



CONSTRUCTION	CITY OF LAS VEGAS
BUILDING USE	GUEST HOUSE
CONSTRUCTION TYPE	/A-1
LOADING	R-5
OCCUPANCY	R-
STORIES - LEGAL	
HEIGHT - FEET	22-7
BUILDING SET-BACKS	
FRONT	14'-0"
RIGHT	20'-0"
LEFT	20'-0"
REAR	30'-0"

EXIST'G RES DENCE	3.96
EXIST'G ALL HOUSE	96
EXIST'G HORSE CANOPY	5320
PROPOSED GUEST HOUSE	360
TOTAL SQUARE FOOTAGE UNDER STRUCTURE	10,072
50% OF EXIST'G RES DENCE	598
TOTAL PROPOSED SQ FT	360



WEEK	DATE	DESCRIPTION
PROJECT NO:	----	
CAD DWG FILE:	AS SITE PLANING	
DESIGN BY:	-	
CHECKED BY:	-	
OWNER/BUILDER:	Kerr Kelly	
SIGNED BY:		
SHEET TITLE		

SITE PLAN

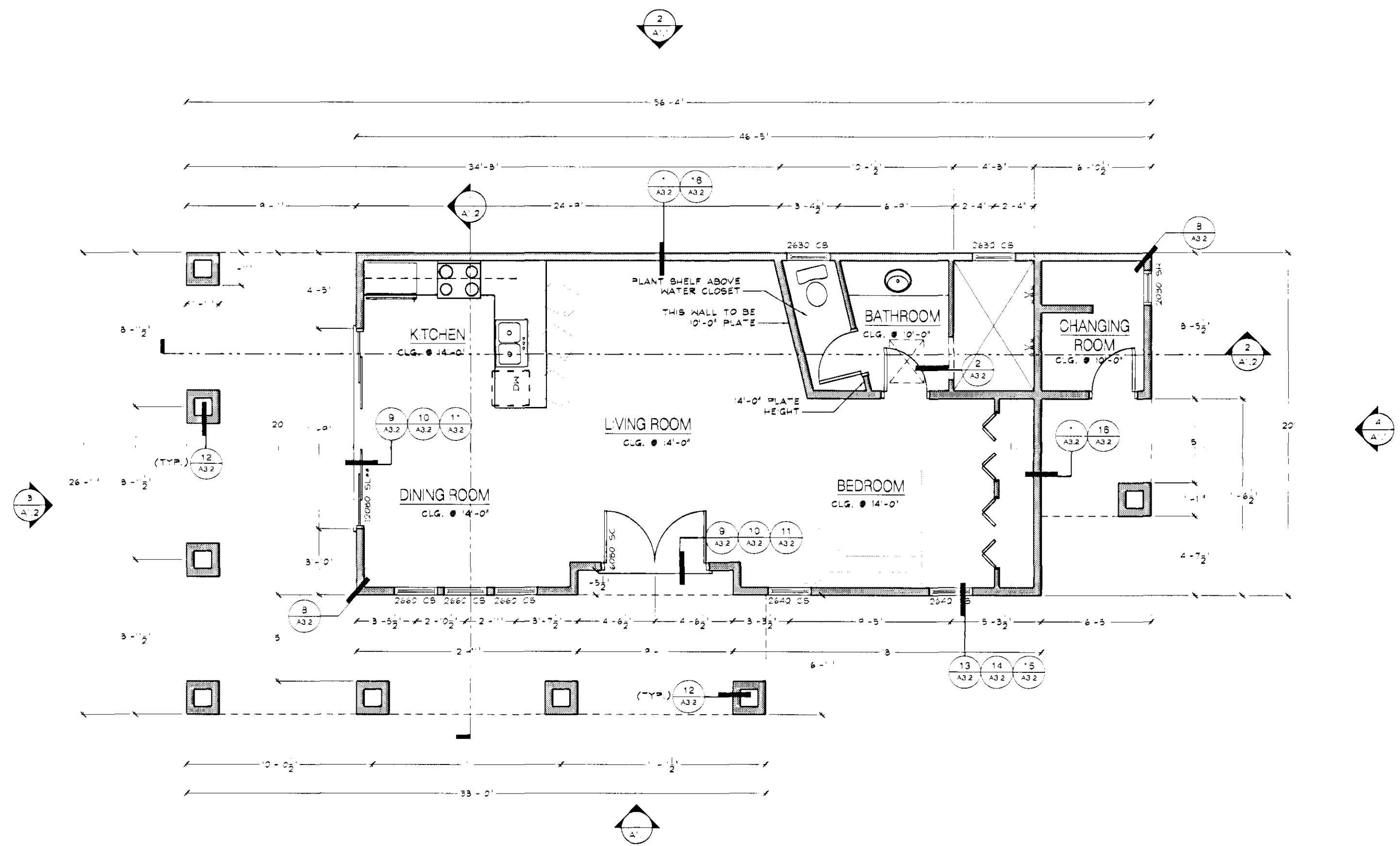
RECEIVED

FEB 28 2011

AS

VAR-37379
REVISED
03/25/10 PC

VAR-37379 REVISED (LANDSCAPE PLAN) STAMPED 2-26-10: JLC 3-25-10 Approved → CCH-21-10



FLOOR PLAN

3/16" = 1'

RECEIVED
FEB 09 2010

MARK	DATE	DESCRIPTION
PROJECT NO.	----	
CAD DWG FILE:	---	
DRAWN BY:	---	
CHECKED BY:	---	
OWNER/BUILDER:	Kevin Kelly	
SIGNED BY:	---	
SHEET TITLE:		

FLOOR PLAN

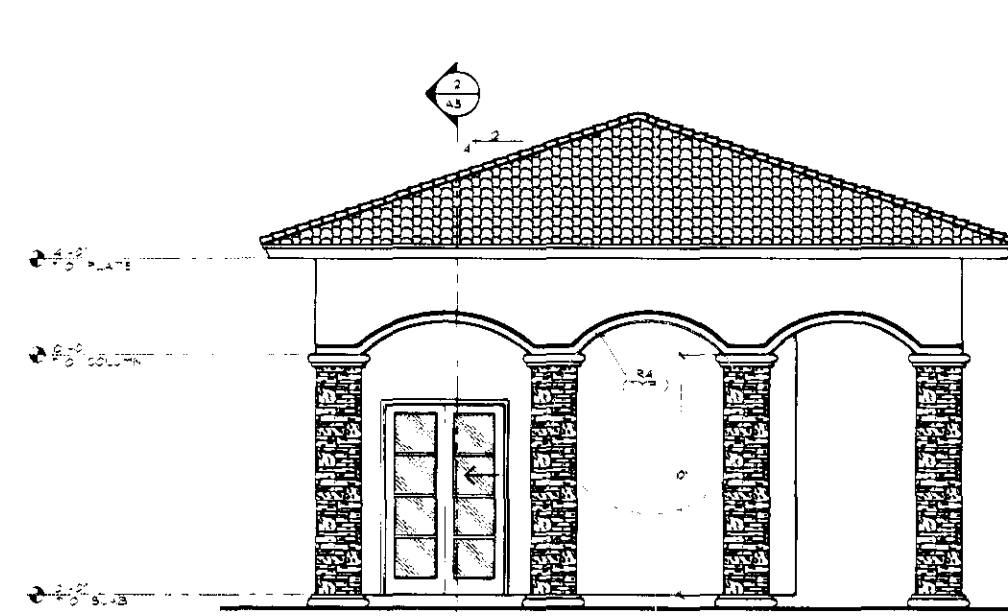
A1

THE KELLY RESIDENCE
Detached Guest House

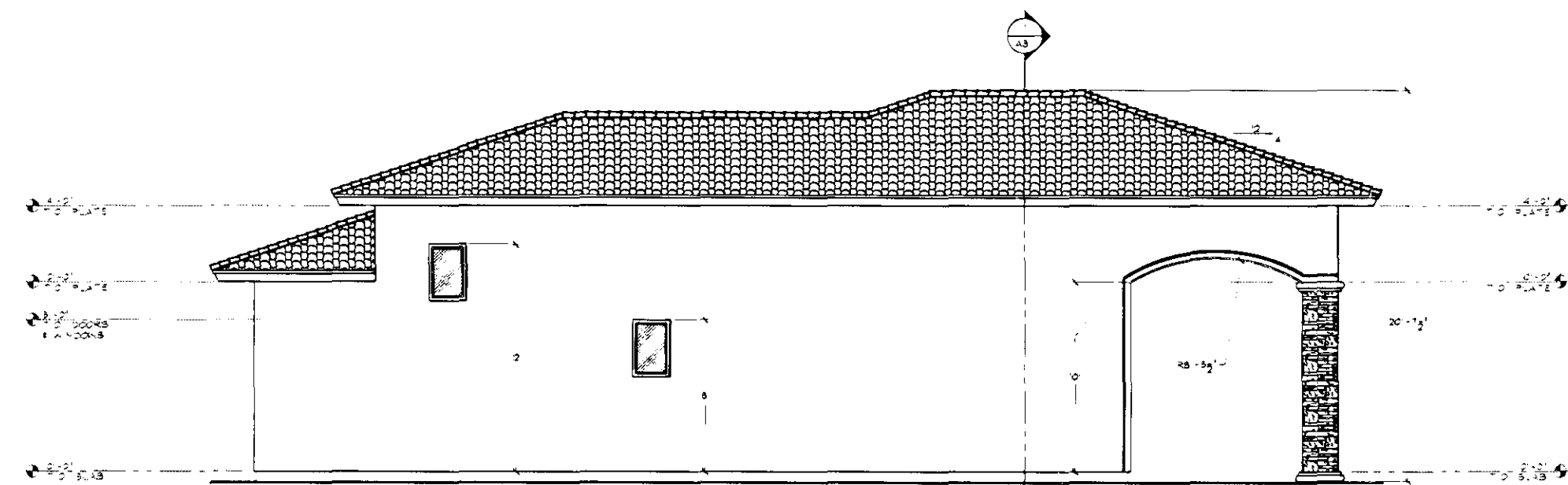
OWNER
Kevin Kelly
5832 Thom Blvd.
Las Vegas, NV 89131-2700

The Kelly Residence
Detached Guest House

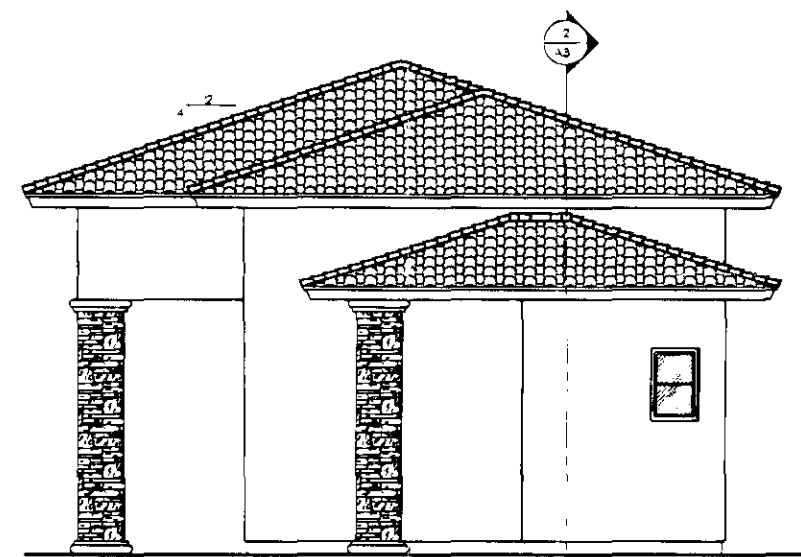
VAR-57379 (REVISED) STAMPED 3-9-10: PC 3-25-10 Approved → CC 4-26-10
Floor Plan



LEFT ELEVATION
 $1/8" = 1'$



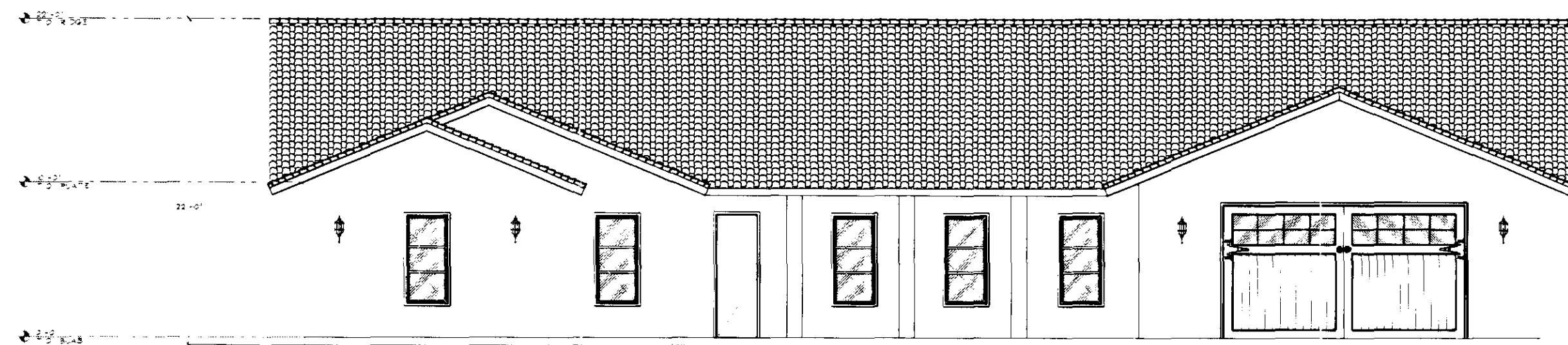
REAR ELEVATION
 $1/8" = 1'$



RIGHT ELEVATION
 $1/8" = 1'$



FRONT ELEVATION
 $1/8" = 1'$



EXISTING RESIDENCE FRONT ELEVATION
 $1/8" = 1'$

RECEIVED
FEB 09 2010

CONSULTANTS

THE KELLY RESIDENCE
Detached Guest House

OWNER

Kevin Kelly
6832 Thom Blvd
Las Vegas, NV 89131-2700

The Kelly Residence
Detached Guest House

MARK DATE DESCRIPTION

PROJECT NO: ----

CAD FILED: --

DRAWN BY: --

CHECKED BY: --

OWNER/BUILDER: Kevin Kelly

SIGNED BY: --

SHEET TITLE

ELEVATIONS



LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

STEVE WOLFSON

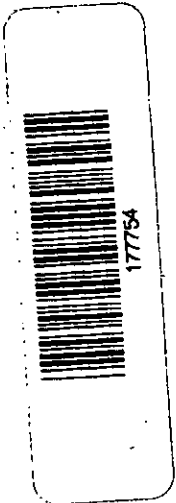
LOIS TARKANIAN

STEVEN D. ROSS

RICKI Y. BARLOW

STAVROS S. ANTHONY

ELIZABETH N. FRETWELL
CITY MANAGER



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

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

FM-0044-08-09

May 6, 2010

Mr. Kevin Kelly
6832 Thom Boulevard
Las Vegas, Nevada 89131

RE: VAR-37379 - VARIANCE
CITY COUNCIL MEETING OF MAY 5, 2010

Dear Mr. Kelly:

The City Council at a regular meeting held May 5, 2010, APPROVED the request for a Variance TO ALLOW TWO EXISTING ACCESSORY STRUCTURES (CLASS II) TOTALING 5,516 SQUARE FEET AND A PROPOSED 1,360 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I) WHERE 1,598 SQUARE FEET IS THE MAXIMUM ALLOWED on 2.52 acres at 6832 Thom Boulevard (APN 125-24-602-011), R-E (Residence Estates) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on May 6, 2010. This approval is subject to:

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Special Use Permit (SUP-37415) shall be required.
2. This approval shall be void two years from the date of final approval, unless a certificate of occupancy has been issued or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. Building permits are required for all structures at the subject site. Permits shall be obtained prior to construction for the proposed accessory structure, and within 60 days of final approval for the existing structures.
4. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,

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



April 22, 2010

Mr. Kevin Kelly
6832 Thom Boulevard
Las Vegas, Nevada 89131

LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

STEVE WOLFSON

LOIS TARKANIAN

STEVEN D. ROSS

RICKI Y. BARLOW

STAVROS S. ANTHONY

ELIZABETH N. FRETWELL
CITY MANAGER

RE: VAR-37379 - VARIANCE
CITY COUNCIL MEETING OF APRIL 21, 2010

Dear Mr. Kelly:

The City Council at a regular meeting held April 21, 2010, HELD IN ABEYANCE the request for a Variance TO ALLOW TWO EXISTING ACCESSORY STRUCTURES (CLASS II) TOTALING 5,516 SQUARE FEET AND A PROPOSED 1,360 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I) WHERE 1,598 SQUARE FEET IS THE MAXIMUM ALLOWED on 2.52 acres at 6832 Thom Boulevard (APN 125-24-602-011), R-E (Residence Estates) Zone.

This item will be heard during the 1:00 p.m. Planning and Development discussion portion of the May 5, 2010 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 Crolli".

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



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

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

FM-0044-06-09



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

March 26, 2010

Mr. Kevin Kelly
6832 Thom Boulevard
Las Vegas, Nevada 89131

RE: VAR-37379 - VARIANCE

Dear Mr. Kelly:

Your request for a Variance TO ALLOW TWO EXISTING ACCESSORY STRUCTURES (CLASS II) TOTALING 5,516 SQUARE FEET AND A PROPOSED 1,360 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I) WHERE 1,598 SQUARE FEET IS THE MAXIMUM ALLOWED on 2.52 acres at 6832 Thom Boulevard (APN 125-24-602-011), R-E (Residence Estates) Zone, Ward 6 (Ross), was considered by the Planning Commission on March 25, 2010.

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

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Special Use Permit (SUP-37415) shall be required.
2. This approval shall be void two years from the date of final approval, unless a certificate of occupancy has been issued or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. Building permits are required for all structures at the subject site. Permits shall be obtained prior to construction for the proposed accessory structure, and within 60 days of final approval for the existing structures.
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)
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Borlow
Stavros S. Anthony
City Manager
Elizabeth N. Fretwell



Mr. Kevin Kelly
VAR-37379 - Page Two
March 26, 2010

This item will be considered by the City Council on April 21, 2010, 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,

A handwritten signature in black ink, appearing to read 'Steve Gebeke', with a long horizontal line extending to the right.

Steve Gebeke
Planning Supervisor
Case Planning Division

SG:clb

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

March 12, 2010

Mr. Kevin Kelly
6832 Thom Boulevard
Las Vegas, Nevada 89131

RE: VAR-37379 - VARIANCE

Dear Mr. Kelly:

Please be advised the City Planning Commission at its regular meeting on *March 25, 2010* 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 available on-line on *Friday, March 19, 2010* 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 731 South Fourth Street to request your copies.

The Planning Commission requires that you or your representative be present at this meeting.

Sincerely,

Steve Gebeke
Planning Supervisor
Case Planning Division

SG:clb

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow
Stavros S. Anthony
City Manager
Elizabeth N. Fretwell



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; Wayne Dowdey, Land Development; O. C. White, Traffic Engineering; Alan Riecki, Survey (FM, PM, & A's only)
Date: February 22, 2010
Re: **VAR-37379** Desert Forest, LLC 6832 Thom Blvd.
Request for a Variance to allow two existing accessory structures and a proposed accessory structure

COMMENTS:

We have no comment on the Request for a Variance application to allow two existing accessory structures (Class II) totaling 5,516 square feet and a proposed 1,360 square foot accessory structure (Class I) where 1,598 square feet is the maximum allowed for property located at 6832 Thom Boulevard.

City of Las Vegas - Planning and Development Department.

Development Notification

PC Meeting: March 25, 2010

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:

VAR-37379

Bradley Ranch Subdivision HOA

Canyon Mist Estates HOA

Carson Ranch East HOA

Diamond Creek Community Association

Dorrell Square HOA

Eagle Canyon HOA

Eagle Creek Heights Community Association

Eagle Crossing Community Association

Heritage Estates Community Association

Heritage Estates II HOA

Lynbrook Master Association

Meister Park North HOA

Mystic Canyon

Paradise Falls HOA

Paradise Meadows HOA

Pavona Estates Association

Savannah Falls HOA

The Springs HOA

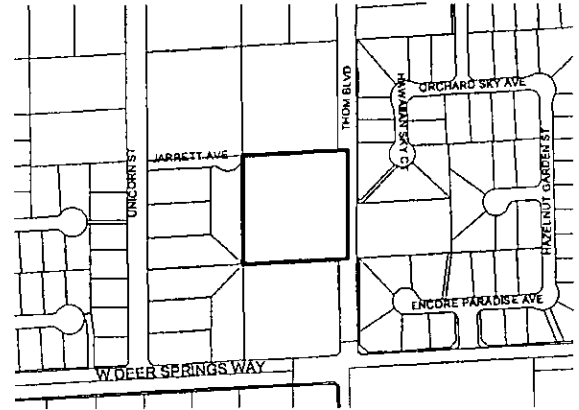
Application Information

VAR-37379 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: DESERT FOREST, LLC - Request for a Variance TO ALLOW TWO EXISTING ACCESSORY STRUCTURES (CLASS II) TOTALING 5,516 SQUARE FEET AND A PROPOSED 1,360 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I) WHERE 1,598 SQUARE FEET IS THE MAXIMUM ALLOWED on 2.52 acres at 6832 Thom Boulevard (APN 125-24-602-011), R-E (Residence Estates) Zone, Ward 6 (Ross)

SUP-37415 - SPECIAL USE PERMIT RELATED TO VAR-37379 - PUBLIC HEARING - APPLICANT/OWNER: DESERT FOREST, LLC - Request for a Special Use Permit FOR A PROPOSED 1,360 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I) at 6832 Thom Boulevard (APN 125-24-602-011), R-E (Residence Estates) Zone, Ward 6 (Ross)

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 a written objection thereto or approval thereof with the Planning and Development Department, Development Services Center, 731 South Fourth Street, Las Vegas, Nevada 89101. Final Action on General Plan Amendments and Rezonings will be determined by the City Council. Other public hearing items 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 the discussion of the item. You may not receive an additional notice for the City Council meeting. For further information, please call (702) 229-6301 (TDD 386-9108) <http://www.lasvegasnevada.gov>.

Application Location



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

Public Hearing Information

Meeting: Planning Commission
Date: March 25, 2010
Time: 6:00 P.M.
Location: City Council Chambers
400 Stewart Avenue
Las Vegas, Nevada

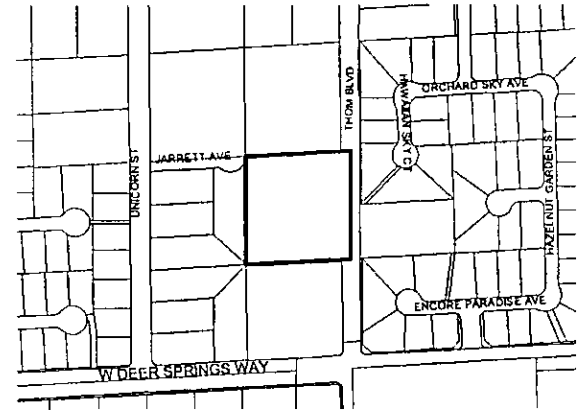
Application Information

VAR-37379 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: DESERT FOREST, LLC - Request for a Variance TO ALLOW TWO EXISTING ACCESSORY STRUCTURES (CLASS II) TOTALING 5,516 SQUARE FEET AND A PROPOSED 1,360 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I) WHERE 1,598 SQUARE FEET IS THE MAXIMUM ALLOWED on 2.52 acres at 6832 Thom Boulevard (APN 125-24-602-011), R-E (Residence Estates) Zone, Ward 6 (Ross)

SUP-37415 - SPECIAL USE PERMIT RELATED TO VAR-37379 - PUBLIC HEARING - APPLICANT/OWNER: DESERT FOREST, LLC - Request for a Special Use Permit FOR A PROPOSED 1,360 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I) at 6832 Thom Boulevard (APN 125-24-602-011), R-E (Residence Estates) Zone, Ward 6 (Ross)

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 a written objection thereto or approval thereof with the Planning and Development Department, Development Services Center, 731 South Fourth Street, Las Vegas, Nevada 89101. Final Action on General Plan Amendments and Rezonings will be determined by the City Council. Other public hearing items 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 the discussion of the item. You may not receive an additional notice for the City Council meeting. For further information, please call (702) 229-6301 (TDD 386-9108) <http://www.lasvegasnevada.gov>.

Application Location



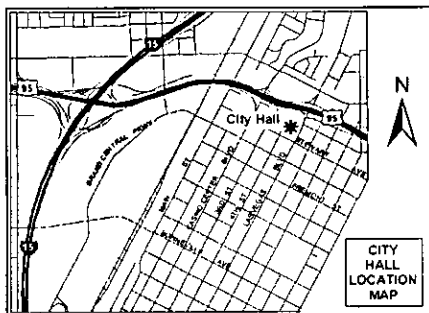
The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

Meeting: Planning Commission
Date: March 25, 2010
Time: 6:00 P.M.
Location: City Council Chambers
400 Stewart Avenue
Las Vegas, Nevada

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

Return Service Requested
Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Planning & Development Department at the address listed above or fax this side of this card to (702) 385-7268. If you would like to contact your Council Representative, please call (702) 229-6405.

☐

I SUPPORT
this Request

☐

I OPPOSE
this Request

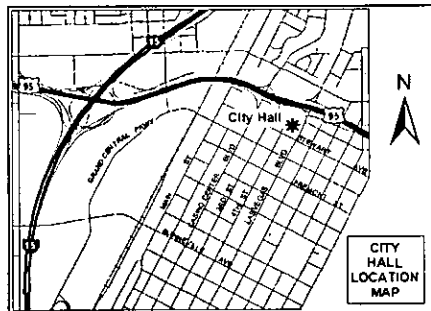
Please use available blank space on card for your comments.

VAR-37379 & SUP-37415

Planning Commission Meeting of 3/25/2010

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

Return Service Requested
Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Planning & Development Department at the address listed above or fax this side of this card to (702) 385-7268. If you would like to contact your Council Representative, please call (702) 229-6405.

☐

I SUPPORT
this Request

☐

I OPPOSE
this Request

Please use available blank space on card for your comments.

VAR-37379 & SUP-37415

Planning Commission Meeting of 3/25/2010

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

REQUEST FOR COMMENT

FROM: PLANNING AND DEVELOPMENT

VAR-37379

HAND DELIVERED

*DEVELOPMENT COORDINATION (DPW)	GARY REID	DSC
FIRE ENGINEERING	OZZIE MIRKHAH	DSC
*FLOOD CONTROL (DPW)	RAUL CRUZ	DSC
*LAND DEVELOPMENT (DPW)	DAVID GUERRA	DSC
PERMITS/ INSPECTIONS	ROD CLARK	DSC
*RIGHT-OF-WAY (DPW)	MARY WULFF	DSC
*SANITARY SEWERS (DPW)	JOE PEÑA	DSC
*TRAFFIC ENGINEERING (DPW)	RICK SCHROEDER	DSC

SENT VIA COURIER/ US MAIL OR INTER-OFFICE MAIL

<CCSD>	LINDA PERRI	4212 EUCALYPTUS ANNEX
METRO	BRIAN O'CALLAGHAN	7 th FLOOR CITY HALL
OFFICE OF BUSINESS DEVELOPMENT	TOM BURKART	2 nd FLOOR CITY HALL EXPANSION
NEIGHBORHOOD SERVICES	ANNE KILPONEN	2 nd FLOOR CITY HALL
*TEFO (DPW)	REBECCA WHITLOCK	3104 BONANZA ROAD
*SID (DPW)	PATRICK MURPHY	420 N. FOURTH STREET
*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 >**

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

VAR-37379 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: DESERT FOREST, LLC -
Request for a Variance TO ALLOW TWO EXISTING ACCESSORY STRUCTURES (CLASS II) TOTALING
5,516 SQUARE FEET AND A PROPOSED 1,360 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I)
WHERE 1,598 SQUARE FEET IS THE MAXIMUM ALLOWED on 2.52 acres at 6832 Thom Boulevard (APN
125-24-602-011), R-E (Residence Estates) Zone, Ward 6 (Ross)

PLANNING COMMISSION: MARCH 25, 2010

CITY COUNCIL: APRIL 21, 2010

PLANNING SUPERVISOR: STEVE GEBEKE

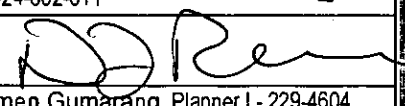


PUBLIC HEARING

Comments Due: FEBRUARY 23, 2010

*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:

Pre-Application Conference		CITY OF LAS VEGAS Planning & Development Department SUBMITTAL CHECKLIST			
Item Required					
YES	NO				
APPLICATION PACKET					
☒	☐	Application signed and notarized by all property owners or authorized agent(s)			NOTES: Visit the CLV website for blank application, SOFI & DINA forms @ http://www.lasvegasnevada.gov/ (Follow - "I Want To..." -> "Apply for -> Planning Applications")
☒	☐	Grant deed and legal description			
☒	☐	Detailed justification letter			
☒	☐	Correct fee(s): \$ 300.00 (Application) + \$ 500.00 (Notification) + \$ 30.00 (Recordation) = \$ 830.00 Total			
☒	☐	Statement of Financial Interest (SOFI) signed and notarized by all property owners or authorized agent(s)			
☒	☐	Assessor's Parcel Map			
☐	☒	Development Impact Notice and Assessment (DINA)			
☐	☒	Project of Regional Significance (PRS)			
☐	☒	Color & Materials Board per Site Development Plan Review Submittal Requirements			
☐	☒	Copy of Business Licenses: (Owner: ☐ Applicant: ☐ Representative: ☐)			
SITE PLAN					
☒	☐	11" x 17" min. to 24" x 36" max. page size			Folded Plans: 5
☒	☐	North arrow, scale, and vicinity map			Colored, Rolled Plans: 1
☒	☐	All property lines and present dimensions labeled			Reduced Copy (8-1/2x11 BW): 1
☒	☐	All building setbacks labeled			NOTES:
☒	☐	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:			
☐	☒	Parking space count and typical dimensions labeled # regular + [30% or less of total] # 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
☐	☒	North arrow, scale, and vicinity map			Colored, Rolled Plans: 0
☐	☒	All property lines and present dimensions labeled			Reduced Copy (8-1/2x11 BW): 0
☐	☒	All required perimeter landscape planters shown			NOTES:
☐	☒	All required parking lot fingers/islands shown			
☐	☒	Quantity, size, species/variety of all trees, shrubs, and ground cover			
BUILDING ELEVATIONS					
☒	☐	11" x 17" min. to 24" x 36" max. page size			Folded Plans: 2
☒	☐	Scale and building dimensions labeled			Colored, Rolled Plans: 1
☒	☐	North, south, east, and west elevations of all buildings			Reduced Copy (8-1/2x11 BW): 1
☒	☐	All building materials and colors noted			NOTES: Photo can be used for the existing accessory structures only in lieu of the elevation plan
☒	☐	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: 0
☐	☒	Scale and building dimensions labeled			Colored, Rolled Plans: 0
☐	☒	All building entrances/exits shown			Reduced Copy (8-1/2x11 BW): 0
☐	☒	Use of all rooms noted/labeled			NOTES:
☐	☒	Maximum Occupancy (per I.B.C.)			
☐	☒	Seating Capacity (where applicable)			
THIS FORM MUST ACCOMPANY THE APPLICATION SUBMITTAL and is valid for no more than 60 days after the Pre-App date.					
Owner / Applicant:		Kevin Kelly		Application Type: Variance	
Representative:				Application Purpose: Variance for lot coverage greater than 50 percent	
APN:		125-24-602-011		Site Location: 6832 Thom Blvd	
Planner's Signature:				Pre-App. Meeting Date: 01/25/10	
Planner:				Earliest Submittal Deadline: 02/09/2010 <u>no later than 2:00 pm</u>	
		Romeo Gumarang, Planner I - 229-4604 Doug Rankin, Planning Manager - 229-5408		Earliest PC / CC Meeting Dates: 03/25/10 PC 04/21/10 CC	



PLANNING & DEVELOPMENT DEPARTMENT

PLANNER'S NOTES FOR PRE-APPLICATION CONFERENCE

The Kelly Residence Detached Guest House

APN:	125-24-602-011	Pre-app Date:	01/25/10
Location:	6832 Thom Blvd	Meeting Location:	DSC 1st Floor Conference Room - 1B
Acres:	2.52	Ward #:	6 - Ross
		Time:	9:00 a.m.

Ownership Info:	Desert Forest, LLC 6832 Thom Blvd Las Vegas, NV 89131	Phone:	(702)-
		Fax:	(702)-
		Email:	
Applicant Info:	Kevin Kelly 6832 Thome Blvd Las Vegas, NV 89131	Phone:	(702)-210-6958
		Fax:	(702)-
		Email:	
Representative Info:		Phone:	(702)-
		Fax:	(702)-
		Email:	

Cases:	Permits / Licenses:
1. A-0003-64	- Building permit for room addition for garage conversion #99022045 issued on 11/16/99 and was completed on 12/15/00. - Building permit for patio enclosure #01000717 issued on 1/16/01 and was completed on 2/14/02. - Building permit for a swimming pool #33919 issued on 1/20/05 and was completed on 8/13/05. - Building permit for a propane gas line for the pool #39516 issued on 4/1/05 and was completed on 11/28/05. - Application for a building permit #153299 was denied by planning requiring SUP and VAR.

Proposed Use:	Accessory Structure Class I				
General Plan:	<table> <tr> <td>Existing:</td><td>ML - Medium Low Density Residential</td></tr> <tr> <td>Proposed:</td><td>No change proposed</td></tr> </table>	Existing:	ML - Medium Low Density Residential	Proposed:	No change proposed
Existing:	ML - Medium Low Density Residential				
Proposed:	No change proposed				
Zoning:	<table> <tr> <td>Existing:</td><td>R-E (Residence Estates)</td></tr> <tr> <td>Proposed:</td><td>No change proposed</td></tr> </table>	Existing:	R-E (Residence Estates)	Proposed:	No change proposed
Existing:	R-E (Residence Estates)				
Proposed:	No change proposed				

Special Area, Master Plans, and / or Overlay Districts that Apply:	Rural Preservation Overlay District
	Special Land Use Designation (per plan): N/A

Questions / Comments:	- What height of the main dwelling? Will need to include the elevation of the main dwelling in addition to the proposed guest house elevation. - Proposed guest house with existing accessory structures with excess of 50% will require a variance. - Provide on the site plan information the lot rear yard coverage for the proposed and existing accessory structures on site. - Revise site plan indicating the location of the shade structure for the horse. - Revise site plan call out "Proposed Addition" to "Proposed Guest House". - Existing utility shed or small tool shed? - Indicate zoning district information on site plan "R-E" - Revise square footage information on site plan to include all accessory structures and horse shade, in addition to the existing residence, garage and proposed guest house. - Include the primary dwelling's elevation on all four sides with height call outs. - Revise elevation plan to include all four sides of the guest house. - Revise justification letter to had detailed information of the existing accessory structures with size.
------------------------------	--

3/25 PC

GK

Report Date 02/10/2010 11:49 AM

Submitted By

Page 1

A/P # 37379 VARIANCE

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	02/09/2010 12:54	983052	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

VAR-37379 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: DESERT FOREST, LLC - Request for a Variance TO ALLOW TWO EXISTING ACCESSORY STRUCTURES (CLASS II) TOTALING 5,516 SQUARE FEET AND A PROPOSED 1,360 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I) WHERE 1,598 SQUARE FEET IS THE MAXIMUM ALLOWED on 2.52 acres at 6832 Thom Boulevard (APN 125-24-602-011), R-E (Residence Estates) Zone, Ward 6 (Ross)

Parent A/P #

Project # 37379 Project/Phase Name VARIANCE TO EXCEED 50% OF PRIN Phase #
Size/Area 2.52 ACRE Size Description Subdivision Code
Proposed Start Proposed Stop % Completed 0.00
% Complete Formula

Property/Site Information

Parcel 12524602011

Location

Owner/Tenant

Contact ID AC1551497 Name DESERT FREST L L C
Mailing Address 6832 THOM BLVD Organization
City LAS VEGAS State/Province NV
ZIP/PC 89131-2700 Country ☐ Foreign
Day Phone (702)210-6958 x Evening Phone
Fax (702)368-3148 Mobile #

A/P Linked Addresses

No Addresses are linked to this Application

Linked Addresses

6832 THOM BLVD
LAS VEGAS, 89131-

A/P Addresses

No Other Addresses are associated to this Application

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

12524602011

Report Date 02/10/2010 11:49 AM

Submitted By

Page 2

Applicants/Contacts

Primary Y Capacity OWNER Contact ID AC1551497 ☐ Foreign
Effective Expire
Name DESERT FDREST L L C
Day Phone (702)210-6958 x Eve Phone Organization
Pager PIN # Position
Fax (702)368-3148 Mobile Profession
E-Mail
Address 6832 THOM BLVD
LAS VEGAS, NV 89131-2700
Seasonal Addr
Valid From To
Comments kevin kelly - 210-6958

Contractors

No Contractors

Item Description

Item Status

Check Fees	Fees Successful
NOTIFICATION & ADVERTISING FEE (\$500.00)	Paid
PROCESSING FEE (\$300.00)	Paid
RECORDING OF NOTICE OF ZONING ACTION (\$30.00)	Paid
Check Inspections	Inspections Successful
Check Reviews	Reviews Failed
377798 B&S PLAN #1 (BUILDING&SAFETY PLAN REVIEW)	Incomplete
377796 DEVCO #1 (DEVELOPMENT COORDINATION)	Incomplete
377807 FIRE ENG #1 (FIRE PROTECTION ENGINEERING)	Incomplete
377800 FLOOD #1 (FLOOD CONTROL)	Incomplete
377799 LAND DEV #1 (LAND DEVELOPMENT)	Incomplete
377797 NEIGH P&S #1 (NEIGHBORHOOD PLAN & SUPPORT)	Incomplete
377806 ROW #1 (RIGHT-OF-WAY)	Incomplete
377801 SEWER #1 (COLLECTION SYSTEMS PLANNING)	Incomplete
377805 SID #1 (SPECIAL IMPROVEMENT DISTRICT)	Incomplete
377803 SURVEY #1 (SURVEY)	Incomplete
377804 TEFO #1 (TRAFFIC ENG FIELD OPERATIONS)	Incomplete
377802 TRAFFIC #1 (TRAFFIC ENGINEERING)	Incomplete
Check Conditions	Conditions Successful
Z-LEGAL (LEGAL DONE?)	No affect on stage
Check Alert Conditions	Alert Conditions Failed
(PT-ENTER THE # OF LABELS)	
(ASSIGN CASE TO A PLANNER)	
(AT-COMplete DRT PROCESS)	
(PT-NOTIFICATION MAP DATE)	
(AT-ROUTE PLANS FOR REVIEW)	
(AT-SEND PUB HEARING NOTICE)	
(AT-SEND TO REVIEW JOURNAL)	
(PT-SIZE OF NOTIFICATION AREA)	
(SIGNPRO-MEMO SENT TO POST DT)	
(SIGNPRO-SIGN POSTED DATE)	
(STAFF RECOMMENDATION)	
Check Licenses	Not Checked
Check Children Status	Children Successful
Check Open Cases	0

Fees	Status	Paid Date	Amount
NOTIFICATION & ADVERTISING FEE	P	02/09/2010 13:02	500.00
RECORDING OF NOTICE OF ZONING ACTION	P	02/09/2010 13:02	30.00
PROCESSING FEE	P	02/09/2010 13:02	300.00

Total Unpaid

0.00

Total Paid

830.00

Report Date 02/10/2010 11:49 AM

Submitted By

Page 3

Inspections

There are no inspections for this Report

Review Activities Review # Comments	Review Type	#	Status	Waived	Issued	Started	Completed	Comp By
377796	DEVCO	1	Incomplete	☐	02/10/2010 11:46			
377797	NEIGH P&S	1	Incomplete	☐	02/10/2010 11:46			
377798	B&S PLAN	1	Incomplete	☐	02/10/2010 11:46			
377799	LAND DEV	1	Incomplete	☐	02/10/2010 11:46			
377800	FLOOD	1	Incomplete	☐	02/10/2010 11:46			
377801	SEWER	1	Incomplete	☐	02/10/2010 11:46			
377802	TRAFFIC	1	Incomplete	☐	02/10/2010 11:46			
377803	SURVEY	1	Incomplete	☐	02/10/2010 11:46			
377804	TEFO	1	Incomplete	☐	02/10/2010 11:46			
377805	SID	1	Incomplete	☐	02/10/2010 11:46			
377806	ROW	1	Incomplete	☐	02/10/2010 11:46			
377807	FIRE ENG	1	Incomplete	☐	02/10/2010 11:46			

Activity/Review Details

Detail SUBMITTAL CHECKLIST (VAR)

Modified By FSOLIS

Modified Date/Time 02/09/2010 12:54

Comments

No Comments

SUBMITTAL CHECKLIST

Indicate if item is being submitted

- | | |
|--|--|
| Y Pre-Application Conference Checklist | Y Site Plan (18 Folded Blue Lines, 1 Rolled Color) |
| Y Application/Petition Form | Y Building Elevations (2 Folded, 1 Rolled Color) |
| Y Deed and Legal Description | Y Floor Plan (1 Folded, 1 Rolled) |
| Y Justification Letter | Y Laser Print Site Plan |
| Y Assessors Parcel Map | Y Laser Print Floor Plan |
| Y Statement of Financial Interest | Y Laser Print Elevation |

Y Business Licensing Requirements Met

Y Business License Exempt

Report Date 02/10/2010 11:49 AM

Submitted By

Page 4

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

Z-LEGAL N				983052	02/09/2010 12:54	
--------------	--	--	--	--------	------------------	--

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.

VARIANCE

N Parent Project link required? Final City Council letter received

N Will this go to the City Council? Annotated minutes received

Is there a condition of approval for a Required Review?

If yes, when does it need to be reviewed?

Staff Recommendation

Meeting Information

Meeting Information Meeting Date Comments Added By	Meeting Type Add Date	Meeting Status Modified By	Modified Date	YES Votes	NO Votes	ABSTENTIONS
---	--------------------------	-------------------------------	---------------	-----------	----------	-------------

03/25/2010	PC	SCHEDULED		0	0	0
FSOLIS	02/09/2010					

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#	970040	02/09/2010 13:03		0.00
KEVIN KELLY, DESERT FOREST LLC VISA CC. 702.210.6958					

No Model Home Details



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Variance
Project Address (Location) 6832 Thom Blvd
Project Name Kelly Guest House Proposed Use Residential
Assessor's Parcel #(s) 125-24-602-011 Ward # 6
General Plan: existing 3146 proposed 1702 Zoning: existing RE proposed R12
Commercial Square Footage None Floor Area Ratio _____
Gross Acres 2.52 Lots/Units 1 Density _____
Additional Information _____

PROPERTY OWNER Desert Forest LLC Contact Kevin Kelly
Address 6832 Thom Blvd Phone: 210-6958 Fax: 368-3149
City LV State NV Zip 89131
E-mail Address Kevin@handkings.com

APPLICANT Kevin Kelly Contact Kevin Kelly
Address 6832 Thom Blvd Phone: 210-6958 Fax: 368-3149
City LV State NV Zip 89131
E-mail Address Kevin@handkings.com

REPRESENTATIVE _____ Contact _____
Address SAR Phone: _____ Fax: _____
City _____ State _____ Zip _____
E-mail Address _____

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 Kevin Kelly

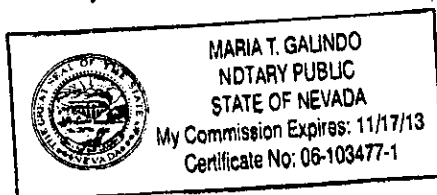
Subscribed and sworn before me

This 2 day of March, 20 10

[Signature]

Notary Public in and for said County and State

Revised 10/27/08



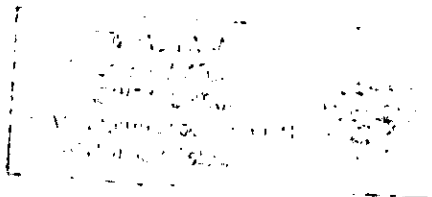
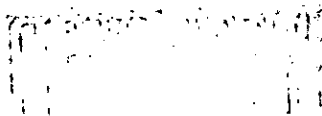
FOR DEPARTMENT USE ONLY

Case #	<u>JAR-37379</u>
Meeting Date:	<u>3/25/10</u>
Total Fee:	<u>\$30.00</u>
Date Received:	<u>3/2/10</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.

f:\dept\Application Packet\Application Form.pdf

MAR 02 2010





PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Kelly Guest House
 Project Address (Location) 6832 Thom Blvd LV NV 89131
 Project Name Kelly Guest House Proposed Use Residential
 Assessor's Parcel #(s) 125-24-602-011 Ward # _____
 General Plan: existing ☒ proposed _____ Zoning: existing _____ proposed _____
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres 2.52 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER ~~Kevin Kelly~~ Resett Form Contact Kevin Kelly
 Address 6832 Thom Blvd LV NV 89131 Phone: 210-6958 Fax: 368-3148
 City Las Vegas State NV Zip 89131
 E-mail Address Kevin@LandKings.com

APPLICANT Kevin Kelly Contact 702-210-6958
 Address 6832 Thom Blvd Phone: 702-210-6958 Fax: 368-3148
 City Las Vegas State NV Zip 89131
 E-mail Address Kevin@LandKings.com

REPRESENTATIVE _____ Contact _____
 Address SAB Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

Property Owner Signature* [Signature]

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

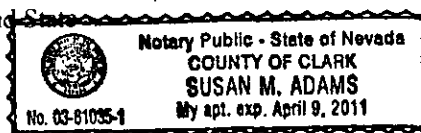
Print Name Kevin Kelly

Subscribed and sworn before me

This 9th day of February, 2010

Susan M. Adams

Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>VAR-37379</u>
Meeting Date:	<u>3-25-10</u>
Total Fee:	<u>830.00</u>
Date Accepted:	<u>3-9-10</u>
Accepted By:	<u>4.5</u>

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



PLANNING & DEVELOPMENT DEPARTMENT

ANNEXATION SUBMITTAL REQUIREMENTS

APPLICATION/PETITION FORM: A completed Application/Petition Form is required. The application shall be signed, notarized and acknowledged by the owner of record of each parcel of property. Non-Property Owner. An application is sufficient if it is signed and acknowledged by a lessee, a contract purchaser or an optionee of the property for which the Annexation is sought. However, interest in that property must exist in a written agreement with the owner of record, attached to which is a copy of the Annexation application and in which the owner of record has authorized the lessee, contract purchaser or optionee to sign the application. The agreement must further stipulate that the owner of record consents to the filing and processing of the application and agrees to be bound by the requested Annexation.

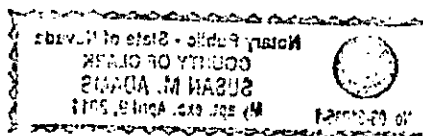
DEED & LEGAL DESCRIPTION: In order to verify ownership, a copy of the recorded deed(s) for the subject property(ies), including exhibits and attachments, is required. The deed and all attachments must be legible. A legal description of the property(ies) involved must be submitted on a compact disk in Microsoft Word or compatible format. A hard copy of the legal description must also be provided.

ASSESSOR'S PARCEL MAP: A copy of the Clark County Assessor's Office Parcel Number Map that is used to verify the parcel number(s) and location(s) of the subject property(ies) is required. These maps may be obtained from the Clark County Assessor's Office located at 500 S. Grand Central Parkway or through the Clark County website at (www.co.clark.nv.us).

JUSTIFICATION LETTER: A detailed letter that explains the request, the intended use of the property once annexed, and how the project meets/supports existing City policies and regulations is required.

FEES: \$300.00 plus \$30 for recording of Notice of Zoning Action

STATEMENT OF FINANCIAL INTEREST: A completed Statement of Financial Interest is required.





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-37379** APN: 125-24-602-011
Name of Property Owner: Kevin Kelly Desert Forest
Name of Applicant: Kevin Kelly
Name of Representative: _____

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: _____

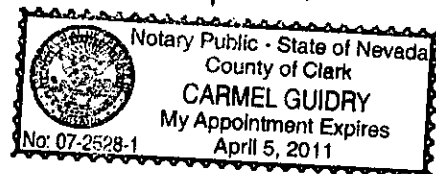
Signature of Property Owner: _____

Print Name: Kevin Kelly

Subscribed and sworn before me

This 8 day of February, 2010

[Signature]
Notary Public in and for said County and State



THE KELLY RESIDENCE

CLV Project Number: 153299-R-09
Project Description: 6832 Thom Blvd.

February 26, 2010

City of Las Vegas
Planning & Development
731 S. Fourth Street
Las Vegas, NV 89101

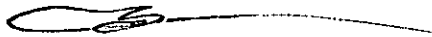
Justification:

The request for building an addition on our property is as follows.

1. Our current residence is a modest 3196 square foot home, positioned on a 2 ½ acre parcel. We often have family and friends from out of town stay with us, and we feel the need to add a small guest quarters to the property. The property also contains horse stables with a shade canopy, a small well house and a temporary green house, that has now been removed on the south west portion of the property. Due to these other structures we are in excess of the 50% expandable limit as indicated in Title 19. The shade structure is simply to provide shade for our horses. It is not a barn nor does it have wall or any confined space other than that provided by the panels that make up the stalls. We have no other conditioned spaces throughout the property. This addition will be used periodically for residential purposes. The architecture of the proposed structure will match that of the existing residence. The height will be less than the existing residence. It will add value to our property and benefit our surrounding neighborhood by doing so.
2. Current zoning for the property is R-E. We have no desire to change our zoning. This is a residential property and will remain so. The intended use for the proposed structure will be residential.

Thank you for taking the time to review our submittal, I look forward to your decision.

Sincerely,



Kevin Kelly
Owner/Builder

6832 THOM BLVD.
LAS VEGAS, NEVADA 89131

VAR-37379
REVISED
03/25/10 PC
RECEIVED
FEB 26 2010

RECEIVED
JUL 8 1961



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-37379** APN: 125-24-602-011

Name of Property Owner: Desert Forest LLC

Name of Applicant: Kevin Kelly

Name of Representative: ~~Kevin Kelly~~

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: _____

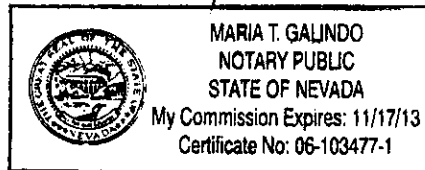
Signature of Property Owner: [Signature]

Print Name: Kevin Kelly

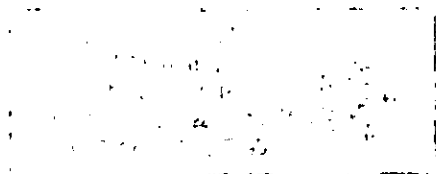
Subscribed and sworn before me

This 2 day of March, 2010

[Signature]
Notary Public in and for said County and State



RECEIVED
MAR 02 2010



100-100000
100-100000

[Home](#) | [About Ross](#) | [Calendar](#)[Home](#)[Information
Center](#)[Election
Center](#)[Business
Center](#)[Licensing
Center](#)[My Data Reports](#) [Business Entity Search](#) |

DESERT FOREST, LLC

[New Search](#)[Printer Friendly](#)

Business Entity Information

Status:	Default	File Date:	6/06/
Type:	Domestic Limited-Liability Company	Entity Number:	LLC
Qualifying State:	NV	List of Officers Due:	6/30/
Managed By:	Managing Members	Expiration Date:	6/06/
NV Business ID:	NV20021070564	Business License Exp:	

Registered Agent Information

Registered Agent resigned

Financial Information

No Par Share Count:	0	Capital Amount:	\$ 0
---------------------	---	-----------------	------

No stock records found for this company

Officers

Manager - KEVIN P KELLY

Address 1:	C/O JILL HANLON, ESQ.	Address 2:	2620 REG/
City:	LAS VEGAS	State:	NV
Zip Code:	89128	Country:	
Status:	Active	Email:	

Actions\Amendments

3-1

20080723-0002993

APN: 125-24-602-011
Recording requested by and mail documents and
tax statements to:

Name: Kevin Kelly
Address: 6932 Thum Blvd
City/State/Zip: Las Vegas NV 89131

DED104
Nevada Legal Forms & Books, Inc. (702) 870-8977
www.legalformsrus.com

Fee: \$15.00 RPTT: EX#009
N/C Fee: \$0.00

07/23/2008 16:40:15
T20080153243

Requestor:
K KELLY

Debbie Conway JL8
Clark County Recorder Pgs: 3

RPTT: _____

QUITCLAIM DEED

THIS INDENTURE WITNESS That the GRANTOR(S):

Kevin Kelly

for and in consideration of _____ Dollars (\$ 0)

do hereby QUITCLAIM the right, title and interest, if any, which GRANTOR may have in all that real
property, the receipt of which is hereby acknowledged, to the GRANTEE(S): Desert Forest
LLC

all that real property situated in the City of Las Vegas
County of Clark State of NV

bounded and described as follows: (Set forth legal description and commonly known address)

The North East Quarter (NE¹/₄) of the South East Quarter
(SE¹/₄) of the South West Quarter (SW¹/₄) of the North
East Quarter (NE¹/₄) of Section 24 Township 19 South,
Range 60 East, M.D.B. & M.

Said property also known as Lot 251 as shown
by map thereof in file 52 of record of
surveys page 70 in the office of the Clark
County recorder of Clark County Nevada.

**WARNING: THE COUNTY RECORDER MAY CHARGE AN ADDITIONAL FEE IF YOU
WRITE WITHIN THE 1" MARGINS OF THIS DOCUMENT OR VIOLATE ANY OTHER
RECORDING REQUIREMENTS IMPOSED BY YOUR COUNTY RECORDER.**

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number (s)

a) 125-24-602-011

b) _____

c) _____

d) _____

2. Type of Property:

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

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument #:

Book _____ Page _____

Date of Recording: _____

Notes: Op Against giv

3. Total Value/Sales Price of Property

\$ _____

Deed in Lieu of Foreclosure Only (value of property)

(_____)

Transfer Tax Value:

\$ _____

Real Property Transfer Tax Due

\$ _____

4. IF EXEMPTION CLAIMED:

a. Transfer Tax Exemption per NRS 375.090, Section 4

b. Explain Reason for Exemption: Transfer to wholly-owned LLC

5. Partial Interest: Percentage being transferred: 11 %

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

Signature _____

Capacity _____

GRANTOR

Signature _____

Capacity _____

GRANTEE

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print name: Kevin Kelly

Address: 6832 Trum Blvd

City: Las Vegas

State: NV

Zip: 89131

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print name: Kevin Kelly

Address: 6832 Trum Blvd

City: Las Vegas

State: NV

Zip: 89131

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

Print Name: _____

Escrow# _____

Address: _____

City: _____

State: _____

Zip: _____

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

2993

Together with all and singular hereditament and appurtenances thereto belonging or in any way appertaining to.

In Witness Whereof, I/We have hereunto set my hand/our hands on 23 day of July 2008

Signature of Grantor

Signature of Grantor

Print or Type Name Here

Print or Type Name Here

STATE OF NEVADA
COUNTY OF CLARK

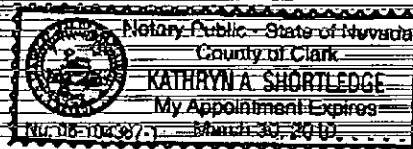
On this 23rd day of July, 2008, personally appeared before me, a Notary Public, KEVIN PATRICK KELLY

☐ personally known to me OR ☒ proved to me on the basis of satisfactory evidence to be the person(s) described in and who executed the foregoing instrument in the capacity set forth therein, who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned. Witness my hand and official seal.

Notary Public

My commission expires: 3-30-2010

Consult an attorney if you doubt this form's fitness for your purpose.



NOTES

This map is for assessment use only and does NOT represent a survey.
No liability is assumed for the accuracy of the data defined 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 TIT 17 ORIGINAL

0 50 100 200 400 600

MAP LEGEND

— PARCEL BOUNDARY
— SUBD BOUNDARY
- - - ROAD EASEMENT
- - - PW/LB BOUNDARY
- - - NON-PARCEL LOT LINE
- - - WATCH LINE / LEADER LINE
--- ROAD ID NUMBER

ASSessor's PARCELS - CLARK CO., NV.
M. W. Schofield, Assessor

AVERAGE
BA VALUE
45

001 PARCEL NUMBER
1.00 ACREAGE
202 PARCEL SUB/SEO NUMBER
25-15 PLAT RECORDING NUMBER
5 BLOCK NUMBER
5 LOT NUMBER
615 GOV. LOT NUMBER

T19S R60E

R58E	R59E	R60E
115	116	117
126	125	124
137	138	139

Scale: 1"=200'

24

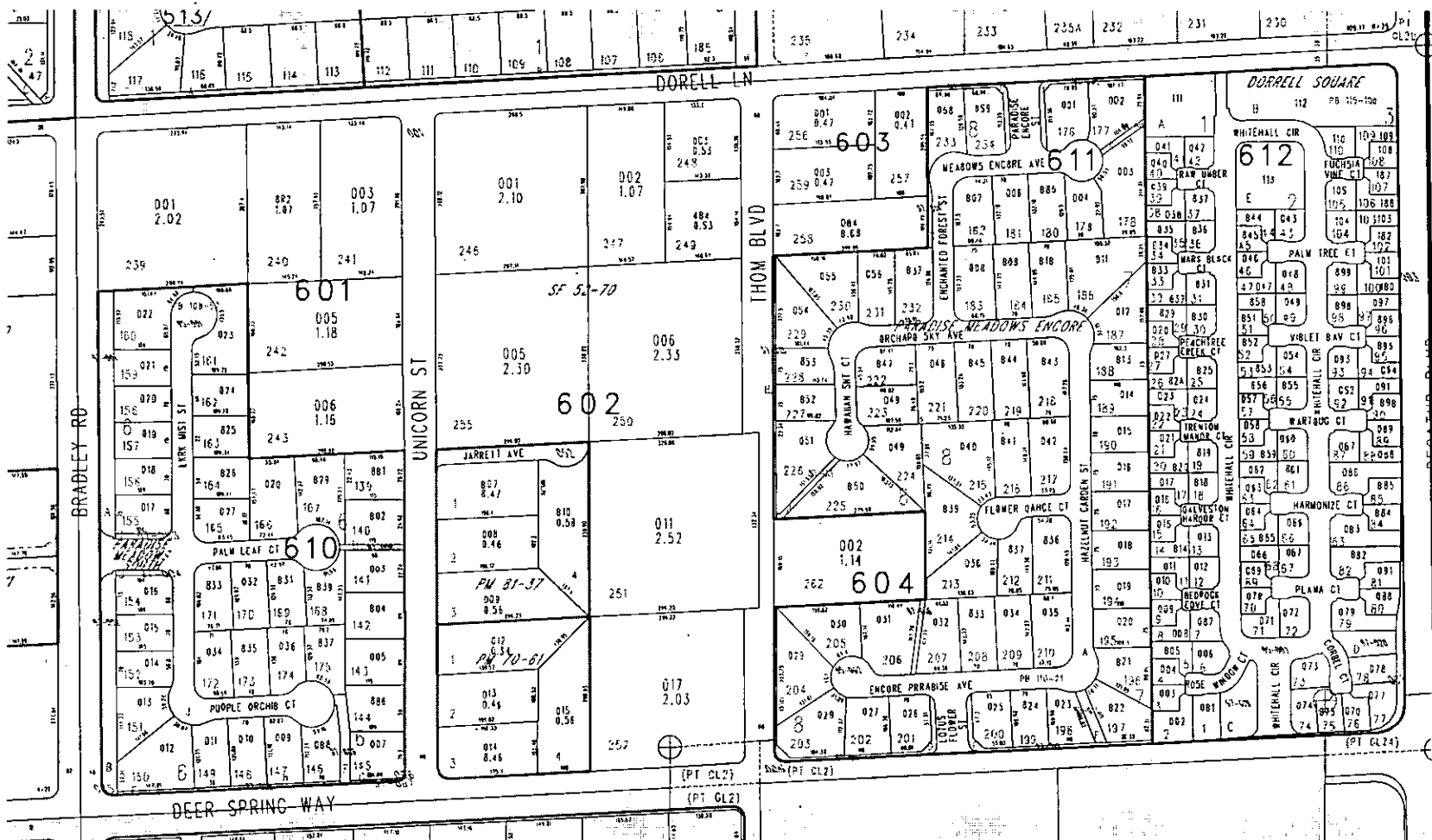
1	2	3	4
5	6	7	8
9	10	11	12
13	14	15	16

Rev: 04/05/04

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1	2	3	4
5	6	7	8
9	10	11	12
13	14	15	16

125-24-6



VAR-37379
03/25/10 PC

TAX DIST 200

13/9

PARCELS 284
LABELS 255

Report of All Selected Parcels

Case Number: VAR-37379
Address 507-37415

Printed On: Fri: February 19, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
		12524697014
		12524697017
		12524697003
		12524797001
		12524697008
		12524697005
		12524697007
		12524697001
		12524697004
		12524697002
		12524697013
		12524697016
		12524597004
		12524697012
		12524597005
		12524597006
		12524697019
		12524597007
		12524697015
		12524597008
		12524697011
		12524597002
		12524697009
		12524597010
		12524697010
		12524697018
		12524697006
		12524611053
		12524602007
		12524612062
		12524710053
		12524612051
ACOSTA GUILLERMO ALEXANDER	6925 HAWAIIAN SKY CT LAS VEGAS NV	
ADAMS MIKE & MARY	3206 S HOPKINS AVE #206 TITUSVILLE FL	
ANDERS ROBERT J TRUST	4824 HARMONIZE CT LAS VEGAS NV	
ANDERS-BAINES LUCY	6715 SYCAMORE VIEW ST LAS VEGAS NV	
ANDERSON BETTIE	4828 VIOLET BAY CT LAS VEGAS NV	

Report of All Selected Parcels**Case Number:** VAR-37379**Printed On:** Fri: February 19, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
ANDERSON JOHN & SARA	6916 HAZELNUT GARDEN ST LAS VEGAS NV	12524611014
ANTRIM TODD S & JANI	6714 PYRACANTHA GLEN CT LAS VEGAS NV	12524710048
ARMAND MIKE	6711 ROYAL STALLION CT LAS VEGAS NV	12524611019
ARRINGTON MARK & NANCY	5316 PURPLE ORCHID CT LAS VEGAS NV	12524610034
AYERS SUZANNE K	5309 BLACK CORAL AVE LAS VEGAS NV	12524511002
BACINO CHARLES S LIVING TRUST	4844 BEDROCK COVE CT LAS VEGAS NV	12524612010
BAKO JOHN W & JAYNE	6851 UNICORN ST LAS VEGAS NV	12524602009
BANK AMERICA NA	400 COUNTRYWIDE WY SV-35 SIMI VALLEY CA	12524612020
BANK WELLS FARGO N A TRS	%HOME LOAN SERVICES INC 150 ALLEGHENY CENTER IDC 24-050 PITTSBURGH PA	12524612018
BANKS GLORIA & LAVON	P O BOX 6735 VALLEJO CA	12524610005
BARLOW WILMA M & ROBERT	4836 ROSE WINDOW CT LAS VEGAS NV	12524612006
BARRETT JO ANN	4828 WARTBUG CT LAS VEGAS NV	12524612057
BATES JERRY D	6913 LARK MIST ST LAS VEGAS NV	12524610022
BATSON CLINTON M & TINA M	5200 BLACK CORAL AVE LAS VEGAS NV	12524510061
BAUER WENDY	4840 PEACHTREE CREEK CT LAS VEGAS NV	12524612029
BENO ERIC	3709 PYRACANTHA GLEN CT LAS VEGAS NV	12524710044
BERTONE JEFFREY A & LISA M	6821 UNICORN ST LAS VEGAS NV	12524610002
BESON DONALD W & DEBORAH A	5009 ENCORE PARADISE AVE LAS VEGAS NV	12524611027
BINGHAM GARY E & GLENNIS M	4913 MEADOWS ENCORE AVE LAS VEGAS NV	12524611004
BONDI FAMILY TRUST	6714 CYPRESS PARK CT LAS VEGAS NV	12524710032
BOWERS EDWIN & PAMELA REV LIV TR	263 DELFINO WY HENDERSON NV	12524612019
BOYNTON TRACEY S & SHERRI L	4929 FLOWER DANCE CT LAS VEGAS NV	12524611038
BRECEDA MICHAEL A	4905 MEADOWS ENCORE LAS VEGAS NV	12524611003
BROOKS BOB & VERA	4928 ENCORE PARADISE AVE LAS VEGAS NV	12524611033
BROWN COURTNEY M	5016 ORCHARD SKY AVE LAS VEGAS NV	12524611055
BURDICK RANDY & SHARON	6821 THOM BLVD LAS VEGAS NV	12524604002
BURNS JAMES & CHRISTINA	5308 PALM LEAF CT LAS VEGAS NV	12524610028
BURRUEL DENNIS R & HELEN M	7000 WILD WAVE DR LAS VEGAS NV	12524511058
BURSETT FAMILY TRUST	6816 HAZELNUT GARDEN ST LAS VEGAS NV	12524611020
BUTTS FAMILY LIVING TRUST	6700 SYCAMORE VIEW ST LAS VEGAS NV	12524710060
CAMACHO KELLY	6909 HAWAIIAN SKY CT LAS VEGAS NV	12524611051
CAMPBELL KRISTI	6820 UNICORN ST LAS VEGAS NV	12524602012

Report of All Selected Parcels**Case Number:** VAR-37379**Printed On:** Fri: February 19, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
CAMPBELL RACHEL	4829 PALM TREE CT LAS VEGAS NV	12524612046
CAPRARA MARIA & DOMENICO	4928 ORCHARD SKY AVE LAS VEGAS NV	12524611008
CARR EVA REVERT LIVING TRUST	6805 UNICORN ST LAS VEGAS NV	12524610006
CHAFFIN EDWARD & KUISOON	5212 BLACK CORAL AVE LAS VEGAS NV	12524510058
CHILDRESS BOBBY J	4841 PEACHTREE CREEK CT LAS VEGAS NV	12524612026
CHITTUM THERESA A	4837 MARS BLACK CT LAS VEGAS NV	12524612031
CHRISTIANSON MARK P & LISA T	6817 UNICORN ST LAS VEGAS NV	12524610003
CLAPP ALBERT & DONNA TRUST	6710 PYRACANTHA GLEN CT LAS VEGAS NV	12524710049
CLARK BARBARA	5305 PALM LEAF CT LAS VEGAS NV	12524610030
CLARK KENNETH J & SHERYL S	6932 HAZELNUT GARDEN ST LAS VEGAS NV	12524611012
CLAUSER FAMILY TRUST	7014 RED TIDE DR LAS VEGAS NV	12524510039
CODY JAMES E REVOCABLE LIV TR	6718 HAWTHORNE CREEK CT LAS VEGAS NV	12524710039
CONDON TRUST	4836 MARS BLACK CT LAS VEGAS NV	12524612036
CORRELLI MARK & SUZY	5225 BLACK CORAL LAS VEGAS NV	12524510051
CRUISE PHILLIP B & ADAD LIV TR	6813 LARK MIST ST LAS VEGAS NV	12524610016
CRUMP LUCY C	4824 WARTBUG CT LAS VEGAS NV	12524612056
CUMMING CATHLEEN	4837 ROSE WINDOW CT LAS VEGAS NV	12524612001
CUMMINGS DAMIAN & JULIE	4820 HARMONIZE CT LAS VEGAS NV	12524612061
CUMMINGS PATRICK	5309 PALM LEAF CT LAS VEGAS NV	12524610031
CWIK RICHARD M & DEBORAH M	6825 LARK MIST ST LAS VEGAS NV	12524610018
D'AMICO DEBORAH J	4845 ROSE WINDOW CT LAS VEGAS NV	12524612003
D'AMORE MICHAEL M & DIANE A	6924 HAWAIIAN SKY CT LAS VEGAS NV	12524611047
DAVIS DANIEL R & CONNIE M	6713 PYRACANTHA GLEN CT LAS VEGAS NV	12524710045
DAVIS PATRICK W & KIRSTEN S	6710 CYPRESS PARK CT LAS VEGAS NV	12524710033
DEER SPRINGS ASSISTED LIVING L P	295 E WARM SPRINGS RD #101 LAS VEGAS NV	12524701047
DEETER DENISE	6911 UNICORN ST LAS VEGAS NV	12524602005
DENNING GARY & WINONA FAMILY TR	5101 DORRELL LN LAS VEGAS NV	12524602003
DESERT FOREST L L C	6832 THOM BLVD LAS VEGAS NV	12524602011
DIZON FAMILY TRUST	6905 LARK MIST ST LAS VEGAS NV	12524610020
DONALDSON CARL & SHERRIA-JAMES	7009 RED TIDE DR LAS VEGAS NV	12524510036
DONALDSON REVOCABLE LIVING TRUST	6904 LARK MIST ST LAS VEGAS NV	12524610024
DORRELL SQUARE HOMEOWNERS ASSOC	%DESERT HOA MGMT INC P O BOX 750639 LAS VEGAS NV	12524612111

Report of All Selected Parcels**Case Number:** VAR-37379**Printed On:** Fri: February 19, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
DOUGHTY BRUCE	4929 MEADOWS ENCORE AVE LAS VEGAS NV	12524611006
DUNBAR PATRICIA & RONALD	4912 ENCORE PARADISE AVE LAS VEGAS NV	12524611035
DUNFIELD DONALD P	4836 PEACHTREE CREEK CT LAS VEGAS NV	12524612030
ELLIOTT BRYAN L	6711 SYCAMORE VIEW ST LAS VEGAS NV	12524710052
FEDERAL NATIONAL MORTGAGE ASSN	400 COUNTRYWIDE WY SV-35 SIMI VALLEY CA	12524610019
FEHR ERIC & ELIN	6800 UNICORN ST LAS VEGAS NV	12524602014
FELDMAN MARCI	6813 UNICORN ST LAS VEGAS NV	12524610004
FELSKI RICHARD	4920 ORCHARD SKY AVE LAS VEGAS NV	12524611009
FENG FRED Y & HSIAO MING	5445 MILGRAY CT CARMICHAEL CA	12524510037
FENTERS JAMES & REBECCA	6821 LARK MIST ST LAS VEGAS NV	12524610017
FERMAN THOMAS M & DONNA L	5908 MCLENNAN RANCH AVE LAS VEGAS NV	12524612041
FIGUEROA GUADALUPE JUDITH	4821 HARMONIZE CT LAS VEGAS NV	12524612066
FIRST HORIZON HOME LOANS	%METLIFE HOME LOANS 4000 HORIZDN WY IRVING TX	12524710056
FLEMING FAMILY TRUST	5313 PALM LEAF CT LAS VEGAS NV	12524610032
FLORES ANGEL T LIVING TRUST	6717 PYRACANTHA GLEN CT LAS VEGAS NV	12524710046
FONTANEZ EDWARD	4936 MEADOWS ENCORE AVE LAS VEGAS NV	12524611058
FRANKLIN RODNEY A	6359 W WASHINGTON AVE LAS VEGAS NV	12524601003
FRIARY ANN	9141 GOLDEN EAGLE DR LAS VEGAS NV	12524612071
GARDNER ROBERT M	7420 BRIDLEHORNE AVE LAS VEGAS NV	12524612028
GILLIES JERALD SCOTT & LYN MARIE	1905 W SIERRA VISTA RD MONROE UT	12524611034
GLADDEN CHARLES R	6838 CHEERY GROVE AVE LAS VEGAS NV	12524603001
GONZALES HIPOLITO & CARMEN V	6801 UNICORN ST LAS VEGAS NV	12524610007
GOODMAN MARK	8139 VILLA DUENAS CT LAS VEGAS NV	12524612027
GOODWIN RICHARD L & CAMMY J	5213 BLACK CORAL AVE LAS VEGAS NV	12524510054
GRAHAM ROBERT E & PEGGY J	5305 BLACK CORAL AVE LAS VEGAS NV	12524511001
GRASER NICHOLAS A	4837 GALVESTON HARBOR CT LAS VEGAS NV	12524612013
GRAY DIANA	4936 ENCORE PARADISE AVE LAS VEGAS NV	12524611032
GREEN DALE A	6810 UNICORN ST LAS VEGAS NV	12524602013
HANSEN CORIE M	4829 VIOLET BAY CT LAS VEGAS NV	12524612052
HARMS ROSE M & JERRY E	4921 ENCORE PARADISE AVE LAS VEGAS NV	12524611024
HARVEY JEFFREY & TONI	6900 HAZELNUT GARDEN ST LAS VEGAS NV	12524611016
HAUG JOHN & JOANN	6707 SYCAMORE VIEW ST LAS VEGAS NV	12524710051

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<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
HAWKINS LISA	1498 REISTERSTOWN RD #367 PIKESVILLE MD	12524612032
HAYS PATRICIA A	4824 PLAMA CT LAS VEGAS NV	12524612068
HENRY CHARLES & GEARLDEAN FAM TR	6713 CYPRESS PARK CT LAS VEGAS NV	12524710029
HERNANDEZ JON & EMMA M P REV TR	16625 BLACKBURN DR LA MIRADA CA	12524612060
HICKSTEIN FRANK B & LAURIE	7021 OCEAN SEA DR LAS VEGAS NV	12524510048
HILL ZAKEE	4837 BEDROCK COVE CT LAS VEGAS NV	12524612007
HITES CHAD A & ARIANA	6712 SYCAMORE VIEW ST LAS VEGAS NV	12524710057
HODGKIN ESTELLA L	4840 MARS BLACK CT LAS VEGAS NV	12524612035
HONDA RICHARD M & BETSY H	4912 ORCHARD SKY AVE LAS VEGAS NV	12524611010
HORIHAN DEVIN P	6825 UNICORN ST LAS VEGAS NV	12524610001
HORNER LARRY W & JUDITH L	6708 SYCAMORE VIEW ST LAS VEGAS NV	12524710058
HORTON LORI & EVERETT	6714 HAWTHORNE CREEK CT LAS VEGAS NV	12524710040
HOUGHTON CARL T & SONIA C	6706 HAWTHORNE CREEK CT LAS VEGAS NV	12524710042
HUFFINE EILEEN M	4841 RAY UMBER CT LAS VEGAS NV	12524612038
HUGHES WAYNE & JOYCE	6917 HAWAIIAN SKY CT LAS VEGAS NV	12524611052
J & S DIESEL SERVICE INC	5155 S INDUSTRIAL RD LAS VEGAS NV	12524602001
JAIME LETICIA & PEDRO	4845 GALVESTON HARBOR CT LAS VEGAS NV	12524612015
JANKOWSKI EDYTA & CHRISTOPHER	6718 PURACANTHA GLEN CT LAS VEGAS NV	12524710047
JENKINS JERRY W & KATHLEEN J	5017 ENCORE PARADISE AVE LAS VEGAS NV	12524611028
JENNINGS JAMES	4829 PLAMA CT LAS VEGAS NV	12524612070
JOHNSON GLENN R & FRANCINE	6908 HAZELNUT GARDEN ST LAS VEGAS NV	12524611015
JONES GEORGETTE	P O BOX 1340 CHICAGO IL	12524710022
JONES KENNETH & LISA	4928 MEADOWS ENCORE AVE LAS VEGAS NV	12524611059
JONES MARK & CINDY	6717 HAWTHORNE CREEK CT LAS VEGAS NV	12524710038
JONES ROBERT M & KAYE M	4912 MEADOWS ENCORE AVE LAS VEGAS NV	12524611001
JORDAN RAYMOND J & PATRICIA A	5209 BLACK CORAL AVE LAS VEGAS NV	12524510055
K J P ASSET MANAGEMENT L L C	6706 CYPRESS PARK CT LAS VEGAS NV	12524710034
KAMIMOTO STANLEY & D LIV TR	6718 CYPRESS PARK CT LAS VEGAS NV	12524710031
KELLY RICHARD S & JOANNE	7000 RED TIDE DR LAS VEGAS NV	12524510038
KENNY DORI IRENE	4829 HARMONIZE CT LAS VEGAS NV	12524612064
KISER REGINALD A & LDRRAINE	P O BOX 750520 LAS VEGAS NV	12524510049
KNUE JAMES L & MARY F	5208 BLACK CORAL AVE LAS VEGAS NV	12524510059

Report of All Selected Parcels**Case Number:** VAR-37379**Printed On:** Fri: February 19, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
KNUTSON FAMILY TRUST	2540 GRANDVILLE AVE HENDERSON NV	12524710055
KOSMACH JOHN G	P O BOX 750307 LAS VEGAS NV	12524611031
KRICORIAN KAREN ANN	6121 CASPER SANDS CT NO LAS VEGAS NV	12524612039
LEE DIANE	3475 E TOMPKINS AVE LAS VEGAS NV	12524612002
LEMMA JAMES & DOROTHY	4825 WARTBUG CT LAS VEGAS NV	12524612059
LEUTHNER KIMBERLY D	6900 LARK MIST ST LAS VEGAS NV	12524610025
LI HONG YI	4825 HARMONIZE CT LAS VEGAS NV	12524612065
LIMERICK JAMES	5121 DORRELL LN LAS VEGAS NV	12524602002
LIU SHERMAN	2337 FLOWER SPRING ST LAS VEGAS NV	12524612011
LUMLY FAMILY LIVING TRUST	5205 BLACK CORAL AVE LAS VEGAS NV	12524510056
LUTHIGER RICHARD & CLAUDINA	5313 BLACK CORAL AVE LAS VEGAS NV	12524511003
M P G LIVING TRUST	4840 ROSE WINDOW CT LAS VEGAS NV	12524612005
MACHUCA JESUS & PATRICIA	5312 PURPLE ORCHID CT LAS VEGAS NV	12524610035
MANN THERESA H & LLOYD W JR	6710 HAWTHORNE CREEK CT LAS VEGAS NV	12524710041
MARLOWE REBECCA A	5309 PURPLE ORCHID CT LAS VEGAS NV	12524610009
MARTIN D & J 1997 TRUST	6719 SYCAMORE VIEW ST LAS VEGAS NV	12524710054
MARVEL ENTERPRISES INC	3634 EXTREME CT LAS VEGAS NV	12524612042
MATTOX JULIE	4937 FLOWER DANCE CT LAS VEGAS NV	12524611039
MAUCH GERALD J	4841 GALVESTON HARBOR CT LAS VEGAS NV	12524612014
MCBRIDE ROSANNE	4845 TRENTON MANOR CT LAS VEGAS NV	12524612021
MCCONNELL DERRILL L	5308 PURPLE ORCHID CT LAS VEGAS NV	12524610036
MCDUGALL SCOTT R	4845 MARS BLACK CT LAS VEGAS NV	12524612033
MENAFARO MICHAEL REVOCABLE TRUST	6534 JAY AVE MASPETH NY	12524612037
MEURRENS KELLY	5000 ORCHARD SKY AVE LAS VEGAS NV	12524611057
MINOR MICHAEL	5317 PALM LEAF CT LAS VEGAS NV	12524610033
MIROLOCK BRIAN A & ANDRIANA E	5304 PURPLE ORCHID CT LAS VEGAS NV	12524610037
MIRRAFATI SIDNEY J	6 NIGHT SKY NEWPORT COAST CA	12524611056
MITIC SASHA & REBECCA	6908 LARK MIST ST LAS VEGAS NV	12524610023
MORGAN SAM P III	3030 WHITE SANDS CT HOLLOMAN NM	12524611005
MOYE RANDOLPH	4820 PLAMA CT LAS VEGAS NV	12524612067
MUNTIS JEFFREY S & GERALDINE A	6704 SYCAMORE VIEW ST LAS VEGAS NV	12524710059
MURPHY TIFFANY A	4828 HARMONIZE CTT LAS VEGAS NV	12524612063

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<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
MYSLIWIEC JAMES W & SHAWNA N	20672 IRIS CANYON RD RIVERSIDE CA	12524611044
NAVARRO JIMMY & KHIN THINNOO	6713 HAWTHORNE CREEK CT LAS VEGAS NV	12524710037
NELSON DAVID E & CHARLENE J	5001 ENCORE PARADISE AVE LAS VEGAS NV	12524611026
NEVADA H A N D INC	%DEER SPRINGS ASSISTED LIV LP %M FREMAN 295 E WARM SPRINGS RD #101 LAS VEGAS NV	12524701049
NEVADA REAL PROPERTIES L L C	10626 CHILLINGHAM DR LAS VEGAS NV	12524612024
NEWGENT JACK & VIRGINIA M	5205 BLUE EVERGREEN AVE LAS VEGAS NV	12524710018
NICHOLSON FAMILY TRUST	5301 BLUE EVERGREEN AVE LAS VEGAS NV	12524710021
NISKAR GARY & DAWN	26816 N 20TH LN PHEONIX AZ	12524612045
NDWAG DONALD C & CARLA R REV TR	6705 HAWTHORNE CREEK CT LAS VEGAS NV	12524710035
OLIVAS JOHN & CAROL E	5317 BLACK CORAL AVE LAS VEGAS NV	12524511004
OSBON ROBERT K & KATHLEEN M	4928 FLOWER DANCE CT LAS VEGAS NV	12524611040
PARCELLS JAMES R & RUTH A	6941 THOM BLVD LAS VEGAS NV	12524603004
PARKER PAUL L	4844 RAW UMBER CT LAS VEGAS NV	12524612040
PARSONS HOWARD K & REGINA A	6809 LARK MIST ST LAS VEGAS NV	12524610015
PAY DIRT IRR BUSINESS TR ETAL	7900 W SAHARA AVE #200 LAS VEGAS NV	12524503009
PAY DIRT IRR BUSINESS TR ETAL	7900 W SAHARA AVE #200 LAS VEGAS NV	12524503008
PAY DIRT IRREVOCABLE BUS TR ETAL	7900 W SAHARA AVE #200 LAS VEGAS NV	12524503017
PAY DIRT IRREVOCABLE BUSINESS TR	7900 W SAHARA AVE #200 LAS VEGAS NV	12524503001
PAYDIRT IRREVOCABLE BUS TR ETAL	7900 W SAHARA AVE #200 LAS VEGAS NV	12524503011
PEASE ROXANN K & ROGER A	5008 ENCORE PARADISE AVE LAS VEGAS NV	12524611030
PETERS RODNEY S & JULIE	5304 PALM LEAF CT LAS VEGAS NV	12524610029
PHILLIPS EILEEN E	6824 LARK MIST ST LAS VEGAS NV	12524610026
PIERCE MARGIE	4824 VIOLET BAY CT LAS VEGAS NV	12524612050
PITTMAN RICHARD & KATHY	4904 MEADOWS ENCORE AVE LAS VEGAS NV	12524611002
POZOS ALFRED R & TARA	6865 UNICORN ST LAS VEGAS NV	12524602008
QUINTANA PAVALKO 2008 TRUST	6801 LARK MIST ST LAS VEGAS NV	12524610013
RAMSAY JERRY T & CYNTHIA N	4913 FLOWER DANCE CT LAS VEGAS NV	12524611036
RAMSEY MICHAEL	6909 LARK MIST ST LAS VEGAS NV	12524610021
REED PAT LIVING TRUST	4913 ENCORE PARADISE AVE LAS VEGAS NV	12524611023
ROBINSON CHARLES W	4905 ENCORE PARADISE AVE LAS VEGAS NV	12524611022
ROGERS CLAIR F	5201 BLUE EVERGREEN AVE LAS VEGAS NV	12524710017
ROMEO CARMINE N	6709 HAWTHORNE CREEK CT LAS VEGAS NV	12524710036

Report of All Selected Parcels**Case Number:** VAR-37379**Printed On:** Fri: February 19, 2010

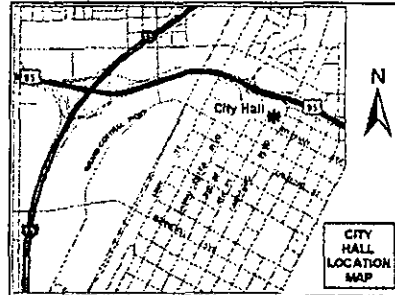
<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
ROMERO MARTHA E	12825 ROSE OR WHITTIER CA	12524612025
ROY TERRY C & PEGGY L REV LIV TR	6808 HAZELNUT GARDEN ST LAS VEGAS NV	12524611021
RUEBELMANN THOMAS & VICKI	5025 ENCORE PARAOISE AVE LAS VEGAS NV	12524611029
SACHETTI EDWARO J JR & KELLEY T	5209 BLUE EVERGREEN AVE LAS VEGAS NV	12524710019
SAGO TERRY & CHERYL LIVING TRUST	6916 HAWAIIAN SKY CT LAS VEGAS NV	12524611048
SALLOWS JAMES J & GEORGIA	2483 SEDONA CEDAR AVE HENOERSON NV	12524612009
SCHMITT REBECCA	4912 FLOWER OANCE CT LAS VEGAS NV	12524611042
SELMER ERIC	4836 BEDROCK COVE CT LAS VEGAS NV	12524612012
SERRITELLA JANICE	5150 DEER SPRINGS WY LAS VEGAS NV	12524602015
SHEA LAWRENCE & KATHLEEN A	4937 MEADOWS ENCORE AVE LAS VEGAS NV	12524611007
SHELTON RUSSELL W & KIMBERLY S	6951 THOM BLVO LAS VEGAS NV	12524603003
SHIN HAN J	604 DRURY CT FLUSING MI	12524612053
SIEKMEIER JEFF S & DONNA I	5201 BLACK CORAL AVE LAS VEGAS NV	12524510057
SIMPER STEVE M & BRANDY LYNN	4937 ORCHARD SKY AVE LAS VEGAS NV	12524611046
SJOQUIST WARREN C & HELENE M	5317 PURPLE ORCHID CT LAS VEGAS NV	12524610011
SMITH PHILIP S & CAROL E	5353 DORRELL LN LAS VEGAS NV	12524601001
SOUTHERLAND WESLEY	4929 ENCORE PARADISE AVE LAS VEGAS NV	12524611025
SOWERS SHANNON J & SUSAN I	6950 THOM BLVD LAS VEGAS NV	12524602006
SOWERS SHANNON J & SUSAN I	6950 THOM BLVD LAS VEGAS NV	12524602004
SPENOLOVE LORIN K & JANET	6910 UNICORN ST LAS VEGAS NV	12524601005
SPRINGER MICHAEL D & GERTRUOE K	5311 OORRELL LN LAS VEGAS NV	12524601002
SPROULE CHRISTOPHER & CHRISTINA	6820 LARK MIST ST LAS VEGAS NV	12524610027
STELLMAKER ROBERT J	4828 PLAMA CT LAS VEGAS NV	12524612069
STEPHENSON CHRIS	6432 SAPPHIRE ST LAS VEGAS NV	12524612008
STRINGER JEFF & KELLY	5177 JARRETT AVE LAS VEGAS NV	12524602010
STROH JAMES E FAMILY TRUST	2190 E PEBBLE RD #250 LAS VEGAS NV	12524612016
SUAREZ RICARDO	4920 FLOWER DANCE CT LAS VEGAS NV	12524611041
SUMERA RENATO N & LOIDA B	9461 CANYON HOLLOW AVE LAS VEGAS NV	12524612058
SWARTWOOD VIRGIL L & PEGGY	5305 PURPLE ORCHID CT LAS VEGAS NV	12524610008
SWEIKERT STEVEN G & CHARLENE R	6924 HAZELNUT GAROEN ST LAS VEGAS NV	12524611013
TAN PATTY	1526 S NELSON ST W COVINA CA	12524612022
TAN STEVE	1518 MCCABE WY W COVINA CA	12524612034

Report of All Selected Parcels**Case Number:** VAR-37379**Printed On:** Fri: February 19, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
TATE JESSE A & DDRDTHY L	5213 BLUE EVERGREEN AVE LAS VEGAS NV	12524710020
TAXPAYER	LAS VEGAS NV	12524611050
TESORO STEVE & SHANNON M	5204 BLACK CORAL AVE LAS VEGAS NV	12524510060
THORNE JEAN A & DWAYNE	5321 PURPLE ORCHID CT LAS VEGAS NV	12524610012
THROWER MARK EVERETT	3305 KEMP ST ND LAS VEGAS NV	12524602017
THWING RANDY L & KATHALYNN F	5001 DDRRELL LN LAS VEGAS NV	12524603002
TOMASSACCI MARCO P & PATRICIA A	3939 E ASCOT DR QUEEM CREEK AZ	12524612004
TRAHAN RUSSELL & JOYCE	5301 BLACK CORAL AVE LAS VEGAS NV	12524510050
USA	%R YOAKUM %REAL EST & ASSET MGT 400 STEWART AVE 4TH FLR LAS VEGAS NV	12524701037
USA MARSHALS SERVICE	%D HOLLINGSWORTH 333 S LAS VEGAS BLVD #5000 LAS VEGAS NV	12524710050
VALENZUELA VICTOR H	6717 CYPRESS PARK CT LAS VEGAS NV	12524710030
VANDERPOOL JERALD B	5221 BLACK CORAL AVE LAS VEGAS NV	12524510052
VANEATON KENNETH & OLIVIA TRUST	6933 HAWAIIAN SKY CT LAS VEGAS NV	12524611054
VENTURA DAVID F & NANCY S	6705 PYRACANTHA GLEN CT LAS VEGAS NV	12524710043
VILLA MELIZA & PATRICK L	4929 ORCHARD SKY AVE LAS VEGAS NV	12524611045
VOCE MICHAEL R & NORA L	5313 PURPLE ORCHID CT LAS VEGAS NV	12524610010
WARD DANIEL JAMES & MAURYA	6805 LARK MIST ST LAS VEGAS NV	12524610014
WATANABE REIBUN	2337 FLOWER SPRING ST LAS VEGAS NV	12524612023
WATSON IRA JR & MARIE A	P O BOX 750038 LAS VEGAS NV	12524611017
WATTS WILLIAM W IV & JEANNIE Y	6908 HAWAIIAN SKY CT LAS VEGAS NV	12524611049
WAUGH ERIC S & JANET RAE	4921 FLOWER DANCE CT LAS VEGAS NV	12524611037
WELTY FAMILY TRUST	6900 UNICORN ST LAS VEGAS NV	12524601006
WHITAKER DENISE M	6832 HAZELNUT GARDEN ST LAS VEGAS NV	12524611018
WHITAKER JOSEPH B & SHARON L	5217 BLACK CORAL AVE LAS VEGAS NV	12524510053
WINTER CAROL	4205 COLDWATER DR ROCKLIN CA	12524611043
WONG DAMON R	4825 PALM TREE CT LAS VEGAS NV	12524612047
ZAMMITT CHARLES F JR & ANGEL	4904 ORCHARD SKY AVE LAS VEGAS NV	12524611011
ZHU MINHE	2269 NORWAY PINE CT LAS VEGAS NV	12524612017

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

Return Service Requested
Official Notice of Public Hearing



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☐ I SUPPORT
this Request

☒ I OPPOSE
this Request

Please use available blank space on card for your comments.

VAR-37379 & SUP-37415

Planning Commission Meeting of 3/25/2010

12524510050
TRAHAN RUSSELL & JOYCE
5301 BLACK CORAL AVE
LAS VEGAS NV 89131-1021

Case: VAR-37378

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Submitted after final agenda

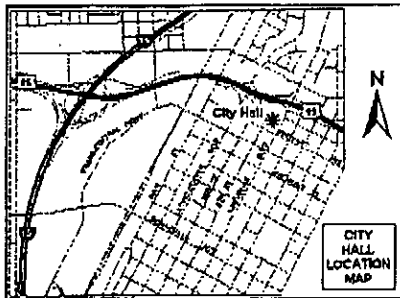
Date	Item	189
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10 of 10

City of Las Vegas
 Planning & Development Department
 Development Services Center
 731 S. Fourth Street
 Las Vegas, Nevada 89101-2986

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VAR-37379 & SUP-37415

Planning Commission Meeting of 3/25/2010

PRESORTED
FIRST CLASS



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12524810001
 HORIHAN DEVIN F
 6825 UNICORN ST
 LAS VEGAS NV 89131-2774

Case: VAR-37379

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LAN

JURISDICTION:	CITY OF LAS VEGAS
BUILDING USE:	GUEST HOUSE
CONSTRUCTION TYPE:	V-N
ZONING:	R-E
OCCUPANCY:	R-1
STORIES IN HEIGHT:	1
HEIGHT IN FEET:	20'-7"
BUILDING SET-BACKS:	FRONT - N/A RIGHT - 210'-5" LEFT - 70'-5" REAR - 30'-0"

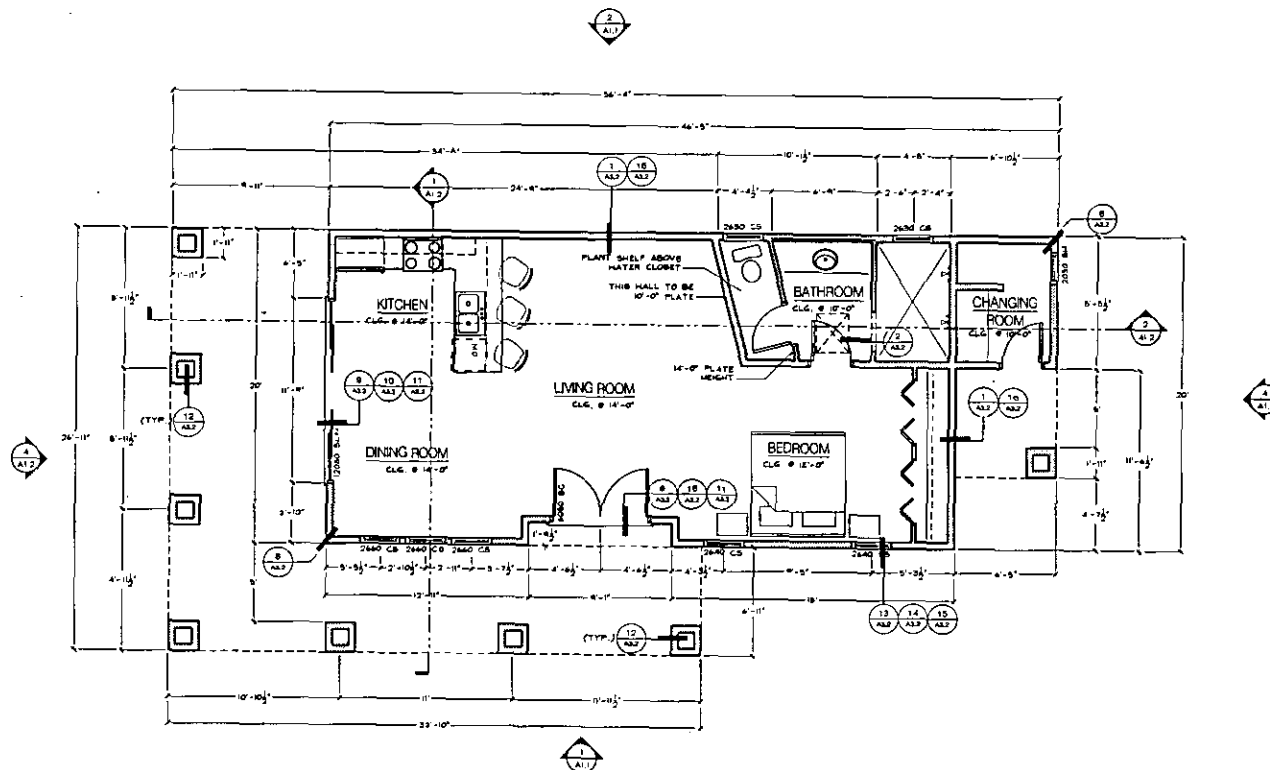
EXISTING RESIDENCE	3,194
EXISTING BELL HOUSE	194
EXISTING HORSE CANOPY	5320
PROPOSED GUEST HOUSE	1360
TOTAL SQUARE FOOTAGE UNDER STRUCTURE	10,072
SQ. FT. OF EXISTING RESIDENCE	1590
TOTAL PROPOSED SQ. FT.	1360

RECEIVED
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The Kelly Residence Detached Guest House

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FLOOR PLAN

3/16" = 1'

VAR-37379
03/25/10 PC

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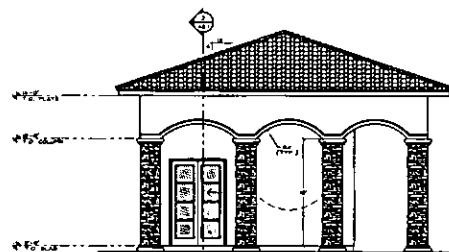
THE KELLY RESIDENCE
 Detached Guest House

OWNER
 Kevin Kelly
 6432 Thom Blvd.
 Las Vegas, NV 89131, 700

**The Kelly Residence
 Detached Guest House**

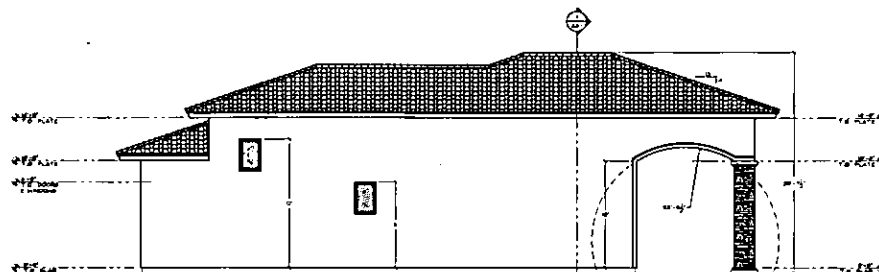
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FLOOR PLAN



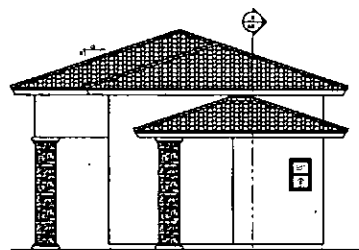
LEFT ELEVATION

1/8" = 1'



REAR ELEVATION

1/8" = 1'



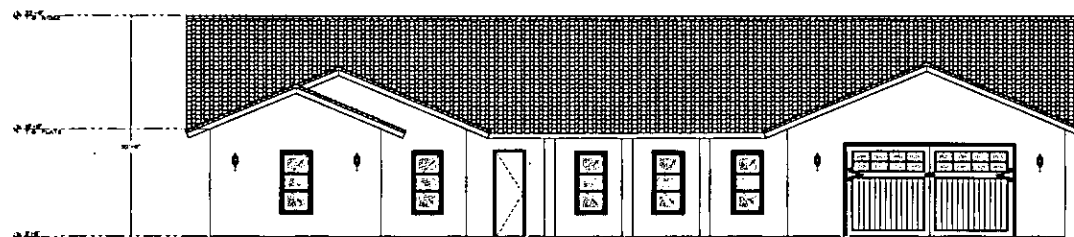
RIGHT ELEVATION

1/8" = 1'



FRONT ELEVATION

1/8" = 1'



EXISTING RESIDENCE FRONT ELEVATION

1/8" = 1'

VAR-37379
03/25/10 PC

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THE KELLY RESIDENCE
Detached Guest House

Owner
Kevin Kelly
4832 Tenth Blvd.
Las Vegas, NV 89131-2700

**The Kelly Residence
Detached Guest House**

THE KELLY RESIDENCE

PROJECT NO.

DATE OF PLAN

OWNER

DESIGNED BY

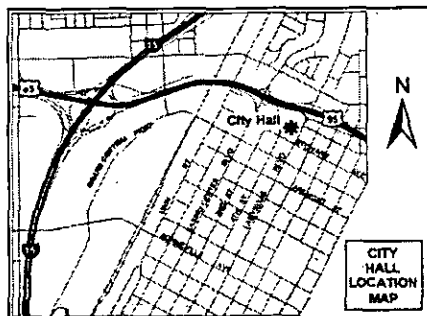
APPROVED BY

SHEET NO.

ELEVATIONS

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

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☒

I SUPPORT
this Request

☐

I OPPOSE
this Request

Please use available blank space on card for your comments.

VAR-37379 & SUP-37415

Planning Commission Meeting of 3/25/2010

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FIRST CLASS



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MAR 12 2010

MAR 19 2010

Case: VAR-37379

12524612012
SELMER ERIC
4836 BEDROCK COVE CT
LAS VEGAS NV 89131-2782

AAVDS11 89101



Submitted after final agenda
Date
Item 18A



CITY OF LAS VEGAS SIGN POSTING AFFIDAVIT

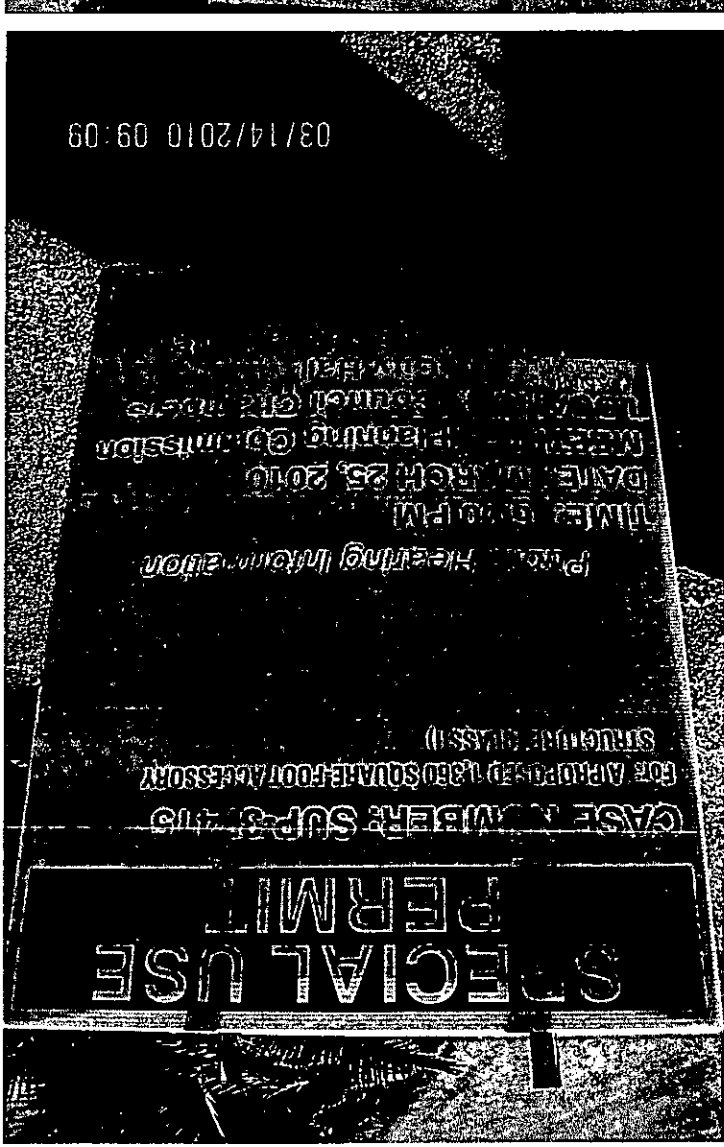
CASE NUMBER:

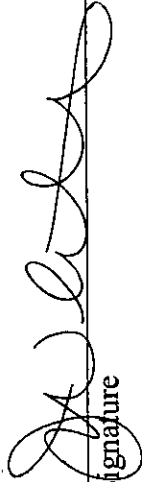
VAR-37379

MEETING DATE:

03/25/10 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 scheduled hearing.




Signature

3-14-10
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 or City Council.