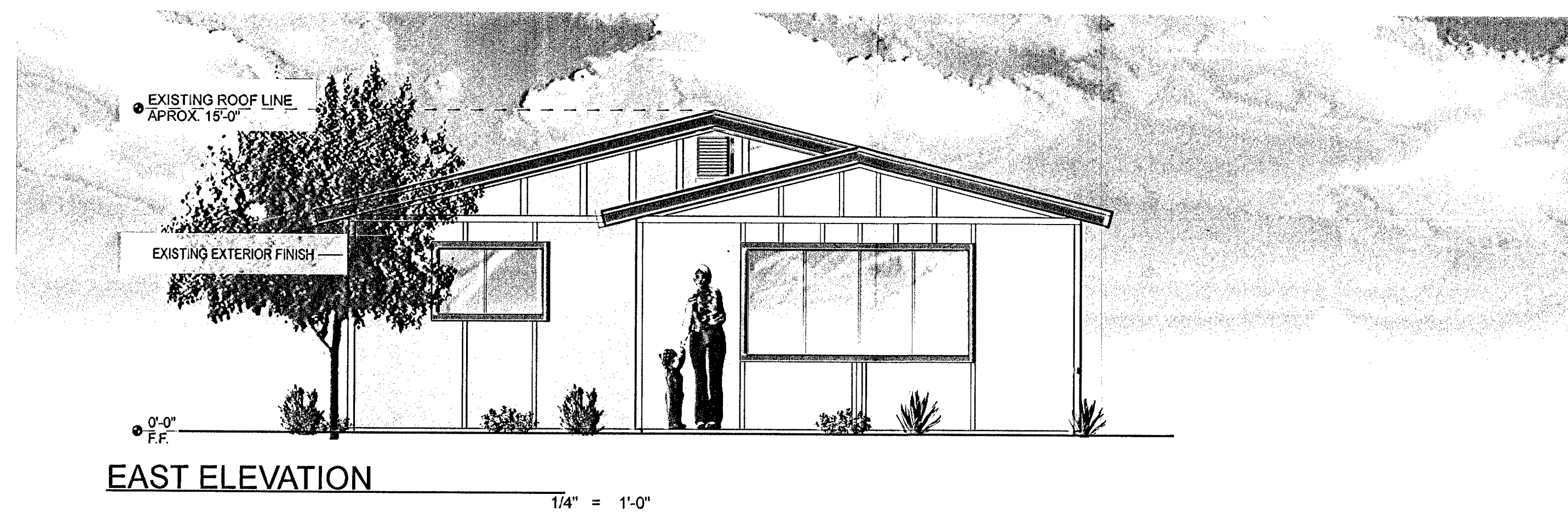
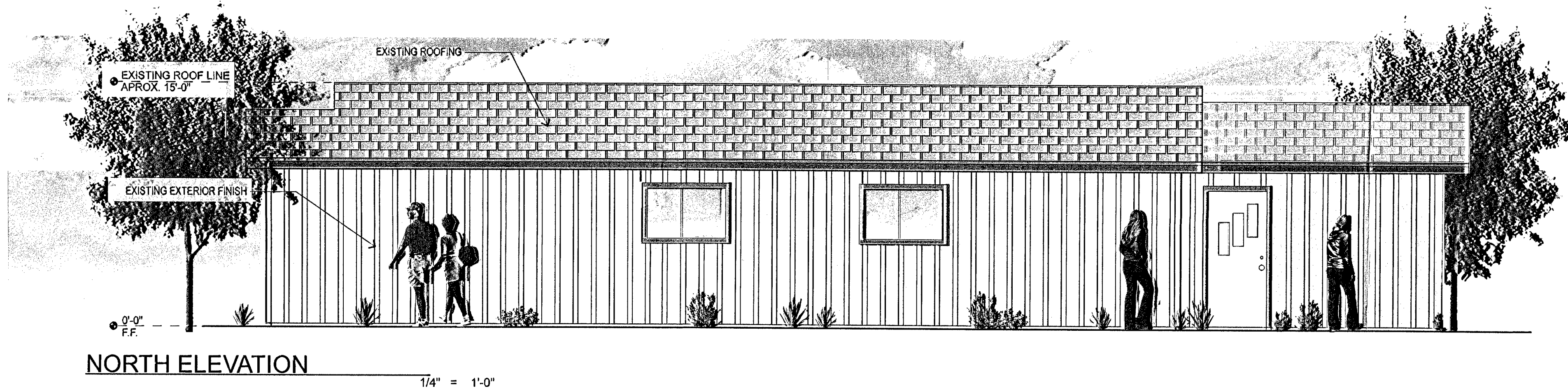
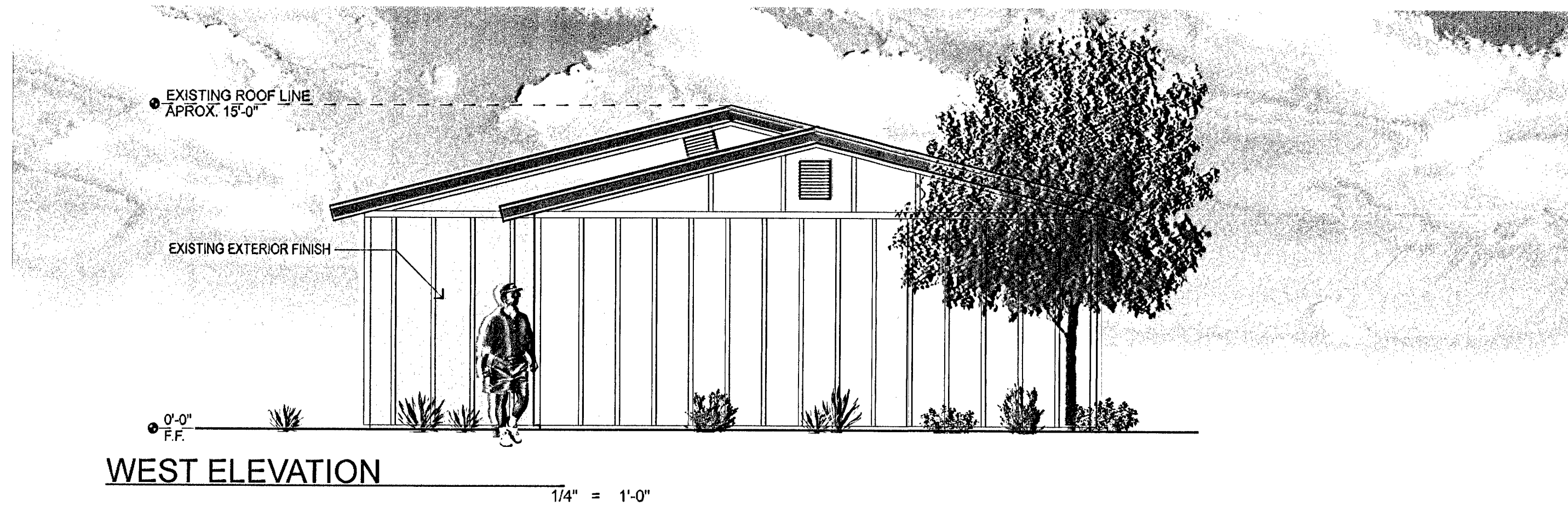
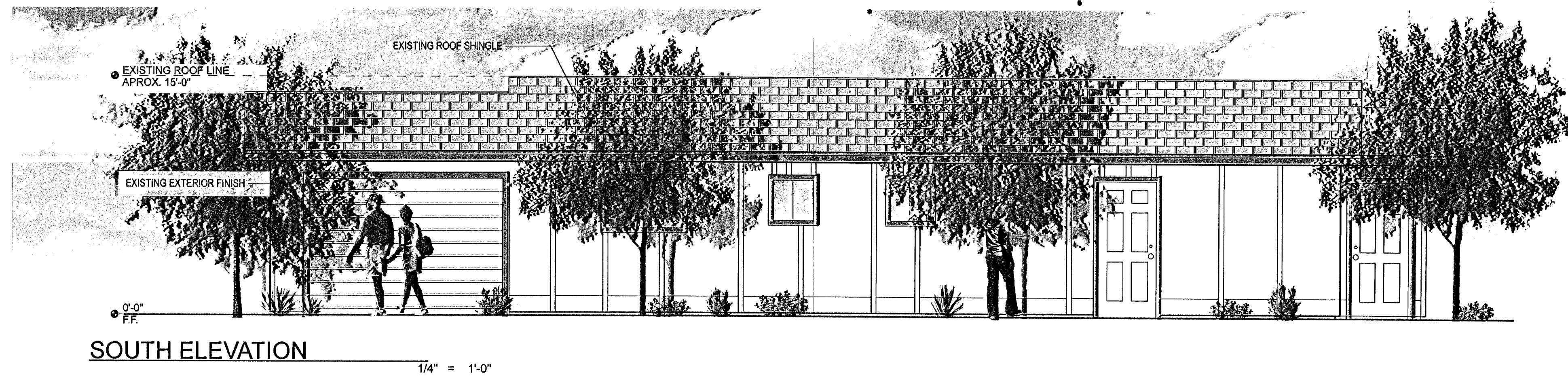




11 Prince Lane
Site Development Review

11 Prince Lane
Las Vegas, Nevada 89110

APTUS|Architecture

1200 South 4th Street
Suite 206
Las Vegas, Nevada 89104
P 702.839.1200
F 702.839.1213
info@aptusarchitecture.com

APTUS PROJECT NO. 06.094

ARCHITECT

ENGINEER

NOTES

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I	City of Las Vegas	8.22.06
	SDR, SUP, RZ Submittal	
NO.	DESCRIPTION	DATE

ISSUED

TITLE
BUILDING
ELEVATIONS

AUG 22 2006 11

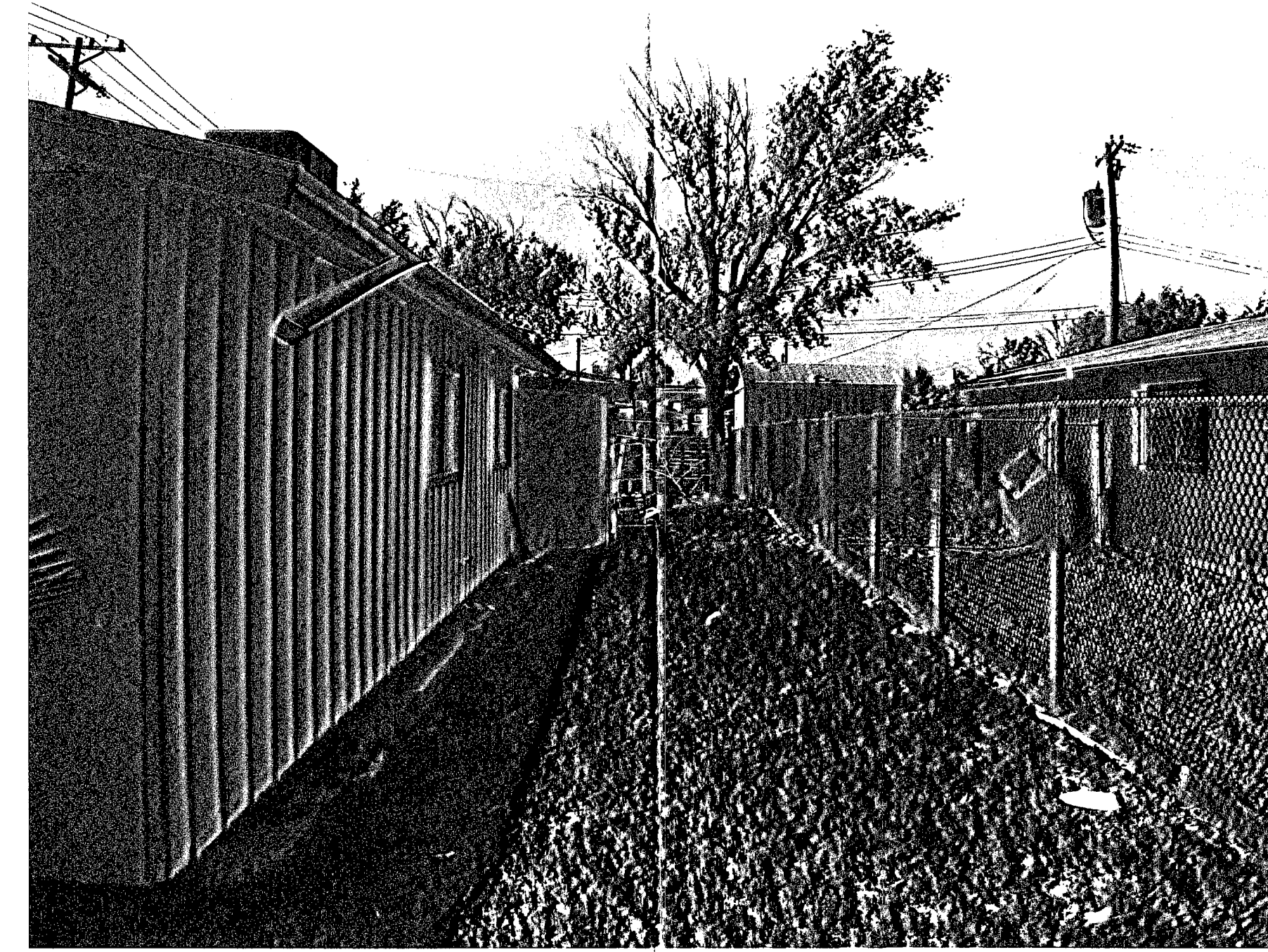
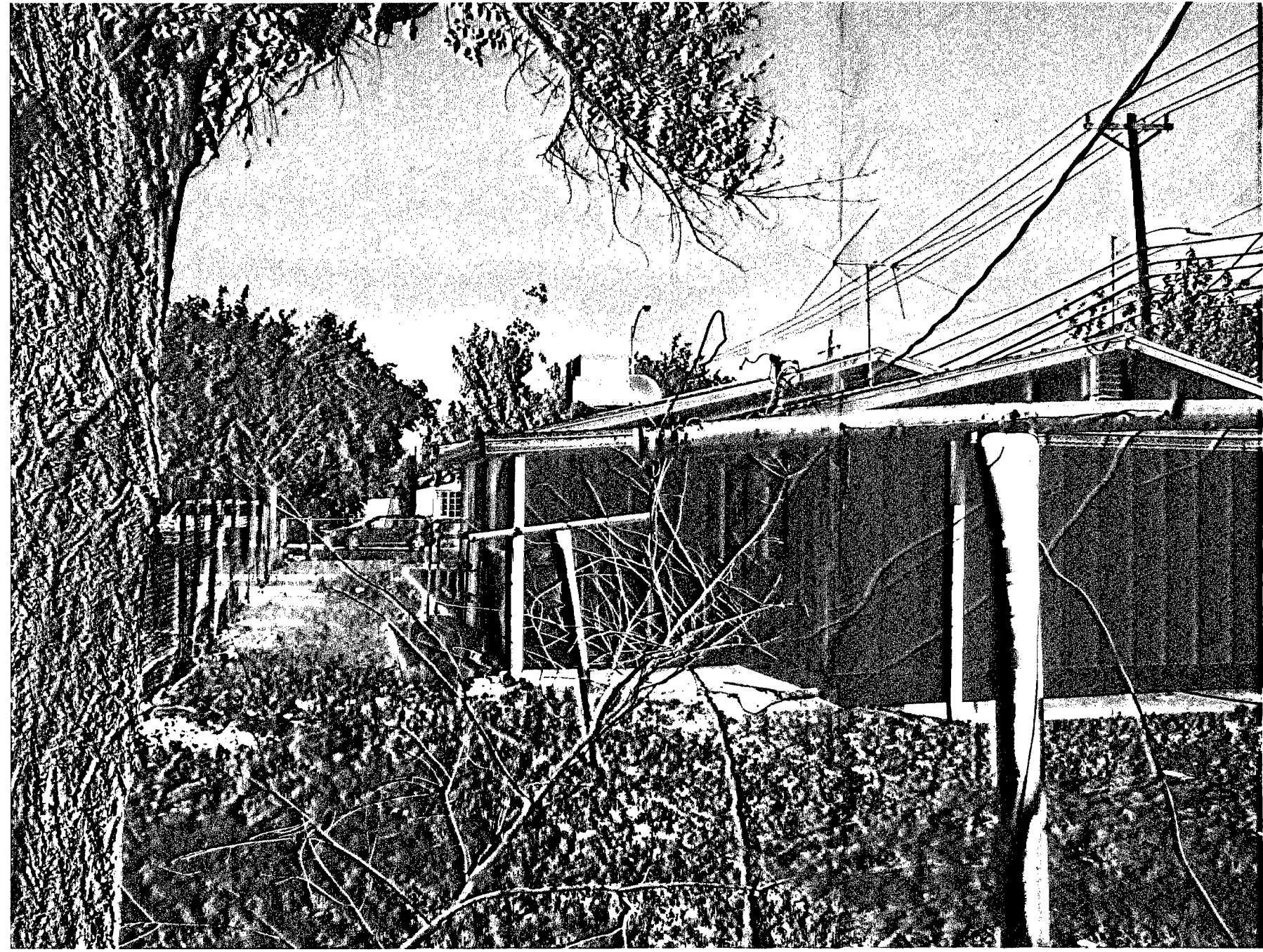
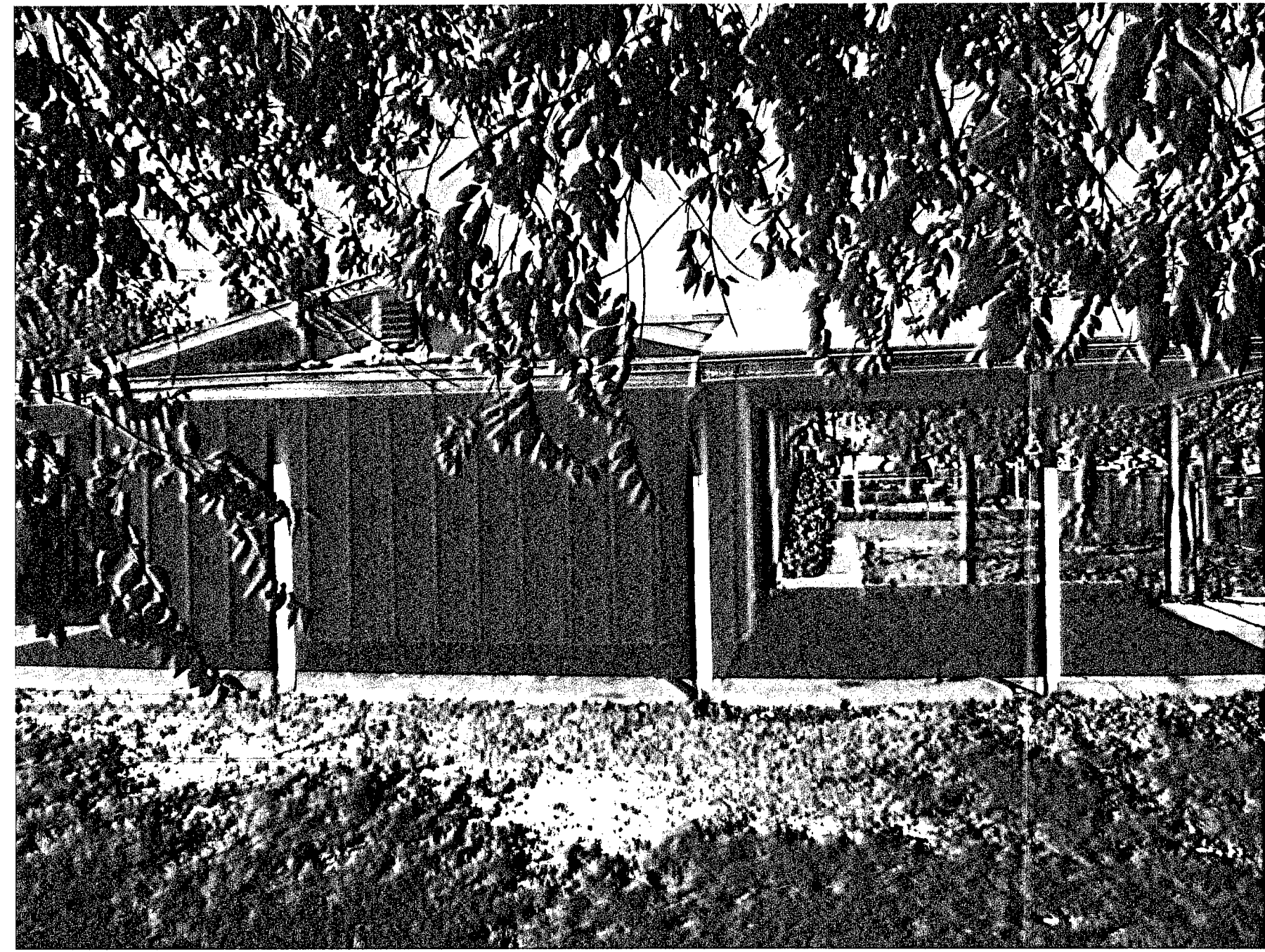
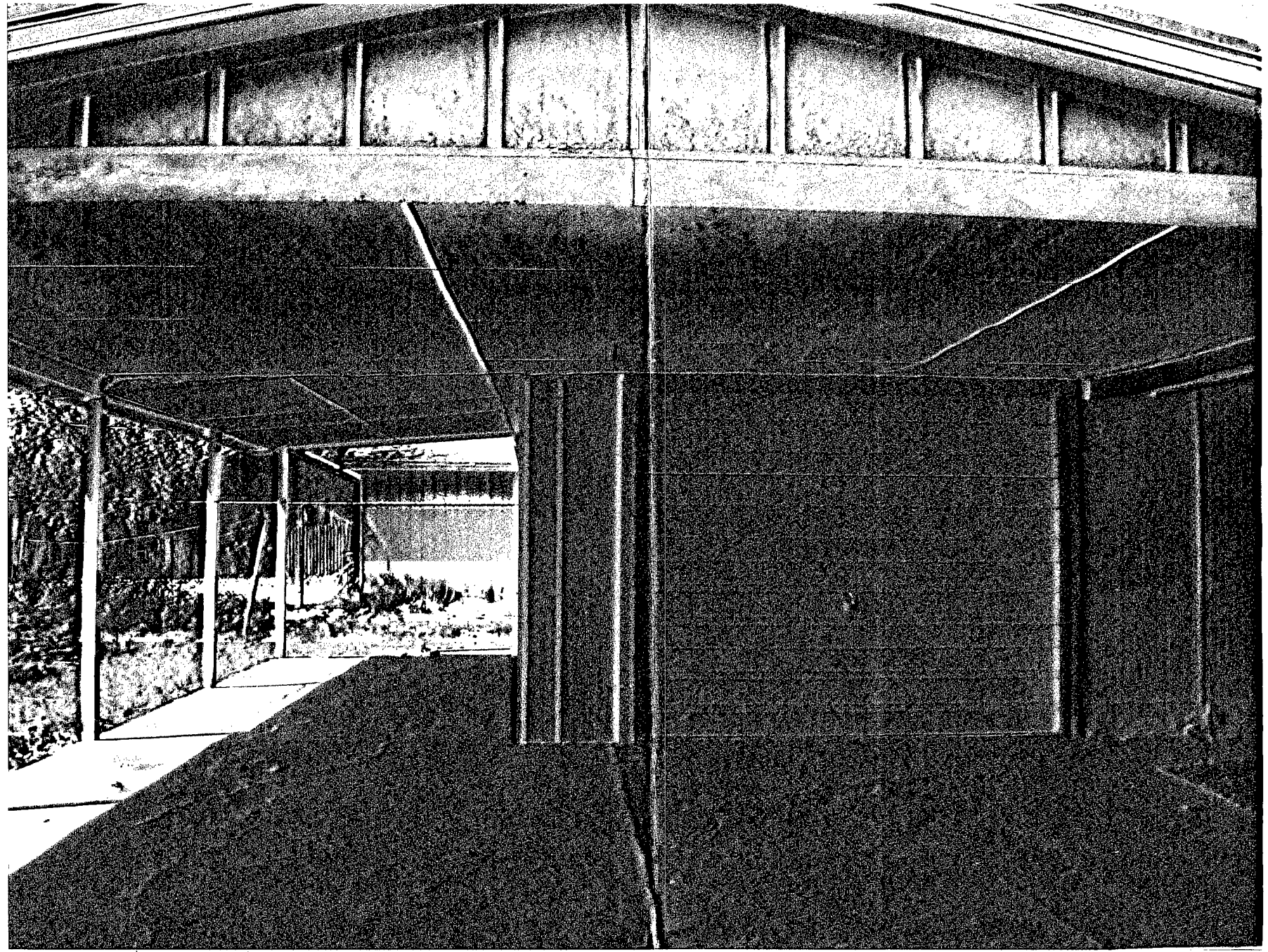
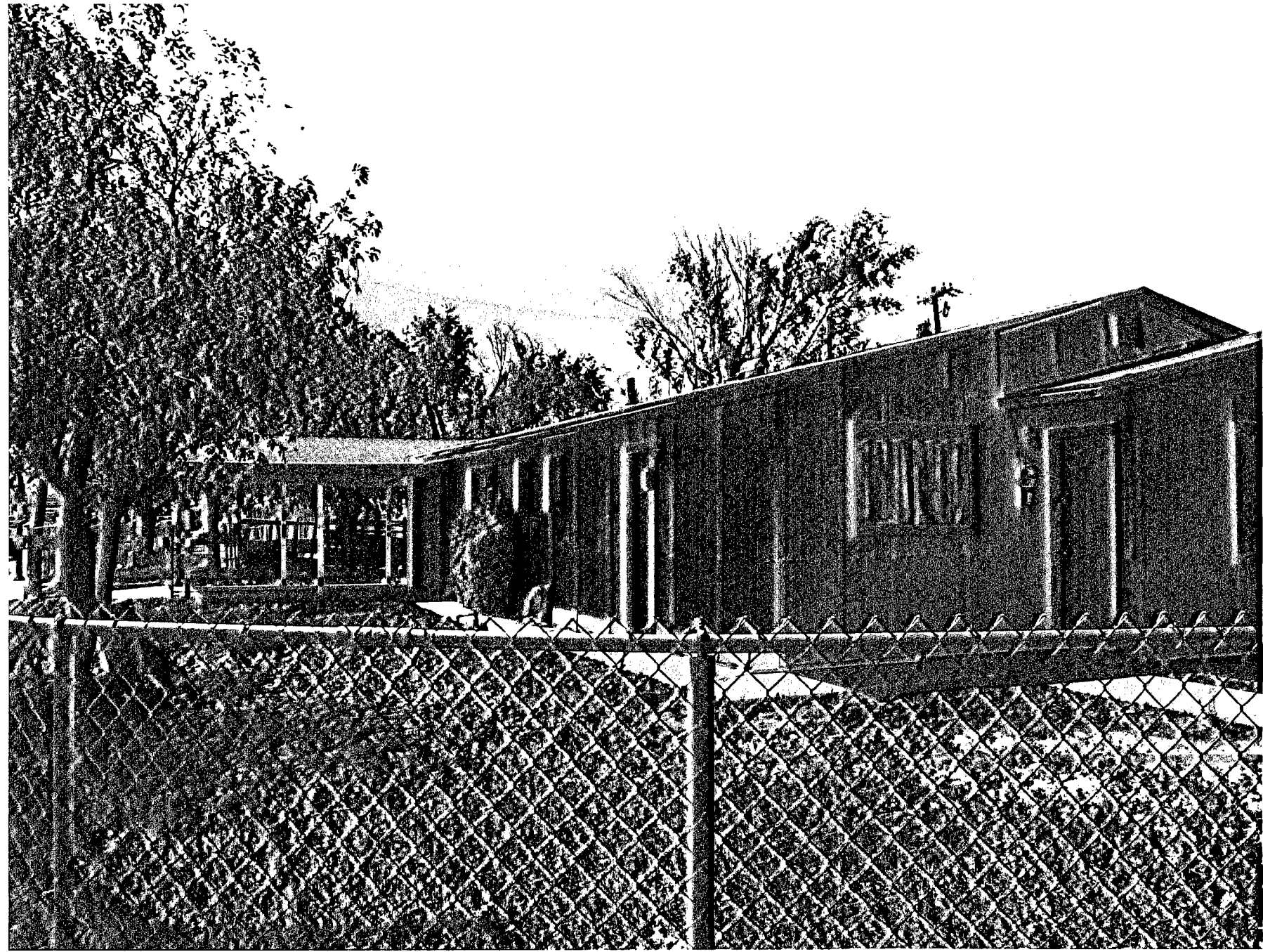
DRAWING NO.

A200

11 Prince Lane

Approved 5-0

111 Prince Lane



APPROVED
CITY COUNCIL DATE 12/06/06
PLANNING COMMISSION DATE 11/02/06
BY: John Kelsey
PLANNING COMMISSION
CITY OF LAS VEGAS

11 Prince Lane

Site Development Review

11 Prince Lane

Las Vegas, Nevada 89110

APTUS Architecture

1200 South 4th Street
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APTUS PROJECT NO. **06.094**

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City of Las Vegas 8.22.06

SDR, SUR, RZ Submittal

NO. DESCRIPTION DATE

ISSUED

TITLE
**EXISTING
STRUCTURE
PHOTOS**

DRAWING NO.

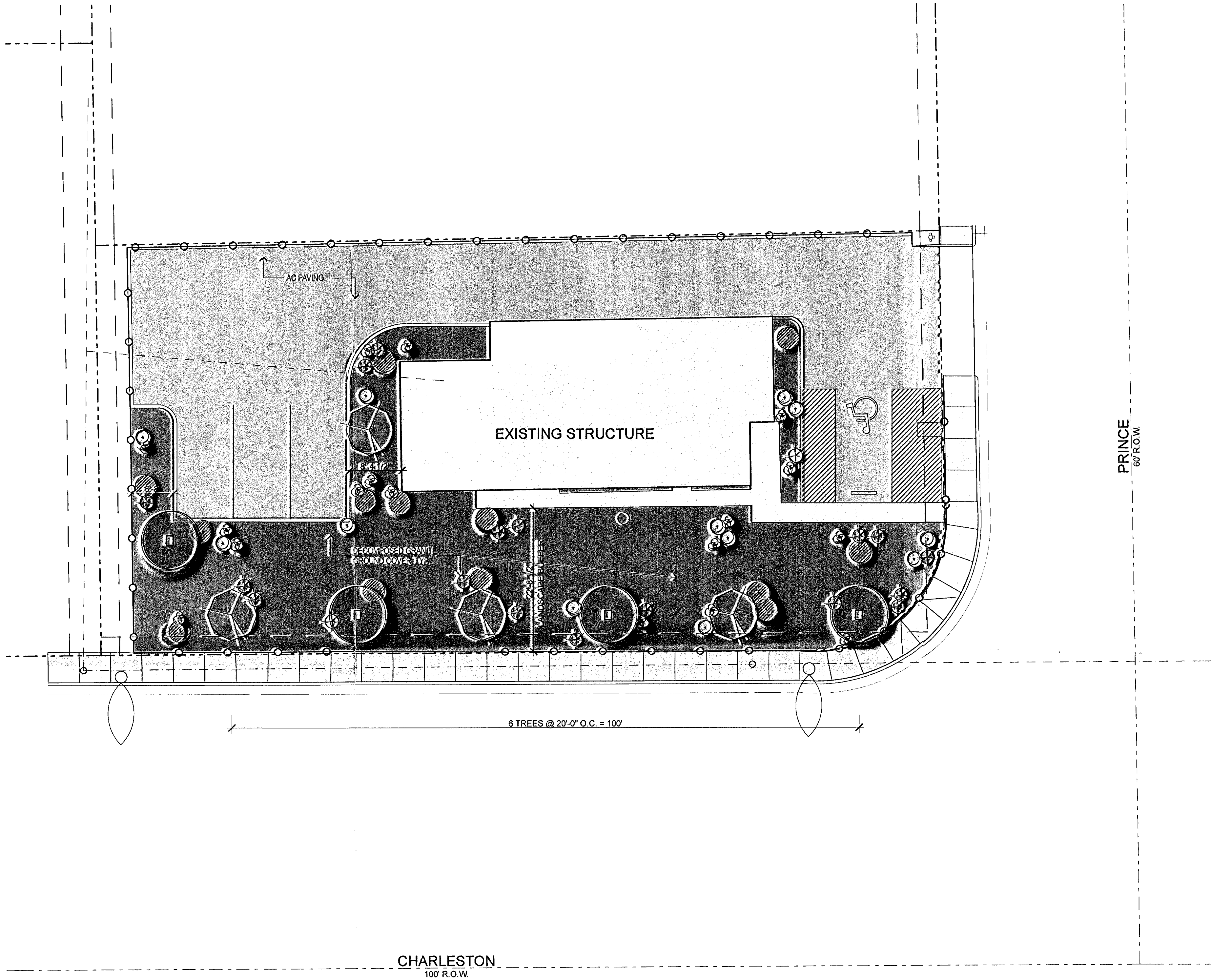
A201

11 Prince Lane

AUG 22 2006

Approved 5-0

11/02/06 → CC 12/06/06
11/02/06 → PC 10/15/06
SPA-16168-2011-15155 SDR-16174 → PC 10/15/06



Landscape Schedule				
SYMBOL	COMMON NAME	BOTANICAL NAME	SIZE	QTY.
	MONDEL PINE	pinus eldarica	24" Box	3
	CHILEAN MESQUITE	prosopis chilensis	24" Box	4
	DESERT CASSIA	cassia nemophila	10 gal	13
	MOUNTAIN MARIGOLD	tagetes lemmonii	1 gal	48
	GREEN BUSH DAISY	euryopus pectinatus viridis	5 gal	19
	TRAILING LANTANA	lantana montevidensis	5 gal	12

11 Prince Lane
Site Development Review
11 Prince Lane
Las Vegas, Nevada 89110

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APTUS PROJECT NO. 06.094

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I	City of Las Vegas	8.22.06
NO.	DESCRIPTION	DATE

ISSUED

TITLE
LANDSCAPE PLAN

RECEIVED
AUG 22 2006

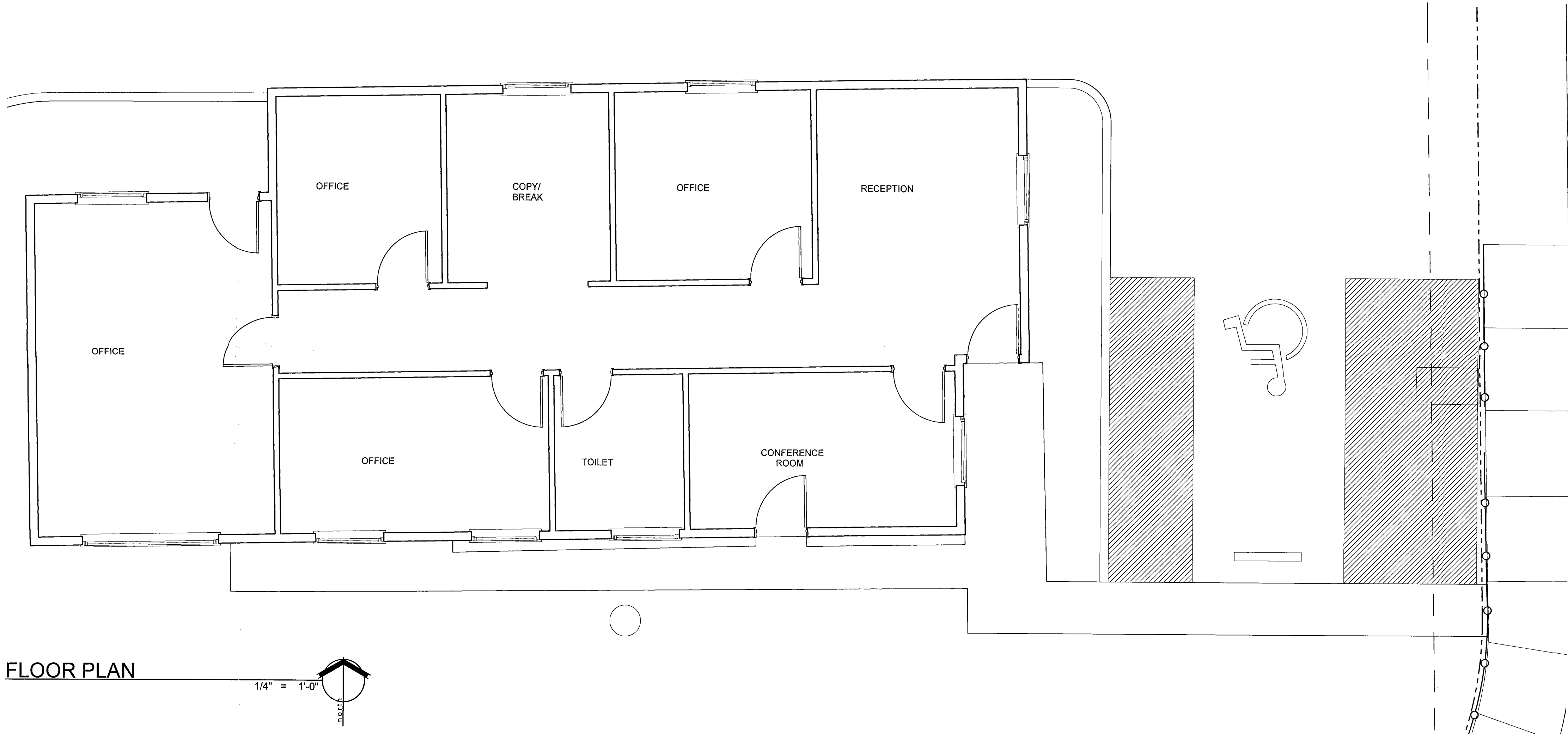
DRAWING NO.

L101

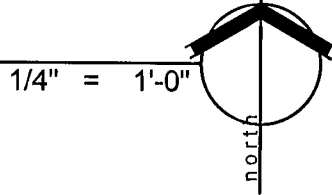
11 Prince Lane

APPROVED
CITY COUNCIL DATE: 12/12/06
PLANNING COMMISSION DATE: 11/15/06
BY: [Signature]
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

Approved 5-0



FLOOR PLAN



APPROVED
CITY COUNCIL DATE: 12/16/06
PLANNING COMMISSION DATE: 11/12/06
BY: [Signature]
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

Approved 5-0

11 Prince Lane
Site Development Review
11 Prince Lane
Las Vegas, Nevada 89110

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APTUS PROJECT NO. 06.094

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I	City of Las Vegas	8.22.06
	SDR, SUP, RZ Submittal	
NO.	DESCRIPTION	DATE

ISSUED

TITLE
FLOOR PLAN

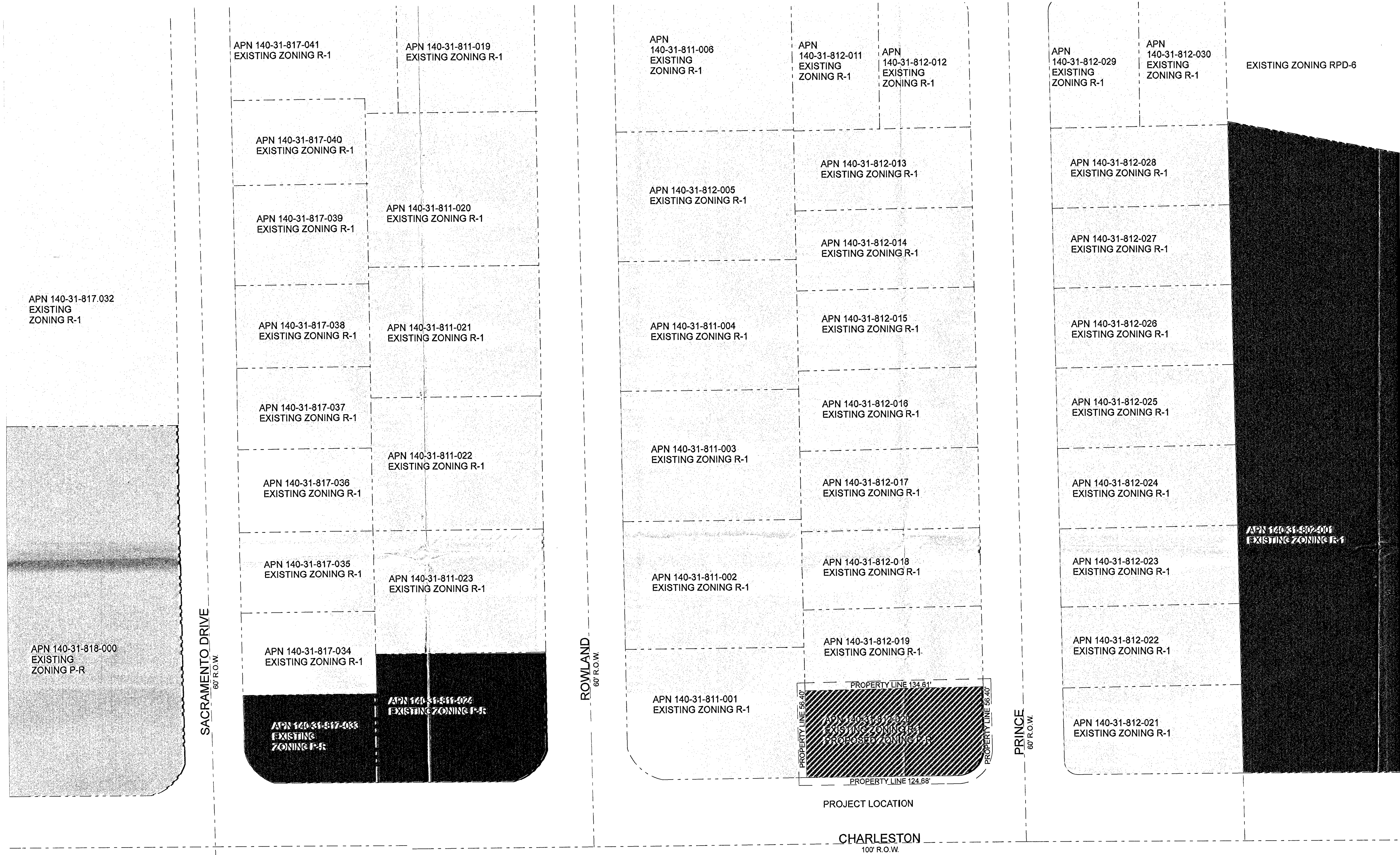
DEC 22 2006

DRAWING NO.

A100

11 Prince Lane

GPA-16168; 20N-16169; SDR-16174 -> PC 11/03/06 -> CC 10/06/06

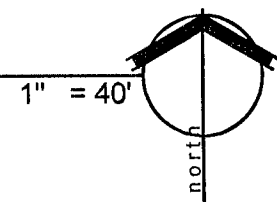


CLARK COUNTY JURISDICTION
ZONED C-2

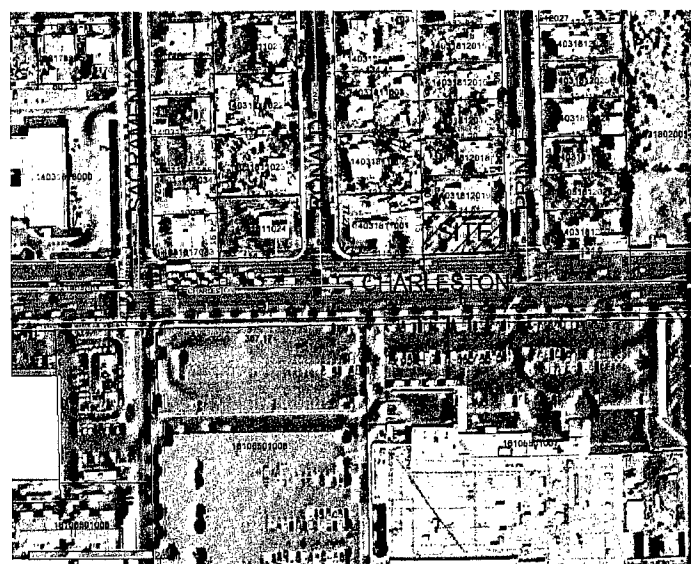
CLARK COUNTY JURISDICTION
ZONED C-1

- OFFICE
- LOW-UP TO 5.49 DU/AC
- PUBLIC FACILITY
- SERVICE COMMERCIAL

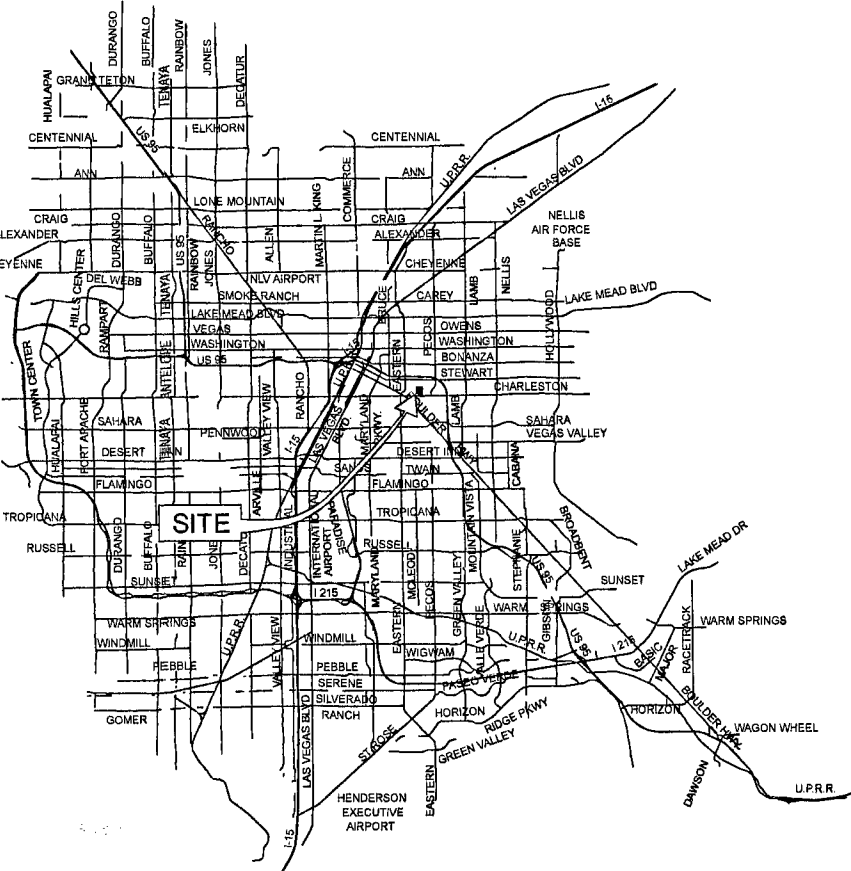
SITE PLAN



Location Map



Vicinity Map



Site Zoning & Data

SITE DATA:

PARCEL NUMBER	140-31-812-020
JURISDICTION	CITY OF LAS VEGAS-89110
EXISTING GENERAL PLAN	"L" - LOW
PROPOSED GENERAL PLAN	"O" OFFICE
EXISTING ZONING	R-1
PROPOSED ZONING	P-R
SITE AREA	8,835 S.F. 2 ACRES
SETBACKS - (BUILDING)	
FRONT	REQ'D 20'-0"
INTERIOR SIDE	PROVIDED 25'-0"
REAR	REQ'D 5'-0"
SIDE	PROVIDED 13'-0"
	REQ'D 15'-0"
	PROVIDED 48'-8"
	PROVIDED 25'-1"

MAX HEIGHT & STORIES	35'
ACUTAL HEIGHT & STORIES	15'-0" 1 STORY
LOT COVERAGE ALLOWED	50%
ACTUAL LOT COVERAGE	13.4%

BUILDING AREA:

EXISTING OFFICE	1,188 S.F.
TOTAL SF	1,188 S.F.

PARKING AREA:

TOTAL PARKING REQUIRED		
OFFICE	1,188 @ 1:300 =	4
PARKING PROVIDED		3
<u>HANDICAPPED PARKING REQUIRED</u>	<u>VAN ACCESSIBLE</u>	<u>1</u>
TOTAL PARKING PROVIDED		4

LANDSCAPE BUFFERS

FRONT	REQ'D 15'-0"	PROVIDED 25'-0"
SOUTH SIDE	15'-0"	25'
BACK	15'-0"	39'-8"
NORTH SIDE	15'-0"	13'-3"

11 Prince Lane
Site Development Review

11 Prince Lane
Las Vegas, Nevada 89110

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APTUS PROJECT NO. 06.094

ARCHITECT

ENGINEER

APPROVED
CITY COUNCIL DATE: 12/06/06
PLANNING COMMISSION DATE: 11/07/06
BY: [Signature]
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

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I	City of Las Vegas	8.22.06
	SDR, SUR RZ Submittal	

NO.	DESCRIPTION	DATE
-----	-------------	------

ISSUED

TITLE
GENERAL PLAN
AMENDMENT

RECEIVED
AUG 22 2006

DRAWING NO.

GPA-16168 ZON-16169
SDR-16174 10/05/06 PC

GPA
11 Prince Lane



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

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

VOICE 702.229.8011
TTY 702.386.5108
www.lasvegasnevada.gov
112-001-06-05
J 7/08

January 9, 2007

Ms. Kristen Neuman
Aptus Architecture
1200 South Fourth Street
Suite 208
Las Vegas, Nevada 89104

RE: SDR-16174 -- SITE DEVELOPMENT PLAN REVIEW
CITY COUNCIL MEETING OF DECEMBER 6, 2006
RELATED TO GPA-16168 AND ZON-16169

Dear Ms. Neuman:

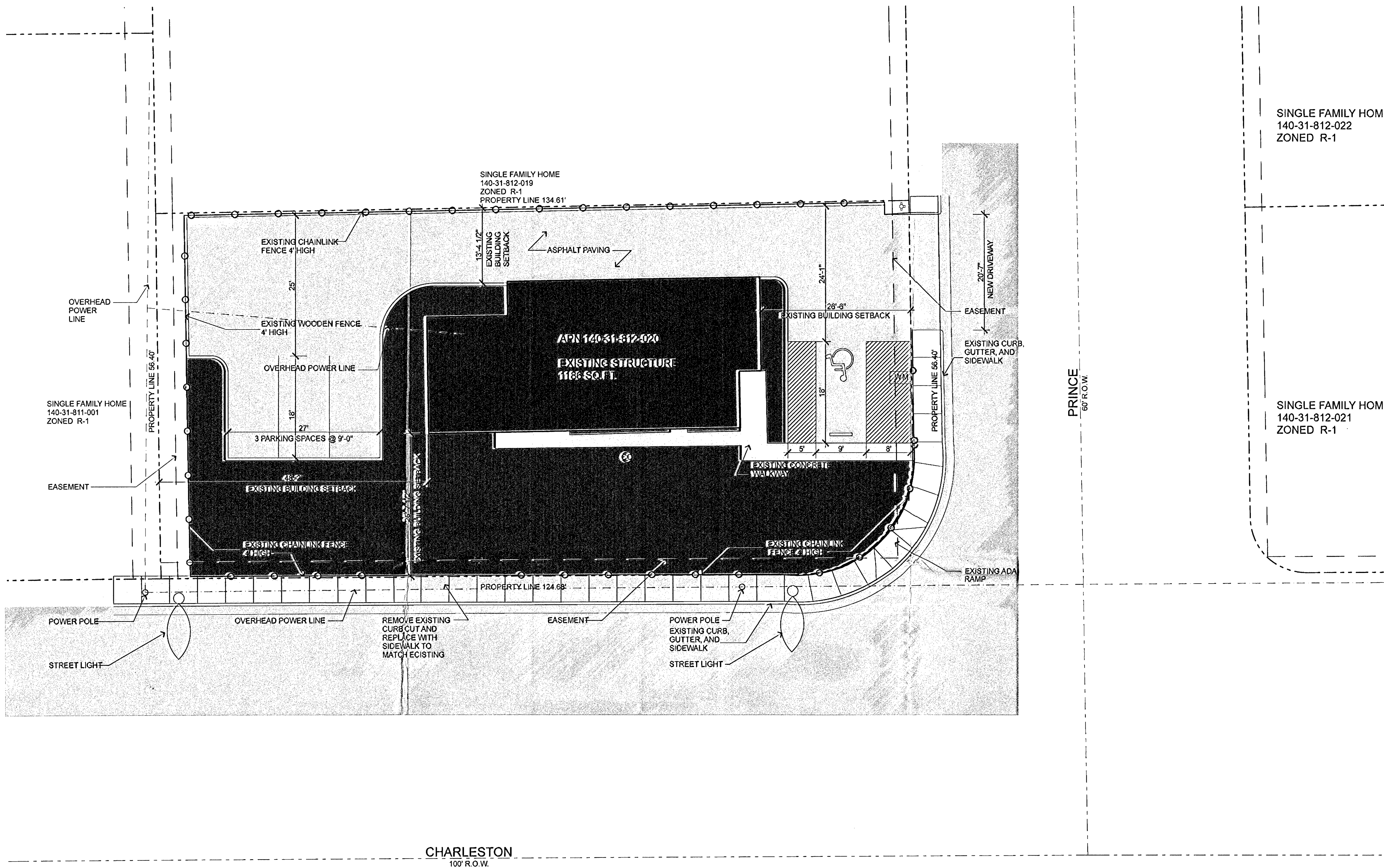
The City Council at a regular meeting held December 6, 2006 APPROVED the request for a Site Development Plan Review FOR A PROPOSED CONVERSION OF AN EXISTING HOME TO A 1,186 SQUARE FOOT OFFICE BUILDING AND WAIVERS OF THE PERIMETER LANDSCAPING REQUIREMENTS on 0.2 acres at 11 Prince Lane (APN 140-31-812-020), R-1 (Single Family Residential) Proposed P-R (Professional Office and Parking). The Notice of Final Action was filed with the Las Vegas City Clerk on December 7, 2006. This approval is subject to:

Added conditions

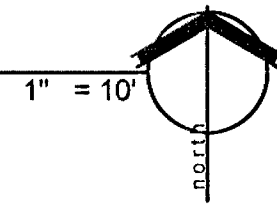
- A. A waiver of the perimeter landscaping requirements hereby approved to allow the following: zero trees where seven are required on the north; zero where four are required in the west; zero where four are required in the east; zero landscape buffer where 15 feet is required on the north west and east property lines.
- B. The existing chain link fence shall be removed. Revised perimeter wall elevations shall be submitted and approved by the Planning and Development Department prior to submittal of civil improvements plan to reflect the addition of six-foot high decorative block walls on the north and west property lines.

Planning and Development

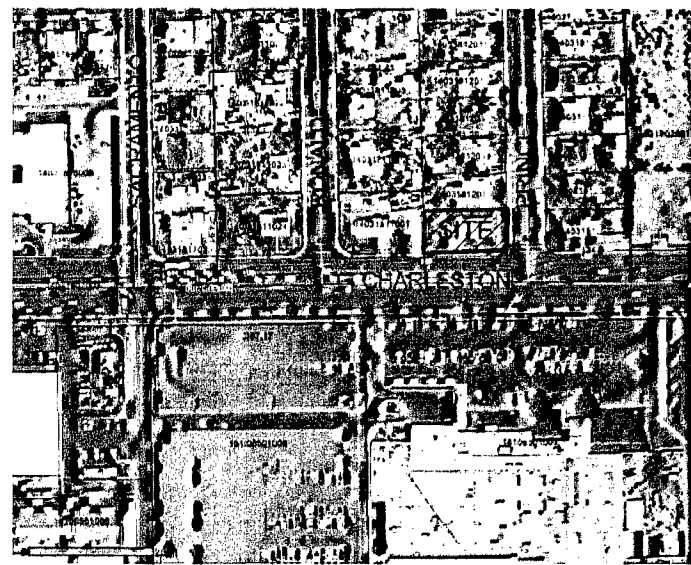
1. Conformance to the Conditions of Approval for General Plan Amendment (GPA-16168) and Rezoning (ZON-16169), if approved.
2. This approval shall be void two years from the date of final approval, unless a building permit has been issued for the principal building on the site. An Extension of Time may be filed for consideration by the City of Las Vegas.



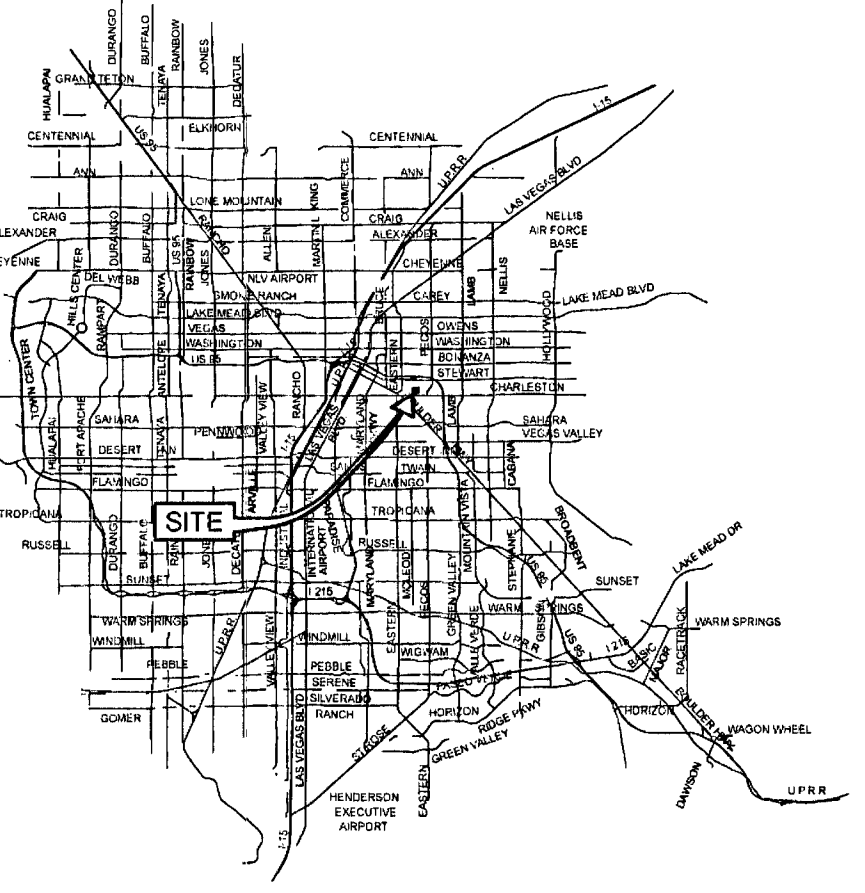
SITE PLAN



Location Map



Vicinity Map



Site Zoning & Data

SITE DATA:

PARCEL NUMBER	140-31-812-020
JURISDICTION	CITY OF LAS VEGAS-89110
EXISTING GENERAL PLAN	"L" - LOW
PROPOSED GENERAL PLAN	"O" OFFICE
EXISTING ZONING	R-1
PROPOSED ZONING	P-R
SITE AREA	8,835 S.F. 2 ACRES

SETBACKS - (BUILDING)

	REQ'D	PROVIDED
FRONT	20'	26'-6"
INTERIOR SIDE	5'	13'-6"
REAR	15'	48'-8"
SIDE	15'	25'-1"

MAX HEIGHT & STORIES

ACUTAL HEIGHT & STORIES	15'-0" 1 STORY
LOT COVERAGE ALLOWED	50%
ACTUAL LOT COVERAGE	13.4%

BUILDING AREA:

EXISTING OFFICE	1,188 S.F.
TOTAL SF	1,188 S.F.

PARKING AREA:

TOTAL PARKING REQUIRED OFFICE	1,188 @ 1:300 = 4
PARKING PROVIDED	3
HANDICAPPED PARKING REQUIRED	VAN ACCESSIBLE 1
TOTAL PARKING PROVIDED	4

LANDSCAPE BUFFERS

	REQ'D	PROVIDED
FRONT	15'-0"	26'-6"
SOUTH SIDE	15'-0"	25'
BACK	15'-0"	39'-6"
NORTH SIDE	15'-0"	13'-3"

APPROVED
CITY COUNCIL DATE: 12/06/06
PLANNING COMMISSION DATE: 10/22/06
BY: [Signature]
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

11 Prince Lane
Site Development Review
11 Prince Lane
Las Vegas, Nevada 89110

APTUS Architecture
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P 702.839.1200
F 702.839.1213
info@aptusarchitecture.com

APTUS PROJECT NO. 06.094
ARCHITECT

ENGINEER

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I	City of Las Vegas	8.22.06
NO.	SDR, SUP, RZ Submittal	
	DESCRIPTION	DATE

ISSUED

TITLE
SITE PLAN AND
ZONING INFO

RECEIVED
AUG 22 2006

DRAWING NO.

ASI00

GPA-16168 ZON-16169
SDR-16174 10/05/06 PC

Approved 5-0

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 11, 2006
Re: **SDR-16174** John Hernandez 11 Prince Lane
Request for a Site Development Plan Review for an office

CONDITIONS OF APPROVAL:

1. 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, the issuance of any building or grading permits or the submittal of a map for this site, whichever may occur first. Provide and improve all drainage ways as recommended.
2. All landscaping installed with this project shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections.
3. This site will be subject to the traffic signal impact fee as required by Ordinance No. 5644 at the time permits are issued.
4. The pan driveway on Prince Lane is acceptable.
5. Site development to comply with all applicable conditions of approval for Zoning Reclassification ZON-16169 and all other applicable site-related actions.

COMMENTS:

Public Works is concerned with the present site plan and the width of the proposed access drive to the proposed rear parking area. We realize that City requirements may, at times, need to be flexed to accommodate the conversion of residential properties into professional P-R zoning uses, however we question the ability of this site to handle two way traffic to and from the proposed rear parking area. Our normal requirement would be a 24-foot wide access drive or a one-way, 12-foot wide access loop around the building.

As a general note, Public Works would always prefer to see adjacent property owners work together to present multi-lot conversions with common access drives and common parking areas wherever possible.

ADMINISTRATIVE ACTIONS

SDR-16174
☐ Action: Submitted of wall elevation to conform with letter "B"
Date: 8/21/07 Staff: Ben Stickler
Notes: The applicant has submitted a site plan and wall detail to conform with condition B from SDR-16174 which states: Revised perimeter wall elevations shall be submitted and approved by Planning & Development prior to submission of Civils to reflect addition of six-foot high decorative walls on the north and west property lines

☐ Action: _____
Date: _____ Staff: _____
Notes: _____

☐ Action: _____
Date: _____ Staff: _____
Notes: _____

☐ Action: _____
Date: _____ Staff: _____
Notes: _____

MEMORANDUM

City of Las Vegas Planning & Development Department

To: Land Development
From: Steve Gebeke
Phone: (702) 229-5410 Fax: (702) 385-7268
CC: Land Development Civil Plan Ref. # 24457
Date: 09/12/07 1st Review
Re: 11 Prince Lane

STATUS:

☒ Cond. Appr.
☐ Denied

The Planning Department has reviewed the aforementioned plans and has the following comments:

1. The signature line on the cover sheet should state: "Doug Rankin, AICP, Planning Manager" and "This plan meets the applicable standards of the Planning and Development Department."
2. Please revise all applicable sheets to show wheel stops adjacent to all landscape planters (regardless of planter width), walls, fences, and sidewalks that are less than 7'-0" wide. Wheel stops within zero-curb handicap parking spaces must be shown. Include a construction note to reference the wheel stops (see Grading Plan for required locations).
3. Label all proposed perimeter screen or retaining wall details as: "Decorative block wall with 20% contrasting material and cap."
4. *Civil plan redlines must be returned with mylars for planning signature.*

NOTE: Please be aware that it is the applicant's responsibility to ensure that all plans submitted for permits, including civil improvement plans, building permit submittals and final maps, must be identical in terms of site design.

Deed



Separator Sheet

APN: 140-31-812-020
ESCROW NO: 02303135-230-NH1
WHEN RECORDED MAIL TO and
MAIL TAX STATEMENT TO:

John Hernandez
11 Prince Lane
Las Vegas, NV 89110

20060307-0000284

Fee: \$16.00 RPTT: \$1,002.15
N/C Fee: \$25.00

03/07/2006 09:03:51

T20060040169

Requestor:
LAWYERS TITLE OF NEVADA

Frances Deane
Clark County Recorder

JKA
Pgs: 4

GRANT, BARGAIN, SALE DEED

R.P.T.T. \$1,002.15

THIS INDENTURE WITNESSETH: That

**Myron C. Kuchman and Catherine J. Bonnell as Successor Co-Trustees of
The Thelma Kuchman Living Trust, dated August 30, 1999**

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby
Grant, Bargain, Sell and Convey to

John Hernandez, a married man as his sole and separate property.

all that real property situated in the County of Clark, State of Nevada, described as follows:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO: 1. Taxes for the fiscal year 2005 - 2006
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 hand this 1 day of March 2004

The Thelma Kuchman Living Trust, dated August 30, 1999

Myron C. Kuchman Co-Trustee
Myron C. Kuchman, as Successor Co-Trustee

The Thelma Kuchman Living Trust, dated August 30, 1999

Catherine J. Bonnell Co-Trustee
Catherine J. Bonnell, as Successor Co-Trustee

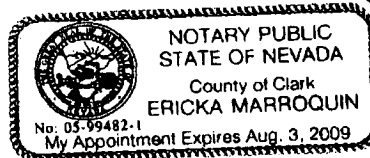
STATE OF NEVADA

COUNTY OF CLARK

On MARCH 1, 2004, personally appeared before me, a Notary Public in and for said County and State, Myron C. Kuchman and Catherine J. Bonnell, who acknowledged to me that they executed the same.

WITNESS my hand and official seal.

ERICKA MARROQUIN
NOTARY PUBLIC in and for said County and State.



ASSESSED

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

a) 140-31-812-020
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
Other _____

FOR RECORDER'S OPTIONAL USE ONLY

Book: _____ Page: _____
Date of Recording: _____
Notes: _____

3. Total Value/Sales Price of Property:

\$196,500.00

Deed in Lieu of Foreclosure Only (value of property)

(\$ _____)

Transfer Tax Value per NRS 375.010, Section 2:

\$196,500.00

Real Property Transfer Tax Due:

\$1,002.15

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 information provided herein. Furthermore, the 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 _____

Signature _____

Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: Myron C. Kuchman, as Successor
Co-Trustee

Address: 1000 Belcorde Lane
City/State/Zip: Henderson, NV 89074

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: John Hernandez

Address: 11 Prince Lane
City/State/Zip: Las Vegas, NV 89110

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

LAWYERS TITLE OF NEVADA, INC.
2755 E. Desert Inn Road
Las Vegas, NV 89121

Escrow #: 2303135-230-NH1
Escrow Officer: Nancy Herrera

**AN ADDITIONAL RECORDING FEE OF \$1.00 WILL APPLY FOR EACH DECLARATION OF VALUE
FORM PRESENTED TO CLARK COUNTY, EFFECTIVE JUNE 1, 2004.**

RECEIVED
AUG 22 2006

GPA-16168 ZON-16169
SDR-16174 10/05/06 PC

Exhibit A

All that certain real property situated in the County of Clark, State of Nevada, described as follows:

Lot Eleven (11) in Block Two (2) of Treasure Park Unit No. 1, as shown by map thereof on file in Book 7 of Plats, Page 19, in the Office of the County Recorder of Clark County, Nevada.

Justification Letter



Separator Sheet

August 22, 2006

City of Las Vegas
Planning and Development Department
731 s. 4th Street.
Las Vegas, Nevada 89101

RE: APN: 140-31-812-020
Subject: A. General Plan Amendment
B. Zoning Change
C. Site Development Review

Dear Sirs:

The intended use for the property at the northwest corner of Charleston and Prince is Office Space.

This property currently has a General Plan designation of "L" and a zoning designation of "R-1". We are requesting a general plan amendment to "O" and a zone change to "P-R" for this parcel. This project consists of an existing home that will be converted to an office, which is typical for properties along Charleston. We feel this general plan amendment and zone change would be of similar use to that which is currently in the area.

We intend to upgrade the existing structure by removing the carport and adding parking on the west side of the property. The structure is approximately 1,186 sf and is one story in height. Four parking spaces will be provided, one of which will be a van accessible space. We will also add landscaping along Charleston as required by Title 19. We are requesting a landscape waiver along the north, east and west property lines due to the site configuration and the location of the existing structure. This project will provide a place of business and opportunity for people to work closer to their own homes which would reduce the need for time consuming commutes.

Please consider this General Plan Amendment, rezoning and site development review request as a positive impact on the City of Las Vegas and the surrounding neighborhood.

Respectfully Submitted,



Kristen G. Neuman, AIA for John Hernandez
APTUS Architecture

RECEIVED
AUG 22 2006

GPA-16168 ZON-16169
SDR-16174 10/05/06 PC

SOFI



Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-16174** APN: 140-31-812-020
Name of Property Owner: _____
Name of Applicant: John Hernandez

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: _____

Print Name: JOHN HERNANDEZ

RECEIVED
AUG 22 2006

Subscribed and sworn before me

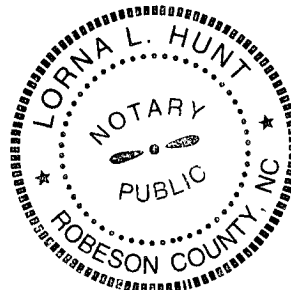
This 16th day of August, 2006

Lorna L. Hunt
Notary Public in and for said County and State

My commission Expires

Revised 12-03-04

10/23/10



Application



Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Site Development Review
 Project Address (Location) 11 Prince ~~St~~ Lane
 Project Name 11 Prince Lane Office Proposed Use Office
 Assessor's Parcel #(s) 140-31-812-020 Ward # 3
 General Plan: existing L proposed O Zoning: existing R-1 proposed PR
 Commercial Square Footage 1186 Floor Area Ratio NA
 Gross Acres .2 Lots/Units NA Density NA
 Additional Information _____

PROPERTY OWNER JOHN HERNANDEZ Contact JOHN HERNANDEZ
 Address 102 BATTEN CT Phone: ⁽⁹¹⁰⁾ 215-0544 Fax: _____
 City PINEHURST State NC Zip 28374

APPLICANT JOHN HERNANDEZ Contact John Hernandez
 Address 102 Batten Court Phone: (910) 215-0544 Fax: same
 City Pinehurst State NC Zip 28374

REPRESENTATIVE APTUS Architecture Contact Kristen Neuman
 Address 1200 S. 4th Street Ste. 206 Phone: 839/1200 Fax: 839/1213
 City LAS VEGAS State NV Zip 89104

FOR DEPARTMENT USE ONLY

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 JOHN HERNANDEZ

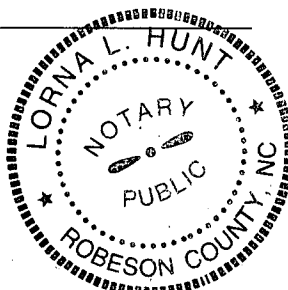
Subscribed and sworn before me

This 16th day of August, 20 06

Lorna L. Hunt

Notary Public in and for said County and State

My commission expires
10/23/10



Case #	<u>SDR -16174</u>
Meeting Date:	<u>10/05/06</u>
Total Fee:	<u>\$ 800.00</u>
Date Received:	<u>8/22/06</u>
Received By:	<u>John Andrus</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.

RECEIVED
 AUG 22 2006

Hansen Sheet



Separator Sheet

Report Date 08/22/2006 04:09 PM

Submitted By

Page 1

A/P # 16174 SITE DEVELOPMENT PLAN REVIEW

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	08/22/2006 11:31		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-16174 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-16168 AND ZON-16169 - PUBLIC HEARING - OWNER/APPLICANT: JOHN HERNANDEZ - Request for a Site Development Plan Review FOR A PROPOSED CONVERSION OF AN EXISTING HOME TO A 1,186 SQUARE FOOT OFFICE BUILDING WITH LANDSCAPE WAIVERS on 0.2 acres at 11 Prince Lane (APN: 140-31-812-020), Ward 3 (Reese).

Parent A/P #

Project # 16174 Project/Phase Name 11 PRINCE LANE OFFICE Phase #
Size/Area 0.20 ACRE Size Description Subdivision Code
Proposed Start Proposed Stop % Completed 0.00
% Complete Formula

Property/Site Information

Parcel 14031812020

Location

Owner/Tenant

Contact ID AC1215251 Name HERNANDEZ JOHN
Organization Position Profession
Mailing Address 102 BATTON CT
City PINEHURST State/Province NC ZIP/PC 28374-8214
Country ☐ Foreign Reference #
Day Phone Evening Phone Fax
Pager PIN # Mobile #
E-Mail
Owner From 07/13/2006 To ☒ Primary 100.00 %

Contact ID AC1157699 Name HERNANDEZ JOHN
Organization Position Profession
Mailing Address 11 PRINCE LAN
City LAS VEGAS State/Province NV ZIP/PC 89110-4525
Country ☐ Foreign Reference #
Day Phone Evening Phone Fax
Pager PIN # Mobile #
E-Mail
Owner From 03/23/2006 To 07/13/2006 ☐ Primary 0.00 %

Contact ID AC1154249 Name HERNANDEZ JOHN
Organization Position Profession
Mailing Address 11 PRINCE LAN
City LAS VEGAS State/Province NV ZIP/PC 89110
Country ☐ Foreign Reference #
Day Phone Evening Phone Fax
Pager PIN # Mobile #
E-Mail
Owner From 03/16/2006 To 03/23/2006 ☐ Primary 0.00 %

City of Las Vegas400 Stewart Ave
Las Vegas, NV 89101-2927**SDR Application****Report Date** 08/22/2006 04:09 PM**Submitted By**

Page 2

Owner/Tenant

Contact ID	AC1090445	Name	KUCHMAN THELMA LIVING TRUST	Profession	
Organization	KUCHMAN MYRON CO-TRS ETAL	Position			
Mailing Address	9000 BELCONTE LN				
City	HENDERSON	State/Province	NV	ZIP/PC	89074-6918
Country		☐ Foreign		Reference #	
Day Phone		Evening Phone		Fax	
Pager		PIN #		Mobile #	
		E-Mail			
Owner From	12/01/2005	To	03/16/2006	☐ Primary	0.00 %

Contact ID	AC1086805	Name	KUCHMAN THELMA LIVING TRUST	Profession	
Organization	KUCHMAN MYRON CO-TRS ETAL	Position			
Mailing Address	9000 BELCONTE LN				
City	HENDERSON	State/Province	NV	ZIP/PC	89074
Country		☐ Foreign		Reference #	
Day Phone		Evening Phone		Fax	
Pager		PIN #		Mobile #	
		E-Mail			
Owner From	11/24/2005	To	12/01/2005	☐ Primary	0.00 %

Contact ID	AC184918	Name	KUCHMAN THELMA LIVING TRUST	Profession	
Organization	KUCHMAN THELMA & MYRON TRS ETA	Position			
Mailing Address	11 PRINCE LN				
City	LAS VEGAS	State/Province	NV	ZIP/PC	89110-4525
Country		☐ Foreign		Reference #	
Day Phone		Evening Phone		Fax	
Pager		PIN #		Mobile #	
		E-Mail			
Owner From	08/10/2002	To	11/24/2005	☐ Primary	0.00 %

Linked Addresses

No Addresses are linked to this Application

A/P Linked Addresses11 PRINCE LN
LAS VEGAS, 89110-**Linked Parcels**

No Parcels are linked to this Application

A/P Linked Parcels

14031812020

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.

Report Date 08/22/2006 04:09 PM

Submitted By

Page 3

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			
JGRIDER	08/22/2006		0	0	0

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 Description Entered By Start Stop Hours

PAYMNT CK NAME,# WHO PICKED UP PERMIT 983657 08/22/2006 11:36 0.00
louise wee ck 5137 (\$3100) visa cc pmt Kristen Neuman (\$50) / 839-1200

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): \$500 \$300 \$ Total = \$ 800			
☒	☐	Statement of Financial Interest			
☐	☒	Development Impact Notice and Assessment (DINA)			
☐	☒	Project of Regional Significance			
SITE PLAN Folded Plans: 19 Rolled/Colored Plans: 1					
☒	☐	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: 1 space per 200 SF			
☒	☐	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: 3 Rolled/Colored Plans: 1					
☒	☐	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: 2 Rolled/Colored Plans: 1					
☒	☐	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: 1 Rolled Plans: 1					
☒	☐	11" x 17" min. to 24" x 36" max. page size		RECEIVED AUG 22 2006	
☒	☐	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: Krishna Neuman Application Type: SDR
APN: 140-31-812-020 Location: 11 Prince Lane
Planner: [Signature] Pre-App Meeting Date: 8/2/06 Earliest PC Date: 10/5/06

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-16174 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-16168 AND ZON-16169 -
PUBLIC HEARING - OWNER/APPLICANT: JOHN HERNANDEZ - Request for a Site Development Plan Review FOR A PROPOSED CONVERSION OF AN EXISTING HOME TO A 1,186 SQUARE FOOT OFFICE BUILDING AND A WAIVER OF THE PERIMETER LANDSCAPING STANDARDS on 0.2 acres at 11 Prince Lane (APN 140-31-812-020), Ward 3 (Reese).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHEAST QUARTER (SE¼) OF SECTION 31, TOWNSHIP 20 SOUTH, RANGE 62 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

SDR-16174

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>**

SDPR
08/22/2006

Neighborhood Services List



Separator Sheet

City of Las Vegas - Planning and Development Department.

Development Notification

PC Meeting: November 02, 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-16174

East Las Vegas Community Development Corp.

Rulon Earl Resident Council

Stewart Place NA

Public Hearing Notice



Separator Sheet

NOTICE OF PUBLIC HEARING

SITE DEVELOPMENT PLAN REVIEW

MEETING: PLANNING COMMISSION
DATE: NOVEMBER 2, 2006
TIME: 6:00 P.M.
LOCATION: CITY COUNCIL CHAMBERS
400 STEWART AVENUE
LAS VEGAS, NEVADA

SDR-16174

OWNER/APPLICANT: JOHN HERNANDEZ - REQUEST FOR A SITE DEVELOPMENT PLAN REVIEW FOR A PROPOSED CONVERSION OF AN EXISTING HOME TO A 1,186 SQUARE FOOT OFFICE BUILDING AND WAIVERS OF THE PERIMETER LANDSCAPING REQUIREMENTS ON 0.2 ACRES AT 11 PRINCE LANE (APN 140-31-812-020), R-1 (SINGLE FAMILY RESIDENTIAL) PROPOSED P-R (PROFESSIONAL OFFICE AND PARKING), WARD 3 (REESE).

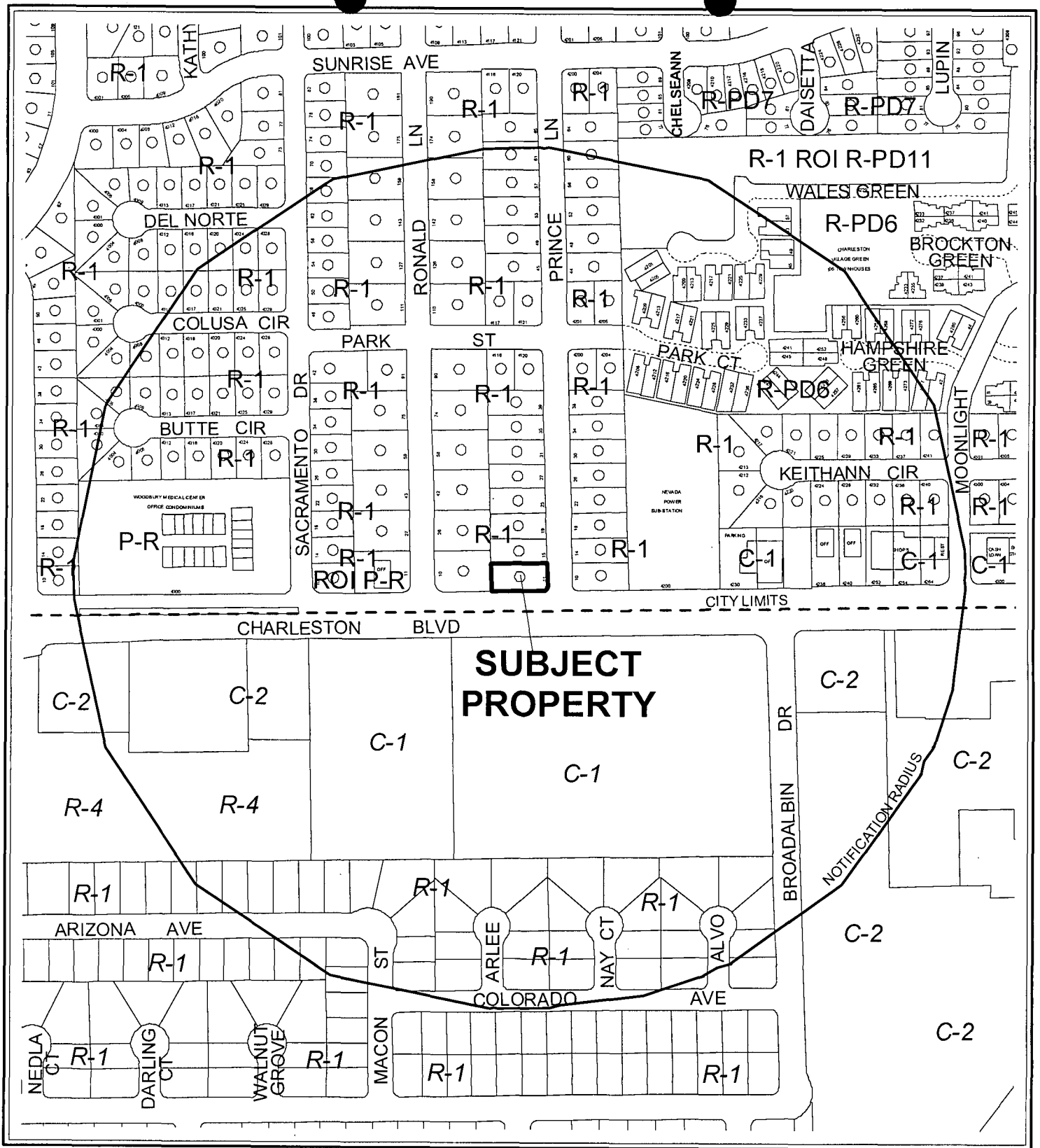
THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHEAST QUARTER (SE¼) OF SECTION 31, TOWNSHIP 20 SOUTH, RANGE 62 EAST, M.D.M.

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>.



JOHN KORKOSZ, PLANNING SUPERVISOR
PLANNING AND DEVELOPMENT DEPARTMENT
CURRENT PLANNING DIVISION

SEE LOCATION MAP ON REVERSE SIDE



CASE: SDR-16174

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY:
R-1 (SINGLE FAMILY RESIDENTIAL)

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

City Council Action Letter



Separator Sheet



January 9, 2007

Ms. Kristen Neuman
Aptus Architecture
1200 South Fourth Street
Suite 206
Las Vegas, Nevada 89104

RE: SDR-16174 – SITE DEVELOPMENT PLAN REVIEW
CITY COUNCIL MEETING OF DECEMBER 6, 2006
RELATED TO GPA-16168 AND ZON-16169

Dear Ms. Neuman:

The City Council at a regular meeting held December 6, 2006 APPROVED the request for a Site Development Plan Review FOR A PROPOSED CONVERSION OF AN EXISTING HOME TO A 1,186 SQUARE FOOT OFFICE BUILDING AND WAIVERS OF THE PERIMETER LANDSCAPING REQUIREMENTS on 0.2 acres at 11 Prince Lane (APN 140-31-812-020), R-1 (Single Family Residential) Proposed P-R (Professional Office and Parking). The Notice of Final Action was filed with the Las Vegas City Clerk on December 7, 2006. This approval is subject to:

Added conditions

- A. A waiver of the perimeter landscaping requirements hereby approved to allow the following: zero trees where seven are required on the north; zero where four are required in the west; zero where four are required in the east; zero landscape buffer where 15 feet is required on the north west and east property lines.
- B. The existing chain link fence shall be removed. Revised perimeter wall elevations shall be submitted and approved by the Planning and Development Department prior to submittal of civil improvements plan to reflect the addition of six-foot high decorative block walls on the north and west property lines.

Planning and Development

1. Conformance to the Conditions of Approval for General Plan Amendment (GPA-16168) and Rezoning (ZON-16169), if approved.
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.

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

3. All development shall be in conformance with the site plan, landscape plan, and building elevations, date stamped August 22, 2006, except as amended by conditions herein.
4. 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.
5. 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.
6. Revised elevations shall be submitted to and approved by the Planning and Development Department prior to the time application is made for a building permit to reflect the garage door to be removed and resurfaced and the entire building to be resurfaced in stucco.
7. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.
8. All utility boxes exceeding 27 cubic feet in size shall meet the standards of LVMC Title 19.12.040.
9. 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.
10. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.
11. All development shall be in conformance with the site plan, landscape plan, and building elevations, date stamped August 22, 2006 except as amended by conditions herein.

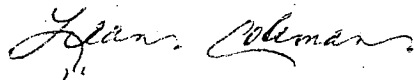
Public Works

12. 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.

Ms. Kristen Neuman
SDR-16174 – Page Three
January 9, 2007

13. All private improvements and landscaping installed with this project shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections.
14. This site will be subject to the traffic signal impact fee as required by Ordinance No. 5644 at the time permits are issued.
15. The pan driveway on Prince Lane is acceptable.
16. Site development to comply with all applicable conditions of approval for Zoning Reclassification ZON-16169 and all other applicable site-related actions.

Sincerely,



Lean Coleman
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk



M. Margo Wheeler, AICP
Director
Planning and Development Department

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

Mr. John Hernandez
102 Batten Court
Pinehurst, North Carolina 28374

Action Letter



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

November 3, 2006

Ms. Kristen Neuman
Aptus Architecture
1200 South Fourth Street, Suite #206
Las Vegas, Nevada 89104

RE: SDR-16174 - SITE DEVELOPMENT PLAN REVIEW

Dear Ms. Neuman:

Your request for a Site Development Plan Review FOR A PROPOSED CONVERSION OF AN EXISTING HOME TO A 1,186 SQUARE FOOT OFFICE BUILDING AND WAIVERS OF THE PERIMETER LANDSCAPING REQUIREMENTS on 0.2 acres at 11 Prince Lane (APN 140-31-812-020), R-1 (Single Family Residential) Proposed P-R (Professional Office and Parking), Ward 3 (Reese), was considered by the Planning Commission on November 2, 2006.

The Planning Commission voted to recommend **DENIAL** of your request as the project needs to be upgraded to become a benefit to the area.

This item will be considered by the City Council on **December 6, 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,

John Korkosz, Planning Supervisor
Planning and Development Department
Current Planning Division

JK:dm

cc: Mr. John Hernandez
102 Batten Court
Pinehurst, North Carolina 28374

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



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

October 19, 2006

Ms. Kristen Neuman
Aptus Architecture
1200 South Fourth Street, Suite #206
Las Vegas, Nevada 89104

RE: SDR-16174 - SITE DEVELOPMENT PLAN REVIEW

Dear Ms. Neuman:

Please be advised the City Planning Commission at its regular meeting on *November 2, 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,

John Korkosz, Planning Supervisor
Planning and Development Department
Current Planning Division

JK:dm

cc: Mr. John Hernandez
102 Batten Court
Pinehurst, North Carolina 28374

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

AUG 22 2006

APTUS|Architecture

1200 South 4th Street
Suite 206
Las Vegas, Nevada 89104
P 702.839.1200
F 702.839.1213
info@captusarchitecture.com

APTUS PROJECT NO. 06.094

ENGINEER

NOTES

COPYRIGHT 2006 © BY APTUS ARCHITECTURE

1	City of Las Vegas	8.22.06
SDR, SUP RZ Submittal		
NO	DESCRIPTION	DATE

ISSUED

TITLE
FLOOR PLAN

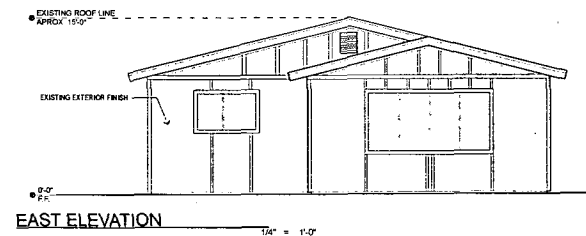
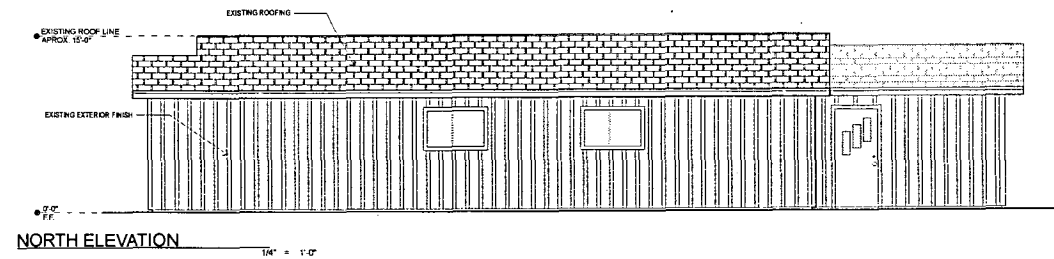
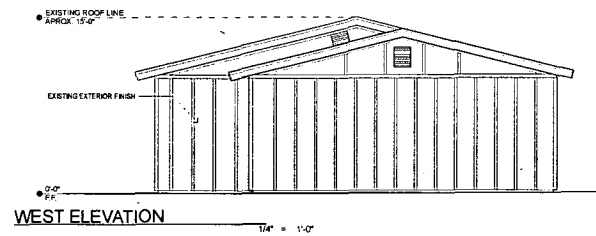
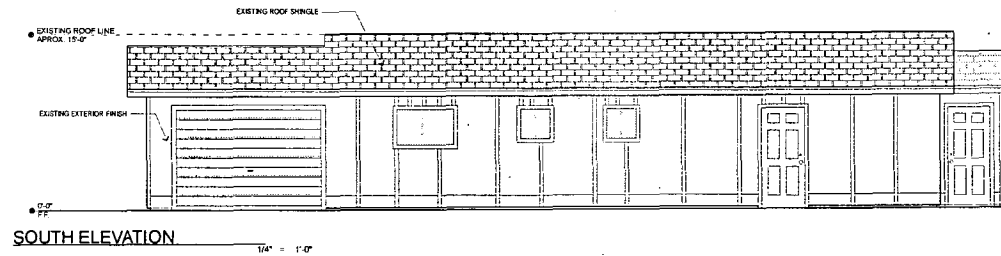
DRAWING NO.

A100

11 Prince Lane

GPA-16168 ZON-16169
SDR-16174 10/05/06 PC

111 Prince Lane



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11 Prince Lane
Site Development Review
11 Prince Lane
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APTUS PROJECT NO. 06.094
ARCHITECT

ENGINEER

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NO.	DESCRIPTION	DATE
1	City of Las Vegas	8/22/06
2	SDA, SUPP. RZ Submittal	

ISSUED

**BUILDING
ELEVATIONS**

DRAWING NO.
A200
11 Prince Lane

**GPA-16168 ZON-16169
SDR-16174 10/05/06 PC**

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1	City of Los Angeles	8/22/77
2	SDR, SLIP RZ Subelement	
3	DESCRIPTION	DAT

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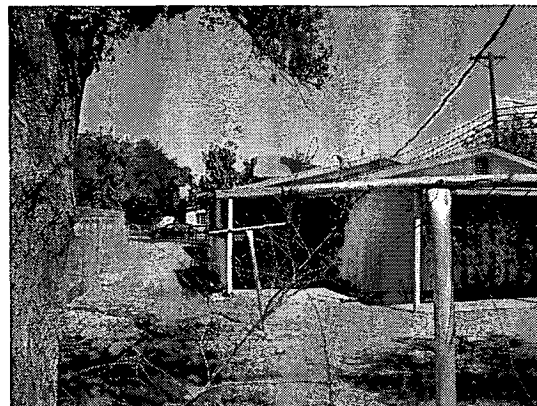
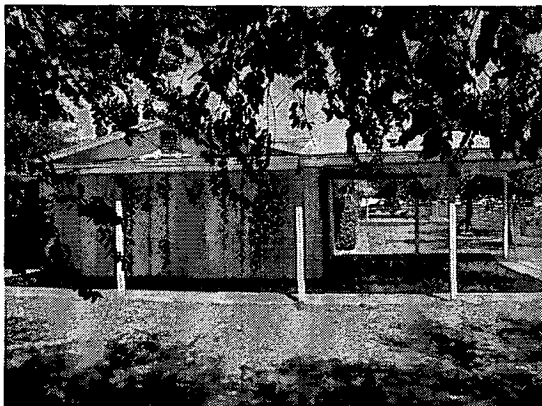
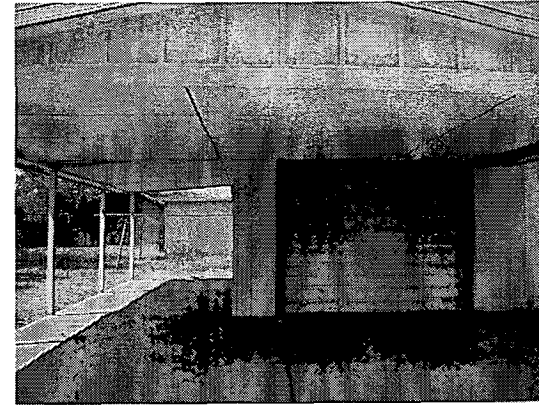
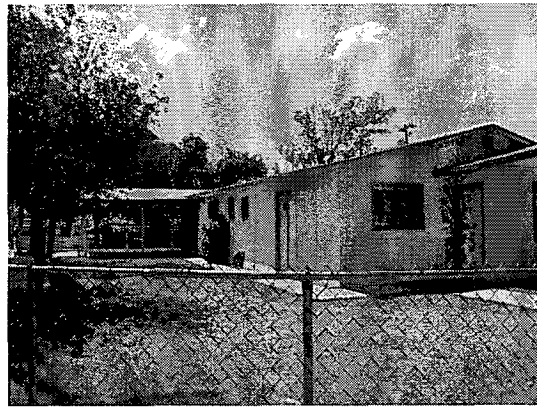
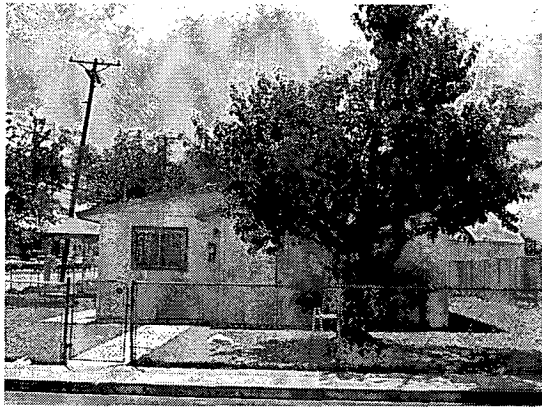
TITLE
LANDSCAPE PLAN

DRAWING NO.

LI01

11. Energy Loss

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1	City of Las Vegas	8/22/06
NO.	DESCRIPTION	DATE

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TITLE
EXISTING
STRUCTURE
PHOTOS

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A201
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