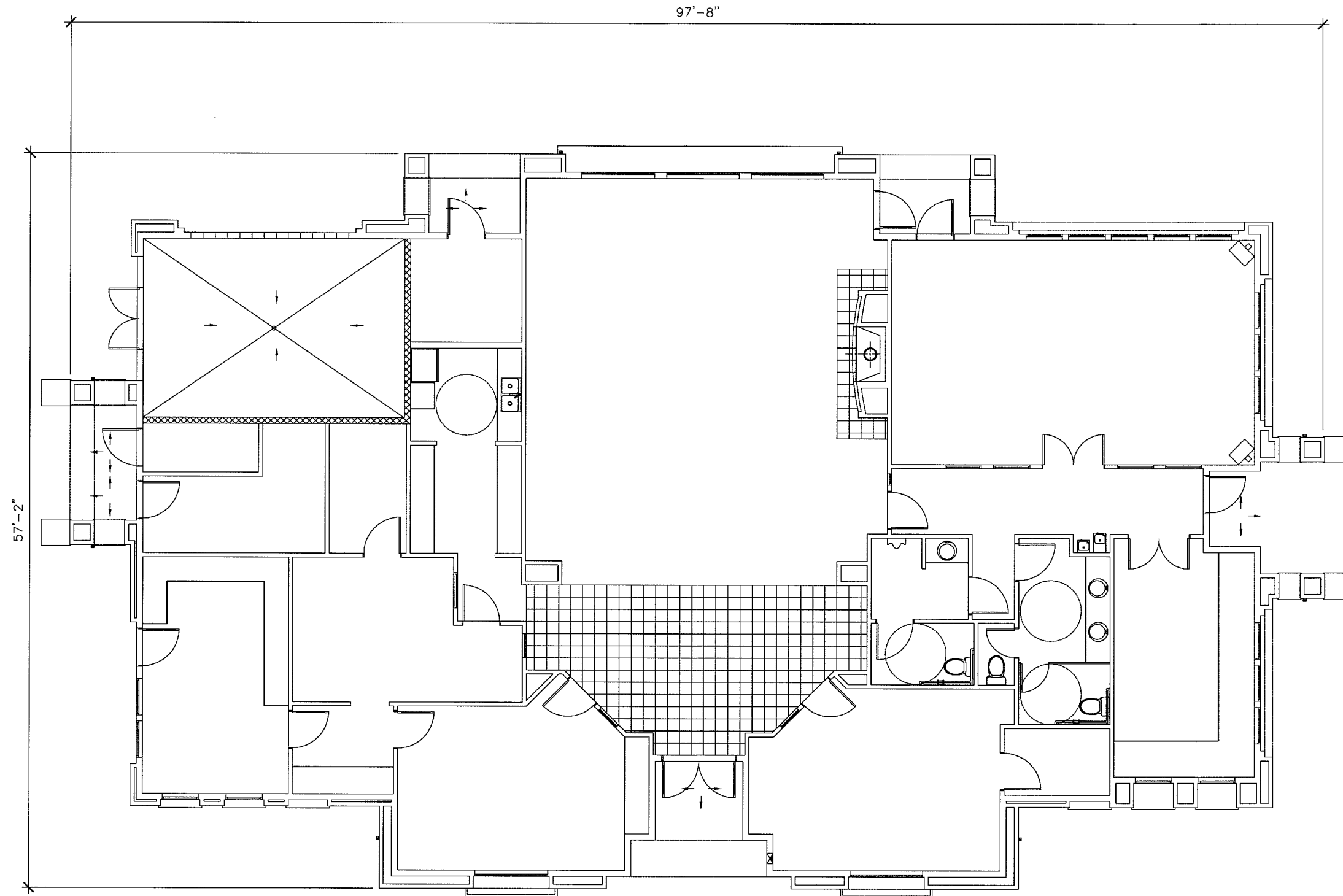




● RECREATION BUILDING
1/4" = 1'-0"

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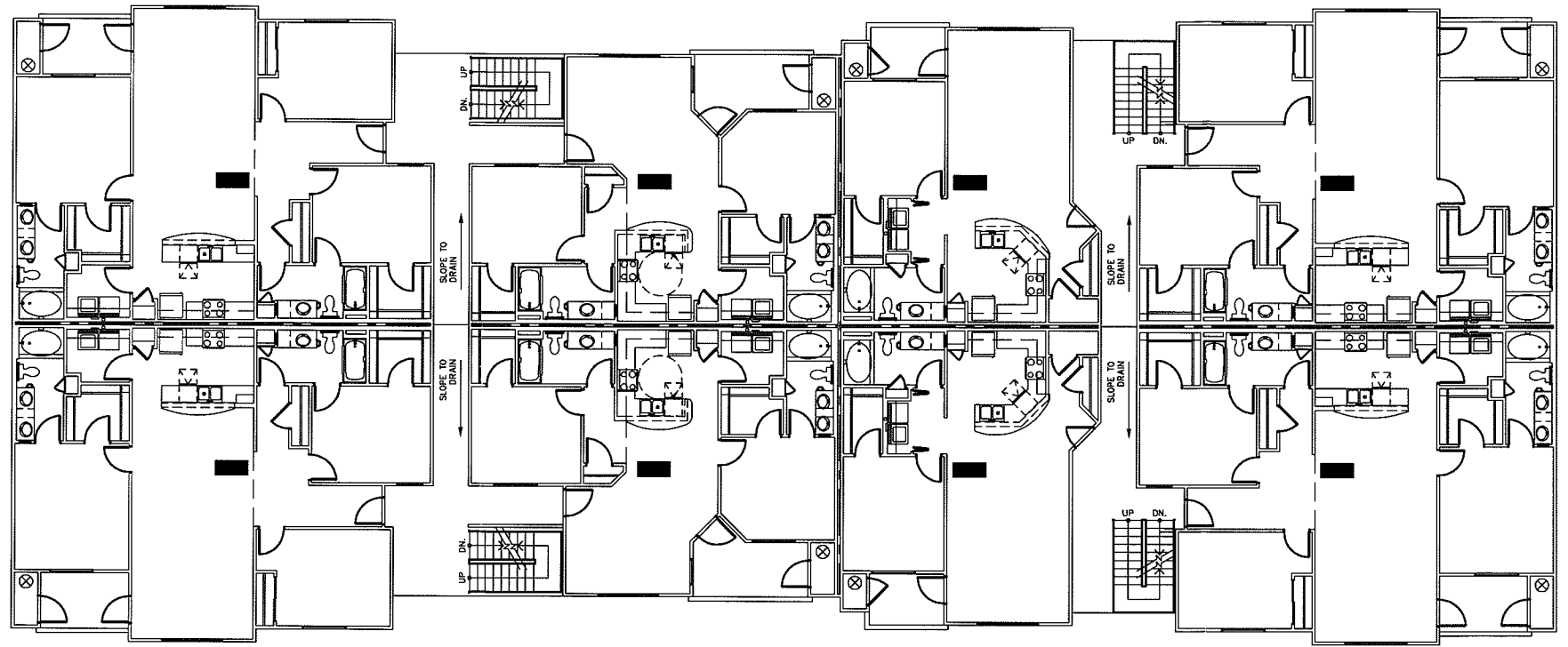
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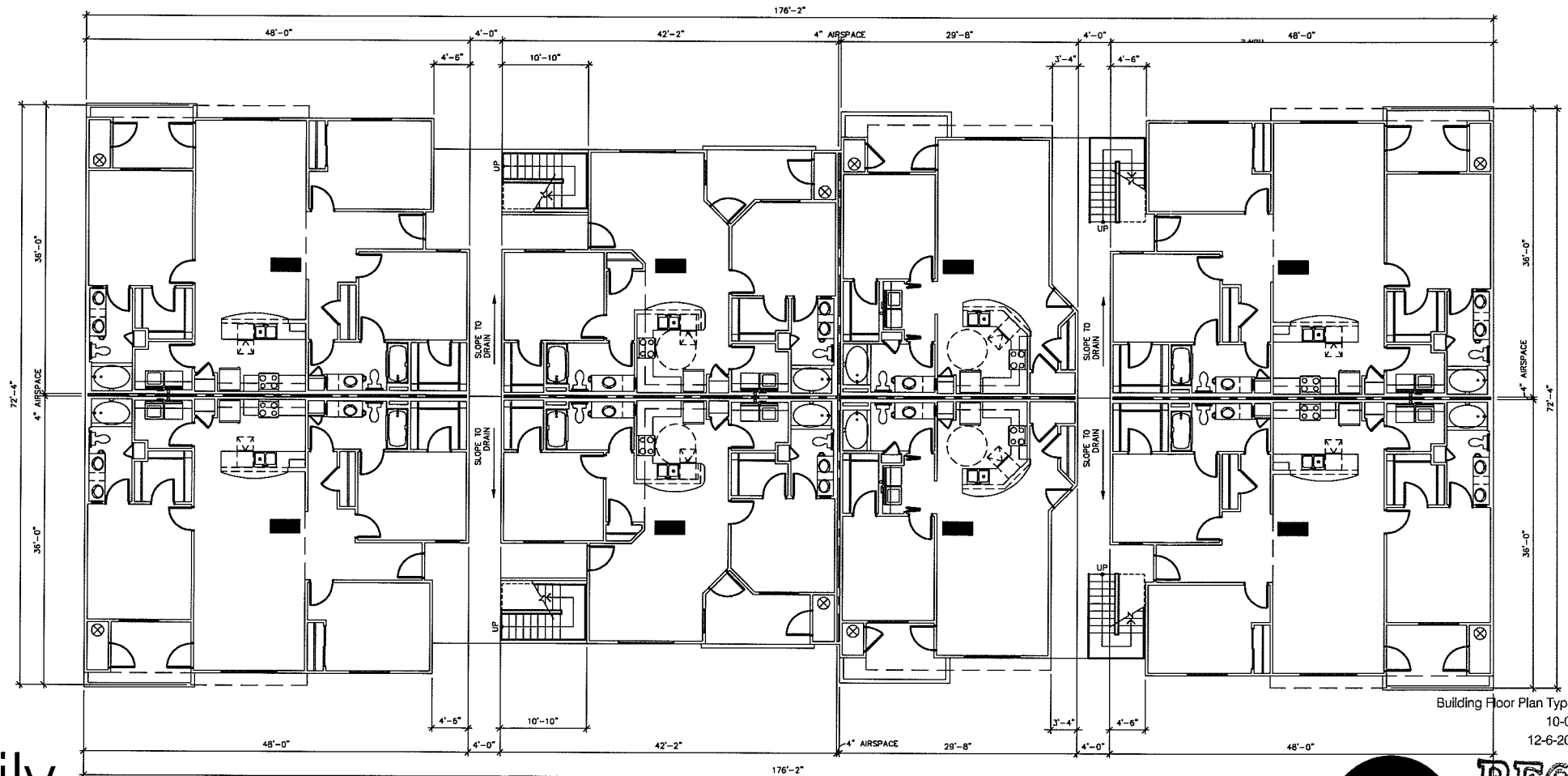
Recreation Building : Sheet Title
10-090 : Project Number
12-6-2010 : Date



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● SECOND & THIRD FLOOR PLAN - SCALE: 1/8" = 1'-0"
 ALL DIMENSIONS AT 1ST FLOOR
 TO APPLY TO 2ND & 3RD FLOOR U.N.O.

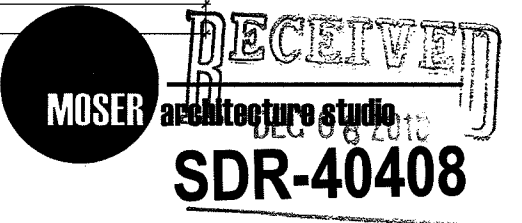


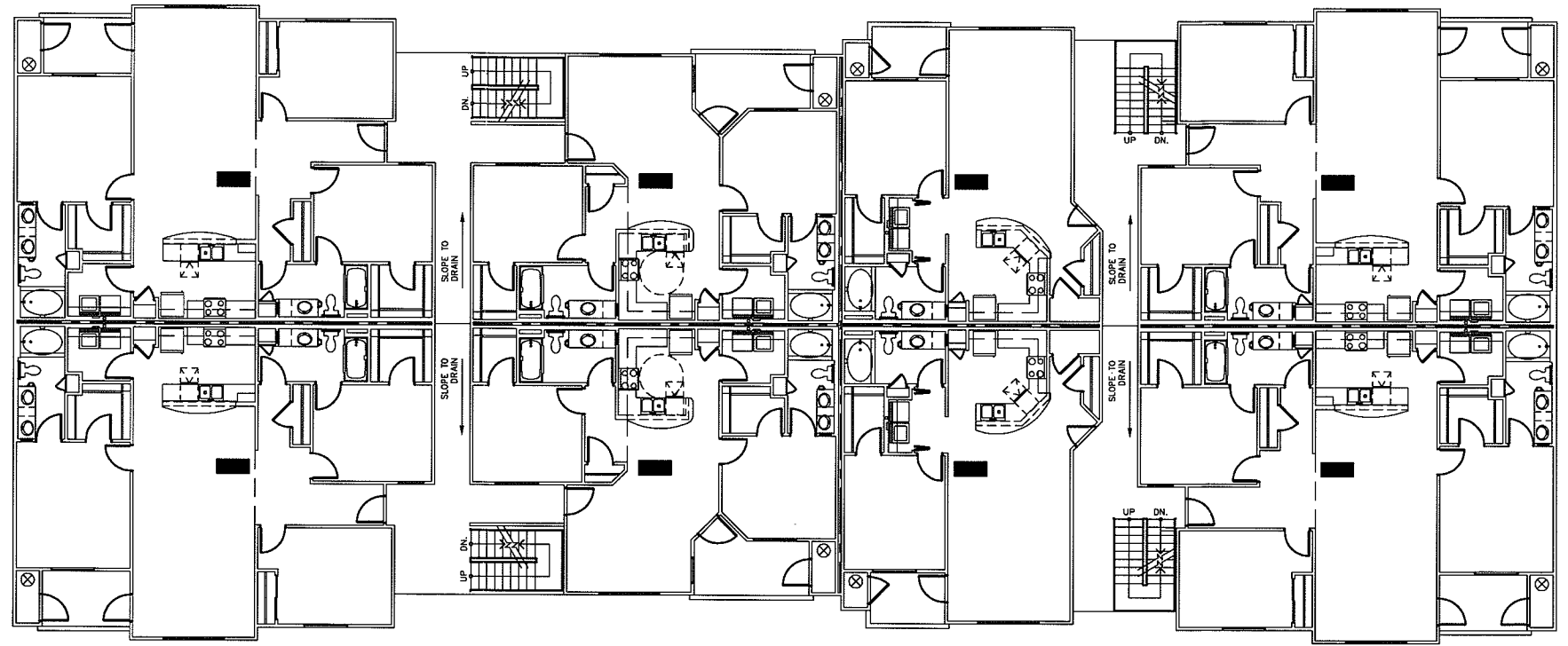
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Building Floor Plan Type 3 : Sheet Title
 10-090 : Project Number
 12-6-2010 : Date

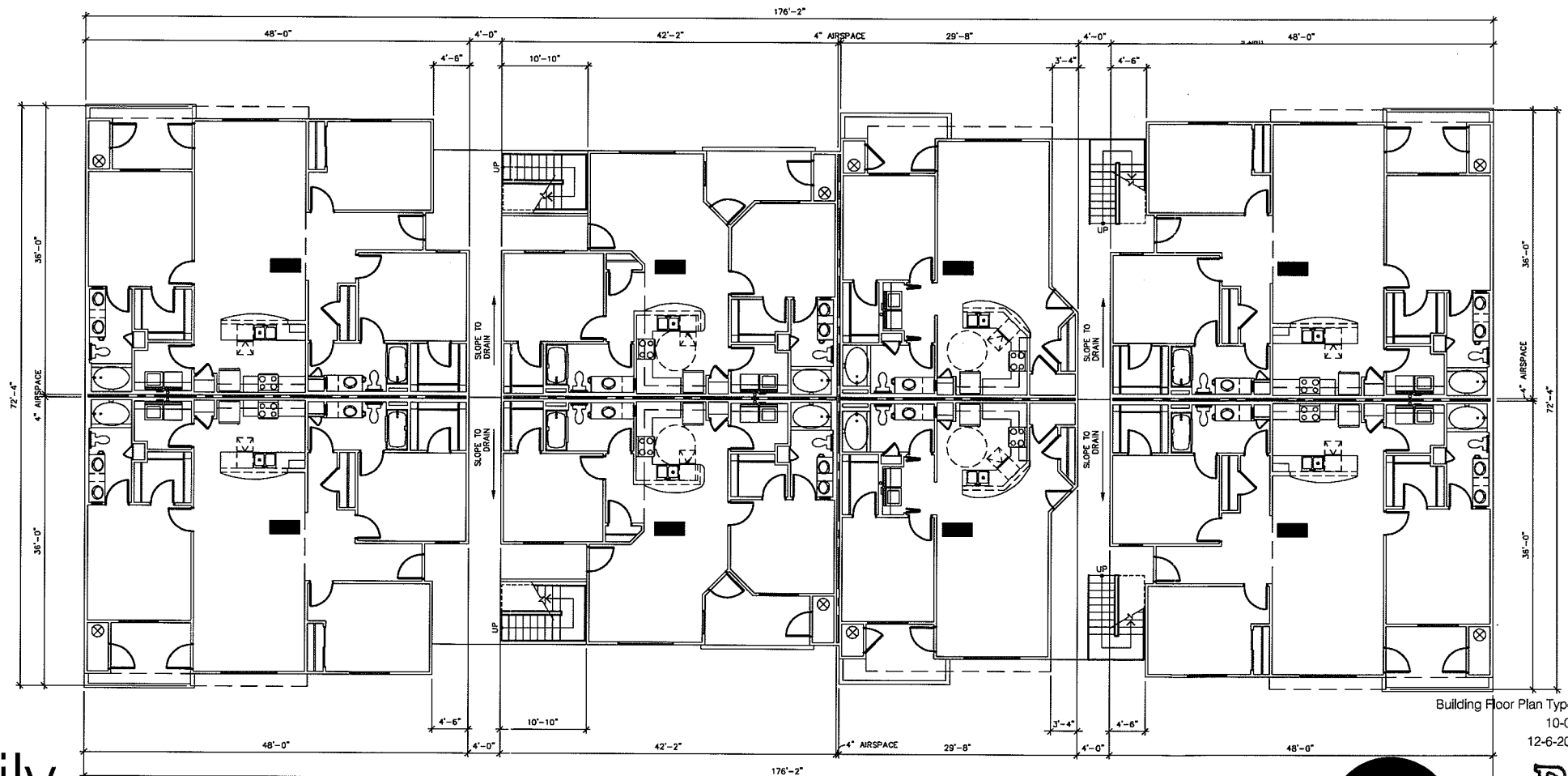
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● SECOND & THIRD FLOOR PLAN - SCALE: 1/8" = 1'-0"
 ALL DIMENSIONS AT 1ST FLOOR
 TO APPLY TO 2ND & 3RD FLOOR U.N.O.



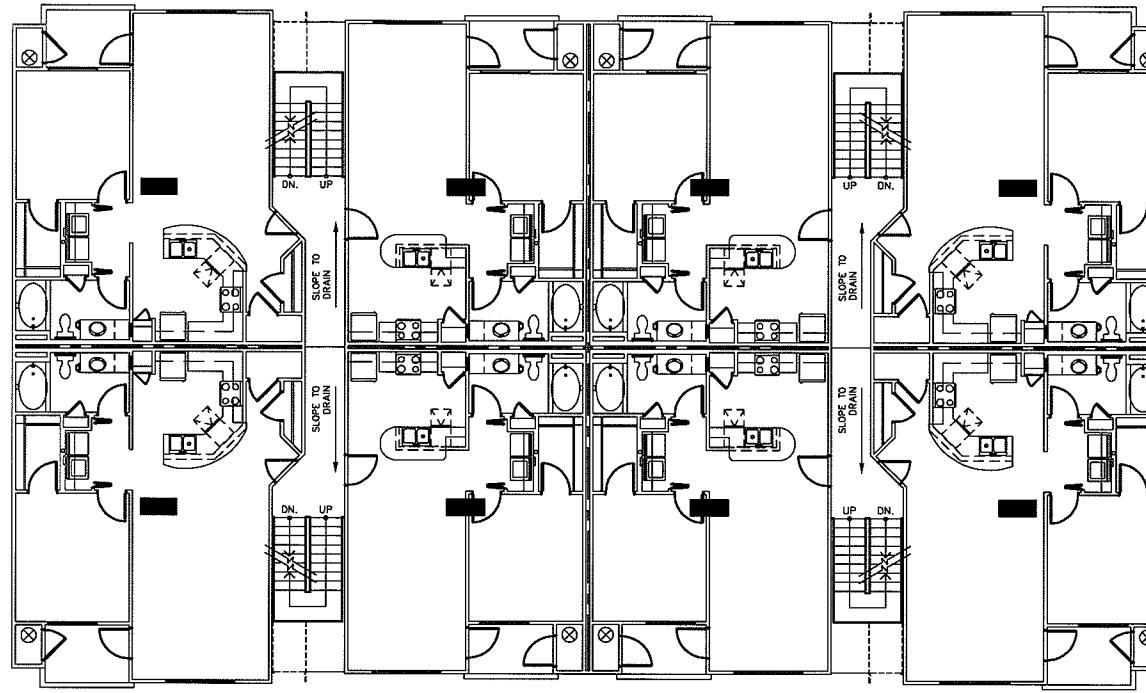
● FIRST FLOOR PLAN - SCALE: 1/8" = 1'-0"
 1/8" = 1'-0"

Building Floor Plan Type 3 : Sheet Title
 10-090 : Project Number
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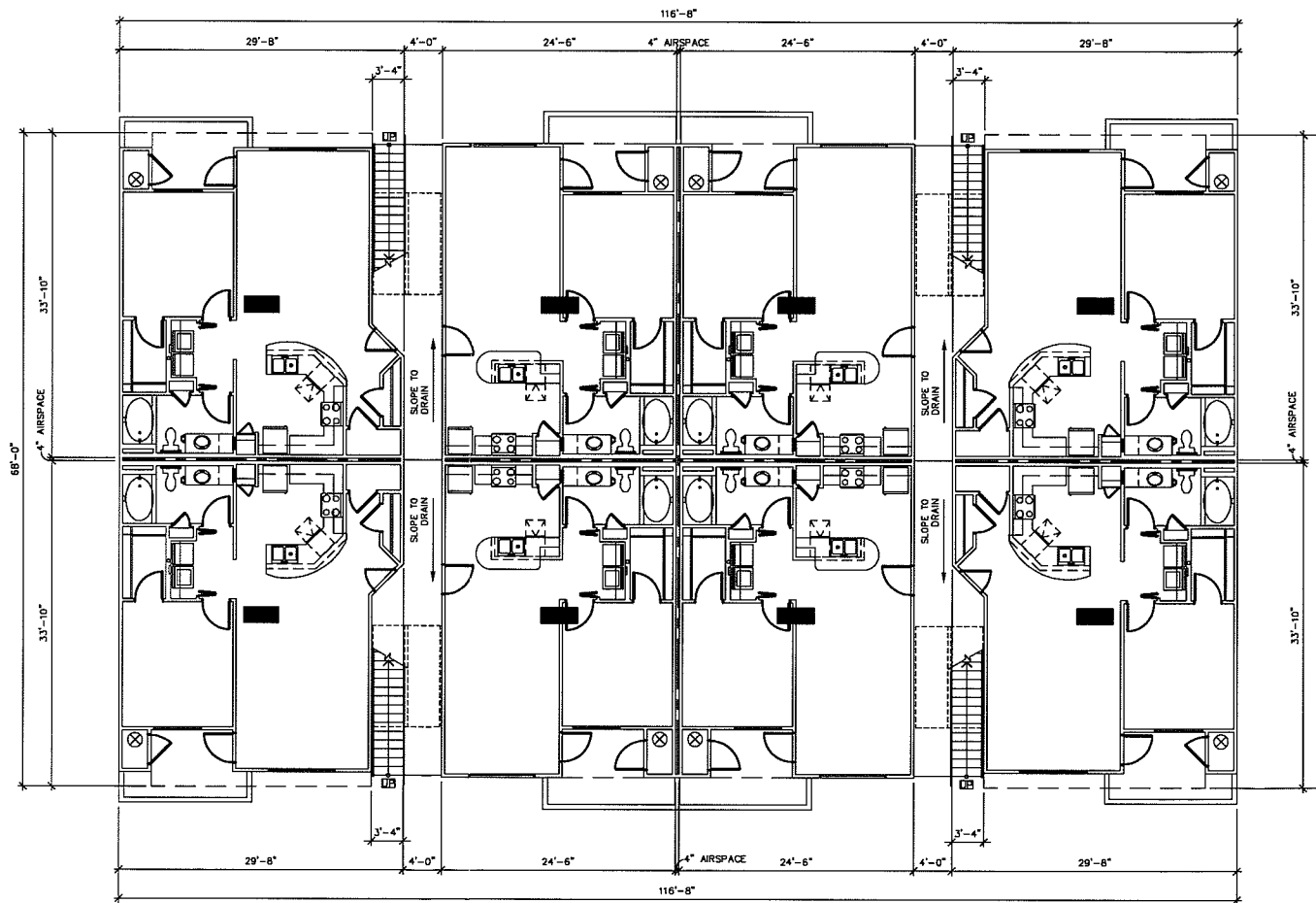
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● SECOND & THIRD FLOOR PLAN - SCALE: 1/8"=1'-0"
ALL DIMENSIONS AT 1ST FLOOR
TO APPLY TO 2ND & 3RD FLOOR U.N.O.



● FIRST FLOOR PLAN - SCALE: 1/8" = 1'-0"

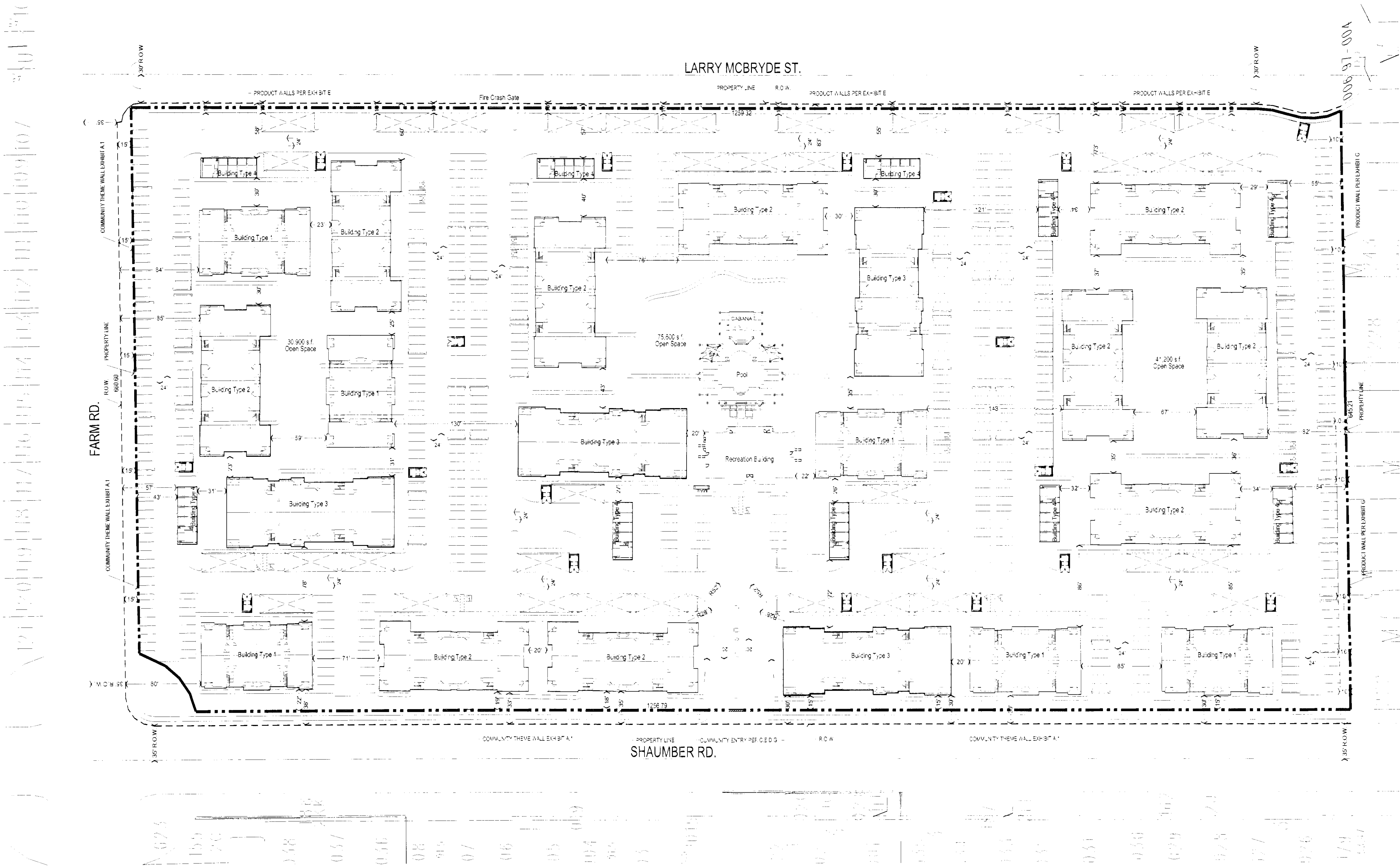
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7598 Larry McBryde St., Las Vegas, NV 89116
Current Zoning: P-D
APN #: 126-13-310-002

Total Development

Area (approximate, to be verified)
Gross Area: 924,289 s.f. 21.22 acres
Net Area: 791,921 s.f. 18.18 acres

Density: 23.09 du./acres gross
FAR: 0.67

Parking Requirements:

Residential:

Building 1 (24+ 1 Bedroom units)				
# of Bldg Type	6			
1 bedroom	144 units	1.25 per unit		180
Building 2 (24+ 2 Bedroom units)				
# of Bldg Type	10			
2 bedroom	240 units	1.75 per unit		420
Building 3 (12+ 3 Bedroom units, 6+ 2 Bedroom units, 6+ 1 Bedroom units)				
# of Bldg Type	4			
1 Bedroom	24 units	1.25 per unit		30
2 Bedroom	24 units	1.75 per unit		42
3 Bedroom	48 units	2.0 per unit		96
Building 4 (1+ 2 Bedroom unit, 5+ Garage units)				
# of Bldg Type	10			
2 Bedroom	10 units	1.75 per unit		18
Guest	490	1 per 5 units		98
Total Required:				884 Spaces

Total Provided: 14 H.C. Stalls 407 Uncovered Surface Spaces
50 Garage Spaces
444 Canopy Covered Spaces
901 Total

Unit Matrix

	#	%
Total 1 Bdrm	188	34%
Total 2 Bdrm	274	56%
Total 3 Bdrm	48	10%
Total Units	490	

Building Area (in square feet)

Building Type	Gross		Quantity	Total Area
	Area	Area		
Building 1	24,150	12,235	6	144,900
Building 2	30,945	11,207	10	309,450
Building 3	35,925	13,101	4	143,700
Building 4	2,484	13,101	10	24,640
Total:			30	622,690

Footprint (in square feet)

Building Type	Area		Quantity	Total Area
	Area	Area		
Building 1	8,050		6	48,300
Building 2	10,315		10	103,150
Building 3	11,975		4	47,900
Building 4	1,232		10	12,320
Club House	5,000		1	5,000
Total:			30	216,670

Open Space

Required: 100s.f. per unit 49,000 s.f. 1.12 acres
Provided: 147,700 s.f. 3.39 acres

Property Development Standards

A Principal Buildings and Accessory Structures adjacent to street R.O.W. line at parcel perimeter

Setbacks	Required	Provided
Single Story Structures	10'	10'
Two Story Structures	20'	55'
Three Story Structures	25'	30'
Four Story Structures	40'	N/A

B - Principal Buildings and Accessory Structures adjacent to parks, open space, or paseo PL

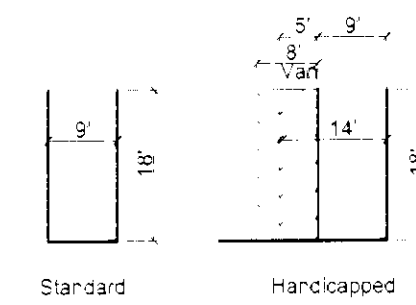
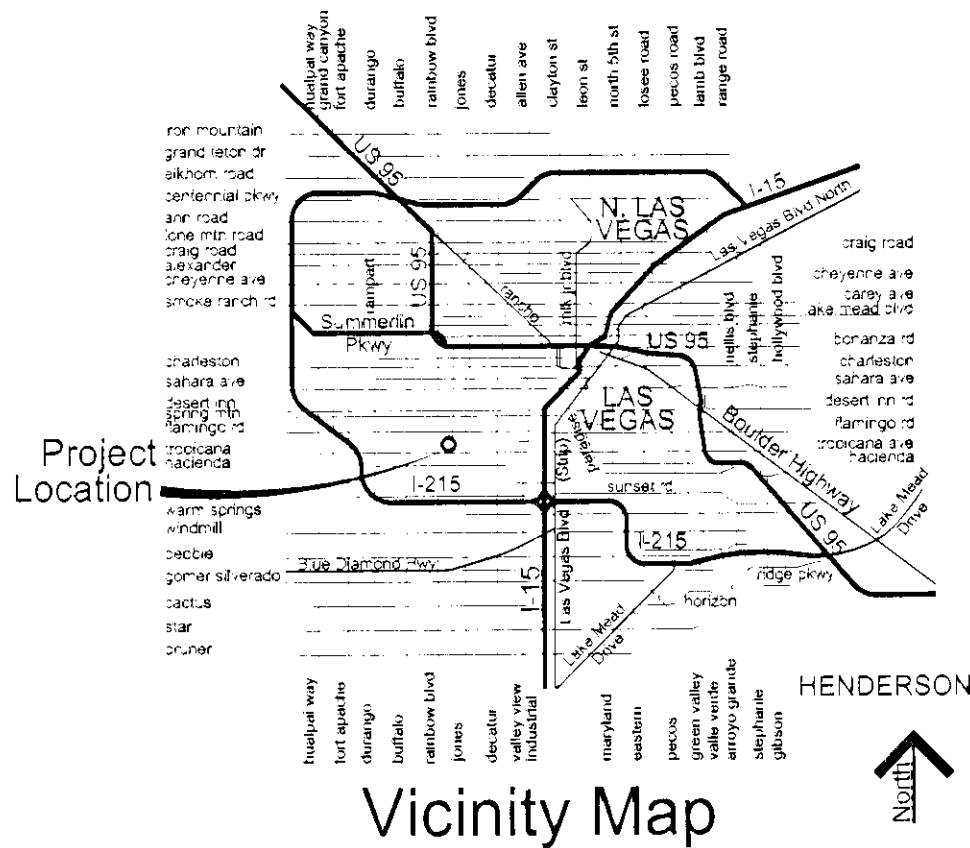
Setbacks	Required	Provided
Single Story Structures	10'	N/A
Two Story Structures	10'	N/A
Three Story Structures	10'	N/A
Four Story Structures	10'	N/A

C - Principal Buildings and Accessory Structure from all other property lines

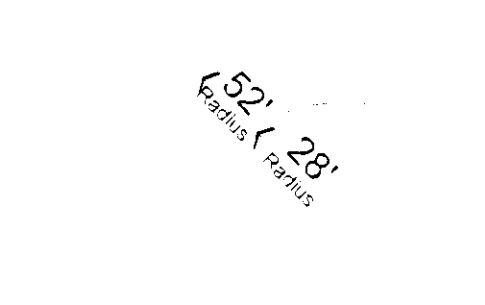
Setbacks	Required	Provided
Single Story Structures	10'	10'
Two Story Structures	20'	54'
Three Story Structures	30'	32'
Four Story Structures	40'	N/A

Height

Permitted: 30' 0"
Proposed: 3 story maximum up to 35' 0"



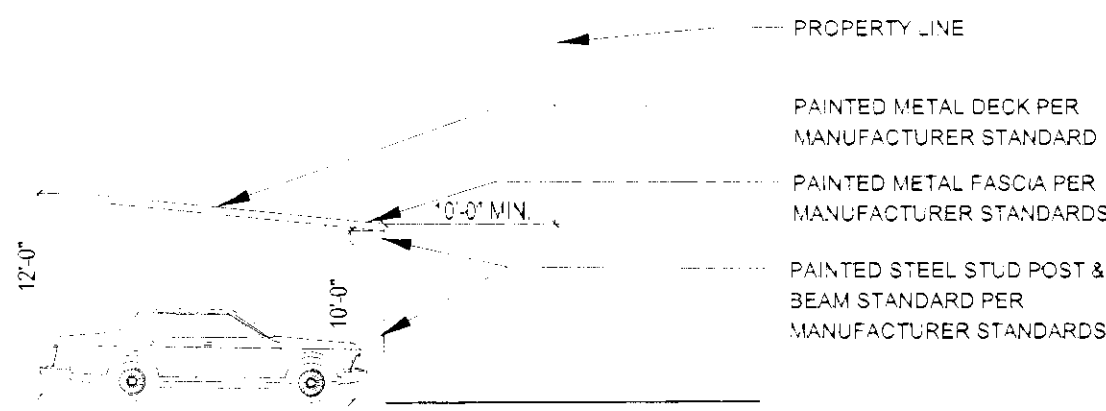
Typical Parking Spaces



Fire Turning Radius



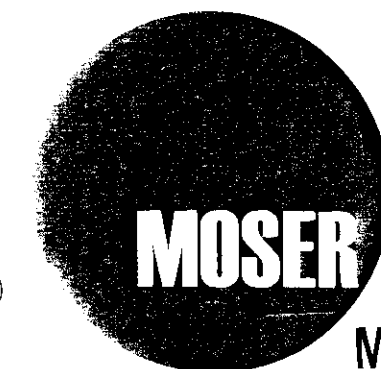
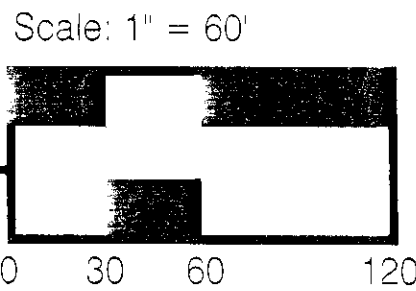
Note: See L.S. Plan For Wall Details



Carport Detail

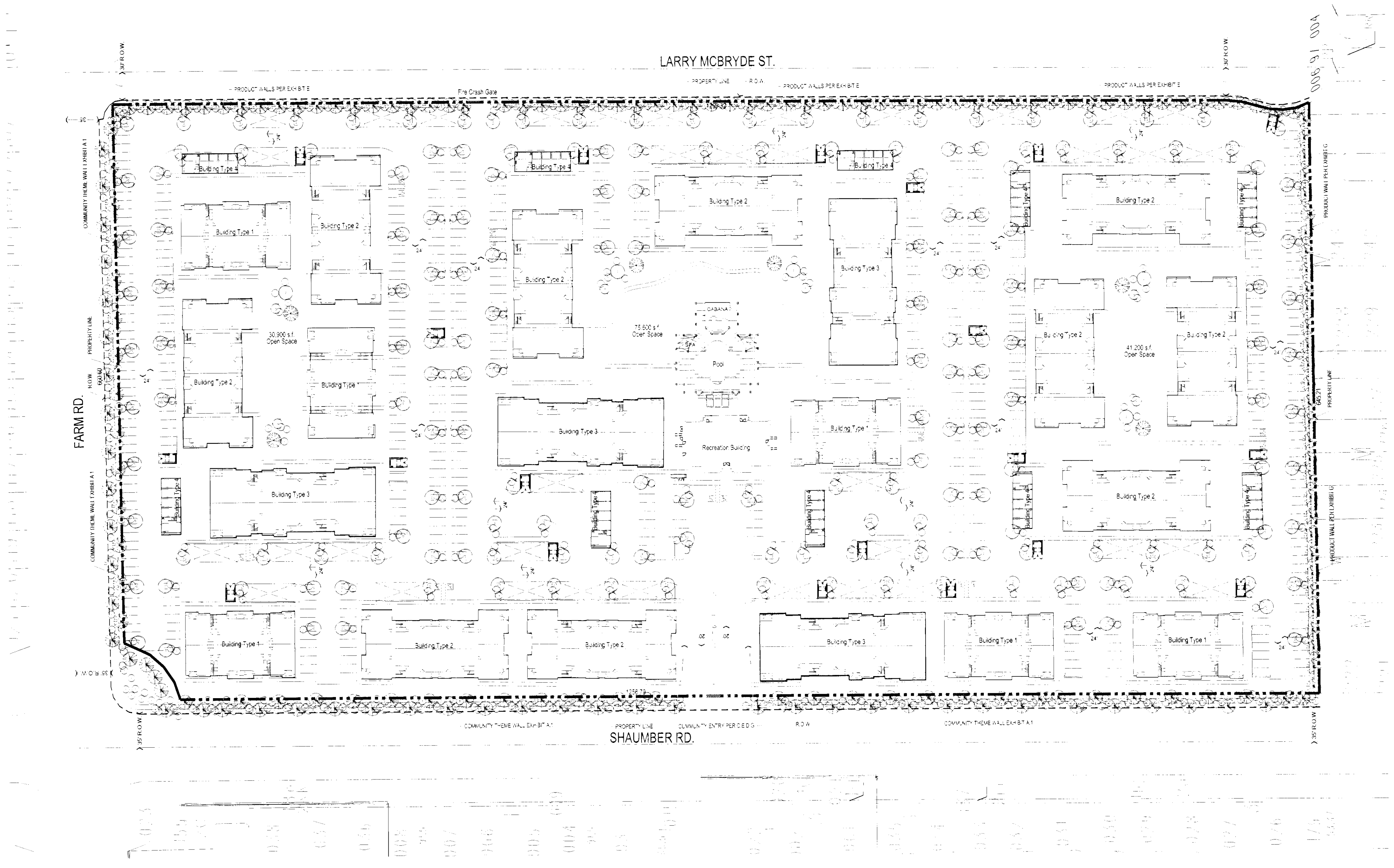
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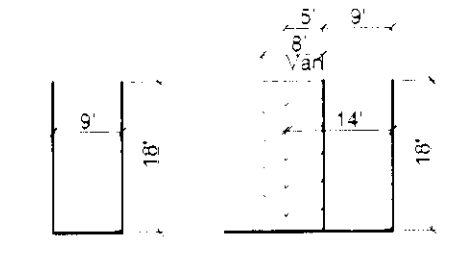
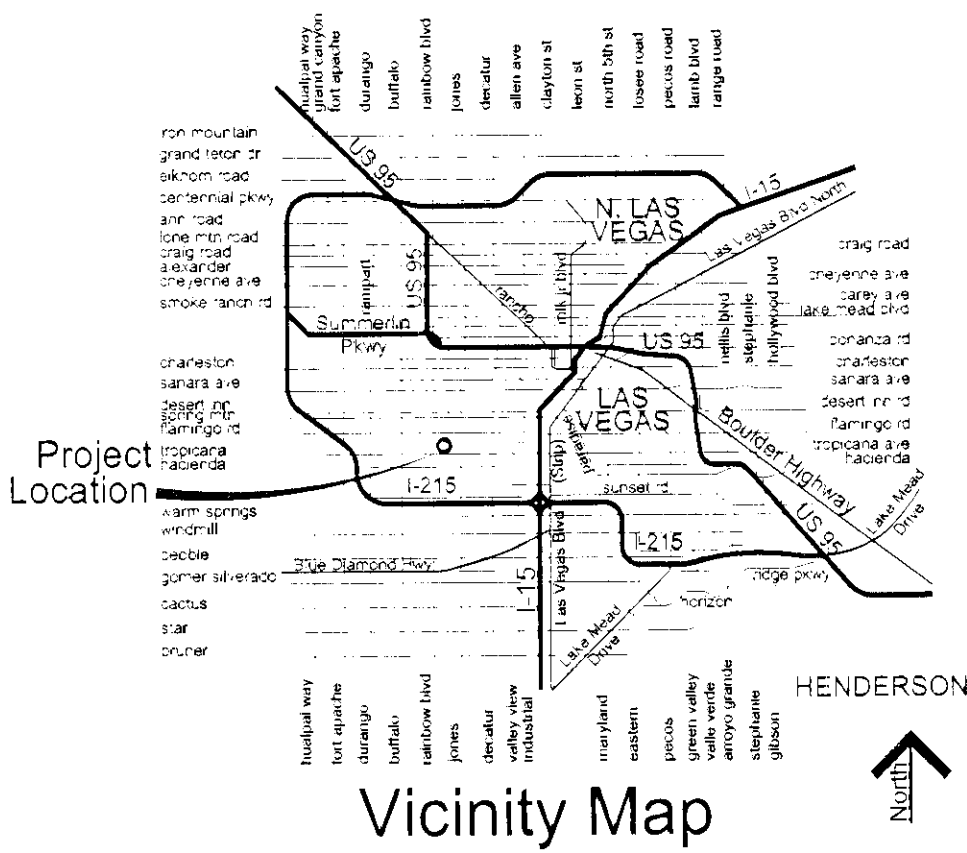
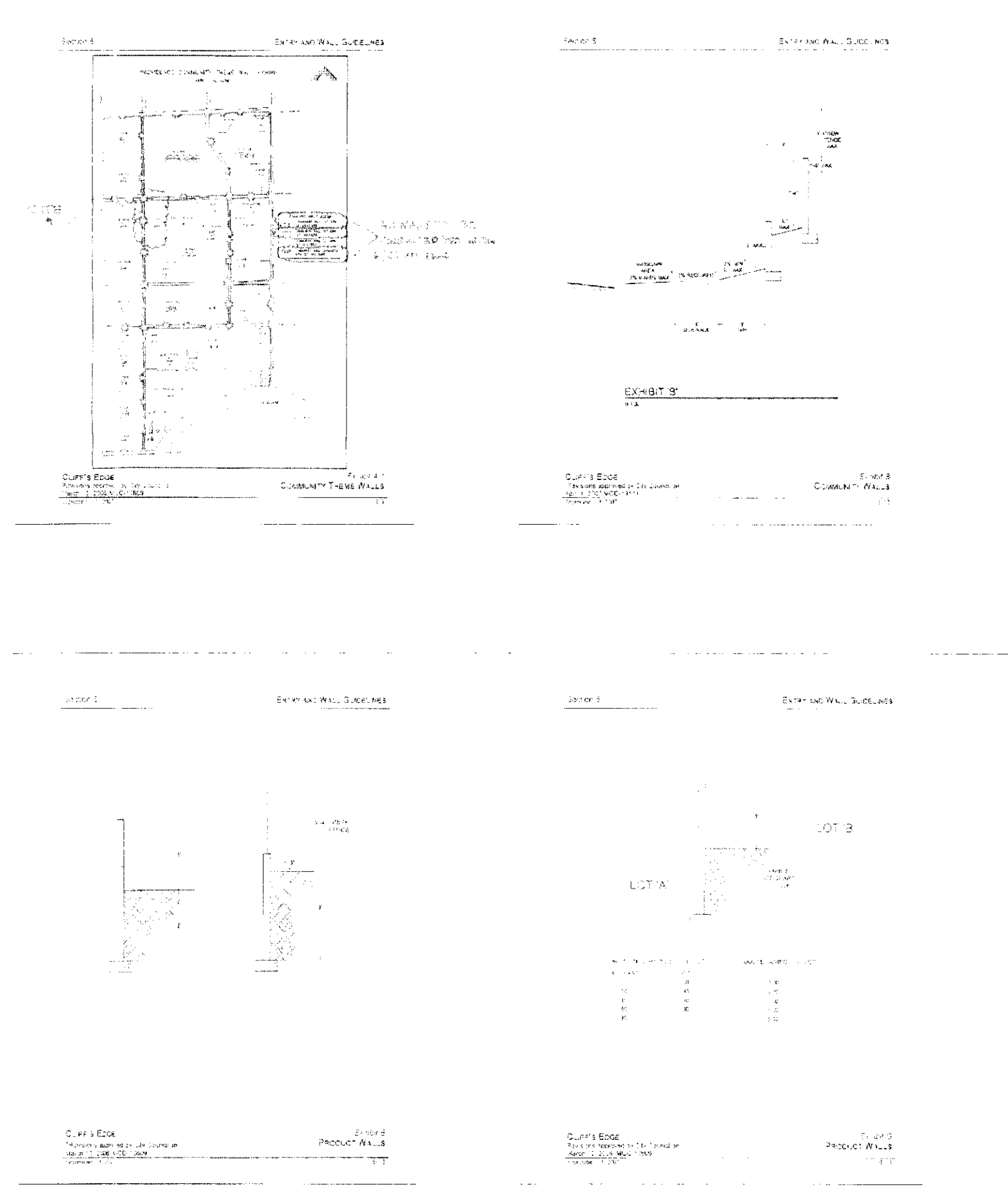
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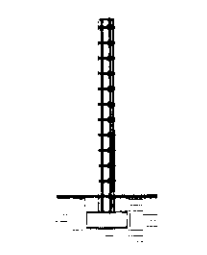


Plant List					
SYM	QTY	SIZE	SPACING	COMMON NAME	BOTANICAL NAME
	6	24" Box	N/A	TEXAS MOUNTAIN LAUREL	SOPHORA SECUNDIFLORA
	186	24" Box	N/A	HOLLY OAK	QUERCUS ILEX
	183	24" Box	20' On Center	MONDEL PINE	PINUS ELDARICA
	6	24" Box	Varies, See Subtask Requirements	PURPLE LEAF PLUMB	PRUNUS CERASIFERA
	847	1- 5 Gallon	N/A	Ornamental Ground Shrubs and Cover	Ornamental Ground Shrubs and Cover
		N/A	N/A	*Xeroscape	

* Xeroscape- No turf to be used. Only rock, Crushed rock or other Low-water use, approved ground cover will be used.
* All plant material per Master Plan Palette-Cliffs Edge Design Guidelines
* All landscaping is per Section 5/Cliffs Edge Landscape Architectural Design Guidelines



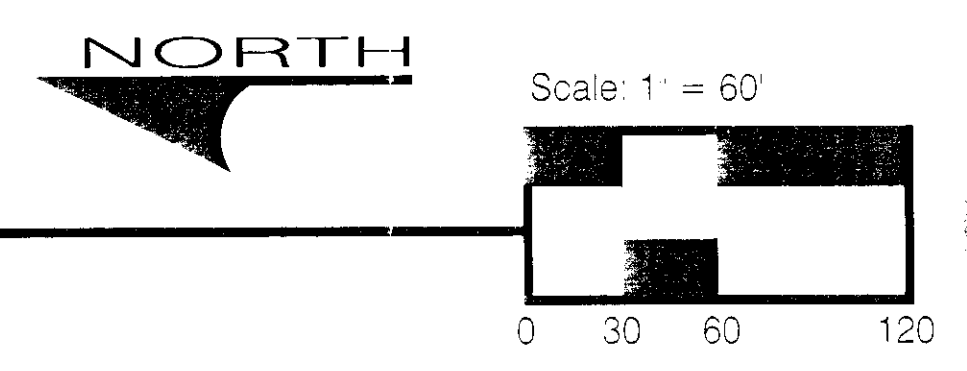
Fire Turning Radius



Note: All Walls to be Constructed Per Section 6/Cliffs Edge Master Plan - Entry and Wall Guidelines

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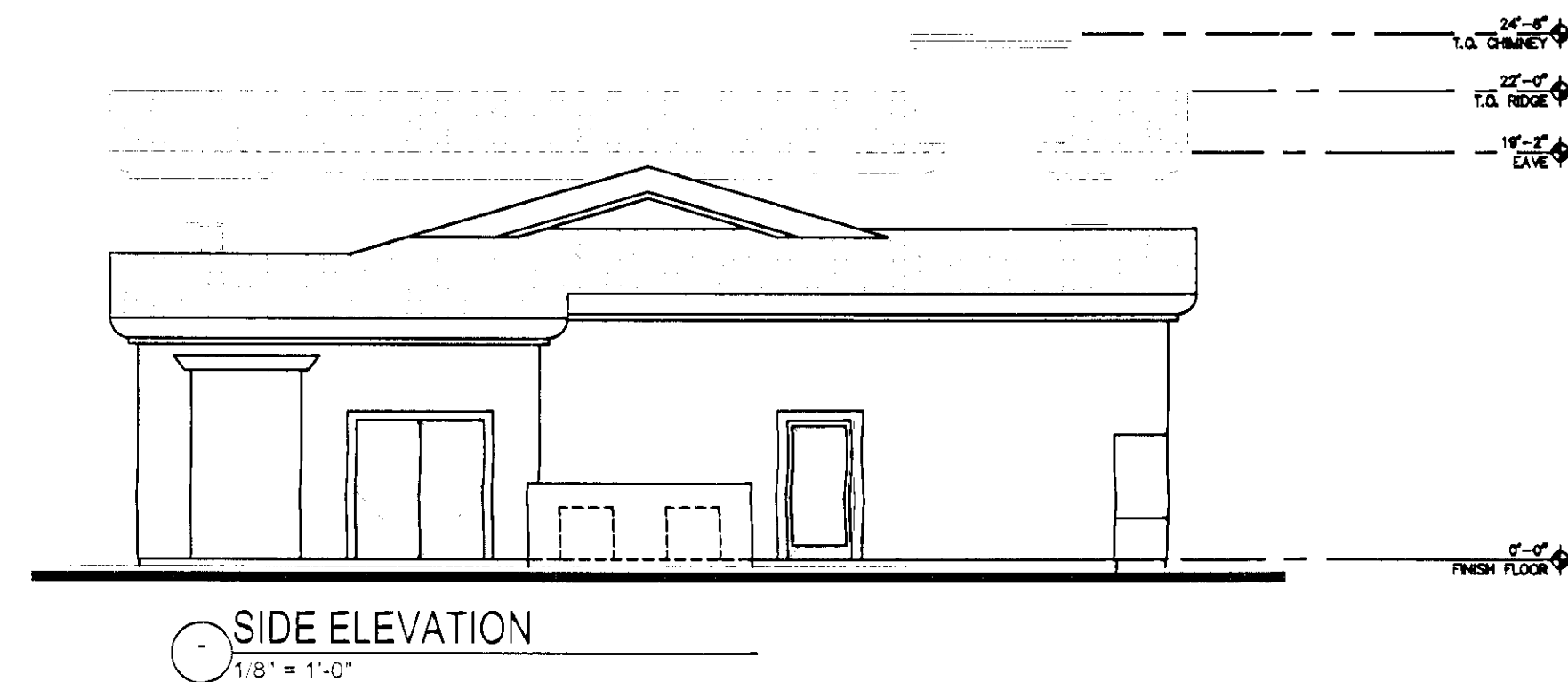
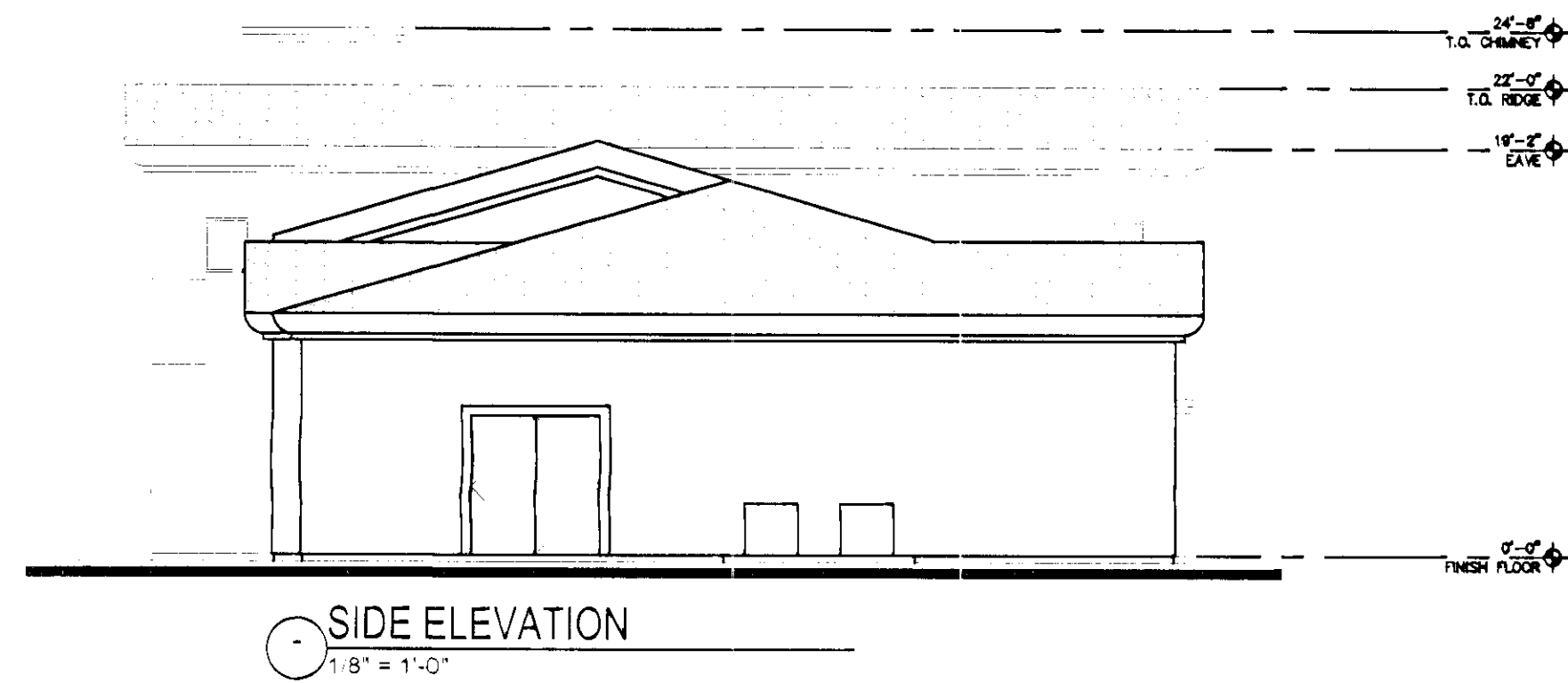
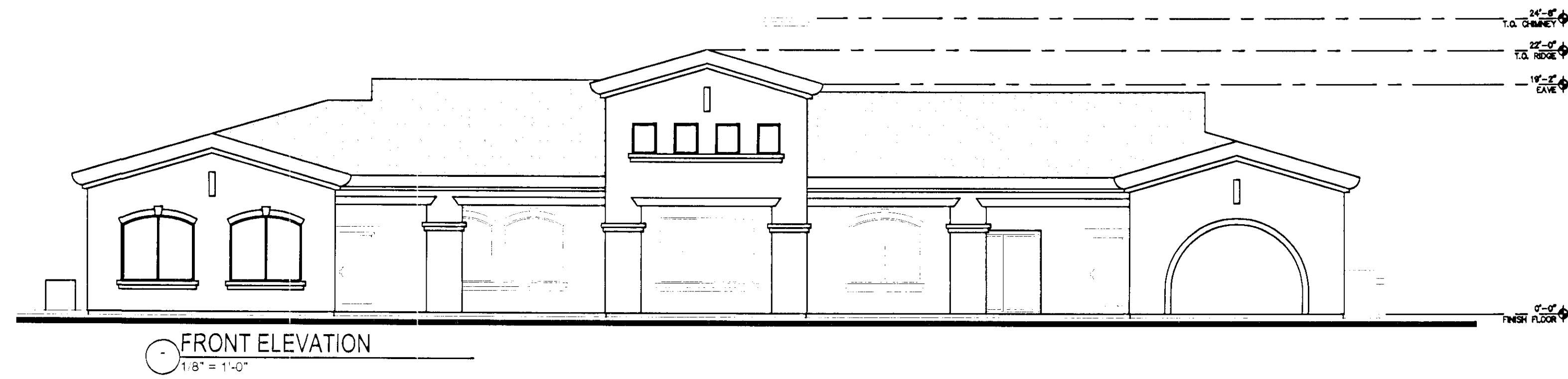
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10-090 : Project Number
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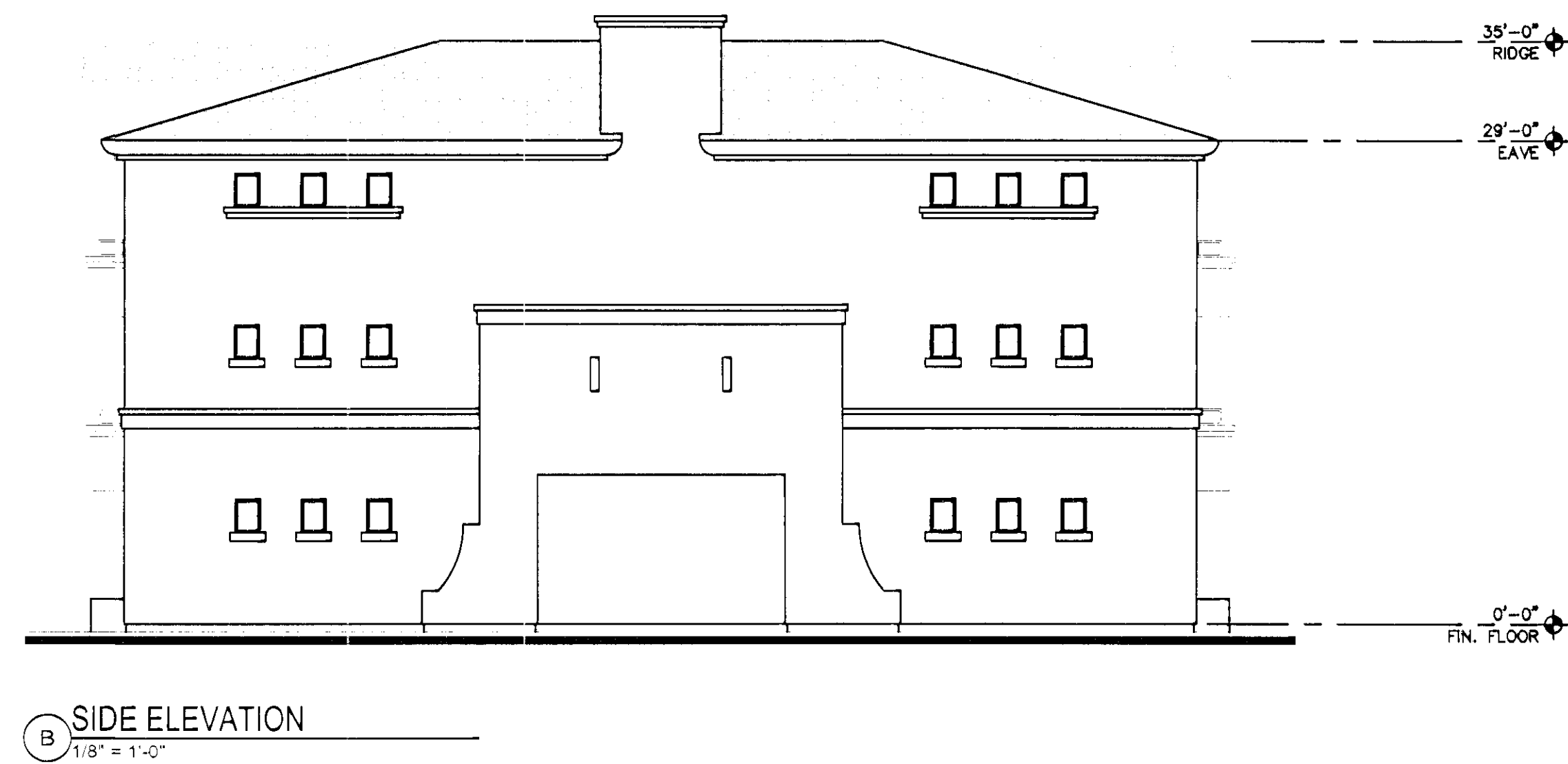
Las Vegas, NV

Recreation Building Elevation : Sheet Title
10-090 : Project Number
12-21-2010 : Date



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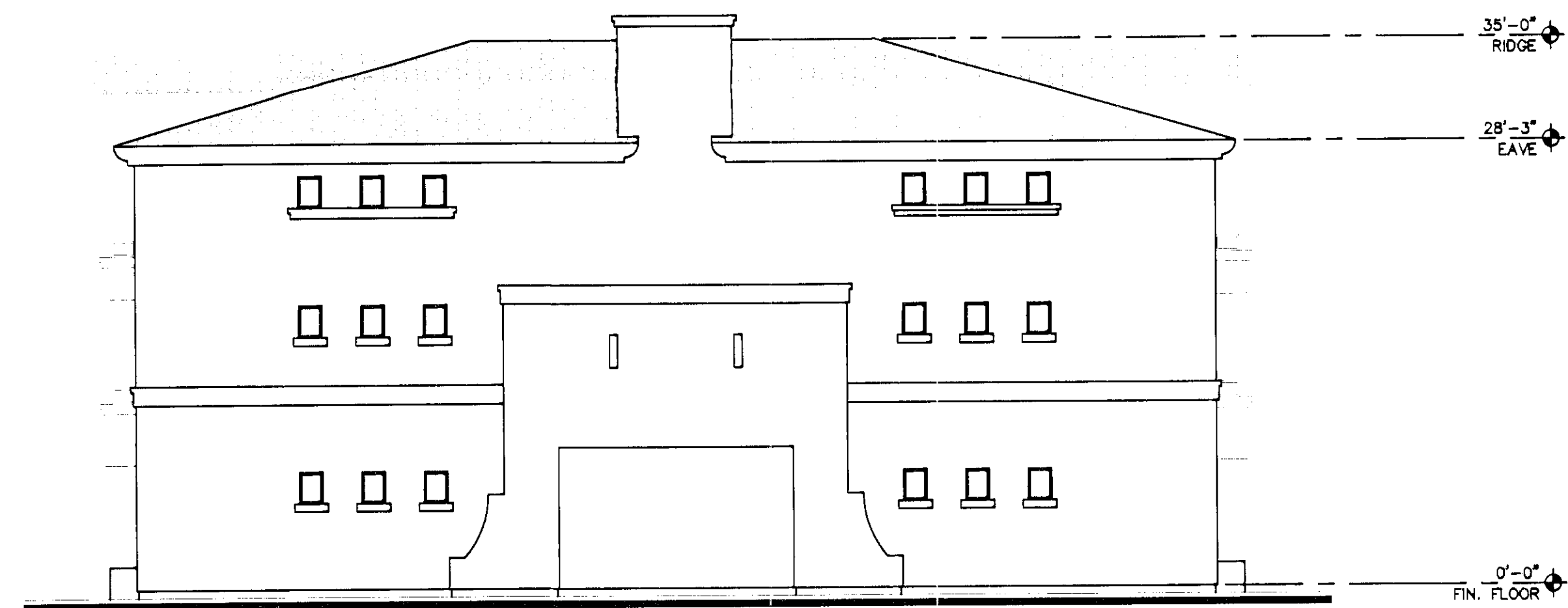
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Las Vegas, NV

Elevation Building Type 1 : Sheet Title
10-090 : Project Number
12-21-2010 : Date



A FRONT & REAR ELEVATION
1/8" = 1'-0"



B SIDE ELEVATION
1/8" = 1'-0"

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Elevation Building Type 3 : Sheet Title
10-090 : Project Number
12-21-2010 : Date



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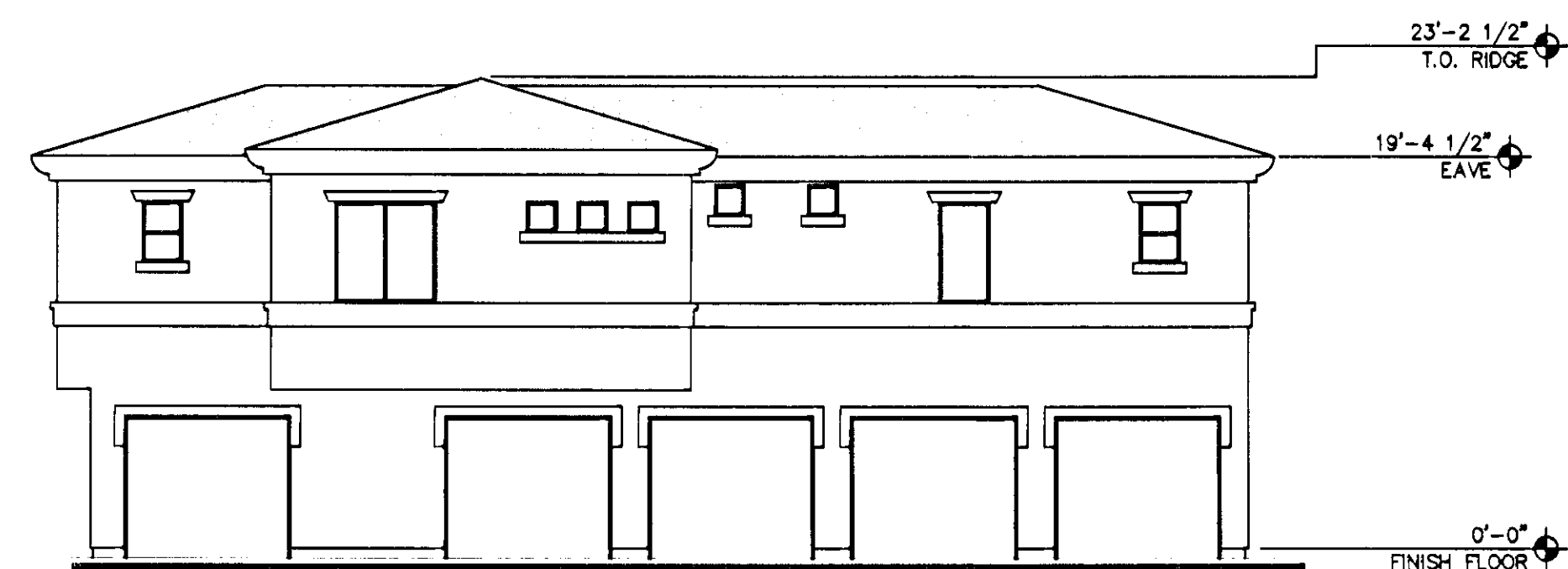
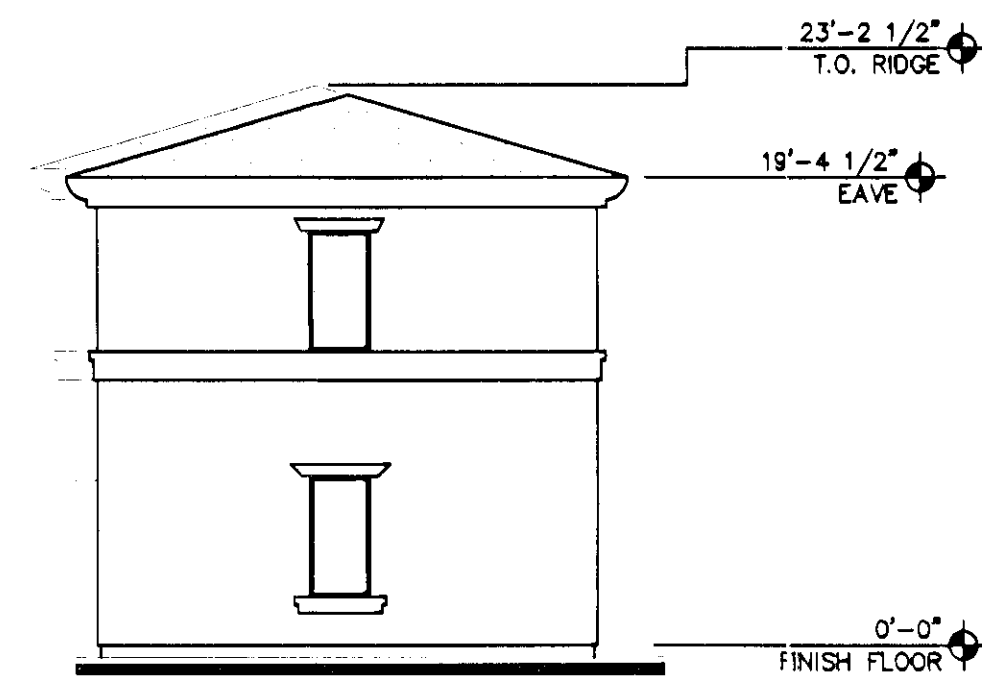
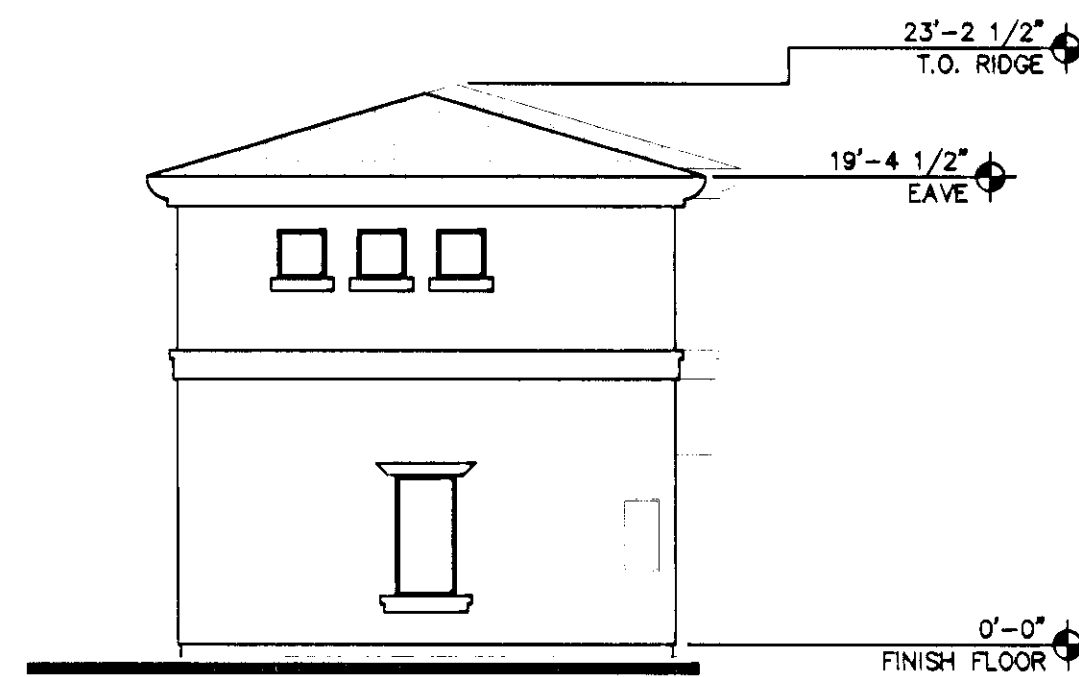
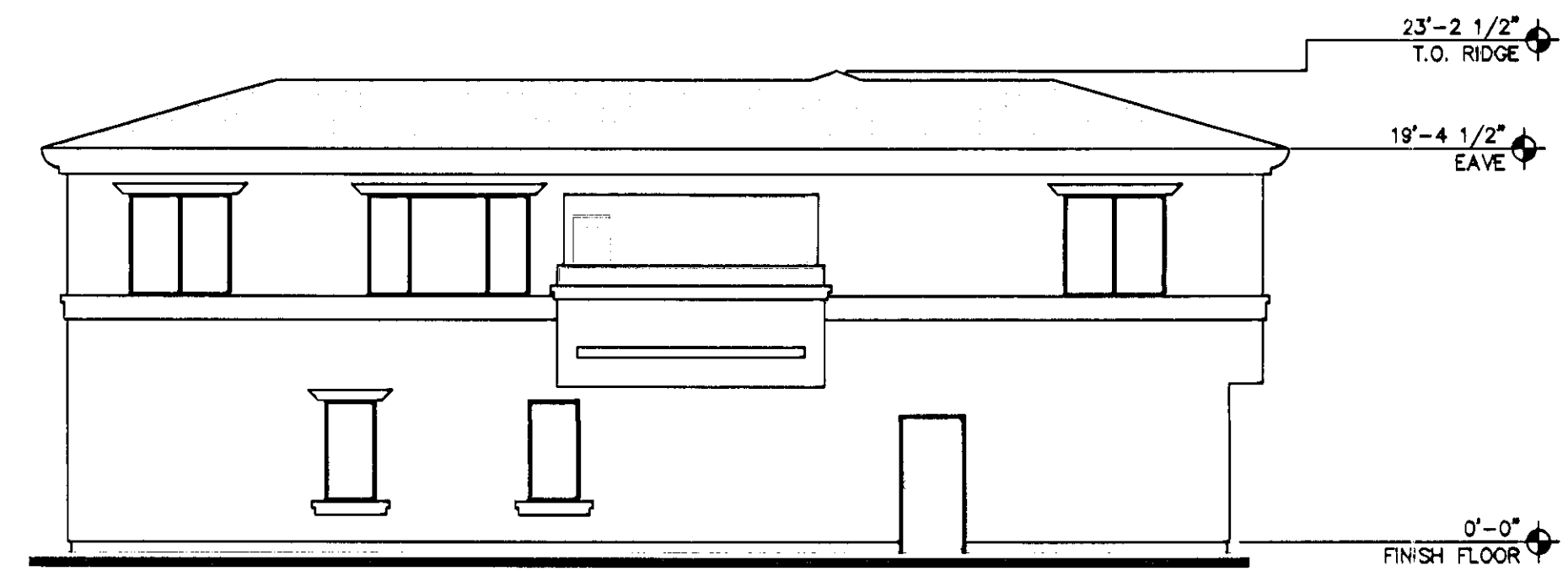
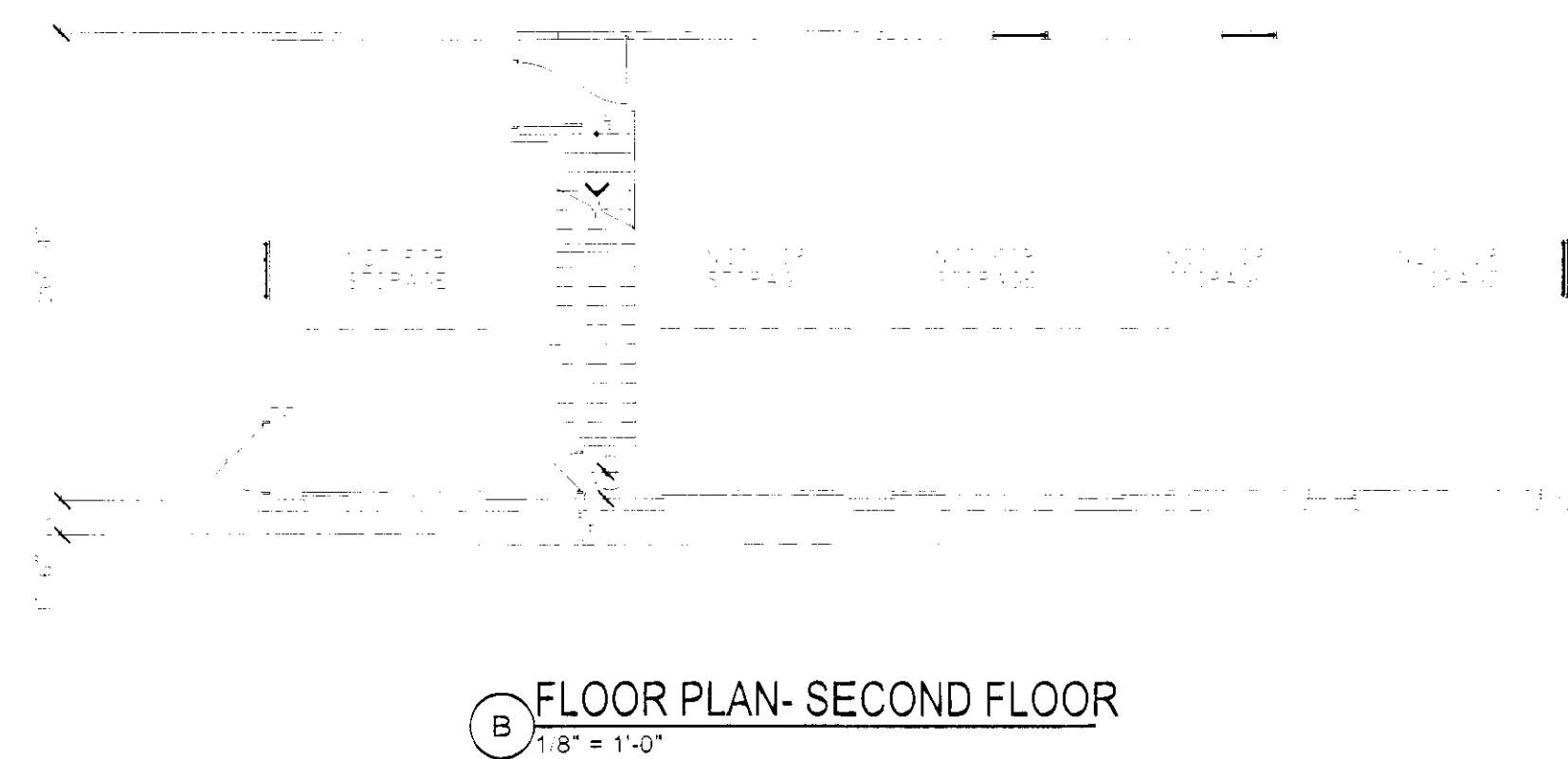
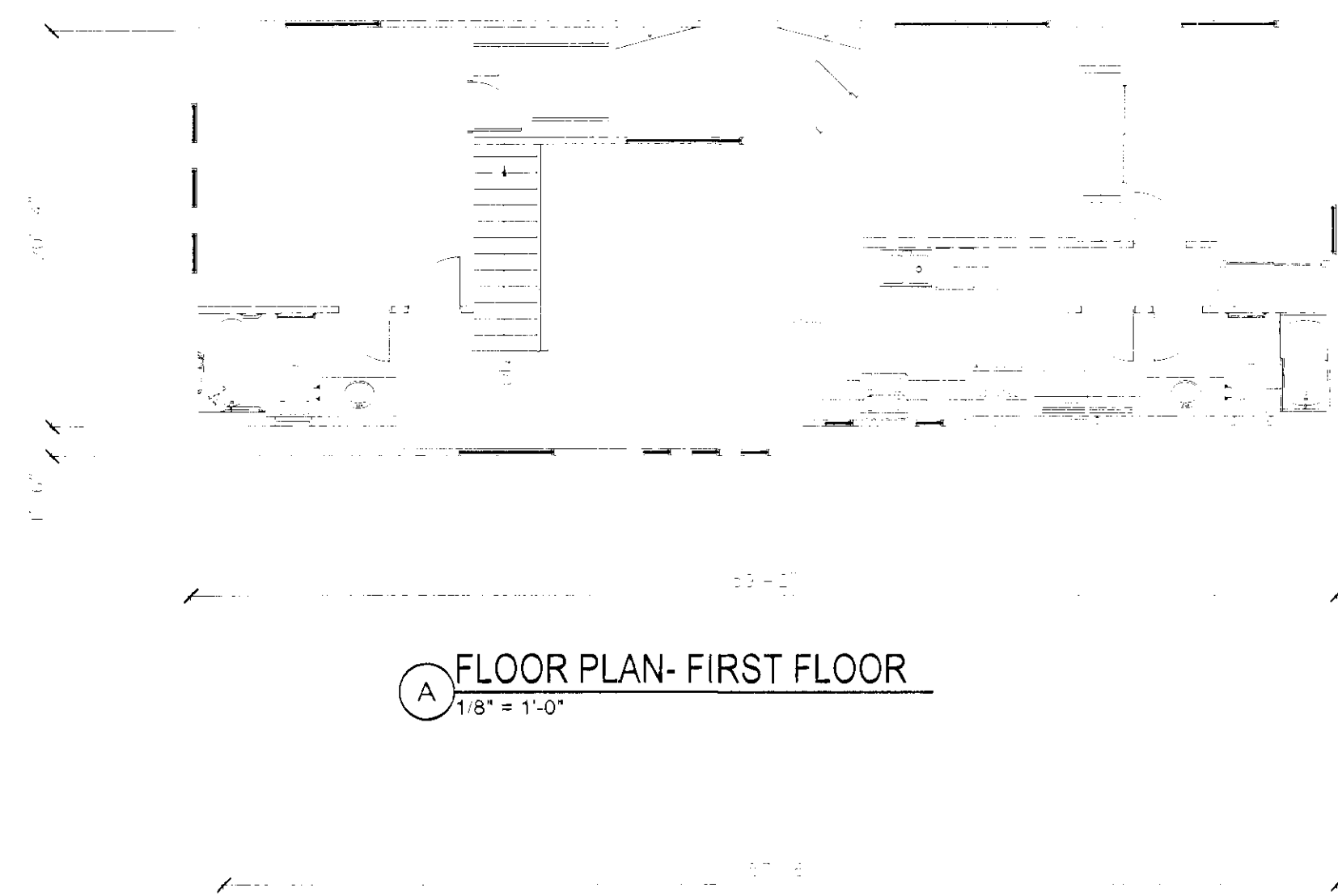
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Elevation Building Type 2 : Sheet Title
10-090 : Project Number
12-21-2010 : Date



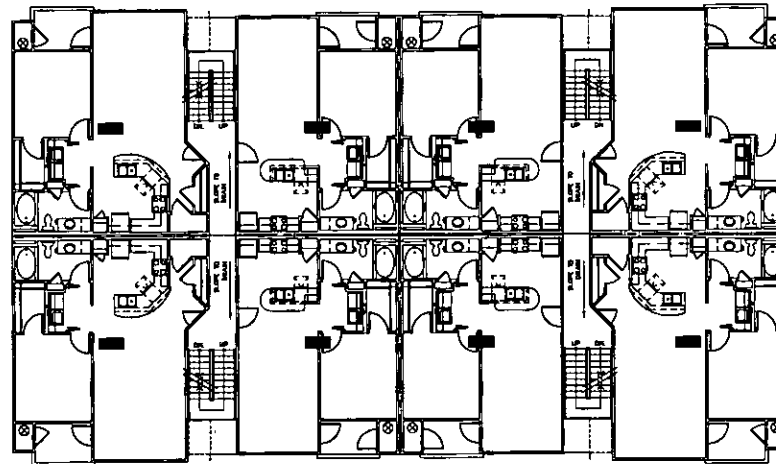
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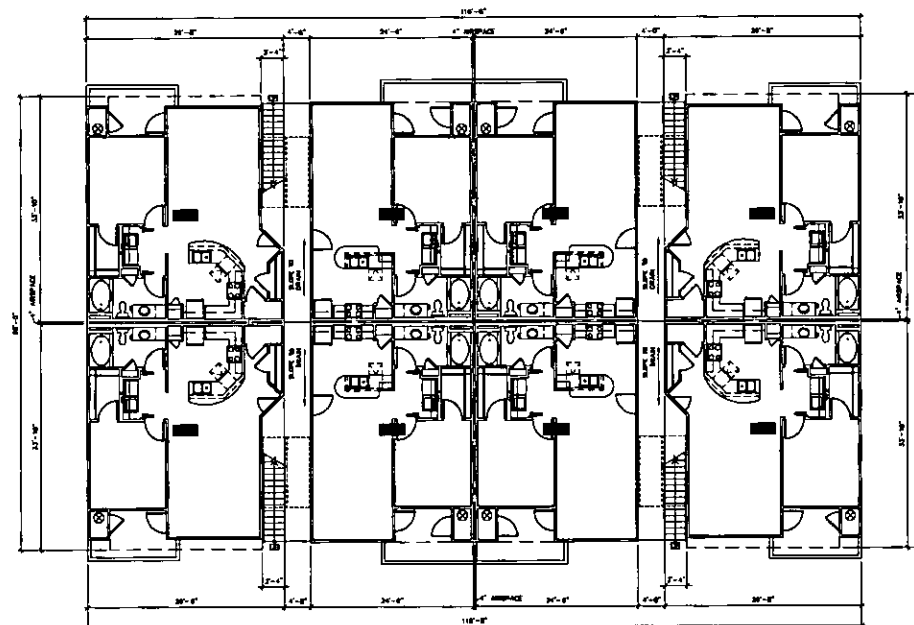
Elevation Building Type 4 : Sheet Title
10-090 : Project Number
12-21-2010 : Date



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● SECOND & THIRD FLOOR PLAN - SCALE: 1/8" = 1'-0"
 ALL DIMENSIONS ARE AT 1ST FLOOR
 TO APPLY TO 2ND & 3RD FLOOR U.N.C.



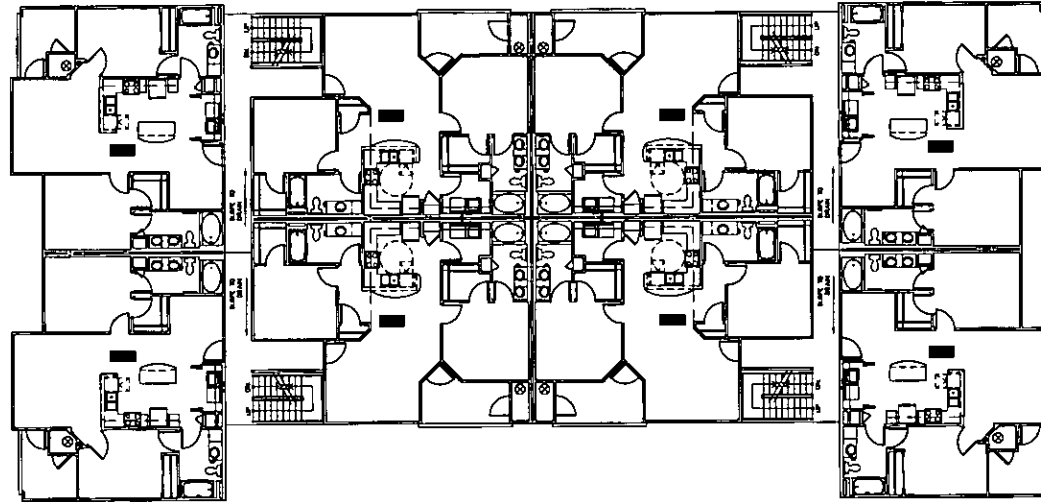
● FIRST FLOOR PLAN - SCALE: 1/8" = 1'-0"

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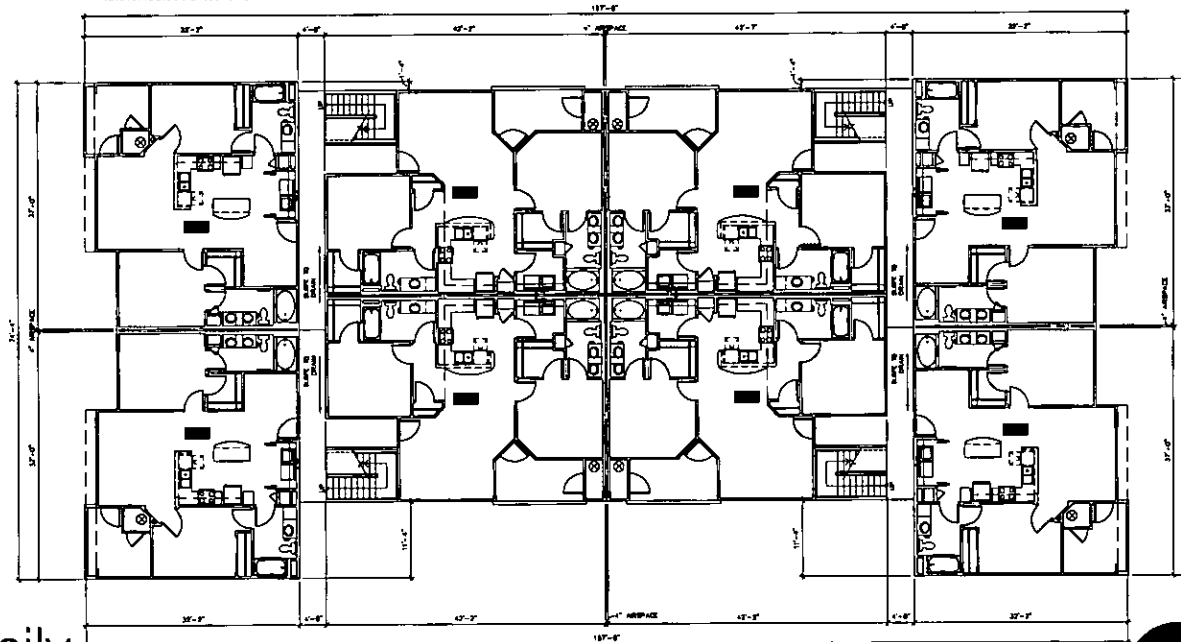
Building Floor Plan Type 1 : Sheet Title
 10-090 : Project Number
 12-6-2010 : Date

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● SECOND & THIRD FLOOR PLAN - SCALE: 1/8" = 1'-0"
ALL DIMENSIONS AT 1ST FLOOR
TO APPLY TO 2ND & 3RD FLOOR U.N.O.



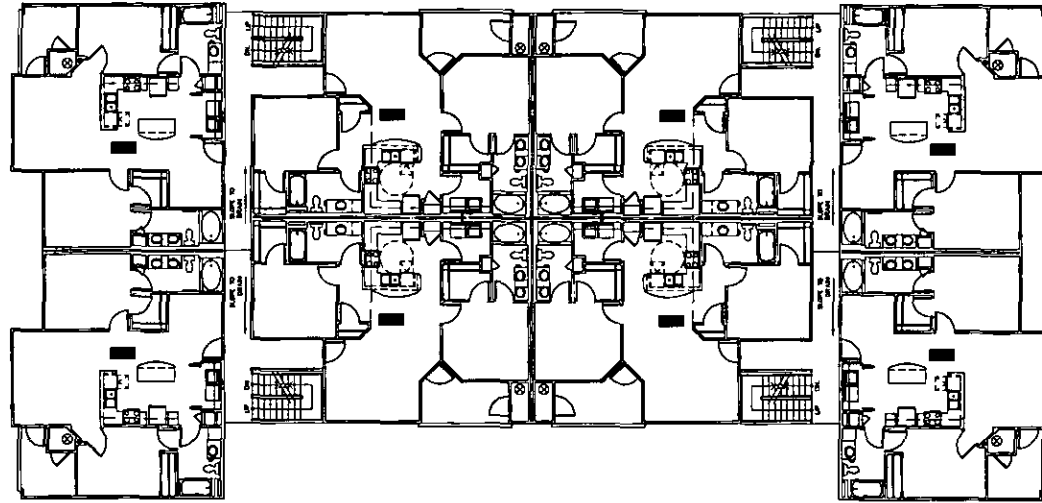
● FIRST FLOOR PLAN - SCALE: 1/8" = 1'-0"
1/8" = 1'-0"

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12-6-2010 : Date

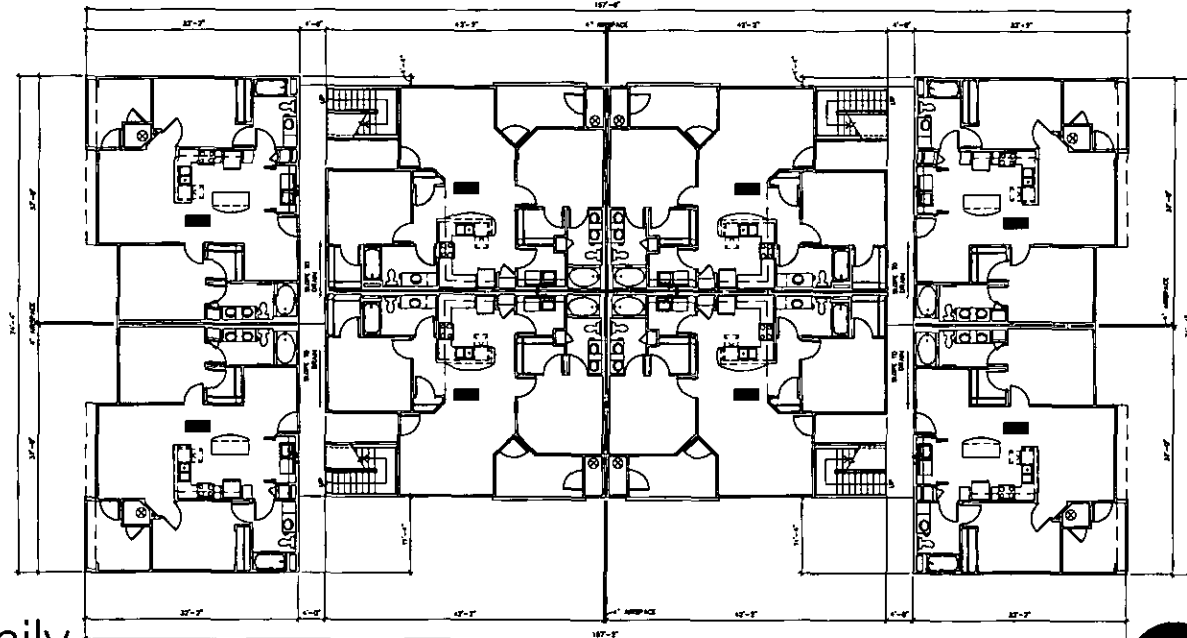
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● SECOND & THIRD FLOOR PLAN - SCALE: 1/8" = 1'-0"
 ALL DIMENSIONS AT 1ST FLOOR
 TO APPLY TO 2ND & 3RD FLOOR U.N.O.



● FIRST FLOOR PLAN - SCALE: 1/8" = 1'-0"
 157'-0" x 101'-0"

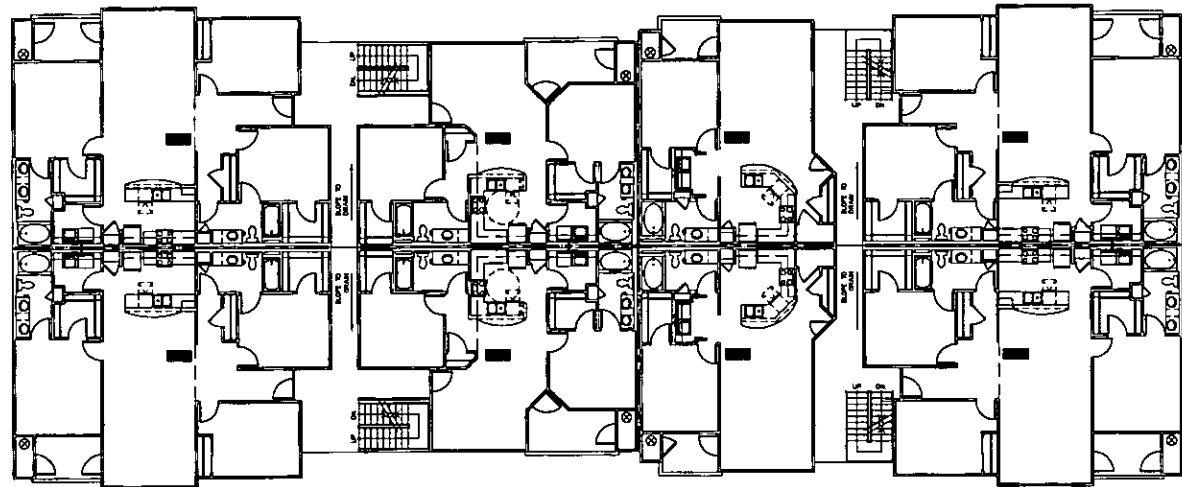
Building Floor Plan Type 2 : Sheet Title
 10-090 : Project Number
 12-6-2010 : Date

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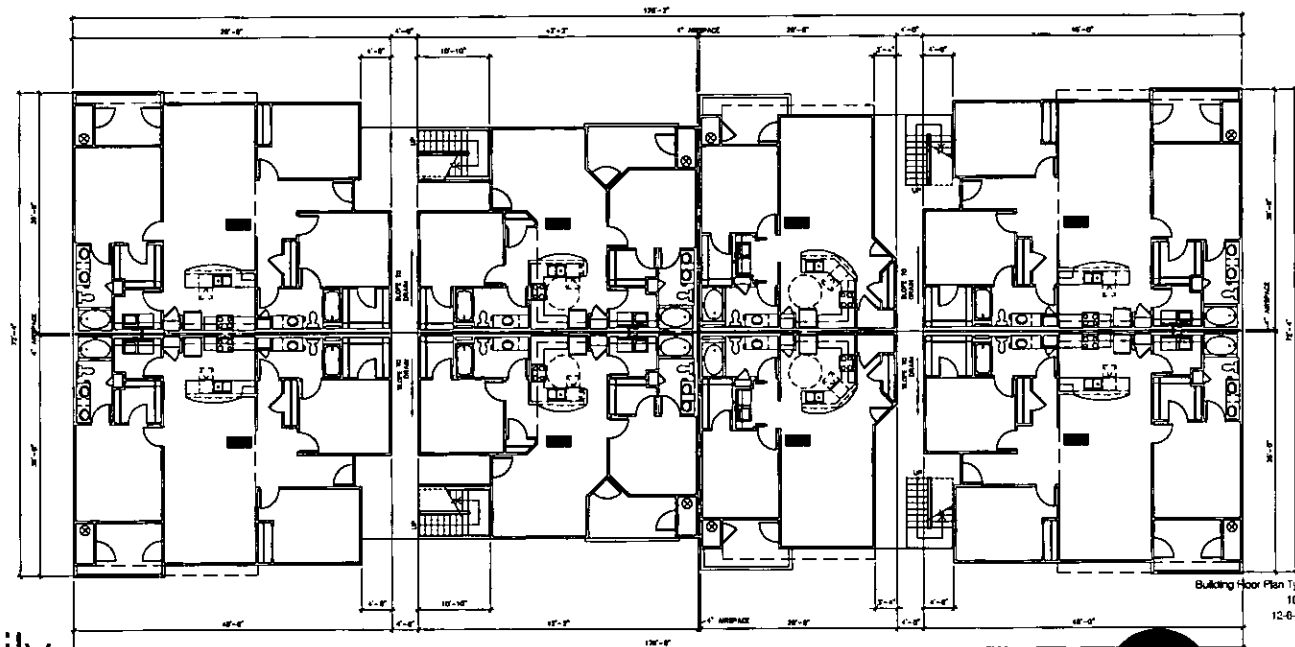


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● SECOND & THIRD FLOOR PLAN - SCALE: 1/8" = 1'-0"
 ALL DIMENSIONS AT 2ND FLOOR
 TO APPLY TO 2ND & 3RD FLOOR UNITS.



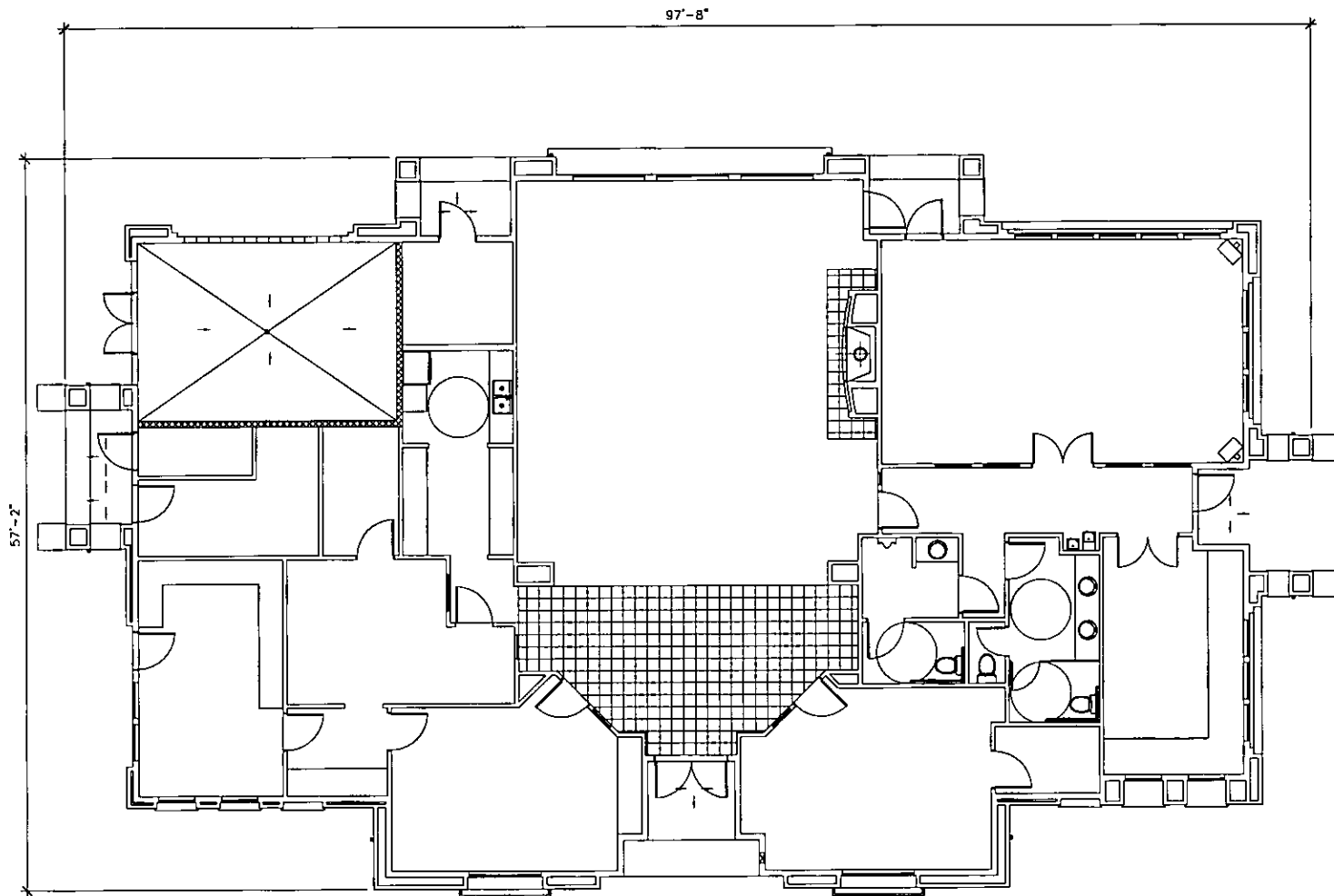
● FIRST FLOOR PLAN - SCALE: 1/8" = 1'-0"
 1/8" = 1'-0"

Building Floor Plan Type 3 : Sheet Title
 10-000 : Project Number
 12-6-2010 : Date

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● RECREATION BUILDING
1/4" = 1'-0"

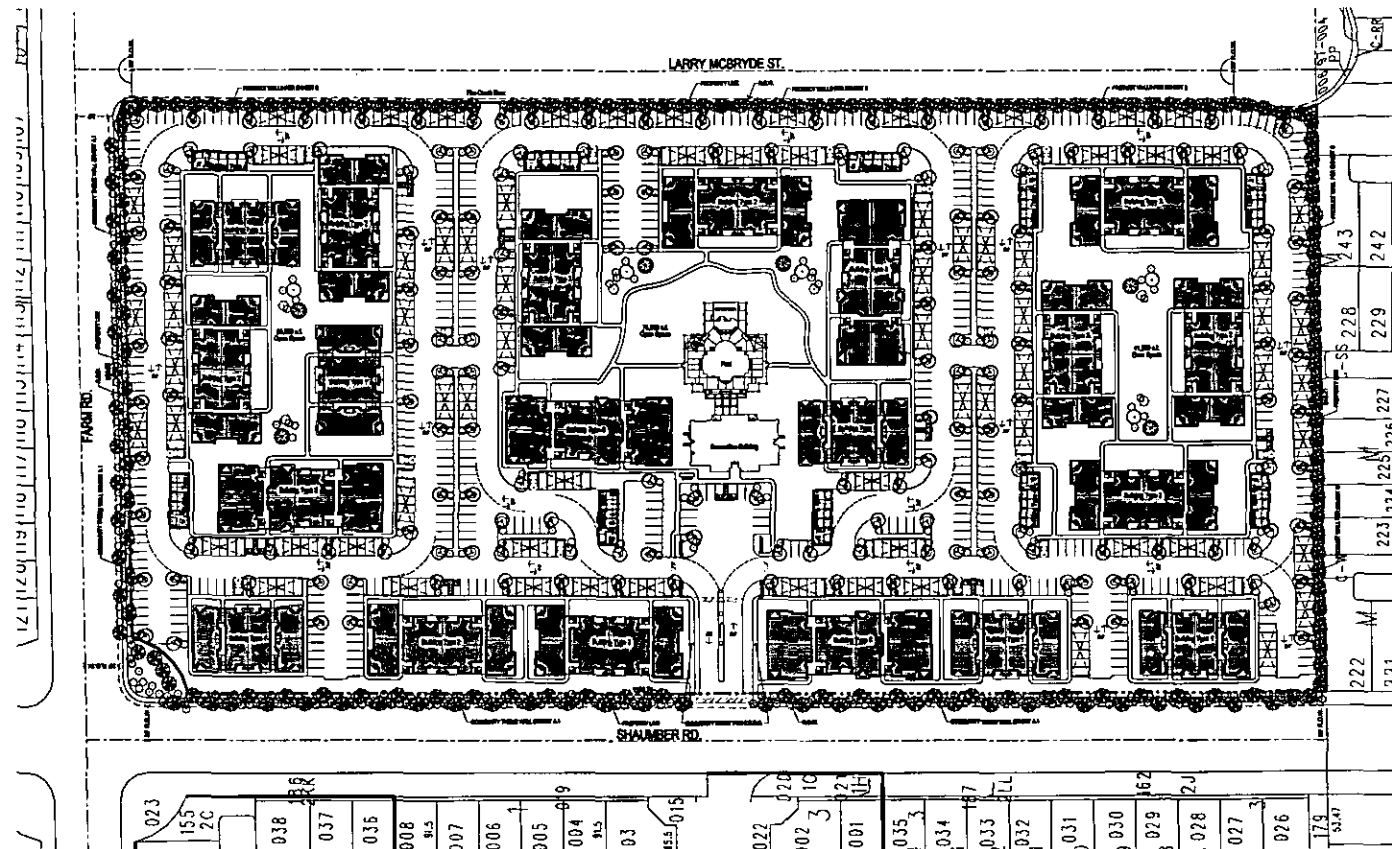
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Recreation Building : Sheet Title
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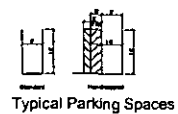
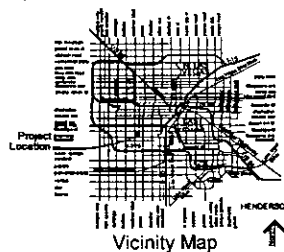
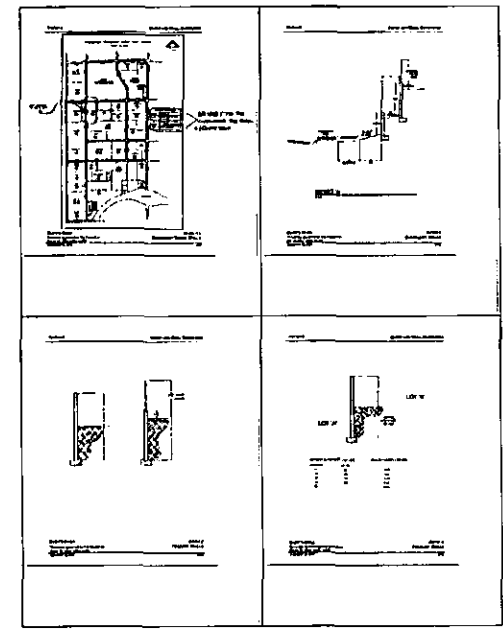




Plant List

SYM	QTY	SIZE	SPACING	COMMON NAME	BOTANICAL NAME
	8	24" Dia	NA	TEXAS MOUNTAIN LAUREL	LOQUAT
	180	24" Dia	NA	HOLLY OAK	QUERCUS LEX
	180	24" Dia	24" On Center	MONKEY PINE	PIRUS ELONICA
	6	24" Dia	Trans. And Solid Transplant	PURPLE LEAF PLUM	PRUNUS CERASIFERA
	847	1-5 Oak	NA	Common Oak Shrub and Cover	Common Oak Shrub and Cover
	NA	NA	NA	Common Oak Shrub and Cover	Common Oak Shrub and Cover

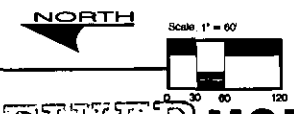
* Landscaping: No 1/2" to be used. Only rock, crushed rock or other low-maintenance approved ground cover will be used.
 * All plant material per Master Plan. Plants to be used in the design.
 * All landscaping in per Section 6/Cliffs Edge Landscape Architectural Design Guidelines



Note: All Walls to be Constructed Per Section 6/Cliffs Edge Master Plan - Entry and Wall Guidelines

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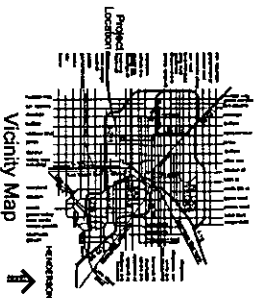
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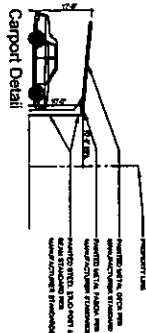
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The diagram illustrates two types of parking spaces. On the left, a 'Standard' space is shown with a width of 10 feet and a length of 20 feet. On the right, a 'Non-Standard' space is shown with a width of 10 feet and a length of 20 feet. The non-standard space includes a shaded area representing a ramp or slope, with dimensions of 10 feet by 10 feet. The text 'Typical Parking Spaces' is written vertically to the left of the diagrams.

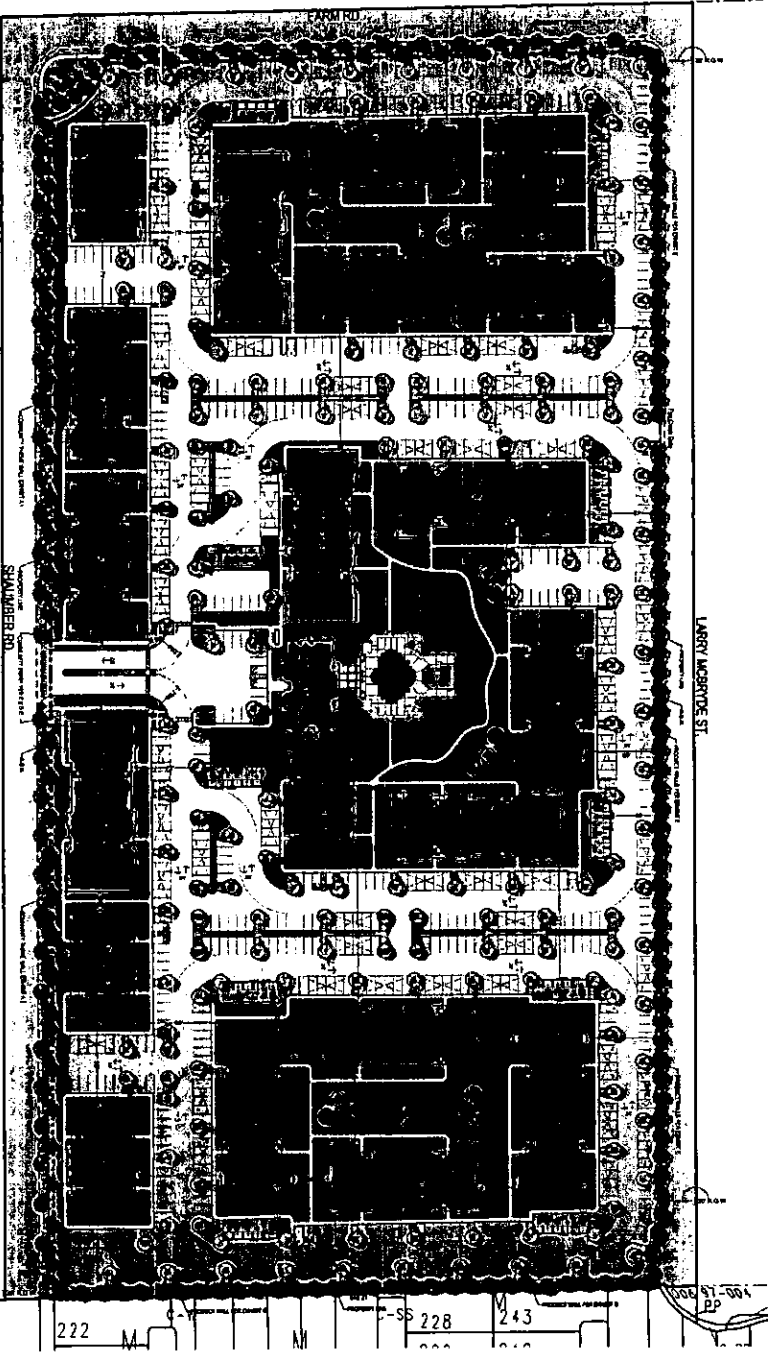
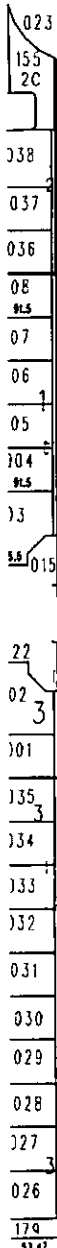
Fire Turning Radius

Note: See L.S. Plan For Wall Details



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Conceptual Site Plan : Street Title
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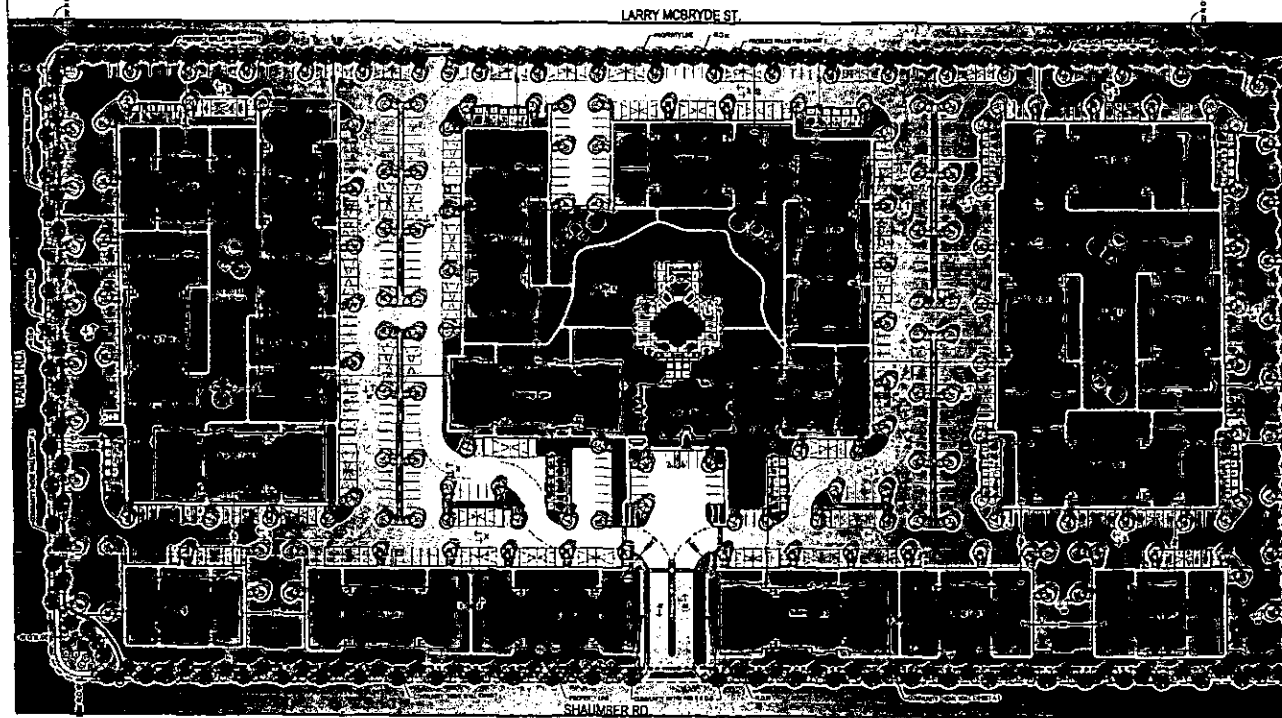


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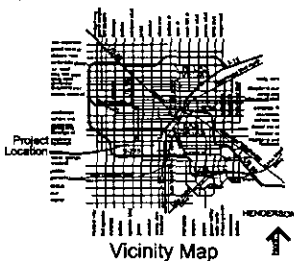
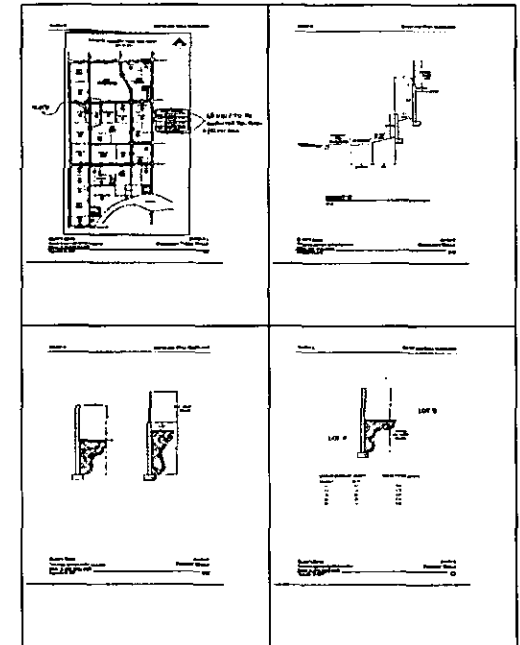
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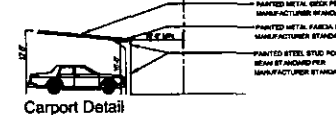
Plant List

SYN	QTY	SIZE	SPACING	COMMON NAME	BOTANICAL NAME
1	8	24" Box	N/A	TEXAS MOUNTAIN LAUREL	SPYRUEA SECUNDIFLORA
2	188	24" Box	N/A	HOLLY OAK	QUERCUS ILEX
3	188	24" Box	20' On Center	MONDRIAN PINE	PIRUS ELIZABETHA
4	6	24" Box	N/A	PURPLE LEAF PLUMB	PIRUS CERASIFERA
5	847	1-3 Galton	N/A	Ornamental Ground Shrubs and Cover	Ornamental Ground Shrubs and Cover
6	N/A	N/A	N/A	Trees	Trees

* Landscape: No left to be used. Only rock, crushed rock or other low water use.
 * Approved ground cover: All to be used.
 * All plant material per Master Plan: Please Refer to Edge Design Guidelines.
 * All landscaping in per Section 6.0.0.0 Edge Landscape Architectural Design Guidelines.



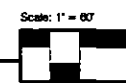
Note: All Walls to be Constructed Per Section 6/Ciffs Edge Master Plan - Entry and Wall Guidelines



Providence Multi Family Las Vegas, NV

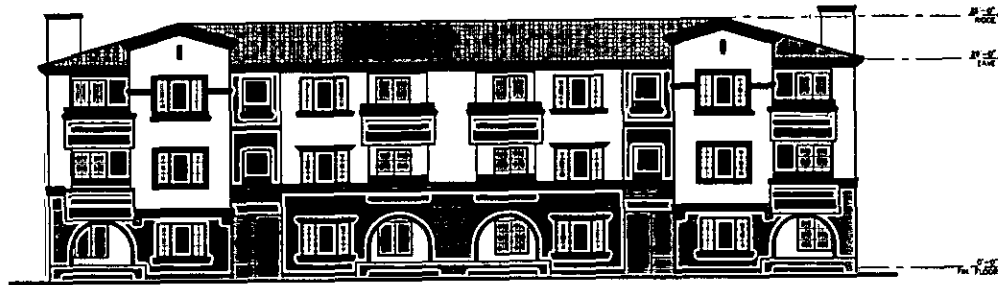
RECEIVED
 DEC 23 2010

NORTH

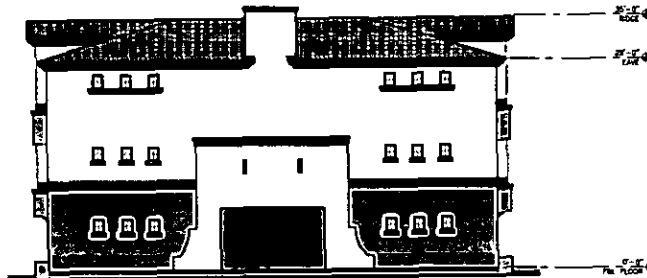


MOD-40409
 SDR-40408
 REVISED

Conceptual Landscaping Plan : Sheet Title
 10-000 : Project Number
 12-21-2010 : Date



FRONT & REAR ELEVATION
1/4" = 1'-0"



SIDE ELEVATION
1/4" = 1'-0"

RECEIVED
DEC 23 2010

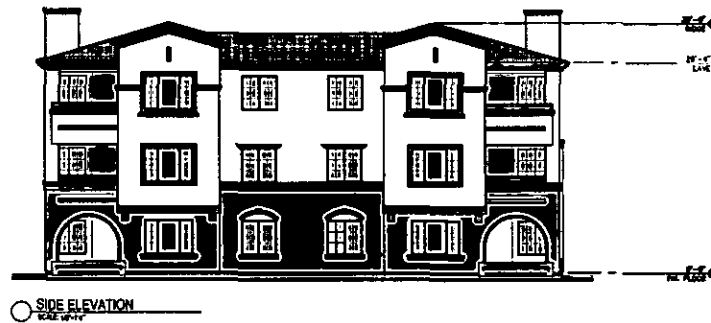
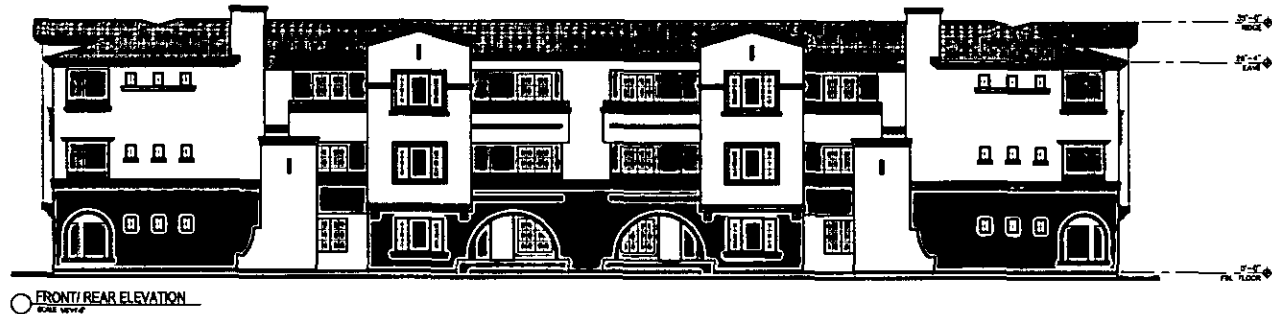
Elevation Building Type 1 : Sheet T2a
10-050 : Project Number
12-21-2010 : Date

Providence Multi Family

Las Vegas, NV

MOD-40409
SDR-40408
REVISED





RECEIVED
DEC 23 2010

Elevation Building Type 2 : Sheet Title
10-090 : Project Number
12-21-2010 : Date

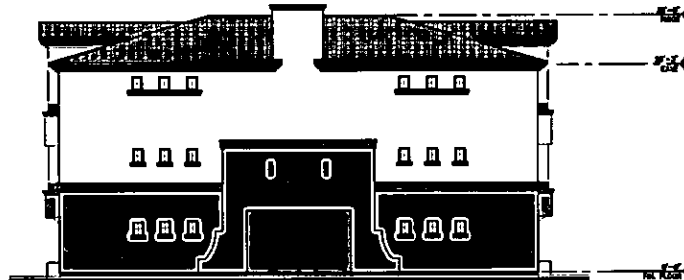
Providence Multi Family
Las Vegas, NV

MOD-40409
SDR-40408
REVISED





A FRONT & REAR ELEVATION
1/8" = 1'-0"



B SIDE ELEVATION
1/8" = 1'-0"

RECEIVED
DEC 23 2010

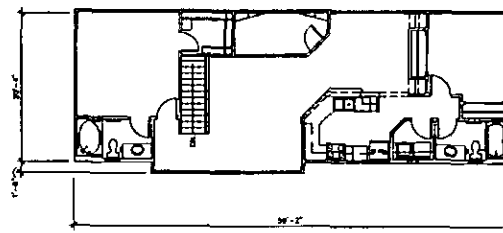
Elevation Building Type 3 : Sheet Title
10-000 : Project Number
12-21-2010 : Date

Providence Multi Family

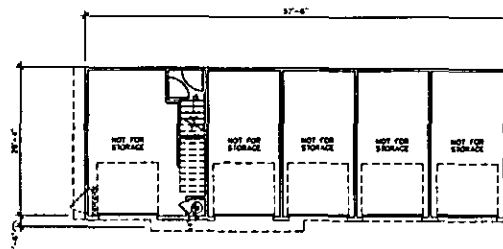
Las Vegas, NV

MOD-40409
SDR-40408
REVISED

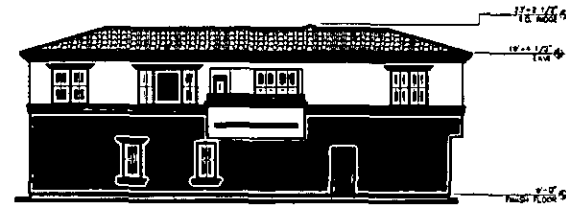




A FLOOR PLAN- FIRST FLOOR
 36'-0" x 28'-0"



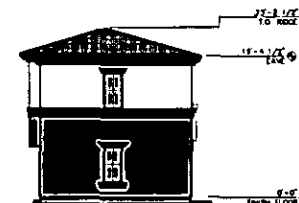
B FLOOR PLAN- SECOND FLOOR
 37'-0" x 28'-0"



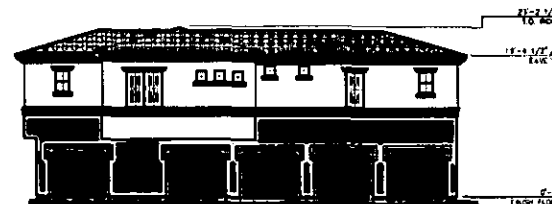
C REAR ELEVATION
 37'-0" x 18'-0"



D SIDE ELEVATION
 19'-0" x 18'-0"



E SIDE ELEVATION
 19'-0" x 18'-0"



F FRONT ELEVATION
 37'-0" x 18'-0"

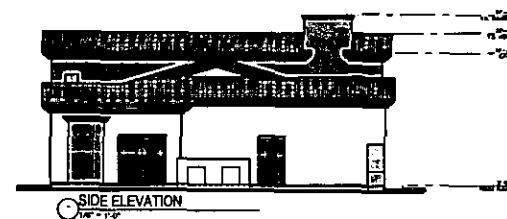
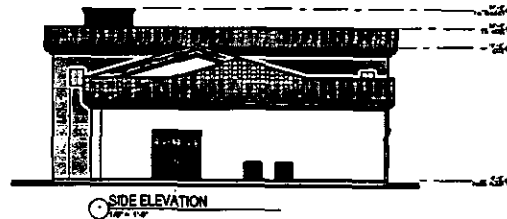
RECEIVED
 DEC 23 2010

Elevation Building Type 4 : Sheet Title
 10-000 : Project Number
 12-21-2010 : Date

Providence Mult Family
 Las Vegas, NV

MOD-40409
SDR-40408
REVISED

MOSER architecture studio



RECEIVED
DEC 23 2010

Recreation Building Elevation : Sheet Title
10-080 : Project Number
12-21-2010 : Date

Providence Multi Family
Las Vegas, NV

MOD-40409
SDR-40408
REVISED



Telephone Protest/ Approval Log

Meeting Date: 01.25.11 PC

Case Number: SDR-40408

Date: 01.18.11
Name: Scott Montell
Address: 7436 Clifton Gardens St
Las Vegas NV 89166
Phone: 818-439-9213
☒ PROTEST ☐ APPROVE

Date: 01.24.11
Name: Mark & Michelle Egan
Address: 7008 Twin Forks Peak
Las Vegas NV 89166
Phone: 702-485-2735
☒ PROTEST ☐ APPROVE

Date: 01.24.11
Name: Susan Tomlinson - Alba
Address: 10239 Headrick Dr
Las Vegas NV 89166
Phone: _____
☒ PROTEST ☐ APPROVE

Date: 01.24.11
Name: Wendy Stinehour
Address: 10215 Danskin Dr
Las Vegas NV 89166
Phone: 360-8573
☒ PROTEST ☐ APPROVE

Date: 1-24-11
Name: Igor & Andrea Soldo
Address: 7041 Hunts Creek
89166
Phone: 281-6979
☒ PROTEST ☐ APPROVE

Date: _____
Name: _____
Address: _____
Phone: _____
☐ PROTEST ☐ APPROVE

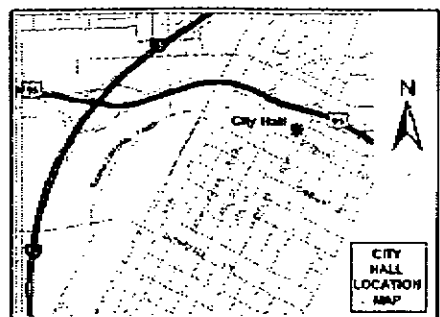
001

CANON

01/20/2011 10:15 FAX 702 405 0641

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.

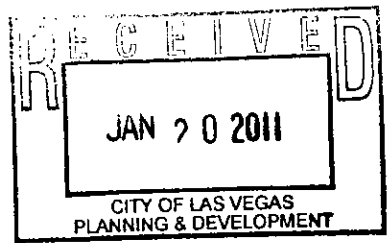
SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166



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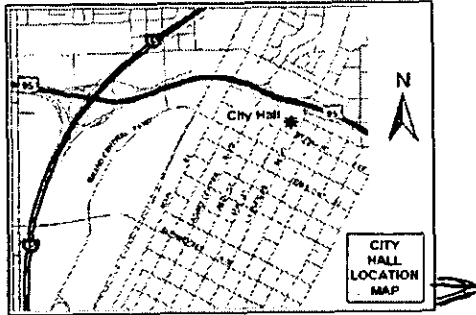
12613412125
JUNG ALEXANDER
10527 LAURELWOOD LAKE AVE
LAS VEGAS NV 89166-6523

Case: SDR-40408

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

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I SUPPORT
this Request

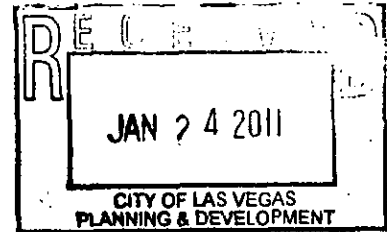


I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting ~~of 1/25/2011~~ *Tue*
Hold off until Meeting March 2011



12613312102
GERLACK MICHELLE
10723 MYRTLE GROVE AVE
LAS VEGAS NV 89166-6008

Case: SDR-40408

(702) 396-0117 afternoons

6 KRDFNP1 89166



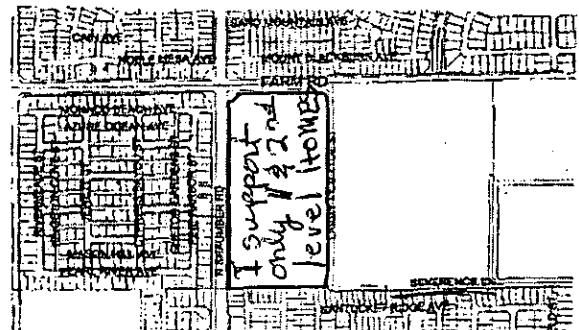
**SDR-40408 - SITE DEVELOPMENT PLAN REVIEW
RELATED TO MOD-40409 - PUBLIC HEARING -
APPLICANT/OWNER: THE AHLERS FAMILY TRUST -**
Request for a Site Development Plan Review FOR A PROPOSED
**THREE-STORY, 490-UNIT MULTI-FAMILY RESIDENTIAL
DEVELOPMENT WITH WAIVERS OF THE CLIFF'S EDGE
DESIGN GUIDELINES** on 18.18 acres at the southeast corner of
Farm Road and Shaumber Road (APN 126-13-310-002), PD
(Planned Development) Zone [RSL (Residential Small Lot) Cliff's
Edge Special Land Use Designation] [PROPOSED: M (Medium
Density Residential)], Ward 6 (Ross).

*Crazy! "Yes" It would be nice to have
this area completed. This area
should blend in with this area!*

NOT STICK OUT a 3-story condo/apts.

All the Home across Shaumber would loose

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) 229-6401 (TDD 385-9108) or go to <http://www.lasvegasnevada.gov>.



*What ever is built in this area
should complement our home &
mix in with this area. We need to
The proposed project may not pertain to the entire highlighted
project site. hold on to what ever home we*

Public Hearing Information

Meeting: Planning Commission
Date: January 25, 2011
Time: 6:00 P.M.
Location: City Council Chambers
400 Stewart Avenue
Las Vegas, Nevada

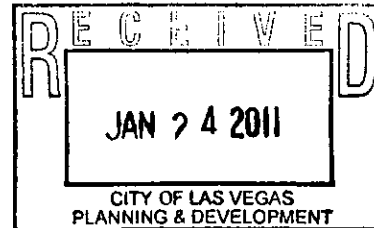
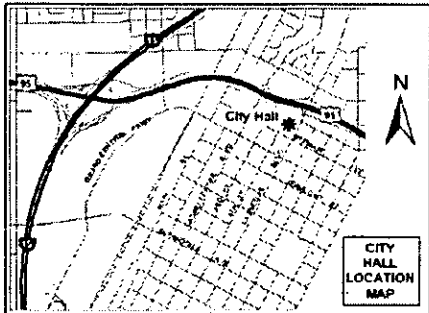
also March 2011

*Property value in our middle income new homes. Besides this 3 story unit
would block the whole purpose we bought up the hill. To
Have our beautiful view of the lights & strip!*

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



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I SUPPORT
this Request



I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

12613212065
NIGRO LOUIS R JR
7612 BUTLER MESA ST
LAS VEGAS NV 89166-5126

Case: SDR-40408

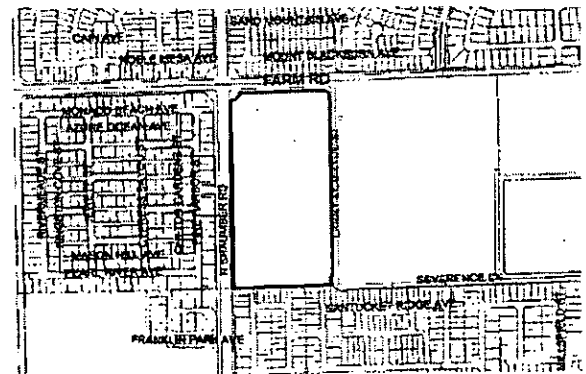
6 KROFNPI 89166



Application Information

**SDR-40408 - SITE DEVELOPMENT PLAN REVIEW
RELATED TO MOD-40409 - PUBLIC HEARING -
APPLICANT/OWNER: THE AHLERS FAMILY TRUST -**
Request for a Site Development Plan Review FOR A PROPOSED
THREE-STORY, 490-UNIT MULTI-FAMILY RESIDENTIAL
DEVELOPMENT WITH WAIVERS OF THE CLIFF'S EDGE
DESIGN GUIDELINES on 18.18 acres at the southeast corner of
Farm Road and Shaumber Road (APN 126-13-310-002), PD
(Planned Development) Zone [RSL (Residential Small Lot) Cliff's
Edge Special Land Use Designation] [PROPOSED: M (Medium
Density Residential)], Ward 6 (Ross).

Application Location



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

Public Hearing Information

Meeting: Planning Commission
Date: January 25, 2011
Time: 6:00 P.M.
Location: City Council Chambers
400 Stewart Avenue
Las Vegas, Nevada

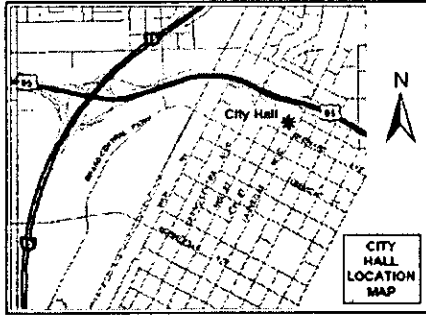
I OPPOSE THIS APARTMENT/CONDO
COMPLEX BECAUSE IT IS IN BE-
TWEEN MY HOUSE AND THE ELE-
MENTARY SCHOOL WHERE MY GRAND-
DAUGHTER GOES TO SCHOOL. NO

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City of Las Vegas
Planning & Development Department
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I SUPPORT
this Request

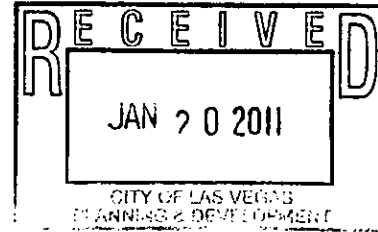


I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613312034
BACA DENNIS W & CARLA R
7434 PINE HARBOR ST
LAS VEGAS NV 89166-1801

Case: SDR-40408

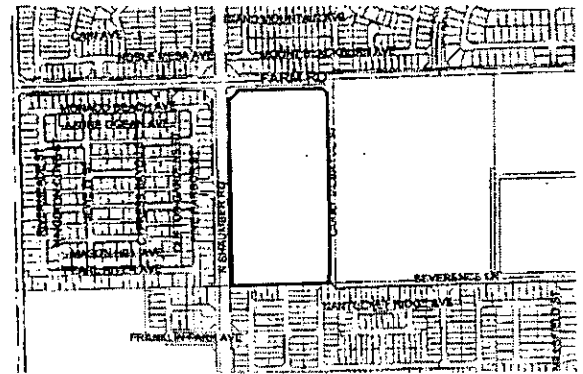
6 KRDFNPF1 89166



Application Information

**SDR-40408 - SITE DEVELOPMENT PLAN REVIEW
RELATED TO MOD-40409 - PUBLIC HEARING -
APPLICANT/OWNER: THE AHLERS FAMILY TRUST -**
Request for a Site Development Plan Review FOR A PROPOSED
THREE-STORY, 490-UNIT MULTI-FAMILY RESIDENTIAL
DEVELOPMENT WITH WAIVERS OF THE CLIFF'S EDGE
DESIGN GUIDELINES on 18.18 acres at the southeast corner of
Farm Road and Shaumber Road (APN 126-13-310-002), PD
(Planned Development) Zone [RSL (Residential Small Lot) Cliff's
Edge Special Land Use Designation] [PROPOSED: M (Medium
Density Residential)], Ward 6 (Ross).

Application Location



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

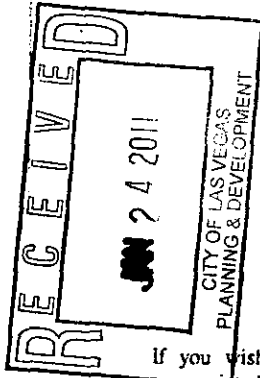
Public Hearing Information

Meeting: Planning Commission
Date: January 25, 2011
Time: 6:00 P.M.
Location: City Council Chambers
400 Stewart Avenue
Las Vegas, Nevada

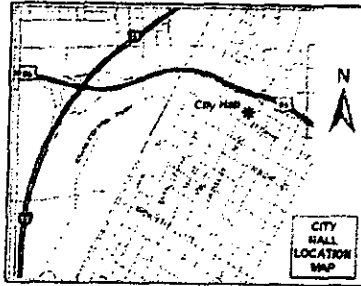
MY HUSBAND AND I STRONGLY OPPOSE ANY KIND OF
APARTMENTS, CONDOS OR TOWNHOMES. WE PURCHASED
OUR HOME WHERE WE DID TO NOT BE CLOSE TO
ANY OF THESE!!

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 Rezoning 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>.

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Planning & Development Department
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SUSAN TOMLINSON
10239 Hadwick Dr.
Las Vegas
NV 89166

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I SUPPORT
this Request



I OPPOSE
this Request

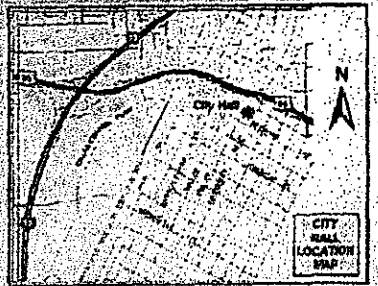
Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

There are plenty of apts.
AND condos throughout
Las Vegas.

We were told this would be
a development of homes.
We strongly oppose the
development you have
proposed.



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I SUPPORT
this Request

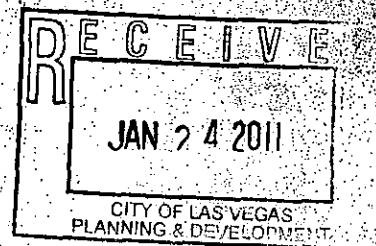


I OPPOSE
this Request

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SDR-40408

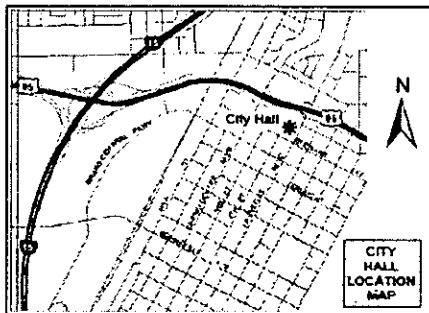
Planning Commission Meeting of 1/25/2011



John B. ALBA
10239 Hadwick Dr
Las Vegas NV
89166

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

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☐

I SUPPORT
this Request

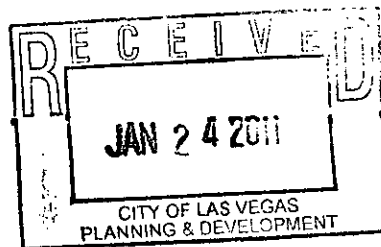
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I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613311011
LYNCH SHANDRA & STEVEN
7512 CLIFTON GARDENS ST
LAS VEGAS NV 89166-0101

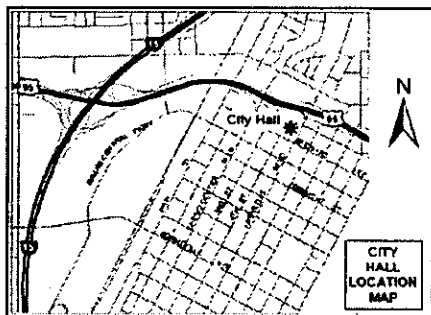
Case: SDR-40408

6 KRDFNP1 89166



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

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☐

I SUPPORT
this Request

☒

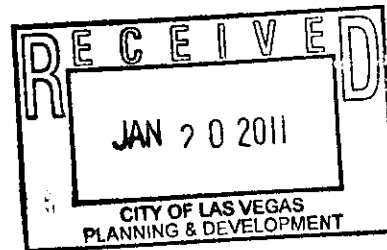
I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

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12613212081
CARTWRIGHT LOUIS M & JONEE L
7730 LONE SHEPHERD DR
LAS VEGAS NV 89166-5120

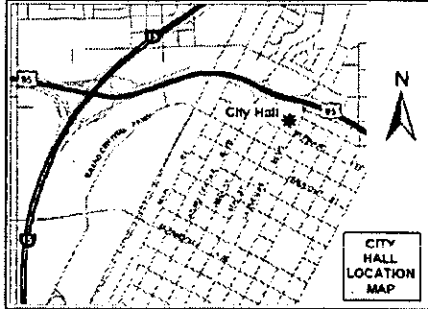
Case: SDR-40408

6 KRDFNP1 89166



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

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☐

I SUPPORT
this Request

☒

I OPPOSE
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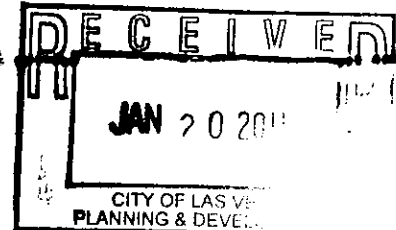
SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166



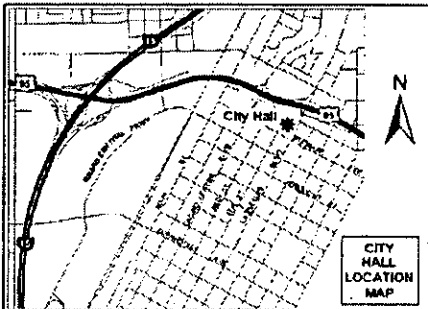
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Case: SDR-40408
12613312070
MARTIN MICHAEL
10728 CAPE SHORE AVE
LAS VEGAS NV 89166-6002

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

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☐

I SUPPORT
this Request

☒

I OPPOSE
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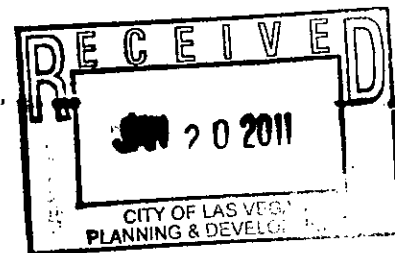
SDR-40408

Planning Commission Meeting of 1/25/2011

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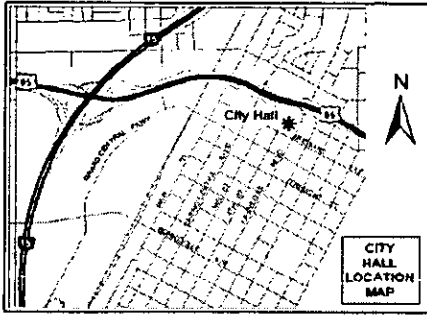


Case: SDR-40408
12613312094
JOHNSON JAMES A JR
10812 MYRTLE GROVE AVE
LAS VEGAS NV 89166-6009

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

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I SUPPORT
this Request

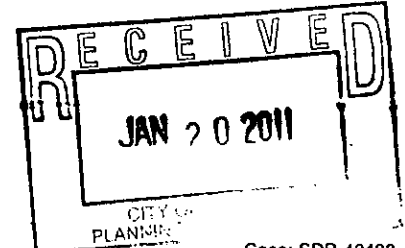


I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613413107
POULOS PHILIP G
10704 LENORE PARK CT
LAS VEGAS NV 89166-6026

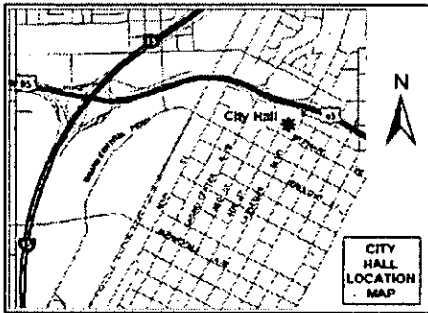
Case: SDR-40408

6 KRDFNP1 89166



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Planning & Development Department
Development Services Center
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I SUPPORT
this Request



I OPPOSE
this Request

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SDR-40408

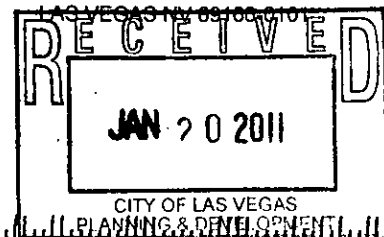
Planning Commission Meeting of 1/25/2011

-lower property
value
-Crime
-too much traffic
-take away from
Providence feel.
-not in plans when I
bought my house.

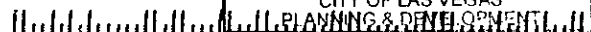
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12613311013
THYR DEANNA & ELMER
7504 CLIFTON GARDENS ST
LAS VEGAS NV 89106-0107

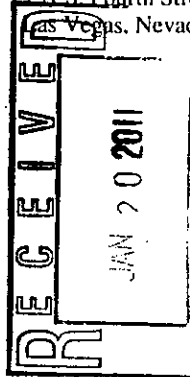
Case: SDR-40408



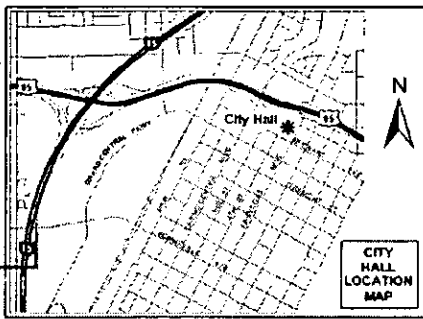
6 KRDFNP1 89166



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I SUPPORT
this Request



I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

① Heart of community on roads that are not built with not the main thoroughfares. Community can not handle possible increase of 1,000 vehicles with 490-unit complex.

② VERY poor planning & zoning transition to put next to a school.

③ Is not compatible with & does not live up to the promises set forth in the Providence Master development plan & maps of the community advertised over time

④ There are many multi-unit dwellings within 5 miles. Another is not needed.

⑤ We believe there is a high potential for crime rates to increase in an extremely low crime area

⑥ Increased traffic will decrease safety for children going to/from school.

⑦ Probable home value decrease in area will outweigh potential profit for current landowner.

⑧ please see saveprovidence.com

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12613412141
FLYNN MATHEW T
7345 AMAGANSETT ST
LAS VEGAS NV 89166-6521

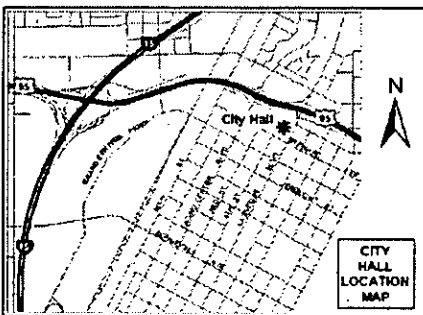
Case: SDR-40408

6 KRDFNP1 89166



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I SUPPORT
this Request



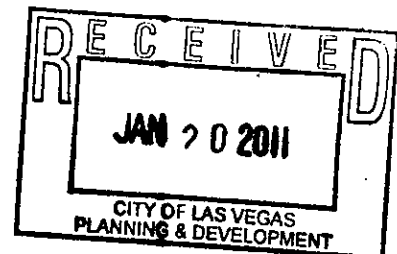
I OPPOSE
this Request

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Planning Commission Meeting of 1/25/2011

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12613212017
SMITH RANDALL LEE
10725 NOBLE MESA AVE
LAS VEGAS NV 89166-5106

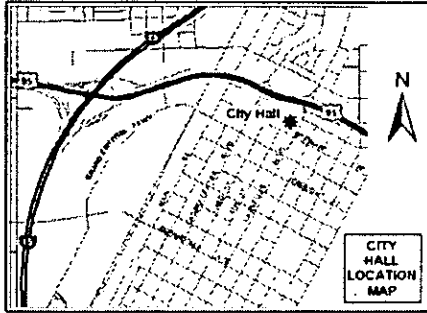
Case: SDR-40408

6 KRDFNP1 89166



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I SUPPORT
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I OPPOSE
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Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166



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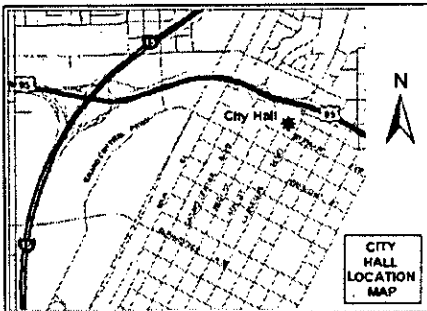


12613212045
BARON ARNOLD R
7620 GATSBY HOUSE ST
LAS VEGAS NV 89166-5116

Case: SDR-40408

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731 S. Fourth Street
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I SUPPORT
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I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

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6 KRDFNP1 89166



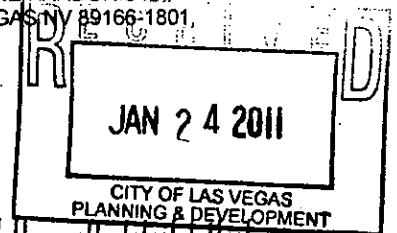
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We strongly oppose
ANY apartment/condo
structures in our
neighborhood! This will
bring our property values
down and increase
crime in our area.

No
thank
— you!

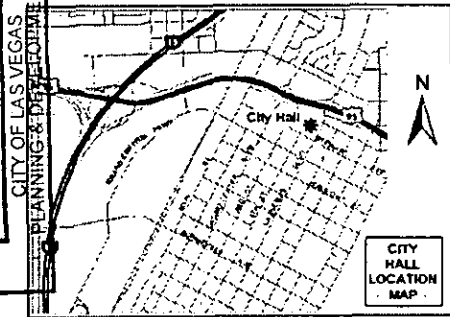
12613312031
FLORES-LOVO SILVIO JR & SARA
7422 PINE HARBOR ST.
LAS VEGAS NV 89166-1801

Case: SDR-40408



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☐ I SUPPORT
this Request

☒ I OPPOSE
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SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166

|||||

I strongly oppose this due to the anticipated decline of my residential property and the potential increase in crime that is often associated with multi-family dwellings. I also think it is COMPLETELY UNFAIR that the entire neighborhood will be impacted by this but they are informed of the situation.

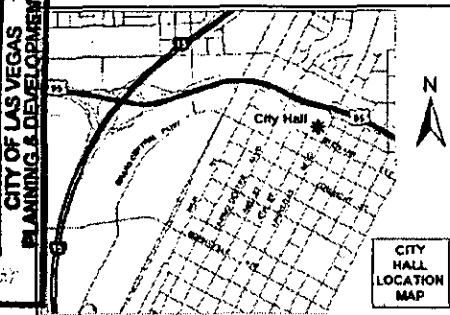
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Case: SDR-40408
12613312080
SCHUMACHER NICOLAS P & JACLYN C
10733 CAPE SHORE AVE
LAS VEGAS NV 89166-6002

Nicholas & Jaclyn Schumacher

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☒ I OPPOSE
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6 KRDFNP1 89166

|||||

We oppose the building of 3 story, 490 unit, multi-family development because this is located too close to the proposed middle school and is located too close to Bozarth Elementary School. Building apartments will bring crime and 9 ton more noise and traffic to our area. We don't think this is a good idea because it will give sexual offenders the opportunity to move close to a proposed middle school, park, and Bozarth Elementary. Providence is inspired by tradition. How does building 3 story, 490 unit, multi-family development inspire tradition?

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Case: SDR-40408
12613312012
YTURRALDE MICHAEL JR & APRIL B
10813 PEARL RIVER AVE
LAS VEGAS NV 89166-6013

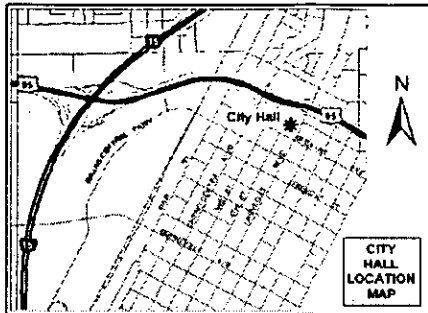
Please don't build in the school's backyard.

Thank you,

Mr. & Mrs. Michael Yturralde

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I SUPPORT
this Request



I OPPOSE
this Request

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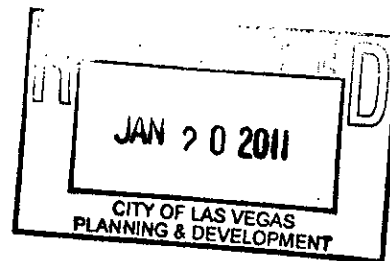
SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166

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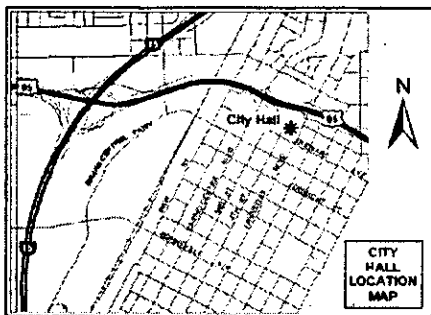


12613312103
BRATLAND HEAVEN S & SHANNON M
10719 MYRTLE GROVE AVE
LAS VEGAS NV 89166-6008

Case: SDR-40408

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I SUPPORT
this Request



I OPPOSE
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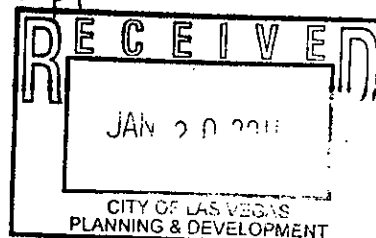
Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166

|||||

*Multi Family Temp Housing
Promote's less Respect for
The Surrounding Areas.
Families Know They are not
Permanent so they have no care
for the community as a whole.
Please Do Not Approve if you like
providence.*

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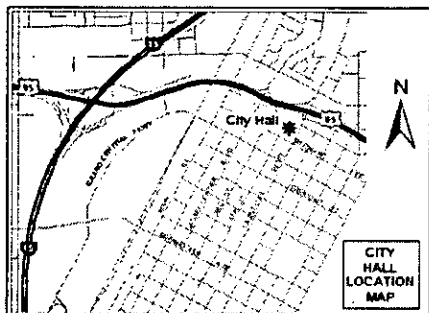


12613312126
PORTER BRYAN C
10721 MYSTIC SHORE AVE
LAS VEGAS NV 89166-6010

Case: SDR-40408

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☐

I SUPPORT
this Request

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I OPPOSE
this Request

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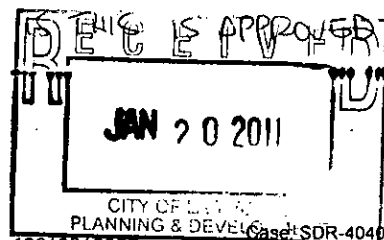
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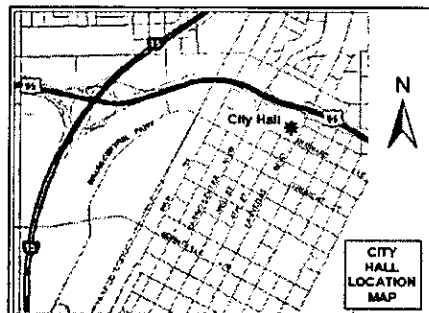
I WOULD NEVER HAVE BOUGHT IN THIS AREA
IF I KNEW I WOULD BE DIRECTLY ACROSS
FROM AN APARTMENT COMPLEX AND WILL
PROBABLY MOVE



12613312087
CROMWELL JASON
10714 MYRTLE GROVE AVE
LAS VEGAS NV 89166-6008

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☐

I SUPPORT
this Request

☒

I OPPOSE
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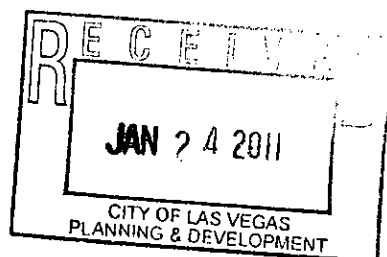
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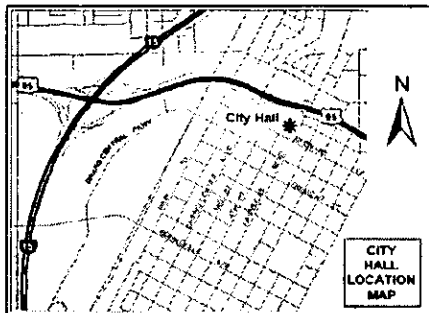


12613212099
HARSHAW DUMAS A III & AMY M
10813 CAIN AVE
LAS VEGAS NV 89166-5124

Case: SDR-40408

City of Las Vegas
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I SUPPORT
this Request



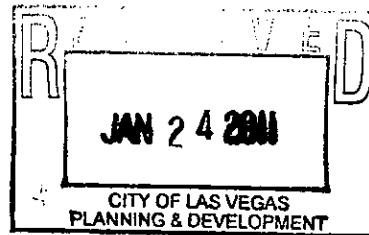
I OPPOSE
this Request

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Planning Commission Meeting of 1/25/2011

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12613212068
TEH CHUAN-HAI & SIEW-PAIK
3005 LUCAS CT
SAN JOSE CA 95148-3145

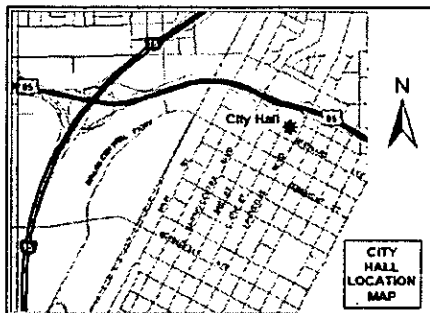
Case: SDR-40408

111 KRDFNP1 95146



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I SUPPORT
this Request



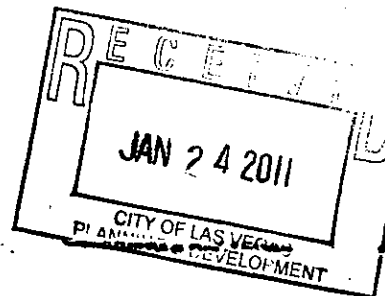
I OPPOSE
this Request

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Planning Commission Meeting of 1/25/2011

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12613312081
TAYLOR ALISSA S
10729 CAPE SHORE AVE
LAS VEGAS NV 89166-6002

Case: SDR-40408

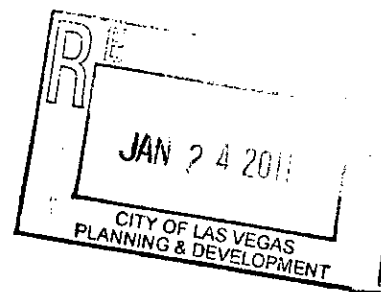
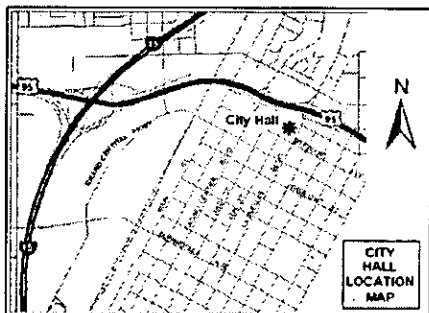
6 KRDFNP1 89166



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☐ I SUPPORT
this Request

☒ I OPPOSE
this Request

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Planning Commission Meeting of 1/25/2011

12613212067
WALTON ANDRE M
10814 CAIN AVE
LAS VEGAS NV 89166-5124

Case: SDR-40408

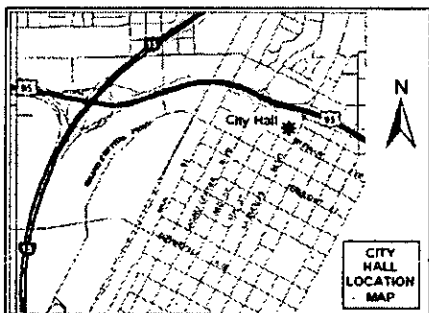
6 KRDFNP1 89166



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THIS REQUEST SHOULD NOT BE
APPROVED, AS IT WOULD SERVE
TO UNDERMINE THE FOUNDATION
OF OUR CURRENT MASTER PLAN.
WE MOVED/PURCHASED OUR HOMES
HERE BECAUSE OF PROVIDENCE'S
CURRENT PLAN AND STATE, NOT
TO LIVE AMONGST APARTMENT
BUILDINGS!!

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☐ I SUPPORT
this Request

☒ I OPPOSE
this Request

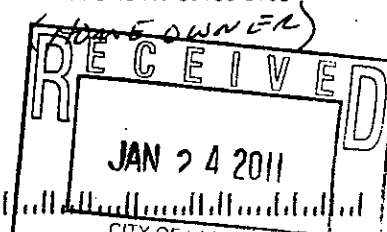
Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

12613312078
GEORGENS SCOTT
10805 CAPE SHORE AVE
LAS VEGAS NV 89166-6003

Case: SDR-40408

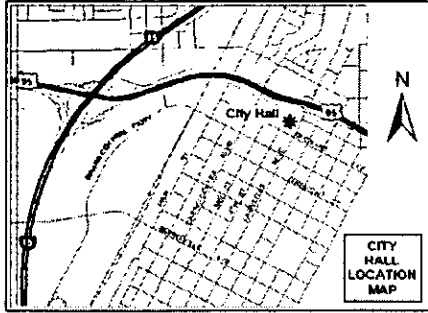


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☐

I SUPPORT
this Request

☒

I OPPOSE
this Request

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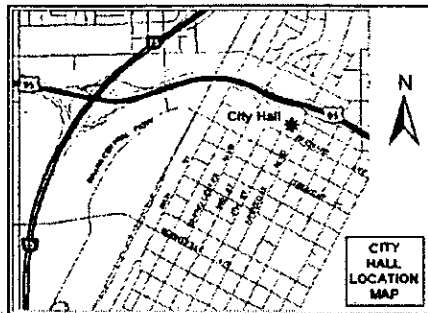


12613313058
BEACH ZACHERY W
10820 MYRTLE GROVE AVE
LAS VEGAS NV 89166-6009

Case: SDR-40408

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☐

I SUPPORT
this Request

☒

I OPPOSE
this Request

Please use available blank space on card for your comments.

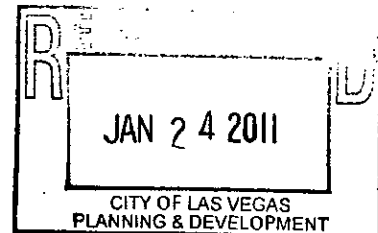
SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166



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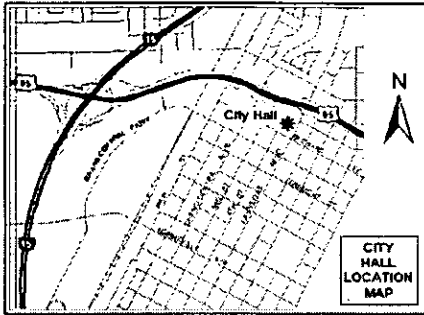


12613312151
GOODAVISH DANIEL
7420 CLIFTON GARDENS S
LAS VEGAS NV 89166-0100

Case: SDR-40408

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

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I SUPPORT
this Request



I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

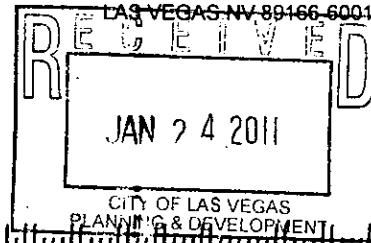
6 KRDFNP1 89166

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Permit No. 1630

I do not want
a 3 story apartment
right there. #1 it ruins
the view. #2 We are a housing
community. Not a apartment
#3 traffic issues!

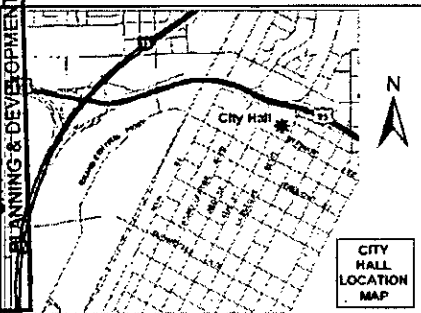
12613312057
BILLINGS MARYANNA
10811 AZURE OCEAN AVE
LAS VEGAS NV 89166-6001

Case: SDR-40408



City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
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I SUPPORT
this Request



I OPPOSE
this Request

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- proposed site change will add twice the
amount of traffic than current zoning.
- in the center of our small
masterplanned community,
will totally change the landscape.
- House values will further drop for
our properties in close proximity.
- Right next to our schools, safety
issues to be concerned about with
a large apt. complex, also traffic.
- Apts. have a large amount of
turnover. We want people that will
help build our community; renters
will not pay into our HOAS.
- For as small as Providence
is, there are already two
large apt.
Complexes in
our area. There is also a huge
apt. complex right down the
Street on Shamburger.

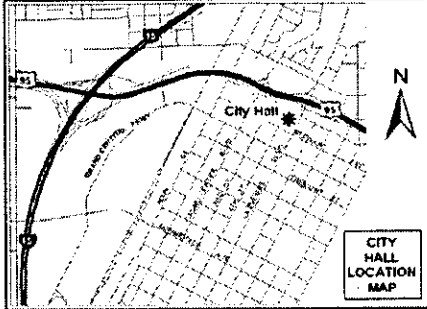
12613212101
DICK DAVID M
10805 CAIN AVE
LAS VEGAS NV 89166-5124

Case: SDR-40408

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
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I SUPPORT
this Request



I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613413108
JOHNSON DONALD G
10711 LENORE PARK CT
LAS VEGAS NV 89166-6026

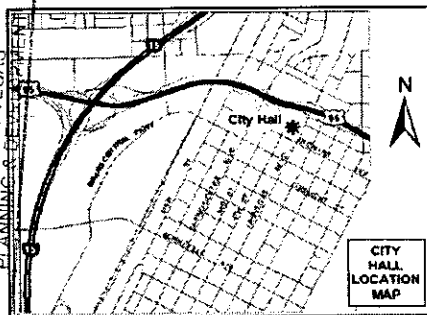
Case: SDR-40408

6 KRDFNP1 89166



City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
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I SUPPORT
this Request



I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

We strongly oppose this request. The Providence community already experiences traffic congestion issues near the Hualapai/Dee Springs intersection during the morning & evening commutes. The addition of another multi-family complex would only serve to compound this problem. We also have serious concerns regarding crime that often comes incident to multi-family housing. We chose Providence because of its quiet, un congested sense of community and security which we fear will be seriously jeopardized by the proposed development. Thank you for your attention to our concerns.

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12613412147
GROOVER ERIC
10549 LAURELWOOD LAKE AVE
LAS VEGAS NV 89166-6524

Case: SDR-40408

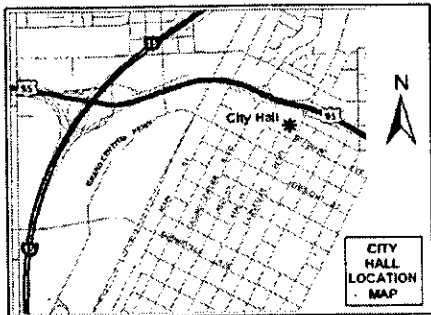
6 KRDFNP1 89166



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☐ I SUPPORT
this Request

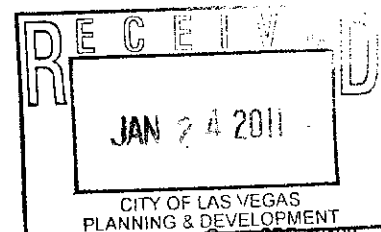
☒ I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166

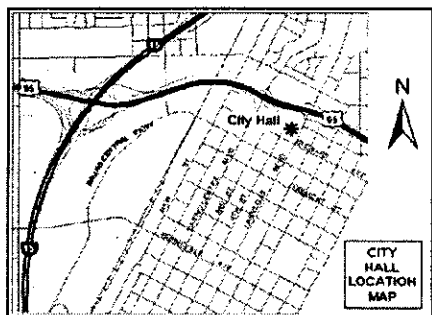


12613313085
BLAZEVIH AARON S & JENNIFER M
10823 MASON HILL AVE
LAS VEGAS NV 89166-6005

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

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☐ I SUPPORT
this Request

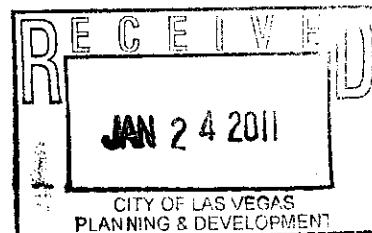
☒ I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

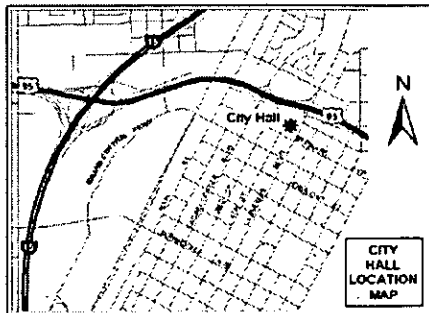
6 KRDFNP1 89166



12613312142
FIELD BRYAN & DONNA
10803 MASON HILL AVE
LAS VEGAS NV 89166-6005

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
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I SUPPORT
this Request



I OPPOSE
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SDR-40408

Planning Commission Meeting of 1/25/2011

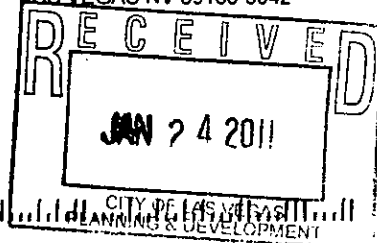
6 KPDFNP1 89166

*Please!!!
Leave this area
for single homes
developments!! Leave
Apartments on main
areas like South
Hualapai - South
Shawnee - South
Ann, we need
move houses
The
Loewen's*

12613215006

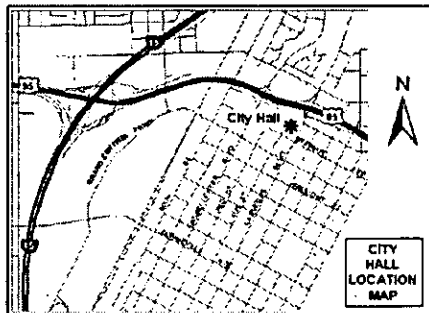
Case: SDR-40408

LOEWEN DARC & JULIE
10611 KEARNEY MOUNTAIN AVE
LAS VEGAS NV 89166-5042



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

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I SUPPORT
this Request



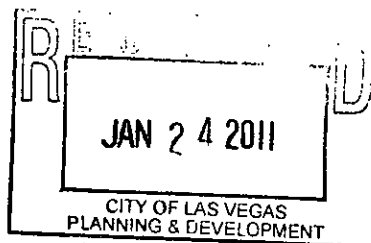
I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

6 KPDFNP1 89166



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*Please do not let this happen
to us homeowners who purposely chose to
live this far out so that something like this
could not happen. I drive a good distance
to get away from the city, crime and the traffic
and building this type of development would totally
destroy my purpose of investing in my home out
here in the NW. This development would take
away my (our) view from our homes.
A center in a 3 story complex would have
my view. I was told when I bought my
home that my view
!!! could not be
obstructed. Please
do not let this happen to those of us
who sacrificed our hard earned money
to buy homes out here!!!*

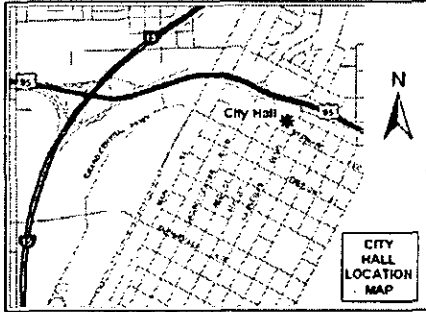
12613212015

Case: SDR-40408

MANCINI LORRIE ANN
10717 NOBLE MESA AVE
LAS VEGAS NV 89166-5106

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

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☐ I SUPPORT
this Request

☒ I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166



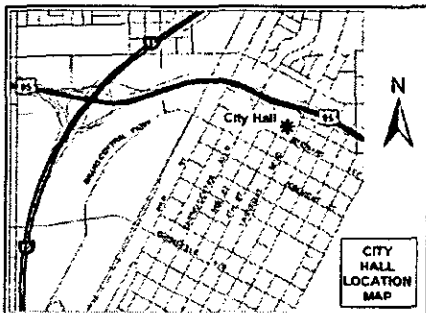
PSRRT
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PAID
Las Vegas, NV
Permit No. 1630



Case: SDR-40408
12613212024
FREEMAN OLEN & KERRI FAIRFIELD
10753 NOBLE MESA AVE
LAS VEGAS NV 89166-5106

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

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☐ I SUPPORT
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☒ I OPPOSE
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SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166



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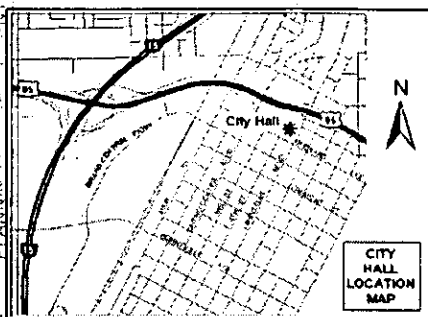


Case: SDR-40408
12613212197
EVANS JASON J
7775 YOUNG HARBOR DR
LAS VEGAS NV 89166-0000

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

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- NOT IN KEENING WITH THE DESIGN GUIDELINES OF PROVIDENCE
- ADD TO TRAFFIC CONGESTION
- LOWER PROPERTY VALUES
- WHAT IS DEVELOPER OFFERING US IN RETURN?

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☐ I SUPPORT
this Request

☒ I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166

12613411007
GRIGLOCK WILLIAM & DONNA
7345 ELLISON PARK ST
LAS VEGAS NV 89166-6025

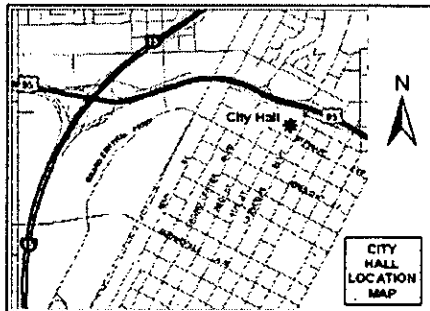
Case: SDR-40408

- DEVELOPER HAS NOT
BEEN TRANSPARENT; NO
COMMUNITY OUT REACH

City of Las Vegas
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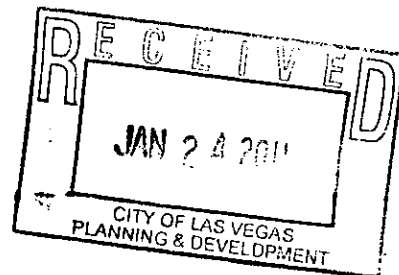
☒ I OPPOSE
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SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166

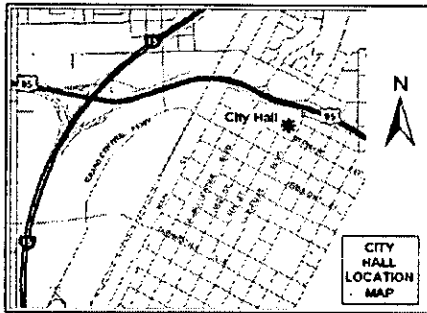


12613312111
NELSON MATTHEW
10720 MYSTIC SHORE AVE
LAS VEGAS NV 89166-6010

Case: SDR-40408

City of Las Vegas
Planning & Development Department
Development Services Center
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☒ I OPPOSE
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SDR-40408

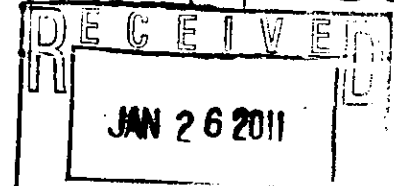
Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166



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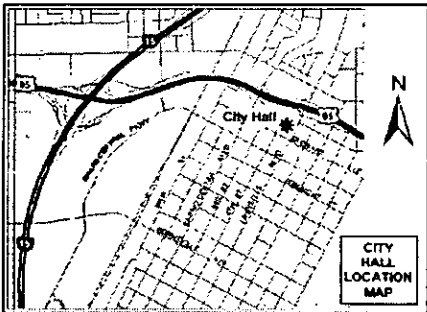
*Don't ruin
the high Standards of
Providence w/ this!!!!*



CITY OF
PLANNING
12613212204
Case: SDR-40408
CUEVAS RICHARD A
7778 LONE SHEPHERD DR
LAS VEGAS NV 89166-5120

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

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this Request

☒ I OPPOSE
this Request

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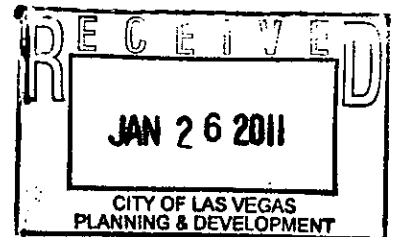
SDR-40408

Planning Commission Meeting of 1/25/2011

6 KRDFNP1 89166



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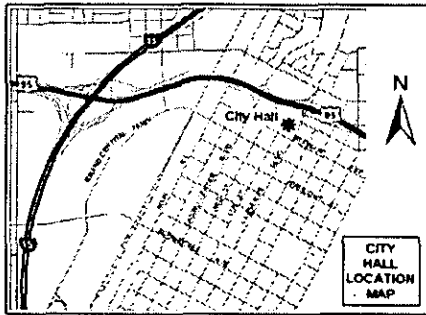


Case: SDR-40408
12613215001
COWELL DAVID BRIAN & DEBRA
7730 ALBRIGHT PEAK DR
LAS VEGAS NV 89166-5023

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

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I SUPPORT
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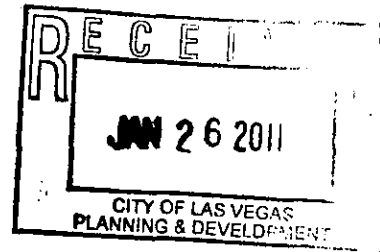


I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613312084
HOLZWORTH ANNIE & JACOB R
10717 CAPE SHORE AVE
LAS VEGAS NV 89166-6002

Case: SDR-40408

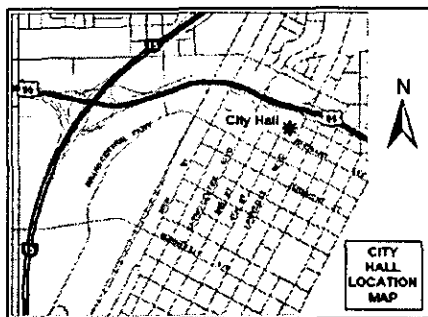
6 KRDFNP1 89166



City of Las Vegas
Planning & Development Department
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I SUPPORT
this Request

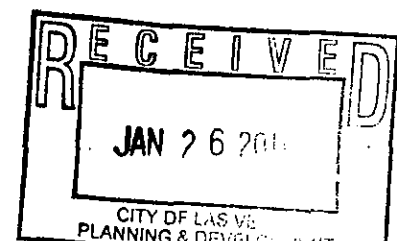


I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011



12613412086
FRIEND TOBIAS
10544 NANTUCKET RIDGE AVE
LAS VEGAS NV 89166-6525

Case: SDR-40408

6 KRDFNP1 89166

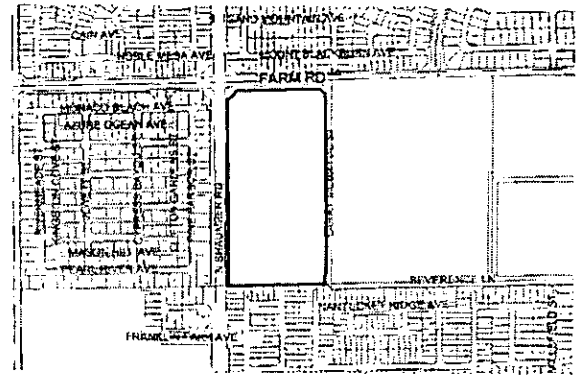


Application Information

SDR-40408 - SITE DEVELOPMENT PLAN REVIEW RELATED TO MOD-40409 - PUBLIC HEARING - APPLICANT/OWNER: THE AHLERS FAMILY TRUST - Request for a Site Development Plan Review FOR A PROPOSED THREE-STORY, 490-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF THE CLIFF'S EDGE DESIGN GUIDELINES on 18.18 acres at the southeast corner of Farm Road and Shaumber Road (APN 126-13-310-002), PD (Planned Development) Zone [RSL (Residential Small Lot) Cliff's Edge Special Land Use Designation] [PROPOSED: M (Medium Density Residential)], Ward 6 (Ross).

My family moved to this area because it is quiet and away from the city. We lived in apartments before we bought our house and we know the dangers that this proposal will bring to our quiet neighborhood. Home invasions, car theft, vandalism, Drugs, ->

Application Location



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

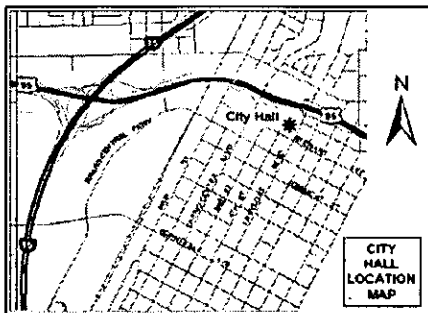
Public Hearing Information

Meeting: Planning Commission
Date: January 25, 2011
Time: 6:00 P.M.
Location: City Council Chambers
400 Stewart Avenue
Las Vegas, Nevada ->

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>.

City of Las Vegas
Planning & Development Department
Development Services Center
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I SUPPORT
this Request



I OPPOSE
this Request

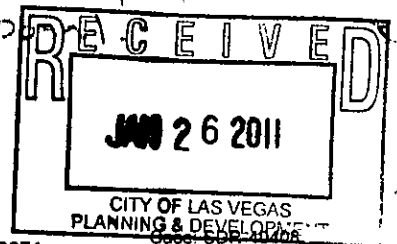
Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

→
Child predators are just
some of the dangers I
believe this proposal will
bring to our area. Most
of the crime in our area
stays around the Grand
Teton and Hualapai area,
which are homes built right
next to apartments. So
I for my family's safety
oppose this prop

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12613312071
STELLY DONNIE WALTER & SUSANN K
10732 CAPE SHORE AVE
LAS VEGAS NV 89166-6002



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JAN 26 2011
CITY OF LAS VEGAS
PLANNING & DEVELOPMENT

12613213081
KIHLETHAU MATTHEW D
10625 MOUNT JEFFERSON AVE
LAS VEGAS NV 89166-5054

SDR-40408

Planning Commission Meeting of 1/25/2011

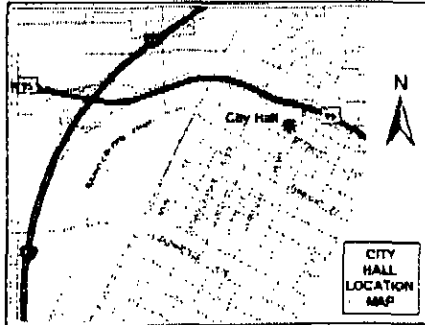
SECRET

(Musical notation)

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

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I SUPPORT
this Request



I OPPOSE
this Request

Single Houses only

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613212013
BATTY JOHN R & HELENA R
10709 NOBLE MESA AVE
LAS VEGAS NV 89186-5106

Case: SDR-40408

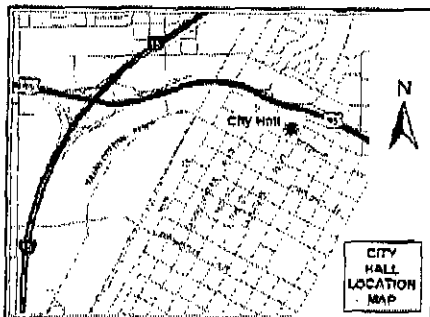
6 KRCFNP1 89186

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I SUPPORT
 this Request



I OPPOSE
 this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613212075 Case: SDR-40408
 MCGOWAN WENDELL D II & JENNIFER
 7721 YOUNG HARBOR DR
 LAS VEGAS NV 89166-5125

*We do not
 want apartments
 by our
 elementary school*

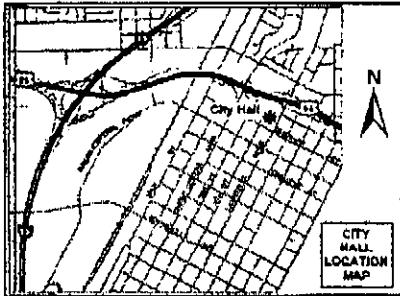
6 KRDFNFI 89166

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I SUPPORT
this Request



I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

12613312022
 WRIGHT AMANDA
 10717 PEARL RIVER AVE
 LAS VEGAS NV 89168-6012

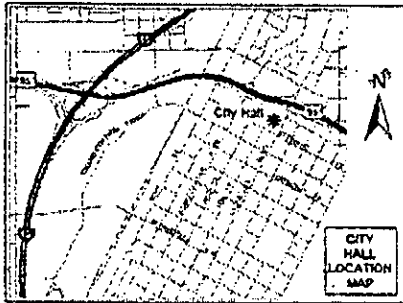
Case: SDR-40408

6 KRDFNP1 88166

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City of Las Vegas
Planning & Development Department
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☐

I SUPPORT
this Request

☒

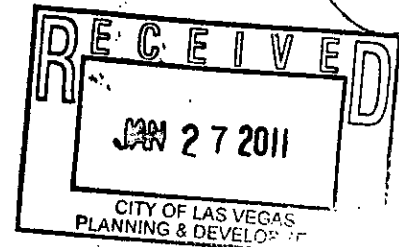
I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

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12613312109
LOVELETT GREGORY E
10712 MYSTIC SHORE AVE
LAS VEGAS NV 89166-6010

Case: SDR-40408

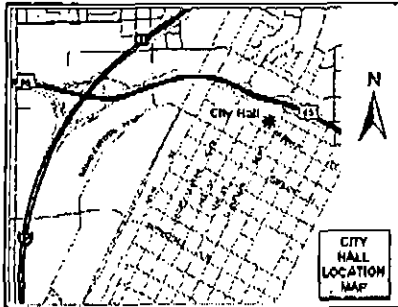
6 KRDFMP1 89166



**City of Las Vegas
Planning & Development Department
Development Services Center
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I SUPPORT
this Request

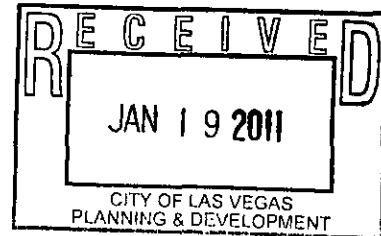


I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613312013
ENGLEBRECHT GARY L & CAROLE
9173 TERRACE PARK DR
MENTOR OH 44060-6482

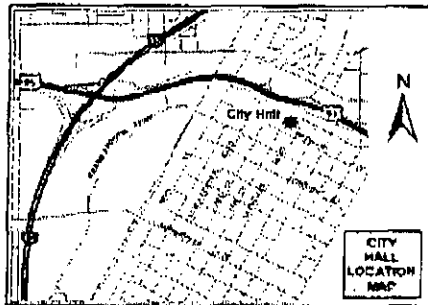
Case: SDR-40408

2 KROFNF1 44060



City of Las Vegas
Planning & Development Department
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I SUPPORT
this Request



I OPPOSE
this Request

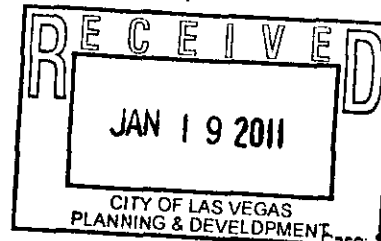
Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

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*I strongly oppose this request
and believe granting this will
greatly undermine the concept
of a master planned community.*



Case: SDR-40408

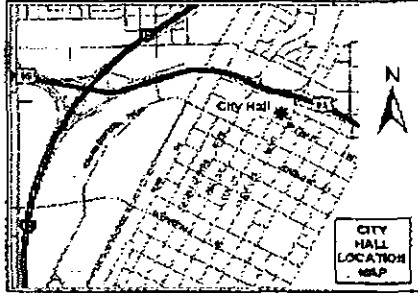
12613312030
FARRAR SHARI
7418 PINE HARBOR ST
LAS VEGAS NV 89166-1801

5 KROFNPI 08166

|||||

City of Las Vegas
Planning & Development Department
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☐ I SUPPORT
this Request

☒ I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

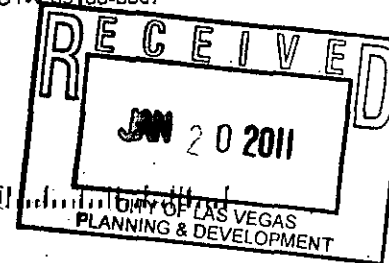
Planning Commission Meeting of 1/25/2011

*No putting an apartment complex
in the middle of our community
is a horrible idea*

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12613313002
BURDICK JAMES
10834 MONACO BEACH AVE
LAS VEGAS NV 89166-6007

Case: SDR-40408

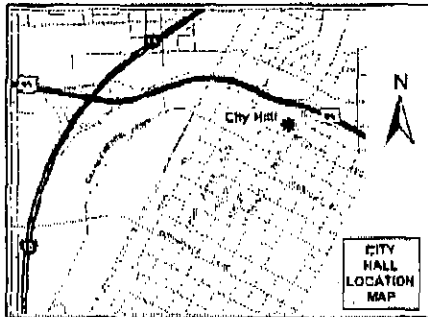


6 KRDFNP1 65165

Jan. 19. 2011 7:29PM

City of Las Vegas
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Development Services Center
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I SUPPORT
this Request



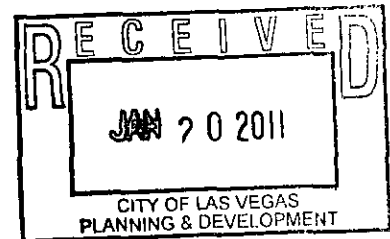
I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

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Case: SDR-40408
12613312108
JOHNSON SPRING E & DOLORES A
7432 CLIFTON GARDENS ST
LAS VEGAS NV 89166-0100

6 KRDFNP1 89166

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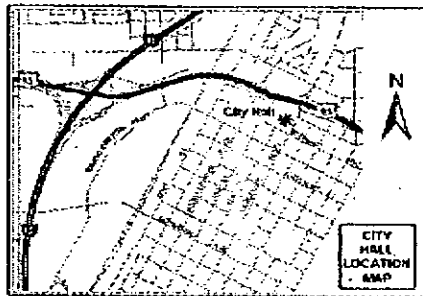
P. 01/01

FAX NO. 702 207 3930

JAN-20-2011 THU 12:47 PM Wells Fargo Financial

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Las Vegas, Nevada 89101-2986

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I SUPPORT
this Request



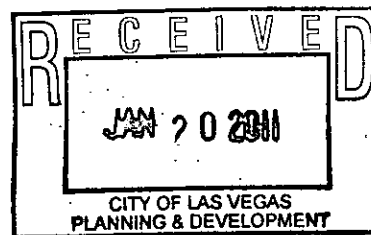
I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

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12613212049
HENDERSON SHAUNA L
7615 GATSBY HOUSE ST.
LAS VEGAS NV 89166-5116

Case: SDR-40408

6 KRDFNP1 89166



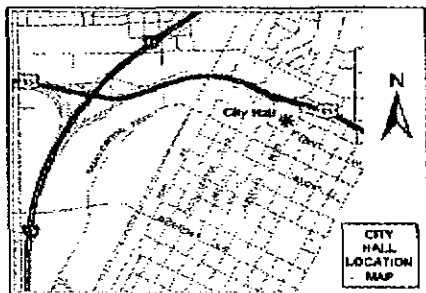
No. 5005 P. 1/3

Jan. 20. 2011 12:31PM

No. 5005. P. 3/3

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Development Services Center
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☐ I SUPPORT
this Request

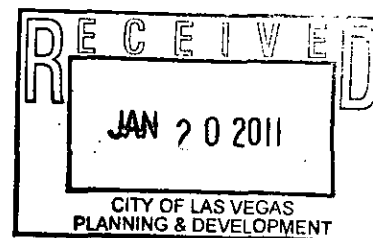
☒ I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

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12613212049
HENDERSON SHAUNA L
7615 GATSBY HOUSE ST
LAS VEGAS NV 89166-5116

Case: SDR-40408

6 KRDFNP1 89166

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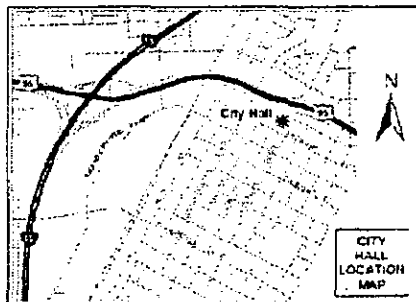
Jan. 20. 2011 12:31PM

23 January 2011

Response to proposed SDR-40408

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

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I SUPPORT
 this Request



I OPPOSE
 this Request

Please use available blank space on card for your comments.

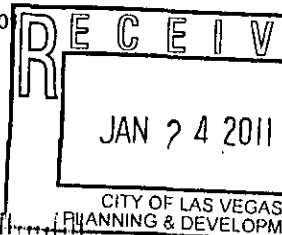
SDR-40408

Planning Commission Meeting of 1/25/2011

When I bought my house a year ago, we were sold on a bill of goods. The Providence Master Association, in their webpage, claims that their directive is "How can we build something brand new that genuinely provides our residents with a sense of depth, character, and community?" Well, this proposal to convert an area adjacent to my property designated for single family homes into a condo/apartment complex does not provide the residents neither depth, nor character, and even less a sense of community. It is simply irresponsible from the Providence Design Review Committee (the same group that is so worried about what kind of tree I plant in my backyard), to even consider a change in plan of such a magnitude that not only destroys the community appearance, but most importantly, jeopardizes our investment, our security, and our peaceful community. Apartments such as the proposed do not belong in the heart of a community, especially since there are huge apartment complexes in the periphery of the property, with high vacancy rates, so the need is really low. They are out of place in the proposed lot. In addition, apartment dwellers do not have a sense of community as they are transient. Crime around apartments is high, especially since they are magnets for drug addicts and sex offenders, putting in risk the security of our children. Condos have the same issues as apartments, as the majority of the residents in condos are transient as well. Moreover, is completely unfair having to pay two assessments (which apartment dwellers do not), knowing that in the future our property values will decrease, and our investment will be lost. I urge the City Planning Commission to listen and consider the overwhelming negative response to the rezoning and apartment building proposals from the residents of Providence and the HOAs and put a stop to this crazy and irresponsible idea.

12613312032
 RODRIGUEZ CARLOS
 7426 PINE HARBOR ST
 LAS VEGAS NV 89166-1801

Case: SDR-40408



6 KRDFNP1 88165

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PLANNING & DEVELOPMENT

Case: SDR-40408

11/11/2011 11:11:11 AM

No. 8679 P. 1

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Please use available blank space on card for your comments.

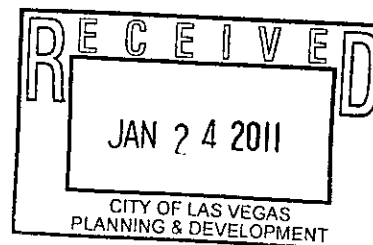
Planning Commission Meeting of 1/25/2011

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PLANNING & DEVELOPMENT

Case: SDR-40408

Jan. 23. 2011 8:19PM

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Las Vegas, NV
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12613312141
RASH MELODY
10807 MASON HILL AVE
LAS VEGAS NV 89166-6005

Case: SDR-40408

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RECEIVED
JAN 19 2011
CITY OF LAS VEGAS
PLANNING & DEVELOPMENT

12613412098
GUSTAVSON RICHARD
7329 ARLINGTON GARDEN ST
LAS VEGAS NV 89166-6513

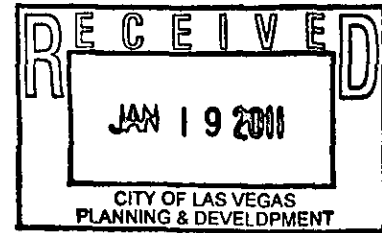
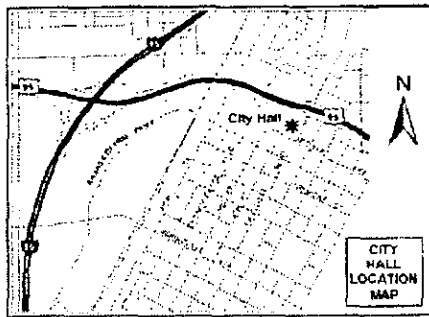
Planning Commission Meeting of 1/25/2011

illegible

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Planning & Development Department
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I SUPPORT
this Request



I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

Case: SDR-40408
12613312014
HERYLA MICHAEL & VERONICA A
7624 VALLEY GREEN DR #201
LAS VEGAS NV 89149-0348

31 KPDFNP1 09149



Jan 19 11 12:53p

Shepherd of the

- 645-0352

p.1

City of Las Vegas

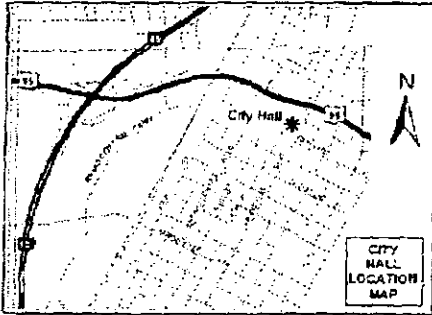
Planning & Development Department

Development Services Center

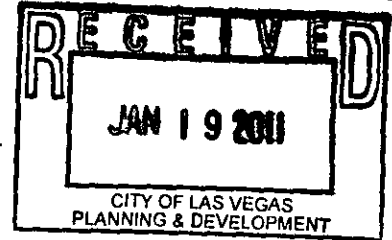
731 S. Fourth Street

Las Vegas, Nevada 89101-2986

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I SUPPORT

this Request



I OPPOSE

this Request

Please use available blank space on card for your comments.

SDR-40408

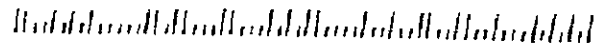
Planning Commission Meeting of 1/25/2011

12613215020

Case: SDR-40408

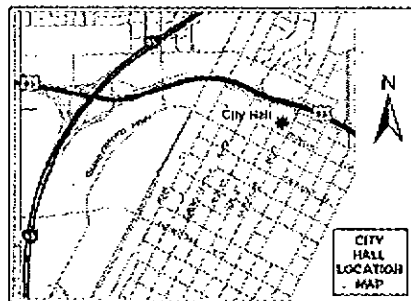
CHURCH LUTHERAN SHEPHERD HILLS
10667 KEARNEY MOUNTAIN AVE
LAS VEGAS NV 89166-5043

6 KROFNP1 89166



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

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I SUPPORT
this Request



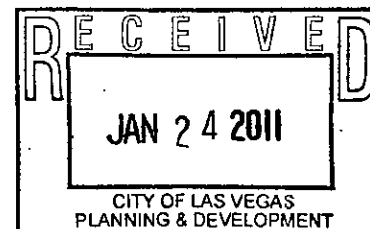
I OPPOSE
this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

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12613312143
SILVA KARINA C
10731 MASON HILL AVE
LAS VEGAS NV 89166-6004

Case: SDR-40408

6 KRDFNP1 69166



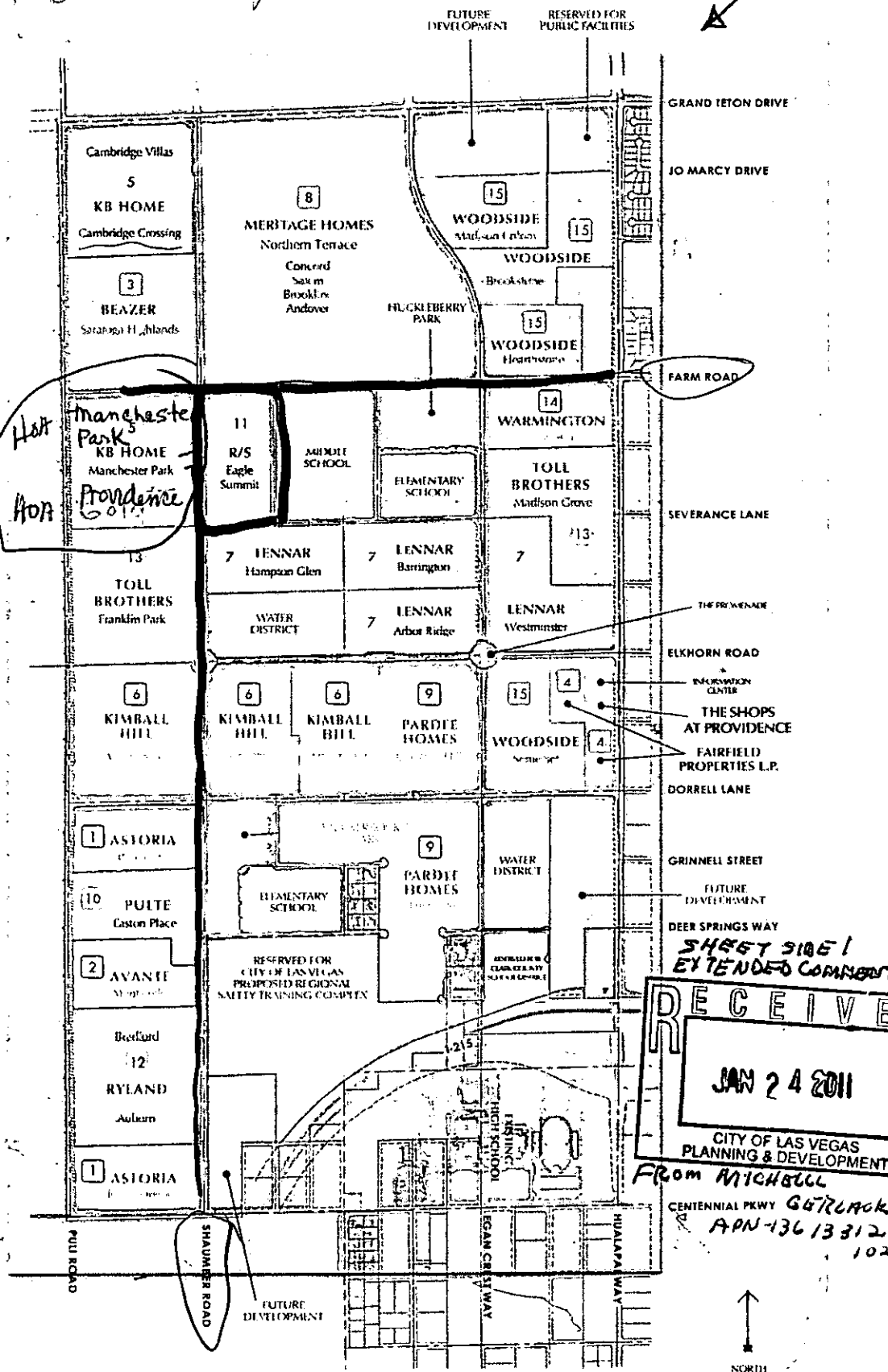
One Community. Fifteen Premier Homebuilders. *False promises when purchased home!*

Fifteen top local and national homebuilders have committed to constructing the 7,000+ residences of Providence. From condominiums to estate homes, you will find it all within the community's neighborhoods.

Legend:

- ☐ Astoria Homes
Park Gate
Independence
- ☐ Avante Homes
Monticello 1,848 - 2,436 sq. ft.
- ☒ Beazer Homes
Saratoga Highlands 1,792 - 2,376 sq. ft.
- ☒ Fairfield Properties L.P.
- ☒ KB Home
Cambridge Villas 1,553 - 1,893 sq. ft.
Cambridge Crossing 1,658 - 2,325 sq. ft.
Manchester Park 1,376 - 2,316 sq. ft.
- ☐ Kimball Hill Homes
Kerastion 1,847 - 2,834 sq. ft.
Brighton 1,834 - 2,401 sq. ft.
Windmere 1,754 - 2,081 sq. ft.
- ☒ Lennar
Arbor Ridge 1,450 - 1,804 sq. ft.
Hampson Glen 1,660 - 2,161 sq. ft.
Barrington 1,749 - 2,702 sq. ft.
Westminster 3,123 - 4,498 sq. ft.
- ☒ Meritage Homes
Northern Terrace 1,320 - 1,652 sq. ft.
Concord 1,615 - 2,027 sq. ft.
Salem 2,319 - 3,028 sq. ft.
Brookline Andover 1,579 - 2,124 sq. ft.
- ☐ Pardee Homes
Highgate 2,221 - 3,413 sq. ft.
Chestnut Hill 2,159 - 2,896 sq. ft.
- ☒ Pulte Homes
Easton Place 1,713 - 2,061 sq. ft.
- ☒ R/S Development
Eagle Summit *For Sale, Lot 2nd!*
- ☒ Ryland Homes
Brookford 1,748 - 3,099 sq. ft.
Auburn 2,071 - 2,970 sq. ft.
- ☒ Toll Brothers
Franklin Park 2,494 - 3,151 sq. ft.
Madison Grove 2,638 - 3,588 sq. ft.
- ☒ Warmington Homes Nevada
Emerson 1,277 - 1,657 sq. ft.
- ☒ Woodside Homes
Hearthstone 1,921 - 3,123 sq. ft.
Brookstone 1,402 - 2,635 sq. ft.
Madison Colony 1,357 - 1,927 sq. ft.
Somerset 2,409 - 3,514 sq. ft.

- ☐ Mixed Use ☒ Streets
- ☐ Parks ☐ Fire Station/Training Complex
- ☐ Schools ☒ The Promenade
- ☐ Future Development



RECEIVED
JAN 24 2011
CITY OF LAS VEGAS
PLANNING & DEVELOPMENT
FROM MICHELL
CENTENNIAL PKWY 667000K
APN-136 13312-102

PROVIDENCE
Master Planned Community
North 215 at Hualapai Way
www.ProvidenceLV.com
702.433.5084

Statement on other side over

I live on the other corner of ~~form~~ Shamber Rd, Manchester PK.
with Providence. Things to keep in mind, when deciding what
is built in this area: = ~~not~~ ^{To} blend in with our nice neighborhood!

This is Bad for the
Homeowners
downgrading our area!

- to keep our home values from decreasing,
even lower.
- Keep the purpose why we purchased up on
the hill side, for the beautiful night
view of the city lights & the strip.
- would compliment our area! Not
stick out like a sore Thumb!
- to complete this bare land, with
what would be not take away from
our neighborhood community values.
- Keep it fair as possible, regarding
SIDS. that us homeowners all have
to pay-off \$8,000 per lot. Special Improve-
ment development? Where has this
money been used? In what areas
in our communities? Besides the park.
- Security! In our community mixing the
two would increase crime & unsafe area to walk

• There are areas already being sold without ~~paying~~ SID/LID?

When these homes are sold without SID/LIDS, why aren't
our SID Bal or fees adjusted, since all ~~these~~ ^{those} homes
are our neighbors, on the same street!

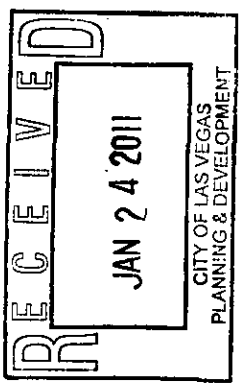
HOA'S & SID. paying all this money for what? If the
whole area benefits from our communities having to pay,
It's only right that this development pays as well.

- We have established a great neighborhood watch & we
know our neighbors. That has helped our area from
break-ins & crimes. Since we pay SID, Manchester PK, Providence
HOA fees and we aren't even a gated community.
- Both sides should agree on something. It's best for all.

I live on the other corner of Bain & Shamber Rd, Manchester P
with Providence. Things to keep in mind, when deciding what
is built in this area:

This is Bad for the
Homeowners
downgrading our area!

- ~~to~~ ^{to} blend in with our nice neighborhood!
- to keep our home values from decreasing even lower.
- Keep the purpose why we purchased up on the hillside, for the beautiful night view of the city lights & the strip.
- would compliment our area! Not stick out like a sore Thumb!
- to complete this bare land, with what would be not take away from our neighborhood community values
- Keep it fair as possible, regarding SIDS, that us homeowners all have to pay-off \$8,000 per lot. Special Improvement development? Where has this money been used? In what areas in our communities? Besides the pool
- Security! In our community mixing the two would increase crime & unsure area to walk



- There are areas already being sold without ~~paying~~ SID/LID? When these homes are sold without SID/LIDS, why aren't our SID Bal or fees adjusted, since all ~~these~~ ^{those} homes are our neighbors, on the same street!
- 2-HOA's & SID, paying all this money for what? If the whole area benefits from our communities having to pay, It's only right that this development pays as well.
- We have established a great neighborhood watch & we know our neighbors. That has helped our area from break-ins & crimes. Since we pay SID, Manchester Pk, Providence HOA fees and we aren't even a gated community.

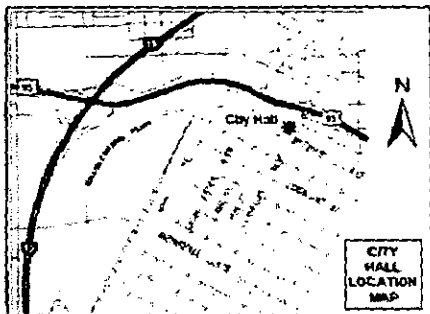
(SHEET 51062 - continuation of comments - MICHELLE GERRACK
 APN-12613312102)

It's best for all.

TO: 3857268

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



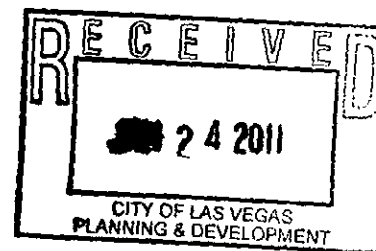
I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

PPSRT
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12613412085
 FAVELA DARLENE
 10548 NANTUCKET RIDGE
 LAS VEGAS NV 89166-6525

Case: SDR-40408

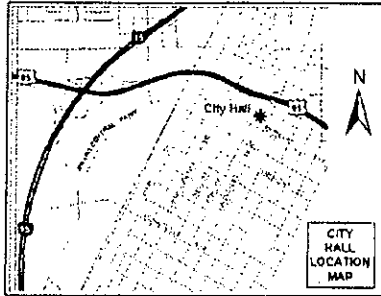
6 KRDFNP1 89166



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

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I SUPPORT
 this Request



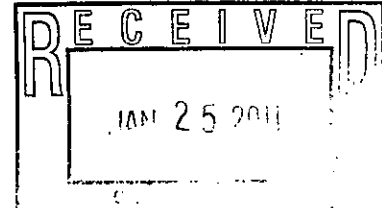
I OPPOSE
 this Request

STRONGLY

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613311004
 DUFFIN W CHRISTIAN & LARA P
 7510 PINE HARBOR ST
 LAS VEGAS NV 89166-1800

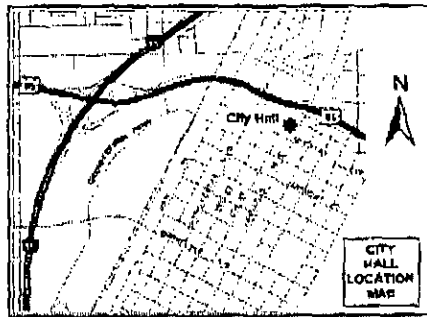
Case: SDR-40408

6 KROFNPI 85166

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

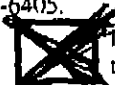
**Return Service Requested
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I SUPPORT
this Request



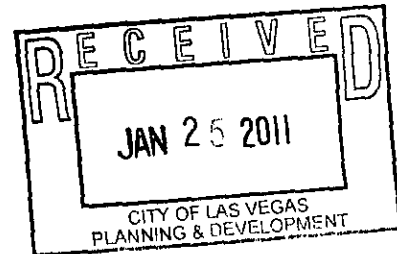
I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

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Las Vegas, NV
Permit No. 1630



12613312119
NUNEZ GERALDINE
10813 MYSTIC SHORE AVE
LAS VEGAS NV 89166-6011

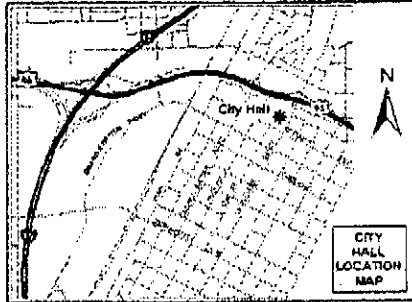
Case: SDR-40408

6 KFORM10651 01/25/2011



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

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☐ I SUPPORT
this Request

☒ I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

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I oppose this request
 -Brad Kristinik

Case: SDR-40408
 12613413104
 KRISTINIK BRADLEY JAMES & NAOKI
 10716 LENORE PARK CT
 LAS VEGAS NV 89166-6026

6 KRDFNP1 89166

|||||

RECEIVED

JAN 24 2011

Carman Burney

From: Michael Green [swmmer02@hotmail.com]
Sent: Wednesday, January 19, 2011 4:12 PM
To: Carman Burney; Steve Gebeke

Importance: High

Hi Carman,

Can you please include this email in the supporting documents for BOTH SDR-40408 and MOD-40409 scheduled for the January 25th Commission Meeting? Three story apartments will take away from the character and integrity of the Providence community if they are constructed in this central location.

In addition, I also strongly disagree with the recommendations of the staff report for approval. I understand that Las Vegas has been hit harder than almost any city in the country, but that does not justify the approval of any development that comes along without considering it's impact on the community. I hope that the CLV Planning Department and ultimately the Planning Commission consider community impacts over short term economic stimulus. Our property values have been hit significantly and this development will only worsen the situation. I purchased my home in 2007 for \$289,500 and put 20% down. My home is currently valued at \$150,000 and no bank will even talk to me to discuss refinancing because the loan to value ratio is too high. I was and continue to be a responsible homeowner, and the approval of this package will send another clear message to the average American. In my opinion, the government in general (federal, local, etc.), has been scrambling to find things to show the people that they are working on fixing this economy. However, it's all smoke and mirrors. Unfortunately I will not be able attend the Commission Meeting, however I expect there to be a grandiose speech about how this development will stimulate growth and development, et cetera. I urge decision makers to take a step back before justifying this decision and really think about the economic impact this will have to those who are upside down on their mortgages in this community. One of the only pieces of stable ground that we have as homeowners in Providence is that we invested in a Master Plan. The approval of this package will take away all we have left in our investment.

I was born here in Las Vegas, and have seen glimpses of hope and change in the political environment relating to the development of our city. However, when push comes to shove, this is just another game of politics.

Sincerely,

Michael Green, P.E.
7023 Tidelands Park Court
Las Vegas, Nevada 89166

Telephone Protest/ Approval Log

Meeting Date: 01.25.11 PC

Case Number: SDR-40408

~~Date: 01.18.11~~
~~Name: Scott Montei~~
~~Address: 7430 Cotton Gardens St
Las Vegas NV 89166~~
~~Phone: 702-439-9213~~
~~☒ PROTEST ☐ APPROVE~~

Date: 01.24.11
Name: Mark & Michelle Egan
Address: 7008 Twin Farms Peak
Las Vegas NV 89166
Phone: 702-465-2735
☒ PROTEST ☐ APPROVE

Date: 01.24.11
Name: Susan Tomlinson - Alba
Address: 10239 Headrick Dr
Las Vegas NV 89166
Phone: _____
☒ PROTEST ☐ APPROVE

Date: 01.24.11
Name: Wendy Stinchour
Address: 10215 Danskin Dr
Las Vegas NV 89166
Phone: 360-8573
☒ PROTEST ☐ APPROVE

Date: 1-24-11
Name: Agos & Soldo
Address: 7041 Hunts Corner
89166
Phone: 281-6979
☒ PROTEST ☐ APPROVE

Date: _____
Name: _____
Address: _____
Phone: _____
☐ PROTEST ☐ APPROVE

40
AP

Telephone Protest/ Approval Log

Meeting Date: 01.25.11 PC

Case Number: SDR-40408

Date: 01.18.11
Name: Scott Montell
Address: 7436 Clifton Gardens St
Ras Vegas Nv 89166
Phone: 818-439-9213
☒ PROTEST ☐ APPROVE

Date: _____
Name: _____
Address: _____
Phone: _____
☐ PROTEST ☐ APPROVE

Date: _____
Name: _____
Address: _____
Phone: _____
☐ PROTEST ☐ APPROVE

Date: _____
Name: _____
Address: _____
Phone: _____
☐ PROTEST ☐ APPROVE

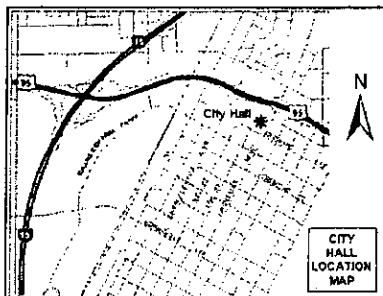
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Name: _____
Address: _____
Phone: _____
☐ PROTEST ☐ APPROVE

Date: _____
Name: _____
Address: _____
Phone: _____
☐ PROTEST ☐ APPROVE

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.

SDR-40408

Planning Commission Meeting of 1/25/2011

Case: SDR-40408
12613312112
PERRY BRANDON S
10724 MYSTIC SHORE AVE
LAS VEGAS NV 89166-6010

6 KRDFNP1 89166



RECEIVED

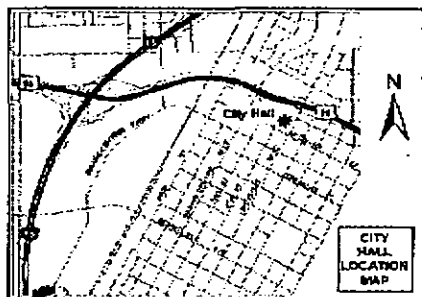
JAN 18 2011

40 P

Jan. 18. 2011 3:09PM

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

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I SUPPORT
 this Request



I OPPOSE
 this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

PSRAT
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12613312016 Case: SDR-40408
 MUNOZ LAURIE B & JAIME A
 10741 PEARL RIVER AVE
 LAS VEGAS NV 89166-6012

RECEIVED

JAN 18 2011

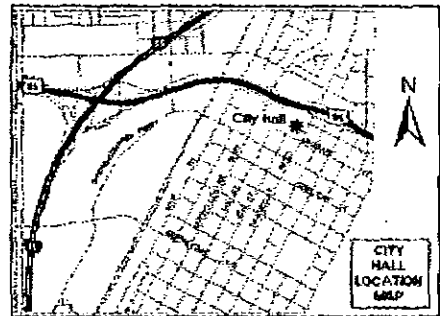
6 KRDFNPI 89166

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402

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

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☐

I SUPPORT
this Request

☒

I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

5 KPDFNP1 09166

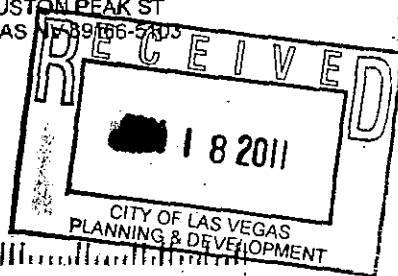
DEAR SDR/MADAM,
I would like to protest the
REASON I OPPOSE OF THE ~~THREE~~
THREE-STORY, 490 UNIT MULTI-FAMILY
RESIDENTIAL AREA. ALL THE HOMES AROUND THE
AREA ARE ONE OR TWO STORY HOMES. A THREE-
STORY, 490 UNIT RESIDENTIAL AREA WOULD BE A
EYE SORE FOR THE COMMUNITY. FAMILIES WHO HAVE
2 STORY HOMES W/ BALCONIES WOULD LOSE THEIR
VIEW. THERE ARE NO THREE-STORY HOMES OR THREE
STORY UNITS WITHIN A 2 MILE RADIUS OF THE AREA.

THANK YOU,

Randy Elam

12613212010
ELAM RANDY
7616 HOUSTON PEAK ST
LAS VEGAS NV 89166-5803

Case: SDR-40408

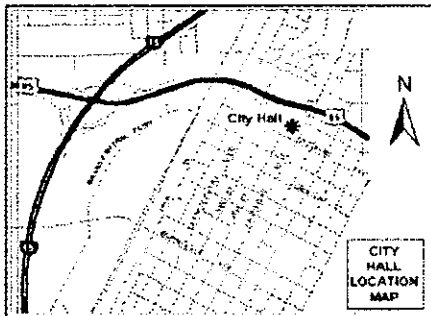


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City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

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☐ I SUPPORT
this Request

☒ I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

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12613212054
LEONARD KATE S & KENNETH L
7635 GATSBY HOUSE ST
LAS VEGAS NV 89166-5116

Case: SDR-40408

6 KRDFNP1 89166



01/18/11

p.01

7022956607

WSI-NTS-HQ

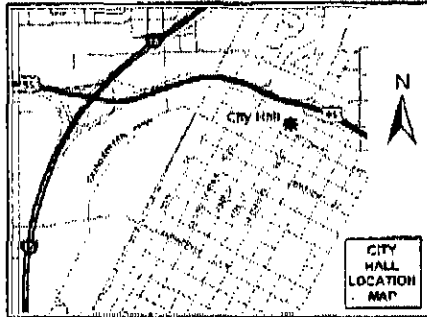
13:23

Case: SDR-40408
12613311002
DOYLE JILLIAN & JAMES F
7446 PINE HARBOR ST
LAS VEGAS NV 89166-1801

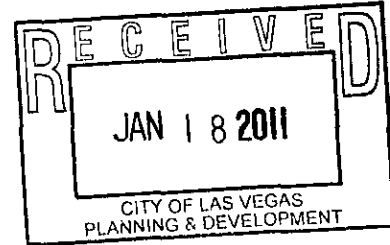
City of Las Vegas
 Planning & Development Department
 Development Services Center
 731 S. Fourth Street
 Las Vegas, Nevada 89101-2986

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PLS
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I SUPPORT
this Request



I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011

12613412134
 SHEPARD DARREN
 10540 LAURELWOOD LAKE AVE
 LAS VEGAS NV 89166-6524

Case: SDR-40408

6 KRDFNP1 85166

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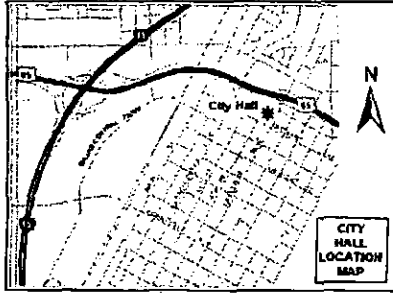
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01/17/2011 09:42

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

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I SUPPORT
this Request



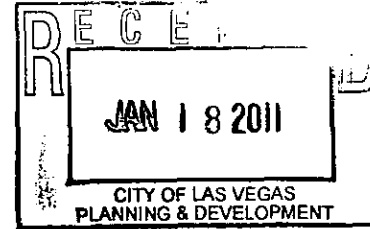
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this Request

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SDR-40408

Planning Commission Meeting of 1/25/2011

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12613212057

Case: SDR-40408

FARLEY BRYAN A & KELLIE A
7647 GATSBY HOUSE ST
LAS VEGAS NV 89166-5117

6 KRDFNP1 89166



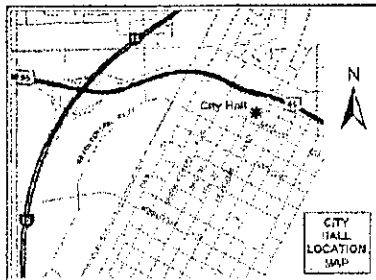
From:

1488

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

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Permit No. 1630

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☐

I SUPPORT
this Request

☒

I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



12613313057
WILSON JONATHAN D & LAURA D
10819 CAPE SHORE AVE
LAS VEGAS NV 89166-6003

Case: SDR-40408

5 KROFNPI 08166

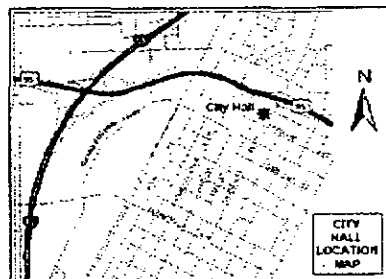
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City of Las Vegas
 Planning & Development Department
 Development Services Center
 731 S. Fourth Street
 Las Vegas, Nevada 89101-2986

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 Permit No. 1636

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☐

I SUPPORT
 this Request

☒

I OPPOSE
 this Request

Please use available blank space on card for your comments.

SDR-40408

Planning Commission Meeting of 1/25/2011



Case: SDR-40408
 12613412075
 TILLMAN DARYL C & MARSLETTE D
 7369 ARLINGTON GARDEN ST
 LAS VEGAS NV 89166-6520

6 KRDFNP1 89166



1408

PRE-APPLICATION CONFERENCE NOTES

CITY OF LAS VEGAS



CYCLE
1

**Project Name: Providence Multi-Family Dev't and Development Plan
Land Use Modification**

APN(s):	126-13-310-002, 126-13-612-001 thru 072	Pre-app Date:	11/30/10
Location:	SEC Farm Rd/Shamburger Rd.	Meeting Location:	DSC 1st Floor Conference Room - 1B
Ward #:	6 - Ross	Acres:	18.18 (MF only)
		Time:	3:00 p.m.

Applicant Info:	Same as owner		
	Phone: (702)-	Fax: (702)-	Email:
Representative Info:	Quadrant Planning 3455 Cliff Shadows Pkwy, Suite 220 Las Vegas, NV 89129		
	Phone: (702)-395-3154	Fax: (702)-242-0414	Email:
Ownership Info:	AHLERS FAMILY TRUST AHLERS HERMAN OR DONNA TRS 9731 ORIENT EXPRESS CT LAS VEGAS NV 89145-8702		Last Change of Ownership Date: 03/22/10
	Phone: (702)-	Fax: (702)-	Email:

Existing Use:	Undeveloped	
Proposed Use:	Multi-family Residential (490-unit apartment development)	
General Plan:	Existing:	PCD (Planned Community Development)
	Proposed:	No change proposed
Zoning:	Existing:	PD (Planned Development)
	Proposed:	No change proposed
Special Area, Master Plans, and / or Overlay Districts that Apply:	Cliff's Edge Master Plan	
	Special Land Use Designation (per plan, if applicable): RSL (Residential Small Lot), proposed amendment to M (Medium Density Residential)	

☒ **Meeting** ☐ **Conversation Record** ☐ **Telephone Record**

Between CLV P&D Representative: Steve Swanton, Senior Planner (229-4714 Office / 385-7268 Fax / sswanton@lasvegasnevada.gov), and:

Name	Company/Department	Phone	Fax	Email
1. Chris Dingell	Quadrant Planning	242-4949	242-0414	
2.				
3.				
4.				
5.				
6.	CLV - Finance (Business License)	229-6321	383-0769	
7. Roger Bailey	CLV - PW - Dev Co	229-6578	474-7599	
8. Rick Schroder	CLV - PW - Traffic	229-6901 / 6880		
9.	CLV - PW - Flood	229-6541	382-8551	
10.	CLV - Building and Safety	229-6251	382-1731	
11. Ozzie Mirkhah	CLV - Fire and Rescue	229-0366	229-0124	
12.	CLV - Office of Business Development	229-6551	385-3128	

OR: ☐ see Meeting Attendance Sheet

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Pre-Application Conference		CITY OF LAS VEGAS		PLANNING & DEVELOPMENT			
Item Required		Planning & Development Department					
YES	NO	SUBMITTAL CHECKLIST					
		APPLICATION PACKET		Fees:			
☒	☐	Application(s) signed and notarized by property owner(s) or authorized agent(s) for all subject lots	Visit the CLV website for blank application, SOFI & DINA forms, and justification letter info @ http://www.lasvegasnevada.gov/ (Follow - "I Want To..." -> "Apply for -> Planning Applications")	App. Type	Application		
☒	☐	Statement(s) of Financial Interest (SOFI) signed and notarized by property owner(s) or authorized agent(s) for all subject lots		Notification	Recordation		
☐	☒	Development Impact Notice and Assessment (DINA)		Sub-Total			
☐	☒	Project of Regional Significance (PRS)					
☒	☐	Detailed justification letter					
☒	☐	Grant deed and legal description (from County Assessor; may be available online at: http://www.accessclarkcounty.com/depts/Assessor/Pages/assessor.aspx)	MOD	\$ 500.00	\$ 500.00	\$ 0.00	\$ 1000.00
☒	☐	Meeting notes and checklist signed by city planner (Originals, plus 1 copy for each additional application)	SDR	\$ 500.00	\$ 500.00	\$ 30.00	\$ 1030.00
☒	☐	Copy of Business License(s)		\$	\$	\$	\$
☒	☐	Neighborhood Meeting (see General Plan submittal req's for details) - Add neighborhood meeting fee: Applicant only to notify, add \$0; Mailing labels only, add: \$50; Full notification, add: \$500		\$	\$	\$	\$
☒	☐	Photo Reproduction of the Color & Materials Board per Site Development Plan Review Submittal Requirements		\$	\$	\$	\$
			Subtotal:		\$ 2030.00		
					Grand Total All Fees:		\$ 2530.00
REQUIRED DRAWINGS MUST BE 11" X 17" MINIMUM TO 24" X 36" MAXIMUM PAGE SIZE							
ALL SUBMITTED PLANS AND ELEVATIONS MUST BE LEGIBLE AND DRAWN TO SCALE (UNLESS OTHERWISE INDICATED)							
SITE PLAN							
☒	☐	North arrow, scale, and vicinity map	Folded Plans (5, plus 1 per application):		7		
☒	☐	All property lines and present dimensions labeled	Colored, Rolled Plans:		1		
☒	☐	All building setbacks labeled	Reduced Copy (8-1/2"x11" B/W; 1 per application):		1		
☒	☐	All adjacent existing land uses and street names labeled	NOTES: Include approval letter from Providence DRC				
☒	☐	All points of ingress and egress shown					
☒	☐	ADA accessibility requirements shown/labeled					
☒	☐	Parking standard(s) utilized:					
☒	☐	Parking space count and typical dimensions labeled					
☒	☐	# regular + [30% or less of total] # compact + # handicap = Total					
☒	☐	All free-standing sign locations shown and heights and sizes noted					
LANDSCAPE PLAN							
☒	☐	North arrow, scale, and vicinity map	Folded Plans (1 per application as applicable):		1		
☒	☐	All property lines and present dimensions labeled	Colored, Rolled Plans:		1		
☒	☐	All required perimeter landscape planters shown	Reduced Copy (8-1/2"x11" B/W; 1 per application):		1		
☒	☐	All required parking lot fingers/islands shown	NOTES:				
☒	☐	Quantity, size, species/variety of all trees, shrubs, and ground cover					
BUILDING ELEVATIONS							
☒	☐	Scale and building dimensions labeled	Folded Plans (1 per application as applicable):		1		
☒	☐	North, south, east, and west elevations of all buildings	Colored, Rolled Plans:		1		
☒	☐	All building materials and colors noted	Reduced Copy (8-1/2"x11" B/W; 1 per application):		1		
☒	☐	8" x 10" photo of original color and material board	NOTES:				
☒	☐	All wall sign locations shown and sizes noted					
FLOOR PLANS							
☒	☐	Scale and building dimensions labeled	Folded Plans (1 per application as applicable):		1		
☒	☐	North arrow and scale	Rolled Plans:		1		
☒	☐	All building entrances/exits shown	Reduced Copy (8-1/2"x11" B/W; 1 per application):		1		
☒	☐	Use of all rooms noted/labeled	NOTES:				
☒	☐	Maximum Occupancy (per I.B.C.)					
☒	☐	Seating Capacity (where applicable)					
CONTINUED NEXT PAGE							

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PRE-APPLICATION CONFERENCE NOTES

CITY OF LAS VEGAS



Is this project intended to promote Sustainability (i.e. use "Green Building" technology)? ☐ YES ☒ NO
If yes, Please detail how in your justification letter. Please refer to <http://www.lasvegasnevada.gov/sustaininglasvegas> for more information on rebates and incentives offered through the City of Las Vegas.

Meeting Notes:

1. Request is for Major Modification of the Master Development Plan to change the land use designation on Pod 208 (APN 126-13-310-002) from RSL to M and to remove 10 gross acres from the Master Development Plan (APNs 126-13-612-001 thru 072, plus private streets) currently in Pods 106 and 109. The RSL (Residential Small Lot) category is proposed to be amended from 15 du/ac to 12 du/ac.
2. The 10 acres proposed to be removed from the plan are not zoned PD and are not included in the Cliff's Edge SID, Providence Master HOA or Cliff's Edge Development Agreement. The 10 acres have been subdivided and improved, although some lots remain undeveloped. Property appears on the land use map and acreage and units count toward overall density.
3. The density in the RSL category is proposed to be reduced in order to more closely match what has been approved/developed for the existing RSL pods in Providence (all of which are less than 12 du/ac). Pod 208 is the only RSL-designated property that currently does not have entitlements, and the request is to change the designation to M to accommodate a proposed multi-family development.
4. Sec 2.2-Table 1 will be modified to adjust density, acreage within each land use category and total number of units. The overall gross residential density will remain below the 8.0 du/ac required for property within a PCD (Planned Community Development) General Plan designation.
5. Other sections of the Master Development Plan and Design Guidelines will be modified to reflect the proposed changes.
6. Cliff's Edge Development Agreement classifies development within the M (Medium Density Residential) category as "Nonresidential Development." Per Section 4.11 of the Agreement, the Master Developer shall submit a report documenting the extent of conformance of a nonresidential project to the Design Guidelines along with the submittal of a Site Development Plan Review for the development. The City is also obligated to review such projects for conformance with applicable codes.
7. A Neighborhood meeting is required for the change in land use designation.
8. Multi-family development proposed is max. 35' tall, 3 stories, 18.18 net, 21.22 gross acres, 490 units (23.09 units per net/gross acre)—adjacent streets have already been dedicated. Determined by P&D that gross density as calculated meets intent of Cliff's Edge Master Development Plan for Medium Density Residential land use category.
9. Compliance with CE Design Guidelines to be reviewed by DRC and action letter to be submitted with development package. Setbacks do not match those for Medium Density Residential.
10. 10-acre site rezoned from U (PCD) to R-PD7 09/15/04 (ZON-4368); SDR-4370 approved 09/15/04 for 73-lot single-family residential development; final subdivision map recorded 08/04/06. New entitlements approved 10/15/08 for a 70-lot single-family residential development (SDR-29026) with an open space variance (VAR-29028) to expunge previous approvals. These entitlements expired 10/15/10. A Tentative Map (TMP-31945) was approved for a 70-lot subdivision, but expired with SDR. An amended final map (FMP-34440) was submitted 05/07/09 but mylars were never submitted.
11. Proposed multi-family site was approved for a 114-lot single-family residential development (TMP-9607) on 02/09/06. Map approval expired 02/09/08. No current entitlements on the site.
12. Address of 7598 Larry McBryde Street is reserved for a fire hydrant. A new master site address will be assigned at the time of building permits, if approved.
13. Title 19 Residential adjacency standards apply on the north, south and west sides; the proposal appears to comply.
14. Sprinklering of all buildings is required.
15. Driveway location is OK. A secondary access with crash gate will be required.
16. Development will be gated; turning radius is too narrow as proposed.
17. Half street improvements on Larry McBryde will be required.
18. A technical drainage study will be required.
19. North arrow, scale need to be corrected.

— Please return a copy of this form with the original Pre-Application Submittal Checklist —

****Complete Submittal Packets MUST be received by Planning staff no later than 2:00 PM of the Submittal Deadline Date, no exceptions****

Pre-Application
ConferenceCITY OF LAS VEGAS
Planning & Development Department
SUBMITTAL CHECKLIST (CONT.)PLANNING &
DEVELOPMENT

Item Required

YES

NO

LOCATION MAP (For GPA, MOD and ZON applications)

GPAMOD

ZON

☒ ☐ North arrow, scale, and vicinity map

Folded Plans (5, plus 1 per application):

7

0

Rolled Plans:

1

0

☒ ☐ Label existing general plan designations or zoning districts, whichever is applicable, for the subject site and all surrounding areas within 1,000 feet

Reduced Copy (8-1/2"x11" B/W; 1 per application):

1

0

☒ ☐ Provide a legend of land use designations or zoning districts, whichever is applicable; indicate what changes are proposed for the subject site

NOTES: ***NOT A SITE PLAN***

☒ ☐ Show all surrounding sites within a 1,000-foot radius of subject site

THIS FORM MUST ACCOMPANY THE APPLICATION SUBMITTAL and is valid for no more than 60 days after the Pre-App date.

Owner / Applicant /
Representative:AHLERS FAMILY TRUST
Quadrant Planning

APN(s):

126-13-310-002, 126-13-612-001 thru 072

Location:

SEC Farm Rd/Shamburger Rd

Ward:

6 - Ross

Planner's
Signature: 12/6/10

Planner:

Steve Swanton, Senior Planner - 229-4714

Application Type(s):

Major Modification
Site Development Plan Review

Application Purpose:

MOD--Modify the Cliff's Edge MDP; SDR--for a 490-unit MF apartment development on Pod 208

Pre-App. Meeting Date:

11/30/10

Submittal Deadline:

12/09/10 - no later than 2:00 pm

Earliest PC / CC Meeting Dates:

01/25/11 PC - 02/16/11 CC (Cycle 1)

Should this project require a neighborhood meeting or if you choose to have one, please be aware of the following:

In order to use the City to mail the postcard notices for your neighborhood meeting, you must have all information to us no later than 15 days prior to the intended meeting date. Submitting the required information for the neighborhood meeting when making your application submittal is often best. Therefore, if you want the City to mail the notices for your neighborhood meeting, please ensure that we get all required information and that the request is made at least 15 days before you are scheduling the meeting; otherwise you must make other arrangements for getting the notices mailed.

P/L 853/387.

Report of All Selected Parcels

Case Number: SDR-40408

Printed On: Thu: December 16, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
		12613497004
		12613497005
		12613497003
		12613897001
		12613697001
		12613297003
		12613297002
		12613397002
ADAMS CORY J & SANDRA	10725 MYSTIC SHORE AVE LAS VEGAS NV	12613312125
AGIUS PAUL G	10733 PEARL RIVER AVE LAS VEGAS NV	12613312018
AHLERS FAMILY TRUST	9731 ORIENT EXPRESS CT LAS VEGAS NV	12613310002
ALBERT JOEL R	10715 MYRTLE GROVE AVE LAS VEGAS NV	12613312104
ALLISON MARIE & PATRICK C	7708 GATSBY HOUSE ST LAS VEGAS NV	12613212199
AMAAH BASIL A	7616 BUTLER MESA ST LAS VEGAS NV	12613212064
AMEN CHRISTOPHER M & CARMEN	7340 ARLINGTON GARDEN ST LAS VEGAS NV	12613412162
AMIN PARESH & ASMITABEN P	906 LENTEN CT COPPELL TX	12613412127
ANDERSON THEODORE	10804 MYRTLE GROVE AVE LAS VEGAS NV	12613312092
ANDERSON VICTOR & LILLIAN	7357 ARLINGTON GARDEN ST LAS VEGAS NV	12613412072
APPLEGATE JEFFERY & KAMI K	P O BOX 146 GUNNISON UT	12613312118
ATKINSON BEAULAH R	7342 TANGLEWOOD PARK ST LAS VEGAS NV	12613412130
BACA DENNIS W & CARLA R	7434 PINE HARBOR ST LAS VEGAS NV	12613312034
BAILEY RONALD L & DONIA M	10629 MOUNT JEFFERSON AVE LAS VEGAS NV	12613213080
BANK NEW YORK MELLON TRS	400 COUNTRYWIDE WY SV-35 SIMI VALLEY CA	12613212012
BANK WELLS FARGO N A	3476 STATEVIEW BLVD MAC #X7801-013 FT MILL SC	12613412165
BANKS JOSEPH A	10726 MYRTLE GROVE AVE LAS VEGAS NV	12613312090
BARNES JASON	10809 CAPE SHORE AVE LAS VEGAS NV	12613312077
BARON ARNOLD R	7620 GATSBY HOUSE ST LAS VEGAS NV	12613212045
BARRONE JOHN D & COLLEEN L	10656 KEARNEY MOUNTAIN AVE LAS VEGAS NV	12613215063
BARTON DENNIS K & MILDRED L	7648 GATSBY HOUSE ST LAS VEGAS NV	12613212038
BARTON DENNIS K & MILDRED L	7644 GATSBY HOUSE ST LAS VEGAS NV	12613212039
BATTY JOHN R & HELENA R	10709 NOBLE MESA AVE LAS VEGAS NV	12613212013
BAUMAN TARA A	10823 MYSTIC SHORE AVE LAS VEGAS NV	12613313075

Report of All Selected Parcels**Case Number:** SDR-40408**Printed On:** Thu: December 16, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
BEACH ZACHERY W	10820 MYRTLE GROVE AVE LAS VEGAS NV	12613313058
BEAN DEREK	10808 MYRTLE GROVE AVE LAS VEGAS NV	12613312093
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212191
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212192
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212035
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212096
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212005
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212004
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212097
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212002
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212034
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212193
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212037
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212100
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212194
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212195
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212063
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212098
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212008
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212062
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212033
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212036
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212001
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212031
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212003
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212102
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212009
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212103
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212066
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212030
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212032
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212007

Report of All Selected Parcels**Case Number:** SDR-40408**Printed On:** Thu: December 16, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212006
BEAZER HOMES HOLDINGS CORP	9121 W RUSSELL RD #200 LAS VEGAS NV	12613212320
BELLEW JONATHAN & SUSUN	10724 LENORE PARK CT LAS VEGAS NV	12613411001
BIGGS JOSHUA & EMIKO	7320 ARLINGTON GARDEN ST LAS VEGAS NV	12613412157
BILLINGS MARYANNA	10811 AZURE OCEAN AVE LAS VEGAS NV	12613312057
BLANCHARD SAMANTHA E	10536 NANTUCKET RIDGE DR LAS VEGAS NV	12613412088
BLAZEVOICH AARON S & JENNIFER M	10823 MASON HILL AVE LAS VEGAS NV	12613313085
BLAZEVOICH CATHLEEN J	10812 MASON HILL AVE LAS VEGAS NV	12613312137
BLYZWICK BRAD & CARA M	10813 CAPE SHORE AVE LAS VEGAS NV	12613312076
BOSACKER BARRY C	10803 AZURE OCEAN AVE LAS VEGAS NV	12613312059
BRATLAND HEAVEN S & SHANNON M	10719 MYRTLE GROVE AVE LAS VEGAS NV	12613312103
BROOKS DAVID W	30902 CLUBHOUSE #28F LAGUNA NIGUEL CA	12613212207
BROWN NICDLE	10726 AZURE OCEAN AVE LAS VEGAS NV	12613312050
BRYANT BRANDY R	P O BOX 33683 LAS VEGAS NV	12613312136
BURDICK JAMES	10834 MONACO BEACH AVE LAS VEGAS NV	12613313002
BURGAMY JODY J	4011 E TETHER TRL PHOENIX AZ	12613212043
BURKE WARREN R	7774 LONE SHEPHERD DR LAS VEGAS NV	12613212203
BURTON BOBBY J	7719 GATSBY HOUSE ST LAS VEGAS NV	12613212080
BZDAK CHRISTIAN K & AMANDA Y	10711 MASON HILL AVE LAS VEGAS NV	12613312148
CALATA ESTHER	10726 MASON HILL AVE LAS VEGAS NV	12613312133
CAMPBELL IAN J	10713 PEARL RIVER AVE LAS VEGAS NV	12613312023
CAMPOS JOSE R JR & DENA L	10749 NOBLE MESA AVE LAS VEGAS NV	12613212023
CANTU DAREN & KIMBERLY	10709 PEARL RIVER AVE LAS VEGAS NV	12613312024
CARDENAS GLORIA & MIGUEL	10719 MASON HILL AVE LAS VEGAS NV	12613312146
CARMANY ALICIA ENID	7612 GATSBY HOUSE ST LAS VEGAS NV	12613212047
CARRILLO ANTHONY M	7640 GATSBY HOUSE ST LAS VEGAS NV	12613212040
CARTWRIGHT LOUIS M & JONEE L	7730 LONE SHEPHERD DR LAS VEGAS NV	12613212081
CASSIDAY DUSTIN	10517 HARTFORD HILLS AVE LAS VEGAS NV	12613412010
CATTRON RICHARD H & KAREN K	10815 AZURE OCEAN AVE LAS VEGAS NV	12613312056
CERVANTEZ GAILE	10621 MOUNT JEFFERSON AVE LAS VEGAS NV	12613213082
CHADWICK JOEY MARK	10708 LENORE PARK CT LAS VEGAS NV	12613413106
CHURCH LUTHERAN SHEPHERD HILLS	10667 KEARNEY MOUNTAIN AVE LAS VEGAS NV	12613215020

Report of All Selected Parcels**Case Number:** SDR-40408**Printed On:** Thu: December 16, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
CLABORN MICHAEL J	10737 PEARL RIVER AVE LAS VEGAS NV	12613312017
CLAYTON KELLY M	7416 CLIFTON GARDENS ST LAS VEGAS NV	12613312150
CLIFFORD MARK A & JENNA L	7628 BUTLER MESA ST LAS VEGAS NV	12613212061
CLIFFS EDGE L L C	3455 CLIFF SHADOWS PKWY #220 LAS VEGAS NV	12613311023
CLIFFS EDGE L L C	3455 CLIFF SHADOWS PKWY #220 LAS VEGAS NV	12613411018
COFER CHARLES & ADRIA	7332 ARLINGTON GARDEN ST LAS VEGAS NV	12613412160
COLLINS NATASHA	7444 CLIFTON GARDENS ST LAS VEGAS NV	12613311014
CONNOR NICOLE	10745 NOBLE MESA AVE LAS VEGAS NV	12613212022
CORNET JENNIFER & BENOIT	7324 ARLINGTON GARDEN ST LAS VEGAS NV	12613412158
CORONADO DIANA M	10729 NOBLE MESA AVE LAS VEGAS NV	12613212018
COWELL DAVID BRIAN & DEBRA	7730 ALBRIGHT PEAK DR LAS VEGAS NV	12613215001
CRAIGIE MARGARET A & JOHN T	10539 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412122
CROFFORD ROBERT L JR & TRACY L	10730 AZURE OCEAN AVE LAS VEGAS NV	12613312051
CROMWELL JASON	10714 MYRTLE GROVE AVE LAS VEGAS NV	12613312087
CUEVAS RICHARD A	7778 LONE SHEPHERD DR LAS VEGAS NV	12613212204
CUYLER SANDRA D	7438 PINE HARBOR ST LAS VEGAS NV	12613312035
DARRAGH JOSEPH & PENNY	7353 ELLISON PARK ST LAS VEGAS NV	12613411009
DAVIDSON WAYNE	10608 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412078
DAVIS JACOB C	7715 GATSBY HOUSE ST LAS VEGAS NV	12613212079
DAVIS MICHAEL	7713 YOUNG HARBOR DR LAS VEGAS NV	12613212073
DAVIS STEVEN & RONDA	7346 TANGLEWOOD PARK ST LAS VEGAS NV	12613412131
DEES JUSTIN	10568 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412080
DEITZ PAUL R & SHANA T	10804 MASON HILL AVE LAS VEGAS NV	12613312135
DELANO MELISSA	10814 MONACO BEACH AVE LAS VEGAS NV	12613312007
DEMELO NATASHA & ARLETE	10734 MONACO BEACH AVE LAS VEGAS NV	12613312004
DENISON THOMAS A & NADENE G	7353 ARLINGTON GARDEN ST LAS VEGAS NV	12613412071
DESEL GENE & CHERRY FAMILY TR	7357 ELLISON PARK ST LAS VEGAS NV	12613411010
DICK DAVID M	10805 CAIN AVE LAS VEGAS NV	12613212101
DISTLER BARRY	10557 HARTFORD HILLS AVE LAS VEGAS NV	12613412020
DOUGLAS CRYSTAL	10731 MYRTLE GROVE AVE LAS VEGAS NV	12613312100
DOYLE JILLIAN & JAMES F	7446 PINE HARBOR ST LAS VEGAS NV	12613311002
DUFFIN W CHRISTIAN & LARA P	7510 PINE HARBOR ST LAS VEGAS NV	12613311004

Report of All Selected Parcels**Case Number:** SDR-40408**Printed On:** Thu: December 16, 2010

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
DUMER JAMES M	7632 GATSBY HOUSE ST LAS VEGAS NV	12613212042
DUMITRU MIHAELA	10829 CAIN AVE LAS VEGAS NV	12613212095
DUNN ANTHONY & ALLISON	10541 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412149
EDDINS RICHARD J	10761 NOBLE MESA AVE LAS VEGAS NV	12613212026
EDENS JOSEPH & NINA	7712 GATSBY HOUSE ST LAS VEGAS NV	12613212200
ELAM RANDY	7616 HOUSTON PEAK ST LAS VEGAS NV	12613212010
ENGLEBRECHT GARY L & CAROLE	9173 TERRACE PARK DR MENTOR OH	12613312013
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213121
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213122
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213051
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213087
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213129
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614052
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213085
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213123
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213007
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213092
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213124
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213008
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213142
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213006
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213141
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213089
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213005
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213096
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213125
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213128
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213126
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213086
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213079
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213010
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213114

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ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213012
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213090
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213055
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213095
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213054
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213075
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213074
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213088
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213053
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213113
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213076
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213056
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213011
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213077
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213104
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213014
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213009
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213118
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213120
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213052
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213083
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213091
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614053
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213116
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213093
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213117
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213094
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213015
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614051
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213134
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213073
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213013

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<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213084
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213119
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213047
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213155
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213154
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213151
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213153
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213152
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213048
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613214021
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213018
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213099
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213131
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213108
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213025
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614048
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213149
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213130
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213137
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614047
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614108
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614045
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614046
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213019
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213020
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213021
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213022
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213023
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213024
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213140
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213098
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213112

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<u>Owner</u>	<u>Address</u>	<u>Parcel Numbe</u>
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614050
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213016
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213135
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213050
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213097
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213106
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213111
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213133
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213136
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614107
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213017
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213132
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213100
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213150
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213101
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213102
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613614049
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213143
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213144
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213145
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213146
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213107
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213147
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213148
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213110
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213109
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213049
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213043
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213045
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213059
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213060
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213061

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<u>Owner</u>	<u>Address</u>	<u>Parcel Numbe</u>
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213072
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213041
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213062
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213042
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213115
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213139
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213040
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213103
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213138
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213064
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213069
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213003
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213070
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213044
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213026
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213046
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213063
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213035
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213027
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213028
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213032
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213001
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213029
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213030
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213031
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213058
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213002
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213071
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213004
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213105
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213036
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213033

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<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213127
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213037
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213057
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213038
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213039
ESTANCIA DESERT L L C	%G FEARNs 2020 MAIN ST #1100 IRVINE CA	12613213034
EVANS JASON J	7775 YOUNG HARBOR DR LAS VEGAS NV	12613212197
FARLEY BRYAN A & KELLIE A	7647 GATSBY HOUSE ST LAS VEGAS NV	12613212057
FARRAR SHARI	7418 PINE HARBOR ST LAS VEGAS NV	12613312030
FAVELA DARLENE	10548 NANTUCKET RIDGE LAS VEGAS NV	12613412085
FEDERAL NATIONAL MORTGAGE ASSN	400 COUNTRYWIDE WY SV-35 SIMI VALLEY CA	12613412136
FEDERAL NATIONAL MORTGAGE ASSN	%RECONTRUST CO 400 COUNTRYWIDE WY SV-35 SIMI VALLEY CA	12613212028
FEDERAL NATIONAL MORTGAGE ASSN	3232 NEWMARK DR MIAMISBURG OH	12613212053
FEHRENSSEN NATILIE J	10730 MYRTLE GROVE AVE LAS VEGAS NV	12613312091
FEINER STACEY	10801 PEARL RIVER AVE LAS VEGAS NV	12613312015
FERGUSON SCOTT	10620 KEARNEY MOUNTAIN AVE LAS VEGAS NV	12613215054
FERNANDEZ JULIO & TRACY	7720 GATSBY HOUSE ST LAS VEGAS NV	12613212202
FERNANDEZ MICHAEL WALLACE	10722 MASON HILL AVE LAS VEGAS NV	12613312132
FIELD BRYAN & DONNA	10803 MASON HILL AVE LAS VEGAS NV	12613312142
FLORES LORENA & JOE A JR	10805 MYSTIC SHORE AVE LAS VEGAS NV	12613312121
FLORES-LOVO SILVIO JR & SARA	7422 PINE HARBOR ST LAS VEGAS NV	12613312031
FLYNN MATHEW T	7345 AMAGANSETT ST LAS VEGAS NV	12613412141
FOGG WILLIAM D & KAREN R	10725 PEARL RIVER AVE LAS VEGAS NV	12613312020
FOGLE JOSHUA & CAROLINE	10553 HARTFORD HILLS AVE LAS VEGAS NV	12613412019
FREEMAN OLEN & KERRI FAIRFIELD	10753 NOBLE MESA AVE LAS VEGAS NV	12613212024
FREND TOBIAS	10544 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412086
FRIEDMAN NATALIE L	10801 MYSTIC SHORE AVE LAS VEGAS NV	12613312122
FRIESEN LESLIE	10810 MONACO BEACH AVE LAS VEGAS NV	12613312006
GAINES ERIC	10733 MYSTIC SHORE AVE LAS VEGAS NV	12613312123
GARDNER BRADLEY JOSEPH	7506 PINE HARBOR ST LAS VEGAS NV	12613311003
GARVEY CAITLIN	10718 MASON HILL AVE LAS VEGAS NV	12613312131
GEORGENS SCOTT	10805 CAPE SHORE AVE LAS VEGAS NV	12613312078

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<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
GERLACK MICHELLE	10723 MYRTLE GROVE AVE LAS VEGAS NV	12613312102
GERSHMAN JAY C	2933 HARBOR COVE DR LAS VEGAS NV	12613811002
GIAGNI MITCH	10802 MYSTIC SHORE AVE LAS VEGAS NV	12613312115
GLOVER JOSHUA A	7709 YOUNG HARBD R DR LAS VEGAS NV	12613212072
GLUCKHERTZ ROBERT E REV LIV TR	7779 YOUNG HARBOR DR LAS VEGAS NV	12613212196
GONZALES RAYMUND T	10816 MASON HILL AVE LAS VEGAS NV	12613312138
GOODAVISH DANIEL	7420 CLIFTON GARDENS S LAS VEGAS NV	12613312151
GREEN JARED W & ABIGAIL R	7627 GATSBY HOUSE ST LAS VEGAS NV	12613212052
GREYSTONE NEVADA L L C	6750 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412022
GREYSTONE NEVADA L L C	6750 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412021
GREYSTONE NEVADA L L C	6750 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412023
GREYSTONE NEVADA L L C	6750 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412150
GREYSTONE NEVADA L L C	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613817006
GREYSTONE NEVADA L L C	6750 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412015
GREYSTONE NEVADA L L C	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613817005
GREYSTONE NEVADA L L C	6760 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412154
GREYSTONE NEVADA L L C	%C HART 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412116
GREYSTONE NEVADA L L C	6760 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412153
GREYSTONE NEVADA L L C	6750 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412121
GREYSTONE NEVADA L L C	6750 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412151
GREYSTONE NEVADA L L C	6750 VIA AUSTI PKWY #400 LAS VEGAS NV	12613412017
GREYSTONE NEVADA L L C	%C HART 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412012
GRIGLOCK WILLIAM & DONNA	7345 ELLISON PARK ST LAS VEGAS NV	12613411007
GROOVER ERIC	10549 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412147
GUSTAVSON RICHARD	7329 ARLINGTON GARDEN ST LAS VEGAS NV	12613412098
GUTIERREZ MARISSA	9009 SHEEP RANCH CT LAS VEGAS NV	12613412092
GUTIERREZ MICHAEL T & GRISEL	10826 MONACO BEACH AVE LAS VEGAS NV	12613312010
HABER CLAIRE E	7440 CLIFTON GARDENS ST LAS VEGAS NV	12613312106
HAIR ANDREW B & DAMARIS C	10729 MYSTIC SHORE AVE LAS VEGAS NV	12613312124
HAMILTON TROY	10808 AZURE OCEAN AVE LAS VEGAS NV	12613312053
HAMPTON DWIGHT R & YVONNE P	7643 GATSBY HOUSE ST LAS VEGAS NV	12613212056
HARRIS NICHOLAS L & SHAILY R	7616 GATSBY HOUSE ST LAS VEGAS NV	12613212046

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<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
HARSHAW DUMAS A III & AMY M	10813 CAIN AVE LAS VEGAS NV	12613212099
HATFIELD RYAN	10545 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412148
HAUBURGER GREGORY ALAN	10823 MYRTLE GROVE AVE LAS VEGAS NV	12613313066
HAY JADUS D	10713 MYSTIC SHORE AVE LAS VEGAS NV	12613312128
HEADRICK NORMA M	10825 PEARL RIVER AVE LAS VEGAS NV	12613313038
HENDERSON SHAUNA L	7615 GATSBY HOUSE ST LAS VEGAS NV	12613212049
HENRY DALLAS	10811 MYRTLE GROVE AVE LAS VEGAS NV	12613312097
HERYLA MICHAEL & VERONICA A	7624 VALLEY GREEN DR #201 LAS VEGAS NV	12613312014
HESS SHIRLEY	10815 MASON HILL AVE LAS VEGAS NV	12613312139
HESSLER JAMIE	10807 AZURE OCEAN AVE LAS VEGAS NV	12613312058
HICKS GREG & RACHAEL	7639 GATSBY HOUSE ST LAS VEGAS NV	12613212055
HILL RITA	P O BOX 750691 LAS VEGAS NV	12613811003
HILTERBRAN JAMIE M	10721 NOBLE MESA AVE LAS VEGAS NV	12613212016
HOK SOMARA & HOY H	10811 MASON HILL AVE LAS VEGAS NV	12613312140
HOLMES CRAIG A & DEBRA J	10612 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412077
HOLZWORTH ANNIE & JACOB R	10717 CAPE SHORE AVE LAS VEGAS NV	12613312084
HORIO SHARI M	99-505 MIKIOI PL AIEU HI LAS VEGAS NV	12613412091
HUBERTY JOSHUA & LEAH	10541 HARTFORD HILLS AVE LAS VEGAS NV	12613412016
HUDANISH DEBORAH L & MICHAEL M	7516 CLIFTON GARDENS ST LAS VEGAS NV	12613311010
HUNT JOHN & ROBIN	P O BOX 247 MOAPA NV	12613412140
JACQUES DOMINIQUE & SARAH	7590 PINE HARBOR ST LAS VEGAS NV	12613312038
JAUREGUI JOSE DEJESUS JR	10830 MONACO BEACH AVE LAS VEGAS NV	12613313001
JENKINS MARGARET L	10727 MASON HILL AVE LAS VEGAS NV	12613312144
JOHNSON DONALD G	10711 LENORE PARK CT LAS VEGAS NV	12613413108
JOHNSON JAMES A JR	10812 MYRTLE GROVE AVE LAS VEGAS NV	12613312094
JOHNSON SPRING E & DOLORES A	7432 CLIFTON GARDENS ST LAS VEGAS NV	12613312108
JONES BARRY R & JOCELYN R	10663 KEARNEY MOUNTAIN AVE LAS VEGAS NV	12613215019
JONES MELISSA	10722 MYRTLE GROVE AVE LAS VEGAS NV	12613312089
JUNG ALEXANDER	10527 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412125
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312063
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312062
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312045

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<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313048
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312064
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312179
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313047
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313091
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312047
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312155
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312040
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312041
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312042
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312185
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313087
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312186
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312163
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312049
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312046
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312065
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312037
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312048
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313092
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313090
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313088
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313041
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312044
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312036
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312043
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313050
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312184
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313097
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312177
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313056
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613311008

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<u>Owner</u>	<u>Address</u>	<u>Parcel Numbe</u>
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313096
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613312178
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313040
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313095
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313094
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313100
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313049
K B HOME NEVADA INC	4127 E VAN BUREN ST #150 PHOENIX AZ	12613313098
KABRE PRAKASH & PUSHPA	9551 CASTINE DR HUNTINGTON BEACH CA	12613212014
KEEN ANDREW	10803 MYRTLE GROVE AVE LAS VEGAS NV	12613312099
KENNEDY JEANITA & STEVEN M	10731 AZURE OCEAN AVE LAS VEGAS NV	12613312060
KENNER ASHLEY R	7345 ARLINGTON GARDEN ST LAS VEGAS NV	12613412069
KIHLTHAU MATTHEW D	10625 MOUNT JEFFERSON AVE LAS VEGAS NV	12613213081
KISON ANNA & ALDEN	10508 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412095
KITCHEN AMANDA R	10810 MYSTIC SHORE AVE LAS VEGAS NV	12613312117
KNUDSON CHAD & CHERYL	7337 ARLINGTON GARDEN ST LAS VEGAS NV	12613412100
KOLENDA EDWARD R III	10553 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412146
KOVACIC PAUL J	10518 HARTFORD HILLS AVE LAS VEGAS NV	12613412117
KRAUSE ROBERT STERLING & K M	10721 CAPE SHORE AVE LAS VEGAS NV	12613312083
KRISTINIK BRADLEY JAMES & NAOKO	10716 LENORE PARK CT LAS VEGAS NV	12613413104
KUTARA RONALD H REVOCABLE LIV TR	10721 PEARL RIVER AVE LAS VEGAS NV	12613312021
KWAK JUNG SOO	10712 LENORE PARK CT LAS VEGAS NV	12613413105
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213169
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213164
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613611013
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213163
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213166
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613215065
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613614126
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613614128
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213173
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213171

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<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613214049
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213172
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213156
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213167
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213157
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213170
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213165
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613215067
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213160
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213162
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613211021
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213159
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613215070
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213168
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213158
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613215066
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613211020
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613215068
L M CLIFF'S EDGE L L C	2020 MAIN ST #1100 IRVINE CA	12613213161
LANG WILLIAM J JR	10733 NOBLE MESA AVE LAS VEGAS NV	12613212019
LARSON CAROL M	7424 CLIFTON GARDENS ST LAS VEGAS NV	12613312152
LAU KYLE	7349 ARLINGTON GARDEN ST LAS VEGAS NV	12613412070
LEFEBVRE PAUL-ANDRE	180 BOUL DE GAULLE LORRAINE QC J6Z 3Z3 CANADA	12613411002
LEONARD KATE S & KENNETH L	7635 GATSBY HOUSE ST LAS VEGAS NV	12613212054
LERNER AARON	7430 PINE HARBOR ST LAS VEGAS NV	12613312033
LEVEQUE ALEXANDER G & ANDREA	7328 ARLINGTON GARDEN ST LAS VEGAS NV	12613412159
LEY ERIN K	10820 MYSTIC SHORE AVE LAS VEGAS NV	12613313068
LINDOP LIVING TRUST	15455 GLENOAKS BLVD #203 SYLMAR CA	12613312001
LOEWEN DARCY & JULIE	10611 KEARNEY MOUNTAIN AVE LAS VEGAS NV	12613215006
LOPEZ HELLENE	7402 PINE HARBOR ST LAS VEGAS NV	12613312026
LOVEJOY AMANDA	7643 YOUNG HARBOR DR LAS VEGAS NV	12613212070
LOVELETT GREGORY E	10712 MYSTIC SHORE AVE LAS VEGAS NV	12613312109

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LOWER CHRISTINE	10809 MYSTIC SHORE AVE LAS VEGAS NV	12613312120
LOZANO ELISABET & VICTOR H	10725 CAPE SHORE AVE LAS VEGAS NV	12613312082
LUSTED RACHEL	7775 LONE SHEPHERD OR LAS VEGAS NV	12613212206
LYDON MATTHEW R	10515 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412128
LYNCH SHANDRA & STEVEN	7512 CLIFTON GARDENS ST LAS VEGAS NV	12613311011
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412061
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412041
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412009
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412110
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412029
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412172
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412111
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412004
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817004
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412044
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412027
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412024
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412007
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412006
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613816055
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412025
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412171
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412008
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817011
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412028
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817010
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412043
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412045
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412101
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412005
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412026
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412114

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M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412175
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412031
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412038
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412037
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412036
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412102
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412177
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412156
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412032
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412033
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817007
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817008
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412035
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412034
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412174
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412176
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412104
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412105
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412046
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412112
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412040
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412047
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412113
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412178
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412039
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412103
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412152
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817009
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412030
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412155
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412042
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412173

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M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817019
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412106
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412054
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412064
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412060
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412166
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412051
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817017
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412063
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412052
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817016
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412062
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412050
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817003
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412053
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412055
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817020
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412056
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817021
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412057
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412058
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412059
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817018
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412048
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817013
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412179
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412169
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412109
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412067
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412182
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412065
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817002

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M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412170
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412108
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412180
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412168
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412066
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412107
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817015
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412049
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412181
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817012
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613412167
M S RIALTO CLIFFS EDGE NV L L C	%LENNAR HOMES LLC 700 N W 107TH AVE MIAMI FL	12613817014
MADRID ISMAEL & CHELCYANN	10705 PEARL RIVER AVE LAS VEGAS NV	12613312025
MANANSALA MAMIE & MALCO	7725 DONNER PEAK ST LAS VEGAS NV	12613215021
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613311018
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312171
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312169
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312158
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312170
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613311016
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312173
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613311022
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613311015
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312153
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312157
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312165
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312166
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312154
MANCHESTER PARK H O A	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312164
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312174
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312160
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312183

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MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312180
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312159
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312172
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312175
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312156
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312176
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613311019
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312181
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312161
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312182
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312168
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613313101
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613312167
MANCHESTER PARK HOMEOWNERS ASSN	%RMI MGT LLC 630 TRADE CENTER DR #100 LAS VEGAS NV	12613311017
MANCINI LORRIE ANN	10717 NOBLE MESA AVE LAS VEGAS NV	12613212015
MARCUSE ELIZABETH	7636 BUTLER MESA ST LAS VEGAS NV	12613212059
MARIN XERXES G & JOSEPHINE L	7703 GATSBY HOUSE ST LAS VEGAS NV	12613212076
MARKS JOHN M & PETRA M	P O BOX 2498 CRESTED BUTTE CO	12613411006
MARSH ROBERT J	10824 MYRTLE GROVE AVE LAS VEGAS NV	12613313059
MARTIN MICHAEL	10728 CAPE SHORE AVE LAS VEGAS NV	12613312070
MATCHECK BRETT	7341 AMAGANSETT ST LAS VEGAS NV	12613412142
MAY KATHERINE	10532 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412089
MCCRAE PATRICIA A	7412 CLIFTON GARDEN ST LAS VEGAS NV	12613312149
MCGOWAN WENDELL D II & JENNIFER	7721 YOUNG HARBOR DR LAS VEGAS NV	12613212075
MCGRATH TIMOTHY D	10816 MYRTLE GROVE AVE LAS VEGAS NV	12613312095
MCILROY MICHAEL J & CAROLYN M	10724 CAPE SHORE AVE LAS VEGAS NV	12613312069
MCLAUGHLIN DAVID A & SHYLA J	7410 PINE HARBOR ST LAS VEGAS NV	12613312028
MEAD KENNETH	7624 GATSBY HOUSE ST LAS VEGAS NV	12613212044
MEDCALF MICHAEL L	7640 YOUNG HARBOR DR LAS VEGAS NV	12613212058
MELVIN REVOCABLE LIVING TRUST	7623 GATSBY HOUSE ST LAS VEGAS NV	12613212051
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215012
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215009

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MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215010
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215011
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215008
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215013
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215014
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215015
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215005
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215018
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215017
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613211017
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215016
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215055
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215007
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215057
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215058
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215059
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215060
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215061
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215062
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215002
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613211002
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215022
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613211003
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613211016
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215003
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613215004
MERITAGE HOMES NEVADA INC	8430 W LAKE MEAD BLVD #100 LAS VEGAS NV	12613211001
MIGUEL HECTOR I & ELISA M	9344 ARROWHEAD BLUFF AVE LAS VEGAS NV	12613412132
MINICHIELLO KRISTLE	10727 MYRTLE GROVE AVE LAS VEGAS NV	12613312101
MIYAHIRA PAITAKA & SHIRFA S	7520 CLIFTON GARDENS ST LAS VEGAS NV	12613311009
MONTGOMERY ROBERT P & JILL D	10616 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412076
MONTIEL SCOTT	7436 CLIFTON GARDENS ST LAS VEGAS NV	12613312107

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MOORE CONTI	10523 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412126
MOREASH KATHLEEN M	10713 CAPE SHORE AVE LAS VEGAS NV	12613312085
MORENO LUIS	10714 MASON HILL AVE LAS VEGAS NV	12613312130
MORENO VICTOR I II	10531 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412124
MORSE LYDIA	7348 ARLINGTON GARDEN ST LAS VEGAS NV	12613412164
MOYA MICHAEL J JR	7340 CHESAPEAKE COVE ST LAS VEGAS NV	12613811004
MULLARD ALEXANDER N & LINDA C	7639 YOUNG HARBOR DR LAS VEGAS NV	12613212069
MUNOZ LAURIE B & JAIME A	10741 PEARL RIVER AVE LAS VEGAS NV	12613312016
MURAKAMI JAY & JEANNETTE	10711 MYRTLE GROVE AVE LAS VEGAS NV	12613312105
MURAWSKI GUADALUPE	10556 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412138
MURIE DAVID L	10715 LENORE PARK CT LAS VEGAS NV	12613413109
MURRAY DAMASI G	10727 AZURE OCEAN AVE LAS VEGAS NV	12613312061
MURRAY MICHAEL	10814 CAPE SHORE AVE LAS VEGAS NV	12613312075
MYERS JENNIFER	10806 MYSTIC SHORE AVE LAS VEGAS NV	12613312116
NAVALLO ALYSSA	9460 NAVY BLUE CT LAS VEGAS NV	12613411004
NAVARRO NORMA R & JAN-MICHAEL	375 RIVERCREEK DR FREMONT CA	12613212011
NELSON MATTHEW	10720 MYSTIC SHORE AVE LAS VEGAS NV	12613312111
NIGRO LOUIS R JR	7612 BUTLER MESA ST LAS VEGAS NV	12613212065
NISHIMOTO WAYNE S & GRACE K	P O BOX 36545 LAS VEGAS NV	12613412133
NOEL RACHEL	10564 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412081
NORTHERN TERRACE H O A	2655 S RAINBOW BLVD LAS VEGAS NV	12613211019
NOVOA CAMILO	7344 ARLINGTON GARDEN ST LAS VEGAS NV	12613412163
NUNEZ GERALDINE	10813 MYSTIC SHORE AVE LAS VEGAS NV	12613312119
O'DANIEL MELANIE S	7611 GATSBY HOUSE ST LAS VEGAS NV	12613212048
OLEARY JOHN A & KELLY A	7704 GATSBY HOUSE LAS VEGAS NV	12613212198
OTTAVIANO DEREK M & SEAN A	10533 HARTFORD HILLS AVE LAS VEGAS NV	12613412014
OWENS ALLEN C	7361 ARLINGTON GARDEN ST LAS VEGAS NV	12613412073
OWENS WALTER R JR	7352 CHESAPEAKE COVE ST LAS VEGAS NV	12613811001
PAGE JAY B & AMANDA L	10632 MOUNT JEFFERSON AVE LAS VEGAS NV	12613213066
PAING SOE M	7716 GATSBY HOUSE ST LAS VEGAS NV	12613212201
PARQUE CHAD	10528 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412090
PAUL PATRICIA & PHILLIP	7717 YOUNG HARBOR DR LAS VEGAS NV	12613212074

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<u>Owner</u>	<u>Address</u>	<u>Parcel Numbe</u>
PERNYAK PATRICK W & REGINA	10718 MYRTLE GROVE AVE LAS VEGAS NV	12613312088
PERRY BRANDON S	10724 MYSTIC SHORE AVE LAS VEGAS NV	12613312112
PETERS CATHERINE A	7414 PINE HARBOR ST LAS VEGAS NV	12613312029
PETERS PHILIP D & ANGEL L	10636 MOUNT JEFFERSON AVE LAS VEGAS NV	12613213065
PFEIFER MARK A & CECILIA J	10712 CAPE SHORE AVE LAS VEGAS NV	12613312066
PICHON VANESSA P & TYRONE L JR	10637 MOUNT JEFFERSON AVE LAS VEGAS NV	12613213078
PISANELLI JAMES	7349 ELLISON PARK ST LAS VEGAS NV	12613411008
PIZZELLA ANTHONY JR & KRISTY L	10804 AZURE OCEAN AVE LAS VEGAS NV	12613312052
POLLOCK CHRISTOPHER A & MICHELLE	10717 MYSTIC SHORE AVE LAS VEGAS NV	12613312127
POPE CAROLINE	10557 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412145
PORCELL JOHN J & MARLENE	358 MELBA ST STATEN ISLAND NY	12613312134
PORTER BRYAN C	10721 MYSTIC SHORE AVE LAS VEGAS NV	12613312126
POTTER TALON JAY & CAROLYN MARIA	10530 HARTFORD HILLS AVE LAS VEGAS NV	12613412120
POULOS PHILIP G	10704 LENORE PARK CT LAS VEGAS NV	12613413107
PRATHER SHAWN M & ASHLEY J	10720 CAPE SHORE AVE LAS VEGAS NV	12613312068
PREBULA GABRIELLE M & RICHARD C	10628 MOUNT JEFFERSON LAS VEGAS NV	12613213067
PREWITT MARK G	7442 PINE HARBOR ST LAS VEGAS NV	12613311001
PROVIDENCE MASTER H O A	%CAPITAL CONSULTANTS MGT CORP 7175 N DURANGO DR #280 LAS VEGAS NV	12613312162
PROVIDENCE MASTER H O A	%CAPITAL CONSULTANTS MGT CORP 7175 N DURANGO DR #280 LAS VEGAS NV	12613311020
PROVIDENCE MASTER H O A	%CAPITAL CONSULTANTS MGT CORP 7175 N DURANGO DR #280 LAS VEGAS NV	12613311021
PROVIDENCE MASTER H O A	%CAPITAL CONSULTANTS MGT CORP 7175 N DURANGO DR #280 LAS VEGAS NV	12613312187
QUEEN NINA	10715 MASON HILL AVE LAS VEGAS NV	12613312147
RACE KYLE MATTHEW	10728 MYSTIC SHORE AVE LAS VEGAS NV	12613312113
RASH MELODY	10807 MASON HILL AVE LAS VEGAS NV	12613312141
RASHDAN JAMIEL	10540 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412087
RAZER DANIEL T D & ADRIANA E P	10526 HARTFORD HILLS AVE LAS VEGAS NV	12613412119
REED CHRISTOPHER R & BOEDEE L	10604 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412079
REFF JAMI D	10819 MYSTIC SHORE AVE LAS VEGAS NV	12613313076
REYES ROSEMARY	7615 HOUSTON PEAK ST LAS VEGAS NV	12613212029
REYES-CORNEJO RAMON	10818 MONACO BEACH AVE LAS VEGAS NV	12613312008
RICOTTA NICHOLAS	10810 CAPE SHORE AVE LAS VEGAS NV	12613312074
ROBINSON RONNIE & CAMISHA	7628 LONE SHEPHARD DR LAS VEGAS NV	12613212094

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RODRIGUEZ CARLOS	7426 PINE HARBOR ST LAS VEGAS NV	12613312032
ROSABELLA SARATOGA HIGHLANDS HOA	630 TRADE DR #100 LAS VEGAS NV	12613212315
ROSABELLA SARATOGA HIGHLANDS HOA	630 TRADE DR #100 LAS VEGAS NV	12613212308
ROSABELLA SARATOGA HIGHLANDS HOA	630 TRADE DR #100 LAS VEGAS NV	12613212318
ROSABELLA SARATOGA HIGHLANDS HOA	630 TRADE DR #100 LAS VEGAS NV	12613212317
ROSABELLA SARATOGA HIGHLANDS HOA	630 TRADE DR #100 LAS VEGAS NV	12613212312
ROSABELLA SARATOGA HIGHLANDS HOA	630 TRADE DR #100 LAS VEGAS NV	12613212316
ROSABELLA SARATOGA HIGHLANDS HOA	630 TRADE DR #100 LAS VEGAS NV	12613212314
ROSABELLA SARATOGA HIGHLANDS HOA	630 TRADE DR #100 LAS VEGAS NV	12613212309
ROSABELLA SARATOGA HIGHLANDS HOA	630 TRADE DR #100 LAS VEGAS NV	12613212313
ROSE DAVID J JR	7705 YOUNG HARBOR DR LAS VEGAS NV	12613212071
ROSENFELD BRIAN C	10819 MASON HILL AVE LAS VEGAS NV	12613313086
RUIZ GRACE E	7632 BUTLER MESA ST LAS VEGAS NV	12613212060
SABELKO JOSEPH	7341 ARLINGTON GARDEN ST LAS VEGAS NV	12613412068
SADONIS CHERYL I	7321 ARLINGTON GARDEN ST LAS VEGAS NV	12613412096
SALDANO JEFFREY R	7619 GATSBY HOUSE ST LAS VEGAS NV	12613212050
SANCHEZ JOEL	10738 MONACO BEACH AVE LAS VEGAS NV	12613312005
SANDOVAL MAXINE	10624 MOUNT JEFFERSON AVE LAS VEGAS NV	12613213068
SARACENE ROBERT	10719 LENORE PARK CT LAS VEGAS NV	12613411003
SARMIENTO MERLIN	7767 LONE SHEPHERD DR LAS VEGAS NV	12613212208
SAUER AMY	10807 MYRTLE GROVE AVE LAS VEGAS NV	12613312098
SCAGNELLI LIYU	7406 PINE HARBOR ST LAS VEGAS NV	12613312027
SCHERADO KENNA M	10723 MASON HILL AVE LAS VEGAS NV	12613312145
SCHICKER JENNIFER	10702 MONACO BEACH AVE LAS VEGAS NV	12613312039
SCHMIDT AMY & THOMAS	7707 GATSBY HOUSE ST LAS VEGAS NV	12613212077
SCHOOL BOARD OF TRUSTEES	%B RODGERS 4212 EUCALYPTUS ANNEX LAS VEGAS NV	12613301018
SCHUMACHER NICOLAS P & JACLYN C	10733 CAPE SHORE AVE LAS VEGAS NV	12613312080
SCOTT JAMES & JENNA	10824 MYSTIC SHORE AVE LAS VEGAS NV	12613313069
SECRETARY HOUSING & URBAN DEV	900 E FIRST AVE SEATTLE WA	12613312055
SECRETARY HOUSING & URBAN DEV	%RECONTRUST CO 900 E FIRST AVE SEATTLE WA	12613412129
SECRETARY HOUSING & URBAN DEV	%MICHAELSON CONNOR & BOUL INC 13832 N 32ND ST #150 PHOENIX AZ	12613212078
SECRETARY HOUSING & URBAN DEV	7720 N 16TH ST #300 PHOENIX AZ	12613212025

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SELLERS DAVID DELL & JENNIFER M	10732 MYSTIC SHORE AVE LAS VEGAS NV	12613312114
SERRANO FELIX JR & BETTE M	10529 HARTFORD HILLS AVE LAS VEGAS NV	12613412013
SHADID DOUGLAS M & JACQUELINE E	10522 HARTFORD HILLS AVE LAS VEGAS NV	12613412118
SHEPARD DARREN	10540 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412134
SHERBURNE ROBERT	10560 NANTUCKET RIDGE LAS VEGAS NV	12613412082
SHUMWAY LINDSEY	10730 MONACO BEACH AVE LAS VEGAS NV	12613312003
SILVA KARINA C	10731 MASON HILL AVE LAS VEGAS NV	12613312143
SIMONS KODY J	10716 MYSTIC SHORE AVE LAS VEGAS NV	12613312110
SIPIN DENNIS D	821 VISTA HILL CT CARSON CITY NV	12613412084
SLOAN LYON C	10802 CAPE SHORE AVE LAS VEGAS NV	12613312072
SMITH RANDALL LEE	10725 NOBLE MESA AVE LAS VEGAS NV	12613212017
SNIDER MARK E & KAREN	4070 W BATH RD AKRON OH	12613412144
SOLIS AIDA ANTONIETA	7336 ARLINGTON GARDEN ST LAS VEGAS NV	12613412161
SPENCER ANTHONY R	7508 CLIFTON GARDENS ST LAS VEGAS NV	12613311012
STELLY DONNIE WALTER & SUSANN K	10732 CAPE SHORE AVE LAS VEGAS NV	12613312071
STEVENS CHARLES D & ELIZABETH	10549 HARTFORD HILLS AVE LAS VEGAS NV	12613412018
STEVENSON KOWANIS K	7636 GATSBY HOUSE ST LAS VEGAS NV	12613212041
STROUD JIMMY F	5730 GARDEN POINT DR KING WOOD TX	12613211015
STYLES CHERIE	10820 MASON HILL AVE LAS VEGAS NV	12613313077
SUERDIECK CHRISTOPHER & LISA	10516 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412093
TAMAGOS ALADIN N & AMY D	7779 LONE SHEPHERD DR LAS VEGAS NV	12613212205
TATONE DONALD	10801 CAPE SHORE AVE LAS VEGAS NV	12613312079
TAXPAYER	LAS VEGAS NV	12613312067
TAYCE JORDAN D	10741 NOBLE MESA AVE LAS VEGAS NV	12613212021
TAYLOR ALISSA S	10729 CAPE SHORE AVE LAS VEGAS NV	12613312081
TEH CHUAN-HAI & SIEW-PAIK	3005 LUCAS CT SAN JOSE CA	12613212068
TETREULT ARMAND JOSEPH & KARI L	10535 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412123
THORNELL WESLEY J	7337 ELLISON PARK ST LAS VEGAS NV	12613411005
THYR DEANNA & ELMER	7504 CLIFTON GARDENS ST LAS VEGAS NV	12613311013
TIERI ANNA	7325 ARLINGTON GARDEN ST LAS VEGAS NV	12613412097
TILLETT HEWART R II	10819 MYRTLE GROVE AVE LAS VEGAS NV	12613313067
TILLMAN DARYL C & MARSLETTE D	7369 ARLINGTON GARDEN ST LAS VEGAS NV	12613412075

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<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
TOLL NORTH L V L L C	%TOLL BROTHERS INC 1140 N TOWN CENTER DR #350 LAS VEGAS NV	12613411012
TOLL NORTH L V L L C	%TOLL BROTHERS INC 1140 N TOWN CENTER DR #350 LAS VEGAS NV	12613411014
TOLL NORTH L V L L C	%TOLL BROTHERS INC 1140 N TOWN CENTER DR #350 LAS VEGAS NV	12613411016
TOLL NORTH L V L L C	%TOLL BROTHERS INC 1140 N TOWN CENTER DR #350 LAS VEGAS NV	12613411011
TOLL NORTH L V L L C	%TOLL BROTHERS INC 1140 N TOWN CENTER DR #350 LAS VEGAS NV	12613411013
TOLL NORTH L V L L C	%TOLL BROTHERS INC 1140 N TOWN CENTER DR #350 LAS VEGAS NV	12613401018
TOLL NORTH L V L L C	%TOLL BROTHERS INC 1140 N TOWN CENTER DR #350 LAS VEGAS NV	12613413110
TORRES JUAN & MICHELLE	7333 ARLINGTON GARDEN ST LAS VEGAS NV	12613412099
TOSTON KANIKA	10448 NANTUCKET RIDGE AVE LAS VEGAS NV	12613817001
TRABERT JOHN W JR	7514 PINE HARBOR ST LAS VEGAS NV	12613311005
TRAINER TRACY L	10556 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412083
TRICE TIFFANY	10512 NANTUCKET RIDGE AVE LAS VEGAS NV	12613412094
TROUP TANYA	10809 NOBLE MESA AVE LAS VEGAS NV	12613212027
TRUSTEE CLARK COUNTY TREASURER	%LARSEN COREY D 5282 ESPARON AVE LAS VEGAS NV	12613412135
TURNER CHADRICK K & SHALETHIA D	10815 MYRTLE GROVE AVE LAS VEGAS NV	12613312096
TWOMEY MICHAEL	10822 MONACO BEACH AVE LAS VEGAS NV	12613312009
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412183
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412192
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412186
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613811006
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613811005
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412191
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412187
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412188
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412189
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412190
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412185
U S HOME CORPORATION	%LENNAR COMMUNITIES 6750 VIA AUSTI PKWY #200 LAS VEGAS NV	12613412184
USA	WASHINGTON DC	12613401014
VANLUYK LEONARD	10806 CAPE SHORE AVE LAS VEGAS NV	12613312073
VELOSO EMILIA & DANIEL	10821 PEARL RIVER AVE LAS VEGAS NV	12613313039
VENTURA LAURA LEE	10560 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412139

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<u>Owner</u>	<u>Address</u>	<u>Parcel Numbe</u>
VICENTE CID & RACHEL	10510 HARTFORD HILLS AVE LAS VEGAS NV	12613412115
VOCANA JEFFREY M & CHELSEA	10552 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412137
WALKER NATE & MICHELLE	10616 KEARNEY MOUNTAIN AVE LAS VEGAS NV	12613215053
WALTON ANDRE M	10814 CAIN AVE LAS VEGAS NV	12613212067
WARNER BRITANI	10726 MONACO BEACH AVE LAS VEGAS NV	12613312002
WEIDICK CHRIS J	10729 PEARL RIVER AVE LAS VEGAS NV	12613312019
WIKER SHAWN H	10737 NOBLE MESA AVE LAS VEGAS NV	12613212020
WILLIAMS PAMELA	10710 MASON HILL AVE LAS VEGAS NV	12613312129
WILLIS GARY	10628 KEARNEY MOUNTAIN AVE LAS VEGAS NV	12613215056
WILSON ALLISON	10824 MASON HILL AVE LAS VEGAS NV	12613313078
WILSON JONATHAN D & LAURA D	10819 CAPE SHORE AVE LAS VEGAS NV	12613313057
WITTE RYAN	10817 PEARL RIVER AVE LAS VEGAS NV	12613312011
WRIGHT AMANDA	10717 PEARL RIVER AVE LAS VEGAS NV	12613312022
YORK BRANDON	10710 MYRTLE GROVE AVE LAS VEGAS NV	12613312086
YTURRALDE MICHAEL JR & APRIL B	10813 PEARL RIVER AVE LAS VEGAS NV	12613312012
ZAGAYER RAMI	1084 RED PINE DR SIMI VALLEY CA	12613311007
ZAGAYER ZACHARY	1084 RED PINE DR SIMI VALLEY CA	12613311006
ZEPEDA RUDOLPHO	10812 AZURE OCEAN AVE LAS VEGAS NV	12613312054
ZIDZIK ROBERT P	7365 ARLINGTON GARDEN ST LAS VEGAS NV	12613412074
ZINGG RONALD D JR	10521 HARTFORD HILLS AVE LAS VEGAS NV	12613412011
ZUCARO MARC B	10565 LAURELWOOD LAKE AVE LAS VEGAS NV	12613412143



LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
STAVROS S. ANTHONY

ELIZABETH N. FRETWELL
CITY MANAGER

March 9, 2011

The Ahlers Family Trust
9731 Orient Express Court
Las Vegas, Nevada 89145

**RE: ABEYANCE - SDR-40408 - SITE DEVELOPMENT PLAN REVIEW
PLANNING COMMISSION MEETING OF MARCH 8, 2011**

Dear Applicant:

Your request for a Site Development Plan Review FOR A PROPOSED THREE-STORY, 490-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF THE CLIFF'S EDGE DESIGN GUIDELINES on 18.18 acres at the southeast corner of Farm Road and Shaumber Road (APN 126-13-310-002), PD (Planned Development) Zone [RSL (Residential Small Lot) Cliff's Edge Special Land Use Designation] [PROPOSED: M (Medium Density Residential)], Ward 6 (Ross), was considered by the Planning Commission on March 8, 2011.

The Planning Commission accepted the applicant's request to **WITHDRAW WITHOUT PREJUDICE**.

This action by the Planning Commission is final. The notice of final action was filed with the City Clerk on March 9, 2011.

Sincerely,

Steve Gebeke, AICP
Planning Supervisor
Case Planning Division

SG:clb

cc: Mr. Chris Dingell
Cliff's Edge, LLC
3455 Cliff Shadows Parkway, Suite #220
Las Vegas, Nevada 89129

Mr. Mark Fiorentino
Kaempfer Crowell Renshaw Gronauer & Fiorentino
8345 West Sunset Road, Suite #250
Las Vegas, Nevada 89113

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

VOICE 702.229.6301
FAX 702.474.0352
TTY 702.386.9108
www.lasvegasnevada.gov

**KAEMPFFER
CROWELL**

ATTORNEYS AT LAW

**KAEMPFFER CROWELL RENSHAW
GRONAUER & FIORENTINO**

MARK H. FIORENTINO
mfiorentino@kcnylaw.com
702.693.4261

LAS VEGAS OFFICE
8345 West Sunset Road
Suite 250
Las Vegas, NV 89113
Tel: 702.792.7090
Fax: 702.799.7181

RENO OFFICE
5470 Kietzke Lane
Suite 140
Reno, NV 89511
Tel: 775.852.3900
Fax: 775.852.0257

CARSON CITY OFFICE
510 W. Fourth Street
Carson City, NV 89703
Tel: 775.884.8300
Fax: 775.882.0257

February 4, 2011

Via Fax
702-385-7268

Mr. Doug Rankin
PLANNING & DEVELOPMENT
CITY OF LAS VEGAS
731 S. Fourth Street
Las Vegas, NV 89101

Re: SDR-40408 and MOD-40409

Dear Mr. Rankin:

Our office represents the applicant in the above-referenced matters. We hereby request that the applications be withdrawn without prejudice.

While we believe that the project is appropriate under the Providence Master Development Plan, we intend to present a different development plan when market conditions improve.

Thank you for your consideration. Please contact me if you have any questions or need anything further.

Sincerely,

**KAEMPFFER CROWELL RENSHAW
GRONAUER & FIORENTINO**



Mark H. Fiorentino

MHF/sfm

cc: Michelle Thackston
Fax: 702-382-8558

Steve Gebeke
Fax: 702-385-7268

RECEIVED
FEB - 7 2011



February 24, 2011

The Ahlers Family Trust
9731 Orient Express Court
Las Vegas, Nevada 89145

**RE: ABEYANCE - SDR-40408 - SITE DEVELOPMENT PLAN REVIEW
PLANNING COMMISSION MEETING OF MARCH 8, 2011**

Dear Applicant:

Please be advised the City of Las Vegas Planning Commission at its regular meeting on **March 8, 2011** 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 **Wednesday, March 2, 2011** at www.lasvegasnevada.gov. If you do not have access to the Internet and would prefer receiving hard copies of the documentation, please call the Case Planning Division at (702) 229-6301 or come into the Development Services Center at 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106 to request your copies.

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

Sincerely,

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

Steve Gebeke, AICP
Planning Supervisor
Case Planning Division

SG:clb

cc: Mr. Chris Dingell
Cliff's Edge, LLC
3455 Cliff Shadows Parkway, Suite #220
Las Vegas, Nevada 89129

Mr. Mark Fiorentino
Kaempfer Crowell Renshaw Gronauer & Fiorentino
8345 West Sunset Road, Suite #250
Las Vegas, Nevada 89113

LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

STEVE WOLFSON
LOIS TARKANIAN

STEVEN D. ROSS
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STAVROS S. ANTHONY

ELIZABETH N. FRETWELL
CITY MANAGER

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

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

Development Notification

PC Meeting: March 8, 2011

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:

SDR-40408

Antelope HOA

Auburn and Bradford at Providence HOA

Brighton at Providence HOA

Chestnut Hill at Providence HOA

Grand Teton Village HOA

Hearthstone/Brookstone HOA

Highgate at Providence HOA

Kensington at Providence HOA

Madison Colony at Providence HOA

Providence Master Association

Somerset at Providence HOA

Turtle Rock HOA

Windimere at Providence HOA



January 26, 2011

The Ahlers Family Trust
9731 Orient Express Court
Las Vegas, Nevada 89145

**RE: SDR-40408 - SITE DEVELOPMENT PLAN REVIEW RELATED TO
MOD-40409
PLANNING COMMISSION MEETING OF JANUARY 25, 2011**

LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

STEVE WOLFSON

LOIS TARKANIAN

STEVEN D. ROSS

RICKI Y. BARLOW

STAVROS S. ANTHONY

ELIZABETH N. FRETWELL
CITY MANAGER

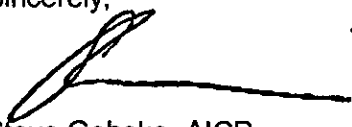
Dear Applicant:

Your request for a Site Development Plan Review FOR A PROPOSED THREE-STORY, 490-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF THE CLIFF'S EDGE DESIGN GUIDELINES on 18.18 acres at the southeast corner of Farm Road and Shaumber Road (APN 126-13-310-002), PD (Planned Development) Zone [RSL (Residential Small Lot) Cliff's Edge Special Land Use Designation] [PROPOSED: M (Medium Density Residential)], Ward 6 (Ross), was considered by the Planning Commission on January 25, 2011.

The Planning Commission voted to hold this item in **ABEYANCE** in an effort to provide the applicant with an opportunity to address the concerns raised at the neighborhood meeting.

This item is scheduled to be heard again at the **March 8, 2011** Planning Commission meeting which will be held at 6:00 P.M. in the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada. The Planning Commission requires that you or your representative be present at this meeting. If you or your representative chooses not to attend, the Planning Commission may act in your absence without your input.

Sincerely,


Steve Gebeke, AICP
Planning Supervisor
Case Planning Division

SG:clb

cc: Mr. Chris Dingell
Cliff's Edge, LLC
3455 Cliff Shadows Parkway, Suite #220
Las Vegas, Nevada 89129

Mr. Mark Fiorentino
Kaempher Crowell
8345 West Sunset Road, Suite #250
Las Vegas, Nevada 89113

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

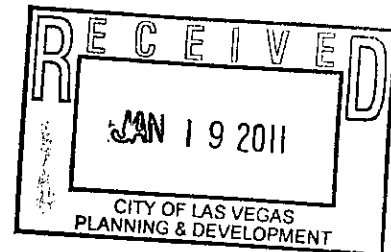
VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

**KAEMPFFER
CROWELL**

ATTORNEYS AT LAW

**KAEMPFFER CROWELL RENSHAW
GRONAUER & FIORENTINO****MARK H. FIORENTINO**
mfiorentino@kcrlaw.com
702.693.4261**LAS VEGAS OFFICE**
8345 West Sunset Road
Suite 250
Las Vegas, NV 89113
Tel: 702.782.7000
Fax: 702.786.7181**RENO OFFICE**
5470 Kielzke Lane
Suite 140
Reno, NV 89511
Tel: 775.852.8900
Fax: 775.882.0257**CARSON CITY OFFICE**
510 W. Fourth Street
Carson City, NV 89703
Tel: 775.884.6300
Fax: 775.882.0257

January 19, 2011

Via Fax
702-385-7268Mr. Doug Rankin
PLANNING & DEVELOPMENT
CITY OF LAS VEGAS
731 S. Fourth Street
Las Vegas, NV 89101**Re: SDR-40408 and MOD-40409**

Dear Mr. Rankin:

Our office represents the applicant in the above-referenced matters. Please disregard our letter of January 11, 2011. We hereby request that the applications be held until the March 8, 2011 Planning Commission meeting. The applicant needs additional time to address concerns raised at the neighborhood meeting and to work with staff on any proposed changes.

Thank you for your assistance. Please let me know if you have any questions or need anything further.

Sincerely,

KAEMPFFER CROWELL RENSHAW
GRONAUER & FIORENTINOA handwritten signature in black ink, appearing to read "Mark H. Fiorentino".
Mark H. Fiorentino

MHF/sfm

cc: Michelle Thackston
Fax: 702-382-8558Steve Gebeke
Fax: 702-385-7268

**KAEMPFFER
CROWELL**

ATTORNEYS AT LAW

**KAEMPFFER CROWELL RENSHAW
GRONAUER & FIORENTINO**MARK H. FIORENTINO
mfiorentino@kcrsaw.com
702.893.4251LAS VEGAS OFFICE
8345 West Sunset Road
Suite 250
Las Vegas, NV 89113
Tel: 702.792.7000
Fax: 702.792.7181RENO OFFICE
5470 Kiewit Lane
Suite 140
Reno, NV 89511
Tel: 775.852.8900
Fax: 775.852.0267CARSON CITY OFFICE
810 W. Fourth Street
Carson City, NV 89703
Tel: 775.884.8500
Fax: 775.882.0267

January 11, 2011

Via Fax
702-385-7268Mr. Doug Rankin
PLANNING & DEVELOPMENT
CITY OF LAS VEGAS
731 S. Fourth Street
Las Vegas, NV 89101**Re: SDR-40408 and MOD-40409**

Dear Mr. Rankin:

Our office represents the applicant in the above-referenced matters. We hereby request that the applications be held until the February 8, 2011 Planning Commission meeting. The applicant needs additional time to address concerns raised at the neighborhood meeting.

Thank you for your assistance. Please let me know if you have any questions or need anything further.

Sincerely,

KAEMPFFER CROWELL RENSHAW
GRONAUER & FIORENTINO

Mark H. Fiorentino

MHF/sfm

cc: Michelle Thackston
Fax: 702-382-8558**RECEIVED****JAN 12 2011**



January 13, 2011

The Ahlers Family Trust
9731 Orient Express Court
Las Vegas, Nevada 89145

**RE: SDR-40408 - SITE DEVELOPMENT PLAN REVIEW RELATED TO
MOD-40409
PLANNING COMMISSION MEETING OF JANUARY 25, 2011**

LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

STEVE WOLFSON

LOIS TARKANIAN

STEVEN O. ROSS

RICKI Y. BARLOW

STAVROS S. ANTHONY

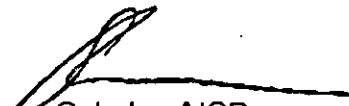
Dear Applicant:

Please be advised the City of Las Vegas Planning Commission at its regular meeting on **January 25, 2011** 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 **Wednesday, January 19, 2011** at www.lasvegasnevada.gov. If you do not have access to the Internet and would prefer receiving hard copies of the documentation, please call the Case Planning Division at (702) 229-6301 or come into the Development Services Center at 731 South Fourth Street to request your copies.

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

Sincerely,


Steve Gebeke, AICP
Planning Supervisor
Case Planning Division

SG:clb

cc: Mr. Chris Dingell
Cliff's Edge, LLC
3455 Cliff Shadows Parkway, Suite #220
Las Vegas, Nevada 89129

Mr. Mark Fiorentino
Kaempher Crowell
8345 West Sunset Road, Suite #250
Las Vegas, Nevada 89113

CITY OF LAS VEGAS
400 STEWART AVENUE
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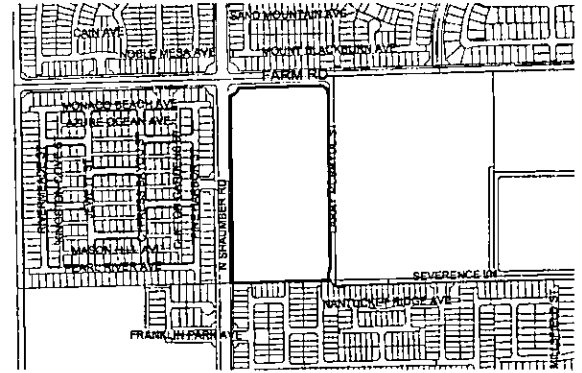
FM-0044-08-09

Application Information

SDR-40408 - SITE DEVELOPMENT PLAN REVIEW RELATED TO MOD-40409 - PUBLIC HEARING - APPLICANT/OWNER: THE AHLERS FAMILY TRUST - Request for a Site Development Plan Review FOR A PROPOSED THREE-STORY, 490-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF THE CLIFF'S EDGE DESIGN GUIDELINES on 18.18 acres at the southeast corner of Farm Road and Shaumber Road (APN 126-13-310-002), PD (Planned Development) Zone [RSL (Residential Small Lot) Cliff's Edge Special Land Use Designation] [PROPOSED: M (Medium Density Residential)], Ward 6 (Ross).

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file a written objection thereto or approval thereof with the Planning and Development Department, Development Services Center, 731 South Fourth Street, Las Vegas, Nevada 89101. Final Action on General Plan Amendments and Rezonings will be determined by the City Council. Other public hearing items may be deemed Final Action by the Planning Commission or forwarded to the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. 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

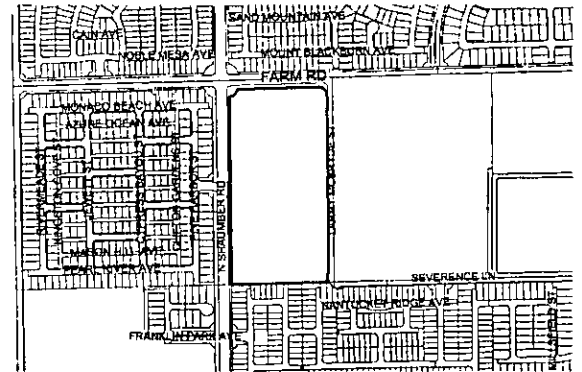
Meeting: Planning Commission
Date: January 25, 2011
Time: 6:00 P.M.
Location: City Council Chambers
400 Stewart Avenue
Las Vegas, Nevada

Application Information

SDR-40408 - SITE DEVELOPMENT PLAN REVIEW RELATED TO MOD-40409 - PUBLIC HEARING - APPLICANT/OWNER: THE AHLERS FAMILY TRUST - Request for a Site Development Plan Review FOR A PROPOSED THREE-STORY, 490-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF THE CLIFF'S EDGE DESIGN GUIDELINES on 18.18 acres at the southeast corner of Farm Road and Shaumber Road (APN 126-13-310-002), PD (Planned Development) Zone [RSL (Residential Small Lot) Cliff's Edge Special Land Use Designation] [PROPOSED: M (Medium Density Residential)], Ward 6 (Ross).

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file a written objection thereto or approval thereof with the Planning and Development Department, Development Services Center, 731 South Fourth Street, Las Vegas, Nevada 89101. Final Action on General Plan Amendments and Rezonings will be determined by the City Council. Other public hearing items may be deemed Final Action by the Planning Commission or forwarded to the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. 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



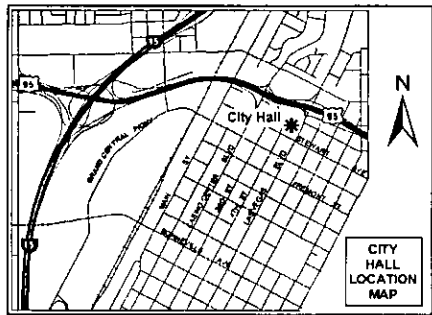
The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

Meeting: Planning Commission
Date: January 25, 2011
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

☐

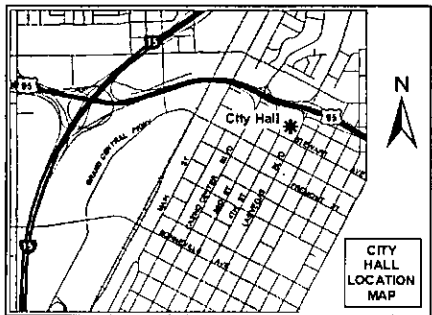
I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-40408
Planning Commission Meeting of 1/25/2011

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.

SDR-40408
Planning Commission Meeting of 1/25/2011

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: January 5, 2011
Re: **SDR-40408** The Ahlers Family Trust SEC Farm Rd. & Shaumber Rd.
Request for a Site Development Plan Review for a proposed 490 unit multi-family residential development

CONDITIONS OF APPROVAL:

1. Unless already constructed or guaranteed by the Master Developer, construct all incomplete half street improvements adjacent to this site concurrent with development of this site. All existing paving damaged or removed by this development shall be restored at its original location and to its original width concurrent with the development of this site.
2. Construct half-street improvements including appropriate overpaving on Larry McBryde Street adjacent to this site concurrent with development of this site.
3. All landscaping and private improvements installed with this project shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections.
4. Submit an Encroachment Agreement for all landscaping and private improvements, if any, located in the Farm Road, Shaumber Road and Larry McBryde Street public rights-of-way adjacent to this site prior to occupancy of this site.
5. The entrance to this site shall align with Dunleavy Avenue on the west side of Shaumber Avenue.
6. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the submittal of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site.
7. Comply with all applicable previous conditions of approval for ZON-2184, the Cliff's Edge Master Development Plan and all other site-related actions.

Development Notification

PC Meeting: January 25, 2011.

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:

SDR-40408

Antelope HOA

Auburn and Bradford at Providence HOA

Brighton at Providence HOA

Chestnut Hill at Providence HOA

Grand Teton Village HOA

Hearthstone/Brookstone HOA

Highgate at Providence HOA

Kensington at Providence HOA

Madison Colony at Providence HOA

Providence Master Association

Somerset at Providence HOA

Turtle Rock HOA

Windimere at Providence HOA

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

REQUEST FOR COMMENT

FROM: PLANNING AND DEVELOPMENT

SDR-40408

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

ROUTED ELECTRONICALLY / US MAIL

<CCSD>	LINDA PERRI	4190 McLeod Drive, 2nd Floor
METRO	BRIAN O'CALLAGHAN	7th FLOOR CITY HALL
OFFICE OF BUSINESS DEVELOPMENT	TOM BURKART	2nd FLOOR CITY HALL EXPANSION
NEIGHBORHOOD SERVICES	ANNE KILPONEN	2nd FLOOR CITY HALL
*TEFO (DPW)	REBECCA WHITLOCK	2900 RONEUMS
*STREETS & SANITATION (DPW)	JERRY WALKER	2875 RONEUMS
*PARKS & OPEN SPACES (DPW)	JOHN BLACK	2875 RONEUMS
*SID (DPW)	PATRICK MURPHY	420 N. FOURTH STREET
*SURVEY (DPW)	ALAN RIEKKI	WEST YARD
<EMBARQ> (SDPR only)	SANDRA HOLLEY	330 VALLEY VIEW BOULEVARD
LAS VEGAS VALLEY WATER DISTRICT (NO PLANS)	HEIDI DEXHEIMER ENGINEERING DESIGN DIVISION	100 CITY PARKWAY, SUITE #700 (HAND DELIVERY ADDRESS ONLY)
CLARK COUNTY (IT) (NO PLANS)	SHARON RICE (INFORMATION TECHNOLOGY DEPT)	500 GRAND CENTRAL PARKWAY, 4th Floor
NELLIS AFB (NO PLANS)	DEBORAH MACNEILL	4430 Grissom Avenue, Building 11, Suite 103D

* 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>

SDPR
12/08/2010

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

SDR-40408 - SITE DEVELOPMENT PLAN REVIEW RELATED TO MOD-40408 - PUBLIC HEARING -
APPLICANT/OWNER: THE AHLERS FAMILY TRUST - Request for a Site Development Plan Review FOR
A PROPOSED 490-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT on 18.18 acres at the southeast
corner of Farm Road and Shaumber Road (APN 126-13-310-002), PD (Planned Development) Zone [RSL
(Residential Small Lot) Cliff's Edge Special Land Use Designation] [PROPOSED: M (Medium Density
Residential)], Ward 6 (Ross).

PLANNING COMMISSION: **JANUARY 25, 2011**
CITY COUNCIL: **FEBRUARY 16, 2011**

PLANNING SUPERVISOR: **STEVE GEBEKE**



PUBLIC HEARING

Comments Due: **DECEMBER 22, 2010**

Comments not returned by the due date will not be incorporated into the staff report for this case. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to **Carman Burney (cburney@lasvegasnevada.gov)**, the Agenda Tech responsible for this case. If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

SDR-40408 / 01-25-11 PC-A

Report Date 12/09/2010 08:21 AM

Submitted By

Page 1

A/P # 40408 SITE DEVELOPMENT PLAN REVIEW

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	12/08/2010 13:50	984224	Temp COO		
Approved			COO Issued		
Final			Expires		

Associated Information

Type of Work	# Plans	0	Declared Valuation	0.00
Dept of Commerce	# Plans	0	Calculated Valuation	0.00
Priority	☒ Auto Reviews	Bill Group	Actual Valuation	0.00

Description of Work

SDR-40408 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: THE AHLERS FAMILY TRUST - Request for a Site Development Plan Review FOR A 490-UNIT, MULTI-FAMILY DEVELOPMENT on 18.18 acres at the southeast corner of Farm Road and Shaumber Road (126-13-130-002), PD (Planned Development) Zone [RSL (REsidential Small Lot) Cliff's Edge Special Land Use Designation], Ward 6 (Ross)

Parent A/P #

Project # 40408 Project/Phase Name CLIFFS EDGE POD 208 Phase #
Size/Area 20.00 ACRE Size Description Subdivision Code
Proposed Start Proposed Stop % Completed 0.00
% Complete Formula

Property/Site Information

Parcel 12613310002

Location

Owner/Tenant

Contact ID AC1838187 Name THE AHLERS FAMILY TRUST
Mailing Address 9731 ORIENT EXPRESS COURT Organization
City LAS VEGAS State/Province NV
ZIP/PC 89145 Country ☐ Foreign
Day Phone Evening Phone
Fax Mobile #

A/P Linked Addresses

No Addresses are linked to this Application

Linked Addresses

7598 LARRY MCBRYDE ST
LAS VEGAS, 89166-

A/P Addresses

No Other Addresses are associated to this Application

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

12613310002

City of Las Vegas400 Stewart Ave
Las Vegas, NV 89101-2927**SDR Application****Report Date** 12/09/2010 08:21 AM**Submitted By**

Page 2

Applicants/Contacts

Primary N Capacity APPL Contact ID AC1838187 ☐ Foreign
Effective Expire
Name THE AHLERS FAMILY TRUST
Day Phone Eve Phone Organization
Pager PIN # Position
Fax Mobile Profession
E-Mail
Address 9731 ORIENT EXPRESS COURT
LAS VEGAS, NV 89145
Seasonal Addr
Valid From To
Comments No Comments

Primary N Capacity OWNER Contact ID AC1838187 ☐ Foreign
Effective Expire
Name THE AHLERS FAMILY TRUST
Day Phone Eve Phone Organization
Pager PIN # Position
Fax Mobile Profession
E-Mail
Address 9731 ORIENT EXPRESS COURT
LAS VEGAS, NV 89145
Seasonal Addr
Valid From To
Comments No Comments

Primary Y Capacity OTHER Other REP Contact ID AC1774330 ☐ Foreign
Effective Expire
Name KAEMPFER CROWELL
Day Phone (702)792-7000 x Eve Phone Organization
Pager PIN # Position
Fax (702)796-7181 Mobile Profession
E-Mail
Address 8345 W SUNSET ROAD #250
LAS VEGAS, NV 89113
Seasonal Addr
Valid From To
Comments No Comments

Contractors

No Contractors

Item Description**Item Status**

Check Fees	Fees Successful
NOTIFICATION & ADVERTISING FEE (\$500.00)	Paid
PROCESSING FEE (\$500.00)	Paid
RECORDING OF NOTICE OF ZONING ACTION (\$30.00)	Paid
Check Inspections	inspections Successful
Check Reviews	Reviews Failed
422010 B&S PLAN #1 (BUILDING&SAFETY PLAN REVIEW)	Incomplete
422008 DEVCO #1 (DEVELOPMENT COORDINATION)	Incomplete
422019 FIRE ENG #1 (FIRE PROTECTION ENGINEERING)	Incomplete

Report Date 12/09/2010 08:21 AM

Submitted By

Page 3

Item Description	Item Status
422011 FLOOD #1 (FLOOD CONTROL)	Incomplete
422018 LAND DEV #1 (LAND DEVELOPMENT)	Incomplete
422009 NEIGH P&S #1 (NEIGHBORHOOD PLAN & SUPPORT)	Incomplete
422012 ROW #1 (RIGHT-OF-WAY)	Incomplete
422017 SEWER #1 (COLLECTION SYSTEMS PLANNING)	Incomplete
422016 SID #1 (SPECIAL IMPROVEMENT DISTRICT)	Incomplete
422015 SURVEY #1 (SURVEY)	Incomplete
422014 TEFO #1 (TRAFFIC ENG FIELD OPERATIONS)	Incomplete
422013 TRAFFIC #1 (TRAFFIC ENGINEERING)	Incomplete
Check Conditions	Conditions Successful
Z-LEGAL (LEGAL DONE?)	No affect on stage
Check Alert Conditions	Alert Conditions Failed
(PT-ENTER THE # OF LABELS)	
(ASSIGN CASE TO A PLANNER)	
(AT-COMPLET DRT PROCESS)	
(PT-NOTIFICATION MAP DATE)	
(AT-ROUTE PLANS FDR REVIEW)	
(AT-SEND PUB HEARING NOTICE)	
(AT-SEND TO REVIEW JOURNAL)	
(PT-SIZE OF NOTIFICATION AREA)	
(STAFF RECOMMENDATION)	
Check Licenses	Not Checked
Check Children Status	Children Successful
Check Open Cases	0

Review Activities Review #	Review Type	#	Status	Waived	Issued	Started	Completed	Comp By
Comments								
422008	DEVCO	1	Incomplete	☐	12/09/2010 07:50			
422009	NEIGH P&S	1	Incomplete	☐	12/09/2010 07:50			
422010	B&S PLAN	1	Incomplete	☐	12/09/2010 07:50			
422011	FLOOD	1	Incomplete	☐	12/09/2010 07:50			
422012	ROW	1	Incomplete	☐	12/09/2010 07:50			
422013	TRAFFIC	1	Incomplete	☐	12/09/2010 07:50			
422014	TEFO	1	Incomplete	☐	12/09/2010 07:50			
422015	SURVEY	1	Incomplete	☐	12/09/2010 07:50			
422016	SID	1	Incomplete	☐	12/09/2010 07:50			
422017	SEWER	1	Incomplete	☐	12/09/2010 07:50			
422018	LAND DEV	1	Incomplete	☐	12/09/2010 07:50			
422019	FIRE ENG	1	Incomplete	☐	12/09/2010 07:50			

Activity Review Details

Detail SUBMITTAL CHECKLIST (SDR)

Modified By GKAPOVICH

Modified Date/Time 12/08/2010 13:50

Comments

No Comments

City of Las Vegas

400 Stewart Ave
Las Vegas, NV 89101-2927

SDR Application

Report Date 12/09/2010 08:21 AM

Submitted By

Page 4

SUBMITTAL CHECKLIST

Indicate if item is being submitted

Y Pre-Application Conference Checklist	Y Site Plans (6 Folded Blue Lines, 1 Rolled Color)
Y Application/Petition Form	Y Landscape Plan (1 Folded, 1 Rolled Color)
Y Deed and Legal Description	Y Building Elevations (1 Folded, 1 Rolled Color)
Y Justification Letter	Y Floor Plan (1 Folded, 1 Rolled)
Y Color and Material Board	Y Laser Print Site Plan
N DINA (Not Always Required)	Y Laser Print Floor Plan
Y Statement of Financial Interest	Y Laser Print Elevation
Y Business Licensing Requirements Met	
Y Business License Exempt	

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

Z-LEGAL	984224	12/08/2010 13:50
N		

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

There is no planning condition for this project.

SITE PLAN REVIEW

N DINA Required? N Project of Regional Significance?

N Parent Project link required?

Y Will this go to the City Council? is there a condition of approval for a Required Review?

Hearing Type If yes, when does it need to be reviewed?

Public, Non-Public, Admin PUBLIC

Staff Recommendation Entitlement Exercised?

Meeting Information

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

01/25/2011	PC	SCHEDULED		0	0	0
GKAPOVICH	12/08/2010					

Report Date 12/09/2010 08:21 AM

Submitted By

Page 5

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

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

No children exist for this project

Employee	Last	First	MI	Comments
Employee ID				

No Employee Entries

Log	Description	Entered By	Start	Stop	Hours
Action					
Comments					

PAYMNT CO NAME WHO PICKED UP CONTACT# 890381 12/08/2010 14:19 0.00
PROJ #S 40408 AND 40409 COMBINED; CK#11 PVJ LLC (\$1080) AND VISA CC OF CHRISTOPHER DINGELL; FOCUS DEV; 702-242-4949;



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-40408** APN: 126-13-310-002

Name of Property Owner: Ahlers Family Trust

Name of Applicant: Ahlers Family Trust

Name of Representative: Kaempfer Crowell

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: _____

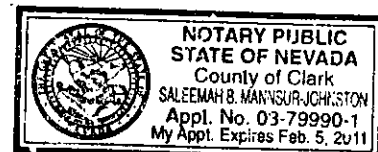
Signature of Property Owner: _____

Print Name: HERMAN AHLERS

Subscribed and sworn before me

This 16th day of NOVEMBER, 2010

Saleemah B. Mansur-Johnston
Notary Public in and for said County and State



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PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Site Development Plan Review

Project Address (Location) Farm Rd and Shaumber Rd

Project Name _____ Proposed Use _____

Assessor's Parcel #(s) 126-13-310-002 Ward # 6

General Plan: existing _____ proposed _____ Zoning: existing PD proposed _____

Commercial Square Footage _____ Floor Area Ratio _____

Gross Acres _____ Lots/Units _____ Density _____

Additional Information _____

PROPERTY OWNER The Ahlers Family Trust Contact _____

Address 9731 Orient Express Court Phone: _____ Fax: _____

City Las Vegas State NV Zip 89145

E-mail Address _____

APPLICANT The Ahlers Family Trust Contact _____

Address 9731 Orient Express Court Phone: _____ Fax: _____

City Las Vegas State NV Zip 89145

E-mail Address _____

REPRESENTATIVE Kaempfer Crowell Contact Mark Fiorintino

Address 8345 W. Sunset #250 Phone: (702) 792-7000 Fax: _____

City Las Vegas State NV Zip 89113

E-mail Address _____

Property Owner Signature* [Signature]

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

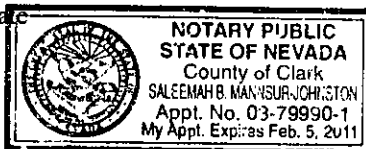
Print Name FERMAN AHLENS

Subscribed and sworn before me

This 16th day of November, 20 10

[Signature]

Notary Public in and for said County and State

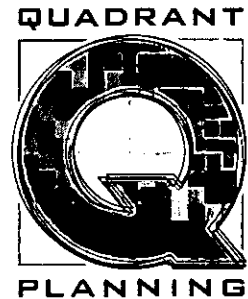


FOR DEPARTMENT USE ONLY

Case #	<u>SDR-40408</u>
Meeting Date:	<u>1/25/11 PC</u>
Total Fee:	<u>\$1,030</u>
Date Received:	<u>12/8/10</u>
Received By:	<u>[Signature]</u>

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

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



December 8, 2010

Doug Rankin, AICP
Planning Manager
City of Las Vegas
Planning and Development Department
731 South 4th Street
Las Vegas, NV 89101

**SUBJECT: REQUEST FOR A SITE DEVELOPMENT PLAN REVIEW FOR POD
208 (APN 126-13-130-002)**

Dear Doug:

My office represents the applicant in the above mentioned request for a site development plan review for a multi-family project on Cliff's Edge POD 208. There is companion application to modify the Cliff's Edge Master Development Plan to change POD 208 from the Medium Low Density Residential land use category to the Medium Density Residential land use category.

The proposed multi-family development consists of 490 total dwelling units for a density of 23.09 dwelling units per acre. The units consist of 168 one bedroom, 274 two bedroom and 48 three bedroom units. The maximum building height is 35 feet. All of the parking, open spaces and landscaping requirements are being met on the site plan as submitted.

Should any further information be desired, feel free to contact me at 702-242-4949. Thank you for your time and dedication with respect to this project.

Sincerely,

A handwritten signature in black ink, appearing to read 'Chris Dingell', is written over the word 'Sincerely'.

CHRIS DINGELL, AICP
PLANNING COORDINATOR
3455 Cliff Shadows Pkwy, Suite 220
Las Vegas, NV 89129
P: 702 395 3154
F: 702-242-0414

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SDR-40408



3455 Cliff Shadows Parkway, Suite 220
Las Vegas, Nevada 89129
(702) 242-4949 ~ FAX: 242-0414

12/10/2010

Herman Ahlers
Focus Property Group
9731 Orient Express Court
Las Vegas, NV 89145

RE: Providence Master Plan Community
Project Plan: Site Plan
POD: 208
Plan Date: Received 12/8/10

Dear Herman:

The Providence Design Review Committee (DRC) is in receipt of your site plan submittal indicating a multi-family development on POD 208

The DRC approves your site plan for the above referenced POD.

Unless specifically waived, all elements within Providence must comply with the terms and conditions of the Design Guidelines and other governing documents. The approval granted herein applies only to the specific items as noted above, and does not constitute an approval of every specific element of the submittal, nor does it constitute a waiver of Providence's rights to enforce compliance with the Design Guidelines and other governing documents. Should an element of the submittal not comply with the Design Guidelines or other governing documents, and is not specifically approved, Providence reserves all of its rights with respect to enforcement of the terms and conditions of such documents as to the non-conforming element. All non-conforming elements must be specifically noted and a specific waiver must be submitted with respect thereto.

If you have any questions, please do not hesitate to contact our office.

Sincerely,
Providence Design Review Committee

Calvin Champlin
Senior Vice President of Entitlements

cc via email: Chris Dingell – Focus

Enclosures: (none)

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SDR-40408

Inst #: 201003220003328
Fees: \$18.00 N/C Fee: \$0.00
RPTT: \$0.00 Ex: #
03/22/2010 01:32:14 PM
Receipt #: 279681
Requestor:
NEVADA TITLE LAS VEGAS
Recorded By: DXI Pgs: 6
DEBBIE CONWAY
CLARK COUNTY RECORDER

APN 126-13-310-002

Affix R.P.T.T., \$ 0.00

ESCROW NO.: 08-07-0559-KR

MAIL TAX STATEMENTS TO:

The Ahlers Family Trust
9731 Orient Express Court
Las Vegas, Nv 89145

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE WITNESSETH: That Providence 208 Partners, 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 Herman or Donna Ahlers as Trustee of Ahlers Family Trust, all that real property situated in the County of Clark State of Nevada, bounded and described as follows:

PARCEL I:

LOT TWO HUNDRED EIGHT (208) IN BLOCK FIVE (5) OF CLIFFS EDGE PARENT AS SHOWN BY MAP THEREOF ON FILE IN BOOK 118 OF PLATS, PAGE 88 IN THE OFFICE OF THE COUNTY RECORDER, OF CLARK COUNTY, NEVADA.

PARCEL II:

COMMON ELEMENT "K" LYING WITHIN THE NORTH ½ OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 13, TOWNSHIP 19 SOUTH, RANGE 59 EAST, M.D.M., AND AS SHOWN ON ASSESSOR'S MAP AS ASSESSOR PARCEL NUMBER 126-13-397-002.

PARCEL III:

NON-EXCLUSIVE EASEMENTS FOR VEHICULAR AND PEDESTRIAN TRAFFIC, AS PROVIDED FOR AND SUBJECT TO THE TERMS AND CONDITIONS AS SET FORTH IN THAT CERTAIN "MASTER DECLARATION OF COVENANTS CONDITIONS AND RESTRICTIONS AND RESERVATION OF

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This Deed is an absolute conveyance, the Grantor(s) having sold said land to the Grantee(s) for a fair and adequate consideration, such consideration, in addition to that above recited, being full satisfaction of all obligations secured by the Deed of Trust executed by Providence 208 Partners, LLC, a Nevada limited liability company as Trustor, to Nevada Title Company as Trustee, Herman or Donna Ahlers as Trustee of Ahlers Family Trust as beneficiary, recorded in Book 20080804 as Document No. 3852 Official Records of Clark County, Nevada.

Grantor(s) declare that this conveyance is freely and fairly made, and that there are no agreements, oral or written, other than this Deed between the Grantor(s) and Grantee(s) with respect to said land.

Grantee(s) join in the execution of this Deed for the purpose of evidencing that the Grantee(s) hereby accept this conveyance as being full satisfaction of all obligations secured by Deed of Trust above described.

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

Dated: February 18, 2010

Grantor:

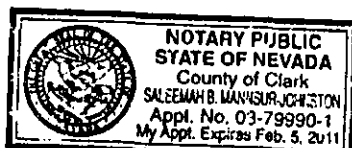
Providence 208 Partners, LLC
By: Core Manager LLC its manager

By: Thomas J. Devore, Manager

Thomas J. Devore, Manager
State of NEVADA }
County of Clark } ss:

This instrument was acknowledged before me on

March 15, 2010
by Thomas J. Devore as Manager of Providence 208 Partners LLC



NOTARY PUBLIC
My Commission
Expires: 2-5-2011

Saleemah B. Mannsur-Johnston No 03-7990-1 Exp 2-5-2011

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Grantee:

The Ahlers Family Trust

By: Herman Ahlers
Herman Ahlers, Trustee

By: Donna Ahlers
Donna Ahlers, Trustee

State of NEVADA

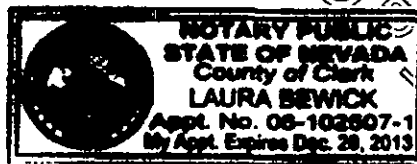
County of Clark

This instrument was acknowledged before me on March 18, 2010

by Herman Ahlers and Donna Ahlers

Laura Bewick
NOTARY PUBLIC
My Commission
Expires:

12/28/13



Laura Bewick
Appt 06-102507-1
Exp 12-28-2013

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ATTACHMENT TO DOCUMENT

ACCOMMODATION RECORDING INSTRUCTIONS,
NOTICE AND WAIVER PURSUANT TO N.R.S. 692A.210
AND INDEMNITY AGREEMENT

TO: NEVADA TITLE COMPANY DATE: ESCROW/ORDER # 08-07-0559-KR

FROM:

The document listed below is for recording in the Recorder's Office as an accommodation only. You are to make no demand or inquiry in connection therewith. The undersigned understand that Nevada Title Company ("NTC") is not searching the public records in connection with any property affected thereby, and makes no assurances that the parties have any interest in any property described therein. Further, NTC has not examined the document(s), and makes no assurances as to their validity or effect on title. These documents are being delivered to the Recorder's Office only as a courtesy to the undersigned.

The undersigned further acknowledge that NTC is unwilling to carry out the herein provided instructions without, and in the normal course of business would not do so without an Indemnity Agreement from the undersigned.

NOW THEREFORE, the undersigned do herein and hereby agree that, in consideration of NTC recording said documents, the undersigned will fully and forever protect, defend save harmless and otherwise indemnify NTC from and against any and all liabilities, responsibilities, loss, costs, damages, expenses, charges and fees including but not by way of limitation attorney's fees which it may suffer, expend or incur, directly or indirectly, under by way of, arising out of, or as a consequence of its fulfillment of these instructions and/or the recordation of the herein below described document.

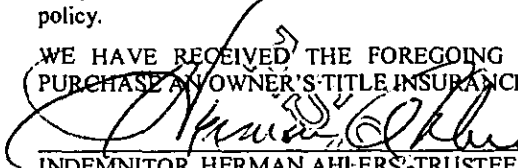
THE UNDERSIGNED are responsible for the Clark County Recorder's Office documentation requirements, including (but not limited to) attaching a Declaration of Value form to any document recorded to transfer real property (or any right, title or interest therein).

<u>DOCUMENT</u>	<u>1ST PARTY</u>	<u>2ND PARTY</u>	<u>TRANSFER TAX</u>	<u>RECORDING FEE</u>
DEED IN LIEU	PROVIDENCE	AHLERS	0.00	50.00

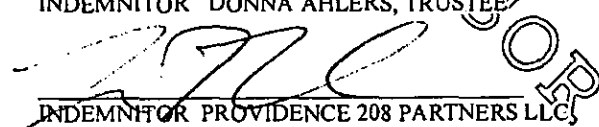
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DEC 08 2010

FURTHERMORE, if a Lender's policy of title insurance is being issued but no Owner's title policy is being issued, then: notice is hereby given, as required in NRS 692A.210 that a mortgagee's title insurance policy is to be issued to your mortgage lender. The policy does not afford title insurance protection to you in the event of a defect or claim of defect in title to the real estate you own or are acquiring. An owner's title insurance policy affording protection to you in the amount of your purchase price, or for the amount of your purchase price plus the cost of any improvements, which you anticipate making, may be purchased by you. NRS 692A.210 requires that you sign the statement printed below if you do not wish to purchase an owner's title insurance policy.

WE HAVE RECEIVED THE FOREGOING NOTICE, AND WAIVE OUR RIGHT TO PURCHASE AN OWNER'S TITLE INSURANCE POLICY FOR OUR PROTECTION.


INDEMNITOR HERMAN AHLERS, TRUSTEE


INDEMNITOR DONNA AHLERS, TRUSTEE


INDEMNITOR PROVIDENCE 208 PARTNERS LLC

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State of Nevada
Declaration of Value Form

1. Assessor Parcel Number(s)

- a) 126-13-310-002
b) _____
c) _____
d) _____

2. Type of Property:

- a. ☒ Vacant Land b. ☐ Sgl. Fam. Residence
c. ☐ Condo/Twnhse d. ☐ 2-4 Plex
e. ☐ Apt. Bldg. f. ☐ Comm'l/Ind'l
g. ☐ Agricultural h. ☐ Mobile Home
i. ☐ Other

FOR RECORDER'S OPTIONAL USE
ONLY

Book: _____ Page: _____
Date of Recording: _____
Notes: _____

3. a. Total Value/Sales Price of Property

\$ 5,000,000.00

b. Deed in Lieu of Foreclosure Only (value of property)

\$ 6,785,000.00

c. Transfer Tax Value:

\$ - 1,785,000.00

d. Real Property Transfer Tax Due

\$ 0.00

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, Section:

b. Explain Reason for Exemption:

5. Partial Interest: Percentage being transferred: 100 %

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

Signature: _____ Capacity: GRANTOR/SELLER

Signature: _____ Capacity: GRANTEE/BUYER

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

Print Name: PROVIDENCE 208 PARTNERS LLC
Address: 3455 Cliff Shadows #220
City: Las Vegas
State: Nv Zip: 89129

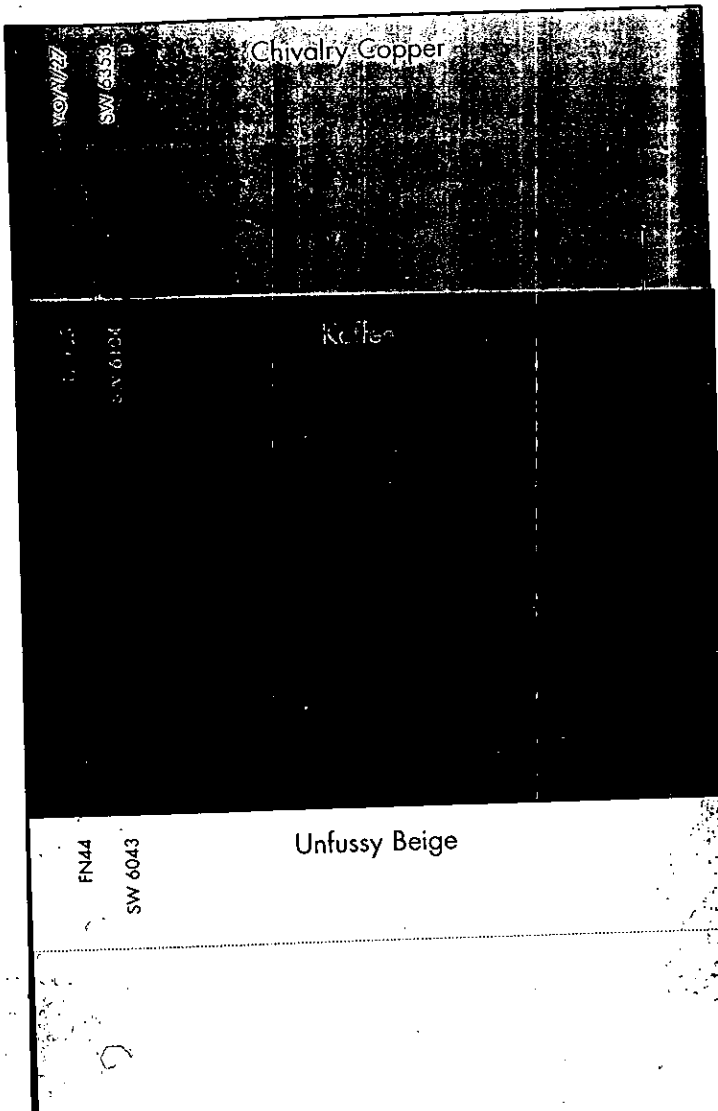
Print Name: The Ahlers Family Trust
Address: 9731 Orient Express Ct
City: Las Vegas
State: Nv Zip: 89145

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

Print Name: Nevada Title Company Esc. #: 08-07-0559-KR
Address: 2500 N Buffalo, Suite 150
City: Las Vegas State: NV Zip: 89128

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

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- Accents

- Trim

- Body

RECEIVED
DEC 08 2010

SDR-40408

Darline Reeder

From: Doug Rankin
Sent: Friday, January 07, 2011 1:56 PM
To: Michelle Thackston; Tuesday James
Cc: Flinn Fagg; Steve Gebeke; Steve Swanton; Yorgo Kagafas; John Grider; Michael Howe; Romeo Gumarang; Jorge Morteo; Mark Rex; Carman Burney; Chrystal L. Jacobs; Darline Reeder
Subject: RE: NEIGHBORHOOD MEETING - MOD-40409 & SDR-40408 - 01/25/11 PC

Start Time: 6:08 pm

End Time: 6:55 pm

Attendance:

Two members of the development team

17 members of the public

One member of the Council Office

One member of P&D Staff

Concerns:

Increase in Traffic

Increase in Crime

Decrease in property values

Three story elements facing single family

Multi-Family not appropriate in the middle of the master development

Generally all opposed to multi-family

Doug Rankin, AICP
Planning Manager
City of Las Vegas
229-5408

From: Darline Reeder
Sent: Wednesday, December 22, 2010 4:44 PM
To: Michelle Thackston; Tuesday James
Cc: Margo Wheeler; Flinn Fagg; Doug Rankin; Steve Gebeke; Steve Swanton; Yorgo Kagafas; John Grider; Michael Howe; Romeo Gumarang; Jorge Morteo; Mark Rex; Carman Burney; Chrystal L. Jacobs
Subject: FW: NEIGHBORHOOD MEETING - MOD-40409 & SDR-40408 - 01/25/11 PC

CORRECTION The referenced meeting is NOT Voluntary – it is a required Neighborhood Meeting

I apologize for the misinformation.

From: Darline Reeder

Sent: Tuesday, December 21, 2010 4:34 PM

To: Michelle Thackston; Tuesday James

Cc: Margo Wheeler; Flinn Fagg; Doug Rankin; Steve Gebeke; Steve Swanton; Yorgo Kagafas; John Grider; Michael Howe; Romeo Gumarang; Jorge Morteo; Mark Rex; Carman Burney; Chrystal L. Jacobs

Subject: VOLUNTARY NEIGHBORHOOD MEETING - MOD-40409 & SDR-40408 - 01/25/11 PC

There will be a Neighborhood Meeting held in the Centennial Hills YMCA at 6601 North Buffalo Drive, Las Vegas, NV, 89131 on Thursday, January 6, 2011 at 6:00 p.m.

MOD-40409 - MAJOR MODIFICATION - PUBLIC HEARING - APPLICANT/OWNER: CLIFF'S EDGE, LLC - Request for a Major Modification of the Cliff's Edge Master Development Plan and Design Guidelines TO AMEND ALL MAPS TO REMOVE FIVE ACRES FROM POD 106 AND FIVE ACRES FROM POD 109; TO REDUCE THE MAXIMUM ALLOWABLE DENSITY IN THE RSL (RESIDENTIAL SMALL LOT) LAND USE CATEGORY FROM 15 DWELLING UNITS PER ACRE TO 12 DWELLING UNITS PER ACRE; AND TO AMEND THE LAND USE DESIGNATION ON POD 208 FROM RSL (RESIDENTIAL SMALL LOT) TO M (MEDIUM DENSITY RESIDENTIAL) (APNs Multiple), PD (Planned Development) Zone, Ward 6 (Ross).

SDR-40408 - SITE DEVELOPMENT PLAN REVIEW RELATED TO MOD-40409 - PUBLIC HEARING - APPLICANT/OWNER: THE AHLERS FAMILY TRUST - Request for a Site Development Plan Review FOR A PROPOSED 490-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF THE CLIFF'S EDGE DESIGN GUIDELINES on 18.18 acres at the southeast corner of Farm Road and Shaumber Road (APN 126-13-310-002), PD (Planned Development) Zone [RSL (Residential Small Lot) Cliff's Edge Special Land Use Designation] [PROPOSED: M (Medium Density Residential)], Ward 6 (Ross).

Darline Reeder, OSII

City of Las Vegas

Planning & Development

702.229.4605

dreeder@lasvegasnevada.gov



☒ Meeting

☐ Telephone

Conversation Record

Project Name MOD-40409, SDR-40408

Page of

Date 01/06/11

Time 6:00 am pm

Conversation between CLV Representative(s):
and,

Name

Company/Department

Phone

FAX

☒ See Meeting Attendance Sheet

Comments:

Attend Public (12) 14/16/17
Den 2 start: 6:08
still 1 P&A end: 6:55
start CLV

Concerns:

①

~~General~~ opposed to multi-family
How Mapping for Condos -

is there Connection between the
Density Change (Reduction) Related
to the increase to SDR - yes

Why is multi-family in the middle
of the Master Plan should be
SF's

Traffic *3rd stories facing Shabundog
Crime

Property Value ↓

Generally opposed to Multi-family

*History

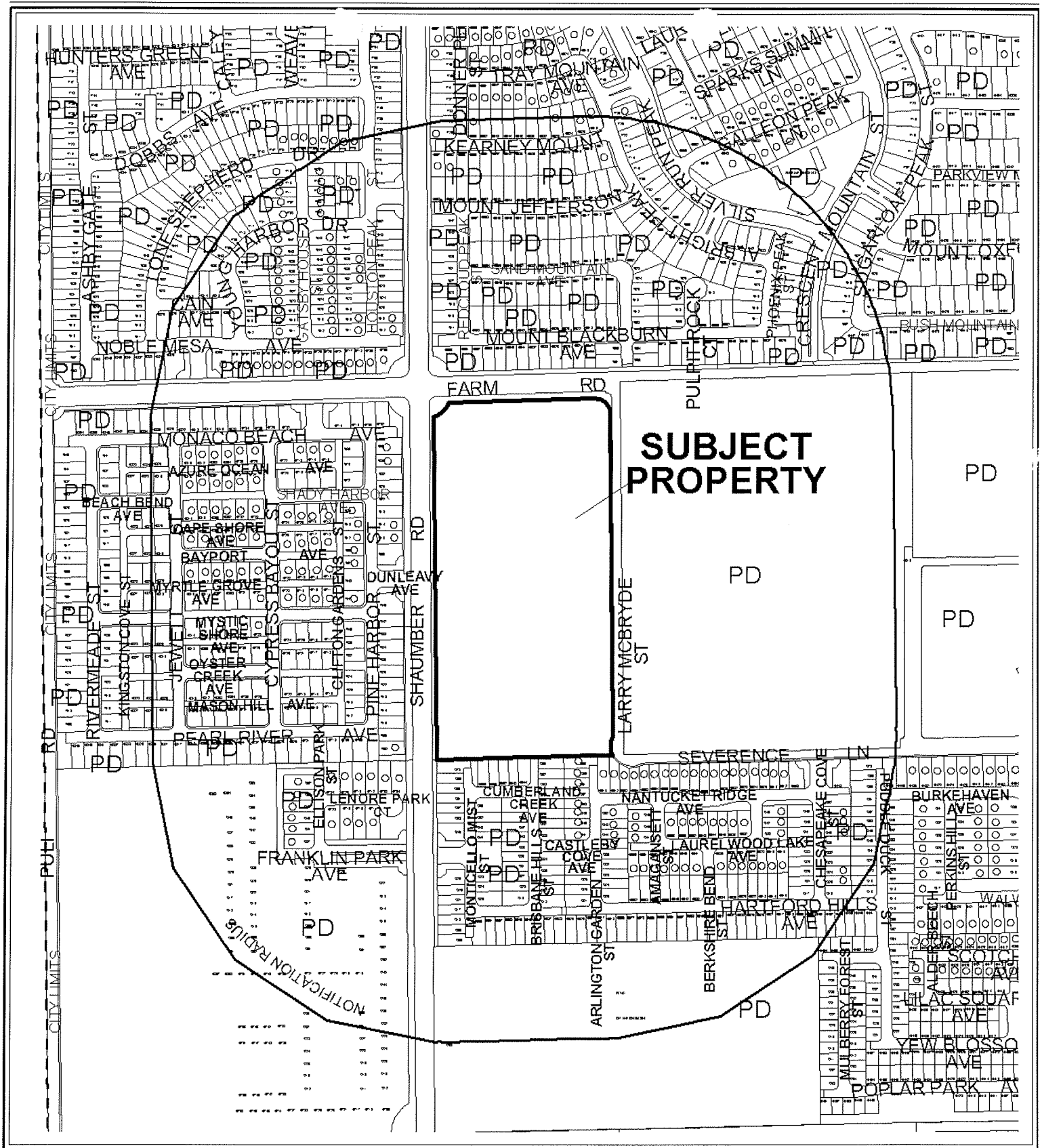
Meeting Attendance Sheet

Project Name MOD-40409, SDR-40408
Modification of CLIFFS EDGE MASTER PLAN & MAPS

Page of
Date 01/06/11
Time 6:00 am ☒

Name	Company/Department	Address
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1. Bryant B	LA2LV@gmail.	Phone Fax
2. M. Martin	Manchester Park	Phone Fax
3. Nick - Jodynn Schumacher	Manchester Park	Phone Fax
4. L. Webb	Hearthstone	Phone Fax
5. A. Webb	saratoga Highlands	Phone Fax
6. John Barry	saratoga Highlands	Phone 645-0033 Fax
7. Helena Barry	Saratoga Highlands	Phone Fax
8. Matthew Flynn	Hampton Glen	Phone Fax
9. Patric Lynn	Hampton Glen	Phone Fax
10. Mark - Cecilia Pifer	Manchester Park	Phone Fax
11. Juliette Iannuzzi	Cambridge Villas	Phone Fax
12. ~~CALE~~ KINGTON	MANCHESTER PARK	Phone 498-6808 Fax
13.		Phone Fax
14.		Phone Fax
15.		Phone Fax
16.		Phone Fax
17.		Phone Fax



CASE: **SDR-40408**

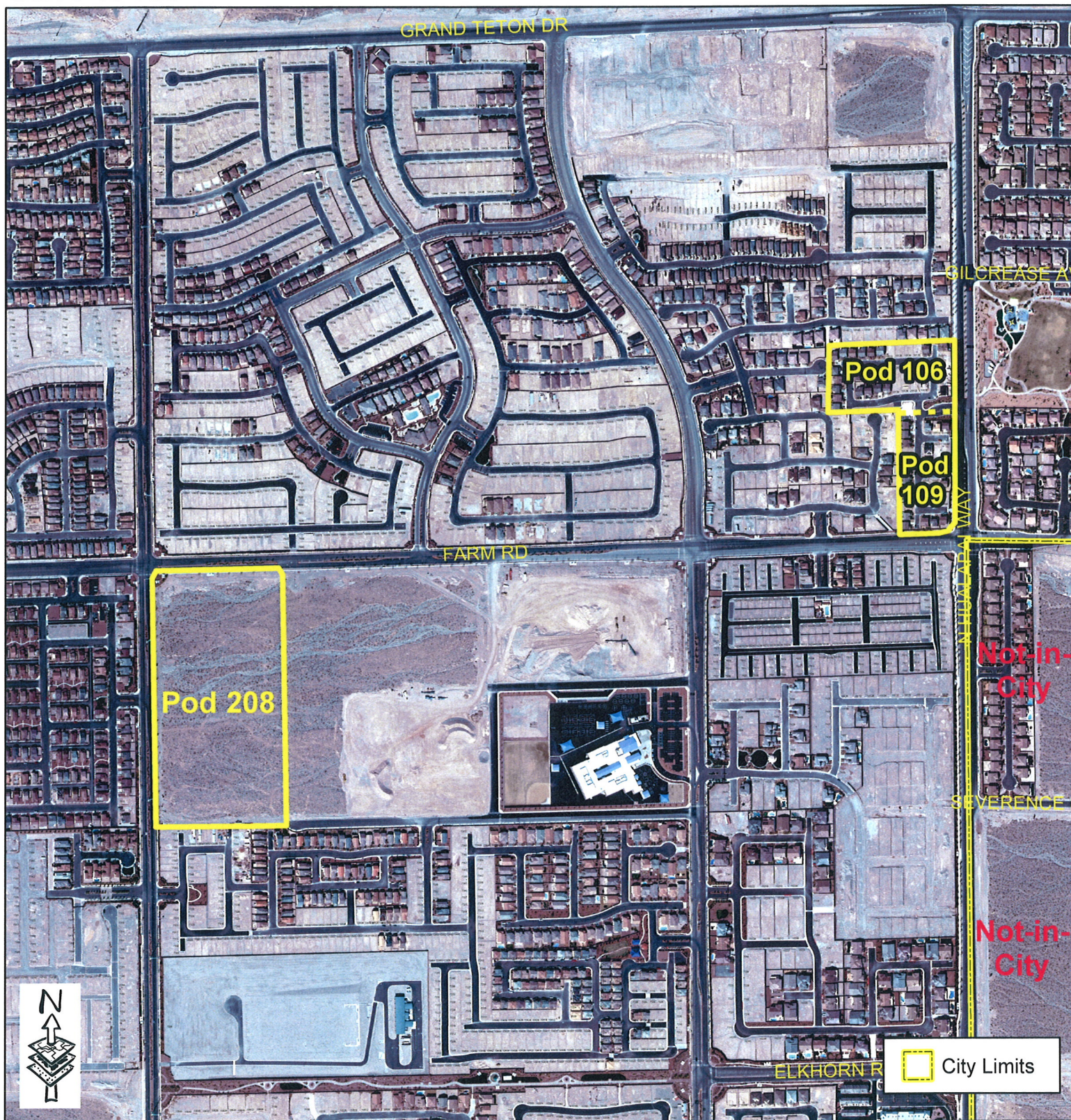
RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: PD (Planned Development) Zone

[RSL (Residential Small Lot) Cliff's Edge Special Land Use Designation]

PROPOSED ZONING OF SUBJECT PROPERTY:

M (Medium Density Residential) Cliff's Edge Special Land Use Designation]



Data current as of: January 4, 2011



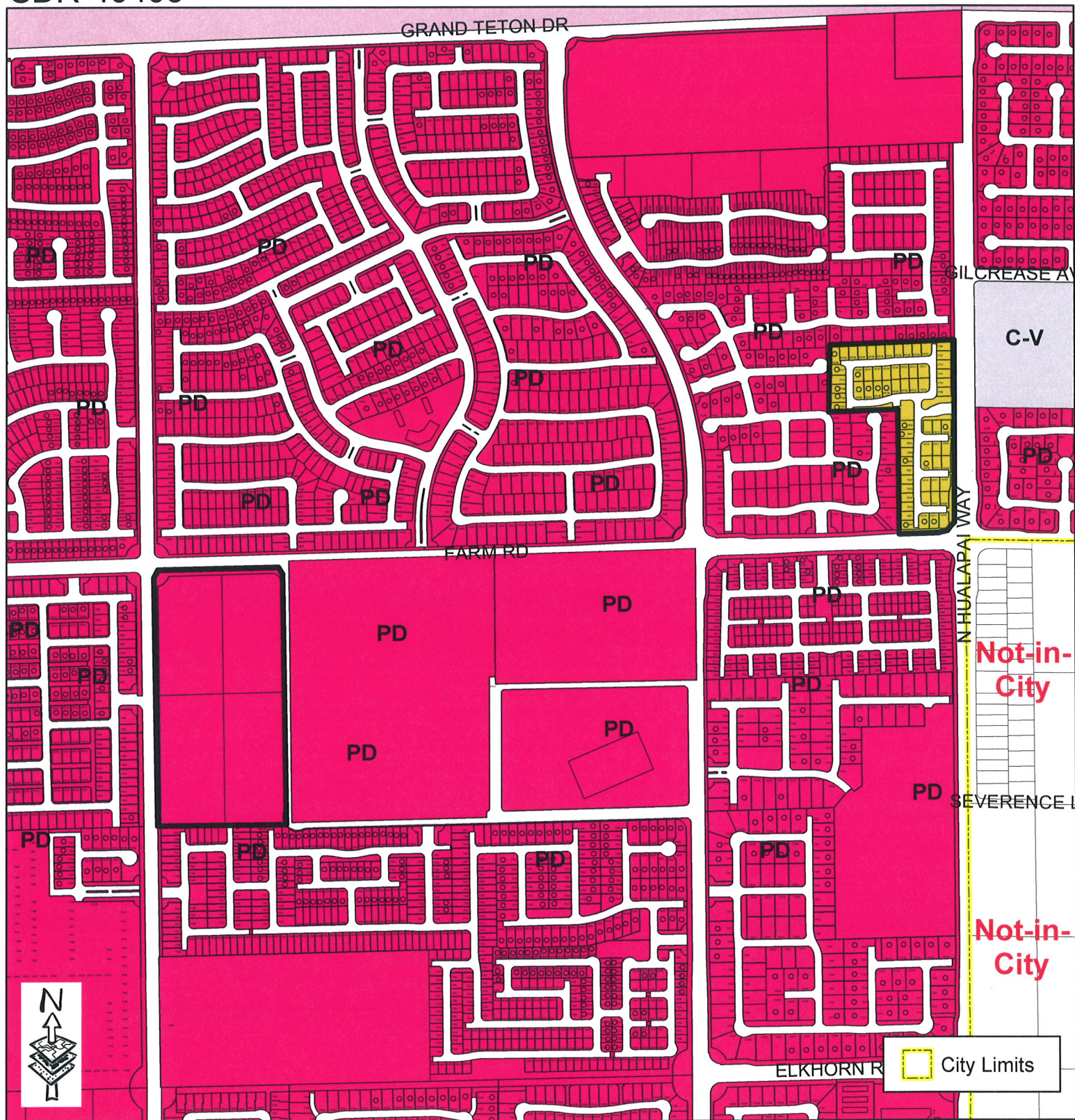
GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only.
Geographic Information System
Planning & Development Dept
703-229-4301



MOD-40409 Zoning

SDR-40408

0 480 960 1,920 Feet



- | | | |
|--|--|-------------------------------|
| U - Undeveloped (GPA Designation) | R-3 - Medium Density Residential | C-2 - General Commercial |
| R-A - Ranch Acres | R-4 - High Density Residential | C-M - Commercial Industrial |
| R-E - Residence Estates | R-5 - Apartment | M - Industrial |
| R-D - Single-Family Residential Restricted | R-MHP - Residential Mobile/Manufacture Home Park | C-V - Civic |
| R-PD - Residential Planned Development | P-R - Professional Offices And Parking | C-PB - Planned Business Park |
| R-1 - Single Family Residential | N-S - Neighborhood Services | P-C - Planned Community |
| R-MH - Mobile/Manufactured Home Residence | O - Office | PD - Planned Development |
| R-CL - Single-Family Compact Lot | C-D - Designed Commercial | TC - Town Center |
| R-2 - Medium-Low Density Residential | C-1 - Limited Commercial | T-D - Traditional Development |

 ROI Zoning

Data current as of: January 4, 2011



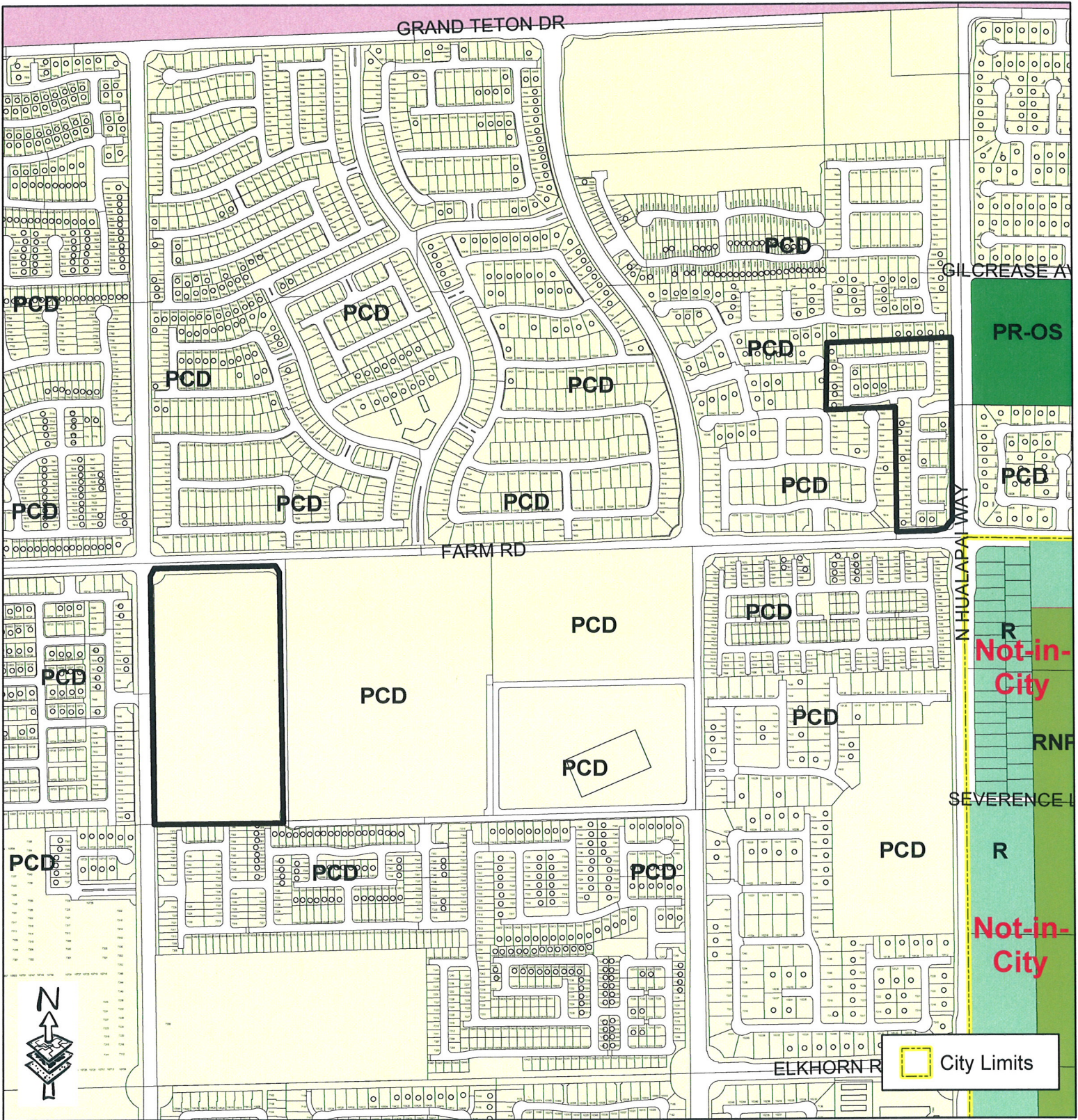
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MOD-40409 General Plan/Future Land Use

SDR-40408

387.5 775 1,550 Feet



- | | | |
|---------------------------------|--------------------------------------|--------------------------------|
| Rural Neighborhood Preservation | Service Commercial | Public Facility - School |
| Rural Estates | General Commercial | Public Facility - Clark County |
| Desert Rural | Tourist Commercial | Town Center |
| Rural | Las Vegas Medical District | Resource Conservation |
| Low | Light Industrial / Research | Downtown - Commercial |
| Medium - Low | Planned Community Development | Downtown - Mixed Use |
| Medium - Low Attached | Traditional Neighborhood Development | Not in City |
| Medium | Downtown Redevelopment Area | Right - of - Way |
| High | Parks/Recreation/Open Space | |
| Office | Public Facility | |

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702-229-6301



NEIGHBORHOOD MEETING NOTICE

Please join us for a neighborhood meeting to discuss the proposed 490 unit multi-family project generally located on the southeast corner of
Farm and Shaumber
(APN: 126-13-310-002).

The applicant is requesting the following land use entitlements:

MOD-40409 - MAJOR MODIFICATION - Request for a Major Modification of the Cliff's Edge Master Development Plan and Design Guidelines TO AMEND ALL MAPS TO REMOVE FIVE ACRES FROM POD 106 AND FIVE ACRES FROM POD 109; TO REDUCE THE MAXIMUM ALLOWABLE DENSITY IN THE RSL (RESIDENTIAL SMALL LOT) LAND USE CATEGORY FROM 15 DWELLING UNITS PER ACRE TO 12 DWELLING UNITS PER ACRE; AND TO AMEND THE LAND USE DESIGNATION ON POD 208 FROM RSL (RESIDENTIAL SMALL LOT) TO M (MEDIUM DENSITY RESIDENTIAL) (APNs Multiple), PD (Planned Development) Zone.

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Thursday, January 6, 2011 at 6:00 p.m.

Centennial Hills YMCA
6601 N. Buffalo Drive

Please contact Liz Delk at 792-7000 if you have any questions
or Mark at 528-7453 after 5:00 p.m. on January 6, 2011.