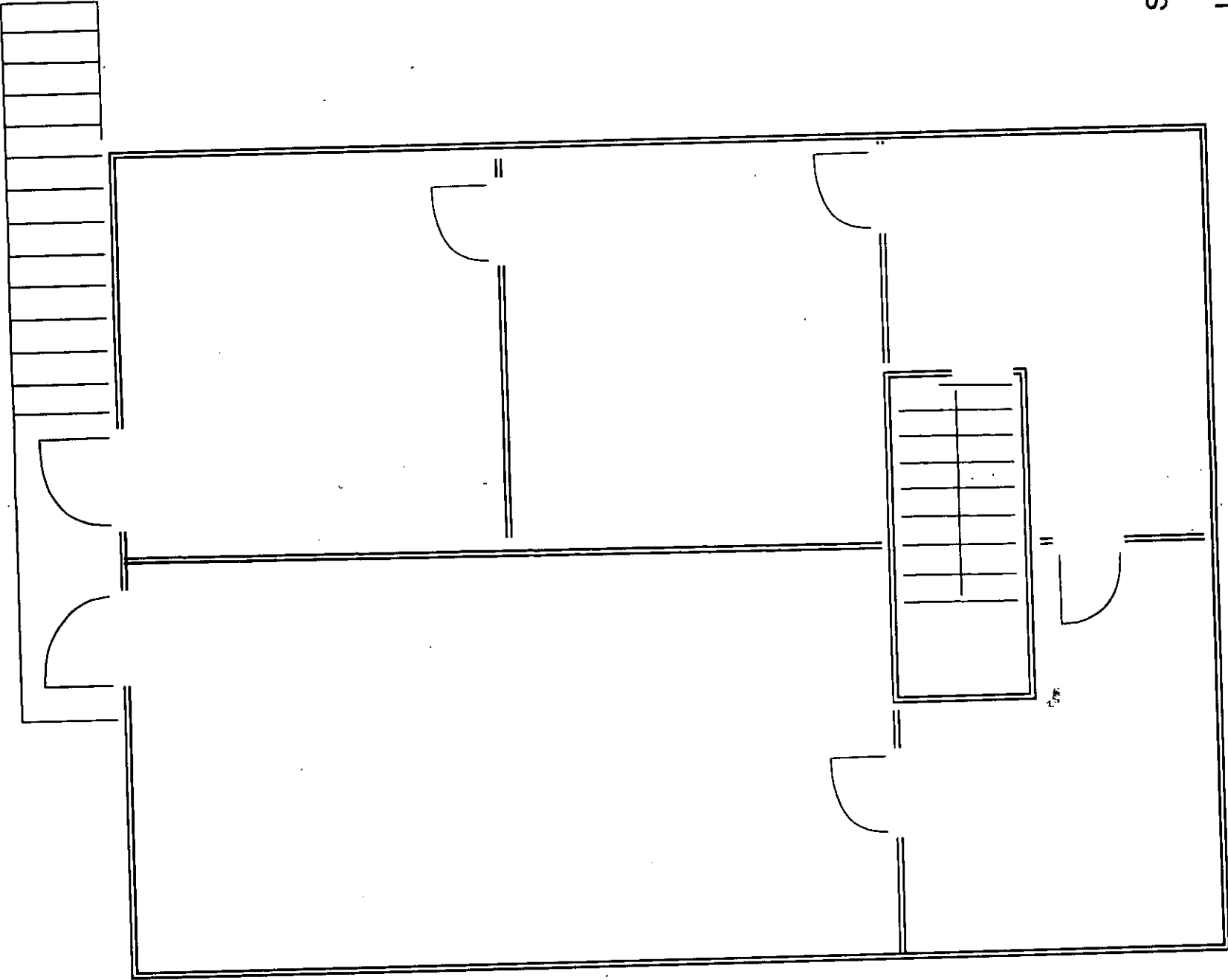
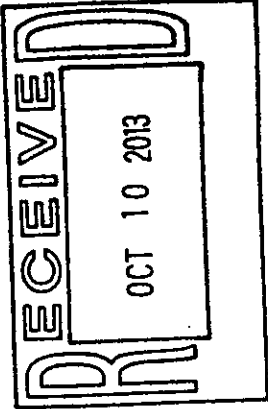




Second Floor 1530 SF

Little Scholar / 1951 S. Rainbow Blvd. Las Vegas, NV 89146
Proposed Mt. View expansion / Imagine Schools



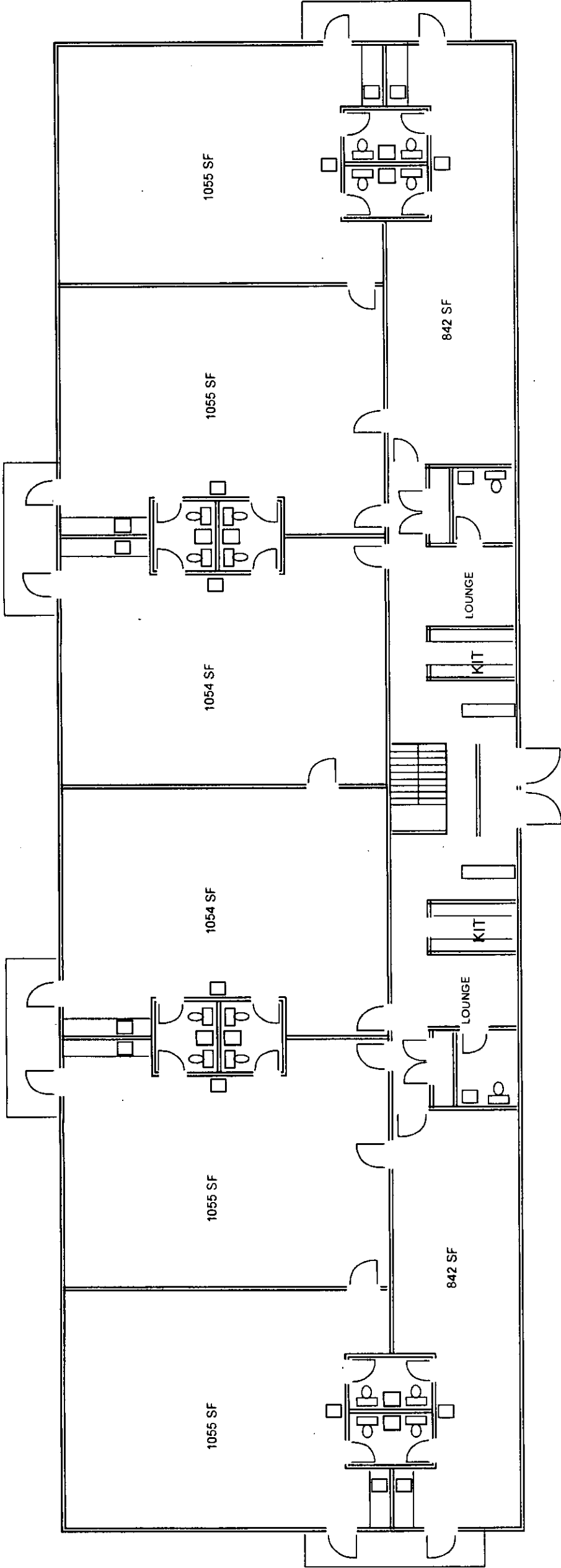
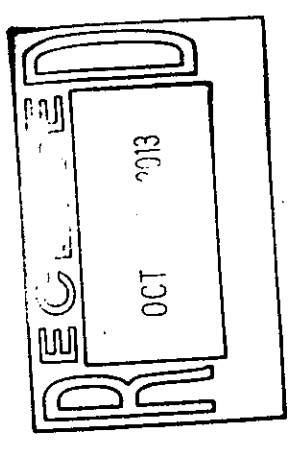
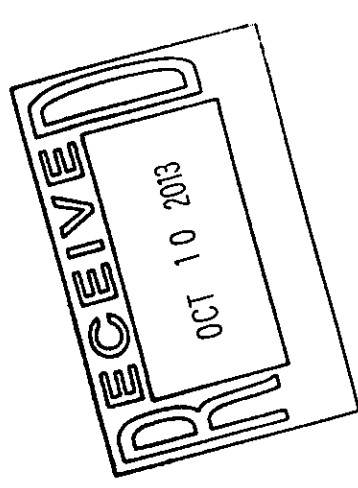


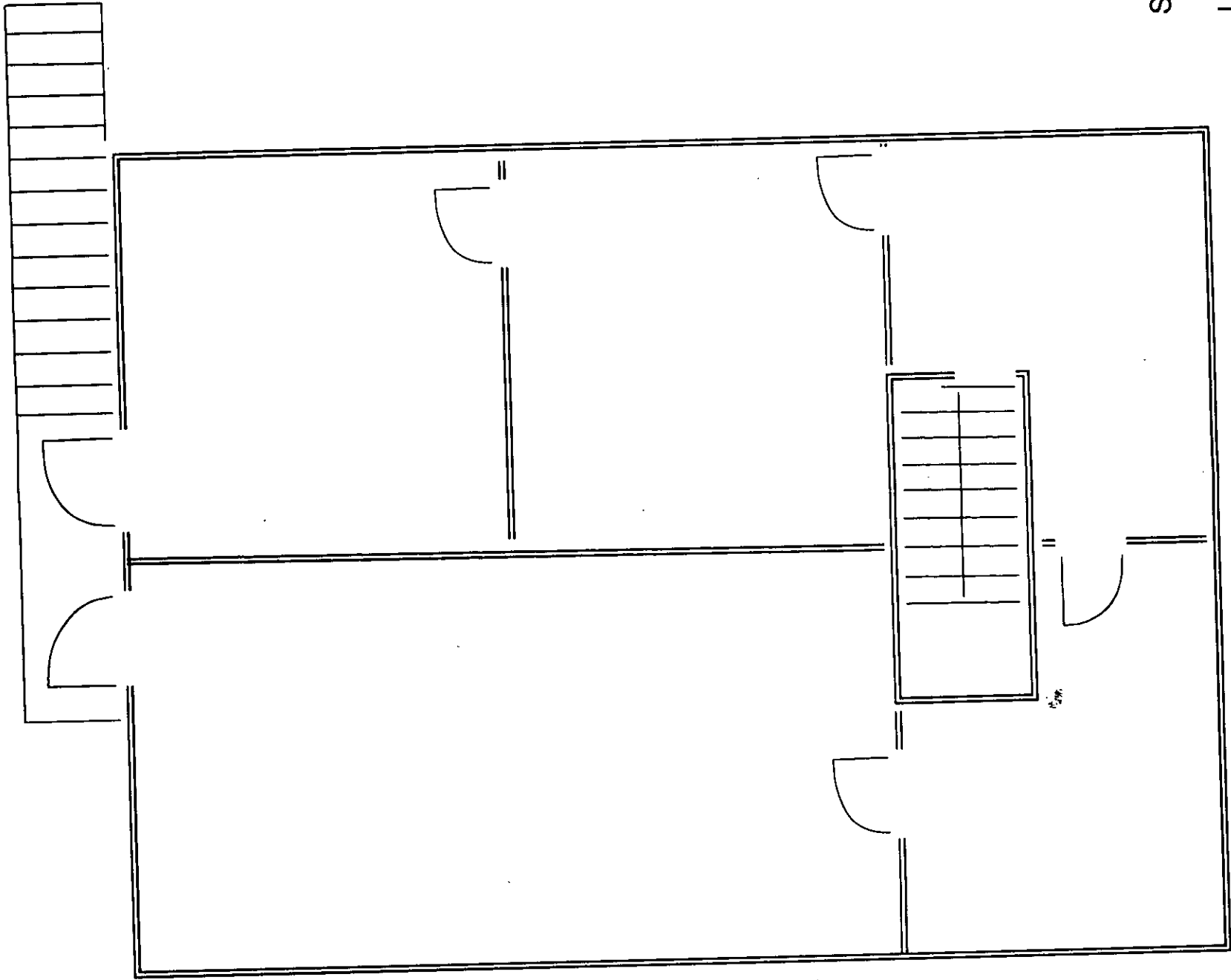
Fig. 1

First Floor 10,098 SF

Little Scholar / 1951 S. Rainbow Blvd. Las Vegas, NV 89146 / Proposed Mt. View expansion / Imagine Schools

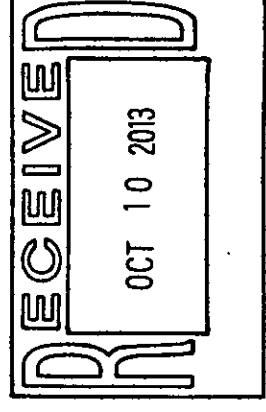
RQR-51479

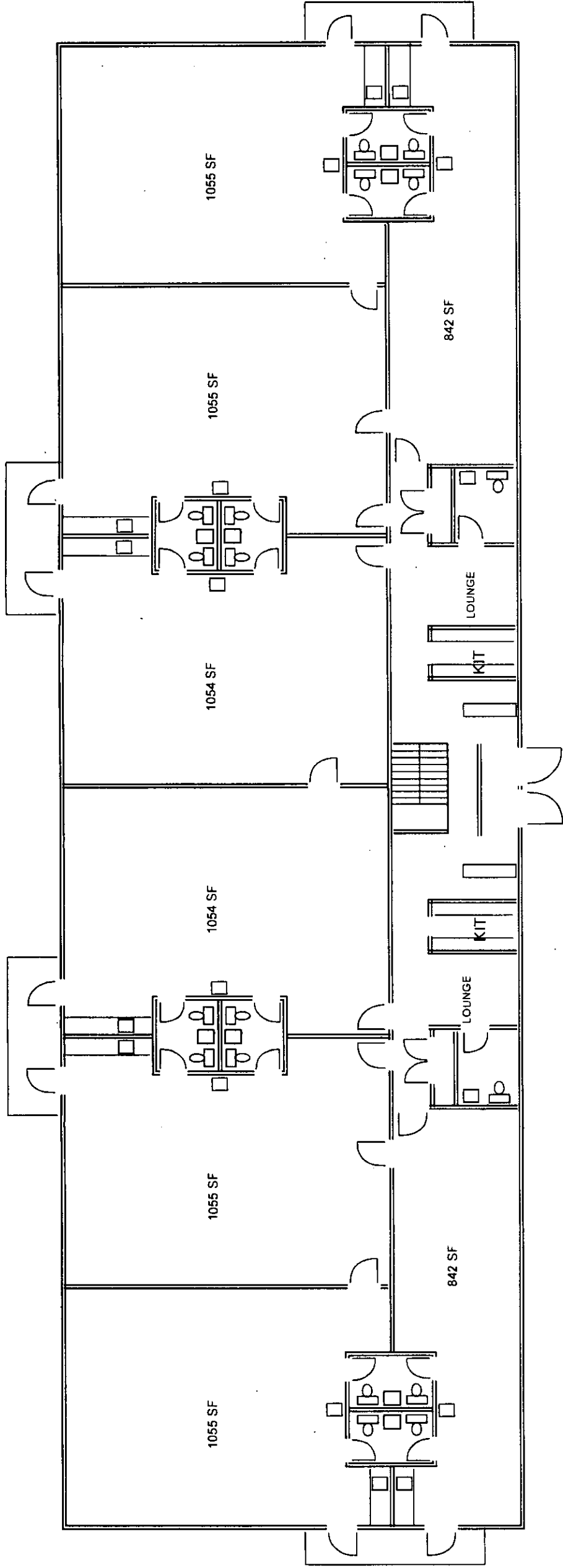




Second Floor 1530 SF

Little Scholar / 1951 S. Rainbow Blvd. Las Vegas, NV 89146
Proposed Mt. View expansion / Imagine Schools



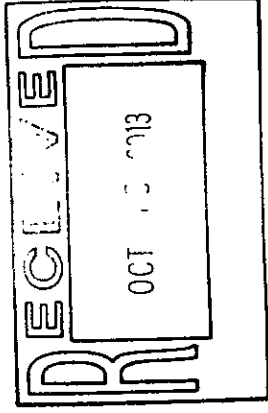
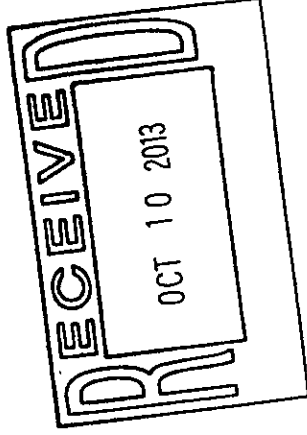


1/10

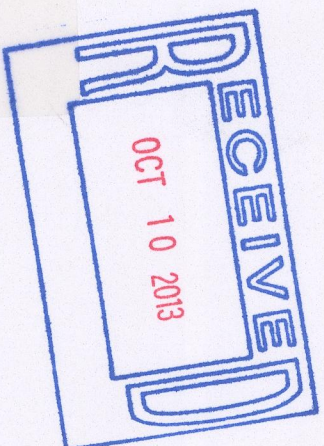
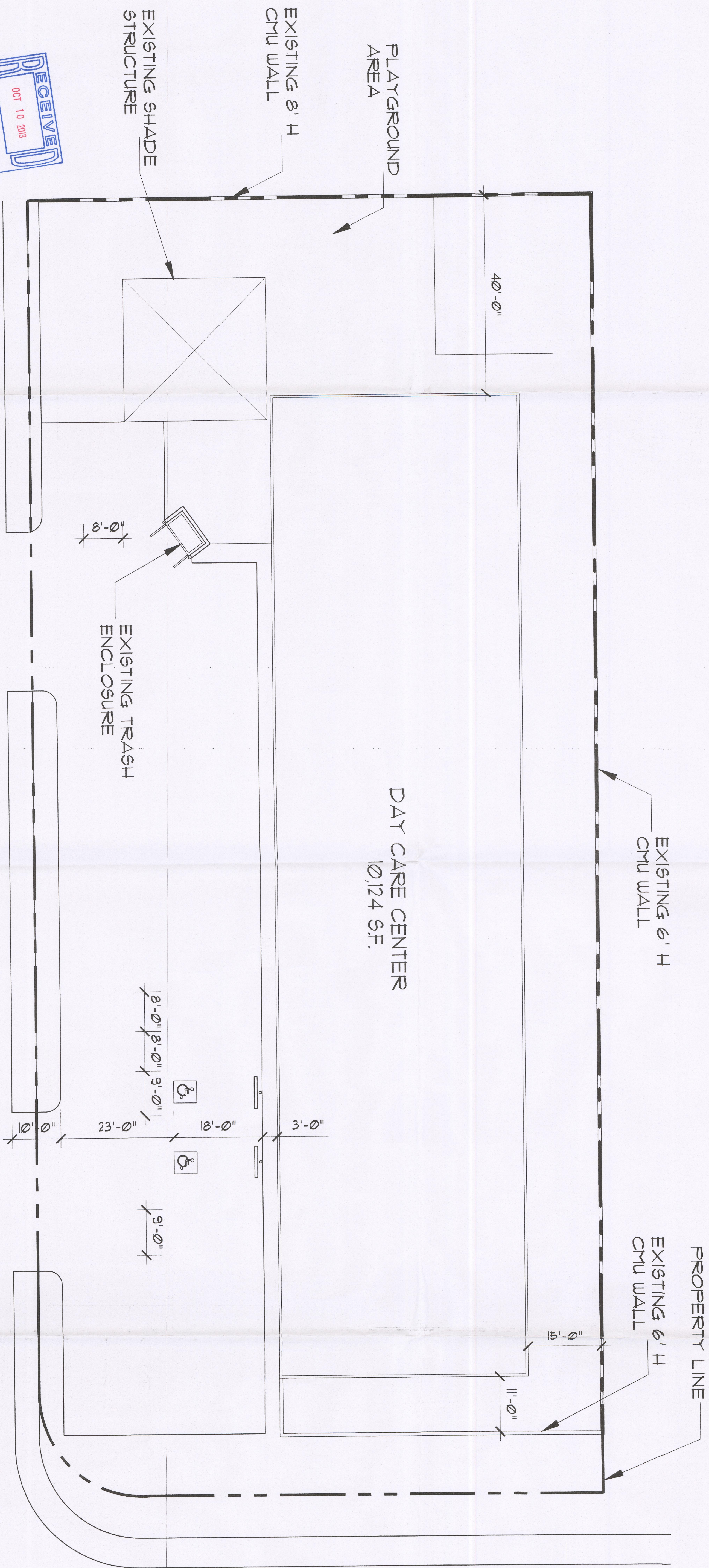
First Floor 10,098 SF

Little Scholar / 1951 S. Rainbow Blvd. Las Vegas, NV 89146 / Proposed Mt. View expansion / Imagine Schools

RQR-51479



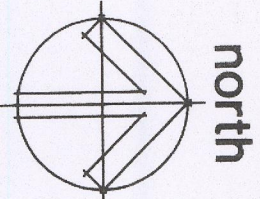
13-e-41 PROJECT DATA (CITY OF LAS VEGAS)	
ACCESSOR'S PARCEL	163-03-103-001
ON SITE PARKING	
REQUIRED	= 24 SPACES
3 PER CLASSROOM (8 CLASSROOMS)	
PROVIDED	= 20 SPACES
2 HANDICAP SPACES	



RQR-51479

SITE PLAN

SCALE: 3/32" = 1'-0"



GMIRA

6325 South Jones Blvd.
Suite 100
Las Vegas, Nevada 89118
(702) 894-5027
Fax (702) 894-5028

Imagine Schools
1951 S. Rainblw Blvd

DATE: 28 March, 2013
JOB NO.: 13-647

SITE PLAN
A1.0
OWNER/DEVELOPER: N/A



LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

January 9, 2014

Mr. Gary Vause & Mrs. Linda Vause
Vause Family Trust Vause
3020 Plaza De Monte
Las Vegas, Nevada 89102

RE: RQR-51479 - REQUIRED REVIEW - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF JANUARY 8, 2014

Dear Mr. & Mrs. Vause:

The City Council at a regular meeting held January 8, 2014, APPROVED the request for a Required Review of an approved Special Use Permit (SUP-48849) FOR A PRIVATE SCHOOL, PRIMARY WITH A WAIVER TO ALLOW NO PICK-UP AND DROP-OFF AREA WHERE ONE IS REQUIRED at 1951 South Rainbow Boulevard (APN 163-03-703-001), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on January 9, 2014. This approval is subject to:

Planning

1. Approval of and conformance to the Conditions of Approval for Special Use Permit (SUP-48849).
2. A Required Review at a public hearing shall be on April 02, 2014 City Council meeting.
3. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,

A handwritten signature in cursive script that reads "Angela Crolli".

Angela Crolli
Deputy City Clerk for
Beverly K. Bridges, MMC, City Clerk

cc: Mr. Tom Stackhouse
Imagine Schools at East Mesa
9701 East Southern Avenue
Mesa, Arizona 85209

Ms. Lucy Stewart
LAS Consulting
1916 Trail Peak Lane
Las Vegas, Nevada 89134

CITY OF LAS VEGAS
495 S. MAIN STREET
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov



LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW

BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

December 3, 2013

Mr. Gary Vause & Mrs. Linda Vause
Vause Family Trust Vause
3020 Plaza De Monte
Las Vegas, Nevada 89102

RE: RQR-51479 - REQUIRED REVIEW
CITY COUNCIL MEETING OF NOVEMBER 20, 2013

Dear Mr. & Mrs. Vause:

The City Council at a regular meeting held November 20, 2013, HELD IN ABEYANCE the request for a Required Review of an approved Special Use Permit (SUP-48849) FOR A PRIVATE SCHOOL, PRIMARY WITH A WAIVER TO ALLOW NO PICK-UP AND DROP-OFF AREA WHERE ONE IS REQUIRED at 1951 South Rainbow Boulevard (APN 163-03-703-001), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on November 21, 2013.

This item will be heard during the Planning discussion portion of the January 8, 2014 City Council Meeting. It is recommended that you or your representative be in attendance at this meeting. If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,

A handwritten signature in cursive script that reads "Angela Ciochi for Lean Coleman".

Lean Coleman
Deputy City Clerk for
Beverly K. Bridges, MMC, City Clerk

cc: Mr. Tom Stackhouse
Imagine Schools at East Mesa
9701 East Southern Avenue
Mesa, Arizona 85209

Ms. Lucy Stewart
LAS Consulting
1916 Trail Peak Lane
Las Vegas, Nevada 89134

CITY OF LAS VEGAS
495 S. MAIN STREET
LAS VEGAS, NEVADA 89101

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LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

November 7, 2013

Mr. Gary & Linda Vause
Vause Family Trust Vause
3020 Plaza De Monte
Las Vegas, Nevada 89102

**RE: RQR-51479 - REQUIRED REVIEW - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF NOVEMBER 20, 2013**

Dear Applicant:

Please be advised the City Council at its regular meeting on *November 20, 2013* as referred to above, will consider your request. This meeting will be held at 1:00 P. M. at the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada.

A copy of staff's recommendations, any conditions related to your application and the *final agenda* will be available on-line on *Thursday, November 14, 2013* at www.lasvegasnevada.gov. If you do not have access to the Internet and would prefer receiving hard copies of the documentation, please call the Case Planning Division at (702) 229-6301 or come into the Development Services Center at 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106 to request your copies.

The City Council requires that you or your representative be present at this meeting.

Sincerely,

Flinn Fagg, AICP
Director
Department of Planning

FF:nl

cc:

Mr. Tom Stackhouse
Imagine Schools at East Mesa
9701 East Southern Avenue
Mesa, Arizona 85209

Ms. Lucy Stewart
LAS Consulting
1916 Trail Peak Lane
Las Vegas, Nevada 89134

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
3RD FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6301

FAX 702.474.0352

TTY 7-1-1

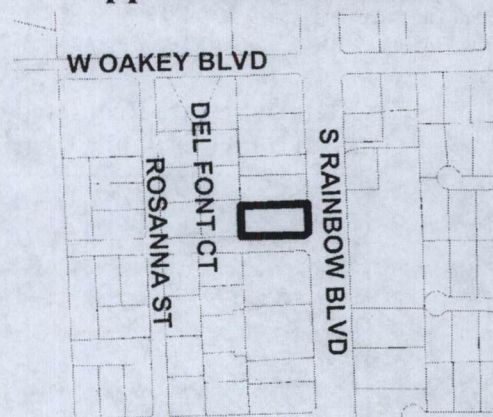
www.lasvegasnevada.gov



Application Information

RQR-51479 - REQUIRED REVIEW - PUBLIC HEARING -
APPLICANT: IMAGINE SCHOOLS AT EAST MESA -
OWNER: VAUSE FAMILY TRUST - For possible action on a
Required Review of an approved Special Use Permit (SUP-48849)
FOR A PRIVATE SCHOOL, PRIMARY WITH A WAIVER TO
ALLOW NO PICK-UP AND DROP-OFF AREA WHERE ONE IS
REQUIRED at 1951 South Rainbow Boulevard (APN 163-03-703-
001), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

Application Location



The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

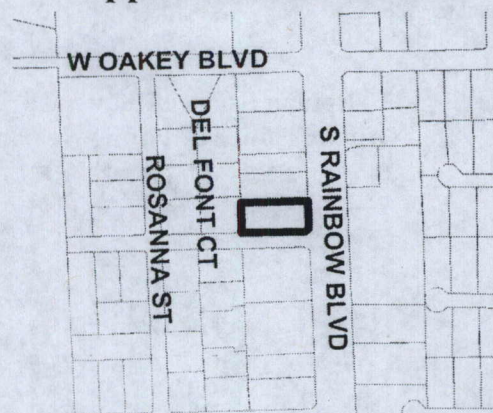
Meeting: City Council
Date: November 20, 2013
Time: 1:00 P.M.
Location: City Council Chambers
495 South Main Street
Las Vegas, Nevada

Any and all interested persons may appear and be heard at said meeting, or may, prior thereto, file written objections thereto or approvals thereof with the City Clerk, 2nd Floor, City Hall, 495 South Main Street, Las Vegas, Nevada, 89101. For further information, including the full staff report, please call (702) 229-6311 (TDD 386-9108) or go to <http://www.lasvegasnevada.gov>.

Application Information

RQR-51479 - REQUIRED REVIEW - PUBLIC HEARING -
APPLICANT: IMAGINE SCHOOLS AT EAST MESA -
OWNER: VAUSE FAMILY TRUST - For possible action on a
Required Review of an approved Special Use Permit (SUP-48849)
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The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

Meeting: City Council
Date: November 20, 2013
Time: 1:00 P.M.
Location: City Council Chambers
495 South Main Street
Las Vegas, Nevada

Any and all interested persons may appear and be heard at said meeting, or may, prior thereto, file written objections thereto or approvals thereof with the City Clerk, 2nd Floor, City Hall, 495 South Main Street, Las Vegas, Nevada, 89101. For further information, including the full staff report, please call (702) 229-6311 (TDD 386-9108) or go to <http://www.lasvegasnevada.gov>.

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



Department of Planning
Case Planning Division
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106
(702) 229-6301 phone (702) 385-7268 fax

RQR-51479 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: IMAGINE SCHOOLS AT EAST MESA - OWNER: VAUSE FAMILY TRUST - For possible action on a Required Review of an approved Special Use Permit (SUP-48849) FOR A PRIVATE SCHOOL, PRIMARY WITH A WAIVER TO ALLOW NO PICK-UP AND DROP-OFF AREA WHERE ONE IS REQUIRED at 1951 South Rainbow Boulevard (APN 163-03-703-001), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

CITY COUNCIL: **NOVEMBER 20, 2013**

CASE PLANNER: **JOHN GRIDER**



PUBLIC HEARING

Comments Due: **OCTOBER 24, 2013**

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: **Nora Lares** (nlares@lasvegasnevada.gov) and **John Grider** (jgrider@lasvegasnevada.gov). If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

Development Notification

CC Meeting: November 20, 2013

The following neighborhood associations are located within approximately one(1) mile of this development application and have been notified of this case by the Department of Planning:

RQR-51479

Aurora View Estates

Charleston Neighborhood Preservation #10

Crossroads

Crystal Canyon

Home Court Land

Lantana

Las Vegas Historic District

Neighborhood Alliance

Oasis Sierra

Paseo Place Estates

Rainbow Park

Redwood Gardens

Sahara West

Santa Margarita

Sundance Village

Torrey Lane

Torrey Pines Neighborhood Preservation

Vista Del Rey

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 *BAA*
CC: Nancy Almanzan, Right-of-Way; Dennis Moyer, Land Development; O. C. White, Traffic Engineering; Alan Riecki, Survey (FM, PM, & A's only)
Date: October 21, 2013
Re: **November 20, 2013** Various

City Council No
Comment items

EOT-51525, EOT-51526, EOT-51498, EOT-51499, EOT-51500, EOT-51449, EOT-51454, EOT-51455, EOT-51452, EOT-51457, EOT-51453,
EOT-51451, RQR-50266, RQR-50277, RQR-50937, RQR-50938, RQR-50939, RQR-50941, RQR-50942, RQR-50943, RQR-51477, RQR-51479

CONDITIONS OF APPROVAL:

EOT-51525 (SUP-23886)
EOT-51526 (SDR-22509)
EOT-51498 (SUP-9664)
EOT-51499 (SUP-9665)
EOT-51500 (SDR-9666)
EOT-51449 (VAR-22723)
EOT-51454 (VAR-33415)
EOT-51455 (VAR-14320)
EOT-51452 (SUP-13836)
EOT-51457 (SUP-14324)
EOT-51453 (SUP-14329)
EOT-51451 (SDR-22206)
RQR-50266 (V-0023-95)
RQR-50277 (U-0038-95)
RQR-50937 (V-0154-94)
RQR-50938 (U-0185-89)
RQR-50939 (U-0075-96)
RQR-50941 (U-0029-87)
RQR-50942 (U-0006-90)
RQR-50943 (SUP-37605)
RQR-51477 (SUP-33731)
RQR-51479 (SUP-4884)



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: RQR for a school
 Project Address (Location) 1951 S. Rainbow
 Project Name Imagine schools Proposed Use k-2 school
 Assessor's Parcel #(s) 163-03-703-001 Ward # 1
 General Plan: existing SC proposed SC Zoning: existing c-1 proposed c-1
 Commercial Square Footage 11,628 Floor Area Ratio _____
 Gross Acres .69 ac Lots/Units _____ Density _____
 Additional Information convert from day care to school

PROPERTY OWNER VAUSE FAMILY TRUST VAUSE Contact GARY & LINDA Vause
 Address 3020 PLAZA DE MONTE Phone: _____ Fax: _____
 City LAS VEGAS State NV Zip 89102-4046
 E-mail Address _____

APPLICANT Imagine Schools at East Mesa Contact Tom Stackhouse
 Address 9701 E. Southern Ave Phone: (602) 696-6198 Fax: _____
 City Mesa State AZ Zip 85209
 E-mail Address Tom.Stackhouse@imagineschools.com

REPRESENTATIVE LAS Consulting Contact Lucy Stewart
 Address 1916 Trail Peak lane Phone: (702) 499-6469 Fax: (702) 946-0857
 City Las Vegas State NV Zip 89134
 E-mail Address stewplan@aol.com

I certify that I am the applicant and that the information submitted with this application is true and accurate to the best of my knowledge and belief. I understand that the City is not responsible for inaccuracies in information presented, and that inaccuracies, false information or incomplete application may cause the application to be rejected. I further certify that I am the owner or purchaser (or option holder) of the property involved in this application, or the lessee or agent fully authorized by the owner to make this submission, as indicated by the owner's signature below.

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 _____

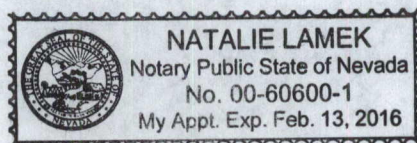
Subscribed and sworn before me

This 9 day of October, 20 13

Natalie Lamek

Notary Public in and for said County and State

Revised 10/27/08



FOR DEPARTMENT USE ONLY

Case #	<u>RQR-51479</u>
Meeting Date:	<u>11-20-13</u>
Total Fee:	<u>800.00</u>
Date Received:*	<u>10-10-13</u>
Received By:	<u>[Signature]</u>

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

F:\depot\Application Packet\Application Form.pdf



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

Case Number: **RQR-51479** APN: 163-03-703-001

Name of Property Owner: Vause Family Trust, Gary & Linda Vause Trustees

Name of Applicant: Imagine Schools of East Mesa

Name of Representative: Lucy Stewart, LAS Consulting

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: _____

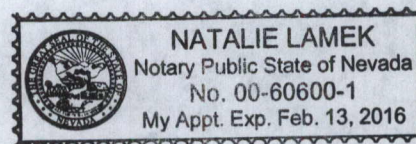
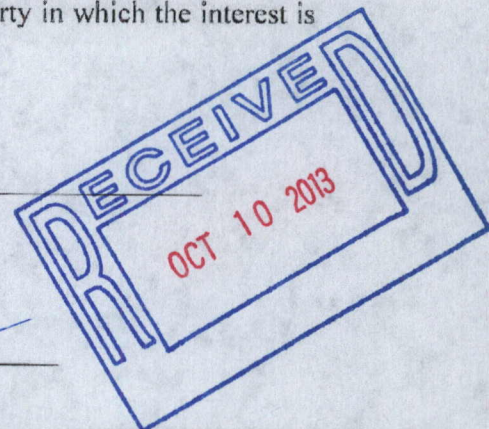
Print Name: _____

Subscribed and sworn before me

This 9 day of October, 2013

Natalie Lamek

Notary Public in and for said County and State



*LAS Consulting
1916 Trail Peak Lane
Las Vegas, NV 89134
(702) 499-6469-Cell
(702) 946-0857-Fax*

Thursday, October 10, 2013

Planning & Development
City of Las Vegas
333 Rancho Rd
Las Vegas, NV 89104

RE: RQR-51479 Justification Letter

Dear Sir or Madam:

Please accept this letter as our request for a required review for a special use permit for a charter school. Imagine schools operate nationally as a tuition free charter school for grades K-12. The subject site will operate as K-2, and will be used to serve students from the Imagine Mountain View School located at the SWC of Buffalo and Rochelle, in Clark County. This is a temporary location for a couple of years while they acquire additional property and build a school that can house all of the classrooms together. There is easy access to Rainbow, there will be 8 classrooms, with an initial enrollment of 259 and a maximum of 275 students.

Because of the lack of drop off-space, parents queue their cars over at a Mosque around the corner then are radioed over to pick up their children. When school first started there were the initial growing pains and it took some time for the teachers and parents to grow accustomed to the system, but it seems to be working now. Initially, some of the teachers and visitors were parking on the street in front of the school, not aware that the City of Las Vegas wanted no on-street parking. Once the school became aware of that issue, they eliminated parking on the street and monitor visitors who may park on the street. The queuing system, now that parents and teachers are more accustomed to it, seems to be working well. We request additional time for the school to continue to operate.

Thank you for your consideration in this matter. Please contact me with any questions you might have regarding this matter.

Yours truly,

Lucy Stewart
LAS Consulting

RQR-51479





LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

August 14, 2013

Mr. and Mrs. Gary Vause
Vause Family Trust
3020 Plaza De Monte
Las Vegas, Nevada 89102

RE: SUP-48849 – SPECIAL USE PERMIT
CITY COUNCIL MEETING OF JULY 24, 2013

Dear Mr. and Mrs. Vause:

The City Council at a regular meeting held July 24, 2013, APPROVED the request for a Special Use Permit FOR A PRIVATE SCHOOL, PRIMARY WITH A WAIVER TO ALLOW NO PICK-UP AND DROP-OFF AREA WHERE ONE IS REQUIRED at 1951 South Rainbow Boulevard (APN 163-03-703-001), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on July 25, 2013. This approval is subject to:

Added Conditions

- A. The applicant shall be responsible for administering the staging plan so that vehicles are staged off site on private property prior to dropping off or picking up students at the school site. No vehicles associated with the school shall be allowed to queue in public rights-of-way, nor shall any vehicles associated with the school be allowed to park in the public right-of-way adjacent to residential properties.
- B. All vehicles exiting the school property shall be required to make a left turn onto El Parque Avenue.
- C. Traffic counters shall be installed on El Parque Avenue to monitor traffic volume from the school.

Planning

1. A required review at a public hearing shall be held before the City Council on November 20, 2013
2. Conformance to all Minimum Requirements under LVMC Title 19.12 for a Private School, Primary use except as amended herein.
3. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.

CITY OF LAS VEGAS
495 S. MAIN STREET
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

RQR-51479



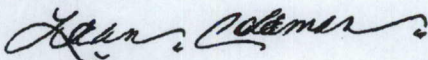
Mr. and Mrs. Gary Vause
SUP-48849 – Page Two
August 14, 2013

4. A Waiver from Title 19.12 is hereby approved, to allow no pick-up and drop-off area where adequate pick-up and drop-off areas are required.
5. All necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Department of Building and Safety.
6. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
7. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

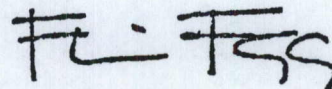
Public Works

8. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Sincerely,



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



Flinn Fagg
Director of Planning

cc: Mr. Tom Stackhouse
Imagine Schools at East Mesa
9701 East Southern Avenue
Phoenix, Arizona 85209

Ms. Lucy Stewart
LAS Consulting
1916 Trail Peak Lane
Las Vegas, Nevada 89134

RQR-51479

City of Las Vegas495 S Main St
Las Vegas, NV 89101**RQR Application****Report Date** 10/14/2013 02:35 PM**Submitted By**

Page 1

A/P # 51479 **REQUIRED REVIEW****Application Information****Stages**

	Date / Time	By		Date / Time	By
Processed	10/10/2013 15:09	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

RQR-51479 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: IMAGINE SCHOOLS AT EAST MESA - OWNER: VAUSE FAMILY TRUST - For possible action on a Required Review of an approved Special Use Permit (SUP-48849) FOR A PRIVATE SCHOOL, PRIMARY WITH A WAIVER TO ALLOW NO PICK-UP AND DROP-OFF AREA WHERE ONE IS REQUIRED at 1951 South Rainbow Boulevard (APN 163-03-703-001), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

Parent A/P #	48849	Project/Phase Name	IMAGINE SCHOOLS AT EAST MESA	Phase #	
Project #	51479	Size/Area	0.69 ACRE	Subdivision Code	
Proposed Start		Proposed Stop		% Completed	0.00
% Complete Formula					

Property/Site Information

Parcel 16303703001

Location 1951 SOUTH RAINBOW BOULEVARD

Owner/Tenant

Contact ID AC89427	Name VAUSE FAMILY TRUST	Organization VAUSE GARY & LINDA M TRS
Mailing Address 3020 PLAZA DE MONTE		State/Province NV
City LAS VEGAS		Country
ZIP/PC 89102-4046		☐ Foreign
Day Phone		Evening Phone
Fax		Mobile #

A/P Linked Addresses

No Addresses are linked to this Application

Linked Addresses1951 S RAINBOW BLVD B
LAS VEGAS, 89117-1951 S RAINBOW BLVD
LAS VEGAS, 89117-**A/P Addresses**

No Other Addresses are associated to this Application

City of Las Vegas495 S Main St
Las Vegas, NV 89101**RQR Application****Report Date** 10/14/2013 02:35 PM**Submitted By**

Page 2

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

16303703001

Applicants/Contacts

Primary	N	Capacity	OWNER	Contact ID	AC89427	☐ Foreign
Effective		Expire				
Name	VAUSE FAMILY TRUST					
Day Phone		Eve Phone		Organization	VAUSE GARY & LINDA M TRS	
Pager		PIN #		Position		
Fax		Mobile		Profession		
E-Mail						
Address	3020 PLAZA DE MONTE LAS VEGAS, NV 89102-4046					
Seasonal Addr						

Valid From **To****Comments** No Comments
CONTACT ADDITIONAL**WORKCARD:** Work Card # 0
Expiration Date**CONTACT REQUIREMENTS**

License #	Percent Owned	Waiver	Health Card	Director Letter	Original Transcripts
Orientation Attended					

There are no items in this list

Primary	Y	Capacity	APPL	Contact ID	AC2139672	☐ Foreign
Effective		Expire				
Name	IMAGINE SCHOOLS AT EAST MESA					
Day Phone	(602)696-6198 x	Eve Phone		Organization		
Pager		PIN #		Position		
Fax		Mobile		Profession		
E-Mail						
Address	9701 E SOUTHERN AVE MESA, AZ 85209					
Seasonal Addr						

Valid From **To****Comments** No Comments

Report Date 10/14/2013 02:35 PM

Submitted By

Page 3

CONTACT ADDITIONAL

WORKCARD: Work Card # 0
Expiration Date

CONTACT REQUIREMENTS

License #	Percent Owned	Waiver	Health Card	Director Letter	Original Transcripts
-----------	---------------	--------	-------------	-----------------	----------------------

Orientation Attended

There are no items in this list

Contractors

No Contractors

Fees	Status	Paid Date	Amount
PROCESSING FEE	P	10/10/2013 15:48	300.00
NOTIFICATION & ADVERTISING FEE	P	10/10/2013 15:48	500.00
Total Unpaid		0.00	Total Paid 800.00

Inspections

There are no Inspections for this Report

Review Activities	Review Type	#	Status	Waived	Issued	Started	Completed	Comp By
-------------------	-------------	---	--------	--------	--------	---------	-----------	---------

Review #

Comments

Activity Review Details

Detail SUBMITTAL CHECKLIST (RQR)

Modified By DDONLEY

Modified Date/Time 10/10/2013 15:09

Comments

No Comments

Report Date 10/14/2013 02:35 PM

Submitted By

Page 4

SUBMITTAL CHECKLIST

Indicate if item is being submitted

- Y Application/Petition Form
Y Site Plans (2 copies)
Y Laser Print Site Plan
Y Statement of Financial Interest

- Y Business Licensing Requirements Met
Y Business License Exempt

Check Conditions

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

No Conditions

Project #	A/P Type	Status	Stage	Relation
-----------	----------	--------	-------	----------

No children exist for this project

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

There is no planning condition for this project.

REQUIRED REVIEW

Will this go to City Council? Will this go DIRECTLY to City Council? Hearing Type
Y Parent Project link required? Public or Admin? PUBLIC
Required four month Review
Parent Application Type SUP Is there a condition of approval for a Required Review?
Parent Project #48849 If yes, when does it need to be reviewed?
N Is this an Alcohol related Application? Staff Recommendation
Meeting Information

Meeting Grid Meeting Date Comments Added By	Meeting Type Add Date	Meeting Status Modified By Modified Date	YES Votes	NO Votes	ABSTENTIONS
11/20/2013	CC	SCHEDULED			
JGRIDER	10/01/2013		0	0	0

City of Las Vegas495 S Main St
Las Vegas, NV 89101**RQR Application****Report Date** 10/14/2013 02:35 PM**Submitted By**

Page 5

Meeting Grid
Meeting Date
Comments
Added By**Meeting Type****Meeting Status****Add Date****Modified By****Modified Date****YES Votes****NO Votes****ABSTENTIONS****Template Type A/P #****A/P Type****Status****Stage**

No children exist for this project

Employee
Employee ID**Last****First****MI****Comments**

No Employee Entries

Log
Action
Comments**Description****Entered By****Start****Stop****Hours**PAYMNT CO NAME WHO PICKED UP CONTACT# 984723 10/10/2013 15:46
LUCY STEWART - FOR IMAGINE SCHOOL AT MOUNTAIN VIEW; CK#0000001170 (\$800);702.499.6469

0.00

No Model Home Details

STATE OF NEVADA
DECLARATION OF VALUE

26000517
00406

1. Assessor Parcel Number(s)

- a) 163-03-703-001
b) _____
c) _____
d) _____

FOR RECORDERS USE ONLY

Documentation Reviewed by: _____

Type of Documentation: _____

Assessor's Tag: _____

Recording Deputy: _____

2. Type of Property:

- a) ☐ Vacant Land b) ☐ Single Fam. Res.
c) ☐ Condo/twnhse d) ☐ 2-4 Plex
e) ☐ Apt. Bldg f) ☐ Comm'l/Ind'l
g) ☐ Agricultural h) ☐ Mobile Home
i) ☐ Other _____

3. Total Value/Sales Price of Property

\$ See Exemption below

Deduct Assumed Liens and/or Encumbrances

(Recording Information on assumed amounts: Book/Instrument#)

4. Taxable Value (per NRS 375.010, Section 2):

\$ _____

Real Property Transfer Tax Due

\$ _____

If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 8 /NAC 375, Section _____

b. Explain Reason for Exemption: Transfer to or from a trust without consideration

5. Partial Interest: Percentage being transferred: _____ %

The undersigned Seller (Grantor)/Buyer (Grantee), declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1-1/2% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

SELLER (GRANTOR) INFORMATION

Seller Signature: [Signature]

Print Name: Gary Vause and Linda M. Vause

Address: 3020 Plaza de Monte

City: Las Vegas

State: NV Zip: 89102

Telephone: 702-870-5900

Capacity: _____

BUYER (GRANTEE) INFORMATION

Buyer Signature: [Signature]

Print Name: Gary Vause and Linda M. Vause

Address: 3020 Plaza de Monte

City: Las Vegas

State: NV

Telephone: 702-870-5900

Capacity: _____

COMPANY REQUESTING RECORDING

Co. Name: _____ Escrow #: 6606

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



20000517
00406

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That GARY VAUSE and LINDA VAUSE, husband and wife, for good and other valuable consideration, do hereby Grant, Bargain, Sell and Convey to GARY VAUSE and LINDA M. VAUSE, Trustees of the VAUSE FAMILY TRUST, dated September 8, 1999, as amended, or restated, or their successors, all of their right, title and interest in that real property situated in the County of Clark, State of Nevada, bounded and described as follows:

Government Lot Sixty-nine (69) in the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section 3; Township 21 South Range 60 East, M.D.M., more particularly described as Lot Four (4) as shown by map thereof on file in File 55 of Parcel Maps, Page 72, recorded February 19, 1980 in Book 880219 of Official Records as Document No. 00551, Clark County, Nevada.

Commonly known as: 1951 S. Rainbow Blvd., Las Vegas, NV

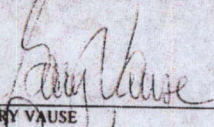
APN: 163-03-703-001

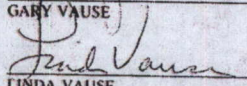
GRANTEE'S ADDRESS: GARY VAUSE and LINDA M. VAUSE, 3020 Plaza de Monte, Las Vegas, NV 89102

Subject to: Powers of Trustee attached hereto as Exhibit "A" and by this reference incorporated herein.

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

Witness their hands this 21st day of March, 2000.


GARY VAUSE

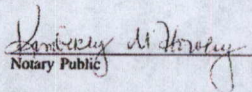

LINDA VAUSE

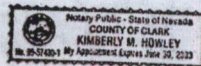
20000517
00400

STATE OF NEVADA)
) ss.
COUNTY OF CLARK)

On this 21st day of March, 2000, before me, the undersigned, a Notary Public in and for said County of Clark, State of Nevada, personally appeared GARY VAUSE, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in her authorized capacity, and that by his signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.


Notary Public



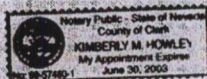
20000517
00400

STATE OF NEVADA)
) ss.
COUNTY OF CLARK)

On this 21st day of March, 2000, before me, the undersigned, a Notary Public in and for said County of Clark, State of Nevada, personally appeared LINDA VAUSE, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Kimberly M. Howley
Notary Public



When Recorded, Mail to:
GARY VAUSE
LINDA M. VAUSE
3020 Plaza de Monte
Las Vegas, NV 89102

99-0371-ES

20000517
00406

EXHIBIT "A"
POWERS OF TRUSTEE

GARY VAUSE and LINDA M. VAUSE, Trustees, are hereby vested with complete powers of disposition of the real estate herein described, including the power to plat, sell, encumber, mortgage and convey as a whole or in parcels, and no person dealing with said Trustees shall be obligated to look beyond the terms of this instrument for power in the Trustees to sell, encumber, mortgage or convey, the real estate described herein.

Said Grantee is likewise hereby excused from any and all duties of diligence and responsibility respecting the propriety of any act of said Trustees purporting to be done under or by virtue of the terms of this issue.

This conveyance is made in Trust pursuant to and in accordance with the "VAUSE FAMILY TRUST" which was executed on September 8, 1999.

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:

JEFFREY L. BURR & ASSOCIATES

05-17-2000 09:55 CPD
OFFICIAL RECORDS

BOOK: 20000517 INST: 00406

FEE: \$10.00 RPTR: EX1008



LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

October 2, 2013

Mr. & Mrs. Gary Vause
Vause Family Trust
3020 Plaza Del Monte
Las Vegas, Nevada 89102

RE: **RQR-51479 - REQUIRED REVIEW - SPECIAL USE PERMIT**
PREVIOUS CASE: SUP-48849
1951 South Rainbow Boulevard (APN 163-03-703-001)

Dear Applicant:

Our records indicate the above referenced action will be scheduled for the **November 20, 2013** City Council meeting, at which time the Council may discontinue the use.

Provide two (2) 24" x 36" site plans, two (2) 8½" x 11" site plans, and two (2) 8½" x 11" floor plans and/or elevations depicting the site. In addition to the plans required, we also need a justification letter, current deed, the enclosed Statement of Financial Interest form and Application completed and notarized. Please come to our offices at 333 North Rancho Drive no later than **October 10, 2013** to pay the application fee of \$300.00, notification fee of \$500.00 and submit the required documents. Failure to submit the above mentioned items may result in immediate discontinuance of the use for this site.

Failure to submit the above mentioned items will not prevent the item from being placed on the agenda for consideration by the City Council, and payment of fees will be required as a condition of approval, if the Required Review is approved. If the Required Review is denied, the use for this site shall be discontinued, and the use shall be required to cease.

If you have any questions, please feel free to contact me at (702) 229-6301.

Sincerely,

Nora Lares, Agenda Technician
Department of Planning
Long Range Planning Division

cc:

Mr. Tom Stackhouse
Imagine Schools at East Mesa
9701 East Southern Avenue
Phoenix, Arizona 85209

Ms. Lucy Stewart
LAS Consulting
1916 Trail Peak Lane
Las Vegas, Nevada 89134



CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
3RD FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6301
FAX 702.474.0352
TTY 702.386.9108
www.lasvegasnevada.gov



LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
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October 2, 2013

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Failure to submit the above mentioned items will not prevent the item from being placed on the agenda for consideration by the City Council, and payment of fees will be required as a condition of approval, if the Required Review is approved. If the Required Review is denied, the use for this site shall be discontinued, and the use shall be required to cease.

If you have any questions, please feel free to contact me at (702) 229-6301.

Sincerely,

Nora Lares, Agenda Technician
Department of Planning
Long Range Planning Division

cc:

Mr. Tom Stackhouse
Imagine Schools at East Mesa
9701 East Southern Avenue
Phoenix, Arizona 85209

Ms. Lucy Stewart
LAS Consulting
1916 Trail Peak Lane
Las Vegas, Nevada 89134

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
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LAS VEGAS, NEVADA 89106

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TTY 702.386.9108

www.lasvegasnevada.gov





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STEVEN D. ROSS
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BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

CITY OF LAS VEGAS
495 S. MAIN STREET
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

August 14, 2013

Mr. and Mrs. Gary Vause
Vause Family Trust
3020 Plaza De Monte
Las Vegas, Nevada 89102

RE: SUP-48849 – SPECIAL USE PERMIT
CITY COUNCIL MEETING OF JULY 24, 2013

Dear Mr. and Mrs. Vause:

The City Council at a regular meeting held July 24, 2013, APPROVED the request for a Special Use Permit FOR A PRIVATE SCHOOL, PRIMARY WITH A WAIVER TO ALLOW NO PICK-UP AND DROP-OFF AREA WHERE ONE IS REQUIRED at 1951 South Rainbow Boulevard (APN 163-03-703-001), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on July 25, 2013. This approval is subject to:

Added Conditions

- A. The applicant shall be responsible for administering the staging plan so that vehicles are staged off site on private property prior to dropping off or picking up students at the school site. No vehicles associated with the school shall be allowed to queue in public rights-of-way, nor shall any vehicles associated with the school be allowed to park in the public right-of-way adjacent to residential properties.**
- B. All vehicles exiting the school property shall be required to make a left turn onto El Parque Avenue.**
- C. Traffic counters shall be installed on El Parque Avenue to monitor traffic volume from the school.**

Planning

- 1. A required review at a public hearing shall be held before the City Council on November 20, 2013
- 2. Conformance to all Minimum Requirements under LVMC Title 19.12 for a Private School, Primary use except as amended herein.
- 3. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.

RQR-51479



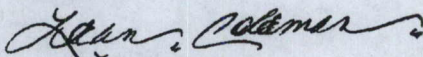
Mr. and Mrs. Gary Vause
SUP-48849 – Page Two
August 14, 2013

4. A Waiver from Title 19.12 is hereby approved, to allow no pick-up and drop-off area where adequate pick-up and drop-off areas are required.
5. All necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Department of Building and Safety.
6. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
7. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

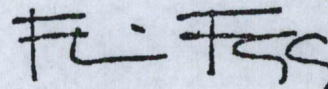
Public Works

8. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Sincerely,



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



Flinn Fagg
Director of Planning

cc: Mr. Tom Stackhouse
Imagine Schools at East Mesa
9701 East Southern Avenue
Phoenix, Arizona 85209

Ms. Lucy Stewart
LAS Consulting
1916 Trail Peak Lane
Las Vegas, Nevada 89134

RQR-51479

Sup-48849

Nora Lares

From: John Grider
Sent: Tuesday, October 01, 2013 8:46 AM
To: Nora Lares
Subject: RQR-51479

Nora,

I prepared RQR-51479 for 11/20/13 can you send them out a notice to submit for the required review?

John Grider
Planner I

October 1, 2013

INTER-OFFICE MEMORANDUM

TO:

Michael Bouse, Code Enforcement Manager
Vicki Ozuna, Senior Code Enforcement Officer
Tony Guarino, Senior Code Enforcement Officer

FROM:

John Grider, Planner I

SUBJECT:

Code Enforcement Action Request

COPIES TO:

Flinn Fagg, Director
Doug Rankin, Planning Manager
Nora Lares, Agenda Tech

Property Address/APN:	1951 South Rainbow Boulevard	
Summary of Activity Requiring Code Enforcement:	Please conduct multiple inspections between September 30, 2013 thru October 30, 2013. To verify that the school is operating their staging plan as proposed.	
Action Requested By:	Planning Department	
Additional Information:		

GENERAL INFORMATION	
PARCEL NO.	163-03-703-001
OWNER AND MAILING ADDRESS	VAUSE FAMILY TRUST VAUSE GARY & LINDA M TRS 3020 PLAZA DE MONTE LAS VEGAS NV 89102-4046
LOCATION ADDRESS CITY/UNINCORPORATED TOWN	1951 S RAINBOW BLVD LAS VEGAS
ASSESSOR DESCRIPTION	PARCEL MAP FILE 55 PAGE 72 LOT 4 SEC 03 TWP 21 RNG 60
RECORDED DOCUMENT NO.	* 20000517:00406
RECORDED DATE	05/17/2000
VESTING	NO STATUS

*Note: Only documents from September 15, 1999 through present are available for viewing.

ASSESSMENT INFORMATION AND SUPPLEMENTAL VALUE	
TAX DISTRICT	200
APPRAISAL YEAR	2013
FISCAL YEAR	13-14
SUPPLEMENTAL IMPROVEMENT VALUE	0
SUPPLEMENTAL IMPROVEMENT ACCOUNT NUMBER	N/A

REAL PROPERTY ASSESSED VALUE		
FISCAL YEAR	2012-13	2013-14
LAND	84157	73637
IMPROVEMENTS	129711	307426
PERSONAL PROPERTY	0	0
EXEMPT	0	0
GROSS ASSESSED (SUBTOTAL)	213868	381063
TAXABLE LAND+IMP (SUBTOTAL)	611052	1088751
COMMON ELEMENT ALLOCATION ASSD	0	0
TOTAL ASSESSED VALUE	213868	381063
TOTAL TAXABLE VALUE	611051	1088751

ESTIMATED LOT SIZE AND APPRAISAL INFORMATION	
ESTIMATED SIZE	0.69 Acres
ORIGINAL CONST. YEAR	1988
LAST SALE PRICE MONTH/YEAR	150000 03/88
LAND USE	4-10 NON-PROFIT SCHOOLS
DWELLING UNITS	0