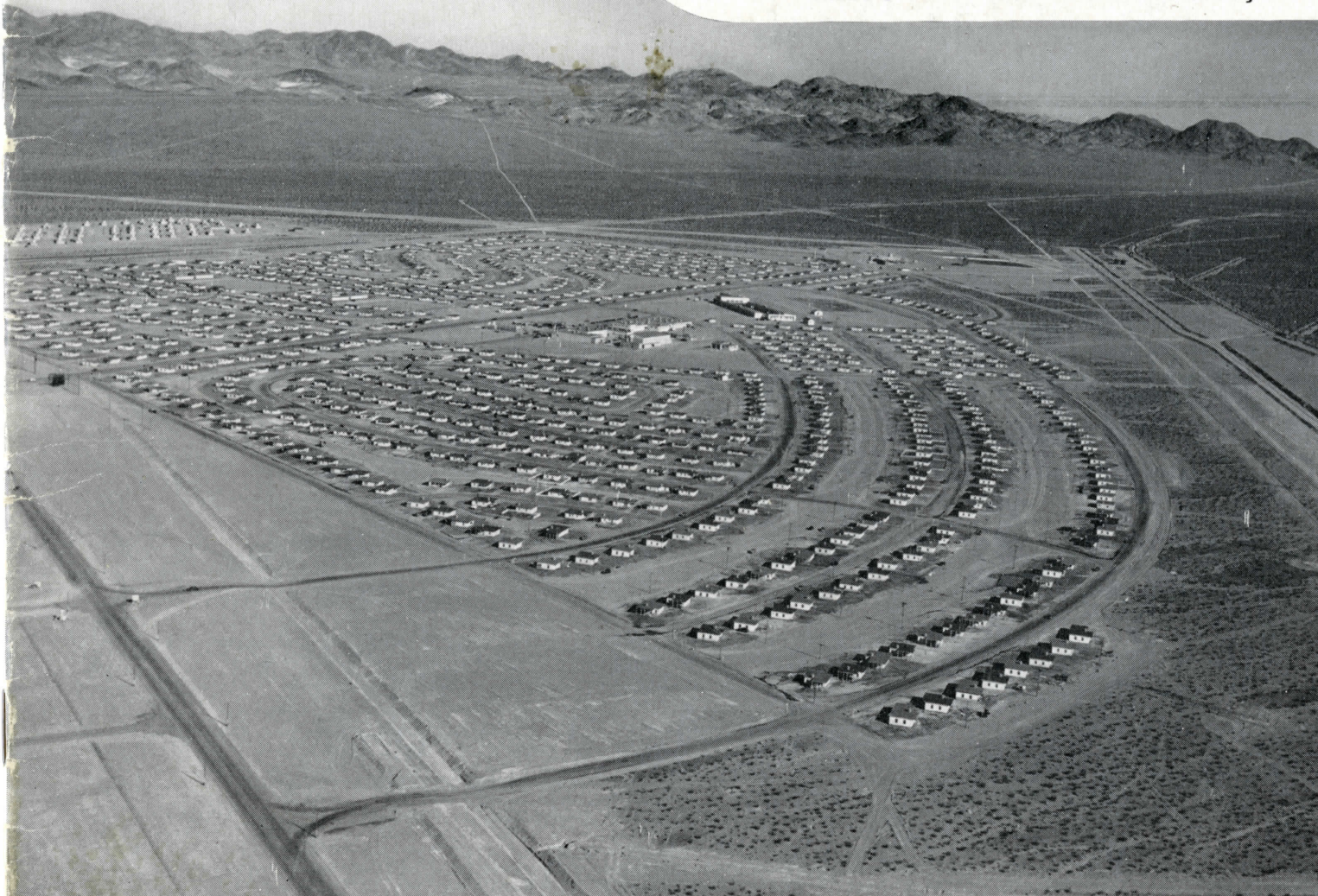


HOUSING

Known as Townsite, Plancor 201-H



Located
at

**HENDERSON
NEVADA**

and
Adjacent to
Metals Plant



Basic Magnesium
Inc.
(Plancor 201)

AVAILABILITY AND DISPOSAL
INFORMATION THROUGH THE

WAR ASSETS ADMINISTRATION

Washington 25, D. C.

THE



HOMES

703 TWO-BEDROOM HOUSES

Each

Size: 25' x 26'.
 Area: 620 sq. ft.
 Cubage: 5,110 cu. ft.
 Ceiling: 8' 3".
 Floors: One.

Construction

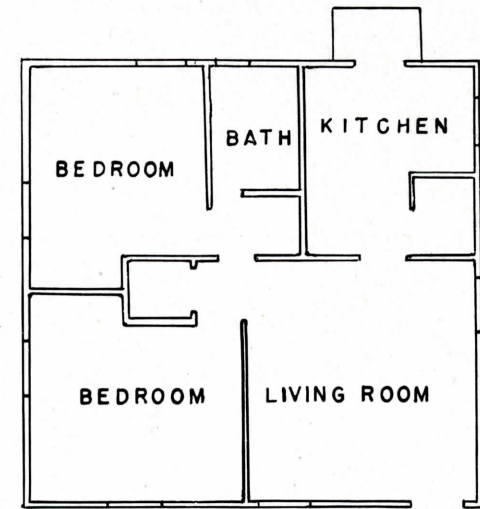
Walls: Shiplap on wood frame.
 Roof: Composition on wood frame.
 Floor: Tongue and groove, wood framing.

HEATING: Electric.

VENTILATION: Natural draft ventilation—Evaporative cooling.

LIGHTING: Incandescent.

PLUMBING AND SANITARY FACILITIES: Complete.



297 THREE-BEDROOM HOUSES

Each

Size: 25' x 36' over all.
 Area: 785 sq. ft.
 Cubage: 6,480 cu. ft.
 Ceiling: 8' 3".

Construction

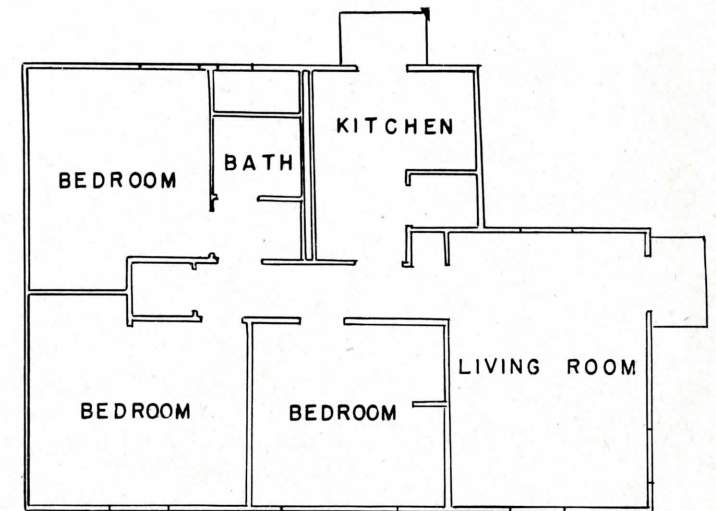
Walls: Shiplap on wood frame.
 Roof: Composition on wood frame.
 Floor: Tongue and groove, wood framing.

HEATING: Electric.

VENTILATION: Natural draft ventilation—Evaporative cooling.

LIGHTING: Incandescent.

PLUMBING AND SANITARY FACILITIES: Complete.



TWO WOMEN'S APARTMENTS

Each

Size: 171' x 193' over all.
 Area: 10,900 sq. ft.
 Cubage: 94,700 cu. ft.
 Ceiling: 8' 8".
 Floors: One.

Construction

Walls: Wood siding on wood frame.
 Roof: Composition roof on wood frame—Pitched.
 Floor: Concrete.

HEATING: Electric.

VENTILATION: Natural draft ventilation—Evaporative cooling.

LIGHTING: Incandescent.

PLUMBING AND SANITATION: Complete.



BUSINESS

STORE BUILDING

(Ad)

Size: 101' x 152'.
 Area: 12,900 sq. ft.
 Cubage: 151,000 cu. ft.
 Ceiling: 10' 8".
 Floors: One.

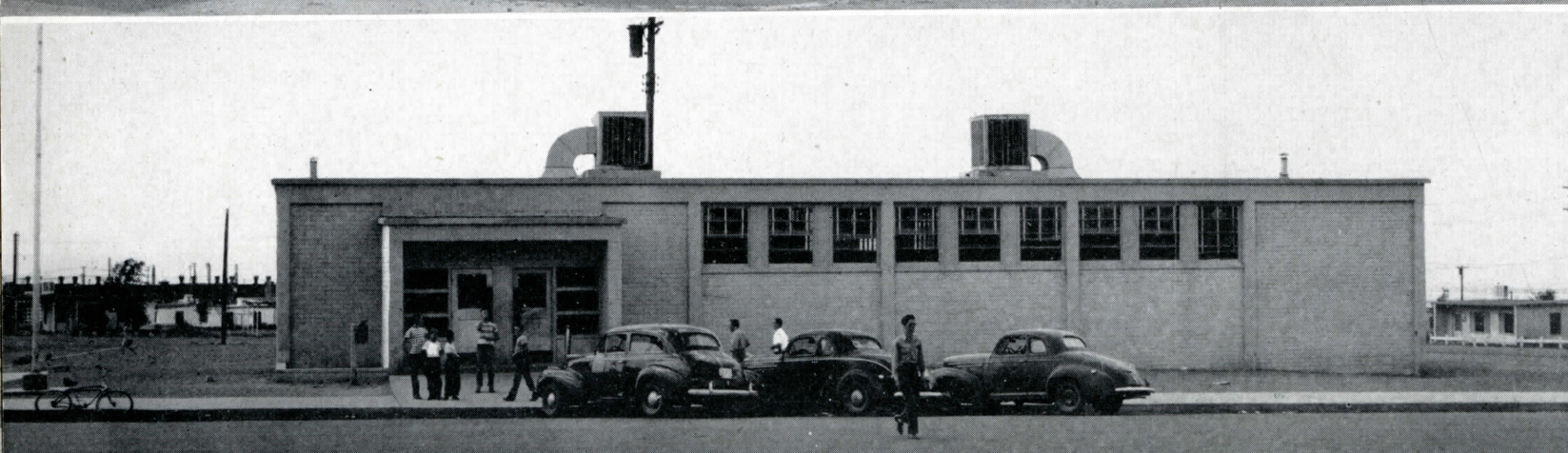
Construction

Walls: Wood frame, and stucco.
 Roof: Flat, wood frame, composition.
 Floor: Concrete.
 HEATING: Oil fired.
 VENTILATION: Natural draft ventilation.
 LIGHTING: Incandescent.
 PLUMBING AND SANITARY: Yes.



Size: 31' x 102'.
 Area: 2,900 sq. ft.
 Cubage: 29,000 cu. ft.
 Ceiling: 10'.
 Floors: One.

HEATING: Electric.
 VENTILATION: Natural draft ventilation.
 LIGHTING: Incandescent.
 PLUMBING AND SANITARY: Yes.



Size: 48' x 97'.
 Area: 4,400 sq. ft.
 Cubage: 53,000 cu. ft.
 Ceiling: 12'.
 Floors: One.

HEATING: Oil fired.
 VENTILATION: Natural draft ventilation.
 LIGHTING: Incandescent and fluorescent.
 PLUMBING AND SANITARY FACILITIES: Yes.
 REMARKS: Covered loading platform.

S CENTER

MARKET BUILDING

(adjoining)
 92' x 128' over all.
 11,600 sq. ft.
 145,000 cu. ft.
 12' 6".
 One.

Position over.

Ventilation—Evaporative cooling.



SMALL SHOPS BUILDING

Construction

Walls: Concrete masonry.
 Roof: Flat—Reinforced concrete.
 Floor: Concrete.

Natural draft ventilation—Evaporative cooling.

Sanitary Facilities: Yes.

POST OFFICE

Construction

Walls: Concrete masonry.
 Roof: Flat, reinforced concrete.
 Floor: Concrete, asphalt tile.

Ventilation—Evaporative cooling.

Incandescent.

Sanitary Facilities: Yes.

Form.

RECREATION BUILDING

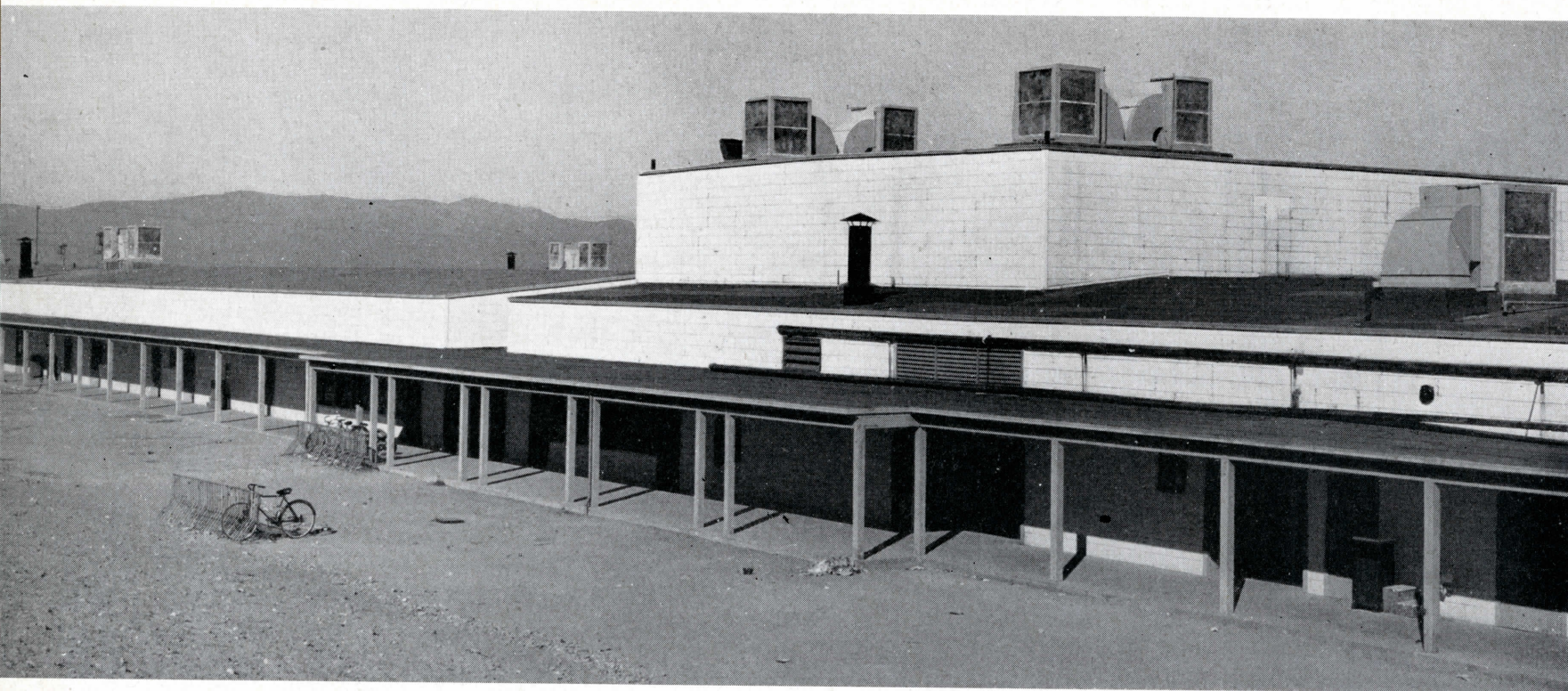
Construction

Walls: Wood frame with stucco outside.
 Roof: Flat, wood framing with composition over.
 HEATING: Oil fired.
 VENTILATION: Exhaust fans—Evaporative cooling.
 LIGHTING: Incandescent and fluorescent.
 PLUMBING AND SANITARY FACILITIES: Yes.

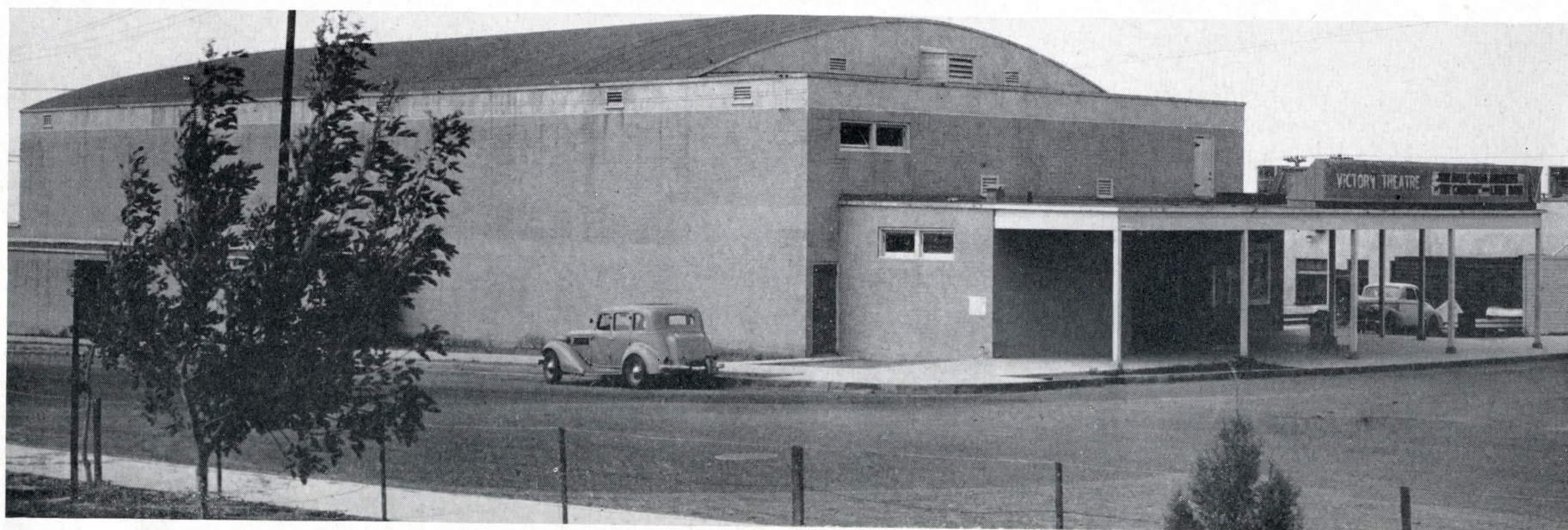
Size: 128' x 177' over all.
 Area: 17,000 sq. ft.
 Cubage: 246,000 cu. ft.
 Ceilings: 11' 9" Drug Store.
 14' 3" Pool Room.
 16' 9" Bowling Alley.
 Floors: One.



SCHOOLS



SCHOOL BUILDING



THEATER BUILDING

AND RECREATION

SCHOOL BUILDING

Construction

Size: 129' x 611'
Area: 25,100 sq. ft.
Cubage: 317,000 cu. ft.
Ceilings: Class room
12'.
Assembly hall
16'.
Floors: One.

Walls: Rustic wood
siding on
wood frame.
Roof: Composition
on wood frame;
flat roof.
Floor: Concrete.

HEATING: Steam.

VENTILATION: Natural draft ventilation—Evaporative cooling.

LIGHTING: Incandescent.

PLUMBING AND SANITARY FACILITIES: Yes.

REMARKS: School consists of seven units connected by sidewalks and arcades.

THEATER BUILDING

Size: 60' x 170'.
Area: 10,000 sq. ft.
Cubage: 189,500 cu. ft.
Ceiling: 22' average.
Floors: One, plus a second-story projection booth.

Construction

Walls: Concrete masonry.

Roof: Pitched-wood framing, composition covered.

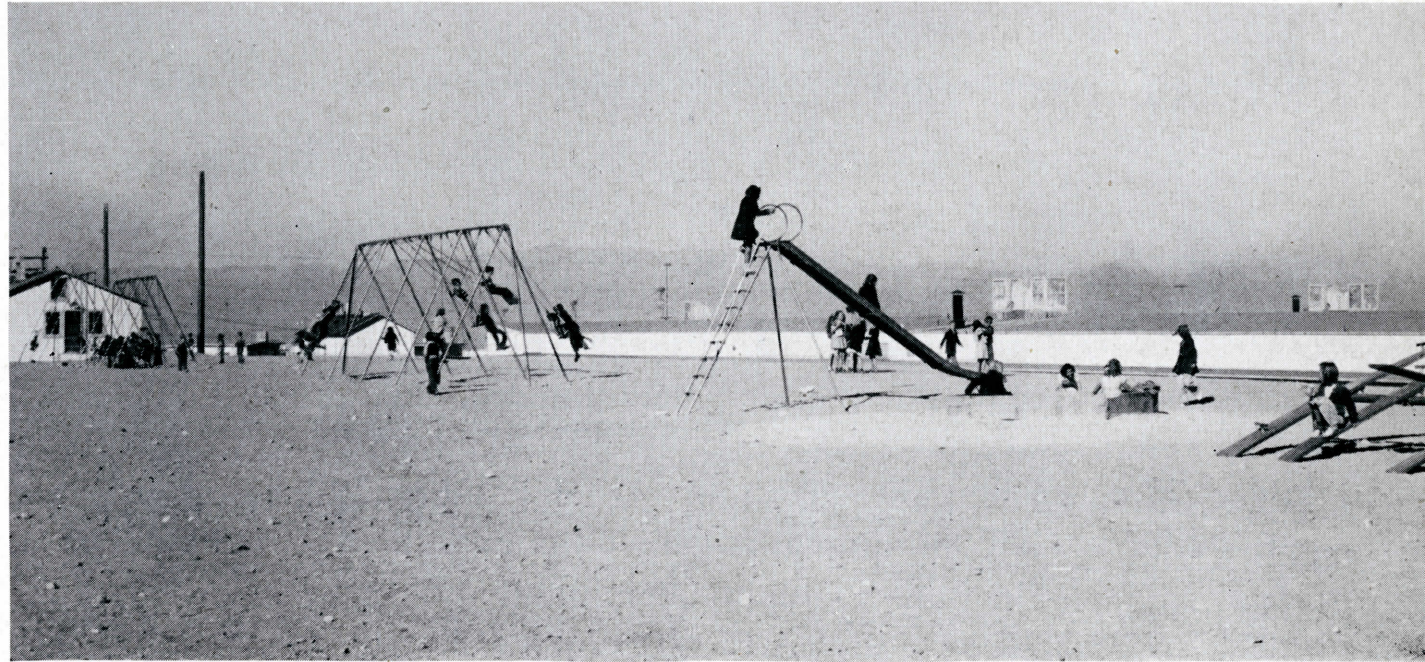
Floor: Concrete.

HEATING: Steam.

VENTILATION: Natural draft ventilation; air washer fan and ducts—Evaporative cooling.

LIGHTING: Incandescent and fluorescent.

PLUMBING AND SANITARY FACILITIES: Yes.



PLAYGROUND



PROTESTANT CHURCH

Construction

Size: 46' x 90'.
 Area: 3,500 sq. ft.
 Cubage: 38,000 cu. ft.
 Ceiling: 11'.
 Floors: One.

Walls: Concrete masonry.
 Roof: Pitched. Steel trusses, gyp plank, composition cover.
 Floor: Concrete.



CATHOLIC CHURCH

Construction

Size: 44' x 86'.
 Area: 3,000 sq. ft.
 Cubage: 48,000 cu. ft.
 Ceiling: 16'.
 Floors: One.

Walls: Concrete masonry.
 Roof: Pitched, steel trusses, gyp plank, composition cover.
 Floor: Concrete.

OTHER BUILDINGS AND STRUCTURES

FIRE HOUSE

Construction

SIZE: 52' x 54'.
 AREA: 2,500 sq. ft.
 CUBAGE: 27,400 cu. ft.
 CEILING: 11' 3" max.

WALLS: Concrete masonry.
 ROOF: Flat, wood frame with composition over.
 FLOOR: Concrete.
 HEATING: Oil fired.
 VENTILATION: Natural draft ventilation—Evaporative cooling.
 LIGHTING: Fluorescent and incandescent.
 PLUMBING AND SANITARY FACILITIES: Yes.

NURSERY SCHOOL BUILDING TS-8

Construction

SIZE: 15' x 20'.
 AREA: 285 sq. ft.
 CUBAGE: 2,280 cu. ft.
 CEILING: 1st floor, 8'.
 FLOORS: One.

EXTERIOR WALLS: Wood sheathing on wood frame.
 ROOF: Pitched, wood framing with composition top cover.
 FLOOR: Wood.
 HEATING: Electric.
 VENTILATION: Natural draft ventilation—Evaporative cooling.
 LIGHTING: Incandescent.
 PLUMBING AND SANITARY FACILITIES: Installed.

RED CROSS BUILDING TS-17

Construction

SIZE: 30' x 36'.
 AREA: 570 sq. ft.
 CUBAGE: 4,500 cu. ft.
 CEILING: 1st floor, 8'.
 FLOORS: One.

WALLS: Wood frame.
 ROOF: Pitched, composition on wood framing.
 FLOOR: Wood.
 HEATING: Oil fired.
 VENTILATION: Natural draft ventilation—Evaporative cooling.
 LIGHTING: Incandescent.
 PLUMBING AND SANITARY FACILITIES: Installed.
 REMARKS: Irregular in shape. Dimensions shown are maximum.

BOY SCOUT BUILDING TS-18

Construction

SIZE: 12' x 36'.
 AREA: 400 sq. ft.
 CUBAGE: 3,200 cu. ft.
 CEILING: 1st floor, 8'.
 FLOORS: One.

WALLS: Shiplap siding on wood framing.
 ROOF: Composition roof on wood framing.
 FLOOR: Tongue and groove wood floor.
 HEATING: None.
 VENTILATION: Natural draft ventilation.
 LIGHTING: Incandescent.
 PLUMBING AND SANITARY FACILITIES: Installed.

LIBRARY BUILDING

Construction

SIZE: 18½' x 44¼'.
 AREA: 750 sq. ft.
 CUBAGE: 7,500 cu. ft.
 CEILING: 1st floor, 10'.
 FLOORS: One.

WALLS: Wood sheathing on wood framing.
 ROOF: Pitched, composition on wood framing.
 FLOOR: Wood.
 HEATING: Oil fired.
 VENTILATION: Natural draft ventilation—Evaporative cooling.
 LIGHTING: Incandescent.

MAINTENANCE SHOP

SIZE: 45' x 114'.
 AREA: 4,920 sq. ft.
 CUBAGE: 44,300 cu. ft.
 CEILING: 1st floor, 9'.
 FLOORS: One.

Construction

WALLS: Concrete masonry.
 ROOF: Pitched, composition roof on wood framing.
 FLOOR: Concrete.
 COLUMNS OR POSTS: Wood.
 HEATING: Electric.
 VENTILATION: Natural draft ventilation—Evaporative cooling.
 LIGHTING: Incandescent.
 PLUMBING AND SANITARY FACILITIES: Installed.

PAINT SHOP

SIZE: 20' x 25'.
 AREA: 400 sq. ft.
 CUBAGE: 3,600 cu. ft.
 CEILING: 1st floor, 9'.
 FLOORS: One.

Construction

WALLS: Concrete masonry.
 ROOF: Flat, composition on wood framing.
 FLOOR: Concrete.
 HEATING: None.
 VENTILATION: Natural draft ventilation—Evaporative cooling.
 LIGHTING: Incandescent.

TWO TENNIS COURTS

SIZE: 84' x 118' over all.

Construction

COURTS: Asphaltic concrete. Court area enclosed with 10'-high fencing.

THREE TENNIS COURTS

SIZE: 120' x 152' over all.

Construction

COURTS: Asphaltic concrete. Court area enclosed with 10'-high fencing. Area lighted for night play.

ATHLETIC FIELD BLEACHERS

SIZE: 22' x 204' over all—15½' high.

Construction

SEATS: Wood planking—Wood posts.
 NUMBER OF TIERS: Nine.
 Bleachers built with 9 tiers, 2' 6" wide x 204' 0" long. Supports are 6 x 6; tiers 2 x 8; railing 1 x 4 and 2 x 4's.

GENERAL INFORMATION

Located adjacent to the industrial facilities installation making up the Basic Magnesium Project, and identified as the Henderson townsite, is an emergency-born community development, complete in its services. The development borders on United States Highway No. 95, about midway between Las Vegas, Nev., and Boulder City, Nev., approximately twelve (12) miles from each.

This development constitutes what can be considered a complete community establishment, providing housing and recreation for approximately 3,500 persons, based on an average of 3.48 persons per unit.

The Los Angeles & Salt Lake Railroad, Boulder City Branch, a division of the Union Pacific Railroad, connecting with the main line at Las Vegas, passes adjacent to the townsite on the south. This rail service presently serves the plantsite.

This townsite development was originally initiated to provide adequate and necessary housing and townsite facilities for the permanent employees of the Basic Magnesium project. At present it is housing the employees of the various agencies and lessees.

As constructed, the community development consists of a well-conceived town plan layout of hard-surfaced streets, graded service alleys, complete utilities such as sewer, water, and electrical services, 703 two-bedroom houses, 297 three-bedroom houses, all constructed on a standard plan of shiplap on

wood frame, composition roof, tongue and groove wood flooring, electric heating, evaporative cooling, full sanitary plumbing, hot and cold water, open garage and driveway.

Also included are school buildings, two "bachelor type" apartment buildings of 29 apartments each; theater building; recreation building, housing a drug store, cafe, barber shop, and bowling alley; general store and market building; nursery-school building; post-office building; maintenance shop; paint shop; fire station; small shops building; Protestant Church; Catholic Church; Red Cross building; Boy Scout building; library building; athletic field and field house; asphalt-surfaced tennis court; baseball diamond; and complete hospital serving the area. (This hospital has presently been approved for disposal.)

UTILITIES—Water.—The housing area is served by a system of metal pipe lines to distribute blended treated water from the Water Treatment Plant. Initial water supply is from Lake Meade.

Sewer.—A connecting system of cast iron and clay pipe sewers with manholes, collects the sewage and delivers it to the sewage-disposal plant.

All utility services are supplied from the same source that serves the Basic Magnesium Project, with the exception of the electrical, which is being supplied by Southern Nevada Power Co., through a separate substation.



The information contained herein is believed to be correct, but no guarantee is made.



All inquiries should be directed to:

WAR ASSETS ADMINISTRATION

OFFICE OF REAL PROPERTY DISPOSAL

Washington 25, D. C.