

Extraction List



Separator Sheet

Report of All Selected Parcels

Case Number: VAR-16165

Printed On: Fri: August 25, 2006

Owner	Address	Parcel Numbe
ABAY BIRIKTI R	4616 NOLAN LN LAS VEGAS NV	13931213004
AGUILAR JOSE IRO & MARITZA	4624 KAY PL LAS VEGAS NV	13931310107
AGUILAR-SALDIVAR RUPERTO	4531 KAY PL LAS VEGAS NV	13931310093
AGUIRRE PORFIRIO & PATRICIA	1816 ELLISON DR MODESTO CA	13931310120
AMBRIZ GABRIELA	4612 LORNA PL LAS VEGAS NV	13931310008
ARAIZA AURORA	4612 ALTA DR LAS VEGAS NV	13931214005
ARIZONA CHARLIE'S L L C	%G HEETLAND 740 S DECATUR BLVD LAS VEGAS NV	13836701021
ARIZONA CHARLIES LLC	%J GOMBAR 740 S DECATUR BLVD LAS VEGAS NV	13836701022
ARNOLD 1993 TRUST	6755 RUNNING COLORS AVE LAS VEGAS NV	13931310079
AUTRY BONNIE LOU	4518 KAY PL LAS VEGAS NV	13931310114
BALLARD RUSTY D	4725 W KAY PL LAS VEGAS NV	13931310100
BANDY DAVID	4701 FULTON PL LAS VEGAS NV	13931312024
BARKLEY BRYAN L	4607 KAY PL LAS VEGAS NV	13931310095
BARWICK GEORGE O & CANDICE L	4629 NOLAN LN LAS VEGAS NV	13931213032
BAUTISTA JOSE	4718 GARDEN PL LAS VEGAS NV	13931310052
BECKER ERNEST A & BETTY W	50 S JONES BLVD #100 LAS VEGAS NV	13931214033
BECKER TRUST L L C	%B BECKER 50 S JONES BLVD #101 LAS VEGAS NV	13931221006
BENEFIEL YVONNE	4625 NOLAN LN LAS VEGAS NV	13931213031
BERNABE ALFREDO FLORES	4613 CARDEN PL LAS VEGAS NV	13931310065
BOATWRIGHT WILLIAM D & GWEN	4529 NOLAN LN LAS VEGAS NV	13931213024
BOGGS CHAD & CATHERINE	4513 KAY PL LAS VEGAS NV	13931310090
BORDET STELLA	4712 KAY PL LAS VEGAS NV	13931310104
BOWMAN GAIL ANN	4625 HAYES PL LAS VEGAS NV	13931310070
BROWN JOHN A & SADIE M	4613 ALTA DR LAS VEGAS NV	13931214027
BYRD NICOLE MARIE	4712 HAYES PL LAS VEGAS NV	13931310101
CACERES ANDRES	4713 HAYES PL LAS VEGAS NV	13931310073
CASTRO JOSE P & MARIA ESPERANSA	4713 LORNA PL LAS VEGAS NV	13931310131
CENTRAL TELEPHONE CO	%PPTY TAX DEPT P O BOX 12913 SHAWNEE MISSION KS	13836701011
CERON MYNOR A & VILMA V	4606 LORNA PL LAS VEGAS NV	13931310009
CHAO ROBERT C	15221 BEATTY ST SAN LEANDRO CA	13931310125
CHARLESTON HGTS SHOPPING CTR LLC	50 S JONES BLVD #100 LAS VEGAS NV	13836701015
CHARLESTON HGTS SHOPPING CTR LLC	50 S JONES BLVD #100 LAS VEGAS NV	13836701004

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CHARLESTON HGTS SHOPPING CTR LLC	50 S JONES BLVD #100 LAS VEGAS NV	13836713026
CHARLESTON HGTS SHOPPING CTR LLC	50 S JONES BLVD #100 LAS VEGAS NV	13836701018
CHARLESTON HGTS SHOPPING CTR LLC	50 S JONES BLVD #100 LAS VEGAS NV	13836701003
CHAU DANIEL KIN MAN	4600 GARDEN PL LAS VEGAS NV	13931310060
CHAVEZ ELIAS & SANTIAGO	4612 KAY PL LAS VEGAS NV	13931310109
COLON ALEJANDRO & DARLISA	4713 GARDEN PL LAS VEGAS NV	13931310048
COLON MAGDALENO & IRENE	4712 GARDEN PL LAS VEGAS NV	13931310053
CORDOBA-CID EFRAIN	4718 KAY PL LAS VEGAS NV	13931310103
COVARRUBIAS IGNACIO	4620 NOLAN LN LAS VEGAS NV	13931213003
COX LARRY	4512 LORNA PL LAS VEGAS NV	13931310014
DEIBEL JODY	4705 ALTA DR LAS VEGAS NV	13931214032
DELA CRUZ PEDRO	4700 HAYES PL LAS VEGAS NV	13931310076
DELEON EVA M	4706 LORMA PL LAS VEGAS NV	13931310004
DIMIZIO ANNABELLE & ERMINIO	4621 MAYFLOWER LN LAS VEGAS NV	13931212029
DIPLOMAT CORP	5362 FORD CIR MESA AZ	13931201005
DUARTE RAYMUNDO & PATRICIA	4601 ALTA DR LAS VEGAS NV	13931214024
EARLES RANDY & LOLA	4618 FULTON PL LAS VEGAS NV	13931312007
EARLES RANDY & LOLA	4512 EVERGREEN PL LAS VEGAS NV	13931310046
EARLES RANDY L	4724 KAY PL LAS VEGAS NV	13931310102
EARLES RANDY L	4512 KAY PL LAS VEGAS NV	13931310115
EDWARD MARGARET B	5809 REITER AVE LAS VEGAS NV	13931310005
EDWARDS JOHN G JR	P O BOX 363102 NO LAS VEGAS NV	13931214010
ESCOBAR JESUS MEJIA	4612 GARDEN PL LAS VEGAS NV	13931310058
ESQUIVEL JOSE G	4613 MAYFLOWER LN LAS VEGAS NV	13931212027
F C HOLDINGS L L C	P O BOX 81076 LAS VEGAS NV	13931312026
FAIRCHILD RHONDA R	4530 KAY PL LAS VEGAS NV	13931310112
FIRST CAPITAL FINANCIAL CORP	P O BOX 81076 LAS VEGAS NV	13931312027
FIRST CAPITAL FINANCIAL CORP	P O BOX 81076 LAS VEGAS NV	13931312028
FLATEBO MARK E	4618 GARDEN PL LAS VEGAS NV	13931310057
FLORES ALFREDO	4613 GARDEN PL LAS VEGAS NV	13931310043
FUENTES MARIA & FERNANDO	4706 FULTON PL LAS VEGAS NV	13931312004
GALINDO CESAR & MARY REV LIV TR	4518 LORNA PL LAS VEGAS NV	13931310013

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Owner	Address	Parcel Number
GALINDO JESSE	8871 W FLAMINGO RD #201 LAS VEGAS NV	13931301002
GARCIA BONIFACIO BONIFACIO JR	4530 GARDEN PL LAS VEGAS NV	13931310061
GARCIA PATRICIA C	4619 LORNA PL LAS VEGAS NV	13931310127
GARCIA-BOFFIL REINALDO	4706 GARDEN PL LAS VEGAS NV	13931310054
GELDBACH CONSTANCE S TRUST	519 S DECATUR LAS VEGAS NV	13931310136
GENOVESE PERRY J	6643 EDNA AVE LAS VEGAS NV	13931212001
GIBSON LEE GARDNER & MARIA C	2730 BELCASTRO DR LAS VEGAS NV	13931312008
GLENN ELAINE T	4606 KAY PL LAS VEGAS NV	13931310110
GOLDBLATT ELY Y & CHANA P	4619 KAY PL LAS VEGAS NV	13931310097
GOMEZ CARLOS A	4604 NOLAN LN LAS VEGAS NV	13931213007
GOMEZ SERGIO	4621 NOLAN LN LAS VEGAS NV	13931213030
GONZALEZ LUIS RICARDO	4617 NOLAN LN LAS VEGAS NV	13931213029
GOODMAN MARY F	4506 LORNA PL LAS VEGAS NV	13931310015
GORDILLO SOCRATES O	4616 ALTA DR LAS VEGAS NV	13931214004
GOZZARELLI MARIO S	5975 N JULIANO RD LAS VEGAS NV	13931310135
HALDEMAN RAY F & DIANE M	1890 OTTAWA DR LAS VEGAS NV	13931310134
HALL MICHAEL ROY & MARSHA	4624 GARDEN PL LAS VEGAS NV	13931310056
HALTER DUANE C & LULA J	4601 GARDEN PL LAS VEGAS NV	13931310041
HAWKINS PHYLLIS J 1989 LIVING TR	2209 JUANA VISTA LAS VEGAS NV	13931310137
HAWKINS PHYLLIS J 1989 LIVING TR	2209 JUANA VISTA LAS VEGAS NV	13931310138
HEAD MICHAEL C	4625 FULTON PL LAS VEGAS NV	13931312023
HENNAGIR EUGENE D	4719 HAYES PL LAS VEGAS NV	13931310074
HERNANDEZ REFUGIO & HERENDIDA	4524 GARDEN PL LAS VEGAS NV	13931310062
HERNANDEZ REFUGIO & HERENDIDA	4512 GARDEN PL LAS VEGAS NV	13931310063
HILLERS BETTY JANE	4612 NOLAN LN LAS VEGAS NV	13931213005
HORSTMANN BERTHA F & ANTHONY C	4609 ALTA DR LAS VEGAS NV	13931214026
HOUSING AUTHORITY CITY OF LV	P O BOX 1897 LAS VEGAS NV	13836713027
HOUSING AUTHORITY CITY OF LV	P O BOX 1897 LAS VEGAS NV	13836601007
HOYOS-GUTIERREZ STELLA	4528 ALTA DR LAS VEGAS NV	13931214009
HUERTA FRANCES	4617 ALTA DR LAS VEGAS NV	13931214028
HUERTA IRMA LETICIA & IRMA	4605 ALTA DR LAS VEGAS NV	13931214025
HUERTA MARCOS	4621 ALTA DR LAS VEGAS NV	13931214029

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HUNTSMAN RICHARD D & ALICE I	3809 TERRACE GROVE ST LAS VEGAS NV	13931310084
JACINTO NORMA L	4606 GARDEN PL LAS VEGAS NV	13931310059
JACOBY DANIEL & MARY REV LIV TR	4525 ALTA DR LAS VEGAS NV	13931214022
JAPPE RICHARD	4701 LORNA PL LAS VEGAS NV	13931310129
JEFFRIES HERBERT & FLORENCE	4607 GARDEN PL LAS VEGAS NV	13931310042
JONES FLETCHER SR TRUST	7300 W SAHARA AVE LAS VEGAS NV	13836713029
JONES FLETCHER SR TRUST	7300 W SAHARA AVE LAS VEGAS NV	13836713028
JONES FLETCHER SR TRUST	7300 W SAHARA AVE LAS VEGAS NV	13836601006
JONES FLETCHER SR TRUST	7300 W SAHARA AVE LAS VEGAS NV	13836601008
JONES FRED R & PEGGY ANN	4601 NOLAN LN LAS VEGAS NV	13931213025
JUNG YONG H	3841 W CHARLESTON BLVD #203 LAS VEGAS NV	13931310133
KALATA ROSALIND	4601 HAYES PL LAS VEGAS NV	13931310066
KILLIAN DENNIS G	601 S DECATUR BLVD LAS VEGAS NV	13931310075
KNOX JEFFERY L	4600 ALTA DR LAS VEGAS NV	13931214008
KNOX LARRY E & PATRICIA R	4617 MAYFLOWER LN LAS VEGAS NV	13931212028
L R B F TRUST	4121 WAKE FOREST DR LAS VEGAS NV	13931213006
LAMBORGHINI FAMILY TR #544288444	4618 HAYES PL LAS VEGAS NV	13931310078
LAULE BECKER II	%MCDONALDS CORP P O BOX 66351 AMF OHARE AIRPORT CHICAGO IL	13931221004
LAULE BECKER II	50 S JONES BLVD #100 LAS VEGAS NV	13931221003
LAULE BECKER II	%LJS TAX #05472 P O BOX 35370 LOUISVILLE KY	13931221001
LAULE BECKER II	50 S JONES BLVD #100 LAS VEGAS NV	13931221005
LEE MARGIE A FAMILY TRUST	4619 HAYES PL LAS VEGAS NV	13931310069
LEE ROCKY	4712 LORNA PL LAS VEGAS NV	13931310003
LITTLEFORD RONALD & WILMA LEE	6600 PICKFORD LAS VEGAS NV	13931214006
LO CHIA YUN C & JO HSIANG	701 S DECATUR BLVD LAS VEGAS NV	13931312001
LOPEZ JORGE & ISABEL	4600 LORNA PL LAS VEGAS NV	13931310010
LUCA MARIA	4620 MAYFLOWER LN LAS VEGAS NV	13931212002
MAGEE LAWRENCE E JR	4529 ALTA DR LAS VEGAS NV	13931214023
MARMOL EDUARDO	4707 HAYES PL LAS VEGAS NV	13931310072
MARQUEZ ANA MARIA	4613 HAYES PL LAS VEGAS NV	13931310068
MARROQUIN MIRIAN Y & MIRIAN	4607 HAYES PL LAS VEGAS NV	13931310067
MCKINNIS WILLIAM B & CAROLE M	5605 PASEO RECALLO CT LAS VEGAS NV	13931310119

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MCNEILL BARRY C	4629 ALTA DR LAS VEGAS NV	13931214030
MEDINA FAMILY TRUST	%J MEDINA SR 4718 FULTON PL LAS VEGAS NV	13931312002
MEDNICOFF IBERT & DONNA	625 S DECATUR BLVD LAS VEGAS NV	13931310050
MEDRANO MARIO	4700 GARDEN PL LAS VEGAS NV	13931310055
MELLOY HARRIETT M & BRUCE L	4600 KAY PL LAS VEGAS NV	13931310111
MITCHELL MAGGIE & FRANK	4707 LORNA PL LAS VEGAS NV	13931310130
MONZON-TERRAZAS IGNACIO	4609 NOLAN LN LAS VEGAS NV	13931213027
MOORE WILLIE MAE	4525 LORNA PL LAS VEGAS NV	13931310122
MORENO EDITH D	4624 ALTA DR LAS VEGAS NV	13931214002
MURAYAMA LOURDES E	4705 FULTON PL LAS VEGAS NV	13931312025
MURPHY VERA	3170 JUSTIN LN PAHRUMP NV	13931310108
NEVANDRO FAMILY TRUST	249 GARFIELD AVE EL CAJON CA	13931310096
NICHOLS CHERYL LYNN	4613 LORNA PL LAS VEGAS NV	13931310126
NIEVES JUAN C	4701 KAY PL LAS VEGAS NV	13931310099
OHANA HOLDINGS L L C	11555 TREVI FOUNTAIN AVE LAS VEGAS NV	13931310106
ORNELAS JOSE S & MARIA A	4524 LORNA PL LAS VEGAS NV	13931310012
PALMER MARY REVOCABLE LIVING TR	4618 LORNA PL LAS VEGAS NV	13931310007
PAN PACIFIC RETAIL PROPERTIES	%PAN PACIFIC PPTYS INC %DELOITTE & TOUCHE LLP P O BOX 131071 CARLSBAD CA	13836601003
PARADES ANA ROSA	4506 HAYES PL LAS VEGAS NV	13931310086
PARKER JETHRO	4707 GARDEN PL LAS VEGAS NV	13931310047
PEP BOYS MANNY MOE & JACK CA	3111 W ALLEGHENY AVE PHILADELPHIA PA	13836701005
PEREZ MIGUEL & MARIE LIVING TR	4521 MAYFLOWER LN LAS VEGAS NV	13931312010
PINEDA FLORA O & ELEVTERIO	4624 LORNA PL LAS VEGAS NV	13931310006
POULTON CLEIN W & EVA REV LIV TR	11598 BUTTE FALLS HWY EAGLE POINT OR	13931312022
POWELL THOMAS L & C J REV LIV TR	1921 FAIRHAVEN CIR LAS VEGAS NV	13931310051
RAMIREZ ALBERTO & ANA R	4524 HAYES PL LAS VEGAS NV	13931310083
RAMIREZ HONESIMO & SUSANA A	4530 HAYES PL LAS VEGAS NV	13931310082
RAMOS BERNARDO	4629 MAYFLOWER LN LAS VEGAS NV	13931212031
RAMOS ROBERT E SR & MAXINE ANN	4625 LORNA PL LAS VEGAS NV	13931310128
REBOLLO-SOTO JOSE ESAUN	5183 EDNA AVE LAS VEGAS NV	13931214031
REED KATHLEEN A	4519 KAY PL LAS VEGAS NV	13931310091
RENDON MOISES	4625 MAYFLOWER LN LAS VEGAS NV	13931212030

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RESENDIZ MARGARITO LEDEZMA	4601 KAY PL LAS VEGAS NV	13931310094
REVELES CEASAR	120 TAMARACK HENDERSON NV	13931310105
RICHARDSON DARRELL & KAYLYNN	4519 LORNA PL LAS VEGAS NV	13931310121
RIMOKAITIS TRUST	4507 HAYES PL LAS VEGAS NV	13931310034
ROBERTS RICHARD T	6216 SAGINAW DR LAS VEGAS NV	13931310085
RODRIGUEZ CELIA	4719 GARDEN PL LAS VEGAS NV	13931310049
RODRIGUEZ HERNAN	4606 FULTON PL LAS VEGAS NV	13931312009
RODRIGUEZ SAUL	4719 LORNA PL LAS VEGAS NV	13931310132
ROHR LEON L & BETTY J	4525 GARDEN PL LAS VEGAS NV	13931310039
ROMERO J CARMEN	4625 GARDEN PL LAS VEGAS NV	13931310045
SADOWNIK 1988 TRUST	4530 LORNA PL LAS VEGAS NV	13931310011
SALZMAN BARBARA B & BARRY	4624 HAYES PL HENDERSON NV	13931310077
SAMBRANO CARLOS JR & LINDA	4613 NOLAN LN LAS VEGAS NV	13931213028
SANCHEZ JOSE J	4531 GARDEN PL LAS VEGAS NV	13931310040
SANCHEZ MARIA VICTORIA	4525 HAYES PL LAS VEGAS NV	13931310064
SANCHEZ MARTINIANO	4601 LORNA PL LAS VEGAS NV	13931310124
SANDOVAR 1995 TRUST	2912 BURTON AVE LAS VEGAS NV	13931214007
SAYLORS JEAN M	4700 FULTON PL LAS VEGAS NV	13931312005
SCHLAGETER DOUGLAS A & KATSUMI	512 ESSEX WEST DR LAS VEGAS NV	13931310117
SELIGER TRUST	4624 FULTON PL LAS VEGAS NV	13931312006
SERRANO GERARDO & MARIA G	4701 HAYES PL LAS VEGAS NV	13931310071
SIERRA MARIA P	4605 NOLAN LN LAS VEGAS NV	13931213026
SIGSWORTH ALICE-MARIE	4609 MAYFLOWER ST LAS VEGAS NV	13931212026
SOLORIO REYES & JORGE L	4531 LORNA PL LAS VEGAS NV	13931310123
STOCKILL JOANNE S	4625 KAY PL LAS VEGAS NV	13931310098
TANGSUSANG NAYANA & SOM CHAI	4619 GARDEN PL LAS VEGAS NV	13931310044
TORRES EDITHA T	4628 ALTA DR LAS VEGAS NV	13931214001
TORRES MARCOS ONTIVEROS	5226 KENDALL RIDGE CT LAS VEGAS NV	13931310113
TRUJILLO J GREGORIO & MELANIA	500 ESSEX WEST DR LAS VEGAS NV	13931310118
TSOSIE GILDA	4600 HAYES PL LAS VEGAS NV	13931310081
URIBE AMY	4506 KAY PL LAS VEGAS NV	13931310116
VALDEZ ADRIAN DE LEON	4507 KAY PL LAS VEGAS NV	13931310089

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VISERTA JOSEPH L ETAL	4718 LORNA PL LAS VEGAS NV	13931310002
VIZCAINO JUAN & MANUEL	4606 HAYES PL LAS VEGAS NV	13931310080
WALTON BARBARA E	290 FRANCISCO ST HENDERSON NV	13931310001
WHEELLOCK ALAN	5535 PALMYRA AVE LAS VEGAS NV	13931214003
WILLIAMS MICHAEL	4525 KAY PL LAS VEGAS NV	13931310092
YANG JANET	4624 NOLAN LN LAS VEGAS NV	13931213002
YUAN MARY CHENG	4628 NOLAN LN LAS VEGAS NV	13931213001
ZHOU MIN & JIE LING	3845 WILD PANSY CT LAS VEGAS NV	13931312003

APN Map



Separator Sheet

ASSESSOR'S PARCELS - CLARK CO., NV.

M. W. Schofield, Assessor

T20S R6E

31

N 2 SW 4

139-31-3

MAP LEGEND	PARCEL NUMBER	ACREAGE
SOLID BOUNDARY	001	100
SUBD BOUNDARY	202	100
ROAD EASEMENT	14	75-15
PW/D BOUNDARY	5	LOT NUMBER
NON-PARCEL LOT LINE	5	LOT NUMBER
MATCH LINE	5	LOT NUMBER
ROAD ID NUMBER	5	LOT NUMBER

SCALE	1"=200'
0 100 200	

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
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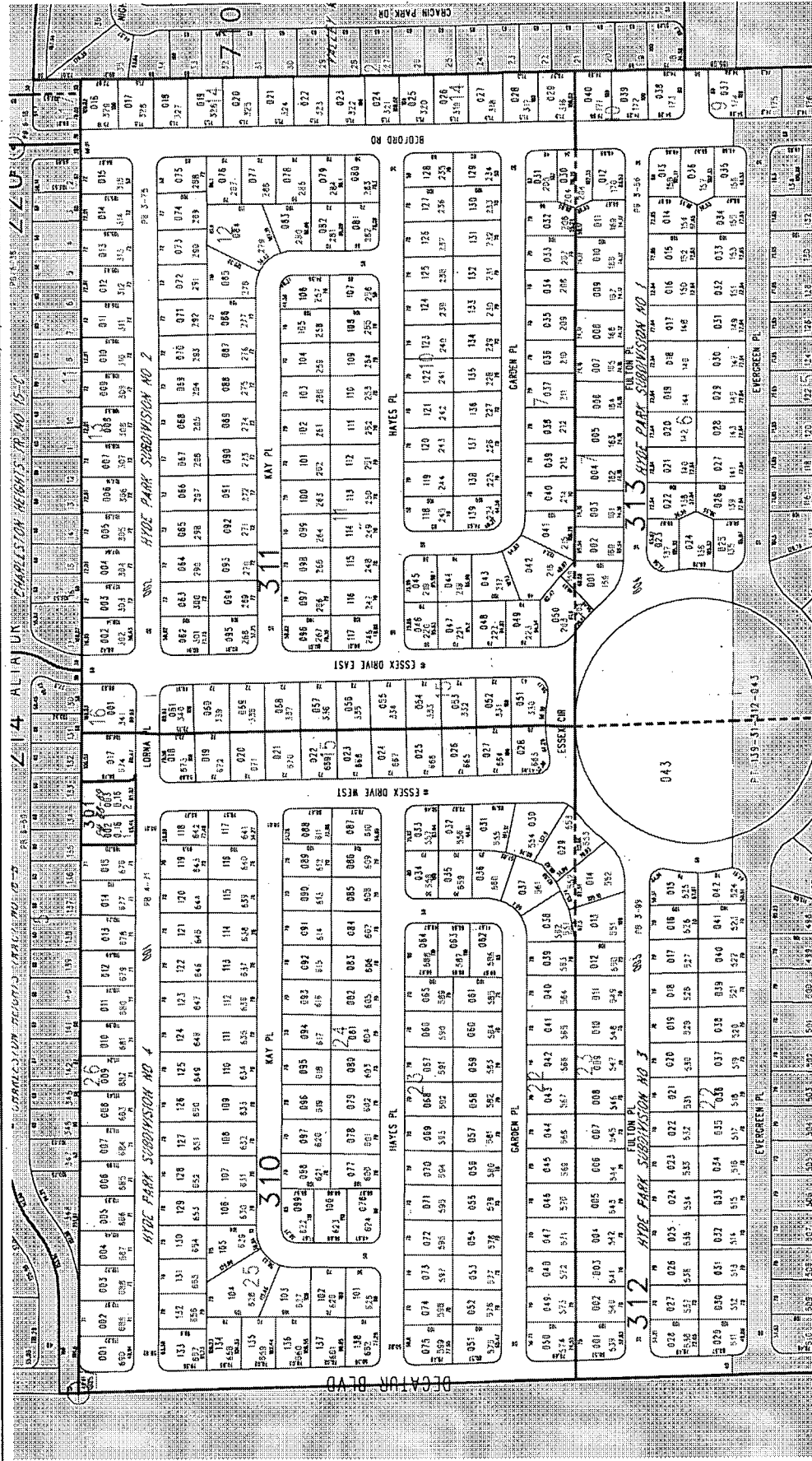


NOTES

This map is for assessment use only and does NOT represent a survey. No liability is assumed for the accuracy of the data delineated herein.

Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office.

This map is compiled from official records, including surveys and deeds, but only contains the information required for assessment. See the recorded documents for more detailed legal information.



TAX DIST 200

RECEIVED

AUG 22 2006

VAR-16165

10/05/06 PC

Comments



Separator Sheet

Memorandum

City of Las Vegas
Department of Public Works
Development Coordination

To: Department of Planning and Development
From: Bart Anderson, Manager, Development Coordination, Department of Public Works *BA*
CC: Ed Byrge, Right-of-Way; Wayne Dowdey, Land Development; O. C. White, Traffic Engineering; Alan R. Riecki, Survey (FM, PM, & A's only)
Date: September 5, 2006
Re: **VAR-16165** Yong H. Jung 505 South Decatur Boulevard
Request for a Parking Variance

COMMENTS:

We support present City Code parking requirements; therefore we cannot support the Variance request for property located at 505 South Decatur Boulevard to allow 7 parking spaces where 23 spaces are the minimum required for a proposed medical office.

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



Planning and Development Department

Current Planning Division

731 South Fourth Street

Las Vegas, Nevada 89101

(702) 229-6301 phone (702) 385-7268 fax

VAR-16165 – VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: YONG H. JUNG - Request for a Variance TO ALLOW 7 PARKING SPACES WHERE 23 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone, Ward 1 (Tarkanian).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 31, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

PLANNING COMMISSION: OCTOBER 5, 2006

CITY COUNCIL: NOVEMBER 1, 2006

CASE PLANNER: DOUG RANKIN



PUBLIC HEARING

Comments Due: SEPTEMBER 6, 2006

Comments not returned by the due date will not be incorporated into the staff report for this case. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to Dorothy Marsili (damarsili@lasvegasnevada.gov), the Agenda Tech responsible for this case. If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

**Las Vegas Metropolitan Police Dept.
Office of Intergovernmental Services**

No Significant Law Enforcement Issues

J7318 M 8-29-06

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



Planning and Development Department

Current Planning Division

731 South Fourth Street

Las Vegas, Nevada 89101

(702) 229-6301 phone (702) 385-7268 fax

VAR-16165 – VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: YONG H. JUNG - Request for a Variance TO ALLOW 7 PARKING SPACES WHERE 23 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone, Ward 1 (Tarkanian).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 31, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

PLANNING COMMISSION: OCTOBER 5, 2006

CITY COUNCIL: NOVEMBER 1, 2006

CASE PLANNER: DOUG RANKIN



PUBLIC HEARING

Comments Due: SEPTEMBER 6, 2006

Comments not returned by the due date will not be incorporated into the staff report for this case. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to Dorothy Marsili (damarsili@lasvegasnevada.gov), the Agenda Tech responsible for this case. If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

**Las Vegas Metropolitan Police Dept.
Office of Intergovernmental Services**

No Significant Law Enforcement Issue

[Signature] 8/29/06

The Apollo Market was issued license # L10-00197 for beer/wine off premise on 9/1/99. Business Licensing shows this permit as "Out of Business". However, the Apollo Market is still in business. The market has four active licenses including one for packaged liquor. The package liquor license (L15-00135) was issued on 9/6/2006.

U-0014-02 - Check for all types of Group Home Licenses

There is no record on any business licenses ever being approved at this site.

SUP 15008 - Check for an Auto Repair License

There is an active auto accessories business license under A39-00416. The license was issued on 6/9/07. Nothing for an Auto Repair license was found.

VAR 16165 - Check for a Medical Office Use

The site has an active medical office business license, issued on 8/30/07. The business license permit is Q07-01405.

Deed



Separator Sheet

R.P.T.T.: \$2,601.00
APN: 139-31-310-133

Title Order No. 5115008855
Escrow No. 5115008855-JZ

WHEN RECORDED MAIL TO:
Yong H. Jung
3841 W. Charleston Blvd., # 203
Las Vegas, NV 89102
MAIL TAX STATEMENTS TO:
Grantee at address above

20060608-0004750

Fee: \$16.00 RPTT: \$2,601.00
N/C Fee: \$0.00

06/08/2006 15:32:07
T20060101543

Requestor:
OLD REPUBLIC TITLE COMPANY OF NEVADA
Frances Deane JKA
Clark County Recorder Pas: 5

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT, BARGAIN AND SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Kenyon Limited Partnership

hereby GRANT(S), BARGAIN(S), SELL(S) AND CONVEY(S) to

Yong H. Jung, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY

that property in Clark County, Nevada, described as:

*** See "Exhibit A" attached hereto and made a part hereof ***

Dated April 13, 2006

Kenyon Limited Partnership, a General/Limited Partnership

By: Veronica Valentine
Kenyon LLC, General Partner, by Veronica L. Valentine, Manager

VAR-16165
10/05/06 PC

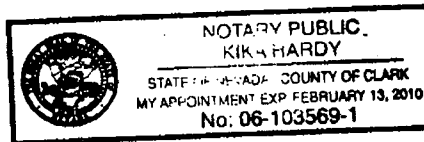
RECEIVED
AUG 22 2006

State of Nevada
County of Clark

This instrument was acknowledged before me on
by VERONICA VALENTINE

6/1/06

Kirk Hardy
Signature of notarial officer



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s) 139-31-310-152

2. Type of Property

- a) ☒ Vacant Land b) ☐ Single Fam. Res
c) ☐ Condo/Twnhse d) ☐ 2-4 Plex
e) ☐ Apt. Bldg f) ☐ Comm'l/Ind'l
g) ☐ Agricultural h) ☐ Mobile Home
☐ Other _____

FOR RECORDER'S OPTIONAL USE ONLY

Book: _____ Page: _____

Date of Recording: _____

Notes: _____

3. Total Value/Sales Price of Property \$510,000.00
Deed in Lieu of Foreclosure Only (value of property) ()
Transfer Tax Value \$510,000.00
Real Property Transfer Tax Due \$2,601.00

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section _____

b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature _____ Capacity: Grantor

Signature _____ Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Kenyon Limited Partnership
617 Hoover Street
Las Vegas, NV 89101

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Yong H. Jung
3841 W. Charleston Blvd., # 203
Las Vegas, NV 89102

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Old Republic Title Company of Nevada
7710 W. Sahara, Suite 217
Las Vegas, NV 89117

Escrow #: 5115008855-JZ

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

4750

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s) 139-31-310-133

2. Type of Property

- a) ☒ Vacant Land b) ☐ Single Fam. Res.
c) ☐ Condo/Twnhse d) ☐ 2-4 Plex
e) ☐ Apt. Bldg f) ☐ Comm'l/Ind'l
g) ☐ Agricultural h) ☐ Mobile Home
 ☐ Other _____

FOR RECORDER'S OPTIONAL USE ON

Book: _____ Page: _____

Date of Recording: _____

Notes: _____

3. Total Value/Sales Price of Property 510K → \$510,000
Deed in Lieu of Foreclosure Only (value of property) _____
Transfer Tax Value 510K → \$510,000
Real Property Transfer Tax Due RPTT - \$2601.00 \$2,601

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section _____
b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the exemption, or other determination of additional tax due, may result in a penalty of 10% the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller be jointly and severally liable for any additional amount owed.

Signature Monica Valencia Capacity: Grantor

Signature _____ Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Kenyon Limited Partnership
617 Hoover Street
Las Vegas, NV 89101

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Yong H. Jung
3841 W. Charleston Blvd., # 203
Las Vegas, NV 89102

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Old Republic Title Company of Nevada
7710 W. Sahara, Suite 217
Las Vegas, NV 89117

Escrow #: 5115008855-JZ

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

4759

Order No. : 5115008859-JZ

EXHIBIT "A"

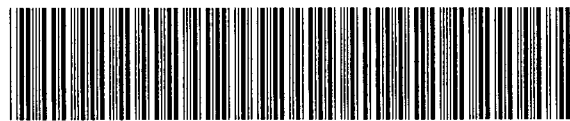
The land referred to is situated in the State of Nevada, County of Clark,
City of Las Vegas, and is described as follows:

Lot Six Hundred Fifty-Seven (657) in Block Twenty-Five (25) of HYDE PARK
SUBDIVISION NO. 4, as shown by map thereof on file in Book 4 of Plats,
Page 71, in the Office of the County Recorder, Clark County, Nevada.

ASSESSOR'S

COPY

Justification Letter



JUSTIFICATION LETTER

Separator Sheet

Dr. Yong H Jung
505 South Decatur Blvd.
Las Vegas, Nevada 89107
Tel: (702) 990-8415
Fax: (702) 938-1053

Monday, August 19, 2006

Subject: Justification Letter for Variance - Parking, etc.
Medical Office, Dr. Yong H Jung
Parcel Number: 13931310123
Letter of Justification

Dr. Yong H Jung desires to convert existing building that dates back to 1955 on stated property from Office to Medical Office(Chiropractor). The property when Office use was parking impaired.

In changing the use to Medical Office the property requires 4 additional parking spaces by current code that cannot fit onto the property. In addition the current driveway layout is insufficient per existing design criteria. When design meets ADA parking requirements an additional parking space is lost. So the final parking deficiency is 5 parking spaces.

We are asking for a variance or variances that will cover the above stated deficiencies of the property

Sincerely,



Nolan Carl

RECEIVED

AUG 22 2006

VAR-16165
10/05/06 PC

SOFI



S O F I

Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

VAR-16165

Case Number: _____ APN: 139-31-310-133

Name of Property Owner: Dr. Yong H. Jung

Name of Applicant: Dr. Yong H. Jung

To the best of your knowledge, does the Mayor or any member of the City Council or Planning Commission have any financial interest in this or any other property with the property owner, applicant, the property owner or applicant's general or limited partners, or an officer of their corporation or limited liability company?

☐ Yes

☒ No

If yes, please indicate the member of the City Council or Planning Commission who is involved and list the name(s) of the person or persons with whom the City Official holds an interest. Also list the Assessor's Parcel Number if the property in which the interest is held is different from the case parcel.

City Official: _____

Partner(s): _____

APN: _____

Signature of Property Owner: _____

State of: NEVADA
County of: CLARK

Print Name: _____

Yong H Jung

Subscribed and sworn before me

This 18 day of Aug, 2006.

Kathryn A. Shortledge
Notary Public in and for said County and State



RECEIVED
AUG 22 2006

Application



Separator Sheet

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Dr. Yong H. Jung
 Project Address (Location) 505 S. Decatur Blvd
 Project Name Sunny Hill Pain Clinic Proposed Use Medical Office
 Assessor's Parcel #(s) 139-31-310-133 Ward # _____
 General Plan: existing _____ proposed _____ Zoning: existing P-R proposed _____
 Commercial Square Footage 2411 Floor Area Ratio 29.5%
 Gross Acres 0.19 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER Dr. Yong H. Jung Contact Dr. Yong H. Jung
 Address 3841 W. Charleston Blvd Phone: 870-7582 Fax: 870-7583
 City Las Vegas State NV Zip 89102

APPLICANT Dr. Yong H. Jung Contact Dr. Yong H. Jung
 Address 3841 W. Charleston Blvd Phone: 870-7582 Fax: 870-7583
 City Las Vegas State NV Zip 89102

REPRESENTATIVE Nolan Carl Stratus Construction Contact Nolan Carl 376-0172
 Address 113 New York Ave Ste. 114 Phone: 523-8653 Fax: 884-4124
 City Las Vegas State NV Zip 89123

Property Owner Signature* _____

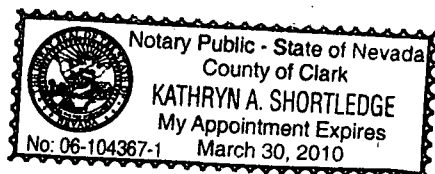
* An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.

Print Name Yong H Jung 8/18/06
 State OF: NEVADA County OF: CLARK
 Subscribed and sworn before me

This 18th day of August, 20 06.

Kathryn A. Shortledge

Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>16165-VAR</u>
Meeting Date:	<u>10/5/06</u>
Total Fee:	<u>600.00</u>
Date Received:*	<u>8/22/06</u>
Received By:	<u>[Signature]</u>

*The application will not be deemed complete until the submitted materials have been reviewed by the Planning and Development Department for consistency with applicable sections of the Zoning Ordinance.

Hansen Sheet



Separator Sheet

Report Date 08/22/2006 02:46 PM

Submitted By

Page 1

A/P # 16165 VARIANCE

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	08/22/2006 10:20	983967	Temp COO		
Approved			COO Issued		
Final			Expires		

Associated Information

Type of Work	# Plans	0	Declared Valuation	0.00
Dept of Commerce	# Plans	0	Calculated Valuation	0.00
Priority	☐ Auto Reviews	Bill Group	Actual Valuation	0.00

Description of Work

VAR-16165 - SUNNY HILL PAIN CLINIC - Request for a Variance TO ALLOW 7 PARKING SPACES WHERE 23 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 S. Decatur Boulevard (APN: 139-31-310-133), PR (Professional Office and Parking) Zone [O (Office) General Plan Designation], Ward 1 (Tarkanian).

Parent A/P #

Project #	16165	Project/Phase Name	SUNNY HILL PAIN CLINIC	Phase #	
Size/Area	0.19 ACRE	Size Description		Subdivision Code	
Proposed Start		Proposed Stop		% Completed	0.00
% Complete Formula					

Property/Site Information

Parcel 13931310133

Location

Owner/Tenant

Contact ID	AC1205955	Name	JUNG YONG H	Organization	
Mailing Address	3841 W CHARLESTON BLVD #203			State/Province	NV
City	LAS VEGAS			Country	☐ Foreign
ZIP/PC	89102-1858			Evening Phone	
Day Phone	(702)870-7582 x			Mobile #	
Fax	(702)870-7583				

Linked Addresses

No Addresses are linked to this Application

A/P Linked Addresses

505 S DECATUR BLVD
LAS VEGAS, 89107-

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

13931310133

City of Las Vegas

400 Stewart Ave
Las Vegas, NV 89101-2927

VAR Application

Report Date 08/22/2006 02:46 PM

Submitted By

Page 2

Check Conditions	Approval	Approved By	Approved Date	Applied By	Applied Date	Assigned
Condition	Supervisor Required	Comments				

No Conditions

Planning Condition	Description	Effective	Expire	Comments
--------------------	-------------	-----------	--------	----------

There is no planning condition for this project.

VARIANCE

N Parent Project link required? Final City Council letter received

Y Will this go to the City Council? Annotated minutes received

Is there a condition of approval for a Required Review?

If yes, when does it need to be reviewed?

Meeting Information

Meeting Information	Meeting Type	Meeting Status	YES Votes	NO Votes	ABSTENTIONS
Meeting Date	Add Date	Modified By			
Comments		Modified Date			
10/05/2006	PC	SCHEDULED	0	0	0
RSUMMERFIELD	08/22/2006				

Template Type	A/P #	A/P Type	Status	Stage
---------------	-------	----------	--------	-------

No children exist for this project

Employee	Last	First	MI	Comments
Employee ID				

No Employee Entries

Log	Description	Entered By	Start	Stop	Hours
Action	Comments				
PAYMNT	CK NAME,# WHO PICKED UP PERMIT	970040	08/22/2006 10:31		0.00
	nolan carl, cash, 376-0172				

Project Checklist



Separator Sheet

Pre-Application Conference		CITY OF LAS VEGAS Planning & Development Department SUBMITTAL CHECKLIST		Additional Notes	
Item Required					
YES	NO				
APPLICATION					
☒	☐	Signed and notarized by <i>all</i> property owners or authorized agent(s)			
☒	☐	Grant deed and legal description			
☒	☐	<i>Detailed</i> justification letter			
☒	☐	Reduced 8.5" x 11" copy of <i>all</i> plans and elevations			
☒	☐	Full size, rolled, color copy of <i>all</i> plans and elevations			
☒	☐	Correct fee(s): \$ <u>300</u> \$ <u>300</u> \$ _____ Total = \$ <u>(600)</u>			
☒	☐	Statement of Financial Interest			
☐	☒	Development Impact Notice and Assessment (DINA)			
☐	☒	Project of Regional Significance			
SITE PLAN					
				Folded Plans: <u>(19)</u> Rolled/Colored Plans: <u>(1)</u>	
☒	☐	11" x 17" min. to 24" x 36" max. page size			
☒	☐	North arrow, scale, and vicinity map			
☒	☐	<i>All</i> property lines and present dimensions labeled			
☒	☐	<i>All</i> building setbacks labeled			
☒	☐	<i>All</i> adjacent existing land uses and street names labeled			
☒	☐	<i>All</i> points of ingress and egress shown			
☒	☐	ADA accessibility requirements shown/labeled			
☒	☐	Parking standard(s) utilized: _____			
☒	☐	Parking space count and typical dimensions labeled			
☒	☐	#regular #compact #handicap Total			
☒	☐	<i>All</i> free-standing sign locations shown and heights and sizes noted			
LANDSCAPE PLAN					
				Folded Plans: _____ Rolled/Colored Plans: _____	
☐	☒	11" x 17" min. to 24" x 36" max. page size		photos of existing OK	
☐	☒	North arrow, scale, and vicinity map			
☐	☒	<i>All</i> property lines and present dimensions labeled			
☐	☒	<i>All</i> required perimeter landscape planters shown			
☐	☒	<i>All</i> required parking lot fingers/islands shown			
☐	☒	Quantity, size, species/variety of <i>all</i> trees, shrubs, and ground cover			
BUILDING ELEVATIONS					
				Folded Plans: _____ Rolled/Colored Plans: _____	
☐	☒	11" x 17" min. to 24" x 36" max. page size		photos of existing OK	
☐	☒	Scale and building dimensions labeled			
☐	☒	North, south, east, and west elevations of <i>all</i> buildings			
☐	☒	<i>All</i> building materials and colors noted			
☐	☒	8" x 10" photo of original color and material board			
☐	☒	<i>All</i> wall sign locations shown and sizes noted			
FLOOR PLANS					
				Folded Plans: <u>(1)</u> Rolled Plans: <u>(1)</u>	
☒	☐	11" x 17" min. to 24" x 36" max. page size			
☒	☐	Scale and building dimensions labeled			
☒	☐	<i>All</i> building entrances/exits shown			
☒	☐	Use of <i>all</i> rooms noted/labeled			

THIS FORM MUST ACCOMPANY THE APPLICATION SUBMITTAL and is valid for no more than 60 days after the Pre-App date.

Applicant: Yong Jung Application Type: VAR - parking
 APN: 139-31-310-133 Location: 505 S. Decatur Blvd.
 Planner: Shirley 8/22/06 Pre-App Meeting Date: 8/22/06 ~~deadline to submit~~ 8/22/06 ~~deadline to submit~~ 8/22/06
 RECEIVED
 AUG 22 2006

☐ Meeting☐ Telephone

Conversation Record

Project Name Sunny Hills Pain ClinicConversation between CLV Representative(s):
and,Steve SwantonPage 1 of 1Date 7/19/06Time 11:00 am pm

Name	Company/Department	Phone	FAX
Mike Dias	Structus Construction		
Yong Jung	Sunny Hills Pain Clinic		
Rick Schrader	CLV Traffic		
Victor Bolinas	CLV Traffic		
Terry Smith	CLV		

☐ see Meeting Attendance Sheet

Comments:

139-31-310-133Building dates back to 1955Applicant wants to replace existing office use with medical office use
(chiropractor)May be parking-impaired - however change of use requires 4 additional
spaces for total of 13 spacesTwo-way access to parking is less than 24' - traffic OK since existing
currently 9 spaces provided w/ no HC accessible spacepossible to fit VA space along Lorna - 22 feet wide per Title 19,
eliminate parking space near corner of Decatur and Lorna
provide ramp to front doors + landing - may require appealapplicant will revise to show van-accessible space on Lorna

Final DRT



Separator Sheet

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



Planning and Development Department
Current Planning Division
731 South Fourth Street
Las Vegas, Nevada 89101
(702) 229-6301 phone (702) 385-7268 fax

VAR-16165 – VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: YONG H. JUNG - Request for a Variance TO ALLOW 7 PARKING SPACES WHERE 23 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone, Ward 1 (Tarkanian).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 31, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

PLANNING COMMISSION: **OCTOBER 5, 2006**

CITY COUNCIL: **NOVEMBER 1, 2006**

CASE PLANNER: **DOUG RANKIN**



PUBLIC HEARING

Comments Due: **SEPTEMBER 6, 2006**

Comments not returned by the due date will not be incorporated into the staff report for this case. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to Dorothy Marsili (damarsili@lasvegasnevada.gov), the Agenda Tech responsible for this case. If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

Route Form



Separator Sheet

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM REQUEST FOR COMMENT

FROM: PLANNING AND DEVELOPMENT

VAR-16165

HAND DELIVERED

*DEVELOPMENT COORDINATION (DPW)	GARY REID	DSC
FIRE ENGINEERING	OZZIE MIRKHAH	DSC
*FLOOD CONTROL (DPW)	RAUL CRUZ	DSC
*LAND DEVELOPMENT (DPW)	JEFF GALAMBAS	DSC
PERMITS/ INSPECTIONS	ROD CLARK	DSC
*RIGHT-OF-WAY (DPW)	CAROLYN CAVINESS	DSC
*SANITARY SEWERS (DPW)	TIM PARKS	DSC
*TRAFFIC ENGINEERING (DPW)	RICK SCHROEDER	DSC

SENT VIA COURIER/ US MAIL OR INTER-OFFICE MAIL

<CCSD>	GUY CORRADO	4212 EUCALYPTUS ANNEX
METRO	SGT. ROBERT ROSHACK	7 th FLOOR CITY HALL
OFFICE OF BUSINESS DEVELOPMENT	DAVID BRATCHER	2 nd FLOOR CITY HALL EXPANSION
NEIGHBORHOOD SERVICES	ANNE KILPONEN	2 nd FLOOR CITY HALL
*TEFO (DPW)	TOM WILKING	3104 BONANZA ROAD
*SID (DPW)	T. McDANIEL	4 th FLOOR CITY HALL
*SURVEY (DPW)	ALAN RIEKKI	WEST YARD

*** ONLY THOSE INDICATED WITH A STAR ARE TO BE ROUTED TO GARY REID, SR. ENG. ASSOC. ALL OTHER DIVISIONS PLEASE ROUTE YOUR COMMENTS DIRECTLY TO THE PLANNING AND DEVELOPMENT DEPARTMENT < US MAIL DELIVERY>**

Neighborhood Services List



NEIGHBORHOOD SERVICES LIST

Separator Sheet

City of Las Vegas - Planning and Development Department.

Development Notification

PC Meeting: October 5, 2006

The following neighborhood associations are located within approximately one(1) mile of this development application and have been notified of this case by the Planning and Development Department:

VAR-16165

Artesian Heights NA

Charleston Estates NA

Charleston Heights South NA

Charleston Neighborhood Preservation

Fremont Estates HOA

Greens HOA

James Down Towers Resident Council

Kensington HOA

Meadows Neighborhood Preservation NA

Palomino Area Preservation NA

Rancho Oakey NA

Rancho South NA

Sartini Plaza and Annex Resident Council

Westleigh NA

Public Hearing Notice



PUBLIC HEARING NOTICE

Separator Sheet

NOTICE OF PUBLIC HEARING

VARIANCE

MEETING: PLANNING COMMISSION
DATE: OCTOBER 5, 2006
TIME: 6:00 P.M.
LOCATION: CITY COUNCIL CHAMBERS
400 STEWART AVENUE
LAS VEGAS, NEVADA

VAR-16165

APPLICANT/OWNER: YONG H. JUNG - REQUEST FOR A VARIANCE TO ALLOW 7 PARKING SPACES WHERE 13 PARKING SPACES ARE THE MINIMUM REQUIRED ON 0.19 ACRES AT 505 SOUTH DECATUR BOULEVARD (APN 139-31-310-133), P-R (PROFESSIONAL OFFICE AND PARKING) ZONE, WARD 1 (TARKANIAN).

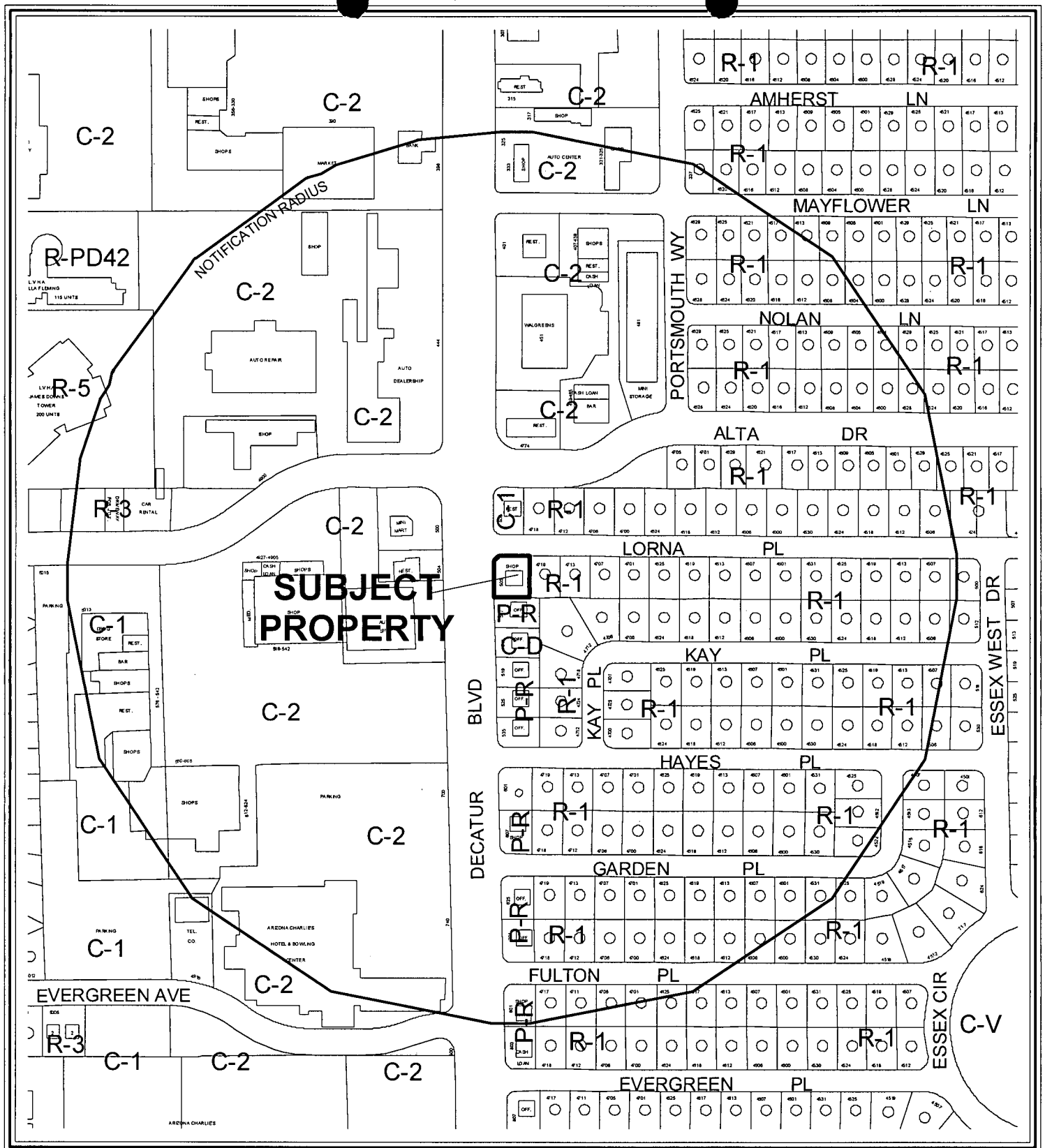
THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 31, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file written objections thereto or approval thereof with the Planning and Development Department, Current Planning Division, Development Services Center, 731 South Fourth Street, Las Vegas, Nevada 89101. Final Action on this request may be determined by the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. You may not receive an additional notice for the City Council meeting. For further information, please call (702) 229-6301 (TDD 386-9108) <http://www.lasvegasnevada.gov>.



DOUGLAS J. RANKIN, PLANNING SUPERVISOR
PLANNING AND DEVELOPMENT DEPARTMENT
CURRENT PLANNING DIVISION

SEE LOCATION MAP ON REVERSE SIDE



CASE: VAR-16165

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: P-R (PROFESSIONAL OFFICE AND PARKING)

Applicant Letter



Separator Sheet

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

www.lasvegasnevada.gov

September 22, 2006

Mr. Nolan Carl
Stratus Construction
113 New York Avenue
Las Vegas, Nevada 89123

RE: VAR-16165 - VARIANCE

Dear Mr. Carl:

Please be advised the City Planning Commission at its regular meeting on **October 5, 2006** as referred to above, will consider your request. This meeting will be held at 6:00 P.M. at the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada.

A copy of staff's recommendations, any conditions related to your application and the **final agenda** will be mailed to you prior to the meeting. If you do not receive these documents by the day of the meeting, please call the Current Planning Division at 229-6301 or come into the Development Services Center at 731 South Fourth Street to request your copies.

The Planning Commission requires that you or your representative be present at this meeting.

Sincerely,

Douglas J. Rankin, Acting Current Planning Manager
Planning and Development Department
Current Planning Division

DJR:dm

cc: Dr. Yong H. Jung
3841 West Charleston Boulevard
Las Vegas, Nevada 89102

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Lawrence Weekly
Steve Wolfson
Lois Tarkanian
Steven D. Ross

City Manager
Douglas A. Selby

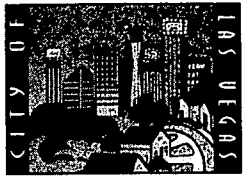


Action Letter



Separator Sheet

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

TTY: 702-386-9108

Voice:

Administration 229-6353
Comp Planning 229-6022
Current Planning 229-6301
www.lasvegasnevada.gov

October 6, 2006

Mr. Nolan Carl
Stratus Construction
113 New York Avenue
Las Vegas, Nevada 89123

RE: VAR-16165 - VARIANCE

Dear Mr. Carl:

Your request for a Variance TO ALLOW 7 PARKING SPACES WHERE 13 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone, Ward 1 (Tarkanian), was considered by the Planning Commission on October 5, 2006.

The Planning Commission voted to recommend **APPROVAL** of your request, subject to the following:

1. This approval shall be void one year from the date of final approval, unless a business license has been issued to conduct the activity, if required, or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.
2. This approval shall be reviewed in six months at a public hearing before the Planning Commission.

This item will be considered by the City Council on **November 1, 2006**, at 1:00 P.M. in the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada. ***The Council requires that you or your representative be present at this meeting.*** If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,

Douglas J. Rankin, Acting Current Planning Manager
Planning and Development Department
Current Planning Division

DJR:dm

cc: Dr. Yong H. Jung
3841 West Charleston Boulevard
Las Vegas, Nevada 89102

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Lawrence Weekly
Steve Wolfson
Lois Tarkanian
Steven D. Ross

City Manager
Douglas A. Selby



City Council Action Letter



Separator Sheet



LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

LARRY BROWN
LAWRENCE WEEKLY
STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS

DOUGLAS A. SELBY
CITY MANAGER

February 21, 2007

Mr. Nolan Carl
Stratus Construction
113 New York Avenue
Las Vegas, Nevada 89123

RE: VAR-16165 - VARIANCE
CITY COUNCIL MEETING OF JANUARY 17, 2007

Dear Mr. Carl:

The City Council at a regular meeting held January 17, 2007 APPROVED the request for a Variance TO ALLOW 7 PARKING SPACES WHERE 13 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on January 18, 2007. This approval is subject to:

Added Conditions

- A. A landscape plan shall be submitted and approved by the Planning and Development Department staff prior to the time application is made for a building permit, depicting current landscape planters adjacent to the parking spaces located along the southern property line of the site. The landscape planters are to contain a minimum of two, 24-inch box trees and a minimum of four, five-gallon shrubs for each tree provided within the planters.
- B. A permanent underground sprinkler system shall be installed in all landscape areas as required by the City of Las Vegas and shall be permanently maintained in a satisfactory manner.

Planning and Development

1. This approval shall be void one year from the date of final approval, unless a business license has been issued to conduct the activity, if required, or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011

TTY 702.386.9108

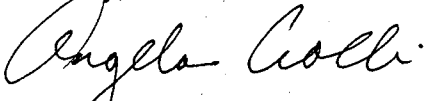
www.lasvegasnevada.gov

18112-001-06-05
CLV 7009

Mr. Nolan Carl
VAR-16165 – Page Two
February 21, 2007

2. This approval shall be reviewed in six months at a public hearing before the Planning Commission.

Sincerely,



Angela Crolli
Deputy City Clerk II for
Beverly K. Bridges, CMC, Acting City Clerk



M. Margo Wheeler, AICP
Director
Planning and Development Department

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services

Dr. Yong H. Jung
3841 West Charleston Boulevard
Las Vegas, Nevada 89102



LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

LARRY BROWN
LAWRENCE WEEKLY
STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS

DOUGLAS A. SELBY
CITY MANAGER

December 21, 2006

Mr. Nolan Carl
Stratus Construction
113 New York Avenue
Las Vegas, Nevada 89123

RE: VAR-16165 - VARIANCE
CITY COUNCIL MEETING OF DECEMBER 20, 2006

Dear Mr. Carl:

The City Council at a regular meeting held December 20, 2006 HELD IN ABEYANCE the request for a Variance TO ALLOW 7 PARKING SPACES WHERE 13 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone.

This item will be heard during the 1:00 p.m. Planning and Development discussion portion of the January 17, 2007 City Council Meeting. It is recommended that you or your representative be in attendance at this meeting. If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,

A handwritten signature in cursive script, appearing to read "Angela Crolli".

Angela Crolli
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services

Dr. Yong H. Jung
3841 West Charleston Boulevard
Las Vegas, Nevada 89102

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011

TTY 702.386.9108

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18112-001-06-05
CLV 7009





LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

LARRY BROWN
LAWRENCE WEEKLY
STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS

DOUGLAS A. SELBY
CITY MANAGER

November 16, 2006

Mr. Nolan Carl
Stratus Construction
113 New York Avenue
Las Vegas, Nevada 89123

RE: VAR-16165 - VARIANCE
CITY COUNCIL MEETING OF NOVEMBER 15, 2006

Dear Mr. Carl:

The City Council at a regular meeting held November 15, 2006 HELD IN ABEYANCE the request for a Variance TO ALLOW 7 PARKING SPACES WHERE 13 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone.

This item will be heard during the 1:00 p.m. Planning and Development discussion portion of the December 20, 2006 City Council Meeting. It is recommended that you or your representative be in attendance at this meeting. If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,

A handwritten signature in cursive script that reads "Angela Crolli".

Angela Crolli
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services

Dr. Yong H. Jung
3841 West Charleston Boulevard
Las Vegas, Nevada 89102

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011

TTY 702.386.9108

www.lasvegasnevada.gov

18112-001-06-05
CLV 7009



November 2, 2006

LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

LARRY BROWN
LAWRENCE WEEKLY
STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS

DOUGLAS A. SELBY
CITY MANAGER

Mr. Nolan Carl
Stratus Construction
113 New York Avenue
Las Vegas, Nevada 89123

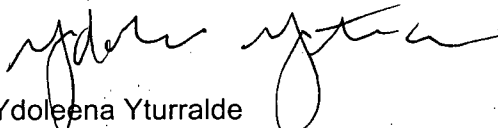
RE: VAR-16165 - VARIANCE
CITY COUNCIL MEETING OF NOVEMBER 1, 2006

Dear Mr. Carl:

The City Council at a regular meeting held November 1, 2006 HELD IN ABEYANCE the request for a Variance TO ALLOW 7 PARKING SPACES WHERE 13 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone.

This item will be heard during the 1:00 p.m. Planning and Development discussion portion of the November 15, 2006 City Council Meeting. It is recommended that you or your representative be in attendance at this meeting. If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,


Ydoleena Yturralde
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services

Dr. Yong H. Jung
3841 West Charleston Boulevard
Las Vegas, Nevada 89102

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011

TTY 702.386.9108

www.lasvegasnevada.gov

18112-001-06-05
CLV 7009



City Council Proof of Publication



Separator Sheet

Las Vegas, Nevada

OCTOBER 16, 2006

TO: LAS VEGAS REVIEW JOURNAL

FROM: CITY CLERK

SUBJECT: PUBLICATION OF NOTICE OF PUBLIC HEARINGS – VARIANCES:

VAR-13900, VAR-15373, VAR-16113, VAR-16144, VAR-16161

VAR-16165 and VAR-16533

Please publish the attached LEGAL NOTICE

ON THE FOLLOWING DATE: FRIDAY, OCTOBER 20, 2006 (One time)

Send me three copies of the Affidavit of Publication at your earliest convenience [no later than seven (7) days following final publication].

ASSISTANT DEPUTY CITY CLERK

cc: Finance Department – Accounts Payable
City Attorney – (on Ordinances)
Planning and Development Department
Front Desk

NOTICE OF PUBLIC HEARINGS
NOVEMBER 1, 2006

NOTICE IS HEREBY GIVEN THAT ON WEDNESDAY, NOVEMBER 1, 2006 at the hour of 1:00 P.M. in the Council Chambers, City Hall Complex, 400 Stewart Avenue, Las Vegas, Nevada, the City Council will consider the following Variances:

VAR-13900 - APPLICANT: DON AHERN - OWNER: DFA, LLC - Request for a Variance TO ALLOW A FRONT YARD SETBACK OF 10 FEET WHERE 20 FEET IS REQUIRED, A CORNER SIDE YARD SETBACK OF 10 FEET WHERE 15 FEET IS REQUIRED, AND A REAR YARD SETBACK OF 11 INCHES WHERE 20 FEET IS REQUIRED on 2.61 acres at the southwest corner of Bonanza Road and Martin L. King Boulevard (APN 139-28-401-033), R-E (Residence Estates) Zone [PROPOSED: C-2 (General Commercial) Zone], Ward 5 (Weekly). LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 28, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M.

VAR-15373 - APPLICANT: SCA DESIGN - OWNER: HILLBILLY ACRES, LLC, ET AL. - Request for a Variance TO ALLOW A 2 FOOT SIDE YARD SETBACK WHERE A RESIDENTIAL ADJACENCY SETBACK OF 79 FEET 6 INCHES IS REQUIRED, A 3 FOOT FRONT YARD SETBACK WHERE 20 FEET IS REQUIRED, AND 5 FOOT REAR YARD SETBACK WHERE 20 FEET IS REQUIRED on 1.69 acres adjacent to the west side of Paniflow Street, approximately 100 feet south of Harris Avenue (APNs 139-25-410-019, 021, 023, 024, 025). Ward 3 (Reese), LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M.

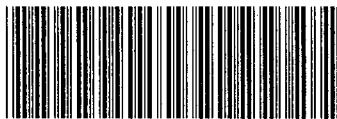
VAR-16113 - APPLICANT/OWNER: RICHARD YOUNGBLOOD - Request for a Variance TO ALLOW A NON-HABITABLE ACCESSORY STRUCTURE TO EXCEED 50% OF THE FLOOR AREA OF THE MAIN DWELLING AND TO EXCEED 50% OF THE REAR YARD AREA on 0.67 acres at 8320 West Washburn Road (APN 125-33-204-011), R-E (Residence Estates) Zone, Ward 6 (Ross), LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE NORTHWEST QUARTER (NW¼) OF SECTION 33, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M.

VAR-16144 - APPLICANT: T-MOBILE USA, INC. - OWNER: MESQUITE WOOD 3, LLC - Request for a Variance TO ALLOW A 70-FOOT TALL WIRELESS COMMUNICATIONS TOWER 68.2 FEET FROM RESIDENTIAL PROPERTY WHERE RESIDENTIAL ADJACENCY STANDARDS REQUIRES 210 FEET on 3.82 acres at 1620 Bracken Avenue (APN 162-02-208-001), C-V (Civic) zone, Ward 3 (Reese), LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE NORTHWEST QUARTER (NW¼) OF SECTION 02, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M.

VAR-16161 - APPLICANT: BOB AUJLA; OWNER: BP WEST COAST PRODUCTS LLC - Request for a Variance TO ALLOW A 3.5 FOOT REAR YARD SETBACK WHERE A 20 FOOT SETBACK IS REQUIRED on 0.69 acres at 1625 South Decatur Boulevard (APN 162-06-201-003), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian), LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE NORTHWEST QUARTER (NW¼) OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M.

VAR-16165 - APPLICANT/OWNER: YONG H. JUNG - Request for a Variance TO ALLOW 7 PARKING SPACES WHERE 13 PARKING SPACES ARE THE MINIMUM REQUIRED on 0.19 acres at 505 South Decatur Boulevard (APN 139-31-310-133), P-R (Professional Office and Parking) Zone, Ward 1 (Tarkanian), LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 31, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

Plans (PMT)

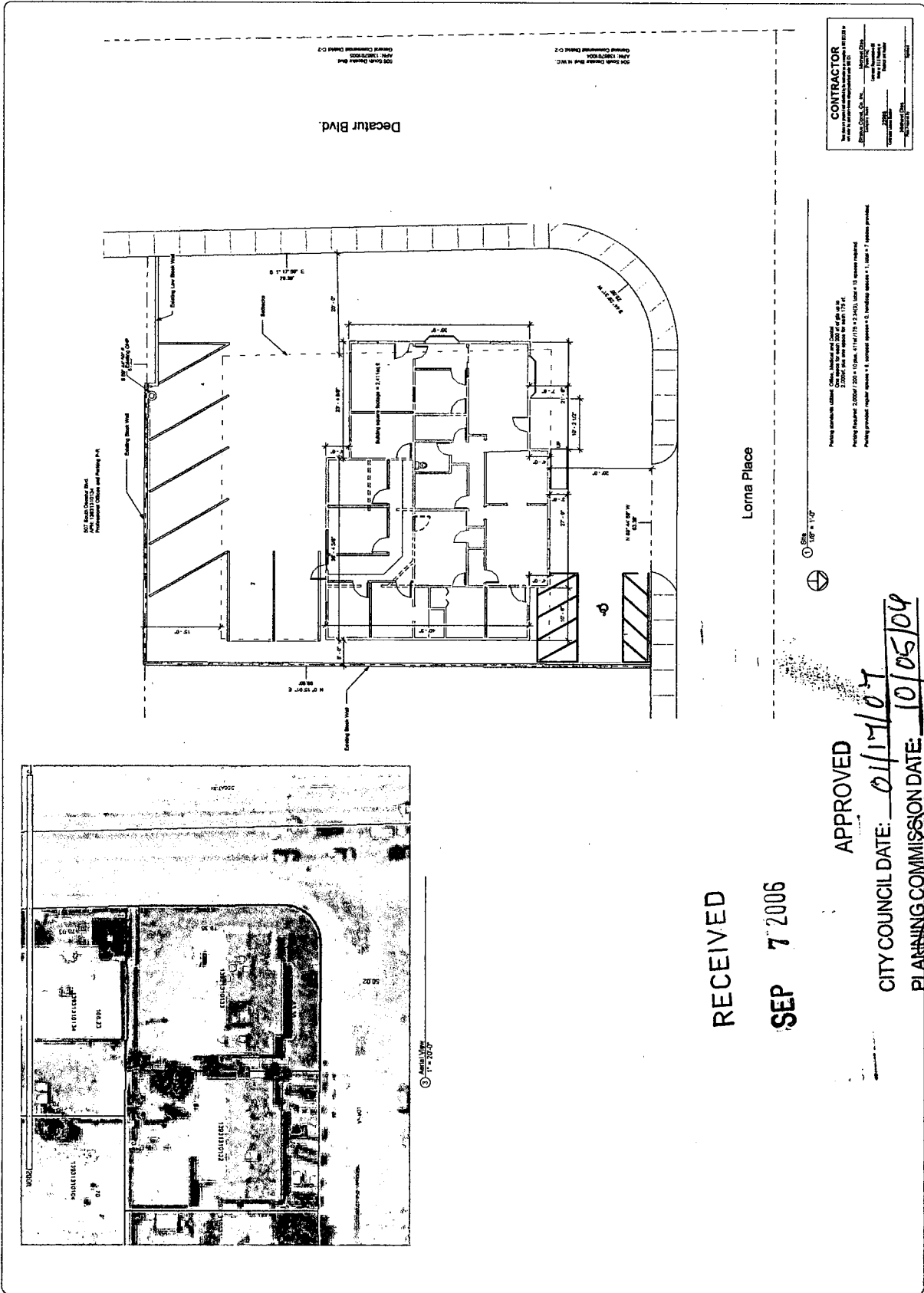


P L A N S - P M T

Separator Sheet

VAR-16165 3 Revised CC 01/17/07 Approved 6-0

Project: Dr. Jung Re-Furb	Location: SEC Decatur Blvd. & Loma	Owner/Agent: Dr. Jung	Sheet Title: Site Plan
Stratus Construction			
133 West Ninth Street, Suite 200 Las Vegas, Nevada 89102 Tel: (702) 394-0124 Fax: (702) 394-0611			
Drawn By: NSC	Approved By: MD	Date: 07/07/06	Project Number: 2994008
Scale: AS FURNISHED	Sheet Number: AS101		



RECEIVED

SEP 7 2006

APPROVED

CITY COUNCIL DATE: 01/17/07

PLANNING COMMISSION DATE: 10/05/04

BY: [Signature]
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

VAR-16165
10/05/06 PC

VAR-16165 F CCOI/17/07 Approved 6-2

RECEIVED
AUG 22 2006

VAR-16165
10/05/06 PC

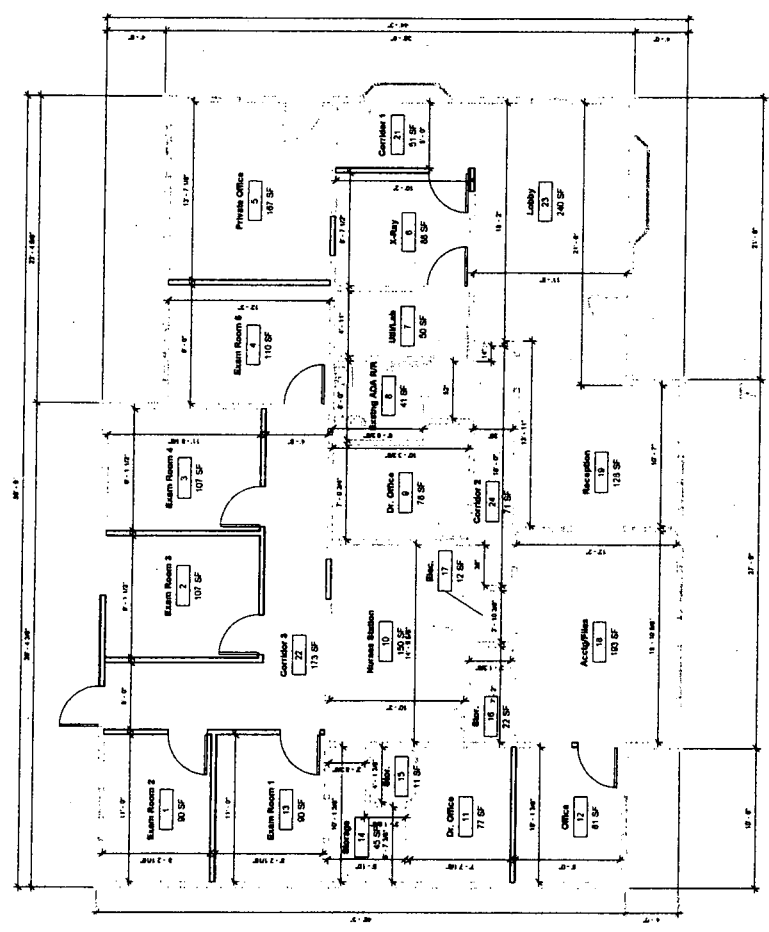
APPROVED

CITY COUNCIL DATE: 01/17/07
PLANNING COMMISSION DATE: 10/05/06
BY: [Signature]

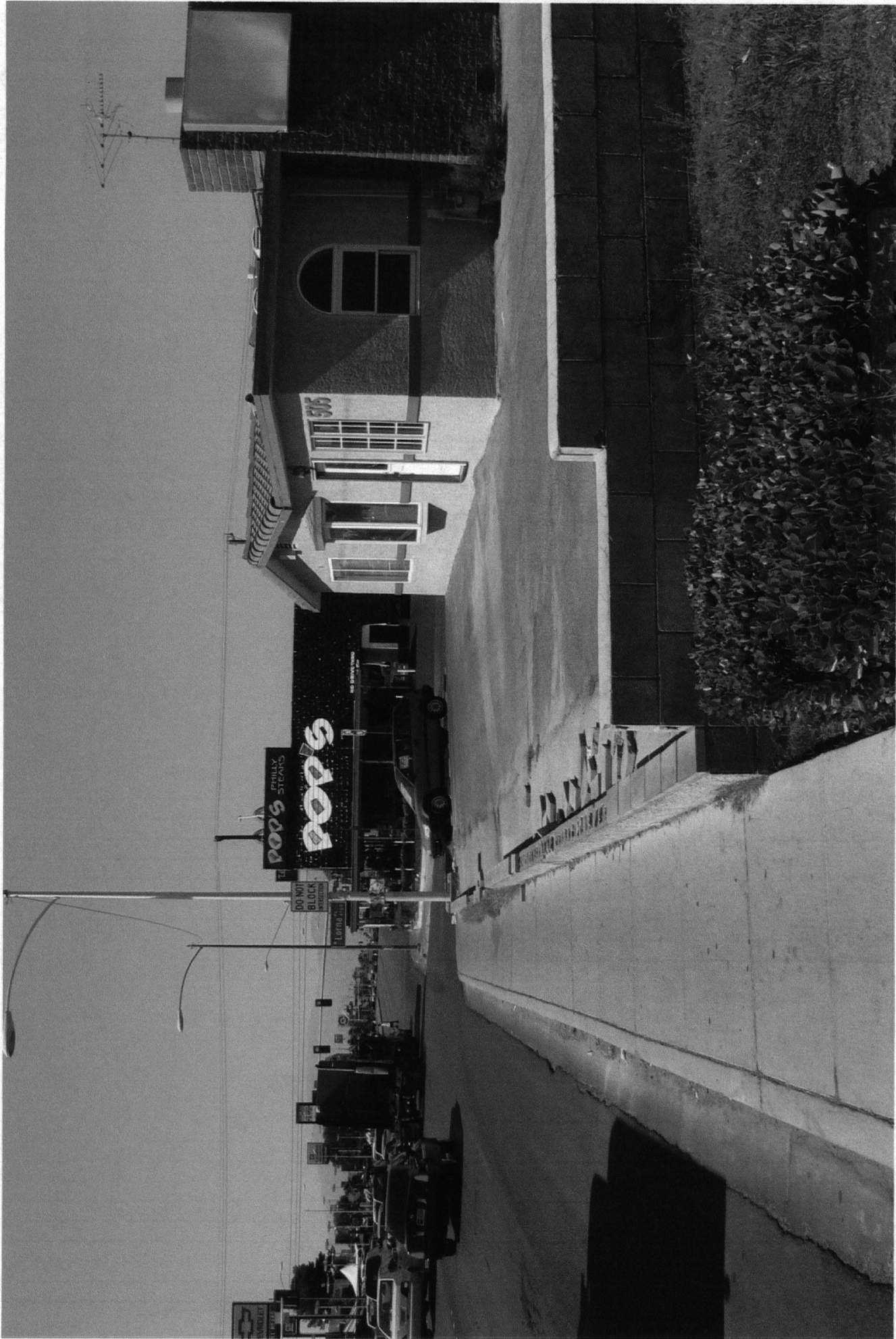
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

Project: Dr. Jung Re-Furb		Location: SEC Decktar Blvd & Loma		Contractor: Stratus Construction	
Owner: SEC Decktar Blvd & Loma		Architect: Dr. Jung		Engineer: [Blank]	
Scale: 1/4" = 1'-0"		Date: 07/20/06		Project Number: 2001-000	
Sheet: This Floor Plan		Revision: [Blank]		Drawing: [Blank]	

Room Number	Room Name	Occupancy	Area	Level	Occupant Load
1	Exam Room 1	Exam Room	80 SF	1	10
2	Exam Room 2	Exam Room	80 SF	1	10
3	Exam Room 3	Exam Room	80 SF	1	10
4	Exam Room 4	Exam Room	80 SF	1	10
5	Exam Room 5	Exam Room	80 SF	1	10
6	Exam Room 6	Exam Room	80 SF	1	10
7	Exam Room 7	Exam Room	80 SF	1	10
8	Exam Room 8	Exam Room	80 SF	1	10
9	Exam Room 9	Exam Room	80 SF	1	10
10	Exam Room 10	Exam Room	80 SF	1	10
11	Exam Room 11	Exam Room	80 SF	1	10
12	Exam Room 12	Exam Room	80 SF	1	10
13	Exam Room 13	Exam Room	80 SF	1	10
14	Exam Room 14	Exam Room	80 SF	1	10
15	Exam Room 15	Exam Room	80 SF	1	10
16	Exam Room 16	Exam Room	80 SF	1	10
17	Exam Room 17	Exam Room	80 SF	1	10
18	Exam Room 18	Exam Room	80 SF	1	10
19	Exam Room 19	Exam Room	80 SF	1	10
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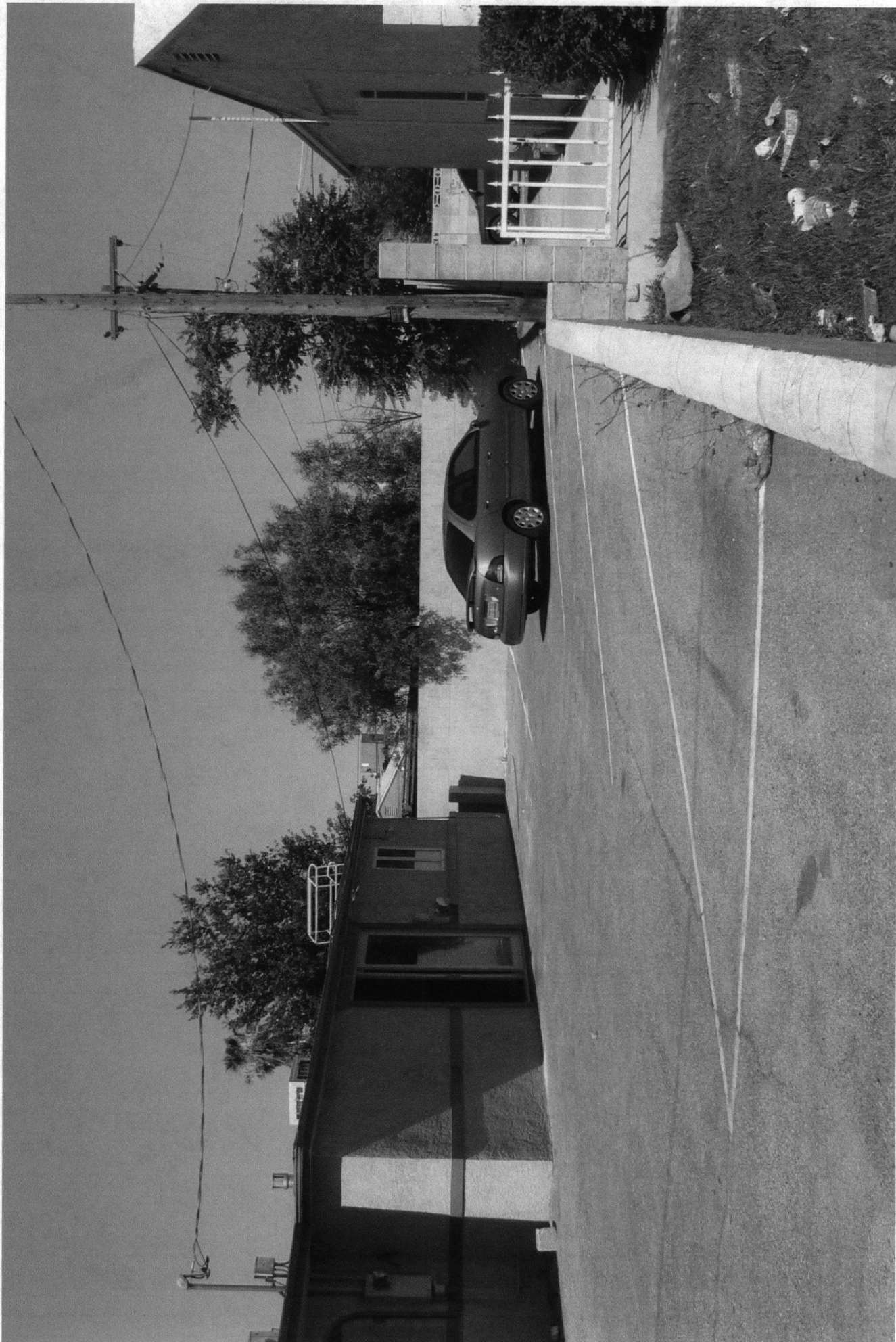


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VAR-16165
10/05/06 PC

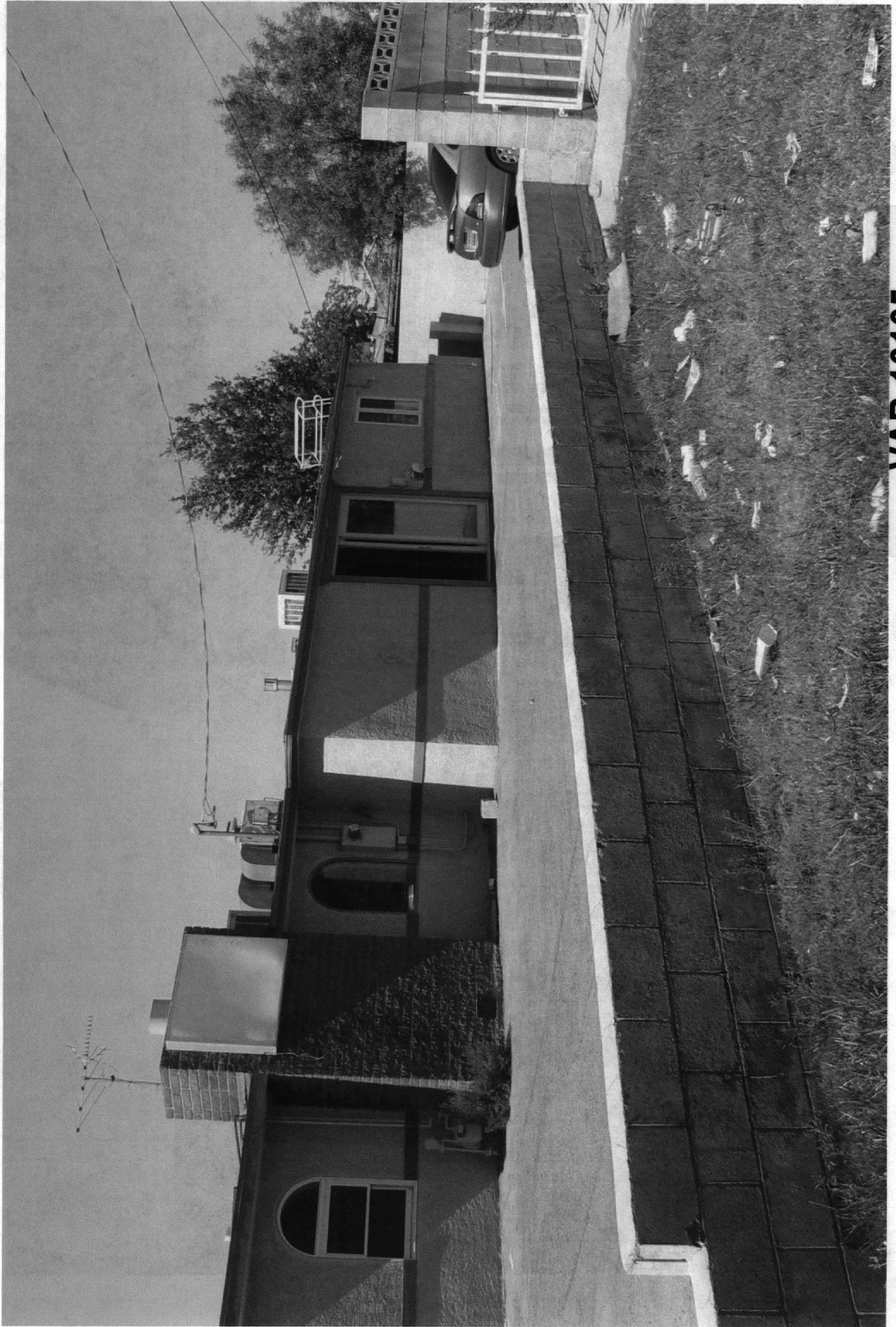
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VAR-16165
10/05/06 PC

RECEIVED
AUG 22 2006





VAR-16165
10/05/06 PC

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AUG 22 2006





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VAR-16165
10/05/06 PC

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AUG 22 2006





VAR-16165
10/05/06 PC

RECEIVED
AUG 22 2006

VIEW 2 SIDE



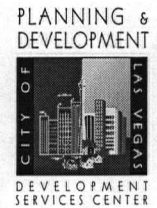
Affidavit of Sign Posting



Separator Sheet



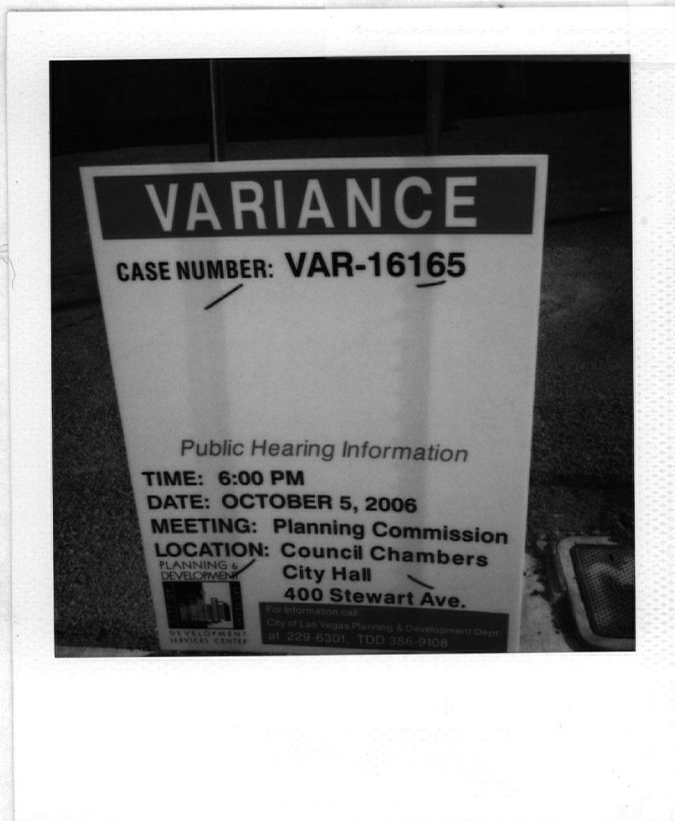
CITY OF LAS VEGAS SIGN POSTING AFFIDAVIT

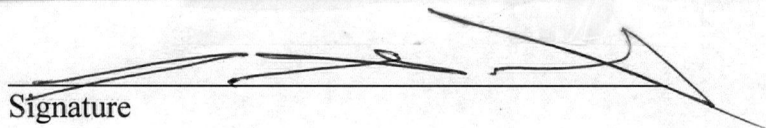


CASE NUMBER: VAR-16165

MEETING DATE: 10/05/06 PC

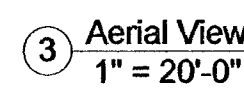
Sign Pro does hereby certify that a notice as required by Chapter 19.18.010(D) of the Zoning Code, was visibly posted for a period of not less than ten (10) calendar days prior to the first scheduled hearing.




Signature

9-26-06
Date

This affidavit must be returned to the Planning and Development Department, Current Planning Division, located at 731 South 4th Street during regular business hours three (3) business days prior to the subject application being heard by the Planning Commission, Hearings Officer or City Council.



Parking standards utilized: Office, Medical and Dental
One space for each 200 sf of gfa up to
2,000sf, plus one space for each 175 sf.

Parking Required: $2,000sf / 200 = 10$ plus, $411sf / 175 = 2.34(3)$, total = 13 spaces required.

Parking provided: regular spaces = 6, compact spaces = 0, handicap spaces = 1, total = 7 spaces provided.

CONTRACTOR These plans are prepared and submitted by the contractor as an exemption to NRS 623.330 for work under the contractor license category authorized under NRS 624.	
Stratus Const. Co. Inc. Company Name	Michael Dias (Please Print) Contractor Representative OR Master or J/L if Plumbing or Electrical and Number
22988 Contractor License Number	
Michael Dias Plans Prepared By	Signature

RECEIVED
SEP 7 2006

APPROVED
CITY COUNCIL DATE: 01/17/04
PLANNING COMMISSION DATE: 12/05/06
BY: [Signature]
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

504 South Decatur Blvd. N.W.C.
APN: 1386701004
General Commercial District C-2

506 South Decatur Blvd.
APN: 1386701005
General Commercial District C-2

Decatur Blvd.

[illegible]

DRAWN BY NGC
APPROVED BY MD
DATE 07/07/06
PROJECT NUMBER 295A2006
SCALE As indicated

SHEET NUMBER
AS101

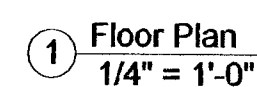
Project: **Dr. Jung Re-Furb**
 Location: **SEC Decatur Blvd. & Loma**
 Owner/Agent **Dr. Jung**
 Sheet Title: **Site Plan**

Stratus Construction

?

1113 West New York Avenue
Las Vegas, Nevada 89102

NAR-16165 S 10/5/06 Revised ...
Approved 10/0 ~~10/0~~ 10/0/07
...) → cc ~~cc~~ → Aiden cc 11/5/06
11/1/06

34.81

Sheet Title: **Floor Plan**

Approved by CCIM/Impry ~~CCIM/Impry~~
 > CCIM/Impry → Approved by CCIM/Impry

Approved by CCIM/Impry ~~CCIM/Impry~~
 > CCIM/Impry → Approved by CCIM/Impry

A-1

Michael Dias
Plans Prepared By: _____ Signature: _____

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AUG 22 2006

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