and dirt and clean kitchen and bathroom surfaces without scratching.

Kitchen

If the winter has left the kitchen Thors ridden with black heel marks, it's easy to remove them with a bit of baking soda. Sprinkle the soda on a damp sponge and rub into the affected areas. The baking soda crystals are strong enough to remove the marks, but too soft to scratch or harm the floor. Rinse and buff dry.

For food spills which have stained the countertop apply a past of three parts baking soda to one part water. Let it stand for half an hour and wipe with a damp sponge and rinse.

To remove heavy food odors from countertops or wooden chopping boards, sprinkle dry baking soda on a damp sponge and rub it in. Rinse with water and dry.

Bathroom

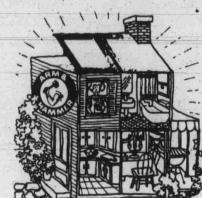
To remove any mildew from a shower curtain, as well as cleaning and deoderizing it, sprinkle baking soda on a damp sponge and rub gently. Sponge clean and wipe dry.

If the fiberglass shower stall has become cloudy and dull with soap. scum sprinkle baking soda on a damp sponge and gently scour it clean without scratching. This same method will also work for chrome fixtures on sinks, tubs and showers.

Living room, dining room

Baking soda can also be used to remove built up tarnish on fine silver ware. By observing the following methods tarnish can be removed with little difficulty.

Fill a non-aluminum pan with hot



water and place a small, five inch, square of aluminum foil in the pan. Add baking soda, one teaspoon per quart of water, and bring to a boil. Drop silver in briefly. Remove silver with tongs and wash with soapy water. Rinse and buff to a shiny gloss.

Another tarnish removing alternative is to apply baking soda with a damp sponge or soft cloth. Rinse and buff until shiny.

Outdoors

For oil spills on the driveway or on the floor of the porch or garage, pour baking soda generously on the spill. Let it stand overnight and, the next day, sweep it up and throw it all away.

A free booklet is offered from Arm and Hammer company detailing the uses of baking soda throughout the house.

Winter care for cyclamen

If a flowering cyclamen was a gift received around holiday time, there are several things that can be done to help it flower again.

While the cyclamen continues to bloom, keep it in a cool bright location out of sunlight if possible.

A windowsill where there are no drafts, with enough room to prevent leaves from touching the cold glass panes, and where sun is filtered or shaded is ideal.

Water frequently to keep the soil moist, but water lightly each time so the potting medium is never waterlogged;

When blossoms have waned entirely, reduce water over time so that the soil becomes slowly and steadily drier, then very dry.

At this point, foilage will begin to turn yellow. Remove the yellowed leaves carefully, one by one, until the plant is bare. In a cool spot, free of frost (insulated basement, attice or garage), place the pot on its side for storing over the next few months.

In early spring, begin watering gradually with a weak solution of water-soluable fertilizer.

As the plant begins to show new than two or three years.

leaves, change to regular weekly waterings to keep soil moist; feed the plant monthly. Return it to a cool spot where some sunlight will help leaf and bud development.

Even given the best of care, the cyclamen will only flower for a month or so each year. The plant grows from a corm which must be given proper growth and dormancy cycles to continue growing and forming flowers.

Even with the best care, however, cyclamen corms are generally not expected to last for more



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GARDENCARE

Decorating with flowers: Mixing, matching for the look you want

There's not better way to bring the feeling of springtime indoors than with an arrangement of cut flowers. Flowers can change the mood and look of any room and can blend in to any style decor.

"How you select a floral arrangement for a room depends a lot on your own personality and individual style," says president of Florists' Transworld Delivery Association (FTD) Robert McNamara.

According the McNamara the first step is to consider the room setting to be enhanced. And, he adds, there's no reason to restrict floral arrangements to dining rooms or living rooms.

is "does the room have a dominant color? How large is the room and how much space is available to blooms. work with?"

ed and whether or not the arrange- foam. ment will be viewed from more than one angle.

room's color scheme but they don't order to keep these flowers lookhave to match it exactly," says ing their best observing the McNamara.

work together, a vase should suite as not to restrict water uptake.

the flowers and the environment."

With regard to containers, a narrow neck vase allows a few long stems to support one another. Wide neck containers, on the other hand, cause stems to fall freely away from one another and a greater number of flowers or additional foilage becomes necessary for a full look.

Whatever arrangement is chosen, remember that the goal is for the flowers to last. If flowers are arranged in floral foam, they will draw moisture naturally, as they would if they were in the ground. Check the moisture level daily and add water as needed.

If some flowers wilt before The first question to be asked others, remove them so they don't spoil the appearance of the bouquet or adversely affect the other

Some wilting flowers can be Other questions concern the revived by diagonally cutting the type of vase or container to be us- stem and reinserting it into the

An arrangement in a vase of water however, is presented with "Flowers should complement a an unnatural environment. In following tips will add to their life.

"It's more important to make Always recut the stems under sure your flowers and container warm water and on an angle so

Widen Door Openings Without Wrecking Walls

Folding Door Hardware Converts Bi-fold Doors For Full Access To Space



Perfect for food pantries, utility rooms, clothes closets, beverage bars, any place where folding doors must swing out completely to allow full access to the opening.

Alcoves have many uses

Many old homes have alcoves, niches and recesses which seem useless. Actually there are many uses for an alcove.

When cut in the air, stems may

suck up a small amount of air,

causing the base of the stem to be

blocked, and restricting water

·Remove all foliage that rests

below the water line. Foliage left

under water tends to rot, releas-

ing harmful bacteria and ethylene

gas, which can cause flowers to die

·Ideally, vase water should be

changed every two or three days,

at which time the flower stems

"Although principles are impor-

tant, there are really no hard and

fast rules when it comes to arrang-

ing flowers," adds McNamara.

"Just experiment, using your eye

as a guide-and have fun."

prematurely.

should be recut.

Depending on the style of the house, an alcove can serve as an area for a bookcase, a cabinet, a bar, stereo equipment, a vanity, a home office, a dressing table or just a nook for a loveseat, plants or shelves.

An unattractive window dormer can make a charming vanity in a bedroom. If you can do without the light from the window, it would be a good idea to close up the window and install a mirror within the whole nich, including the side walls. Good makeup lighting overhead and

alongside the mirror is a necessity. Another idea is to build shelves into an alcove to house extra books which have a way of accumulating.

BOULDER CITY'S

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Arcata turns liability of sewage into an asset of wildlife

by Wildlife Management Institute Town grows wildlife with sewage

Deftly turning a liability into an asset, the City of Arcata, California is using its sewage to create fish and wildlife habitat and nurture city parks, the Wildlife Management Institute reports.

The city's innovative sewage treatment facility begins like most others, with waste flowing into a mechanical plant where solids are removed and disinfected. However, similarities to standard treatment systems end there.

Arcata mulches the separated solid waste into organic fertilizer and applies the nutrient-rich material to vegetation in city parks. The remaining wastewater from the town's 15,000 residents then is filtered through 154 acres of ponds, lagoons and marshes before being pumped, clear as a crystal, into Jumbolt Bay.

The treatment system is based on a fundamental knowledge of how wetlands work, rather than on sophisticated mechanical technology. Since the solids are removed, the wastewater flows into oxidation ponds where it is aerated and serves as fertilizer to grow algae and other aquatic plants. The plants, in turn, are eaten by waterfowl and shorebirds. After a month in the ponds, the water is released into marshes and lagoons where bullrushes, cattails and other marsh vegetation strain out more nutrients and any small solids that mayn remain. Small aquatic animals feed on the vegetation, staring a food chain that moves the energy from detritus through aquatic insects

into fish, ducks, geese, shorebirds, muskrats, mice and other marsh inhabitants. Then predators—such as osprey, owls and falcons—feed on the prey species and top the food chain.

Some of the treated wastewaster is pumped into the city's fish hatchery, which produces steelhead, chinook and coho salmon for restocking nearby rivers.

Arcatae officials said that engineers from several cities are reviewing the new sewage treatment facility to determine if it might work in other areas. Among those are San Diego and Santa Rose, California, and Groton, Connecticut.

Draft fisheries policy announced

State, private and federal fishery managers nationwide have developed a draft National Recreational Fisheries Policy, the Wildlife Management Institute reports. Recently submitted for public review by the U.S. Fish and Wildlife Service, the document was written by a large group of fishery experts from government, industry and conservation organizations.

The policy outlines the national economic and social importance of recreational fisheries and offers long-term common goals for conserving those resources.

"We want this policy to establish guiding principles, goals and objectives for the conservation and improvement of this nation's recreational fish populations and the habitats upon which they depend," said Fish and Wildlife Service director Frank Dunke. "As the number of anglers continues to grow, so too does the need to acknowledge the deepening value of recreational fisheries." Dunkle added that he hoped the final policy statement would provide "a blueprint for good fishing that local, state, tribal, and federal fisheries agencies can build on well into the 21st century."

Swampbuster not enforced, Kasten says

Wetland protection directed by the 1985 Farm Act is being "circumvented and in many cases wholly ignored in the northcentral U.S.," says Senator Bob Kasten (WI). Known as the swampbuster provision, the protective legislation is supposed to withhold farm subsidies from landowners who convert wetlands into cropland. Kasten is an author

"There are those who do not think wetlands are a national priority." ten said at a hearing held on swampbuster by the Senate Agriculture Appropriations Subcommittee. "By including swampbuster in the farm bill, Congress indicated clearly that it does not share this view."

The hearing was conducted by Senator Quentin Burdick (ND), apparently to allow some of his constituents who oppose swampbuster to blow off steam. However, the hearing seems to have backfired when Kasten and Senators Dale Bumpers (AR) and Charles Grassley (IA) offered strong support for the wetland provision.

"Swampbuster is being enforced in a lax and irregular manner in some of the states where the most important wetlands are located," Kasten charged. "It appears as if swampbuster is simply being ignored, especially in North Dakota."

Kasten added: "Anyone who is counting on repeal of any of the provisions in the conservation title (of the Farm Act) will be disappointed. That is not just a prediction—that is a promise."

Senator Bumpers said that his sympathies are against anything but

This book is

strictest implementation of the law. He added that the swampbuster may need strengthening, not weakening.

Senator Grassley also expressed concern that swampbuster was not being enforced properly and that agriculture officials are more lenient with the law in some states than in others.

For his strong efforts in developing conservation provisions of the farm program, getting funding for implementing the North American Waterfowl Management Plan, and for other conservation achievements, Kasten has been lauded by the Wisconsin Chapter of The Wildlife Society and other groups. Conservationists say that he is fast becoming a leading voice for natural resource conservation in the U.S. Senate.

ANWR Legislation gets Senate attention

The Senate Committe on Energy and Natural Resources tentatively has approved bill language that would dictate how oil and gas revenues from the Artic National Wildlife Reefuge (ANWR) would be distributed. Many conservationists are not please with the outcome and may try to improve the provision either in committee or on the Senate floor, according to the Wildlife Management Institute.

The Committee held a series of hearings on ANWR oil and gas development last year. Some conservation groups with a protectionist bent opposed all energy exploration or production on the refuge. More moderate organizations, including those representing professional resource managers, did not oppose thee development, but offered their support only if oil and gas extraction was completed in a sensitive manner and if a significant portion of the revenues was invested in wildlife and fish conservation programs that support purposes of the National Wildlife Refuge System.

The Committee began deliberations with a proposal to direct most of the ANWR oil and gas revenues into the Land and Water Conservation Fund. Conservationsist opposed this arguing that LWCF already had a source of funds from offshore oil and gas leasing receipts and did not need the ANWR money. Futhermore, they said, LWCF funds are spent primarily on parks, not wildlife and fish. In fact, LWCF is divided among the National Park Service, U.S. Fish and Wildlife Service, Forest Service and the Bureau of Land Management for landacquistion purposes. Since ANWR revenues would be coming from development and disrupting of a national wildlife refuge, the conservationists said, revenues shold not go to parks, but to wildlife. The groups suggested that the Committee establish a national endowment for wildlife in the National Fish and Wildlife Foundation and the Migratory Bird Conservation Fund to provide long-range financing for implementing the North American Waterfowl Management Plan and the Federal Nongame Wildlife Management Act.

Committee Chariman, Senator Bennett Johanton (LA), seems committed to the idea of padding LWCF with ANWR funds. Conservationists find this difficult to understand since Louisiana has only one small park area, yet it depends heavily on economic benefits provided by waterfowl, waterfowl hunting and waterfowl habitat, including the largest fur industry in the nation. Sportsman in the state are beginning to wonder why most of the oil money derived from a wildlife refuge should be used to buy urban parks instead of ensuring a future

Thief from page 19

Fred Messman were dispatched to the scene.

The informants had recorded the license number of the vehicle which ultimately led to the apprehension of the two suspects as they returned to their home.

Evidence at the scene of the killing included a dead robin which is also a protected species.

The investigation continues at this time, and the case may be proseuted by the U.S. Fish and Wildlife Service. The illegal killing of eagles involves fines up to \$5,000 and jail sentences up to one year under federal law.

If prosecuted under state law (Nevada Revised Statute 503.610 "Protection of American bald eagle and golden eagle") the suspects face fines up to \$500, jail

for waterfowl and other migratory and nongame species, which the refuge system is supposed to produce and protect.

In a vote last week, Johnston's Committee approved language that would give 50 percent of the ANWR oil and gas revenues to the State of Alaska, 25 percent to LWCF, 10 percent to the general treasury and only 15 percent to the Migratory Bird Conservation Fund (to be used for waterfowl and other fish and wildlife programs). Conservationsists are uging the Committee to reconsider this provision before the entire ANWR bill is completed and sent to the Senate floor. They are asking simply that the 25 percent that would go to LWCF be deposited in the Migratory Bird Conservation Fund and/or the National Fish and Wildlife Foundation instead.

The ANWR bill still is in draft form and does not have a number. However, conservationists report that they are writing committee members requesting that funds currently assigned to LWCF be redirected to the Migratory Bird Conservation Fund or the Foundation. Members of the committee include: Senators Bennett Johnston (chairman), Dale Bumpers (AR), Wendell Ford (KY), Howard Metzenbaum (OH), John Melcher (MT), Bill Bradley (NJ), Jeff Bingaman (NM), Timothy Wirth (CO), Wychee Fowler (GA), Kent Conrad (ND), James McClure (ID) (ranking minority member), Mark Hatfield (OR), Malcolm Wallop (WY), Frank Murkowski (AK), Don Nickles (OK), Chic Hecht (NV), and Daniel Evans (WA). Their address is Committee on Energy and Natural Resources, Senate Office Building, Washington, D.C.



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sentences up to six months, and

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face possible charges for the kill-

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SIGN HERE—San Francisco Giants infielder Matt Williams signed autographs recently during the grand opening of Smokey's Baseball Card Shop, located at 5200 Boulder Highway, Suite 2, across from Sam's Town. Williams, a Carson City native and former UNLV star, was in town to promote the new card shop, which boasts more than half a million baseball cards in addition to a vast array of sports memorabilia. Some of the cards date back to 1905.

Arsenic and Old Lace scheduled at New West Stage Company

New West Stage Company presents Joseph Kesselring's comedy, Arsenic and Old Lace, directed by award-winning director Barbara M. Brennan.

Presented at the Charleston Heights Arts Center, evening performances will be March 11, 12, 17, 18 and 19 at 8 p.m., and a Sunday matinee March 13 at 2 p.m.

A special opening night performance to benefit the Utah Shakespearean Festival and New West will be held Friday, March 11. This gala evening will begin at 7 p.m. with a champagne and hors d'oeuvre reception, and live music.

Arsenic and Old Lace will be presented at 8 p.m., followed by a "curtain call" reception where the audience will be able to meet the actors and director.

Arsenic and Old Lace revolves around two charming and innocent aunts who populate their cellar with the murdered remains of socially and religiously "acceptable" roomers.

"It is a classic piece of American theatre, and has much to offer todays audience in the way of entertainment," says Brennan. "A brilliant mix of comedy and the macabre, the play has a definite Stephen King quality that will appeal to all."

Brennan has enjoyed critical acclaim for her direction of Clark County Community College Theatre's production of Talley's Folly, K2 and The Miss Firecracker Contest, and new West Stage Company's production of Educating Rita.

Most recently, Brennan received the McHugh Award, presented by the Theatre Division of the Allied Arts Council, for her direction of *Noises Off*.

Appearing in Arsenic and Old Lace are Mark W. Berry, Les Comeau, Gloria Hoffman, John D. Jacobson, Peter James, Tim O'Brien, Merri O'Neal Contino, Carl Patfield, Wesley Plllard, Kathryn Sandy O'Brien, Tim Southerland, Frank Washko Jr., and John D. Wennstrom. Founder and producing director of the Utah Shakespearean Festival Fred C. Adams will be making his

todays audience in the way of Las Vegas acting debut during the entertainment," says Brennan. "A opening night performance.

Set design is by Backlund-Talley, costume design is by Sharon Harrison, and Barbara Price is assistant director.

General admission is \$6, \$4 for seniors, student and handicapped. Tickets for the special benefit performance on March 11 are \$15 tax deductible donations.

Tickets will be available at the Charleston Heights Arts Center box office two hours prior to teach performance. All reservations must be picked up 30 minutes prior to curtain. Tickets are also available in the credit department at Bullock's in the Fashion Show Mall.

The Charleston Heights Arts Center is located at 800 South Brush Street. For further information or reservations please call 876-NSWC. Reservations are recommended.

New West Stage Company is cosponsored by the City of Las Vegas, and is funded in part through a grant from the Nevada State Council on the Arts.

IRS helps collect past due child support

The Nevads State Welfare Division is reminding parents whose child support payments are past due that the Internal Revenue Service can help them collect, according to welfare administrator Linda Ryan.

"Any parent seeking past-due support can get this help by completing a tax intercept application and paying a \$2 fee at their local district attorney's office," said Ryan.

"If the parent is currently receiving child support services through that office, no payment fee is required."

To qualify for the program, the children msut be under age 18 as of Dec. 31, and the overdue payment support cannot be less than \$500. The person seeking support must provide the responsible

Musical Arts Society Singers present concert

The Musicla Arts Society Singers, under the direction of Dr. Douglas R. Peterson, will present the Liebeslieder Waltzer, Love Song Waltzes, by Johannes Brahms, at UNLV's Judy Bayley Theatre on Sunday, March 6, at 3 p.m.

Admission is \$7 for adults, \$5 for seniors, military and handicapped and for students under 18 the cost is \$4.

The concert, previously scheduled for Feb. 21, has been moved to March 6. For further information, call 451-6672.

parent's social security number and have a court order requiring payment of child support.

Ryan said the IRS Tax Intercept Program will collect payments due from the 1987 tax returns of parents responsible for child support and forward the collections to the local district attorney's office.

To inform the public of the program the Welfare Division has sent posters to the district attorneys statewide for display in public places.

The IRS Tax Intercept Program applies only to child support payments and not spousal support payments.

Panhellenci's host reception

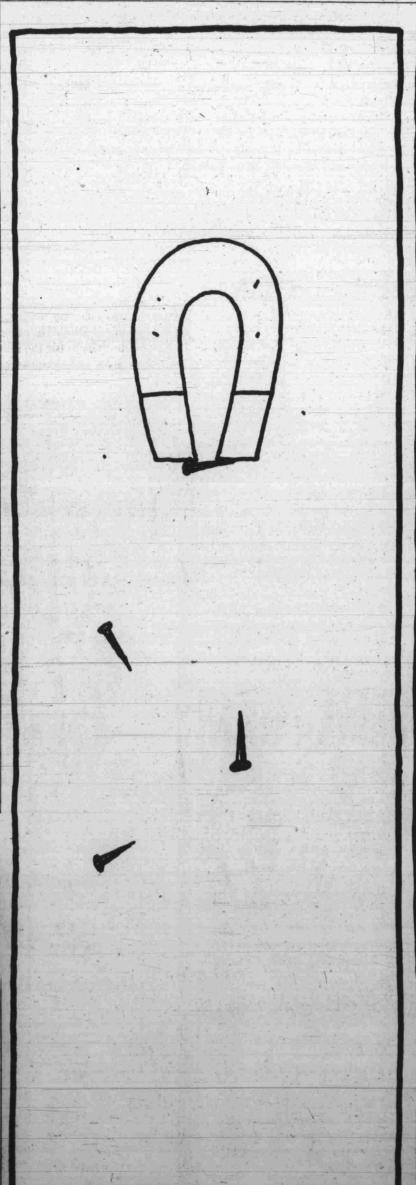
Clark County Panhellenic will host a Sorority reception Sunday, March 6 from 1 to 3 p.m. at UNLV's Moyer Sutdent Union Ballroom.

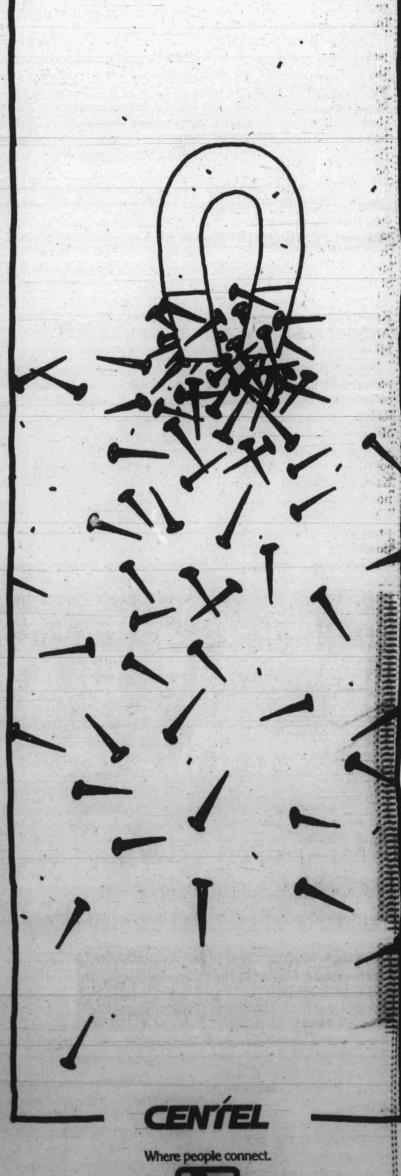
The event will be an informal gathering to answer questions and inform senior high school girls about Greek Life on campuses throughout the United States.

Members of Sorority Alumnae chapters and UNLV collegiate Sorority members will be on hand to represent their Sororities.

The reception is open to all senior high school girls, their mothers and all Sorority Alumnae.

For more information contact Laura Herlovich at 737-2713.





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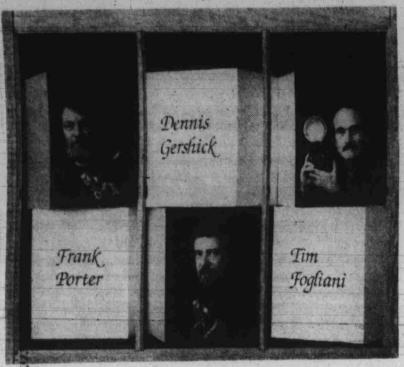
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JURIED PHOTO SHOW AT LIBRARY—Showin the photo, frem left to right are Frank Porter, Dennis Gershick and Tim Fogliani. The Three will present the photographic exhibit "Windows: Three Different Views," through April 8 at the Clark County Library.

benefit WE CAN Shakepearean Festival performance to

The Utah Shakespearean Festivalcostume cavalcade will appear in along with the Youth Chamber Orehestra of the Nevada School of the Arts, on Saturday, March 12. in a production of "An evening for the love of a child" to benefit WE CAN, Inc., (Working to Eliminate Child Abuse and Neglect).

The festivities will begin at 7 p.m. at the Artemus Ham Hall on the UNLV campus.

The show will be hosted by Steve Schorr and Barbara Mulholland.

"It's an evening the entire family can enjoy and we are especially delighted to feature these outstanding performers," Mullholland said.

"What a pleasrue it is to have the opportunity to contribute to the prevention of child abuse in our community," she added.

"Southern Nevada is privileged to have an organization like WE CAN that is doing such an exceptional job to keep our children

The internationally acclaimed Utah Shakespearean Fesitval is now in its 27th year and is located on the campus of Southern Utah State College in Cedar City. The show introduced the audience to the history of clothing from the dark ages to the death of Queen Elizabeth I. Narration is provided by founding direction of the festival and a professor of theatre arts Fred C. Adams.

The Nevada School of the Arts Chamber Orchestra is made up of students who study strings, brass, winds and percussion privately at the Nevada School of the Arts. These young people range in age from nine to eighteen.

This orchestra has performed at Caesars' Palace, St. George, Utah, as well as joint concerts with the Nevada Dance Theatre Youth Company.

This orchestra also performs regularly in concert on the UNLV campus where the Nevada School of the Arts is in residence. The NSA chamber orchestra is conducted by Mary Straub, however, for this event, the orchestra will be under the baton of guest conductor, chairman of the UNLV music department Dr. James Stivers.

Tickets can be obtained through the Artemus Ham box office and at Bullocks Department Store.

Prices range from \$30 to \$100 per pair.

Tickets are sold individually

For more information call the WE CAN office at 384-0713.

Three photographers to exhibit at county library

Frank Porter, Tim Fogliania and Dennis Gersheck will present their photographic work in a show entitled "Windows: Three Different Views," at the Upstairs-Downstairs Gallery of the Clark County Library at 1401 E. Flamingo Road, beginning with a reception at 3 p.m., Sunday, March 6 and continuing through April 8.

The exhibit includes a collection of color, black and white and toned prints by the photo artists.

Frank Porter makes his living as a landscape architect, on such public projects as five of UNLV's buildings, city hall, the transportation center, hotel RV parks and two of the Las Vegas-Clark County Library District's new libraries among many others.

However he works just as hard on photography, was voted Photographer of the Year in 1985 and 1986 and is currently serving his third term as president of the Nevada Camera Club (NCC).

He has won awards for his photography since 1985 in the library district's annual Art-A-Fair, best of show in the Jaycees State Fair for two year and best of show in 1987 in the Southern Nevada Museum Shoot Out.

Originally from Los Angeles, he attended public schools in Las Vegas and is active in the community with the Las Vegas Metropolitan Beautification Committee, the Clark County Parks and Recreation Board and the Paradise Town Board.

Dennis Gershick, a Clark County resident for ten years, is a member of the Nevada Camera Club and has served on the Board of Directors for eight years, as well as in various offices of the organization.

He has also served as the Southern Nevada Area Representative for the Photographic Society of America (PSA) since 1982 and has judged photo competitions for PSA member clubs.

He also teaches photography

Nevada rates 46th on class size

Only four states in the nation now have class sizes larger than those in Nevada, according to statistics released recently by the U.S. Department of Education.

According to the Education Department's "wall chart," ranking the states on a number of education issues, Nevada now ranks 46th on pupil-teacher ratio, tying with Idaho. Only California, Hawaii, Utah and Washington have larger class sizes.

In addition, Nevada ranks 33rd in the nation on current expenditures per pupil, 44th on expenditures as a percent of per capita income, and 19th on average teacher salary.

"Nevada's ranking varies somewhat from year to year and according to the criteria used by the group calculating the rankings," said president of the Nevada State Education Association Chris Giunchigliani.

"But over the years, Nevada has ranked embarrassingly low on many important comparisons."

"When outsiders, particularly businesses considering relocating do not get a very attractive picture of the quality of education in Nevada," Giunchigliani went on to say.

"What they see instead is a state unwilling to make a meaningful and sustained commitment to improving the quality of education."

NSEA is currently circulating a petition asking the 1989 Legislature to approve a corporate profits tax to raise additional revenue for education.

classes for the city of Las Vegas **Cultural and Community Affairs** Division.

Gershick has exhibited in library galleries, Reed Whipple Cultural Center and the Oz Gallery, as well as having work published in magazine feature illustration and on

magazine covers. Tim Fogliani is a native of Nevada, born and raised in Pioche. He became interested in photography while stationed in Naples, Italy.

"I was impressed with the beauty of Europe," he said. When he returned to Las Vegas, he began photographing old landmarks, mines and ranches around the Pioche area.

Fogliani has been active in the NCC, having served in various offices and presently is serving his fifth term as treasuer.

He has coordinated four of the annual city-wide print competitions of the NCC which are exhibited in local shopping malls.

He has alo been juried into the Art-A-Fair exhibit sponsored by the library district, as well as exhibiting in group photo shows in the library galleries.

Workshop scheduled March 8

The Clark County Child Care be guest speaker. Association will have a one credit "Child care workers stress and burn-out" workshop on March 8. There will be a \$5 charge for a life insurance and retirement members and \$7.50 charge for plan. non-members

Program director Laura Aird of Working to Eliminate Child Abuse and Neglect WECAN will

Following the workshop Deborah Van Natta from Metropolitan Life Insurance will speak on

The meeting will be held at 7:30 p.m. at Montessori Academy at 6000 West Oakey Boulevard.

PR to help make broadcasting history

NPR, 89.5 FM, will help make broadcasting history on Thursday, March 17, by carrying the "World's Largest Concert" broadcast.

At 10 a.m. Las Vegas time, handreds of performing groups across the country, linked by satellite, will perform the same concert program simultaneously. Last year, nearly half a million students, teachers and other citizens took part in the WLC, and more are expected to do so this year.

The WLC broadcast will be emceed from Washington, DC by noted puppeteer and musician Shari Lewis and her companion "Lambchop." The United States Air Force Band and Singing Sergeants, under the direction of Lt. Obl. James M. Bankhead, will lead

the live audience of 3500 Washington-area school children and the radio and television audience around the country in this year's program. Public television station KLVX (Channel 10) in Las Vegas will also carry the concert.

Locally, children in many Clark County schools are expected to tune in and play along with the World's Largest Concert.

This fourth annual WLC is sponsored by the Music Educators National Conference, a nonprofit organization with 55,000 members dedicated to the advancement of music education at the national and local levels.

KNPR program director John Stark said, "We decided to take part in broadcasting the World's Largest Concert this year for

several reasons. We know that a large number of music educators and parents with children studying music in the schools listen to

"They use our concert music on the air, to reinforce what the students are being taught in the local music classrooms. We also wanted to demonstrate that KNPR is dedicated to the southern Nevada fine arts and education communities, and what better way to show that dedication than to broadcast a concert that emphasises both music and education?"

KNPR programs concert music from 9 a.m. to 4 p.m. and from 6:30 p.m. to 10 p.m. weekdays, and from 6 a.m. to 6 p.m. Saturdays and 6 a.m. to 7 p.m. on

here, look at these statistics, they PERSI J. MISHEL ATTORNEY AT LAW BANKRUPTCY . \$350 PLUS COSTS UNCONTESTED DIVORCE \$200 PLUS COSTS 1212 S. Eastern 388-8448



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Smith elected new president of NAA

John A. Smith of Las Vegas was elected president of the Nevada Alliance for the Arts (NAA) at a meeting February 10, during the statewide OASIS cultural conference. NAA is the advocacy arm for artists and arts organizations in Nevada.

We are planning an intensive effort to build our membership and get organized over the next year, so that we will be ready to make the best possible case for the arts at the next legislative session," said Smith, who is also executive director of the Nevada School of the Arts.

Local resident Alice Isenberg

Since their election, the new officers have decided to start an organization newsletter to keep members apprised of NAA's progress and of the status of arts issues

was elected treasurer.

First Sahara-Juvenile Diabetes Foundation charity golf tourney slated

The first annual Sahara-Juvenile Diabetes Charity Golf Invitational will take place at the Painted Desert Country Club the weekend of March 26 and 27.

The Celebrity Tournament will consist of five-man teams each having a former player from the National Football League as the captain.

A chance to meet the celebrity team captains at both the reception on Saturday night, March 26 and at the awards banquet on Sunday night, March 27 will add to the fun of the weekend. The golf tournament will take place on

While only 100 can play, the reception is open to the public. The player fee of \$300 includes the celebrity reception, Sunday lunch,

the awards buffet, golf, cart and the selection of gift items. Those chosing to attend the reception only may do so for just \$50 per person. A silent auction featuring NFL memorabilia will also take place at the reception.

Former NLF players already committed to play are George Blanda, Sid Gillan, Billy Kilmer Sonny Jurgenson, Kenny Houston, Babe Parilli, John Hadl, Myron Pattios, Donny Anderson, Ollie Matson, Marion Motley and Elroy Hirsch. Other names will be announced as commitments are

Anyone wanting further information on this event can call the Juvenile Diabetes Foundation office at (702) 732-4795.

The new board has also changed NAA's dues structure to help raise funds to pay off debts from its last statewide advocacy effort and to build funding for its presentations to the next legislature.

Individuals may still join NAA for \$15 a year and families for \$25; and both individuals and business are encouraged to provide patronage support at higher levels.

The most important change in dues structure involves dues for arts organizations. Organizations with an annual budget under \$100,000 may join for \$30 a year. Medium-sized organizations, with annual budgets between \$100,000 and \$250,000, may join for \$50. Annual dues for large organizations, with dues over \$250,000. will be \$100.

The membership drive has begun, and any individual, business organization with an interest in supporting the growth of the arts and culture in Nevada is invited to join.

The organization's address is Nevada Alliance for the Arts, P.O. Box 94318-30E, Las Vegas, NV 89193-4318.

President Smith can be reached at 739-3502.

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Letters to Deborah White

Dear Debbie:

Before my daughter's wedding, I had tucked \$500 into the breast pocket of my tuxedo. It was intended as a surprise gift for the honeymooners. But at the end of the reception the money was gone. At first I thought I had lost the money. But when we watched the videotape of the wedding and, just as plain as day, I saw the father of the groom reach into the pocket of my tux, which I have left on the back of a chair at the reception hall. He took the money out Should I confront this guy tell my son-in-law or keep it to myself?

Outraged Father

Dear Outraged:

Social Security notes

You should invite your daughter's in-laws over for dinner and a viewing of the videotape. After looking at it together, take the father of the green aside and tell him you know it was he who took the money. and you'd like to know why. Try keeping the matter quiet, yet be straightforward. This will be very embarrassing for your daughter

Important to emphasize

pre-retirement planning

by Marta A. Blanco

Social Security Publicist

Pre-retirement planning

Pre-retirement planning is an idea whose time has come. With peo-

ple living and remaining healthier longer than ever, social planners

as well as lay counselors are emphasizing the need to plan for the

Social Security plays a major role in the retirement income of most

people, and it should play a major role in retirement planning. People

need to know such information as how much they can expect from Social Security, what family benefits are provided, and how Social

It's especially a good idea to call Social Security when one gets in-

volved in formal retirement planning on a group level. We have a

number of informational services available that can help. These in-

While most of the informational materials cover the various aspects

of Social Security, supplemental security income (SSI), and Medicare,

Pre-retirement seminars are designed to provide one-stop shopping

to people whoo should be thinking about retirement. It brings together

experts in health planning, insurance, investments, housing, budgeting,

we also have materials that give tips on retirement planning.

Security relates to other sources of retirement income.

clude films, slides, charts, leaflets, posters, and speakers.

why he took the money. He could have been unknowingly set-up-by someone else. The only way you'll know for sure is by asking him. I am single and whenever I go out to dinner with two couples who

are very dear freinds, the check is divided in thirds. I don't think this is fair since I am only eating for one. Not only that, I never order the most expensive meal on the menu, as the men sometimes do, yet I always end up paying almost twice what my meal cost. Do you think this is right?

Single Diner

Dear Single Diner:

No. The cost should be divided in fifths if there are five people eating. But you need to speak up. Married people often think of their money coming from one source and they are insensitive to singles who pay more than their fair share. In the future, ask for a separate check or tell them in advance that you can only afford to pay for yourself. Dear Debbie:

I split up with my boyfriend of four years because he lied too much. Now I have a new boyfriend and I'm afraid I'm going to lose him for the same reason. What should I do?

Deceived Dear Deceived:

People lie for many reason, the most common of which is conve-

Q. How can I prevent meringue on cream pies from becoming watery? Mrs. F. H., Mercersburg, PA.

A. The secret to moist, not weepy, meringues lines in dissolving sugar thoroughly and baking meringue completely. Add sugar gradually as soon as egg whites are frothy. Then, beat until meringue holds stiff peaks. Place meringue on a hot filling and bake at 400 degrees for 8 to 10 minutes.

Q. Is there a test to determine if baking powder is still active? A.S., Northrup, MN.

A. Stir one teaspoon of baking powder into 1/3 cup of hot water. Baking powder is fit to use if it bubbles abundantly.

Q. What's the secret to stop cookies from spreading too much? Mrs. J.G., Evergreen Park, IL.

A. You may need to add more flour to batter. If recipe calls for solid shortening, don't substitute butter or margarine because they have more water than shortening and may make dough too soft.

Cookies may spread because the oven isn't hot enough. Or you may be over-greasing the cookie sheets. Except for low-shortening cookies, cookie sheets rarely need to be greased.

Do you have a question? Write Dear Betty Crocker, Box 1113, Dept. Betty, Minneapolis, MN 55440.

Tip of the Week. Place

nience. It is easier to get away with a lie than to tell the truth and get in trouble for it. It your first boyfriend lied, you might assume that was his problem. But the fact that your present boyfriend lies might lead you to believe you are causing the problem. Do you ask for the truth but then can't handle it? Do you make people pay over and over again for past mistakes? Do you recognize the truth when you hear it. Are you able to face up to your own true feelings.

Truth and honesty need to be valued in a relationship. If you can't handle the truth, your future relationships might continue to follow

the same pattern. Send you questions to: Dear Debbie c/o The McNaught Syndicate, Inc., 537 Steamboat Road, Greenwich, CT 06830.

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taxes, estate planning, and any other subject important to a man or woman considering retirement. While the recent trend has been toward younger and younger people, generally the pre-retirement seminar is aimed at people 55 and over. The older the audience, the more immediate the need for the information, of course. But younger people have more time to act on the information and thus may find it even more useful in the long run. Generally, we also suggest showing the film, "Pre-retirement plan-

ning . . . it makes a difference." The film informs workers of the need to plan ahead in order to have a successful retirement.

It's a good idea to call well ahead of the date you plan your preretirement activity to insure that the informational materials will be available on that date.

For more information, contact the Social Security office in Las Vegas. If you write, the address is P.O. Box 15568, Las Vegas, Nevada 89114. The local telephone number is 388-6314.



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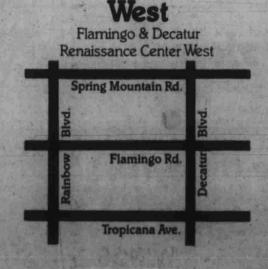
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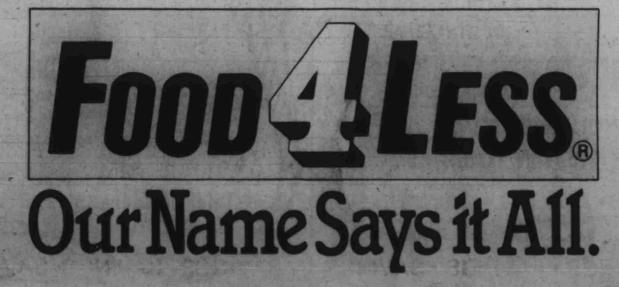
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Loving leftovers

Editor's note: Healthful hints is provided by the American Institute for Cancer Research, Washington, D.C. 20069. Recipes are reviewed by Karen Collins, M.D., R.D.

from the American Institute for Cancer Research

The next time you go to the refrigerator and are faced with a crwod of half-empty jars of tomato paste and water chestnuts, leftover broccoli and corn, and picked-over roast chicken, remember this: leftovers 'don't have to be a problem. They can be turned into the solution for adding pizzazz to future meals. Here are some ideas:

*Toast and cube stale bread for salad croutons.

*Mix leftover cottage cheese in a blender with leftover seafood or vegetables and use as a base for dips; season to taste.

Spoon warmed-over baked beans on a lean hamburger patty. *Marinate leftover vegetables in a lowfat dressing for appetizers.

*Add leftover vegetables to soups or scrambled eggs.

*Stir-fry vegetables with bits of seafood, chicken or meat. *Add leftover fruit to fruit flavored gelatins.

*Mix leftover fruit in a blender with skim milk, honey and vanilla extract for a fruit milk shake.

For safe and nutritious use of leftovers, always store food correctly and use promptly Refrigerate perishable foods right away; don't allow cooked foods to cool to room temperature before storing; and don't store food in cans, transfer them to clean, covered glass or plastic containers. Keep track of foods that need to be used, but "when in doubt, throw it out!"

This recipe uses leftover rice, a great way to use last night's leftovers for a breakfast treat with a nutty taste and chewy flavor.

Leftover rice muffins 11/4 cups whole wheat flour

2 tbsp. packed brown sugar

2 tsp. baking powder

2 eggs

3/2 cup skim milk

1/4 vegetable oil 1/4 tsp. almond extract

1 cup cooked brown rice

Heat oven to 400 degrees and grease muffin pans.

Sift flour, sugar and baking powder into a large bowl, stirring in any bran that remains in sifter. Beat the eggs, milk, oil and almond extract in separate bowl; stir in rice.

Stir the west ingredients into the flour mixture, just until the flour is moist and mixtures are blended. Spoon batter into muffin pans. Bake until lightly browned and inserted toothpick comes out clean, about 20 mintues.

Serve warm or cool on a rack. This recipes yields 12 muffins, each with 127 calories and 6 grams of fat.

by Carolyn Drennan Bishop Home News Columnist

It's not only humans that do it.

com, "My Mother The Car?" You'll recall that some poor fellow's mother departed this earth and headlights are on," it chanted. returned as a car. That luckless woman, er-car, had plenty to say.

The most unusual conversationalist was David Hasselhof's car in the television series "Knight Rider. Not only did that car talk a mile a minute, it obviously had an IQ of 190.

I'm not certain how bright my new car is. But it talks. And just my luck, it's a busybody.

The instant the key is turned in the ignition it starts blabbing.

"Fasten your seat belt," it commands. "Your door is ajar," it complains.

I tell you, that beastly car doesn't care a fig that my skirt is caught in the door, or that I've ripped off my thumb nail on the seat belt.

The voice raves on. "Release your hand brake! Shift into gear!" Finally its appeased. "Thank you, " it murmurs sweetly, All sytems are now go."

Just as I begin to feel I'm in command, more advice is offered. "Your gas tanks is low. The right window is open. Check your radiator."

The payoff was the other night. Dogs do it. Cats do it. And Fran- I'd returned home from a late parcis the Mule did it. Talk that is. ty and snuggled blissfully into And can we ever forget the sit- bed. Through the open window drifted an ominous voice.

"Your headlights are on, your

For a minute, I was tempted to ignore the persistent voice in the night. If I didn't respond I wondered, was it possible laryngitis would set in by morning?

This week's horoscope

by Salome

Editor's note: This weeks horoscope is from Feb. 28 through March 5. Weekly Tip: Keep your wits about you.

Aries (March 21-April 19) There may be some newcomers in your life who are tying to deceive you, so be ready for them. Take precautions when considering financial matters.

Taurus (April 20-May 20) Your love life has gone a bit sour as of late, but be ready for it to spruce up as we head into spring. Don't let your stubborn nature hold you back now.

Gemini (May 21-June 20) If you can't make up your mind about those pressing issues hanging over your head, discuss them with someone with an uncompromised point of view.

Cancer (June 21-July 20) Hold your ground when debating the importance of a financial affair. Your mate will come to see your righteousness in the very near future.

Leo (July 21-Aug. 22) Let loose now, Leo, and make sure you take your dearest friends along for the ride. If you have time between the fun, go on a deserved shopping spree.

Virgo (Aug. 23-Sept. 22) You won't get the answers to those pressing problems by keeping your head in the clouds. Come down to earth where you can get the advice you really need.

Libra (Sept. 23-Oct. 22) Don't let anyone sway you from your most

precious ambition now; things will be coming to a boil soon. If things get tough at home, make sure you talk it out.

Scorpio (Oct. 23-Nov. 21) Let the little things in life roll off your back more. This will take the stress off you a bit. Family and money

matters are good, as are romantic possibilites. Sagittarius (Nov. 22-Dec. 21) Shoot straight for the heart on this big project, and you could come up a winner! That dark cloud hanging

around will be vanishing soon. Capricorn (Dec. 22-Jan. 19) If someone needs your help, be sure you're there for them. A Sagittarius could figure prominently in a financial matter. Your stars are clearing now.

Aquarius (Jan. 20-Feb. 18) If you get involved with a shady character, take it as an object lesson and move on: immediately! You should distance yourself from the crowd.

Pisces (Feb. 19-March 20) Lay low for a while, Pisces, and get your head together. After some deep thought, you will be able to tackle anything thrown in your direction.

If you were born this week, you should have a smooth life; you are gifted with wisdeom and diplomacy. Always go after things with your heart and soul. Your integrity will bring you your just desserts, and these should be many.

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Workplace an unknown to many high school seniors

"The only exposure many high school students have to the business world is what they get from their textbooks," according to director of the partnership program for the Clark County School District Dr.

"You have to have the theory. But when a a student has the opportunity to see and experience first-hand what the textbook is saving. all of a sudden it becomes real," Littell said.

For the 18th consecutive year Clark County high school students will have that opportunity. Career Day 1988, conducted under the auspices of 7-Eleven and the Clark County School District, will take place Feb. 11.

"Career Day increases the relevancy of what the textbook says by extending the classroom and the student's learning experience into the real world," Littell added.

Director of Occupational Education for the CCSD agrees Ward Gubler.

"Career day is an extension of what we ought to be offering in our curriculae for all students, not just those participating in the program.

"This on-site opportunity for students to see first-hand, by working alongside in a shadowing kind of activity, the actual operation of businesses in our community is invaluable.

"Through the Career Day program, high school students looking at possible career choices have the unique opportunity of discussing with their hosts the range of choices within a career field, including those requiring a college degree or technical training," Gubler said.

"The success of Career Day depends on the support we received from area businesses," said 7-Eleven franchisee and chairman of Career Day 1988 Bob Hitchcock.

The entire cost to a host business is \$50 per student. This includes a breakfast at the Alexis Park Resort Hotel for students and sponsors." Arrangements can be made by calling the Career Day office at 386-7016," Hitchcock said.

The money raised by the 7-Eleven-Clark County School District Career Day effort benefits UNLV. Since 7-Eleven began the program in 1970 more than \$95,000 has been contributed to the UNLV Career Day Scholarship Fund. Only local high school students seeking nonathletic financial assistance at UNLV are eligible.



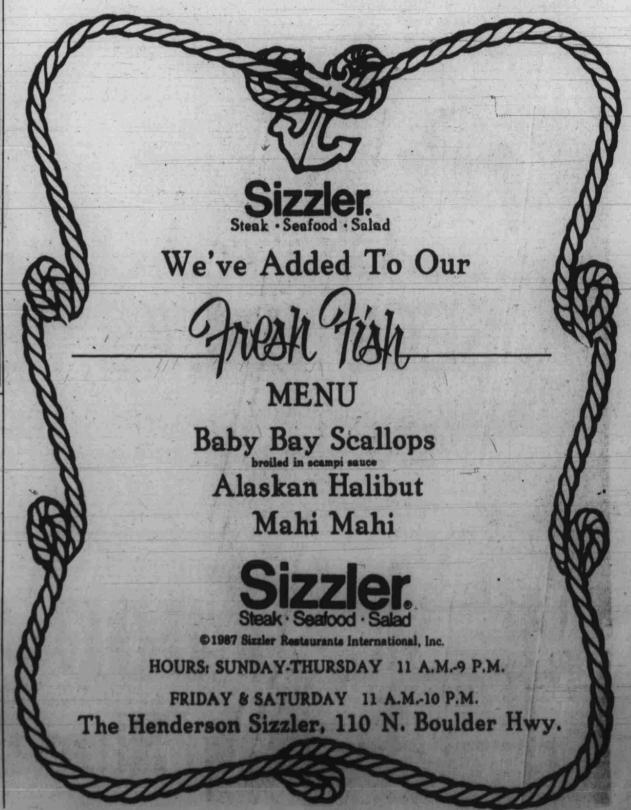


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Muscial Arts Society celebrates silver anniversary

Anniversary celebrated with commissioned work's presentation

The Southern Nevada Musical Arts Society will highlight the celebration of its 25th anniversary season with the premiere of a new choralorchestra work by California composer J.A.C. Redford on Sunday, March 20 in Artemus W. Ham Concert Hall at 3 p.m.

Redford has written an Easter choral symphony "A Paschal Feast" on commission from the society.

The Musical Arts Chorus and the Musical Arts Orchestra will perform the new work under the direction of the composer. Solo roles in "A Paschal Feast" will be taken by soprano Pat Dawson and baritone George Skipworth.

The 25th anniversary concert will also include the performance of the Requiem, Op. 48 by the French composer Gabriel Faure under the direction of the society's resident conductor Dr. Douglas R. Peterson.

J.A.C. Redford, born in Los Angeles in 1953, is best known for his work in film and television. His feature film credits include "The Trip to Bountiful" and "Extremities."

He has composed the scores for the television series "St. Elsewhere," since its premiere, receiving Emmy nominations for his work in 1984 and 1985. He is currently scoring the Disney animated feature, "Oliver and Company."

This concert is made possible by grants from the Recording Company of America thorugh the Musicians Performance Trust Fund and through the cooperation of Musicians Union Local 369 and First Interstate Bank Foundation.

The Southern Nevada Musical Arts Society is celebrating 25 years of bringing great choral-orchestra masterworks to audiences of southern Nevada.

Las Vegas Musical Arts Workshop was formed in 1963 and was led initially by several conductors including Joyce Goodman, Ruth Tenor, Keith Moon and Ed Brahams.

Ruth Julian was the first president of the workshop, at a time when it successfully featured popular productions such as Oklahoma and Carousel. In the five years that followed, Rancho High School choral director Ed Brahams became the main conductor of the workshop and also of a select group of singers known as the "chorale."

In 1968, Dr. Douglas R. Peterson, the new choral director at UNLV, became music director of the workshop, now known as the Southern Nevada Musical Arts Society.

In the late 60s the group performed with the newly formed Las Vegas Symphony Orchestra, under the direction of the late Maestro Leo Damiani. Such classic works as the Ninth Symphony by Beethoven, A German Requiem by Johannes Brahams, and A Song of Democracy by Howard Hanson were featured.

The first independent choral-orchestra work directed by Dr. Peterson was Mendelssohn's oratorio, Elijah, in 1971, a work which the Musical Arts Chorus and Orchestra again presented with great success during fall 1986.

Under Peterson's direction for the past 20 years, the Musical Arts Society has flourished with performances of large choral-orchestra masterworks such as King David by Honneger, the St. Matthew Passion by J.S. Bach, the Creation and a number of the great masses by Haydn, the Requieum by Mozart and the Mass in F Minor by Anton Bruckner. The society has performed virtually the entire spectrum of choral literature during the past two decades.

Appearances have been made by internationally and nationally renowned guest conductors such as Atlanta Symphony Orchestra conductor Robert Shaw, music director Helmuth of the famed Gachinger Kantorei of Stuttgart, West Germany, Mormon Tabernacle choir director Jerald Ottley and composer Jester Hairston, one of America's premiere arrangers of folk songs and spirituals.

The Musical Arts Chorus has also premiered a number of important choral works including Mendelssohn's Vom Himmel hoch, the first U.S. performance of the work in the new Carus edition and the western premiere of the Te Deum by Johann Nepomuk Hummel. The Musical Arts Chorus also assisted the University Chorus at UNLV in the premiere of David Fanshawe's African Sanctus in 1977.

In 1980, the Musical Arts Singers, a select semi-professionsal vocal ensemble, was formed with seed money from the Nevada State Council on the Arts.

Within five years the group received national recognition and was invited to perform at the eighth national convention of the American Choral Directors Association, and the western division convention of the American Choral Directors Association in 1986.

Opera productions by the society have included Amahl and the Night Visitors, Molly Sinclair and Trial by Jury. In recent years, the Musical Arts Singers have featured the music of Victor Herbert and Sigmund

Last spring, the singers presented "Our Heritage of Musical Theatre" highlighting the great music of the Vagabond King, Roberta, The Most Happy Fella and Song of Norway.

The Musical Arts Orchestra has presented selections on its own including "The Farewell Symphony of Joseph Haydn, and the "Sinfonic Concertante" also by Haydn.

Steller local soloists in Musical Arts Society productions have included through the years Helen Maynard, Heidi Dixon, Diane Manetyti, Roberta Zito, Sandra Cameron, Pat Dawson, Sidra Kain, Ruth Julian, Edgar Harris, Gary Golbert, Jerry Seiler, Robert Peterson and George Skipworth.

Accompanists who have contributed greatly to the success of countless programs in the 25 years include Louis Cameron, Debbie Beckman, Robert Ball, Arthur Mancini, Douglas C. Wilson, George Skipworth and Donna Klopfenstein.

The Musical Arts Society is a non-profit community organization whose sole purpose is to promote choral and orchestra masterworks, musical productions, and related ventures in southern Nevada.

Support for the society comes from the public and private sector, as well as through grants from the Nevada State Council on the Arts, the Music Performance Trust fund and the National Endowment on

The Musical Arts Society has been awarded grants from the National Endowment on four occasions during the 1980's.

Under the umbrella of the Musical Arts Society is the Musical Arts Chorus, a community chorus of 100 or more talented singers from all walks of life, the Musical Arts Singers, an ensemble of 25 semiprofesisonal singers and the 40-piece Musical Arts Orchestra, a group of Las Vegas' finest professional musicians. In addition to the regular season schedule, these groups provide programs for numerous civic functions throughout the year.

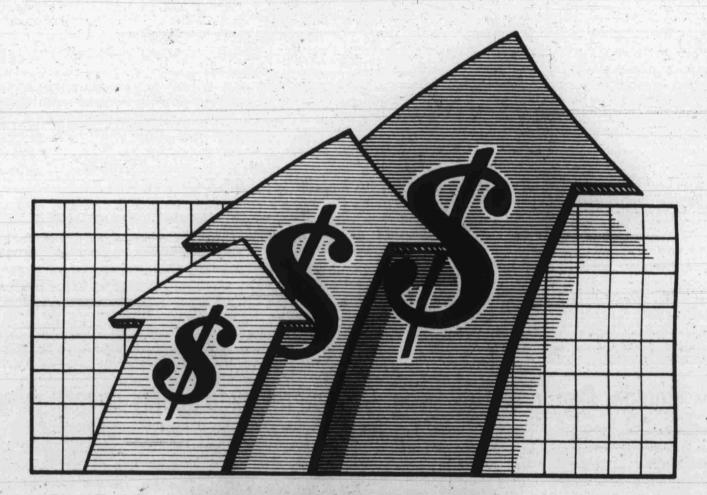
The society is governed by a board of directors elected from the membersship. Presidents of the society since its beginning have included Ruth Julian, Gerald Moffit, Leah Murphy, Bill Bowman, Susan Lierman, Ron Dixon, Roy L. Colllins and current president Jeri Rhodes.

One of the guiding forces of the society from 1968 until her death in 1984 was Martha Peterson, who often served as both executive and program director.

Peterson has established a tradition of excellence in choral singing and uniqueness in programming. Dr. Peterson received the Gover-

See anniversary page 30

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Nevada Historical Society's 'This was Nevada' series

Elinor Glyn comes to Rawhide



Novelist Elinor Glyn flanked by two miners at Rawhide, Nevada Historical Society photograph. May, 1908.

by Phillip I. Earl Nevada Historical Society Publicist

Phillip I. Earl's book This Was Nevada, is available from the Nevada Historical Society at a cost of \$9.95 plus \$1.50 postage and handling.

Promotion of Nevada mining stock has taken many forms over the years. Mine owners sometimes locked their crews underground for days at a time either to conceal a rich strike until insiders could corner stocks or to give substance to rumors of such a strike and bid up prices. Other promoters circulated stories of chickens found with gold nuggets in their gizzards, men who found nuggets on the roots of beets pulled from their gardens, barbers who panned the whiskery leavings of their customers and grave diggers who encountered veins of rich ore when excavating burial plots, but the most memorable caper in the history of the state was the visit of novelist Elinor Glynn to Rawhide in May, 1908.

An English writer of aristocratic lineage, she was the toast of the literary world at that time having just published Three Weeks, a novel so risque that it had become a scandal of sorts. Mrs. Glyn happened to be in San Francisco in the spring of 1908. Reports had it that she was seeking "local color" for her next literary venture and was considering a visit to the mining camps of the West.

Among those Nevadans who saw some promotional possibilities in her presence were Nat Goodwin and George Graham Rice, mining promoters par excellence. Learning that she was the guest of mining millionaire Sam Newhouse, Rice contacted Renoite Ray Baker, a friend of Newhouse's, about making an introduction. "Please suggest to Mr. Newhouse and Mrs. Glynn the advisability of visiting Rawhide," his telegram read. "The Lady can get much local color for a new book. If you bag the game you will be a hero."

Baker did as he was asked, and Mrs. Glyn and Newhouse departed for Salt Lake City on May 21. They continued on south to Las Vegas the next day and arrived in Goldfield on the Las Vegas and Tonopah Railroad on Sunday, May 24. Registering at the Goldfield Hotel with

the underground workings of the Mohawk Mine.

In an interview with a Goldfield Tribune reporter the next day, she positively effused over the country and the people, "particularly the fact that you hear nothing about the Mayflower.

Everything back east is about the Mayflower and about one's antecedents. I care nothing for that. This is my first time in any mining camp, and believe me, I am agreeabley surprised. It is most interesting. It is like nature itself." She also spoke of her visit to the Mohawk—calling it a "wonder"—and told the newsman of her impressions of the citizens of Goldfield—"very civilized. In fact, way above my expectation of what a mining camp should be." The next evening, May 26, Mrs. Casey McDaniel of the Casey Hotel put on a reception

George Graham Rice, Tex Richard, Goodwin and Baker had meanwhile prepared a proper welcome at Rawhide. That first evening, May 27, Newhouse and Mrs. Glyn visited Richard's Northern Saloon on the edge of Stingaree Gulch, the red-light district. They arranged for a mock poker game featuring six "mining camp characters" playing with \$1,000 chips and a staged shoot-out in which two of them "bit

Mrs. Glym, not realizing that she was being "joshed," believed the "murders" to be an everyday part of life in Rawhide. She also took a turn at the faro table, winning \$1,000 through the connivance of Richard and the dealer, and toured the dance halls and cribs where Rice had armed the girls with pistols and daggers.

. He also arranged a fire which spread to several deserted shacks on the edge of town so as to give her the opportunity to observe the heroics of the volunteer firemen. The men themselves were in on the joke, but Mrs. Glyn was suitably impressed.

They took a tour of the mines on McLeod Hill and the leases on Grutt Hill the next day where she was introduced to the fine art of gold panning. At a banquet in her honor that night, she granted an interview to the editor of the Rawhide Press-Times in which she spoke of "the sturdy manhood and dominant spirit of conquest" of the men she had met and the "vigor and determination of purpose" they showed. Asked about the depiction of Rawhide in future literary works, she mad no commitments, asserting only that she would "take away many pleasant impressions and ideas."

Jospeh Hutchinson, a mine owner, was also on hand that night. On behalf of his fellows, he presented her with a gun and a deputy constable's badge. "We give you this gun because we like yer darned pluck," he said. "You ain't afraid and we ain't neither." When he told her she could arrest any man in the camp, she replied "I want to arrest 'em all! I love 'em."

Mrs. Glyn, Newhouse and the others left by auto the next day, and she was back in New York City three days later. In an articlee in the New York American which appeared on June 10, she wrote of the magnificance of Nevada's high desert country and of "those brave fellows fighting nature to obtain from her legitimate wealth, fighting hardships, cold and great heat, difficulties in obtaining food and water, and each day the chance of death."

She also described the courteous manner of the men, "not one soul in the streets or gambling saloons stared or committed a single action in bad taste." Indeed, she attributed to them "that fine quality of good taste which in England we associate with the highest breeding." She also described the dance-halls she visited and how respectful the men were toward their dancing partners, "nothing rude or suggestive in any of it, only perfect motion."

This was just the sort of publicity that Rice had initially envisioned, Newhouse, Baker and two of Newhouse's nieces, Mrs. Glyn spent the but editors around the state and elsewhere were soon skaking a finger next day looking around town. She also accepted an invitation to tour at Mrs. Glyn for her visit to Rawhide's tenderloin. The editor of the

New York Mail took her to task for her brazenness, observing that American women usually visited such places only in Europe and commenting that "the writing of fiction is an emancipation proposition." The aggrieved writer admitted the veracity of the stories, but reproached the editors for their inability "to separate art from common depravity." Denying that the scenes in the dancehalls in any way shocked her, she asserted that any woman could have much the same experience in any large city. "And the wagers we laid were nothing," she added. "Women do that sort of thing at Monte Carlo."

Tex Richard was a bit concerned with the belated bad publicity, but not Rice. "Every knock's a boost," he told his partner. "Just the fact that we could get anyone as prominent and Elinor Glyn to visit us will impress people with Rawhide's growing importance." And so it was.

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Boulder Dam area Boy Scout Council received quality council award

Dan Gasparo, Scout Executive given to local area councils that for thee Boulder Dam Area Council of the Boy Scouts of America. announced that the Boulder Dam Area Council has received the Quality Council Award from the National Boy Scouts of America.

This is the first time that the Council has received the award. The Quality Council Award is

Levinthal to exhibit March 11

David Levinthal, said to be "a precursor of today's fascination with ambiguous, simulated imagery" by New York Times critic Andy Grundberg, will exhibit his 'simulated' polaroids and handcolored photographs at the Allied Arts Gallery from March 11 through April 15.

A reception is planned for March 11 between 5 and 7.

Levinthal will present a slidelecture, sponsored by the UNLV Art Department on March 10, at 2:30 p.m. in Alta Ham Fine Arts, room 229. The public is invited.

Part of the exhibit will be a series of stylized war photographs from a 1977 book called Hitler Move East: A Graphic Chronicle, 1941-43, a collaboration between Levinthal and Garry "Doonesbury" Trudeau for their graduate thesis at Yale.

Levinthal's "documentary" photographs were made with hobby-shop plastic soldiers and model tanks incorporated into tabletop dioramas and 'shot' with a macro lens.

Levinthal uses a shallow depthof-field, which obscures both the foreground and background and adds "atmosphere' to the compositions.

have demonstrated excellence in their respective scouting programs. Only 43 of 70 Western Region Councils qualified for the award. Nationally, only 48 of the total 408 councils received this recognition in 1987.

The Boulder Dam council is composed of three division. Over 50 percent of the individual units in two of the divisions, the Club Scout division for boys age six through 10, and the Exploring division for boys and girls age 14

through 20, met the national standards and were recognized as quality divisions, which distinguished the Boulder Dam Area Council as a quality council.

In recognition of its achievement the Boulder Dam Area Council received a plaque from area five director of the Boy Scouts of America Eugene Richey at the councils recognition dinner, on Tuesday, Feb. 23, at the Sahara

Over 16,000 youth participate in 607 units comprise the different divisions of the Boulder Dam Area Council. About 26 percent of the Scout-aged youth in southern Nevada take part in Boulder Dam Area Council programs, significantly higher than

the national average of 16 percent. The Boulder Dam Area Council is also distinguished as having one of the highest percents of Scouts in the Eagle Scout program that actually compelte the requirements for Eagle Scout. The Boulder Dam Area Council of the Boy Scouts is a United Way Agency.

For more information about the quality council award, or the Boulder Dam Area Council, call Dan Gasparo at 736-4366.



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Anniversary from page 29

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nor's Award for Excellence in the Arts from Governor Richard Bryan in February 1987.

He holds a doctor of musical arts in choral performance and vocal pedagogy from the University of Iowa. He has studied choral music with Robert Shaw, Helmuth Rilling and Don Moses to name a few. This past August, he attended the first World Cheral Symposium,

University of Nevada Las Vegas. For further information about the society's programs call 451-6672.

held in Vienna, Austia. He is an associate professor of music at the

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Square Dance Festival this weekend

Dancers from all over the southwest are expected to arrive here tomorrrow to participate in the 15th annual Hoover Dam Square Dance Festival.

Three to four hundred persons are expected to attend the festivities which will be centered at the Garrett Junior High School.

The festival will include a traditional dance by the statues at Hoover Dam on Saturday morning at 9 a.m. This colorful presentation always draws

an appreciative audience.

Events include workshops Saturday afternoon and a mixture of square and round dancing Saturday night.

Dewitt Tracht considered a shining example

by Teddy Fenton

There is seldom a business man who can compare to the late Dewitt Tracht, who owned the Central Market on Arizona St. Clerks worked for him years on end. All enjoyed the long tenure of faithfully serving a man who was always smiling during the years he loved and managed the first store to serve Boulder City as a fruit market. The Manix Dept. store preceded this Cenbtral market Fruit Store by only a few months.

Somewhere in our files is the picture taken when DeWitt and Violet sold the store. But today, using the Art See "Boulder Builder" mention we list the dates.

Helen C. Coffin

Helen C. Coffin, 91 died

Wednesday, Feb. 24 in Boulder

City. She had been a resident of

the Nevada area since 1919

residing in Boulder City since

She was born in Providence, R.I.

on Dec. 16, 1896 and was an

owner and operator of a gift shop.

ing, Boulder City; four grand-

children and seven great-grand-

Visitation began Thursday, Feb.

25 at 2 p.m. at Palm Mortuary in

Henderson. Rosary was recited at

6 p.m. Thursday and Mass was

said on Friday, Feb. 26 at 10 a.m.

both at St. Andrew's Catholic

Church in Boulder City. Father

Joe Annese of St. Andrew's

Interment was in the Boulder

Catholic Church officiated

Survivors include son Don Beld-

1932.

children.

Dewitt was born in Ohio, came west with his mother when he was 12 years old, they joined his father who had bought stocks in the mines at Carrara, Nev., Dewitt finished his grade schooling there. He went on to Las Vegas and graduated from high school.

There is so much history. Violet was born in Searchlight. Their marriage was blessed with two sons. Kenneth, a dentist in Las Vegas and Lawrence, an electronics engineer, who works for Boeing Airlines located in Seattle. There are several grandchildren.

DeWitt started int he grocery business about 1936. His store in Las Vegas was sold to buy Central Market while it was located

Obituaries

on Wyoming St. The Trachts built a home on G Street and moved into it in 1941.

In DeWitt's own words. They took the "big step" in 1947. For they built the present Central Market at that time. Because of his winning smile and the friendly atmosphere it quickly became the (home owned family store) and remains that way to this day. Even the tragic fire did not change the way it welcomes every single customer.

In spite of a crowded schedule

DeWitt was a volunteer who donated hours, days, weeks to the Charter Committee when Boulder City incorporated. Records show the hard work and planning began in 1947. Lasten then until Jan. 4, 1960 when we were freed from government rule.

A proud Mason, he served in several lodges filling the chairs in every case. He also belonged to the Rotary Club.

He died in June 1979. Boulder City will not forget him.

Xi Zeta attends Preferential Tea

A salad supper was held at the home of Judy Vogel on Jan. 25. A delicious variety of salads were served to all members after a short business meeting.

Pam Witt hosted our Valentine social at her home on Feb. 8. We exchanged rosie gifts and enjoyed a dessert of Plantation Pride cake. Plans were made for a spring social

A cocktail party was hosted at Suzie Wolfinger's home on Feb. 13 at 7 p.m. Following the party, we attended a 50's dance at St. Viator's from 8 p.m. to midnight. Awards were given for best costume and a fashion show was held. Pizza and hot dogs were served. Proceeds from the dance were donated to Marion House.

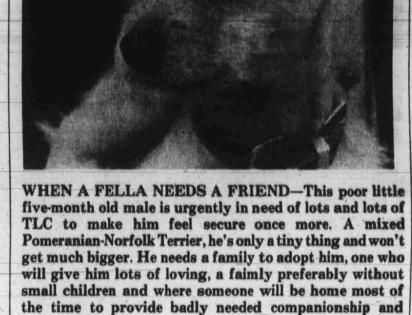
Suzie Wolfinger hosted our next regular meeting at her home on Feb. 22. At a business meeting, we voted to donate \$100 to Sheila Fava for her participation in the Special Olympics. A dessert of angel food cake topped with cherries and cool whip was served.

A preferential tea was held at the Water and Power Building on Feb. 27 at 10 a.m. It was hosted by Lambda. A gournet champagne breakfast was served. Egg dishes, potato and cheese, fruit salads and various breads and muffins were served along with champagne punch, fruit punch, coffee and tea. A silent auction was held with various home made items including decorated Easter eggs, baskets and home made sugar eggs containing Easter scenes. A raffle was also held.

Among the winners were Nancy Noble who won a knitted sweater, Denise Johnson-Williams who won a wall hanging and Jean Keeney who won a grape vine wreath. All chapters attended the tea.

Our first meeting for March will be at the home of Gretchen Wilborn on March 14.

Library News



adopting this cutie, call the BC Animal Shelter at 293-9224. Art Guild Doings

reassurance. In return, this young fella will give love and

loyalty far beyond his miniscule size. For information on

by Loraine Davenport
Art Guild Publicist

The featured artist for March is Karla Daniel. Karla was a fine arts major in college and worked in drawing, wood sculpture, acrylics and watercolor. She is an expressionist-realist artist. Her interest in art began in childhood. A reception for Karla will be at the Art Guild Gallery, 1495 Nevada Highway, Sunday, March 6 from noon to 4 p.m. For more details call 294-9982.

The Art Guild board meeting is scheduled for Thursday, March 10 at 2:30 p.m. at the Gallery.

The Lake Mead Marina Art Show is on for the weekend of March 19 and 20. Please be there

to help set up by 8:30 a.m. on Saturday. The hours are from 10 a.m. to 5 p.m. both days.

The February membership meeting had a large turnout. Dottie had promised us a surprise guest for that evening. Fred Hudson is a landscape artist who paints in acrylics. He does beautiful work. Anyone interested in his classes should contact the Gallery. Hudson's demo painting was won by Evelyn Cushman. The Guild wishes to thank Hudson for his time and talent.

Saturday, March 12 will be a work day at the Gallery to spruce up the landscape. We will begin at 9 a.m. Please be there in work clothes and with lots of enthusiasm.

Lola B. Dunlap

Lola B. Dunlap, 80, passed away Feb. 29 in Boulder City.

Resident of the community for 38 years, she was born on July 30, 1907

She was a long-time member of the Does Drove 34 in Boulder City and was active in many Senior Center activities.

Survivors include a daughter, Dorothy Cleveland; a granddaughter Melissa Higginbotham; a grandson Burl Cleveland; also two great-grandsons; all of Ventura, Calif.

Palm Mortuary is in charge of arrangements. Viewing will be at Palm Chapel, Henderson, today from 2 to 9 p.m. Services will be at Palm Chapel, Henderson, Friday at 10 a.m. Burial will follow in Boulder City cemetery.

In lieu of flowers, the family requests that donations may be made to the Boulder City Elks fund for new chairs in the lodge room.

Warren Robert Bunting

Warren Robert Bunting, 59 died Friday, Feb. 26 at Orem, Utah. He had been a resident of the Boulder City area since 1984.

He was born in Hollywood, Calif. on July 16, 1928 and was the co-owner of a drive-in theater in Orem, Utah.

He was a U.S. Army veteran. Survivors include wife LaRue Bunting, Orem, Utah; sons L. Don Bunting, Phoenix Ariz. Anthony Robert Bunting, Morro Bay, Calif.; daughters LuAnna Rae Anderson, Springville, Utah and Sandra Lee Bunting, San Luis Obispo, Calif.; brothers Gordon P. Bunting, Morro Bay, Calif. and Roger C. Bunting, Monterrey, Calif.; 3 grandchildren.

Funeral services were held Wednesday, March 1 at 1 p.m. in the Boulder City Cemetery. Officiating were the BPOE and VFW.

Interment was in the Boulder City Cemetery, Boulder City.

Robert C. Basinger Jr.

Robert C. Basinger Jr., 49 died Friday, Feb. 26 in Las Vegas. He had been a resident of the Las Vegas area for the past 15 years. He was born in Salem, Ohio on Feb. 2, 1939 and was a dealer in

He was a member of the AM Bowling, Showboat Super Score Trio and a former police officer at the Flamingo and Hilton.

Survivors include wife Nancy and son Tom Basinger both Las Vegas; brother Tom and parents Robert and Ruth Basinger all Boulder City.

Viewing began at 11 a.m. March 1 and funeral services were held March 2 at 2 p.m. in Palm Chapel with the Rev. Melvin De Krul officiating.

Interment was in Palm Memorial Park in Henderson.

Check out the magazines at the Boulder City Library. You can do just that with over 170 titles found in our library. Except for the most current isue, our magazines can be checked out for two weeks. We have a good cross section of titles covering the many interests of Boulder City residents. In the current affairs area, our newer titles include World Press Review which excerpts material from the press outside the U.S., and UNESCO Courier which carries a variety of articles about cultures and events all around the world. Sputnik deals with life in the

and Old Car Price Guide.

For the traveler there is European Travel & Life, This Australia, Transitions Abroad and Consumer Reports Travel Letter.

USSR. Collectors can find valuable

information in the Antique Trader,

Coin World, Linn's Stamp News,

We have several new subscriptions dealing with health and nutrition—Mayo Clinic Health Letter, Nutrition Action Health Letter, and Vegetarian Times.

For you electronic buffs there is Amateur Radio, Radio-Electronics and Video Review. Home-oriented magazines are numerous and include such titles as Metropolitan Homes, Fine Homebuilding, Home, Homeowner, and Workbench for the do-it-yourselfers. For the hobbyists our newer magazines include Finescale Modeler, Lapidary Journal, Rock & Gem, McCall's Needlework & Crafts and an abundance of donated magazines with patterns and ideas for crafts and needlework. Automobile enthusiasts and those looking to buy new and used cars will be heldping by browsing through our collection of Consumer Guide books on cars. They are many good tips on what to look for in the various makes and models

Kelly Blue Books cover prices for new cars, used cars, older used cars and RVs. An excellent aid for the beginner wanting to trace his heritage is the Genealogical Helper. Best's Review deals with insurance and comes in conjunction with Best's Insurance Reports which can be found on our Reference Shelf. Two magazines are received each month-one deals with life and health insurance and the other with property and casualty insurance.

from the Boulder City Library

And don't forget the children's magazines. We have over a dozen titles for kids from preschool age and up.

Please come by the library and enjoy our relocate magazine section. We think the area is quieter, lighter and more conducive to your enjoyment of our many magazines and newspapers. You are welcome to read in our comfortable armchairs or checkout the magazines and take them home with you.

Muir completes training

Airman Sheldon A. Muir, son of William H. and Lavonne Muir of Boulder City has graduated from Air Force basic training at Lackland Air Force Base, Texas according to the Army and Air Force Hometown News Service.

During the six weeks of training the airman studied the Air Force mission, organization and customs and received special training in human relations.

In addition, airmen who complete basic training earn credits toward an associate degree through the community college of the Air Force.



Sheldon Muir

He is a 1987 graduate of Boulder City High School.

Police caution residents on new robbery scam

A senior resident of the community was the victim of a robbery scam last week after a man gained entrance to her home on the pretext of being

a city employee.

Once inside, he misdirected the occupant's attention and made off with the victim's wallet.

The man reportedly gained admission to the house by telling the occupant he was a city employee and that he needed to check the home's electrical breaker box due to electrical problems in the area.

This is the third time in recent months that con artists have successfully preyed on senior residents here. In the prior two incidents, a man posed as a policeman in plain clothes and flashed an apparent phony badge to gain entrance to the homes. Once inside, he relieved his victims of jewelry on the pretext of having to confiscate it as evidence in a case.

Police say they have identified this man and that an arrest is pending.

Authorities caution all

residents, but especially seniors, to not admit anyone to their home without first viewing proper identification.

All city employees carry such identification. Most employees of private firms also carry identification, especially if they are in contact with the public in private homes.

Capt. Mike Murphy of the BC Police Department is one who is concerned about the growing number of incidents of this type here. He cays he cannot stress too strongly that no resident should admit a

first identifying the person.

He also stresses that residents should call the police department if there is any question as to a person's identity, whether or not this person professes to be a city employee.

Seniors are often targeted for scams such as have been pulled here in recent months. Other well-known swindles include posing as a bank examiner and asking a senior to withdraw money form the bank under a pretext of attempting to catch

an allegedly dishonest employee of the institution.

ee of the institution.

Still another scam involves a person who "finds" a large amount of cash and offers to split it with an intended victim. The scheme involves many variations but always includes having the victim put up a large amount of cash as good faith. Needless to say, the victim

never sees the cash again.

Murphy says he doesn't wish to scare people into not trusting anyone on any occasion, yet he is eager to expose the clever scams being applied here.

"These people are good at what they do," he says. They attempt to gain a victim's trust and are glib in their pitch to the victim to gain trust."

"Never be embarrassed to ask for proper identification," he says. "Never be embarrassed to phone the police department to ask for help in determining a person's identification. Above all, keep in mind that not everyone knocking on your door is who they say they are; be aware that you may be being set up for a robbery and take proper precautions."



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4 FAMILY YD SALE: 853 Center St. Fri, Sat, Mar 25 & 26. Go carts & parts, dune construction moisture barrier, Kenmore elec, dryer, exc. condition. Metal storage cabinets, 8' truck rack. Clothing, household items. Too much to list! Call early about large items. Day, Charlene 564-6776. Eves Besty 565-9633.

GARAGE SALE: Sat. 3/5. 8 til? Antiques & collectibles, Ghost Town Bottles, Old paper items, dueling pistols, 12 Guage Shotgun, Antique chairs, insulators, wood Hichair, Oak cradle, car seat, stereo, clothes. Lots of misc. 207 Valley Forge, Hend. Ph 564-3240.

Toshiba color TV, Kenmore Solid State microware cart, Barca-lounger, rocker/ recliner, chest of drawers, dbl dresser, Glass top coffee & end tables, 4 ladder back Maple chairs, Maple end table, Craftsman rear bag mower, Toro gas weedeater, turntable, Sony stereo/cassette receiver, 2 large speakers, four and five string banjos. Bentwood Rocker Maple Rocker. Ph 564-0630.

YARD SALE Sat. only. 8 AM-2 PM. 3 wheel bike w/elec. motor, chest freezer,4 pool filter, sail boat, lots of misc. 721 Arizona BC

PATIO SALE BC Trailer Park Sp. 59 Yucca entrance. Fri & Sat. 8 AM til.

GIGANTIC YARD SALE TO BENEFIT ARTHRITIS FOUNDATION. Clothes (non over 50 cents) furniture, lamps, baby items, microwave oven, heater, stereos, shoes, blankets, curtains, and much more. BC Care Center 601 Adams Blvd. Sat. only. 3/5 from 9-? All proceeds go to the Arthritis Foundation.

YARD SALE Lots of furniture 634 Arrayo BC Sat 3/58 AM. PATIO SALES in the Eldorado Park 700 Elm St. Fri & Sat. 3/4 3/5 from 8 AM-3 PM. BC.

GARAGE SALE Camper, girl's clothes, Tupperware, and misc. Fri 9-3 1400 Highland Dr. BC.

YARD SALE: Mule Pallet, gun cabinet, fishing gear, dolls. TV stand, misc. electrical, clothes, Lots of misc 564-3388 or 564-6583. 256 Navajo Dr. Hdn Fri & Sat. Mar 4th & 5th, 8 to 3. GARAGE SALE: Sat & Sun.,

124 Alemdio Lane, (Wigwam & Eastern-Pheasant Run Development.) Misc items, Dbl bed w/brass headboard, sewing machine. 9 am til 5

YARD SALE: Electric dryer, lots of misc. 1845 Ward Dr. Fri & Sat. 564-1398.

3 family yd sale: Sunday Mar 6, 9 am til ?? Stereo, clothing, kitchen items, etc. 200 W Sherwood Dr, 1 block west

NEW HORIZONS/LAKE MEAD BRANCH SCHOOL in Boulder City seeking unwanted items for yard sale Apr. 1, 22, 23. All donations are tax deductible. For ase call 294-2436

pickup please call or 293-5940. BC. YARD SALE: Mar 5. Another good one! Silver items, and much more. Wheelchair, washer/dryer, 238

washer/dryer, 238 Shoshone.. (Trailer Estates) GARAGE SALE: Sat, Sun. til noon. Baby furniture, Apply computer, Trash trailer, misc. 326 Kansas. 565-0445.

10 FAMILY YARD SLE Fri and Sat. 3/4 and 3/5. 8 AM

MOVING SALE—Furniture. tools, lawnmower, furniture—564-4204. YARD SALE Sat. Sun 9 to ?. 604 Kendrick. BC.

GARAGE SALE-1518 SANDRA-Fri.-Sat., 8:30 to 1-No earlybirds-King waterbed, sheets, boys bike, water skis, fan, light fixtures, Weber grill, king bed rails, tires, a/c, too much to men-tion, BC

HOME BAKED SALE Sat. Mar. 5. 9 a.m. to 3 p.m. **WOMENS CLUB HOUSE** 7th and Utah Sts. B.C.

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FOR SALE 5th WHEEL 34 Eldorado. 1978 beige/ brown. Very nice. Call 565-2645.

71 Dodge Charger body, good shape. Radiator, drive shaft. \$300 or best offer. Ph

1979 Fiat Strade, 5 sp, under 21,000 mi. Runs dandy. \$800. Ph 564-3056.

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OVER 3,700 sq. ft. home, overlooking Boulder City and the Valley, needs some attention but the possibilities are outstanding. Two

1,800 + sq. ft. MODULAR with carport, wet bar, 2 full baths, lovely

landscaping, in Lake Mtn. Ests. \$100,990. ON THE GOLF COURSE, 3 bedroom, RV Parking w/sewer hook-

LAKE MOUNTAIN ESTATES, mobile home with VIEW of LAKE MEAD, many upgrades, 2 bdrm, 1% bath, carport. Price REDUCED,

EXCELLENT LOT w/older mobile home. \$40,000.

LAKE MT. ESTATES, Like New, lived in approximately SIX months, covered deck, walk around sun porch, workshop or storage

THE FLOWERS are BLOOMING at this BEAUTIFUL 3 bedroom home, NEAR Basic High School, assumable loan, in quiet cul-desac, Appraised by FHA at \$84,000—will sell for \$79,500.

Build your dream house overlooking Lake Mead on this prime custom building lot \$105,000.

2.19 Acre custom home building lot on corner of San Felipe & Vaquero price negotiable and owner will carry.

Approximately 2 acres, located on "B" hill, Lynn Drive, \$110,000.

LEVEL LOT-Ready to build, Lakeview Cul-de-sac \$105,60

WE GET RESULTS!

each office independently owned & operated

RICK LOWELL 293-4284
RHONDA RECK 294-1598

416 NEVADA HIGHWAY,

Realty



CHARMING, bright & clean 2 bedroom, 1 bath home, w/partial

LIGHT, BRIGHT bedrm, 2 bath, w/in-ground pool, covered patio,

ing, dry wall interior, GREAT price at \$86,000. CONDO-furnished and ready to move into. TOTALLY upgraded

CORONADO ESTATES, Double wide with extra room and fireplace,

fireplaces, newly painted and inspected. IDEAL location. nice finished storage room. \$100,000.

fireplaces, oversized 2 car garage, privacy, large planted atrium opening onto inground pool, CALL TO SEE. \$186,500.

OLDER 2 Bedroom HOME, with Guest House, fenced yard and OFF STREET parking, centrally located, ONLY \$75,000.

up, fireplace in GREAT room, putting green in yard, CUSTOM, well-built home \$160,000.

A HOME for the Beginning OR the Retiring—A petite home close to everything at a price that's affordable. ONLY \$74,500.

room, RV Parking. \$90,000.

BOULDER CITY BUILDING LOTS

PUT NO. 1 TO WORK FOR YOU!

ft. mobile home. Central air, awning, storage shed, set up in BC Trailer Park \$7,500. Call 702 294-4145 BC. BEAUTIFUL BARRINGTON MOBILE HOME. 1,440 sq. New 3000 sq. ft shop

3 bdrm 2 full baths. \$46,500. In Gingerwood Adult Park. 293-1712. BC. MOBILE HOME FOR SALE 14X44 Champion in adult park. 1 bdrm, 1 bath, furnished. \$19.500. Call mornings or eves. 293-4460. BC.

GARGIS REALTY

* RESIDENTIAL COMMERCIAL * PROPERTY MANAGEMENT

RELOCATING? CALL US FOR FREE MONTHLY PHOTO MAGAZINE OF HOMES HERE OF WHITE YOU'RE GOING

OPEN 7 DAYS

GREAT STARTER HOME—This 3 bedroom, 1 bath home has recently been remodeled in the kitchen and bathroom. Elementary School is very near by. It has nice lawns in front and back and also a covered porch and covered patio. Freshly painted inside. Owner needs to sell soon. Call Richard Eddings at 564-6969 T:52046.

564-6969

GREAT PRICE REDÚCTION!!-Travel when you like but come home to this quiet location. 3/3 bedroom townhouse, 2 car garage with opener, private yard with maintenance done for you. Refergerator and washer/dryer could stay. 1,300+ square footage at this reduced price is a must for you to see and buy. Don't miss out, call Anne. H:50820.

PRICED TO SELL—Three bedrooms, 1.75 baths, RV parking in back. Has large living room with connecting dining area, laundry room right outside back door. Nice yards, must see to appreciate. Call Richard Eddings at 564-6969. T:51884.

CHECK THIS HOME OUT!!—Highland hills 3 bedroom. Perfect for family. Landscaped, sprinklers, block enclosed back yard, office, covered patio and more!! Under \$80,000. Call Dean Moorman at 564-6969. H:52680. LOOKING FOR A YARD?—Nice Highland Hills home. Large back yard.

This 2 bedroom cutie sits on a quiet street in a good neighborhood. Priced to sell. Call Dean Moorman at 564-6969. F:45334. BUY OF THE MONTH-Bring your hammer & nails, paint brushes & paint! This 3 bedroom home already has a new heating system & swamp cooler—just needs some TLC. Listed at \$44,500—bring an offer. Ask for Fred or Ellie Knapp, 564-1568 or 564-6969. A52794.

TRY THIS FOR SIGHS—A heart-warming, eye-appealing 2 bedroom jewel. Study could also be 3rd bedroom. This 1,316 sq. ft. Heritage Vista condo is highly upgraded & beautiful. Lots of storage, 2-car garage and private patio are just some of the special features. Priced right to sell. Ask for Fred or Ellie Knapp, 564-1568 or 564-6969. H47705.

AN ANSWER TO A PRAYER-Over 2,700 sq. ft. of living space on a half-acre lot! 4 bedrooms and 3 full baths, PLUS a large spa/entertaining room. Great location, great price. Ask for Fred or Ellie Knapp, 564-1568 or 564-6969. R38935.

HAPPY DAYS will be spent in this charming 3-bedroom Montara home on a quiet street in Highland Hills. Patio doors in living room open onto redwood decking and a lovely yard. A 14×20 enclosed patio adds to your living area. Ask for Fred or Ellie Knapp, 564-1568 or 564-6969. W50795.

PAY MORE! WHAT FOR—4 bedroom, 3 bathroom home in the area of Rainbow and Charleston. Energy efficient with 2 fireplaces. Just needs a little TLC. Lots of potential. Please call Brenda Bird at 564-6969 or 564-1127.

== 8 ---

FOR RENT: 1-2-3 bdrm trailers. \$75 to \$120 wk. 565-6784 or 565-7141. Unf apartment. Sunset & Bldr Hwy. 2 bdrm, 1 bth, All appliances. New carpet, drapes & paint. \$375 plus

deposit. Ph 451-6849 2 bdrm, 1 bth Condo. covered patio, drapes, carpet, heat pump. Sewer, water, garbage pd. \$450 mo. \$400 deposit. deposit. 564-0147

FOR RENT, 3 bdrm, 2 bath, huge playroom 4 yr. old U.S. Home. Pool, patio, BBQ, nice yard : \$700 a mo. 564-1881, Marilyn

New US Home, 3 bdrm, or loft, wet bar, 2 bth, fireplace. 2 car gar. Fenced yrd, patio, \$625 mo. plus \$350 dep. 564-8189 or leave message on recorder.

CAN ANYONE HELP ME? Mother of 1, looking for CHEAP home to rent. Can do repairs for reduced rent. Prefer Townsite home or trailer in Trailer Estates. But, will take anything in Hdn-Pittman area. Please don't laugh, but the highest I can afford is \$300. Please call 564-7510 or 565-1435.

For rent: 2 bdrm dbl wide trailer on own lot in Hdn. 564-9283, Avail April 1.

2 bdrm Condo, front & back patio, wrought iron security doors & windows. Completely furnished. Wall to wall carpet, venetian blinds. brick kitchen custom w/wrought iron cookware. \$450 mo. 1st & last rent & cleaning fee, \$100. 564-8435. Call between 1 pm & 6 pm.

DESERT INN MOTEL nice clean rooms, star-ting at \$75 wk. Maid service, color TV. Also kit chenettes available. 293-2827 800 Nevada Highway. BC.

Room for rent: B.C. Private, non smoking male. Linens, furnished. \$175. Ph 293-1716

OFFICE RETAIL warehouse for space Lease, from .30 per sq. ft. Corner of Spring Mtn & Valley View in Las Vegas. Call Mike 702-368-0046

Clean 2 bdrm, 1 bth, avail. immediately. \$375 mo, Call 649-0014 or 649-4307

TOURISTS & LOCALS: Studio rooms in lovely private Inn. Walking distance to all. No cooking. Daily \$25. Weekly \$100 Monthly rates available. Deposit required. 564-5888.

Boulder Hwy, office space for rent. High traffic area. 650 sq. ft. Private entrance. \$400 mo. Ph 564-2676.

1 bdrm apt, adults only, no pets. All util pd except electric. \$275. Ph 565-9848.

Commercial rentals at 129 W Lake Mead Dr. Near Freeway off ramp scheduled for late 1988 Good visability, heavy traffic flow. Compele-Call 457-9433 or 565-8760.

AVAILABLE NOW! 2 BEDROOM DUPLEXES IN BOULDER CITY FOR RENT

CALL MANNY FOR INFORMATION 294-0870

APARTMENTS AVAILABLE 1, 2, 3 bedroom units For info call 293-1615 or 294-0577 8 a.m. to 5 p.m. 7 Days

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Apartment Homes For Adults w/garage 2 bdrm-2 bth-Starting \$535 mo. Free Solar Heating which includes Hot Water Professionally Managed By H & L Realty & Management Co. (702) 565-1676

OFFICE FOR RENT

Lovely 400 square feet office \$300 month includes all utilities Call DARWIN BIBLE 293-3996

HENDERSON PLAZA APTS. 730 Center St. Henderson, Nevada, 565-7512 2 bdrm., unfurnished, pool & play yard. Near schools & shopping. Free Cable TV. from \$335 month

2 BR 11/2 BA ADULT CON-DO for rent. Earthtones with stackable washer/dryer. Lush landscaping, pool, \$500 mo + deposits. 294-0184 BC.

Want to rent, 1 bdrm, partially furnished house in good clean condition, near downtown. Please call 564-3324.

WEEKLY KITCHENETTES: 565-7929.

FOR RENT 2 BR unfurn apt. Adult Section. Carport. \$400 mo. 293-4832 BC.

THREE BEDROOM 134 BA in golf course area. Wood burning firplace in family room. 2 car garage. Has laundry hookup. \$800 mo. Call Cheryl 293-3619 eves.

Apartments-2 bedroom, for rent. Adults only. Call

SENIORS ONLY. 2 bdrm 384-7575.

BOULDER HILLS CONDO 2 bdrm, 2 bath, ground floor. All adults. All appliances furn. 454-1607. BC

For lease 1,000 sq. ft. Office space at 219 Water St. Call 564-3333.

FOR RENT 2 bdrm furn house, no children, no pets. Mature adults. Prefer retired couple. For info call 293-1173. BC. \$265 mo. 1 bdrm apt. Clean new & quiet. Ideal for fixed income seniors or fixed in-

Family room. Fenced yard.

down, getting a great deal with a respossession. And how the home buying process works. Start 88 w/a more secure future. There's no obligation so you have nothint to lose. Call Mary for more information or app't. Century 21 JR Realty. 564-5142 or 564-7908.

For rent: 2 bdrm Condo, like new. 565-7812.

FOR RENT 1 bdrm, unfurn. apt. NC, NP, mature (over 30 yrs of age) couple or single lady. Call 293-2206. BC Wanted to rent: 3 bdrm, house. Have horses or dogs.

870-8505 after 6 pm.

2 BR 11/2 BA all kitchen ap-

2 BR 11/2 BA Condo for rent. Earthtones with stackable

2 BR APT FOR RENT 293-4097 BC. KITCHENETTES Adult only.

Teddy's Kitchenettes. Just bring your toothbrush. \$250 mo. Ph 293-1716.

Henderson, nice 2 bdrm, 1 bth unf apt. \$325 mo. Sorry no pets. 565-0447.

size, in close. Fenced yd. Very clean. \$275 plus deposit. 564-1509 or 452-4884.

Henderson Rentals, 2, 3 & 4 bdrms. \$525 & up.

HOUSE FOR RENT3 BR 1% BA Fireplace, hardwood floors in livingroom, diningroom, & kitchen. Large covered patio, large corner lot w/separate fenced yard for children or pets. \$595 per mo + \$500 deposit. Call 293-3168 weekends or after 6 PM weekdays.

STORE FOR RENT 15X25 3210 mo. 1319 B Nevada Hwy. 293-3646. BC. OFFICE/RETAIL SPACE For lease. Approx. 846 sq. ft. ea. First Western Plaza, 1000 Nevada Hiwy, B.C. \$480-\$550 me.

293-3596 or 293-2367

Desk, Office or Yard Space for rent near Skyline.

Call 565-3065 or 453-1869

CASTILIAN APTS.

Very Nice 2 Bedrooms

\$420-\$440 Monthly

294-1220

831 Ave. A **Boulder City**

Unf. 3 bdrm, 2 bth, like new. Near grammer school. \$525 mo plus \$200 deposit. • 458-4688.

ADULT APARTMENTS As Low As \$250 Mo. **Furnished**

564-6952



FREE AND CLEAR 4 BR Trilevel 1/3 acre lot \$98,000. Very good area in Denver metro. Trade for similar value house in Boulder City 1-303-771-1858.

By owner: Highland Hills area. 3 bdrm, 21/2 bath, auto garage door opener. Auto sprinklers. Driveway access to oversized backyard. Storage shed. 564-1886

Custom home for sale, by owner. 3 bdrm, 2 bth, spacious. Fam. rm, laundry rm, breakfast rm, country kitchen. 2 fireplaces, landscaped. Many extras. On 1/2 acre view lot. \$85,500. Please call 565-5321. FOR SALE sun porch 3 bdrm,

new paint, carpet and lineoleum. Priced to sell! Laureen REALTY WORLD DESERT SUN REALTY

FANTASTIC-BY OWNER. 4 bdrm home. Beautiful pool and spa. 3 car garage. 2160 sq. ft. Assumable FHA loan. \$135,000. 1514 Irene 294-0026 by appointment

only. B.C. Residential bldg lot, corner Fullerton & Valley Forge, \$15,000. Ph 454-2009

BETTER THAN A DUPLEX. Two attached patio homes. Owner will sell separately or together. For only, \$10,000 down for both or \$5,000 dn for 1. No qualifying, 3 bdrm, 2 bth, plus study. Asking \$62,500. 2 bdrm, 2 bth, garage, energy efficient on-ly 7 yrs old. Good condition. Asking \$55,000. Make an offer. Must sell. Call Gloria, Champion Realty, Realtors 733-3882 or 736-0070

OWNER Will finance. 1470 sq. ft, 3 bdrm, 2 bth, 21/2 car \$77,900. Ph garage. 565-5012

GOVERNMENT HOMES from \$1.00 (U Repair) Foreclosures. Repos. Tax Delinquent properties. Now selling your area. Call 1-315-736-7375 Ext H-NVH1 for current list. 24

LA DOLCE VITA CONDO FOR SALE 1,200 sq. ft. \$63,500 Call 565-6618 BC.

BY OWNER 4 large BR large closets, 2 BA, fireplace, spa, large covered patio, auto sprinklers, RV parking. \$99,500. After 4:30 p.m. 293-3036. BC

River Landing, 3 bdrm, loft, 234 bth. Comes w/solar screens, fan, Jennaire, auto sprinklers, garage door opener and blinds. Lived in only 7 months. \$87,750. Ph 565-7166.

FORSALE BY OWNER3 BR 11/2 BA Lewis Home, Close to school. Good assumable loan. \$97,500 293-4051 BC.

\$4,000 Down
No qualifying, 3-yrs-old, 2 bdrm, 1½ bth, 1 block from new elementary & park. Large corner lot. \$629 mo. Ph 565-7350. FOR SALE CONDO IN OVERLAND ESTATES, ALL ADULT 2 BDRM, 1¾ BATH, NICELY DECORATED. LISTED AT ONLY \$53,500, SELLER WILL CONSIDER OFFERS. 293-4663 OR 293-7254 ASK FOR MARY BOARD, REALTOR, ENVIRONS REALTY.

Our Ad Rates Are REASONABLE Call For Details 564-1881

GOLF COURSE at back yard. 3 bdrm, 2 bath, garage, low energy & upkeep. 565-6210.

REPOSSESSIONS: Before you buy you owe it to yourself to find our more about the best deals in town. One phone call could save you thousands. Call today for information on properties available or just to have your questions answered. Ask for Mary, Century 21, JR Realty 564-5142 or 564-7908.

TO START IN OR RETIRE IN. io 2 bdrm. bome is a real deal loca-na good and price is right. SUPER MOBILE HOME, double wide, well landscaped and fenced. 3 hdrm-2 bath. \$49,000. So Nice!! 219 Water Henderson 564-3333

4-SALE-Beautiful Foothills Estates-Take over payments, no qualifying — 4 bed-rooms—spacious floor plan, ask for Jean.

LOW LOW DOWN and its yours-roomy 2 bedrooms great area ask for Jean.

BACHELORS

BACHELORETTES two bedroom condo priced in the 50's or a patio home you choose. Ask for Jean.

COLLECT MONEY when you've improved this R-4 lot—priced at a negotiable 34,900.

ASK FOR JEAN KESTERSON CENTURY 21 JR REALTY 564-5142 or 565-7859

NEAT 3 BR 3 BA HOME Newly remodelded kitchen.

Beautiful cupboards. Fire-

place, and large pool w/solar heat, workshop, carport,

back patio & landscaping

Must be seen. It's beautiful

Call after 5 PM 293-2977 BC

By owner: Henderson Highland Hills, 2 bdrm

w/den, 11/2 bath, 62X100 ft

lot. Landscaped w/auto

sprinklers. \$64,300 or assume 14 yr. FHA 9½% loan. \$7,300 down w/pymts

of \$718. Owner will carry sec-

Only great men can have

ond. 565-9608.

great faults.

FOR SALE BY OWNER

1308 Esther Drive. BC (Orive by and see, then call 294-0551 for appointment) \$89,900

3 BR 13/4 BA approx 1,154 sq. ft. 2 car garage, drapes, mini-blinds, ceiling fans, stove, ref, washer/ dryer, dishwasher, water softener, auto door opener, concrete RV parking, 12X27 covered patio, 6X10 storage shed, block wall, auto sprinklers.

OPEN HOUSE

541 Shoshone Way BC Sunday March 6 1-4 P.M. 3 BR 2 BA - Inground pool

CENTURY 21 BOULDER REALTY 293-3232

SALE: 3 bdrm home, fireplace, dining rm. \$48,-000, Call 565-9453, Owner/

home in Boulder City. \$57,500. If interested phone

WILL TRADE 2 bldg lots.

Near Burkholder Jr. High for one bldg lot near BM Golf Course. Call 564-1806. For sale: 2 bdrm Condo, quiet, comfy & cozy. 351 Van Wagenen. 565-0117

\$57,500, 3 bdrm, 2 bth, fireplace, 2 story across from Edna Hinman Elem. Ph 565-0463

Bank Repos & consignments. Let us find you a home today. Call One Way Mobile Home Sales 565-5050.

COMMERCIAL CONDO FOR SALE 600 sq. ft. Owner will carry. Ask for Laureen 293-2151 REALY WORLD DESERT SUN REALTY.

dbl car garage, corner lot. Large kitchen. Principals on-ly. \$64,000. Ph 564-3808

Terrace Townhouse. One level model. 3 BR 2 BA 1,500+ sq. ft. 2 car garage. Large covered patio. Excellent Lake view. Pool and tennis court. Price includes \$2,000 carpet allowance Askina \$111,000, 293-5096

NOTICE OF SALE OF SURPLUS REAL PROPERTY Notice is hereby given that the Henderson District Public Library will receive sealed bids for purchase of the land and building located at Pacific Avenue and Water Street in Henderson, Nevada described as Lot Seventy-four (74) of the HENDER-SON TOWNSITE as show on the map recorded in Book 3 of Plats, page 42, in the Office of the County Recorder of Clark County, Nevada. The minimum purchase price is \$145,000 cash, with the purchaser to arrange its, own financing. The property will be sold as is. The Library will continue to occupy the property until completion of construction of its new building or until December. building or until December; 31, 1989, whichever is soon-er. Bids will be received at 55 Water Street, Henderson, Nevada until close of business on Mar 17, 1988. Bids will be publicly opened and read aloud at that ad-dress at 5:00 p.m. on March 18, 1988. Bid packages may be obtained at the above WHY RENT WHEN YOU CAN BUY? Unsure of what you can do? Put your rent dollars into equity in your own home! Let's get you prequalified at no cost to you. Call Evelyn Plumb, CEN-TURY 21 JR REALTY, 564-5142 or 565-3723 or stop by 204 W. Pacific,

IDEAL every way, 3 bdrm, 2 bth, great condition, huge lot, alley access, fine location, affordable. ROOM TO ROAM in 4,500 eq. ft. home on 1+ acres. Becement, 2 motr. suites, many xtree & fenced. Affordable Ranch Estate Luxury! L Water T Henders Y 564-3333

TO START IN OR RETIRE IN. this 2 below. home is a real deal loca-tion good and price is right. SUPER MOBILE HOME, double wide, well landscaped and fenced 3 bdrm. 2 bath. \$49,000. So Nice. 113

A 219 L Water T Henderson Y 564-3333 NEED TO SELL YOUR HOUSE? WE WILL BUY IT NOW?

293-1613 G.A. "Curly" Smith, Inc.

CUSTOM HOME ON THE GOLF COURSE!!

Near 4th tee. 3 bdrm, 2 bath, family room, formal living room. -Below market at \$142,500.

DOME REALTY 293-1613

BEST LAND BUY -BY A DAM SITE!!!-4.6 acres across the street from Dome Realty Develop-

ment. Plans included 345' Frontage!! \$450,000.

DOME REALTY 1610 Nevada Hwy., 293-1613 anytime 293-1598 nites 293-3292

FANTASTIC VIEW!

High above Lake Mead. Romantic custom built villa. Dramatic gate entry. 2 story, 3 bedroom, 21/2 bath. Pool overlooking the lake. Owner motivated to sell. Shown by

DOME REALTY — 293-1613

REDUCED TO SELL

\$99,900 3 BR 2 BA New kitchen. Family room w/fireplace, 2 car garage, spa, large lot, near schools & hospital. 861 Armada Pl. BC. Call 293-2893 293-7777 ask for Lillian.

WANTED small studio apt. or house to rent or will house sit for 6 mos. Responsible male, nonsmoker, non-drinker. 8 yr resident. Send inquires to P.O. Box 422. BC.

B HILL CUSTOM HOME w/gorgeous views, 3 BR 2 BA Den w/fireplace. Oversize 2 car garage. Pool, and mature landscaping on 1/2 acre. 293-3426 after 5 PM.

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1st., 2nd., 3rd MORTGAGES-TRUST DEEDS Credit Problems?
Real Estate Problem
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WE RESOLVE

INSTANT CASH

KOZAL's 736-7006 or 870-6456

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When you demand the best from yourself, you have a right to expect the same from others.

ESTABLISHED AREA BLOCK BUILT HOME—beautiful brick fireplace in living room, beamed ceilings thru-out, 3 bedrooms or 2 and Den. RV pad in rear with 2 car garage w/alley access, plus carport in front. Block walls, lovely landscaping and more! \$99,800.

BEST BUY IN BOULDER CITY-4 or 5 bedroom home with 2 bath, family room, 2 car garage, pool, carefree landscaping. CALL TODAY

SOMETHING SPECIAL—see this 3 bedroom home with knotty pine beamed ceilings, large country kitchen, basement, screened porch. \$93,500.

HISTORICAL AREA OF BOULDER CITY, 3,342 S.F. of custom home, features 5 bedrooms, 51/2 baths, 2 car garage, kitchen recently upgraded, lots of special features. \$350,000. LAKE TERRACE TOWNHOUSE-3 bedroom 2 full bath, use of pool,

spa, tennis courts, two car garage. \$128,900. MOBILE HOME ADULT AREA OVERLOOKING THE LAKE. Features 2 bedrooms, 2 bath, rock fireplace, ceramic kitchen floor, 1,248

BACK ON THE MARKET! La Dolce Vita condo with lots of upgrades and includes all appliances! \$67,750.

CUSTOM TWO BEDROOM OVERLOOKING LAKE. Large tiled entry and dining area, inside laundry, patio off living room with view of lake. 15×35 pool in backyard. E-Z maintenance landscaping and now reduced to \$169,900.

LA DOLCE VITA CONDO makes super investment. Tenant in this one and is well maintained. Priced to sell at \$64,950.

THIS ONE'S FOR YOU! Spacious 3 bedroom, 2 bath, plus bonus room. Hardwood floors, Italian tile, waterfall in back yard, walking distance to schools. \$89,900.

BUILDING LOT IN PRESTIGIOUS AREA OVERLOOKING LAKE MEAD! Irregular in size and view of lake and mountains. \$84,000.

SUPER LOT SUPER PRICE! \$64,000. buys this one which is almost equivalent to two. 160X125 irregular with fantastic view of Lake Mead. Call Roger for more info.

FIXER UPPER IN HENDERSON. Drive by 231 Platinum St. and then call for appt to see. Asking \$42,500. Two bedroom, 1 bath, lots of storage and fenced yard. BUY TODAY this excellent value. Four plex located centrally, well maintained and has existing FHA loan. \$192,000.

EXPECT THE BEST COLDWELL BANKER ANCHOR REALTY 501 Nev. Hwy., B.C. Call 24 hrs 293-5757 TOLL FREE 1-800-453-1860 Ext. 310

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Bob Olsen Realty & Insurance Inc.



6 Water St., Henderson 564-1831

2 DUPLEX UNITS of 3 Br. 11/2 bath each unit, on adjacent lots. Renting at \$450 each. Present loan on property. Good Terms, excellent investment or just good living plus rentals.

40 ACRES OF CLOVER CREEK. 4.5 miles E. of Caliente, Nv \$300 per Acre, Terms or will trade. SMALL DOWN-VALLEY VIEW 3 Br.

VIEW LOT-Overlooking Lake-Boulder City. All utilities-ready to build.

Owner will carry. Call for appointment to

21/2 Acres Just off Old LA Hwy. Good Terms Only \$45,000 or Offer. EXECUTIVE HOME WITH POOL-

over 3,689 sq. ft. 4 Br 2¾ baths. Black Mt. Golf Course. One of the finest. INDUSTRIAL ACREAGE, large or small parcels, 37 Acres, all or part, some Highway Frontage. All utilities available.

Several 5 Acre parcels Sec. 4 and sec. 27. 21/4 Acres Sec. 19—good corner lot.

OFFICE SPACE—FOR LEASE— DOWNTOWN HENDERSON

SPACIOUS HOME—over 4,000 sq. ft. on Showboat Country Club—4 Br. 4 Baths, 2 Family Rooms, 800 sq. ft. master bedroom with jacuzzi and fireplace, 9'×10' Walk-in closets, approx. 1/2 acre lot with mature landscaping. Kidney Shaped pool with jacuzzi and solar heating. Call for appointment to see.

REALTORS SERVING THE NENDERSON AREA FOR 30 YEARS * * * * * * * * * * * * * * * * * * * come. Sunset Circle apts. 361-3876. FOR RENT 4 br 2 ba home

Firelplace. \$600 mo First, last plus depo. 293-2720 B.C. Why rent? Plan now to use your tax refund to get into a home of your own. Free prequalification by experienced lender. Free home buying analysis w/realtor. Learn more about the VA dollar

CONDO FOR RENT 2 BR 2½ BA w/den. Access to pool & jaccuzzi Call 293-5841 for information.

FOR RENT Nice clean Boulder Hills Condominium pliances, washer, dryer, and pool. Avail now at \$525 per mo. + \$275 dep. Call Desert Sun Realty, 293-2151 BC. Realtors

washer/dryer. Lush land-scaping, pool, \$500 mo. + deposits. 294-0184 BC.

No pets. Wesfern Inn 293-2044 BC.

2 BR 2 BA VILL DEL PRADO HOME \$525 per mo. Avail. now. Short term rental. 293-4729 BC. FOR RENT Large 1 BR Duplex. Corner of 5th and A Sts. \$380 mo. Call 648-5397 after 5 PM Mon-Fri. Anytime

weekends. BC BOULDER CITY 2 bdrm, furn apt. Adults section. Car-port. \$425 mo. 293-4832. BC.

Henderson Condo, studio

licensee FOR SALE 2 BR 2 BA older

> 293-7060 BC. WANT TO KNOW what your property is worth? Free market analysis. Call ROGER 293-2939, Realtor Coldwell Banker/Anchor Realty.

WANT TO SELL YOUR HOME? Call for a free market analysis to know what your home is worth on todays market. Call Evelyn Plumb 564-5142 or 565-3723 or stop by CENTURY 21 JR REALTY, '204 W. Pacific,

2 bdrm, 1 3/4 bth, fireplace,

after 3 pm. FOR SALE BY OWNER Lake COLDWELL BANKERD



- BY OWNER -

Unique custom design overlooking Lake Mead. 1,627 sq. ft. living space. 2 bdr & 2 full baths. Fireplace in living room with view of lake. Heated pool-desert landscaping. Call 293-7121. BC.



Darwin Bible is now associated with Gargis Realty, specializing in Boulder City and Henderson Properties. Call Darwin for any real estate needs at: Darwin's Auctions 293-3996

Gargis Realty 564-6969

DUPLEX—636-638 Ave M. Two 1 bedroom 1 bath units plus garage. A great buy at \$64,000. Call Jim 293-3996.

FOR SALE 3 BR home w/Lake View in Boulder city. Large kitchen, separate laundry, sunken Whirlpool tub, F/S fireplace, single story, pool and spa, Assumable VA loan. Weekdays 602 757-7727 weekends 702 294-0802 for appointment.

RURAL RANCH LOT. Approx. .75 acre, Sect. 4. Also see 1 acre lot. CUSTOM HOME LOT. Approx. 1 sere sened raral ranch. 1 of 2 lots in Sect. 4. YOU ARE /I A 219 L Water T Henderse Y 564-3333

Henderson

STOP! ONLY \$89,900

SPACIOUS 3 BEDROOM 2 BATH with Italian Tile in Family Room. Woodburning Fireplace. Hardwood Floors in Kitchen & Dining Room. Custom Landscaping in rear yard plus much, more. Ask for #48047

BOULDER CITY BAKERY \$29,500

GOURMET BAKERY with All Equip., Fixtures & Recipes Included in Sales Price. "Sweet Treats" is located at 525 Hotel Plaza. #32174

MUST SEE INSIDE!

THIS SHARP 2 BORM, 2 BATH with LAKE VIEW, Includes Fireplace, Plush Carpets, Tiled Kitchen Floors, & Patio Deck for ONLY \$90,000 #43610

CALL MANNY 294-0870 COLDWELL BANKER ANCHOR REALTY

P.S. ASK ABOUT 2 BEDROOM RENTALS NOW AVAILABLE!

VA AND GOVT

ACQUIRED PROPERTIES

HAVE KEYS,

SHOW ANYTIME **ALL AREAS, PRICES** REASONABLE DOWN PYMTS UP TO DATE LISTS

SAVE TIME AND MONEY

JENSEN'S REALTY **CALL RAY CURRIER**

564-3333

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GREATER NEVADA

PROPERTIES, INC 293-3333

SERVING

BOULDER CITY

SINCE 1947

Highland Hills sharp 4

bdrm Chism Vallejo

model. 2 car garage,

lush landscaping, \$110,-

000. Many, many

Desparate seller! Must

sell 3 bdrm, 2 bth home

on corner lot. Upgraded

to almost a custom

home, for only \$80,000.

Gov't owner 3 bdrm, 2

bth home, tile roof, com-

pletely fencedd. Good

10 acres in Section 16,

right in the path of progress. All or 1/2, \$90,000.

Owners will carry

TROPICANA

REALTY, REALTORS

Call Dale

565-3272 or 456-4040

condition. \$72,000.

Nevada

Hwy.

extras.

FOR RENT OR SALE.
Adult Condominium in
Boulder City. 2 bedrooms, 1½ baths. Rent
\$500 mo. Sale \$55,000. 293-3596 or 293-2367 BC.

FOR SALE BY OWNER-nice 3 bedroom, 2 bath home. Cul-de-sac, Aluminum siding, new paint and appliances inside. Ready for move in. Price reduced to \$85,000. 293-5898. BC

ONE ONLY!!! Licensee 293-1613 anytime.

Over 8,000 sq. ft. lot only Fantastic view of Lake Mead. Reduced to \$64,500. Owner

PRESIDENT'S CLUB MILLION DOLLAR CLUB Josie Olson, G.R.I. REALTOR RESIDENTIAL SPECIALIST RES. (702) 454-8400

JACK MATTHEWS REALTY

For Your...FREE Market Analysis, Call The Henderson Specialist, Specializing in Henderson Properties For Nine Years



FOR SALE: \$45,000. 1820 Bearden. 2 bdrm, 1 bth, cute little home w/all appliances. Possible lease option. Call Peggy Benedict, 565-1481 or Jensen's Realty 564-3333.

BOULDER CITY HOME 3 BR 1 BA basement, garage apt. tile floors, fans, fireplace. Asking \$83,000 876-5719 leave message. Will answer

CUSTOM TWO STORY 4 bdrm, 3 ba. 2,500 sq. ft. 1/2 acre lot. Priced below appraisal, will carry paper 293-3582. BC.

Lush home on a corner lot too!!

Realty

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OUR #1 TEAM TO WORK FOR YOU

Henderson Realty offering
18 years of professional service to Henderson residents

SELLER DESPERATE—Zoned for horses, fantastic custom on 1/2 acre. Central vac, cedar lined closets, dual fireplace and at a tract price! What

YES YOU CAN—Own in Green Valley. 3 bedroom with cathedral ceilings.

SPRINGTIME SPECIAL-\$15,000 down and you own 1940 square feet of wide open floor plan with 3 bedrooms. 2 story with extra large lot. What

SAY GOODBYE TO RENT WITH A GOOD BUY-This 4 bedroom is spacious well maintained, close to schools. Perfect for your family.

ASSUME THIS FHA LOAN-Low down and this adorable 2 bedroom is yours. Lots of extras done. You'll love it.

MUST SELL!!-Great starter or retired couple. 2 bedroom home, owner must move today. Minimum down, assumble, no qualifying and great deal. Take this one today.

ISLAND PARADISE-Luxury earth sheltered home. Indoor pool and tropical surroundings adjoin 4 large bedrooms. Enjoy this Garden of Eden.

PERFECT OPPORTUNITY-4 bedrooms, 1% baths, terrific fixer upper. 1 large country kitchen, lots of additional parking for \$59,900.

CONDOMINIUM LIVING—Hardly been lived in. All appliances will stay. Covered parking, patio, and storage area. Seller nets \$0.00.

MOTIVATED SELLERS SAY SELL!!!-3 bedroom, 2 door garage, block wall, storage shed, and cul-de-sac location. Easy assumption or new financing.

COMMERCIAL PROPERTY-At a "give away price" 4 rooms with bathroom and kitchen facilities. Plenty of parking, room to expand with basement area. Excellent location! Reduced to \$59,900.

IMMEDIATE OCCUPANCY—Rent prior to close with approved credit. 3 bedroom, fenced back yard, covered parking and well kept. \$62,900.

BETHE PROUD OWNER—Of this luxurious 4 bedroom plus family room and extra large master bedroom. Located on 1/2 acre with 1977 square feet of living space. Sweeping view of the valley. You must see this home. Call for appointment today.

LAS VEGAS LOCATION-3 bedroom, 2 bath home priced for a quick sale. Great starter or rental home.

ON THE 10TH FAIRWAY-Black Mtn. Golf course, 4 bedroom, 23/4 bath, and 2695 square feet of living space. Beautiful pool overlooking the golfcourse. Large spacious living room with a beautiful fireplace. This is a large home for a large family. Call for appointment to see today.

DON'T MISS THIS CHANCE-For this lovely decorated 3 bedroom, 1% bath with a patio.

HIGHLAND HILLS-Great location!! Reasonable price!! 3 bedroom, 1% bath home. Call today for more information.

GARDNERS DELIGHT-This well maintained 4 bedroom home has its own garden plot with sprinklers. Spanish style with a fireplace and the roof.

AT A MOST HAPPY PRICE-With interest rates down you can own this 3 bedroom, 2 full bath home. Freshly painted and looks like new. Seller motivated to sell this one. Vacant and ready to move into. Completely fenced, call to see today.

PLANNED FOR THE LARGE FAMILY-4 bedroom with a large family room and a utility room with working space.

DON'T DREAM TOO LONG-Or this very nice 4 bedroom, 13/4 bath home will be gone. Completely fenced, nice kitchen and separate family room or formal dining room. Has a separate workshop. A large family will enjoy this home. Priced to sell today.

LOOKING FOR A LOT-With electricity and public sewer at the property then this is it. Only \$15,000.

PARADISE HILLS—Section #32, on this corner of Greenway and Dufort.
4.68 gross acres with seller offering terms!! Utilities within easy access, terrific view lot, and good location for \$75,000.

CORNER OF STIRRUP AND ROAN—Section #27 near Old Vegas, corner view lot with custom homes established in the area. Priced at \$16,800.

WITHIN MINUTES FROM LAKE MEAD—Section #4 an area of increasing value. Beauitful view lot approximately ¾ of an acre. Water to property. Owner will carry paper. Priced at \$20,000.

ADJACENT LOTS FOR SALE!!—Section #27 near Old Vegas. Approximately ½ acre lots with flexible buying terms. Zoned for horses too! \$17,000



18 Water St. 702) 564-2515



and "—trademarks of Century 21 Real Estate Corporation. Equal Housing Opportunity @ EACH OFFICE IS INDEPENDENTLY OWNED AND OPERATED.

FSBO is coming

* OPEN HOUSE SHOWCASE *

SATURDAY, MARCH 5TH **624 HIDDEN VALLEY**

626 APOLLO 608 MOSSWOOD 720 ARROWHEAD TRAIL

SUNDAY, MARCH 6TH 238 MEYERS AVE.

210 KIRK

242 CONCHO **248 TONALEA CENTURY 21—HENDERSON REALTY** 18 WATER STREET 564-2515 PREVIEW THESE CHOICE HOMES FROM 12:00-3:00 P.M.

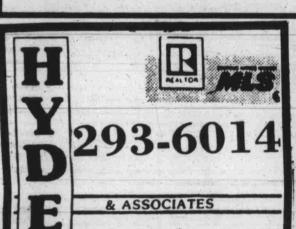
CORNER LOT-Newly

developed area. Hill-crest area. Fantastic Vegas view! By owner. Ph 564-1881 or 565-1480

WOULD YOU BELIEVE???

Over 4,000 square feet of building in the heart of downtown Boulder City. Fixtures included for \$235,000.

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1325 Arizona Street Boulder City, 89005 **HOMES-LAND-BUSINESS** INVESTMENT CONSULTANTS PROPERTY MANAGEMENT

BOULDER CITY

TWO STORY GOLF COURSE 4 BR 21/2 BA Over 2,300 sq. ft. Won't last at

CORNER LEWIS W/POOL 3 BR 134 bath. 2 car garage. Move-in condition.

RESTAURANT BUSINESS FOR SALE OR LEASE. Located in Downtown Boulder City. Call for details.

NEW MEXICO HOME here in BC 3 BR 2 BA 1,700 sq. ft. of living area. 3 car garage \$99,500.

CORONADO ESTATES Adult section 2

BR 2 BA 2 car garage. \$76,500. EXTRA SPACE is what this 4 BR 1% BA family home has. \$107,500.

DEL PRADO LUXURY 2 story 3-4 BR

21/2 BA with pool & spa, covered patio & built in bar. \$145,000. INCOME PROPERTY 5 units all rented.

Only \$175,000.

LAKE MTN ESTATES over 1,700 sq. feet. Overlooking Lake Mead. Corner lot. \$125,000.

LARGE HOME ON PINTO 4 bdrm, 21/2 bath, over 2,100 sq. ft. living area. \$105,000. GORGEOUS LEWIS Lovely 2 br on

Christina Drive. 1% bath, 2 car garage. Low Maintenance. \$96,500. PERFECT STARTER OR RETIRE

MENT HOME. 3 bdrm, 13/4 bath, screened patio and RV parking. \$97,500. BOULDER SQUARE CONDO. Beautifully redecorated 1 BR on ground floor.

Call office for details. REDUCED GROUND FLOOR CON-DO-Boulder Square, 2 bdrm condo, newly carpeted, coveniently located. Priced

ON MARINA DRIVE-lovely 3 bdrm 2 bath, fireplace in kitchen, large yard with lake view. Full Storage Cellar. Reduced to \$132,500.

COMMERCIAL LOT Downtown location. Only \$21,000.

RENTALS AVAILABLE 2 & 3 BDRMS Call for FREE MARKET ANALYSIS of your home.

293-2144 Anita Hyde 293-0008. Linda Korfman Jerry Marshall 294-1568 .293-2144 Barton Hyde, Broker

THIS HOME NEEDS A FAMILY—just reduced \$2,000—quiet neighborhood near schools—drive by 142 Elm & then call Pat for details 564-5142 or

NEW ON THE MARKET-Paradise Hills-two bedroom beauty with 1,368 sq. ft. on a beautifully landscaped corner lot with R.V. parking, Call Eva for your appointment 564-5142.

EASY ASSUMPTION-Highland Hills, three bedrooms, 2 car garage—fenced back yard—remodeled kitchen, fireplace-it has it all. Jackie can give you all the details 564-5142.

UNBELIEVABLE PRICE-for golf coursesmaller home with potential for enlargement—large with great view of the Valley. Don't miss this

VERY BEST BUY-Four bedroom Highland Hills home with easy care landscaping & attractive terraced back yard for only \$80,000.

yard, plus room for R.V.—well located in the Sewell School District-a bargain at \$62,900. FREE INFORMATION ON HOW YOU CAN BUY

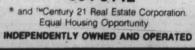
A "FHA" OR "VA" REPOSSESSION!

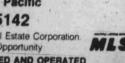
PLEASANT FAMILY HOME—with large back

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JR REALTY 204 W. Pacific 564-5142





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RESID	ENTIAL DIVISION	N. S. S. S. S. S.
1124 S. Greenway	4 Bed 21/2 Bath	\$225,000
471 Ridgeway	4 Bed 3 Bath	\$188,000
527 N. Canyon	4 Bed 3 Bath	\$165,000
331 E. Country Club	4 Bed 21/2 Bath	\$155,000
75 Oklahoma Dr	3 Bed 1 Bath	\$90,000
501 E. Rolly	3 Bed 2 Bath	\$84,900
617 W Greenway Rd.	3 Bed 1% Bath	\$79,800
25 Mallory	3 Bed 1 Bath	\$69,900
436 Burton	4 Bed 11/2 Bath	\$65,000
213 E. Mojave	2 Bed 1 Bath	\$55,000
461 Roseway	3 Bed 1 Bath	\$55,000
241 S. Carson Way	3 Bed 1% Bath	\$51,900
226 Navajo Dr	3 Bed 2 Bath	\$49,900
218 W. Atlantic	3 Bed 2 Bath	\$48,000
	2 Bed 1 Bath	
357 Van Wagenen	1 Bed 1 Bath	\$25,000
1820 N. Bearden 19 W. Victory Rd.	2 Bed 1 Bath 2 Bed 1 Bath	\$45,000 \$42,000

COMMERCIAL DIVISION

1486 Athol 1101 N. Nellis Boulder Highway Boulder Highway oulder Highway

10.5 AC Wrecking Yard 2.16 AC. .75 AC. 1.52 AC 100'×125' 50×135

900,000

Thursday, March 3, 1988

Bill No. 930

ORDINANCE NO. 841 AN ORDINANCE TO REPEAL ORDINANCES NO. 92 AND NO. 176, AND CITY CODE TITLE 11, ZONING AND SUB-DIVISIONS, REPLACING THOSE WITH A NEW TITLE 11; AND OTHER MATTERS PROPERLY RELATING THERETO (AM-87-161)

The City Council of Boulder City do ordain: SECTION 1. Title 11, "Zoning and Subdivisions," is hereby repealed in its entirety and replaced with the following:

TITLE 11

ZONING AND SUBDIVISIONS CHAPTER Purpose; Definitions (currently Chapter 1) Zones and Boundaries Thereof (currently Chapter 2, entitled "Land Use Zones") "RI" Single-family Residential Zone (currently

"R3" Multiple-family Residential Zone (combines current Chapter 4, "R2" Two-family Residential Zone and current Chapter 5, "R3" Multiple-family Residential Zone4

'MP" Mobile Home Park Zone (currently Chapter 6) "ME" Mobile Home Estate Zone (currently Chapter 7.
"RV" Recreatinal Vehicle Zone (currently Chapter 8)

"C1" Neighborhood Commercial Zone (combines current Chapter 9, "CP" Commercial Professional Zone, and current Chapter 11, "C1" Neighborhood Commercial Zone ... 'C2" General Commercial Zone (replaces current Chapter 13,

Chapter 18, "CM" Commercial Manufacturing Zone, and current Chapter 19, "M" Manufacturing Zone 13 "G" Government Zone (currently Chapter 21) 'S" Interim Study Zone (currently Chapter 22(.......... 18 General Uses; Conditions; Exceptions (currently Chapter 24) Substandard Lots of Records (currently Chapter 26).....21 Off-Street Parking and Loading Requirements (currently Chapter 23) ... Signs and Advertising Structures (currently

Chapter 31) Landscaping (currently Chapter 17) . Planned Unit Developments (currently Chapter 30) 26 Reserved Nonconforming buildings and Uses (currently

Variances (currently Chapter 27) 32
Amendments (excesses excesses 27) 32 Appeals (currently Chapter 34) . . Fees, Notices and Hearing (currently Chapter 33) Reserved

Subdivision Regulations (currently Chapter 36) Flood Hazard Reductions (currently Chapter 38) Dwelling and Hotel-Motel Development Control Plan (currently Residential Construction Tax (currently Chapter

CHAPTER 1 PURPOSE; DEFINITIONS

. 40

SECTION:

11-1-1: Purpose of Ordinance 11-1-2: Short Title

11-1-3: Definitions
11-1-1: PURPOSE OF ORDINANCE: The zoning regulations and zone as set for herein have been established in accordance with the Comprehensive Plan and are intended to guide the development of land in a manner consistent with the community goals, policies, and objectives as set forth in the Comprehensive Plan, andd are designed to: (A) Lessen congestion in the streets.

(B) Secure safety from fire, panic and other dangers.

(C) Provide adequate light and air. (D) Prevent the overcrowding of land and otherwise protect

natural resources from impairment. (E) Protect life and property in areas subject to floods, landslides and other natural disasters.

(F) Conserve the value of the buildings and structures. (G) Protect property and promote the health, safety and general

These regulations are made with reasonable consideration,

among other things, to the character of the zone and its peculiar suitability for particular uses, and with a view to conserving the value of buildings and encouraging the most appropriate use of land throughout the City. 11-1-2: SHORT TITLE: The Title shall be known as the "ZON-

ING ORDINANCE OF BOULDER CITY."

(A) General Terminology: For the purpose of carrying out the intent of the Title, the following words, phrases and terms shall have the meaning ascribed to them in this Section: 1. Words used in the present tense include the future. Words in the singular number include the plural. Words in the plural number include the singular.

4. The word "shall" is mandatory. 5. The term "may" is permissive.

(B) Specific Definitions:

1. AIRPORT-A landing area used regularly by aircraft for receiving or discharging passengers or cargo. A. HELIPAD-An area or an airport or heliport establish

A. HELIPAD—An area or an airport of the sep-ed for the landing or take-off of helicopters.

B. HELIPORT—A landing area solely for the use of helicopters. A heliport may include more than one helipad.

C. LANDING—Any locality, including airports, and land ding fields, which is used or intended to be used for the landing and take-off of aircraft, whether or not facilities are provided for the shelter, servicing or repair of aircraft, or for receiving or discharging passengers or cargo. D. LANDING AREA—Any locality, including airports, and landing fields, which is used or intended to be used for the landing and take-off of aircraft, whether or not facilities are provided for the shelter, servicing or repair of aircraft, or for receiving or discharging passengers

2. ALLEY—A public way, primarily for vehicular use, which affords a secondary means of access to abutting properties and is not intended for general traffic circulation.

3. ALLEY LINE—The boundary line between an alley and

abutting lot or parcel.

4. AMENDMENT—A change in the wording, context or

substance of the Title, or a change in the zone boundaries or use classification upon the Zoning Map, when adopted by ordinance of the City Council in the manner prescribed

5. ANIMAL HOSPITAL—A place where animals or pets are given care and/or surgical treatment, including the boarding of animals or pets for remuneration only as an incidental use to the Animal Hospital.

6. ARCADE—Any establishment which maintains six (6) or more coin operated amusement machines.

7. AREA OF JURISDICTION—The area within the corrected limits of the City.

orate limits of the City.

AUTOMOBILE BODY AND FENDER SHOP—A

building or lot, or portion thereof, held out or used for storage and repair of the nonmechanical parts of vehicles.

9. AUTOMOBILE REPAIR GARAGE—A building, or portion thereof, held out or used for the housing, servicing and repairing of motor vehicles but not including the storage of dismantled or wrecked motor vehicles, parts thereof, or

10. AUTOMOBILE SERVICE STATION-A building or lot, or portion thereof, having storage tanks and pumps at which fuels, oils or motor vehicle accessories are dispensed, which fuels, oils or motor vehicle accessories are dispensed, sold or offered for sale, together with such incidental uses as car washer, grease racks and the like, but not including body and fender work and major machanical repair as carried on in automobile repair garages, or automobile wrecking.

11. AUTOMOBILE WRECKING YARD—A building or lot, or portion thereof, used for the dismantling or wrecking of used motor vehicles, trailers or boats, or the storage, sale or dumping of dismantled, obsolete or wrecking motor vehicles, trailers or boats, or their parts.

12. BASEMENT—Any floor level below the first story in a building having only one floor level shall be classified

as a basement unless such floor qualifies as a first story

13. BOARD OF APPEALS—The appointed members of the Planning Commission or other body as is established by Charter or ordinance.

by Charter or ordinance.

14. BOARDING or ROOMING HOUSE—A building, or the both for three portion thereof, in which lodging, meals or both for three (3) or more persons are provided for compensation, but shall not include rest homes, hotels nor motels 15. BUILDING-Any structure used or intended for sup-

porting or sheltering any use or occupancy.

16. BUILDING ACCESSORY—Any building, the use of which is subordinate to and/or incidental to the use of the principal building, and which is on the same lot.

17. BUILDING HEIGHT-The vertical distance above a reference datum measured to the highest point of the coping of a flat roof or to the deck line of a mansard roof or to the average height of the highest gable of a pitched or hipped roof. The reference datum shall be selected by either of the following, whichever yields a greater height of

1. The elevation of the highest adjoining sidewalk or ground surface within a five (5') horizontal distance or the exterior wall of the building when such sidewalk or ground surface is not more than ten feet (10') above the

2. An elevation ten feet (10') higher than the lowest grade when the sidewalk or ground surface described in sub-

paragraph 1 above is more than ten feet (10') above lowest grade. The height of a stepped or terraced building is the maximum height of any segment of the building.

18. BUILDING OFFICIAL—The Building Official of Boulder City, Nevada

19. BUILDING SITE-The ground area occupied by a building, or goup of buildings, together with all open spaces as required by this Title.

20. BUSINESS or COMMERCE-Any activity or use of land which involves the buying, selling, processing or im-proving of things not produced on said land and having financial gain or livelihood as the primary aim of the activity or use, whether or not such activity or use be for hire or on account of the buyer, seller, processor or improver. 21. CABANAS—A roofed structure, attached or immediately adjacent to a mobile home, having two (2) sides completely unobstructed. 22. CARPORT-A building wth not more than two (2) com-

pletely enclosed sides which is used for automobile shelter or storage

23. CITY-Boulder City, Clark County, Nevada. 24. CITY ATTORNEY-The City Attorney of Boulder city, Nevada.

25. CITY CLERK-The City Clerk of Boulder City, Nevada. 26. CITY COUNCIL or COUNCIL—The legislative body of Boulder City, Clark County, Nevada.

27. CITY ENGINEER-The City Engineer of Boulder City, Nevada 28. CITY MANAGER—The City Manager of Boulder City.

29. CITY PLANNING COMMISSION, PLANNING COM-MISSION or COMMISSION—The City Planning Commis-

sion of Boulder City, Clark County, Nevada. 30. COMMON OPEN SPACE-A parcel or parcels of land or an area of water or combination of land and water within the site designated for a planned unit development which is designed and intended for the use or enjoyment of the

residents or owners of the developement. 31. COMMUNITY DEVELOPMENT DIRECTOR—The Community Development Director of Boulder City, Clark County, Nevada.

32. CONDITIONAL USE-A use of land for which a conditional use permit is required. 33. COMOMINIUM-An estate in real property consisting of an undivided interest in common in portions of a parcel

or real property together with: 1. A separate interest in space in a residential, industrial or commercial building or industrial and commercial

building on such real property, such as, but not restricted a ne store ne 2. A separate interest in air space, without any building

or structure, to be used for a mobile home. A condominium may include in addition a separate interest in other portions of such real property.

34. DWELLING—A building, or portion thereof, designed or intended to be used exclusively for residential purposes,

including one-family, two-family and multiple-family, but not including boarding or rooming houses, hotels, motels, rest homes or any other commercial uses. 35. DWELLING GROUP—A group of two (2) or more detached buildings designed or intended to be used as one-

family, two-family or multiple-family dwellings located on a single lot, together with all open spaces as required by this Title, but not including boarding or rooming houses, hotels, motels, rest homes or any other commerical uses. 36. DWELLING, MULTIPLE-FAMILY-A building, or portion thereof, designed or intended to be used for occupancy by three (3) or more families living independently of each other and containing three (3) or more dwelling units.

37. DWELLING, SINGLE-FAMILY—A building designed or intended to be used for occupancy by one family and containing one dwelling unit.
38. DWELLING, TWO-FAMILY—A building designed or

intended to be used for occupancy by not more than two
(2) families living independently of each other and containing two (2) dwelling units.

39. DWELLING UNIT—A building or portion of a building

planned, designed or used as a residence for one family only, living independently or other families or person, and having only one kitchen and its own sanitary facilities included

40. EDUCATIONAL INSTITUTION-A school, college, or university, either public or private, giving general academic instruction as prescribed by State laws.

41. FAMILY—One or more persons related by blood, marriage or other legal bond, or a group of not more than five (5) persons (excluding servants) not necessarily related by blood, marriage or other legal bond, living together as a single, nonprofit housekeeping unit in a dwelling unit, as distinguished from a group occupying a boarding or room-

use, club, fraternity, sorority, hotel or motel. 42. FIRE WALL-An unpierced wall made of at least one hour fire-resistant construction.
43. GARAGE, PRIVATE—An accessory building, or por-

tion of the principal building, used for the shelter or storage of vehicles of the occupants of the principal building.

44. GARAGE, PUBLIC—A building, or portion thereof, other than a private garage, used for the care, maintenance, storage or equipping of vehicles or where vehicles are kept for remuneration, hire or sale.

45. GRADE-The lowest point of elevation of the finished surface of the ground, paving or sidewalk within the area between the building and the property line or, when the property line is more than five (5') from the building, between the building and a line five feet (5') from the building. 46. HOME OCCUPATION—An occupation carried on by the occupants of a dwelling which is clearly incidental and secondary to the use of the building for dwelling purposes and which does not change the character thereof; does not adversely affect the uses permitted in the zone of which it is a part; where no sign are displayed except as permitted in the zone of which it is a part, and no person are employed

other than domestic help.

47. HOSPITAL—A building, or portion thereof, used for the accommodation and medical care of sick, injured or infirm persons, inleuding sanitariums, alcoholic sanitariums.

in persons, inleuding sanitariums, alcoholic sanitariums, institutions for the care of chronic drug addicts and mental patients, but not including rest homes.

48. HOTEL—A building or portion thereof, in which lodging or boarding and lodging are provided and offered to the public for compensation and in which ingress and egress ot and from all guest rooms are made through an inside lobby or office.

lobby or office.

49. INSTITUTION—A non-profit establishment maintained and operated by a person, society, foundation or public angency for the purpose of providing charitable, social, educations or similar service to persons or public groups.

50. JUNK—Any worn out, wrecked, cast off, or discarded article or material which is ready for destruction or has been collected or stored for salvage or conversion to some use. Any article or material which, unaltered or unchanged and without further reconditioning can be used for its original without further reconditioning can be used for its original purpose as readily as when new shall not be considered junk.

51. JUNK YARD—Any land or structure, or portion thereof, used for the abandonment, storage, keeping, collecting or salvaging of lunk.

salvaging of Junz.

52. KENNEL—Any establishment at which dogs and cates are bred or raised for sale, or boarded, cared for, commercially or on a not-for-profit basis, exclusive of dental, medical

or surgical care, or for quarantine purposes.

53. KITCHEN—A room or portion thereof, used for the preparation and cooking of food.

54. LOADING SPACE—An off-street space or berth on the same lot with a building, or contiguous to a group of buildings, for the temporary parking of a commercial vehicle while loading or unloading merchandise or materials, and which abuts upon a street, alley or other appropriate medius of access.

55. LOT-Any lot, parcel, tract of land, or combination thereof, shown on a plat of record or recorded by metes and bounds that is occupied of intended for occupancy by a use permitted in the Title, including the yards, open spaces and parking spaces required by this Title, and having its principal frontage upon a street or upon an officially approved

56. LOT AREA—The total horizontal area included within the boundaries of a lot.

57. LOT, CORNER-A lot which has an interior angle of one hundred thirty five degrees (135°) or less at the intersec tion of two (2) street lines. A lot abutting upon a curved street is considered a corner lot if the tangents to the curve at the points of intersection of the side lot lines interest at an interior angle of one hundred thirty-five degrees (135°)

58. LOT COVERAGE—The percentage of the area of a lot which is occupied by all buildings or other covered structures. 59. LOT DEPTH-For lots having front and rear lot lines which are parallel, the shortest horizontal distance between such lines; for lots having front and rear lot lines which are not parallel, the shortest horizontal distance between the midpoint of the front lot line and the midpoint of the rear lot line; and for triangular shaped lots, the shortest horizontal distance between the front lot line and a line within the lot, parallel to and at a maximum distance from the front lot line, having a length of not less than ten feet (10°). 60. LOT, INTERIOR—A lot other than a corner lot.

61. LOT, KEY—A lot adjacent to a corner lot having its side lot line in common with the rear lot line of the corner lot and fronting on the street which forms the side boundary of the corner lot.

62. LOT LINE-Any line bounding a lot. 63. LOT LINE, FRONT-A boundary of a lot which separates the lot from the street; and in the case of the corner lot, the front lot line is the shorter of the two (2) lot lies separating the lot from the street.

64. LOT LINE, REAR - The boundary of a lot which is most distant from, and is, or is most nearly, parallel to the front lot line; except that in the absence of a rear lot line as is the case of the triangular shaped lot, the rear lot line may be considerd as a line within the lot, parallel to and at maximum distance from the front lot lipe, having a length of not less than ten feet (10').

65. LOT LINE, SIDE-The boundary of a lot which is not a front lot line or a rear lot line.

66. LOT THROUGH-A lot having a pair of opposite lot lines abutting two (2) streets, and which is not a corner lot. On such lot, both lot lines are front lot lines.

67. LOT WIDTH-The average horizontal distance between the side lot lines, measured at right angles to the lot depth. 68. MOBILE HOME-A structure which is built on a permanent chassis; designed to be used with out without a permanent foundation; more than eight feet (8') in body width and forty feet (40') in body length; and containing a minimum living space of four hundred fifth (450) square feet. "Mobile Home" does not include a recreational vehicle or travel

69. MOBILE HOME PARK-Any parcel of land upon which two (2) or more mobile homes occupied for dwelling or sleeping purposes, are located regardless of whether or not a charge is made for such accommodations.

70. MOBILE HOME SPACE-A plot of ground within a mobile home park designed for the accommodation of one mobile home together with its accessory structures including carports or other off-street parking areas, storage lockers, ramadas, cabanas, patios, patio covers, awnings and similar

71. MOBILE HOME SUBDIVISION-A subdivision designed and intended for residential use where residence is in mobile homes exclusively.

72. MOTEL—A building or group of buildings containing guest rooms, some or all of which have a separate entrance leading direcity from the outside of the building with garage or parking space located on the lot and designed, used, or intended wholly or in part for the accommodation of automobile transients. Motel includes motor courts, motor lodges and tourist courts, but not mobile home parks or

travel trailer parks.
73. NONCONFORMING BUILDING OR STRUCTURE— A lawfully constructed building or structure existing at the time this Title, or amendments thereto, became effective which does not conform with the regulations for the zone in which it is located

74. NONCONFORMING LOT-A legally established lot or parcel existing at the time this Title, or parcel existing at the time this Title, or amendments thereto, became effective which does not conform with the minimum lot area, width or depth requirements for the zone in which it is

75. NONCONFORMING USE-The lawful use of any building or land existing at the time this Title, or amendments thereto, became effective which does not conform with the use regulations for the zone in which it is located. 76. PARKING SPACE-An area, other than a street or alley, reserved for the parking of vehicles, adjacent to such additional area as is necessary to afford adequate and unimpaired ingress and egress, and is legally and permanently

available for such use.
77. PLANNED UNIT DEVELOPMENT—An area of land controlled by a property owner, which is to be developed as a single entity for one or more planned unit residential developments, one or more public, quasi-public, commercial or industrial areas, or both, within proportions of residential uses to nonresidential uses specified in this Title.

78. PLANNED UNIT RESIDENTIAL

DEVELOPMENT-An area of land controlled by a property owner, which is to be developed as single entity for number of dwelling units, the plan for which does not correspond in lot size, bulk or type of dwelling, density, lot coverage and required open space to the regulations established in any one residential zone created, from time to time, under provisions of the Title.

79. PUBLIC USE—A use operated exclusively by a public body; said use having the purpose of serving the public health, safety or general welfare; and including uses such as public schools, parks, hospitals, administrative and ser-

80. QUASI—PUBLIC USE—A use operated by a private educational, religious, recreational, charitable or medical institution; said use having the primary purpose of serving the general public and including uses such as churches, private schools and universities, recreational facilities, private hospitals and like uses.

81. R-ZONE—A residential zone as established by the Title

and/or as shown; and delineated on the "Zoning Map." An "R" zone includes the R1, R3, MP, ME and RV zones. 82. RECREATIONAL, COMMERCIAL—A recreational facility operated as a business and open to the general public

83. RECRATION, PRIVATE, NON-COMMERCIAL-Clubs or recreational facilities operated by a nonprofit organization and open only to bona fide members and their guests of such nonprofit organization.

84. RECREATIONAL VEHICLE—A vehicular type unit

primarily designed as temporary living quarters for recreational, camping or travel use, which either has its own motive power or is mounted on or drawn by another vehicle. The basic types are: travel trailer, camping trailer, truck camper, and motor home. and motor nome.

85. RECREATIONAL VEHICLE PARK—A parcel of land

85. RECREATIONAL VEHICLE PARK—A parcel of land upon which recreational vehicle sites are located, established or maintained for occupancy by recreational vehicles of the general public as temporary living quarters for recreation or vacation purposes.

86. RECREATIONAL VEHICLE PARK CONVENIENCE STORE—An establishment providing food and sundry items intended for sale to the occupants of the recreational vehicle nark.

87. RECREATIONAL VEHICLE SITE—A plot of ground within a recreational vehicle park to be used for the accom-

within a recreational vehicle park to be used for the accommodation of not more than one recreational vehicle, 88. REST, HOME—A building where lodging and meals, nursing, dietary and other personal services are rendered to convalescents, invalids, or aged persons for compensation, but excluding cases of contagious or communicable diseases, and excluding surgery or primary treatments such

as are customarily provided in sanitoriums and hospitals. For the purposes of the Title, rest home includes nursing home, residential custodial care facility, supervisory care.

facility and ambulatory health care center.
89. SIGN—All the definitions as set forth in Section 11-24-3 of this Title.

90. STORY—That portion of a building included between the upper surface of the floor next above, except that the topmost story shall be that portion of a building includ between the upper surface of the topmost floor and the ceil-ing or roof above. If the finished floor level directly above a basement or unused under-floor space is more than six feet (6') above grade as defined herein for more than fifty percent (50%) of the total perimeter or is more than twelve feet (12') above grade as defined herein at any point, such basement or unused under-floor space shall be considered

91. STORY, FIRST-The lowest story in a building which qualifies as a story, as defined herein, except that a floor level in a building having only one floor level shall be classified as a first story, provided such floor level is not more than four feet (4') below grade as defined herein, for more than fifty percent (50%) of the total perimeter, or more than eight feet (8') below grade, as defined herein, for more than forty percent (40%) of the total perimeter.

92. STREET—A public thoroughfare, which affords the prin-

cipal means of access to abutting property, other than an 93. STREET LINE—The boundary line between a street

and the abutting lot or parcel. 94. STRUCTURAL ALTERATION-Any change in the supporting members of a building, such as bearing walls

or partitions, columns, beams or girders, or any complete rebuilding of the roof or exterior walls.

95. STRUCTURE—Anything constructed or erected which requires location on the ground or which is attached to something having a location on the ground, but not including tents, vehicles, travel trailers or mobile homes.

96. TRAVEL TRAILER—A portable structure mounted on wheels, consisting of a vehicular chassis primarily designed as temporary living quarters for recreational, camping or travel use and designed to be drawn by another vehicle, and designated by the manufacturer as a travel trailer. A vehicle is not a travel trailer if, when equipped for highway

use, it is more than eight feet (8') wide. 97. USE-The purpose for which land or a building is arranged, designed or intended or for which either land or building is, or may be, occupied or maintained. 98. USE-ACCESSORY-Any use which is subordinate to

and/or incidental to the use of the land and/or building or structure thereon. 99. YARD—An open space on the same lot with a building, unoccupied and unobstructed from the ground upward, ex-

cept as other wise provided herein.

100. YARD, FRONT—An open and unobstructed space bet ween a building and the front lot line, being parallel to and along the front lot line, to be measured horizontally from the nearest line of any building, or enclosed or covered portion or the extension of the latter line, to the nearest point of the front lot line. In cases where the majority of lots located on one side of a street between two (2) interesting streets have been occupied by buildings having a front building line different from the one stipulated in this Title, any building or addition to an existing building hereafter erected shall conform to the line previouly established by

these buildings. 101. YARD, REAR-An open an unobstructed space between a building and the rear lot line, being parallel to and along the rear lot line, to the measured horizontally from the nearest line of any buildings, or enclosed or covered portion of the extension of the latter line, to the nearest point of the rear lot line.

102. YARD, REQUIRED-A minimum open space as specified by the regulations of the Title for front, rear and side yards, as distinguished from any yard area in excess of the minimum required. 103. YARD, SIDE—An open and unobstructed space between a building and the side lot line, being parallel to and

the nearest line of any building, or enclosed or covered portion or the extension of the latter line, to the nearest point 104. ZONE—The various land use zones as established by

this Title and/or as shown and delineated on the "Zoning **CHAPTER 2**

ZONES AND BOUDARIES THEREOF

SECTION: 11-2-1: Zones Established

11-2-2: Zoning Map 11-2-3: Changes in Boundaries

11-2-4: Zone Boundary Uncertainties 11-2-5: Zone Boundaries and Regulations Adopted

11-2-6: Conformity Required 11-2-7: Public Utility Facilities

11-1-1: ZONES ESTABLISHED: For the purpose and provisions of this Title, the City is hereby divided into the following

Single-Family Residential Zone Multiple-Family Residential Zone Mobile Home Park Zone

Mobile Home Estate Zone Recreational Vehicle Zone Neighborhood Commercial Zone General Commercial Zone

Business Park Zone CM Commercial Manufacturing Zone Governmental Zone

Corral Zone Interim Study Zone Hospital Zone

11-2-2: ZONING MAP: The zones listed above and the boundaries of said zones are shown on the "Zoning Map for Boulder City Townsite," and the "Zoning Map for Boulder City Outside the Townsite," dated , and adopted by this City Code, hereby by references made an integral part of the Title. All the notations, references and other information shown on the maps shall be as much as part of this Title as if the matters and information were fully described herein, and all amendments and additions thereto are hereby adopted by reference. 11-2-3: CHANGES IN BOUNDARIES: Changes in the boun-

daries of the zones shall be made by ordinance, adopting and amended zoning map or part of said zoning map or unit of a part of said zoning map, as provided in Chapter 33 of this Title. 11-2-4: ZONE BOUNDARY UNCERTAINTIES: Where uncertainty exists as to the boundaries of any zone shown on the "Zoning Map," the following rules shall apply: (A) Where such boundaries are indicated as approximately follow-ing street and alley centerlines or lot lines, such lines shall

be construed to be such boundaries. (B) In unsubdivided property and where a zone boundary divides a lot, the locations of such boundaries shall be determined

by use of the scale apearing on said zoning map. (C) Where a public street or alley, or any portions of a public street or alley are vacated or abandoned, the zone and regulations applicable to the property to which it reverts shall apply to such vacated or abandoned street or alley.

(D) Where any uncertainty exists, the Planning Commission shall determine the location of boundaries. 11-2-5: ZONE BOUNDARIES AND REGULATIONS

11-2-5: ZONE BOUNDARIES AND REGULATIONS ADOPTED: The boundaries of the zones shown upon the "Land Use Zoning Map" are hereby adopted, and the specific regulations as hereinafter set forth for each zone and the general regulations applicable therein are hereby established and declared to be in effect upon all lands included within the boundaries of each and every zone as shown on said "Zoning Map."

11-2-6: CONFORMITY REQUIRED: No land shall be used, and no building or structure shall be erected, contracted, enlarged, structurally altered, moved or used in any zone as shown upon the "Zoning Map," except in accordance with the regulations established by the Title.

11-2-7 PUBLIC UTILITY FACILITIES: Any public utility facilities (including but not limited to electric, water, sewer,

facilities (including but not limited to electric, water, sewer, gas, telephone and cable television) may be erected, constructed, enlarged, altered, moved or used in any zone as shown upon this "Zoning Map" in accordance with regulatins established by the Boulder City Code and City standards and specifications.

"R1" SINGLE-FAMILY RESIDENTIAL ZONE

SECTION:

11-3-1: Scope 11-3-2: Purpose 11-3-3: Permitted Uses 11-3-4: Conditional Uses

11-3-7: Signs 11-3-8: Fenced, Hedges and Walls

11-3-5 Other Requirements
11-3-1: SCOPE: The following regulations shall apply to the "R!" Single-Family Residential Zone, unless otherwise provided for in this Title.

ed for in this little.

11-32: PURPOSE: The "R1" Single-Family Residential Zone
is intended to create, stabilize and protect the residential
character of single-family areas for urban family living; to
distinct those uses which would be noncompatible or detrimental to the zone; to guide the developement of land and limit
the population density in manner consistent with the general the population density in manner community objectives as set forth in the Comprehensive Plan.

(A) To preserve, in low-density residential uses, lands which by location and character are particularly suited for such use.

(B) To permit the more liberal use of land for limited agricultural purposes in combination with single-family residences that the combination with single-family residences that

133: PERMITTED USES:

One-family dwelling of a permanent character in a perma-

(C) The incidental keeping of non-transient boarders or lodgers in addition to members of the family, but not more than two (2) boarders and/or lodgers in addition to members of the family occupied.

and/or lodgers in addition to members of the family occupying a one-family residence.

(D) Cats and dogs, not to exceed the keeping of three (3) cats and/or dogs but excluding kittens or puppies under six (6) months of age.

(E) Home occupantions in accordance with procedures as set forth in Chapter 29 of the Title.

(F) Other uses allowed only in the "R1-20", "R1-40" and "R1-80"

1. Agricultural uses, except the raising of fowl for commercial purposes, or the sale of any products at retail on the premises other than those produced thereon. All fowl must premises other than those be confined to the premis

2. The grazing, raising or training of animals, excluding swine, but not including riding stables or academies, provided that not more than a total of two (2) of any of the wing, or a total of two (2) of any combination of h mules, ponies, goats, sheep, cows or animals of general like character, may be kept on any lot with an area of twenty thousand (20,000) square feet; and that one additional animal way be kept for each additional twenty thousand (20,000) squire feet on any such lot, provided that no dairies or feed lots shall be permitted.

3. Accessory uses and structures customarily incidental to any permitted residential and agricultural use.
11-3-4: CONDITIONAL USES: The following uses are subject to a conditional Use Permit as provided in Chapter 30 of this

Title (A) Public and quasi-public buildings, private schools and uses of an educational, recreational, religious, cultural or public ser-

vice type, not including corporation yards, storage or repair yards and warehouses and vocational schools that require mechanical operations. (B) Temporary subdivision tract offices.

(C) Public and private non-commercial recreational areas and facilities, such as country clubs, golf courses and swimming Rev. 5/20/87

(A)		Lot Width		A REAL PROPERTY.	Maximum
District	Lot Area Sq. Ft.	Lot	Corner		Lot Coverage
R1-7	7,000	70 ft.	75 ft.	1,000 sq. ft.	40%
R1-8	8,000	80 ft.	85 ft.	1,200 sq. ft.	35%
RY-10	10,000	80 ft.	85 ft.	1,500 sq. ft.	30%
RF-15	15,000	100 ft.	105 ft.	1,500 sq. ft.	25%
R1-20	20,000	100 ft.	105 ft.	1,500 sq. ft.	20%
RT-40	40,000	120 ft.	125 ft.	1,500 sq. ft.	15%
R1-80	80,000	150 ft.	155 ft.	1,500 sq. ft.	10%

(CI FRONT YARD: None shall be less than the lot width (D) SIDE YARD: 1. Interior lot: There shall be two (2) side yards totaling

twenty feet (20) with a six foot (6) minimu (a) Side yard abutting the street: Twenty feet (20').

(b) Interior side yard: Six feet (6').

(E) REAR YARD: Twenty feet (20') (F) STRUCTURE HEIGHT: The height of a structure shall

ot exceed twenty-five feet (25'). GINUMBER OF STORIES: The number of stories in a building

shall not exceed two (2) stories. 11-3-6 VEHICLE PARKING:

Off-street parking spaces shall be provided in accordance with the provisions of Chapter 23 of the Title.

(B) Garages and carports with openings onto the side street on a corner lot shall be at least twenty feet (20') from the side street property line.

11-3-7: SIGNS (A) One nameplate shall be permitted, not exceeding two (2)

square feet in area, for such dwelling unit, to indicate the name and address of the occupant. The occupations of the occupant shall not be permitted on the sign.

(B) Signs in accordance with provisions of Chapter 24 of this Title.

11.3-8: FENCES, HEDGES AND WALLS: Subject to the provisions as set forth in Sections 11.20.4 c. 411.20.4 visions as set forth in Sections 11-20-4 and 11-20-5 of this Title. 11-3-9: OTHER REQUIREMENTS: When a lot has an area,

width or depth less than required by this Title, and when said in, was held under separate ownership or was of record at the time this Title became effective, such lot may be occupied by and use permitted in the zone, subject to the regulations as set forth in Chapter 21 of this Title. CHAPTER 4

"R3" MULTIPLE-FAMILY RESIDENTIAL ZONE

SECTION: TI41: Scope

1144: Scope
1142: Purpose
1144: Permitted Uses
1144: Conditional Uses
1144: Minimum Lot Space Requirements
1146: Minimum Lot Area per Dwelling Unit
1147: Minimum Dwelling Unit Size
1148: Minimum Yard Space Requirements
1149: Height and Bulk Requirements
11410: Vehicle Parking

11-4-10: Venicle Parking
11-4-11: Signs
11-4-12: Landscaping
11-5-13: Fences, Hedges and Walls
11-4-14: Other Requirements
11-4-15: SCOPE: The following regulations shall apply in the "R3"
Multiple-Family Residential Zone.
11-4-2: PURPOSE: The "R3" district is intended to promote and encourage the establishment and maintenance of a suitable environment for urban residence in areas appropriate, by loca-tion and character, for occupancy by high-density, muli-family

11-4-3: PERMITTED USES: (A) Any use permitted in the "R1" Single-Family Residential

(B) Two-family dwellings.
(C) Multiple-family dwellings.
(D) Dwelling groups.
11-44: CONDITIONAL USES: The following uses are subject

to'a Conditional Use Permit, as provided in Chapter 30 of this Title.

(A) Public and quasi-public buildings, private schools and uses of an educational, recreational, religious, cultural or public service types, not including corporation yards, storage or repair yards and warehouses and vocational schools that require mechanical operatious.

(B) Public and private non-commercial recreational areas and facilities, such as country clubs, golf courses and swimming models.

ing pools.

(C) Social halls, lodges, fraternal organizations and clubs, except those operated for a profit.

(D) Rest homes.

(E) Rearding or coming houses.

Boarding or rooming houses.

Multiple-family dwellings with neighborhood-type service facilities designed for the use of the inhabitants and not facilities designed for the use of the innumeration the general public.

(G) Temporary subdivision tract offices.

11-46: MINIMUM LOT SPACE REQUIREMENTS:

(A) Lot Area:
1. Single-Family Dwellings
2. Two-Family Dwellings
3. Other Permitted Uses (B) Lot Width:

1. Interior Lot 2. Corner Lot (C) Lot Depth: None shall be less than 100 feet 11-46: MINIMUM LOT AREA PER DWELLING UNIT:

(A) The minimum lot area for each single-family dwelling shall be seven thousand (7,000) square feet.

(B) The minimum lot area for each dwelling unit in a two-family dwelling shall be four thousand (4,000) square feet.

(C) The minimum lot area for each dwelling unit in a multiple-family dwelling or dwelling group shall be two thousand five hundred (2,500) square feet, excluding that area within any overhead utility assessment. head utility 11-47: MINIMUM DWELLING UNIT SIZE:

(A) One thousant (1,000) square feet for each single-family dwelling, exclusive of garages, porches, caves or similar features.

(B) Eight hundred (800) square feet for each dwelling unit in a two-family dwelling, exclusive of garages, porches, eaves

(C) Six hundred (600) square feet for each dwelling unit in a multiple-family dwelling or dwelling group, exclusive of garages, porches, eaves or similar features.

11-4-8: MINIMUM YARD SPACE REQUIREMENTS

(A) Front Yard: The minimum front yard shall be fifteen feet (15).
(B) Side Yard:

1. Interior Lots: There shall be two (2) side yards totalling 2. Corner Lots: The side yard abutting the street shall be not less than twenty feet (20'); the interior side yard sale be not less than six feet (6').

(C) Rear Yard: There shall be a minimum rear yard of twenty

11-4-9: HEIGHT AND BULK REQUIREMENTS:

(A) Structure Height: The height of a structure shall not exceed twenty-five feet (25). (B) Number of Stories: The number of stories in a building shall not exceed two (2) stories.

(C) Lot Coverage: The maximum lot coverage shall ve fifty percent (50%) of the lot area.
(D) Distance Between Buildings: The minimum distance between the control of the lot area.

ween buildings on the same lot shall be twelve feet (12'). 1-4-10: VEHICLE PARKING:

(A) Off-street parking spaces shall be provided in accordance with the provisions of Chapter 23 of this Title.

(B) Private garages and carports opening into a street from either the front yard or the side yard on a corner lot shall be set back a minimum of twenty feet (20').

(A) One nameplate shall be permitted, not exceeding two (2) square feet in area for each dwelling unit, indicating the

name and address of the occupant. The occupation of the occupant shall not be permitted on the sign.

(B) Signs in accordance with provisions of Chapter 24 of this Title.

11-4-12: LANDSCAPING: Landscaping in accordance with provisions of Chapter 25 of the Title.

11-4-13: FENCES, HEDGES AND WALLS: Subject to the pro-

ns as set forth in Sections 11-20-4 and 11-20-5 of the Title. 11-4-14: OTHER REQUIREMENTS: When a lot has an area, width or depth less than required by the Title, and when said lot was held under separate ownership or was of record at the time of this Title became effective, such lot may be occupied by an used permitted in the zone, subject to the regulations as set forth in Chapter 21 of this Title. CHAPER 5

RESERVED CHAPTER 6 "MP" MOBILE HOME PARK ZONE

SECTION:

11-6-1: Scope

11-6-2: Purpose 11-6-3: Permitted Uses

11-6-4: Establishment of Mobile Home Parks 11-6-5: Standards for Mobile Home Parks

11-6-6: Installation and Inspection of Mobile Homes

11-6-7: Signs 11-6-8: Landscaping

11-6-1: SCOPE: The following regulations shall apply to the 'MP" Mobile Home Park Zone.

11-6-2: PURPOSE: The purpose of the "MP" Mobile Home Park
Zone is to provide for a medium density residential develop-ment for mobile homes. The zone regulations provide certain minimum development standards to provide a suitable environ-ment for the residents within the park. 11-6-3: PERMITTED USES:

(A) Mobile homes for living purposes with the customary accessory uses, such as carports, porches and patios.

needs of the mobile home residents; provided, however, that said uses shall not include commercial and other nonresidential uses (C) Permanent living quarters for the sole use of the owner or

manager of the mobile home park.

(D) Accessory buildings, such as storage, greenhouse or workshop, provided that no accessory building shall be inhabited (E) Cats and dogs: Not to exceed the keeping of three (3) cats

and/or dogs, but excluding kittens or puppies under six (6) months of age. 11-64: ESTABLISHMENT OF MOBILE HOME PARKS:

(A) It shall be unlawful for any person to establish, enlarge, convert, construct or maintain a mobile home park upon any property, owned or controlled by him, except in the 'MP' Mobile Home Park Zone.

(B) All persons desiring to establish or enlarge a mobile home park shall first obtain approval of a site plan by the Planning Commission. The site plan shall show all details of the proposed development and its facilities, including the pat-tern of internal circulation; the location of all buildings and structures; the location and dimensions of all mobile home

structures; the location and dimensions of all mobile home park sites, parking facilities, drainage plan, landscaping and other such information and engineering data as may be necessary to permit the Planning Commission to properly evaluate the proposed development. A copy of the proposed park rules and regulations shall be filed with the site plan. (C) The Planning Commission, upon receipt of the request and site plan, shall make the necessary inspection and review of the proposed development in order to determine that the provisions of the Title, are being complied with.

(D) Any persons desiring to alter, change, modify or vary a mobile home park, which was in existence at the time the "Land Use Zoning Ordinance of Boulder City" was adopted or established under the provisions of the Title, shall comply with the provisions of subsection (B) of this Section.

1. The provisions if substance (B) of this Section may be waived by the Planning Commission is such alteration, 1. The provisions of subsection (B) of this Section may be waived by the Planning Commission is such alteration, change, modification or variation is only for the purpose of adjusting mobile home sites or the division of a mobile home site as long as it does not result in the creation of a mobile home site area which does not conform to the minimum area requirements of this Title.

2. In all cases a site plan shall be filed with the City Engineer to show the full and complete details of he proposed alteration, change, modification or variation, including the dimensions of the mobile home park sites, parking facilities, and such others information and engineering data as may be necessary to permit the City Engineer to properly evaluate the proposed alteration, change, modification or variation. A drainage study is required for any new mobile home park.

(E) In the event the developer is dissatisfied with the decision made by the Planning Commision, an appeal may be made to the City Council in accordance with the provisions of Chapter 34 of this Title.

(F) The provisions of Chapter 40 of this Title shall apply to

(F) The provisions of Chapter 40 of this Title shall apply to the establishment of a mobile home park in the "MP" Mobile Home Park Zone.

1145: STANDARDS FOR MOBILE HOME PARKS: (A) Development Standards: The standards set forth herein are supplemental to the minimum standards for construction

mobile home parks under Nevada Revised Statutes 461A. (B) Area Requirements:

1 The minimum site area for a mobile home park shall be

2. A six foot (6') high masonry wall shall be constructed as a screen adjoining all public streets and all property lines adjoining all other zones.

(C) Mobile Home Sites:

1. The minimum area per mobile home site shall be five thousand (5,000) square feet.

1. The minimum area per mouse name are said to said (5,000) square feet.

2. The minimum width of a mobile home site shall be not less than fifty feet (50') for a single wide and sixty feet (60') for a double wide mobile home.

3. Each mobile home shall have two (2) side yards; one shall be not less than five feet (5'); the other shall not be less than ten feet (10'). No mobile home shall be closer than fif-

teen feet (15') to another mobile home.

On corner sites, the side yard abutting the street shall be not less than ten feet (10'); the interior side yard shall be not less than five feet (5').

4. No mobile home shall be placed closer than ten feet (10') to the front and rear boundaries of the mobile home site. 5. The mobile home park shall have off-street parking spaces in accordance with the provisions of Chapter 23 of this Title.

6. No individual mobile home site shall front or have access directly onto a public street.

7. Forces

ato a public street. and hedges will be allowed, subject to the provi-

ns as set forth in Sections 11-20-4 and 11-20-5 of this Title. Walls are prohibited on any mobilehome sits, excluding the boundary wall required by subsection (B) 2 of this Section and retaining walls.

8. No more than one mobile home shall be permitted on a mobile home site.

(D) Mobile Home Park Roadways:

1. Mobile home park roadways shall be a minimum forty feet (40') right of way. 2. The maximum length of a cul-de-sac shall be five hundred feet (500°), and shall terminate in a circle or other turn-

ing pattern approved by the City Engineer.

3. Roadways and entrances shall be designed to insure good circulation, and shall be paved, for their full width, to City

5. Grades shall be in compliance with previsions as set forth in Chapter 39 of the Title.

6. Street lighting shall comply with adopted City standard

Utilities 1. Electrical service shall be installed underground to the electrical pedestals at each mobile home site and shall be individually metered. There shall be no master metering

of mobile home parks. 2. Water service to the mobile home park shall be master metered. Water service shall be provided to each mobile ome site as et forth in the construction standards of NRS

461A and City standard drawings.

3. Sewer service shall be provided to each mobile home site as set forth in the construction standards of NRS 461A. Sewage disposal system shall be installed as set forth in the City standard drawings.

4. Gas service shall be provided to each mobile home site as set forth in the construction standards of NRS 461A. Gas shall be individually metered at each mobile home site. (F) Fire Protection: Fire hydrants shall be installed as set forth

in Chapter 39 of this Title and the City standard drawings. (G) Garbage and Refuse: Collection and disposal shall comply with the provisions of Chapter 8-3 of Title 8 of the City Code. 11-66: INSTALLATION AND INSPECTION OF MOBILE HOMES:

(A) No mobile home shall be placed upon a site until all necessary
permits have been issued by the Building Division.
 (B) The mobile home shall be installed in accordance with the

State of Nevada mobile home regulations.

No mobile home shall be occupied until completion of the State inspection and the State inspection seal is affixed to the mobile home.

11-6-7: SIGNS: Signs in accordance with provisions of Chapter 24 of this Title

11-6-8: LANDSCAPING: Landscaping in accordance with provisions of Chapter 25 of this Title.

CHAPTER 7 "ME" MOBILE HOME ESTATE ZONE

SECTION:

11-7-1: Scope

11-7-2: Purpose 11-7-3: Permitted Uses

11-7-4: Conditional Uses 11-7-5: Development Standards

11-7-6: Minimum Space Requirements

11-7-7: Other Requirements 11-7-8: Installation and Inspectin of Mobile Homes 11-7-1: SCOPE: The following regulations shall apply to the "ME" Mobile Home Estate Zone.

11-7-2: PURPOSE: To create a zone which is intended to allow the use of mobile homes of residential purposes on individually owned lots, and to provide certain minimum standards of development in order to insure a suitable environment for the residents and families of mobile home subdivision dwellers within the "ME" Zone 11-7-3: PERMITTED USES: (A) Single-family mobile homes on an individually owned lot

uses such as cabanas, patio slabs, carport or garage and storage buildings. In no event shall more than one mobile home be used for residential purposes on a lot. (B) Community recreation facilities for the use of individual lot owners within the subdivision. The maintenance of the community recreation and service areas shall be assured by provisions in the deeds, such as: Covenants running with the land, providing for participation by the individual let

for residential use together with the customery accessory

owners in the responsibility and cost thereof. (C) Cats and dogs, not to exceed the keeping of three (3) cats and/or dogs. but excluding kittens or puppies under six (6) months of age.

(D) Home occupations in accordance with the procedures as set forth in Chapter 29 of this Title. 11-7-4: CONDITIONAL USES: The following uses are subject to a conditional use permit as provided by Chapter 30 of this Title:
(A) Temporary subdivision tract offices.

11-5-5: DEVELOPMENT STANDARDS: The Mobile Home

Estate shall be developed to the standards of subdivision regula-tions of Chapter 39 of this Title.

(A) Site: Minimum site are for each "ME" subdivision shall

be fifteen (15) acres 11-7-6: MINIMUM SPACE REQUIREMENTS:

 (A) Lot Area: Minimum seven thousand (7,000) square feet.
 (B) Lot Width: Minimum seventy feet (70°).
 (C) Lot Depth: Minimum ninety feet (90°). (D) Front Yard: Fifteen feet (15).

(E) Side Yard: 1. Interior Lot: There shall be two (2) side yards totalling fifteen feet (15') with a five foot (5') minimum on one side.

2. Corner Lot:

(a) Side Yard abutting the street: Ten feet (10'). (b) Interior side yard: Five feet (5'). (F) Rear Yard: Ten feet (10')

(G) Dwelling Unit Size: Minimum nine hundred (900) square feet. (H) Lot Coverage: Maximum lot coverage shall be fifty percent (50%) of the lot area.

(I) Structure Height: The height of a structure shall not exceed twenty feet (20). (J) Number of Stories: The number of stories in a building shall

not exceed one (1) story. 11-7-7: OTHER REQUIREMENTS: (A) Vehicle Parking: Off-street parking spaces shall be provided in accordance with the provisions of Chapter 23 of this Title.
(B) Wall, Fenced, Hedges:

Wall, Fenced, Hedges:

1. A six foot (6') high masonry wall shall be constructed and maintained as a screen adjoining all public streets and all property lines adjoining all other zones.

2. All other walls, fenced and hedges are subject to the provisions as set forth in Sections 11-20-4 and 11-20-5 of this Title.

(C) Garages and carports with openings onto the side street on a corner lot shall be at least ten feet (10') from the side

1. One nameplate shall be permitted, on exceeding two (2) square feet in area, for such dwelling unit, to indicate the name and address of the occupant. The occupation of the occupant shall not be permitted on the sign.

2. Signs in accordance with provisions of Chapter 24 of this

11-7-8: INSTALLATION AND INSPECTION OF MOBILE

(A) No mobile home shall be placed upon a site until all necessary permits have been issued by the Building Division.

(B) The mobile home shall be installed in accordance with the State of Nevada mobile home regulations.

(C) No mobile home shall be occupied until completion of the State inspection and the State inspection seal is affixed atto the mobile home.

Foundations:

1. A mobile home may be located on a foundation, or otherwise permanently attached to the ground, provided that plans for such location are approved by the Community Development Department and the Public Works Department. The following items shall be submitted in conjunction with any such plans:

(a) A deed to the property and document or deed showing easements and rights of way.

(b) Two (2) copies of a plot and grading plan prepared by a Nevada civil engineer or land surveyor showing legal description, lot dimensions, property lines, elevation and location of building pad, drainage, right of way and easements.

(c) Two (2) copies of the foundation plan is conformance with requirements of the Building Division.

Plans shall be submitted to the Building division for staffing and review. Upon approval and verification of the plans, a building permit will be issued.

2. Restricted Use: The foregoing use shall be permitted only in "ME" Mobile Homes Estates Zoning.

CHAPTER 2

CHAPTER 8
"RV" RECREATIONAL VEHICLE ZONE

SECTION:

11-8-3: Establishment of Recreational Vehicle Parks

11-8-4: Permitted Uses
11-8-5: Management Operation
11-8-6: Permanent Occupancy Prohibited
11-8-7: Development Standards

11-8-1: SCOPE: The following regulations shall apply in the "RV" Recreational Vehicle Zone. 11-8-2: PURPOSE: The purpose of the "RV" Recreational Vehicle

Zone is to create a zone for accommodation of short-term recreational vehicles. In addition, it is to provide certain minimum standards in order to ensure and provide a suitable environment for the tourist using the facilities and the management thereof. A recreational vehicle park is not for long-term occupancy, and requires convenient access to make the facilities. cy, and requires convenient access to major traffic routes and nearby commercial facilities, which serve the needs of the travel-

ing public.
11-8-3: ESTABLISHMENT OF RECREATIONAL VEHICLE PARKS (A) It shall be unlawful for any person to establish, enlarge,

convert, construct or maintain a recreational vehicle park upon any property, owned or controlled by that person, ex-cept in an "RV" Recreational Vehicle Zone so established by this Chapter. (B) Any person desiring to establish or enlarge an existing recreational vehicle park shall first obtain approval of a site plan

by the Planning Commission. The site plan shall show all details of the proposed development and its facilities, including the pattern of internal circulation; the location and dimensions of all permanent buildings and structures, recrea-tional vehicle sites, parking facilities, landscaping, drainage plan and other such information and engineering data as may be necessary to properly evaluate the proposed

(C) The Planning Commission, upon receipt of a request and site plan, shall make the necessary review of the proposed development in order to determine that the provisions of this Chapter.

(D) In the event the developer is dissatisfied with the decision made by the Planning Commission, an appeal may be made to the City Council in accordance with provisions of Chapter 34 of this Title.

11-8-4: PERMITTED USES: (A) Recreational vehicles for short-term living purposes

(B) Permanently constructed living quarters for the sole use of the full-time manager of the recreational vehicle park. (C) Complimentary Uses: Recreational facilities, restrooms, ping stations, showers, laundry facilities and other uses and structures complimentary to the normal operation of a recreational vehicle park. In addition, a recreational vehicle park convenience store may be permitted subject to the following criteria:

1. Such complimentary uses primarily related to the R.V. Park operations shall not occupy more than four percent (4%) of the gross area of the R.V. Park. 2. The convenience store and any other complimentary uses

shall present no visible evidence from any street outside

of the park of its commercial character which would attract customers other than occupants of the park. 3. The convenience store and any other complimentary uses shall not be directly accessible from any public street, but shall be accessible only from a street within the park.

(A) Each recreational vehicle park, while in operation, shall have in attendance at all times, one who shall be responsible with the licensee and/or owner for the compliance with the provision of this Chapter and who shall maintain the park in a clean and sanitary condition. (B) The attendant shall keep at all times a register of all vehicles

11-8-5: MANAGEMENT OPERATION:

staying in the park, which register shall, at all times, be open to the officers of Boulder City. The register shall record the name and home address of each vehicle operator staying in the recreational vehicle park, date of arrival, date of departure, the license number and state of all motor vehicles and the make and model of all motor vehicles and the recreational site in the park on which each is located. 11-8-6: PERMANENT OCCUPANCY PROHIBITED: (A) Occupancy Limited: 1. No recreational vehicle shall be used as a permanent dwell-

eighty days (180) in any three hundred sixty (360) day period. to the occupancy limitation shall be for one assistant manager. (B) Any action toward removal of wheels of a recreational vehicle except for temporary purposes of repair, or to attach the vehicle to the ground for stabilizing purposes is hereby

ing, or business, or for an indefinite period of time. Continuous occupancy shall not extend more than one hundred

prohibited. 11-8-7: DEVELOPMENT STANDARDS:

(A) Development Standards: The standards as herein set forth are supplemental to the minimum standards for all construction and sanitation facilities and other necessary facilities for the safety, health and welfare of the occupants; said standards shall be in accordance with adopted City and applicable State standards.
(B) Park Size and Density:

1. The minimum site area per recreational vehicle park development shall be ten (10) acres. 2. The overall maximum density per recreational vehicle

park acre shall be fifteen (15) recreational vehicle sites. 3. Recreational Vehicle Site Size: The minimum size of a recreational vehicle site shall be one thousand five hundred (1,500) square feet. 4. Required separation between recreational vehicles: A minimum setback of five feet (5') shall be maintained between any vehicle on the site and any site line of the recrea-

tional vehicle space and/or internal street. Any attachment to the recreational vehicle shall be considered a part of such vehicle when determining the clearance between recreational vehicles. 5. Setbacks:

(a) Minimum front setback—twenty-five feet (25'). (b) Minimum side setback—When abutting residential zones, the side setback shall be fifty feet (50'); when abutting any other zone or a dedicated public right of way, the side setback shall be twenty-five feet (25). If the rear boundary abuts a residential zone, the minimum rear setback shall be fifty feet (50') or if any other zone, twentyfive feet (25).

(c) Screening; Landscaping:
(1) Every recreational vehicle park shall be enclosed by a six foot (6') high solid masonry wall along all exterior property lines.
(2) Along any exterior property line that adjoins a residential zone, the masonry wall shall be set back a minimum of ten feet (10') with landscaping provided between the

residential zone and wall.

(3) Additionally, landscaping shall be provided at the office and recreational building areas and at each recrea- Open Space and Recreational Areas: A minimum of eight percent (8%) of the gross area for the recreational vehicle park, exclusive of individual recreational vehicle sites, roadways, complimentary uses and parking areas, shall be set aside for open space and recreational facilities. Setback areas may be considered in determining this percentage

requirement.
7. Recreational Vehicle Park Streets: Streets in recreational vehicle parks shall be private, but shall be constructed with an asphalt or concrete roadway approved by the City Engineer. Roadway widths shall meet the following minimum requirements:

One-way, no parking

14 feet

The streets in recreational vehicle parks and shall be constructed with an asphalt or concrete roadway approved by the City Engineer. Roadway widths shall meet the following minimum requirements:

One-way, no parking

Two-way, no parking

26 feet

8. Access to Recreational Vehicle Park: Entrances and exits to recreational vehicle parks shall be designed for safe and convenient movement of traffic into and out of the park, and to minimize marginal friction with free movement of traffic on adjacent streets. All traffic into or out of the park traffic on adjacent streets. All traffic into or out of the park shall be through such entrances and exits. No entrance or exit shall require a turn at an acute angle for vehicles moving in the direction intended, and radii of curbs and pavements at intersections shall be such as to facilitate easy turning movements for vehicles with trailer attached. No material impediment to visibility shall be created or maintained which obscures the view.

9. Parking:

9. Parking:

(a) All sites shall be paved with asphalt, concrete or compacted chat for the area that the recreational vahicle occupies, with a twelve foot (12') minimum width. Also, one off-street parking space, as set forth in subsection 11-23-5(A) of this Title, shall be provided at each site and shall be paved as stated herein.

(b) There shall be provided a centrally located parking area paved with asphalt, concrete or compacted chat for additional occupant vehicle and visitor parking at a rate of one space for every four (4) recreational vehicle sites.

10. Recreational Vehicle Park Lighting: The parks shall be kept adequately lighted at all times so that the grounds shall be safe for occupants and visitors.

11. Service Buildings:

(a) All service buildings shall be of permanent construction and shall conform to applicable provisions of cur-

rent codes as adopted by ordinance.

(b) All service buildings shall be within five hundred feet (500') from the R.V. vehicle sites which it serves. (c) Separate rooms containing required plumbing fixtures shall be provided for each sex and distinctly marked and isolated by sound-resistant walls. The rooms shall be screened by means of a vestibule or wall to prevent direct view of the interior when the exterior doors are open.

(d) Service buildings shall have the following minimum plumbing facilities for up to fifty (50) R.V. sites served: Toilets Urinals Lavatories Men Men Women Men Women Men Women For each additional twenty-five (25) R.V. sites served within the five hundred feet (500'), one additional toilet,

lavatory and shower shall be provided for each sex. 12. Underground Utilities: Each recreational vehicle site shall be provided with water, sewer and electrical hookup. Facilities shall be placed underground in accordance with adopted Boulder City codes and any applicable State

13. Fire Protection: Every recreational vehicle park shall provide adequate fire protection as required by Title 6. Chapter 1, "Fire Prevention Code" of this City Code. 14. Refuse Areas: Every recreational vehicle park shall provide an adequate number of refuse receptables located within a centralized refuse area. The centralized refuse area shall be sreened from public view.

15. There shall be no storage of fuels on the premises. 16. Placement of Recreational Vehicles; Each recreational vehicle must be located on a recreational vehicle site.

(A) A sign advertising recreational vehicle park may be established on the premises; provided, that the maximum area shall be limited to thirty-two (32) square feet.

(B) Signs in accordance with provisions of Chapter 24 of this Title. 11-8-9: LANDSCAPING: Landscaping in accordance with provisions of Chapter 25 of this Title. **CHAPTER 9**

RESERVED CHAPTER 10

"C1" NEIGHBORHOOD COMMERCIAL ZONE

SECTION: 11-10-1: Scope 11-10-2: Purpose 11-10-3: Permitted Uses

11-10-4: Conditional Uses 11-10-5: Limitations

11-10-6: Height, Bulk and Space Requirements

11-10-7: Vehicle Parking and Loading 11-10-8: Signs

11-10-9: Landscaping

11-10-1: SCOPE: The following regulations shall apply in the "CI" Neighborhood Commercial Zone. 11-10-2: PURPOSE: This zone is intended to serve a neighbor-

hood area and to provide for the necessary neighborhood needs of limited goods and services. The zone is intended to provide the necessary commercial space

which will fit into the residential pattern of development and to minimize or eliminate either architectural or traffic conflicts. The uses and regulations as herein set forth are intended to protect the residential environment and character of the neighborhood area. 11-10-3: PERMITTED USES:

(A) Business and Professional

1. Business and professional offices.

(B) Retail Sales (Not exceeding three thousand (3,000) square feet in floor area).

1. Bakeries.

Book, stationery or gift stores. Camera stores

Candy shops, excluding the making of candy.

Clothing stores.

6. Delicatessens. Drug stores.

Grocery stores. 9. Other similar retail sales.

(C) Services (Not exceeding three thousand (3,000) square feet in floor area). Banks

2. Barber and beauty shops.

3. Cleaning agencies or pressing establishments, provided there is no cleaning of clothes on the premises.

4. Day nurseries, nursery schools or private kindergartens. 5. Laundry agencies and self-service laundries.

(D) Residential

1. A residence of the family of the owner or caretaker of a commercial establishment located on the same

premises. 11-10-4: CONDITIONAL USES: The followin ject to a Conditional Use Permit as provided for in Chapter

30 hereof. (A) Accessory buildings and uses. (B) Public and quasi-public buildings, private schools and uses

of an educational, recreational, religious, cultural or public service type (C) Public and private recreational areas and facilities such as

country clubs, golf courses and swimming pools. (D) Restaurants and cafes, but not including those having danc-

ing or entertainment, or drive-in car service. (E) Residential uses, subject to all the provisions specified by the "R3" regulations for such residential uses.

(F) Social halls, lodges, fraternal organizations and clubs. 11-10-5: LIMITATIONS: Every use in the "C1" Zone shall be subject to the following conditions and limitations:

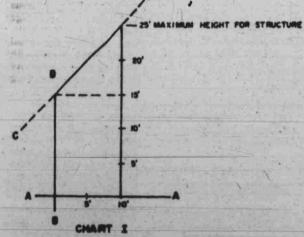
(A) All uses shall be conducted wholly within a building except parking lots and similar uses which are customarily conducted in the open. (B) Goods for sale shall consist primarily of new merchandise.

(C) Products produced, incident to a permitted use, shall be sold only at retail on the premises.

(D) The floor area for retail and services sales shall not exceed three thousand (3,000) square feet, exclusive of storage, unless approved by the Planning Commission in accordance with the conditional use review procedures of Chapter 30

(E) When a lot in the "C1" Zone is developed and when said lot is adjacent to any "R" Residential Zone, there shall be a minimum six foot (6') solid block wall erected and maintained along the lot lines adjacent to the "R" Zone. However, such wall shall be only four feet (4') high within the required front or street side setback area of said "R" Zone. 11-10-6: HEIGHT, BULK AND SPACE REQUIREMENTS:

(A) Structure Height: The vertical height at any point of the structure shall not exceed by more than fifteen feet (15'), the horizontal distance between that point in the structure and the front lot line, but in no case shall the height of any structure exceed twenty-five (25'). The structure height shall conform with the criteria shown on Chart 1 as follows:



STRUCTURE HEIGHT IN C-I ZONE

A . Harizontal Plane

8 . Front Let Line

C . Inclined Plane

(B) Number of Stories: The number of stories in a building shall not exceed two (2) stories.

Front Yard: No front yard is required unless a block is partly in the "C1" Zone, and partly in an "R" Zone, in which is the "B" Zone shall

event the front yard requirements of the "R" Zone, in which apply; or unless required to meet the landscaping requirements of Section 11-15-6(C) of this Title.

Side Yard: No side yard is required except where the side of the lot is adjacent to an "R" Zone, in which event the

side yard requirements of the "R" Zone shall apply, whether or not separated therefrom by an alley; or unless required to meet the landscaping requirements of Section 11-25-6(C) of this Title

(E) Rear Yard: No rear yard is required except where the rear of the lot abuts an "R" Zone, in which event the rear yard requirements of the "R" Zone shall apply, whether or not separted therefrom by an alley.
11-10-7; VEHICLE PARKING AND LOADING: Off-street

parking and loading spaces shall be provided in accordance with the provisions of Chapter 23 of this Title. 11-10-8: SIGNS:

(A) Signs for each lot or occupancy, relating to the uses therein, shall be permitted, provided that such signs shall be attached to and be parallel with the wall of the building (B) Signs in accordance with provisions of Chapter 24 of this Title. 11-10-9: LANDSCAPING: Landscaping in accordance with provisions of Chapter 25 of this Title CHAPTER 11

"C2" GENERAL COMMERCIAL ZONE

SECTION: 11-11-1: Scope 11-11-2: Purpose

11-11-3: Permitted Uses 11-11-4: Conditional Uses

11-11-5: Height, Bulk and Space Requirements

11-11-6: Vehicle Parking and Loading 11-11-7: Signs

11-11-8: Landscaping

11-11-1: SCOPE: The following regulations shall apply in the "C2" General Commercial Zone.

11-11-2: PURPOSE: The purpose of the "C2" General Commercial Zone is to provide for the orderly development of the business district which is intended to serve as the central trading area for the City. The development of this district shall be carried out in accordance with the principles stated herein and in the Comprehensive Plan. 11-11-3: PERMITTED USES:

(A) Business and Professional

1. Blueprinting, printing, lithograph, publishing and photostating establishments.

Business or professional offices. Business scho

Museums and libraries.

Music conservatories and music instruction.

Radio and television stations. Schools, private, operated as a commercial enterprise.

(B) Retail Sales

1. Retail sales permitted in the "C1" Zone.

2. Antique stores.

3. Automobile sales including display room, provided all activities are conducted within a completely enclosed building.

4. Automobile service stations, provided all incidental repair work is conducted wholly within a completely enclosed building. 5. Bars and cocktail lounges.

6. Craft shops conducted in conjunction with retail business which includes ceramics, mosaics, fabrics, jewelry, leather goods, silk screening, dress designing, sculpturing and wood

7. Electrical supply and repair stores.

8. Florists. 9. Furniture stores

10. Hardware stores

11. Household appliance stores.

12. Jewelry stores.

13. Key and gun shop, including incidental repair work. 14. Paint and wallpaper store, including decorating and paperhanging shope

15. Pet shop, not involving the treatment or boarding of cats or dogs.

16. Pawnshops

(C) Service

17. Radio and television stores 18. Other similar retail sales.

1. Service establishments permitted in the "C1" Zone. 2. Appliance repair shops, including repair and servicing of office and other household equipment.

3. Automobile rentals. 4. Automobile repair garages, provided all operations are conducted within a completely enclosed building.

5. Banks. 6. Bowling alleys or pool rooms.

Beauty and harher shone 8. Broadcasting stations and studios, radio or television, but not including sending or receiving tower.

9. Catering establishments.

10. Clock and watch repair shops.

11. Clothing and costume shops, including dressmaker, tailor or millinery shops.

12. Day nurseries, nursery schools and private kindergartens. 13. Gymnasium or physical fitness establishments.

15. Precision and musical instrument repair shops including

optical repair.

16. Radio and television repair shops

17. Restaurants and cafes, including drive-in car service. 18. Shoe stores and shoe repair shops

19. Swimming pool sales offices, including display pools only; but excluding construction equipment storage yard. 20. Theaters, but not including drive-in theater.

(D) Residential 1. A residence of the family of the owner or caretaker of a commercial establishment located on the same premises. (E) Other

11-11-4: CONDITIONAL USES: The following are subject to a Conditional Use Permit as provided for in Chapter 30 hereof: (A) All conditional uses permitted in the "C1" Zone (Section 11-10-4) unless listed as a permitted use in this Zone. (B) Animal hospitals and veterinary clinics.

(C) Arcades. (D) Automobile laundries, except self-service; provided, that any steam cleaning shall be confined to a completely enclosed

(E) Clothes-cleaning agencies, pressing establishments, laundry agencies, self-service laundries, and self-service coinoperated cleaning; provided in the case of self-service coinoperated cleaning that no one (1) cleaning machine on the premises shall carry a load of greater than twenty (20) pounds; and provided further, that all solvents and other agents shall be of chlorinated solvent type and noncombustible and nonexplosive.

(F) Drive-in theaters. (G) Funeral parlors or undertaking establishments.

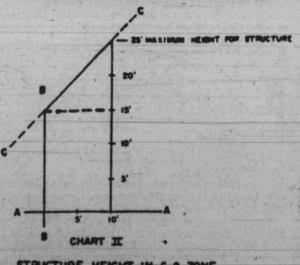
traffic.

(H) Golf courses, miniature and driving ranges. (I) Mini-storage facilities.

(J) Outdoor sales display areas, including new and used automobile sales. (K) Recreational establishments of a commercial nature, which will generate large assemblages of people and vehicular

(L) Residential uses, subject to all the provisions specified by the "R3" regulations for such residential uses.

11-11-5: HEIGHT, BULK AND SPACE REQUIREMENTS: (A) Structure Height: The vertical height at any point of the structure shall not exceed by more than fifteen feet (15'), the horizontal distance between that point in the structure and the front lot line, but in no case shall the height of any structure exceed twenty-five (25). The structure height shall conform with the criteria shown on Chart 11 as follows:



STRUCTURE HEIGHT IN C-2 ZONE

(B) Number of Stories: The number of stories in a building shall

not exceed two (2) storie (C) Front Yard: No front yard is required unless a block is partly in the "C2" Zone and partly in an "R" Zone, in which event the front yard requirements of the "R" Zone shall apply; or unless required to meet the landscaping requirements of Section 11-25-6(C) of this Title.

(D) Side Yard: No side yard is required except where the side of the lot is adjacent to an "R" Zone, in which event the side yard requirements of the "R" Zone shall apply, whether or not separated therefrom by an alley; or unless required to meet the landscaping requirements of Section 11-15-6(C)

(E) Rear Yard: No rear yard is required except where the rear of the lot abuts an "R" Zone, in which event the rear yard requirements of the "R" Zone shall apply, whether or not separated therefrom by an alley.

(F) Other Requirements: When a lot in the "C2" Zone is developed and said lot is adjacent to any "R" Residential Zone, there shall be a minimum six foot (6') high solid masonry wall erected and maintained along the lot lines adjacent to the "R" Zone. However, such walls shall be only four feet (4') high within the required front or street side setback area of said "R" Zone

11-11-6: VEHICLE PARKING AND LOADING: Off-street parking and loading spaces shall be provided in accordance with the provisions of Chapter 23 of this Title.

11-11-7: SIGNS: Signs in accordance with provisions of Chapter 24 of this Title

11-11-8: LANDSCAPING: Landscaping in accordance with provisions of Chapter 25 of this Title CHAPTER 12

"BC" BUSINESS CENTER ZONE SECTION:

11-12-1: Scope 11-12-2: Purpose 11-12-3: Permitted Uses 11-12-4: Procedural Regulations

11-12-5: Limitations 11-12-6: Minimum Lot Space Requirements

11-12-7: Minimum Yard Space Requirements 11-12-8: Height, Bulk and Space Requirements 11-12-9: Vehicle Parking and Loading 11-12-10: Signs

11-12-11: Landscaping 11-12-12: Other Requirements 11-12-1: SCOPE: The following regulations shall apply in the

'BC" Business Center Zone. 11-12-2: PURPOSE: The purpose of the "BC" Business Center Zone is to provide sufficient space in appropriate locations for certain types of business in industrial uses in landscaped

buildings, to make available more attractive locations for these uses and to provide opportunities for employment closer to residence with corresponding reduction of travel time from home to work. It is intended that the "BC" Business Center Zone will be laid out and developed according to an approved plan so that the purpose of the zone may be accomplished. 11-12-3: PERMITTED USES:

(A) Business of light manufacturing or industrial uses may be permitted, provided such use complies with all of the following regulations of this zone. Generally, those business, of fice, laboratory, manufacturing and industrial uses which do not create any danger to health and safety in surrounding areas and which do not create any offensive noise, vibration, smoke dust, odor, heat or glare and which by reason of high value in relation to size and weight of merchandise received and shipped, generate a minimum of truck traffic.

(B) A residence of the family of the owner or caretaker of any business, manufacturing or industrial establishment, located on the same premises.

(C) Accessory buildings or uses. 11-12-4: PROCEDURAL REGULATIONS: The "BC" Zone may be established and made a part of the Zoning Map prior to approving a plan of development. However, before building permits are issued, a plan of development shall be submitted and approved by the Director of Community Development in accordance with the following procedures:

(A) The owner or bona fide agents of all or part of the land in the "BC" Zone shall submit, prior to the issuance of a building permit, a plan of development to the Community Development Director showing the location and arrangement of buildings, structures, on-site drainage and other improvements upon the land, including but not limited to walks, roadways, interior and boundary streets, signs, lighting and landscaping.

11-125: Limit ATIONS: Every use permitted in the "BC" Zone shall be established, maintained or conducted so as not to cause (A) Dissemination of smoke, gas, dust, odor or any other at-

mospheric pollutant outside the building in which the use is conducted, or, with respect to a use or any part thereof that is not conducted within a completely enclosed building, any such dissemination whatsoever. (B) Discharge of any liquid or solid wastes containing grease,

flammable wastes, sand, solids, acid, alkaline, or any other chemical or ingredient harmful to the sanitary sewer system and detrimental to the sewage treatment system without being processed through an approved interceptor or separtor in accordance with EPA and/or State standards. No new connection shall be made to the City sewer sytem unless the connection is properly designed and constructed, and the inflow sources shall conform with the requirements of City Code Section 9-9-4.

(C) Objectionable noise beyond the boundaries of the immediate site of the use.

(D) Discharge of any waste material whatsoever into any water course or ditch

(E) Dissemination of glare or vibration beyond the immediate site of the use.

(F) Physical hazard by reason of fire, explosion, radioactive, or any similar cause to property in the same or an adjacent 11-12-6: MINIMUM LOT SPACE REQUIREMENTS:

120 feet 1. Interior Lot 150 feet 2. Corner Lot (C) Lot Depth 150 feet 11-12-7: MINIMUM YARD SPACE REQUIREMENTS:

(A) Lot Area

(B) Lot Width

24 of this Title.

(A) Front Yard: The minimum front yard shall be not less than thirty feet (30'). (B) Side Yard: 1. Interior Lot: There shall be two (2) side yards each having

a width of not less than fifteen feet (15). 2. Corner Lot: The side yard abutting the street shall be not less than thirty feet (30'); the interior side yard shall not be less than fifteen feet (15').

(C) Rear Yard: The minimum rear yard shall not be less than

11-12-8: HEIGHT, BULK AND SPACE REQUIREMENTS: (A) Structure Height: The height of a structure shall not exceed twenty-five feet (25').

(B) Number of Stories: The number of stories in a building shall not exceed two (2) stories. (C) Lot Coverage: The maximum lot coverage shall be fifty percent (50%) of the lot area.

11-12-9: VEHICLE PARKING AND LOADING: Off street parking and loading spaces shall be provided in accordance with the provision of Chapter 23 of this Title. 11-12-10: SIGNS: Signs in accordance with provisions of Chapter

11-12-11: LANDSCAPING: Landscaping in accordance with provisions of Chapter 25 of this Title. 11-12-12: OTHER REQUIREMENTS: (A) Loading Areas: No loading docks or areas shall be allowed

from building front. Side loading areas shall not occupy any part of the clear vision triangle and shall be screened from adjacent streets. (B) Storage Areas: All outdoor storage areas shall be visually ed from access and adjacent streets. Said screening screened from access and adjacent streets. Said screening shall be in the form of a masonry wall not less than six feet (6") in height. Outdoor storage shall include, but is not limited to, the following: All equipment, including vehicles other than passenger vehicles, boxes, building supplies (e.g., lumber, cinder blocks, pipe), and similar materials and/or

(C)Refuse Collection Areas: All outdoor refuse collection areas shall be visually screened from access streets and adjacent

property by a masonry wall not less than six feet (6') high.

(D) Maintenance: Each lot owner or occupant shall at all times keep his premises, buildings, improvements and appurtenances in a safe, clean, neat and sanitary condition and shall comply with all laws, ordinances and regulations pertaining to health and safety. Each lot owner or occupant shall provide for the removal of trash and rubbish from his premises. Undeveloped areas on the premises shall be maintained in a resulter. his premises. Undeveloped and its maintained in a weed-free condition of the condition of t "CM" COMMERCIAL MANUFACTURING ZONE

SECTION:

11-13-1: Scope

11-13-2: Purpose 11-13-3: Permitted Uses 11-13-4: Conditional Uses

11-13-5: Limitations

11-13-6: Height, Bulk and Space Requirements 11-13-7: Vehicle Parking and Loading

11-13-8: Signs 11-13-9: Landscaping 11-13-9: Landscaping
11-13-1: SCOPE: The following regulations shall apply in the
"CM" Commercial Manufacturing Zone.
11-13-2: PURPOSE: The "CM" Commercial Manufacturing Zone

is designed to allow commercial uses, both retail and those in volving a limited amount of processing of articles or materialis, wholesaling, and industrial uses, subject to conditions necessary to insure the protection of the public health, safety and general

11-13-3: PERMITTED USES: (A) Business and Professional Business and professional uses permitted in the "C2" Zone.
 Hospitals for animals including boarding and lodging:

buildings. 3. Medical, dental or reserach laboratory. (B) Retail Sales

. Retail sales permitted in the "C2" Zone. Automobiel sales, new and/or used. Automobile service stations, including incidental repair

provided that there shall be no open kennels maintained

and provided that all facilities will be in soundproof

4. Boat sales, including service and repair.

(C) Wholesale Sales Automobile sales, new and/or used. Mini-storage facilities.

Wholesale and jobbing establishments. (D) Services

1. Service establishments permitted in the "C2" Zone, except hotels and motels. Body and fender shops

Mechanical automobile washes. Plumbing shops.

5. Repair garages and shops 6. Sheet metal shops. (E) Residential

(F) Other 1. Accessory building and uses. 11-13-4: CONDITIONAL USES: The following are subject to

11-11-4) unless listed as a permitted use in this Zone. (B) Asphalt and concrete and gravel and sand mixing.

(G) Draying, freighting or trucking yard or terminal. (H) Experimental, testing, and industrial laboratories. (I) Lumber and building materials, including mill and sash work.

(J) Machine shops or other metal work shops. (K) Public utility service or storage yards.

be subject to the following conditions and limitations.

(A) All uses shall be established, maintained or conducted so as not to cause any: 1. Dissemination of smoke, gas, dust, odor, or any other

any such dissemination whatsoever. 3. Discharge of any liquid or solid wastes containing grease, flammable wastes, sand, solids, acid, alkaline, or any other chemical or ingredient harmful to the sanitary sewer system and detrimental to the sewage treatment system without being processed through an approved interceptor or

of City Code Section 9-9-4. 4. Discharge of any waste material whatsoever into any water

course or ditch. site of the use. 6. Physical hazard by reason of fire, explosion, radioactive, or any similar cause to property in the same or an adjacent

a completely enclosed building, shall be screened by a solid fence or wall at least six feet (6') in height.

by any use or structures except landscaping, off-street park ing, drives and roadways, signs, and lighting as permitted by this ordinance. (D) Any lighting shall be placed so as to reflect the light away

(A) Structure Height: The height of a structure shall not exceed twenty-five feet (25').

not exceed two (2) stories. (C) Front yard: There shall be a front yard having a depth of not less than twenty feet (20'). (D) Side Yard: No side yard is required except where the side

of the lot in adjacent to an "R" Zone, in which event the

(E) Rear Yard: No rear yard is required except where the rear of the lot abuts an "R" Zone, in which event the rear yard requirements of the "R" Zone shall apply, whether or not separated therefrom by an alley.

(F) Other Requirements: When a lot in the "CM" Zone is

developed and said lot is adjacent to any "R" Residential Zone, there shall e a minimum six foot (6') high solid masonry wall erected and maintained along the lot lines adjacent to the "R" Zone. However, such walls shall be only four feet (4') high within the required front or street side setback

parking and loading spaces shall be provided in accordance with the provision of Chapter 23 of this Title. 11-13-8: SIGNS: Signs in accordance with provisions of Chapter 24 of this Title.

> **CHAPTER 14** RESERVED **CHAPTER 15**

SECTION: 11-15-1: Scope 11-15-2: Purpose

11-15-4: Conditional Uses 11-15-5: Height, Bulk and Space Requirements 11-15-6: Signs 11-15-7: Vehicle Parking and Loading

11-15-8: Landscaping 11-15-1: SCOPE: The following regulations shall apply in the "H" Hospital Zone.

11-15-2: PURPOSE: the purpoe of the "H" Hospital Zone is to foster and perpetuate the development of centers for efficient human health care, maintenance and supervision together with related and compatible activities. The "H" Hospital Zone must be for the general benefit and welfare of the total

community. 11-15-3: PERMITTED USES:

3. Home health care agencies. 5. Medical, dental and other human health care offices or

9. Rest homes 10. Accessory buildings and uses.

1. A residence of the family of the owner or caretaker of a commercial establishment located on the same premises.

a Conditional Use Permit as provided for in Chapter 30 hereof: (A) All conditional uses permitted in the "C2" Zone (Section

(C) Beverage manufacturing or bottling. (D) Canine and/or feline boarding places and kennels. (E) Cold storage plant. (F) Commercial laundry, steam or wet.

(L) Truck and/or tractor repair. (M) Other comparable commercial uses. 11-13-5: LIMITATIONS: Every use in the "CM" Zone shall

atmospheric pollutant outside the building in which the use is conducted, or, with respect to a use or any part thereof that is not conducted within a completely enclosed building, 2. Noise objectionable beyond the boundaries of the zone.

separator in accordance with EPA and/or State standards. No new connection shall be made to the City sewer system unless the connection is properly designed and constructed. and the inflow sources shall conform with the requirements

5. Dissemination of glare or vibration beyond the immediate

(B) Any use, including incidental or accessory storage, not within (C) Required yards adjacent to any street shall not be occupied

from any adjoinging "R" Zone.
11-13-6: HEIGHT, BULK AND SPACE REQUIREMENTS:

(B) Number of Stories: The number of stories in a building shall

side yard requirements of the "R" Zone shall apply, whether or not separated therefrom by an alley.

area of said "R" Zone. 11-13-7: VEHICLE PARKING AND LOADING: Off-street

11-13-9: LANDSCAPING: Landscaping in accordance with provisions of Chapter 25 of this Title.

"H" HOSPITAL ZONE

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11-15-3: Permitted Uses

(A) Medical and Health Care 1. Hospitals with less than forty (40) beds. 2. Convalescent hospitals.

6. Nursing homes 7. Outpatient centers.

2. Complementary uses, such as gift shops, cafeterias and other uses customarily incidental to the permitted uses, subject to the following:

(a) Complementary use must be designed to attract customers, and shall be subordinate to the hospital or

permitted use. The complementary use must not be the primary use in the area and shall be related to and in conformance with this Zone.

(b) Each individual complementary use which requires a building must use less than ten percent (10%) of the gross square feet of floor area of the permitted use building and all of the complementary uses together which require a building must use less than twenty percent (20%) of the gross square feet of floor area of the building for that permitted use.

(c) Any complementary use must feature the hospital or

(c) Any complementary use must feature the hospital or permitted use more prominently than the commercial use through placement of the buildings and signage. (d) If a building is required, then the complementary use must be housed in a permanent commercial building, or be on the premises for less than a period of two (2) weeks

per calendar year.
(e) There shall be no manufacturing, compounding, pro cessing or treatment of products other than that which is clearly incidental and essential to the hospital or permitted use, and where all such products are sold on the

(f) Such use, operation or production must not be objec-tionable due to odor, dust, smoke, noise, vibration or other

11-15-4: CONDITIONAL USES: The following uses are subject to a Conditional Use Permit as provided in Chapter 30 of this Title

Hospitals with 40 beds or more.
 Ambulance and transportation services, not including

service and repairs.

3. Durable medical equipment supply centers. 4. Heliports, used in conjunction with medical facilities and in concert with the purposes and intent of this Zone.

5. Multi-unit housing, solely for use by senior citizens, elderly,

or handicapped, subject to all the provisions specified by the "R3" regulations for residential uses. 6. Sanitariums.

7. Any related and compatible facility or activity not specifically listed but in conformance with this Zone. 8. Complimentary uses in conjunction with a principal con ditional use, subject to the provisions in 11-15-3(B)2 of this

11-15-5: HEIGHT, BULK AND SPACE REQUIREMENTS: (A) Structure Height: The height of a structure shall not exceed

twenty-five feet (25'). (B) Number of Stories: The number of stories in a building shall

not exceed two (2) stories. (C) Lot Coverage: The maximum lot coverage shall be fifty percent (50%) of the lot area.

(D) Minimum Site Area: The minimum site area for a "H" Hospital Zone shall not be less than twenty (20) acres...

(E) Minimum Lot Space Requirements: None. (F) Minimum Yard Space Requirements: All buildings shall be set back a minimum of twenty feet (20') from all perimeter property lines. 11-15-6: SIGNS

(A) One advertising sign or change panel sign for each building, relating to the use therein, shall be permitted. The sign area shall not exceed sixteen (16) square feet in area.

(B) One advertising structure or change panel sign not to exceed six feet (6') in height and limited to four (4) square feet per tenant with the maximum sign area not to exceed sixteen (16) square feet.

(C) In aggregate, all the above shall not exceed thirty-two (32) square feet. (D) Lighting.

1. Indirect lighting will be permitted.

2. Internal illumination will be permitted provided a totally obscure background wiht light being emitted solely from translucent lettering or logos.

3. Lettering style shall be helvetica medium for all signs

including directional signs. An exception may be building names and logos. 11-15-7: VEHICLE PARKING AND LOADING: Off-street

parking and loading spaces shall be provided in accordance with the provisions of Chapter 23 of this Title. 11-15-8: LANDSCAPING: Landscaping in accordance with provisions of Chapter 25 of this Title. Multi-unit housing shall com-

ply with the provisions of Section 11-15-6(A) for the "R3" Zone, and all other uses shall comply with the provisions of Section 11-15-6(C) for the "C2" Zone CHAPTER 16

"G" GOVERNMENT ZONE

SECTION 11-16-1: Purpose

11-16-2: Uses 11-16-3: Designation of Use Zones

11-16-1: PURPOSE: To permit control over areas needed for public or quasi-public uses and to preserve open space real

property. 11-16-2: USES: The uses in the "G" Zone shall be limited to

following: Electrical distribution facilities, water system facilities, new Municipal facilities for police, fire and other functions as needed, drainage control, scenic drives, dedicated and/or designated park areas, recreational uses, and similar related uses. 11-16-3: DESIGNATION OF USE ZONES: The various uses allowed in the "G" Government Zone shall be designated as (A) "GP"-All dedicated and/or designated park and recrea

tional areas.

(B)"GM"-Areas reserved for Municipal electrical distribution facilities, water system facilities, new facilities for police, fire and other functions as needed, schools and similar related

governmental uses.
(C) "GFC"—Areas that should not be included for land sale because they are or will be needed by the City for drainage channels or areas needed to provide for drainage controls (D) "GO"-Areas which should not be included for land sale

because they are or will be needed by the City for public or quasi-public uses and to preserve open space real property.

CHAPTER 17 "CO" CORRAL ZONE

SECTION: 11-17-1: Scope

11-17-2: Purpose

11-17-3: Uses 11-17-4: Minimum Lot Space Requirements 11-17-5: Other Requirements

11-17-6: Development Standards 11-17-7: Responsibility of Boulder City Horsemen's Association

11-17-8: Signs

11-17-9: Conflicting Provisions 11-17-1: SCOPE: The following regulations shall apply in the

11-17-2: PURPOSE: The "CO" Corral Zone is a zone intended for the keeping, raising and training of certain animals, but not including riding stables or academies or the raising of any not including riding staties or academies or the raising of any animals for commercial use, and appropriate incidental uses related to the convenience or recreational needs of the Boulder City Horsemen's Association members and their guests, and further subject to the restriction as set forth in that certain quitclaim deed between Boulder City, Nevada, and the Boulder City Horsemen's Association, recorded as instrument No. 577482, Book 718, Official Records, Clark County, Nevada and the Articles of Incorporation of the Boulder City Horsemen's

Association. 11-17-3: USES:

(A) Corral lots for horses, colts, burros, ponies and other equine animals, steers, goats, sheep, cows, calves or animals of a general like character, exluding swine. Dairies and feed lots shall be prohibited. The 4-H and other educational projects are permitted if sponsored, certified or approved by the Board of Directors of the Boulder City Horsemen's

(B) Dwelling quarters for the sole use and occupancy of two (2) watchmen or caretakers as designated by the Boulder

(2) watchmen or caretakers as designated by the Boulder City Horsemen's Association. Such occupancies shall otherwise conform to all other City Code requirements.

(C) The incidental keeping of cats, dogs, fowl and animals of a general like character providing such animals are not a public nuisance. All such animals shall be kept within the member's corral area and shall be the sole responsibility

11-17-4: MINIMUM LOT SPACE REQUIREMENTS:

(A) Not more than a total of six (6) or a total combination of (A) Not more than a total of six (6) or a total combination of any six (6) horses, colts, burros, ponies and other equine animals, steers, goats, sheep, cows, calves or animals of a general like character may be kept on any lot with an area of four thousand (4,000) square feet. No more than two (2) of the foregoing animals may be other than horses.
 (B) All corral lots shall meet the requirements stipulated in the Bylaws of the Boulder City Horsemen's Association.
 11-17-5: OTHER REQUIREMENTS:
 (A) It shall be unleavent for any person to establish enlarge.

(A) It shall be unlawful for any person to establish, enlarge, convert, construct or maintain any "CO" Zone lot owned or controlled by him except in the "CO" Zone established by this Chapter.

(B) When the Boulder City Horsemen's Association desires to

enlarge its site in the "CO" Zone, it shall first obtain approval by the Planning Commission. A request for approval shall be made to the Community Development Director on forms provided by the City and shall be accompanied by a site plan. The site plan shall show all the details of the proposed development and its facilities, including streets, water and electrical systems, structures and any other information as may be necessary for the Planning Commis-

sion to evaluate the proposed development.
(C) The Planning Commission, upon receipt of an application and site plan, shall make the necessary inspection and review of the proposed development in order to determine that the provisions of this Chapter as well as other applicable or dinances and laws are being complied with. The Planning Commission, in granting approval, may establish reasonable conditions and such evidence and guarantees as it deems necessary to insure that he conditions will be complied with, which in the opinion of the Planning Commission, shall assure

the intent and purpose of this Chapter.

(D) It shall be unlawful for any person to operate any motor bike or motorcycle within the "CO" Zone.

11-17-6: DEVELOPMENT STANDARDS: The standards as herein set forth are supplemental to the minimum standards for all construction, sanitation facilities and other utilities and necessary facilities for the safety, health and welfare of the occupants. Said standards shall be in accordance wiht the City Codes and Standards and applicable State of Nevada laws. All existing improvements except the underground electrical system shall be in compliance with the foregoing requirements not later than two (2) years from the effective date hereof or within a reasonable length of time after the water and sewer utilities are made available to the "CO" Zone.

(A) Area Requirements: The site and lot requirement shall meet the requirements set forth in the Boulder City Horsemen's Association Bylaws, as approved by the Boulder City Planning Commission and the City Council.

1. "CO" Zone roadways shall be a minimum of thirty feet (30') in width. All roadways shall be kept clear except for temporary parking.

2. Where exceptional conditions will not logically permit roadways of thirty feet (30') in width, the Planning Commission may allow a deviation from said standards providing that adequate parking areas are provided. Such designs shall be subject to the approval of the Planning Commission.

(C) Buildings and Facilities: 1. Definitions:

(a) Agricultural Buildings: A building located on the property and used to shelter farm implements, hay, grain, poultry, livestock or other farm products in which there is no human habitation and which is not used by the public. (b) Service Buildings: A building located on the property and used for public convenience and necessity, and shall include but not be limited to grandstands, judging stands, onaire stands and buildings, and buildings of a

2. Requirements: (a) All service buildings and facilities shall be located a minimum of forty feet (40') from any corral or agricultural building and shall be maintained in a safe, clean condition, and shall be constructed in accordance with all applicable codes or any other law or ordinance. (b) Toilet facilities shall be provided for both women and men. Toilets may be of the outdoor type constructed to standards approved by the Community Development Director. Additional portable faciliteis shall be provided for all public events. 11-17-7: RESPONSIBILITY OF BOULDER CITY HORSE-

MEN'S ASSOCIATION:

(A) The Boulder City Horsemen's Association shall be responsible for compliance with the provisions of this Chapter relating to the "CO" Zone.

(B) The Boulder City Horsemen's Association shall be respo sible for providing the portable toilet facilities for all public events and for the proper disposal from these units.
(C) The Boulder City Horsemen's Association shall pay all costs

in connection with the collection and removal of garbage, waste material, and for the disposal of all dead animals to an area designated by the City.

(D) The Boulder City Horsemen's Association shall be solely responsible for the installation and maintenance of all utilities within the "CO" Zone, including but not limited to upgrading the present utility systems to comply with City Codes and standards and applicable State of Nevada laws, except that the existing corral area shall not be required to install an underground electrical system until such time as ordered to do so by the concurrent action of the City Engineering Department, the Planning Commission and the City Council. This determination shall be based upon the development in the surrounding area, and in the event the Horsemen's Association is required to install an undrground electrical system in the existing "CO" Zone, they shall be given at least eighteen (18) months in which to complete the work.

11-17-8: SIGNS: Signs and advertising structures may be permitted subject to the following conditions:

(A) A nameplate shall be permitted not exceeding two (2) square feet for each corral lot to indicate the name and address of the occupant.

(B) Signs and advertising structures not exceeding thirty-two (32) square feet may be permitted in other areas in the "CO".

Zone providing the Boulder City Horsemen's Association assumes full responsibility for the erection, maintenance and safety of said signs and structures.

(C) All signs and advertising structures shall be subject to the neral sign provisions as set forth in Chapter 24 of this Title. general sign provisions as set forth in Chapter 24 of this Title.

11-17-9: CONFLICTING PROVISIONS: In the event the requirements of the Uniform Standard Specifications for Public Works Construction Off-Site Improvements, Clark County Area, Nevada or any other ordinance, standard or specification, as they now exist or may hereafter be amended or adopted, are in conflict with the provisions of this Chapter, such specific requirements are hereby repealed to the extent of such conflict but no further, and the provisions of this Chapter shall prevail.

CHAPTER 18 "S" INTERIM STUDY ZONE

SECTION:

11-18-1: Purpose 11-18-2: Uses

11-18-1: PURPOSE: To permit some control in those areas which are at present premature for urban development, and where future land uses are undeterminable at the present time. The "S" Zone is intended primarily as a "holding" zone, and fur-ther intended to permit those controls which would prevent any changes in the existing land uses which may be inconsistent with the Comprehensive Plan. This Zone is created, recognizing that on the effective date of adoption of this Title, studies, plans and precise zoning lines will not be complete for all the

11-18-2: USES: The uses in the "S" Zone shall be limited to temporary, open air type uses which require no permanent struc-tures or buildings. All uses established within this district shall be subject to the approval of the Planning Commission, as well as being subject to such conditions as may be stipulated by the Planning Commission

CHAPTER 19 RESERVED CHAPTER 20

GENERAL USES; CONDITIONS; EXCEPTIONS

11-20-1: Scope

11-20-2: General Provisions Relating to Uses

11-20-3: Yard Regulations 11-20-4: Walls, Fences and Hedges

11-20-5: Vision, Corner Lots

11-20-6: Lot Area Reduction

11-20-7: Structures Permitted Above Height Limit

11-20-1: SCOPE: The regulations specified in this Title shall be subject to the following general provisions. 11-20-2: GENERAL PROVISIONS RELATING TO USES: (A) Uses Not Listed:

The Planning Commission, after holding public hearing in accordance with the conditional review procedures of Chapter 30 of this Title, may allow certain uses not enumerated for the various zones if the Commission makes the following findings:

1. That the use will be in accord with the purpose of the

zone in which the use is proposed.

2. That the use will be appropriate in that it has the same basic characteristics as the uses enumerated for the zone

in which the use is proposed.

3. That the use will not adversely affect the character of any zone in which it is proposed to be permitted.

4. That the use will not create more vehicular traffic than

the volume normally created by any of the uses enumerated

5. That the use will not create more odor, dust, dirt, smoke, noise, vibration, illumination, glare, electrical disturbance, unsightliness or any other objectionable influence than the amount normally created by any of the uses enumerated for the zone in which the use is proposed.

6. That the use will otherwise comply with all of the re-

quirements and provisions applicable to the particular zone. Location of Accessory Buildings:

1. An accessory building may occupy thirty-five percent (35%) of a rear yard. An accessory building may be located not closer than within three feet (3') of any interior property ine. If a fire wall is used, an accessory building may abut the property line subject to utility easements. When the rear lot line abuts an alley, the accessory building may be located on the rear property line. An accessory building shall not be greater than one thouand (1,000) square feet in gross floor area. The height of any accessory building shall not exceed one (1) story.

2. In the case of a corner lot, no accessory buildings shall be erected closer than three feet (3') to the line of the abutting lot to the rear, nor shall any accessory building on the required rear yard he located nearer to the ide lot line on the street side of such corner lot than the front yard depth required on the key lot in the rear.

(C) Treatment of Parking, Outdoor Sales or Display Areas:

1. Every parcel of land hereafter used for private or public parking, sale or display shall be surfaced or paved with asphaltic concrete, concrete or other bitulithic surfacing, subject to approval by the City Engineer and shall thereafter be maintained in good condition.

2. Display for the purpose of sale of any motor vehicle or other merchandise upon any vacant lot, private parking lot, or unimproved portion of a public right of way is not permitted without a business license under the provisions of

3. Where such areas adjoin residential zones, unless otherwise separated by a public street, they shall be separated therefrom by a solid masonry wall six feet (6') in height, provided that said wall shall not exceed four feet (4') in height where it is in the front yard area of an abutting zone which

requires a front setback area.

4. Where no wall is required, a concrete curb barrier shall be installed as per City standards. 11-20-3: YARD REGULATIONS:

(A) Front, Side and Rear Yards:

1. Except as provided in this Chapter, every required front, side and rear yard shall be open and unobstructed from the

ground to the sky.

2. No yard or open space provided around any building for the purpose of complying with the provisions of this Title shall be considered as providing a yard or open space for any other building; and no yard or open space on any adjoining property shall be considered as providing a yard or open space on a building site whereon a building is to

3. When the common boundary line separating two (2) contiguous lots is covered by a building or permitted group of buildings, such lots shall constitute a single building site and teh yard spaces as required by this Title shall then not apply to such common boundary line. A "Record of Survey' shall be required to merge such lots into a single parcel.

(B) Cornices, Eaves: Cornices, eaves, belt courses, sills, buttresses or other similar architectural features may extend or project into a side, front or rear yard not more than thirty six

(C) Fire Escapes: A fire escape may extend or project into any front, side or rear yard not more than four feet (4').

(D). Stairways and Balconies: An open unenclosed stairway or balcony not covered by a roof or canopy may extend or project into a required rear yard not more than four feet (4') and into a required front or side yard not more than thirty six inches (36").

(E) Uncovered Porches and Platforms: An uncovered porch, platform or landing place which does not extend above the level of the first floor of the building may extend or project into any required front, side or rear yard not more than six feet (6'), provided such structure in a side yard shall not reduce to less than three feet (3') the unobstructed pedestrian way or sidewalk on ground level on the same lot. 11-20-4: WALLS, FENCES AND HEDGES:

(A) A wall, fence or hedge may occupy any portion of a front yard except within the clear vision triangle as provided in Section 11-20-5 hereof, provided that such walls, fences or hedges do not exceed the following heights as measured either above the finished grade along the fence line or above the curb grade, or the nearest edge of the street pavement in the absence of a curb structure along the street right of way line and above the finished lot grade along the side property line.

District R1-20, R1-40, R1-80 All other Districts

If the front wall, hedge or fence is not located at the street right of way line, the wall, hedge or fence shall be measured from the finished grade from the side of the wall, fence or hedge with greatest vertical exposure.

Maximum Height

(B) A wall or fence not exceeding six feet (6') in height above the finished grade may be located or occupy any portion of a side or rear yard except within the clear vision triangle as provided in Section 11-20-5 hereof.

(C) Planted hedges projecting beyond the front yard line shall not exceed the maximum height permitted for fences or walls as specified under subsections (A) and (B) above. Planted hedges, shrubs or trees shall not obstruct any public way.

(D) Notwithstanding any other provisions of this Section, special topographic, exceptional or extraordinary circumstances or ditions may be submitted to the Planning Commission for review and approval of the proposed fence, wall or hedge. 11-20-5: VISION, CORNER LOTS: The following limitations shall apply to the height of fences, walls, gateways, ornamental structures, hedges, shrubbery and other fixtures, construc-

tion and planting on corner lots in all zones where front yards (A) Such barriers to clear unobstructed vision at corners of intersecting streets shall be limited to a height of not over three feet (3') above the established elevation of the nearest street line, for a distance of twenty five feet (25') along both the front and side lot lines, measured from the point of in-

tersection, of the said intersecting lot lines. (B) Within the isosceles triangle formed by measuring along both the front and side lot lines a distance of twenty five feet (25') from their point of intersection and by connecting the ends of the respective twenty five feet (25') distances, such barriers shall be limited to a height of not over three feet (3') above the elevation of the street line level at the said intersecting streets.

(C) Within the said triangle, and in cases where front yards are terraced, the ground elevation of such yards shall not exceed three feet (3') above the established street line eleva-

tion at said intersecting streets.
11-20-6: LOT AREA REDUCTION: No lot area shall, by deed, dedication, grant or by any other means whatsoever, be so reduced or diminshed that the lot area, width, yards or other open spaces of such lot or any lot formed therefrom shall be smaller than prescribed by this Title.

11-20-7: STRUCTURES PERMITTED ABOVE HEIGHT LIMIT: Chimneys, radio/television transmission or receiving towers/antennae, and flagpoles may be erected to a height ex-ceeding the height limit otherwise permitted in the zone in which the structure is located, but in no case shall such structure exceed the height limit by more than ten feet (10') unless approved by the Planning Commission in accordance with the conditional use review procedures of Chapter 30 of this Title. No portion of an antenna array shall extend beyond the property line or into any front yard area in any residential zone Church steeples, refrigeration coolers or ventilating fans, elevator bulkheads, fire tower, and mechanical appurtenances necessary to operate and maintain the building, shall not exceed the height limit permitted in the zone in which the structure is located, unless approved by the Planning Commission in accordance with the conditional use review procedures of Chapter 30 of this Title.

In no case shall structures so exceeding the permitted height limit be allowed for the purpose of providing additional floor CHAPTER 21

SUBSTANDARD LOTS OF RECORDS SECTION: 11-21-1: Purpose 11-21-2: Exception 11-21-3: Reduction of Lot Area

11-21-4: Location of Accessory Buildings

11-21-5: Vehicle Parking 11-21-1: PURPOSE: The intent of this Chapter is to allow the use of existing recorded substandard lots which, because of their existing area, width and depth, full compliance with cer-tain regulations of the zone would create undue hardship and render many such lots unusuable. It has been deemed desirable render many such lots unusuable. It has been deemed desirable to establish minimum modified space regulations, which would apply only to those areas with existing substandard lots, in order to insure the continued or future use of said lots and to preserve the property right of their owners.

11-21-2: EXCEPTION: When a lot has an area, width or depth

less than that required by this Title, and when said lot was held under separate ownership or was of record at the time this Title became effective, such lot may be occupied by any use permitted in the zone, subject to the following regulations:

(A) All "R1" Residential Zones: All the regulations of the zone

All "R1" Residential Zones: All the regulations of the zone in which the lot is located shall apply to all substandard lots of record, except as follows:

1. Minimum Yard Requirements:

(a)Front Yard: Twenty percent (20%) of lot depth, but need not exceed twenty feet (20').

(b) Rear Yard: Twenty percent (20%) of lot depth, but need not exceed twenty feet (20').

(c) Side Yard: Ten percent (10%) of lot width in each side yard, but shall not be less than three feet (3') and need not exceed five feet (5').

2. Minimum Dwelling Unit Size for All Single-Family Zones New main buildings shall have an area of not less than eight hundred (800) square feet, exclusive of garages, porches, eaves or similar features.

(B) All "R3" Residential Zones: All the regulations of the zone in which the lot is located shall apply to all substandard

lots of record, except as follows:

1. Minimum Yard Requirements:

(a) Front Yard: Fifteen percent (15%) of lot depth but need not exceed fifteen feet (15').

(b) Rear Yard: Fifteen percent (15%) of lot depth but need

not exceed fifteen feet (15'). (c) Side Yard: Ten percent (10%) of lot width in each side yard, but shall not be less than three feet (3') and need not exceed five feet (5').

2. The minimum side yard requirements shall be increased by two feet (2') for each story above the first story. (C) All Other Zones: All the requirements of the zone in which the lot is located shall apply.
11-21-3: REDUCTION OF LOT AREA: No lot or parcel which

was of record at the time this Title became effective and which

has an area, width or depth below the minimum required for the zoning district, shall be reduced in area, unless such reduction is for the purpose of minor adjustments in area width or depth by the two (2) adjacent property owners.

11-21-4: LOCATION OF ACCESSORY BUILDINGS: (A) An accessory building may occupy thirty five percent (35%) of a rear yard. An accessory building may be located within three feet (3') of any interior property line. If a fire wall is used, an accessory building may abut the property line.

When the rear lot line abuts an alley, the accessory building may be located on the rear property line. An accessory building shall not be greater than one thousand (1,000) square feet in gross floor area. The height of an accessory building shall not exceed one (1) story. (B) In the case of a reversed corner lot, no accessory buildings shall be erected closer than three feet (3') to the line of the abutting lot to the rear, nor shall any accessory building

on the required rear yard be located nearer to the side lot line on the street side of such reversed corner lot than the front yard depth required on the key lot in the rear. 11-21-5: VEHICLE PARKING: The provisions of Chapter 23

of this Title shall not apply. **CHAPTER 22** RESERVED **CHAPTER 23** OFF-STREET PARKING

AND LOADING REQUIREMENTS SECTION: 11-23-1: Purpose 11-23-2: Off-Street Parking Facilities Required

11-23-3: Parking Requirements for Uses Not Specified 11-23-4: General Parking and Loading Provisions 11-23-5: Improvements Required 11-23-6: Off-Street Parking and Loading Requirements in the

"CBD" Central Business District 11-23-1: PURPOSE: In order to progressively alleviate or prevent traffic congestion and shortage of curb spaces, off-street parking and loading facilities are required to be provided incidental to new land uses, and to major alterations and enlargements of exisitng uses. The number of parking spaces and loading berths, as herein prescribed, are in proportion to the needs of such facilities as are created by the particular type of land use. Off-street parking and loading areas are to be laid out in a manner which will insure their usefulness; protect the public safety; and where necessary, be required to provide the necessary setbacks, landscaping and walls, in order to protect and insulate the surrounding land uses from their impact. 11-23-2: OFF-STREET PARKING FACILITIES REQUIRED:

tion or enlargement of a site or structure, there shall be provided plans for off-street parking facilities in accordance with the regulations as herein prescribed. A "major alteration or enlargement" is any change of use, or an addition which would increase the number of parking spaces required by not less than ten percent (10%) of the total number. (B) "Gross Floor Area" is the floor area assigned to a use of each floor, mezzanine, and basement within the surroun-

(A) Prior to the construction of a structure, or a major altera-

ding exterior walls of the building, excluding elevator shafts, stairwells, mechanical equipment rooms, restrooms and courtyards. (C) "Fractional Measurements" involving parking spaces shall

ing space. (D) The number of off-street parking spaces required for each use shall be as follows:

REQUIRED PARKING SPACES USE 1 space for each 5 coinoperated amusement

machines.

1 space for each 2,000

square feet of lot area.

feet of gross floor area. 5 spaces for each alley.

feet of gross floor area.

feet of gross floor area.

unit, including garage

and/or carport.

1 space for each 200 square

1 space for each 150 square

1 space for each 100 square

3 spaces for each dwelling

2 spaces per dwelling unit

plus an additional 20% of

such parking spaces to be

developed and set aside for

the parking and storage of recreational vehicles and

width of not less than ten

feet (10') and a length of

not less than twenty four

feet of gross floor area.

2 spaces for each patient

1 space for each 100 square

1 space for each sleeping or living unit plus an addi-tional 20% of such parking

spaces to be developed and

and storage of recreational vehicles and boat trailers;

such additional spaces to

have a width of not less

than ten feet (10') and a

length of not less than

at trailers; such addial spaces to have a

set aside for the parking

feet (24).

boat trailers; such addi-

tional spaces to hve a

2. Automobile, mobile home, boat, machinery, or like

1. Arcade

4. Bowling alleys 5. Churches

halls without fixed seats 7. Dwellings, single-family two-family and mobile home estates 8. Dwellings, multiple and residential condominiums

6. Dance halls and assembly

9. Funeral homes, mortuaries 10. Hospitals

11. Hotels and motels

12. Manufacturing or industrial 1 space for each 1,000 uses, research or testing laboratories, warehouses

13. Libraries and museums

14. Lodging and rooming houses 15. Medical and dental clinics

16. Mini-storage facilities

17. Mobile home parks

twenty four feet (24'). square feet of gross warehouse space, 1 space per 600 square feet of gross manufacturing space and 1 space per 300 square feet of gross office space. I space for each 300 square feet of gross floor area. 1 space for each rental unit. ce for each 100 square feet of gross floor area.

1 space for each 300 square feet of gross floor area in the central lessing office and a minimum aisle width of thirty feet (30') between mini-storage buildings. 2 spaces per site, plus 1 guest parking space for each 5 mobile home sites, plus an additional 20% of such site parking spaces to be developed and set aside for the parking and storage of recreational vehicles and

not less than twenty four

1 space for each 300 square feet of gross floor area. As required under Section 11-8-7(B)9.

.1 space for each 2 seats with a certificate of oc-

cupancy to be issued for

seating not to exceed that allowed by the parking

1 space for each 300 square

feet of gross floor area, but in no case shall less than 3

spaces be provided for each establishment.

1 space for each patient

3 spaces for each instruc-

auditorium, whichever is

feet of groos floor area.

1 space for each 3 seats.

each 3 seats in the

greater.

tional room, or 1 space for

feet (24).

18. Office uses

19. Recreational vehicle parks

20. Restaurants, lounges, cafes, night clubs or

21. Retail stores, shops, etc., (excluding supermarkets, restaurants, lounges, cafes, night clubs or

22. Sanitariums, convalescent homes, rest homes, homes for the aged, and similar uses 23. Schools

24. Service garages and service 1 space for each 400 square

and theaters 26. Supermarkets

Engineer.

25. Sports arenas, stadiums,

1 space for each 300 square feet of gross floor area 11-23-3: PARKING REQUIREMENTS FOR USES NOT SPECIFIED: Where parking requirements for any use are not specifically defined herein or stipulated elsewhere in this Title, such parking requirements shall be determined by the Planning Commission, and shall be based upon the requirements for the most comparable use specified herein, or in proportion to the need of such facilities as is created by the particular type of land

11-23-4: GENERAL PARKING AND LOADING PROVISIONS: (A) Access: Each off-street parking space shall be provided with adequate ingress and egress, with sufficient room for turning and maneuvering on the site; provided, however, in any "R1" (Single-Family Residential), "ME" (Mobile Home Estates) or "MP" (Mobile Home Park) Zone, each space need not have individual ingress and egress. An adjoining alley may be considered as part of the site in determining the ade quacy of the space required for the turning and maneuvering of vehicles, but in no case shall an adjoining street be considered for such purpose. The location and design of all entrances and exits shall be subject to the approval of the City

(B) Location: 1. The off-street parking requirements as herein set forth shall be located on the same lot or parcel or on an adjoining lot or parcel as the structure or use they are intended to serve. The Commission may allow the establishment of the off-street parking area to be located within five hundred feet (500) of the premises to which the parking requirements pertain, and may be located in a residential zone if the land lies adjacent to any building or use being established in a commercial zone. 2. Space for required off-street parking and loading shall not occupy any part of the clear vision triangle, but may be included as part of a required open space for a rear or side yard.

(C) Mixed Occupancies: In the case of mixed uses in a building or on a lot, the toal requirements for off-street parking facilities shall be the sum of the requirements for the various uses, computed separately. Off-street parking facilities provided for one use shall not be considered as providing required parking facilities for any other use.

(D) Reduction in Area: No off-street parking area shall be en-

croached upon by buildings, vehicle storage or any other use. nor shall such space be reduced in area except by recommendation of the Planning Commission and approval by the City Council; and then only after proof that, by reason of reduction in floor area, seating area or other factors controlling the regulation of such parking facilities, the proposed reduction in off-street parking is reasonable. Application for such reduction or encroachment shall be made in accordance with the provisions of Chapter 30, Conditional Uses, of this Title.

(E) Off-Street Loading Spaces Required: In any district in connection with every building or part thereof, hereafter erected and having a gross floor area of five thousand (5,000) square feet or more, which is to be occupied for any office, commer-cial, manufacturing or industrial purpose or for any other purpose similarly requiring the receipt or distribution by vehicles of material or merchandise, there shall be provided and maintained on the same lot with such building at least one off-street loading space not less than twelve feet (12') in width, thirty five feet (357) in length and fourteen feet (147) clearance in height, plus one additional such loading space for each additional twenty thousand (20,000) square feet of floor area.

11-23-5: IMPROVEMENTS REQUIRED:

(A) Parking Plan:

A plan of any proposed parking area shall be submitted to the Community Development Director or Building Official, at the time of filing an application for a building permit for the building to which the parking area is accessory. No building permit shall be issued unless the parking plan has been approved by the Community Development Director or Building Official. The parking plan shall clearly indicate the proposed development, including location, size, shape, design, entrances and exits, curb cuts, lighting, landscaping, screen-ing, paving specifications, including bumper curbs and such other data features and appurtenances as the Community Development Director or Building Official may deem

If any parking requirements are based on a use, such as restaurants, lounges, cafes, where seating is the criteria, a seating plan shall be submitted with the construction

A temporary certificate of occupancy may be issued by the Building Official for the use of a portion or portions of a building or structure prior to the completion of the entire development as proposed on the parking plan when, in the judgment of the Building Official, the delay in the completion of the improvements are due to circumstances beyond the control of the owner.

1. The parking plan shall conform to the minimum design standards contained in Table 1 which follows:

Angle of Parking (A)	Width (B)**	Depth (C)	Curb Length per Car (D)	Aisle Width (E)
900	9′	19'-0"	9'-0"	24'-0"
70°	9'	21'-0"	9'-7"	*21'-0"
60°	9'	21'-0"	10'-5"	*18'-0"
45°	9'	19'-6"	12'-9"	*13'-0"
30°	9'	17'-0"	18'-0"	•11'-0"
0°	9'	24'-0"	24'-0"	*12-0"
Aisles shall	be of one-way	operation	if single width	two-way

Aisles shall be of one-way operation if single width; two-operation permitted only if aisle is double width shown.
*Parking spaces specifically reserved for people who wheelchairs or walking aids shall be at least 13' wide.

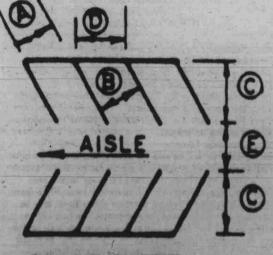


CHART III

2. Handicapped Drivers: Every parking lot designed for use by the general public in whole or in part shall be provided with parking spaces for the exclusive use of handicapped drivers. Parking spaces so reserved and designated for handicapped parking shall be located within the parking lot in those areas that are most accessible to the use the parking lot is accessory to. The number of parking spaces provided for handicapped drivers shall be as follows:

Total Number of Spaces in the Parking Facility 1 through 25

26 through 50

51 through 75

76 through 100 Over 100

Minimum of 1 designated space Minimum of I designated space (Exception: No space need be designated for the handicapped driver in off-street parking facilities with 12 or fewer spaces, which is required for residential uses, including mobile home estates and residential condominiums, hotels and motels) Minimum of 2 designated spaces Minimum of 3 designated spaces Minimum of 4 designated spaces Minimum of 4 designated spaces, plus 2 spaces for each 100 parking spaces over 100, in the off-street

Number of Parking Spaces Designated for Handicapped Drivers

parking facility 3. Marking and Signs: All Parking stalls shall be marked on the pavement for each vehicle to be parked. Operational restrictions such as one-way aisles shall be clearly indicated with appropriate signs or pavement markings.

(a) Handicapped parking spaces shall be marked in blue. The international Symbol of Accessibility shall be painted

in each handicapped space.
(b) Handicapped parking spaces shall have a sign identifying "Handicapped Parking" and the penalty fine as required by NRS 484.408.

4. Entrances and Exits: Each parking lot shall have not more than two (2) entrances and one common exit for each street frontage. Construction of driveways shall comply with the Boulder City Uniform Standard Drawings.

5. Any deviation or modification of the parking requirements as herein set forth must be approved by the Planning Commission. No final inspection or occupancy permit shall be issued by the Building Official until all the improvements as shown on the parking plan have been properly installed.
6. Granting of Minor Plan Modifications: Notwithstanding any other provisions of this Chapter, the Community Develop-ment Director may allow for certain minor parking plan modifications without public hearing as required by Chapter 27, Variances, subject to the following limitations:

(a) Permit minor modifications as may be necessary to achieve an appropriate design in the proposed parking area.
(b) Permit minor modifications in the minimum parking design standards where, in the particular instance, such modification will not be inconsistent with the purpose of this Chapter.

(c) For the purpose of this Section, minor modifications shall be construed to be modifications amounting to ten percent (10%) or less of any requirements for achieving the minimum parking design standards.

(B) Pavement: 1. All off-street parking areas shall be paved with an asphaltic or concrete surface contained by perimeter curbing material, all subject to the approval of the City Engineer and shall be so graded and drained as to dispose of all surface water in a manner that will not cause erosion or damage outside of the parking area.

Persons operating parking lots shall maintain such lots to provide a smooth and durable surface, adequately drained and free from dust.

Border Barricades:

 Every parking area that is not separated by a wall from any street or alley upon which it abuts shall be provided with bumper curbs, said curb installation shall be as per Boulder City Standards.

2. Every parking area located in a zone other than "R1" abutting property located in "R1" zones shall be separated from such property by a solid masonry wall six feet (6') in height, measured from the finished surface grade of such parking area closest to the contiguous "RI" zoned property, provid ed that that masonry wall shall not exceed four feet (4') in height within fifteen feet (15') of any street line. Landscaping and Screening: The landscaping requirements

for off-street parking area established to set aside ample open spaces to integate landscaping, lighting, and pedestrian de features into the site plan to create an off-street parking area aesthetically complimentary to the urban environment. Innovative designs and flexibility in the application and structuring of landscaping and screening of parking areas are to be encourged.

In the event of practical difficulties and hardships resulting from strict enforcement of the following standards due to existing buildings or an irregularly shaped parcel, an administrative variance by the Community Development Director may be given for standards not to exceed ten percent (10%). 1. The standards for areas to be landscaped will be as in Section 11-25-5.

2. All vehicular lparking and loading zones will be screened from public streets with a ten foot (10') planter bed which may include the parkway, permanently landscaped with trees at a minimum of one per thirty (1 per 30) lineal feet except as required for visual clearance pursuant to Section 11-20-5

3. A screening wall, three feet (3') high, masonry wall, berm, or other suitable material (i.e., dense shrub plantings) will separate the parking area from the peripheral planter bed, excepting ingress and egress lanes.

4. Six inch (6") curbs and gutters within the parking area

shall be installed at a minimum of four feet (4') from the faces of exterior walls, berms, hedges, fences, buildings or other structures, except areas of ingress or egress and pedestrian walkways., Concrete bumper stops or other acceptable material may be used with approval of the City Engineer if no drainage problems exist. This four foot (4') area inside all peripheral walls, fences or hedges facing public streets or building will be fully landscaped as per Section

5. Planter islands will be created within the parking area, one for every ten (10) spaces. The following minimum design

standards apply:
(a) Size: A minimum width of four feet (4') at any point and total square footage of twenty four (24 square feet

(not including the curbing).
(b) The island shall contain at least one shade tree and two (2) shrubs, and be designed to accommodate the ultimate size of the tree. To facilitate maintenance, the

ground can be left bare around the plantings.

(c) Types of trees utilized in such planter islands should have deep rooting and minimum leaf shedding

(d) The island shall be surrounded by curbing as noted

in subparagraph (D)4 above.
(e) In the aggregate, the square footage of planter islands will be no less than two percent (2%) of the parking and 6. Parking lots of less than four thousand (4,000) square feet

of paving are excluded from the requirements of sub-paragraphs (D)4 and (D)5 above if it is the sole off-street parkparagraphs to a residential or commercial entity. A parking facility for a residential or commercial entity. lot designed to serve multiple and contiguous bu such as shopping centers, will be treated as a single entity for the purposes of this Chapter regardless of fragmented

1. Where all night parking is permitted, parking lots shall be lighted from sunset to sunrise. Where parking is customarily permitted for some lesser portion of the hours of darkness, parking lots shall be lighted for those hours the parking is customarily permitted. The lights shall be so arranged as to reflect the light away from adjoining lots and shall provide a distribution of light which is ample to distinguish

2. Any lights provided to illuminate any parking area shall be arranged so as to reflect the light away from any premises upon which a dwelling unit is located. Open bulbs shall not be permitted. Proper shades shall be used to control such installations to prevent glare and light from infringing upon

Access: shicles shall be so stored that they may be reached readily

All vehicles shall be so stored that they may be reached readily in case of fire or other emergency.

(G) Conflicting Provisions:

In the event the requirements of the "Uniform Standard Specifications for Public Works Construction Off-Site Improvements, Clark County Area, Nevada", or any other chapter, standards and specification, as they now exist or may hereafter be amended or adopted, are in conflict with the provisions of this Chapter, such specific requirements are hereby repealed to the extent of such conflict but no further, and the provisions of this Chapter shall prevail.

11-23-6: OFF-STREET PARKING AND LOADING REQUIREMENTS IN THE "CBD" CENTRAL BUSINESS

QUIREMENTS IN THE "CBD" CENTRAL BUS DISTRICT: The "CBD" Central Business District is a supp DISTRICT: The "CBD" Central Business District is a supplemen-tal special district which, when superimposed over any "C2" General Commercial Zone, exempts the uses located therein from the provisions of Sections 11-23-2(D), 11-23-3 and 11-23-4, hereof, and subjects such uses to the following off-street parking and loading requirements. The "CBD" Central Business District shall not be superimposed over any other some established by Section (A) An existing building, or change of use within an existing building which does not require an enlargement of that building, need not provide off-street parking and/or loading space in an amount that is additional to the off-street parking and loading spaces existing at the time of contemplated change of use within an existing building. Due consideration, however, must be given to the use of any existing open space on the same premises for the purpose of off-street parking and loading.

(B) There shall be no reduction of existing parking or loading spaces.

> **CHAPTER 24** SIGNS AND ADVERTISING STRUCTURES

SECTION: 11-24-1: Scope

11-24-2: Purpose 11-24-3: Definitions

11-24-4: General Regulations; All Zones

11-245: Sign Regulations Relating to Zoning Districts 11-24-6: Permit for Sign Erection

11-24-7: Permit for Sign Erection; Appeal

11-21-8: Nonconforming Signs 11-24-1: SCOPE: Outdoor advertising structures and signs may be permitted subject to the limitations as set forth for the zone in which located, and further subject to the provisions as set

forth in this Chapter. 11-24-2: PURPOSE: The purpose of this Chapter is to promote and protect the public health, welare and safety by regulating the size, height, design, construction, location, illumination and maintenance of signs within the City. This Chapter provides for the administration of these regulations and provides administrative relief for those desiring to exceed these minimum

11-24-3: DEFINITIONS: For the purpose of applying the requirements of this Chapter, the following terms are defined:
(A) All the definitions as set forth in Section 11-1-3 of this Title. (B) ADVERTISING SIGN: A sign attached to or placed on the outside of a building upon which any poster, bill, printing, painting, device or advertising or any kind may be placed, posted, fastened or affixed.

(C) ADVERTISING STRUCTURE: Any free-standing outdoor structure or device erected for advertising purposes, or to attract the attention of the public, and which is visible from any public street or alley or public place.

(D) CHANGE PANEL: Any advertising sign or advertising structure designed to permit immediate change of copy.
(E) INDIRECT LIGHTING: A source of external illumination entirely within the sign which makes the sign visible at night by means of lighting the background upon which the free-

standing characters are mounted, but wherein the source of illumination is not visible. (F) INTERNAL LIGHTING: A source of illumination entirely within the sign which makes the contents of the sign visible at night by means of the light being transmitted through a

translucent material, but wherein the source of the illumination is not visible. (H) NONCONFORMING SIGN: A lawfully constructed sign existing at the time this Title, or amendments thereto, become

effective, which does not conform with the sign regulation for the zone in which the sign is located. (I) ROOF LINE: The highest point of the main roof structure or highest point on a parapet, but not including cupolas, pylons,

projections or minor raised portions of the roof.

(J) SHOPPING CENTER: An integrated shopping complex comprised of five (5) or more retail stores.

(K) SHOPPING CENTER ADVERTISING STRUCTURE: Any free-standing outdoor structure or device erected for advertising purposes which denotes or identifies a shopping center. (L) SIGN: Any device for visual communication, including any structure or natural object or part thereof, that is used for the purpose of bringing the subject thereof to the attention of the public, but not including any flag, badge or insignia of any government or governmental agency, or of any civic, charitable, religious, patriotic, fraternal or similar organization. (M) SIGN AREA: The sign area is measured as follows:

1. For sign copy mounted or painted on the background panel or area distinctively painted, textured or constructed as a background for the sign copy, the sign area is measured as that area contained within the outside dimensions of the background panel or surface. 2. For sign copy mounted as individual letters and/or graphics

against a wall or fascia of a building or other structure that has not been painted, textured or otherwise altered to provide a distinctive background for the sign copy, the sign area is measured as the area enclosed by the smallest single rectangle that will enclose all the sign copy. 3. For sign copy mounted or printed on an illuminated sign

or illuminated architectural element of a building the entire illuminated surface of illuminated architectural element which contains the sign copy, shall be counted as a sign. 4. Number of sign faces:

(a) Single Face: The sign area is the area of the single face only.

(b) Two Faces: The sign area of any two (2) faced sign with parallel faces; or "V" type signs having an interior angle of forty five degrees (45) or less, is the area of the single face; if the angle between the two (2) sign faces is greater than forty five degrees (45), the sign area is the sum of the areas of the two (2) faces. (c) Three or More Faces: The sign area is the sum of the

areas of the three (3) or more faces. (d) Spherical, Free-Form, Sculptural, or Other Non-planes Signs: The sign area is the sum of the areas of the smallet six (6) sides solid form that will encompass the sign

5. For a sign having more than one component, the sign area is the smallest rectangle that will encompass the several components of the sign. 11-24-4: GENERAL REGULATIONS: ALL ZONES

(A) Maximum sign height shall be twenty feet (20') above grade and no dimension shall exceed fifteen (15) linear feet in

horizontal or ten feet (10') in vertical direction (B) Signs erected or attached to the wall of a building shall have the exposed face of the sign in a plane parallel to the face of the wall and shall not project above cornice or roof line.

(C) No advertising structures are permitted on a building roof, top or mansard, parapet or marquee.

 (D) Signs shall not be attached or painted on a roof surface.
 (E) No sign or advertising structure shall be installed so as to rotate, gyrate, blink, flash, move or be audible in any animated fashion. (F) All signs, including the frames, braces or supports thereof,

shall be adequately built and erected in complines with the building, electrical and other applicable codes of Boulder City. All illuminated signs must use either indirect lighting or internal lighting. A-frame and similar free-standing signs are not permitted

(G) No signs or portion thereof shall occupy any area at an elevation less than eight feet six inches (8'6") above the finished

or proposed grade of any pedestrian walk.

(H) The lighting and color of signs shall not imitate or resemble official traffic control devices, railroad signs or signals.

(I) Illumination of any sign shall be of such nature that when light so generated extends into any residential zone, such extended illumination shall not exceed one foot-candle maintained at any point on a vertical plane extended from each property line separating the light source from adjacent residential zones.

(J) Nonilluminated directional or informational signs including signs for special events, of public or quasi-public nature, but not including directions to commercial establishments, are permitted subject to the approval of the Building Of-ficial as to location, Informational signs installed on or over public property are subject to the approval of the Director of Public Works.

(K) Location to High Voltage Conductors: No sign shall be erected in such a manner that any part will be closer to high voltage conductors than the following table allows: tage Horizontal Proximity Vertical Proximity Voltage

8 feet 9 feet Up to 6,600 6,800 to 15,000 8 feet 15,000 to 50,000 10 feet 10 feet plus 1/3"

per KV over 50,000 per KV over 50,000

The Boulder City Electrical Distribution Division shall determine the line voltage for any given location.

(L) Motor vehicles used in a business and having signs painted on the surface of the body may be parked in a residential zone, provided the owner or driver lives in the immediate area and is using the vehicle for transportation purposes, but the vehicle shall not be used primarily for advertising purposes. No signs will be permitted on any nonself-propelled vehicle or portable structure stored on any property.

purposes. No signs will be permitted on any property.

vehicle or portable structure stored on any property.

Special Attraction Sign:

Each business firm, in addition to the maximum allowable permanent sign area, may have temporary signs. No more than one special attraction event per month, no longer than seven (7) days' duration is permitted, except during December when all of the month may be used for temporary signs. All temporary signs shall be removed the first working day after the event. Temporary signs may be employed only during these special events and must be removed after the

temporary sign period expires.

(N) Political Signs:

Political signs may be allowed in any zone. All political signs shall be placed within the property lines and shall conform to the sign requirements of the zone unless noted otherwise. All political signs, regardless of size, shall be placed in conformance to all requirements of the governing codes and ordinances. and ordinances.

1. Sign permits shall be required for all political signs over thirty two (32) square feet in area.

2. In all zones, the sign shall be so placed as to not constitute a traffic hazard. No political sign can be placed on any public property or right of way or posted on any utility pole or device 3. For all political signs thirty two (32) square feet or less

in area, no sign permit will be required; however, each candidate shall pay an administration permit fee, as determined by resolution of the City Council, to place any such signs within the city limits. 4. All political signs shall be removed within seven (7) days

after the primary election, except the successful candidates may leave them in their present location until after the general election; these signs must then be removed within seven (7) days after that election date. 5. Political signs shall not be erected more than sixty (60)

days before a primary, general election or special election.
(O) Unlighted real estate signs not exceeding twelve (12) square feet in aggregate area pertaining only to the sale or lease of land or building upon which displayed shall be permitted. In the case of commercial property, only one real estate sign, not to exceed thirty two (32) square feet, will be ermitted.

(P) All signs shall conform with the regulations for signs for the zone in which they are located with the following

Real estate development signs may be allowed in any zoning district under the following conditions:
 (a) Each application shall be subject to the approval of the Building Official and shall be subject to revocation.

(b) The maximum permit time shall be one year with ex-tensions thereof subject to review and approval of the Building Official. (c) The applicant must have obtained written permission

from property owner of site of proposed sign location.
(d) Wording shall pertain to real estate development only. (e) A temporary real estate development sign may be placed on the site of the subdivision development under construction, provided that it does not exceed sixty four (64) square feet in area. Temporary signs must be removed in three (3) years.

(f) In addition, there may be one real estate development sign not on the site, of not more than sixty four (64) square feet in area, that is not closer than fifty feet (50') to any residential area. (g) A maximum of four (4) directional signs, each of which

shall not exceed sixteen (16) square feet in area, may be allowed. The purpose of said signs is to give directions to a real estate development and not intended for adver-(h) All real estate development signs shall be removed

ten (10) days after the on-site sales office is closed or the three (3) year limitation of Section 11-24-4 (P)1.(e) is imposed, whichever occurs first. 2. Construction Signs: Construction signs may be permitted in any zone provided that said sign is located upon the

tion and as further provided herein: (a) Each application shall be subject to the approval of the Building Official and shall be subject to revocation for cause.

construction site and the project is actually under construc-

(b) Maximum sign area shall be thirty two (32) square feet. (c) The sign may contain only the name of the construction firm, article being constructed, address, phone and contractor's license number.

3. Signs used exclusively for the following are permitted (a) For the display of official notices issued by any public officer in the performance of a public duty, or by any

person in giving legal notice. (b) For direction, warning or information purposes of a public or semipublic nature, when installed and maintained by an official body.

A Sign No Longer Identifying a Bona Fide Existing Business.

Any sign erected, hung, rehung, placed, replaced, painted or maintained as set forth herewith, now or hereafter existing, which has ceased for ninety (90) days to identify a 142 bona fide business conducted on the premises, will be pro-hibited and shall, upon notification of the Building Official 10 mg (who is specifically authorized to proceed) be taken down, 1-1; removed or obliterated within five (5) days of receipt of such days notification, and failure to so comply on the part of the own occupant, agent or person having the beneficial use of the building or premises upon which such sign may be found shall constitute a violation of these regulations. For the purposes of this subsection, the term "sign" shall include any cabinets, lights, electrical connections, supporting structures, including poles or other appurtenances. Provided, however, that the Building Official may grant a reasonable extension of time, not to exceed 120 days, for the removal of any portion of a sign other than the sign face if he determines that the owner or occupant of the premises has made

proper application for a new sign. 11-24-5: SIGN REGULATIONS RELATING TO ZONES (A) Zones: "R1-80", "R1-40", "R1-20", "R1-15", "R1-10", "R1-8", "R1-7", and "ME".

1. One name plate shall be permitted, not exceeding two (2) square feet in area, for such dwelling unit, to indicate the name and address of the occupant. The occupation of the occupant shall not be permitted on the sign. (B) "R3" Zone:

1. One name plate shall be permitted, not exceeding two (2) square feet in area, for such dwelling unit, to indicate the name and address of the occupant. The occupation of

the name and address of the occupant. The occupation of the occupant shall not be permitted on the sign.

2. One indirect, illuminated sign, not exceeding twelve (12) square feet in area for each apartment building, provided that such sign contains no advertising matter except the name and street address of the apartment building.

(C) "MP" Zone: A sign advertising mobile home parks may be established on the premises, provided that the maximum area shall be limited to thirty two (32) square feet.

1. One advertising sign or change panel sign for each lot or occupancy, relating to the use and occupancy therein, shall be permitted.

2. Maximum sign area shall not exceed sixteen (16) square 3. Advertising structures shall not be permitted.
(E) "C2" and "CM" Zones:

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ns shall be permitted in the above zones subject to ins the following conditions:

(a) Advertising Structures:

(a) Advertising Structures:

(1) Only one advertising structure relating to use or occupancy therein. Maximum sign area shall not exceed one hundred (100) square feet.

(2) All advertising structures will present a pleasing and professionally constructed appearance and shall he maintained in good condition.

(b) Three (3) advertising signs and one change panel sign per establishment shall be permitted.

per establishment shall be permitted.

(c) In aggregate, the sign area for all of the above shall not exceed one hundred fifty (150) square feet.

2. Signs shall be permitted in C2 and CM Zones for shopping centers subject to the following conditions;

(a) Advertising Structures:

(1) Only one advertising structure per shopping center.

Maximum sign area shall not exceed one hundred (100)

Maximum sign area and square feet.

(2) All advertising structures will present a pleasing and professionally constructed appearance and shall be maintained in good condition.

(3) An advertising structure may contain the names of business establishments within a shopping center.

(b) Only one change panel sign per establishment is negatived.

c) Only three (3) exterior signs are permitted per

(d) In aggregate, the sign area for each establishment shall not exceed thirty two (32) square feet.

(e) Major stores in shopping centers:

(1) Establishments which have a gross floor area in excess of twenty five thousand (25,000) square feet shall be allowed signs as follows:

a. Only one change panel sign was establishment in a. Only one change panel sign per establishment is

b. Only three (3) exterior signs are permitted per

c. In aggregate, all of the above shall not exceed

ome hundred twenty five (125) square feet.

3. Off premises signs may be approved by the Planning Commission provided they meet the criteria of Section 11-24-6(C). However, the total sign area shall not exceed the aggregate permitted in the C2 or CM zone.

(F) "BP" Zone: Signs shall be permitted subject to the follow-

ing stipulations:

1. Signs shall be limited to advertising only the person, firm,

company or corporation operating on the site.

2. All signs attached to the building shall be flush mounted. Signs painted directly on the surface of the wall shall not be permitted.

3. Only one advertising structure shall be permitted per

street frontage.

4. No sign or combination of signs shall exceed one square foot in area for each six hundred (600) square feet of total site area. However, no sign shall exceed one hundred (100) square feet in area per face.

5. The bottom edge of an advertising structure shall not be more than four feet (4') above grade. An advertising structure in excess of sixty four (64) square feet in area may be erected in the setback area providing it is no closer than ten feet (10') from the front or side property line.

(G) "S" and "G" Zones: All temporary signs shall be subject to recommendation of the Planning Commission and approval by the City Council. The City Council may establish such conditions, and require such evidence and guarantees

such conditions, and require such evidence and guarantees as deemed necessary in order to assure the intent and purse of the title.

pose of the title.
11-246: PERMITS FOR SIGN ERECTION:

(A) No person shall erect, change or replace any sign allowed by the provisions of this Chapter without first having obtained the necessary permits for such purpose. Request for such permits shall be in writing and shall be accompanied by plans showing the area of the sign; the size, character and colors of all lettering or other devices; the method and color of lighting; and, such other information as may be

(B) The receipt of permission to erect a sign in accordance with this Chapter shall in no way relieve any person from obtaining building, electrical and other permits and licenses required by other provisions of this Code.

(C) Any applicant desiring to exceed these requirements shall be subject to the approval of the Planning Commission.

The Planning Commission shall consider the following critria in granting such approval:

1. Signs shall maintain a desirable relationship with adja

cent structures, to open spaces and topography both on the site and in the surrounding neighborhood. 2. The height, area, setbacks and overall mass shall be appropriate to the development, neighborhood, or comm

ty in which it is located. 3. The architectural character of a proposed sign shall be in harmony with, and compatible to those structures in the

ighboring environmen 4. The message conveyed by the proposed sign shall be in harmony and compatible with the environmental character

of the surroudning neighborhood.

5. Consideration shall be given to the applicable sign regulations for the zone in which it is proposed to located the sign.

(D) The Planning Commission shall not consider any sign application when the applicant has constructed a sign which

is being maintained in violation of this Chapter 11-24-7: PERMIT FOR SIGN ERECTION: APPEAL: (A) In case a sign application is denied, said application shall not be eligible for reconsideration for one year following

such denial. (B) Appeals from any administrative decision on request for sion to erect signs may be taken to the Planning Commission. Appeals from any decision of the Planning Commission on requests for permission to erect signs may be taken in accordance with the procedures set forth in Chapter 34 of this Title.

12-24-8: NONCONFORMING SIGNS:

(A) Any nonconforming sign as defined in this Chapter may be continued in use provided they are not declared to be a nuisance or found to be unsafe to the extent that the sign creates an immediate hazard to persons or property.

(B) Reasonable repairs and alterations may be made to nonco forming signs. However, in the event any such sign is hereafter damaged exceeding fifty percent (50%) of the reproduction value according to appraisal thereof by competent appraisers or is removed by any means whatsoever, including an act of God, such sign may be restored, reconstructed, altered or repaired only to conform with the provisions of this Chapter.

(C) Any nonconforming sign shall be subject to the provisions as set forth in Chapter 31 of this Title.

CHAPTER 25 LANDSCAPING

SECTION: 11-25-1: Purpose

11-25-2: Definitions 11-25-3: Landscape Plan; Filing and Processing

11-25-4: Maintenance 11-25-5: Specific Standards

11-25-6: Requirements; Specific Zones

11-25-1: PURPOSE: The purpose of this Chapter is to promote the public health, safety and general welfare of the people of the City by generally controlling the placement, amount and type of landscaping material installed at development projects within the City in order to:

(A) Enhance the aesthetics of the community; (B) Conserve natural and energy resources; and

(C) Provide environmental controls such as, but not limited to,

the reduction of noise, dust and erosion. 11-25-2: DEFINITIONS: As used in this Chapter, unless the

contest requires otherwise, the words and terms defined in this Chapter shall have the meanings ascribed to them herein: (A) DEVELOPMENT PROJECT: The use of land, buildings and structures on any property in the City subject to this Title, except single-family dwellings and two-family dwellings.
(B) LANDSCAPING MATERIAL: Any of the following

1. Living material including, but not limited to, grass, ground covers, shrubs, vines, hedges or trees.

2. Nonliving material including, but not limited to, rocks, gravel, sand, tile, bricks and wood.

(C) PARKING AREA: Those portions of a site area designated for motor vehicle use including parking stalls, parking spaces, driveway sisles and loading zones.

(D) PARKWAY: Public right of way and/or easements.

(E) SITE AREA: The total surface area of a development project including those unimproved portions of adjoining public rights of way. 11-25-3: LANDSCAPE PLAN; FILING AND PROCESSING:

11-25-3: LANDSCAPE PLAN; FILING AND PROCESSING:

(A) Except as otherwise provided in this Chapter, a landscape plan and filing fee for any development project in the City shall be filed concurrently with the submission of a tentative subdivision map or the application for a conditional use permit or a building permit (in the event a tentative subdivision map or a conditional use permit is not required).

(B) The landscape plan shall be prepared at a suitable scale so that all information required the following information:

1. Identification and location of irrigation and drainage system components; automatic watering avatame with also

system components; automatic watering systems with elec-tric clock timers will be used throughout.

2. Construction details, including the specific identification, location, height and architectural elevation of all landscap-

3. A complete planting list, outlining the botanical and common name of all living landscaping material and soil treat-

ment needed.

4. The choice of live landscaping material to be used is discretionary, based on due regard for climatic conditions and watering requirements. However, Public Works Department will have authority to direct types of plantings to be used in parkways or any area where the plantings might impact overhead or underground utilities.

5. Other relevant information as may be required to provide an accurate description of the work to be performed.

(C) The landscape plan shall be processed concurrently with a tentative subdivision map, conditional use permit or site development plan and shall be subject to site plan review in accordance with the provisions contained in this chapter by a landscape architect registered in the State of Nevada on contract with the city.

11-25-4: MAINTENANCE:

(A) Each owner, operator or other person in control of a develop-

(A) Each owner, operator or other person in control of a develop-ment project shall be required at all times to keep all land-scaping materials in good repair and maintenance. This shall include:

All planting areas to be kept free of weeds and debris
 Laws and ground covers to be kept trimmed and/or mow

od regularly.

All planting to be kept in a healthy and growing co-tion. Fertilizations, cultivation and tree pruning are to ion. Fertilizations, cultivation and tree pruning are to be arreid out as a part of regular maintenance. 4. Irrigation systems are to be kept in working condition stment and cleaning of systems should be a part of

5. Stakes, guys and ties on trees should be checked regularly for correct function; ties to be adjusted to avoid creating abrasions or girding to the stems.

11-25-5: SPECIFIC STANDARDS: These specific standards

for areas to be permanently landscaped shall apply to all zones except "R1", "CBD", "CO", "RV" and "S".

(A) All landscaping materials shall be aesthetically and environmentally compatible with the site area.

(B) Of those areas established as minimum site area to be per-

anently landscaped: 1. No more than sixty percent (60%) of the initial landscap-

ing points can be nonliving material.

2. No bare areas, undisturbed or not, shall be included.

3. Slopes of greater than one to four (1-4) shall be terraced aced by a retaining wall if higher than three feet (3') and landscaped.

4. Living landscaping with thorns, spines, poisonous fruit

or berries are not to be used in parkways and commercial areas frequented by the public.

5. A point system, based on one point per square foot of site area to be permanently landscaped (excepting those sites physically within a parking area as defined in Section 11-23-5(D) of this Title, is established to allow flexibility of design and a mix of planting types. Specific points allow ed for each category and suggested list of live landscaping as adopted by resolution of the City Council, shall be available from the community Development Department. Points shall be awarded in the following categories:

(b) Cacti and yucca

(c) Shrubs (d) Ground cover and grass

(e) Colored rock and organic cover, i.e., bark chips

(g) Large rock displays, waterfalls, ornamental stone and metal sculpture may be evaluated by the landscape ar chitect registered in the State of Nevada on contract with the City.

6. Minimum Requirements:

(a) The aggregate point award for all the above categories shall be in the aggregate at least equal to the total number of square feet to be permanently landscaped. (b) There shall be evergreen or deciduous trees in the

amount of: (1) One tree per three hundred (300 square feet of site to be permanently landscaped. (2) Trees shall be of one and one-half inch (11/2") caliper

width at time of planting. (3) Palms shall measure six feet (6'), crown to base, to

qualify as a tree. (4) If over six (6) trees are required, there shall be a mix

of types in equal numbers.
11-25-6: REQUIREMENTS: SPECIFIC ZONES: (A) "R3" Zone

1. All of the site exclusive of any buildings, parking, walkways and other permanently paved areas is to be land-scaped up to two thousand five hundred (2,500) square feet of the site area per unit. Beyond this amount of area, the remainder of the site may be left in a natural, undisturbed state. A landscape plan as required in Section 11-25-3 will be filed. Automatic sprinklers and electric clock timers are not required.

2. For apartments there shall be no less than thirty percent (30%) of landscped site area in grass.

3. The minimum front yard of fifteen feet (15) shall be fully landscaped and if vehicle parking is to be provided behind the front yard in front units, the screening requirements of Section 11-23-5(D)3 shall also apply.

4. If an "R3" development has exterior block walls or fencing, a four and one-half foot (4½) permanently landscaped planter strip, which may include the parkway or easement, containing one tree per thirty (30) lineal feet, shall be maintained between the exterior walls of the development and all public streets.

(B) "MP" and "ME" Zones: 1. A ten foot (10') planter strip, permanently landscaped, which may include the parkway, containing a minimum of one tree per thirty (30) lineal feet, shall be created between

the exterior wall of the development and all public streets. (C) "C1" and "C2" Zones: All permitted and conditional uses within these zones will comply with the following requirements, with the exception of drive-in theaters, which will comply with Section 11-25-6(D), "CM" Zone. 1. All of the site to be developed shall be permanently landscaped except for buildings and hard surface areas.

2. A planter strip of ten feet (10') minimum, containing s minimum of one tree per thirty (30) lineal feet, which may include the parkway, shall be fully landscaped; if vehicle parking is to be provided behind this planter strip in front of the building(s), the screening requirements of Section 11-23-5(D)3 shall also apply.

3. The minimum portion of the developed site to be per

manently landscaped will be not less than ten percent (10%). 4. Razing of structures on a presently nonconforming site, or a major renovation within buildings of greater than twenty five percent (25%) of the building valuation, will require that the site be brought into conformity with the provisions of this Chapter. (D) "CM", and "GM" Zones: All permitted and conditional uses

within these zones shall comply with the following requirements, with the exception of uses identified in Sections 11-13-3(A), 11-13-3(B)1, 11-13-3(D)1, and 11-13-4(A), which will comply with 11-25-6(C).

1. A planter area ten feet (10') wide, which may include the parkway, shall be provided along all public street frontages, permanently landscaped and shall have a minimum of one

tree per thirty (30) lineal feet. 2. If vehicular parking is placed in front of the building and behind the planter area, the parking spaces shall be screened with a three foot (3') high solid masonry wall or dense planting of shrubs of similar height, but the other

aping provisions for parking areas (Section 11-23-5(D) 3. The requirements of Section 11-13-5(B) for screening outdoor storage in "CM" zones, may alternatively, be met by utilizing a six foot (6') chain link fence and appropriate clim-

bing varieties of live planting materials as part of the re-quirement in Section 11-25-6(D)1 above. Lineal masses of shrubs that will achieve a height of four feet (4') to six feet (6') within three (3) years may be used as an alternative. A minimum size of five (5) gallons planted at forty two inch (42") centers is required.

CHAPTER 26 PLANNED UNIT DEVELOPMENTS

SECTION: 11-26-1: Purpo 11-26-2: Zones

11-26-3: Permitted Uses

11-26-4: Minimum Site Area 11-26-5: Standards and Conditions

11-26-5: Standards and Conditions
11-26-6: Concept Map
11-26-7: Application for Tentative Approval
11-26-8: Public Hearing for Tentative Approval
11-26-9: Application for Final Approval
11-26-10: Final Plan not in Substantial Compliance
11-26-11: Change in the Underlying Zone
11-26-12: Substantial Plan Change
11-26-13: Abandonment or Failure to Carry Out Approved Plan
11-26-14: Time Limit of Construction
11-26-14: PURPOSE: In certain instances, the purpose of the zon-11-26-14: Time Lamit of Construction
11-26-1: PURPOSE: In certain instances, the purpose of the zoning regulations and zones, as set forth in this Title, may be
achieved by the development of planned units which do not
conform in all respects with the use patterns designated on

achieved by the development of planned units which do not conform in all respects with the use patterns designated on the zoning map or with the zoning regulations prescribed therefor. A planned unit development may include a combination of different dwelling types and/or a variety of land uses, including public, quasi-public, commercial or industrial uses, as separate or combined developments, which compliment each other and harmonize with existing and proposed land uses in the vicinity. In order to provide for the locations of well-planned developments which conform with the purpose of this Title, although they may deviate in certain respects from the zoning regulations otherwise applicable to the site, the City Planning Commission may recommend and the City Council may approve planned unit developments as overlay zones. Such developments shall meet the objectives of the community development expressed in the Comprehensive Plan of the City.

11-26-2: ZONES:

(A) The establishment of a planned unit development for only residential purposes may be accomplished in an "R" or "ME" Zone and not in any other zone.

(B) The establishment of a planned unit development for residential purposes that includes public, quasi-public and/or commercial areas may be accomplished in any combination of "R", "ME", "C1" or "G" Zones, as required to permit the proposed uses and not in any other zone.

(C) The establishment of a planned unit development for only commercial or industrial purposes, or for combined com-

mercial/industrial purposes may be accomplished in any combination of "C2" or "CM" Zones as required to permit the

proposed uses and not in any other zone.

11-26-3; PERMITTED USES: The use regulations for the underlying zone or zones shall determine the uses permitted in a planned unit development. The proposed uses shall be located in the zone in which they are specifically permitted, except that uses listed as conditional uses need not be subject to procedures set forth in Chapter 30 of this Title.

11-26-4: MINIMUM SITE AREA: A planned unit development shall contain an area of not less than forty (40) acres. 11-26-5: STANDARDS AND CONDITIONS:

(A) Standards of lot area and dimensions, minimum dwelling unit size, site density, yard spaces, height of buildings and structures, number of stories in a building and distances between buildings shall, in the aggregate, be at least equivalent to the requirements prescribed by the regula-

tions for the underlying zone.

(B) Common open spaces shall be provided in an amount equivalent to not less than fifteen percent (15%) of any area designated for residential purposes. The location of the common open space shall be such that it may be incorporated as an integral part of the design concept of the residential area it is intended to serve. Common open space may contain such complimentary structures and improvements as are necessary and appropriate for the benefit and enjoyment of the residents or owners of the development. "Common open space" shall not include:

1. Areas reserved for the exclusive use or benefit of an individual owner or tenant; nor

2. Street, alley easements, drainage easements, overhead utility easements or other public right of way; nor

3. Vehicular drives, parking, loading and storage areas.
(C) The amount of area designated for commercial, industrial or other nonresidential uses shall, in the aggregate, not exceed ten percent (10%) of the area designated for residential

(D) Off-street parking shall be provided in an amount as specified for individual uses in Chapter 23 of this Title. The conversion of a private garage accessory to any dwell-

ing or dwelling group shall not be permitted.
(E) All buildings shall set back at least twenty feet (20') from

the perimeter property lines. The minimum distance between buildings shall be twelve feet (12'). (F) The design standards of the planned unit development, including all streets, shall conform with the subdivis standards set forth in Section 11-39-7 of this Title. All private

streets shall be designed and built to City Standards. (G) No use shall be permitted and no process, equipment or materials shall be employed which are found to be objectionable by reason of odor, dust, smoke, noise, vibration,

illumination, glare or unsightliness (H) The planned unit development and the buildings and ap-purtenant facilities shall be in a single ownership, or under management or supervision of a central authority; or they shall be subject to other supervisory lease or ownership control as may be necessary to carry out the purpoe of regulations relating to the planned unti development

11-26-6: CONCEPT MAP: (A) A property owner or agent thereof may first submit a concept map for review by the Planning Commission, together with preliminary plans showing exterior elevations; the use or uses and the location of proposed buildings and structures; areas to be reserved for vehicular and pedestrian circulation; parking, public and quasi-public uses; architectural sketches depicting the design, bulk and character of the propsed structures and uses, and their physical relationship. Such other pertinent information shall be included as may be necessary to determine that the contemplated arrangement of buildings and uses makes it desirable to apply regulations and requirements differing from those ordinarily applicable under this Title.

(B) The Community Development Director shall refer the contemplated planned unit development to the various departments deemed advisable, requesting their findings and

recommendations. (C) The submission and review of a concept map and the other

plans shall in no way be interpreted as official approval and shall in no way be interpreted to mean that such review satisfied the requirements of a tentative map submission 11-26-7: APPLICATION FOR TENTATIVE APPROVAL: The application for tentative approval of the planned unit develop-

ment shall include a tentative map prepared pursuant to Section 11-39-4 of this Title and a fee in the amount established by resolution of the City Council, and such other information as is reasonably necessary to disclose the following: (A) The location and size of the site and the nature of the pro-

perty owner's interest in the land proposed to be developed.
(B) The density of land use to be allocated to parts of the site to be developed. (C) The location and size of any common open space, including the landscaping thereof, the proposed recreation areas and

s, and the form of organization propo maintain any common open space.
(D) The organization for maintaining the common open space, the procedures for collecting fees to maintain the common

open space and assessing liens to enforce collection of the maintenance fees, and in the event that the organization fails to maintain the common open space, the procedures for the City to undertake the maintenance and assess the properties for the costs. The use and approximate height, bulk and location of

buildings and other structures.

(F) The ratio of residential to nonresidential use.

(G) The proposed grading and drainage pattern.
(H) The proposed method of water supply and proposals for the disposition of sanitary waste and storm water.

(I) The substance of conditions, covenants, grants or eases or other restrictions proposed to be imposed upon the use of land, buildings and structures, including proposed easements or grants for public utilities. The conditions covenants and restrictions (CC&R's) shall restrict the repair, dismantling or servicing of vehicles; require that privatelyowned areas as well as designated "common open space" be maintained in good condition, free of weeds, dust, trash and debris; and provide that any private streets and other paved areas be maintained in good condition free of all holes or other defects, trash or dangerous materials.

(J) The provisions for parking of vehicles and the location and

width of proposed streets and public ways, including the status of street ownership and extra parking for recreational vehicles, and the location of any bicycle pathways and pedestrian walkways.

(K) The relationship of the proposed development to the surroudning area and Comprehensive Plan, and the required modifications in the zoning regulations otherwise applicable

to the subject property.

(L) In the case of plans which call for development over a period of years, a schedule showing the proposed times within which applications for final approval of all sections of the planned unit development are intended to be filed.

11-26-8: PUBLIC HEARING FOR TENTATIVE APPROVAL:

After it has been determined that an application for tentative approval of the planned unit development has been filed in the manner prescribed in Section 11-26-8 of this Chapter, the Planmanner prescribed in Section 11-20-5 of this Chapter, the Fianning Commission shall hold public hearing thereon in accordance with public hearing procedures as set forth in Chapter 35 of this Title. The Planning Commission may continue the public hearing from time to time, but the public hearing shall be concluded within sixty (60) days after the initial hearing date unless the property owner or agent thereof consents in writing to an extension of the time within which the public hearing shall be concluded.

Following conclusion of the public hearing, the Planning Com-Following conclusion of the public hearing, the Planning Commission may recommend tentative approval of the plan as submitted; recommend tentative approval subject to specified conditions not included in the plan as submitted; or recommend denial of tentative approval of the plan. The tentative approval or denial recommendation shall set forth the reasons therefor, including what respects the plan would or would not be in the public interest and findings on the following:

(A) In what respects the plan is or is not consistent with the statement of objectives of the planned unit development.

(B) The extent to which the plan departs from zoning and subdivision regulations otherwise applicable to the site, including, but not limited to, density, bulk and use and the reasons why these departures are or are not deemed to be in the public interest.

(C) The ratio of residential to nonresidential use in the planned unit development.

(C) The ratio of residential to nonresidential use in the planned unit development.

(D) The purpose, location and amount of common open space in the planned unit development, the reliability of the proposals for maintenance and conservation to the common open space, and adequacy or inadequey of the amount and purpose of the common open space as related to the proposed density and type of residential development.

(E) The physical design of the plan and the manner in which the design does or does not make adequate provision for public services, provide adequate control over vehicular traffic, and further the amenities of light and air, recreation

and visual enjoyment.

(F) The relationship, beneficial or adverse, of the proposed planned unit development to the neighborhood in which it pro-

ed to be established.

(G) In the case of a plan which proposes development over a period of years, the sufficiency of the terms and conditions intended to protect the interests of the public residents and owners of the planned unit development in the integrity

of the plan.

After conclusion of public hearing, and a recommendation of tentative approval by the Planning Commission, the application for tentative approval and accompanying tentative map, shall be transmitted, via the Citizens? Development Allotment Evaluation Committee when applicable, to the City Council for review and action. The City Council shall sustain, modify, reject or overrule any recommendation of the Planning Commission and may make such additional findings that are consistent with this Title. If tentative approval is granted, with regard to the plan as submitted or with regard to the plan with conditions, the City Council shall, as part of its action, specify the drawings, specifications and form of performance bond that shall accompany an application for final approval.
11-26-9: APPLICATION FOR FINAL APPROVAL: An ap

plication for final approval may be for all the area included in a planned unit development or to the extent set forth in the tentative approval for a section thereof. Such application shall be accompanied by a final map prepared pursuant to Section 11-39-5 of this Title, and a fee in the amount established by resolution of the City Council.

An application or applications for final approval shall be submitted in accordance with the time schedule approved in granting tentative approval. The accompanying information shall include the drawings, specifications, covenants, easements, conditions and form of performance bond as was set forth by the City Council in granting tentative approval of the planned unit

development. A public hearing on the application for final approval of the planned unit development, or any part thereof, is not required if the plan, or any part thereof, submitted for final approval is in substantial compliance with the plan which has been given tentative approval. The plan submitted for final approval is in substantial compliance with the plan previously given approval, if any modification of the final plan does not:

(B) Vary the proposed ratio of residential to nonresidential use; (C) Involve a reduction of the area set aside for common open

(A) Vary the proposed gross residential density or intensity

space or the substantial relocation of such area;
(D) Substantially increase the floor area proposed for nonresiden (E) Substantially increase the total ground areas covered by

buildings or involve a substantial change in the height of buildings; (F) Substantially modify the location and design of streets or facilities for water and for disposal of storm water and

The application for final approval, and accompanying plan, shall be considered by the Planning Commission to determine if the plan substantially complies with the plan given tentative approval. Having made its determination based upon a finding of facts, the Planning Commission shall make a recommendator

The City Council shall approve an application for final approval of the planned unit development, if after a finding of facts, it is found that the plan is in substantial compliance with the plan given tentative approval.

11-26-10: FINAL PLAN NOT IN SUBSTANTIAL COM-PLIANCE: If the plan, as submitted for final approval, is not in compliance with the plan given tentative approval, the City Clerk shall, within thirty (30) days of the date of the filing of application for final approval, notify the property owner or agent thereof in writing, setting forth the reasons why the final plan is not in substantial compliance. The property owner or agent thereof may:

(A) Consider such notification as a denial of final approval; (B) Refile the final plan in a form which is in substantial compliance with the plan as tentatively approved; or (C) File is writing with the City Clerk a request that the City

Council hold a public hearing on the application for final If a property owner or agent thereof elects to refile the final plan or request public hearing, he may do so on or before the last day of the time within which he was authorized by the granting tentative approval to file for final approval, or thirty (30) days from the date of receipt of such refusal, whichever is the later. The public hearing shall be held within thirty (30) days after the request for public hearing is made by the property owner or agent thereof, and notice thereof shall be given and public hearing shall be conducted in the manner prescribed for the initially submitted application in Chapter 35 of this Title. Within twenty (20) days after conclusion of the public hearing, the City Council shall either grant final approval or deny final approval of the plan. The decision shall be based upon a finding of facts as set forth in Section 11-26-7 of th proved planned unit development shall be identified on the land use zoning map in addition to the underlying zone or zones. 11-26-11: CHANGE IN THE UNDERLYING ZONE: Any planned unit development that includes uses requiring a change in the underlying zone or zones shall be accompanied by an application to amend the land use zoning map. The two (2) applications may be reviewed and heard concurrently and no additional fee need be charged for the zoning map amendment

application.
11-26-12: SUBSTANTIAL PLAN CHANGE: Any request or application for a substantial plan change as described in Section 11-26-9 of this Chapter, shall be processed in the same manner as the initial application and the plan to develop the site

as a planned unit development.
11-26-13: ABANDONMENT OR FAILURE TO CARRY OUT APPROVED PLAN: No further development may take place on the site included in the planned unit development until after the site is resubdivided as prescribed in Chapter 39 of this Title, and is reclassified by an enactment of an amendment to the land use zoning map as prescribed in Chapter 33 of this Title, if:

(A) The planned unit development, or a section thereof, is given approval and thereafter, the property owner or agent thereof abandons the plan or the section thereof as finally approv-

(B) The property owner or agent thereof, fails to carry out the planned unit development within the specified period of time after final approval has been granted.

11-26-14: TIME LIMIT OF CONSTRUCTION: Upon approv-

ing a planned unit development, construction shall proceed as soon as practicable, and if reasonable progress is not being made within a period of one (1) year ending after the date of such approval by the City Council, the Planning Commission may have the owners/developers of the planned unit development explain the delay, and if reasonable progress is not being made within a period of two (2) years ending after the date of said approval, the Planning Commission may initiate proceedings to rezone the area of the planned unit development to the zone or zones in existence prior to the adoption of the planned unit development, or to such other zone or zones as it may deem suitable and appropriate.

CHAPTER 27 RESERVED **CHAPTER 28** RESERVED **CHAPTER 29**

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HOME OCCUPATIONS SECTION: 11-29-1: Purpose 11-29-2: Permitted Home Occupations 11-29-3: Uses That Are Prohibited

11-29-4: Home Occupation Permit
11-29-5: Consideration by Commission
11-29-6: Decision by Commission
11-29-7: Time Limit For Expiration of Home Occupations

11-29-7: Time Land.

11-29-8: Voiding of permit
11-29-9: Business License
11-29-1: PURPOSE: The sole purpose of any Home Occupation
11-29-1: Purpose: The sole purpose of any Home Occupation

11-29-1: PURPOSE: The sole purpose of any Home Occupation Permit shall be to allow a person or persons to conduct a business on a part time basis in an area zoned for residential uses. Home occupations are limited to those uses which may be conducted within a residential dwelling without changing in any way the appearance or condition of the residence. The home occupation shall be clearly incidental and secondary to the use of the property for residential purposes.

11-29-2: PERMITTED HOME OCCUPATIONS: Home occupations that may be permitted in any residential zone, subject to approval of the Planning Commission, include, but are not necessarily limited to, the following:

(A) Artist's and sculptor's studio;

(A) Artist's and sculptor's studio; (B) Authors, writers, technical writers;

(C) Composers and mu

(E) Home arts and craft activity such as the following:

1. Lepidary.

4. Model making;
(F) Office in residence of a minister, rabbi or pricet, architect. engineer, surveyor, or teacher provided the office at the residence is for counsulting only.

11-29-3: USES THAT ARE PROHIBITED: The following uses

by the nature of the investment of operation have a pronounced tendency once started to rapidly increase beyond the limits permitted for home occupations and thereby impair the use and value of a residentially zoned area for residence purposes. Therefore, the uses specified below shall not be permitted as me occupations: auto repair, minor or major; barber or beauty shops; carpentry work; dance instruction; dental offices; dical offices; lawyer's offices; painting of vehicles, trailers, or boats; photo developing; photo studios; private schools with organized classes; radio repair, television repair; upholstering. 11-24: HOME OCCUPATION PERMIT:

(A) Application for a home occupation permit shall be made to the Community Development Department in writing on a form prescribed by the Community Development Department. The application shall be reviewed by the Community Development Department to determine if the application is within the scope of the home occupation criteria.

(B) If the application is in conformance with the Home Occupation criteria, it shall be scheduled for consideration by the Planning Commission upon the applicant complying with

1. Payment of a fee as set forth by resolution of the City Council, with no provision for refund.

2. Submission of a petition indicating approval of the home occupation and bearing the signatures of not less than fifty-one percent (51%) of the property owners within three hun-dred feet (300') radius from the property. 3. If the applicant is not the recorded owner of the property.

the applicant shall submit a written statement from the recorded owner indicating approval of the home occupation permit.

(C) If an application for a home occupation permit is not a cepted by the Community Development Department, the applicant shall acknowledge by signature to the effect that he or she was informed of the reasons therefor. 11-29-5: CONSIDERATION BY COMMISSION: The follow-

ing criteria shall be employed by the Flanning Commission to determine if a home occupation permit should be issued. (A) That said home occupation will not be in competition with an established commercial business in Boulder City.

(B) That said home occupation will not involve any sale of commodities on the premises, except those which are produced on the premises. (C) That said home occupation is clearly incidental and secon-

dary to the use of the property for residential purposes. (D) That said home occupation can be carried on without tangible evidence of same being apparent to the particular (E) That said home occupation will not be detrimental in any

way to public health, safety and welfare or injurious to the neighborhood in which the property in question is located.

(F) That said home occupation shall be conducted entirely by resident occupants and no person not a resident of the premises shall be employed therein.

(G) That said home occupation does not involve the use of any vehicle having a commercial license as defined by the Nevada Revised Statutes.

(H) That said home occupation shall only be conducted in one room of the house. There shall be no outside storage of any kind related to the home occupation.

(i) That there shall be no advertising on the premises. (J) That there are no covenants, conditions and restrictions which would prohibit the conduct of a business at the residence. (K) That the use may increase vehicular traffic flow and parking by no more than one additional vehicle at a time.

(A) The decision of the Planning Commission shall be final unless an appeal therefrom is taken to the City Council as provided for in Chapter 34 of this Title. (B) The decision in the matter shall be mailed to the applicant

at the address shown on the application.
11-29-7: TIME LIMIT FOR EXPIRATION OF HOME OCCUPATIONS:

(A) The initial time limit shall not exceed one (1) year. Said time limit to be granted to the nearest business license expiration date occurring during the year.

(B) Requests for a time extension in one year increments shall be submitted to the Community Development Department in writing, one month prior to expiration.

(C) The request shall be reviewed and an inspection made of the property by the Planning staff to verify continued compliance with the necessary criteria and conditions established with the initial approval. if, in the opinion of the Community Development Department, the applicant has not complied with the necessary conditions, the matter shall be referred to the Planning Commission for consideration to revoke

11-29-8; VOIDING OF PERMIT: The Planning Commission

the conditions set forth in approving the permit.

11-29-9: BUSINESS LICENSE: Any applicant receiving approval of a home occupation permit shall make application for and receive a business license as provided by City Code Section 41-20(C) before commencing with the approved home occupation.

CHAPTER 30

CONDITIONAL USES

SECTION:

11-30-1: Purpose
11-30-2: Planning Commission To Grant Conditional Use Permits
11-30-3: Consideration by Commission

11-30-4: Procedures for Conditional Use Permits

11-30-5: Transfer, Sale, or Assignment of Conditional Use

11-30-1: PURPOSE: In certain zones Conditional Uses are permitted in order to give the zone use regulations of this Title the flexibility necessary to achieve the objectives of the zoning ordinance. Conditional Uses include certain types of community facilities, institutions and public utility installations ap-propriate located in residential, commercial and industrial sones. Because of their unusual characteristics, Conditional Uses require special consideration so that they may be properly inquire special consideration so that they may be properly in-tegrated into the community of uses which may be suitable only in specific locations in a zone, or only if such uses are design-ed or laid out in a particular manner on the site. Conditional Use shall ordinarily be construed as to mean the allowing of an activity as opposed to a variance, which is construed to refer to a physical variation.

11-30-2: PLANNING COMMISSION TO GRANT CONDI-TIONAL USE PERMITS: The appointed members of the Planning Commission may grant Conditional Use Permits in accordance with the procedures of the Planning Commission was grant Conditional Use Permits in accordance with the procedures of the Planning Commission was presented by the Permits in accordance with the procedures of the Planning Commission was presented by the Permits in accordance with the procedure of the Planning Commission was presented by the Planning Commission was prese dance with the procedures as set forth in this Title.
11-30-3: CONSIDERATION BY COMMISSION: In consider-

ing an application for a Conditional Use, the appointed members of the Commission shall give due regard to the nature and conof the Commission shall give due regard to the nature and condition of all adjacent uses and structures, and may impose such requirements and conditions as deemed necessary with respect to location, construction, maintenance and operation of the use, in addition to those expressly provided in this Title for the particular use, as may be necessary for the protection of adjacent properties and which are in the public interest. Before issuing a Conditional Use Permit, the Commission shall determine that the establishment, maintenance and operation of a proposed conditional use will not be detrimental to the health, safety, morals or the senseal welfare of the City.

conditional use will not be detrimental to the health, safety, morals or the general welfare of the City.

In determining whether the application meets the requirements above, the Commissaion shall, as a minimum, consider that satisfactory provisions and arrangements have been made for the following, where applicable:

(A) Density and Character: Density, character and type of development shall be in conformance with the City's Comprehensive Plan and Future Land Use Map.

(B) Compatibility: The compatibility of the development with terrain and surrounding development as to type and size of unit and height shall be considered. The development shall be so located and designed and avoid undue noise, odor, traffic or other nuisances and dangers to abutting property owners.

owners.

(C) Transportation: The City transportation system or streets must be of sufficient width and capacity to serve the demands created by the development.

(D) Utilities: Sewer, water, fire hydrants and other utilities must be available and have capacity to serve the development.

For commercial or industrial development, the quality of the waste water must be in conformance with the City's

Storm water: The capability, capacity and location of the City storm sewer system for serving the development must be considered as well as adequacy of project design to probe considered a vide for storm water.

anning: The development shall be planned and designed

1. Effectiveness of lotting or building layout (street pat-terns, required yards).
2. Orientation of units (setback, open space).
3. Avoidance of environmentally sensitive area (flood plain, steep alopes, unstable soil or drainage areas).

 Consideration of visual resources (view). ng (for privacy and to screen park Landscaping and screening ing or undesirable features).

for undestrance reasures.

6. Provisions of open space areas or private recreation areas.

7. Off-street parking and loading areas where required, with particular attention to noise, glare or odor as they may affect adjoining properties and in conformance with City codes. 8. Ingress and egress to property and proposed structures thereon, with particular reference to auto and pedestrian safety, traffic flow and control and access in case of fire and to refuse collection areas.

(G) Solid Waste: For commercial and industrial development. the capacity to dispose of solid waste, with particular reference to any hazardous wastes generated.

In recommending the granting or denying of a Conditional Use Permit, the Commission shall make written findings which shall specify facts relied upon by the Commission in rendering its decision and in attaching conditions and safeguards, and shall fully set forth wherein the facts and circumstances fulfill or fail to fulfill the requirements of this Section, which may be included in the minutes of the meeting. 11-30-4: PROCEDURES FOR CONDITIONAL USE PER-

MITS: The procedures for filing of application, filing fee, investigation, public hearings, findings and decisions, appeals, conditions, voidance, revocation and extension of time shall be the same as herein provided for Variances as set forth in Chapter 32 of this Title.

11-30-5: TRANSFER, SALE OR ASSIGNMENT OF CONDI-TIONAL USE PERMIT: A Conditional Use Permit is a purely personal privilege, not running with the land, and it shall not be transferred, sold or assigned by operation of law or by action of a party.

CHAPTER 31

NONCONFORMING BUILDINGS AND USES SECTION: 11-31-1: Regulations Governing Nonconforming Buildings and

11-31-1: REGULATIONS GOVERNING NONCONFORMING BUILDINGS AND USES: The lawful use of land or buildings existing at the time of the adoption of this Title may continue although such use does not conform to the regulations set forth

by this Title for the district in which such land or building is located, subject to the following conditions and specifications: (A) A nonconforming use of land shall not be enlarged or increased to occupy a greater area of land than was occupied previous to the date of this Title. No additional structures not conforming to the requirements of this Title shall be

erected in connection with such nonconforming use of land. (B) No nonconforming use of land or use of buildings shall be changed to another nonconforming use. Any nonconforming use of land or building which has ceased by discontinuance or abandonment for a period six (6) months shall thereafter conform to the provisions of this Title.

Any nonconforming structure or building which has been destroyed or damaged by fire, explosion, act of God or in another manner to the extent of fifty percent (50%) or more of its assessed valuation shall thereafter conform to the provisions of this Title. Where more than fifty percent (50%) of the assessed value of the building remains after such damage such structure may be restored to the same nonconforming use as existed before such damage.

(D) Nonconforming structures or buildings may not be enlarged or structurally altered in a way that increase the nonco formity without a variance therefor as defined in this Title, but any structure or portion thereof may be altered or enlarged if the work conforms to the regulations herein. This provision does not apply to a nonconforming use of a building.

(E) The foregoing provisions shall also apply to nonconforming uses in districts hereafter changed by amendment to this Title.

CHAPTER 32 VARIANCES

SECTION:

11-32- 1: Purpose 11-32- 2: Planning Commission to Grant or Deny Variances, Permits

11-32- 3: Limitations on Variances 11-32- 4: Required Conditions for Variances

11-32- 5: Application for Variances and Permits 11-32- 6: Public Hearing

11-32- 7: Planning Commission Action, Findings, Decisions 11-32- 8: Conditions 11-32- 9: Appeals

11-32-10: Voiding or Variance and Permits 11-32-11: Extension of Time for Variance or Permit

11-32-12: Revocation of Variance and Permit 1-32-13: Variance Granted Without Public Hearing 11-32-14: Transfer, Sale, or Assignment of Variance 11-32-1; PURPOSE: The purpose of the Variance is to establish

a procedure which would lessen such practical difficulties and unnecessary physical hardships inconsistent with the objectives of these soning regulations as would result from a strict or literal interpretation and enforcement of certain of the regulations physical hardship relating to property may result from its size, shape or dimensions or the location of existing structures thereon, from geographic, topographic or other physical conditins on the property or in the immediate vicinity, or from popula-tion densities, street locations or traffic conditions in the immediate vicinity. 11-32-2: PLANNING COMMISSION TO GRANT OR DENY

VARIANCES, PERMITS: The appointed members of the Plan-ning Commission shall have the authority, as an administrative or judicial act, subject to the provisions of this Title, to grant or deny, upon such conditions as it may determine, such variances and permits as herein set forth from the provisions of this Title as may be in harmony with its general purpose and intent, so that the spirit of this Title shall be observed, public safety and welfare secured and substantial justice done. 11-32-3: LIMITATIONS ON VARIANCES:

(A) In no case shall a variance be granted to permit a use other than a use permitted in that soning district.

(B) No variance shall be granted which would have the effect of granting a special privilege not shared by other property in the same vicinity and zone, or which is contrary to the public interest.

11-32-4: REQUIRED CONDITIONS FOR VARIANCES:

Before a variance is granted, it shall be shown that:

(A) There are exceptional or extraordinary circumstances or conditions applicable to the property or to its intended use that do not apply generally to the other property or classes of use in the same vicinity and zone.

use in the same vicinity and zone.

(B) Such variance is necessary for the preservation and enjoyment of a substantial property right, possessed by other property in the same vicinity and zone, but which is denied to the property in question.

(C) The granting of such variance will not be materially detrimental to the public welfare or injurious to the property or improvements in such vicinity and zone in which the property is located.

(D) The granting of such variance will not adversely affect, or

(E) The granting of such variance will not adversely affect, or be contrary to, the Comprehensive Plan.

(E) The conditions of situations of the specific piece of property, or the intended use of said property for which the variance is sought, is not of so general or recurrent a nature as to make reasonably practicable the formulation of a general regulation of such conditions or situations. 11-32-5: APPLICATION FOR VARIANCES AND PERMITS:

11-32-5: APPLICATION FOR VARIANCES AND PERMITS:

(A) Application shall be made by the property owner or agent thereof the Community Development Director on forms provided by the City for this purpose.

(B) The application shall be full and complete, including such data as building and site plans, and other informatino required to assure presentation of all pertinent facts to assist in determining the validity of the request.

(C) The filing fee shall be paid upon the filing of a variance or permit application. Amount of the fee shall be set forth by resolution of the City Council as required in Chapter 35 hereof.

11-32-6: PUBLIC HEARING: Upon receipt of the necessary fee and a complete and verified application, the Community Development Director shall set the time and place for the public hearing. Notices and hearing shall be held in accordance with the procedures and requirements as set forth in Chapter 35, except as otherwise provided in Section 11-32-13 of this Chapter. 11-32-7: PLANNING COMMISSION ACTION, FINDINGS, DECISIONS.

DECISIONS:

(A) The appointed members of the Planning Commission may cause to be made such investigation of facts bearing on the application as will provide the necessary information to assure that the action on each such application is consistent with the intent and purpose of this Title.

(B) Within thirty (30) days from the date of hearings on such application, the Planning Commission shall, unless it adopts a motion for another public hearing or continuance thereon, make its findings and determination.

(C) A written report of the decision of the Planning Commission shall be forwarded to the applicant and filed with the City Council within five (5) days after the Commission has reached a decision.

11-32-8: CONDITIONS: The Planning Commission, in granting

11-32-8; CONDITIONS: The Planning Commission, in granting

a variance or permit, may establish reasonable conditions and such evidence and guarantees as it deems necessary to insure that the conditions will be complied with, which in the opinion of the Commission, shall assure the intent and purpose of this Title

11-32-9: APPEALS: (A) An appeal to the City Council may be made of the action of the Planning Commission as provided for in Chapter 34

of this Title (B) If no appeal from the action of the Planning Commission is filed with the City Council within five (5) calendar days after receipt of notice of the Planning Commission's deci-sion, such decision and action shall be final. 11-32-10: VOIDING OF VARIANCE AND PERMITS: Each

variance or permit granted under the provisions of this Chapter shall become null and void unless: (A) The construction and/or use authorized by such variance

or permit has been commenced within one hundred eighty (180) days after the granting of such variances and pursued diligently to completion.

(B) The occupancy of land or buildings authorized by such

variance or permit has taken place within one hundred eighty (180) days after the granting thereof. 11-32-11: EXTENSION OF TIME FOR VARIANCE OR PER-

MIT: Extensions of time limits as set forth in Section 11-32-10 hereof may be granted by the Planning Commission upon the howing of good faith and effort by the application to comply therewith and failure to so comply by reason of conditions beyond the applicant's control

11:32-12: REVOCATION OF VARIANCE AND PERMIT (A) Any variance or permit, currently in effect or issued under the terms of this Title shall be subject to temporary revocation by the Community Development Director on any one or more of the following rounds: The approval was obtained by fraud.

2. The permit or variance granted is being or recently has been exercised contrary to the terms or conditions of such approval or in violation of any statute, ordinance, law or

3. The use for which the approval was granted was so exercised as to be deterimental to the public health or safety, r so as to constitute a nuisance

(B) The Community Development Director shall send a notice of any revocation to the permittee's last known address and copy shall be filed with the Planning Commission. Such notice shall be in writing, state the name of the permittee, location of property, permit number, nature of the violation, state whether the revocation is automatic or temporary, and advise the permittee that he may be heard by the Plan ning Commission, with date, time and place of meeting indicated thereon, if he wishes to be heard on such matter.

(C) The Planning Commission shall have the authority to determine whether or not such temporary revocation shall be sustained and the variance or permit shall be revoked, withdrawn or discontinued, or whether such variance or permit shall be modified. Such revocation, withdrawal, discontinuance or modification shall be duly made and carried by motion of the appointed members of the Planning Commission and spread upon the minutes of the Commission after the permittee has been given an opportunity to be heard on the matter.

11-32-13: VARIANCE GRANTED WITHOUT PUBLIC HEARING: Notwithstanding any other provision of this Chapter, the Planning Commission may, if it so elects, act on the following without a public hearing as required by this Chapter, in which case no filing fee shall be required:

(A) Permit minor variance modifications, not to exceed ten percent (10%) of the original requirements, as to height, area, width and depth, when it is shown that such modification is consistent with required conditions for granting a variance as set forth in Section 11-32-4 hereof.

(B) If the application for a minor variance modification is for an encroachment into the side yard or rear yard for an improvement or building which was constructed at least two (2) years prior to the date of the minor variance application, it may be approved by the Building Official without review and approval of the Planning Commission

(C) In the event the applicant is dissatisfied with the order requirement, decision or determination made by the Building Official, or his authorized representative, an appeal may be made to the Planning Commission in accordance with the provisions of Chapter 34 of this Title.

11-32-14: TRANSFER, SALE, OR ASSIGNMENT OF VARIANCE: A variance may be assigned or transferred if the exceptional or extraordinary circumstances or conditions applicable to the property still exist and a practical difficulty or unnecessary physical hardship would result if the variance was revoked.

CHAPTER 33 AMENDMENTS

SECTION:

11-33- 1: Purpose 11-33- 2: Initiation of Amendment

11-33- 4: Public Hearing

11-33- 5: Action by Planning Commission

11-33- 6: Submission of Recommendation to Council 11-33- 7: Appeal Upon Denial of Application by Commission 11-33- 8: Action by Council; Notice of Public Hearing

11-33- 9: Findings by Council 11-33-10: Effect of Denial of Application

11-33-1: PURPOSE: This Title may be amended by changing the boundaries of a zone, the classification of land, or any other provisions hereof to promote the health, safety, morals or the general welfare of the City. 11-33-2: INITIATION OF AMENDMENT: Initiation of amend-

ments to these zoning regulations and zoning map may be initiated by the City Council, the City Planning Commission or the owner or bona fide agent of the property involved. 11-33-3: APPLICATION:

(A) Submission: An application by an individual for an amendment shall be made to the Community Development Director on forms provided by the City, and shall be accompanied by such maps, drawings and data as may be required and necessary to demonstrate that the proposed amendment is in general conformance with the Comprehensive Plan and promotes the health, safety, morals, or the general welfare of the City.

(B) Information: An accurate legal description and scale draw ing of the land and existing improvements shall be submitted with the application.

(C) The application shall be reviewed by the City Engineer in accordance with Section 11-40-8.3(D) of the Boulder City Code and a report prepared. The report shall be filed with the City Clerk prior to the application being presented for action by the Planning Commission.

11-33-4: PUBLIC HEARING: Upon receipt of the necessary filing fee, and a complete and verified application, the Community Development Director shall set the time and place for public hearing. Notices and hearings shall be held in accordance with the procedures and requirements as set forth in Chapter 35 of this Title.

11-33-5: ACTION OF PLANNING COMMISSION: If, at the conclusion of the hearing, the Commission decides to recommend an amendment to this Title, said recommendation shall be by resolution of the Commission, 11-33-6: SUBMISSION OF RECOMMENDATION TO COUN-

CIL: A copy of any recommended amendment shall be submitted to the City Council and shall be accompanied by a report of findings, summary of hearings and recommendations of the

11-33-7: APPEAL UPON DENIAL OF APPLICATION BY COMMISSION: In the event that the Commission re denial of the application of any portion thereof, the applicant may appeal said determination to the City Council.

11-33-8: ACTION BY COUNCIL: NOTICE OF PUBLIC HEAR-

ING: After receipt of a copy of any recommended amendment from the Commission and before adopting any amendment, the City Council shall set the matter for public hearing and shall give notice of the time and place of the hearing, as prescribed by State law and City ordinances.

give notice of the time and place of the hearing, as prescribed by State law and City ordinances.

11-33-9: FINDING BY COUNCIL: In order to amend this Title, the council shall find the following:

(A) That the proposed amendment is in general conformance with the adopted Comprehensive Plan for the City.

(B) That the proposed amendment promotes the health, safety, morals or the general welfare of the City.

In determining the above stated, the deliberating body shall consider, but is not limited to, the following factors: Present land use; present zoning in adjacent areas; impact on traffic; impact on utilities; noise; drainage; and character of existing neighborhoods.

11-33-10: EFFECT OF DENIAL OF APPLICATION: In case

11-33-10: EFFECT OF DENIAL OF APPLICATION: In case an application for an amendment to this Title is denied, said application shall not be eligible for reconsideration for one year following such denial. A new application affecting or including all or part of the same property must be substantially different from the denied application to be eligible for consideration within one year of denial of the original application.

CHAPTER 34 APPEALS

SECTION:

11-34-1: Pu

11-34-2: Rights of Appeal 11-34-3: Appeal Form and Content 11-34-4: Time for Filing

11-34-5: Hearing Data and Notice 11-34-6: Authority and Action by Council

11-34-1: PURPOSE: The purpose of appeal procedures is to provide recourse in the event that the appellant is dissatisfied with any order, requirements, permit, decision or determination made by the City Manager, or his authorized representative, or Planning Commission, as applicable, in the administration or enforcement of this Title forcement of this Title.

11-34-2: RIGHTS OF APPEAL: Any order, requirement, decision, determination, interpretion or ruling made by the City Manager, or his authorized representative, or Planning Com-mission, as applicable, in the administration or enforcement of the provisions of this Title may be appealed therefrom by the appellant. The taking of an appeal stays proceedings in the matter appealed from until the determination of the appeal.

(A) An appeal from any order, requirement, deicision, determina-tion or interpretation by the City Manager, or his authorized representative, shall be made to the appointed members of the Planning Commission in accordance with the provisions of this Chapter.

11-34-3: APPEAL FORM AND CONTENT: Notice of appeal shall be in writing and shall be filed in the office of the City Clerk upon forms provided. An appeal from any order, require ment, decision, determination or interpretation by th City Manager, or his authorized representative, or Planning Commission, as applicable, in the administration or enforcement of the provisions of this Title must set forth specifically:

(A) Wherein there was an error or abuse of direction. (B) The particular wherein the application did meet or did not meet, as the case may be, those qualifications, standards or criteria as set forth in this Title as being a prerequisite

for such proposal.
11-34-4: TIME FOR FILING: Any appeal shall be filed within five (5) calendar days after receipt of notice of the decision

11-34-5: HEARING DATE AND NOTICE: Upon receipt of the notice of appeal, the Planning Commission or the City Council, which ever is applicable, shall set the matter for hearing and give notice of the date, time and place thereof to the appellant, to the respondent and to any other interested party. Such hearings shall be set for the next regular meeting of the Planning Commission or City Council or a special meeting may be called for the purpose of such hearing. No other notice thereof need be required, except that the City Council may hold a public hearing if it deems necessary in the public interest. 11-34-6: AUTHORITY AND ACTION ON APPEALS:

(A) Upon hearing and appeal, the Planning Commission or City Council shall consider the record and such additional evidence as may be offered and may affirm, reverse or modify in whole or in part the order, requirement, decision, determination, interpretation or ruling appealed from, or make and substitute such other or additional decision as it may find warranted under the provisions of this Title.

(B) Not later than five (5) calendar days after final action on such appeal by the Planning Commission or City Council, notice of the decision shall be mailed to the appellant and recorded in the files of the Planning Commission or the City Council. The decision of the City Council on such matters shall be final.

CHAPTER 35 FEES, NOTICES AND HEARINGS

SECTION: 11-35-1: Fees 11-35-2: Notice of Hearing 11-35-3: Hearings

(A) Amount of Fees: The City Council shall, by resolution, fix the amount of fees for application permits required or authorized by this Title. The fees included with said resolution shall include, but not be limited to the following: 1. Amendments.

2. Variances. 3. Home Occupations. Conditional Use Permits. 5. Planned Unit Development Permits. (B) Collection of Fees: Before the acceptance of filing for any application herein mentioned, the Community Development

and collected, the fee in the amount so fixed. Said fee shall be deposited in the general fund of the City. (C) Waiver of Fees: A fee required under his Title may be waived by the City Council for any public body, district or agen-cy of the Federal, State, County or Municipal government.

Director shall charge and collect, or cause to be charged

11-35-2: NOTICE OF HEARING: (A) Notices shall be posted not less than ten (10) days prior to the date of the hearing by the Planning Commission. Said notices are to be posted in front of the property under consideration, and in such other places as to insure adedred feet (300') in each direction from said property. Said notice shall state the name of applicant, nature of request, location of property, time and place of hearing, and shall advise that persons wishing to be hard on such matter may attend and be heard.

(B) Notice shall be mailed not less than ten (10) days prior to the date of such hearing to:

1. The applicant; 2. Each owner of real property located with 300 feet of the property in question.

3. If a mobile home park is located within 300 feet of the

property in question, each tenant of that mobile home park; 4. Any advisory board which has been established for the

affected area by the governing body.

Such notice shall contain the same information as is required in a posted notice as above described. Notice of the time and place of each hearing shall be given by at least one publication in an official newspaper, or a

newspaper of general circulation, in the City, at least ten (10) days before the day of such hearing.
11-35-3: HEARINGS: (A) Setting Date of Hearing: All proposals for amendments, variances, home occupations, conditional use permits or planned unit development permits which require a hearing as set forth by this title, shall be set by the Community Development Director. Such hearings shall be set not less than fifteen (15) days, nor more than sixty (60) days from

the time of filing of completed application or adoption of such resolution of the making of such motion. such resolution of the making of such motion.

(B) Public hearings as provided for in this Chapter shall be conducted before the Planning Commission. The Planning Commission may establish its own rules for the conduct of public hearings and it is hereby empowered to administer oaths to any person testifying before it.

(C) Summary of all peritinent testimony offered at a public hearing and the names of persons so testifying shall be recorded and made a part of the permanent files of the case under consideration.

and made a part of the permanent files of the case under consideration.

(D) If, for any reason, testimony on any case set for public hearing cannot be completed on the day set for such hearing, the presiding member at such public hearing may, before the adjournmeten of recess thereof, publicly announce het time and pales to and at which said hearing will be continued without recourse to hte form of public notice as provided for in the first instance by this Chapter.

(E) Upon the completion of a public hearing, the Planning Commission shall, not later than thirty-five (35) days thereafter, render its decision on the matter so heard. Failure to so act within said thirty-five (35) days shall serve to automatically and immediately refer the whole matter to the City Council for such action as it deems warranted under the circumstances. In the event of such failure on the part of the Planning Commission, the Community Development Director shall immediately deliver to the City Council all the records of the matter involved.

(F) The Planning Commission shall announce and record its action in the official records of the Planning Commission upon which it bases its decision.

(G) Not leter than five (5) days after final action by the Planning Commission on an application, the decision in the matter shall be mailed to the applicant at the address shown upon the application, of the Planning Commission in the matter shall be mailed to the Planning Commission in the address shown upon the application.

upon the application.

(H) The decision of the Planning Commission in the administrative matters of granting or denying shall be final, except when appealed. In the event of an appeal to the City Council, the procedures as set forth in Chapter 34 shall be

CHAPTER 36 ENFORCEMENT

SECTION:

11-36-1: Enforcement 11-36-2: Abatement 11-36-3: Application of Remedie 11-36-4: Penalty for Violations 11-36-5: Interpretation

11.36.6: Applicability
11.36.1: ENFORCEMENT: The Community Development Director shall thereto, and all departments, officials and public simployees of the City vested with the duty or authority to issue permits shall conform to the provisions of this Title and shall issue no permit, certificate or license for uses, buildings or purphoes in conflict with the provisions of this Title; and any such certificate or license issued in conflict with the provirmits, certificate or license issued in conflict with the provi-us hereof shall be null and void. It shall be the duty of the Building Official of the City to enforce all the provisions of this Title

11-36-2: ABATEMENT: Any building or structure hereafter set up, erected, built, moved or maintained or any use of property hereafter contrary to the provisions of this Title shall be, and the same is declared to be, unlawful and a public nuisance, and the Same is decisared to be, unlawful and a public huisance, and the City may immediately commence action or actions, proceeding or proceedings for the abatement thereof in a manner provided by law and shall take such other steps and shall apply to such court or courts as may have jurisdiction to grant such yelief as will abate or remove such building, structure or use and restrain and enjoin any person from setting up, erecting, building moving and maintaining any such building, or strucare, or using any property contrary to the provisions of this

14-36-3: APPLICATION OF REMEDIES:

(A) All remedies provided herein shall be cumulative and not

(B) The issuance or granting of a building permit, or approval of plans or specifications under the authority of the Building Code, shall not be deemed or construed to be a permit for

or an approval of any violation of any of the provisions of this Title or any amendment thereto, or of any other law.

14-36-4: PENALTY FOR VIOLATIONS: Any person violating any of the provisions of Title 11 of the City Code shall be deemed guity of a separate offense for each and every day or portion ereof during which any violation of any of the provis this Code is committed, continued or permitted, and upon conviction of any such violation, such person shall be punish by a fine of not more than the maximum amount authorized by the applicable provisions of the Nevada Revised Statutes for criminal misdemeanor fines, or by imprisonment for not ore than six (6) months, or by both such fine and imprisonment. 14-36-5: INTERPRETATION: Interpreting and applying the provisions of this Title, the minimum requirements shall be held to. Where this Title imposes a greater restriction than is imposed or required by other rules or regulations or by other ordinances, the provisions of this Title shall control.

11-36-6: APPLICABILITY: The provisions of this Title are applicable not only to private persons and organizations but also to all public agencies and organizations to the full extent that they may be, now or hereafter, enforceable in connection with the activities of any such public agency or organization. CHAPTER 37

8/20/87

RESERVED **CHAPTER 38** RESERVED **CHAPTER 39**

SUBDIVISION REGULATIONS

SECTION: 11-39- 1: General Regulations

low

11-39- 2: Definitions

11-39- 3: Preliminary Subdivision Maps

17-39- 4: Tentative Subdivision Maps 11-39- 5: Final Subdivision Maps

11-39- 6: Parcel Maps

41-39- 7: Subdivision Design Standards

11-39- 8: Improvements Required to Serve Lots 11-39- 9: Exceptions

11-39-10: Appeals

11.39-11: Fees

41-39-12: Bonds and Deposits 11.39-13: Voidable Conveyances

11-39-14: Single Tract or Parcel

11-39-1: GENERAL REGULATIONS:

(A) Authority: This Chapter is adopted pursuant to the Planning and Zoning Act of the State of Nevada and to any other authority provided by law or as such statutes may be amended. The provisions of this Chapter are in addition to the regulations of the Planning and Zoning Act of the State of Nevada and are supplemental thereto. (B) Applicability: The provisions of this Chapter shall apply

to the subdivision, or, to other divisions of land for any purpose whatsoever. These requirements include subdivi sion, resubdivision, or parcel maps as hereinafter defined. *(C) Purpose: The purpose of this Chapter is to regulate the division of land and to prescribe certain improvements which are needed in consequence of the division of land in order to promote public health, safety, convenience and general welfare; to guide the development of land in a manner consistent with general community objectives as set forth in the Comprehensive Plan; to provide lots of sufficient size, adequate improvements and facilities, and appropriate design for the purpose for which they are to be used; to stion and safety haza mize traffic co

in implementing the Comprehensive Plan of the City.

(D) Comprehensive Plan: The Comprehensive Plan shall guide the development and use of all the land within the corporate boundaries of the City. The type and intensity of land use as shown on the Comprehensive Plan shall be used as a guide to determine the character of land division, including lot size and arrangement, and the type and extent of streets, roads, highways, utilities, public and other facilities that shall be provided by the subdivider.

(E) Precise Plans and Zoning Ordinance: All division of lands shall conform with applicable precise plans adopted by legal procedures for the purpose of effectuating the Comprehen-sive Plan. All divisions of land shall conform with the requirements of the zoning regulations of the City; provided, however, that where these regulations impose higher standards, the requirements of this Chapter shall prevail. All divisions of land shall conform to the requirements of the Flood Hazard Reduction Plan, Chapter 40 of this Title. (F) Planning Commission: The Planning Commission of the City is hereby designated as the Planning Commission with respect to subdivisions, as provided by the Planning and ect to subdivisions, as provided by ing Act of the State of Nevada, and shall have the power and duties with respect to subdivisions and other divisi-of land as specified in said Act and in this Chapter.

1. Subdivision of five (5) and more parcels shall follow the procedure as outlined in Sections 11-39-3, 11-39-4 and 11-39-5

2. Parcel maps of four (4) or less parcels shall follow the procedure as outlined in Section 11-39-6 of this Chapter. 3. All subdivision shall follow the procedures as outlined in Chapter 40 of this Title.

*11-39-2: DEFINITIONS: For the purposes of applying the requirements of this Chapter, the following terms, are defined:
**WA) All the definitions as set forth in Section 11-1-3 of this Title. (B) AS BUILT DRAWINGS: Drawings or plans which show and delineate any and all changes from the approved plans which occurred during the construction and installation of

the subdivision improvements.
(C) BLOCK: A tract of land within a subdivision entirely bounded by streets, highways or ways, except alleys, or by streets, highways or ways, except alleys, and the exterior boundary or boundaries of the subdivision.

(D) CITY SPECIFICATIONS AND STANDARDS: The specification of design, materials and construction standards as recommended by the City Engineer and approved by the

(E) CUL-DE-SAC: A minor street with only one outlet and which provides for an adequate turning area for vehicular traffic

at its terminus.

(F) FINAL MAP: A map prepared in accordance with the provisions of the Planning and Zoning Act of the State of Nevada and with the provisions of this Chapter, which map is to be placed on record in the office of the County Recorder as the approved design for a subidivision.

(G) OWNER: Any individual, firm, association, syndicate, copartmership or corporation having sufficient proprietary interest in the land sought to be subdivided, to commence and maintain proceedings to subdivide the same under this Chapter.

(H) PARCEL MAP: Any real property improved or unimpoved or portions thereof shown on the last preceding tax roll as a unit or as contiguous units which is divided for the purpose of sale, lease or transfer of all or any parts thereof, whether immediate or future, into four (4) or less lots or parcels.

PLANNING AND ZONING ACT OF THE STATE OF NEVADA: Chapter 278 of the Nevada Revised Statutes entitled "Planning and Zoning."

(J) ROADWAY: That portion of a street right of way intended to accommodate vehicular traffic.

(K) SERVICE ROAD: A street adjacent to a freeway, major or primary street, and separated therefrom, that provides the primary means of vehicular and pedestrian access to

abutting properties.
(L) STREET OR STREET RIGHT OF WAY: The total area dedicated or to be dedicated for public use and which includes a street, highway, thoroughfare, parkway, road, venue, drive, lane, boulevard, place or however designated,

but not including alleys.
(M) SUBDIVIDER: The individual, firm, association, syndicate, partnership or corporation commencing proceedings under this Chapter to effect a subdivision of land hereunder for himself or for others.

(N) SUBDIVISION: Any land, vacant or improved, which is divided or proposed to be divided into five (5) or more lots, parcels, sites, units, plots, separate interests or interests in common, for the purpose of any transfer, development or any proposed transfer or developmentn; unless exemp-ted under the provisions of the Nevada Revised Statutes. 11-39-3: PRELIMINARY SUBDIVISION MAPS;

(A) Preliminary Map Filing: Prior to the filing of a tentative map, the subdivider shall submit to the Community Development Director a preliminary map, together with plans, exterior elevations and other information sufficient to describe the physical features and the contemplated develo

(B) Review and Referral: The Community Development Director shall refer the contemplated subidivision to the various departments deemed advisable, requesting their findings and recommendations. The Community Development Director shall report directly to the subdivider the findings and recommendations of the various departments and the Planning Commission as soon as practicable.

(C) Compliance: In addition to the findings and recommendations as set forth in subsection (B) herein, the Community Development Director shall make recommendations to the subdivider regarding the conformity of the preliminary map and other plans with the provisions of this Chapter other applicable ordinances, and regarding pos provements in the design of the preliminary map. The Community Development Director shall also recommend consultation by the subdivider with other appropriate and interested public and private agencies.

(D) Review: The submission and review of a preliminary map and the other plans shall in no way be interpreted as official approval and shall in no way be interpreted to mean that such review satisfies the requirements of a tentative map submission or approval.

11-39-4: TENTATIVE SUBDIVISION MAPS:

(A) Tentative Map Preparation: The subidividers shall cause a tentative map to be prepared by a professional perso or persons competent to compile the necessary data in full compliance with the requirements of this Chatper and the Planning and Zoning Act of the State of Nevada. Said map shall be clearly and legibly drawn at an adequate scale in order to show all the necessary details of the proposed subdivision with accuracy and clarity.

If protective covenants and deed restrictions (CC&R's) are to be enforced in the subdivision, a copy of said covenants and restrictions shall be filed with the tentative map for review and approval in accordance with the proce prescribed in this Chapter. When the covenants and restrictions have been accepted by the City Council, the subdivide shall file same in the office of the County Recorder of Clark County, Nevada, and a copy of the recorded covenants and restrictions shall be filed thereupon in the office of the City

(B) Tentative Map Requirements: The tentative map shall contain the following information:

1. Subdivision number and name. A subdivision number shall be assigned by Boulder City. A subdivision name may be proposed by the subdivider.

2. The map shall show the proposed subdivison in its entirety, and at a suitable scale so that all information required thereon is clear and legible. Where necessary, a legend shall be shown clarifying all marking and lines delineated on the

3. The date of preparation and the map scale shall be clearly

4. The lettering shall be so placed as to read from the bottom or right-hand side of the sheet, and the north point shall be directed away from the reader.

5. The map shall be so made and shall be in such condition when filed that legible prints and negatives can be made

6. Names, addresses and telephone numbers of recorded owners, subdivider and person or persons who prepared the 7. Sufficient legal description of the land to describe the

location, including exterior subdivsion boundary dimen 8. Locations, names, present widths, and improvements of adjacent streets. 9. The names and numbers of adjacent subdivisions, in-

cluding lot and block numbers. 10. Locatin and widths of proposed streets and highways as shown on any precise plan and/or the Comprehensive Plan. 11. The location, names, approximate grades, and widths of all streets and alleys within the proposed subdivision.

12. Contour lines of the entire subdivision, having the following intervals: (a) Two foot (2') contour intervals for ground slopes between level and eighty percent (80%). (b) Ten foot (10') contour intervals for ground slopes ex-

ceeding eighty percent (80%). 13. The approximate width and location of all easements

for drainage, sewage, public utilities and other purposes. 14. Approximate radii of all curves. 15. The approximate lot layout, lot number and approximate

dimensions of each lot. 16. A map indicating plans for the development of the entire area if the proposed plat is a portion of a larger holding intended for subsequent development.

17. The location and outline, to sale, of such building or other structure within the proposed subdivision, noting whether or not such building or structure is to be removed or remain the development of the subdivision, and other physical features which would influence the layout of design. 18. Approximate location of areas subject to inundation or storm water overflow, and the location, widths and direction of flow of all watercourses and proposed storm water drainage and facilities. Location, dimensions, grade and capacity of all drains to carry storm runoff that reach

the proposed development as well as that which falls within the proposed development.

19. Sources and availability of water supply, proposed size and location of water mains, and proposed location of fire hydrants.

20. Proposed method of sewage disposal.

21. Proposed use of property.
22. A blank space of eight (80) square inches in area, of

suitable shape for certificates, conditions, approvals, etc. 23. A vicinity or key map showing the relation of the subdivision to the area in which it is located. 24. A statement regarding protective covenants and deed

restrictions which the subidivider intends to enforce. Tentative Map Filing:

1. The subdividers shall submit to the Community Develop

ment Director twenty (20) copies of the tentative map ac-companied by the prescribed filing fee and twenty (20) copies of the statements and materials required to accompany the 2. The tentative map shall be accepted for filing if it is in full compliance as to form, information and statements re-

quired to be furnished therewith in accordance with the terms of this Chapter, and if the prescribed filing fees have been paid. The time of filing the tentative map shall be when the map is accepted by the Community Development Director. 3. The tentative map shall be filed at least sixteen (16) days

prior to the meeting date of the Planning Commission at which approval is requested.

(D) Distribution: Within seven (7) days of the filing of the ten tative map, the Community Development Director shall transmit a copy of said map, together with accompanying data, to the City Engineer, Fire Chief, gas and utilities com-

data, to the City Engineer, Fire Chief, gas and utilities companies involved and to other appropriate public agencies of utility companies as may be deemed necessary.

(E) Reports on Tentative Map: Each of the public agencies, departments, districts and utility companies shall, within ten (10) days after the map has been transmitted, forward to the Community Development Director a written report of its findings and recommendations thereon. The failure of any officer, department, district, agency or utility company to report to the Community Development Director in writing within ten (10) days shall be interpreted to mean that the proposed subdivision is acceptable as submitted. Upon the receipt of such reports or within five (5) days following the expiration of the aforementioned ten (10) day waiting period, the Community Development Director shall submit the tentative map, along with all such reports and recommendations to the Planning Commission.

(F) Planning Commission Action on Tentative Map: The Planning Commission shall review all reports and recommendations and within forty-five (45) days after the filing of the

tions and within forty-five (45) days after the filing of the tentative map with the Commission, unless such time is extended by agreement with the subdivider, shall approve, conditionally approve or disapprove the tentative map.

Time Extension for Acting on Tentative Map: The time limit
for acting and reporting on a tentative map may be extended upon mutual consent of the subdivider and the Planning

Commission.

(H) Notification: Notice of Planning Commission's approval, conditional approval or disapproval shall be reported in writing to the subdivider. If the conditionally approved tentative map varies considerably from the submitted tentative map, the Planning Commission may require that the subdivider prepare and submit revised copies incorporating the approved changes for certification in accordance with the procedures established in subsections (C), (D) and (E) of this Section.

(I) Revised Tentative Map: Any revised tentative map or por-tion thereof, filed as a condition of approval or otherwise, shall comply with the requirements in effect at the time such revised map is considered by the Planning Commis-sion. The approval of conditional approval by the Planning Commission of a revised tentative map shall nullify all

previous designs thereof.

(J) Withdrawal of Tentative Maps: Any subdivider of property upon which a tentative map has been filed may withdraw such map at any time prior to the action by the Planning Commission and the City Council. Notice of such request shall be made in writing. The Community Development Director shall notify each office, department, district, agent or utility company from which a report has requeste such tentative map. Upon completion of such notification the tentative map shall be officially withdrawn. No refund of filing fees shall be made on withdrawn tentative maps.

(K) Council Review and Action: Within ten (10) days of the action of the Planning Commission, the City Clerk shall transmit to the City Council a copy of the tentative map, the reports of the City staff and the reports received from other public and private agencies, together with the Planning Commission's action on said tentative map. The City Council shall review the tentative map, reports and Plann ing Commission's action and within ten (10) days shall sustain, modify, reject or overrule any recommendations or rulings of the Planning Commission and may make such findings as are not inconsistent with the provisions of this Chapter and the Planning and Zoning Act of the State of

(L) Notification of City Council Action: The Community Development Director shall notify the subdivider, the City Engine and other agencies and departments as deemed advisable of the action of the City Council.

(M) Time Extension on Approved Tentative Maps: The City Council may grant an extension of time not exceeding one year beyond the one year as allowed by Section 11-39-5 below for the filing of the final map. Application for such extension shall be made to the City Council in writing.

11-39-5: FINAL SUBDIVISION MAPS:

(A) Preparation of Final Map:

1. Within one year after approval or conditional approval of the tentative map by the City Council, the subdivider may cause the subdivision, or any portion thereof which is determined by the City Engineer to be a logical unit of the tentative map, to be surveyed and a final map be prepared and filed with the City Engineer with the prescribed fees. The survey and final map shall be made by a licensed land surveyor. The final map shall conform with the tentative map as approved or conditionally approved and shall com-ply with all the provisions of this Chapter and the Planning

and Zoning Act of the State of Nevada.

2. If the subdivider fails to record a final map for any portion of the tentative map within one year after the date of approval of the tentative map by the City Council, or within one year after the date of approval by the City Council of the most recently recorded final map, all proceedings concerning the subdivision are terminated.

3. The City Council may grant an extension of not more than one year for the presentation of any final map afer the one year period for presenting the entire final map or next successive final map has expired.

(B) Form of Final Maps:

1. The final map shall be drawn with black waterproof India ink on tracing cloth of good quality, and the affidavits, certificates and acknowledgments shall be legibly stamped or printed upon the map with opaque ink. Said certificates, acknowledgments and affidavits shall be signed with black waterproof ink.

2. The size of each sheet shall be twenty four inches by thirty two inches (24" x 32"), upon which a marginal line shall be drawn comppletely around each sheet, leaving an entirely blank margin of one inch (1") at the top, bottom and right edges, and a two inch (2") margin at the left edge along the twenty four inch (24") dimension.

3. The scale of the map shall not exceed one hundred feet (100') to the inch, and where necessary, a legend shall be shown, clarifying all markings and lines delineated upon 4. A blank space, two inches by three inches (2" x 3") shall

be reserved at the lower right-hand corner of the map for stamp of approval and recording by the office of the Clark 5. Each sheet shall be numbered, the relation of one sheet

shall be set forth on each sheet. 6. The subdivision number, and name if designated, scale, north point and date of preparation shall be shown on each

to another clearly shown, and the total number of sheets

7. The lettering shall be so placed as to be read from the bottom or right-hand side of the sheet, and the north point

shall be directed away from the reader. 8. The map shall be so made and shall be in such condition when filed that legible prints and negatives can be made

therefrom Title Sheet: The title sheet shall be page number one and shall contain the following information:

1. Title, comprising the subdivision number, followed by the name if designated.

2. Below the title shall be a subtitle consisting of a general description of all the property being subdivided by reference to recorded deeds or maps which have been recorded, or by reference to the plat of a United States Survey. References to tracts and subdivisions in the description must be worded identically with original records, and reference to book

and page numbers of record must be complete.

The words "Boulder City, Clark County, Nevada" shall appear before the general description subtitle. 3. Affidavits, certificates, acknowle

acceptances, dedications and notarial seals as required by law and this Chapter.

4. The basis of bearings used in the survey.

5. Where size of the subdivision permits, in lieu of a title sheet, the information prescribed above may be shown on the same sheet as the final map.

(D) Information on Final Map: The final map shall clearly and

legibly show the following information:

1. The boundary of the subdivision designated by a one-sixteenth inch (1/16") border of blue watercolor applied on the reverse side of the tracing and inside the subdivision boundary line. Such border shall not obliterate any figures or other date.

2. Survey date including:

(a) All monuments, stakes and other evidences found, set, reset or replaced, describing their kind, size and

(b) The basis of bearing of the subdivision map shall be taken from a recorded bearing as recorded in the Book of Plats of the Clark County Recorder's Office. The map shall show all lot corners of adjoining subdivisions or tracts, along with recording data of adjoining subdivi ions or tracts.

(c) The subdivision shall be tied by bearing and distance to either a quarter corner or section corner which was established by public land survey, and must be delineated on the m

upon the map.

(d) Corners of all adjoining property identified by lot and block number, subdivision or tract name, place of record or by section, township and range, or other proper

designation.

(e) Bearings and distances of straight lines, radii, central angles, arc lengths or chord bearings and length of all curves, as well as such additional information as may be necessary to determine the location of the centers of (f) The center lines of all streets in and adjoining the sub-division, indicating all permanent monuments found or placed, and making reference to a map or field book wherever the City Engineer has established such center line. If any points were reset by ties, the fact shall be

so stated.

(g) All information, data and monuments necessary to locate and relocate any and all exterior boundary lines, lot or block lines.

3. All lots and parcels shall have all dimensions, boundaries and courses clearly shown and defined. This includes lots and parcels intended for sale, reserved for private purposes or offered for dedication for any purpose.

(a) The final map must show the area of each lot and the total area of the land in the subdivision in the follow-

(1) In acres, calculated to the nearest one-hundredth of an acre, if the area is 2 acres or more; or

(2) In square feet if the area is less than 2 acres.

4. The locations, names, total width and width on each side of the center line of all streets, alleys and other rights of

way within the subdivision e location and width of all easements, public and private, to which the lots are subject. The easement shall be clearly labled and identified as to nature and purpose. If easements

are already of record, their recorded references shall be given. Easements shall be denoted to fine dotted lines. Distance and bearings on lines of lots which are cut by easements must be so shown that the map will clearly indicate the actual length of the lot line. 6. The location and width of utilities' rights of way located

upon prviate property within the subdivision.
7. Any limitations or rights of access to and from streets

and lots and other parcels. 8. All City Boundaries crossing or adjoining the subdivi-

sion to be clearly designated and located.

9. Lots shall be numbered beginning with the number one and continuing without omission or duplication throughout the entire block. Blocks shall be numbered beginning with the number one and continuing without omission or duplica-tion throughout the entire subdivision. If more than one

sheet is required for subdivision maps, each sheet shall show lots in their entirety, and not portions thereof. Certificates to Appear on Final Map: The following certificates shall appear on the final map in a form prescribed and approved by the City Attorney.

1. Owner's Certificate. 2. Licensed Land Surveyor's Certificate.

Dedication Certificate. Approval of Trustee.

City Engineer's Certificate. Community Development Director's Certificate.

City Council Certificate.

8. Department of Water Resources.
9. Clark County Health Department.

10. Utility Dedication. 11. Such other affidavits, certificates, acknowledgments, endorsements and notarial acknowledgments and seals as

are required by law or the provisions of this Chapter. 12. All certificates requiring the Official Seal of the City (City Council Certificate and City Clerk's Certificate) shall be arranged so that such Seal may be affixed within one and one-half inches (1-1/2") from the border, excluding the left-hand border.

(F) Survey Requirements: 1. A complete and accurate survey of the land to be sub-divided shall be made by a licensed land surveyor in accordance with the standard practices and principles of land surveying.

2. The traverse of the exterior boundaries of the subdivision and of each block must close within a limit of error of one foot (1') to ten thousand feet (10,000').

3. All center lines of streets, property lines, monuments, alleys and easements within, or adjacent to the subdivision shall be tied into the survey. 4. Monuments:

(a) Monuments shall be set in accordance with the recorded

subdivision maps so that the survey, or any part thereof,

may be readily retraced. Such monuments shall be set at: (1) Monuments shall be set in accordance with the recorded subdivision maps so that the survey, or any part thereof, may be readily retraced. Such monuments

shall be set at: (1) All angle points in subdivision boundary. (2) All angle points of tangency and points of curvature in subdivision boundary.

(3) All street centerline intersections.

(4) All points of curvature in street centerlines. (5) All intersections of street centerlines with subdivision boundary.

(6) All section corners, quarter corners and sixteenth (b) All monuments shall conform to City specifications

(c) All monuments shall have a copper plate or disc securely attached to the top of the monument, with a copper dowel or copper nail or approved alternate device permanently marking the exact center. The registration or license number of the surveyor shall be stamped on the

copper plate or disc. (d) Monuments may be set after approval of the final map, but must be set prior to the final acceptance of the subidivision improvements. If the monuments are set after approval of the final map, a cash deposit or approved bond in an amount set by the City Engineer shall be filed with the City guaranteeing such work.

(e) All monuments and their location shall be subject to

inspection and approval by the City Engineer. 5. Lot corners, angle points or curve points where no monu ment is set, 5/8 inch rebar with aluminum cap shall be driven flush with the surface of the ground and exact center will

be marked. On approval of the City Engineer, other markers of equal durability may be used. (G) Filing of Final Map With City Engineer: Upon payment of the required fee and the posting of the required deposit, the subdivider shall submit to the City Engineer the follow-

ing information and materials: 1. One complete set of original tracings and four (4) complete sets of suitable prints of the final map and such additional numbers of prints as the City Engineer may require. 2. Complete plans, profiles, cross sections, quantity and cost estimates, and specifications of proposed improvements as set forth in Section 11-39-8 of this Chapter. Such plans and profiles shall show the full details of the proposed improvements, and the improvements shall comply with City

ecifications and standards. 3. Traverse sheets and working sheets showing the closure of the exterior boundaries of the subdivision and of any irregular lots and blocks shall be furnished.

(H) Review and Approval by City Engineer: The City Engineer shall examine the final map and determine the sufficiency of affidavits and acknowledgments, the correctness of surveying data, mathematical data and computations, and shall determine whether the provisions of this Chapter and the Planning and Zoning Act of the State of Nevada have been complied with.

When the final map is found to be correct, the data shown

thereon and submitted therewith is sufficient, and when applicable provisions of this Chapter and the Planning and applicable provisions of this Chapter and the Planning and Zoning Act have been complied with, the City Engineer shall transmit same to the Community Development Director.

(I) Review and Approval by Community Development Director: The Community Development Director shall examine the map to determine whether said map conforms with the tentative map and with all changes and requirements imposed by the Planning Commission and/or the City Council on said tentative map. If it is determined that the final map does not conform, the subdivider shall be advised of the changes of additions that must be made before the final

map casa be certified by the Community Development Direc-tor. If it is determined that the map is in conformity, the Community Development Director shall certify approval thereon and shall submit said map to the City Council. Documents Required Prior to Approval of Final Map: The following shall be filed with the City Engineer prior to the final map being presented for action to the City Council.

1. Off-site Improvement Agreement: The subdivider shall execute and file with the City Engineer an agreement between the city Engineer and State of the City Engineer

execute and file with the City Engineer an agreement between himself and Boulder City, specifying the period within which he shall complete all improvements and work in accordance with City specifications and standards to the satisfaction of the City Engineer.

2. Preliminary Subdivision Report: The subdivider shall furnish a preliminary subdivision report from a reputable title company, showing the names of those parties who may be required to sign the subdivision map, and shall, at the date of recording, furnish a guarantee with a liability of one thousand dollars (51,000,00) assumed therein, guaranteeing that recording, furnish a guarantee with a liability of one thou-nd dollars (\$1,000.00) assumed therein, guaranteeing that

sand dollars (51,000.00) assumed therein, guaranteeing that the parties named therein are the only parties who are required to sign the subdivision map.

3. Cartificate Regarding Tax Lien: The subdivider shall file a cartificate from the official computing redemptions, showing that according to the records of his office, there are no liens against the subdivision or any part thereof, of unpaid State, County, Municipal or local taxes or assessments collected as taxes, except taxes or special assessments not yet navable.

(K) Filing With City Clerk: After the final map has been checked and approved by the City Engineer and Community
Development Director, as provided in this Section, and when
all the required certificates which appear on the final map,
except the approval certificate of the City Council, have
been signed and acknowledged where necessary, the City
Clerk shall transmit the final map to the City Council.

Action by City Council:

1. At next City Council meeting or within Ten (10) days

of the filing of the final map and other documents as required by this Chapter with the City Clerk, the City Council shall approve the map if it conforms with all applicable provisions of this Chapter and the Planning and Zoning Act of the State of Nevada. The time limit for approval of the map may be extended by mutual written consent of the City Coucil and the subdivider.

 Dedications: Along with approval of the final map, the Council shall accept such offers of dedication.
 (M) Performance Bond: The subdivider shall file with the City Engineer, a performance bond and a labor and material bond

Engineer, a performance bond and a labor and material bond as required by Section 11-39-12 of this Chapter.

(N) Recording: When the final map has been approved and accepted by the City Council, a reproducible tracing shall then be made from the original of said map and shall thereupon be filed in the office of the City Engineer. The City Clerk shall file the final map in the office of the County Recorder of Clark County, Nevada. (O) Development Time Limit:

1. Within one year after the final map has been accepted by the City Council, the subdivider shall have completed all improvements and work in accordance with City specifica tions and standards to the satisfaction of the City En 2. The City Council may grant an extension of time not exceeding one year beyond the one year allowed. Application for such extension shall be made to the City Council

3. Failure to complete the improvements and work within the time limit specified shall terminate all proceedings and a new tentative map shall be required in the manner herein

11-39-6: PARCEL MAPS:

(A) Purpose: certain basic improvements and design standards are necessary in order to properly serve any land which is to be divided into four (4) or less lots, parcels, sites, or plots, any of which has a nominal area of less than forty (40) acres. These provisions are necessary to prevent circumventing the intent and spirit of the Planning and Zoning Act of the State of Nevada and this Chapter.

(B) Compliance: Neither the City nor any of its officers or employees shall recognize any division or split of lot, piece or parcel of land until all of the provisions of this Section have been met in connection therewith.

1. A parcel map is not required when the land division is for the express purpose of:

(a) Creation or realignment of a right of way.

(b) Creation or realignment of an easement. (c) An amendment or certificate of amendment under NRS 278.471 to 278.4725, inclusive.

(d) Adjustment of the boundary line or the transfer of land between two (2) adjacent property owners which does not result in the creation of any additional parcels. (e) Purchase, transfer or development of space within an apartment building or an industrial or commercial

building. (C) Parcel Map: Survey Required; Exception: A parcel map shall be based on a survey made for that purpose, unless this requirement is waived by the City Engineer. The requirement of a survey may be waived if, in the judgment of the City Engineer, a survey is not required to accomplish the purposes of this Section.

(D) Record of Survey to Indicate Map Not a Map of Subdivision: If a record of survey contains more than four (4) lots or parcels, the surveyor or person or one of the persons for whom the record of survey is made shall place upon the map thereof a statement of the facts which will clearly show that such record of survey is not of a subdivision as defined in this Chapter or all requirements of this Chapter concerning subdivision of real property and the regulations of transactions pertaining thereto shall be complied with.

(E) Parcel Map Information: The parcel map shall contain, or be accompanied by, the same information as required by subsections 11-39-5(A)-(F), inclusive, of this Chapter with the following exceptions:

1. The "Title Sheet", as required by Section 11-39-5(B), shall not be required.

2. The blue watercolor subdivision boundary, as required by Section 11-39-5(C)1, shall not be required. 3. If there are no public street improvements and/or dedica-

tions for acceptance by the City Council, only the following certificates shall appear on the parcel map in the form prescribed and approved by the City Attorney, for administrative approval by the Community Development Director, of the proposed land division: (a) Owner's Certificate,

(b) Licensed Land Surveyor's Certificate,

(c) Community Development Director's Certificate, and (d) Such other affidavits, certificates, acknowledgments, endorsements and notarial acknowledgments and seals as are required by law or the provisions of this Chapter. 4. If there are public street improvements and/or dedications for acceptance by the City Council, the certificates

stipulated in Section 11-39-5(D) of this Chapter shall appear on the parcel map, and the review and approval procedures stipulated in Sections 11-39-5(G)-(M), inclusive, shall be 11-39-7: SUBDIVISION DESIGN STANDARDS:

(A) Applicability: The standards and principles as set forth by

this Section shall apply to subdivisions and parcel maps. (B) Lots: All land divisions shall result in the creation of lots which are capable of being developed or built upon.

1. The minimum area and dimensions of all lots shall conform to the requirements of the zoning provisions for the

district in which the subdivision is located. 2. The side lines of lots shall be approximately at right angles to the street upon which the lot faces, or approximately

radial if the street is curved.

 All lots created shall have access to a public street meeting the minimum requirements of this Chapter and any adopted street standards of the City for right of way widths, paving widths and improved in accordance with the standards for public improvements as set forth in this Chapter and any adopted street and improvement standards of the City. 4. Double frontage lots shall be avoided wherever possible 5. No remnants of land shall be left in the subdivision which do not conform to lot requirements or are not required for

a public or private utility.

6. All lots shall have adequate drainage. 7. Lot depths exceeding two and one-half (2-1/2) times their

average width shall be avoided wherever possible.

8. Residential lots, excluding Mobile Estate lots, rearing on existing or proposed commercial or industrial proper-ties or on railroads and freeways shall have a minimum depth of one hundred twenty-five feet (125').

1. Blocks shall not exceed twelve hundred feet (1200') between intersections except where topographical or other conditions require longer blocks.

2. Long blocks normally shall be provided adjacent to primary and major streets in order to reduce the number of intersections. The Comprehensive Plan shall serve as a

(D) Streets: The streets in subdivisions shall conform in width and alignment with that shown or indicated in the City Comprehensive Plan of Streets and Highway as adopted or as may be amended, or as shown on precise plans which have

(E) Street Pattern: Street pattern shall be related to a plan for the most advantageous development of the subdivison as well as adjoining areas and the entire neighborhood or district. The following principles shall govern:

1. Proposed streets shall be continuous and in alignment

with existing or recorded streets with which they are to connect. At intersections the centerlines of streets not in alignment shall be offset at least one hundred fifty feet (150'). alignment shall be offset at least one hundred fifty feet (150).

2. Proposed streets, which are intended or required to be extended beyond the subdivision boundaries, shall be extended to the boundary lines of the land to be divided.

3. In the interest of traffic safety, "T" intersections shall be provided in lieu of four (4) way intersections wherever the subdivision design will allow or indicate such an option.

4. Residential street intersections with primary or major streets shall be limited in number and their location shall be designed to provide for minimum interference with traffic movement on the primary or major streets.

fic movement on the primary or major streets.

5. The means of street access to the proposed subdivision shall be subject to review and approval by the Plannin Commission as to the number and locations of such access.

streets.
6. The maximum length of a cul-de-sac shall be five hundred feet (500°), and shall terminate in a circle of other turning pattern conforming with adopted City standards.
7. Street intersections shall be as nearly at right angles as practicable. The lot corners at residential street intersections shall be rounded with a minimum curve radius of fifteen feet (15°). A minimum curve radius of twenty feet (20°) shall be required at street intersections with major or primary streets, and greater radii may be required where necessary for traffic safety or control.
8. Excessively long, straight residential streets conducive to high speed traffic shall be prohibited.

9. Alleys may be required at the rear of lots in multiple residential and commercial-professional zones as well as in commercial and industrial soning districts. (F) Streets Names: Street names shall be determined in accor-

dance with the street naming plan approved by the Plann-(G) Street Rights of Way and Pavement Widths: Street rights

of way, pavement widths and cross sections shall conform with City specifications and standards. (H) Grades, Curves and Sight Distances: Grades, curves and sight distances shall be subject to the approval of the City

Engineer. The following minimum standards shall be

1. Grades of streets shall be not less than two-tenths of a precent (0.2%) and street grades in excess of six percent (6%) will be approved for only such distances as topographical conditions will make a lesser grade impractical. However, no street grade will be in excess of fifteen percent (15%) unless approved by the Planning Commission.

2. Curved streets shall have a centerline radius of not less than three hundred feet (300') on minor streets. Primary and major streets shall have a centerline radius of not less than one thousand feet (1,000'). Variation from these stan-

dards may be allowed by the Planning Commission in extreme circumstances. Subdivision Access: Whenever a subdivision abuts upon an undedicated and/or unimproved street, the subdivider shall provide as part of the subdivision, the necessary improve-

ment and/or dedication.

(J) Sewage Disposal: Provisions for sewage disposal shall be in accordance with the health regulations of the City and the sewage disposal standards of hhte City.

(K) Water Supply: Water supply shall meet the requirements of the City and shall be sufficient to meet the domestic requirements of all lots, adequate for fire protection, and satisfactory to the Fire Chief, Health Officer and City

(L) Drainage: Drainage and drainage structures shall be adequate for local neighborhood needs and for protecting lots and streets within the subdivision from flood hazards, taking into consideration the drainage pattern of adjacent pro-perty. Where necessary, means shall be provided for dipos-ing of surface and storm water beyond the limits of the subdivision. Where the subdivision is traversed by a natural watercouse, the subdivider may be required to dedicate rights of way or easements as shall be required for students or channel changes or both to dispose of such surface and storm waters. A drainage study shall be required by the City Engineer. Said study to be on a scale of not greater than one inch equals two hundred feet (1" = 200'). All computations shall be submitted with the drainage map. Future drains shall be designed in accordance with criteria set forth in Section 11-40-7(&A)2(c) of this Title.

(M) Public Utilities and Easements: Adequate utility easements shall be provided within the subdivision where required for public utility purposes. Said easements shall be approved by the City Engineer and the Superintendent of Electrical Distribution.

(N) Fire Hydrants: Fire hydrants shall be available to serve all lots and be in a location meeting the approval of the Fire Chief. Fire hydrants shall conform to City Specifications and standards.

(O) Street Signs: Street signs shall be furnished and installed at the locations prescribed by the City Engineer with at least, but not limited to, one sign at each intersection. Street signs shall conform to City specifications and standards. (P) Street Lights: Street lights shall be furnished and installed at the locations prescribed by the City Engineer and the Superintendent of Electrical Distribution. Street lighting

shall conform to City specifications and standards. (Q) Electrical Service: The electrical distribution system shall meet the requirements of the City and shall be sufficient to serve the proposed development. Said system shall be subject to the approval of the Superintendent of Electrical Distribution.

(R) Landscaping: Landscaping and watering systems shall be provided within the parkway along all primary and major streets, the center strip on divided streets, and in the separation strip along frontage or service roads. The landscaping, watering system and related facilities shall be installed in accordance with City specifications and standards.

(S) Reservation of Community Facilities Sites: Where the Comprehensive Plan or other plans for community facilities have been developed for site located wholly or in part in a subdivision, or where any public facility should be located within the subdivision in order to serve the development and adjacent lands, the subdivider shall reserve a site appropriate in area and location for such public facility. The subdivider shall reserve said community facilities sites for dedication to the public agency involved.

(T) Multi-Family, Commercial and Industrial Subdivisions: In addition to the standards and principles as set forth in this Chapter which are appropriate to the planning of all subdivisions, the subdivider shall demonstrate to the satisfaction of the Planning Commission that the street, parcel and block pattern proposed is specifically adapted to the anticipated use and takes into account other uses in the vicinity. The following principles shall be observed:

1. The proposed use shall be suitable in area and dimen-

sions to the type of development anticipated. 2. Street widths and paving widths shall be adequate to accommodate the type and volume of traffic anticipated.

3. Every effort shall be made to protect adjacent residential areas by the use of extra depth parcels, block wells and/or

landscaped buffer strips.

4. Non-residential traffic shall not extend into adjacent or potential residential areas or connect to streets intended primarily for residential traffic.

Special or higher requirements than the adopted Boulder City Standards and those as set forth in this Chapter may be imposed by the Planning Commission and/or City Council with respect to streets, curbs, gutters, sidewalk design and construction, off-street parking and loading facilities, and public utilities

11-39-8: IMPROVEMENTS REQUIRED TO SERVE LOTS: (A) General Requirements: The subdivider shall provide all improvements or agree, in writing, to provide all improvements aired by this Chapter prior to acceptance and approval of the final subdivision map by the City. Such improvements shall include but not be limited to the following:

1. Grading, curbs, gutters, berms, paving, drainage and drainage structures necessary for the proper use and age of streets, highways and other rights of way within, bordering or necessary to serve the subdivision.

2. Site grading and drainage, taking into consideration the drainage patterns adjacent to improved or unimproved

property.

3. Street name signs and traffic warning signs.

4. Sidewalks on all streets. 5. Fire hydrants in proper location and in sufficient numbers to provide adequate fire protection.

6. A water system with mains of sufficient size and having a sufficient number of outlets to furnish adequate water supply for all lots in the subdivision, and to provide adequate fire protection.

7. Sanitary sewer facilities and connections for each lot. 8. Street lighting facilities.

Landscaping and masonry walls as required.
 Electrical power distribution system.
 Cable television distribution system.

12. Natural gas distribution system.

12. Natural gas distribution system.

(B) Adopted City Standards: All improvements shall conform with City standards and specifications.

(C) Improvement Plans: The subdivider shall submit the original tracings, and sets of prints as may be required, of the plans, profiles, cross sections and specifications for improvements to the City Engineer for checking approval. Said plans, profiles and cross sections and specifications for improvements shall be in accordance with City standards and specifications. The original tracings shall be signed as approved by the City Engineer only if the City Engineer finds that the plans, profiles, cross sections and specifications for improvements meet the requirements of this Chapter and City stands and specification, and any and all special requirements that have been required by the Planning Commission and the City Council. The electrical distribution and street lighting system shall be approved by the Superintendent of Electrical Distribution.

(D) Plans Approved by City Engineer: No improvements shall

trical Distribution.

(D) Plans Approved by City Engineer: No improvements shall be commenced until improvement plans and specifications have been approved by the City Engineer. Improvements shall be installed in accordance with City standards and specifications to permanent line and grade to the satisfaction of the City Engineer.

(E) Service Connections to Each Lot: Provision for service connections from utility lines and sanitary sewers shall be made available fer each lot in such a manner as will eliminate the necessity of disturbing the street pavement, gutters, culverts, curbs and sidewalks when service connections are made.

(F) Entry and Inspection: The City Engineer or his authorized

representative shall have the right to enter upon the sites of improvements for the purpose of inspecting them, and shall be furnished with samples of materials as may be required for the making of tests to determine the acceptability of such materials

ty of such materials.

(G) As Built Drawings: On completion of the subdivision improvements, the subdivider shall present to the City Engineer the original drawings with "as built" decals, certified to be correct by the subdivision engineer, for review and acceptance by Boulder City.

(H) Formal Acceptance of Improvements: Upon favorable recommendation by the City Engineer, the City Manager shall accept the subdivision improvements for Boulder City.

(I) Warranty of Improvements: All off-site improvements shall

(I) Warranty of Improvements: All off-site improvements shall be guaranteed by the subdivider or developer for a period of one year from the date of final acceptance of said im-provements by Boulder City.

11-39-9: EXCEPTIONS:

(A) The City Council upon recommendation of the Planning Commission may, in the exercise of sound judgment, permit such variations from the requirements of this Chapter as they determine are warranted because of the size, shape, use, physical or other conditions of the property or the type

(B) Referral of Request: Each proposed exception shall be referred to the officers or departments involved and such officers or departments shall transmit to the Planning Commission their recommendations, which recommendations shall be reivewed prior to the granting of any exception.

(C) Conditions of Approval: In recommending such exceptions, the Planning Commission may impose such additional conditions as will substantially secure the objectives of this (D) Report to City Council: In recommending the authorization

of any exception under the provisions of this Section, the Planning Commission shall transmit to the City Coucil its findings and all facts in connection therewith, and shall specifically and fully set forth the recommended exception and the conditions attached thereto.

(E) Action by City Council: The City Council, after receipt of the Planning Commission report, may approve the tentative map with the exceptions of conditions recommended or it may diapprove such map or take such other action as is

pliance With Coonditions: When exceptions are authorized, the City Council shall require such evidence or guarantees as it deems necessary to insure that the conditions required in connection with such exception will be complied with.

11-39-10: APPEALS: (A) Appeal to City Council: If the subdivider or any aggrieved persons is dissatisfied with any action of the Planning Commission with respect to the tentative map or a parcel map, of the kind, nature and extent of the improvements recommended by the Planning Commission to be required, the subdivider or aggrieved person may, within five (5) days after such action, appeal to the City Council for a hearing thereon. An appeal shall be filed with the City Clerk and shall state specifically wherein there was an error or abuse of discretion by the Planning Commission. Upon filing of an appeal, the Planning Commission shall transmit to the City Clerk a copy of the tentative map on which the Planning Commission action is certified, the statements and materials submitted therewith by the subdivider, along with the reports received thereon from the various departments,

officials, agencies, districts and utility companies. (B) Hearing; The City Clerk shall give notice to the subdivider, the appellant, and the Planning Commission of the date of hearing. The City Council shall hear the appeal within ten (10) days of the filing of said appeal or at its next regular meeting, unless the subdivider consents to a continuance. The City Council shall consider the tentative map or parcel map, the data submitted therewith, and the reports and recommendations submitted by public or private agencies to which the map was transmitted. At the meeting, the City Council shall hear any and all testimony.

Decision: Upon conclusion of the hearing the City Council shall, within seven (7) days declare its findings and decision based upon the fact s and testimony produced before it. The City Council may sustain, modify, reject or overrule any recommendation or ruling of the Planning Commission and make such findings as are not inconsistent with this Chapter or with the Planning and Zoning Act of the State of Nevada. The action of the City Council shall be transmitted to the Planning Commission, the City Engineer and the public and private agencies to which copies of the map were transmitted.

11-39-11: FEES:

(A) Fees: The City Council shall, by Resolution, fix the fees

to be charged for: 1. Tentative Maps,

2. Final Maps, 3. Parcel Maps,

4. Map Recording, 5. Improvement Plan Checking, and

Improvement Inspection. (B) Determination of Plan Checking and Inspection Fees: At the time of filing the improvement plans, the City Engineer shall determine by inspection of the plans the cost of checking and inspections. Said costs shall be based on fees as

set by the City Council. The fee shall be deposited before any checking or inspection is undertaken.
(C) Collection of Fees: The Community Development Director shall charge and collect, or cause to be charged and collected, the filing fees for parcel maps and tentative maps. The City Engineer shall charge and collect, or cause to be charged and collected, the filing fee for the final map, final map

recordation fee, improvement plan checking fee and improve ment inspection fee. Such fees shall be deposited to the general fund of the City. 11-39-12: BONDS AND DEPOSITS:

(A) Performance Bond or Deposit: If any required improvements

have not been completed to the satisfaction of the City Engineer prior to the City Council approval of the final map, the subdivider shall file with the City Clerk a faithful performance bond in the amount deemed sufficient by the City Engineer to cover the cost of said improvements, engineering and inspection fees. The subdivider shall also file a bond in an amount required by law on bonds for public construction, and by its terms insure labor and materials payment for labor performed and materials rendered under the terms of the improvement agreement. Such bond shall be executed by a surety company authorized to transact a surety business in the State of Nevada, and must be satisfactory to and be approved by the City Attorney as to form, in lieu of said faithful performance bond, the subdivider may deposit cash with the City in the amount fixed, as aforementioned, by the City Engineer.

(B) Bonds and Deposits; Installment Agreements: If a bond or cash deposit is made, pursuant to the provisions of this Chapter, the City and the subdivider may enter into written agreement itemizing the several phases of construction or installation in sequence with an amount opposite each phase thereof, and providing that each amount so listed may be repaid, if a cash deposit has been made, or a bond reduction authorized if a surety bond has been posted, upon completion, approval and acceptance of the particular phase of work represented by said amount. (C) Release or Reduction of Surety Bond or Cash Deposits: No

progress payments from cash deposits, or release of a sure-ty bond or cash deposit, shall be made except upon certifica-tion by the City Engineer that the work covered thereby has been satisfactorily completed, and upon approval of the City Council.

(D) Forfeiture of Surety Bond or Cash Deposit: In teh event the subdivider shall fail to complete all improvement work in accordance with improvement agreement or the provisions of this Chapter, and the City shall have to complete same, the City shall call on the surety for reimbursement

same, the City shall call on the surety for reimbursement or shall appropriate from any cash deposit funds for reimbursement for the cost of said improvements and any other expenses incurred in connection therewith.

11-39-13: VOIDABLE CONVEYANCES: Any sale or contract to sell made contrary to the provisions of this Chapter and the Planning and Zoning Act of the State of Nevada is voidable at the sole option of the buyer or person contracting to purchase, his heirs, personal representative or trustee in involvency or bankruptcy within one year after the date of execution of the sale of contract to sell, but the sale or contract to sell is binding upon any assignee or transferce of the buyer or peris binding upon any assignee or transferee of the buyer or persons contracting to purchase, other than those above-enumerated, and upon the vendor or person contracting to sell, or his assignee, heir or devisee.

11-39-14: SINGLE TRACT OR PARCEL:

(A) Applicability: The proivisions of this Section shall apply to all parcels or tracts to be developed as a single unit and which are not divided for the purpose of sale, lease, transfer of ownership or building development, whether immediate

(B) Design Standards: The subdivision design standards, as set forth in Section 11-39-7 of this Chapter, shall apply to all parcels or tracts to be developed as a single unit.

(C) Improvements Required to Serve Lots: The provisi Section 11-39-8 as set forth in this Chapter shall as all parcels or tracts to be developed as a single un CHAPTER 40 91.87

FLOOD HAZARD REDUCTION

SECTION: 11-40-1: Statutory Authorization for Flood Hazard Reduction

11-40-2: Legislative Findings of Fact

11-40-3: Statement of Purpose 11-40-4: Methods of Reducing Flood Losses 11-40-5: Definitions

11-40-6: General Provisions

11-40-7: Provisions of Flood Hazard Reduction 11-40-8: Administration

11-49-9: Uniform Regulations for the Control of Drainage in the Clark County Regional Flood Control District 11-4-1: STATUTORY AUTHORIZATION FOR FLOOD HAZARD REDUCTION PLAN The Nevada State Legislature has im Chapter 278 of the Nevada Revised Statutes delegated to local governing bodies the auth

ty, power and responsibility to promote the public health, safe ty, morals and the general welfare of the community by regulating and restricting the improvement of land and by coperating the location and soundness of structures (NRS 278.020) It is the intent of the legislature that such regulation restric tion and controlling be accomplished through a system of Comprehensive Planning, Zoning, Subdi vision Regulations, Planned Unit Development Regulations, Parcel Map Regulations and Building Regulations (NRS 2781.150, .160, .230, .326, .349, .380, and .462; and NRS 278A).

The legislation specifically provides that flood hazards and drainage must be considered (NRS 278.160[1]b] and [h]. 278.250(2[d], 278.340(3[h] and 278.462(1); and 278A.270). The local governing body may set conditions for approval of tentative subdivision maps (NRS 278.3491), may accept dedigetion and easements and may require that the subdivider is prove or agree to improve essements (NRS 278.380).

The local governing body may require drainage provisions as a condition of approval of parcel maps (NRS 278.46211).

The local governing body may adopt a building code specifying the design of structures (NRS 278.580(1)) and it may withhold building permits as a means of emforcing the zoning regula-

tions (NRS 278.570(1)). 11-40-2: LEGISLATIVE FINDINGS OF FACT:

(A) The City of BoulDer City is situated partly in the flood plain of Hemenway Wash and its tributaries which drain into the Colorado River, and partly on alluvial cones which drain to the Eldorado Valley "Dry" Lake. Both the flood plain areas and the alluvial cone areas have been subjected to repeated inundation, erosion and deposition of sediment, resulting in hazard to life, damage to property, health and safety hazards, disruption of commerce and governmental services, extraordinary public expenditures for flood protection and relief, and improvement of the tax base, all ofwhich adversely affect the public health, safety and general

welfare. These flood losses are caused by: 1. Natural patterns of flood rumoff resulting from high in-

tensity rainfall: 2. Urbanization which has increased the rate and volume

of storm runoff. 3. Obstruction of flow paths by various urban improvemen 4. Collection and concentration of flows on the alluvial cone by highway and railroad construction.

5. Lack of an adequate comprehensive storm drain and flood control system to control erosion and sedimentation, collect storm runoff and carry it safely through the City. Inadequately anchored structures.

(C) Special flood hazard areas in the City have been identified by the United States Federal Insurance Administration (U.S.F.I.A.) under the National Flood Insurance Program (NFIP) and are shown on the City's Flood Insurance Rate Map (FIRM). These special flood hazard areas are based on the one hundred (100) year flood, with watershed development conditions as they existed in 1979 and without consideration of erosion and sedimentation. As urbanization continues to increase the rate and volume of storm runoff, and as long as erosion and sedimentation remain as components of the flood problem, the FIRM will understate the extent and degree of the flood problem.

(D) Drainage area boundaries on the alluvial cone are indistinct. Under natural conditions of crossion and sedimentation, flow paths may vary from one storm to the next. Without clear, stable drainage area boundaries, it is impossible to proceed with drainage planning, establish development requirements or design flood control projects.

(E) A massive conventional gravity flow urban storm drainage and flood control system adequate to control erosion and sedimentation, collect storm rumoff, carry flood flows safely to an adequate point of discharge and protect the lives and property of the citizens of Boulder City would require massive disruption of the community, relocation of utilities, construction of bridges, condemnation of right of way, and removal of residences; and would require an unreasonable financial commitment.

(F) A flood damage prevention system based upon the concept of temporary detection of storm runoff where appropriate can be implemented as an integral part of the development process, at a cost far below that of a channelization system, and with a minimum of community disruption. Such a system would assure that future new developments are safe from flood hazard and do not in rease the hazards to adjoining or downstream properties. Eventually, such a system would reduce or eliminate the existing flood hazard to many downstream developed areas.

(G) The continuing effectiveness of any flood damage prevention system requires adequate maintenance by a public agency. An adequate and stable financial base must be provided to support continuing maintenance activities.

(H) A comprehensive program of flood damage prevention, which' addresses the need to regulate future development and to secure solutions to existing flooding problems, must call into play many sectors of City government. To provide direction and policy guidance, it is necessary to have a Drainage Master Plan, which contains future development projections, drainage area boundaries, level of protection, project concepts, project plans and drainage standards and criteria for public works and private developments.

Federal regulations of the NFIP require that as a minimum the City must adopt the Federal flood plain management requirements as a condition for remaining in the NFIP. Participation in the NFIP is a requirement to remain eligible for flood insurance for property owners, mortgage funds in special flood hazard areas and Federal grants-in-aid for any activities in special flood hazard areas. The flood plan management provisions of this Chapter satisfy the Federal

11-40-3: STATEMENT OF PURPOSE: It is the purpose of this (A) Meet the requirements of NFIP, thus assuring the availability of flood insurance to City residents and businesses and

continuing the availability of mortgage funds and grants-in-aid in designated special flood hazard areas. (B) Promote the public health, safety and general welfare, and

minimize public and private losses due to flood conditions by provisions designed: 1. To protect human life and health.

2. To minimize expenditure of public money for costly flood control projects. 3. To minimize the need for rescue and relief efforts

associated with flooding and generally undertaken at the expense of the general public.
4. To minimize prolonged business interruption

To minimize damage to public facilities and utilities such as water and gas mains, electric, telephone and sewer lines, streets and bridges located in areas of special flood hazard.

as water and gas mains, electric, telephone and sever lines, streets and bridges located in areas of special flood hazard.

6. To help maintain a stable tax base by providing for the safe use and development of areas of special flood hazard so as to minimize future flood blight areas.

7. To ensure that potential buyers are notified that property is in an area of special flood hazard.

8. To ensure that those who occupy the areas of special flood hazard assume responsibility for their actions.

(C) Provide for a Master Plan of Drainage and a comprehensive program throughout City government aimed at reducing and preventing flood damages through planning, zoning, subdivision, administration, bullding permit administration, capital projects, maintenance and public information.

(D) Accomplish the detention of storm runoff where appropriate in new developing areas, thus assuring the safety of future reidents of such areas, and also eventually eliminating of reducing downstream flood hazards.

(E) Maintain the natural radial flow path of runoff on the alluvial comes, thus avoiding concentration of flood flows directed at developed or developing areas of the City.

(F) Provide the criteria and standards to resolve existing drainage problems which may not be affected by the detention strategy.

strategy.

(G) Reduce City flood related costs.

(H) Provide a basis for practices and procedures to be

plemented by the Ulty departments responsible for public works and regulation of development, including planning, bosing, subdivision and building administration.

(j) Clarify City development requirements for landowners and development.

developere.

Ensure that new private residential and nonresidential development is reasonably free from flood hazard due to inundation, crosion and deposition of sediment, and does not increase the hazard to adjoining property by increasing flood heights, deflecting flows or causing erosion or

11-40-4: METHODS OF REUCING FLOOD LOSSES: In order alish its purposes, this Chapter includes methods and

to accomplish its purposes, this Chapter Includes in provisions for:

(A) Establishing a Master Plan of Drainage which:

1. Identifies all sources of flooding affecting the City and

all drainage patterns.

2. Establishes drainage area boundaries.

3. Establishes levels of protection.

4. Establishes engineering criteria and standards for regulation of development and design of drainage improvements, including detention facilities.

5. Presents project concepts and plans.
6. Indentifies the area where various types of detention facilities and techniques are planned and cetablishes for each area the detention criteria.

Restricting or prohibiting uses which are dangerous to health, safety and property due to flood, crosion or sedimentation or which result in damaging increases in crosion or in flood ights or velocities.

siring that uses vulnerable to floods, including facilities which serve such uses, be protected against flood damage at the time of initial construction.

(D) Controlling the alteration of natural flood plains, stream channels and natural protective barriers, which help accommodate or channel flood water and sediment; and where development will alter the surface of the ground so as to increase the rate and volume of runoff, constructing storm runoff detention facilities in accordance with the Master Plan of Drainage.

(E) Controlling filling, grading and other development which may increase flood damage.

(F) Regulating the construction of flood barriers which will divert flood waters and sediment or which may increase flood hazards in other areas, including regulation the design of highway so as to prevent the collection and concentration of flow on the alluvial cone

(G) Maintaining the natural radial flow pattern for storm runoff on the alluvial cone, thus avoiding the collection and con-centration of flood and sediment flows toward the central rt of the City

part of the City.

11-40-5: DEFINITIONS: For the purposes of applying the requirements of this Cahpter, the following terms, are defined:
(A) All the definitions as set forth in Section 11-1-3 of this Title.
(B) ALLUVIAL CONE—That land from characteristic of desert foothills aceas formed by the gradual deposition of rock, sand and soil washed out of the mountains by flood runoff. Alluvial cones are characterized by the absence of a welldefined watercourse; instead, the floddo runoff tends to migrate from place to place across the cone as ongoing eroon and deposition of streamborne sediments continually

alter the flow path.
IC) AREA OF SHALLOW FLOODING—A designated AO or VO Zone on the Flood Insurance Rate Map (FIRM). The base flood depths range from one foot to three feet $(1'\cdot 3')$, a clearly defined channel does not exist, the path of flooding is unpredictable and indeterminate, and velocity flow may

(D) AREA OF SPECIAL FLOOD HAZARD-The land in the flood plain subject to a one percent (1%) or greater chance flooding in any given year. This area is designated as ne A, AO, AH, A1-30, VO and V1-30 on the FIRM. (E) BASE FLOOD-The flood having a one percent (1%) chance

of being equalled or exceeded in any given year.

(F) BASE FLOOD ELEVATION—The water surface elevation resulting from the base flood plus an allowance for future ment and sediment.

(G) DEVELOPMENT-Any man-made change to improved or unimproved real estate, including but not limited to buildings or other structures, mining, dredging, filling, grading, pav-

ing, excavation or drilling operations. (H) ELEVATION-The elevation above mean sea level based on the City of Boulder City Bench Circuit provided by the

City Department of Public Works, Engineering Division. (I) FLOOD OR FLOODING-A general and temporary condition of partial or complete inundation of normally dry land areas caused by the unusual and rapid accumulation of runoff of surface waters and sediment from any source.

(J) FLOOD BOUNDARY FLOODWAY MAP—The official map

on which the Federal Insurance Administration has delineated both the areas of flood hazard and the floodway. (K) FLODO INSURANCE RATE MAP-The official man on which the Federal Inurance Administration has delineated both teh areas of special flood hazards and the risk premium ones appliable to the City

fit FLOOD INSURANCE STUDY-The official report provided by the Federal Insurance Administration that includes floo water surface profiles, the Flood Boundary-Floodway Map and the water surface elevation of the base flood.

(M) FLOODWAY—The channel of a watercourse and the adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than one foot (1'). The floodway is

delineated on the Flood Boundary Floodway Map. (N) HABITABLE FLOOD-Any floor usable for living purposes, which includes working, sleeping, eating, cooking or recreation, or a combination thereof. A floor used only for storage purposes is not a "habitable floor".

(O) NEW CONSTRUCTION—Structures for which the "start

of construction" commenced on or after the effective date

SEDIMENT-Rock, sand, mud, vegetation and other material produced by erosion, carried and deposited by flood

(Q) START OF CONSTRUCTION-The first work which changes the surface of the land with regard to drainage characteristics. Such work includes excavation, fill and

(R) SUBSTANTIAL IMPROVEMENT-Any repair, reconstruction or improvement of a structure, the cost of which equals or exceeds fifty percent (50%) of the market value of the structure either:

1. Before the improvement of repair is started, or
2. If the structure has been damaged and is being restored,
before the damage occurred. For the purposes of this definition, "substantial improvement" is considered to occur when the first alteration of any wall, ceiling, floor or other struc tural part of the building commences, whether or not that alteration effects the external dimensions of the structure. The term dees not, however, include either:

1. Any project for improvement of a structure to comply with existing State or local health, sanitary or safety code specifications which are solely necessary to assure safe liv-

ing conditions, or 2. Any alteration of a structure listed on the National Register of Historic Places or a State Inventory of Historic

11-40-6: GENERAL PROVISIONS: (A) LANDS TO WHICH THIS ORDINANCE APPLIES: This Chapter shall apply to all areas within the City of Boulder

(B) BASIS FOR ESTABLISHING THE AREAS OF SPECIAL FLOOD HAZARD AND OTHER AREAS COVERED BY THIS ORDINANCE

THIS ORDINANCE:

1. The areas of special flood hazard are those areas identified by the Federal Insurance Administration in a scientific and engineering report entitled "The Flood Insurance Study for the City of Boulder City, Nevada," dated March 16, 1981, with an accompanying Flood Insurance Rate Map, which are hereby adopted by reference and declared to be a part of this Chapter. The Flood Insurance Study and the Rate Map are on file of the office of the City Engineer, 900 Arizona Street, Boulder City, Nevada. Arizona Street, Boulder City, Nevada.

2. The other areas covered by this Chapter are those subject to flood or sediment hazard and those which produce flood or sediment runoff as identified by the City Engineer and/or by the Master Plan of Drainage.

[C] COMPLIANCE: After the effective date of this Ordinance,

no structure shall be constructed, located, extended, converted of altered in the City without full compliance with the requirements of this Chapter and other applicable provisions of this Code.

(D) ABROGATION AND GREATER RESTRICTIONS: This Chapter is not intended to repeal, abrogate, or impair any existing easements, covenans or deed restrictions. However, where this Chapter and any other provisions of the City Code, another easement, covenent or deed restriction, conflict or overlap, whichever imposes the more stringent restriction. flict or overlap, whichever imposes the more stringent restric-tions, shall prevail.

(É) INTERPRETATION: In the interpretation and application of this Chapter, all provisions shall be:

Considered as minimum requirements.

Liberally constructed in favor of the purposes of this

Chapter.

3. Deemed neither to limit nor repeal any other powers granted under the City Code of State law.

(F) LIMITATION: The degree of flood protection required by this Ordinance is considered reasonable for regulatory purposes and is based on scientific and engineering considerations. Larger floods can and will occur on rare occasions. Flood heights may be increased by man-made or natural

will be free from flooding or flood damages. This Chapter shall not create liability on the part of the City, any officer or employee thereof, or the Federal Insurance Administration, for any flood damages that result from reliance on this Chapter or any administrative decision lawfully made thereunder.

(G) EFFECTIVE DATE FOR ITEMS RELATED TO THE MASTER PLAN OF DRAINAGE AND THE DRAINAGE MANUAL: Those provisions of this Chapter relating to the Master Plan of Drainage and the Drainage Manual shall become effective upon the date of adoption by the City Council of the Master Plan of Drainage and the Drainage Manual, respectively, following public hearings as required by NRS 278.

11-40-7: PROVISIONS FOR FLOOD HAZARD REDUCTION: (A) GENERAL STANDARDS: In all areas of flood hazards where base flood elevation data has been provided by the Flood Insurance Study (Section 11-4-6(B)) or from other sources as provided by Section 11-40-8(C)9. Use of other Base Flood Data, the following provisions are required:

2(a) All new construction and substantial improvements shall be anchored to prevent flotation, collapse or lateral movement of the structure.

(b) All mobile homes shall be anchored to resist flotation. collapse or lateral movement by providing over-the-top and frame ties to ground anchors. Specific requirements shall

(1) Over-the-top ties be provided at each of the four (4) corners of the mobile home, with two (2) additional ties per side at intermediate locations, with mobile homes less than fifty feet (50') long requiring one addi-

tional tie per side. (2) Frame ties be provided at each corner of the home with five (5) additional ties per side at intermediate points, with mobile homes less than fifty feet (50') long requiring four (4) additional ties per side.

(3) All components of heh anchoring system be capable of carrying a force of four thousand eight hudnred (4,800) pounds; and (4) Any additions to the mobile home be similarly

2. Construction Materials and Methods: (a) All new construction and substantial improvements shall be constructed with materials and utility equipment

resistant to flood damage.
(b) All new construction and substantial improvements shall be constructed using methods and practices that minimize flood damage.

(c) All future drains shall be designed using the nested

three-hour storm pattern with a depth of 3.10 inches and peak one-hour intensity of 2.73 inches. Runoff factor and storm water design shall be based on Volume 4 of the Clark County Flood Control Master Plan which is the Flood Control Design Manual.

(a) All new and replacement water supply and sanitary sewage systems shall be designed to minimize, prohibit or eliminate infiltration of flood waters into the system and discharge from systems into flood waters. 4. Subdivision Proposals:

(a) This subsection shall apply to all subdivisions, parcel maps and planned unit developments (PUD's). For the purpose of this subsection, the term "subdivision" embraces subdivisions, parcel maps, and PUD's as defined in NRS 278 and 278(A).

(b) All subdivision proposals shall be consistent with the need to minimize flood damage. (c) All subdivision proposals shall have public utilities and facilities such as sewer, gas, electrical and water systems located and constructed to minimize flood

(d) All subdivision proposals shall have adequate drainage provided to reduce exposure to flood damage in a manner which does not increase flood hazards to adjoining or downstream properties.
(e) Base flood elevation data shall be provided for all sub-

division proposals and other proposed development.

(f) No subdivision lots shall be approved within regulatory floodways. If flood control facilities are proposed that result in an adjustment to a floodway and these are approved by F.I.A., the City may approve the subdivision. (g) Subdivision lots having areas of one-quarter (1/4) acre or less shall be elevated above the base flood level. Subdivision lots having areas greater than one-quarter (1/4) acre shall have a building pad of at least four thousand (4,000) square feet elevated above the base flood level. (h) Subdivision must be protected against off-site flood waters and sediment in a manner which does not significantly increase flood levels, deflect flows or cause

erosion or sedimentation problems.

5. Storage of Material and Equipment: (a) The storage or processing of materials that are in time of flooding buoyant, flammable, explosive or could be injurious to human, animal or plant life is prohibited. (b) Storage of other material or equipment may be allow ed if not subject to major damage by floods and firmly anchored to prevent flotation or if readily removable from the area within the time available after flood warning

6. Natural Watercourses: Alteration or obstruction of signifi cant natural watercourses without the written permission of the City Engineer is prohibited.

(B) SPECIFIC STANDARDS: In all areas of flood hazards where base flood elevation date has been provided by the Flood Insurance Study (Section 11-40-6(B)) or from other sources as provided by Section 11-40-8(C)9. Use of Other Base Flood Data, the following provisions are required: 1. Residential Construction: New construction and substantial improvement of any residential structure shall have the lowest floor, including basement, elevated to or above base flood elevation plus an allowance for sediment and

future development.

2. Nonresidential Construction: New construction and substantial improvement of any commercial, industrial or other nonresidential structure shall either have the lowest floor, including basement, elevated to the level of the base flood elevation plus an allowance for sediment and for future development; or, together with attendant utility and sanitary facilities, shall:

(a) Be flood proofed so that below the base flood level plus an allowance for sediment and for future develo ment the structure is watertight with walls substantial ly impermeable to the passage of water; and protected from erosion; and

(b) Have structural components capable of resisting hydrostatic and hydrodynamic loads and effects or

buoyancy; and (c) Be certified by a registered professional engineer or architect that the standards of this subsection are satisfied. Such certifications shall be provided to the Building Official as set forth in Section 11-40-8(D)3(d).

(a) Mobile homes shall be anchored in accordance with tion 11-40-7(A)1(b).

(b) For new mobile home parks and mobile home subdivisions; for expansions of existing mobile home parks and mobile home subdivisions where the repair, reconstruction or improvement of the streets, utilities and pads equals or exceeds fifty percent (50%) of the value of the streets, utilities and pads before the repair, reconstruction or improvement has commenced; and for mobile homes not placed in a mobile home park or mobile home

nomes not placed in a mobile home park or mobile home subdivision, require that:

(1) Lots are elevated on compacted fill above the base flood level and protected from erosion.

(2) Adequate surface drainage and access for a hauler are provided.

are provided.

(c) No mobile home shall be placed in a floodway. If flood control facilities are proposed that result in an adjustment to the floodway and the adjustment is approved by F.I.A., the City may approve the placement of the

mobile home.

4. Development Over Two Acres: Any development larger than two (2) screes which is not a subdivision shall be required to meet the requirements for subdivisions if the City Engineer determines that the flood hazard and the implementation of the Master Plan of Drainage so required.

(C) FLOODWAYS: Located within areas of special flood hazard established in Section 11-40-6(B) are areas designated as

floodways. Since the floodway is an extremely hazardous area due to the velocity of flood waters which carry sediment, potential projectiles and erosion potential, the following provisions apply:

1. Prohibit encroachments, including fill, new construction, substantial improvements and other development unless certification by a registered professional engineer is provided demonstrating that encroachments shall not result in any increase in flood levels during the occurrence of the particle of flood serverselon. base flood discharge, any deflection of flow or any erosion or sediment hazard.

2. If Section 11-40-7(C)1 is satisfied, all new construction and substantial improvements shall comply with all applicable flood hazard reduction provisions of Section 11-40-7(A) and 7(B).

(D) SHALLOW FLOODING: Located within the areas of special flood hazard established in Section 11-40-6(B) are areas designated as shallow flooding. These areas have special flood hazards associated with base flood depths of one foot to three feet $(1' \cdot 3')$ where a clearly defined channel does not exist and where the path of flooding is unpredictable and indeterminate; therefore, the following provisions apply: 1. All new construction and substantial improvements of nonresidential structures have the lowest floor, including basement, elevated above the crown of the nearest street to or above the depth number specified on the City's FIRM with an allowance for sediment and future development.

2. All new construction and substantial improvements of nonresidential structures shall be protected against erosion and sediment; and shall:

(a) Have the lowest floor, including basement, elevated above the crown of the nearest street to or above the depth number specified on the FIRM with an allowance for sediment and future development; or

(b) Together with attendant utility and sanitary facilities be completely flood proofed to or above that level so that any space below that level is watertight with walls substantially iompermeable to the passage of water and with structural components having the capability of resisting hydrostatic and hydrodynamic loads and effects

of buoyancy.
11-40-8: ADMINISTRATION:

(A) PERMIT REQUIRED: It shall be unlawful for any person to begin any construction or development on any land within the City without first obtaining the appropraite building or zoning permit from the Building Official. Application for permit shall be made on forms furnished by the Building Official and may include, but not be limited to, plans in duplicate drawn to scale showing the nature, location, dimensions and elevations of the area in question; existing or pro posed structures, fill, storage of materials, drainage facilities; debris control structures; and the location of the foregoing, all in accordance with Titles 5 and 11 of the Boulder City

Specifically, the following information is required: Elevation of the lowest floor (including basement) of all structures located in any Zone A on the FHBM.

2. Elevation to which any structure has been flood proofed. Certification by a registered professional engineer that the floodproofing methods for any nonresidential structure meet the floodproofing criteria in Section 11-40-7(B)2. 4. Description of the extent to which any watercourse will

be altered or relocated as a result of proposed development.
DESIGNATION OF THE CITY ENGINEER AND **BUILDING OFFICIAL: The City Engineer and Building** Official are hereby appointed to administer and implement this Ordinance in the manner described below (C) DUTIES AND RESPONSIBILITIES OF THE CITY

ENGINEER: Duties of the City Engineer shall include, but are not limited to: 1. City Comprehensive Plan: Periodically review the City's

Comprehensive Plan and develop and present to the Planning Commission and to the City Council for adoption proposed revisions of the Comprehensive Plan embodying the policies of flood damage prevention contained in this Chapter and any amendments thereto. 2. Master Plan of Drainage: With the advice and assistance of an advisory committee consisting of representatives of

interested groups and other interested persons, prepare and present to the Planning Commission and to the City Council for adoption of a Master Plan of Drainage for the City in accordance with the procedures set forth in NRS 278 in-cluding the holding of public hearings before both Boards. Periodically review this Master Plan and make recommendations to the Planning Commission and the City Council to assure its currency. The Master Plan of Drainage and the periodic review shall include the following:

(a) A statement of the nature of the current flood pro blems facing the City, the alternative available for addressing the problems, the adopted policy and goals of the City on flood damage prevention and progress made toward implementation of the Master Plan. (b) A determination of all drainage areas tributary to the

City and a definition of drainage subareas in sufficient detail to provide guidance for public and private development projects. This subarea definition will serve to maintain the radial flow paths on the alluvial cones. (c) Future development assumptions.
(d) Level of protection in terms of flood frequency for

design of projects and protection of improvements.
(e) Design flood discharge for the drainage subareas. (f) Definition of the area in which detention of storm runoff is planned. (g) Definition of the amount of detention required in terms

of inches of rainfall over the drainage area. (h) Project concepts and plans for Master Plan of Drainage projects, with alignments, size, grade and right-of-way requirements. (i) Criteria and standards for developments, highway

drainage and flood control projects, including detention facilities. (j) Floodways and mandatory flood insurance areas,

3. Drainage Manual: With the advice and assistance of an advisory committee consisting of representatives of interested groups and other interested persons, develop and present to the Planning Commission and to the City Council for adoption a Drainage Manual or the City in accordance with the procedures set forth in NRS 278 including the holding of public hearings before both Boards, and implement and maintain for City staff, developer and highway design use the Drainage Manual containing as a minimum: (a) A statement of the flooding problem, its potential for

increase and the policy and goals of the City.
(b) Description of the detention concept and the preservation of radial flow paths.

(c) Hydrologic criteria.
(d) Procedures for drainage, detention, sediment control, floodproofing, subdivision design and road design.
(e) Drainage area boundary map, soil-type map, soil runoff characteristics, rainfall mass curves, sediment criteria, detention basin design standards, floodproofing stan-dards and road design standards.

dards and road design standards.

(f) Standard drainage structures.

4. Zone Change Requests: Review all sone change requests from the standpoint of drainage and file a written report with the Planning Commission on the flood hazard to the parcel, the potential for increasing the flood hazard by development of the parcel, the presence of any Master Plan of Drainage facilities affecting the parcel and the potential need for detention and/or other drainage improvements. The purpose of this report is to bring to light, for the benefit of the developer and the Planning Commission, at the earliest possible stage of planning, the nature and extent of flood possible stage of planning, the nature and extent of flood problems and the mitigation that will be required. 5. City Subdivision, Parcel Maps, Planned Unit Develop-ment: Develop, implement and maintain drainage procedures for subdivision, minor land division and planned unit

evelopment with the objectives of:

(a) Requiring the identification and resolution of drainage problems at an early stage of planning, while other factors are still sufficiently flexible to accommodate

adjustment.

(b) Insuring the adequacy and currency of the procedures in implementing the Master Plan of Drainage and the provisions of this Chapter.

6. Drainage Deficiency Inventory: As part of the Master Plan of Drainage, develop and present to the City Council annually, a report on drainage deficiencies, containing an updated inventory of drainage deficiencies, with their relative priority and estimated cost, and a report on progress made on correcting deficiencies since the last report.

7. Flood Insurance Information: Initiate and maintain a public information program to achieve voluntary flood insurance coverage for all structures in the City subject to flood and/or sediment damage.

8. Development Review:

(a) Review all applications for subdivision, planned unit development, and parcel maps to determine if the proposed development adversely affects the flood and eediment carrying capacity of the area of special flood hazard. For purposes of this Chapter, "adversely affects" means

Thursday, March 3, 1988

that the cumulative effect of the proposed development when combined with all other existing and anticipated development will not increase the water surface elevation of the base flood more than one foot (17).

(b) Review each subdivision and P.U.D. proposal for overflow, erosion and deposition of sediment and certify prior to approval that all flood hazards have been mitigated in accordance with the Master Plan of Drainage, the Drainage Manual and the requirements of the Chapter. As a minimum, this review shall consider the following:

(1) The desirance area tributary to the proposed

(1) The drainage area tributary to the proposed development. (2) The ten (10) and one hundred (100) year flood

discharges with an allowance for sediment and future (3) The flow pattern prior to the proposed development.
(4) The depth and velocity of flow across or adjacent

to the parcel.

(5) The proposed measures for protecting the development from flood and sediment. (6) The effect of the development on the existing flow

pattern and the resulting effect on adjacent and downstream properties.

No development shall be approved until it is demonstrated that the development is adequately protected from flood and sediment and that the development does not increase the hazard to adjacent properties by increasing flood

levels, deflecting flows or causing erosion or sedimenta-9. Use of Other Base Flood Data: In addition to the base flood elevation data provided in the Flood Insurance Study. the City Engineer may obtain, review and reasonably utilize any other base flood elevation data available from a Federal,

State or other source, in order to administer Sections 11-40-7(B)1, Specific Standards - Residential Construction, and 11-40-7(B)2, Specific Standards - Nonresidential Construction. 10. Alteration of Watercourses:

(a) Notify adjacent communities and the Nevada Department of Conservation and Natural Resources prior to

any alteration or relocation of a watercourse, and submit evidence of such notification to the Federal Insurance Administration. (b) Require that maintenance is provided within the altered

or relocated portion of said watercourse so that the flood carrying capacity is not diminished. (c) Regulate the alteration of any watercourse which will increase flood heights, deflect flows or cause erosion or

dimentation hazards 11. Interpretation of FIRM Boundaries: Make interretations, where needed, as to the exact location of the boundaries of the areas of special flood hazards (for) example, where there appears to be a conflict between a mapped bo dary and actual field conditions). The person contesting the

location of the boundary shall be given a reasonable oppor-

tunity to appeal the interpretation as provided in Section 11-40-8(E). (D) DUTIES AND RESPONSIBILITIES OF THE BUILDING OFFICIAL: Duties to the Building Official shall include,

but are not limited to: 1. Building Permit Drainage Procedures: Develop, implement and maintain permit procedures for building permits with the objectives of:

(a) Requiring the identification and resolution of drainage problems at an early stage of planning, while other factors are still sufficiently flexible to accommodate adjustment. (b) Insuring the adequacy and currency of the procedures

in implementing the Master Plan of Drainage and the provisions of this Chapter. 2. Permit Review: Review all applications for permits to determine that the requirements of this Chapter have been

satisfied and that the structure would be reasonably safe from flooding. 3. Information to be Obtained and Maintained: (a) Obtain and record the actual elevation (in relation to

mean sea level) of the lowest habitable floor (including basement) of all structures new or substantially improved within any Zone A as shown on the FHBM after the FIRM date September 16, 1981. (b) For all new or substantially improved floodproofed

(1) Record the actual elevation of as-built structures (in relation to mean sea level). (2) Maintain the floodproofing certifications required

in Section 11-40-8(A)3. (c) Maintain for public inspection all records pertaining to the provisions of this Chapter.

(d) Certification of actual elevation will be the respon sibility of the developer and must be furnished by a land surveyor registered in the State of Nevada. (E) ADMINISTRATIVE APPEALS AND VARIANCES:

1. Appeals:

(a) The Planning Commission shall hear and decide appeals when it is alleged there is an error in any decision, determination or intepretation by the City Engineer or the Building Official regarding the requirements of this Chapter.
(b) Such appeals shall be made in accordance with the

provisions of NRS 278.310.

(c) Prior to the hearing on the sppeal, the author of the decision being appealed shall file a report with the Planning Commission supporting his decision. Such report shall, as near as practicable, contain the information required in subsection 11-40-8(E)2(c).

(a) The Planning Commission shall hear and decide requests for variances from the requirements of this Chapter in the manner and in accordance with the procedures set forth in Chapter 32 of this Title with the exception that the Planning Commission shall consider in-stead of the conditions enumerated in Section 11-32-4, those conditions required in subsection 11-40-8(E)4 hereof. (b) Any person aggrieved by the decision of the Planning Commission on a variance application may appeal such decision to the City Council in the manner and in accordance with the procedures set forth in Chapter 34 of this

(c) Prior to the public hearing on the variance before the Planning Commission, the City Engineer and the Building Official shall file a report with the Planning Commission on the application for a variance, which shall contain the following information at a minimum:

(1) Location of the parcel;

(2) The tributary drainage area; (3) The ten (10) and one hundred (100) year flood discharge, with an allowance for sediment and future

(4) The depth and velocity of flow across or adjacent to the parcel;
(5) The requirement from which a variance is requested;
(6) Engineering considerations underlying the

(7) Possible alternatives to the requirement;

(8) Mitigating circumstances, if any; (9) Recommended action. (d) In passing upon applications for variances, the Planning Commission shall consider the report provided for in subsection 11-40-8(E)2(c) above, all technical evaluations, all relevant factors and standards specified in other

sections of this Ordinance (e) Generally, variances may be issued for new construc-tion and substantial improvements to be erected on a lot of one-half (½) acre or less in size contiguous to and lot of one-half (½) acre or less in size contiguous to and surrounded by lots with existing structures constructed below the base flood level, providing items in Section 11-40-8(E)2(c) have been fully considered. As the lot size increases beyond the one-half (½) acre, the technical justification required for Issuing the variance increases. (f) The Planning Commission may attach such conditions to the granting of variances as it deems necessary to further the purposes of this Chapter.

The City Engineer shall compile and maintain a complete record of all appeals and variances filed with the Planning Commission, report any variances to the Federal Insurance Administration upon request and shall include statements documenting the findings required for variances under subsection 11-40-8(E)4(d) below.

4. Condition for Variances Condition for Variances:

(a) Variances may be issued for the reconstruction, rehabilitation or restoration of structures listed on the National Register of Historic Places or the State Inventory of Historic Places without regard to the procedures set forth in the remainder of this Section.

set forth in the remainder of this Section.

(b) Variances shall not be issued within any designated floodway if any increase in flood levels during the base flood discharge would result.

(c) Variances shall only be issued upon a determination that the variance is the minimum necessary, considering

the flood hazard, to afford relief.

(d) Variances shall only be issued upon:

(1) A showing of good and sufficient cause; (2) A determination that failure to grant the variance would result in exceptional hardship to the applicant;

(3) A determination that the granting of a variance will not result in a significant increase in flood heights, threats to public safety, extraordinary public expense, create nuisances or conflict with existing local laws or ordinances

(e) Any applicant to whom a variance is granted shall be given written notice that the structure will be permitted to be built wiht a lowest floor elevation below the base flood elevation and that the cost of flood insurance will be commensurate with the increased risk resulting from the reduced lowest floor elevation, as required by the Federal Insurance Administration.

5. Technical Committee: The City Engineer shall appoint a Drainage Technical Committee consisting of three (3) members chosen from the general public in Boulder City

who have technical knowledge and experience in civil engineering and/or flood control engineering and who would be qualified to assist in the appeal or variance review process set forth above. The applicant at his option may elect at the time of the filing of an appeal or an application for a variance to have the Drainage Technical Committee review said application prior to the hearing and make a recommendation thereon to the Planning Commission. The City Engineer may charge the applicant an administrative fee to defray the costs of the review and preparation of a report. The initial members of the Drainage Technical Committee shall be appointed for one (1), two (2) and three (3) year terms and all subsequent appointments shall be for two (2) years. All vacancies occurring during a term of office shall be filled to the end of the term. Members may be removed by the City Engineer or the City Manager for cause

11-38-9: UNIFORM REGULATIONS FOR THE CONTROL OF DRAINAGE IN THE CLARK COUNTY REGIONAL FLOOD CONTROL DISTRICT

The "Uniform Regulations for the Control of Drainage" adopted by the Clark County Regional Flood Control District are hereby incorporated by reference and made an integal part of this Chapter. In the event the requirements of the Clark County Flood Control District, as they now exist or may hereafter be amended, are in conflict wiht the provisions of this Chapter such specific requirements are hereby considered void to the extent of such conflict but no further, and the provisions of this Chapter shall prevail.
CHAPTER 41

DWELLING AND HOTEL MOTEL DEVELOPMENT CONTROL PLAN

SECTION:

11-41-1: Purpose of Chapter

11-41-2: Initial Construction Year 11-41-3: Applicability

11-41-4: Development. Allotments Required

11-41-5: Number of Allotments for Construction Year 11-41-6: Reservation for Future Year Allocations

11-41-7: Development Allotment Applications 11-41-8: Planning Commission Evaluation

11-41-9: Development Allotment Evaluation

11-41-10: Award of Allotments

11-41-11: Appeals to City Council 11-41-12: Reviw of Progress

11-41-13: Suspension of Allocations 11-41-1: PURPOSE OF CHAPTER:

It is hereby found as a result of the rapid growth of the City

of Boulder City, the public utility systems are at or nearing maximum capability, and that continued rapid growth of the City will require more services, expanded utility systems and large capital expenditures to meet the needs of the expanding

It is hereby found further that the policy of the City to be effectuated by this Chapter and its elements, is to establish control over the quality, distribution and rate of growth of the City in the interest of:

(A) Preserving the quality of life in the community: (B) Insuring the adequacy of the City facilities and services

within acceptable allocation of City revenue and the Clark County School District's ability to expand school services; (C) Insuring a balance of housing types and values in the City which will accommodate a variety of families, including families of moderate income and older families on limited fixed incomes; and

(D) Insuring the balanced development of the City. The purpose of this Chapter is to implement the foregoing in-

terests by establishing a plan to control the rate and distribution of the proposed developments on a year to year basis. 11-41-2: INITIAL CONSTRUCTION YEAR

The initial construction year shall be the fiscal year beginning July 1, 1979, and ending June 30, 1980.

11-41-3: APPLICABILITY:

This chapter and the provisions thereof shall apply to all dwelling and hotel-motel developments in the City, including single family permanent, single family mobile, multi-family housing and hotel-motel, except for development of:

(A) Elderly housing and facilities for the handicapped approved by the City; and

(B) Developments with one dwelling unit. 11-42-4: DEVELOPMENT ALLOTMENTS REQUIRED:

Notwithstanding the provisions of any other law, ordinance or resolution, no dwelling or hotel-motel developments subject to the provisions as herein provided shall be undertaken, and no building permit shall be issued in the City unless a development allotment has been obtained therefore in accordance with

the provisions of this Chapter. 11-42-5: NUMBER OF ALLOTMENTS FOR CONSTRUC-TION YEAR:

(A) The allotments of dwelling units for the initial year shall be limited to the total number of one hundred twenty (120) dwelling units. Actual construction, including dwelling units exempt from development control, population per dwelling unit and economic abiliyt of the community to provide increased public services, shall be reviewed on an annual basis and the next year's allotment adjusted accordingly, but not to exceed twelve (12) dwelling units over the previous year dwelling allotment.

(B) The allotment of hotel-motel units for the initial construction year shall be limited to the total number of thirty-five (35) hotel-motel units. Actual construction, and the economic ability of the community to provide increased public services shall be reviewed on an annual basis and the neat year's allotment adjusted accordingly, but not to exceed five (5)

hotel-motel units over the previous year's allotment.

11-41-6: RESERVATION FOR FUTURE YEAR ALLOCATIONS

Reservations shall be limited to fifty percent (50%) of projected allocations by type and location for two (2) years beyond the construction year under construction. Requests for reservations will be reviewed by the Citizens' Committee at the time of current year allotments and awarded on the basis of the allotment point rating. Award of reservations are for specific construction years and shall not be considered allotments except during the construction year for which the reservation applies. Reservations are an indication of Council and developer intent for financial planning purposes and are subject to evaluation of the progress of the development and whether or not the developer can meet his commitments under the subdivision and construc-

The division of dwelling unit allotments between qualified developers and their locations and the division of hotel-motel unit allotments between qualified developers and their location, shall be established by the City Council on an annual basis and the total units estimated for an additional two (2) year period prior to the time established by resolution for the submittal

of allotment applications.
11-41-7; DEVELOPMENT ALLOTMENT APPLICATIONS: An application for a dwelling development allotment or an application for a hotel-motel development allotment shall be made to the Planning Commission of the City on a form provided by the City. Such application shall contain the following

(A) Site Utilization Map including:
1. Vicinity map to show the relationship of the surrounding

areas and the City;

2. The site use layout map showing the extent, locations and type of proposed dwelling unit and/or hotel-motel use or uses, the nature and extent of open space, and the nature

and extent of any other uses proposed.

The site use layout map is of major importance; the vicinity map may be shown as a small inset map.

(B) Site Development Plan showing:

1. Location of proposed building on lot;

4. Existing and proposed building, trees, landscaping areas; 5. Street alignments showing coordination with City street

6. Open space, bicycle paths, equestrian trails or pathways.
Preliminary Architectural Plans showing:
1. Typical architectural elevations;

2. Types and numbers of dwelling units. (D) Preliminary landscaping plans showing the general indica-

tions of planting.
(E) Public Facilities Plan showing:

1. Needed public facilities to be provided, if any, such as critical linkages in the major street system, school rooms; or 2. Other vital public facilities as identified by the Master Plan, Capital Improvement Progam or Special Facilities

(F) Development Schedule showing: 1. Proposed calendar schedule of development including

phasing, if any;

2. All applicable processes such as tentative and final subdivision maps, prezoning or rezoning, site design review and similar matters.

(G) Financial information schedule showing financial information sufficient to enable the City to determine if the developer is capable of undertaking and completing the project if a development allotment is awarded. (This inforamtion can be submitted on a confidential basis to the City Finance Director.)

(H) Where applicable, applications for prezoning, rezoning or variances must also be filed. If allotments are not awarded, applications and fees shall be returned.

(I) Such other information as may be required by the Planning

11-41-8: PLANNING COMMISSION EVALUATION: The Planning Commission shall review each application and

determine whether or not the proposed development conforms to the development control plan and the provisions of Title 11 of the Boulder City Code, including all elements thereof. (A) If the Planning Commission determines that a proposed development does not conform to the Development Control Plan, the application shall be rejected. The Applicant shall be given a notice of such rejection within ten (10) days after the submission of his application. Such notice shall

be given by the Planning Commission by mailing a notice to the applicant at his address as shown on the application. (B) The applicant may appeal the decision of the Planning Commission to the City Council pursuant to the provisions of Chapter 34 of this Title. The City Council shall either affirm the decision of the Planning Commission and reject the application on the basis of non-conformity with said plans, reverse said decision by finding that the proposed development is in conformity with said plans, or permit the applicant to modify his proposed development to bring it into conformity with said plans. The decisions of the Coun-

cil shall be final and conclusive. 11-41-9: DEVELOPMENT ALLOTMENT EVALUATION: Proposed developments found by the Planning Commission or City Council to conform to the Development Control Plan shall be evaluated and awarded points as hereinafter set forth by a Citizens' Committe, which shall consist of one representative from each voting precinct in the City and shall be selected and

organized in the following manner:

(A) The City Manager shall call for volunteers, who must be registered voters of the City, to serve on the Citizens' Committee. The names of the volunteers from each precinct shall be placed in a hat and the Mayor of the City shall draw one name therefrom for each precinct. Their terms shall be for two (2) years; except fo the initial construciton year. the even numbered precinct representative shall serve for only one (1) year. The Committee shall select a chairman and the City Clerk, or a Deputy City Clerk designated by the said City Clerk, shall act as secretary. All of the members of the Committee, including the chairman, shall serve without compensation.

1. Each proposed development shall be examined for its relation to and impact upon local public facilities and services by appropriate departments and agencies. If any proposed development is found to be inadequately served by public facilities, the application shall be rejected. The developer shall be notified in writing of such deficiencies and an appeal may be filed with the City Council under the procedures established in Chapter 34 of this Title. Examinations of the qualified applications by the Citizens' Committee shall consider the following factors:

(a) The ability and capacity of the electrical system and the City's power allocation from the U.S. Government and other sources under contract to provide for the needs of the proposed development, without system extensions beyond those which the developer will consent to provide. (Based upon a written analysis by the City Engineer.) (b) The ability and capacity of the water system to provide for the needs of the proposed developemnt, without system extensions beyond those which the developer will consent to provide. (Based upon a written analysis by the City Engineer.)

(c) the ability and capacity of the sanitary sewer lines to dispose of, and the sewage system to handle the wastes of, the proposed development without system extensions beyond those which the developer will consent to provide. (Based upon a written analysis by the City Engineer.) (d) The ability and capacity of the proposed drainage facilities to adequately dispose of the surface runoff of the proposed development, without system extensions beyond those which the developer will consent to provide. (Based upon a written analysis by the City Engineer.)
(e) The ability of the Fire and Police Departments of the City to provide fire and police protection according to the acceptable response standards of the City withou the necessity of establishing a new station or requiring addition of major equipment to an existing statin. (Based upon a written analysis from the Boulder City Fire and Police Departments.)

(f) The capacity fo the appropriate school or schools to absorb the children expected to inhabit a proposed development without necessitating or adding to double sessions or toher unusual scheduling or classroom overcrowding. (Based upon a written analysis from the Clark County School District.)

(g) The ability and capacity of major street linkages to provide for the needs of the proposed development without substantially altering existing traffic patterns or overloading the existing street system and the availability of other public facilities (such as parks and playgrounds) to meet the additional demands for vital public services, without system extensions beyond those which the developer will consent to provide. (Based upon a written analysis from the appropriate City department

2. The Citizens' Committee shall examine each proposed development application and shall rate each application by the assignemnt of no more than the maximum number of points allowable on each of the criteria set out below. The Committee shall estalbish detailed point criteria before voting on the proposed applications. Item marked with an asterisk (*) shall not be evaluated for mobile home proposals. Each applicant's final score will be represented by the percentage of points received versus the maximum number pos-

sible carried out to one one-thousandth (1/1,000 of a percent.

(a) Architectural design quality as indicated by the architectural elevations of the proposed buildings judged in terms of architectural style, size, height and innovations. (10 points)

(b) Innovative site design quality as indicated by a lot layout, orientation of units on the lots, blending of construction to the natural landscape, and similar site design considerations. (20 points)

(c) Site design quality as indicated by the amount and character of landscaping, screening and color of buildings. (10 points)

(d) Site and architectural design quality as indicated by the arrangement of the site for efficiency of circulation, on and off site traffic, safety and privacy. (20 points) (e) Site and architectural design quality as indicated by the amount of private safety and security provided in the design of the development and in individual structures. (5 points)

(f) The provision of public and/or private usable open space. (15 points)
(g) Provision of foot or bicycle paths, equestrian trails,

or pathways. (5 points)

(h) The extent to which the proposed development accomplishes an orderly and continuous extension of existing development rather than "leap frog" development.

(i) The provision of needed public facilities such as critical linkages in the major street system, school rooms, or other vital public facilities. (15 points) 11-41-10: AWARD OF ALLOTMENTS

11-41-10: AWARD OF ALLOTMENTS:

(A) The Citizens' Committee, after voting in the manner prescribed by its rules for the transaction of business, shall notify each applicant of his allotment evaluation. Such notice shall be given in writing within seven (7) days after the allotment evaluation has been made, by mailing a copy of such notice to the applicant at the address shown on the application.

(B) The Citizens' Committee shall recommend to the City Council a priority for the award of allotments for developments which have received a minimum of 70.000 percent under Section 11-41-9. Such recommendation shall be prioritized on the

basis of highest percent ratings.

(C) Within fifteen (15) days of the receipt of the evaluation report from its Citizens' Committee, unless an appeal is filed, in which case the time is extended to fifteen (15) days after disposition of the appeal, the City Council shall set a date for the purpose of establishing a resolution of intent to award

(D) The City Council shall not award a development allotment for more than thirty (30) dwelling units in a single development in a single year. For purposes of this Section, a single development shall mean one or more contiguous units or units on contiguous lands owned by any person, persons, legal entity or entities of any combination thereof which have a common ownership interest of more than fifty percent (50%) in each such entity. If any question arises as to the nature of such ownership interests, the developer or developers involved shall have the burden of providing necessary evidence to show the lack of forbidden common ownership interests. If an applicant desires reservation of future years' allotments of dewlling units, he may apply to the Citizens' Committee for such approval subject to the limitations of Section 11-41-5 and 11-41-6. Such approval shall be subject to the conditions that the reserved units will be considered allocations only during the construction year for which the reservations are granted, and are subject to other conditions as the Council may reasonably impose No development may apply to obtain more than a total of ninety (90) dwelling units or reservations for dwelling units or combination thereof.

11-41-11: APPEALS TO CITY COUNCIL:

An applicant may appeal to the Council decisions and intent to award allotments pursuant to Chapter 34 of this Title. The City Clerk shall place the matter on the next agenda for a regular Council meeting. The City Council shall consider the appeal at such regular meeting or may continue the matter at the applicant's request at which time the Council will hear the applicant or his representative and such other person or persons as may wish to testify before the Council in the determination of the matter of an appeal. The Council may affirm or modify the allotment evaluation and its decision shall be final and

11-41-12: REVIEW OF PROGRESS:

The Planning Commission shall review, on a monthy basis, a report by the City Manager on each proposed development which has received a development allotment to determine whether satisfactory progress is being made with the processing of the appropriate plans. Should a developer fail to comply with the development schedule submitted with his application or should he fail to initiate the processing of the appropriate plans, the Planning Commission shall report such failure to the applicant and to the City Council which, after holding a hearing, may rescind all or part of the development and shall consider award of such units to the next highest rated development in the same type and location category which has qualifeid for such allotment and which is capable of commencement in the construction year under consideration. If none of the applications are eligible for award, fifty percent (50%) of such units may be considered in the establishment of the next year's quotas. 11-41-13: SUSPENSION OF ALLOCATIONS:

The City Council may, upon a finding of emergency, suspend the award of allocations for a period not exceeding one year by adoption of a resolution including Findings of Fact, constituting such emergency. Extension of such suspension shall be made only by resolution similarly marking such Finding of

CHAPTER 42 RESIDENTIAL CONSTRUCTION TAX

SECTION: 11-42-1: Purpose

11-42-2: Plan Adopted 11-42-3: Imposition and Rate

11-42-4: Exceptions 11-42-5: Creation of Special Recreation and Park Fund

11-42-6: Prior Fee Payment 11-42-1: PURPOSE:

This Chapter is enacted pursuant to the authority granted by

AB-241, sections 2 through 8, 10 and 12, adopted February 8, 1973, by the Legislature of the State of Nevada, to provide for the improvement and expansion of public parks, playgrounds and recreational facilities in the City.

11-42-1: PLAN ADOPTED:

The City adopts as a master plan for parks, playgrounds and recreational facilities the master plan for the City prepared by. the Boulder City Planning Commission for the City Council, as amended from time to time.

The City shall construct parks, playgrounds and recreational facilities of a size and in locations conforming where possible

to those set out in the master plan. 11-42-3: IMPOSITION AND RATE:

Prior to the issuance of any permit for the construction of any permit for the construction of any residential dwelling unit. mobile home unit, or remodeling of any nonresidential structure for residential use, the applicant shall pay to the City a Residential Construction Tax Fee, which shall be equal to one percent (1%) of the nearest dollar of the building valuation as determined by the Building Official in accordance with the Building Code or one thousand dollars (\$1,000.00) per residential dwelling unit, mobile home unit, or remodeling of any nonresidential structure for residential use, whichever is less. The minimum residential construction tax fee shall be no less than two hundred fifty dollars (\$250.00). 11-42-4: EXCEPTIONS:

Mobile home lots in the "ME" Mobile Home Estate Zone and trailer sites in the "MP" Mobile Home Park Zone in which A. residential construction tax has been previously collected, or the remodeling of residential dwelling units which do not result in the creation of any additional residential units, shall be exempt from the residential construction tax. 11-42-5: CREATION OF SPECIAL RECREATION AND

PARK FUND: (A) All taxes collected pursuant to Section 11-42-3 shall be plac-

ed in the recreation and park fund. (B) The proceeds of the recreation and park fund shall be used

for the improvement and expansion of public park playground facilities in the City. Money in the fund shall be expended insofar as it is practicable and feasible to do so for the benefit of the immediate area from which it was

11-42-6: PRIOR FEE PAYMENT:

No building permit or mobile home parking permit, unless ex-empted under Section 11-42-4, shall be issued until provisions of this Chapter have been complied with. SECTION 2 REPEAL OF CONFLICTING PROVISIONS. All

other sections or portions of Code sections in conflict herewith are hereby repealed SECTION 3. VALIDITY Each Section and each provision or requirement of any Section of the Ordinance shall be considered separable, and the invalidity of any portion shall not affect the

valdity or enforceability of any other portion. SECTION: 4. EFFECTIVE DATE. This ordinance shall become effective the 23rd day of March, 1988. SECTION: 5. PUBLICATION. The City Clerk shall cause this

Ordinance to be published on Thursday, the 3rd day of March, 1988, in the Boulder City News, a weekly newspaper published in Boulder City, Nevada.

/s/Jon C. Porter, Mayor

/s/Delia H. Estes, City Clerk Following a public hearing held by the Boulder City Planning Commission on the 1st day of December, 1987, the foregoing Ordinance was proposed and read by title to the City Council on the 26th day of January, 1988, which was a regular meeting: thereafter, a public hearing and regular meeting were held by the City Council on the 23rd day of February, 1988, and the

ordinance was adopted by the following vote: VOTING AYE: Christensen, Ferraro, Lundgaard, Pilgrim and

VOTING NAY: None ABSENT: None

ATTEST:

ATTEST: s/Delia H. Estes, City Clerk

(SEAL) B-March 3, 1988





APPROVED:

s/Jon C. Porter, Mayor

A person traveling the 93 million miles to the sun would take 193 years if driving at 55 miles per hour.

LEGAL NOTICE

CITY OF BOULDER CITY A Municipal Corporation 900 Arizona Street Boulder City, NV 89005

NOTICE INVITING BIDS The City of Boulder City, Nevada will receive bids for the following:

One Used Rebuilt Line Truck, 1977 or later Specifications and bid forms may be obtained at the Finance Department, City Hall, 900 Arizona Street, Boulder City, Nevada 89005.

Sealed bids for such will be received at the office of the Finance Director until 2:30 P.M. P.S.T. on March 31, 1988 when they will be opened and read aloud in the City Council Chambers. Boulder City retains the right to reject any and all bids, to waive any informality in bidding, and to accept any bid deemed most advantageous to the City.

B-March 3, 1988

Dr, Boulder City, NV

Robert E. Boyer Finance Director

Big John's Towing, 1611 B Foothill Dr. Boulder City, Nevada 89005. (702) 293-4661. The following vehicles will be sold at public auction on March 4, 1988 at 8 o'clock AM at Big John's Towing, 1611 B Foothill

1970 Ford, Vin F6X114153994F, State/plates, unknown. Homemade trailer, Vin DMV18100, State/plates/owner unknown 1976 Ford Vin 6K92L108452, State/plates Arizona BMN845 Registered owner, Jane Vucolo, Kingman, Az 86401.

1973 Chevy Vin 1Y27F3L245257. State/plates, California 188 JEX. Registered owner, CY Auto Salvage, Pamona, Ca 91766 1981 Terry Vin 1EAN3329B1106082. State/Plates. AZ. C-47002 Registered owner, Terrence Hodge, Glendale, AZ 85307

1981 Olds, Vin 1G3AR69A6BR476728. State/plates, NV, TJE376. Charles V Simmons, Overton, Nevada 89040 1984 Ford, Vin 1FABP22R3EK112093. State/plates, AZ,

CMP697. Herbert Reed, Mesa, AZ 85206 1975 Chevy, Vin 1H57H5Z463205. State/plates, unknown. B-Feb. 18, 25, March 3, 1988.

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the City Council of Boulde City will hold a public hearing on Tuesday, March 22, 1988, at 7:00 P.M., in the Council Chamber, City Hall, 900 Arizona Street, Boulder City, Nevada, on its intention to make application to participate in the Community Development Block Grant (CDBG) Urban County Entitlement Program, authorized by interlocal agreement with Clark County

(CDBG) Urban County Entitlement Program, authorized by interlocal agreement with Clark County.

Projects under consideration this year are continuation of the Historic Neighborhood Improvement project, particularly the improvement of a portion of California Avenue from Wyoming Street to New Mexico Street, and a financial assistance program administered by Boulder City Welfare Services, Inc., intended to meet immediate and urgent individual and family

The public is invited to attend and comment on the propos

project or others.
Information on the program is available for public inspection at the Community Development Department, 900 Arizona Street, Boulder City, Nevada 89005.

DATED this 24th day of February, 1988.

/s/ Duane D. Crews, Jr., Director of

Community Development

ATTEST: /s/ Delia H. Estes, City Clerk B-March 3, 1988.

LEGAL NOTICE

AGENDA CITY COUNCIL REGULAR MEETING CITY HALL, 900 ARIZONA STREET, BOULDER CITY, NEVADA TUESDAY, MARCH 8, 1988-7:00 P.M.

(Flag Salute)

ACTION BY COUNCIL. COMMISSION STAFF 1. APPROVAL OF REGULAR AGENDA:

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2. APPROVAL OF CONSENT AGENDA: (Items marked w/*; if removed for discussion, subject will be taken in numerical order unless otherwise stated.) *3. BID AWARDS:

WOODACRE DRIVE CHANNEL **IMPROVEMENTS:** (Bids opened 2-18-88; 4 bids rec'd.) B. LAKEVIEW PARK IMPROVEMENTS:

(Bids opened 2-16-88; 3 bids rec'd.)

C. OFF-SITE IMPROVEMENTS: (Bids opened 2-11-88; 3 bids rec'd.) D. AIRPORT SEWER LINE: (Bids opened 2-25-88; 10 bids rec'd.) *4. RESOLUTION NO. 1520, AGREEMENT #88-A38,

WITH HARRIS, INC. FOR DESIGN OF POLICE STATION RENOVATIONS: *5. RESOLUTION NO. 1534 FOR ACCEPTANCE AND FINAL PAYMENT FOR B.C. PROJECT #86-0202-DR, BUCHANAN BOULEVARD

CONCRETE-LINED CHANNEL: *6. APPOINTMENT OF DEPUTY MUNICIPAL JUDGE:

•7. COUNCIL MINUTES: A. WORKSHOPS OF 2-16, 17 & 18-88: B. REGULAR MEETING, 2-23-88:

REGULAR AGENDA: 8. REQUEST FOR ALLOTMENT EXCEPTION, PARCELS II AND III, AMENDED LAKEVIEW TER-RACE, B.C. #46 FROM HOMESTEAD FOR "CIN-NAMON HILLS":

(Reviewed by CDAEC 2-29-88 & recommended for denial)
9. BILL FOR ORDINANCE: A. ADOPTION OF BILL NO. 932 SELLING 1,4± ACRES OF LAND ADJACENT TO HIGHLAND DRIVE AND GEORGIA AVENUE TO RICK AND

DEBRA FRADELLA: (Introduced 2-23-88; Notice of Filing published 2-25-88 for Council action this date.) 10. RESOLUTION NO. 1535, AGREEMENT

#88-47—COMMUNICATION SITE LEASE FOR 11. PERSONNEL: A. CABLE TV CITIZENS ADVISORY COMMIT-

TEE VACANCY: (James Kaighn declined 2-9-88 appointment)

B. CABLE TV CITIZENS ADVISORY COMMIT-TEE TERMS FOR FROGGE, LOREK AND BURR EX-

C. APPOINTMENT TO PARKS & RECREATION COMMISSION VACANCY:

D. P/C MEMBER CONNELLY'S TEMPORARY REASSIGNMENT: 12. CITY MANAGER'S REPORT:

A. STATUS OF S/D #49, UNITS 3 & 4, LAND SALE:

13. REPORTS FROM COUNCIL, COMMISSIONS, RECESS TO PERSONNEL SESSION FOR REPORT ON LABOR NEGOTIATIONS AND CITY

MEETING ADJOURNMENT.

B-March 3, 1988.

Looking back to the 31st Boulder City Damboree

by Teddy Fenton

On June 28, 1979, a 24 page Damboree Souvenir publication was placed within the Boulder City News just in time for the 31st Damboree. The American Legion and the Boulder City Lodge No. 1692 sponsored the celebration that year by placing before hundreds of merry makers a safe and sane July 4.

This publication stood out in this way. Instead of one or possibly two parade marshals, there were ten. All veterans of World War I. Alive at that time and riding in grand style down the streets of Boulder City were Bob Ziemer, Paul Schmidt, Leo Dunbar Sr., William McEwan, Roger Fisher, Warren Turner, Maurice Richmond, Ted Garrett, Gary Grant and Bedford Hatcher.

There was a note of regret that Harry Spargo and Jacob Crawford was not included in the picture page. Did they too ride in the parade? We know of the passing of all but Gary Grant. If he is alive he is not in the phone book. Alive and looking no more than 65 is Leo Dunbar Sr.

The 31st Damboree issue is filled with pictures of the officers of both organizations sponsoring it. The auxiliary ladies, also the officers that served. Mayor Bob Ferraro issued a welcome to all who were coming. The theme was "Shareholders in freedom" and Roger Fisher was the master of

The American Legion has stored every single one of the Damboree issues. If they can spare a set we need them at the Boulder City

I will never forget the year Franny Knauss and Mary Jo Cattoir (at that time the advertising genius working for our paper.) Those two wonderful volunteers offered to collect the ads and put the paper together. Bill Harbour took the pictures. One day I went over to see how they were doing.

There was pages lying on every stick of furniture, on the floor, it was sheer insanity. There was a deadline. One challenge was to keep Mary Jo's cats out of the house. The nightmare of putting the Damboree issue before the public seemed to get worse as the Damboree grew.

Just think! The Elks are even now busy bringing us the 1988 celebration!

Dr. James Dobson's new book tells couples how to make marriage last

Researchers say that five out of every 10 new marriages in America will end in divorce, and of the five that do last a lifetime, only one or two will experience the kind of intimacy most couples seek.

Despite these grim figures, marriage and family expert Dr. James Dobson believes it is possible for husbands and wives to build a love-filled marriage that will "go the distance." In his new book, Love for a Lifetime, Dr. Dobson outlines the principles and concepts that can help single adults, engaged couples and newlyweds establish a stable relationship that will withstand the storms of a lifetime.

Dr. Dobson, whose daily "Focus on the Family" radio broadcast airs locally on KILA at 9:30 a.m.

and 8 p.m. says that fulfilling and lasting marriages take some planning and effort. He contends that many people are marrying virtual strangers because the dating process is designed to conceal information rather than reveal it. Consequently, he believes premarital counseling is essential if couples are to uncover each other's differing assumptions before it's too

Stressing the need for lovers to understand what makes each other tick, Dr. Dobson devotes a chapter of his book to the physiological and emotional differences between men and women, and the bearing they have on love relationships.

Dr. Dobson also alerts husbands and wives to the top 12 snares that can destroy their marriage. The list includes overcommitment and physical exhaustion, excessive credit and financial disagreements, selfishness, interference from in-laws and unrealistic expectations. He says that marriage can withstand the assault from these and other antagonisms if the couple maintains a level of commitment that will not allow anything to come between them. Couples need to keep communication lines open and place a strong emphasis on spiritual matters, the

psychologist asserts. Dr. Dobson further cautions couples not to go through the

stages of marital bonding too quickly or out of their proper order. He says that all of the stages need to be present if a mar-

riage is to be its best. Love for a Lifetime, published by Multomah Press, is Dr. Dobson's first book in four years. He is the author of nine best-selling books, including Love Must Be

Tough and Dare to Discipline. Dr. Dobson is the founder and president of a non-profit profamily organization called Focus on the Family. A licensed psychologist, his background includes 14 years as associate clinical professor of pediatrics at the University of Southern California, and 17 years on the attending staff of Children's Hospital of Los Angeles.

In addition to hosting the 30-minute radio program (heard on more than 1,100 stations), Dr. Dobson communicates his profamily message via television, two film series and a monthly magazine, which has a circulation of more than one million households.

Dr. Dobson has served on several government committees, including the National Advisory Commission for the Office of Juvenile Justice and Delinquency Prevention, the task force that summarized the White House Conference on the Family, and the Attorney General's Commission on Pornography.

Local Coldwell Banker realtor participates in national conference

Katie Cartlidge, broker-owner of Coldwell Anchor Realty, recently attended the fifth annual national sales conference of Coldwell Banker Residential Affiliates, Inc., in Las Vegas.

Over 2,600 real estate brokers, sales associates and guests from 50 states gathered for the fourday "We're the One!" conference to share the latest developments in the industry and to interact with top professionals in the field. The residential affiliates represent half the offices of the more than 2,000 Coldwell Banker residential real estate sales offices nationwide.

Among the keynote speakers were Edward A. Brennan, chairman and chief executive officer of Sears, Roebuck and Co., who spoke on the pivotal role Coldwell Banker plays in the Sears Financial Network. Denis Waitley, author of "The Psychology of Winning," spoke on the principles of success at work.

The conference agenda also included announcements of special real estate products, seminars addressing topics from selling techniques to management methods and a black-tie dinner honoring top Coldwell Banker Residential Affiliates of 1987.

Coldwell Banker, the country's largest full service real estate company, is 82 years old and a member of the Sears Financial Network. The residential group has over 2,000 sales offices nation-

wide, almost equally divided between affiliate and companyowned offices, and supplies a complete range of real estate services, including brokerage, relocation, mortgage, title, escrow and new homes marketing. The company has grown from 1.3 percent of the resale homes market in 1981 to an estimated 10 percent in 1987.

Anchor Realty is located in Boulder City at 501 Nevada Highway. The phone number is 293-5757.

Henderson Local Improvement District 818 notice

NOTICE OF HEARING ON A PROPOSED STREET PROJECT, AND ASSESS MENT WITH THE PROPOSED HENDERSON, NEVADA **IMPROVEMENT DISTRICT NO. 818**

NOTICE IS HEREBY GIVEN to the property owners within the proposed City of Henderson Nevada, Improvement District No. 818 (herein "District") and to all interested persons that:

The City Council (herein "Council") of the City of Henderson (herein "City") in the County of Clark and the State of Nevada, has provisionally ordered the ecquisition of a Street Project, (herein "Project") to consist of street improvements Unit No. I, water mains Unit No. II, sewer mains Unit No. III, water laterals Unit No. IV and sewer laterals Unit No. V, all of which are more particularly described below. The boundaries of the proposed District, which include the location of the Street Project and the tracts to be assessed, shall be the exterior boundaries of those parcels abutting those portions of the streets described below, in and along which the improvements, together with street intersections, are to be made and acquired, as follows:

1. Viewmont Drive, south one-half only, from the intersection of Crestway Road east to a point five hundred and fifty feet (550 ft.) west of the intersection of Pacific Avenue (West) (the improvements to be constructed as needed to complete twenty-one feet (21 ft.) back of curb to edge of north line of pavement).

2. Fairway Road, both sides, from the intersection of Crestway Road east to the intersection of Blackridge Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb).

3. Laval Drive, both sides, from the intersection of Crestway Road east to the intersection of Blackridge Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb). 4. Sherwood Drive, both sides, from the intersection of Crestway Road east to the intersection of Blackridge Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb). 5. Rochell Drive, both sides, from the intersection of Crestway Road east to the intersection of Blackridge Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb). 6. Mulberry Drive, both sides, from the intersection of Crestway Road east to the intersection of Blackridge Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb). 7. Cypress Drive, both sides, from the intersection of Crestway Road east to the intersection of Blackridge Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb). 8. Highland Drive, both sides, from the intersection of Crestway Road east to the intersection of Blackridge Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb).

9. Country Club Drive, both sides, from the intersection of Crestway Road east to the intersection of Blackridge Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back

10. Country Club Drive, south one-half only, from the intersection of Blackridge Road east to the intersection of Greenway Road, aka Cecil Drive, (twenty-one feet (21') of improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb).

11. Middleton Drive, both sides, from the intersection of Crestway Road east to the intersection of Greenway Road, aka Cecil Drive, (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb

12. Longacres Drive, both sides, from the intersection of Crestway Road east to the intersection of Greenway Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back

13. Kimberly Drive, both sides, from the intersection of Crestway Road east to the intersection of Greenway Road (the improvements to be constructed as needed to complete forty-one (41 ft.) back of curb to back of curb).

14. Delamar Drive, both sides, from a point 200 feet west of the intersection of Mountain View Road east to the intersection of Greenway Road (the im provements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb). 15. Desert Rose Drive, both sides, from a point 500 feet west of the intersec-

tion of Ridgeway Road east to the intersection of Greenway Road (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb.

16. Rancho Drive, both sides, from the intersection of Ridgeway Road east to the intersection of Greenway Road (the improvements to be constructed as need to complete forty-one feet (41 ft.) back of curb to back of curb).

17. Chaparral Drive, both sides from a point which is 500 feet west of the on of West Pacific Avenue east to the intersection of Greenway Road (the improvements to be constructed as needed to complete forty-one (41 ft.) back of curb to back of curb).

18. East Horizon Drive, north one-half only, from the intersection of West Pacific Avenue east to the intersection of Greenway Road (twenty-one feet (21') of improvements to be constructed as needed to complete ninety feet (90 ft.) of pavement back of curb to back of curb).

19. Greenway Road, west one half only, from 141 feet north of the intersection of Kimberly Drive south to the intersection of East Horizon Drive (the

improvements to be constructed as needed to complete thirty-five feet (35 ft.) back of curb to the edge of the east line of the pavement).

20. Hilltop Road, both sides, from the intersection of Country Club Drive south to the intersection of east Horizon Drive (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back

21. Skyline Road, both sides, from the intersection of Country Club Drive south to the intersection of east Horizon Drive (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back

22. Canyon Road, both sides, from the intersection of Country Club Drive south to the intersection of East Horizon Drive (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb).

23. Blackridge Road, both sides, from the intersection of Country Club Drive aouth to the intersection of East Horizon Drive (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back

24. Blackridge Road, west one-half only from the intersection of Country Club Drive north to Fairway Road (twenty-one feet (21') of improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb

25. Pacific Avenue, both sides, from a point which is 200 feet north of the intersection of Fairway Road south to the intersection of East Horizon Drive (the improvements to be constructed as needed to complete seventy feet

(70 ft.) back of curb to back of curb).

26. Ridgeway Road, Both sides, from the intersection of Viewmont Drive south to a point which is 400 feet south of Rancho Drive on a southeast curvature between Rancho Drive to the point where Ridgeway Road intersects with Chaparral Drive (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb)

27. Mountain View Road, both sides, from the intersection of Viewmont Drive south to a point which is 400 feet south of Delamar Drive on a southeast curvature to a point where Mountain View Road intersects with Desert Rose Drive (the improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb).

28. Crestway Road, east one-half only, from the intersection of Viewmont Drive south to the intersection of Kimberly Drive (twenty-one feet (21') of improvements to be constructed as needed to complete forty-one feet (41 ft.) back of curb to back of curb).

Except as shown on the preliminary plans and specifications now on file in the office of the City Clerk, and the office of the City of Henderson Public Works Department, in Henderson, Nevada, the character of such street, water, sewer, and other improvements shall be described more particularly as follows

(A) The construction of street pavement along the streets and roads set forth above (between the termini specified above) to consist of the spreading and compaction of a gravel base, and the construction on such base of an asphaltic concrete wearing surface, for eleven foot travel lanes, with parking (safety) lanes, together with all necessary excavation, filling, grading, regrading, shaping, acquistion of rights of way, and all the appurtenances necessary and incidental to the improvments. (Part of Unit No. I)

(B) The construction and installation of "L" type concrete curb and gutter, with valley gutters, if not already existing, along the streets and roads set forth above (between the termini specified above), to conform to the City

(C) The construction and installation of ten inch (10") and eight inch (8") A.C.P. water mains, gate valves, tees and appurtenances, along the streets and roads set forth above (between the termini specified above) to conform to City standards. (Unit No. II)

(D) The construction and installation of eight inch (8") V.C.P. sanitary sewer mains with manholes and appurtenances, along the streets and roads set forth above (between the termini specified above) to conform to City stand-

(E) The construction and installation of one inch (1") or two inch (2") A.C.P. water laterals, between the water mains and the property line, along the streets and roads set forth above (between the termini specified above), where requested. (Unit No. IV)

(F) The construction and installation of four inch (4") or six inch (6") V.C.P. sanitary sewer laterals, between the sewer mains and the property line, along the streets and roads set forth above (between the termini specified above) where requested. (Unit No. V)

(G) The construction and installation of commercial and residential driveway approaches, installation of fire hydrants, and relocation of obstacles along both sides of the streets and roads set forth above (between the termin specified above) where requested or where required. (also part of Unit No. I)

All of the above being more clearly delineated and described on the plats, diagrams and plans prepared by the City Engineer. The preliminary estimated total cost of the Street Project and the amount to

be assessed shall be as follows: Estimated Amount AmountAvailable of Special From Other **Estimated Amount** of Total Cost Sources \$6,568,283.03 \$6,365,630,25 Unit No. I \$202,652.78 Unit No. II 1,076,617.99 1,010,759.30 65,858.69 Unit No. III 914,774.20 24,782,20 144,661.55 144,661.55 275,898.60 275,898.60 \$8,686,941.70 293,293.67

The Street Project is to be constructed by the City of Henderson and the City is to be the contracting agency. The City (with City funds) is to pay for the acquisi tion of all necessary pavement for the major or arterial travel lanes, and street center medians in Unit No. I. The cost of the construction to be assessed in Improvent District No. 818 is to consist only of the non-arterial travel lanes, the parking (safety) lanes, curb, gutter, water mains, sanitary sewer mains, and water or sewer

laterals, if any, and driveway approaches, if any, as described above.

The amounts to be assessed for the improvments in the Street Project will be The amounts to be assessed for the improvements in the Street Project will be levied upon all tracts in the District, i.e., upon all abutting tracts in proportion to the special benefits derived and such benefits will be based on a unit lot basis (i.e. a benefit basis) with each unit lot being an existing or potential one-half (½) acre lot; (i.e. all lots are zoned R-E one-half acre lots and are the same approximate size, or consist of two or more of such one-half acre lots); provided that an allowable variation will be made for lots which are one-eighth of an acre above or below the one-half acre lot unit and a reduction will be made for lots altered by the railroad or highway; provided further that an equitable adjustment also will be made for assessments levied against wedge or V or other irregularly shaped lots or lands or against any other lot, tract or parcel of land not specially benefited for other reasons so that the assessments according to benefits are equal and uniform. Each one-half acre lot (existing or potential) shall be assessed for one unit of assessment so that, as an example, a five-acre parcel would be assessed for 10 units of assess so that, as an example, a five-acre parcel would be assessed for 10 units of assessment or a four-acre parcel for eight units, and so on. The portion of the costs to be assessed against, and the maximum amount of benefits estimated to be conferred upon, each piece or parcel of property in the District is stated in the assessment roll. In cases of wedge or V or any other irregularly shaped tracts, (or where the basic rectangular shape of the unit lot has been changed) the amount apportioned thereto shall be in proportion to the special benefits thereby derived.

The boundaries of the District and of each of the five units therein shall be the exterior boundary of each parcel of property abutting and adjacent to that portion of the streets and roads as described above, i.e., the streets to be improved by the improvements and the Street Project.

The boundaries of Local Improvement District No. 818 shall also be described as follows:

Beginning at the intersection of the Monument Lines of Horison Drive and Greenway Road, Thence Northerly along the Monument Line of Greenway Road for a distance of 2,642.23 linear feet to the intersection of the Monument Lines of Greenway Road and Country Club Drive, Thence Westerly along the Monument Line of Country Club Drive for a distance of 2,643.23 linear feet to the intersection of the Monument Lines of Country Club Drive and Blackridge Road, Thence Northerly along the Monument Line of Blackridge Road for a distance of 2,311.23 linear feet to the intersection of the Monument Line of Blackridge Road and the Southerly Right-of-Way line of the Union Pacific Railroad, Thence Northwesterly along the Southern Right-of-Way line of the Union Pacific Railroad to the intersection of said Right-of-Way line and the Monument Line of Viewmont Drive, Thence Wester-

ly along the Monument Line of Viewmont Drive to the Northwest corner of Section 19, T22S, R63E, AKA the intersection of the Monument Lines of Viewmont Drive and Crestway Drive, Thence Southerly along the Monument Line of Crestway Drive approximately 2,310 linear feet, Thence Westerly for a distance of 202.50 linear feet, Thence Southerly for a distance of 332.92 linear feet to the Monument Line of Country Club Drive, Thence Easterly 202.50 linear feet along the Monument Line of Country Club Drive to the intersection of the Monument Lines of Country Club Drive and Crestway Road, Thence Southerly for a distance of 1,064.68 linear feet to the intersection of the Monument Line of Crestway Drive and the Northeastern Rights-of-Way, line for the State Highway U.S. 95, Thence Southeasterly along said Highway Right-of-Way line to the intersection of the Highway Right-of-Way line and the Monument Line of Horizon Drive, Thence Easterly along the Monument Line of Horizon Drive to the TRUE POINT OF BEGINNING.

All persons interested are hereby advised that the preliminary plans and specifications (showing a typical section of the contemplated improvements) and the assessment plat including the preliminary assessment roll; a preliminary estimate of the total cost of the Street Project showing a separate estimate for each of the five units; a description of the lots, tracts, and parcels of land to be assessed and the portion of the cost estimated to be assessed thereagainst, and the amount of maximum benefits estimated to be conferred on each lot, tract, or parcel of land, the Engineer's report as to the method of determining benefits, the preliminary plans and specifications and a map of the District, and all proceedings in the premises, are on file in the office of the City Public Works Department, and at the office of the City Clerk, City Hall Building, 243 Water Street, in Henderson Nevada and can be seen and examined by any property owner, or other interested persons, during regular business hours

There will be substantial grade or elevation changes in connection with the acquisition of the Street Project, such grade changes are as shown on the preliminary plans and specifications which relate to the details of the Street Project to which all persons are hereby referred. In addition, all persons interested are hereby ref red to the preliminary plans and specifications which relate to the details of the

On Tuesday, March 29, 1988, at 7 p.m., at a Meeting Room, in the Convention Center in Henderson, 200 Water Street, Henderson, Nevada, the City Council will consider the ordering of the proposed Street Project and will hear all complaints, protests and objections that may be made in writing and filed as hereafter provided, or verbally at the hearing, concerning the same, by the owner of any tract to be assessed or any person interested. The Owners of the property to be assessed, or any other person interested therein, may appear before the City Council and be heard on March 29, 1988, as to the propriety and advisability of acquiring and improving such Street Project, as to the estimated cost thereof, as to the manner of payment therefor, and as to the amount thereof to be assessed against each lot, tract, or parcel of land in the District.

The City Council requests that any property owner or interested person wishing to make protest or objection, make such protest or objection in writing at the office of the City Clerk at least three (3) days before the time set for such hearing, i.e., on or before Friday, March 25, 1988. (Due to the fact that March 25, 1988 is a City Holiday, protests may be filed on or before Monday, March 28, 1988.) On the date and at the place fixed for such hearing, any and all property owners interested in the Street Project may, by written complaint, protest or objection, present their views to the Council, or present them orally, and the Council may adjourn the hearing from time to time. Any person filing a written protest or objection as hereinabove provided shall have the right within thirty (30) days after the Council has finally passed on such protest or objection to commence an action or suit in any court of competent jurisdiction to correct or set aside such determination, but thereafter all actions or suits attacking the validity of the proceedings and the amount of benefits shall be perpetually barred.

If the owners of more than one-half of the amount of the cost to be assessed (based on the unit lot method of assessment) for the entire overall project or District shall file written protests or objections thereto, then the Street Project so protested shall not be acquired. The Council may determine not to proceed with any improvements regardless of the protests or objections.

After such hearing, said City Council shall determine the advisability of under-

taking each of the five units and each of the improvements, and, if it determines to proceed, shall determine the kind and character of such improvements so to

to proceed, shall determine the kind and character of such improvements so to be made, and shall authorize the Public Works Department of the City to advertise for bids for the doing of such work and the furnishing of all necessary materials with the lowest responsible bidder or bidders.

After the determination of the actual cost of the Street Project, but not necessarily after the completion of the construction of the improvements, assessments shall be levied in accordance with the laws of the State of Nevada. In no event shall the assessments exceed the estimated maximum special benefits to the property assessed or the reasonable market value of the property being assessed (as determined by the City Concil). The Council shall provide that the assessments may be payable without interest and without demand during a specified cash payment period and the Council shall provide that the assessments may be paid at the election of the owner in twenty (20) substantially equal seminannual installments of principal. The Council shall provide the time and terms of payment of such assessments, and shall fix penalties (at a rate not to exceed 2% per month) to be assessments, and shall fix penalties (at a rate not to exceed 2% per month) to be collected upon delinquent payments. The Council shall also provide the rate of interest on unpaid installments of assessments which will not exceed the maximum rate of interest permitted under the statutes of the State; and if assessment bonds are issued, such rate will not exceed by more than 1% the rate of interest on the assessment bonds to be issued for the District. The effective interest rate on the assessment bonds of the District will not exceed the statutory maximum rate i.e., will not exceed by more than 3% the "Index of Twenty Bonds" which shall have been most recently published in the "Credit Markets" before the time bids for the bonds are received, or at the time a negotiated offer for the sale of such bonds is accepted. If bonds are not sold for the District the Council shall by resolution establish the rate of interest on unpaid and deferred installments

of assessments.

Pursuant to NRS 271.360, the City intends to levy the assessments after the award of the construction contract (and the determination of costs) but prior to the completion of the construction of all of the improvements in the Street Project. Accordingly, any additional work not now contained on the plans and specifications currently on file with the City Clerk (e.g. driveway approaches, additional water laterals or sewer laterals, etc.) requested by the owners of property within the District must be constructed pursuant to separate agreements between the contractor contructing the District No. 818 improvements and such property owner. All additional work is subject to the receipt of written permission and specification approval from the City and must be contructed according to the City standards. The cost of such additional work must be paid directly to such contractor and is not to be included in the District's assessments.

BY ORDER of the City Council of the City of Henderson, Nevada.

BY ORDER of the City Council of the City of Henderson, Nevada.

DATED this 2nd day of February, 1988.

/s/Dorothy A. Vondenbrink, CMC, City Clerk

H-March 3, 10, 17, 24, 1988

LEGAL NOTICE

LEGAL NOTICE Cancellation of Invitation to Bid, Housing and Communi-ty Development Program, Henderson, Nevada. Notice is hereby given that the City of Henderson, State of Nevada is cancelling the re-

quest for bids on the following project: PITTMAN PARKING LOT

CONTRACT NO. 87-88*17 An Invitation to Bid on this project shall be published at a later date. ATTEST:

DOROTHY A. VONDEN-BRINK, CMC, CITY CLERK H-March 1, 3, 1988

PUBLIC NOTICE NOTICE IS HEREBY GIVEN that the City Council of the City of Henderson proposed by reading in title the following Ordinance at its Regular Meeting, entitled:
BILL NO. 664

ORDINANCE TO AMEND ORDINANCE NO. 404 BY AMENDING THE ZONING MAP TO RE-CLASSIFY CERTAIN REAL PROPERTY WITH-IN THE CITY LIMITS OF HENDERSON, DESCRIB-ED AS A PORTION OF SEC-TION 33, TOWNSHIP 21 SOUTH, RANGE 63 EAST, M.D.B. & M., CLARK COUN-TY, NEVADA, FROM R-R RURAL RESIDENCE DIS-TRICT) AND RA (SINGLE FAMILY RESIDENCE DISTRICT) TO R-1 (ONE FAMILY RESIDENCE DISTRICT).

which has been referred to a Committee of the Council as a Whole for study and recommendation and a copy of said Ordinance has been filed with the City Clerk for general public scrutiny. The Committee Meeting will be held March 15, 1988 at 6:00 P.M. at 243 Water Street, Henderson, Nevada. The Council will consider this Ordinance for adoption at the Regular Meeting of the City Council on the 15th day of March, 1988; and in any case will adopt or reject this Ordinance within 30 days. DATED this 1st day of March 1988, and published March 3, 1988, in the Henderson Home

DOROTHY A. VONDEN-BRINK, CMC, CITY CLERK

LEGAL NOTICE Notice is hereby given that I, LMS Storage, will sell at public auction, contents of Unit #119 in the name of Bill Graham, 231 Navajo, Henderson, NV 89015 to satisfy

storage lien.
Sale will be held at 10 a.m.
on March 11, 1968 at 1601 Athol, Henderson, Nev. We reserve the right to bid. Feb. 25, March 3, 10, 1988

PUBLIC NOTICE ORDINANCE NO. 1073 AN ORDINANCE OF THE CITY OF HENDERSON,

NEVADA. AN ORDINANCE TO AMEND ORDINANCE NO. 1067 TO CORRECT THE LEGAL DESCRIPTION FOR THE ANNEXATION OF SECTION 31, TOWN-SHIP 21 SOUTH, RANGE 63 EAST, M.D.B. & M., CLARK COUNTY, NEVADA, CON-TAINING AN AREA OF 640 ACRES MORE OR LESS AND OTHER MATTERS

RELATED THERETO.
The above Bill No. 663 and feregoing Ordinance was first proposed and read by title to the City Council of the City of Henderson, Nevada, on February 16, 1988, which was a Regular Meeting of the Council and referred to the following Committee:
"COUNCIL AS A WHOLE"

PUBLIC NOTICE is hereby given that the typewritten copies of the above mentioned Ordinance are available for inspection by all interested par-ties at the Office of the City Clerk, 243 Water Street, Henderson, Nevada; and that said Ordinance No. 1073 was proposed for adoption by Councilman Williams and seconded by Councilman Lawrence on the 1st day of March 1988, and adopted by the following roll

Voting AYE: MAYOR LOR-NA KESTERSON; COUN-CILMEMBERS MICHAEL HARRIS, ANDY HAFEN, CARLTON D. LAWRENCE, LORIN L. WILLIAMS. Voting NAY: NONE.

Absent: NONE. LORNA KESTERSON, MAYOR

ATTEST: DOROTHY A. VONDEN-BRINK, CMC CITY CLERK H-March 3, 1988

Cotopaxi is the highest in 1942.

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN that the City Council

of the City of Henderson proposed by reading in title the following Ordinance at its Regular Meeting, entitled:
BILL NO. 665
AN ORDINANCE TO

AMEND ORDINANCE NO.

404 BY AMENDING THE

ZONING MAP TO RE-CLASSIFY CERTAIN REAL PROPERTY WITH

IN THE CITY LIMITS OF

HENDERSON, DESCRIB-

ED AS A PORTION OF SEC-

TION 33, TOWNSHIP 21 SOUTH, RANGE 63 EAST,

M.D.B. & M., CLARK COUN-

TY, NEVADA, FROM R-R

RURAL RESIDENCE DIS-

TRICT) AND RA (SINGLE

FAMILY RESIDENCE DISTRICT) TO R-1 (ONE

FAMILY RESIDENCE

which has been referred to a

Committee of the Council as

a Whole for study and recom-

mendation and a copy of said Ordinance has been filed with

DATED this 1st day of March 1988, and published March 3, 1988, in the Henderson Home

DOROTHY A. VONDEN-

BRINK, CMC, CITY CLERK

H-March 3, 1988

LEGAL NOTICE

PUBLIC NOTICE ORDINANCE NO. 1072 AN ORDINANCE OF THE CITY OF HENDERSON,

NEVADA. AN ORDINANCE TO

the City Clerk for general public scrutiny. The Committee Meeting will be held March 15, 1988 at 6:00 P.M. at 243 Water Street, Henderson, Nevada. The Council will consider this Ordinance for adoption at the Regular Meeting of the City Council on the 15th day of March, 1968; and in any "COUNCIL AS A WHOLE" case will adopt or reject this Ordinance within 30 days.

CILMEMBERS MICHAEL HARRIS, ANDY HAFEN, CARLTON D. LAWRENCE, LORIN L. WILLIAMS. Voting NAY: NONE.

LEGAL NOTICE

NOTICE IS HEREBY GIVEN that Nevada Business Services, Administrative Entity and Grant Recipient for the Southern Nevada Service Delivery Area under the Job Training Partnership Act, will submit a Job Training, Plan by April 12, 1988 to the Governor of the State of Nevada

in care of the State Job Training Office.

The Job Training Plan will describe employment and training and job placement services to be provided to eligible residents of the Service Delivery Area (Clark, Lincoln, Nye and Esmeralda

Counties) during Program	Years 1988-89 (July 1, Distribution of Funds - 1 Title IIA Year Round Program	1988 through June 30 Program Year '88 Title IIB Summer Youth	7, 1990). Title IIA 3% Older Workers Program
Allocation	\$3,169,675	\$1,583,731	\$119,761
Administration 15% Training Participant Support	\$475,451 \$2,353,306 \$340,918	\$237,560 \$441,029 \$905,142	\$17,964 \$85,599 \$16,198
Number of Planned	1440	905	

Services to be provided include, but are not limited to: On-the-Job Training, Individual Referral Classroom Training, Customized Training, Work Experience and Exemplary Youth Progams. No less than 38% of Title IIA funds will be utilized for services to youth. No more than 15% of Title IIA funds will be utilized for participant support. Sepcial job training efforts will be implemented to assist school dropouts, the handicapped, welfare recipients and others in need

PUBLIC LIBRARIES: 1401 E. Flamingo Road, Las Vegas Boulder City 293-1281 Beatty

H-March 3, 1988

active volcano in the world: 19,347 feet high. It is situated in the Andes in Ecuador, and last erupted

AMEND ORDINANCE NO. 404 BY AMENDING THE ZONING MAP TO RE-CLASSIFY CERTAIN REAL PROPERTY WITH IN THE CITY LIMITS OF HENDERSON, DESCRIB-ED AS A PORTION OF SEC-TION 13, TOWNSHIP 22 SOUTH, RANGE 61 EAST, M.D.B. & M., CLARK COUN-TY, NEVADA, FROM R-R (RURAL RESIDENCE)
DISTRICT TO R-1 (ONE FAMILY RESIDENCE)

DISTRICT. The above Bill No. 662 and foregoing Ordinance was first proposed and read by title to the City Council of the City of Henderson, Nevada, on February 16, 1988, which was a Regular Meeting of the Council and referred to the following Committee:

PUBLIC NOTICE is hereby given that the typewritten copies of the above mentioned Ordinance are available for inspection by all interested par-ties at the Office of the City Clerk, 243 Water Street, Henderson, Nevada; and that said Ordinance No. 1072 was proposed for adoption by Councilman Lawrence and seconded by Councilman Hafen, on the 1st day of March 1988, and adopted by the following roll call vote:

Voting AYE: MAYOR LOR-NA KESTERSON; COUN-

Absent: NONE. LORNA KESTERSON, MAYOR DOROTHY A. VONDEN-BRINK, CMC CITY CLERK

H-March 3, 1988

d Esmeralda	
	1973
	1972
itle IIA 3% der Workers	1969
Program	1976
	1975
\$119,761	1975
\$17.964	1974
\$85,599	1978
\$16,198	1981
59	1967
ual Referral	1979

Mercury

Mercury

Plymouth

Pontiac

Datsun

Datsun

SAAB

Toyota

Toyota

Honda

Honda

Suzuki

H-Mar. 3,10,17,1988

1968 Inter-

1974 Oldsmobile

1970

1973

1981

1970

1974 Fiat

Comet

Bobcat

of and eligible for the program.

The complete Job Training Plan for PY'88-89 may be examined after April 12, 1988, at the

NEVADA BUSINESS SERVICES OFFICES: 922 West Owens, Las Vegas 385-6100 117 Water Street, Henderson 565-0065 482-6038 Station House Mall Complex, Tonopah 100 Depot Avenue, Caliente 726-3154 733-7810 553-2257 Pahrump 737-5930 Goldfield Searchlight 297-1442 Gabbs 485-3236 Mesquite 647-2117 Pioche

LEGAL NOTICE

LEGAL NOTICE VACATION OF RIGHT-OF-WAY PORTION OF MARKET STREET BETWEEN ATOMIC AND ATLANTIC STREETS NOTICE IS HEREBY GIVEN that a petition has been filed with the Clerk of the Council of the City of Henderson, Nevada, requesting the vaction of a portion of Market Street between Atomic and Atlantic Streets.

THE PETITIONERS, William S. Boyd, William R. Boyd and

Sam J. Boyd have requested this vacation because this rightof-way is no longer required for access.

A PUBLIC HEARING on the said vacation will be held on

March 15, 1988, at the hour of 7:00 P.M., or as soon thereafter as practicable, in the Council Chamber at City Hall, 243 Water Street, in the City of Henderson, County of Clark, Nevada. IF, UPON SUCH HEARING, the City Council of said City of Henderson be satisfied that the public will not be materially injured by such proposed vacation, the above-described right-of-way will be vacated.

THIS NOTICE is given pursuant to an order made by the City Council of the City of Henderson, Nevada, at a Regular Meeting, held February 16, 1988.



DATED this 23rd day of February, 1988 and PUBLISHED IN THE HENDERSON HOME NEWS February 25, 1988 an March 3, 1988. /s/DOROTHY A. VONDENBRINK, CMC, CITY CLERK

The vehicles listed herein will be sold at a Public Auction on March 25, 1988, at 1239 N. Boulder Highway, Henderson, Nevada.

H-Feb. 25, March 3, 1988

Vehicles may be inspected from 8:00 am to 4:00 pm on 3-24-88 and 8:00 am until the Auction begins on 3-25-88 at 10:00 am. Vehicles are sold AS-IS.

Vehicles can be picked up by the owner or representative of the owner up until the time the

-	SN				es on any or all vehicles.
Y	ear	Make	Model	VIN	R/O and/or L/O
15	975	AMC	Pacer	A5S667E205362	Tina Thompson
15	967	AMC	Ambassador	A7KA55N104983	Timothy W. Thompson
19	969	AMC	Ramblee	EO 98608	Unknown
19	971	Buick	LeSabre	454691C102547	Unknown
19	973	Buick	SW	4R45T3C120507	Unknown
19	976	Buick	Skylark	4B27C6K125422	Joseph E. or JoEtta Presto
	372	Cadillac	4dr	6D49R2Q177835	Esther R. Quoss
100000	973	Chevrolet	Nova	1X27D3L163410	Ronald R. or Katherine Mai
PL 5710	975	Chevrolet	El Camino	1D80L5Z417955	Cynthia/Louie Box
-		0110111			Norman A. Jacobson
15	378	Chevrolet	M.C.	1H57V80409029	Unknown
1000	975	Chrysler	N.Y.	CS43I6C148036	Unknown
MILES ST	971	Dodge	Coronet	WP41L1E106497	Carol S. Evans
	968	Dodge	Dart	LL21B8E102433	James/Kathleen Morgan
-	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	Donge			Western Family Bank
10	973	Ford	Pinto	3R11X186263	Joe A. Vazquez
-	976	Ford	Mustang	6F02F194751	Rafael M. Fierro
-	975	Ford	Van	E14BHX05914	Clayton L. Leavitt
*	010	A OLG		. DI IDIII COOL	Chrysler Motor Credit
10	973	Ford	Pinto	3R12X123798	Vicki Flan
1000	972	Ford	Mayerick	2K93L221161	Unknown
	969	Ford	Pinto	9T10Y112904	Elizabeth Dey
1.	000	rora	Finto	SITUITIES	Bamper Batteries
11	976	Ford	Granada	6W83F156481	Michael Debelak
	975	Ford	Pinto	5R11Y133362	Marty Bourgeois
	20 P. C. P.			5U62S110649	Jim Hill
1:	975	Ford	LTD	8207227	Unknown
		Ford	M/H		Unknown
	974	Ford	Torino	4A30H187485	A STATE OF THE PARTY OF THE PAR
13	978	Ford	T-Bird	8J87F220906	Venita G. Ormand
		TAP DESCRIPTION			First Nat'l Bank of Nv.
1	981	Ford	Escort	1FABP0521BW161610	Wanda L. Clark

7H16H502924 9T20Y643693 3L57K4M143356 PH41K3F283179

1976 Plymouth Fury PM43C0F221831 276579P148094 PL610065410 GP 610 124CS10081230 JN6SD06S1CW102383 P/U ACL030593U 2 dr 96589041 RA21180923 KE20143799 Corolla 3 wh 185 S JH3TB0100CC225690 AF0908FS016523 MoPed SC2108HA001306 Intreptr

313108H942028

Albert C. Scerbo Jr. Elizabeth C. Covello David K. Warman Unknown Unknown Sue A. Jones Grant Chapman David Orr Unknown Unknown Miguel A. Martinez Barrett G. Hahn Leroy/Darcy Tice Unknown Unknown

Bob Jasper Georgia Howell

God is present whether you ask for him or not, but on't just think of Him when you're guilty, think of Him when you are innocent.

LEGAL NOTICE

NOTICE TO CREDITORS

AND OTHERS CONCERNED

Pursuant to Chapter 408, Nevada Revised Statutes,

notice is hereby given that on February 22, 1988, Contract No. 2224 between Las Vegas Paving Corp. and the State of Nevada, for construction of a portion of the State Highway System on Lake Mead Blvd.

System on Lake Mead Blvd. in Las Vegas from Las Vegas Blvd. to Pecos Street, Clark County, Project No. SPM-576(2) was accepted.
All creditors having claims against this contract must file their claims within thirty (30) have after secondary against a secondary and acceptance of said

Meetings are great when you have nothing better to

PUBLIC NOTICE GIVEN that the City Council of the City of Henderson, Nevada, will hold a Public Hearing on March 15, 1988 at 7:00 P.M. in the City Council Chambers, City Hall, 243 Water Street, Henderson, to consider adopting a proposed additional element in the Comprehensive Plan entitled "Fire Services Plan," and other mat-

persons may appear before the City Council either in person or by counsel, and may object to or express approval of the Proposed Comprehensive Plan Additional Element, or may

days after acceptance of said contract. Information relative to the manner of filing claims may be obtained from the Adminsitrative Services Officer, telephone number 702-885-5412. GARTH F. DULL, DIRECTOR

Department of Transportation Carson City, Nevada 89712 H-March 1, 3, 8, 10, 1988 DISTRICT COURT CLARK COUNTY.

NEVADA ADELA MONTAOS MAGBUAL MAYO, Plaintiff.

PHILIP MAYO. Defendant.

Case No. D103407 Dept. No. II Docket No. D **SUMMONS**

NOTICE! YOU HAVE BEEN SUED. THE COURT MAY DECIDE AGAINST YOU WITHOUT YOUR BEING HEARD UNLESS YOU RE-SPOND WITHIN 20 DAYS. READ THE INFORMA-TION BELOW.

TO THE DEFENDANT: A civil Complaint has been filed by the plaintiff against you for the relief set forth in the Complaint. This is an action for divorce.

1. If you intend to defend this lawsuit, within 20 days after this Summons is served on you exclusive of the day of service, you must do the following: a. File with the Clerk of this

Court, whose address is shown below, a formal written response to the Complaint in accordance with the rules of the Court.

b. Serve a copy of your response upon the attorney whose name and address is shown below.

2. Unless you respond, your default will be entered upon application of the plaintiff and this Court may enter a judg-ment against you for the relief demanded in the Complaint, which could result in the taking of money or property or other relief requested in the Complaint.

3. If you intend to seek the advice of an attorney in this matter, you should do so promptly so that your response may be filed on time. Issued at direction of

EDWARD WEINSTEIN,

Attorney for Plaintiff

2305 Las Vegas Blvd., South, Las Vegas, NV 89104 LORETTA BOWMAN CLERK OF COURT By: LOUELLA MYERS DEPUTY CLERK Date Jan. 29, 1988

County Courthouse 200 South Third Street Las Vegas, Nevada 89155 H-Feb. 11, 18, 25, March 3, 10,

LEGAL NOTICE

NOTICE IS HEREBY GAW that ters relating thereto. Sailt ANY AND ALL interested

prior to the Public Hearing, in Street file with the City Clerk's Of-

fice with the City Clerk's Office written objection thereto
or approval thereof.

DATED this 23rd day of
February 1988, and published
March 3 and March 10, 1988
in the Henderson Home News.

DOROTHY A. VONDENBRINK CMC BRINK, CMC CITY CLERK H-March 3, 10, 1988

DISTRICT COURT CLARK COUNTY, NEVADA KEVIN ... THOMAS McDONALD,

Plaintiff,

JENNIFER McDONALD, Defendant.

Case No. D10228) 2 08 Dept. No. VII SUMMONS NOTICE! YOU HAVE BEEN

SUED. THE COURT MAY SHA

.....t

DECIDE AGAINST YOU WITHOUT YOUR BEING HEARD UNLESS YOU RE-SPOND WITHIN 20 DAYS. READ THE INFORMA TION BELOW. TO THE DEFENDANT: A

civil Complaint has been filed by the plaintiff against you for the relief set forth in the Complaint. This is an action for 1. If you intend to defend this lawsuit, within 20 days

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b. Serve a copy of your response upon the attorney whose name and address is shown below.

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3. If you intend to seek the advice of an attorney in this matter, you should do so promptly so that your respon may be filed on time. Issued at direction of EDWARD WEINSTEIN.

ESQ. Attorney for Plaintiff 2305 Las Vegas Blvd., South, Loretta Bowman

CLERK OF COURT By: MICHELE FROMM-DEPUTY CLERK Date Dec. 16, 1987 County Courthouse 200 South Third Street Las Vegas, Nevada 89155 H-Feb. 11, 18, 25, March 3, 10,

Henderson water and sewer general obligation bond notice

NOTICE OF THE INTENT OF THE CITY COUNCIL OF THE CITY OF HENDERSON, CLARK COUNTY, NEVADA, TO ISSUE GENERAL OBLIGATION SEWER BONDS (AD-DITIONALLY SECURED BY PLEDGED REVENUES) IN THE MAXIMUM PRINCIPAL AMOUNT OF \$4,050,000 AND GENERAL OBLIGATION WATER BONDS (ADDITIONAL

LY SECURED BY PLEDGED REVENUES) IN THE MAXIMUM PRINCIPAL AMOUNT OF \$2,025,000. IMUM PRINCIPAL AMOUNT OF \$2,025,000.

NOTICE IS HEREBY GIVEN that the City Council (the "Council") of the City of Henderson, Clark County, Nevada (the "City," "County," and "State," respectively) by a "Resolution of Intent" passed, adopted, signed and approved on the 1st day of March, 1988, and designated in Section 1 thereof by the short title "1988 Resolution of Intent to issue Sewer Bonds and Water Bonds" has proposed the issuance of the City's general obligation sewer bonds (the "Sewer Bonds") and general obligation water bonds (the "Sewer Bonds") designated below, as follows: GENERAL OBLIGATION (LIMITED TAX) SEWER BOND (ADDITIONALLY SECURED BY PLEDGED REVENUES) ADDITIONALLY SECURED BY PLEDGED REVENUES

PROPOSAL:
Shall the City of Henderson, in Clark County, Nevada, be authorized to issue the City's negotiable general obligation (limited tax) bonds (additionally secured by piedged revenues), in one series or more, in an aggregate principal amount of not exceeding \$4,050,000 to defray wholly or in part the cost of acquiring, improving, and equipping a sewer project, including facilities pertaining to a municipal sanitary sewerage system for the collection, interception, transportation, treatment, purification and disposal of sewage, liquid wastes, solid wastes, night soil and industrial wastes, and which may include as a part thereof a drainage project consisting of any natural and artificial water facilities for the collection, channeling, impoundment and disposal of rainfall, other surface and subsurface drainage waters, and storm and flood waters (the "Sewer Project"), the bonds to mature serially commencing not later than 5 years from the date or respective dates of the bonds and ending not later than 30 years therefrom, to bear interest at a rate or rates not in excess of the statutory maximum rate in effect at the time the bonds are sold, to be payable from general (ad valorem) taxes, (except to the extent other funds are available therefor, including pledged revenues), and to be issued and sold at par, or below or above per, and otherwise is such manner, upon such terms and conditions, and with such other detail as the Council may determine, including at its option but not necessarily limited to provisions for the redemption of bonds prior to maturity without or with the payment of a premium? (The "Sewer Proposal"): nall the City of Henderson, in Clark County, Nevas

GENERAL OBLIGATION (LIMITED TAX) WATER BOND (ADDITIONALLY SECURED BY PLEDGED REVENUES)

PROPOSAL:
Shall the City of Henderson, in Clark County, Nevada, be authorized to issue the City's negotiable general obligation (limited tax) bonds (additionally secured by pledged revenues), in one series or more, in an aggregate principal amount of not exceeding \$2,025,000 to defray wholly or in part the cost of acquiring, improving, and equipping a water project, including facilities pertaining to a municipal water system for the collection, transportation, treatment, purification, and distribution of water (the "Water Project"), the bonds to mature serially commencing not later than 5 years from the date or respective dates of the bonds and ending not later than 30 years therefrom, to bear interest at a rate or rates not in excess of the statutory maximum rate in effect at the time the bonds are sold. To be payable from general (ad valorem) taxes (except to the extent maximum rate in effect at the time the bonds are sold. To be payable from general (ad valorem) taxes (except to the extent other funds are available therefor, including pledged revenues), and to be issued and sold at par, or below or above par, and otherwise in such manner, upon such terms and conditions, and with such other detail as the Council may determine, including at its option but not necessarily limited to provisions for the redemption of bonds prior to maturity without or with the payment of a premium?

redemption of bonds prior to maturity without or with the payment of a premium? The "Water Proposal"; the Sewer Proposal and Water Proposal collectively, the "Proposals"; and The above Proposals were approved upon the adoption of the "1988 Henderson Sewer and Water Bonds GOBC Approval Resolution" by the General Obligation Bond Commission of Clark County, Nevada, at a special meeting of the Commission held on February 5th, 1988. The Council of the City of Henderson has determined that the general obligation sewer bonds to be insued for the purpose of improving the City's sanitary sewer system will be additionally secured by a pledge of the revenues of the Sanitary Sewer Project to be financed by the bonds. The City Council has, in addition, determined that such pledged revenues (i.e., the revenues of the Sanitary Sewer Project and of the municipal sanitary sewer utility system of which the project is a part) will at least equal the amount required in each year for the payment of the interest on and the principal of such general obligation sewer bonds.

tion sewer bonds.

The Council of the City of Henderson also has determined that the general obligation water bonds to be issued for the purpose of improving the City's Water system will be additionally seesared by a pledge of the revenues of the Water Project to be financed by the bonds. The City Council has, in addition, determined that such pledged revenues (i.e., the revenues of the Water Project and of the municipal water utility system.

of which the project is a part) will at least equal the amount

Unknown

Unknown

required in each year for the payment of the interest on and the principal of such general obligation water bonds.

Based upon such determinations, the Council intends to incur these general obligations as set forth above without an election as provided in subsection 2 of Section 350.020, Nevada Revised utes, unless within thirty (30) days after the publication Statutes, unless within thirty (30) days after the publication of this notice a petition requesting an election is presented to the Council signed by not fewer than five percent (5%) of the registered voters of the City who, together with any corporate petitioners, own not less than two percent (2%) in assessed value of the taxable property in the City of Henderson. The number of registered voters is to be determined as of the close of registration for the November 4, 1986 general election. The assessed values are to be determined from the next preceding final assessment roll of the City. An authorized corporate officer may sign such a petition whether or not he or she is a registered voter of the City.

such a petition whether or not he or she is a registered voter of the City.

At a regular meeting of the Council to be held at the City Hall, 243 Water Street, not earlier than thirty (30) days after the completion of the publication of this notice, or at any adjournment of such meeting, the Council shall proceed to enact a resolution or resolutions (and thereafter an ordinance or ordinances) authorizing the issuance of such bonds. Such resolution or resolutions authorizing the issuance of the bonds will be adopted unless prior to the 4th day of April, 1988, by 5:00 p.m. a petition shall be presented to the Council asking for a special election upon the question of whether or not the proposed general obligations shall be incurred. The petition for an election herein referred to may be filed with the Council at any time prior to the expiration of thirty days after the publication of this notice. In the event such petition is presented, no such resolutions (or ordinances) shall be enacted except pursuant to a special election called and held for such purpose and carried by a majority of the votes cast. In the event no such petition is presented the bonds will be authorized as described above, and a resolution will be adopted and will set forth the general terms of the bonds. The suthority to issue the Bonds, if conferred at a special election or if conferred by the fact no petition is presented to the Council requesting such an election within 30 days of the date of publication hereof shall be deemed to be a continuing authority and the Council shall be authorized to sell the sewer bonds and the water bonds at such time or times and upon such terms and conditions as it deems present in accordance with the reconstruction of the conditions and conditions as it deems present in accordance with the present and the Council shall be authorized to sell the sever count and the water bonds at such time or times and upon such terms and conditions as it deems proper in accordance with the provi-sions of each of the Bond Proposals and the laws of the State. Thereafter the City Council will adopt a definitive ordinance authorizing the issuance of such sewer bonds, which ordinance ance of such sewer bonds, which ord eific terms of the General Obligation

Bonds in the aggregate principal amount of not exceeding \$4,050,000 (or so much thereof as may be necessary). Such ordinance will, in addition, contain provisions for additionally securing the payment of the general obligations by pledging the revenues of the Sanitary Sewer Project and sanitary sewer system of the City of Henderson to the payment of the General

system of the City of Henderson to the payment of the General. Obligation Sewer Bonds.

The City Council also will adopt a definitive ordinance authorizing the issuance of the water bonds, which ordinance will set forth the specific terms of the General Obligation Water Bonds in the aggregate principal amount of not exceeding \$2,025,000 (or so much thereof as may be necessary). Such ordinance will, in addition, contain provisions for additionally securing the payment of the general obligations by pledging the revenues of the Water Project and water system of the City of Henderson to the payment of the General Obligation Water Bonds.

The Council reserves the option to sell either of such issues of bonds at such time or times and upon such terms and conditions as it deems proper in accordance with the provisions of the Local Government Securities Law to any purchaser or purchasers of such bonds.

The total cost of improving the City's sanitary sewer system has been estimated to be \$4,050,000 which will be paid for by

The total cost of improving the City's sanitary sewer system has been estimated to be \$4,050,000 which will be paid for by the issuance of the City's General Obligation Sewer Bonds. The total cost of improving the City's water system has been estimated to be \$2,025,000 which will be paid for by the issuance of the City's General Obligation Water Bonds. All persons interested are hereby advised that the preliminary plans and specifications of the Sewer Project and the Water Project; a preliminary estimate of the total cost of each Project; the Director of the Department of Public Works' and Director of Finances' reports to the City Council on the amounts of the revenues of the Sewer Project, Water Project and of both systems; and all proceedings in the premises, are on file in the office of the City Clerk, 243 Water Street, Henderson, Nevada, and can be seen and examined by any interested persons, during the regular business hours of the City Clerk.

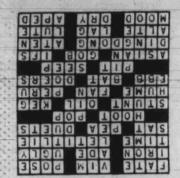
The determination by the Council that the respective pledged revenues will at least equal the amount required in each year for the payment of interest and principal on the bonds becomes conclusive on the last day for filing the petition, i.e., on the 4th day of April, 1988 at 5:00 p.m.

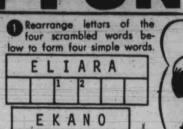
BY ORDER of the City Council of the City of Henderson, Nevada.

DATED this let day of March, 1988

Would You Believe

Isadora Duncan was a pioneer of modern dance. After European concert successes, she founded schools of dancing in Germany, the USSR and the United States. She died when strangled by a scarf caught in a car wheel.





HRONT

LAIDEL

If you think about it, Congress is pretty shrewd. They put a big tax on liquor and then make laws that drive you to ---

@ Complete the chuckle quoted by filling in the missing word you develop from step No. 3 below.

PRINT NUMBERED LETTERS IN THESE SQUARES UNSCRAMBLE ABOVE LETTERS

> ANSWERS on liquor and then make laws that drive you to DRINK.

If you think about it, Congress is pretty shrewd. They put a big tax Aerial — Daken — Thorn — Allied — DRINK

Trivia Treat

NAME THE FIRST HOTEL TO OFFER A BRIDAL SUITE (1844)?

CAN YOU NAME BETTY BOOP'S

ANSWERS:

"OBMIS". · TRVING HOUSE-NEW YORK CITY



ON TV -ZORRO OPERATED FROM 2 CITIES, RIDING A BLACK HORSE FROM L.A. AND A WHITE STEED FROM MONTEREY.

WHAT WERE THEIR NAMES?

*CROSSWORD PUZZLE *

Sailor (SI.)

Solar disk

48. Old (Ger.)

Suppositions Bell sound -

ACROSS

Appointed lot Intensity (Coll.) 45.

Fixed posture Steel source

13. Summer drink Duckling"

- shooter

21. Owl cry 23. Explosive

sound

26. Lubricate 27. Small cash

Daring act

Small cask

Peter out

England's Sir

Cooling device 'Where Callo is

Belfry-tenant

Active people

Peach stone

Songs for two

Missile gap 50. Musical instru-Clock's message 16. Permit to re-

ment Frame of mind Uninteresting main as is (3 Wds.) 53. Imitated Was situated

is Augustus Over-plump DOWN

32. Potent poet 34. Cause to 1. Tantrums 2. Gilda's "Caro cohere

35. Junior Leaguer 36. Summoned by Nome' 3. P.T. Barnum's name midget (2 Wds.) Thoroughly wet Born before Eve Easterly point 38. Manservant

39. Fodder 40. Within Fodder tube Brain flash Intersected Snarl

— with (2 Wds.) Gala occasion Lop; prune Eye intently - Glory 10. Narrow cut

47. Southern State 11. Needle holes (Abbr.)

17. Fan-club hero

19. Utensil
22. Small U.S. bill
23. Diaper-fastener
24. Haggard's novel
25. Hulklike ship

26. Feedbag fill

27. Continue (3

28. Deceive one-

29. His real name

Wds.)

You'll find these words in all directions — horizontally, ver-tically, diagonally, backwards. Draw a circle around each lettically diagonally, backwards. Draw a circle around each let-ter of a word found in the puzzle, then strike it off the list. Circling it will show a letter has been used but will leave it visible should it also form part of another word. Find the big words first. When letters of all listed words are circled, you'll have the given number of letters left over. They'll spell out your MAGICWORD.

Get Hairy!!! (sol: 9 letters)

B-Bangs, Beard, Blonde, Blow dry, Braid, Brown, Brunet, Brush, Bushy; C-Clean, Color, Comb, Conditioner, Cowlick, Crewcut, Curling iron, Curly; D-Dyeing; F-Fluffy, Friz, Full, Fuzzy; H—Hair; L—Locks, Long; M—Massage, Mustache; P—Pigtail; R—Rollers; S—Salon, Shag, Shampoo, Shape, Short, Spiking, Spray, Straight, Strand, Style; T—Towel-dry, Trim; W—Wave,

Answer Upside Down On This Page

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NWORBANGSTRANDA ONAELCWAVEMIRTE RIAHOROLLERSGSD IKLGWODYZZUFATN GCONDITI ONERHRO NICORSEBEARDSAL I L K L Y G S H A M P O O I B LWSYARPSCURLYGP ROISOFI BRAIDY HB UCSLRUGRENTRHTR CAOIDLTUWORSSCU MCZPULANCLOHUOS GNIEYDIEUAHABMH YFFULFLTTSSPMBO GNIKIPSYRDLEWOT



"You're not even trying!"

GARFIELD® by Jim Davis

37. Infiltrate 18 50

This Week's Answer: mopedurod

PEANUTS® by Charles M. Schulz

RATS! ANOTHER D-MINUS"

OKAY TEAM THIS IS OUR

CHATTER OUT THERE ...

FIRST GAME LET'S HEAR SOME



LET'S SHOW EM WHAT

KIND OF SPIRIT WE HAVE.









CATS EVOKE MANY EMOTIONS
IN PEOPLE ... LOVE,
PLEASURE,
WONDER ...

HOU KNOW, GARFIELD, MAYBE WE SHOULD SKIP DESSERT TONIGHT





GUILT

THE POINT, GARFIELD

THANKS!

JON! SPEAK TO ME! YOU'RE PELIRIOUS, MAN!





SORRY I MISSED THAT

HOPING I'D CATCH IT ...

ONE, MANAGER .. I WAS





504VCZ



0

















