

Application



Separator Sheet

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: SIGNAGE TEMPORARY
 Project Address (Location) 1560 E. SAHARA AVE LV NV 89104
 Project Name PLAZA CERAMIC TILE Proposed Use TILE
 Assessor's Parcel #(s) 162-02-411-023 Ward # 3
 General Plan: existing CO proposed _____ Zoning: existing C-1 proposed _____
 Commercial Square Footage 3302 Floor Area Ratio _____
 Gross Acres .12 Lots/Units _____ Density FREE STANDING
 Additional Information 3 BANKS 02-17-03-04-17-03

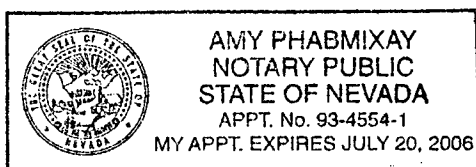
PROPERTY OWNER JEFF HATTE JORDAN Contact JEFF JORDAN
 Address 1560 E. SAHARA AVE Phone: 702-458-3825 Fax: 458-3825
 City LAS VEGAS State NV Zip 89104

APPLICANT ESPINOSA ARIELIA Contact ARIELIA ESPINOSA
 Address 4810 E FIRSTSTONE BL Phone: 323-357-1124 Fax: 323-357-1124
 City S. GATE CA State CA Zip 90280

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

Property Owner Signature* [Signature]
 *An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.
 Print Name JEFF JORDAN

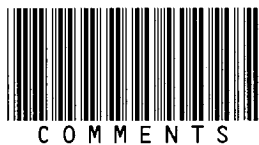
Subscribed and sworn before me
 This 10th day of February, 2003
[Signature]
 Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>TSP-1831</u>
Meeting Date:	
Signs Required:	
Map #	
Total Fee:	<u>100</u>
Receipt #	<u>98992</u>
Date Accepted:	<u>02/11/03</u>
Accepted By:	<u>[Signature]</u>

Comments



Separator Sheet

1560 E. Sahara Ave.

Las Vegas NV 89104

(702) 796-9500

RECEIVED

FEB 12 4 13 PM '04

2-12-04

by Joe Liberman

TO DEVELOPMENT SERVICES CENTER

I would like to cancel the permit
that was issue to Plaza Ceramic Tile, Inc
for January 1st to Feb, 28,

the balloon was taken down by the
wind on Tuesday the 3rd of Feb.

It would like to get credit
on the month left. Since

the balloon is damaged, I might
be able to put it up for next
month.

Thank you for your consideration

Sincerely, Plaza Ceramic Tile, Inc.

APPROVED

TSP-1831 CANCELLED

BY 7-2 EFFECTIVE 3 FEB 2004

CURRENT PLANNING DIVISION

CITY OF LAS VEGAS



City of Las Vegas Planning & Development Dept - Current Planning Division

TEMPORARY SIGN PERMIT

To allow a
SIGNAGE FOR SPECIAL EVENTS OR CIVIC EVENTS

TSP-1831

COMPANY: Plaza Ceramic Tile
AGENT/APPLICANT Espinoza Arielia
CONTACT NAME: Espinoza Arielia
CONTACT NUMBER: 223-357-1134
PARCEL NUMBER: 162-02-411-023
PARCEL OWNER: I J and Hattie Jordan
LOCATION: 1560 E. Sahara Ave
ISSUED BY: Jody Donohue
ISSUED DATE: February 11, 2003
EXPIRATION DATE: 2/17/03 to 4/17/03

EVENT TYPE:

Grand Opening for Retail Floor Coverings
3 Banners 3'x 10' on south, west, and southeast building face.

THIS PERMIT IS APPROVED PURSUANT TO SECTION 19A.14.070A of the LAS VEGAS MUNICIPAL CODE SUBJECT TO THE FOLLOWING CONDITIONS:

- 1) APPROVAL OF THE TEMPORARY SIGNAGE SHALL EXPIRE *April 17, 2003*, CONSTITUTING USE OF THE FULL 60 DAYS ALLOTTED BY TITLE 19A.
- 2) ALL TEMPORARY SIGNS SHALL BE SET BACK FROM ANY STREET INTERSECTION OR OTHERWISE LOCATED IN ORDER NOT TO CREATE A SIGHT RESTRICTION.
- 3) THIS USE SHALL NOT CREATE A NUISANCE TO NEARBY PROPERTIES AS A RESULT OF FACTORS SUCH AS EXCESSIVE ILLUMINATION, GLARE, OR NOISE.
- 4) CONFORMANCE TO THE SUBMITTED SITE PLAN.
- 5) THE APPLICANT SHALL DISPLAY A COPY OF THIS TEMPORARY SIGN PERMIT APPROVAL LETTER DURING THE HOURS OF OPERATION.
- 6) ALL TEMPORARY IMPROVEMENTS MADE TO THIS SITE AND THE ABUTTING STREETS SHALL BE REMOVED UPON TERMINATION OF THE USE.
- 7) ALL APPLICABLE CITY CODE REQUIREMENTS SHALL BE SATISFIED.
- 8) THE APPLICANT SHALL BE RESPONSIBLE FOR LEAVING THE SITE FREE OF DEBRIS, LITTER, OR ANY OTHER EVIDENCE OF OCCUPANCY UPON COMPLETION OF THE USE.
- 9) NO SIGNS SHALL BE LOCATED ON THE PUBLIC RIGHT-OF-WAY.

STAR ~~MAAHHZ~~ - 17-03 - 4.11-03

TEMPORARY Sialb Fox

GRAN OPENIG

ISLO E SAHARA AU L.4 N.4

ARCELIA ESPINOZA

CEL 323) 356-6273

4810 E FRISTONE BL

S. GATE CALIF. 90280

Arclia Espinoza

Edward Leon
Broker-Salesman

RE/MAX

Achievers

5300 West Sahara, Suite 200
Las Vegas, Nevada 89146
Office: (702) 362-4800
Fax: (702) 362-3300

Each Office Independently Owned and Operated

RE/MAX

COMMERCIAL

Computerite Building 4-Sale / Lease Option

1601 E Sahara Ave - Las Vegas Nv 89104

Location: The Computerite Building is located four Blocks east of Maryland Pkw on Sahara, and is centrally located between the Las Vegas Strip and the new Boulder Strip, within a short distance to employment, shopping, restaurants hospitals, apartments, residential and the University of Las Vegas.

Description: Subject property is a 3,322.00 ± Sf. building, with offices, conference room, large show room and two (2) apartments, or offices, in the back of the building. Ideal for the small business man that wants to live in the back of his business.

Sale Price: \$456,000.00 Lease-Option \$0.99

Proposed Financing: Cash, Cash to New Loan. With 30-40% down owner will carry at 10% interest amortized over 30 years, with monthly P&I payments all due in 5 years. Owner must see Buyers P&L Statement and Tax Returns for past 3 years.

Daily Traffic Count: year ended 2000

West	55,000
East	40,500
	95,500 Total cars per day

Taxes / Parcel Number:

\$1,661.99 162-02-411-023

Escrow Company: 1st American
Title

Zoning: Commercial-Retail

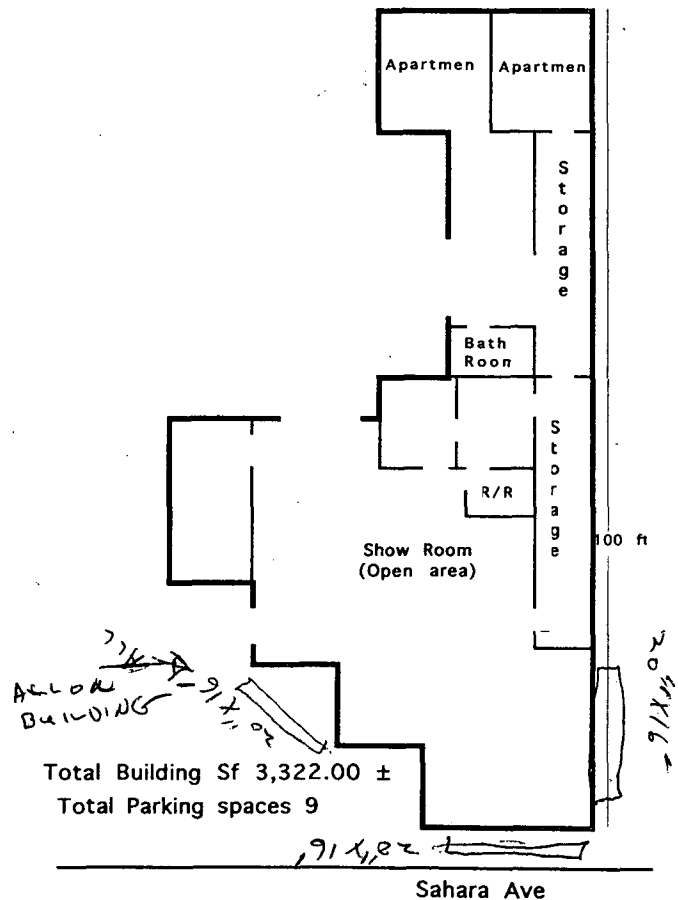
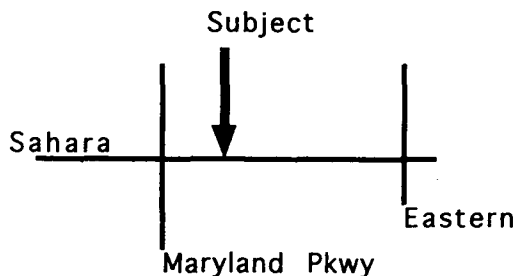
Utilities: Water and Electric

Construction: Block

Lot Size:

69.20 x 105.01 = 7,266.69 Sf
or 0.17 Acres

Tax District: City of Las Vegas:



Agent Phone 203-5775

The information contained herein was obtained from sources which we believe to be reliable. Please take notice that RE/MAX Achievers and Edward Leon (203-5775) is not responsible for, do not attest to, or invite your reliance upon, the accuracy of this information. Verification of the correctness of this information may be obtained by reviewing the principal's Source documents. 8/23/01

Banner

10'

COMING SOON
PLAZA CERAMIC TILE
FACTORY DIRECT

OPEN TO THE PUBLIC
(IL#)

OPENING MARCH 10

36"



DEVELOPMENT SERVICES CENTER

RECEIPT

Receipt # 98992 Pg ____ of ____

02/11/03 10:35

=====

DESCRIPTION	AMOUNT
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TEMPORARY SIGN PERMIT	\$100.00
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	\$100.00
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ADDED: JD1 02/11/03 10:35
LAST UPD: LBC 02/11/03 10:53

CASH: \$100.00

REFERENCE: TSP-1831

PLAZA CERAMIC TILE
ESPINOZA ARIELIA
4810 E FIRESTONE BLVD
SOUTH GATE

CA 90280

PHONE: 223-357-1134

TSP-1831
2310-052-1/97

Plans (PMT)



Separator Sheet

NOTES	This map is for assessment use only and does NOT represent a survey. No liability is assumed for the accuracy of the data delineated herein. Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office. This map is compiled from official records, including surveys and deeds, but only contains the information required for assessment. See the recorded documents for more detailed legal information.		ASSESSOR'S PARCELS - CLARK CO., NV. M. W. Schofield, Assessor		T21S R61E 02 S 2 SW 4		162-02-4	
	AVERAGE DA VALUE 35		PARCEL BOUNDARY 001 SUBD BOUNDARY 1.00 ROAD EASEMENT 202 PW/LD BOUNDARY 5 NON-PARCEL LOT LINE 5 MATCH LINE / LEADER LINE 5 ROAD ID NUMBER 001		PARCEL NUMBER ACREAGE PARCEL SUB/SEQ NUMBER PLAT RECORDING NUMBER BLOCK NUMBER LOT NUMBER GOV. LOT NUMBER		Scale: 1"=200' Rev: 10/17/02	
	MAP LEGEND 001		001		001		001	
	USE THIS SCALE (FEET) WHEN MAP REDUCED FROM 11X17 ORIGINAL 0 50 100 200 400 600 800		001		001		001	

