

City Council Proof of Publication



Separator Sheet

Las Vegas, Nevada

FEBRUARY 20, 2007

TO: LAS VEGAS REVIEW JOURNAL

FROM: CITY CLERK

SUBJECT: PUBLICATION OF NOTICE OF PUBLIC HEARINGS – SPECIAL USE PERMITS
SUP-18347, SUP-18630, SUP-18691, SUP-18789, SUP-18902, SUP-18910 and
SUP-18927

Please publish the attached LEGAL NOTICE

ON THE FOLLOWING DATE: FRIDAY, FEBRUARY 23, 2007 (One time)

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

ASSISTANT DEPUTY CITY CLERK

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

NOTICE OF PUBLIC HEARINGS
MARCH 7, 2007

NOTICE IS HEREBY GIVEN THAT ON WEDNESDAY, MARCH 7, 2007 at the hour of 1:00 P.M. in the Council Chambers, City Hall Complex, 400 Stewart Avenue, Las Vegas, Nevada, the City Council will consider the following Special Use Permits:

SUP-18347 - APPLICANT/OWNER: GRAND TETON LODGE LAND LLC - Request for a Special Use Permit FOR A PROPOSED 800 SQUARE FOOT CAR WASH, FULL SERVICE on 2.71 acres on the northeast corner of Grand Teton Drive and Durango Drive (APN 125-09-401-031), U [(Undeveloped) Zone, SC (Service Commercial) General Plan Designation] Under Resolution of Intent to C-1 (Limited Commercial), Ward 6 (Ross), LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 09, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M.

SUP-18630 - APPLICANT/OWNER: GRAND TETON LODGE LAND LLC - Request for a Special Use Permit FOR A BEER/WINE/COOLER OFF-SALE ESTABLISHMENT IN A PROPOSED SERVICE STATION WITHOUT AUTOMOTIVE REPAIR on 2.71 acres on the northeast corner of Grand Teton Drive and Durango Drive (APN 125-09-401-031), U [(Undeveloped) Zone, SC (Service Commercial) General Plan Designation] Under Resolution of Intent to C-1 (Limited Commercial), Ward 6 (Ross), LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 09, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M.

SUP-18691 - APPLICANT: CHECK CITY - OWNER: FREANEL & SON CHEYENNE, LLC - Request for a Special Use Permit FOR A PROPOSED AUTO TITLE LOAN ESTABLISHMENT AND A WAIVER OF THE 1,000-FOOT DISTANCE SEPARATION REQUIREMENT FROM ANOTHER FINANCIAL INSTITUTION, SPECIFIED AT 7350 West Cheyenne Avenue, Suite #111 and #112 (APN 138-10-403-031), C-1 (Limited Commercial) Zone, Ward 4 (Brown), LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 10 TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

SUP-18789 - APPLICANT/OWNER: WENDELL D. AND LINDA G. GENTRY - Request for a Special Use Permit FOR A NON-HABITABLE ACCESSORY STRUCTURE at 5306 Hickam Avenue (APN: 138-01-702-001), R-E (Residence Estates) Zone, Ward 6 (Ross), THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) OF THE SOUTHEAST QUARTER (SE¼) OF SECTION 01, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

SUP-18902 - APPLICANT: PAWN PLUS - OWNER: CHRISTENSEN BROTHERS LLC - Request for a Special Use Permit FOR A PAWN SHOP AND A WAIVER TO ALLOW A 685 FOOT SEPARATION FROM AN EXISTING FINANCIAL INSTITUTION, SPECIFIED WHERE A 1,000 FOOT DISTANCE SEPARATION IS REQUIRED at 854 and 856 East Sahara Avenue (APN 162-03-801-108, 162-03-801-109 and 162-03-801-078), C-1 (Limited Commercial) Zone [C (Commercial) General Plan Designation], 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 03, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M.

SUP-18910 - APPLICANT/OWNER: TERRIBLE HERBST, INC. - Request for a Special Use Permit FOR A LIQUOR STORE IN CONJUNCTION WITH AN APPROVED CONVENIENCE STORE WITH FUEL PUMPS on 0.91 acres on the east side of Desert Foothills Drive approximately 280 feet north of Charleston Boulevard (APN 137-34-818-003), P-C (Planned Community) Zone, Ward 2 (Wolfson), THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHEAST QUARTER (SE¼) OF SECTION 34, TOWNSHIP 20 SOUTH, RANGE 59 EAST, M.D.M.

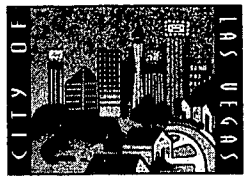
SUP-18927- SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: METRO PIZZA NORTHWEST - OWNER: CIMARRON-FRONTAGE, LLC - Request for a Special Use Permit FOR A RESTAURANT WITH SERVICE BAR at the northeast corner of Sky Pointe Drive and North Cimarron Road (APN 125-21-313-003), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross), THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE NORTH HALF (N½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 21, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M.

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

January 26, 2007

Mr. Nelson Tressler
Freanel & Son Cheyenne, LLC
125 Silver Oak Terr
Orinda, California 94563-1226

RE: SUP-18691 - SPECIAL USE PERMIT

Dear Mr. Tressler:

Please be advised the City Planning Commission at its regular meeting on **February 8, 2007** 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. Ryan Marchesi
Check City
2640 Crimson Canyon Drive
Las Vegas, Nevada 89128

Ms. Lucy Stewart
LAS Consulting, Inc.
856 East Sahara Avenue, Suite #201
Las Vegas, Nevada 89104

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



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January 12, 2007

Mr. Nelson Tressler
Freanel & Son Cheyenne, LLC
125 Silver Oak Terr
Orinda, California 94563-1226

RE: SUP-18691 - SPECIAL USE PERMIT

Dear Mr. Tressler:

Please be advised the City Planning Commission at its regular meeting on **January 25, 2007** 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, AICP
Current Planning Manager
Planning and Development Department

DJR:clb

cc: Mr. Ryan Marchesi
Check City
2640 Crimson Canyon Drive
Las Vegas, Nevada 89128

Ms. Lucy Stewart
LAS Consulting, Inc.
856 East Sahara Avenue, Suite #201
Las Vegas, Nevada 89104

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Oscar B. Goodman

City Council
Gary Reese
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Larry Brown
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Steve Wolfson
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City Manager
Douglas A. Selby



Action Letter



Separator Sheet

PLANNING & DEVELOPMENT



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Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

www.lasvegasnevada.gov

February 9, 2007

Mr. Nelson Tressler
Freanel & Son Cheyenne, LLC
125 Silver Oak Terr
Orinda, California 94563-1226

RE: SUP-18691 - SPECIAL USE PERMIT

Dear Mr. Tressler:

Your Request for a Special Use Permit FOR A PROPOSED AUTO TITLE LOAN ESTABLISHMENT AND A WAIVER OF THE 1,000-FOOT DISTANCE SEPARATION REQUIREMENT FROM ANOTHER FINANCIAL INSTITUTION, SPECIFIED at 7350 West Cheyenne Avenue, Suite #111 and #112 (APN 138-10-403-031), C-1 (Limited Commercial) Zone, Ward 4 (Brown), was considered by the Planning Commission on February 8, 2007.

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

Planning and Development

1. Conformance to the Minimum Requirements of conditions one through six under LVMC Title 19.04.050 for Auto Title Loan use.
2. A Waiver is hereby approved to allow an Auto Title Loan to be located 660 feet from another financial institution where a 1,000-foot separation is the minimum required.
3. This approval shall be void one year from the date of final approval, unless a business license has been issued to conduct the activity, if required, or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.
4. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

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



Mr. Nelson Tressler
SUP-18691 - Page Two
February 9, 2007

This item will be considered by the City Council on *March 7, 2007*, 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. Ryan Marchesi
Check City
2640 Crimson Canyon Drive
Las Vegas, Nevada 89128

Ms. Lucy Stewart
LAS Consulting, Inc.
856 East Sahara Avenue, Suite #201
Las Vegas, Nevada 89104

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

January 26, 2007

Mr. Nelson Tressler
Freanel & Son Cheyenne, LLC
125 Silver Oak Terr
Orinda, California 94563-1226

RE: SUP-18691 - SPECIAL USE PERMIT

Dear Mr. Tressler:

Your request for a Special Use Permit FOR A PROPOSED AUTO TITLE LOAN ESTABLISHMENT AND A WAIVER OF THE 1,000-FOOT DISTANCE SEPARATION REQUIREMENT FROM ANOTHER FINANCIAL INSTITUTION, SPECIFIED at 7350 West Cheyenne Avenue, Suite #111 and #112 (APN 138-10-403-031), C-1 (Limited Commercial) Zone, Ward 4 (Brown), was considered by the Planning Commission on January 25, 2007.

The Planning Commission voted to hold this item in **ABEYANCE** at the applicant's request.

This item is scheduled to be heard again at the **February 8, 2007** Planning Commission meeting which will be held at 6:00 P.M. in the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada. The Planning Commission requires that you or your representative be present at this meeting. If you or your representative chooses not to attend, the Planning Commission may act in your absence without your input.

Sincerely,

Andy Reed, Senior Planner
Planning and Development Department
Current Planning Division

AR:clb

cc: Mr. Ryan Marchesi
Check City
2640 Crimson Canyon Drive
Las Vegas, Nevada 89128

Ms. Lucy Stewart
LAS Consulting, Inc.
856 East Sahara Avenue, Suite #201
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City Manager
Douglas A. Selby



City Council Action Letter



Separator Sheet



March 12, 2007

Mr. Nelson Tressler
Freanel & Son Cheyenne, LLC
125 Silver Oak Terr
Orinda, California 94563-1226

RE: SUP-18691 – SPECIAL USE PERMIT
CITY COUNCIL MEETING OF MARCH 7, 2007

Dear Mr. Tressler:

The City Council at a regular meeting held March 7, 2007 APPROVED the request for a Special Use Permit FOR A PROPOSED AUTO TITLE LOAN ESTABLISHMENT AND A WAIVER OF THE 1,000-FOOT DISTANCE SEPARATION REQUIREMENT FROM ANOTHER FINANCIAL INSTITUTION, SPECIFIED at 7350 West Cheyenne Avenue, Suite #111 and #112 (APN 138-10-403-031), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on March 8, 2007. This approval is subject to:

Planning and Development

1. Conformance to the Minimum Requirements of conditions one through six under LVMC Title 19.04.050 for Auto Title Loan use.
2. A Waiver is hereby approved to allow an Auto Title Loan to be located 660 feet from another financial institution where a 1,000-foot separation is the minimum required.
3. This approval shall be void one year from the date of final approval, unless a business license has been issued to conduct the activity, if required, or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.

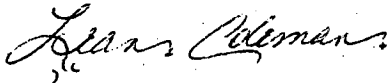
CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TDD 702.386.9108
www.lasvegasnevada.gov

Mr. Nelson Tressler
SUP-18691 – Page Two

4. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,



Lean Coleman
Deputy City Clerk II for
Beverly K. Bridges, CMC, Acting City Clerk

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

Mr. Ryan Marchesi
Check City
2640 Crimson Canyon Drive
Las Vegas, Nevada 89128

Ms. Lucy Stewart
LAS Consulting, Inc.
856 East Sahara Avenue, Suite #201
Las Vegas, Nevada 89104

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 *Bt*
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: December 27, 2006
Re: **SUP-18691** Check City 7350 West Cheyenne Avenue, Suites #111 & #112
Request for a Special Use Permit for an auto title loan establishment

COMMENTS:

We have no comment on the request for a Special Use Permit for property located at 7350 West Cheyenne Avenue, Suites #111 & #112 for a proposed auto title loan establishment within an existing retail/commercial shopping center; and a waiver of the 1,000 foot distance separation requirement from another financial institution, specified.

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)	File By 12/12 MEETING 1/25/07
☒	☐	☒	Grant deed and legal description	
☒	☐	☐	Detailed 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 ⁵⁰	
☒	☐	☒	Statement of Financial Interest	
☐	☒	☐	Development Impact Notice and Assessment (DINA)	
☐	☒	☐	Project of Regional Significance	
SITE PLAN				
☒	☐	☐	11" x 17" min. to 24" x 36" max. page size	Folded Plans: 19 Rolled/Colored Plans: 1
☒	☐	☐	North arrow, scale, and vicinity map	DETAILED PARKING ANALYSIS REQUIRED. ALL EXISTING AND PROPOSED USES WITH REQUIRED AMOUNT OF PARKING TO BE SHOWN.
☒	☐	☐	All property lines and present dimensions labeled	
☒	☐	☐	All building setbacks labeled	
☒	☐	☐	All adjacent existing land uses and street names labeled	
☒	☐	☐	All points of ingress and egress shown	
☒	☐	☐	ADA accessibility requirements shown/labeled	
☒	☐	☐	Parking standard(s) utilized: PER TITLE 19	
☒	☐	☐	Parking space count and typical dimensions labeled	
☒	☐	☐	#regular #compact #handicap Total	
☒	☐	☐	All free-standing sign locations shown and heights and sizes noted	
LANDSCAPE PLAN				
☐	☐	☐	11" x 17" min. to 24" x 36" max. page size	Folded Plans: 0 Rolled/Colored Plans: 0
☐	☐	☐	North arrow, scale, and vicinity map	
☐	☐	☐	All property lines and present dimensions labeled	
☐	☐	☐	All required perimeter landscape planters shown	
☐	☐	☐	All required parking lot fingers/islands shown	
☐	☐	☐	Quantity, size, species/variety of <i>all</i> trees, shrubs, and ground cover	
☐	☐	☐		
BUILDING ELEVATIONS				
☐	☐	☐	11" x 17" min. to 24" x 36" max. page size	Folded Plans: 0 Rolled/Colored Plans: 0
☐	☐	☐	Scale and building dimensions labeled	
☐	☐	☐	North, south, east, and west elevations of <i>all</i> buildings	
☐	☐	☐	All building materials and colors noted	
☐	☐	☐	8" x 10" photo of original color and material board	
☐	☐	☐	All wall sign locations shown and sizes noted	
☐	☐	☐		
FLOOR PLANS				
☐	☐	☐	11" x 17" min. to 24" x 36" max. page size	Folded Plans: 1 Rolled Plans: 1
☐	☐	☐	Scale and building dimensions labeled	Include suite nos 111&112 on site plans
☐	☐	☐	All 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: LUCY STEWART Application Type: SPECIAL USE PERMIT

APN: 130-10-403-031 Location: 7350 W. CHEYENNE

Planner: A Reed Pre-App Meeting Date: 11/14 Earliest PC Date: 1/25/07

A Reed

SOFI



Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-18691** APN: 138-10-403-031

Name of Property Owner: Freanel & Son Cheyenne LLC

Name of Applicant: Check City

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: *Frederick J. Stamm*

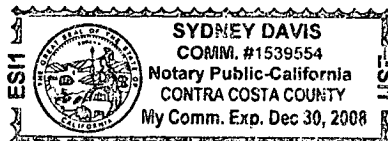
Print Name: FREDERICK J. STAMM

Subscribed and sworn before me

This 29th day of November, 2006

Sydney Davis
Notary Public in and for said County and State

Revised 12-03-04



depot\Application Packet\Statement of Financial Interest.pdf

APN Map



Separator Sheet

This map is for assessment use only and does NOT represent a survey.
No liability is assumed for the accuracy of the data delineated herein.
Information on roads, and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office.
This map is compiled from official records, including surveys and deeds, but only contains the information required for assessment. See the recorded documents for more detailed legal information.

USE THIS SCALE (FEET) WHEN MAP REDUCED FROM 11X17 ORIGINAL

0 50 100 200 400 600 800

NOTES

MAP LEGEND

AVERAGE
QA VALUE
45

ASSESSOR'S PARCELS - CLARK CO., NV.
M. W. Schofield, Assessor

PARCEL BOUNDARY
SUBD BOUNDARY
ROAD EASEMENT
PM/LD BOUNDARY
NON-PARCEL LOT LINE
MATCH LINE / LEADER LINE
ROAD ID NUMBER

001
1.00
202
PR 25-15
5
5
015

PARCEL NUMBER
ACREAGE
PARCEL SUB/SEQ NUMBER
PLAT RECORDING NUMBER
BLOCK NUMBER
LOT NUMBER
GOV. LOT NUMBER

T20S R60E

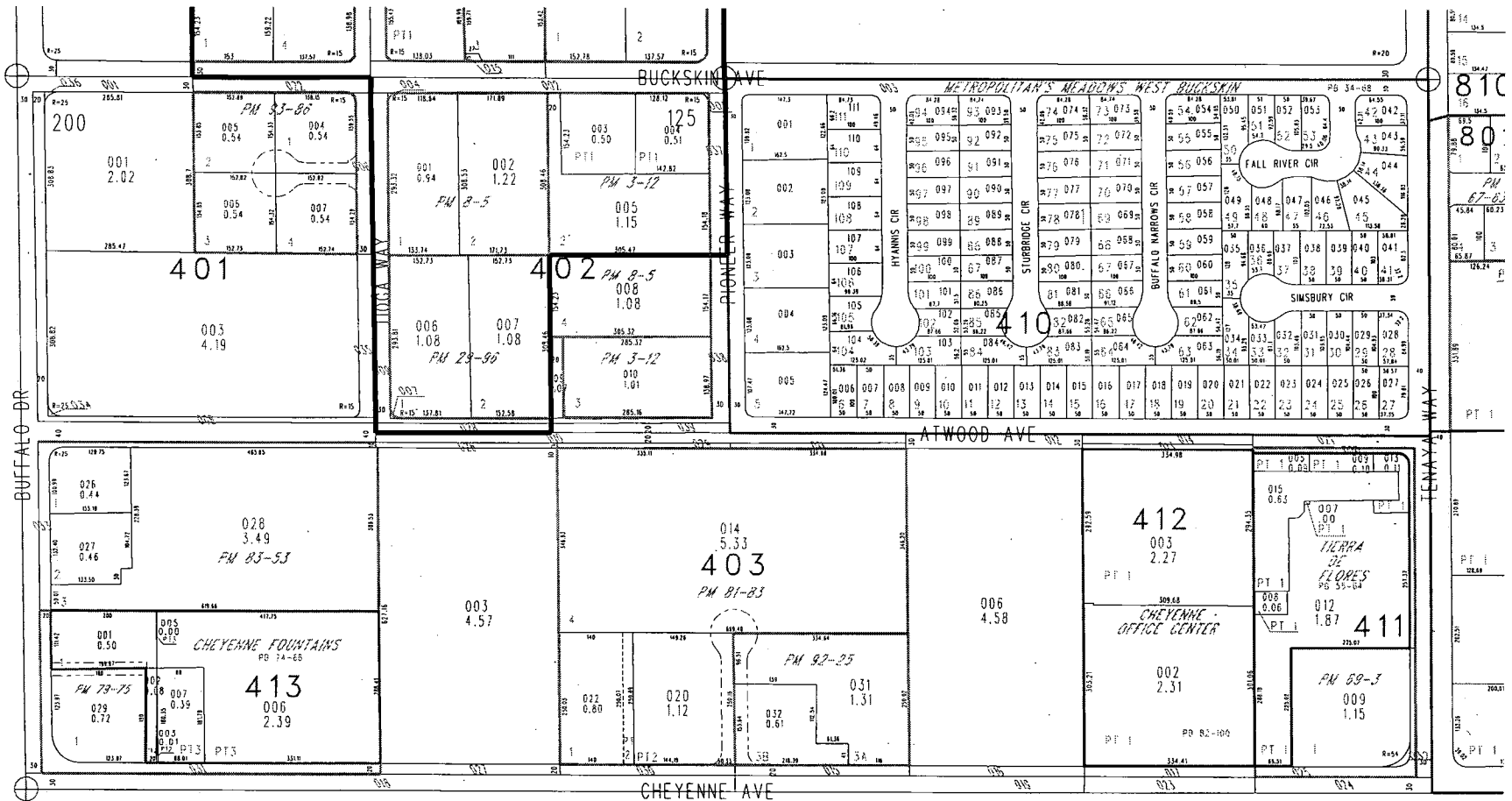
159E	160E	161E
126	125	124
137	138	139
164	163	162

6	5	4	3	2	1
7	8	9	10	11	12
18	17	16	15	14	13
19	20	21	22	23	24
30	29	28	27	26	25
31	32	33	34	35	36

8	4	8	4
5	1	5	1
6	2	6	2
7	3	7	3
8	4	8	4
5	1	5	1

Scale: 1"=200' Rev: 02/23/06

138-10-4

SUP-18691
01/25/07 PC

TAX DIST 125,200

Deed



Separator Sheet

FREANEL & SON CHEYENNE, LLC

Business Entity Information

Status:	Active	File Date:	9/12/2003
Type:	Domestic Limited-Liability Company	Corp Number:	LLC13973-2003
Qualifying State:	NV	List of Officers Due:	9/30/2007
Managed By:	Managers	Expiration Date:	9/12/2502

Resident Agent Information

Name:	PARACORP INCORPORATED	Address 1:	318 NO. CARSON ST. STE.#208
Address 2:		City:	CARSON CITY
State:	NV	Zip Code:	89701
Phone:		Fax:	
Email:		Mailing Address 1:	
Mailing Address 2:		Mailing City:	
Mailing State:		Mailing Zip Code:	

Financial Information

No Par Share Count:	0	Capital Amount:	\$ 0
No stock records found for this company			

Officers

☒ Include Inactive Officers

Managing Member - ANELLI P STAMM

Address 1:	125 SILVER OAK TERRACE	Address 2:	
City:	ORINDA	State:	CA
Zip Code:	94563	Country:	
Status:	Active	Email:	

Managing Member - ANELLI P STAMM

Address 1:	125 SILVER OAK TERRACE	Address 2:	
City:	ORINDA	State:	CA
Zip Code:	94563	Country:	
Status:	Historical	Email:	

Manager - FREDERICK J STAMM, JR

Address 1:	125 SILVER OAK TERRACE	Address 2:	
City:	ORINDA	State:	CA
Zip Code:	94563	Country:	
Status:	Active	Email:	

Manager - FREDERICK J STAMM, JR

Address 1:	125 SILVER OAK TERRACE	Address 2:	
City:	ORINDA	State:	CA
Zip Code:	94563	Country:	
Status:	Historical	Email:	

Actions\Amendments

Action Type:	Articles of Organization		
Document Number:	LLC13973-2003-001	# of Pages:	1
File Date:	09/12/2003	Effective Date:	
(No Notes for this action)			
Action Type:	Initial List		

Document Number:	LLC13973-2003-003	# of Pages:	1
File Date:	10/02/2003	Effective Date:	
(No Notes for this action)			
Action Type:	Annual List		
Document Number:	LLC13973-2003-002	# of Pages:	1
File Date:	09/16/2004	Effective Date:	
List of Officers for 2004 to 2005			
Action Type:	Annual List		
Document Number:	20050407994-50	# of Pages:	1
File Date:	09/01/2005	Effective Date:	
(No Notes for this action)			
Action Type:	Annual List		
Document Number:	20060514555-33	# of Pages:	1
File Date:	08/10/2006	Effective Date:	
(No Notes for this action)			

20050301-0002635

Fee: \$17.00 RPTT: EX#006
N/C Fee: \$0.00

03/01/2005 11:12:11
T20050037347

Requestor:
NORTH AMERICAN DEED COMPANY

Frances Deane PUN
Clark County Recorder Pgs: 4

APN: #138-10-403-031

R.P.T.T.: \$0.00

Exempt: (6)

Recording Requested By:

North American Deed Company
2700 East Sunset Road, Suite 5
Las Vegas, NV 89120

After Recording Mail To:

North American Deed Company
2700 East Sunset Road, Suite 5
Las Vegas, NV 89120

Send Subsequent Tax Bills To:

Freanel & Son Cheyenne, LLC
125 Silver Oak Terrace
Orinda, CA 94563

GRANT, BARGAIN, AND SALE DEED

TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT, **Frederick J. Stamm, Jr. and Anelli P. Stamm, as Co-Trustees of the Stamm Family Trust, dated November 9, 1993, FOR GOOD AND VALUABLE CONSIDERATION**, the receipt of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL, AND CONVEY, to **Freanel & Son Cheyenne, LLC, a Nevada Limited Liability Company**, whose address is **125 Silver Oak Terrace, Orinda, California, 94563**.

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

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

Per NRS 111.302 - The Legal Description appeared previously in Grant, Bargain, Sale Deed, recorded on September 3, 2003, as Document No. 20030903:01701 in Clark County Records, Clark County Nevada.

MORE commonly known as: 7350 West Cheyenne Avenue, Las Vegas, Nevada 89129.

Subject to Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

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

WITNESS my/our hands, this 4th day of FEBRUARY, 2005

Frederick J. Stamm, Jr., Co-Trustee
Frederick J. Stamm, Jr., Co-Trustee

Anelli P. Stamm, Co-Trustee
Anelli P. Stamm, Co-Trustee

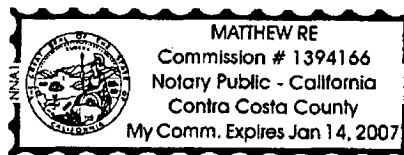
STATE OF California

COUNTY OF Contra Costa ss

This instrument was acknowledged before me, this 4th day of February, 2005, by
Frederick J. Stamm, Jr., Co-Trustee and Anelli P. Stamm, Co-Trustee.

Matthew Re
Notary Public
Title and Rank Notary Public
My Commission Expires: 1-14-07

NOTARY STAMP/SEAL



ASSESS

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

a) #138-10-403-031
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**

Document/Instrument #: _____
Book: _____ Page: _____
Date of Recording: _____
Notes: _____

3. Total Value /Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ 0.00
Transfer Tax Value: ()
Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section (6)

b. Explain Reason for Exemption:

A transfer of title to or from a trust
without consideration if a certificate of
trust is presented at the time of the
transfer.

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 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: Frederick J. Stamm, Jr. Capacity: _____ Grantor

Signature: Frederick J. Stamm, Jr. Capacity: _____ Grantee

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

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

Print Name: Frederick J. Stamm, Jr., Co-Trustee
Address: 125 Silver Oak Terrace
City: Orinda
State: California Zip: 94563

Print Name: Freanel & Son Cheyenne, LLC
Address: 125 Silver Oak Terrace
City: Orinda
State: California Zip: 94563

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

Print Name: North American Deed Company
Address: 2700 East Sunset Road, Suite 5
City, State, Zip: Las Vegas, Nevada 89120

Escrow #: _____

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

2635

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL I:

THAT PORTION OF THE SOUTHEAST QUARTER (SE-¼) OF THE SOUTHWEST QUARTER (SW-¼) OF SECTION 10, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., DESCRIBED AS FOLLOWS:

LOT 3A AS SHOWN BY MAP THEREOF ON FILE IN FILE 92 OF PARCEL MAPS, PAGE 25, IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA, AND AS AMENDED BY THAT CERTAIN CERTIFICATE OF AMENDMENT RECORDED OCTOBER 29, 1998 IN BOOK 981029 AS INSTRUMENT NO. 02151 OF OFFICIAL RECORDS.

PARCEL II:

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER THAT PORTION OF THE ABOVE REFERENCED MAP DELINEATED AS "PRIVATE DRIVE AND PUBLIC UTILITY EASEMENT" AND MORE PARTICULARLY SET FORTH IN THAT CERTAIN PRIVATE DRIVEWAY EASEMENT DECLARATION RECORDED AUGUST 17, 1994 IN BOOK 940817 AS INSTRUMENT NO. 00132 AND RE-RECORDED JANUARY 18, 1995 IN BOOK 950119 AS INSTRUMENT NO. 00347 OF OFFICIAL RECORDS.

PARCEL III:

A NON-EXCLUSIVE RECIPROCAL EASEMENT FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS AS CREATED BY THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND GRANT OF RECIPROCAL EASEMENTS RECORDED MAY 13, 1998 IN BOOK 980513 AS INSTRUMENT NO. 01804 OF OFFICIAL RECORDS.

Application



Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Special Use for Payday loan, installment loan & title loan business
Project Address (Location) 7350 W. Cheyenne Avenue, Suite 111 & 112
Project Name Check City Proposed Use Payday loan
Assessor's Parcel #(s) 138-10-403-031 Ward # 4
General Plan: existing _____ proposed _____ Zoning: existing C-1 proposed _____
Commercial Square Footage 2500 Floor Area Ratio _____
Gross Acres _____ Lots/Units _____ Density _____
Additional Information _____

PROPERTY OWNER Freanel & Son Cheyenne LLC Contact Nelson L. Tressler
Address 125 Silver Oak Terr Phone: (702) 733-7500 Fax: 862-8242
City Orinda State CA Zip 94563-1226

APPLICANT Check City Contact Ryan Marchesi
Address 2640 Crimson Canyon Dr Phone: 216-2331 Fax: 880-7779
City Las Vegas State NV Zip 89128

REPRESENTATIVE LAS Consulting, Inc. Contact Lucy Stewart
Address 856 E. Sahara #201 Phone: 499-6469 Fax: 341-8489
City Las Vegas State NV Zip 89104

Property Owner Signature* Frederick J. Stamm

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

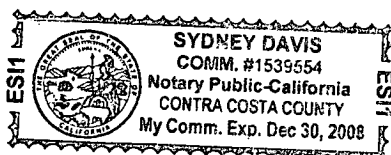
Print Name FREDERICK J. STAMM

Subscribed and sworn before me

This 29th day of November, 20 2006.

Sydney Davis

Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #
<u>SUP-18691</u>
Meeting Date:
<u>1-25-07</u>
Total Fee:
<u>800 -</u>
Date Received:*
<u>12-12-06</u>
Received By:
<u>[Signature]</u>

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

Justification Letter



Separator Sheet

*LAS Consulting, Inc.
856 E. Sahara #201
Las Vegas, NV 89104
(702) 499-6469-Cell
(702) 341-8489-fax*

December 19, 2006

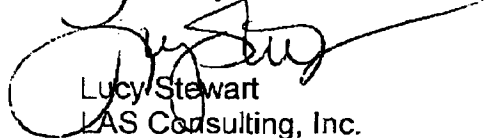
Nathan Goldberg
City of Las Vegas
Planning & Development
739 South Fourth Street
Las Vegas, NV. 89101

RE: APN 138-10-403-031
7350 W. Cheyenne #111 & 112 (revised)

Dear Sir or Madam:

Please accept this letter as our request for a use permit for an auto title loan/financial institution, located at 7350 W. Cheyenne #111 & 112. My client would like to convert an existing building (former mattress store) to a payday loan, check cashing, title loan business. The potential site needs a waiver to the separation requirement from another similar business because it is approximately 890 feet from another similar business. That business is oriented towards Tenaya while this [potential site is oriented to Cheyenne. This site meets the 200 ft requirement for a separation from residential. There is more than adequate parking within the shopping center, and this use will be a welcome addition to the area. Thank you for your consideration in this matter. Please contact me with any questions regarding this matter.

Yours truly,


Lucy Stewart
LAS Consulting, Inc.

RECEIVED
DEC 19 2006

**SUP-18691
01/25/07 PC
REVISED**

*LAS Consulting, Inc.
856 E. Sahara #201
Las Vegas, NV 89104
(702) 499-6469-Cell
(702) 341-8489-fax*

October 16, 2006

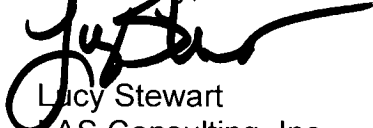
City of Las Vegas
Planning & Development
739 South Fourth Street
Las Vegas, NV. 89101

RE: APN 138-10-403-031
7350 W. Cheyenne #111 & 112

Dear Sir or Madam:

Please accept this letter as our request for a use permit for a financial institution, located at 7350 W. Cheyenne #111 & 112. My client would like to convert an existing building (former mattress store) to a payday loan, check cashing, title loan business. The potential site meets the separation requirement from another similar business and meets the 200 ft requirement for a separation from residential. There is more than adequate parking within the shopping center, and this use will be a welcome addition to the area. Thank you for your consideration in this matter. Please contact me with any questions regarding this matter.

Yours truly,


Lucy Stewart
LAS Consulting, Inc.

**SUP-18691
01/25/07 PC**

Hansen Sheet



Separator Sheet

Report Date 12/12/2006 02:40 PM

Submitted By

Page 1

A/P # 18691 SPECIAL USE PERMIT

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	12/12/2006 14:03	982786	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

SUP-18691 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: CHECK CITY - OWNER: FREANEL & SON CHEYENNE, LLC - Request for a Special Use Permit TO ALLOW A PROPOSED AUTO TITLE LOAN ESTABLISHMENT at 7350 West Cheyenne Avenue, Suites 111 and 112 (APN 138-10-403-031), C-2 (General Commercial) Zone, Ward 4 (Brown).

Parent A/P #

Project #	18691	Project/Phase Name	CHECK CITY	Phase #	
Size/Area	0.00	Size Description		Subdivision Code	
Proposed Start		Proposed Stop		% Completed	0.00
% Complete Formula					

Property/Site Information

Parcel 13810403031

Location

Owner/Tenant

Contact ID AC931841	Name	FREANEL & SON CHEYENNE L L C	
Mailing Address	125 SILVER OAK TERR	Organization	
City	ORINDA	State/Province	CA
ZIP/PC	94563-1226	Country	☐ Foreign
Day Phone	(702)733-7500 x	Evening Phone	
Fax	(702)862-8242	Mobile #	

Linked Addresses

No Addresses are linked to this Application

A/P Linked Addresses

7350 W CHEYENNE AVE
LAS VEGAS, 89129-

7350 W CHEYENNE AVE 101
LAS VEGAS, 89129-

7350 W CHEYENNE AVE 102
LAS VEGAS, 89129-

7350 W CHEYENNE AVE 103
LAS VEGAS, 89129-

7350 W CHEYENNE AVE 104
LAS VEGAS, 89129-

Report Date 12/12/2006 02:40 PM

Submitted By

Page 2

Address	Parcel Link	A/P Link
7350 W CHEYENNE AVE 105 LAS VEGAS, 89129-		
7350 W CHEYENNE AVE 106 LAS VEGAS, 89129-		
7350 W CHEYENNE AVE 108 LAS VEGAS, 89129-		
7350 W CHEYENNE AVE 109 LAS VEGAS, 89129-		
7350 W CHEYENNE AVE 110 LAS VEGAS, 89129-		
7350 W CHEYENNE AVE 111 LAS VEGAS, 89129-		
7350 W CHEYENNE AVE 112 LAS VEGAS, 89129-		

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

13810403031

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 12/12/2006 02:40 PM

Submitted By

Page 3

SPECIAL USE PERMIT

N DINA Required? Final City Council letter received
N Project of Regional Significance? Annotated minutes received
N Parent Project link required? Is there a condition of approval for a Required Review?
Type of Use If yes, when does it need to be reviewed?

AUTO TITLE LOAN

Meeting Information

Meeting Information	Meeting Type	Meeting Status	YES Votes	NO Votes	ABSTENTIONS
Meeting Date Comments Added By	Add Date	Modified By Modified Date			
01/25/2007	PC	SCHEDULED			
DDONLEY	12/12/2006		0	0	0

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

No children exist for this project

Employee	Last	First	MI	Comments
Employee ID				

No Employee Entries

Log	Description	Entered By	Start	Stop	Hours
Action					
Comments					
PAYMNT	CK NAME.# WHO PICKED UP PERMIT	984053	12/12/2006 14:12		0.00
	SANDRA MONTGOMERY, 312-2435, CHECK CITY, CK#5321				

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

SUP-18691 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: CHECK CITY - OWNER: FREANEL & SON CHEYENNE, LLC - Request for a Special Use Permit FOR A PROPOSED AUTO TITLE LOAN ESTABLISHMENT AND A WAIVER OF THE 1,000 FOOT DISTANCE SEPARATION REQUIREMENT FROM ANOTHER FINANCIAL INSTITUTION, SPECIFIED at 7350 West Cheyenne Avenue, Suite #111 and #112 (APN 138-10-403-031), C-1 (Limited Commercial) Zone, Ward 4 (Brown).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S $\frac{1}{2}$) OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$) OF SECTION 10 TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

PLANNING COMMISSION: **JANUARY 25, 2007**

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

CITY COUNCIL: IF APPROVED: **FEBRUARY 21, 2007**
IF DENIED: P.C. FINAL ACTION (Unless appealed within 10 days)

Comments Due: **DECEMBER 26, 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 Carman Burney (cburney@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*

SUP-18691

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	RICK SCHROEDER	DSC

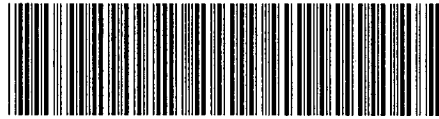
SENT VIA COURIER/ INTER-OFFICE MAIL/ OR US MAIL

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

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

SUP & SNC
12/12/2006

Extraction List



EXTRACTION LIST

Separator Sheet

37/6

PARCELS	123
LABELS	118

Report of All Selected Parcels**Case Number:** SUP-18691**Printed On:** Thu: December 21, 2006

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
A M PROPERTIES L L C	3008 ASTORIA PINES CIR LAS VEGAS NV	13810411015
ABELLA KAREN	7316 ATWOOD AVE LAS VEGAS NV	13810410023
ALEXANDER DENECE	3325 BUFFALO NARROWS CIR LAS VEGAS NV	13810410070
ALVARADO DANIEL M & MONICA	3329 HYANNIS CIR LAS VEGAS NV	13810410111
ANTOSIAK PAUL D	3317 BUFFALO NARROWS CIR LAS VEGAS NV	13810410068
ARENA JOSEPH	7340 ATWOOD AVE LAS VEGAS NV	13810410017
ARENA JOSEPH A	7340 ATWOOD AVE LAS VEGAS NV	13810410024
ARENDT JOHN	2 KIOWA CT HENDERSON NV	13810410008
BALL DAVID & REGINA	7344 ATWOOD AVE LAS VEGAS NV	13810410016
BECKWITH PATRICK & MICHELLE	7460 ATWOOD AVE LAS VEGAS NV	13810402007
BRACKEN DONALD J	9684 SILVERSIDE DR SO LYON MI	13810410010
BROWN 1988 TRUST	HC 34 BOX 34165 ELY NV	13810402002
BROWN ANNETTE	7485 BUCKSKIN AVE LAS VEGAS NV	13810402001
BROWN MONTE & A 2000 LIV TR	7485 BUCKSKIN AVE LAS VEGAS NV	13810402008
BROWN MONTE & A 2000 LIV TR AGMT	7485 BUCKSKIN AVE LAS VEGAS NV	13810402009
BROWN MONTE & A 2000 LIV TR AGMT	7485 BUCKSKIN AVE LAS VEGAS NV	13810402010
BUTVICH FRANK P & CARMEN A	7336 ATWOOD AVE LAS VEGAS NV	13810410018
CABBLE MELISSA A & KEVIN J	3317 HYANNIS CIR LAS VEGAS NV	13810410108
CATALANO JON M	7309 SIMSBURY CIR LAS VEGAS NV	13810410030
CHEUNG HON TSUEN & SHIN TING	3305 HYANNIS CIR LAS VEGAS NV	13810410105
CHEYENNE RANCH L L C	%C KEOUGH 125 CASSIA WY HENDERSON NV	13810403006
CHURCH L D S PRESIDING BISHOP	%TAX DIV #535-5435 50 E NORTH TEMPLE ST 22ND FLOOR SALT LAKE CITY UT	13810401003
CITY OF LAS VEGAS	180 WASHINGTON VALLEY RD BEDMINSTER NJ	13815101004
CITY OF LAS VEGAS	400 E STEWART LAS VEGAS NV	13815101002
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13815101003
CITY OF LAS VEGAS	400 E STEWART AVE LAS VEGAS NV	13815201002
CONTRERAS ALFONSO M & ESTELA	7325 SIMSBURY CIR LAS VEGAS NV	13810410034
COONS HAROLD J & LUELLA E	7332 ATWOOD AVE LAS VEGAS NV	13810410019
COREAS-MENDOZA ANA	3320 STURBRIDGE CIR LAS VEGAS NV	13810410078
CRISP GARY S	3320 N PIONEER WY LAS VEGAS NV	13810410004
DABNEY ERIC V & CONSTANCE E	3313 STURBRIDGE CIR LAS VEGAS NV	13810410087
DAWAT RAYMONDO	3324 BUFFALO NARROWS CIR #C1 LAS VEGAS NV	13810410057

Report of All Selected Parcels**Case Number:** SUP-18691**Printed On:** Thu: December 21, 2006

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
DEL RIO WALTER	3300 BUFFALO NARROW CIR LAS VEGAS NV	13810410063
DIGIACINTO ALFREDO P & TERRI L	7320 SIMSBURY CIR LAS VEGAS NV	13810410036
E A M PROPERTIES L L C	%M/M A MARTINEZ 910 LAS VEGAS BLVD S LAS VEGAS NV	13810411012
E A M PROPERTIES L L C	%M/M A MARTINEZ 910 LAS VEGAS BLVD S LAS VEGAS NV	13810411009
E-T-T SERVICE STATIONS L L C	5195 LAS VEGAS BLVD S LAS VEGAS NV	13810403009
FONG RICHARD D S	2830 S 24TH ST SAN FRANCISCO CA	13810410103
FOSTER ROBERT L	3304 STURBRIDGE CIR LAS VEGAS NV	13810410082
FREANEL & SON CHEYENNE L L C	125 SILVER OAK TERR ORINDA CA	13810403031
GOLDYN DAVID M	3309 HYANNIS CIR LAS VEGAS NV	13810410106
GOMEZ TODD	7321 SIMSBURY CIR LAS VEGAS NV	13810410033
GRAY HAROLD	3301 BUFFALO NARROWS LAS VEGAS NV	13810410064
GREENE CLIFFORD L & CAMMIE C	3300 STURBRIDGE CIR LAS VEGAS NV	13810410083
HAMMER IRENE	3360 N PIONEER WY LAS VEGAS NV	13810410002
HARTZELL SEARLE M	3333 BUFFALO NARROWS CIR LAS VEGAS NV	13810410072
HENDRICKS SCOTT T	3301 HYANNIS CIR LAS VEGAS NV	13810410104
HENKEL JEROME	3324 HYANNIE CIR LAS VEGAS NV	13810410097
HOUSING AUTHORITY CITY OF LV	P O BOX 1897 LAS VEGAS NV	13810410096
HOYER JULIE	7304 ATWOOD AVE LAS VEGAS NV	13810410026
HURT BRIAN T & PATRICIA M	7308 ATWOOD AVE LAS VEGAS NV	13810410025
INSANA FRANK J	3321 HYANNIS CIR LAS VEGAS NV	13810410109
JENSON W SCOTT	HCR-65 BOX 447 FREDONIA AZ	13810402003
JOHNSON CHRISTINA L	7313 SIMSBURY CIR LAS VEGAS NV	13810410031
KLEPPER GARY N & MARCELINA C	7364 ATWOOD AVE LAS VEGAS NV	13810410011
KLUTH EDD & JOSETTE	8633 CANYON VIEW DR LAS VEGAS NV	13810410086
KRYGER ROBERT E	7317 SIMSBURY CIR LAS VEGAS NV	13810410032
LEE ERIC	7320 ATWOOD AVE LAS VEGAS NV	13810410022
LIVINGSTON ARIANNE	1447 STANFORD ST #H SANTA MONICA CA	13810410091
LORD JANICE E	3328 STURBRIDGE CIR LAS VEGAS NV	13810410076
MAGOOS ENTERPRISES INC	202 FREMONT ST LAS VEGAS NV	13810403032
MANAJ ILIR	3329 BUFFALO NARROWS CIR LAS VEGAS NV	13810410071
MANTHEI PATTI JEAN & DAVID J	7415 BUCKSKIN AVE LAS VEGAS NV	13810402004
MARQUEZ CIRCE	3304 BUFFALO NARROWS CIR LAS VEGAS NV	13810410062

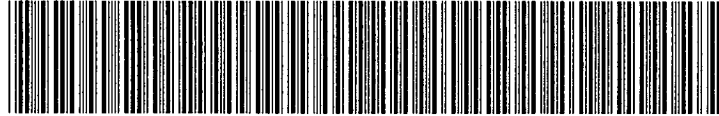
Report of All Selected Parcels**Case Number:** SUP-18691**Printed On:** Thu: December 21, 2006

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
MARTIN CHRISTOPHER J & ESTHER S	3312 BUFFALO NARROWS CIR LAS VEGAS NV	13810410060
MARTINEZ ALFREDO & ELVIA	910 LAS VEGAS BLVD S LAS VEGAS NV	13810411007
MARTINEZ ALFREDO & ELVIA	910 LAS VEGAS BLVD S LAS VEGAS NV	13810411013
MARTINEZ ALFREDO & ELVIA	910 LAS VEGAS BLVD S LAS VEGAS NV	13810411005
MARTINEZ ALFREDO & ELVIA	910 LAS VEGAS BLVD S LAS VEGAS NV	13810411008
MARTINEZ SALVADOR	3305 STURBRIDGE CIR LAS VEGAS NV	13810410085
MATTHEWS MILTON A	7348 ATWOOD AVE LAS VEGAS NV	13810410015
MAUPIN BENNIE	411 E MARIGOLD ST ALTADENA CA	13810410080
MCLAURIN FELDER M	3308 BUFFALO NARROWS CIR LAS VEGAS NV	13810410061
MORALES 1996 TRUST	2740 MAGNET NO LAS VEGAS NV	13810410075
MORTENSEN FAMILY TRUST	3300 N PIONEER WY LAS VEGAS NV	13810410005
MULLAI LIRIM & MULLAI	3316 HYANNIS CIR LAS VEGAS NV	13810410099
NELSON FAMILY TRUST	3325 STURBRIDGE CIR LAS VEGAS NV	13810410090
NILSON MICHAEL L & JULIE L	3313 HYANNIS CIR LAS VEGAS NV	13810410107
O'NESKY E E & R A LIV TR SURV TR	3332 HYANNIS CIR LAS VEGAS NV	13810410095
PALM MORTUARY INC	%K KNAUSS 1325 N MAIN ST LAS VEGAS NV	13810403003
PAWLUK WILLIAM & KATHLEEN	1434 SANTA CRUZ ST LAGUNA BEACH CA	13810410058
PENN JEREMY	7356 ATWOOD AVE LAS VEGAS NV	13810410013
PERALTA-LOPEZ JOAQUIN E	6509 BRISTOL WY LAS VEGAS NV	13810410101
POLLO REALTY L L C	%W PERKINS 4121 E CHARLESTON BLVD LAS VEGAS NV	13810403020
RANDELL KATIE L	2232 S NELLIS BLVD #311 LAS VEGAS NV	13810410007
RED ROCK SELF-STORAGE L L C	%PTA-EX #8006 P O BOX 19156 ALEXANDRA VA	13810403028
RESORT HOLDINGS 2 L L C	%TRANSWESTERN INVESTMENTS 2801 N TENAYA #C LAS VEGAS NV	13810412003
RUIZ IRENE B	7329 FALL RIVER CIR LAS VEGAS NV	13810410049
RYNE ROBERT H & BENITA K	3340 N PIONEER WY LAS VEGAS NV	13810410003
S S D	750 N 17TH LAS CRUCES NM	13810403022
SABOORI SHIVA	9 STINSON RD ANDOVER MA	13810410092
SAID RAMZI	7272 W 90TH ST LOS ANGELES CA	13810410098
SAKAGAWA SUSAN SETSUKO & WAYNE S	3321 STURBRIDGE CIR LAS VEGAS NV	13810410089
SALLS MARC F E & DEBRA H	3380 N PIONEER WY LAS VEGAS NV	13810410001
SANTACRUZ REYNALDO G & ROSEANN	1461 LINCOLN ST BERKLEY CA	13810410037
SANTOS ANABEL	3316 BUFFALO NARROWS CIR LAS VEGAS NV	13810410059

Report of All Selected Parcels**Case Number:** SUP-18691**Printed On:** Thu: December 21, 2006

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
SCHMIDT CHET & ESTHER	BOX 15223395 SIOUX FALLS SD	13810410094
SCHUMACHER ROBERT G JR & LESLIE	3325 HYANNIS CIR LAS VEGAS NV	13810410110
SHARBATZ SJANNA	914 RIDGEVIEW DR EAGLE POINT OR	13810410067
SINES MATTHEW	3304 HYANNIS CIR LAS VEGAS NV	13810410102
SINGLETON ANDRE & PHILANA	7324 ATWOOD AVE LAS VEGAS NV	13810410021
SPEES TROY M & MARY K	7352 ATWOOD AVE LAS VEGAS NV	13810410014
STANTON BARBARA L	7384 ATWOOD AVE LAS VEGAS NV	13810410006
STIRBRIDGE INVESTMENTS LTD	%DANIEL & DEBRA BROWN 3301 STURBRIDGE CIR LAS VEGAS NV	13810410084
SUCKOW LINDA FAYE & WILLIAM R	3308 STURBRIDGE CIR LAS VEGAS NV	13810410081
SUTTON JOSEPH HOYT & PATRICIA A	3508 BOGSIDE WY LAS VEGAS NV	13810410077
SWIFT RALPH M	8733 BLAZING SADDLE AVE LAS VEGAS NV	13810410020
SYKES ALLEN & REGINA D	3309 BUFFALO NARROWS CIR LAS VEGAS NV	13810410066
T I H POINTE NORTH L L C ETAL	%TIH VII LLC %TRANSWESTERN INVEST 2801 N TENAYA #C LAS VEGAS NV	13810412002
TODD ROBERT S & THERESA B	7324 SIMSBURY CIR LAS VEGAS NV	13810410035
TRANSWESTERN INVESTMENT ETAL	2801 N TENAYA WY #C LAS VEGAS NV	13810413006
U-STORE-IT L P	PTA-USI #293 P O BOX 19156 ALEXANDRIA VA	13810403014
VALLE LARISSA	7372 ATWOOD AVE LAS VEGAS NV	13810410009
VANCE HAROLD NEIL & LINDA JANE	3337 STURBRIDGE CIR LAS VEGAS NV	13810410093
VANDERHOOF JEFFREY S & ANN	7360 ATWOOD AVE LAS VEGAS NV	13810410012
WARDLE HOWARD M & MARY E	3305 BUFFALO NARROWS CIR LAS VEGAS NV	13810410065
WEINBERG DAVID	3317 STURBRIDGE CIR LAS VEGAS NV	13810410088
WHEATCROFT LIVING TRUST	3312 HYANNIS CIR LAS VEGAS NV	13810410100
WILGAR BERNIE GLADE	3355 N PIONEER DR LAS VEGAS NV	13810402005
WILSON JAMES C & BARBARA J	3321 BUFFALO NARROWS CIR LAS VEGAS NV	13810410069
WYNEN LEIGH A	7300 ATWOOD AVE LAS VEGAS NV	13810410027
YARDLEY JOSEPH R & KARMALEE	7474 W ATWOOD AVE LAS VEGAS NV	13810402006
YOUNG SUSAN L	3316 STURBRIDGE CIR LAS VEGAS NV	13810410079

Neighborhood Services List



NEIGHBORHOOD SERVICES LIST

Separator Sheet

City of Las Vegas - Planning and Development Department.

Development Notification

PC Meeting: January 25, 2007

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:

SUP-18691

Cimarron Gowan Community Association

Desert Shores Community Association

Northshore Reflections HOA

Sterling Springs HOA

Woodcrest Village HOA

Public Hearing Notice



PUBLIC HEARING NOTICE

Separator Sheet



NOTICE OF PUBLIC HEARING

SPECIAL USE PERMIT

MEETING: PLANNING COMMISSION
DATE: JANUARY 25, 2007
TIME: 6:00 P.M.
LOCATION: CITY COUNCIL CHAMBERS
400 STEWART AVENUE
LAS VEGAS, NEVADA

SUP-18691

APPLICANT: CHECK CITY - OWNER: FREANEL & SON CHEYENNE, LLC - REQUEST FOR A SPECIAL USE PERMIT FOR A PROPOSED AUTO TITLE LOAN ESTABLISHMENT AND A WAIVER OF THE 1,000-FOOT DISTANCE SEPARATION REQUIREMENT FROM ANOTHER FINANCIAL INSTITUTION, SPECIFIED AT 7350 WEST CHEYENNE AVENUE, SUITE #111 AND #112 (APN 138-10-403-031), C-1 (LIMITED COMMERCIAL) ZONE, WARD 4 (BROWN).

THE ABOVE PROPERTY IS LEGALLY DESCRIBED AS BEING A PORTION OF THE SOUTH HALF (S½) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 10 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 objection thereto or approval thereof with the Planning and Development Department, Current Planning Division, Development Services Center, 731 South Fourth Street, Las Vegas, Nevada 89101. This request may be deemed Final Action by the Planning Commission or forwarded to the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after discussion of the item. You will 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, CURRENT PLANNING MANAGER
PLANNING AND DEVELOPMENT DEPARTMENT
CURRENT PLANNING DIVISION

SEE LOCATION MAP ON REVERSE SIDE

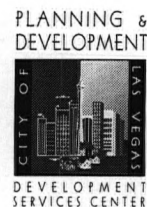
Affidavit of Sign Posting



Separator Sheet



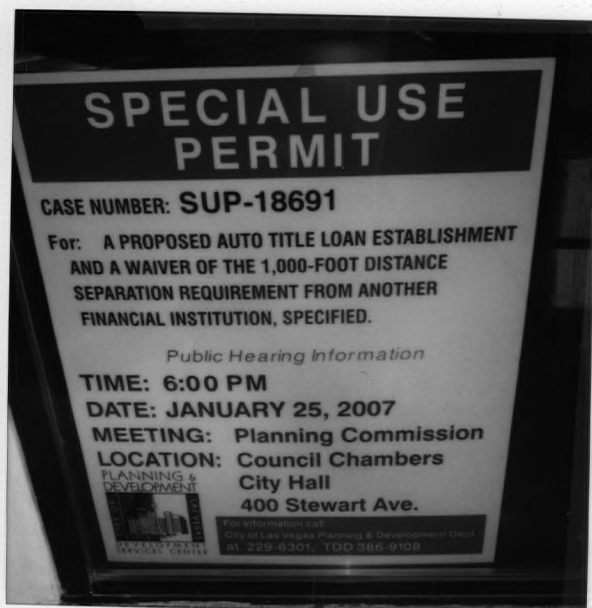
CITY OF LAS VEGAS SIGN POSTING AFFIDAVIT



CASE NUMBER: SUP-18691

MEETING DATE: 01/25/07 PC

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



Cheyenne

[Signature]
Signature

1-13-07
Date

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

Plans (PMT)



Separator Sheet

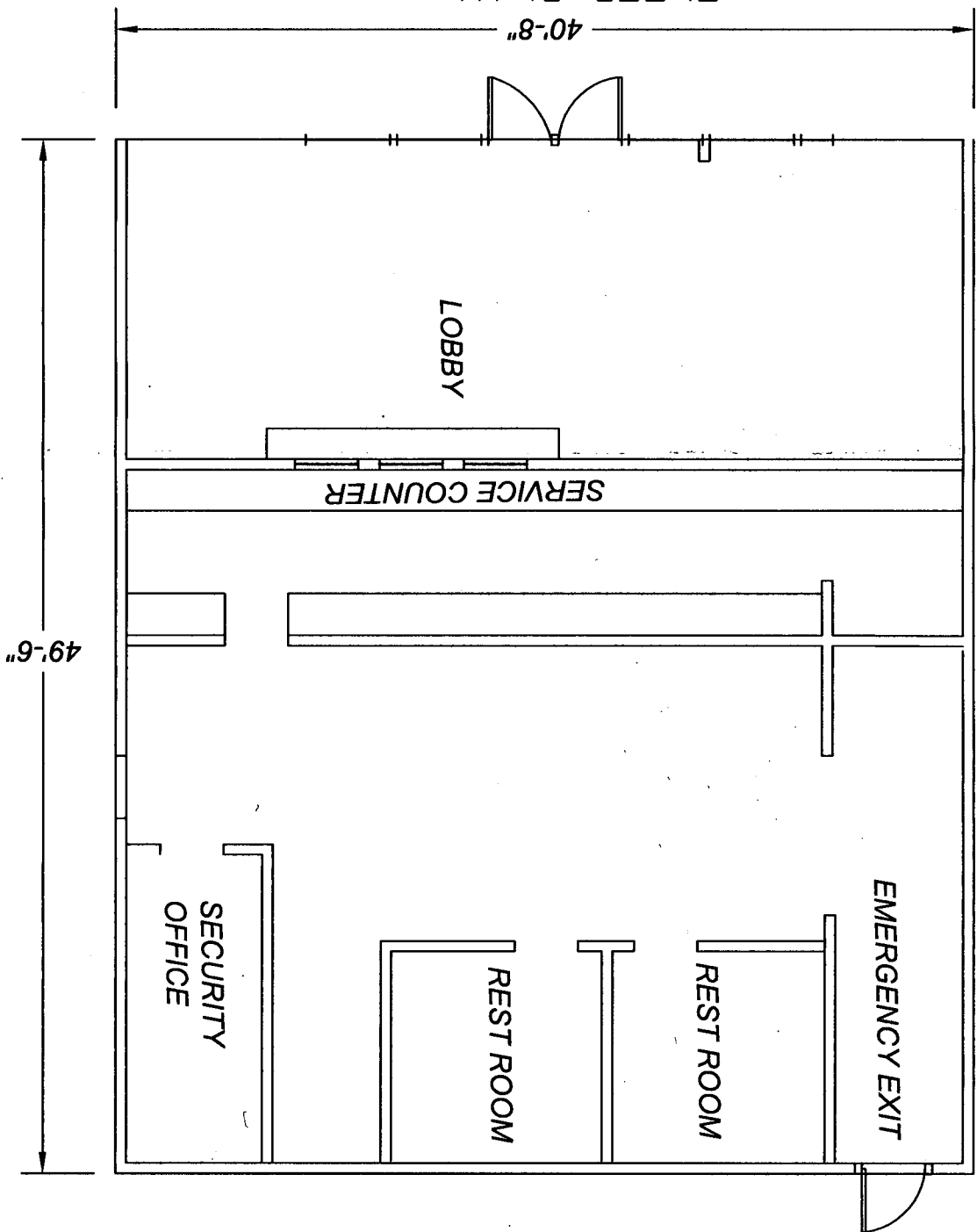
Plans (Floor Plans)



PLANS - FLOOR PLANS

Separator Sheet

7350 W CHEYENNE
 AVE
 SUITE 111 & 112
 SCALE 1/8" = 1'-0"
 FLOOR PLAN



APPROVED
 CITY COUNCIL DATE: 3/17/07
 PLANNING COMMISSION DATE: 3/8/07
 BY: John R. [Signature]
 PLANNING AND DEVELOPMENT
 CITY OF LAS VEGAS

RECEIVED
 DEC 12 2006
 SUP-18691
 01/25/07 PC

F
 SUP-18691 PC 02/08/07, PC Approved -> CC 03/07/07, CC Approved

12/2/20
HARRIS
COMM

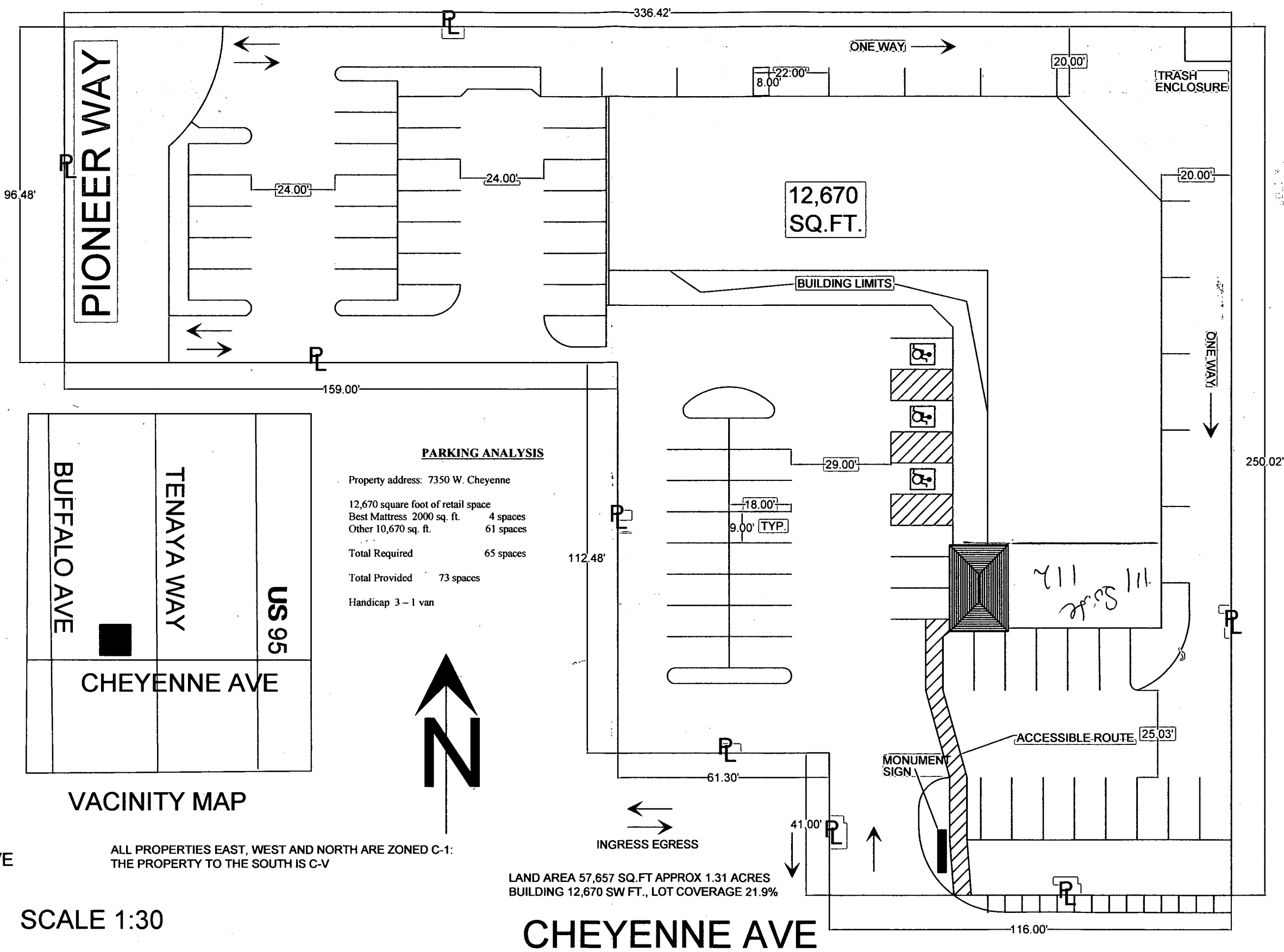
OUT OF THE AREA
FBI NEW YORK
RECEIVED
DEC 2 1999

Plans (Approved Site Plan)



PLANS - APPROVED SITE PLAN

Separator Sheet



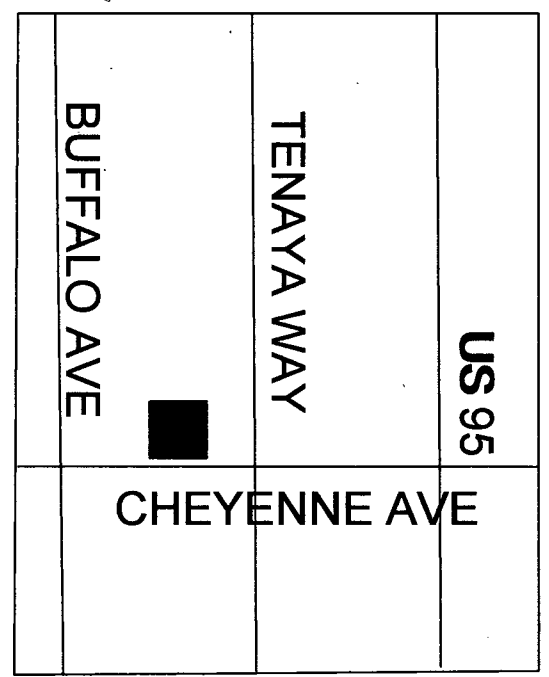
PARKING ANALYSIS

Property address: 7350 W. Cheyenne

12,670 square foot of retail space

Best Mattress 2000 sq. ft.	4 spaces
Other 10,670 sq. ft.	61 spaces
Total Required	65 spaces
Total Provided	73 spaces
Handicap 3 - 1 van	

VACINITY MAP



7350 W CHEYENNE AVE
SUITE 111 & 112

ALL PROPERTIES EAST, WEST AND NORTH ARE ZONED C-1:
THE PROPERTY TO THE SOUTH IS C-V

SCALE 1:30

LAND AREA 57,657 SQ.FT APPROX 1.31 ACRES
BUILDING 12,670 SQ.FT., LOT COVERAGE 21.9%

CHEYENNE AVE

APPROVED
CITY COUNCIL DATE: 3/7/07
PLANNING COMMISSION DATE: 2/8/07
BY: *John R. Kelly*
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

RECEIVED
DEC 12 2006

SUP-18691
01/25/07 PC

SUP 18691 PC 8/2/08/07 PC Approved 7/20/07 cc Approved
 8

6/9/2012
CS
EMMA

CITY OF LAS VEGAS
PLANNING AND DEVELOPMENT
BY _____
PLANNING COMMISSION DATE: _____
CITY COUNCIL DATE: _____
APPROVED