

Action Letter



Separator Sheet



TEMPORARY COMMERCIAL PERMIT

TEMPORARY REAL ESTATE SALES OFFICE

TCP-15374



Valid August 02, 2007 To February 02, 2008

Description of Event: Temporary commercial permit for a residential sales trailer (L-3575-06). Trailer will be placed on the property at 7320 N Centennial Parkway. The trailer will be used for period of 6 months starting August 2, 2007 through February 2, 2008. It is expected the permit will have to be renewed for an additional 6 months.

Applicant: Shiron Corporation Llc

Lee Atkins (702) 251-0789

5447 S Rainbow Blvd Ste E-1

Las Vegas, NV 89118

(702)251-0789 x

Parcel(s): 125-22-407-008

Ward(s): WARD 6 (STEVEN D. ROSS)

THIS PERMIT IS APPROVED PURSUANT TO SECTION 19.18.100 OF THE LAS VEGAS MUNICIPAL CODE, SUBJECT TO THE FOLLOWING CONDITIONS:

See page 2 for conditions

THIS TEMPORARY COMMERCIAL PERMIT IS NOT VALID UNTIL THE FOLLOWING DEPARTMENT APPROVALS / PERMITS / LICENSES HAVE BEEN OBTAINED:

☐ FIRE _____ (Initials)

☐ SEWER _____ (Initials)

☐ BUSINESS SERVICES _____ (Initials)

☐ TRAFFIC _____ (Initials)

THIS PERMIT SHALL BE POSTED IN A CONSPICUOUS PLACE



TEMPORARY COMMERCIAL PERMIT

TEMPORARY REAL ESTATE SALES OFFICE

TCP-15374



Valid August 02, 2007 To February 02, 2008

1. BUSINESS HOURS SHALL BE FROM 6 am TO 9 pm.
2. THIS PERMIT IS NOT A BUSINESS LICENSE.
3. THIS PERMIT IS NOT A SUBSTITUTE FOR ANY REQUIRED STATE OR LOCAL BUSINESS LICENSE OR FOR ANY REQUIRED CHARITABLE SOLICITATION PERMIT.
4. This use shall not create a nuisance to nearby properties as a result of factors such as excessive illumination, glare, noise, vibration, smoke, dust, dirt, odors, gases or heat.
5. The use shall conform to the submitted plot plan date stamped 7-24-07.
6. No combustible materials shall be located within 50 feet of any structure on, or adjacent to this site.
7. No building or structure of any type shall be erected closer than 25 feet from any property line.
8. The applicant shall display a copy of this Temporary Commercial Permit during the hours of operation.
9. Sanitation facilities must be provided in accordance with the Clark County Health District and Republic Services of Southern Nevada.
10. The applicant shall provide private security officers as required by the Las Vegas Metropolitan Police Department.
11. Any signage for this temporary commercial use must be approved and permitted by the Planning and Development Department.
12. All applicable City code requirements shall be satisfied.
13. The applicant shall be responsible for leaving the site free of debris, litter or any other evidence of occupancy upon completion or removal of the use.

PLANNING SUPERVISOR SIGNATURE

DATE

PLANNING MANAGER SIGNATURE

DATE

THIS PERMIT SHALL BE POSTED IN A CONSPICUOUS PLACE

City of Las Vegas
ADMINISTRATIVE ACTIONS

☒ Action: 6 MONTH RENEWAL OF TCP-15374
Date: 8/2/07 Staff: PETER L / DOUG R / JOHN K.
Notes: EXTENDED 6 MONTHS FROM 8/2/07 TO 2/2/08

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

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

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

Action Letter



ACTION LETTER

Separator Sheet



TEMPORARY COMMERCIAL PERMIT

TEMPORARY REAL ESTATE SALES OFFICE

TCP-15374

Valid August 15, 2006 To February 15, 2007



Description of Event: Temporary commercial permit for a residential sales trailer (L-3575-06). Trailer will be placed on the property at 7320 N Centennial Parkway. The trailer will be used for a period of 6 months starting August 15, 2006 through February 15, 2007. It is expected the permit will have to be renewed for an additional 6 months.

Applicant: Shiron Corporation Llc
Lee Atkins (702) 251-0789
5447 S Rainbow Blvd Ste E-1
Las Vegas, NV 89118
(702)251-0789 x

Parcel(s): 125-22-407-008

Ward(s): Ward 6 (Ross)

THIS PERMIT IS APPROVED PURSUANT TO SECTION 19.18.100 OF THE LAS VEGAS MUNICIPAL CODE, SUBJECT TO THE FOLLOWING CONDITIONS:

1. BUSINESS HOURS SHALL NOT EXTEND PAST 11:59 pm.
2. THIS PERMIT IS NOT A BUSINESS LICENSE.
3. THIS PERMIT IS NOT A SUBSTITUTE FOR ANY REQUIRED STATE OR LOCAL BUSINESS LICENSE OR FOR ANY REQUIRED CHARITABLE SOLICITATION PERMIT.
4. This use shall not create a nuisance to nearby properties as a result of factors such as excessive illumination, glare, noise, vibration, smoke, dust, dirt, odors, gases or heat.
5. The use shall conform to the submitted plot plan.
6. No combustible materials shall be located within 50 feet of any structure on, or adjacent to this site.
7. No building or structure of any type shall be erected closer than 25 feet from any property line.
8. The applicant shall display a copy of this Temporary Commercial Permit during the hours of operation.
9. Sanitation facilities must be provided in accordance with the Clark County Health District and Republic Services of Southern Nevada.
10. The applicant shall provide private security officers as required by the Las Vegas Metropolitan Police Department.
11. Any signage for this temporary commercial use must be approved and permitted by the Planning and Development Department.
12. All applicable City code requirements shall be satisfied.
13. The applicant shall be responsible for leaving the site free of debris, litter or any other evidence of occupancy upon completion or removal of the use.

THIS PERMIT SHALL BE POSTED IN A CONSPICUOUS PLACE

Justification Letter



Separator Sheet

Shiron Development LLC



July 24, 2006

City of Las Vegas
Robert Summerfield, Planner 1

Justification Letter, L-3575-06

Shiron Development LLC is requesting a temporary commercial permit for a residential sales trailer. The trailer will be place just off Centennial Parkway between John Herbert and Tenaya Way. The trailer will be used for an estimated time of 12 months starting August 15, 2006 through August 15, 2007.

The sole purpose of this trailer is to sales residents proposed on this site.

Sincerely,


Shiron Development, LLC
Lee Atkins
Vice President

Justification Letter



Separator Sheet



July 25, 2007

City of Las Vegas
Planning Department
731 S. Fourth St
Las Vegas, NV 89101

Re: Shiron Development Temporary Sales Trailer
Location: 7320 W. Centennial Parkway

To Whom it May Concern:

This letter is requesting a 6 month C of O renewal for our Paxton Walk community temporary sales trailer. Nothing about the trailer has changed since the October final inspection and the site plan remains the same. We anticipate that this sales trailer will be needed for another 12 – 18 months.

Sincerely,

A handwritten signature in black ink, appearing to read "Laurie Stevens", with a large, stylized flourish extending from the end of the name.

Laurie Stevens
Vice President

Application



Separator Sheet

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Temporary Sales Trailer
 Project Address (Location) 7320 W. Centennial Parkway 89131
 Project Name PAXTON WALK (BLUE MARBLE VILLAGE) Proposed Use Sales Trailer
 Assessor's Parcel #(s) 12522407008 Ward # 6
 General Plan: existing _____ proposed X Zoning: existing X proposed _____
 Commercial Square Footage 3600 Floor Area Ratio _____
 Gross Acres _____ Lots/Units _____ Density _____
 Additional Information 5 ea 12' x 60' trailers.

PROPERTY OWNER Shiron Dev. LLC Contact Lee Atkins
 Address 5447 S. Rainbow Suite E1 Phone: 251-0789 Fax: 251-0790
 City Las Vegas State NV Zip 89118

APPLICANT Shiron Dev LLC Contact Lee Atkins
 Address 5447 S. Rainbow Suite E1 Phone: 251-0789 Fax: 251-0790
 City Las Vegas State NV Zip 89118

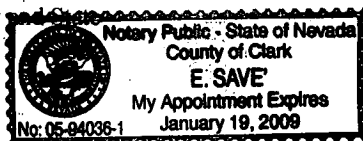
REPRESENTATIVE Shiron Dev LLC Contact _____
 Address 5447 S Rainbow Suite E1 Phone: 510-6693 Fax: 251-0790
 City Las Vegas State NV Zip 89118

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 Lee Atkins

Subscribed and sworn before me
 This 24TH day of JULY, 20 06.
[Signature]

Notary Public in and for said County



Case #	<u>TCP-15374</u>
Meeting Date:	_____
Total Fee:	<u>700.00</u>
Date Received:*	<u>7/24/06</u>
Received By:	<u>[Signature]</u>

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

Hansen Sheet



Separator Sheet

City of Las Vegas
400 Stewart Ave
Las Vegas, NV 89101-2927

TEMPORARY COMMERCIAL PERMIT

Report Date 09/12/2006 03:20 PM

Submitted By

Page 1

A/P # 15374 Type TCP Issued Date 07/24/2006 Issued By 982721

Parcel 12522407008

Location

Owner SHIRON CORPORATION LLC

Phone (702)251-0789 x

Address 5447 S RAINBOW BLVD STE E-1

LAS VEGAS NV 89118

Country ☐ Foreign

Applicant's Full Name SHIRON CORPORATION LLC

Day Phone (702)251-0789 x

Fax (702)251-0790

Address 5447 S RAINBOW BLVD STE E-1

Pager LAS VEGAS NV

89118

Fees

PROCESSING FEE 100.00

Total Paid 100.00

Declared Value 0.00

Calculated Value 0.00

Actual Value 0.00

Type of Work

Square Footage 31.00 ACRE

Comments

Temporary commercial permit for a residential sales trailer (L-3575-06). Will be in place just off Centennial Parkway between John Herbert Boulevard and Tenaya Way. The trailer will be used for a period of 6 months starting August 15, 2006 through February 15, 2007, but is expected to renew the permit for an additional 6 months.

Signature of Owner (If Owner Builder)

Date

Signature of Contractor or Authorized Agent

Date

Legal Description



Separator Sheet

Certificate of Occupancy

City of Las Vegas, Nevada Department of Building & Safety

This Certificate issued pursuant to the requirements of the Uniform Building Code indicating that at the time of issuance this structure was in substantial compliance with the various Structural, Fire, and Life Safety Codes of the City regulating building construction or use. Any Certificate of Occupancy presuming to authorize a violation of the code or other ordinance is declared invalid.

Plan Check # **L-3575-06**

738209

Building Permit No. **06005315**

Building Address **7320 W CENTENNIAL PARKWAY** Suite No. _____

Type of Construction **N/A** Occupancy Classification **UNKNOWN** Area: **N/A** S.F. _____

Building Owner's Name: **SHIRON DEVELOPMENT L L C**

Owner's Address: _____

Tenant's Name: **BLUE MARBLE DEVELOPMENT, L L C**

Description of Use: **TEMPORARY SALES TRAILER**

Prepared By: **TALAYA TURNER** Date: **NOVEMBER 3, 2006**

By: _____

Paul K. Wilkins

Paul K. Wilkins
Building Official

POST IN CONSPICUOUS PLACE

Plans (PMT)



PLANS - PMT

Separator Sheet
