

Extraction List



Separator Sheet

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PARCELS	406
LABELS	370

Report of All Selected Parcels

Case Number: SDR-16182

Printed On: Fri: August 25, 2006

Owner	Address	Parcel Number
ACEVEDO ISIDRO MARTINEZ	6116 HALIFAX CIR LAS VEGAS NV	13825213000
ADAMS RODERICK NEAL & BARBARA A	5821 W IRIS AVE LAS VEGAS NV	13826621000
ADKINS-ROBERTS LORI L	6200 MCALLISTER AVE LAS VEGAS NV	13826713027
AGUILA ESTUARDO	1008 PITKIN CIR LAS VEGAS NV	13825312027
AGUILAR JUAN CANALES	6208 FARGO AVE LAS VEGAS NV	13826712154
ALFARO SONIA E	5924 IRIS AVE LAS VEGAS NV	13826615074
ALFONSO ANTONIO I	6117 W WASHINGTON AVE LAS VEGAS NV	13826712015
ALVAREZ-NOVOA FRANCISCO	5905 MARKA DR LAS VEGAS NV	13825312015
ANDERSON LAURA	6005 W WASHINGTON AVE LAS VEGAS NV	13826713004
ARBUTHNOT GUY L	973 MARIGOLD CT HENDERSON NV	13825214017
ARCE-ZEPEDA OSCAR	5912 MARKA DR LAS VEGAS NV	13825311004
ARGIER ANTHONY JOHN	5920 IRIS AVE LAS VEGAS NV	13825312018
ARMADA ENRICO	5917 W WASHINGTON AVE LAS VEGAS NV	13825214060
ARNOLD LORNA VAETES REVOCABLE TR	6116 CASTLE BAY DR LAS VEGAS NV	13825312014
ATALLAH JOSEPH B	701 ARTIE ST LAS VEGAS NV	13825311007
AVELLANEDA VIVIAN J	6105 FAWN CIR LAS VEGAS NV	13826618022
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825314001
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13826713063
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212019
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212027
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212020
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212021
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212022
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212025
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212024
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212028
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212029
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212030
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212031
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212032
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212033
AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212023

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AZTEC REALTY CO	5904 W WASHINGTON BLVD LAS VEGAS NV	13825212026
BAKER CHESTER E JR	913 SHIFTING SANDS DR LAS VEGAS NV	13826619022
BANNER PATRICK W B & ALBERTINE D	5905 GRANADA AVE LAS VEGAS NV	13825314012
BANUELOS ARNULFO & MAYRA G	5909 RAE DR LAS VEGAS NV	13825211016
BARAHONA MARIA	1550 THELMA LN LAS VEGAS NV	13825314052
BARAJAS JAVIER ERNESTO & LUZ M	1621 WARM RIVER RD LAS VEGAS NV	13826619031
BARCZEWSKI CAROL	5900 HALIFAX AVE LAS VEGAS NV	13825314050
BARNHILL DAVID	5913 MARKA DR LAS VEGAS NV	13825214019
BARRY PATRICK & DAWN	4774 S SARAZEN CIR LAS VEGAS NV	13826713023
BARTLETT CLARK	P O BOX 750253 LAS VEGAS NV	13825314023
BAUGHMAN JAMES JEFF	5472 FLORINE ST LAS VEGAS NV	13825310019
BEAUDOIN MAURICE L	5904 HALIFAX AVE LAS VEGAS NV	13825314051
BECKER BARRY W & SUSAN D	%E A BECKER ENTPRS 50 S JONES BLVD #100 LAS VEGAS NV	13825213003
BECKER BARRY W & SUSAN D	%E A BECKER ENTPRS 50 S JONES BLVD #100 LAS VEGAS NV	13825213002
BECKER BARRY W & SUSAN D	%E A BECKER ENTPRS 50 S JONES BLVD #100 LAS VEGAS NV	13825213001
BECKER CAMILLE	5905 JERRY DR LAS VEGAS NV	13825214051
BECKER ERNEST A	%E A BECKER ENTPRS 50 S JONES BLVD #100 LAS VEGAS NV	13825213010
BECKER ERNEST A	%E A BECKER ENTPRS 50 S JONES BLVD #100 LAS VEGAS NV	13825213009
BECKER ERNEST A	%E A BECKER ENTPRS 50 S JONES BLVD #100 LAS VEGAS NV	13825213005
BECKER ERNEST A IV & KATHLEEN	%E A BECKER ENTPRS 50 S JONES BLVD #100 LAS VEGAS NV	13825213007
BECKER ERNEST A IV & KATHLEEN	%E A BECKER ENTPRS 50 S JONES BLVD #100 LAS VEGAS NV	13825213006
BECKER ERNEST A IV & KATHLEEN	%E A BECKER ENTPRS 50 S JONES BLVD #100 LAS VEGAS NV	13825213008
BECKER ERNEST A IV & KATHLEEN	50 S JONES BLVD #100 LAS VEGAS NV	13825213004
BELOLI SILVIA LIMA	5920 GRANADA AVE LAS VEGAS NV	13825314031
BILGER JOHN O JR	5901 GRANADA AVE LAS VEGAS NV	13825314013
BISSONNETTE THOMAS	5813 JERRY DR LAS VEGAS NV	13825214047
BOJORQUEZ FRANCISCA	5805 W WASHINGTON AVE LAS VEGAS NV	13825311016
BOURGEOIS LEROY & DONNA	520 N WALLACE DR LAS VEGAS NV	13826712036
BOWER EDWARD J & FRANCES	5912 HALIFAX AVE LAS VEGAS NV	13825314053
BOYD EDWARD L	5916 MARKA DR LAS VEGAS NV	13825214059
BRECHEISEN LAWRENCE J	5900 MARKA DR LAS VEGAS NV	13825214063
BROTHER HENRY & LAINYS R	4067 MELODY LN LAS VEGAS NV	13825214037

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BUCK ERIC	4124 SPRINTS RACE LAS VEGAS NV	13825314047
BULLARD WILLIS M & DURTEN	2845 CARMEL RIDGE DR LAS VEGAS NV	13826713045
BURKE J CAREY & PATRICIA JEAN	6121 IRIS CIR LAS VEGAS NV	13826713017
BURKES DEBRA J & MILTON	6116 EMPIRE CIR LAS VEGAS NV	13826713069
BURNS JAMES H & MONA	6104 CASTLE BAY DR LAS VEGAS NV	13826618025
BUSTAMONTE BRIAN G & BRENDA A	5921 MARKA DR LAS VEGAS NV	13825214021
BUSWELL SUSAN MARIE & PATRICK A	6108 CASTLE BAY DR LAS VEGAS NV	13826618024
BYRNES EDWARD T & MARIA A	5821 JERRY DR LAS VEGAS NV	13825214049
C A K LIMITED PARTNERSHIP	2345 CALICO CREEK CT LAS VEGAS NV	13825310007
CABRERA EDUARDO & HORTENCIA	5800 HALIFAX AVE LAS VEGAS NV	13825312033
CALDERON ERNEST V & MIRIAM	6108 HALIFAX CIR LAS VEGAS NV	13826713025
CALVILLO SAMUEL & JULIA S	5817 GRANADA AVE LAS VEGAS NV	13825314016
CANAS RAIMUNDO & YOLANDA	6017 GRANADA AVE LAS VEGAS NV	13825310013
CANNIFF JOHN W & ARLETTA REV TR	5912 GRANADA AVE LAS VEGAS NV	13825314029
CASTINIANO EDGARDO V & MARIA V	5821 MARKA DR LAS VEGAS NV	13825214015
CEBALLOS JOAQUIN	8550 W CHARLESTON #102-363 LAS VEGAS NV	13826713064
CERECERES JESUS V	809 N WALLACE DR LAS VEGAS NV	13826712022
CHALIFOUX CHRISTINE	6209 FARGO AVE LAS VEGAS NV	13826712157
CHULSUWAN NUPAP	813 N WALLACE DR LAS VEGAS NV	13826712023
CHURCH BRUCE W & LADEAN	1096 SOUTH 920 WEST HURRICANE UT	13826712024
CHURCH EVANGELICAL FRIENDS	6219 W WASHINGTON AVE LAS VEGAS NV	13826701002
CIRILLO SALVATORE JR	700 N WALLACE DR LAS VEGAS NV	13826712031
CLAESON JOYCE R REVOCABLE LIV TR	6200 FARGO AVE LAS VEGAS NV	13826712017
CLAPP 1997 TRUST	1012 SHIFTING SANDS DR LAS VEGAS NV	13826615080
CLARK CORYDON	6112 IRIS CIR LAS VEGAS NV	13826713012
CLENDENING MARYANN L & KEVIN	804 N WALLACE DR LAS VEGAS NV	13826712026
CONTINENTAL BEAD SUPPLIERS L L C	7825 MAGNOLIA GLEN AVE LAS VEGAS NV	13825310006
CORRAL LUCRETIA G	5760 GILBERT LN LAS VEGAS NV	13826713054
COSTELLO RONALD & SUE	2802 VIA FLORENTINE ST HENDERSON NV	13826712155
COX SHARON LOUISE	5908 FAWN AVE LAS VEGAS NV	13825310022
CRAMER BRYAN P & SIMONE C	5825 GRANADA AVE LAS VEGAS NV	13825314014
CRISOSTOMO JOSE	5817 IRIS AVE LAS VEGAS NV	13825312028

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CROUCH GARY & TARA	6017 FAWN AVE LAS VEGAS NV	13825315021
CURLER JOHN L & LINDA	5824 FAWN AVE LAS VEGAS NV	13825310025
DADIAN SUE ELLEN	6205 FARGO AVE LAS VEGAS NV	13826712156
DAUPER JOHN	6104 GRANADA CIR LAS VEGAS NV	13826713038
DAVIS NORVIN L	5913 W WASHINGTON AVE LAS VEGAS NV	13825311008
DAVIS SUSAN	6204 MCALLISTER AVE LAS VEGAS NV	13826712153
DEAL STANLEY & BERNADETTE FAM TR	HC 37 BOX 979 KINGMAN AZ	13825314042
DEAN GLENN	2657 WINDMILL PKWY #238 HENDERSON NV	13825311001
DEBOISSIERE CHERYL D	6117 HALIFAX CIR LAS VEGAS NV	13826713032
DELGADILLO JOSE	5908 JERRY DR LAS VEGAS NV	13825214035
DELOSREYES ROGELIO F & BELINDA A	608 N WALLACE DR LAS VEGAS NV	13826712033
DERICCO ALBERT J	921 SHIFTING SANDS DR LAS VEGAS NV	13826618029
DETTON MATTHEW	6109 CASTLE BAY DR LAS VEGAS NV	13826618033
DIAMOND ALLEN L JR & VICKI A	6117 GRANADA CIR LAS VEGAS NV	13826713046
DIAZ EPIFANIO	1013 N MALLARD ST LAS VEGAS NV	13825214028
DOBB-KOLENDA ANN B	5920 HALIFAX AVE LAS VEGAS NV	13825314055
DRESSSEL MICHAEL D	5053 MOUNT PLEASANT LN LAS VEGAS NV	13825310014
DUDLEY WILLIAM L & J LIV TR	9470 FISHER AVE LAS VEGAS NV	13826713042
DURAN ADULFO	6108 GRANADA CIR LAS VEGAS NV	13826713039
EDWARDS JOHN G	6112 HALIFAX CIR LAS VEGAS NV	13826713026
ELLISON FIONE E	5808 IRIS AVE LAS VEGAS NV	13825312004
ENGLAND ERIC L	6120 CASTLE BAY DR LAS VEGAS NV	13826618021
ENGLIN MARVIN & JANET	6140 WARM RIVER DR LAS VEGAS NV	13826619011
ERNETTE WILLIAM	2035 HALLWOOD DR LAS VEGAS NV	13826713016
ERNETTE WILLIAM C	2035 HALLWOOD DR LAS VEGAS NV	13826713020
ERNETTE WILLIAM C	2035 HALLWOOD DR LAS VEGAS NV	13826713013
ERNETTE WILLIAM C	2035 HALLWOOD DR LAS VEGAS NV	13826713015
ESCALERA JUAN	5920 MARKA DR LAS VEGAS NV	13825214058
ESCOBAR ANGEL	917 SHIFTING SANDS DR LAS VEGAS NV	13826618030
ESQUIVEL JULIO J & MARY ANN	5921 HALIFAX AVE LAS VEGAS NV	13825314032
FELL WILLIAM H	5904 MARKA DR LAS VEGAS NV	13825214062
FERGUSON MARY LOU	P O BOX 34195 LAS VEGAS NV	13826619014

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FERNANDES JOSEPH G & JERRINE M	5924 MARKA DR LAS VEGAS NV	13825214057
FERNANDEZ REANA	5813 IRIS AVE LAS VEGAS NV	13825312029
FLEMING ERIN	604 N JONES BLVD LAS VEGAS NV	13825310008
FLIRT DAVID RAY SR & CHERYL ANN	6125 HALIFAX CIR LAS VEGAS NV	13826713030
FLORES ALBERTO F	601 ARTIE ST LAS VEGAS NV	13825314005
FUTTERER RAYMOND & PATRICIA	6120 WARM RIVER LAS VEGAS NV	13826619016
GAMBETTA CAROLE LEE	6100 CASTLE BAY DR LAS VEGAS NV	13826618026
GAMBOA MICHAEL E	6012 FAWN AVE LAS VEGAS NV	13825310015
GANT MILTON R	609 ARTIE ST LAS VEGAS NV	13825314003
GARCIA IGNACIO	5800 IRIS AVE LAS VEGAS NV	13825312002
GARCIA ISMAEL	5908 IRIS AVE LAS VEGAS NV	13825312011
GARDUNO JACINTO	6000 FAWN AVE LAS VEGAS NV	13825310018
GATCHELL RONALD W	6001 FAWN AVE LAS VEGAS NV	13825315005
GAYDEN JESSIE L	P O BOX 1056 RIO LINDA CA	13825311015
GESS SUSAN P & ROBIN J	5800 GRANADA AVE LAS VEGAS NV	13825312035
GLENN ERIC J	1008 SHIFTING SANDS DR LAS VEGAS NV	13826615081
GODINEZ ISABEL	6105 IRIS CIR LAS VEGAS NV	13826713021
GODWIN BARRY L & MARGARET ANN	6009 GRANADA AVE LAS VEGAS NV	13825310011
GOMEZ ROBERT C TRUST	5917 JERRY DR LAS VEGAS NV	13825214054
GONZALES J CONCHITA	6108 WARM RIVER RD LAS VEGAS NV	13826619019
GONZALES JOHN JR	6112 WARM RIVER RD LAS VEGAS NV	13826619018
GONZALES SABINO J	6101 W WASHINGTON AVE LAS VEGAS NV	13826713008
GONZALEZ ROGELIO G	6104 EMPIRE CIR LAS VEGAS NV	13826713066
GORHAM C PEARSON	5801 IRIS AVE LAS VEGAS NV	13825312032
GOUKER FAMILY TRUST	5805 MARKA DR LAS VEGAS NV	13825214011
GRANADO AARON F & JENNIFER L	5905 IRIS AVE LAS VEGAS NV	13825312024
GRANITTO LORENZO & HUMBERTO	5817 W WASHINGTON AVE LAS VEGAS NV	13825311013
GRANT PROPERTIES II L C	34 AVENIDA FIORI HENDERSON NV	13825211014
GRAUBERGER STEVEN T	6100 WARM RIVER RD LAS VEGAS NV	13826619021
GRIFFIN JAMES & AMELIA M	5824 GRANADA AVE LAS VEGAS NV	13825314025
GUERRA ALEJANDRO & MARIA	6105 WARM RIVER RD LAS VEGAS NV	13826619027
GUEVARA ANTONIO	6105 W WASHINGTON AVE LAS VEGAS NV	13826713007

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GUEVARA HILARIO	6109 W WASHINGTON AVE LAS VEGAS NV	13826713006
GUITERREZ MARK CHARLES	10805 WOODLORE PL LAS VEGAS NV	13825214031
GUZMAN FERNANDO & MARSHA R	1461 COVELO CT LAS VEGAS NV	13825314054
H M K S L L C	5817 JERRY DR LAS VEGAS NV	13825214048
HANSON D A D TRUST	1610 HARDROCK ST LAS VEGAS NV	13826713050
HASSINGER LOREN J & LISA M	905 SHIFTING SANDS DR LAS VEGAS NV	13826619024
HEMINGER GARY E & DONNA L	5913 IRIS AVE LAS VEGAS NV	13825312022
HENDRICKSON ROSE MARIE	3037 PALOMINO LN LAS VEGAS NV	13825214053
HENDRICKSON ROSE MARIE	3037 PALOMINO LN LAS VEGAS NV	13825214052
HERNANDEZ ENEDELIA	6124 WARM RIVER RD LAS VEGAS NV	13826619015
HERNANDEZ RUBEN SEDARRI	5916 JERRY DR LAS VEGAS NV	13825214033
HERNANDEZ SAMUEL & IRIS	5909 W WASHINGTON AVE LAS VEGAS NV	13825311009
HERRERA DARWIN	6208 MCALLISTER AVE LAS VEGAS NV	13826712152
HERRERA INGRID MARISOL	5905 RAE DR LAS VEGAS NV	13825211017
HESS MICHAEL J & SILVER	1009 SHIFTING SANDS DR LAS VEGAS NV	13826615082
HIDALGO-ROSALES JORGE	5904 IRIS AVE LAS VEGAS NV	13825312010
HILL VERNE LEWIS III	P O BOX 35562 LAS VEGAS NV	13826713059
HIRALES ABRAHAM	6100 FAWN CIR LAS VEGAS NV	13826713051
HOFF R TODD & DAYNA K	5801 HALIFAX AVE LAS VEGAS NV	13825312034
HOLMES COTY J & STEPHANIE A	6201 MCALLISTER AVE LAS VEGAS NV	13826712131
HOLT ROBERT & JENNIFER SUSAN	605 ARTIE ST LAS VEGAS NV	13825314004
HORNER MICHAEL J & JAMIE R	5909 FAWN AVE LAS VEGAS NV	13825315009
HOUSE WILBUR JAMES & RHODILA K	6120 FAWN CIR LAS VEGAS NV	13826713056
HUCKABEE FREDDY & EMMA JT LIV TR	5908 GRANADA AVE LAS VEGAS NV	13825314028
HUGHES KENNETH R & SHERRI K	6124 FAWN CIR LAS VEGAS NV	13826713057
HYATT SALLY S REVOCABLE TRUST	5812 IRIS AVE LAS VEGAS NV	13825312005
IBARRA J MARCOS & LETICIA	1001 N MALLARD ST LAS VEGAS NV	13825214025
IKEDA MAKIKO	%E IKEDA 1013 PITKIN CIR LAS VEGAS NV	13826615076
INGRAM LEO H JR TRUST	1016 SHIFTING SANDS DR LAS VEGAS NV	13826615079
ITO LYNDA	6125 WARM RIVER RD LAS VEGAS NV	13826619032
J G M P LIVING TRUST	5901 HALIFAX AVE LAS VEGAS NV	13825314037
JACOBSON CHERI	6008 GRANADA AVE LAS VEGAS NV	13825310010

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JAMES FAMILY TRUST	5916 GRANADA AVE LAS VEGAS NV	13825314030
JEAN SEBASTIEN	512 WALLACE DR LAS VEGAS NV	13826712038
JEFFERSON SAMUEL & TRACEDIA	5909 GRANADA AVE LAS VEGAS NV	13825314011
JIMENEZ FRANCISCO GONZALEZ	5824 IRIS AVE LAS VEGAS NV	13825312008
JOHANNABER LEROY R	3878 MAGNOLIA DR PALO ALTO CA	13825312001
JOHNSON ORLANDO G	6125 FAWN CIR LAS VEGAS NV	13826713058
KANIE KIRK	5921 W WASHINGTON AVE LAS VEGAS NV	13825311006
KARMELUK NINA REVOCABLE TRUST	6113 CASTLE BAY DR LAS VEGAS NV	13826618034
KEARNEY ADAM	2975 S RAINBOW BLVD #B LAS VEGAS NV	13826619038
KENNY-HURTADO DARLENE C	5805 IRIS AVE LAS VEGAS NV	13825312031
KERBER THEODORE I	5933 MARKA DR LAS VEGAS NV	13825214024
KILLIAN CONNIE	5812 HALIFAX AVE LAS VEGAS NV	13825314046
KINANE-WELLS YVONNE	6108 FAWN CIR LAS VEGAS NV	13826713053
KLAPPERICK LINUS J & CELESTA	5308 ROME BLVD LAS VEGAS NV	13826712037
KORBEL FAMILY LIVING TRUST	9913 FOX SPRINGS LAS VEGAS NV	13826618023
KRUISE MICHAEL	5913 GRANADA AVE LAS VEGAS NV	13825314010
KRUMMES JOSEPH R & K REV LIV TR	6117 FAWN CIR LAS VEGAS NV	13826713060
KUCZKOWSKI JOHN P & DONNA M	5900 GRANADA AVE LAS VEGAS NV	13825314026
LAFOND PERRY JAMES	5820 HALIFAX AVE LAS VEGAS NV	13825314048
LAFRONZ JOHN B & MARY L	5809 IRIS AVE LAS VEGAS NV	13825312030
LANGFORD COLLEEN M	5904 GRANADA AVE LAS VEGAS NV	13825314027
LARA TERESA & RAFAEL	6121 CASTLE BAY DR LAS VEGAS NV	13826618036
LAURINO PHILLIP E	2024 BONITA AVE LAS VEGAS NV	13825314038
LAWRENCE SHIRLEY K FAMILY TRUST	1021 N MALLARD ST LAS VEGAS NV	13825214030
LAZARO-CRUZ JORGE	5813 HALIFAX AVE LAS VEGAS NV	13825314041
LAZO SARA C	6105 GRANADA CIR LAS VEGAS NV	13826713049
LINTON J OTTO & REBECCA	5813 GRANADA AVE LAS VEGAS NV	13825314017
LINTON SUSAN H	62 ROADRUNNER RD PAISLEY FL	13825310004
LITTLEFIELD STEVEN E & CARMEN S	5921 FAWN AVE LAS VEGAS NV	13825315006
LOCICERO SAMUEL A	1105 N MALLARD ST LAS VEGAS NV	13825211011
LOPEZ NABOR	5917 GRANADA AVE LAS VEGAS NV	13825314009
LOPEZ ROXANA	2705 COVENTRY GREEN AVE HENDERSON NV	13826713047

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LORONA GONZALO	3420 FRANKFORT CT OXNARD CA	13825214067
MAESE RICHARD & CECELIA	5821 W WASHINGTON AVE LAS VEGAS NV	13825311012
MAGBUAL SHIRLEY R	6104 IRIS CIR LAS VEGAS NV	13826713010
MALLOY ROBERT L & BEVERLY M	5808 HALIFAX AVE LAS VEGAS NV	13825314045
MANAGO JULIE M & MANUEL C	1135 ASPEN BREEZE AVE LAS VEGAS NV	13825312003
MARDS DANNY	11702 MAGNOLIA GARDEN GROVE CA	13825311002
MARGARITO ELEAZAR	6004 FAWN AVE LAS VEGAS NV	13825310017
MARTIN JULIAN SAN PEDRO	1109 N MALLARD ST LAS VEGAS NV	13825211010
MARTINAT ANITA M LIVING TRUST	5908 MARKA DR LAS VEGAS NV	13825214061
MARTINEZ EFRAIN	5925 MARKA DR LAS VEGAS NV	13825214022
MARTINEZ MARIA	6112 EMPIRE CIRCLE LAS VEGAS NV	13826713068
MARTINEZ NORBERTO & CARMEN	5909 IRIS AVE LAS VEGAS NV	13825312023
MARTINEZ-CRUZ JOSE CARLOS	5912 IRIS AVE LAS VEGAS NV	13825312012
MARVEL GREG A & DONNA L	125 CLOVER HILL CT DANVILLE CA	13826619013
MASSEY TOM K & MELISSA J	5901 JERRY DR LAS VEGAS NV	13825214050
MASTERS JOHN & DIANE	600 N JONES BLVD LAS VEGAS NV	13825310009
MASTROPIETRO LUIGI	3108 COLANTHE AVE LAS VEGAS NV	13825214064
MAXWELL THRLMA P	5813 W WASHINGTON AVE LAS VEGAS NV	13825311014
MCCABE JOHN P	6124 HALIFAX CIR LAS VEGAS NV	13826713029
MCCARTHY KENNETH J & YVONNE	6005 GRANADA AVE LAS VEGAS NV	13825314006
MCCOWAN TERRY & DEBORAH	5921 JERRY DR LAS VEGAS NV	13825214055
MCCULLOUGH DENNIS D	1017 SHIFTING SANDS DR LAS VEGAS NV	13826615084
MEDRANO LUCY ETAL	800 N JONES BLVD LAS VEGAS NV	13825310002
MEHAU GABRIELLE	5900 FAWN AVE LAS VEGAS NV	13825310024
MEJIA CELINA	6100 EMPIRE CIR LAS VEGAS NV	13826713065
MEJIA LESTER E	5809 MARKA DR LAS VEGAS NV	13825214012
MEJIA RAUL	6109 WARM RIVER RD LAS VEGAS NV	13826619028
MENAGER SHERRY L & MICHEL	5901 W WASHINGTON LAS VEGAS NV	13825311011
MENDEZ SERGIO H & BLANCA E	5905 FAWN AVE LAS VEGAS NV	13825315010
MENDOZA FRANCISCO	804 N JONES BLVD LAS VEGAS NV	13825310001
MENECHYAN MANUK	3311 ROWENA AVE #5 LOS ANGELES CA	13825212010
MITCHELL SHARON	909 SAYLOR WY LAS VEGAS NV	13825214010

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MOHLMAN MATTHEW	708 N JONES BLVD LAS VEGAS NV	13825310003
MONJE RHODELIO R & BENYMEL P	6144 WARM RIVER RD LAS VEGAS NV	13826619010
MORALES EMILIO	6113 HALIFAX CIR LAS VEGAS NV	13826713033
MORENO ALBERTO	7381 WINTERPINE AVE LAS VEGAS NV	13826619017
MOSLEY ANTHONY	P O BOX 27748 LAS VEGAS NV	13825214056
MOSLEY ANTHONY	P O BOX 27748 LAS VEGAS NV	13825214036
MYLES VALERIE	707 N WALLACE DR LAS VEGAS NV	13826712018
NARUP RICHARD A & KRISTINE M	6108 IRIS CIR LAS VEGAS NV	13826713011
NAVARETTE RENO	5913 RAE DR LAS VEGAS NV	13825211015
NELSON TRISTA M	508 N WALLACE DR LAS VEGAS NV	13826712039
NOLASCO DANIEL GUILLERMO	6109 GRANADA CIR LAS VEGAS NV	13826713048
NORDENFLYCHT JULIO & MARIA L	717 ARTIE ST LAS VEGAS NV	13825312016
NOVAK NEAL E	6137 WARM RIVER RD LAS VEGAS NV	13826619035
NUQUI MITZI M	909 SHIFTING SANDS DR LAS VEGAS NV	13826619023
CONNELL GERALDINE J	5816 IRIS AVE LAS VEGAS NV	13825312006
OLHEISER JOHN DAVID & PATRICIA B	5913 FAWN AVE LAS VEGAS NV	13825315008
OLLILA RAY & B FAM TR SURV TR	853 BETTY LN LAS VEGAS NV	13825214013
OPERATION OPPORTUNITIES INC	%ECONOMIC OPPORTUNITY BOARD %J TYREE 2228 COMSTOCK DR NO LAS VEGAS NV	13826620020
OPERATION OPPORTUNITIES INC	%ECONOMIC OPPORTUNITY BOARD %J TYREE 2228 COMSTOCK DR NO LAS VEGAS NV	13826620019
ORTEGA ANGELA RENEE	5904 FAWN AVE LAS VEGAS NV	13825310023
ORTEGA GONZALO	5905 W WASHINGTON AVE LAS VEGAS NV	13825311010
ORTIZ ERCILIA M	604 N WALLACE DR LAS VEGAS NV	13826712034
ORTIZ JAIME A	6100 IRIS CIR LAS VEGAS NV	13826713009
ORTIZ MARCO A	5901 FAWN AVE LAS VEGAS NV	13825315011
OSAZUWA NOYOZE	6136 WARM RIVER RD LAS VEGAS NV	13826619012
PACHECO EVELYN	5808 GRANADA AVE LAS VEGAS NV	13825314021
PACHECO JESUS & BLANCA	5913 HALIFAX AVE LAS VEGAS NV	13825314034
PARKER TERRY	720 S 7TH ST 2ND FLOOR LAS VEGAS NV	13826619037
PARRISH AVERIAN EARL	1009 PITKIN CIR LAS VEGAS NV	13826615075
PAYNE ROBERT M & LESLIE A	5805 HALIFAX AVE LAS VEGAS NV	13825314043
PAZ SALVADOR & MARIA DE	5912 JERRY DR LAS VEGAS NV	13825214034
PERALTA JUAN C	5812 GRANADA AVE LAS VEGAS NV	13825314022

Report of All Selected Parcels

Case Number: SDR-16182

Printed On: Fri: August 25, 2006

Owner	Address	Parcel Number
PEREZ CLAUDIO LUIS	5916 FAWN AVE LAS VEGAS NV	13825310020
PEREZ LAURA A	6009 FAWN AVE LAS VEGAS NV	13825315003
PERIDA ED & KATHRYN	6349 CLARICE AVE LAS VEGAS NV	13826713022
PETERS LISA	6125 W WASHINGTON AVE LAS VEGAS NV	13826713002
PHILLIPS SETH III	12532 VENTURA BLVD STUDIO CITY CA	13826713034
PILUDU MARK	6100 W GRANADA CIR LAS VEGAS NV	13826713037
PINA JUAN C	504 N WALLACE DR LAS VEGAS NV	13826712040
PINEDA ESEQUIEL	5825 IRIS AVE LAS VEGAS NV	13825312026
POLLEY MATTHEW C	321 W 11TH ST RENO NV	13825314024
PRESTON ROBERT C & PENNY K	5824 HALIFAX AVE LAS VEGAS NV	13825314049
PREUSSNER DANIELLE J	5921 IRIS AVE LAS VEGAS NV	13825312020
PRINCE J KAY	5917 W FAWN AVE LAS VEGAS NV	13825315007
PROCK DIANN	5900 IRIS AVE LAS VEGAS NV	13825312009
PURRIER SANDRA L	5916 IRIS AVE LAS VEGAS NV	13825312013
PUSTAY FRANK B & DOROTHY M TRS	1001 SHIFTING SANDS DR LAS VEGAS NV	13826618028
QUINTANA ISELA	6995 LAZY SUNSET CT LAS VEGAS NV	13825214014
R G L L C	808 WALLACE DR LAS VEGAS NV	13826712025
RALENKOTTER ANDRA L	5901 IRIS AVE LAS VEGAS NV	13825312025
RAMIREZ ELOY & VIOLETA	7124 DILLSEED DR LAS VEGAS NV	13825314015
RANCHER ROBERT J & MARIE	600 N WALLACE DR LAS VEGAS NV	13826712035
RAYGOZA MARIA LORENA	6121 HALIFAX CIR LAS VEGAS NV	13826713031
RAYMOND WALTER A & NIKKI REV TR	1890 JACQUELINE WY CONCORD CA	13826713036
REAL ESTATE SOLUTIONS L L C	3120 W CHARLESTON #2 LAS VEGAS NV	13826712151
REED KIRK E & VERONICA G	704 N WALLACE DR LAS VEGAS NV	13826712030
REIF ALBERT E JR & GERMANE	3139 TONY RAM CIR LAS VEGAS NV	13826713062
REINBOLD WILLIAM A & PATRICIA A	6117 WARM RIVER RD LAS VEGAS NV	13826619030
REYES ANCELMO	6216 FARGO AVE LAS VEGAS NV	13826712013
RICARDES-GARCIA ORLANDO	3880 WYNN RD #516 LAS VEGAS NV	13826713003
RIVAS DOLORES M	6113 W WASHINGTON AVE LAS VEGAS NV	13826713005
RIVERA-ABREGO JESUS A	5325 HOLMBY LAS VEGAS NV	13826618027
ROBLEDO ADOLFO L	705 ARTIE ST LAS VEGAS NV	13825312019
RODRIGUEZ SONIA	6108 EMPIRE CIR LAS VEGAS NV	13826713067

Report of All Selected Parcels

Case Number: SDR-16182

Printed On: Fri: August 25, 2006

Owner	Address	Parcel Number
RODRIGUEZ-NAVAR MARISSA	6133 WARM RIVER RD LAS VEGAS NV	138266619034
ROSE MARCIA & PAUL	6145 W GOWAN RD LAS VEGAS NV	13825310026
ROYSDEN MADELYN J FAMILY TRUST	1005 N MALLARD ST LAS VEGAS NV	13825214026
RUXER DONALD E & CYNTHIA L	6116 GRANDA CIR LAS VEGAS NV	13826713041
SABOL RONALD PETER & JOEL F	5816 FAWN AVE LAS VEGAS NV	13825310027
SAFAI FEREYDOON & MAHNAZ	12874 VISCAINO RD LOS ALTOS HILLS CA	13825212015
SAFAI FEREYDOON & MAHNAZ	12874 VISCAINO RD LOS ALTOS HILLS CA	13825212018
SAFAI FEREYDOON & MAHNAZ	12874 VISCAINO RD LOS ALTOS HILLS CA	13825212013
SAFAI FEREYDOON & MAHNAZ	12874 VISCAINO RD LOS ALTOS CA	13825212016
SAFAI FEREYDOON & MAHNAZ	12874 VISCAINO RD LOS ALTOS HILLS CA	13825212009
SAFAI FEREYDOON & MAHNAZ	12874 VISCAINO RD LOS ALTOS HILLS CA	13825212008
SAFAI FEREYDOON & MAHNAZ	12874 VISCAINO RD LOS ALTOS CA	13825212017
SAFAI FEREYDOON & MAHNAZ	12874 VISCAINO RD LOS ALTOS HILLS CA	13825212011
SAFAI FEREYDOON & MAHNAZ	12874 VISCANO RD LOS ALTOS HILLS CA	13825212014
SAFAI FEREYDOON & MAHNAZ	12874 VISCAINO RD LOS ALTOS HILLS CA	13825212012
SAFFEL MARY I	5817 HALIFAX AVE LAS VEGAS NV	13825314040
SALGUERO VENIS	1021 SHIFTING SANDS LAS VEGAS NV	138266615085
SALINAS TONY J & CHRISTINA M	6213 FARGO AVE LAS VEGAS NV	13826712158
SALVATIERRA ELIZABETH & A R	5812 MARKA DR LAS VEGAS NV	13825214066
SANCHEZ GREGORIO	5909 HALIFAX AVE LAS VEGAS NV	13825314035
SANCHEZ RAMON	6129 W WASHINGTON AVE LAS VEGAS NV	13826713001
SANDERS MARK A & TAWNDA J	6113 FAWN CIR LAS VEGAS NV	13826713061
SANTIZO ELIDA	612 WALLACE LAS VEGAS NV	13826712032
SCHOOLEY ERNEST	6212 FARGO AVE LAS VEGAS NV	13826712014
SCHUMACHER PAUL SR & JANE REV TR	6105 CASTLE BAY DR LAS VEGAS NV	138266618032
SELMANI SULEJMAN	700 N JONES BLVD LAS VEGAS NV	13825310005
SERVATI TIMOTHY J	713 ARTIE ST LAS VEGAS NV	13825312017
SHARKEY MARISSA	901 SHIFTING SANDS DR LAS VEGAS NV	138266619025
SIFUENTES ANDY	6001 WASHINGTON AVE LAS VEGAS NV	13825311005
SIMMONS JACK W & NORMA P LIV TR	5909 MARKA DR LAS VEGAS NV	13825214018
SIVER BETTY L REVOCABLE LIV TR	6120 IRIS CIR LAS VEGAS NV	13826713014
SKALAK FAMILY TRUST	4659 DENARO DR LAS VEGAS NV	13825315019

Report of All Selected Parcels

Case Number: SDR-16182

Printed On: Fri: August 25, 2006

Owner	Address	Parcel Number
SMITH DAN L & ROSE M	6101 CASTLE BAY DR LAS VEGAS NV	13826618031
SPRAGUE BRYANT	708 N WALLACE ST LAS VEGAS NV	13826712029
STEIN ROBYN	5812 FAWN AVE LAS VEGAS NV	13825310028
STEIN ROGER L	P O BOX 97673 LAS VEGAS NV	13826713019
STEIN ROGER L	8905 TAVISTOCK CT LAS VEGAS NV	13825214065
STEIN ROGER L TRUST	P O BOX 97673 LAS VEGAS NV	13825214016
STEIN ROGER L TRUST	P O BOX 97673 LAS VEGAS NV	13825314008
STETSON CHARLES T	6005 FAWN AVE LAS VEGAS NV	13825315004
SUNDELL CURT H JR & DOROTHY M	6112 GRANADA CIR LAS VEGAS NV	13826713040
TALBOTT THOMAS W & M K FAM TR	5804 GRANADA AVE LAS VEGAS NV	13825314020
TARAS ROBERT M	6141 WARM RIVER RD LAS VEGAS NV	13826619036
TEICH ARNOLD R LIVING TRUST	805 N WALLACE DR LAS VEGAS NV	13826712021
TEMPLE BETH AM INC	9001 HILLPOINTE RD LAS VEGAS NV	13826620018
THOMPSON DOUGLAS RICHARD	613 ARTIE ST LAS VEGAS NV	13825314002
THOMPSON FAMILY TRUST 1989	6113 WARM RIVER RD LAS VEGAS NV	13826619029
TORRES IRMA	5804 HALIFAX AVE LAS VEGAS NV	13825314044
TRAMONTIN JOHN F	6204 FARGO AVE LAS VEGAS NV	13826712016
TRUJILLO GUADALUPE	5917 MARKA DR LAS VEGAS NV	13825214020
TURNER MELVIN L & DARLA K	5905 HALIFAX AVE LAS VEGAS NV	13825314036
TUTTLE DAVID L & DIANE	6217 FOXHUNT ST LAS VEGAS NV	13826713052
URSO RICHARD F & CORNELIA S	6129 WARM RIVER RD LAS VEGAS NV	13826619033
UYEG ELMO S LIVING TRUST	6101 WARM RIVER RD LAS VEGAS NV	13826619026
VALDEZ JOSE	6125 GRANADA CIR LAS VEGAS NV	13826713044
VASQUEZ JESUS J & BLANCA R	6124 GRANADA CIR LAS VEGAS NV	13826713043
VAZQUEZ ENRIQUE A & SANDRA	6009 W WASHINGTON AVE LAS VEGAS NV	13825311003
VAZQUEZ LUIS	6001 GRANADA AVE HENDERSON NV	13825314007
VILLARDI PASQUALE JR & PATRICIA	7109 DEEP RIVER CIR LAS VEGAS NV	13826713055
VINCENT RANDALL J	11061 GATEVIEW LN LAS VEGAS NV	13825314039
WALKER JOE ALAN TRUST	332 LADERA LOMPOC CA	13825211012
WALLER ROBERT	6120 HALIFAX CIR LAS VEGAS NV	13826713028
WARNASURIYA LOUIE & RATHINAWATHIE	11238 COLLETT AVE GRANADA HILLS CA	13826619020
WASHINGTON MANOR HOWNERS ASSN	50 S JONES BLVD #100 LAS VEGAS NV	13825213011

Report of All Selected Parcels

Case Number: SDR-16182

Printed On: Fri: August 25, 2006

Owner	Address	Parcel Number
WILCOX RYAN T	5929 MARKA DR LAS VEGAS NV	13825214023
WILDE RALPH JONES & MARY PRICE	5820 IRIS AVE LAS VEGAS NV	13825312007
WILHITE WILLIAM M & STACIE L	5920 JERRY DR LAS VEGAS NV	13825214032
WILLETT ROBERTA A REVOCABLE TR	5912 FAWN AVE LAS VEGAS NV	13825310021
WILLIAMS FRED	1013 SHIFTING SANDS DR LAS VEGAS NV	13826615083
WILLIAMS LIVING TRUST	1017 N MALLARD ST LAS VEGAS NV	13825214029
WILLMON DEANNA K	6008 FAWN AVE LAS VEGAS NV	13825310016
WILSON JOE LEWIS LIVING TRUST	5917 HALIFAX AVE LAS VEGAS NV	13825314033
WILSON MICHAEL R	9821 BEARPAW LAS VEGAS NV	13825310012
WINCHESTER JENNIFER MARIE	712 N WALLACE DR LAS VEGAS NV	13826712028
WITT NEIL O	6224 MINERVA DR LAS VEGAS NV	13825314018
WITTER WILLIAM C & PHYLLIS	3540 W SAHARA #104 LAS VEGAS NV	13826713024
WOODWARD DOROTHEA E	800 N WALLACE DR LAS VEGAS NV	13826712027
WYRICK JAMES M	801 N WALLACE DR LAS VEGAS NV	13826712020
YANGCO DANIEL L & MICHAEL Z	1009 N MALLARD ST LAS VEGAS NV	13825214027
YARED GHAYATH J & CLAIRE C	P O BOX 35827 LAS VEGAS NV	13826618037
YATES RONALD L JR	5917 IRIS AVE LAS VEGAS NV	13825312021
YOUNG CHARLES A & JUDY M	6117 CASTLE BAY DR LAS VEGAS NV	13826618035
YOUNG WAYNE	6105 HALIFAX CIR LAS VEGAS NV	13826713035
ZAMANIAN MOHAMMAD J & ROYA S	P O BOX 95844 LAS VEGAS NV	13825211013
ZAMBRANO-LOPEZ PAULO	6117 IRIS CIR LAS VEGAS NV	13826713018
ZIERK KEITH & LINDA	713 N WALLACE DR LAS VEGAS NV	13826712019

SOFI



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Deed



Separator Sheet



20040609-0001174

Fee: \$17.00 RPTT: \$1,111.80
06/09/2004 09:05:22 T20040036508
Req: LAND TITLE OF NEVADA
Frances Deane
Clark County Recorder Pgs: 4

APN: 138-25-310-001

Affix R.P.T.T. \$1,111.80, ~~116,900~~

ESCROW NO. 15040581-AM

22 WHEN RECORDED MAIL DEED AND TAX
STATEMENTS TO:

Francisco Mendoza

804 N. Jones Blvd.

Las Vegas, NV 89107

(14)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That: Richard W. Coy and Sherrie L. Coy, in consideration of \$10.00 the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to

Francisco Mendoza, an unmarried man, all that real property situate in the County of CLARK, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT
TO:

1. Taxes for the current fiscal year, and any and all taxes (including supplemental taxes) and assessments levied or assessed after the recording date of this document.
2. Rights of way, reservations, restrictions, easements and conditions of record.

Together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining.

Witness my/our hand(s) this 1 day of June, 2004.

Richard W. Coy

Sherrie L. Coy

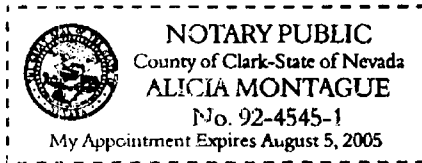
SDR-16182
10/05/06 PC

STATE OF NEVADA
COUNTY OF Clark

On, June 1, 2004, personally appeared before me, a Notary Public, Richard W. Coy and Sherrie L. Coy, personally known (or proven) to me to be the person(s) whose name(s) is/are subscribed to the within instrument who acknowledged that he/she/they executed the instrument.



Notary Public in and for said County and State.



State of Nevada
Declaration of Value

1. Assessor's Parcel Number(s)

a) 138-25-310-001

b) _____

c) _____

d) _____

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

i) ☐ Other _____

FOR RECORDER'S OPTIONAL USE ONLY

Document/Instrument

#: _____

Book: _____

Page: _____

Date of Recording: _____

Notes: _____

3. Total Value/Sales Price of Property \$218,000.00

Deed in Lieu of Foreclosure Only (value of property)

\$

Transfer Tax Value:

\$218,000.00

Real Property Transfer Tax Due:

\$1,111.80

4. If exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, ~
Section

b. Explain Reason for Exemption: ~

5. Partial Interest: Percentage being transferred: ~%

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 information provided herein. Furthermore, the parties agree that disallowance of any claimed 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: Seller

Signature: _____

Capacity: Buyer

SELLER (GRANTOR) INFORMATION
(Required)

Print Name: Richard W. Coy
Address: 804 N. Jones Blvd.,
City: Las Vegas,
State: NV, 89107

BUYER (GRANTEE) INFORMATION
(Required)

Print Name: Francisco Mendoza
Address: 804 N. Jones Blvd.,
City: Las Vegas,
State: NV 89107

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

Print Name: **LAND TITLE OF NEVADA, INC.** Escrow #: 15040581-AM
Address: 720 S Seventh Street
City: Las Vegas, Nevada 89101

(AS A PUBLIC RECORD, THIS FORM MAY BE RECORDED/MICROFILMED)

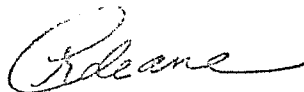
1174

EXHIBIT "A"

LOT THIRTY-THREE (33) IN BLOCK EIGHT (8) OF CHARLESTON HEIGHTS TRACT NUMBER - 45-C,
AS SHOWN BY MAP THEREOF ON FILE IN BOOK 9 OF PLATS, PAGE 94, IN THE OFFICE OF THE
COUNTY RECORDER OF CLARK COUNTY, NEVADA.

FRANCES DEANE OF
CLARK COUNTY, NEVADA
CERTIFIES THIS IS A
TRUE COPY IF IMPRESSED
WITH OFFICIAL SEAL

2006 AUG 22 A 11:42



Justification Letter



Separator Sheet

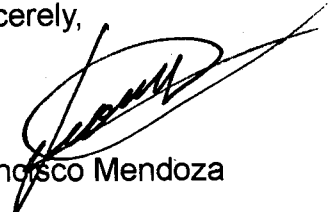
August 22, 2006

City of Las Vegas Planning Department
City Hall
400 Stewart
Las Vegas Nevada

Dear Sir:

This letter is providing you with the intended use of this property. The existing residence is to be converting to a real state office. The exterior will be update to follow the progress of the development of Jones Boulevard. May residences have been converted to business, and it's this owner intent to follow the City of Las Vegas development of this area by providing current landscaping, parking and a more developed exterior.

Sincerely,



Francisco Mendoza

SDR-16182
10/05/06 PC

SDR 16182				
Francisco Mendoza				
804 N. Jones Boulevard				
Proposed 1,757 thousand square foot office conversion.				
Traffic produced by proposed development:				
New Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	GENERAL OFFICE BUILDING [1000 SF]	1,757	11.01	19
AM Peak Hour			1.55	3
PM Peak Hour			1.49	3
(heaviest 60 minutes)				
Previous Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	SINGLE FAMILY DETACHED [DWELL]	1	9.57	10
AM Peak Hour			0.75	1
PM Peak Hour			1.01	1
(heaviest 60 minutes)				
Net Change	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	GENERAL OFFICE BUILDING [1000 SF]	1,757		9
AM Peak Hour				2
PM Peak Hour				2
(heaviest 60 minutes)				
Existing traffic on all nearby streets:				
Jones Boulevard				
Average Daily Traffic (ADT)	32,524			
PM Peak Hour	2602			
(heaviest 60 minutes)				
Washington Avenue				
Average Daily Traffic (ADT)	21,541			
PM Peak Hour	1723			
(heaviest 60 minutes)				
Traffic Capacity of adjacent streets:				

	Adjacent street ADT			
	Capacity			
Jones Boulevard	32585			
Washington Avenue	32585			
This project will add approximately 9 trips per day on Jones and Washington. This will increase expected volumes by less than 1 percent on these streets. Jones is at about 100 percent of capacity and Washington is at about 66 percent of capacity.				
Based on Peak Hour use, this development will add roughly 2 additional cars into the area; which works out to about one every thirty minutes.				
Note that this report assumes all traffic from this development uses all named streets.				

Application



Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Site Development Plan Review
 Project Address (Location): 804 N Jones Blvd. Las Vegas, NV 89107
 Project Name: Tenanta Improvement Proposed Use: _____
 Assessor's Parcel #(s): 138-25-310-001 Ward #: _____
 General Plan: existing FM 0 proposed FM 0 Zoning: existing PR proposed PR
 Commercial Square Footage: 1757 SDR Floor Area Ratio: _____
 Gross Acres: 0.20 Lots/Units: 1 Density: _____
 Additional Information: ZON-3474/CPA-3388/SPR 4915/20T-11905

PROPERTY OWNER Francisco Mendoza Contact: (702) 371-3676
 Address: 804 N Jones Blvd. Phone: 371-3676 Fax: 243-0202
 City: Las Vegas State: NV Zip: 89107

APPLICANT Same Contact: _____
 Address: _____ Phone: _____ Fax: _____
 City: _____ State: _____ Zip: _____

REPRESENTATIVE Owner Contact: _____
 Address: _____ Phone: _____ Fax: _____
 City: _____ State: _____ Zip: _____

Property Owner Signature* [Signature]

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

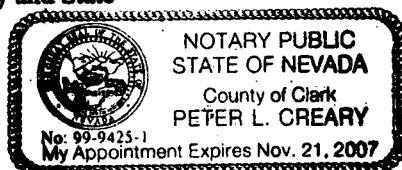
Print Name Francisco Mendoza

Subscribed and sworn before me

This 28th day of July, 20 06

[Signature]

Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>SDR-16182</u>
Meeting Date:	<u>5 OCT '06</u>
Total Fee:	<u>\$500.00</u>
Date Received:	<u>22 Aug '06</u>
Received By:	<u>Mike Haver</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.

RE: EOT-1905

Hansen Sheet



Separator Sheet

City of Las Vegas400 Stewart Ave
Las Vegas, NV 89101-2927**SDR Application****Report Date** 08/23/2006 08:33 AM**Submitted By**

Page 1

A/P # 16182 **SITE DEVELOPMENT PLAN REVIEW****Application Information****Stages**

	Date / Time	By		Date / Time	By
Processed	08/22/2006 13:42	980608	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

SDR-16182 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: FRANCISCO MENDOZA - Request for a Site Development Plan Review FOR THE PROPOSED CONVERSION OF AN EXISTING RESIDENCE TO A 1,757 SQUARE FOOT OFFICE BUILDING on 0.20 acres at 804 N. Jones Boulevard (APN: 138-25-310-001), Ward 1 (Tarkanian).

Parent A/P #

Project #	16182	Project/Phase Name	804 JONES OFFICE CONVERSION	Phase #	
Size/Area	0.20 ACRE	Size Description		Subdivision Code	
Proposed Start		Proposed Stop		% Completed	0.00
% Complete Formula					

Property/Site Information**Parcel** 13825310001**Location****Owner/Tenant**

Contact ID AC767861	Name	MENDOZA FRANCISCO	Organization	
Mailing Address	804 N JONES BLVD		State/Province NV	
City	LAS VEGAS		Country	☐ Foreign
ZIP/PC	89107-1462		Evening Phone	
Day Phone	(702)371-3676 x		Mobile #	
Fax	(702)243-0202			

Linked Addresses

No Addresses are linked to this Application

A/P Linked Addresses804 N JONES BLVD
LAS VEGAS, 89107-**Linked Parcels**

No Parcels are linked to this Application

A/P Linked Parcels

13825310001

City of Las Vegas

400 Stewart Ave
Las Vegas, NV 89101-2927

SDR Application

Report Date 08/23/2006 08:33 AM

Submitted By

Page 2

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

No Conditions

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

There is no planning condition for this project.

SITE PLAN REVIEW

N DINA Required? N Project of Regional Significance? Final City Council letter received
N Parent Project link required? Annotated minutes recieved
Y Will this go to the City Council? Is there a condition of approval for a Required Review?
Hearing Type If yes, when does it need to be reviewed?
Public, Non-Public, Admin? PUBLIC

Meeting Information

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

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

No children exist for this project

Employee Employee ID	Last	First	MI	Comments
-------------------------	------	-------	----	----------

No Employee Entries

Log Action Comments	Description	Entered By	Start	Stop	Hours
---------------------------	-------------	------------	-------	------	-------

PAYMNT	CK NAME, # WHO PICKED UP PERMIT FRANCISCO MENDOZA, VISA CC, 371.3676	970040	08/22/2006 13:49		0.00
--------	---	--------	------------------	--	------

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)		check on \$400 ⁰⁰ credit.	
☒	☐	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>500</u> \$ <u>300</u> \$ <u> </u> Total = \$ <u>800⁰⁰</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		* see	
☒	☐	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: <u> </u>			
☐	☐	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: <u>3</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> 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: <u>2</u> Rolled/Colored Plans: <u>1</u>	
☒	☐	11" x 17" min. to 24" x 36" max. page size			
☒	☐	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: Francisco Mendoza Application Type: SDR - OFFICE CONVERSION
 APN: 138-25-310-001 Location: 804 N. Jones Blvd.
 Planner: [Signature] Pre-App Meeting Date: Aug 18, 2006 Earliest PC Date: Oct 5, 2006

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

SDR-16182 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER:
FRANCISCO MENDOZA - Request for a Site Development Plan Review FOR THE PROPOSED CONVERSION OF AN EXISTING RESIDENCE TO A 1,757 SQUARE-FOOT OFFICE BUILDING AND WAIVER OF PERIMETER LANDSCAPE STANDARDS on 0.20 acres at 804 North Jones Boulevard (APN 138-25-310-001), Ward 1 (Tarkanian).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) SOUTHWEST QUARTER (NW¼) OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

PLANNING COMMISSION: **OCTOBER 5, 2006** CITY COUNCIL: **NOVEMBER 1, 2006**

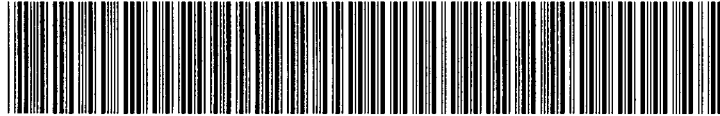
CASE PLANNER: **DOUG RANKIN** ☒ **PUBLIC HEARING**

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:

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:

SDR-16182

Charleston Neighborhood Preservation

Fremont Estates HOA

Golf Ridge Terrace NA

Sierra Oeste NA

Route Form



Separator Sheet

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

REQUEST FOR COMMENT

FROM: PLANNING AND DEVELOPMENT

SDR-16182

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
*STREETS & SANITATION (DPW)	JERRY WALKER	2900 RONEMUS
*PARKS & OPEN SPACES (DPW)	JOHN BLACK	2900 RONEMUS
*SID (DPW)	T. McDANIEL	4 th FLOOR CITY HALL
*SURVEY (DPW)	ALAN RIEKKI	WEST YARD
<EMBARQ> (SDPR only)	SANDRA HOLLEY	330 VALLEY VIEW BOULEVARD
LAS VEGAS VALLEY WATER DISTRICT (NO PLANS)	DOA J. MEADE, ENGINEERING DESIGN DIVISION	1001 S. VALLEY VIEW BLVD.

*** 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>**

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 20, 2006
Re: **SDR-16182 REVISED** Francisco Mendoza 804 North Jones Boulevard
Request for a Site Development Plan Review for a proposed office

REVISED COMMENTS: -- These comments supersede all previous memos/comments:

CONDITIONS OF APPROVAL:

1. Remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site.
2. As required by Condition of Approval #7 of Rezoning ZON-3474, provide a copy of a recorded Joint Access Agreement for all parcels involved in the Rezoning prior to the issuance of any permits.
3. Landscape and maintain all unimproved right-of-way, if any, on Jones Boulevard adjacent to this site.
4. Obtain an Occupancy Permit from the Nevada Department of Transportation for all landscaping and private improvements in the Jones Boulevard public right-of-way adjacent to this site prior to the issuance of any permits.
5. Meet with the Flood Control Section of the Department of Public Works for assistance with establishing finished floor elevations and drainage paths for this site prior to submittal of construction plans or the issuance of any building or grading permits, whichever may occur first. Provide and improve all drainage ways as recommended.
6. This site will be subject to the traffic signal impact fee as required by Ordinance No. 5644 at the time permits are issued.
7. Site development to comply with all applicable conditions of approval for ZON-3474 and all other subsequent site-related actions.

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. Riekkki, Survey (FM, PM, & A's only)
Date: September 11, 2006
Re: **SDR-16182** Francisco Mendoza 804 North Jones Boulevard
Request for a Site Development Plan Review for a proposed office

CONDITIONS OF APPROVAL:

1. Remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site.
2. Per previous Condition of Approval #7 of ZON-3474, this site is required to have a Joint Access Agreement recorded for all the properties involved in the Rezoning prior to the issuance of any permits. The site plan submitted for this site indicates an existing wood fence to remain in place along the southern boundary of Parcel #138-25-310-002, thus impeding the flow of traffic within the overall site and violating the intent of a Joint Access Agreement; this fence must be removed, allowing the driveway to be fully functional for two-way traffic flow prior to the issuance of a business license.
3. Landscape and maintain all unimproved right-of-way, if any, on Jones Boulevard adjacent to this site.
4. Obtain an Occupancy Permit from the Nevada Department of Transportation for all landscaping and private improvements in the Jones Boulevard public right-of-way adjacent to this site prior to the issuance of any permits.
5. Meet with the Flood Control Section of the Department of Public Works for assistance with establishing finished floor elevations and drainage paths for this site prior to submittal of construction plans or the issuance of any building or grading permits, whichever may occur first. Provide and improve all drainage ways as recommended.
6. This site will be subject to the traffic signal impact fee as required by Ordinance No. 5644 at the time permits are issued.
7. Site development to comply with all applicable conditions of approval for ZON-3474 and all other subsequent site-related actions.

COMMENTS:

We note that the handicap parking stall shown on the site plan does not meet City code.

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**

SDR-J6182 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER:
FRANCISCO MENDOZA - Request for a Site Development Plan Review FOR THE PROPOSED CONVERSION OF AN EXISTING RESIDENCE TO A 1,757 SQUARE-FOOT OFFICE BUILDING AND WAIVER OF PERIMETER LANDSCAPE STANDARDS on 0.20 acres at 804 North Jones Boulevard (APN 138-25-310-001), Ward 1 (Tarkanian).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) SOUTHWEST QUARTER (NW¼) OF SECTION 25, 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**

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LIST COMMENTS BELOW:

August 31, 2006

City of Las Vegas
Planning and Development Department
731 South Fourth Street
Las Vegas, Nevada 89101

Attention: Flinn Fagg, Planning Manager

SUBJECT: CITY OF LAS VEGAS ZONING APPLICATION REVIEW

The Las Vegas Valley Water District Design and the Production Divisions have reviewed the attached zoning applications and determined that the proposed projects will have no conflict with the District's existing telemetry antenna locations.

If you require any additional information or have any questions, please call me at 822-8574.

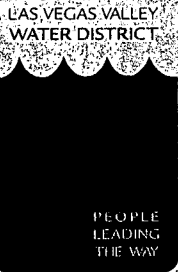
Sincerely,

Jennifer Ferdinand for

Doa Meade, P.E.
Senior Civil Engineer

DJM:TLL:sdc
Attachment

Jim Ross, Electronics Supervisor, w/attch, M/S 1080



1001 SOUTH VALLEY VIEW BLVD.
LAS VEGAS, NV 89153
TELEPHONE, 702/870-2011

Board of Directors
Myrna Williams
PRESIDENT

Yvonne Atkinson Gates
VICE PRESIDENT

Tom Collins

Chip Maxfield

Lynette Boggs McDonald

Rory Reid

Bruce Woodbury

Patricia Mulroy
GENERAL MANAGER

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

SDR-16182 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER:
FRANCISCO MENDOZA - Request for a Site Development Plan Review FOR THE PROPOSED
CONVERSION OF AN EXISTING RESIDENCE TO A 1,757 SQUARE-FOOT OFFICE BUILDING AND
WAIVER OF PERIMETER LANDSCAPE STANDARDS on 0.20 acres at 804 North Jones Boulevard (APN 138-
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SOUTHWEST QUARTER (NW¼) OF SECTION 25, 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

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LIST COMMENTS BELOW:

Las Vegas Metropolitan Police Dept.
Office of Intergovernmental Services

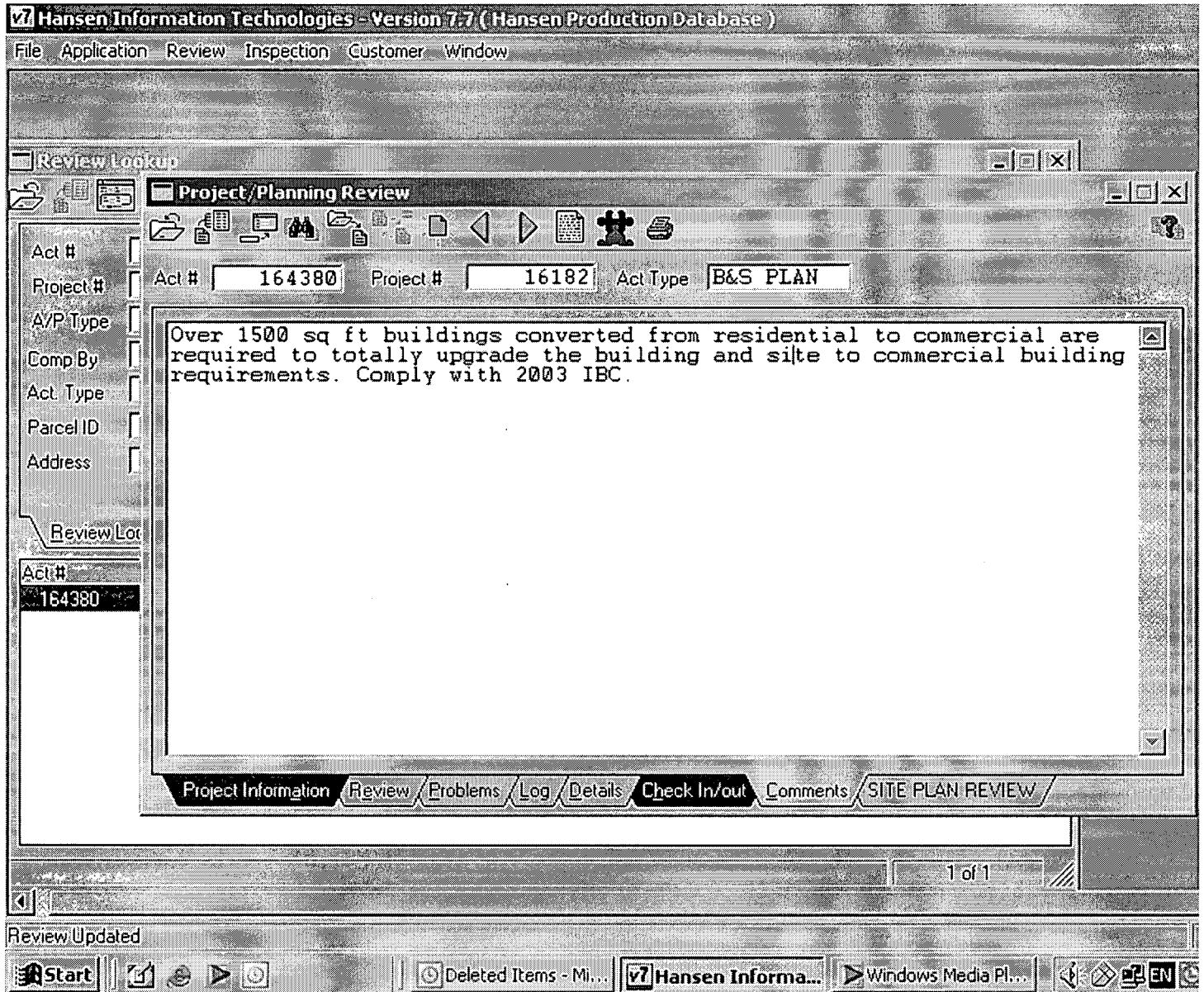
No Significant Law Enforcement Issue

J7318 M 8-29-06

Dorothy Marsili

From: Rod Clark
Sent: Saturday, September 02, 2006 11:08 AM
To: Dorothy Marsili
Subject: SDR-16182

Attachments: Picture (Device Independent Bitmap)



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

SDR-16182 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER:
FRANCISCO MENDOZA - Request for a Site Development Plan Review FOR THE PROPOSED
CONVERSION OF AN EXISTING RESIDENCE TO A 1,757 SQUARE-FOOT OFFICE BUILDING AND
WAIVER OF PERIMETER LANDSCAPE STANDARDS on 0.20 acres at 804 North Jones Boulevard (APN 138-
25-310-001), Ward 1 (Tarkanian).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½)
SOUTHWEST QUARTER (NW¼) OF SECTION 25, 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

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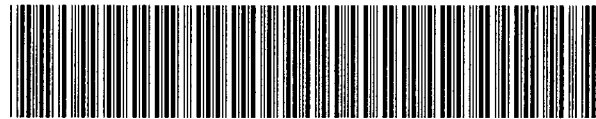
LIST COMMENTS BELOW:

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

No Significant Law Enforcement Issue

J73184 8-29-06

Public Hearing Notice



PUBLIC HEARING NOTICE

Separator Sheet

NOTICE OF PUBLIC HEARING

SITE DEVELOPMENT PLAN REVIEW

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

SDR-16182

APPLICANT/OWNER: FRANCISCO MENDOZA - REQUEST FOR A SITE DEVELOPMENT PLAN REVIEW FOR THE CONVERSION OF AN EXISTING RESIDENCE TO A 1,757 SQUARE FOOT OFFICE BUILDING WITH A PERIMETER LANDSCAPE WAIVER ON 0.20 ACRES AT 804 NORTH JONES BOULEVARD (APN 138-25-310-001), R-1 (SINGLE FAMILY RESIDENTIAL) ZONE UNDER RESOLUTION OF INTENT TO P-R (PROFESSIONAL OFFICE AND PARKING) ZONE, WARD 1 (TARKANIAN).

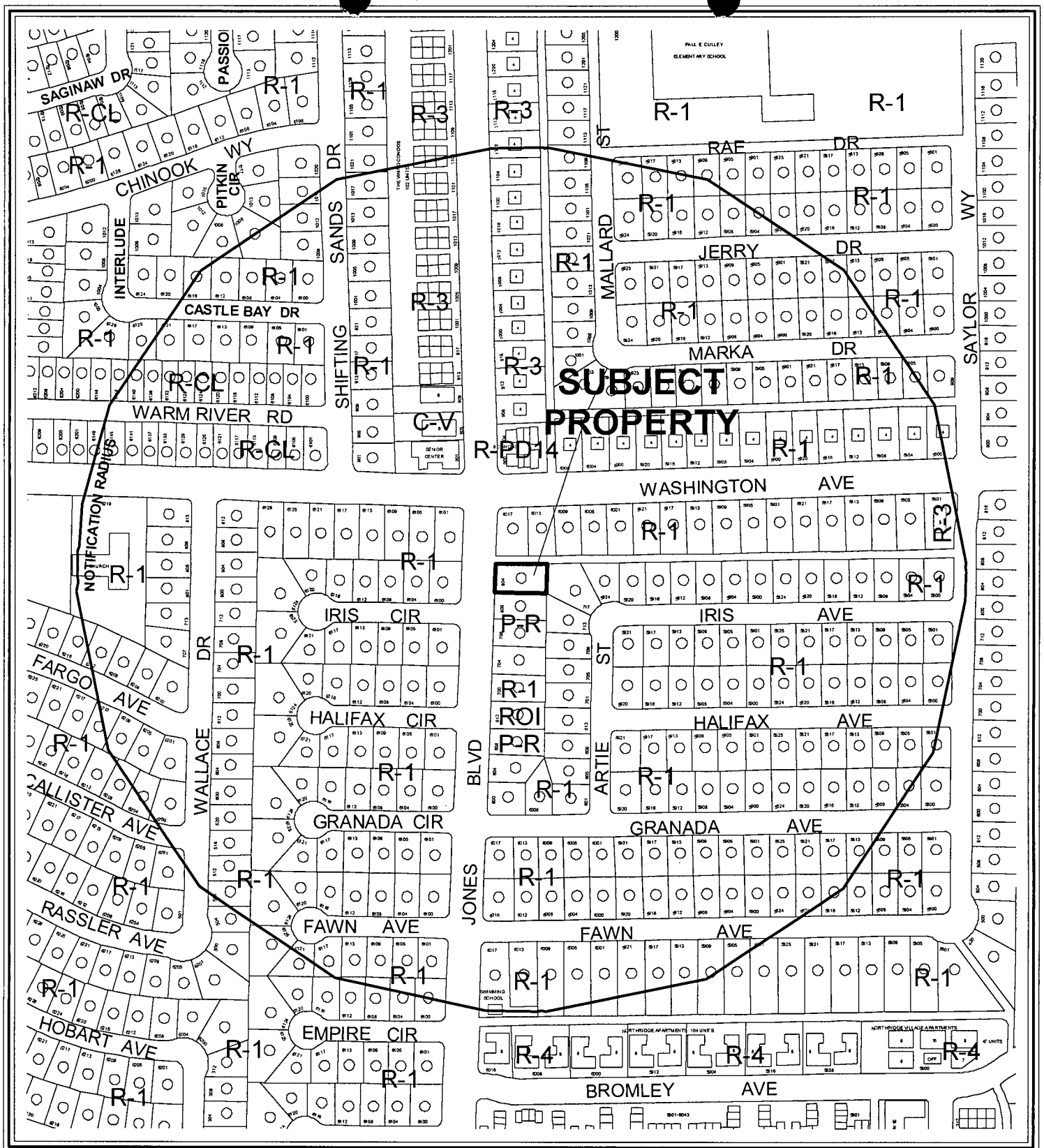
THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) SOUTHWEST QUARTER (NW¼) OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

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: **SDR-16182**

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY:

R-1 (SINGLE FAMILY RESIDENTIAL) UNDER RESOLUTION OF INTENT TO
P-R (PROFESSIONAL OFFICE AND PARKING)



Action Letter



Separator Sheet

INTER-OFFICE MEMORANDUM

Date

October 6, 2006

TO: PLANNING AND DEVELOPMENT DEPARTMENT	FROM: CITY CLERK
SUBJECT: APPEAL OR CITY COUNCIL REVIEW INFORMATION ON PLANNING COMMISSION ACTIONS	COPIES TO:

This is to certify that the following action relative to the Planning Commission decision on the application of:

FILE NO.: SDR-16182 - SITE DEVELOPMENT PLAN REVIEW

APPLICANT: APPLICANT/OWNER: FRANCISCO MENDOZA

WARD: 1 (TARKANIAN)

Appeal by applicant or any other aggrieved person:

Yes

No

Review requested by City Council:

Yes

No

10/17/06
DATE

Vicky Darling
CITY CLERK
By: Vicky Darling,
Assistant Deputy City Clerk

PLANNING AND DEVELOPMENT DEPARTMENT INFORMATION:

Date of Planning Commission Action

October 5, 2006

Last day for filing an appeal by applicant or any other aggrieved person. (Appeal period is 10 days after the date of the PC decision).

October 16, 2006

Last day for a review being requested by the City Council. (Review period is 10 days after the date of the PC decision.)

October 16, 2006

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. Francisco Mendoza
804 North Jones Boulevard
Las Vegas, Nevada 89107

RE: SDR-16182 - SITE DEVELOPMENT PLAN REVIEW

Dear Mr. Mendoza:

Your request for a Site Development Plan Review FOR THE CONVERSION OF AN EXISTING RESIDENCE TO A 1,757 SQUARE FOOT OFFICE BUILDING WITH A PERIMETER LANDSCAPE WAIVER on 0.20 acres at 804 North Jones Boulevard (APN 138-25-310-001), R-1 (Single Family Residential) Zone Under Resolution of Intent to 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 **APPROVE** your request, subject to the following:

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Rezoning (ZON-3474) and Extension of Time (EOT-11905) shall be required.
2. This approval shall be void two years from the date of final approval, unless a building permit has been issued for the principal building on the site. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. All development shall be in conformance with the site plan, landscape plan (date stamped 09/19/06), and building elevations (date stamped 08/22/06), except as amended by conditions herein.
4. A Waiver from the Perimeter Landscape Buffering Standards of 19.12 is hereby approved, to allow a 5'-9" interior lot landscape buffer where 8' is required and a three-foot public right-of-way lot landscape buffer where 15 feet is required.
5. A technical landscape plan, signed and sealed by a Registered Architect, Landscape Architect, Residential Designer or Civil Engineer, must be submitted prior to or at the same time application is made for a building permit. A permanent underground sprinkler system is required, and shall be permanently maintained in a satisfactory manner; the landscape plan shall include irrigation specifications.

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



6. Pre-planting and post-planting landscape inspections are required to ensure the appropriate plant material, location, size of planters, and landscape plans are being utilized. The Planning and Development Department must be contacted to schedule an inspection prior to the start of the landscape installation and after the landscape installation is completed. A certificate of occupancy will not be issued or the final inspection will not be approved until the landscape inspections have been completed.
7. Reflective glazing at the pedestrian level is prohibited. Glazing above the pedestrian level shall be limited to a maximum reflectance rating of 22% (as defined by the National Institute of Standards and Technology).
8. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.
9. All utility boxes exceeding 27 cubic feet in size shall meet the standards of LVMC Title 19.12.040.
10. Parking lot lighting standards shall be no more than 30 feet in height and shall utilize downward-directed lights with full cut-off luminaires. Lighting on the exterior of buildings shall be shielded and shall be downward-directed. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties.
11. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
12. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

Public Works

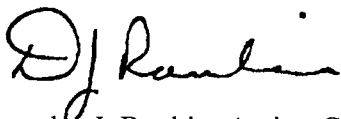
13. Remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site.
14. As required by Condition of Approval #7 of Rezoning ZON-3474, provide a copy of a recorded Joint Access Agreement for all parcels involved in the Rezoning prior to the issuance of any permits.

Mr. Francisco Mendoza
SDR-16182 - Page Three
October 6, 2006

15. Landscape and maintain all unimproved right-of-way, if any, on Jones Boulevard adjacent to this site.
16. Obtain an Occupancy Permit from the Nevada Department of Transportation for all landscaping and private improvements in the Jones Boulevard public right-of-way adjacent to this site prior to the issuance of any permits.
17. Meet with the Flood Control Section of the Department of Public Works for assistance with establishing finished floor elevations and drainage paths for this site prior to submittal of construction plans or the issuance of any building or grading permits, whichever may occur first. Provide and improve all drainage ways as recommended.
18. This site will be subject to the traffic signal impact fee as required by Ordinance No. 5644 at the time permits are issued.
19. Site development to comply with all applicable conditions of approval for ZON-3474 and all other subsequent site-related actions.

This action by the Planning Commission on **October 5, 2006** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision or there is a review action filed by the City Council within the same time period. The Notice of Final Action was filed with the Las Vegas City Clerk on **October 6, 2006**.

Sincerely,



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

DJR:dm

Applicant Letter



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. Francisco Mendoza
804 North Jones Boulevard
Las Vegas, Nevada 89107

RE: SDR-16182 - SITE DEVELOPMENT PLAN REVIEW

Dear Mr. Mendoza:

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

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



Plans (PMT)



Separator Sheet

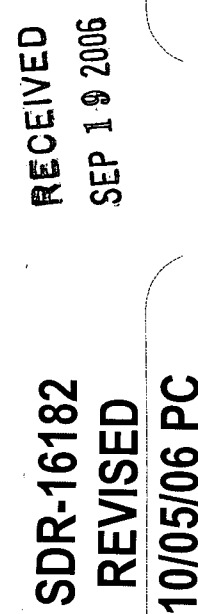
00769

[illegible]

LANDSCAPE / IRRIGATION NOTES:

THE CONCEPTUAL LANDSCAPING PLAN INDICATES LAND AREAS WITHIN THE PROJECT LIMITS THAT ARE TO RECEIVE LANDSCAPING AND IRRIGATION SYSTEMS. ALL LANDSCAPING TREE SPECIMENS, SHRUBS, GROUND-COVER, INCLUDING DENSITIES AND SIZES WILL BE IN FULL COMPLIANCE WITH THE CITY OF LAS VEGAS URBAN DESIGN GUIDELINES AND STANDARDS.

THE OWNER SHALL SUBMIT FULLY DETAILED LANDSCAPING / IRRIGATION CONSTRUCTION DOCUMENTS, SPECIFICATIONS AND SCHEDULES TO BE PREPARED BY THE LANDSCAPING ARCHITECT / CONTRACTOR TO THE BUILDING DEPARTMENT FOR APPROVAL PRIOR TO INSTALLATION.

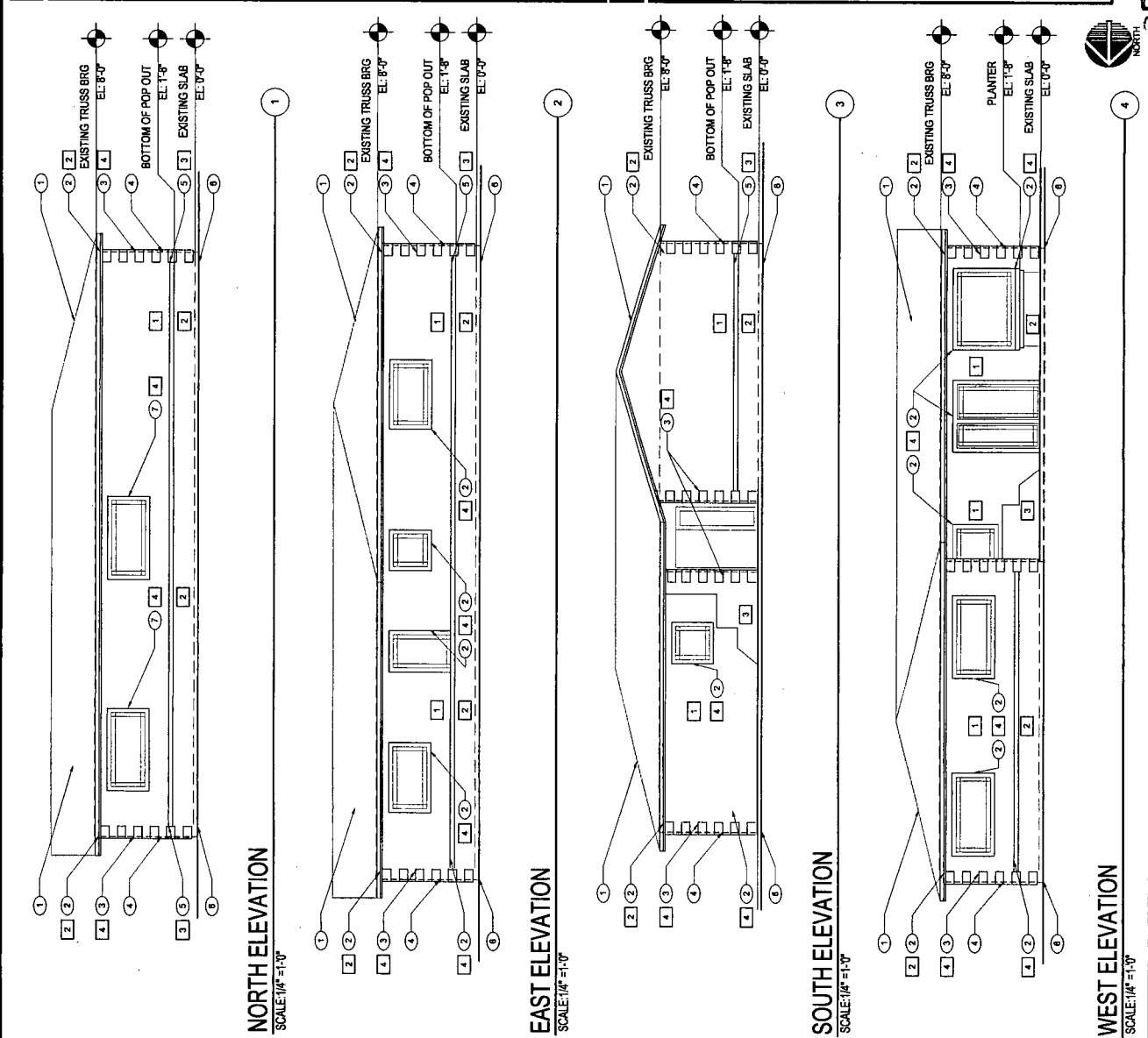


PROJECT: TENANT IMPROVEMENT AT 804 N. JONES LAS VEGAS NEVADA 89122		CITY OF LAS VEGAS CLARK COUNTY LAS VEGAS NEVADA, 89129	
GENERAL CONTRACTOR: E & M ENTERPRISES, INC. 3536 SUMMER SPRINGS DRIVE LAS VEGAS NEVADA, 89129		SCALE: AS INDICATED DRAWN BY: EP DATE: 08/02/06	

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KEYNOTES	
1	EXISTING ROOF TO REMAIN PROTECT DURING CONSTRUCTION
2	PREPARE: FOAM MOLDINGS W/ CEMENT PLASTER FINISH: PROFILE PER OWNER
3	PREPARE: 8 X 12 FOAM QUONS W/ CEMENT PLASTER FINISH: AS SHOWN
4	INDICATES LINE OF EXISTING BUILDING BEYOND FINISH
5	INDICATES 4 X CONT. POP-OUT W/ CEMENT PLASTER FINISH
6	INDICATES 4 X CONT. POP-OUT W/ CEMENT PLASTER FINISH

LEGEND	
1	CEMENT PLASTER FINISH PAINTED WITH HARVEST BROWN (REF. NO. 71004)
2	CEMENT PLASTER FINISH PAINTED WITH BUTTERNUT WOOD (REF. NO. 71004)
3	CEMENT PLASTER FINISH PAINTED WITH SMOKEY BLUE (REF. NO. 71004)
4	CEMENT PLASTER FINISH PAINTED WITH OFF WHITE (REF. NO. 71004)



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AUG 22 2006

SDR-16182
 10/05/06 PC

PROJECT: TENANT IMPROVEMENT AT 804 N. JONES		DATE: 07/27/06		JOB NUMBER: -		SHEET: 1 OF 1	
GENERAL CONTRACTOR: E & M ENTERPRISES, INC.		3536 SUMMER SPRINGS DRIVE		LAS VEGAS NEVADA, 89129		CLARK COUNTY	
SCALE: AS INDICATED		DRAWN BY: DP		CHECKED BY: -		DATE: -	

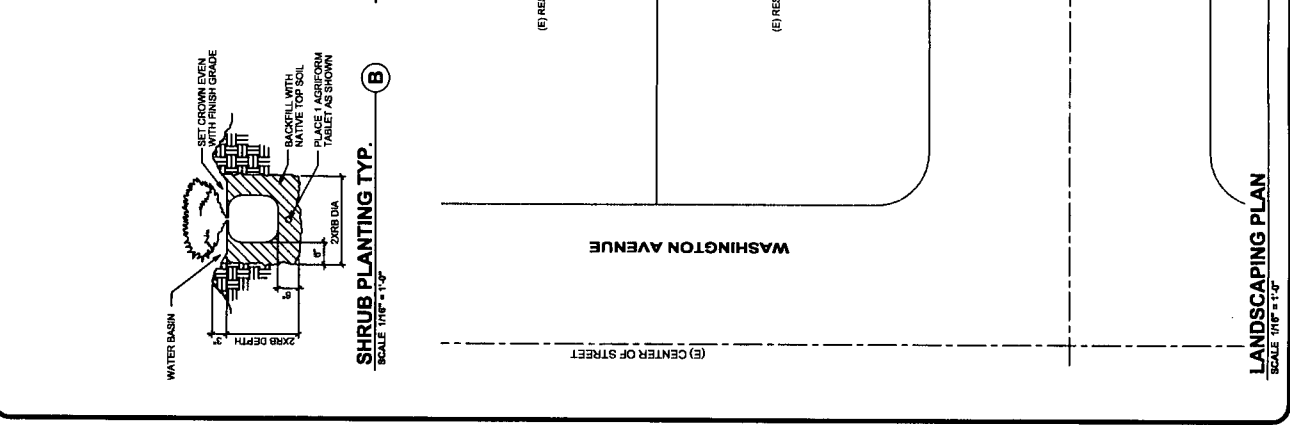
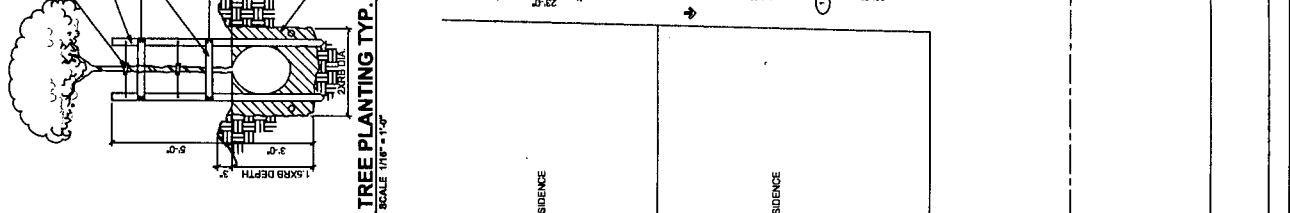
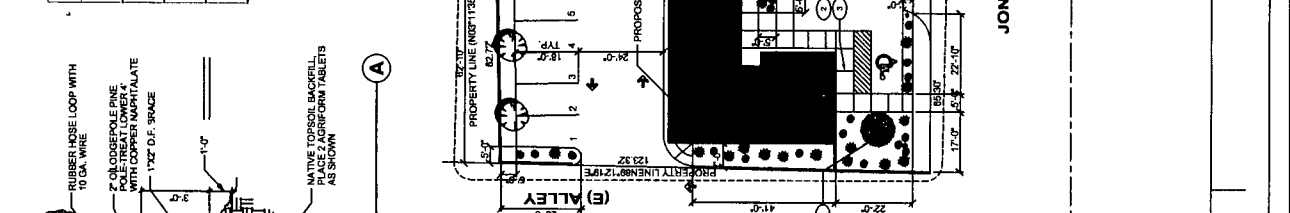
ALL RIGHTS, PATENTS, TRADEMARKS, COPYRIGHTS, AND OTHER INTELLECTUAL PROPERTY RIGHTS ARE RESERVED BY E & M ENTERPRISES, INC. FOR THE DESIGN AND CONSTRUCTION OF THIS PROJECT. NO PART OF THIS DOCUMENT SHALL BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT PERMISSION IN WRITING FROM E & M ENTERPRISES, INC.

KEYNOTES			
1	EXISTING TREE, PROTECT DURING CONSTRUCTION		
2	EXISTING LOW SHRUB, PROTECT DURING CONSTRUCTION		
3	CONCRETE SIDEWALK		

LANDSCAPING NOTES

1. THE SPRINKLER SYSTEM DESIGN WILL BE BASED ON THE MINIMUM OPERATING PRESSURE AND THE MAXIMUM FLOW DEMAND SHOWN ON THE SHOP DRAWINGS. THE IRRIGATION CONTRACTOR SHALL VERIFY WATER PRESSURE PRIOR TO CONSTRUCTION. REPORT ANY DISCREPANCIES TO THE ARCHITECT AND THE IRRIGATION CONTRACTOR. THE WATER PRESSURE INDICATED ON THE SHOP DRAWINGS IS THE ACTUAL PRESSURE READING AT THE IRRIGATION POINT OF CONNECTION TO THE CONTRACTOR. IN THE REPORTED PRESSURE, THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ANY REVISIONS NECESSARY.
2. THIS SHOP DRAWING DESIGN WILL BE DIAGRAMMATIC. ALL PIPING, VALVES, ETC. SHOWN WITHIN PAVED AREAS IS FOR DESIGN CLARITY ONLY AND SHALL BE INSTALLED IN ACCORDANCE WITH THE IRRIGATION CONTRACTOR'S ARCHITECTURAL FEATURES.
3. IT IS THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR TO FAMILIARIZE HIMSELF WITH ANY GRADE DIFFERENCES, LOCATION OF WALLS AND RETAINING WALLS.
4. THE IRRIGATION CONTRACTOR SHALL FLUSH AND ADJUST ALL SPRINKLER HEADS FOR OPTIMUM PERFORMANCE AND TO PREVENT OVERSPRAY ONTO ADJACENT PROPERTY AND/OR BUILDING AS MUCH AS POSSIBLE.
5. ALL POP-UP SPRINKLERS SHALL BE INSTALLED SO THAT THE SPRINKLER HEADS WILL BE BACKWASHED INTO THE SPRINKLER CAUSING THE RISER PISTON TO STICK IN THE "UP" POSITION.
6. ALL SPRINKLER HEADS SHALL BE SET PERPENDICULAR TO FINISH GRADE OF THE AREA TO BE IRRIGATED UNLESS SITE CONDITIONS REQUIRE DIFFERENT ADJUSTMENTS TO BE MADE.

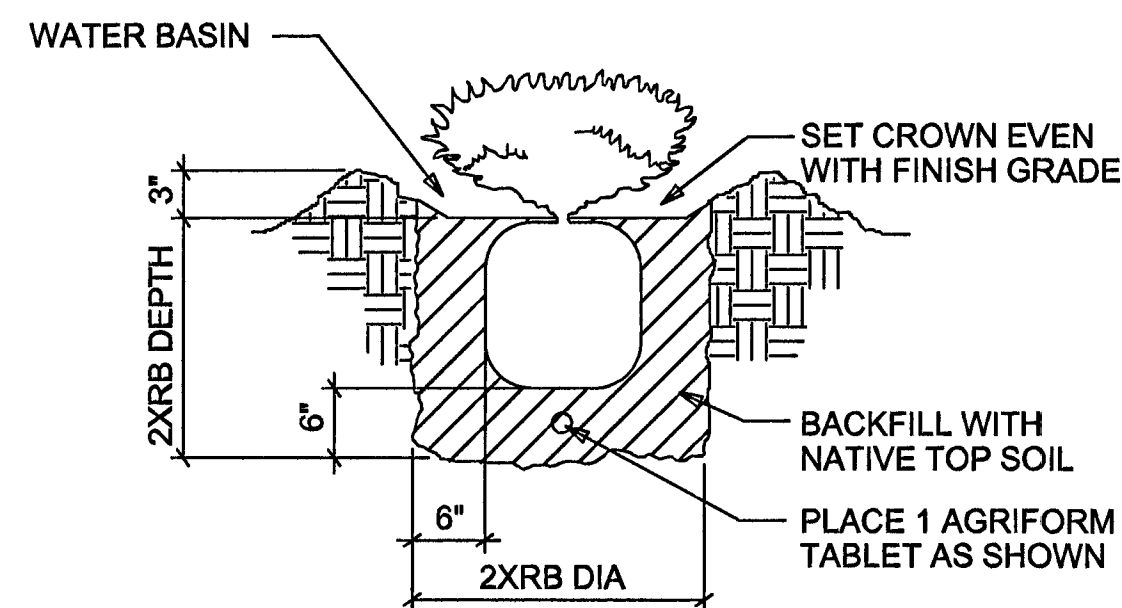
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	REMARKS
	PRUNUS	MONTELLI PINE	24" BOX	
	PHOENIX	DATE PALM	24" BOX	
	JUNIPERUS, CASSIA, ROSEMARINUS	SHRUB JUNIPERS, DESERT CASSIA, ROSEMARY	5 GALLON	GROUP OF THREE



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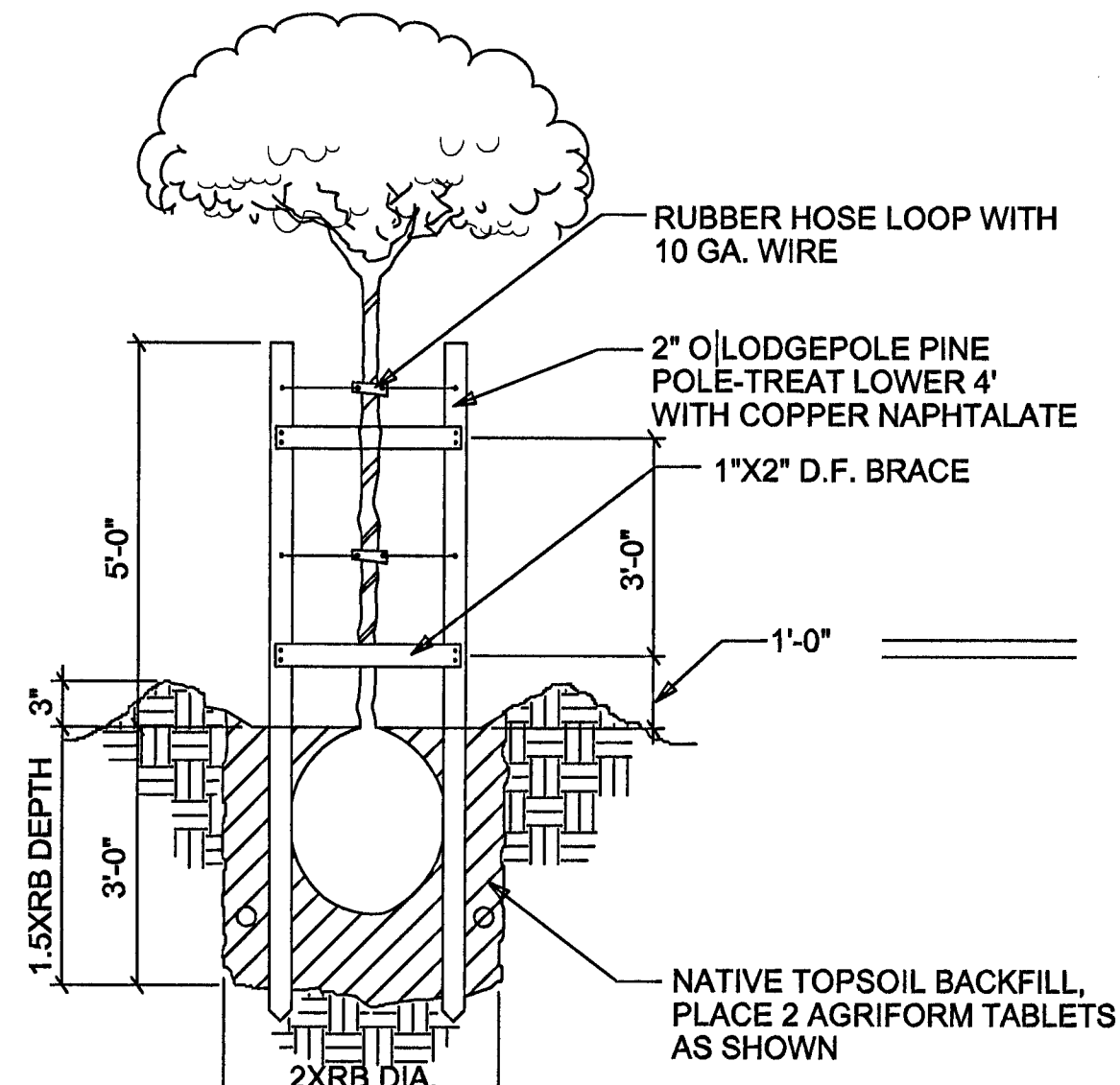
SDR-16182
10/05/06 PC



SHRUB PLANTING TYP.

SCALE 1/16" = 1'-0"

B



TREE PLANTING TYP.

SCALE 1/16" = 1'-0"

A

SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	REMARKS
	PINUS	MONDELL PINE	24" BOX	
	PHOENIX	DATE PALM	24 BOX	
	JUNIPERUS, CASSIA, ROSEMARINUS	SHURB JUNIPERS, DESERT CASSIA, ROSEMARY	5 GALLON	GROUP OF THREE

KEYNOTES

- EXISTING TREE, PROTECT DURING CONSTRUCTION
- EXISTING LOW SHURB, PROTECT DURING CONSTRUCTION
- CONCRETE SIDEWALK

LANDSCAPING NOTES

1. THE SPRINKLER SYSTEM DESIGN WILL BE BASED ON THE MINIMUM OPERATING PRESSURE AND THE MAXIMUM FLOW DEMAND SHOWN ON THE SHOP DRAWINGS AT EACH POINT OF CONNECTION. THE IRRIGATION CONTRACTOR SHALL VERIFY WATER PRESSURE PRIOR TO CONSTRUCTION. REPORT ANY DIFFERENCE BETWEEN THE WATER PRESSURE INDICATED ON THE SHOP DRAWINGS AND THE ACTUAL PRESSURE READING AT THE IRRIGATION POINT OF CONNECTION TO THE CONTRACTOR. IN THE EVENT PRESSURE DIFFERENCES ARE NOT REPORTED PRIOR TO START OF CONSTRUCTION, THE IRRIGATION CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ANY REVISIONS NECESSARY.

2. THIS SHOP DRAWING DESIGN WILL BE DIAGRAMMATIC. ALL PIPING, VALVES, ETC. SHOWN WITHIN PAVED AREAS IS FOR DESIGN CLARITY ONLY AND SHALL BE INSTALLED IN PLANTING AREAS. AVOID ANY CONFLICTS BETWEEN THE SPRINKLER SYSTEM, PLANTING AND ARCHITECTURAL FEATURES.

3. IT IS THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR TO FAMILIARIZE HIMSELF WITH ANY GRADE DIFFERENCES, LOCATION OF WALLS AND RETAINING WALLS.

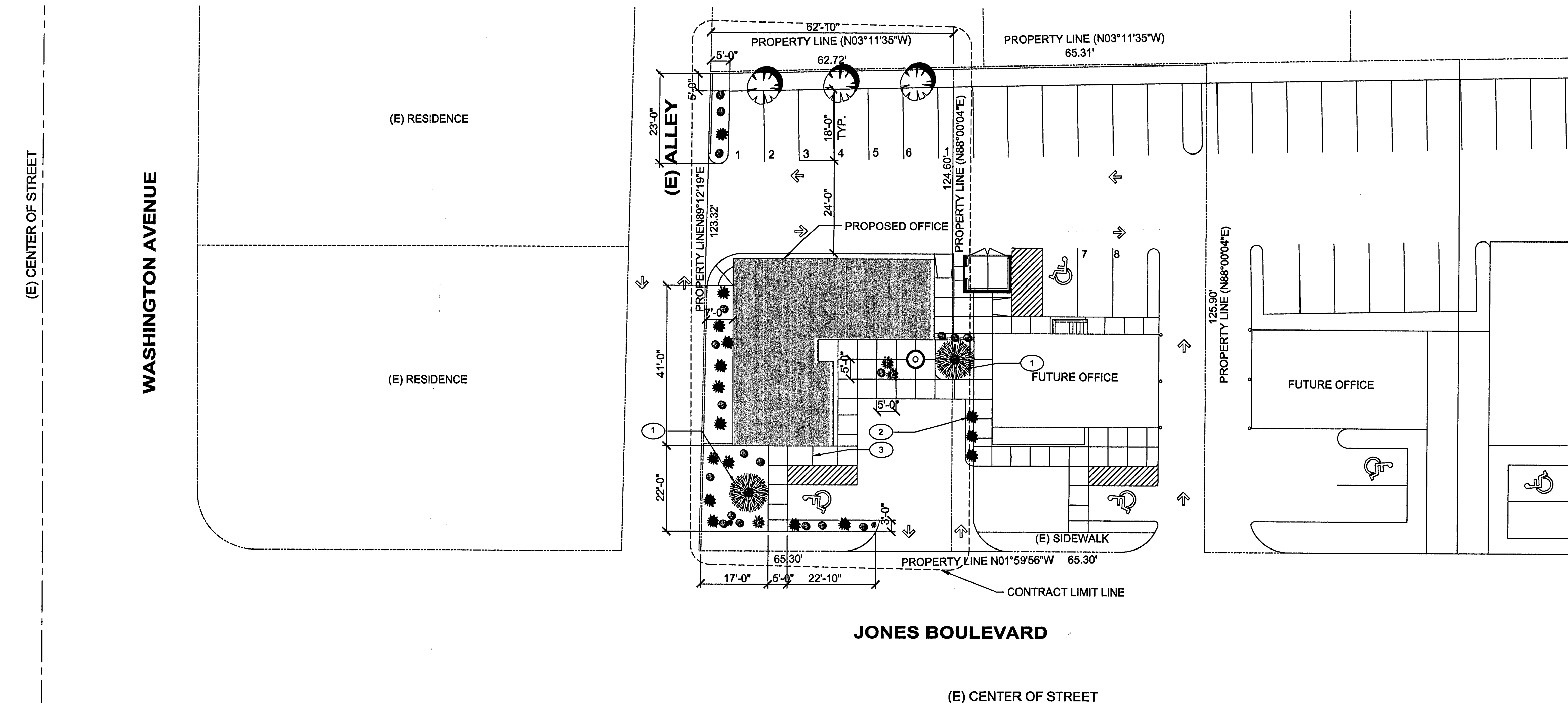
4. THE IRRIGATION CONTRACTOR SHALL FLUSH AND ADJUST ALL SPRINKLER HEADS FOR OPTIMUM PERFORMANCE AND TO PREVENT OVERSPRAY ONTO WALKS, ROADWAYS AND/OR BUILDING AS MUCH AS POSSIBLE.

5. ALL POP-UP SPRINKLERS SHALL BE INSTALLED SO THAT UPON RETRACTION OF THE RISER PISTON, NO DEBRIS OR SOIL OF ANY KIND WILL BE BACK WASHED INTO THE SPRINKLER CAUSING THE RISER PISTON TO STICK IN THE "UP" POSITION.

6. ALL SPRINKLER HEADS SHALL BE SET PERPENDICULAR TO FINISH GRADE OF THE AREA TO BE IRRIGATED UNLESS SITE CONDITIONS REQUIRE DIFFERENT ADJUSTMENTS TO BE MADE.

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AUG 22 2006



LANDSCAPING PLAN

SCALE 1/16" = 1'-0"



GENERAL CONTRACTOR:
E & M ENTERPRISES, INC
3536 SUMMER SPRINGS DRIVE
LAS VEGAS NEVADA, 89129

PROJECT:
TENANT IMPROVEMENT AT
804 N. JONES
LAS VEGAS NEVADA 89122

DWG: F M
DATE: 06/27/06
JOB NUMBER
SHEET L1.01

SDR-16182
10/05/06 PC

APPROVED
CITY COUNCIL DATE: 10/05/06
PLANNING COMMISSION DATE: 10/05/06
BY: [Signature]
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS
Application L-16182 (6-0) Final Action

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1

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GENERAL CONTRACTOR:
E & M ENTERPRISES, INC
3536 SUMMER SPRINGS DRIVE
LAS VEGAS, NEVADA, 89129

PROJECT:
TENANT IMPROVEMENT AT
800 N. JONES
LAS VEGAS NEVADA 89122

DWG: Lucy
DATE: 06/27/06

JOB NUMBER
—

SHEET

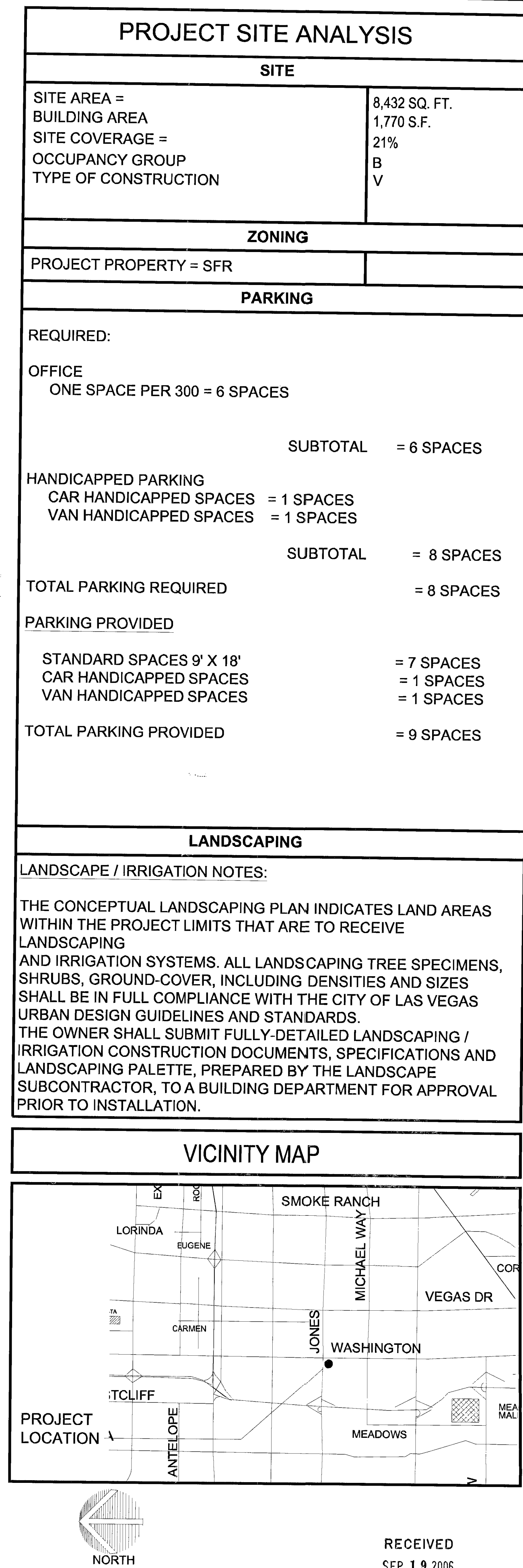
APPROVED _____
CITY COUNCIL DATE: N/A

CITY COUNCIL DATE: N/A
 PLANNING COMMISSION DATE: 10/05/06
 BY: [Signature]
 PLANNING AND DEVELOPMENT

SDR-16182 → PC-10-05-08 F Approved (6-0) Final Action

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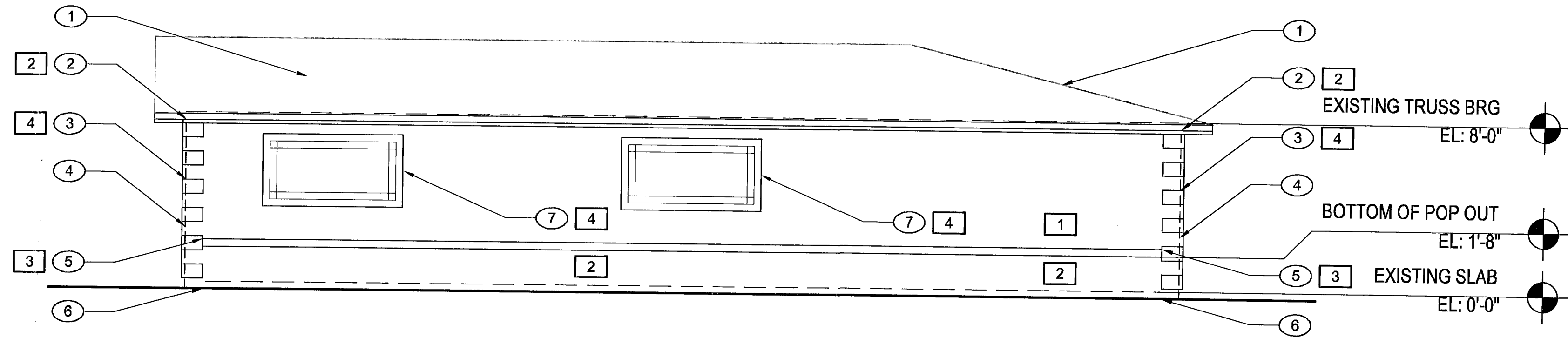
SCALE: 1/16" = 1'-0"



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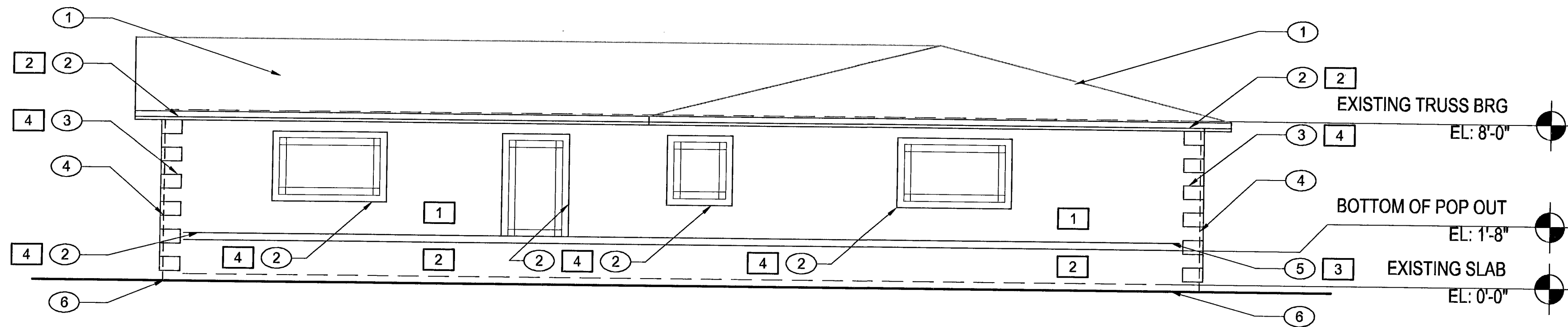
PROJECT: TENANT IMPROVEMENT AT 804 N. JONES LAS VEGAS NEVADA 89122		GENERAL CONTRACTOR: F. & M ENTERPRISES, INC 3536 SUMMER SPRINGS DRIVE LAS VEGAS NEVADA, 89129		SCALE : AS INDICATED DRAWN BY: EP		SHEET T1.01	
DWG: F M DATE: 09/19/06		CITY OF LAS VEGAS CLARK COUNTY NEVADA		NO. DESCRIPTION DATE		DRAWN BY APPROVAL DATE	

CITY COUNCIL DATE: N/A
 PLANNING COMMISSION DATE: 10/05/00
 BY: [Signature]
 PLANNING AND DEVELOPMENT
 CITY OF LAS VEGAS
 SDR: 10/02; 10/05/00 PC Revised S Approved (0-0) Final Action



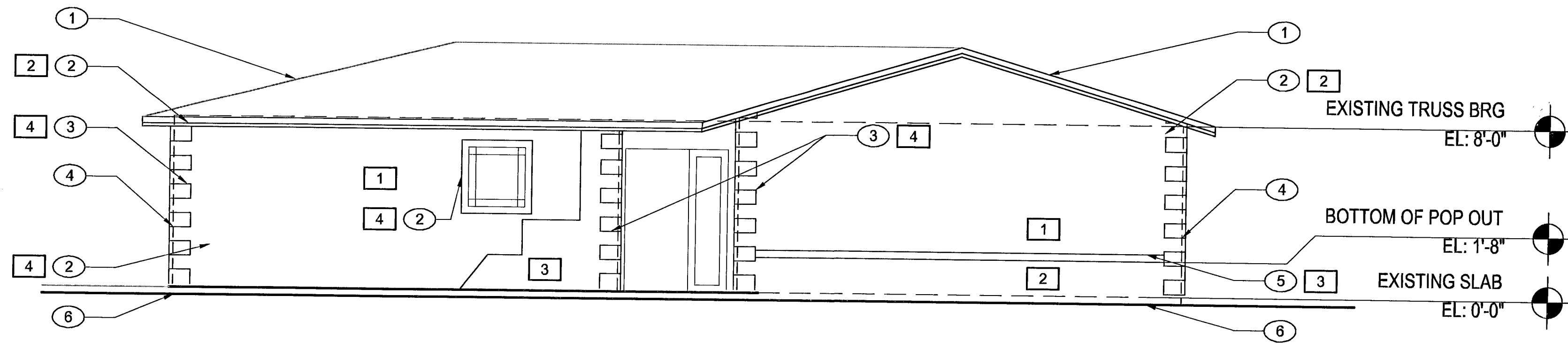
NORTH ELEVATION

SCALE: 1/4" = 1'-0"



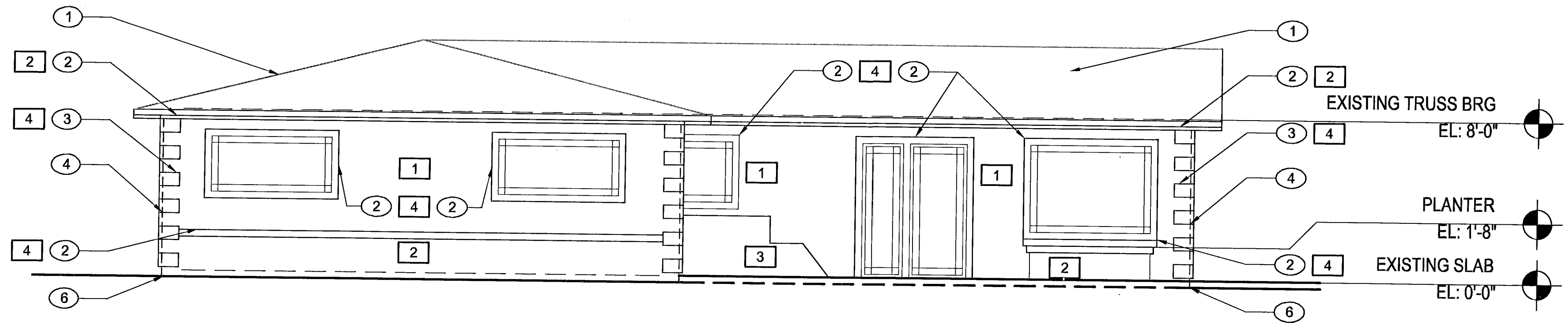
EAST ELEVATION

SCALE: 1/4" = 1'-0"



SOUTH ELEVATION

SCALE: 1/4" = 1'-0"



WEST ELEVATION

SCALE: 1/4" = 1'-0"

KEYNOTES

- EXISTING ROOF TO REMAIN, PROTECT DURING CONSTRUCTION
- PRE-MANUF. FOAM MOULDINGS W/ CEMENT PLASTER FINISH. PROFILE PER OWNER.
- PRE-MANUF. 8 X 12 FOAM QUIONS W/ CEMENT PLASTER FINISH AS SHOWN
- INDICATES LINE OF EXISTING BUILDING BEYOND
- INDICATES 6 X CONT. POP-OUT W/ CEMENT PLASTER FINISH.
- INDICATES GRADE, COORDINATE WITH CIVIL DRAWINGS
- INDICATES 4 X CONT. POP-OUT W/ CEMENT PLASTER FINISH.

LEGEND

- CEMENT PLASTER FINISH PAINTED WITH HARVEST BROWN (BEHR NO. 710D-4)
- 710D-6+ Butternut Wood
CEMENT PLASTER FINISH PAINTED WITH BUTTERNUT WOOD (BEHR NO. 710D-6)
- CEMENT PLASTER FINISH PAINTED WITH SMOKEY BLUE (BEHR NO. 540F-5)
- CEMENT PLASTER FINISH PAINTED WITH OFF WHITE (BEHR NO. 1873)

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GENERAL CONTRACTOR:
E & M ENTERPRISES, INC
3536 SUMMER SPRINGS DRIVE
LAS VEGAS NEVADA, 89129

PROJECT:
TENANT IMPROVEMENT AT
804 N. JONES
LAS VEGAS NEVADA 89122

DWG: Francisco
DATE: 08/09/06
JOB NUMBER
SHEET A6.01

APPROVED
CITY COUNCIL DATE: 10/10/06
PLANNING AND DEVELOPMENT
BY: [Signature]
CITY OF LAS VEGAS

SUP-16122 → PC-10-05-06 E Approved (6-0) Final Action