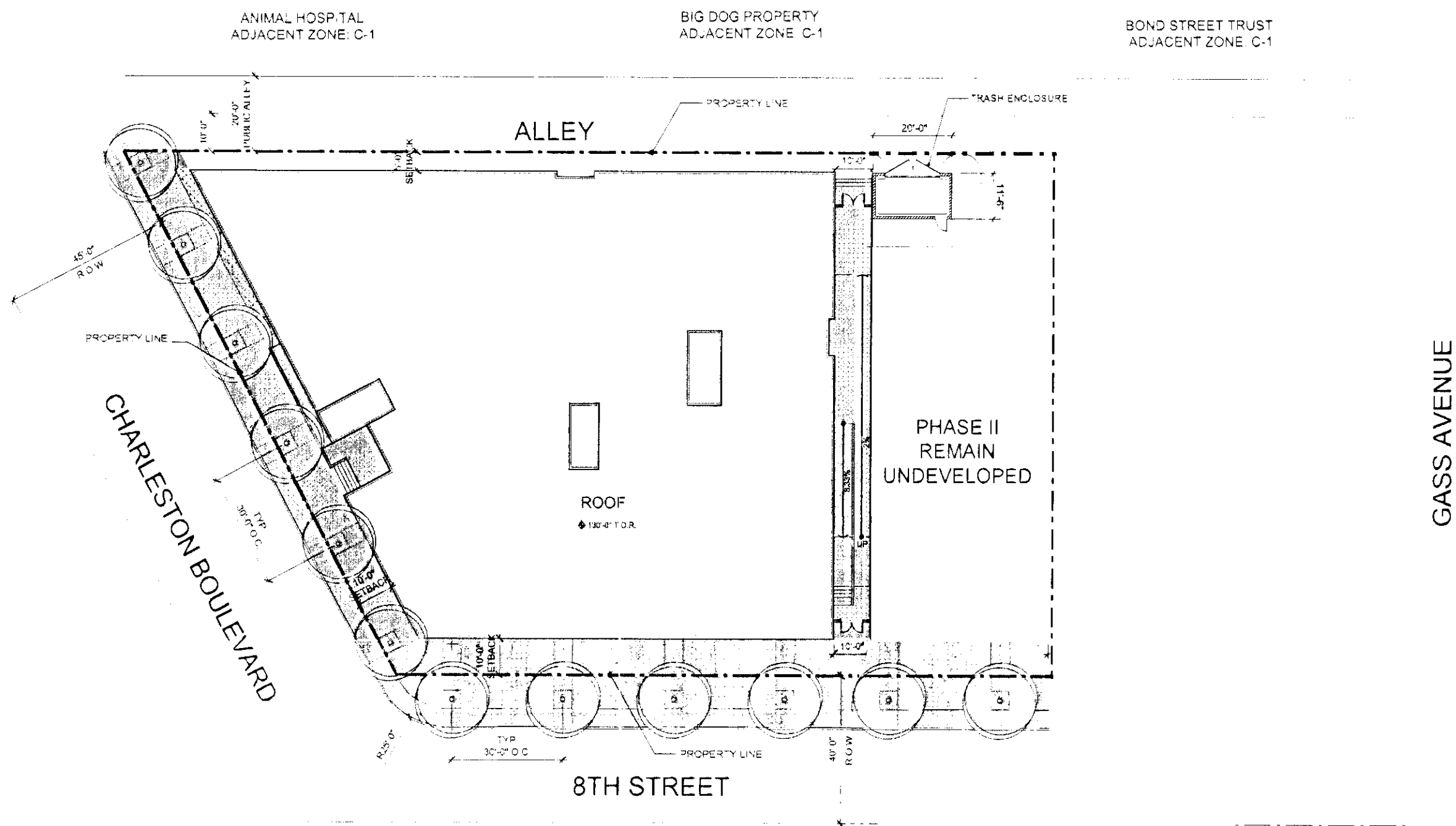




PLANTING LEGEND

| SYMBOL | BOTANICAL NAME / COMMON NAME           |
|--------|----------------------------------------|
|        | PESTACIA CHINENSIS<br>CHINESE PISTACHE |
|        | SHRUBS - SEE BELOW                     |

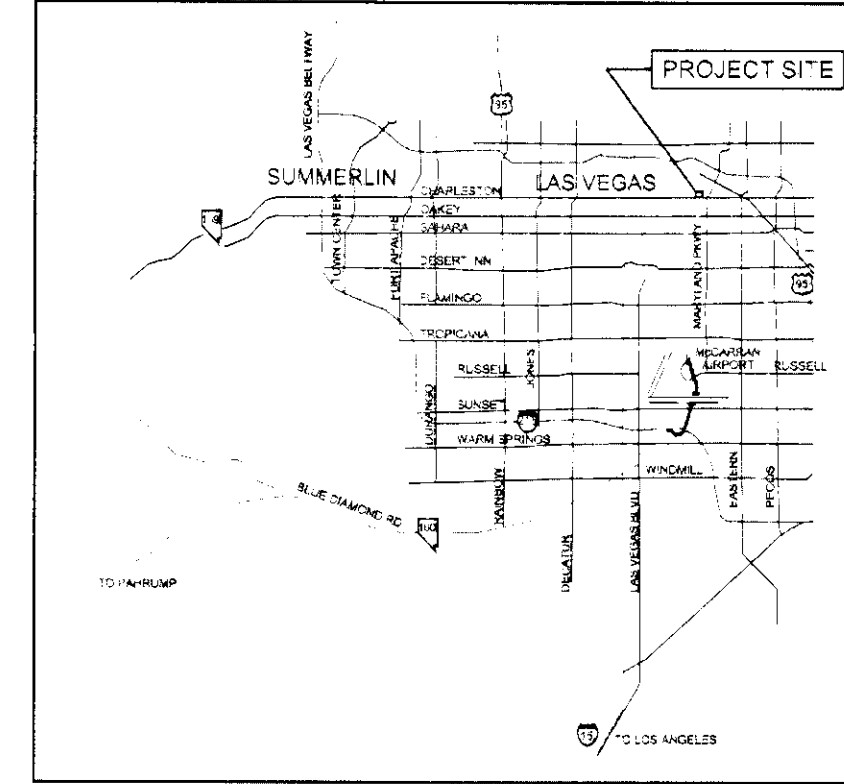
SUGGESTED SHRUBS

| BOTANICAL NAME / COMMON NAME                    |
|-------------------------------------------------|
| ALOE BUXATIANA<br>ALOE                          |
| DALIA CAMPATA SIERRA GOLD<br>SIERRA GOLD DALEIA |
| FEISTIGIA GUADUA<br>BLUE FEISTIGUE              |
| HESPERALOE FUMIFERA<br>GIANT HESPERALOE         |
| LEUCOPHYLLUM LANGKATIANAE<br>RIO DRAIGO         |
| MANFREIA MACULOSA<br>TEXAS TIBERIDE             |
| SILVIA LIXORIS<br>DESERT WAGE                   |
| TETRANEURIS AGAULIS<br>ANGELICA DAISY           |
| TRADESKANTIA PALLIDA<br>PURPLE HEART            |
| VINCA MINOR<br>PERIWINKLE                       |
| YUCCA CACODATA<br>BANANA YUCCA                  |
| ZEPHYRANTHES SPECIOSA<br>RAIN LILY              |

SITE FURNITURE LEGEND

| SYMBOL | DESCRIPTION                                                                 |
|--------|-----------------------------------------------------------------------------|
|        | TREE GRATES BY: RONGSMITH, (702) 253-6622, MODEL 607 SOLARE MARKET STREET.  |
|        | TRENCH GRATES BY: RONGSMITH, (702) 253-6622, MODEL MARKET STREET, 6" WIDTH. |
|        | COLORADO CONCRETE BY: SOLOMON, COLOR: SANDSTONE, LIGHT BROOM FINISH.        |

VICINITY MAP

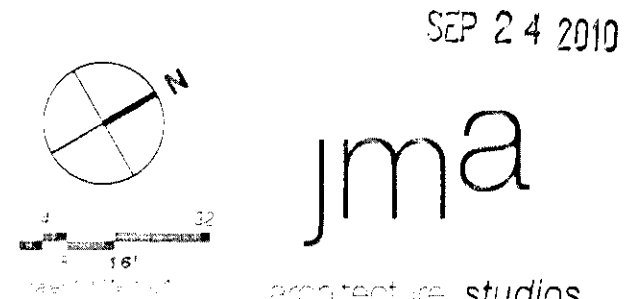


SITE ANALYSIS

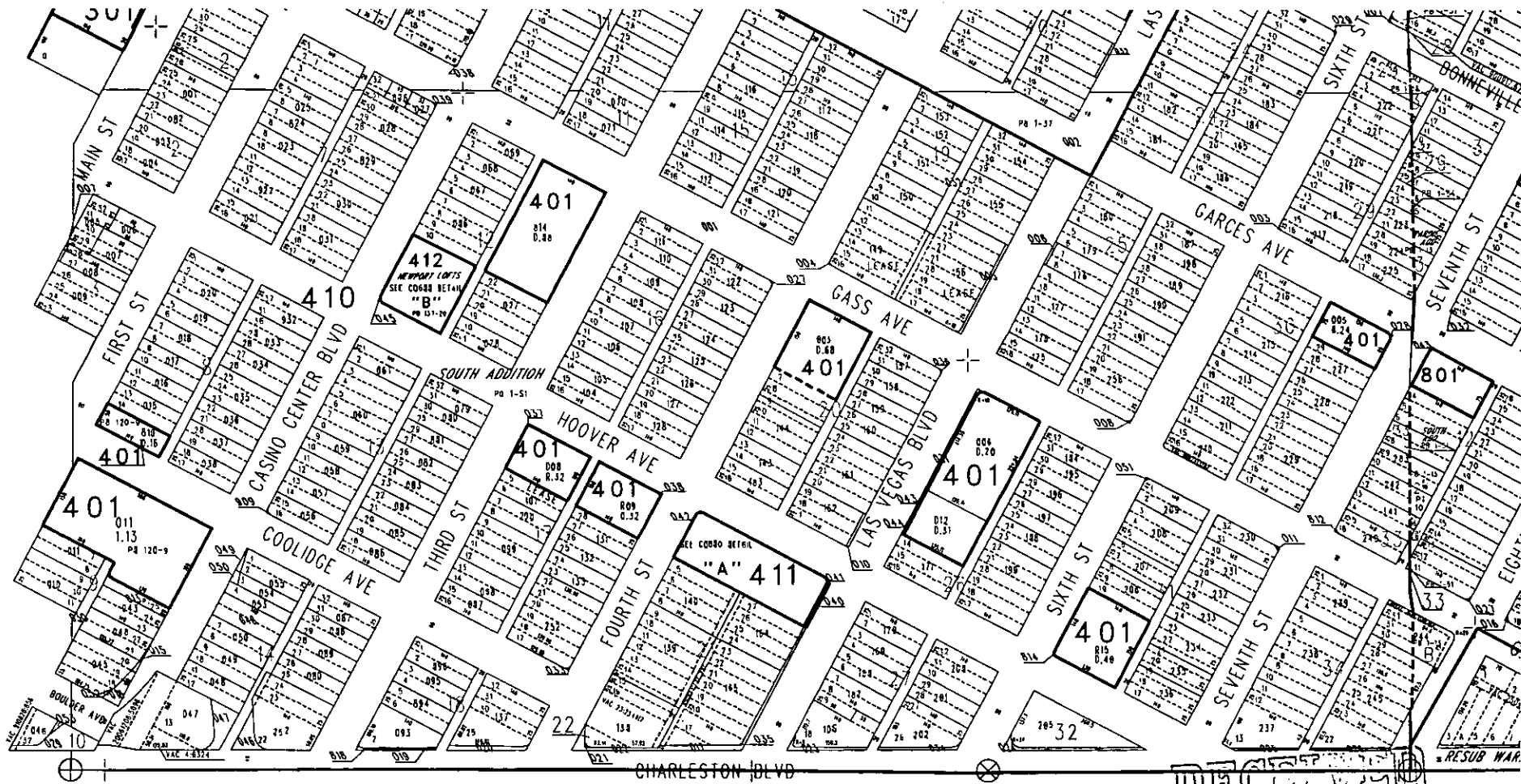
|                        |                                 |
|------------------------|---------------------------------|
| SITE AREA              | 0.71 AC (NET)<br>1.12 AC(GROSS) |
| APN#                   | 139-34-410-245                  |
| CURRENT ZONING         | C-1                             |
| FLOOR FLOOR AREA RATIO | 0.72                            |
| LOT COVERAGE           | 57%                             |
| OFFICE AREA            | 35,200 SF                       |

PARKING ANALYSIS

|                                                      |            |
|------------------------------------------------------|------------|
| PARKING REQUIREMENT (CITY OF LAS VEGAS)              |            |
| PARKING REQUIRED<br>(1 SPACE PER 300 SF @ 35,200 SF) | 113 SPACES |
| PARKING PROVIDED                                     | 0 SPACES   |



|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                               |                                                                                                                                          |                                  |                                           |                                                                                                                   |                                                                |                          |                        |                               |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------|-------------------------------------------|-------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------|--------------------------|------------------------|-------------------------------|
| <b>NOTES</b><br>This map is for assessment use only and does NOT represent a survey.<br>No liability is assumed for the accuracy of the data delineated herein.<br>Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office.<br>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.<br>USE THIS SCALE (FEET) WHEN MAP REDUCED FROM 1x17 ORIGINAL<br> | <b>MAP LEGEND</b><br>——— PARCEL BOUNDARY<br>——— SUBD BOUNDARY<br>- - - ROAD EASEMENT<br>——— PM/LO BOUNDARY<br>- - - NON-PARCEL LOT LINE<br>——— MATCH LINE / LEADER LINE<br>——— ROAD ID NUMBER | <b>ASSESSOR'S PARCELS - CLARK CO., NV.</b><br>M. W. Schofield, Assessor                                                                  |                                  | <b>T20S R61E</b>                          | <b>34</b>                                                                                                         | <b>S 2 SW 4</b>                                                | <b>139-34-4</b>          |                        |                               |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                               | AVERAGE<br>04 VALUE<br><b>35</b>                                                                                                         | PARCEL NUMBER<br><b>801</b>      | PARCEL ACREAGE<br><b>1.80</b>             | PARCEL SUB/SEQ NUMBER<br><b>202</b>                                                                               | PLAT RECORDING NUMBER<br><b>5</b>                              | BLOCK NUMBER<br><b>5</b> | LOT NUMBER<br><b>5</b> | GOV. LOT NUMBER<br><b>CL5</b> |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                               | PARCEL BOUNDARY<br>SUBD BOUNDARY<br>ROAD EASEMENT<br>PM/LO BOUNDARY<br>NON-PARCEL LOT LINE<br>MATCH LINE / LEADER LINE<br>ROAD ID NUMBER | 801<br>202<br>5<br>5<br>5<br>CL5 | 125 126 123<br>138 139 140<br>163 162 161 | 6 5 4 3 2 1<br>7 8 9 10 11 12<br>13 14 15 16 17 18<br>19 20 21 22 23 24<br>25 26 27 28 29 30<br>31 32 33 34 35 36 | 8 4 8 4<br>5 1 5 1<br>6 2 6 2<br>7 3 7 3<br>8 4 8 4<br>5 1 5 1 |                          |                        |                               |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                               | SCALE: 1"=200'<br>REV: 08/26/09                                                                                                          |                                  |                                           |                                                                                                                   |                                                                |                          |                        |                               |



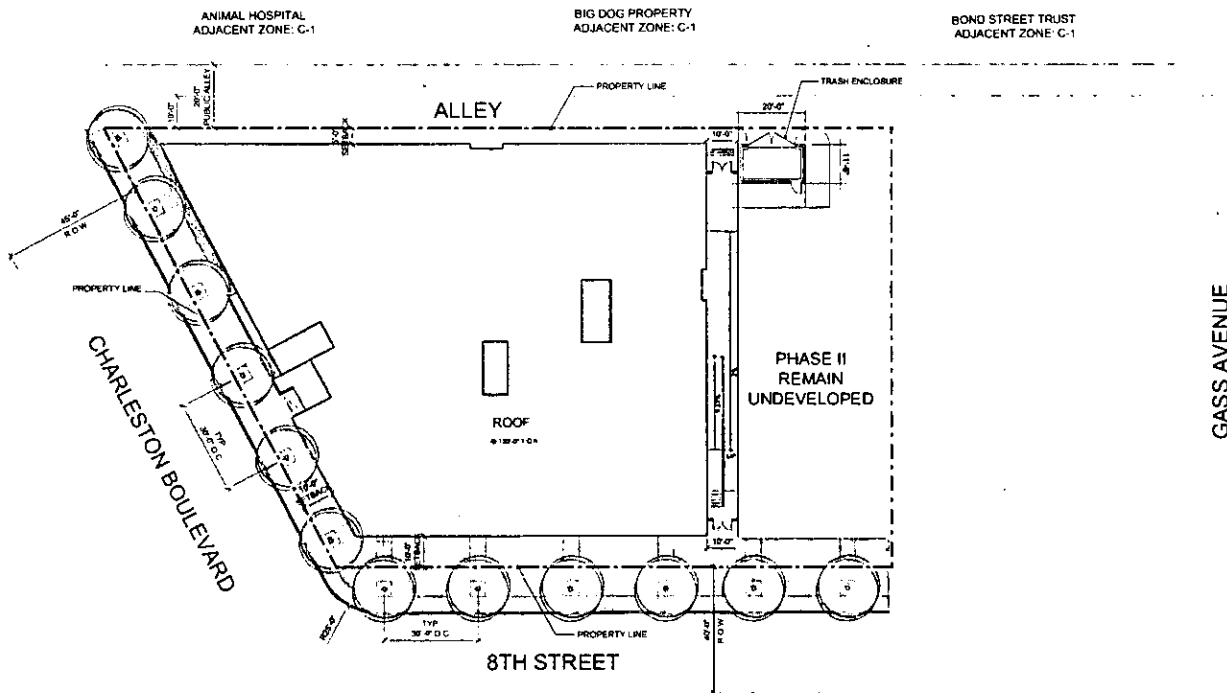
**RECEIVED**  
 AUG 05 2010  
 TAX DIST 203

jma



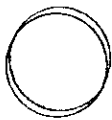
VAR-39099 VAR-39100  
SDR-39098 REVISED

SEP 24 2010



#### PLANTING LEGEND

SYMBOL POTENTIAL NAME / COMMON NAME



POTISIA CHINENSIS  
(CHINESE POTISIA)



SHRUBS, SEE BELOW

#### SUGGESTED SHRUBS

POTENTIAL NAME / COMMON NAME

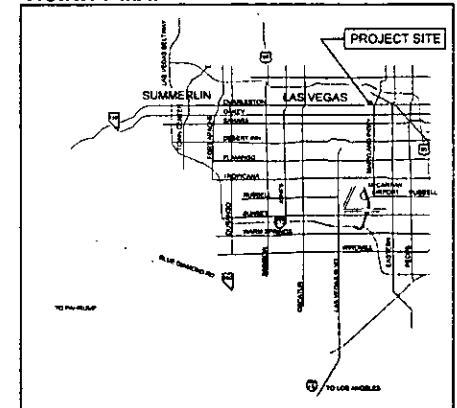
ALICE SHAWBARK  
ALICE  
DANEA CAPATA "SERRA GOLD"  
SERRA GOLD DANEA  
FESTUCA GLAUCA  
BLUE FESCUE  
"REDWATER" FUMARIA  
GIANT REDWATER  
LEUCOPHYLLUM UNDULATUM  
RED DRAGON  
"SANDWICH" LACUNOSA  
"TERRA LUTERNA"  
"SILVER DOPPEL"  
DESERT SAGE  
"TERRA LUTERNA" ACHILLIS  
ANGELICA DANCY  
"TERRA LUTERNA" PALLIDUS  
"PURPLE HEART"  
VIRGATUM  
"TERRA LUTERNA"  
YUCCA BACCATA  
"SANDWICH"  
"TERRA LUTERNA" SYDNEY  
"TERRA LUTERNA"

#### SITE FURNITURE LEGEND

SYMBOL DESCRIPTION

TREE GRATES BY HENKIN (702) 253-6433 "MODEL 40" SQUARE WARM"  
SYMBOL  
FRENCH GRATES BY HENKIN (702) 253-6433 "MODEL 40" STREET 12"  
WIDE  
COLORED CONCRETE BY SOLIDON COLOR: SANDSTONE, LIGHT WOOD FINISH

#### VICINITY MAP



#### SITE ANALYSIS

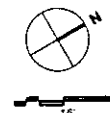
|                           |                                  |
|---------------------------|----------------------------------|
| SITE AREA                 | 0.71 AC (NET)<br>1.12 AC (GROSS) |
| APN#                      | 139-34-410-245                   |
| CURRENT ZONING            | C-1                              |
| F.A.R. (FLOOR AREA RATIO) | 0.72                             |
| LOT COVERAGE              | 57%                              |
| OFFICE AREA               | 35,200 SF                        |

#### PARKING ANALYSIS

##### PARKING REQUIREMENT (CITY OF LAS VEGAS)

|                                                      |            |
|------------------------------------------------------|------------|
| PARKING REQUIRED<br>(1 SPACE PER 300 SF @ 35,200 SF) | 118 SPACES |
| PARKING PROVIDED                                     | 0 SPACES   |

SEP 24 2010



jma

studios

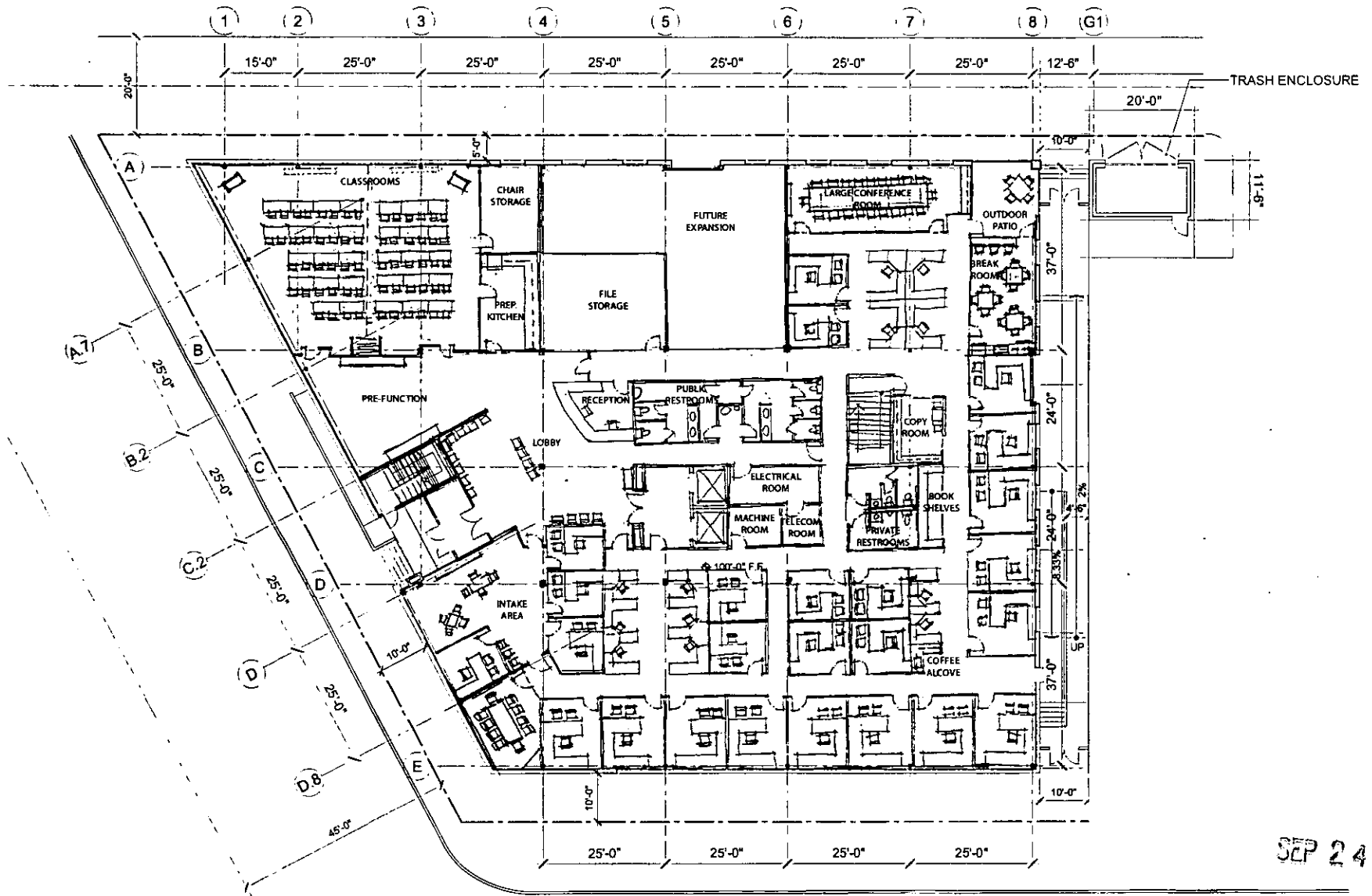
VAR-39099 VAR-39100  
SDR-39098 REVISED

SITE PLAN/ LANDSCAPE









SEP 24 2010

PUBLIC SHARED SPACES  
PRIVATE SHARED SPACES

CHILDREN'S ATTORNEY PROJECT  
BUILDING CORE

DOMESTIC VIOLENCE  
CONSUMER RIGHTS & SOCIAL SECURITY

PRO BONO  
ADMINISTRATION  
FUTURE EXPANSION

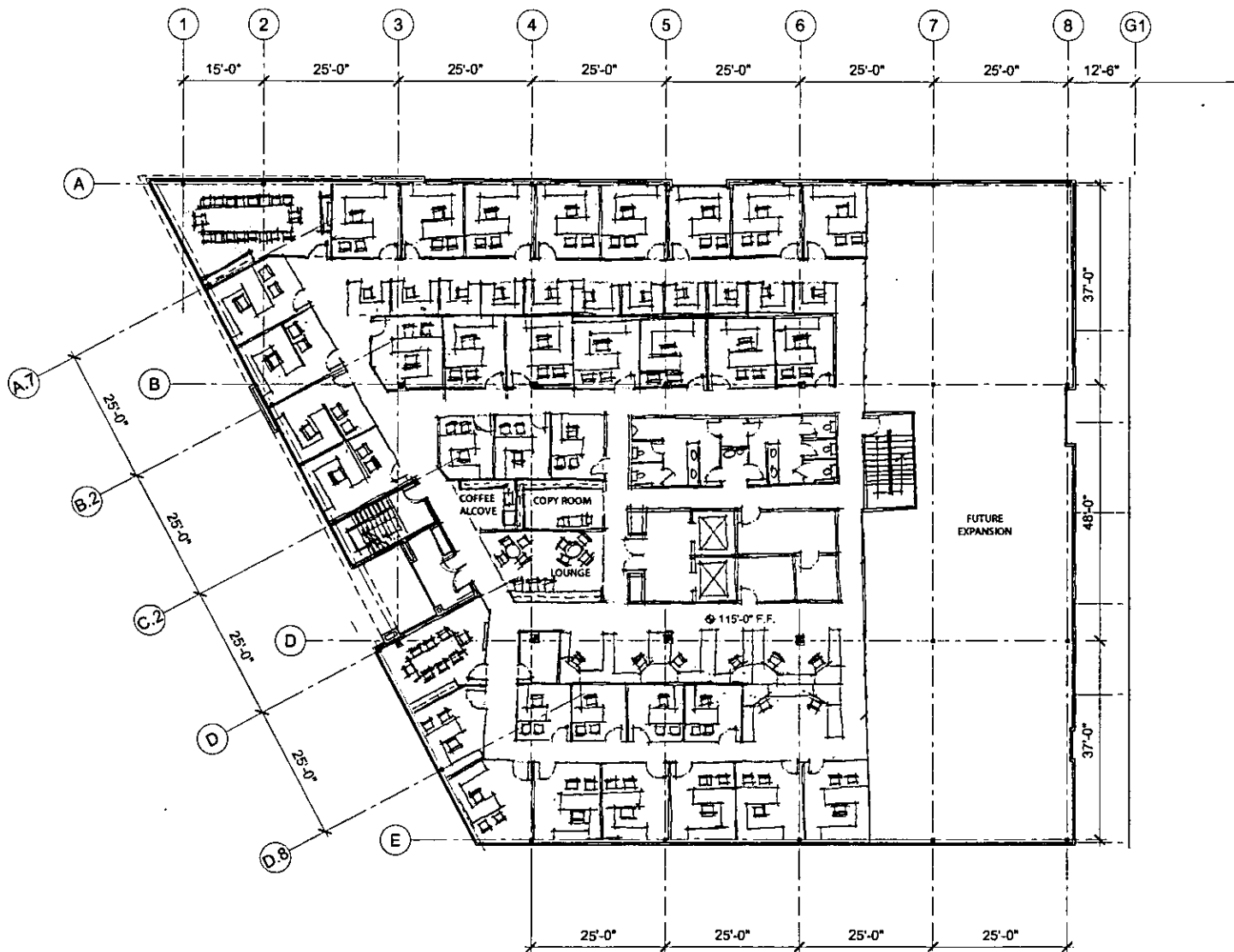
VAR-39099 VAR-39100  
SDR-39098 REVISED



jma

studios





SEP 24 2010

VAR-39099 VAR-39100  
SDR-39098 REVISED



jma

studios

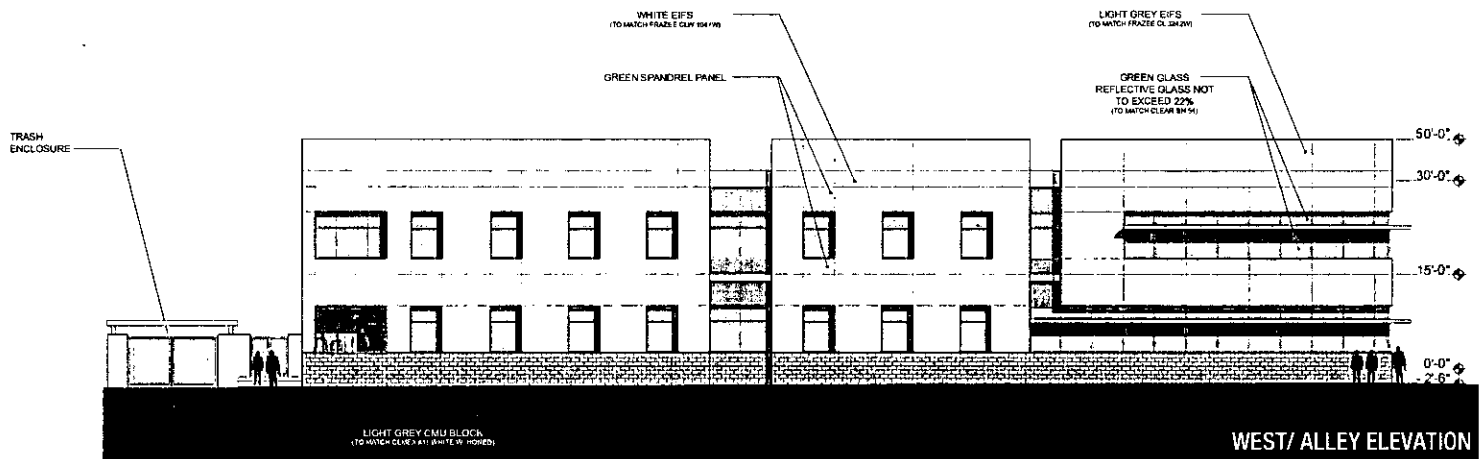
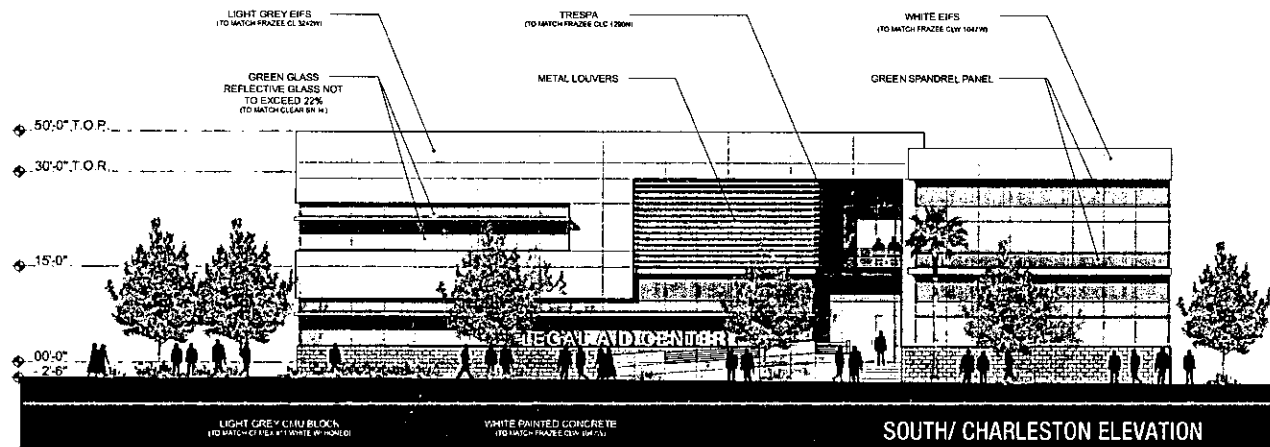
PUBLIC SHARED SPACES  
PRIVATE SHARED SPACES

CHILDREN'S ATTORNEY PROJECT  
BUILDING CORE

DOMESTIC VIOLENCE  
CONSUMER RIGHTS & SOCIAL SECURITY

PRO BONO  
ADMINISTRATION

FUTURE EXPANSION



SEP 24 2010

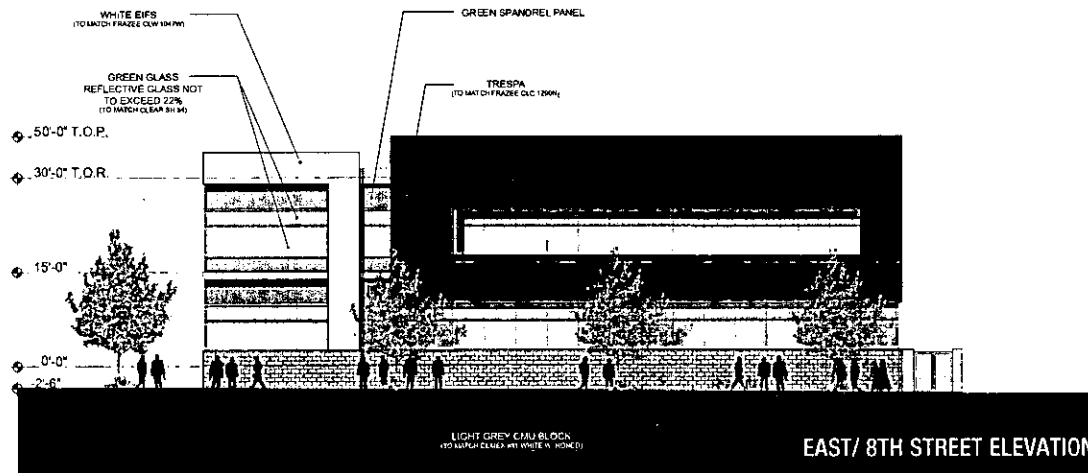
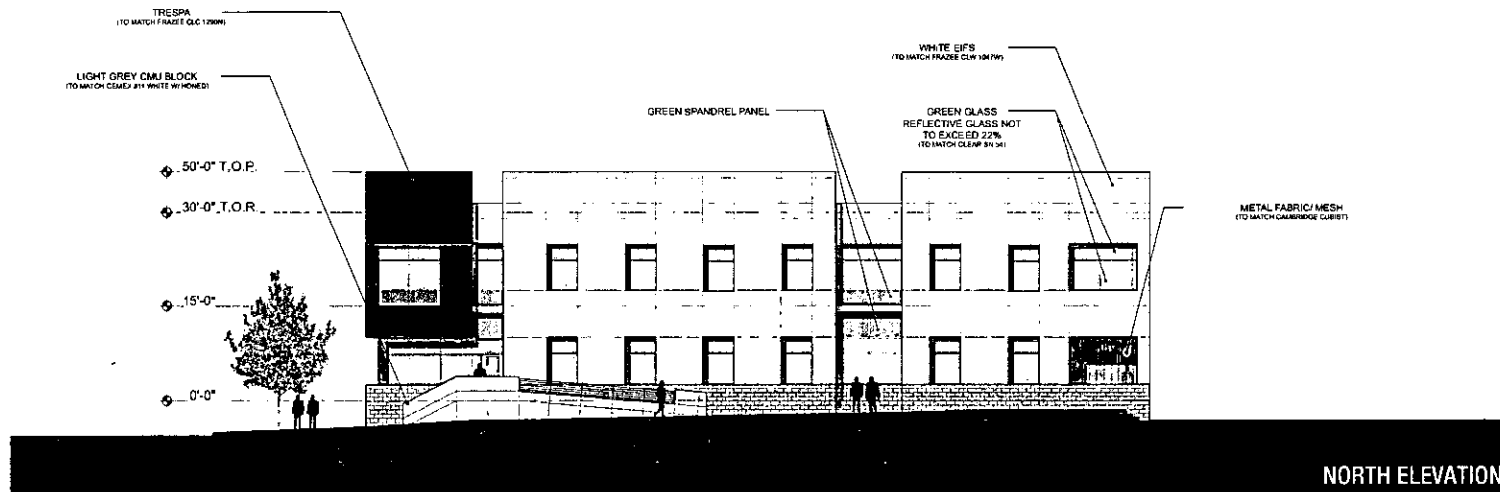
jma

studios

VAR-39099 VAR-39100  
SDR-39098 REVISED

EXTERIOR ELEVATIONS





SEP 24 2010

jma

studios

VAR-39099 VAR-39100  
SDR-39098 REVISED

EXTERIOR ELEVATIONS



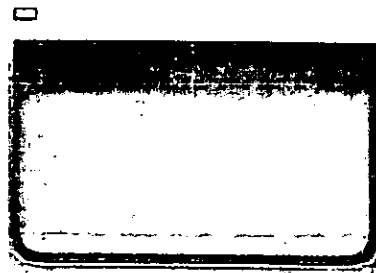




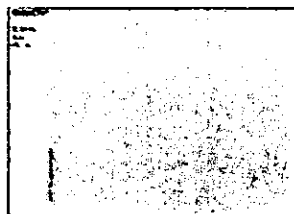
CMU + CEMEX #1  
WHITE W/ BLACK SPL. TRACE



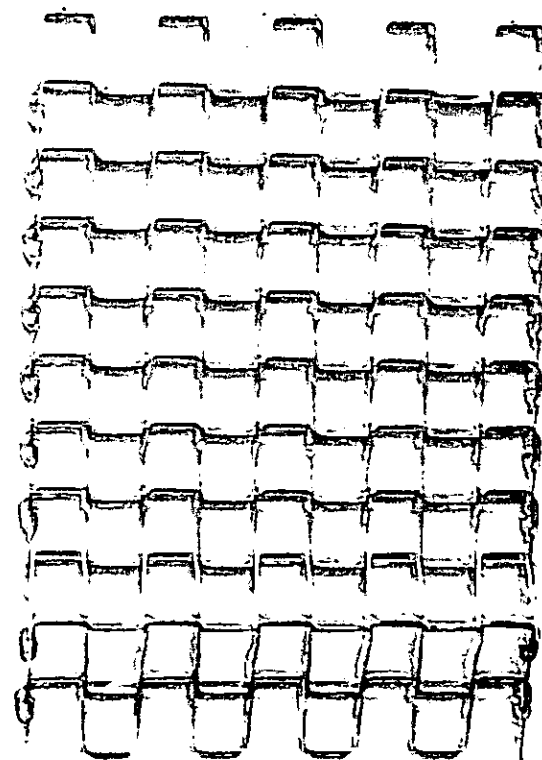
TRESPA + METEOR  
EXTERIOR DARK RED



SUNGUARD GLAZING  
SUPERNEUTRAL 65 ON GREEN



FRACEE COLOR LIFE  
DARK GRAY + BLACK



CAMBRIDGE ARCHITECTURAL - RUBIST  
EXTERIOR STAINLESS STEEL - SQUARE

FRACEE COLOR LIFE  
DARK GRAY + DEEP RED

FRACEE COLOR LIFE  
DARK GRAY + DEEP RED

SEP 24 2010

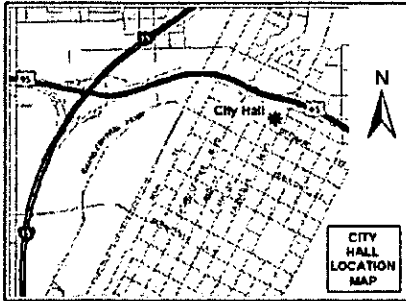
VAR-39099 VAR-39100  
SDR-39098 REVISED

jma

studios

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-39099 & VAR-39100**

Planning Commission Meeting of 10/21/2010

PRESORTED  
FIRST CLASS



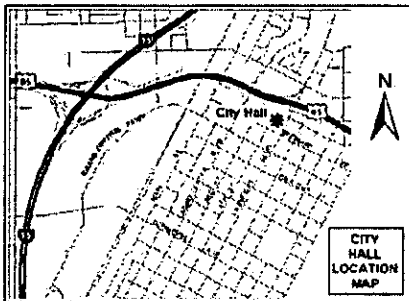
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0004279218 OCT 08 2010  
MAILED FROM ZIP CODE 89101

RECEIVED  
10 OCT 13 PM 1:26  
PLANNING AND  
DEVELOPMENT  
Case: VAR-39099

16203515033  
HARVEY 1992 TRUST  
1240 S 8TH ST  
LAS VEGAS NV 89104-1547

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

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**Official Notice of Public Hearing**



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**VAR-39099 & VAR-39100**

Planning Commission Meeting of 10/21/2010

PRESORTED  
FIRST CLASS



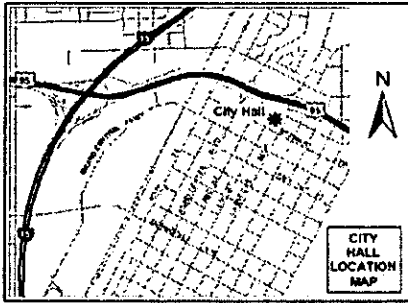
UNITED STATES POSTAGE  
02 1M \$ 00.414  
0004279218 OCT 08 2010  
MAILED FROM ZIP CODE 89101

Case: VAR-39099  
13934810024  
WALKER FRED R TRUST  
5240 ACQUA LN  
PAHRUMP NV 89061-7037

RECEIVED  
OCT 18 2010

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

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**Official Notice of Public Hearing**



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I SUPPORT  
this Request



I OPPOSE  
this Request

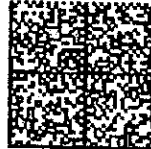
Please use available blank space on card for your comments.

**VAR-39099 & VAR-39100**

Planning Commission Meeting of 10/21/2010

16203515012 SHATWELL JAMES 1206 S 7TH ST LAS VEGAS NV 89104-1544

PRESORTED  
FIRST CLASS



UNITED STATES POSTAGE  
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02 1M \$ 00.414  
0004279218 OCT 08 2010  
MAILED FROM ZIP CODE 8910

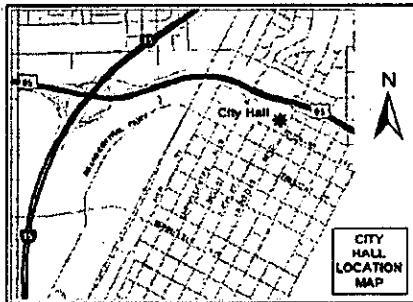
RECEIVED  
10 OCT 13 PM 1:26  
PLANNING AND  
DEVELOPMENT

Case: VAR-39099

16203515012  
SHATWELL JAMES  
1206 S 7TH ST  
LAS VEGAS NV 89104-1544

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-39099 & VAR-39100**

Planning Commission Meeting of 10/21/2010

16203515032 LUCKY YDU TRUST 1248 S 8TH ST LAS VEGAS NV 89104-1547

PRESORTED  
FIRST CLASS



UNITED STATES POSTAGE  
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FIRST CLASS  
02 1M \$ 00.414  
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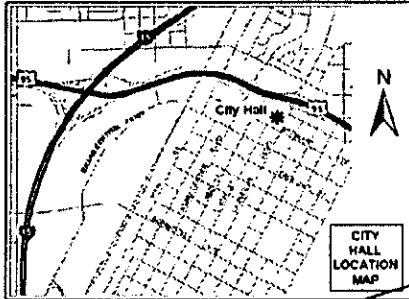
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PLANNING AND  
DEVELOPMENT

Case: VAR-39099

16203515032  
LUCKY YDU TRUST  
1248 S 8TH ST  
LAS VEGAS NV 89104-1547

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



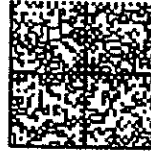
I OPPOSE  
this Request

Please use available blank space on card for your comments.

**VAR-39099 & VAR-39100**

Planning Commission Meeting of 10/21/2010

PRESORTED  
FIRST CLASS



UNITED STATES POSTAGE  
02 1M  
0004279218  
MAILED FROM ZIP CODE 8910  
\$ 00.414  
OCT 08 2010  
PINEY BOWES

*We Support*

*J*

13934810044  
APPLE ROBERT M & MARY M  
1405 STRONG DR  
LAS VEGAS NV 89102-2143

Case: VAR-39099

**RECEIVED**  
OCT 18 2010

HANDS OFF



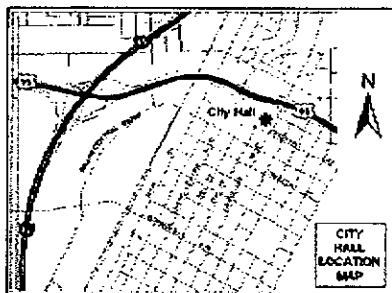
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951-245-9221

10-19-10 14:08 FROM-SCI INC.

City of Las Vegas  
Planning & Development Department  
Development Services Center  
31 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-39099 & VAR-39100**

Planning Commission Meeting of 10/21/2010

PRESORTED  
FIRST CLASS



UNITED STATES POSTAGE  
02 1M  
0004279218 OCT08 2010  
\$ 00.414  
MAILED FROM ZIP CODE 89101

13934812003  
CHARLESTON TOWERS L L C  
18501 COLLIER AVE #B-106  
LAKE ELSINORE CA 92530-2764

Case: VAR-39099

10-19-10 14:08 FROM-SCI INC.



|                            |    |                                                                                     |
|----------------------------|----|-------------------------------------------------------------------------------------|
| Pre-Application Conference |    |  |
| Item Required              |    |                                                                                     |
| YES                        | NO |                                                                                     |

**CITY OF LAS VEGAS**  
**Planning & Development Department**  
**SUBMITTAL CHECKLIST**

**APPLICATION PACKET**

|                                     |                                     |                                                                                                                                            |                                                                                                                                                                                                                                 |
|-------------------------------------|-------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Application signed and notarized by <b>all</b> property owners or authorized agent(s)                                                      | <b>NOTES:</b><br>Visit the CLV website for blank application, SOFI & DINA forms @ <a href="http://www.lasvegasnevada.gov/">http://www.lasvegasnevada.gov/</a> (Follow - "I Want To..." -> "Apply for -> Planning Applications") |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Grant deed and legal description                                                                                                           |                                                                                                                                                                                                                                 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | <b>Detailed</b> justification letter                                                                                                       |                                                                                                                                                                                                                                 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | <b>Original</b> meeting notes and checklist(s) signed by planner                                                                           |                                                                                                                                                                                                                                 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Correct fee(s): \$ 300.00 (Application) + \$ 500.00 (Notification) + \$ 30.00 (Recordation) = <b>\$ 830.00 Total</b>                       |                                                                                                                                                                                                                                 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Statement of Financial Interest (SOFI) signed and notarized by <b>all</b> property owners or authorized agent(s)                           |                                                                                                                                                                                                                                 |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Development Impact Notice and Assessment (DINA)                                                                                            |                                                                                                                                                                                                                                 |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Project of Regional Significance (PRS)                                                                                                     |                                                                                                                                                                                                                                 |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Color & Materials Board per Site Development Plan Review Submittal Requirements                                                            |                                                                                                                                                                                                                                 |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Copy of Business Licenses: (Owner: <input type="checkbox"/> Applicant: <input type="checkbox"/> Representative: <input type="checkbox"/> ) |                                                                                                                                                                                                                                 |

**ALL SUBMITTED PLANS AND ELEVATIONS MUST BE LEGIBLE AND DRAWN TO SCALE (UNLESS OTHERWISE INDICATED)**

**SITE PLAN**

|                                     |                          |                                                                                                                         |                             |   |
|-------------------------------------|--------------------------|-------------------------------------------------------------------------------------------------------------------------|-----------------------------|---|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | 11" x 17" min. to 24" x 36" max. page size                                                                              | Folded Plans:               | 6 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | North arrow, scale, and vicinity map                                                                                    | Colored, Rolled Plans:      | 1 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <b>All</b> property lines and present dimensions labeled                                                                | Reduced Copy (8-1/2x11 BW): | 1 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <b>All</b> building setbacks labeled                                                                                    | <b>NOTES:</b>               |   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <b>All</b> adjacent existing land uses and street names labeled                                                         |                             |   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <b>All</b> points of ingress and egress shown                                                                           |                             |   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | ADA accessibility requirements shown/labeled                                                                            |                             |   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | Parking standard(s) utilized: Office 1:300                                                                              |                             |   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | Parking space count and typical dimensions labeled<br># regular + [30% or less of total] # compact + # handicap = Total |                             |   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <b>All</b> free-standing sign locations shown and heights and sizes noted                                               |                             |   |

**LANDSCAPE PLAN**

|                          |                                     |                                                                               |                             |   |
|--------------------------|-------------------------------------|-------------------------------------------------------------------------------|-----------------------------|---|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | 11" x 17" min. to 24" x 36" max. page size                                    | Folded Plans:               | 0 |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | North arrow, scale, and vicinity map                                          | Colored, Rolled Plans:      | 0 |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <b>All</b> property lines and present dimensions labeled                      | Reduced Copy (8-1/2x11 BW): | 0 |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <b>All</b> required perimeter landscape planters shown                        | <b>NOTES:</b>               |   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <b>All</b> required parking lot fingers/islands shown                         |                             |   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Quantity, size, species/variety of <b>all</b> trees, shrubs, and ground cover |                             |   |

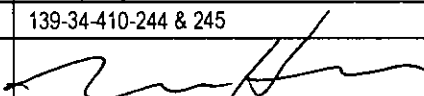
**BUILDING ELEVATIONS**

|                                     |                                     |                                                                 |                             |   |
|-------------------------------------|-------------------------------------|-----------------------------------------------------------------|-----------------------------|---|
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | 11" x 17" min. to 24" x 36" max. page size                      | Folded Plans:               | 1 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Scale and building dimensions labeled                           | Colored, Rolled Plans:      | 1 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | North, south, east, and west elevations of <b>all</b> buildings | Reduced Copy (8-1/2x11 BW): | 1 |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <b>All</b> building materials and colors noted                  | <b>NOTES:</b>               |   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | 8" x 10" photo of original color and material board             |                             |   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <b>All</b> wall sign locations shown and sizes noted            |                             |   |

**FLOOR PLANS**

|                          |                                     |                                            |                             |   |
|--------------------------|-------------------------------------|--------------------------------------------|-----------------------------|---|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | 11" x 17" min. to 24" x 36" max. page size | Folded Plans:               | 0 |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Scale and building dimensions labeled      | Rolled Plans:               | 0 |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <b>All</b> building entrances/exits shown  | Reduced Copy (8-1/2x11 BW): | 0 |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Use of <b>all</b> rooms noted/labeled      | <b>NOTES:</b>               |   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Maximum Occupancy (per I.B.C.)             |                             |   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | 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:   | Clark County Legal Services Program                                                 | Application Type:      | Variance                                                                                           |
| Representative:      | JMA - Cherie Guzman/The Capitol Company - Russell Rowe                              | Application Purpose:   | 19.08.050 no setbacks (front, rear, side, corner, and rear) and 86% lot coverage with 50% setbacks |
| APN:                 | 139-34-410-244 & 245                                                                | Site Location:         | 721 E. Charleston BL                                                                               |
| Planner's Signature: |  | Pre-App. Meeting Date: | 07/29/2010                                                                                         |
|                      |                                                                                     | Submittal Deadline:    | 08/10/10 - no later than 2:00 pm                                                                   |

Mike Hove, Planner 229-6821

Earliest PC/CC Date: 9/23/10 PC - 10/20/10 CC



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](http://www.lasvegasnevada.gov)

October 22, 2010

Mr. Terry Bratton  
Clark County Legal Services Program  
800 South Eighth Street  
Las Vegas, Nevada 89101

**RE: VAR-39099 - VARIANCE RELATED TO VAR-39100 AND SDR-39098  
PLANNING COMMISSION MEETING OF OCTOBER 21, 2010**

Dear Mr. Bratton:

Your request for a Variance TO ALLOW ZERO PARKING SPACES WHERE 118 PARKING SPACES ARE REQUIRED on 0.71 acres at 721 East Charleston Boulevard (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese), was considered by the Planning Commission on October 21, 2010.

The Planning Commission voted to **APPROVE** your request, subject to the following:

**Planning and Development**

1. Approval of and conformance to the Conditions of Approval for Variance (VAR-39100) and Site Development Plan Review (SDR-39098) shall be required, if approved.
2. This approval shall be void two years from the date of final approval, unless a building permit for the principal structure has been issued. An Extension of Time may be filed for consideration by the City of Las Vegas.

This action by the Planning Commission on **October 21, 2010** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests please access <http://www.lasvegasnevada.gov/CheckStatus/DevelopmentApp.htm>, or contact the Department of Planning and Development at 702.229.6301 after **November 1, 2010**. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,

  
Steve Gebeke  
Planning Supervisor  
Case Planning Division

SG:clb

cc: Mr. Russell Rowe  
The Capitol Company  
10100 West Charleston Boulevard, Suite #200  
Las Vegas, Nevada 89135

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





DEVELOPMENT SERVICES CENTER

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Las Vegas, NV 89101

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

[www.lasvegasnevada.gov](http://www.lasvegasnevada.gov)

October 8, 2010

Mr. Terry Bratton  
Clark County Legal Services Program  
800 South Eighth Street  
Las Vegas, Nevada 89101

**RE: VAR-39099 - VARIANCE RELATED TO VAR-39100 AND SDR-39098  
PLANNING COMMISSION MEETING OF OCTOBER 21, 2010**

Dear Mr. Bratton:

Please be advised the City of Las Vegas Planning Commission at its regular meeting on **October 21, 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, October 15, 2010** at [www.lasvegasnevada.gov](http://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, AICP  
Planning Supervisor  
Case Planning Division

SG:clb

cc: Mr. Russell Rowe  
The Capitol Company  
10100 West Charleston Boulevard, Suite #200  
Las Vegas, Nevada 89135

Mayor  
Oscar B. Goodman  
  
City Council  
Gary Reese  
(Mayor Pro Tem)  
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Ricki Y. Barlow  
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City Manager  
Elizabeth N. Fretwell





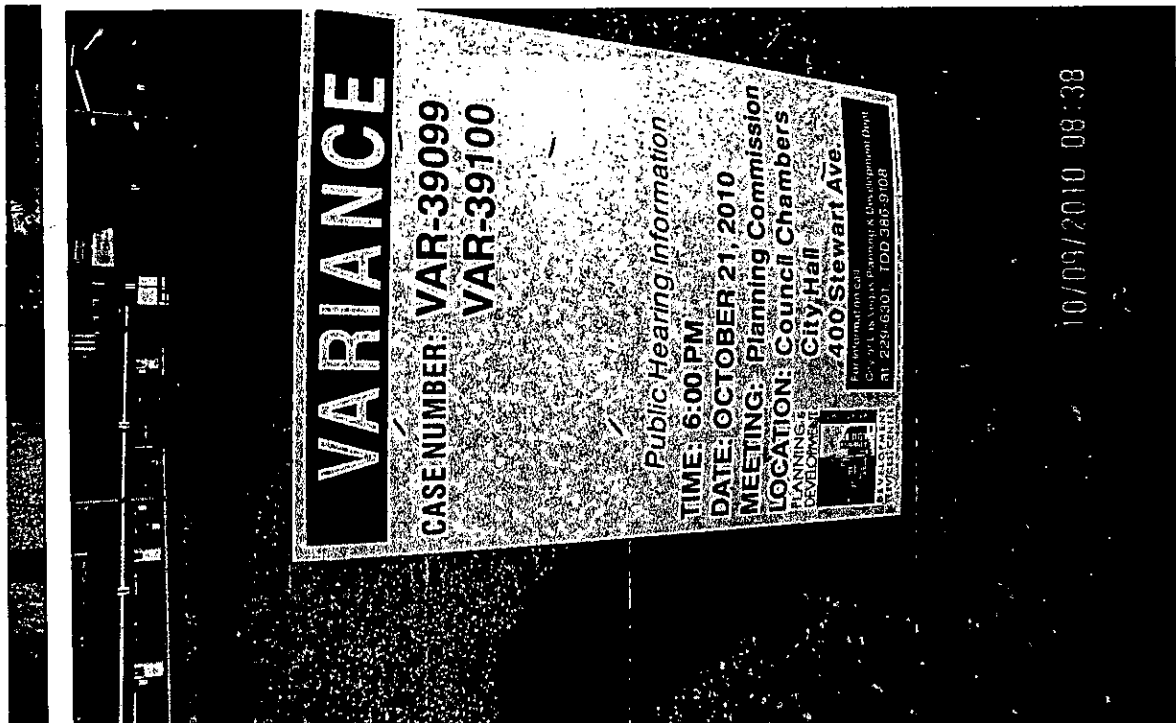
# CITY OF LAS VEGAS SIGN POSTING AFFIDAVIT

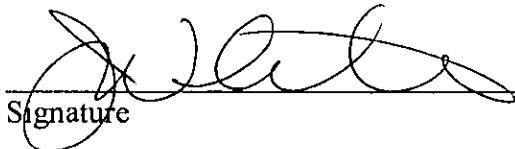


**CASE NUMBER:** VAR-39099

**MEETING DATE:** 10/21/10 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

10-9-10  
Date

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

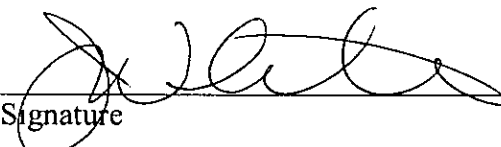


CASI

MEE

Sign I  
Code, y  
schedu



  
Signature

10-9-10  
Date

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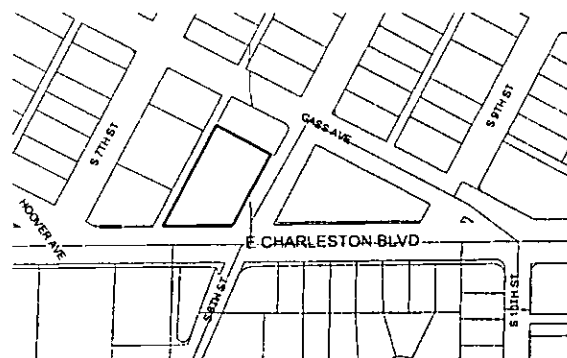
## Application Information

**VAR-39099 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM** - Request for a Variance TO ALLOW ZERO PARKING SPACES WHERE 118 PARKING SPACES ARE REQUIRED on 0.71 acres at 721 East Charleston Boulevard (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

**VAR-39100 - VARIANCE RELATED TO VAR-39099 - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM** - Request for a Variance TO ALLOW A 10-FOOT FRONT YARD SETBACK WHERE 20 FEET IS REQUIRED, A FIVE-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED, AND A 10-FOOT CORNER SIDE YARD SETBACK WHERE 15 FEET IS REQUIRED on 0.71 acres at 721 East Charleston Boulevard (APN 139-34-410-245), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

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. For further information, including the full staff report, please call (702) 229-6301 (TDD 386-9108) or go to <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:** *October 21, 2010*  
**Time:** 6:00 P.M.  
**Location:** City Council Chambers  
400 Stewart Avenue  
Las Vegas, Nevada

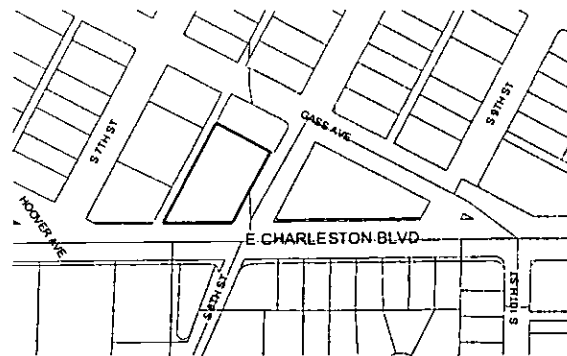
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## Application Location



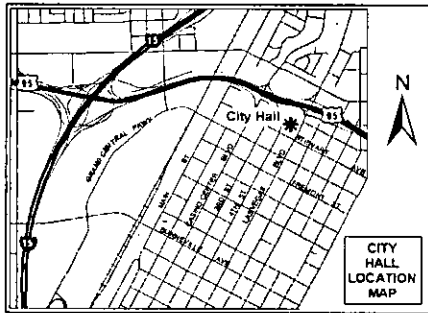
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### Public Hearing Information

**Meeting:** Planning Commission  
**Date:** *October 21, 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

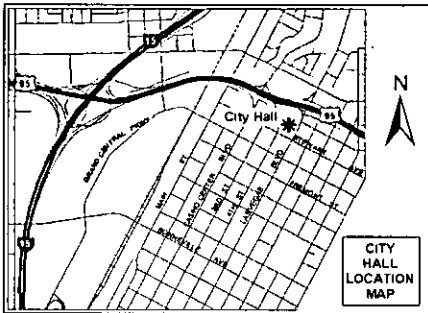
Please use available blank space on card for your comments.

**VAR-39099 & VAR-39100**

Planning Commission Meeting of 10/21/2010

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-39099 & VAR-39100**

Planning Commission Meeting of 10/21/2010

# 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; Tom Hayes, Land Development; O. C. White, Traffic Engineering; Alan Riekkil, Survey (FM, PM, & A's only)  
**Date:** September 21, 2010  
**Re:** **VAR-39099 Revised** Clark County Legal Services Program 721 E. Charleston Blvd.  
Request for a Variance for parking

---

**REVISED COMMENTS: -- These comments supersede all previous memos/comments:**

## **COMMENTS:**

We support present City Code parking requirements, therefore we cannot support the variance request to allow zero parking spaces where 118 spaces are the minimum allowed for a proposed office building located at 721 East Charleston Boulevard.

## Development Notification

PC Meeting: October 21, 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-39099**

West Huntridge NA

18b The Las Vegas Arts District

24

Beverly Green NA

Crestwood NA

Downtown Business Operators Council

Francisco Park NA

Fremont Street Experience Business Association

Gateway Neighborhood Association

Hillside Heights NA

Horizon Studio Apartments

Huntridge Park NA

John S. Park NA

L'Octaine Apartments Resident Council

Marycrest Manor HOA

Maverick - Hidden Village Apartments

Mayfair NA

Newport Lofts

Oaktree Apartments

Orleans Square NA

Rancho Oakey NA

Sahara - Southridge Association of Business

South Cove Apartments

Southridge NA

Towne Terrace Apartments

**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-39099 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM** - Request for a Variance TO ALLOW ZERO PARKING SPACES WHERE 118 PARKING SPACES ARE REQUIRED on 0.98 acres at 721 East Charleston Boulevard (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

PLANNING COMMISSION: **OCTOBER 21, 2010**

CITY COUNCIL: **NOVEMBER 17, 2010**

PLANNING SUPERVISOR: **STEVE GEBEKE**



**PUBLIC HEARING**

Comments Due: **SEPTEMBER 21, 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](mailto: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:**

---



## PLANNING & DEVELOPMENT DEPARTMENT

### STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-39099** APN: 139-34-410-244 & 245

Name of Property Owner: Clark County Legal Services Program

Name of Applicant: Clark County Legal Services Program

Name of Representative: Russell Rowe / The Capitol Company

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: \_\_\_\_\_

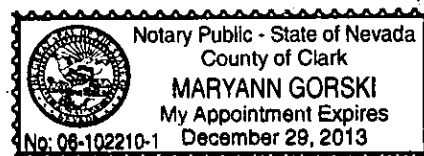
Signature of Property Owner: \_\_\_\_\_

Print Name: Babara Buckley

Subscribed and sworn before me

This 3 day of August, 2010

Maryann Gorski  
Notary Public in and for said County and State



RECEIVED  
AUG 05 2010

P/L 297/269

# **Report of All Selected Parcels**

**Case Number:** VAR-39099; VAR-39100; SDR-39098 **Printed On:** Thu: August 19, 2010

| <u>Owner</u>                    | <u>Address</u>                                                   | <u>Parcel Numbe</u> |
|---------------------------------|------------------------------------------------------------------|---------------------|
| 24 HR ANIMAL HOSPITAL L L C     | %SILVER STATE LEGAL 4625 W NEVSO DR #2 & 3 LAS VEGAS NV          | 13934410237         |
| 518 GARCES AVE LTD              | %R PISTOL 631 S LAS VEGAS BLVD LAS VEGAS NV                      | 13934410180         |
| 518 GARCES AVE LTD              | 631 LAS VEGAS BLVD S LAS VEGAS NV                                | 13934410186         |
| 609 SOUTH EIGHT STREET L L C    | %M HERRAN 8130 LA MESA BLVD #93 LA MESA CA                       | 13934810049         |
| 609 SOUTH EIGHTH STREET L L C   | %M VACA 1524 HENDRIX PL #101 CHULA VISTA CA                      | 13934810048         |
| 702 S 6TH ST L L C              | 9345 HELENA AVE LAS VEGAS NV                                     | 13934410187         |
| 716 SOUTH SIXTH STREET L L C    | 716 S SIXTH ST LAS VEGAS NV                                      | 13934410191         |
| 718 PROFESSIONAL BUILDING L L C | 718 S 8TH ST LAS VEGAS NV                                        | 13934810034         |
| 724 S 9TH STREET GROUP L L C    | 8036 AVALON ISLAND ST LAS VEGAS NV                               | 13934810072         |
| 7-ELEVEN INC                    | %AV TAX DEPT #0125 P O BOX 711 DALLAS TX                         | 13934813001         |
| A A K P                         | %M/M A LEAVITT 7151 COPPER RD LAS VEGAS NV                       | 13934810010         |
| A S P TRUST                     | 800 S 7TH ST LAS VEGAS NV                                        | 13934410230         |
| ADAMS HERMAN M & BRIAN M        | 1341 CASHMAN DR LAS VEGAS NV                                     | 13934810033         |
| ALETO CHRISTINE & JACK          | 801 PARK PASEO LAS VEGAS NV                                      | 16203511021         |
| ALICEA ABDON JR & LIZETTE       | 808 PARK PASEO ST LAS VEGAS NV                                   | 16203515076         |
| ANGARAN AARON M                 | 815 PARK PASEO LAS VEGAS NV                                      | 16203511020         |
| APPLE ROBERT M & MARY M         | 1405 STRONG DR LAS VEGAS NV                                      | 13934810044         |
| ARAUJO ALEXANDRA L              | P O BOX 26025 LAS VEGAS NV                                       | 16203512018         |
| ARNTSON THERESA J               | 615 PARK PASEO LAS VEGAS NV                                      | 16203510001         |
| ASMUSSEN JEANNE                 | 718 PARK PASEO ST LAS VEGAS NV                                   | 16203515037         |
| AUGUST KATHIE M                 | 707 S 9TH ST LAS VEGAS NV                                        | 13934810077         |
| BANK U S NEVADA                 | %U S BANK CORPORATE PPTYS 2800 E LAKE ST LAKE0012 MINNEAPOLIS MN | 13934812001         |
| BANK WELLS FARGO N A            | %THOMSON PPTY TAX SERV P O BOX 2609 CARLSBAD CA                  | 16203114003         |
| BENNER ROSANNE                  | %GILBERT & ASSOC 4391 FERNBROOK RD LAS VEGAS NV                  | 16203510005         |
| BERMAN BRIAN K & KIMBERLY A     | 1340 MARINA DEL REY CT LAS VEGAS NV                              | 13934810036         |
| BERNAL JOSE                     | 1017 FRANCIS AVE LAS VEGAS NV                                    | 16203512023         |
| BIERFASS RICARDO ALBERTO        | 4832 SANTA BARBARA ST LAS VEGAS NV                               | 16203515039         |
| BIG DOG PROPERTY                | 817 S 7TH ST #817 LAS VEGAS NV                                   | 13934410238         |
| BOEHM DEBORAH A ETAL            | 4999 MESA VIEW OR LAS VEGAS NV                                   | 16203515090         |
| BOPP BARBARA A REV SEP PPTY TR  | 1213 S 7TH ST LAS VEGAS NV                                       | 16203515016         |
| BRANDY ROBERT M                 | 611 6THST LLC 113 PINE ISLANO CT LAS VEGAS NV                    | 13934410221         |
| BRANTLEY STEVE                  | 823 PARK PASEO LAS VEGAS NV                                      | 16203511018         |

**Report of All Selected Parcels****Case Number:** VAR-39099**Printed On:** Thu: August 19, 2010

| <u>Owner</u>                    | <u>Address</u>                            | <u>Parcel Number</u> |
|---------------------------------|-------------------------------------------|----------------------|
| BREWER LYNN S                   | 1219 8TH PL LAS VEGAS NV                  | 16203515096          |
| BROWN JAMES J & LAURA B         | 830 E CHARLESTON BLVD LAS VEGAS NV        | 16203511029          |
| BROWN JAMES J & LAURA B FAM TR  | 830 E CHARLESTON BLVD LAS VEGAS NV        | 16203511027          |
| BROWN JAMES J & LAURA B FAM TR  | 830 E CHARLESTON BLVD LAS VEGAS NV        | 16203511028          |
| BROWN JAMES J & LAURA B FAM TR  | 830 E CHARLESTON BLVD LAS VEGAS NV        | 16203511026          |
| BRUHN ROBIN & ROBIN M           | P O BOX 570098 LAS VEGAS NV               | 16203515046          |
| BYRNE JOHN P                    | 8449 KITTYHAWK LOS ANGELES CA             | 16203515010          |
| C & M PARTNERSHIP               | 629 S 6TH ST LAS VEGAS NV                 | 13934410217          |
| CASTILLO-CALDERON               | 1122 S 10TH ST LAS VEGAS NV               | 16203512086          |
| CATRAM L L C                    | 612 S 10TH ST LAS VEGAS NV                | 13934810096          |
| CAWLEY F KELLY & ALISON         | 808 S 6TH ST LAS VEGAS NV                 | 13934410196          |
| CERNA YSMAEL C                  | 1212 S 9TH ST LAS VEGAS NV                | 16203515114          |
| CERVANTES JUAN M                | 1146 S 10TH ST LAS VEGAS NV               | 16203512081          |
| CERVANTEZ JUSTIN J              | 1212 8TH PL LAS VEGAS NV                  | 16203515075          |
| CHARLESTON BAZAR L L C          | 5395 S POLARIS AVE LAS VEGAS NV           | 16203513002          |
| CHARLESTON BAZAR L L C          | 5395 S POLARIS AVE #100 LAS VEGAS NV      | 16203513001          |
| CHARLESTON BAZAR L L C          | 5395 S POLARIS AVE #100 LAS VEGAS NV      | 16203512001          |
| CHARLESTON BUILDING L L C       | %J & F FRANCO 9920 FOLSOM DR LAS VEGAS NV | 16203501004          |
| CHARLESTON TOWERS L L C         | 18501 COLLIER AVE #B-106 LAKE ELSINORE CA | 13934810104          |
| CHARLESTON TOWERS L L C         | 18501 COLLIER AVE #B-106 LAKE ELSINORE CA | 13934812003          |
| CHARLESTON TOWERS L L C         | 18501 COLLIER AVE #B-106 LAKE ELSINORE CA | 13934810075          |
| CHARLESTON TOWERS L L C         | 18501 COLLIER AVE #B-106 LAKE ELSINORE CA | 13934810105          |
| CHARLESTON TOWERS L L C         | 18501 COLLIER AVE #B-106 LAKE ELSINORE CA | 13934810074          |
| CHARLESTON TOWERS L L C         | 18501 COLLIER AVE #B-106 LAKE ELSINORE CA | 13934810101          |
| CHARLESTON TOWERS L L C         | 18501 COLLIER AVE #B-106 LAKE ELSINORE CA | 13934810103          |
| CHEUNG KIN YAN                  | P O BOX 30668 LAS VEGAS NV                | 13934810013          |
| CINLEE 7 L L C                  | 608 S 8TH ST LAS VEGAS NV                 | 13934810023          |
| CITY OF LAS VEGAS               | 400 E STEWART LAS VEGAS NV                | 16203511030          |
| CIVIL DISPUTE RESOLUTION L L C  | 624 S 9TH ST LAS VEGAS NV                 | 13934810065          |
| CLARK COUNTY LAW FOUNDATION     | 725 S 8TH ST LAS VEGAS NV                 | 13934810037          |
| CLARK COUNTY LAW FOUNDATION     | 725 S 8TH ST LAS VEGAS NV                 | 13934810038          |
| CLARK COUNTY LEGAL SERV PROGRAM | 800 S EIGHTH ST LAS VEGAS NV              | 13934410245          |

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| CLARK COUNTY LEGAL SERV PROGRAM  | 800 S 8TH ST LAS VEGAS NV                 | 13934410244          |
| CLAY MATT B & ANGELA L           | 617 JOSHUA CT WALNUT CREEK CA             | 16203515013          |
| CLS3 LAND TRUST AGREEMENT        | 701 PARK PASEO LAS VEGAS NV               | 16203510003          |
| COMER FAMILY REVOCABLE TRUST     | 721 S 8TH ST LAS VEGAS NV                 | 13934810039          |
| CORTEZ JULIO                     | 1116 S 10TH ST LAS VEGAS NV               | 16203512087          |
| COTTINO GARY ALBERT & CHERI FEHR | 1250 S 9TH ST LAS VEGAS NV                | 16203515087          |
| CROSBY DAVID & MARY FAMILY L P   | 711 S 8TH ST LAS VEGAS NV                 | 13934810041          |
| CUSTOM ESTATES L L C             | 5594 S FORT APACHE RD #100 LAS VEGAS NV   | 16203510006          |
| DAVENPORT CHRISTINE ANN          | 1229 S 8TH PL LAS VEGAS NV                | 16203515094          |
| DEAVER TOMMY F & VICTORIA M      | 810 E CHARLESTON BLVD LAS VEGAS NV        | 16203511024          |
| DECARO INVESTMENTS I L L C       | %M/M LORENZO 5831 REBECCA RD LAS VEGAS NV | 13934410233          |
| DECASTRO NIEVES O & CRENCIO O    | 1139 S 10TH ST LAS VEGAS NV               | 16203512019          |
| DECKER KELLY G & CHRISTY         | 623 S 6TH ST LAS VEGAS NV                 | 13934410219          |
| DEER SPRINGS L L C               | 3317 W CHARLESTON BLVD LAS VEGAS NV       | 13934810073          |
| DEJESUS SARA                     | 1106 S 10TH ST LAS VEGAS NV               | 16203512089          |
| DEN EQUITY L L C                 | 616 S 8TH ST LAS VEGAS NV                 | 13934810026          |
| OEVIITE MARY ROSE                | 1232 S 8TH PL LAS VEGAS NV                | 16203515071          |
| DGUGGLIEMO PAULA                 | 1244 S 9TH ST LAS VEGAS NV                | 16203515086          |
| DIAMOND RICHARD & S 2004 REV TR  | 24518-B WINDSOR DR VALENCIA CA            | 13934410202          |
| DIAMOND RICHARD & S 2004 REV TR  | 24518-B WINDSOR DR VALENCIA CA            | 13934410201          |
| OIETRICH-RIVERA DOROTHY M        | 12285 SW 151ST ST #F208 MIAMI FL          | 16203512017          |
| DRAPS-AZ L L C                   | 6175 SPRING MOUNTAIN RD #2B LAS VEGAS NV  | 13934410210          |
| DRAPS-AZ L L C                   | 6175 SPRING MOUNTAIN RD #28 LAS VEGAS NV  | 13934410229          |
| DYNAVID LTO                      | 631 LAS VEGAS BLVD S LAS VEGAS NV         | 13934410181          |
| E & C L L C                      | P O 31691 LAS VEGAS NV                    | 13934410228          |
| E & C L L C                      | P O BOX 31691 LAS VEGAS NV                | 13934410184          |
| E & C L L C                      | P O BOX 31691 LAS VEGAS NV                | 13934410227          |
| E & I INC                        | 2821 GILMARY AVE LAS VEGAS NV             | 13934410171          |
| EBINGER ROBERT M                 | 2512 FULANO WY LAS VEGAS NV               | 13934410197          |
| ESTRADA LUIS                     | 1019 YUCCA AVE LAS VEGAS NV               | 16203512005          |
| EVANGELISTA L L C                | 700 S SEVENTH ST LAS VEGAS NV             | 13934401005          |
| F & J L L C                      | 850 E BONNEVILLE AVE LAS VEGAS NV         | 13934810061          |

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| FEDERAL NATIONAL MORTGAGE ASSN   | %RECONTRUST CO 400 COUNTRYWIDE WY SV-35 SIMI VALLEY CA     | 16203515084          |
| FOUNTAIN ERNEST M                | 626 S 9TH ST LAS VEGAS NV                                  | 13934810066          |
| GALEOS ROMEO & BLANDINA          | 653 BENEDICT DR LAS VEGAS NV                               | 16203512004          |
| GALEOS ROMEO & BLANDINA REV TR   | 653 BENEDICT DR LAS VEGAS NV                               | 16203512088          |
| GAMETTE BRAUNDA T                | 620 S 8TH ST LAS VEGAS NV                                  | 13934810027          |
| GARCES & NINTH L L C             | 701 S 9TH ST LAS VEGAS NV                                  | 13934810078          |
| GARDNER ADA TRUST                | 728 GARCES AVE LAS VEGAS NV                                | 13934810029          |
| GAROFALO JEFFERY ALAN            | 805 CYPRESS MEADOWS LN LAS VEGAS NV                        | 16203515035          |
| GOLDBERG AUBREY & JOANNE A ETAL  | 601 S 9TH ST LAS VEGAS NV                                  | 13934810118          |
| GRAVES JOHN J JR                 | 601 S 6TH ST LAS VEGAS NV                                  | 13934310072          |
| GRAVES JOHN J JR                 | 601 S 6TH ST LAS VEGAS NV                                  | 13934410222          |
| GRONEMEIER DEAN W                | 2815 VIA AVANTI ST HENDERSON NV                            | 16203512078          |
| GROOVER R DAVID REVOCABLE LIV TR | 3116 PORTSIDE DR LAS VEGAS NV                              | 13934810011          |
| GUSTILO RAUL & ANTONINA          | 1234 8TH PL LAS VEGAS NV                                   | 16203515070          |
| HALEY NICHOLAS R                 | 1224 8TH PL LAS VEGAS NV                                   | 16203515072          |
| HARDY LIVING TRUST ETAL          | 5691 N BONITA VISTA ST LAS VEGAS NV                        | 13934801008          |
| HARMON JEFFREY E & RHONDA FAM TR | 3668 HILLARY ELAN CT LAS VEGAS NV                          | 16203511022          |
| HARMON JEFFREY E & RHONDA FAM TR | 3668 HILLARY ELAN CT LAS VEGAS NV                          | 16203511023          |
| HARRISON PROPERTIES LTD          | %GOLD & SILVER PAWN SHOP 713 S LAS VEGAS BLVD LAS VEGAS NV | 13934410176          |
| HARRISON PROPERTIES LTD          | %GOLD & SILVER PAWN SHOP 713 S LAS VEGAS BLVD LAS VEGAS NV | 13934410177          |
| HARRISON PROPERTIES LTD          | %R HARRISON 713 LAS VEGAS BLVD S LAS VEGAS NV              | 13934410179          |
| HARRISON PROPERTIES LTD          | %R HARRISON 713 LAS VEGAS BLVD S LAS VEGAS NV              | 13934410178          |
| HART TONI ALIENE                 | P O BOX 14248 LAS VEGAS NV                                 | 16203112036          |
| HARVEY 1992 TRUST                | 1240 S 8TH ST LAS VEGAS NV                                 | 16203515033          |
| HASTINGS MARTIN D                | 8105 SAPPHIRE BAY CIR LAS VEGAS NV                         | 13934410225          |
| HASTINGS MARTIN D & ANGELA M     | 8105 SAPPHIRE BAY CIR LAS VEGAS NV                         | 13934410224          |
| HEGEMAN GREGORY                  | 1221 S 7TH ST LAS VEGAS NV                                 | 16203515018          |
| HELLERSTEDT JAMES L              | 1236 S 8TH ST LAS VEGAS NV                                 | 16203515034          |
| HENRIQUES STELLA F               | 91633 PUPU ST EWA BEACH HI                                 | 16203515043          |
| HEWITT RAYMOND                   | 1736 E CHARLESTON #180 LAS VEGAS NV                        | 16203515078          |
| HOLMES LESTER & KATHELEEN TRUST  | 614 S 8TH ST LAS VEGAS NV                                  | 13934810025          |
| HOWARD FAMILY TRUST              | %M/M M HOWARD 1101 S 6TH ST LAS VEGAS NV                   | 16203511002          |

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| HOWARD JOHN HALL JR            | 810 S 7TH ST LAS VEGAS NV                              | 13934410232          |
| INCA INVESTMENTS INC           | %K VANNOORD 2961 INDUSTRIAL RD #416 LAS VEGAS NV       | 16203112042          |
| INGERSOLL JOE & D FAM TR ETAL  | 4555 CAROL CIR LAS VEGAS NV                            | 13934410239          |
| INTERIM HOLDINGS L L C         | %CAPITAL SRVCING INC 50 PORTLAND PIER #400 PORTLAND ME | 13934801007          |
| J B I Z HOLDINGS L L C         | 626 S 10TH ST LAS VEGAS NV                             | 13934810098          |
| J C S 1 L L C                  | 826 E CHARLESTON BLVD LAS VEGAS NV                     | 13934410211          |
| J J M PROPERTIES L L C         | 520 S 4TH ST #300 LAS VEGAS NV                         | 13934410216          |
| JACK & GRACIE L L C            | 7 MOUNTAIN COVE CT HENDERSON NV                        | 13934810022          |
| JACKSON HARRY TRUST            | 1212 S 7TH ST LAS VEGAS NV                             | 16203515011          |
| JACKSON LINDA E                | 1229 S 9TH ST LAS VEGAS NV                             | 16203515101          |
| JACKSON WILLIAM W              | 3800 EL PORTAL AVE LAS VEGAS NV                        | 13934410243          |
| JAFFA INVESTMENTS L P          | %G & M KADOSH 133 TIGERTAIL RD LOS ANGELES CA          | 13934410159          |
| JIMENEZ KARLA I                | 1228 S 9TH ST LAS VEGAS NV                             | 16203515083          |
| JOHNSON LUKE H                 | 1223 S 9TH ST LAS VEGAS NV                             | 16203515100          |
| JULIP M M INC                  | %P GOLDSTEIN 609 S 7TH ST LAS VEGAS NV                 | 13934810015          |
| JUNIOR CORP                    | 1617 MARBELLA RIDGE CT LAS VEGAS NV                    | 13934410158          |
| KABOB L L C ETAL               | %R & K KNOX III 3734 ECKER HILL DR PARK CITY UT        | 13934410169          |
| KABOB L L C ETAL               | %R & K KNOX III 3734 ECKER HILL DR PARK CITY UT        | 13934410200          |
| KABOB L L C ETAL               | %R & K KNOX III 3734 ECKER HILL DR PARK CITY UT        | 13934410168          |
| KABOB L L C ETAL               | %R & K KNOX III 3734 ECKER HILL DR PARK CITY UT        | 13934410167          |
| KALUZNA-WSZOLEK MARIE T        | 630 S 9TH ST LAS VEGAS NV                              | 13934810067          |
| KARPINSKI VINCENT B LIV REV TR | 700 PARK PASEO LAS VEGAS NV                            | 16203515014          |
| KAY FAMILY TRUST               | 1617 BAYONNE DR LAS VEGAS NV                           | 13934410206          |
| KEEGAN ULLA & CATHERINE        | 1025 YUCCA AVE LAS VEGAS NV                            | 16203512013          |
| KEEGAN ULLA & CATHERINE        | 1025 YUCCA AVE LAS VEGAS NV                            | 16203512006          |
| KEENE JENNIFER REID & JARRET D | 1215 9TH ST LAS VEGAS NV                               | 16203515098          |
| KELLY CHARLES E                | 706 S 8TH LAS VEGAS NV                                 | 13934810031          |
| KENNY CRAIG P                  | 723 S 7TH ST LAS VEGAS NV                              | 13934410242          |
| KENNY CRAIG P                  | 723 S 7TH ST LAS VEGAS NV                              | 13934810006          |
| KENNY CRAIG P                  | 723 S 7TH ST LAS VEGAS NV                              | 13934810035          |
| KENYON L P                     | 617 HOOVER AVE LAS VEGAS NV                            | 13934410235          |
| KENYON L P                     | 617 HOOVER AVE LAS VEGAS NV                            | 13934410236          |

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| KENYON L P                       | 617 HOOVER LAS VEGAS NV                                          | 13934410234          |
| KNAFF PROPERTIES MGT L L C       | 7335 EDNA LAS VEGAS NV                                           | 13934810068          |
| KOCH-MERSCH L L C                | %H KOCH 701 S 7TH ST LAS VEGAS NV                                | 13934801006          |
| KOPF PROPERTIES II L L C         | 9075 PROCYON AVE LAS VEGAS NV                                    | 13934410198          |
| KRIEGER FAMILY TRUST             | 8009 SUMMER HARVEST AVE LAS VEGAS NV                             | 13934810012          |
| L S H                            | P O BOX 60933 BOULDER CITY NV                                    | 13934410194          |
| LAKEWEST LAS VEGAS PPTYS L L C   | %WALGREEN CO #4106 %TAX DEPT MS #1435 104 WILMOT RD DEERFILED IL | 16203114002          |
| LANG GARY D & TRACY              | 6449 CELESTE AVE LAS VEGAS NV                                    | 13934410241          |
| LANGE KATELYN A                  | 4391 FERNBROOK LAS VEGAS NV                                      | 16203510002          |
| LARSEN ERIC G                    | 1226 S 8TH ST LAS VEGAS NV                                       | 16203515036          |
| LAVENBURG MAYUMI & JOSEPH        | 1239 8TH PL LAS VEGAS NV                                         | 16203515092          |
| LAYTON LAYTON & TOBLER L L P     | 606 S 9TH ST LAS VEGAS NV                                        | 13934810062          |
| LEARY WILLIAM & HONG TOK         | 800 S LAS VEGAS BLVD LAS VEGAS NV                                | 13934410157          |
| LEAVITT C D & LYLE FAMILY LIV TR | 698 S RACETRACK RD #1211 HENDERSON NV                            | 16203515009          |
| LEE JOHN PETER FAMILY TRUST      | 830 LAS VEGAS BLVD S LAS VEGAS NV                                | 13934410161          |
| LEE JOHN PETER FAMILY TRUST      | 830 LAS VEGAS BLVD S LAS VEGAS NV                                | 13934410160          |
| LEEB HERMAN A III                | 1219 S 9TH ST LAS VEGAS NV                                       | 16203515099          |
| LEWIS MELVIN JR                  | 1201 S 9TH ST LAS VEGAS NV                                       | 16203511014          |
| LIGUORI STEVEN LIVING TRUST      | 818 PARK PASEO LAS VEGAS NV                                      | 16203515077          |
| L'OCTAINE L P                    | P O BOX 6950 1651 ROSECRANS ST SAN DIEGO CA                      | 13934401006          |
| LODGE VEGAS #32 F & A M          | 632 E CHARLESTON LAS VEGAS NV                                    | 16203501002          |
| LUCERO EDDIE & FIDELA            | 1145 S 10TH ST LAS VEGAS NV                                      | 16203512020          |
| LUCKY YOU TRUST                  | 1248 S 8TH ST LAS VEGAS NV                                       | 16203515032          |
| LUTFY LELAND E 2007 LIV TR       | 615 S 7TH ST LAS VEGAS NV                                        | 13934810014          |
| M A R L L C                      | 823 LAS VEGAS BLVD S LAS VEGAS NV                                | 13934410203          |
| M C Q L L C                      | %M QUINN 620 S 7TH ST LAS VEGAS NV                               | 13934410223          |
| M H L FAMILY L P                 | %M LEAVITT 6704 W COSTA BRAVA RD LAS VEGAS NV                    | 16203512090          |
| MARSH GREG W                     | 3465 W MAULE AVE LAS VEGAS NV                                    | 13934410240          |
| MARSHALL ROBERT E                | 625 S 8TH ST LAS VEGAS NV                                        | 13934801005          |
| MARTINEZ JOSE PABLO              | 2657 WINDMILL PKWY #420 HENDERSON NV                             | 16203511025          |
| MASTRANGELO REVOCABLE LIVING TR  | 5705 AVENIDA SILLA LAS VEGAS NV                                  | 13934410207          |
| MAX TOO L L C                    | %M S DENNIS 628 S 10TH ST LAS VEGAS NV                           | 13934810099          |

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| MCCORMACK RILEY & DENISE L      | 1224 S 9TH ST LAS VEGAS NV                                 | 16203515082          |
| MCAHAN FAMILY 1999 LIVING TRUST | 1589 TRAVOIS CIR LAS VEGAS NV                              | 13934810028          |
| MEEK RICHARD & RAMONA LIVING TR | 613 S EIGHTH ST LAS VEGAS NV                               | 13934810122          |
| MILES MARLENE & CATHRINE        | 1200 S 8TH ST LAS VEGAS NV                                 | 16203501006          |
| MILLER EDWARD A                 | 1200 S 10TH ST LAS VEGAS NV                                | 16203512079          |
| MUELLER CRAIG A                 | 808 S 7TH ST LAS VEGAS NV                                  | 13934410231          |
| NAPOLITANI TRUST                | 9429 GARNET CROWN AVE LAS VEGAS NV                         | 13934810003          |
| NAVARRO ROGER R                 | 1005 E YUCCA AVE LAS VEGAS NV                              | 16203512002          |
| NAVARRO VICENTA PONCE           | 1218 S 9TH ST LAS VEGAS NV                                 | 16203515081          |
| NEILLUKE L L C                  | %S LENHOFF 9581 VERNEDA CT LAS VEGAS NV                    | 16203515040          |
| NEILLUKE L L C                  | 1240 S 9TH ST LAS VEGAS NV                                 | 16203515085          |
| NUNO GABRIEL                    | 1014 YUCCA LAS VEGAS NV                                    | 16203512014          |
| OROZCO EDELMIRA                 | 1009 YUCCA AVE LAS VEGAS NV                                | 16203512003          |
| P & M M L L C                   | 19 CASTLE OAKS CT LAS VEGAS NV                             | 13934410212          |
| P A C HOLDINGS L L C            | %P MANNING/C HALL/A SALISBURY 617 S 8TH ST #A LAS VEGAS NV | 13934810045          |
| P E L ENTERPRISES L L C         | 2900 MASON AVE LAS VEGAS NV                                | 13934810106          |
| P R M D L L C                   | %R REYNOLDS 823 S LAS VEGAS BLVD LAS VEGAS NV              | 13934410170          |
| P R M D L L C                   | 823 LAS VEGAS BLVD S LAS VEGAS NV                          | 13934401012          |
| PACIFIC WOODS RENTALS L L C     | 717 S 8TH ST LAS VEGAS NV                                  | 13934810040          |
| PAE-JAM CORPORATION             | %A DENT 1209 PARK CIR LAS VEGAS NV                         | 16203515093          |
| PAIR-A-DICE HOLDINGS L L C      | 711 S 9TH ST LAS VEGAS NV                                  | 13934810076          |
| PALENCAR MIA R REV TR AGMT      | 177-F RIVERSIDE AVE #924 NEWPORT BEACH CA                  | 16203511003          |
| PARNALL DON                     | 1235 S 9TH ST LAS VEGAS NV                                 | 16203515102          |
| PAYNE CARY COLT 1992 TRUST AGMT | 700 S 8TH ST LAS VEGAS NV                                  | 13934810030          |
| PETO FAMILY TRUST               | P O BOX 790 LAS VEGAS NV                                   | 16203112041          |
| PHILLIPS LOIS                   | 705 PARK PASEO ST LAS VEGAS NV                             | 16203510004          |
| PIGGY 23 L L C                  | 625 S 6TH ST LAS VEGAS NV                                  | 13934410218          |
| PIMENTEL JOHN                   | 1216 8TH PL LAS VEGAS NV                                   | 16203515074          |
| PINJUV CHILDRENS TRUST          | %J PINJUV 1221 S 8TH ST LAS VEGAS NV                       | 16203515041          |
| POLURI VIJAYA                   | %C ELGAZZAR 1413 HILLSIDE PL LAS VEGAS NV                  | 13934810032          |
| PORTER BURDELL & INA TRUST      | 819 PARK PASEO ST LAS VEGAS NV                             | 16203511019          |
| POWELL JANETTE W                | 730 PARK PASEO LAS VEGAS NV                                | 16203515038          |

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| RAFFERTY AMY & JOHN T         | 1105 S 6TH ST LAS VEGAS NV                                                       | 16203511004          |
| REBUILDING TOGETHER CHRISTMAS | 611 S NINTH ST LAS VEGAS NV                                                      | 13934810083          |
| RICHARD DEBORAH               | 1000 PINEHURST DR LAS VEGAS NV                                                   | 16203511001          |
| RICHARDS J K TRUST            | 1685 CORONADO AVE IDAHO FALLS ID                                                 | 16203515104          |
| ROBINS ALICE WONG             | P O BOX 9934 GLENDALE CA                                                         | 16203511017          |
| ROBINS IAN                    | P O BOX 9904 GLENDALE CA                                                         | 16203511016          |
| ROBINSON ANTHONY              | 1207 S 7TH ST LAS VEGAS NV                                                       | 16203515015          |
| ROCKE EDELMIRA O              | 1008 YUCCA AVE LAS VEGAS NV                                                      | 16203512015          |
| RODRIGUEZ PATRICIA            | 1007 FRANCIS AVE LAS VEGAS NV                                                    | 16203512021          |
| ROJAS EUSEBIO & ANTONIA       | 1132 S 10TH ST LAS VEGAS NV                                                      | 16203512084          |
| ROJAS LUIS                    | %STEIN & ROJAS 520 S 4TH ST LAS VEGAS NV                                         | 13934810050          |
| ROUSE GRACE SEYMOUR TRUST     | 8120 SW 99 AVE MIAMI FL                                                          | 16203515045          |
| S A CHALLENGER INC            | %PARK NATIONAL BANK %FAIRFIELD FINANCIAL GROUP 8 GREENWAY PLAZA #1100 HOUSTON TX | 13934810070          |
| S V S PROPERTIES LTD L L C    | 4431 S EASTERN AVE #2 LAS VEGAS NV                                               | 16203501003          |
| S W DESERT PROPERTIES L L C   | P O BOX 28887 LAS VEGAS NV                                                       | 13934410189          |
| S W DESERT PROPERTIES L L C   | P O BOX 28887 LAS VEGAS NV                                                       | 13934410190          |
| SAINT MAISIE L L C            | 3204 PLAZA DE RAFAEL LAS VEGAS NV                                                | 13934810097          |
| SCHIFF MARVIN JAMES TR #R-501 | 2401 INDUSTRIAL RD LAS VEGAS NV                                                  | 13934410199          |
| SCHNEIDER FAMILY TRUST        | 2820 DARBY FALLS DR LAS VEGAS NV                                                 | 13934810071          |
| SCHUFF FAMILY TRUST 2001      | 2430 KARLI DR LAS VEGAS NV                                                       | 13934810100          |
| SCHWARTZ 1980 TRUST           | 1013 S 6TH ST LAS VEGAS NV                                                       | 16203501005          |
| SCHWEGMAN GENE G              | 1239 S 8TH ST LAS VEGAS NV                                                       | 16203515044          |
| SCOW STEVEN R & MARY BETH     | 326 MEDIO CT HENDERSON NV                                                        | 13934810004          |
| SECRETARY HOUSING & URBAN DEV | %MICHAELSON CONNOR & BOUL 13832 N 32ND #D150 PHOENIX AZ                          | 16203511013          |
| SEGERBLOM RICHARD S & SHARON  | 704 S 9TH ST LAS VEGAS NV                                                        | 13934810069          |
| SHANER CHERYL TRUST           | 8208 W CAMERO AVE LAS VEGAS NV                                                   | 13934410188          |
| SHANER JEFFREY IAN            | 715 S 6TH ST LAS VEGAS NV                                                        | 13934410213          |
| SHANER JEFFREY IAN            | 715 S 6TH ST LAS VEGAS NV                                                        | 13934410215          |
| SHANER JEFFREY IAN            | 715 S 6TH ST LAS VEGAS NV                                                        | 13934410214          |
| SHATWELL JAMES                | 1206 S 7TH ST LAS VEGAS NV                                                       | 16203515012          |
| SHROUT CHARLES H              | 2525 JADE SKY ST HENDERSON NV                                                    | 16203512083          |

**Report of All Selected Parcels****Case Number:** VAR-39099**Printed On:** Thu: August 19, 2010

| <u>Owner</u>                    | <u>Address</u>                                                                 | <u>Parcel Number</u> |
|---------------------------------|--------------------------------------------------------------------------------|----------------------|
| SHUFFIELD JACQUELINE FAMILY TR  | 7485 ULLOM DR LAS VEGAS NV                                                     | 13934810007          |
| SIMON INC                       | 8109 SAPPHIRE BAY CIR LAS VEGAS NV                                             | 13934410166          |
| SKUPA WILLIAM S & SHARRON R     | 600 S 7TH ST LAS VEGAS NV                                                      | 13934810001          |
| SMITH FAMILY HOME               | %J STEWART 1746 MANDEVILLE LN LOS ANGELES CA                                   | 13934410185          |
| SORRELLS CHARLES J              | 1000 E GARCES AVE LAS VEGAS NV                                                 | 13934810108          |
| SORRELLS CHARLES J              | 1000 E GARCES LAS VEGAS NV                                                     | 13934810107          |
| SOTO APOLONIO & ALICIA          | 1217 S 7TH ST LAS VEGAS NV                                                     | 16203515017          |
| SPANN STEVEN C                  | 830 PARK PASEO DR LAS VEGAS NV                                                 | 16203515113          |
| SPARKS WALTER                   | 2836 VIA STELLA HENDERSON NV                                                   | 16203515091          |
| SPLATT INVESTMENTS L L C        | %R SPRATT %C SPILLAR JR 2098 ANGEL FALLS HENDERSON NV                          | 16203515067          |
| STATE BAR NEVADA                | 600 E CHARLESTON BLVD LAS VEGAS NV                                             | 16203501001          |
| STEWART GEORGE W JR             | P O BOX 42034 LAS VEGAS NV                                                     | 16203512082          |
| STEWART RONALD S REV LIV TR     | 608 S 7TH ST LAS VEGAS NV                                                      | 13934810002          |
| STONEBARGER DEREK               | 1240 8TH PL LAS VEGAS NV                                                       | 16203515069          |
| STUPAK LIVING TRUST             | %D STRAUS 900 RANCHO LN LAS VEGAS NV                                           | 13934410175          |
| STUPP CLAYTON C                 | 1004 YUCCA AVE LAS VEGAS NV                                                    | 16203512016          |
| TATLONGHARI NOEL & KAREN M H    | 1225 S 8TH ST LAS VEGAS NV                                                     | 16203515042          |
| TEITEL SUSAN M                  | 10067 STAMPEDE CANYON CT LAS VEGAS NV                                          | 13934810005          |
| TEJEDA MONICA                   | 1150 S 10TH ST LAS VEGAS NV                                                    | 16203512080          |
| THIRIOT 1977 TR                 | 621 S 9TH ST LAS VEGAS NV                                                      | 13934810081          |
| THIRIOT 1977 TRUST              | 621 S 9TH ST LAS VEGAS NV                                                      | 13934810082          |
| TOOTHACRE DEAN L                | 1222 8TH PL LAS VEGAS NV                                                       | 16203515073          |
| TORRES ALEJANDRO                | 1223 8TH PL LAS VEGAS NV                                                       | 16203515095          |
| TOWANDA L L C                   | 801 S SIXTH ST LAS VEGAS NV                                                    | 13934410209          |
| TRUSTEE CLARK COUNTY TREASURER  | %732 S 6TH STREET TRUST CRISTALLI MICHAEL V TRS 732 S 6TH ST #100 LAS VEGAS NV | 13934410256          |
| TRUSTEE CLARK COUNTY TREASURER  | %WORK AT HOME L L C %M SINGER 4475 S PECOS RD LAS VEGAS NV                     | 13934810102          |
| UNITED STATES MEXICO            | %CONSULATE OF MEXICO 330 S 4TH ST LAS VEGAS NV                                 | 13934401015          |
| VELOIRA AMADO R JR              | 1126 S 10TH ST LAS VEGAS NV                                                    | 16203512085          |
| VILT JAMES JOSEPH JR & KIMBERLY | 1211 8TH PL LAS VEGAS NV                                                       | 16203515097          |
| VITAVEC ROSEMARY REV LIV TR     | 1239 S 9TH ST LAS VEGAS NV                                                     | 16203515103          |
| W R P LIVING TRUST              | 1021 FRANCIS AVE LAS VEGAS NV                                                  | 16203512024          |
| WALKER FRED R TRUST             | 5240 ACGUA LN PAHRUMP NV                                                       | 13934810024          |

**Report of All Selected Parcels****Case Number:** VAR-39099**Printed On:** Thu: August 19, 2010

| <u>Owner</u>                     | <u>Address</u>                                | <u>Parcel Number</u> |
|----------------------------------|-----------------------------------------------|----------------------|
| WALSH PETER & MARTHA             | 925 PARK PASEO LAS VEGAS NV                   | 16203511015          |
| WATKINS JOHN G & BARBARA A       | 6217 LORILLE LN LAS VEGAS NV                  | 13934410195          |
| WAWERNA JOHN C                   | 614 S 6TH ST LAS VEGAS NV                     | 13934410183          |
| WEINSTEIN RICHARD                | %AMER FIDELITY INC 1211 S 9TH ST LAS VEGAS NV | 16203511012          |
| WHITE FAMILY PROPERTIES L L C    | %R WHITE 1608 S 6TH ST LAS VEGAS NV           | 13934410220          |
| WILSON JAMES J                   | 1244 S 8TH PL LAS VEGAS NV                    | 16203515068          |
| WOLFSON STEVEN B & JACALYN GLASS | 601 S 7TH ST LAS VEGAS NV                     | 13934801001          |
| YORGOS FAMILY TRUST              | %J BLUT 300 S 4TH ST #701 LAS VEGAS NV        | 13934810080          |
| YORGOS FAMILY TRUST              | %J BLUT 300 S 4TH ST #701 LAS VEGAS NV        | 13934810079          |
| YOUNGBLOOD STEPHANIE J           | 1905 CALLE OE VEGA LAS VEGAS NV               | 13934410208          |

# PLANNING & DEVELOPMENT DEPARTMENT

## APPLICATION / PETITION FORM

Application/Petition For: Variance (VAR)  
 Project Address (Location) 721 E. Charleston  
 Project Name Legal Aid Center of Southern Nevada Proposed Use Office  
 Assessor's Parcel #(s) 139-34-410-244 & 245 Ward # 3  
 General Plan: existing C proposed C Zoning: existing C-1 proposed C-1  
 Commercial Square Footage 35,200 Floor Area Ratio .49  
 Gross Acres 1.63 Lots/Units - Density -  
 Additional Information \_\_\_\_\_

PROPERTY OWNER Clark County Legal Services Program Contact Terry Bratton  
 Address 800 South Eight Street Phone: 386-1070 Fax: 366-0569  
 City Las Vegas State NV Zip 89101  
 E-mail Address tbratton@lacs.org

APPLICANT Clark County Legal Services Program Contact Terry Bratton  
 Address 800 South Eight Street Phone: 386-1070 Fax: 366-0569  
 City Las Vegas State NV Zip 89101  
 E-mail Address tbratton@lacs.org

REPRESENTATIVE The Capitol Company Contact Russell Rowe  
 Address 10100 W. Charleston Blvd. Suite 200 Phone: 884-5014 Fax: \_\_\_\_\_  
 City Las Vegas State NV Zip 89135  
 E-mail Address rrowe@thecapitolcompany.com

Property Owner Signature\* \_\_\_\_\_

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

Print Name BARBARA BULLOCK

Subscribed and sworn before me

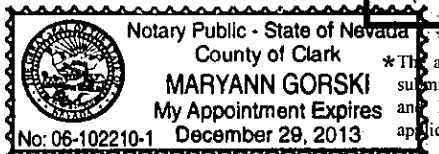
This 3 day of August, 2010

Maryann Gorski

Notary Public in and for said County and State

### FOR DEPARTMENT USE ONLY

|                 |                          |
|-----------------|--------------------------|
| Case #          | <u>VAR-39099</u>         |
| Meeting Date:   | <u>9-23-10</u>           |
| Total Fee:      | <u>\$830.00</u>          |
| Date Received:* | <u>8-5-10</u>            |
| Received By:    | <u>J. F. [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.

# 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 *BA*  
**CC:** Nancy Almanzan, Right-of-Way; Tom Hayes, Land Development; O. C. White, Traffic Engineering; Alan Riekk, Survey (FM, PM, & A's only)  
**Date:** August 25, 2010  
**Re:** **VAR-39099** Clark County Legal Services Program 721 E. Charleston Blvd.  
Request for a Variance for parking

---

## **COMMENTS:**

We support present City Code parking requirements, therefore we cannot support the variance request to allow 92 parking spaces where 118 spaces are the minimum allowed for a proposed office building located at 721 East Charleston Boulevard.

# CITY OF LAS VEGAS

## INTER-OFFICE MEMORANDUM

### REQUEST FOR COMMENT

**FROM: PLANNING AND DEVELOPMENT**

**VAR-39099**

#### HAND DELIVERED

|                                 |                |     |
|---------------------------------|----------------|-----|
| *DEVELOPMENT COORDINATION (DPW) | ROGER BAILEY   | DSC |
| FIRE ENGINEERING                | OZZIE MIRKHAH  | DSC |
| *FLOOD CONTROL (DPW)            | ALBERT SUNG    | 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       | 4190 McLeod Drive, 2 <sup>nd</sup> Floor  |
| METRO                          | BRIAN O'CALLAGHAN | 7 <sup>th</sup> FLOOR CITY HALL           |
| OFFICE OF BUSINESS DEVELOPMENT | TOM BURKART       | 2 <sup>nd</sup> FLOOR CITY HALL EXPANSION |
| NEIGHBORHOOD SERVICES          | ANNE KILPONEN     | 2 <sup>nd</sup> FLOOR CITY HALL           |
| *TEFO (DPW)                    | REBECCA WHITLOCK  | 2900 RONEMUS                              |
| *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 ROGER BAILEY, 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-39099 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM** - Request for a Variance TO ALLOW 92 PARKING SPACES WHERE 118 PARKING SPACES ARE REQUIRED on 0.98 acres at 721 East Charleston Boulevard (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

PLANNING COMMISSION: **SEPTEMBER 23, 2010**

CITY COUNCIL: **OCTOBER 20, 2010**

PLANNING SUPERVISOR: **STEVE GEBEKE**



**PUBLIC HEARING**

Comments Due: **AUGUST 24, 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](mailto: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:**

---

YK

Report Date 09/08/2010 12:14 PM

Submitted By

Page 1

A/P # 39099 VARIANCE

Application Information

Stages

|           | Date / Time      | By     |            | Date / Time | By |
|-----------|------------------|--------|------------|-------------|----|
| Processed | 08/05/2010 11:46 | 982998 | 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         | <input checked="" type="checkbox"/> Auto Reviews | Bill Group | Actual Valuation     | 0.00 |

Description of Work

VAR-39099 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM - Request for a Variance TO ALLOW ZERO PARKING SPACES WHERE 118 PARKING SPACES ARE REQUIRED on 0.98 acres at 721 East Charleston Boulevard (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

Parent A/P #

Project # 39099 Project/Phase Name LEGAL AID CENTER OF SOUTHERN N Phase #  
Size/Area 1.63 ACRE Size Description Subdivision Code  
Proposed Start Proposed Stop % Completed 0.00  
% Complete Formula

Property/Site Information

Parcel 13934410244

Location

Owner/Tenant

Contact ID AC159131 Name CLARK COUNTY LEGAL SERV PROGRAM  
Mailing Address 800 S 8TH ST Organization  
City LAS VEGAS State/Province NV  
ZIP/PC 89101-7051 Country ☐ Foreign  
Day Phone (702)386-1070 x Evening Phone  
Fax (702)366-0569 Mobile #

A/P Linked Addresses

No Addresses are linked to this Application

Linked Addresses

800 S 8TH ST  
LAS VEGAS, 89101-

A/P Addresses

No Other Addresses are associated to this Application

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

13934410244  
13934410245

Report Date 09/08/2010 12:14 PM

Submitted By

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**Applicants/Contacts**

Primary N Capacity OTHER Other REP Contact ID AC1805376 ☐ Foreign  
Effective Expire  
Name THE CAPITOL COMPANY  
Day Phone (702)884-5014 x Eve Phone Organization  
Pager PIN # Position  
Fax Mobile Profession  
E-Mail  
Address 10100 W. CHARLESTON BLVD #200  
LAS VEGAS, NV 89135  
Seasonal Addr  
Valid From To  
Comments No Comments

Primary Y Capacity OWNER Contact ID AC159131 ☐ Foreign  
Effective Expire  
Name CLARK COUNTY LEGAL SERV PROGRAM  
Day Phone (702)386-1070 x Eve Phone Organization  
Pager PIN # Position  
Fax (702)366-0569 Mobile Profession  
E-Mail  
Address 800 S 8TH ST  
LAS VEGAS, NV 89101-7051  
Seasonal Addr  
Valid From To  
Comments No Comments

**Contractors**

No Contractors

| Fees                                 | Status | Paid Date        | Amount            |
|--------------------------------------|--------|------------------|-------------------|
| NOTIFICATION & ADVERTISING FEE       | P      | 08/05/2010 12:19 | 500.00            |
| RECORDING OF NOTICE OF ZONING ACTION | P      | 08/05/2010 12:19 | 30.00             |
| PROCESSING FEE                       | P      | 08/05/2010 12:19 | 300.00            |
| Total Unpaid                         |        | 0.00             | Total Paid 830.00 |

**Inspections**

There are no inspections for this Report

**Review/Activities**

| Review #                                                                                                                                                                                                                                         | Review Type | # | Status                              | Waived | Issued           | Started          | Completed        | Comp By |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|---|-------------------------------------|--------|------------------|------------------|------------------|---------|
| 405808                                                                                                                                                                                                                                           | DEVCO       | 1 | Cond Apprv <input type="checkbox"/> |        | 08/16/2010 07:59 | 08/25/2010 09:29 | 08/25/2010 09:29 | 880185  |
| We support present City Code parking requirements, therefore we cannot support the variance request to allow 92 parking spaces where 118 spaces are the minimum allowed for a proposed office building located at 721 East Charleston Boulevard. |             |   |                                     |        |                  |                  |                  |         |
| 405809                                                                                                                                                                                                                                           | NEIGH P&S   | 1 | Incomplete <input type="checkbox"/> |        | 08/16/2010 07:59 |                  |                  |         |

Report Date 09/08/2010 12:14 PM

Submitted By

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| Review Activities<br>Review #<br>Comments                                                                                                                                                                                                                                                                                                                    | Review Type | # | Status     | Waived                   | Issued           | Started          | Completed        | Comp. By |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|---|------------|--------------------------|------------------|------------------|------------------|----------|
| 405810                                                                                                                                                                                                                                                                                                                                                       | B&S PLAN    | 1 | Incomplete | <input type="checkbox"/> | 08/16/2010 07:59 |                  |                  |          |
| 405811<br>no comment                                                                                                                                                                                                                                                                                                                                         | LAND DEV    | 1 | Approved   | <input type="checkbox"/> | 08/16/2010 07:59 | 08/16/2010 15:30 | 06/16/2010 16:30 | 980255   |
| 405812<br>No comment.                                                                                                                                                                                                                                                                                                                                        | FLOOD       | 1 | Approved   | <input type="checkbox"/> | 08/16/2010 07:59 | 08/23/2010 08:52 | 08/23/2010 08:52 | 981079   |
| 405813<br>See SDR-39098.                                                                                                                                                                                                                                                                                                                                     | SEWER       | 1 | Cond Apprv | <input type="checkbox"/> | 08/16/2010 07:59 | 08/19/2010 08:36 | 08/19/2010 08:36 | 982903   |
| 405814<br>Do not support                                                                                                                                                                                                                                                                                                                                     | TRAFFIC     | 1 | Cond Apprv | <input type="checkbox"/> | 08/16/2010 07:59 | 08/16/2010 07:59 | 08/16/2010 07:59 | 960480   |
| 405815                                                                                                                                                                                                                                                                                                                                                       | SURVEY      | 1 | Approved   | <input type="checkbox"/> | 08/16/2010 07:59 | 08/25/2010 13:22 | 08/25/2010 13:22 | 980146   |
| 405816                                                                                                                                                                                                                                                                                                                                                       | TEFO        | 1 | Incomplete | <input type="checkbox"/> | 08/16/2010 07:59 |                  |                  |          |
| 405817                                                                                                                                                                                                                                                                                                                                                       | SID         | 1 | Incomplete | <input type="checkbox"/> | 08/16/2010 07:59 |                  |                  |          |
| 405818<br>8/18/10 VAR-39099 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM - Request for a Variance TO ALLOW 92 PARKING SPACES WHERE 118 PARKING SPACES ARE REQUIREO on 0.98 acres at 721 East Charleston Boulevard (APNs 139-34-410-244 and 245), ref: sdr 39098, sdr 29445<br><br>see sdr 39098 comments<br><br>mw r/w | ROW         | 1 | Cond Apprv | <input type="checkbox"/> | 08/16/2010 07:59 | 08/18/2010 11:01 | 08/18/2010 11:01 | 984056   |
| 405819                                                                                                                                                                                                                                                                                                                                                       | FIRE ENG    | 1 | Incomplete | <input type="checkbox"/> | 08/16/2010 07:59 |                  |                  |          |

#### Activity/Review Details

Detail AGENOA TECH ITEMS (VAR)  
Comments  
No Comments

Modified By CBURNEY

Modified Date/Time 08/09/2010 10:06

#### AGENDA TECH ITEMS

#### Before Planning Commission Items

DRT Process Complete 08/24/2010

Plans Routed for Review 08/13/2010

Sent to Review Journal (if applicable) 09/07/2010

Public Hearing Notice Sent (if applicable) 09/10/2010

#### After Planning Commission Items

Action Letter Completed 09/24/2010

Notice of Final Action Form Completed 09/24/2010

Appeal Memo Completed 09/24/2010

#### Next RQR Info

1st Notice

2nd Notice

3rd Notice

Next RQR Review Path

Next RQR Case Number

Next RQR Scheduled

Required

Comments

Review

Sign Pro

Memo Sent to Post

Sign Posted

Memo

Sent for Removal

09/08/2010

09/08/2010

Report Date 09/08/2010 12:14 PM

Submitted By

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PLANNING TECH ITEMS

Notification Map

Map Completed 08/23/2010

Number of Labels 269

Size of Notification Area 1000

Mobile Home Parks to be Notified

Detail SUBMITTAL CHECKLIST (VAR)

Modified By JMARSHALL

Modified Date/Time 08/05/2010 11:46

Comments

No Comments

SUBMITTAL CHECKLIST

Indicate if item is being submitted

|                                        |                                                   |
|----------------------------------------|---------------------------------------------------|
| Y Pre-Application Conference Checklist | Y Site Plan (6 Folded Blue Lines, 1 Rolled Color) |
| Y Application/Petition Form            | Y Building Elevations (1 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 Statement of Financial Interest      | Y Laser Print Floor Plan                          |
|                                        | Y Laser Print Elevation                           |

Y Business Licensing Requirements Met

N Business License Exempt

Check Conditions  
Condition  
Supervisor Required

Approval

Approved By  
Comments

Approved Date

Applied By

Applied Date

Assigned

Z-LEGAL  
N

962998

08/05/2010 11:46

Report Date 09/08/2010 12:14 PM

Submitted By

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| Check Conditions<br>Condition<br>Supervisor Required | Approval<br>Approval | Approved By<br>Comments | Approved Date | Applied By | Applied Date | Assigned |
|------------------------------------------------------|----------------------|-------------------------|---------------|------------|--------------|----------|
|------------------------------------------------------|----------------------|-------------------------|---------------|------------|--------------|----------|

| 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?

Y Will this go to the City Council?

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<br>Meeting Date<br>Comments<br>Added By | Meeting Type<br>Add Date | Meeting Status<br>Modified By | Modified Date | YES Votes | NO Votes | ABSTENTIONS |
|-------------------------------------------------------------|--------------------------|-------------------------------|---------------|-----------|----------|-------------|
| 10/21/2010                                                  | PC                       | SCHEDULED                     |               | 0         | 0        | 0           |
| CBURNEY<br>09/23/2010                                       | 08/31/2010<br>PC         | JMORTEO<br>PULLED             | 09/07/2010    | 0         | 0        | 0           |
| CBURNEY<br>09/23/2010                                       | 08/31/2010<br>PC         | SCHEDULED                     |               | 0         | 0        | 0           |
| JMARSHALL                                                   | 08/05/2010               |                               |               | 0         | 0        | 0           |

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

No children exist for this project

| Employee<br>Employee ID | Last    | First  | MI | Comments |
|-------------------------|---------|--------|----|----------|
| 981094                  | KAGAFAS | GEORGE | C  |          |
| 880185                  | BAILEY  | ROGER  | W  | x2196    |
| 984056                  | WULFF   | MARY   | A  | ext 2139 |

| Log<br>Action<br>Comments | Description                                                                                      | Entered By | Start            | Stop | Hour |
|---------------------------|--------------------------------------------------------------------------------------------------|------------|------------------|------|------|
| PAYMNT                    | CO NAME WHO PICKED UP CONTACT#                                                                   | 890381     | 08/05/2010 12:21 |      | 0.00 |
|                           | CHERIE GUZMAN; JMA ARCHITECTS; CK#17670 LEGAL AID CENTER OF SOUTHERN NV; CK#17670; 702-721-2033; |            |                  |      |      |

Report Date 09/08/2010 12:14 PM

Submitted By

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| Log<br>Action<br>Comments | Description | Entered By | Start | Stop | Hours |
|---------------------------|-------------|------------|-------|------|-------|
|---------------------------|-------------|------------|-------|------|-------|

|        |                                |  |                  |  |      |
|--------|--------------------------------|--|------------------|--|------|
| Z-SUBC | REASON ALL ITEMS NOT SUBMITTED |  | 08/05/2010 11:47 |  | 0.00 |
|--------|--------------------------------|--|------------------|--|------|

The applicant did not provide a colored, rolled site plan. Planning Supervisor Steve Gebeke replied it was ok to submit.

No Model Home Details

# THE CAPITOL COMPANY

PUBLIC POLICY AND GOVERNMENT AFFAIRS  
10100 W. Charleston Blvd., Suite 200, Las Vegas, NV 89135

September 5, 2010

Yorgo Kagafas, Planner II  
City of Las Vegas  
Planning and Development Department  
731 S. Fourth Street  
Las Vegas, NV 89101

**Re: Justification Letter, Office Building  
Legal Aid Center of Southern Nevada  
APNs: 139-34-410-245**

Dear Mr. Kagafas:

This firm represents Legal Aid Center of Southern Nevada (LACSN) with respect to the development of an office building located at the northwest corner of Charleston Boulevard and Eighth Street. The site is within the Downtown Redevelopment Plan with a General Commercial (GC) master plan designation and is currently zoned C-1. The structure will be the new office building for LACSN, which is presently located in the adjacent office building at the southwest corner of Eighth and Gass. This request consists of a Site Development Plan Review and Variance applications. Note that these applications represent a revision of the project which was previously approved by the City Council (SDR-29445, VAR-29446 & 29447). The previous approvals for the relevant applications are provided in this letter for your reference.

## Site Development Plan Review

The project proposes a 32,500 square-foot office building (previously approved at 39,000 square feet), two story structure at a maximum height of 50 feet (previously approved at 65 feet). Contemporary materials will be used on the building exterior, which include various colors of smooth finish stucco, metal panels and glass wall system with high performance low E reflectivity not to exceed 22%.

A waiver of perimeter landscaping requirements is requested as part of the SDR applications as follows:

|              | Required | Provided  | Previously Approved |
|--------------|----------|-----------|---------------------|
| North        | 8 feet   | Zero feet | Zero feet           |
| West (alley) | 8 feet   | Zero feet | Zero feet           |
| South        | 15 feet  | 10 feet   | 10 feet             |
| East         | 15 feet  | Zero feet | 10 feet             |

RECEIVED

SEP - 7 2010

VAR-39099 VAR-39100  
SDR-39098

Variance: Parking

In addition to the SDR the applicant is requesting the following parking variance:

|           | Current Application |           | Previously Approved |
|-----------|---------------------|-----------|---------------------|
|           | Temporary           | Permanent |                     |
| Required  | 118                 | 118       | 130                 |
| Provided  | 0 (zero)            | 92        | 84                  |
| Reduction | 118 or 100%         | 26 or 22% | 46 or 35%           |

The project is being built in two phases; the first phase being the construction of the new building on the vacant parcel. Once completed, LACSN staff will move out of their existing building on the adjacent parcel and into the new building. The existing building will then be demolished and the parking garage will be constructed. Consequently, during the construction of the parking garage the applicant will require a variance for zero parking spaces. However, once the parking garage is constructed the project will have 92 parking spaces, representing a 22% reduction in parking or 26 spaces. Notably, the previously approved project was granted a parking variance equaling a 35% reduction or 46 spaces. This revised project will ultimately provide a superior parking solution than the previous project for the applicant's limited parking needs.

This request is justified given the applicant's mission, clientele, location and mass transit opportunities. LACSN is a private, non-profit corporation dedicated to providing free community legal services to the County's low-income residents since 1958. Eligibility for their services is based on household income and the number of people living in the client's household. As a result of the economic status of its clientele, approximately half (48%) of the applicant's clients travel to the office by a mode other than driving their own car – mass transit, walk or ride a bicycle, or dropped off by a relative or friend. Stated frankly, a vehicle is a luxury item many of their clients simply do not have. Moreover, approximately 45% of the applicant's clientele live in the downtown area, making access to the site by means other than a vehicle quite easy.

Of the remaining 55% of their clientele, most live in the east and northeast parts of the valley. LACSN is ideally located for mass transit opportunities – not a coincidence and quite necessary in fulfilling its mission of providing free legal services to those in need. Bus Route 206 runs the full length of Charleston Boulevard and has four bus stops within two blocks of the site, including one next door (in front of the US Bank building) and one directly across Charleston. Route 206 is the third busiest non-tourist route in the CAT system, and it intersects with the second busiest non-tourist route (Maryland Parkway) in addition to the busiest of all routes, Las Vegas Boulevard. This makes LACSN accessible to virtually all parts of the valley where most of its clientele live and work. Route 206 is also expected to connect to the new Central City Terminal at Casino Center and Bonneville (replacing the Downtown Transportation Center), which will allow for even more bus transfers and easier access to LACSN.

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Also important to consideration of the parking variance request is that significant off-site (street) parking is available in the area. Adjacent to both LACSN parcels is 270 feet of street parking, equivalent to 15 parking spaces (assuming a standard 18 feet of space per vehicle). Including these parking spaces with the 92 provided with the project brings the total available parking count to 107 spaces. Also available within one block of LACSN is approximately 842 feet of street parking for an equivalent of another 46 parking spaces. In total, 61 additional parking spaces may be available at any given time either adjacent to or across the street from LACSN. Coupled with the spaces provided with the project, approximately 153 parking spaces are available either on-site or within a one block area.

Moreover, LACSN's existing building site contains only 22 parking spaces and has not experienced any parking problems for staff or clients. The 61 available parking spaces along the street within close proximity of the site is almost three times the amount currently provided at the existing building. Consequently, the brief period of time during which zero parking is available for the construction of the parking garage will not present any parking issues for staff or clients.

Variance: Setback & Lot Coverage

The second variance request is for reduced setbacks as follows:

|             | <b>Required</b> | <b>Provided</b> | <b>Previously Approved</b> |
|-------------|-----------------|-----------------|----------------------------|
| Front       | 20 feet         | <b>10 feet</b>  | 10 feet                    |
| Side        | 10 feet         | <b>5 feet</b>   | 5 feet                     |
| Corner Side | 15 feet         | <b>10 feet</b>  | Zero feet                  |
| Rear        | 20 feet         | <b>45 feet</b>  | Zero feet                  |

The proposed setbacks conform to the existing development in the area. The adjacent building to the west has a 10-foot setback on Charleston, while buildings along Charleston towards Las Vegas Boulevard have limited or no front setbacks. The proposed 10-foot setback for this project will provide a smooth and aesthetically pleasing transition from the zero setbacks allowed on properties in the Downtown Centennial Plan only one and a half blocks away from this site.

Along with the setback variance is a request for lot coverage of 57% where a maximum of 50% is allowed. Again, much of this area of downtown has been built at scales exceeding the 50% lot coverage requirement. Indeed, the Downtown Redevelopment Plan contemplates development that does not necessarily conform to the parameters of the City's overall development code. Notably, the lot coverage previously approved for this site was 83%. This application represents a 31% reduction in the lot coverage request compared to the previously approved project.

When completed this project will add a vibrant, new structure to Charleston Boulevard and the Downtown Redevelopment area that will set a standard for small-sized office buildings. Moreover, it will allow LACSN to continue providing legal access to

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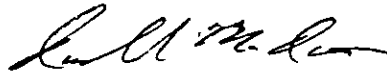
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VAR-39099 VAR-39100  
SDR-39098

the poor, indigent, elderly and immigrant communities in southern Nevada at a location that is accessible to all citizens of our community.

Thank you in advance for your time and consideration regarding this application. Please fee free to contact me should you have any questions or need additional information.

Sincerely,

A handwritten signature in black ink, appearing to read "Russell M. Rowe".

Russell M. Rowe, Esq.

cc Cherie Guzman, JMA

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SEP - 7 2010 SDR-39098

# THE CAPITOL COMPANY

PUBLIC POLICY AND GOVERNMENT AFFAIRS  
10100 W. Charleston Blvd., Suite 200, Las Vegas, NV 89135

August 4, 2010

Mike Howe, Planner II  
City of Las Vegas  
Planning and Development Department  
731 S. Fourth Street  
Las Vegas, NV 89101

**Re: Justification Letter**  
**Legal Aid Center of Southern Nevada**  
**APNs: 139-34-410-244 & 139-34-410-245**

Dear Mr. Howe:

This firm represents Legal Aid Center of Southern Nevada (LACSN) with respect to the development of an office building located at the northwest corner of Charleston Boulevard and Eighth Street. The site is within the Downtown Redevelopment Plan with a General Commercial (GC) master plan designation and is currently zoned C-1. The structure will be the new office building for LACSN, which is presently located in the adjacent office building at the southwest corner of Eighth and Gass. This request consists of a Site Development Plan Review and Variance applications. Note that these applications represent a revision of the project which was previously approved by the City Council (SDR-29445, VAR-29446 & 29447).

## Site Development Plan Review

The project proposes a 32,500 square-foot office building (previously approved at 39,000 square feet), two story structure and three story parking garage (both previously approved at four stories) at a maximum height of 50 feet (previously approved at 65 feet). Contemporary materials will be used on the building exterior, which include various colors of smooth finish stucco, metal panels and glass wall system with high performance low E reflectivity not to exceed 22%.

A waiver of perimeter landscaping requirements is requested as part of the SDR applications as follows:

|              | Required | Provided  | Previously Approved |
|--------------|----------|-----------|---------------------|
| South/East   | 15 feet  | Zero feet | 10 feet             |
| West (alley) | 8 feet   | Zero feet | Zero feet           |

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## Parking Variance

In addition to the SDR the applicant is requesting parking and setback variances as follows:

|           | <b>Current Application</b> | <b>Previously Approved</b> |
|-----------|----------------------------|----------------------------|
| Required  | <b>118</b>                 | 130                        |
| Provided  | <b>92</b>                  | 84                         |
| Reduction | <b>26 or 22%</b>           | 46 or 35%                  |

The applicant is proposing a reduction of the previously approved parking variance for this application. This request is justified given the applicant's mission, clientele, location and mass transit opportunities. LACSN is a private, non-profit corporation dedicated to providing free community legal services to the County's low-income residents since 1958. Eligibility for their services is based on household income and the number of people living in the client's household. As a result of the economic status of its clientele, approximately half (48%) of the applicant's clients travel to the office by a mode other than driving their own car – mass transit, walk or ride a bicycle, or dropped off by a relative or friend. Stated frankly, a vehicle is a luxury item many of their clients simply do not have. Moreover, approximately 45% of the applicant's clientele live in the downtown area, making access to the site by means other than a vehicle quite easy.

Of the remaining 55% of their clientele, most live in the east and northeast parts of the valley. LACSN is ideally located for mass transit opportunities – not a coincidence and quite necessary in fulfilling its mission of providing free legal services to those in need. Bus Route 206 runs the full length of Charleston Boulevard and has four bus stops within two blocks of the site, including one next door (in front of the US Bank building) and one directly across Charleston. Route 206 is the third busiest non-tourist route in the CAT system, and it intersects with the second busiest non-tourist route (Maryland Parkway) in addition to the busiest of all routes, Las Vegas Boulevard. This makes LACSN accessible to virtually all parts of the valley where most of its clientele live and work. Route 206 is also expected to connect to the new Central City Terminal at Casino Center and Bonneville (replacing the Downtown Transportation Center), which will allow for even more bus transfers and easier access to LACSN.

Also important to consideration of the parking variance request is that significant off-site (street) parking is available in the area. Adjacent to both LACSN parcels is 270 feet of street parking, equivalent to 15 parking spaces (assuming a standard 18 feet of space per vehicle). Including these parking spaces with the 92 provided with the project brings the total available parking count to 107 spaces. Also available within one block of LACSN is approximately 842 feet of street parking for an equivalent of another 46 parking spaces. In total, 61 additional parking spaces may be available at any given time either adjacent to or across the street from LACSN. Coupled with the spaces provided with the project, approximately 153 parking spaces are available either on-site or within a one block area.

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## Setback Variance

The second variance request is for reduced setbacks as follows:

|             | <b>Required</b> | <b>Provided</b> | <b>Previously Approved</b> |
|-------------|-----------------|-----------------|----------------------------|
| Front       | 20 feet         | <b>10 feet</b>  | 10 feet                    |
| Side        | 10 feet         | <b>5 feet</b>   | 5 feet                     |
| Corner Side | 15 feet         | <b>10 feet</b>  | Zero feet                  |
| Rear        | 20 feet         | <b>8 feet</b>   | Zero feet                  |

The proposed setbacks conform to the existing development in the area. The adjacent building to the west has a 10-foot setback on Charleston, while buildings along Charleston towards Las Vegas Boulevard have limited or no front setbacks. The proposed 10-foot setback for this project will provide a smooth and aesthetically pleasing transition from the zero setbacks allowed on properties in the Downtown Centennial Plan only one and a half blocks away from this site.

Along with the setback variance is a request for lot coverage of 78.2% where a maximum of 50% is allowed. Again, much of this area of downtown has been built as scales exceeding the 50% lot coverage requirement. Indeed, the Downtown Redevelopment Plan contemplates development that does not necessarily conform to the parameters of the City's overall development code. Notably, the lot coverage previously approved for this site was 83%.

When completed this project will add a vibrant, new structure to Charleston Boulevard and the Downtown Redevelopment area that will set a standard for small-sized office buildings. Moreover, it will allow LACSN to continue providing legal access to the poor, indigent, elderly and immigrant communities in southern Nevada at a location that is accessible to all.

Thank you in advance for your time and consideration regarding this application. Please feel free to contact me should you have any questions or need additional information.

Sincerely,



Russell M. Rowe, Esq.

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4. Board Meetings:

a. Regular meetings of the Board of Directors shall be held not less than four (4) times each calendar year at such time and place as shall be fixed by the Board of Directors or by the President of the Corporation.

b. Board meetings may be held in person or by teleconference.

c. Special meetings of the Board of Directors may be called at any time by the President, or by any twelve members of the Board.

d. Notice of meetings, regular or special, shall be mailed to each member of the Board of Directors not less than ten (10) days before such meetings; provided, however, a special meeting may be held without notice by consent of two-thirds (2/3) of the members of the Board of Directors. Notice shall state the purpose of the meeting, the date, time and place thereof.

e. A quorum for any meeting of the Board of Directors shall consist of one-third (1/3) of existing members of the Board. A majority of such quorum shall decide any questions which may come before the meeting, except as otherwise may be provided by these Bylaws.

f. The Board may recess any meeting to another time and place by majority vote of the Directors present at such meeting.

g. All meetings of the Board of Directors shall be public except for those concerned with matters properly discussed in executive session, including personnel and legal matters in which the Clark County Legal Services Program is a party. The President or other presiding officer shall have the authority to exclude from any meeting those individuals who disrupt or otherwise interfere with the conduct of the meeting. Timely and effective prior public notice of all meetings shall be given, except as otherwise provided in these Bylaws.

h. Robert's Rules of Order shall govern the proceedings of the Board, unless waived by majority vote of the Board members present.

**AMENDED BYLAWS**  
**OF**  
**CLARK COUNTY LEGAL SERVICES PROGRAM, INC.**

**1. Membership:**

**This corporation shall have no membership.**

**2. Board of Directors:**

**a. The policies of the corporation shall be established by the Board of Directors, pursuant to the Amended Articles of Incorporation of Clark County Legal Services Program, Inc.**

**b. All Directors shall reasonably reflect the interests of the eligible clients in Clark County, Nevada, and, in establishing policy for the Clark County Legal Services Program, reasonable effort shall be made to ensure that all policies of the Corporation reflect the interest and needs of the eligible clients of Clark County.**

**3. Selection of Board Members:**

**a. Board members will serve two (2) year terms from the month of selection. A duly elected Board member may continue to serve after the two (2) year term however, if the Board has not held an election for that Board position.**

**b. The currently sitting Board of Directors shall have the authority to fill any expired Board positions or Board vacancies, except that the Clark County Bar Association shall have the authority to appoint three (3) members to the Board of Directors.**

**c. If any position of the Board of Directors becomes vacant prior to the expiration of the term of the individual holding the position, the Board shall fill the unexpired term.**

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**6. Removal of a Member of the Board of Directors:**

**a. A member of the Board of Directors may be removed for the following reasons only:**

**(1) Persistent neglect of duties as a member of the Board of Directors, including but not limited to, unexcused failure to attend three consecutive meetings of the Board or one-half (1/2) of the meetings held during a two-year period;**

**(2) Inability or persistent refusal to discharge duties as a member of the Board of Directors; and/or**

**(3) Malfeasance in office as a member of the Board of Directors:**

**b. A member of the Board whose removal is contemplated shall be given at least 10 days written notice of the meeting at which the vote on removal is to be taken. The notice shall reasonably set forth the reasons for the contemplated removal. A Board member shall be provided with a meaningful opportunity to be heard prior to his or her removal from the Board.**

**c. A member of the Board of Directors may be removed by a two-thirds (2/3) vote of the members of the Board of Directors present at a meeting after notice as specified above.**

**7. Committees of the Board:**

**a. The Executive Committee of the Board of Directors shall consist of the officers of the Board. The Executive Committee is empowered to act on behalf of the Board in those matters requiring actions of the Executive Committee will be effective until the next meeting of the Board at which time the Board as a whole may affirm or terminate the action taken by the Executive Committee:**

**b. The Board of Directors may select such other committees as it deems necessary to the operation of the corporation.**

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**5. Officers:**

a. The Officers of the corporation shall include the President, Vice-President, Secretary and Treasurer and such other officers as the Board of Directors may determine. Each officer shall be a member of the Board. He or she shall be elected for one (1) year and shall hold his or her office until a successor is elected and qualified. At least one (1) officer shall be either an eligible client or a person or represents eligible client, organization and who is not an attorney.

b. The President shall preside at all meetings of the Board, preside over the Executive Committee and perform such other duties as may be required of him or her by the Board or these Bylaws.

c. The Vice-President shall, in the absence of the President, or the inability of the President to act, exercise the powers of the President. The Vice-President shall also perform such other duties as may be required of him or her from time to time by the Board or these Bylaws.

d. The Secretary shall issue notice for all meetings, keep the minutes of the Board, have charge of the sealed corporate books and perform such other duties as may be properly required of him or her by the Board of Directors or these Bylaws.

e. The Treasurer shall review the fiscal management of the corporation, receive audit reports on behalf of the Board, approve financial statements presented to the Board and perform such other duties as are properly required of him or her by the Board of Directors or these Bylaws.

f. A vacancy in an Officer position of the Board of Directors shall be filled by majority vote at the next regular meeting of the Board of Directors.

g. An Officer may be removed from his position as Officer by a two-thirds vote of the members of the Board present; provided, however, all members of the Board shall have received notice of the impending removal of the Officer at least 14 days prior to the meeting at which the vote is to be taken. Removal from a position as an Officer does not constitute removal from membership on the Board of Directors (which is governed by 6 below).

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**8. Responsibilities of Board:**

In addition to other duties specifically enumerated in these Bylaws, the Board of Directors shall establish and enforce Board policies governing the operation of the Corporation, but the Board shall not interfere with any employee's professional responsibilities to clients. Minutes of the Board shall be kept in the central office of the Corporation and made available for inspection by members of the Board, employees of the Corporation and the general public.

**9. Program Administration:**

The Board of Directors shall select an Executive Director who shall have full responsibility and authority for the day-to-day administration of the affairs of the Corporation. The Executive Director shall be employed or discharged upon a majority vote of the Board of Directors at a meeting which shall have not less than seven (7) days prior notice. Pursuant to the policies established by the Board of Directors, the responsibilities of the Executive Director include, but are not limited to, the following:

- a. Day-to-day administrative direction of the Corporation;
- b. Employment, evaluation and termination of Corporation personnel;
- c. Representation of the Corporation before governmental and private granting sources and the general public;
- d. Presentation of reports at Board meetings and at such other times as may be necessary to keep the Board informed as to the status of the Corporation; and
- e. Such other duties as are assigned by the Board of Directors.

**10. Fiscal Management:**

- a. The Board of Directors shall regularly review the financial affairs of the Corporation, and the Board shall establish such policies as may be necessary to ensure the Corporation's fiscal integrity. In addition, for any year the Corporation has

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assets and/or liabilities, the Board of Director shall approve the selection of and receive the annual report from, an independent audit firm which shall audit the books of the Clark County Legal Services Program according to accepted principles of non-profit bookkeeping.

b. Unless specifically directed by the Board otherwise, all monies of the Corporation shall be deposited in its name in banks, savings and loan associations, or trust companies. Said monies shall be withdrawn from deposit only upon check signed by the Executive of the Corporation or his/her designee.

c. All members of the Board of Directors and employees of the Corporation directly involved with the fiscal management of the Corporation shall be bonded in amounts sufficient to protect the Corporation. These persons shall include, but shall not be limited to, the Officers of the Board of Directors, the Executive Director and employees charged with fiscal duties and keeping the corporate books daily.

d. The fiscal year of this Corporation shall be from January 1 to December 31.

11. Notice:

Unless otherwise specified in these Bylaws, notice shall mean written communication mailed at least 14 days prior to the event for which notice is given.

12. Amendment:

These Bylaws may be amended, altered or repealed only by the vote of two-thirds (2/3) of the Directors of the Corporation at a meeting, the written notice of which set forth in full the proposed amendment, alteration or repeal, unless the notice requirement is waived by a two-thirds (2/3) majority of the Board.

DATED this 24<sup>th</sup> day of April, 1996.



President of the Board of Directors

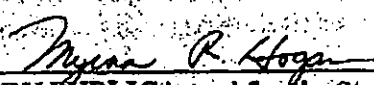
STATE OF NEVADA )

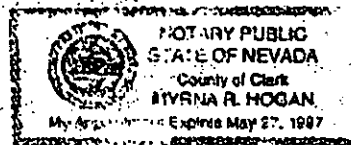
) ss:

COUNTY OF CLARK )

On this 24 day of April, 1996, before me, a Notary Public in and for the County of Clark, State of Nevada, personally appeared CAM FERENBACH known to me and to me known to be the person whose name is subscribed to the foregoing Amended Bylaws, and he acknowledged to me he executed the foregoing as his free and voluntary act for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the day and year first hereinabove written.

  
NOTARY PUBLIC in and for the State of Nevada  
County of Clark



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**CLARK COUNTY LEGAL SERVICES  
BOARD OF DIRECTORS**

**CLARK COUNTY LEGAL SERVICES PROGRAM, INC.  
701 E. BRIDGER AVENUE, SUITE 101  
LAS VEGAS, NEVADA 89101**

**BARBARA E. BUCKLEY, EXECUTIVE DIRECTOR**

**President, Cam Ferenbach, Esq.**

**LIONEL SAWYER & COLLINS**

300 South Fourth Street

Suite 1700

Las Vegas, Nevada 89101

Telephone: 383-8826

Facsimile: 383-8845

**Elizabeth Gonzales, Esq.**

**Secretary/Treasurer**

**GONZALES & SALZANO**

1830 E. Sahara Ave., Suite 102

Las Vegas, Nevada 89102

Telephone: 732-1125

Facsimile:

**Lizzie R. Hatcher, Esq.**

302 East Carson Avenue

Suite 930

Las Vegas, Nevada 89101

Telephone: 386-2988

Facsimile: 386-8066

**Jay Hiner**

Nevada State Bank

1912 Civic Center Drive

P.O. Box 990

Las Vegas, Nevada 89125-0990

Telephone: 433-8227 (H) 642-2482 (W)

Facsimile: 642-5433

**Sandra Bonilla**

2411 Poplar Avenue

Las Vegas, Nevada 89101

Telephone: 388-1890 (H)

**J. Randall Jones, Esq.**

**HARRISON, KEMP & JONES**

300 South Fourth Street

Suite 600

Las Vegas, Nevada 89101

Telephone: 385-6000

Facsimile: 385-6001

**Bill Leaf, Professor**

**UNLV ART DEPARTMENT**

4505 S. Maryland Parkway

Las Vegas, Nevada 89154

Telephone: 895-3658

895-3237

Facsimile: 895-4343

**Martha McDonald**

8316 Opal Cove Drive

Las Vegas, Nevada 89128

Telephone: 255-8316

Facsimile: 254-8522

**Richard W. Myers, Esq.**

**CROCKETT & MYERS**

700 South Third Street

Las Vegas, Nevada 89101

Telephone: 382-6711

Facsimile: 384-8102

**Paul Martin**

2224 Carroll Street

North Las Vegas, Nevada 89030

Telephone: 399-9842

Facsimile: 399-5361

**Richard Morgan, Dean**

**WILLIAM S. BOYD SCHOOL OF LAW**

University of Nevada-Las Vegas

4505 S. Maryland Parkway

Las Vegas, Nevada 89154

Telephone: 895-1876

Facsimile:

**Pastor Robert Fowler**

P.O. Box 4384

Las Vegas, Nevada 89127

Telephone: 648-2286

Facsimile:

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20071115-0004150

Fee: \$16.00 RPTT: \$15,618.75  
N/C Fee: \$0.00

11/15/2007 14:51:41  
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Requestor:  
FIDELITY NATIONAL TITLE

Debbie Conway STN  
Clark County Recorder Pgs: 5

RECORDING REQUESTED BY:  
Fidelity National Title  
AND WHEN RECORDED MAIL TO:  
Clark County Legal Services Program, Inc.  
800 South Eighth Street  
Las Vegas, NV 89101

AND WHEN RECORDED MAIL TAX  
STATEMENTS TO:

SAME AS ABOVE

APN NO.: 139-34-410-245

Affix RPTT: 15,621.30

15,618.75

50

## GRANT, BARGAIN SALE DEED

THIS INDENTURE WITNESSETH THAT:

Charleston 7, LLC, a Nevada limited liability company

In consideration of the reasonable value, the receipt of which is hereby acknowledged, do hereby Grant, Bargain Sell and convey to

Clark County Legal Services Program, Inc., a Nevada non-profit corporation

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

See Exhibit "A" attached hereto and by this reference made a part hereof.

TOGETHER WITH all and singular the tenements, hereditaments and appurtenances thereunto belonging to in anywise appertaining.

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**SUBJECT TO:**

1. General and special taxes for the current fiscal year 2006-2007
2. Covenants, conditions, restrictions, right of way, easements and reservations of record.

Charleston 7, LLC, a Nevada limited liability company

  
By: Bahieh Jina Farzinpour, Managing Member

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

On \_\_\_\_\_ personally  
appeared before me, a Notary Public

\_\_\_\_\_  
\_\_\_\_\_  
who acknowledged that he/she/they executed  
the above instrument.

\_\_\_\_\_  
Notary Public

My commission expires:

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AUG 05 2010

STATE OF California

COUNTY OF San Mateo

On November 1, 2007 before me, M Piazza  
(Name of Notary Public)

personally appeared Bahieh Jina Farzinpour

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

M. Piazza  
(Signature of Notary Public)



(This area for notarial seal)

30

**GRANT, BARGAIN, SALE DEED**

Q2

THIS INDENTURE WITNESSETH, That EIGHTH STREET LLC, a Nevada Limited Liability Company, for a valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to CLARK COUNTY LEGAL SERVICES PROGRAM, INC, a Non-Profit Corporation, all that real property situated in the County of Clark, State of Nevada, bounded and described as follows:

AS PER LEGAL DESCRIPTION ATTACHED HERETO  
AS "EXHIBIT A" AND MADE A PART HEREOF

APN: 139-34-410-244  
RPTT: \$ 2,891.25

**SUBJECT TO:**

1. Taxes for the current fiscal year, not delinquent, including personal property taxes of any former owner, if any.
2. Restrictions, conditions, reservations, rights, rights of way and easements now of record, if any, or any that actually exist on the property.

TOGETHER WITH all singular the tenements, hereditaments and appurtenances therunto belonging or in anywise appertaining.

IN WITNESS WHEREOF, this instrument has been executed this 22nd day of JULY, 1999.

RECORDER'S MEMO  
POSSIBLE POOR RECORD DUE TO  
QUALITY OF ORIGINAL DOCUMENT

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EIGHTH ST. DEED

**GIS Deed**  
**Page 2**

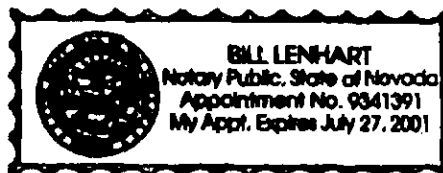
**EIGHTH STREET LLC, a Nevada Limited Liability Company**

By: FL Toti  
Name: Frank Toti  
Title: Manager

**STATE OF NEVADA )**  
**County of Clark )SS**

On this 22 day of July, 1999, before me a Notary Public personally appeared FRANK TUTI, SR. personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that he (she or they) executed it.

Bill MA  
Notary Public



**Recorded at the Request of: Nevada Title Company**  
**Escrow No: 99-03-0939 MRB**

**Mail tax bill to and  
When recorded mail to:**

**CLARK COUNTY LEGAL SERVICES**  
**Attn: Terry Bratton**  
**700 E. Bridger Street, Suite 101**  
**Las Vegas, Nevada 89101-5539**

**RECORDER'S MEMO  
POSSIBLE POOR RECORD DUE TO  
QUALITY OF ORIGINAL DOCUMENT**

RECEIVED  
AUG 6 5 2010

**RENTAL ST. PAUL**

**LEGAL DESCRIPTION**

**EXHIBIT "A"**

**Assessor's Parcel No: 139-34-410-245**

**Parcel One (1):**

**Lots Twenty-Eight (28) and Twenty-Nine (29) in Block Thirty-Four (34) of South Addition to the City of Las Vegas, as shown by map thereof on file in Book 1 of Plats, Page 51, in the Office of the County Recorder of Clark County, Nevada.**

**TOGETHER WITH that portion of Block "B" of the Wardie Addition to the City of Las Vegas, as shown by map thereof on file in Book 1 of Plats, Page 13, in the Office of the County Recorder of Clark County, Nevada, described as follows:**

**COMMENCING at the intersection of the Northerly side of Lot No. 29 in Block 34 of South Addition, with the North and South center line of Section 34, Township 20 South, Range 61 East, M.D.& M.;**

**Thence South along said North and South center line of said Section 34 to the Intersection with the Southerly side line of said Lot 28 in Block 34 of said South Addition; Thence Easterly along the Easterly prolongation of the said Southerly line of said Lot 28, Block 34, South Addition, to the intersection with the Westerly side of Eighth Street, as the same is laid out and designated on the plat of said Wardie Addition;**

**Thence Northerly along the Westerly side line of Eighth Street, a distance of 50.00 feet, to a point at the intersection of said Westerly side of Eighth Street with the Easterly prolongation of the Northerly side line of said Lot 29, Block 34, South Addition; Thence at right angles Westerly along the said Northerly side line of said Lot 29, Block 34, South Addition, proceeding Easterly, to the PLACE OF BEGINNING.**

**Parcel Two (2):**

**Lots Twenty-Two (22), Twenty-Three (23), Twenty-Four (24), Twenty-Five (25), Twenty-Six (26) and Twenty-Seven (27) in Block Thirty-Four (34) of South Addition to the City of Las Vegas, as shown by map thereof on file in Book 1 of Plats, Page 51, in the Office of the County Recorder of Clark County, Nevada.**

**TOGETHER WITH that portion of Block "B" of the Wardie Addition to the City of Las Vegas, as shown by map thereof on file in Book 1 of Plats, Page 13, in the Office of the County Recorder of Clark County, Nevada, described as follows:**

**BEGINNING at the intersection of the North and South center line of Section 34, Township 20 South, Range 61 East, M.D.B. & M., with the Northerly side of Lot Twenty-Seven (27) in Block Thirty-Four (34) of said South Addition to the City of Las Vegas;**

**Thence South along said North and South center line to its intersection with 8th Street as the same is laid out and designated on the plat of said Wardie Addition to Las Vegas; Thence Northerly along the Westerly side line of 8th Street to its intersection with the Easterly prolongation of the Northerly side line of said Lot Twenty-Seven (27) in Block Thirty-Four (34) of South Addition to the City of Las Vegas;**

**Thence Westerly along the Easterly prolongation of said Northerly side line of said Lot Twenty-Seven (27) in Block Thirty-Four (34) of South Addition to the City of Las Vegas, to the PLACE OF BEGINNING.**

**EXCEPTING THEREFROM that portion of the South 45.00 feet;**

**Measured at right angles to the South line of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section 34, Township 20 South, Range 61 East, M.D.M., in the City of Las Vegas, County of Clark, State of Nevada, which lies within irregular Lot 22, Block 14, of South Addition to the City of Las Vegas, as shown by map thereof on file in Book 1 of Plats, Page 51, in the Office of the County Recorder of Clark County, Nevada, as dedicated to the City of Las Vegas in that certain Final Order of Condemnation recorded March 23, 1979 in Book 1028 as Instrument No. 987493, of Official Records, being more particularly described as follows:**

**The South 5.00 feet, measured at the right angles to the South line of irregular Lot 22, Block 34 of said South Addition to the City of Las Vegas.**

**RECEIVED**  
**AUG 05 2010**

EXHIBIT "A"  
LEGAL DESCRIPTION

Lots Thirty (30), Thirty-one (31) and Thirty-two (32) in Block Thirty-four (34) of SOUTH ADDITION TO LAS VEGAS, as shown by map thereof on file in Book 1 of Plats, Page 51 in the Office of the County Recorder of Clark County, Nevada.

AND that portion of Block "B" of WARDIE ADDITION TO LAS VEGAS, as shown by map thereof on file in Book 1 of Plats, Page 13, in the Office of the County Recorder of Clark County, Nevada described as follows:

COMMENCING at the intersection of the Northerly side line of Lot 32 in Block 34 of South Addition with the North and South center line of Section 34, Township 20 South, Range 61 East, M.D.B. & M.; thence South along said North and South center line of said Section 34 to the intersection with the Southerly side line of said Lot 30 in Block 34 of South Addition; thence Easterly along the Easterly prolongation of the said Southerly side line of said Lot 30 in Block 34 of South Addition to the intersection with the Westerly side of Eighth Street, as the same is laid out and designated in the Plat of said Wardie Addition; thence Northerly along the Westerly side line of Eighth Street a distance of 75 feet or to a point at the intersection of said Westerly side of Eighth Street with the Southerly sideline of Gass Street; thence at right angles Westerly along the said Southerly side line of said Gass Street or along the Northerly side line of said Lot 32, Block 34, South Addition produced Easterly to the point of beginning.

TOGETHER WITH those portions of Gass Avenue and Eighth Street as vacated per that certain Order of Vacation recorded September 28, 1982 in Book 1627 as Document No. 1586384 of Official Records.

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