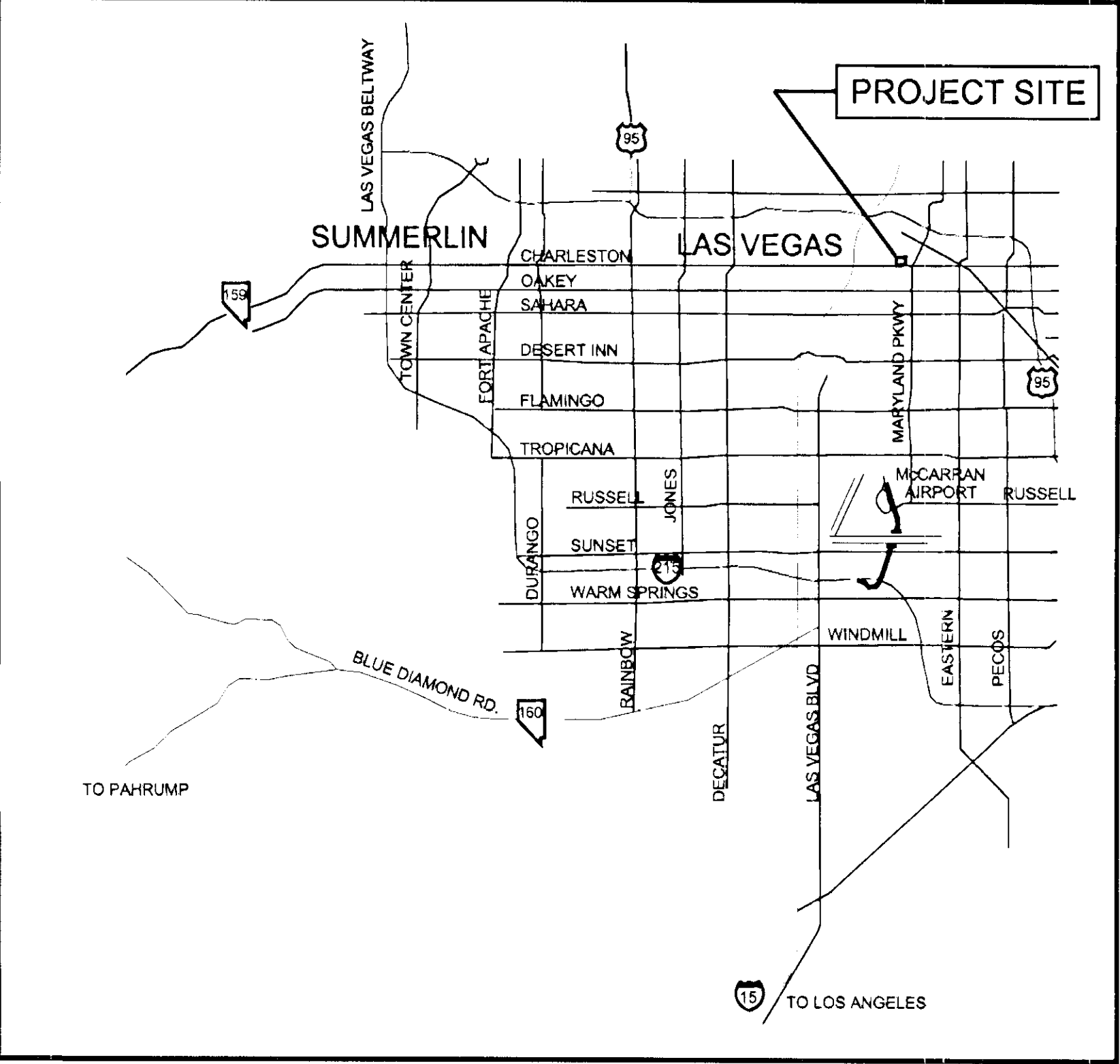


ANIMAL HOSPITAL
ADJACENT ZONE: C-1

BIG DOG PROPERTY
ADJACENT ZONE: C-1

BOND STREET TRUST
ADJACENT ZONE: C-1

VICINITY MAP



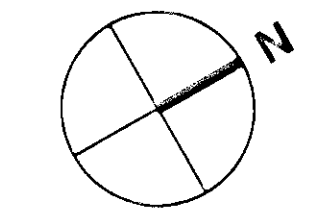
SITE ANALYSIS

SITE AREA	.98 AC (NET)
	1.63 AC(GROSS)
APN#	A PORTION OF 139-34-410-245 139-34-410-244
CURRENT ZONING	C-1
F.A.R. (FLOOR AREA RATIO)	0
LOT COVERAGE	82%

PARKING ANALYSIS

PARKING PROVIDED	112 SPACES
(INCLUDING 7 HANDICAP PARKING SPACES)	
(INCLUDING 32 COMPACT PARKING SPACES)	

PROPOSED

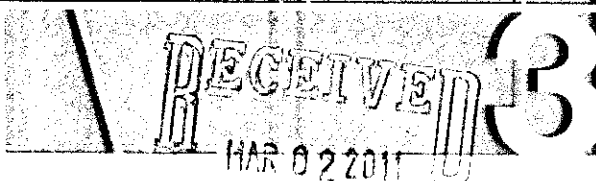


0' 8' 16' 32'
Scale: 1/16" = 1'-0"

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SITE PLAN/ LANDSCAPE
APPROVED



SDR-41023
REVISED

CHARLESTON BOULEVARD

ALLEY

8TH STREET

GASS AVENUE

SITE PLAN/ LANDSCAPE - PROPOSED
PLANT & SITE AMENITY LEGEND

TREES			
SYMBOL	BOTANICAL NAME COMMON NAME	QTY.	CALIPER MINIMUM SIZE
	QUERCUS ILEX HOLLY OAK STANDARD TRUNK	1	1.1/4" 24" BOX
	RHUS LANCEA AFRICAN SUMAC STANDARD TRUNK	10	1.1/4" 24" BOX

SHRUBS			
SYMBOL	BOTANICAL NAME COMMON NAME	QTY.	MINIMUM SIZE
	CAMPSIS RADICANS TRUMPET CREEPER VINE	14	5 GALLON
	DIETES BICOLOR EVERGREEN IRIS	2	5 GALLON
	HEDERA HELIX ENGLISH IVY	12	5 GALLON
	MYRTUS COMMUNIS 'COMPACTA' SWEET MYRTLE	12	5 GALLON

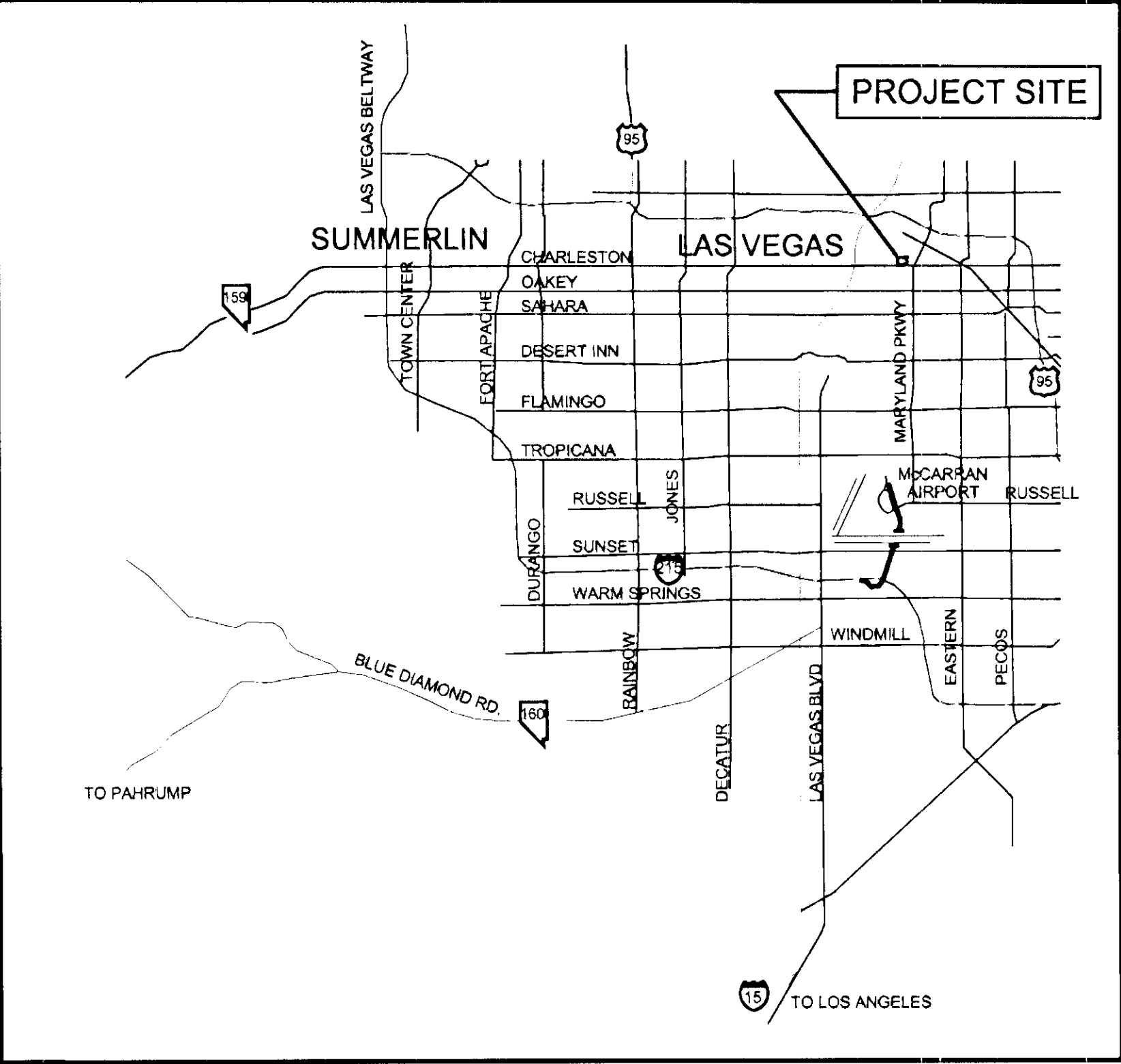
SITE AMENITIES			
SYMBOL	DESCRIPTION	QTY.	DETAIL
	TREE GRATES BY IRONSMITH, (702) 253-6622. MODEL: 60" SQUARE MARKET STREET. OR APPROVED EQUAL. TREE GRATE COLOR TO BE DARK BROWN. PLACE DECOMPOSED GRANITE UNDER TREE GRATES. SIZE TO BE 1/2" MINUS. COLOR: GOLD. 2" MINIMUM DEPTH.	11	-
	GREENSCREEN WIRE TRELLIS SYSTEM BY GREENSCREEN (800) 450-3494. OR APPROVED EQUAL. COLOR: GREEN. INSTALL PER MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS. TIE VINES TO SCREEN USING CLEAR GARDEN TAPE. (4" WIDTH)	27	-

ANIMAL HOSPITAL
ADJACENT ZONE: C-1

BIG DOG PROPERTY
ADJACENT ZONE: C-1

BOND STREET TRUST
ADJACENT ZONE: C-1

VICINITY MAP



SITE ANALYSIS

SITE AREA	.98 AC (NET) 1.63 AC(GROSS)
APN#	A PORTION OF 139-34-410-245 139-34-410-244
CURRENT ZONING	C-1
F.A.R. (FLOOR AREA RATIO)	0
LOT COVERAGE	82%

PARKING ANALYSIS

PARKING PROVIDED	112 SPACES
(INCLUDING 7 HANDICAP PARKING SPACES)	
(INCLUDING 32 COMPACT PARKING SPACES)	

SITE PLAN/ LANDSCAPE - PROPOSED
PLANT & SITE AMENITY LEGEND

TREES			
SYMBOL	BOTANICAL NAME COMMON NAME	QTY.	CALIPER MINIMUM SIZE
	QUERCUS ILEX HOLLY OAK STANDARD TRUNK	10	1 1/4" 24" BOX
	RHUS LANCEA AFRICAN SUMAC STANDARD TRUNK	10	1 1/4" 24" BOX

SHRUBS			
SYMBOL	BOTANICAL NAME COMMON NAME	QTY.	MINIMUM SIZE
	CAMPSIS RADICANS TRUMPET CREEPER VINE	14	5 GALLON
	DIETES BICOLOR EVERGREEN IRIS	16	5 GALLON
	EURYOPS PECTINATUS 'VIRIDIS' GREEN BUSH DAISY	8	5 GALLON
	HEDERA HELIX ENGLISH IVY	12	5 GALLON
	MYRTUS COMMUNIS 'COMPACTA' SWEET MYRTLE	36	5 GALLON
	XYLOSMA CONGESTUM 'COMPACTA' COMPACT SHINY XYLOSMA	2	5 GALLON

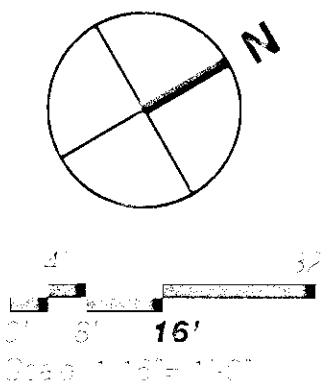
ROCK MULCH			
SYMBOL	DESCRIPTION	QTY.	DETAIL
DG	ALL PLANTERS TO RECEIVE A 2" MINIMUM DEPTH LAYER OF 1/2" MINUS DECOMPOSED GRANITE. COLOR TO BE GOLD.	950 S.F.	"K" L3.01

SITE AMENITIES			
SYMBOL	DESCRIPTION	QTY.	DETAIL
	TREE GRATES BY IRONSMITH, (702) 253-6622. MODEL: 60" SQUARE MARKET STREET. OR APPROVED EQUAL. TREE GRATE COLOR TO BE DARK BROWN. PLACE DECOMPOSED GRANITE UNDER TREE GRATES. SIZE TO BE 1/2" MINUS. COLOR GOLD. 2" MINIMUM DEPTH.	20	"G" L3.01
	METAL BENCH BY VICTOR STANLEY, (800) 368-2573. MODEL: MODEL CBF-12 FROM THE CITY SITES SERIES OR APPROVED EQUAL TO BE POWDER COATED BRONZE AND MOUNTED PER MANUFACTURERS SPECIFICATIONS.	3	"H" L3.01
	METAL TRASH RECEPTACLE BY VICTOR STANLEY, (800) 368-2573. MODEL: MODEL FC-12 FROM THE COMMODORE SERIES OR APPROVED EQUAL TO BE POWDER COATED BRONZE AND MOUNTED PER MANUFACTURERS SPECIFICATIONS.	2	"T" L3.01
	GREENSCREEN WIRE TRELLIS SYSTEM BY GREENSCREEN (800) 450-3494. OR APPROVED EQUAL COLOR: GREEN. INSTALL PER MANUFACTURERS SPECIFICATIONS AND RECOMMENDATIONS. TIE VINES TO SCREEN USING CLEAR GARDEN TAPE.	27	-

PLANTING NOTES

- SEE SHEETS L3.01 FOR PLANTING DETAILS.
- ANY TREE PLANTED WITHIN 5 FEET OF A SIDEWALK OR WALL SHALL BE PLANTED WITH A ROOT GUARD DESIGNED TO DIRECT ROOT GROWTH DOWNWARD. SEE DETAIL "F", SHEET L3.01.
- CONTRACTOR TO PROTECT IN PLACE EXISTING UTILITIES. CONTRACTOR TO VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION. CONTRACTOR TO USE CAUTION. CALL BEFORE YOU DIG AND CALL BEFORE YOU OVER HEAD.
- CONTRACTOR TO LOCATE BENCHES AND TRASH RECEPTACLES FOR APPROVAL BY OWNER'S REPRESENTATIVE PRIOR TO ANCHORING THE FURNISHINGS.
- CONTRACTOR TO PROVIDE SHOP DRAWINGS OF GREENSCREEN ATTACHMENT FOR APPROVAL BY OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.

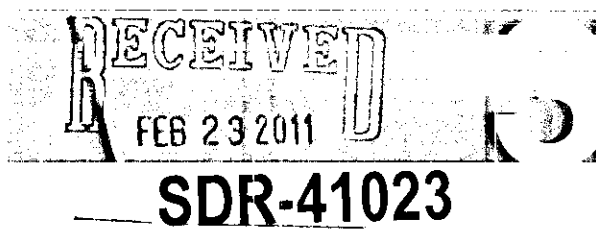
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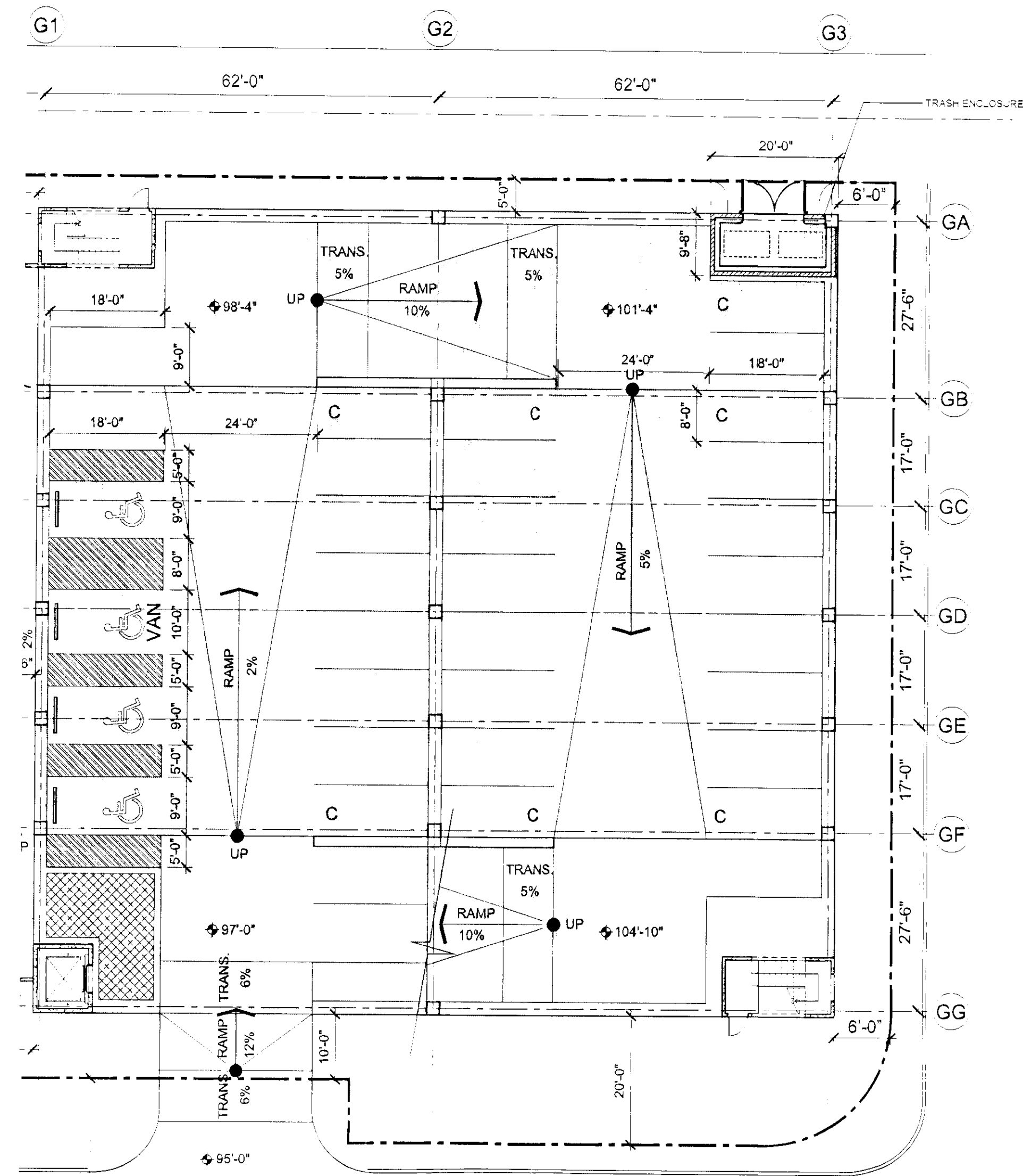


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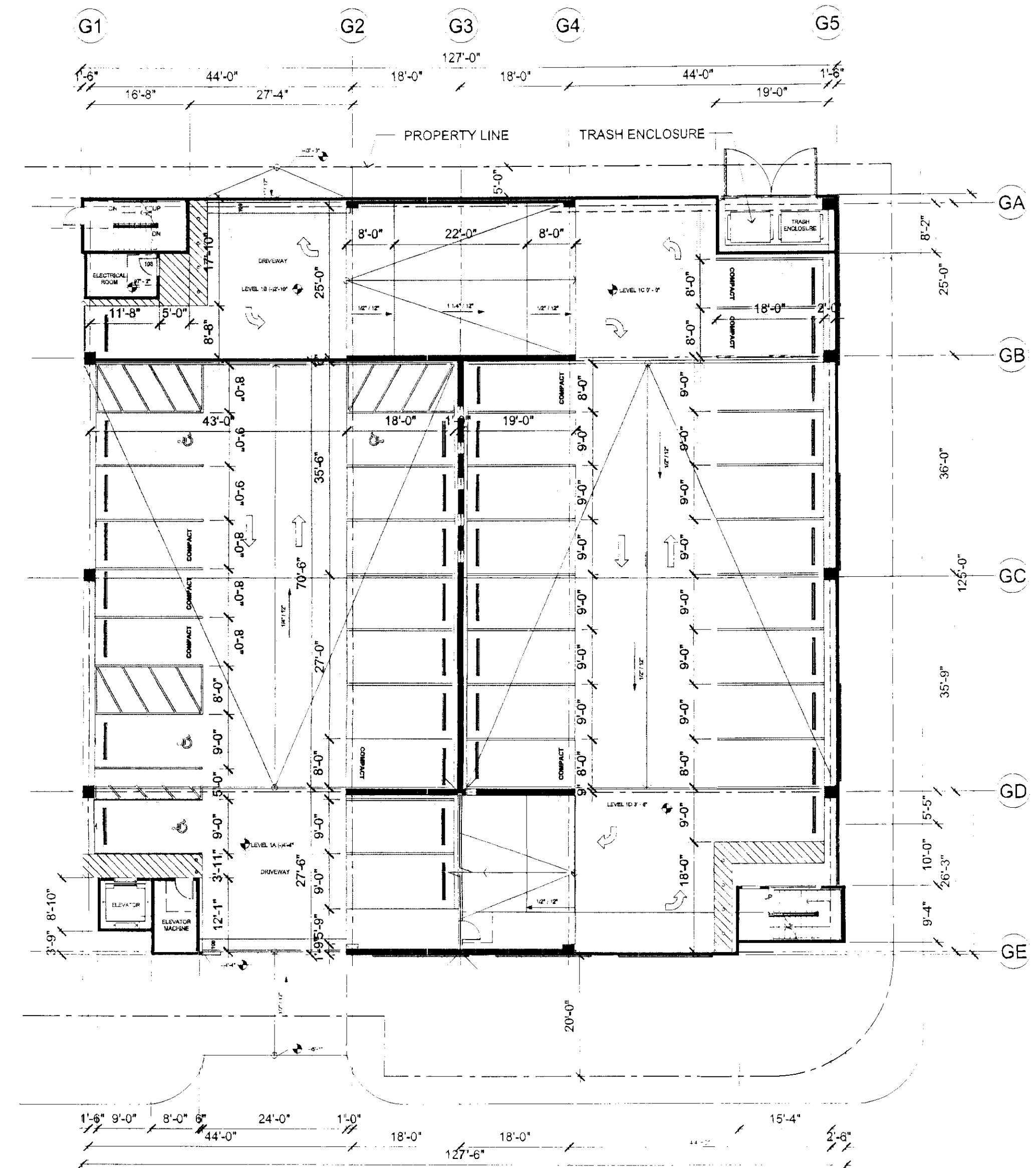
SITE PLAN/ LANDSCAPE
APPROVED





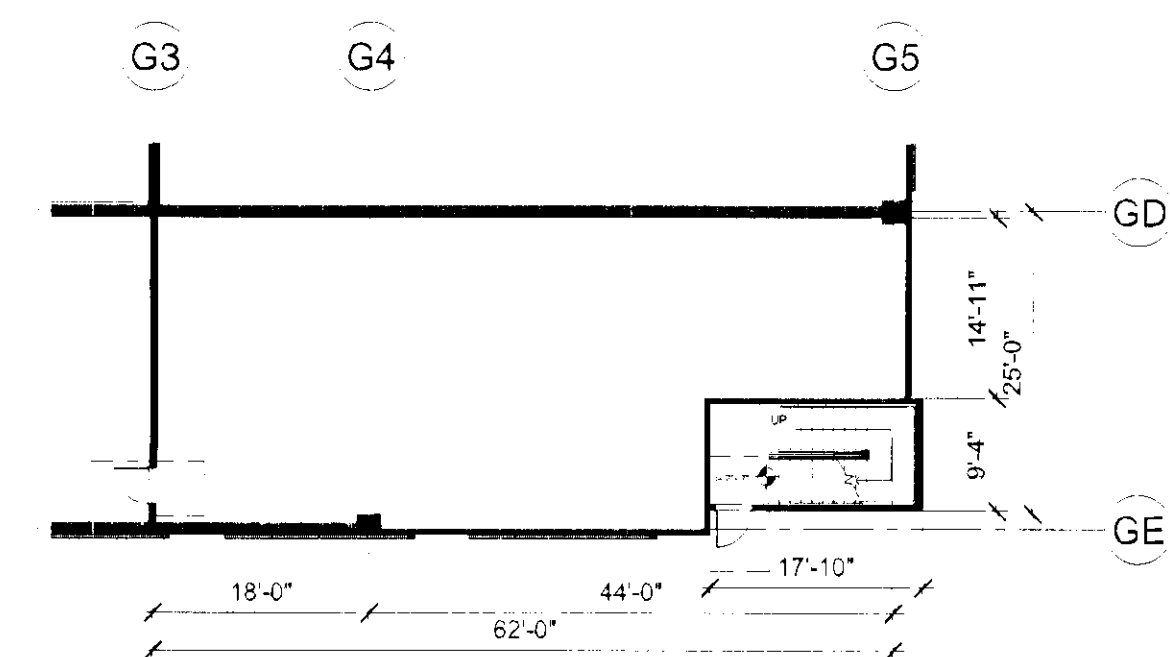
PARKING GARAGE LEVEL 1
APPROVED

APPROVED



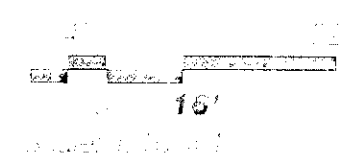
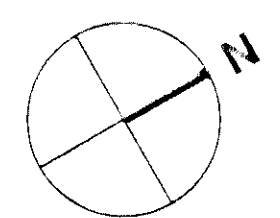
PARKING GARAGE LEVEL 1
PROPOSED

PROPOSED



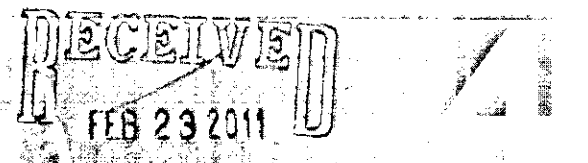
PARKING GARAGE SUB LEVEL 1
PROPOSED

PROPOSED

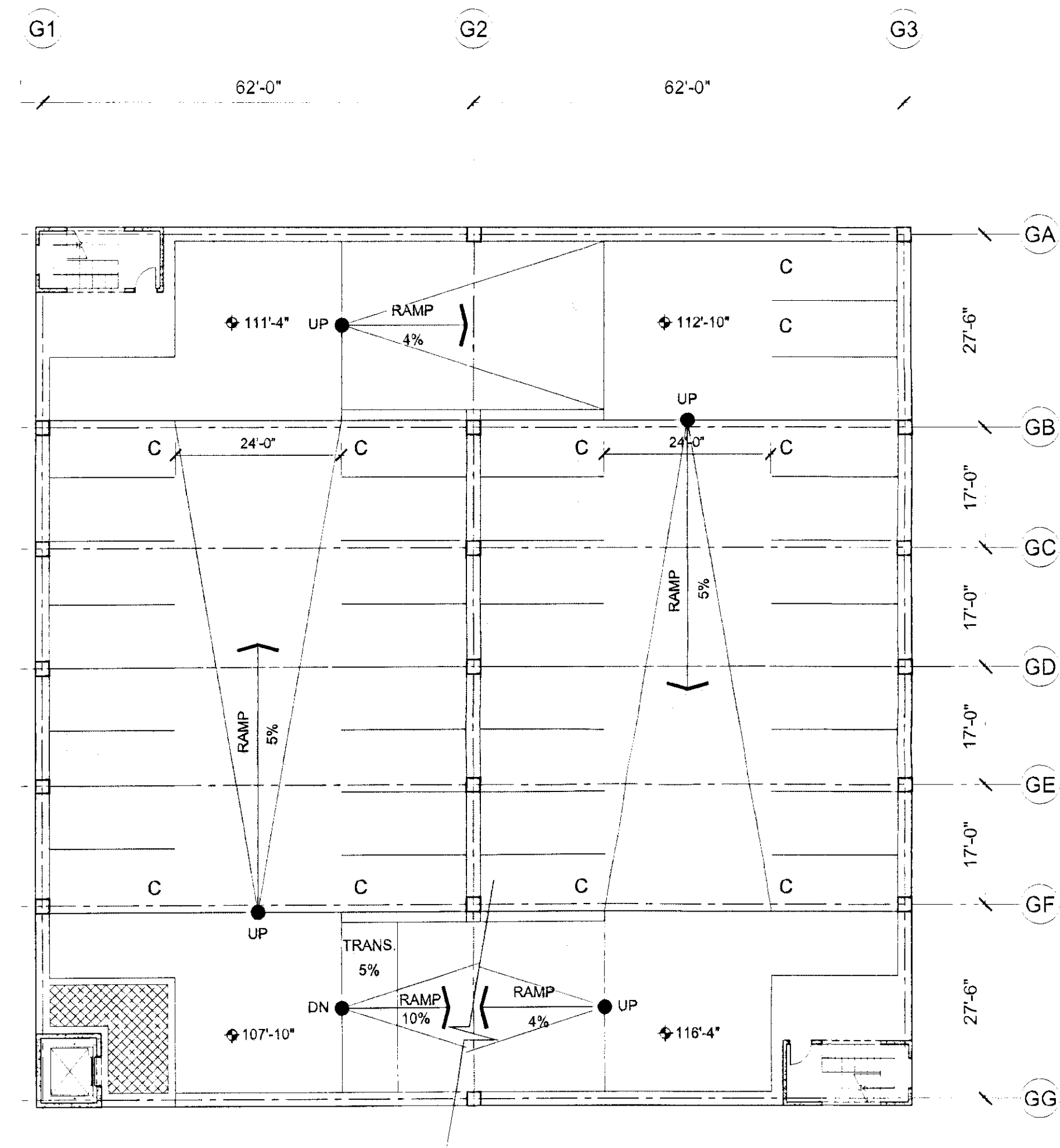


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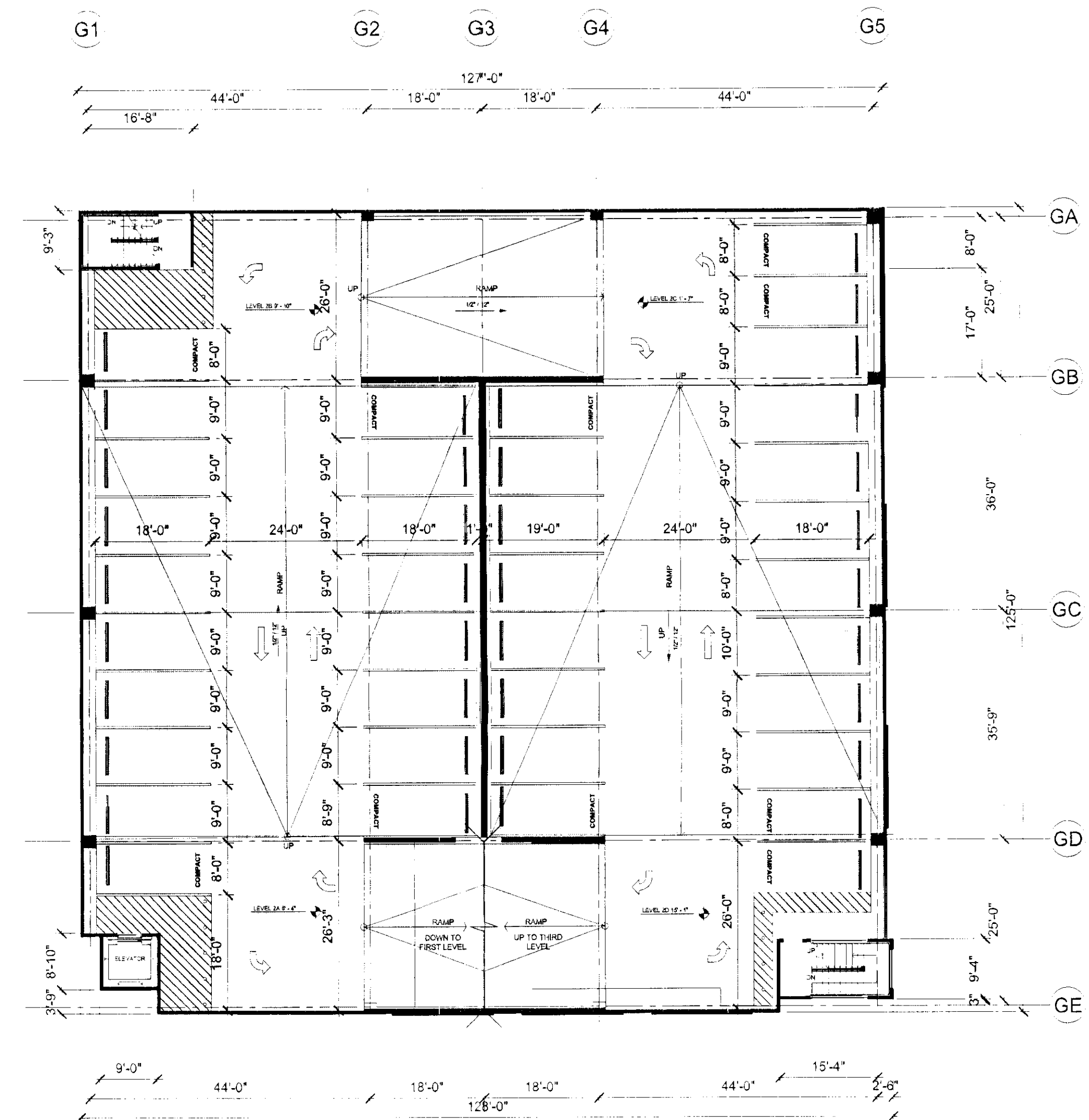


SDR-41023



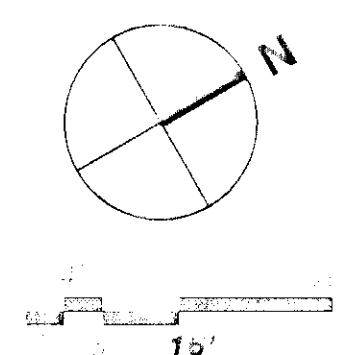
PARKING GARAGE LEVEL 2
APPROVED

APPROVED



PARKING GARAGE LEVEL 2
PROPOSED

PROPOSED

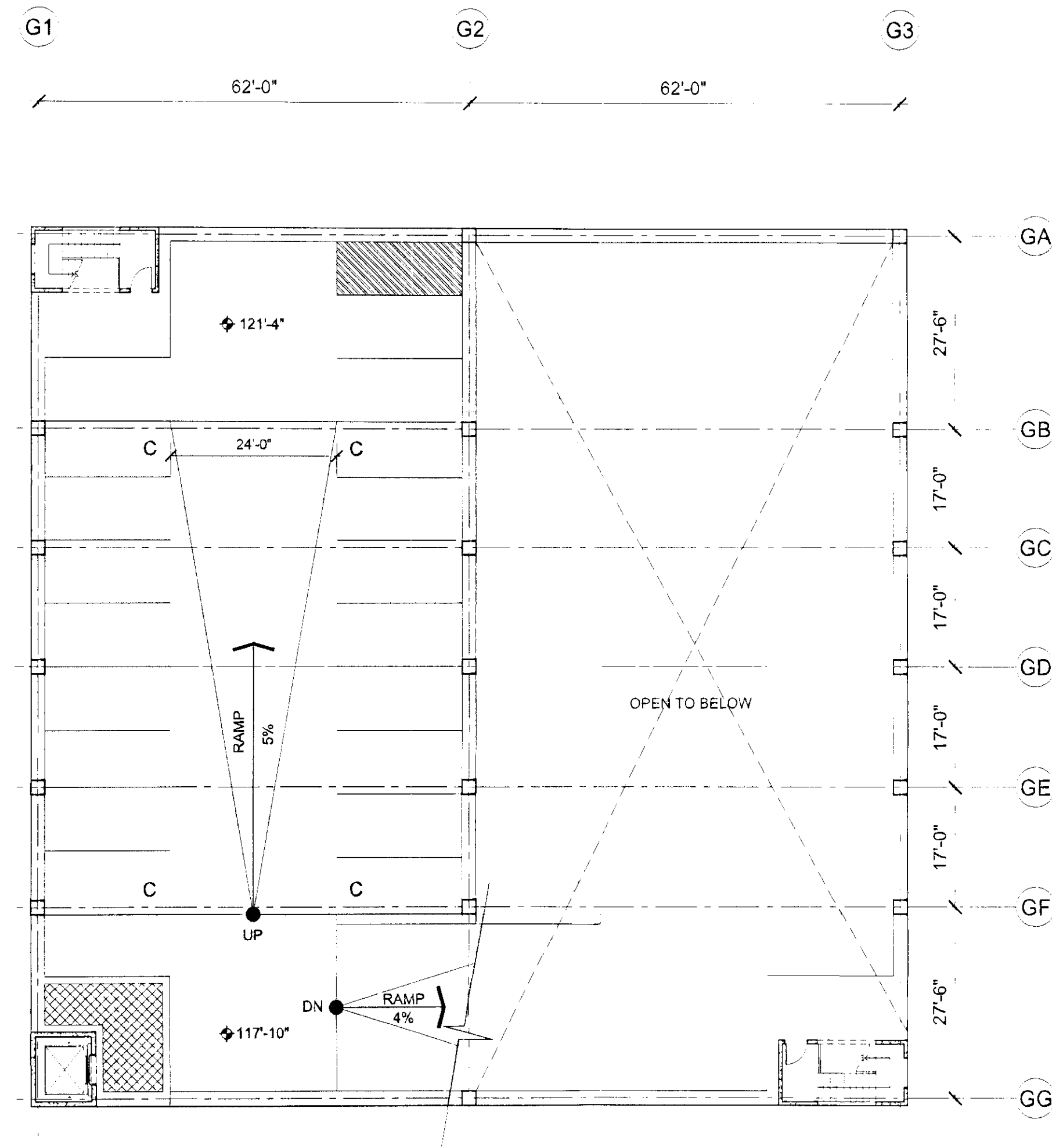


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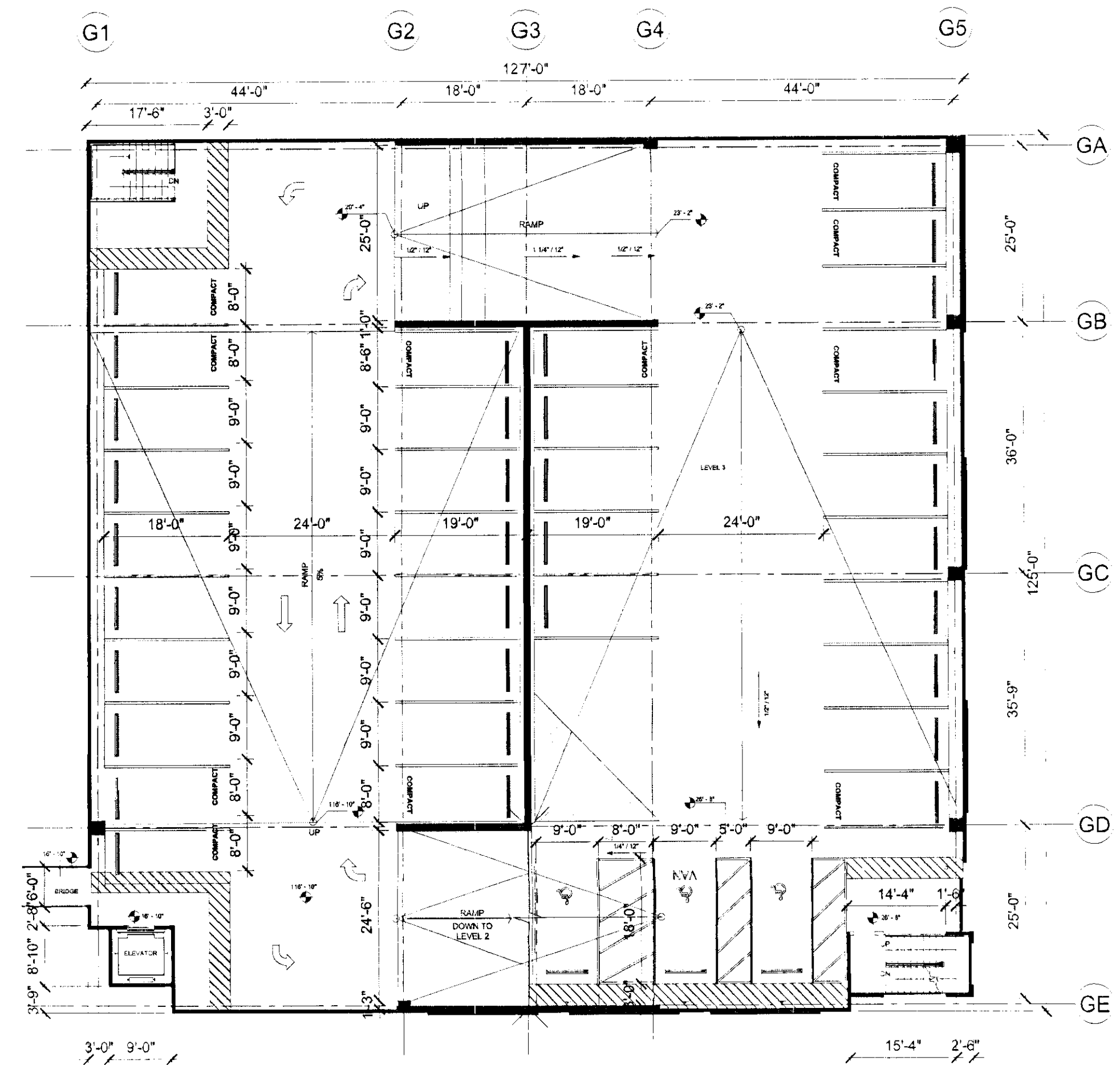
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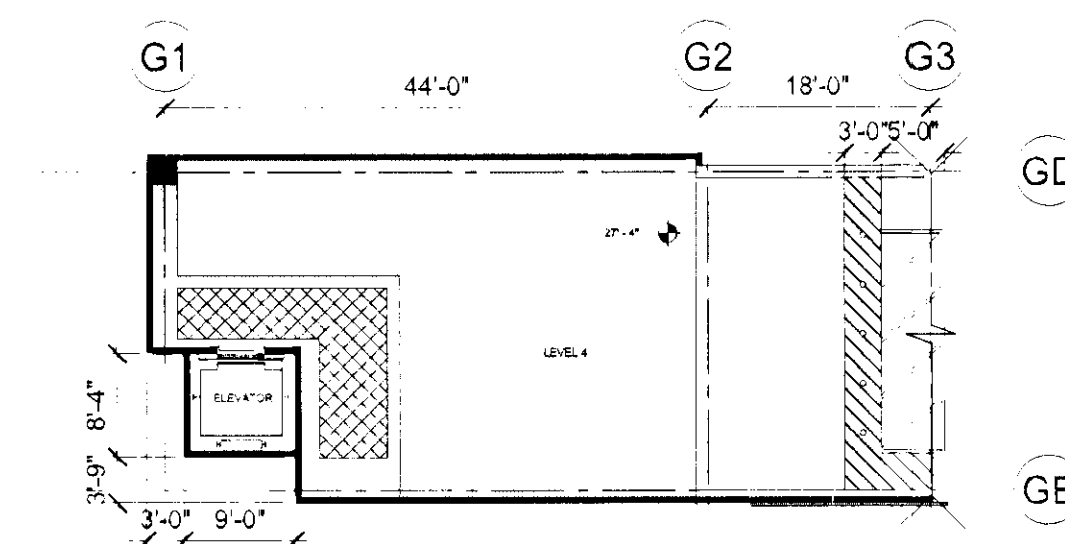
PARKING GARAGE LEVEL 3
APPROVED

APPROVED



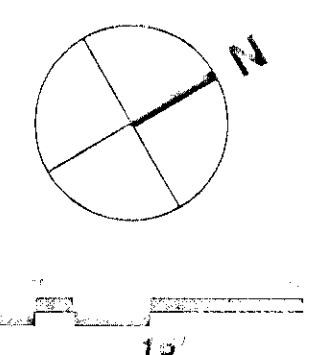
PARKING GARAGE LEVEL 3
PROPOSED

PROPOSED



PARKING GARAGE LEVEL 4
PROPOSED

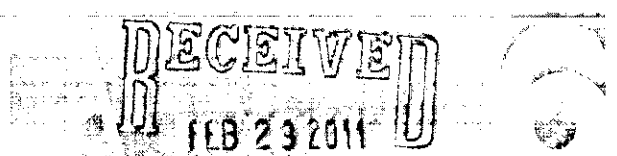
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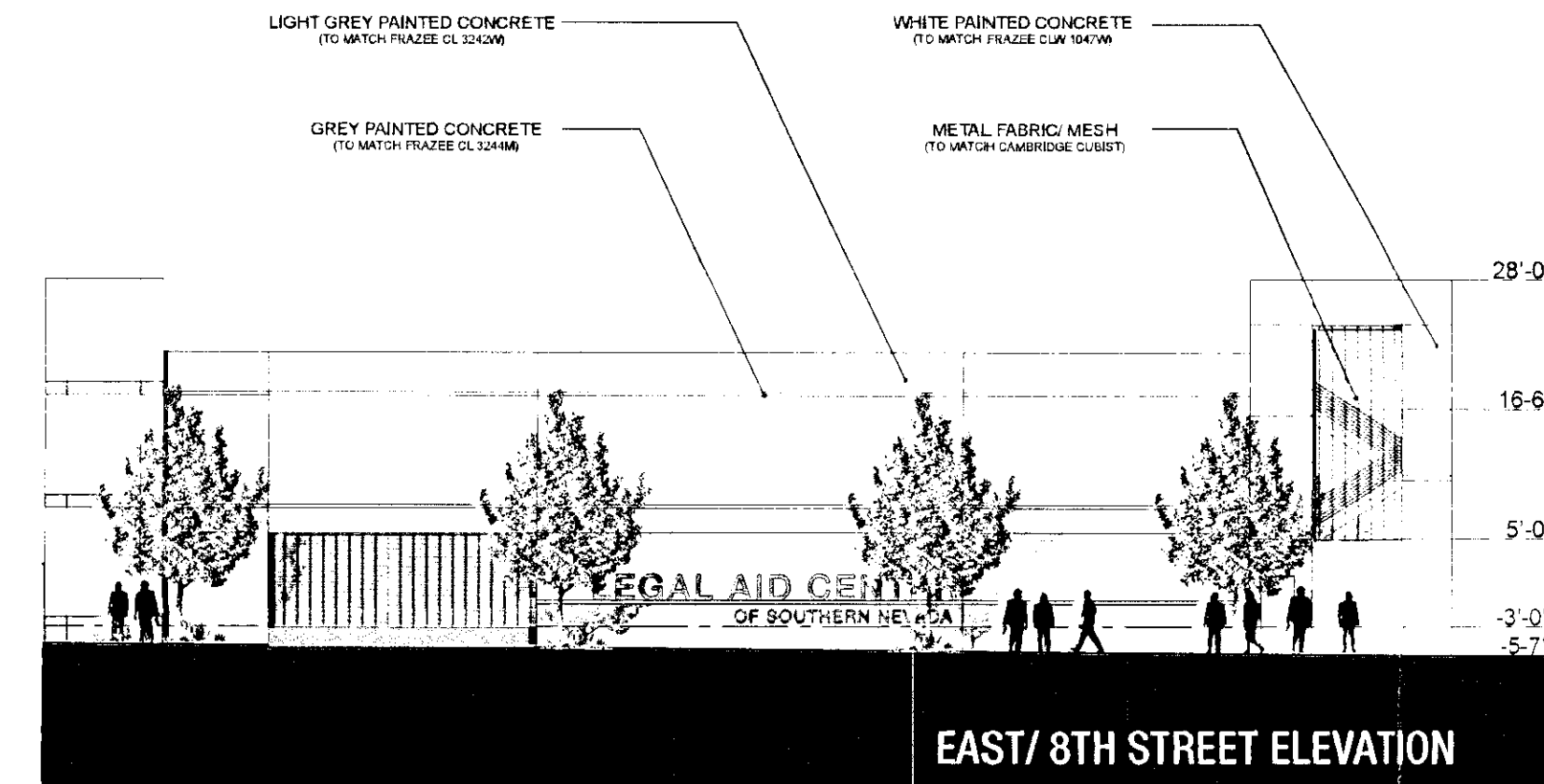
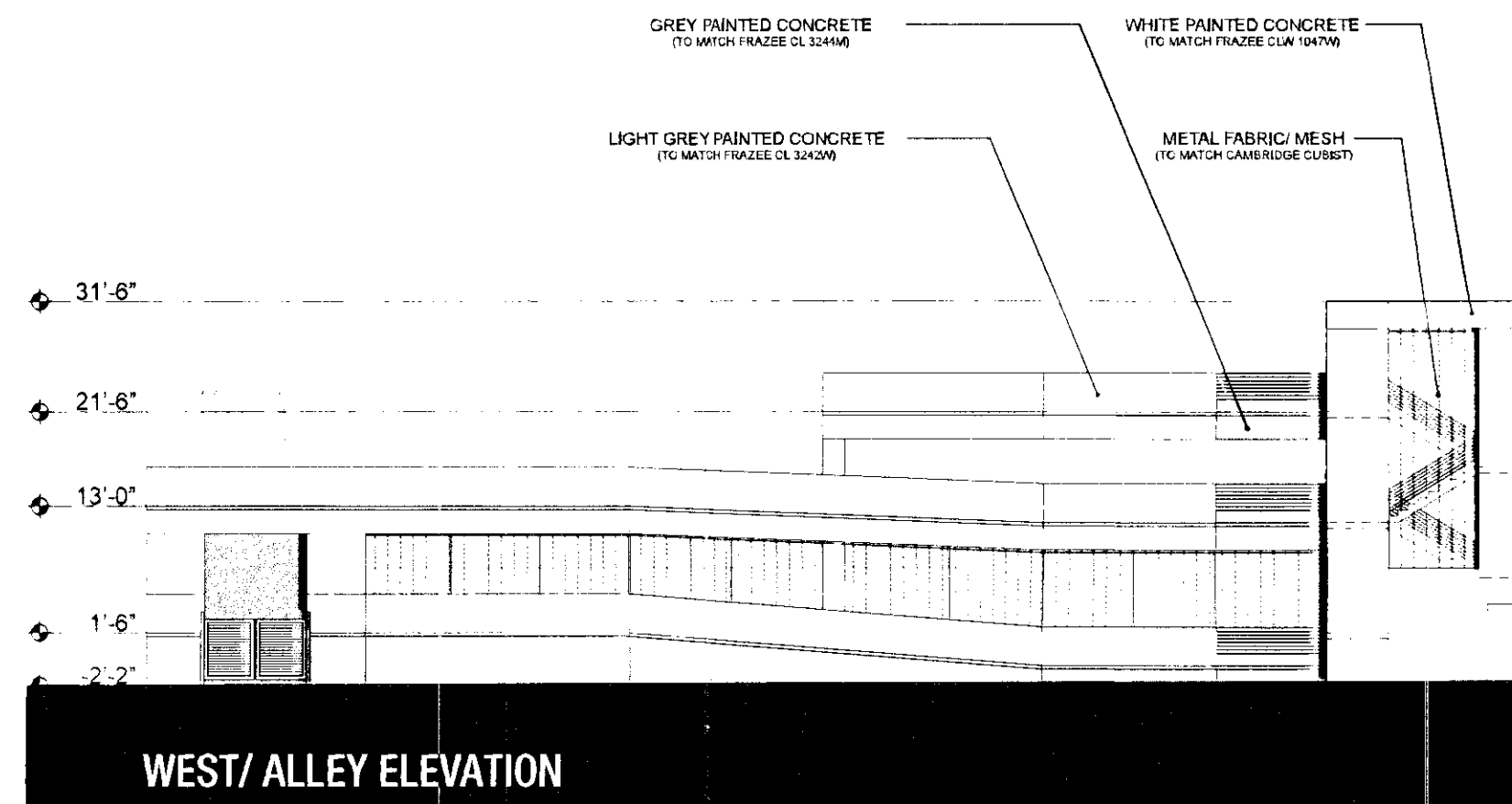
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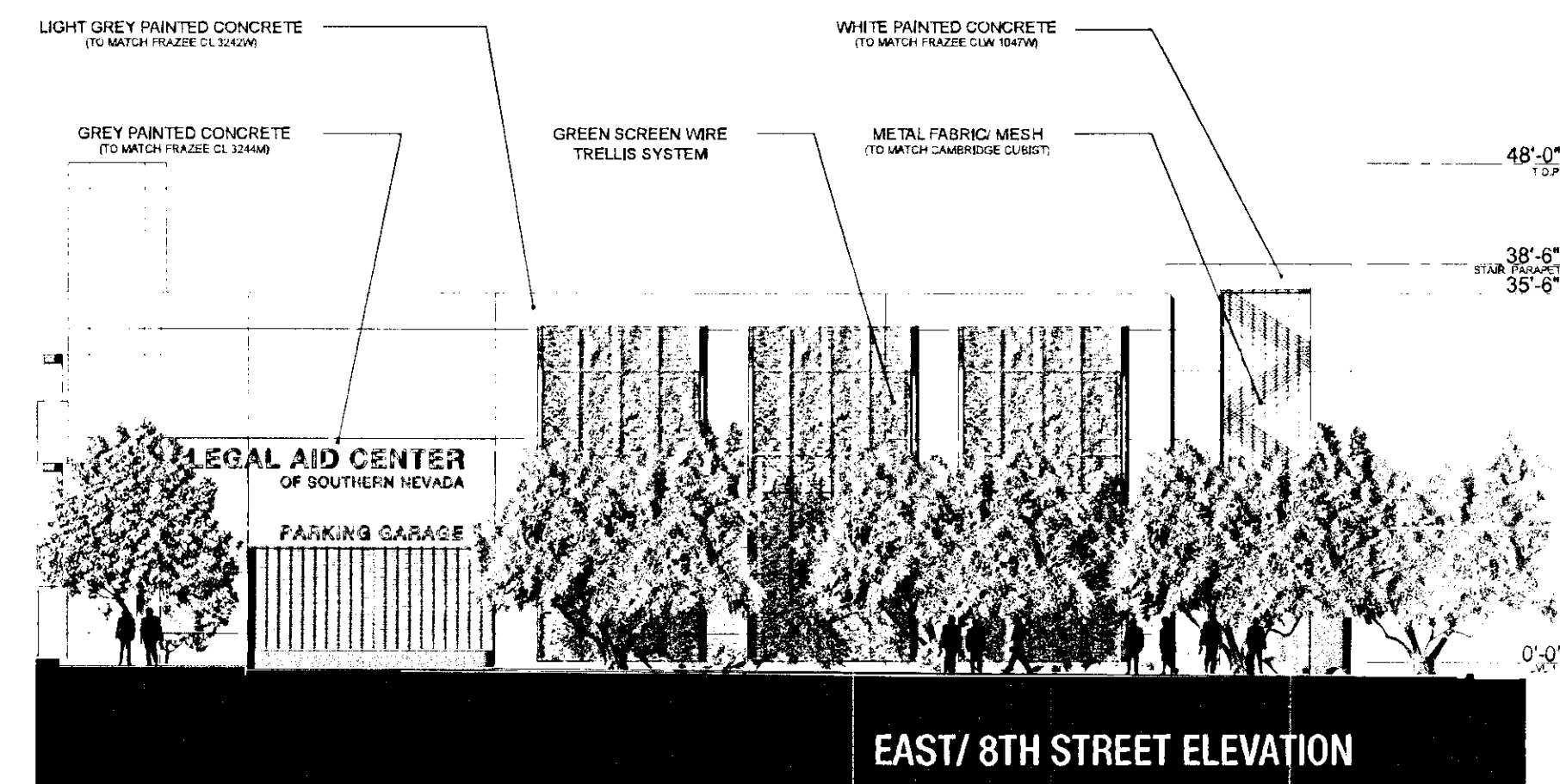
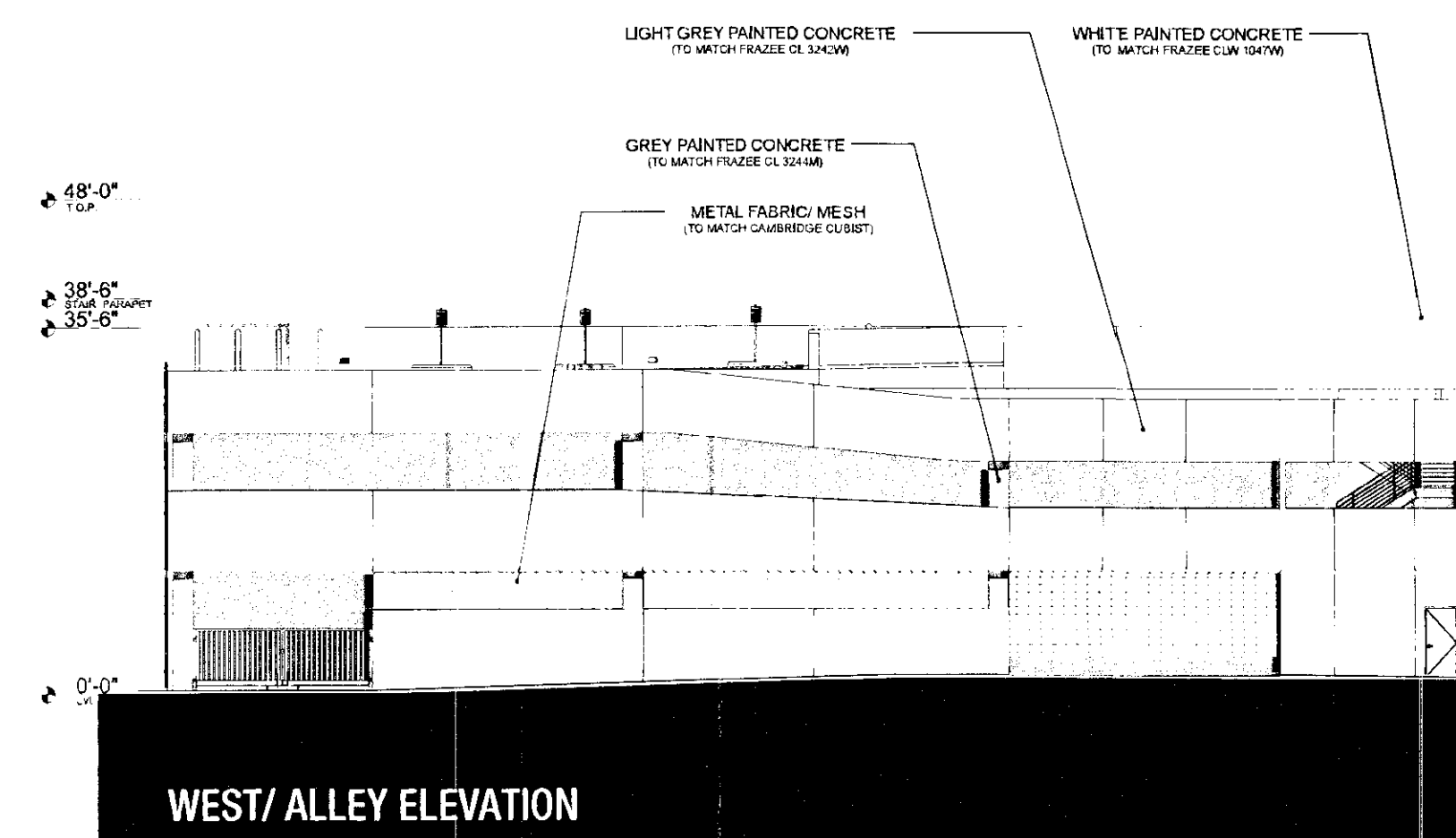
PARKING GARAGE LEVEL 3 & 4



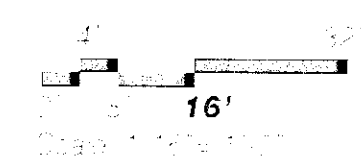
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APPROVED



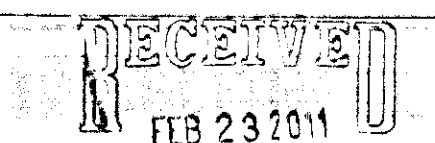
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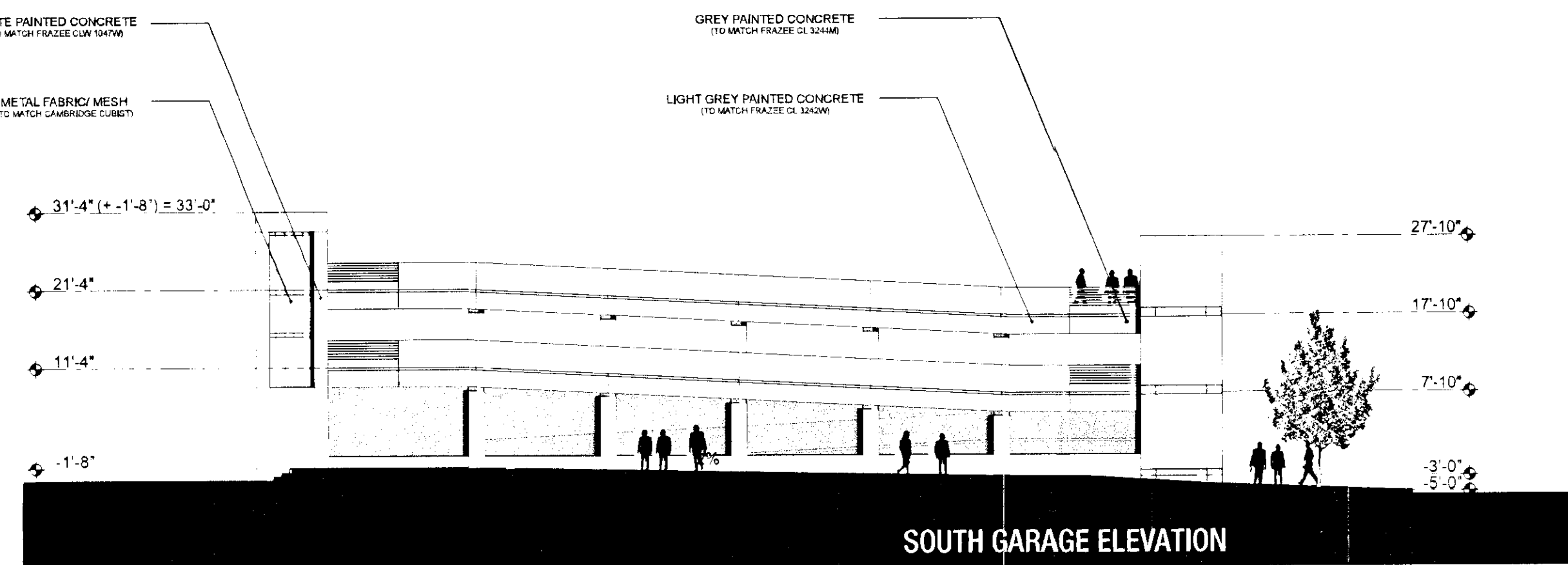
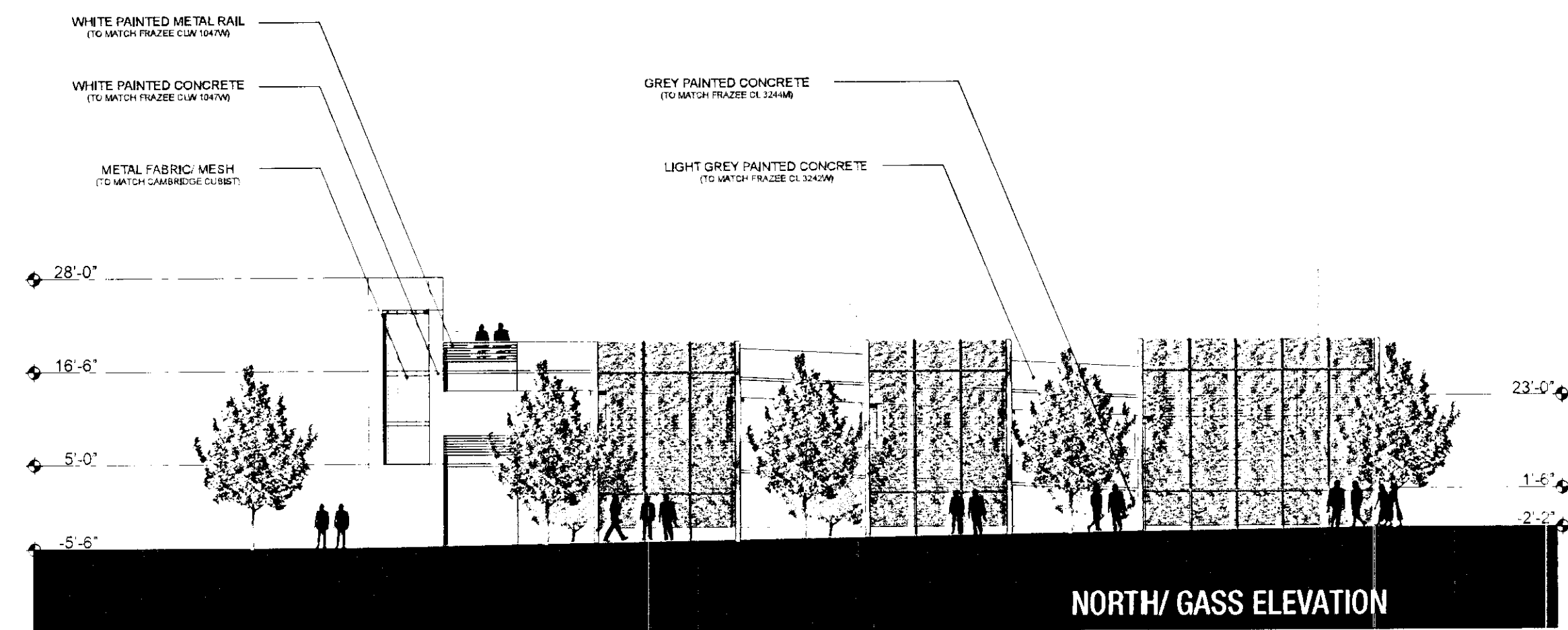
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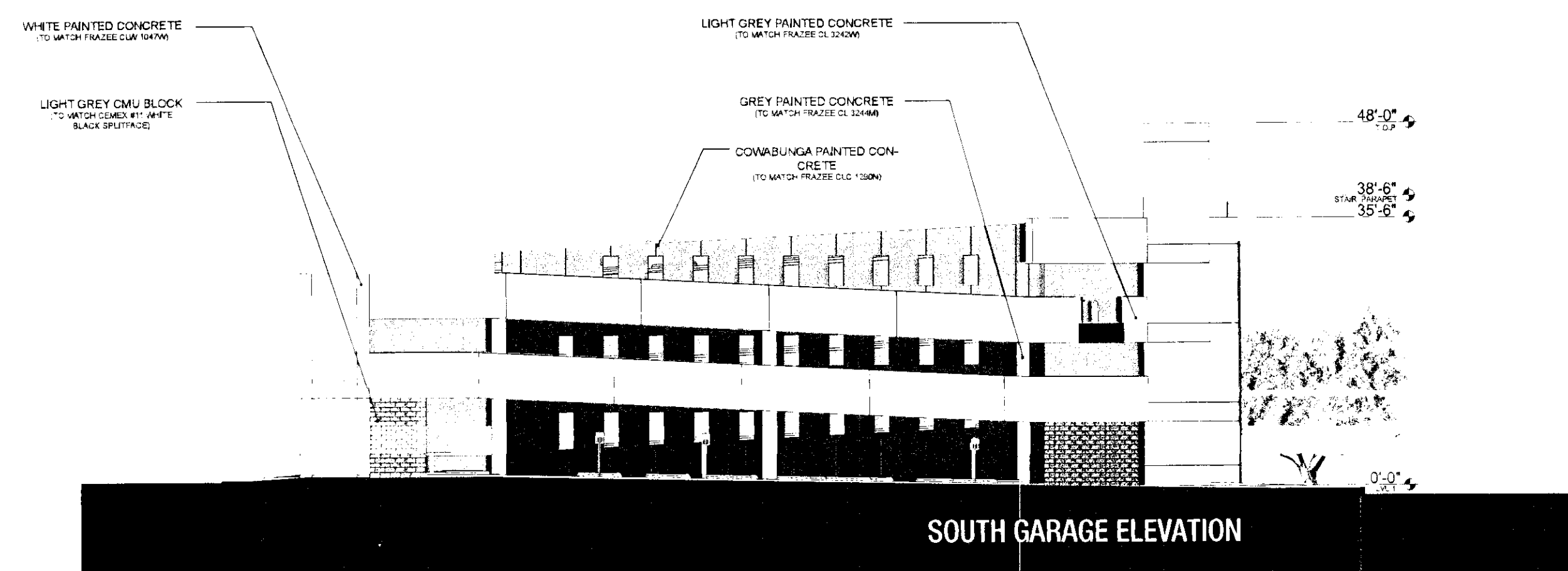
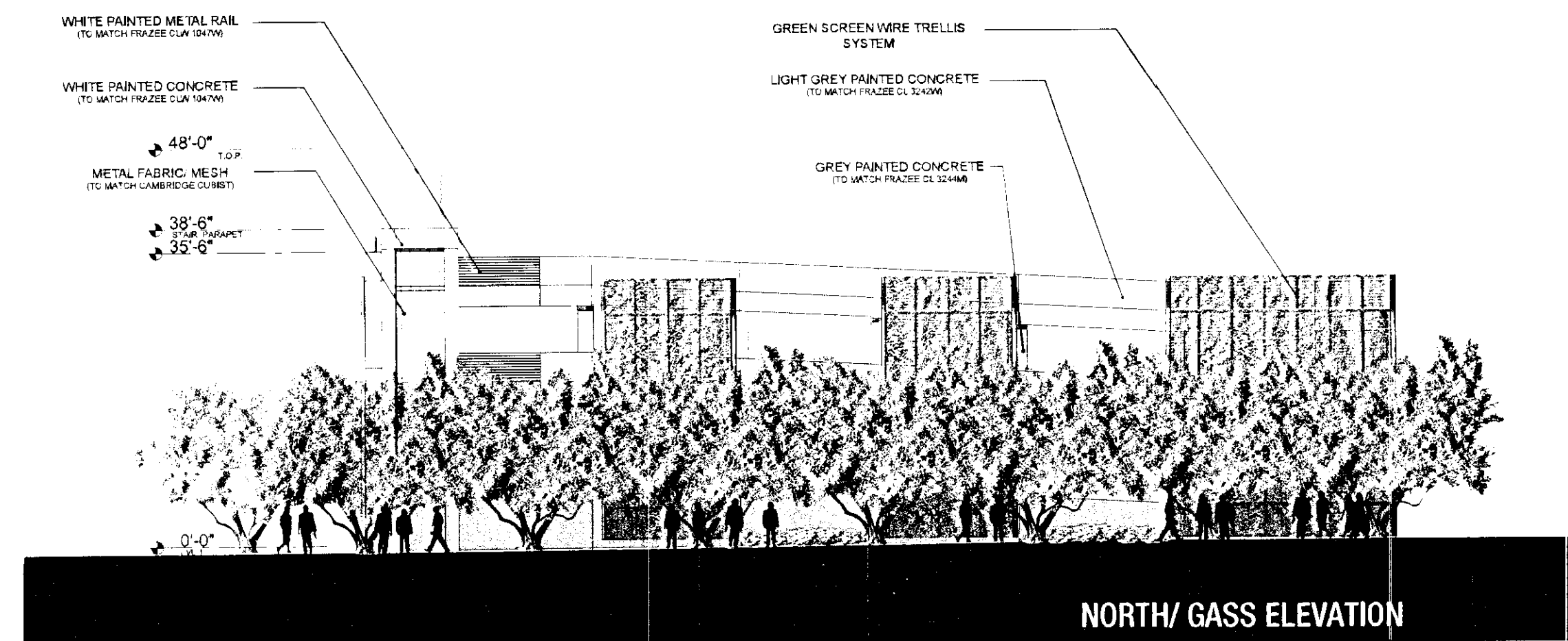
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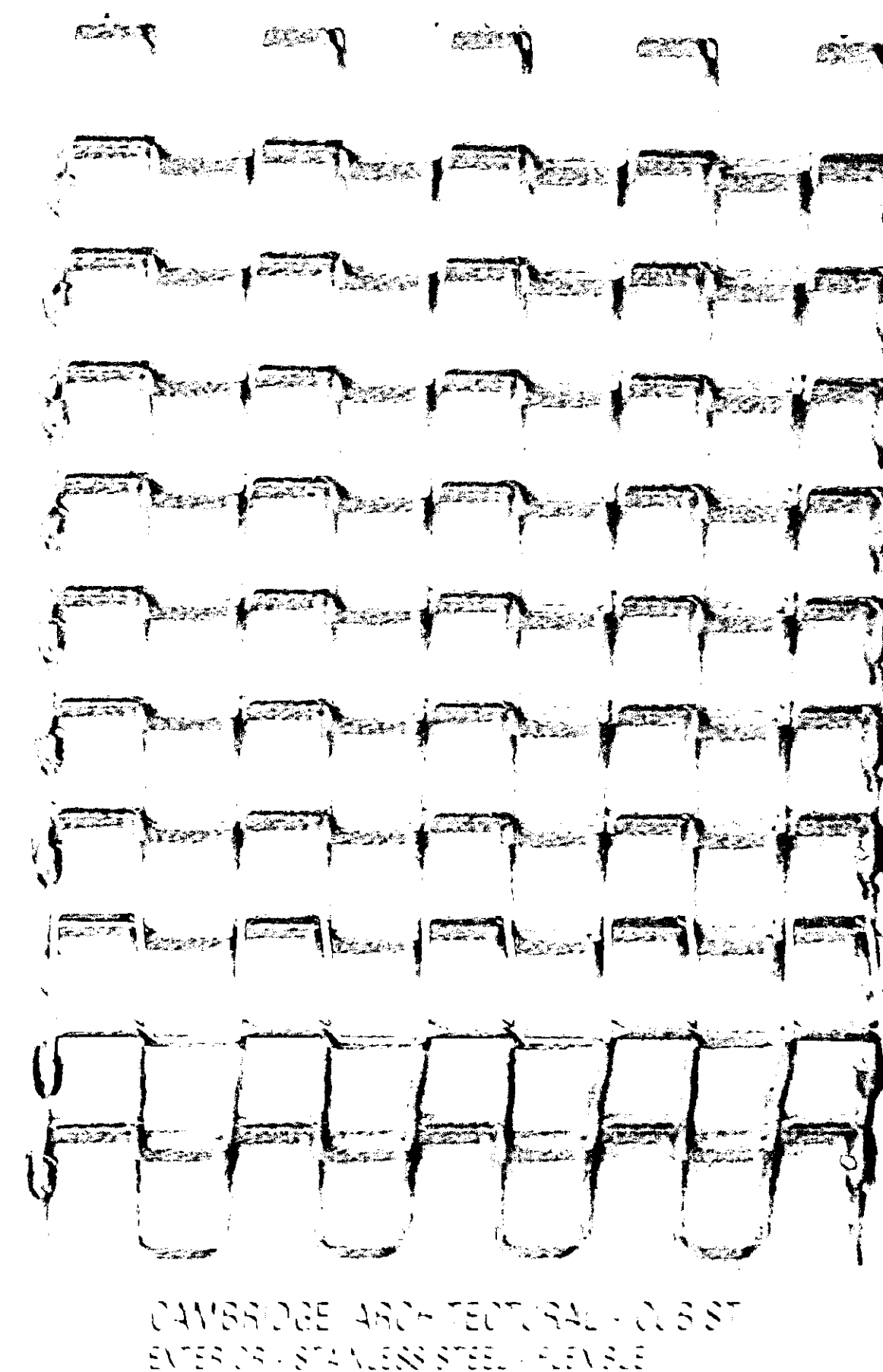
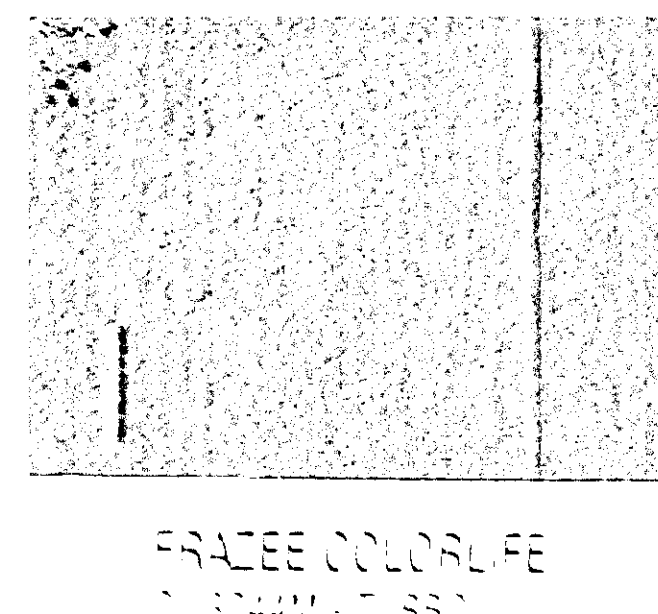
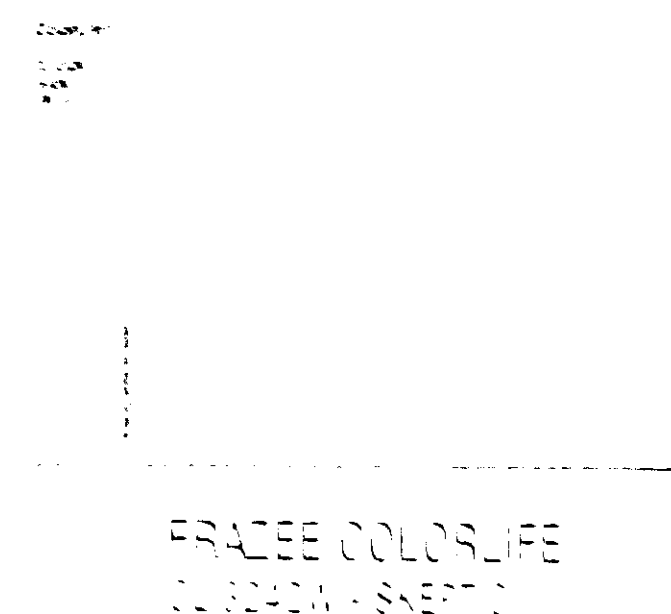
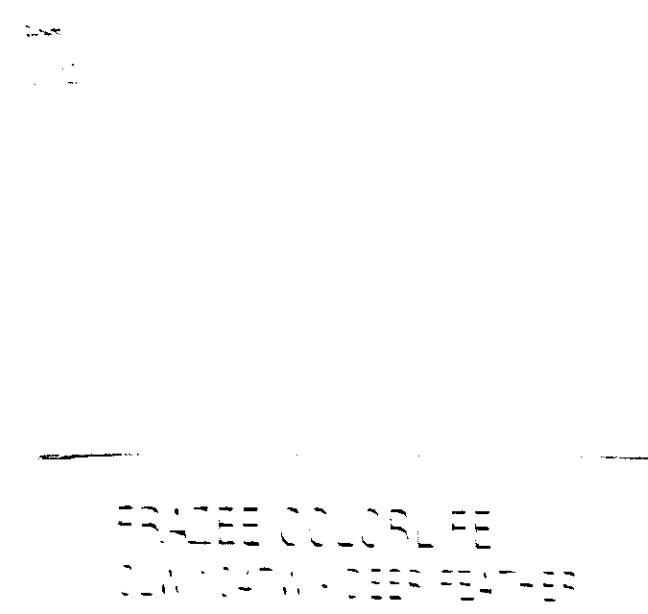
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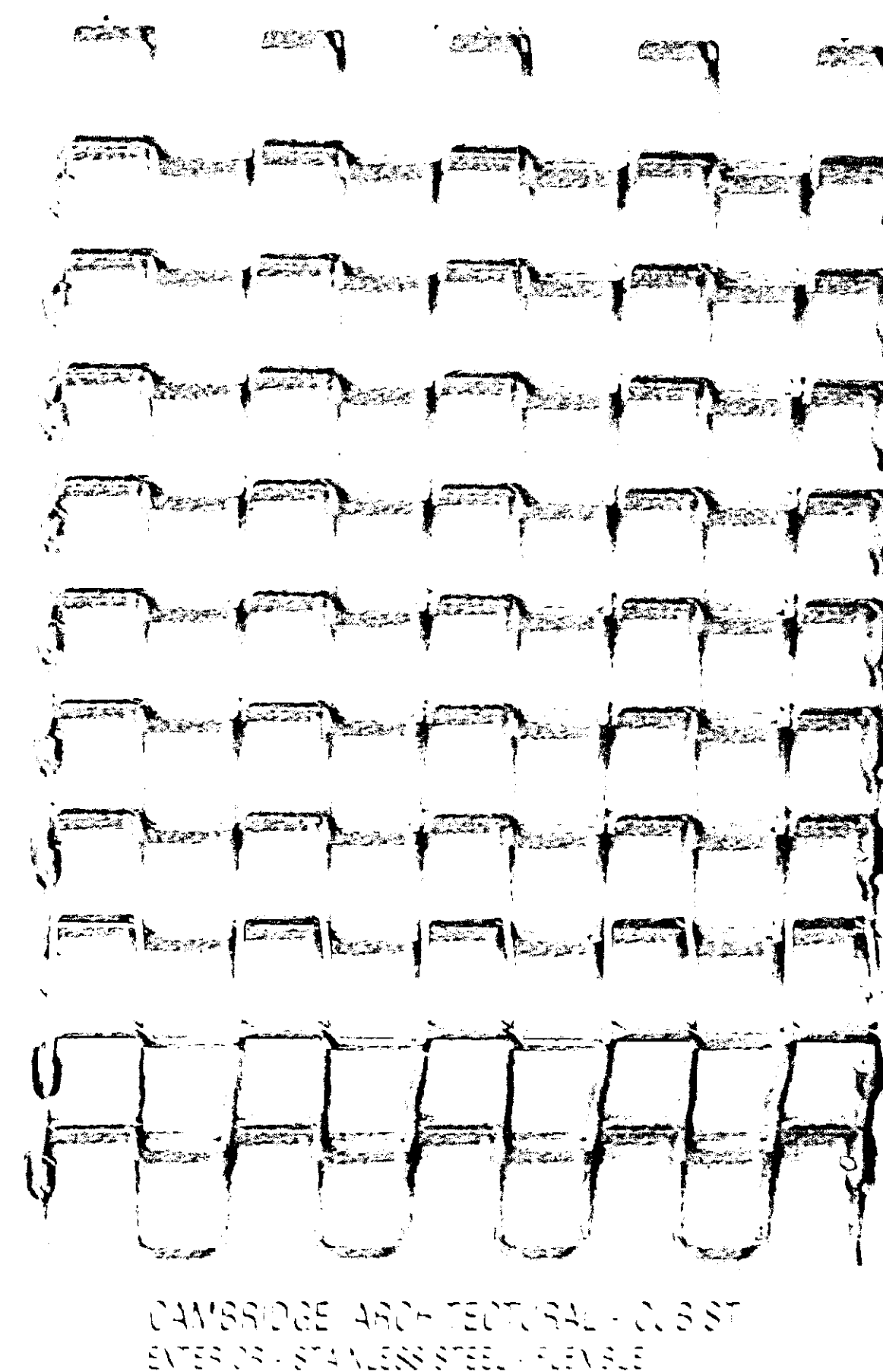
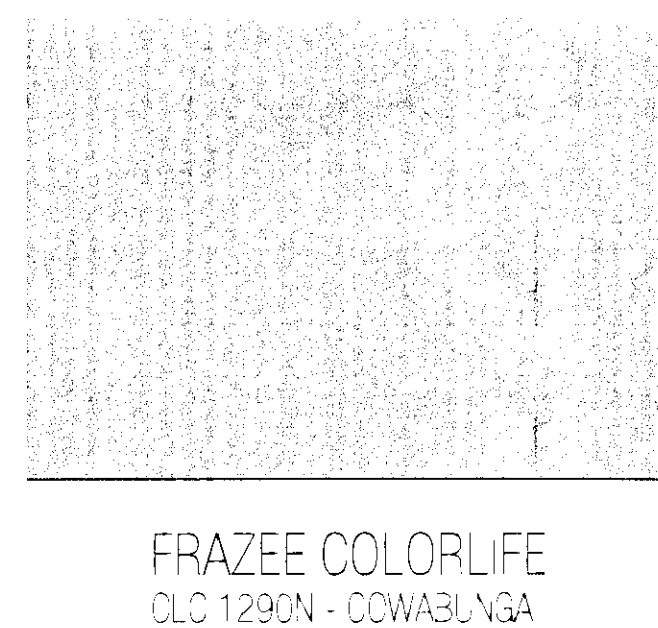
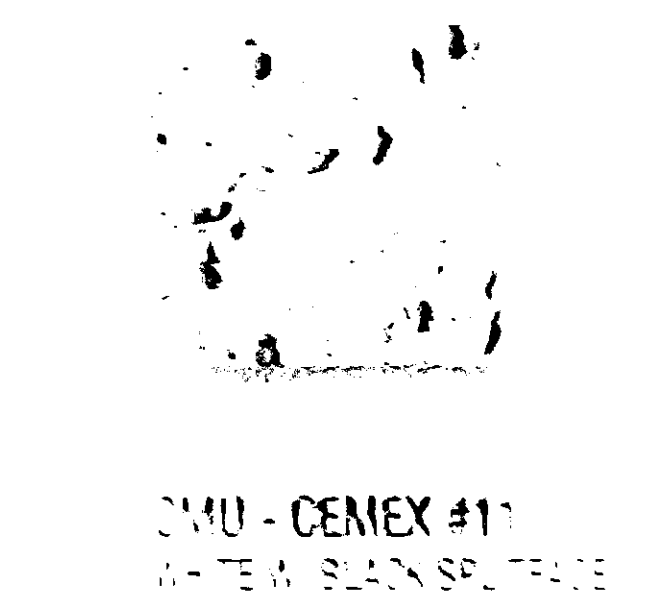
APPROVED



PROPOSED



APPROVED



PROPOSED

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BONO STREET TRUST
ADJACENT ZONE: C-1

A map of the Las Vegas area showing the proposed project site. The map includes major highways like I-15, I-215, and SR-169, and labels for various locations such as Summerlin, Las Vegas, Henderson, and McCarran Airport. A box labeled 'PROJECT SITE' is located in the upper right quadrant of the map.

SITE AREA	.98 AC (NET)
	1.63 AC(GROSS)
APN#	A PORTION OF 139-34-410-245 139-34-410-244
CURRENT ZONING	C-1
F.A.R. (FLOOR AREA RATIO)	0
LOT COVERAGE	82%

PARKING PROVIDED **112 SPACES**
(INCLUDING 7 HANDICAP PARKING SPACES)
(INCLUDING 32 COMPACT PARKING SPACES)

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**SITE PLAN/ LANDSCAPE
APPROVED**

SDR-41023
REVISED

11100 LAFAYETTE, New Orleans, LA 70113-4400 • 504-885-1301 • 702-731-2059 • www.preach.com

TREES		BOTANICAL NAME COMMON NAME	QTY.	CALIPER INCHES & SIZE
	QUERCUS LAEVIS HOLLY OAK STANDARD TRUNK	1	1 1/4" N° 804	
	PINUS LAEVIS AFRICAN BUAKE STANDARD TRUNK	16	1 1/4" N° 804	

SYMBOL		BOTANICAL NAME COMMON NAME	QTY.	MINIMUM SIZE
		CHAMPAGNE BLANC THURLEY'S CHAMPAGNE VINE	16	1 GALLON
		DRIFTS BICOLOR FIVE ROSEBUD VINE	3	4 GALLON
		THE DARK SIDE ENGLISH-IVY VINE	2	3 GALLON
		SYREUS COMALING COMPACTA SWEET MYRTLE	12	4 GALLON

SYMBOL	DESCRIPTION	QTY.	DETAIL
	NET GRATES BY MCMURTRY, ITEM #13 6629 MODEL 602 SQUARE HAZZET STREET OF APPROXIMATE TOTAL. NET GRATE COULD BE RE- USED. REMAIN PLACES COULD BE REUSED. UNDER NET GRATES. NET TO BE 14" LONG COULD ALSO BE APPROXIMATE 14" LONG APPROXIMATE 14" LONG. NET TO BE 14" LONG GREENWOODS BRIDGE 5000-5434 (APPROXIMATE) ITEM. OTHER GREEN GRATES BY MCMURTRY MANUFACTURED BY GREENWOODS BRIDGE RECOMMENDED TO BE USED TO GREEN USING NET GRATES.	17	

PROJECT 2009232
02/23/2011 (03/2/2011)

**SITE PLAN/ LANDSCAPE
APPROVED**

BOND STREET TRUST
ADJACENT ZONE: C-1

A hand-drawn map of the Las Vegas area. The map shows a grid of streets and major highways. In the upper right, a box labeled "PROJECT SITE" is connected by a line to a specific location near the intersection of I-15 and I-215. Other labeled areas include "SUMMERLIN", "LAS VEGAS", "MCCASKEY AIRPORT", "BLUE DIAMOND BLVD", "SUNSET BLVD", "FLAMINGO AVE", "LAS VEGAS BLVD", and "TO LOS ANGELES". Arrows indicate directions "TO PAHRUMP" and "TO LOS ANGELES". The map is drawn with simple lines and text, appearing to be a sketch or a simplified representation of the actual geography.

SITE AREA	.98 AC (NET)
	1.63 AC(GROSS)
APN#	A PORTION OF 139-34-410-245
	139-34-410-244
CURRENT ZONING	C-1
F.A.R. (FLOOR AREA RATIO)	0
LOT COVERAGE	82%

PARKING PROVIDED **112 SPACES**
(INCLUDING 7 HANDICAP PARKING SPACES)
(INCLUDING 32 COMPACT PARKING SPACES)

TREES		BOTANICAL NAME COMMON NAME	QTY.	CALIPER MEASUREMENT
	QUINQUE-LEX HOLLY OAK STANDARD TREE	1	1-1/2" 1/4" B.O.D.	
	PRINUS LANCEA AFRICAN BLANK STANDARD TREE	10	1-1/2" 1/4" B.O.D.	

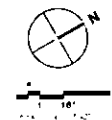
SYMBOL		BOTANICAL NAME COMMON NAME	QTY	MINIMUM SIZE
☐	10	CAMPBELL RADIOS TUMBLE-TREE CREEPER VINE	14	5 GALLON
⊗	10	DIETTS BROOM BROOMING VINE	3	5 GALLON
⊙	10	HE DEER HOLE SILVERBERRY VINE	12	5 GALLON
⊖	10	SHRUBS CONTAINING COMPACT BERRY FRUIT	12	5 GALLON

[illegible]

GASS AVENUE

8TH STREET

PROPOSED



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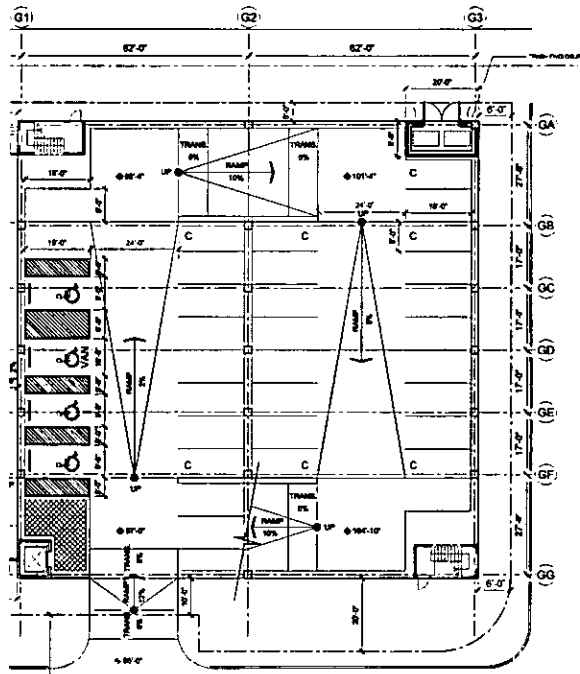
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**SITE PLAN/ LANDSCAPE
APPROVED**

SDR-41023
REVISED

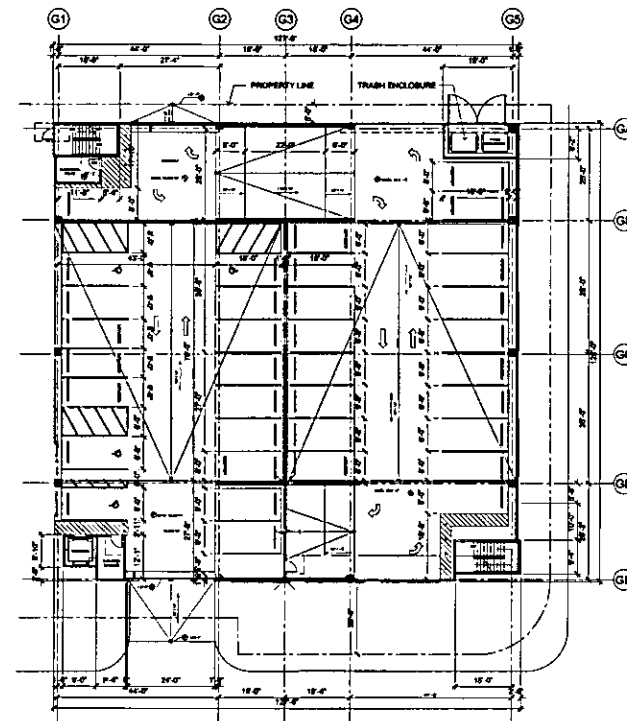
1-800-777-6622 FAX: 702-731-2039 www.jr-tech.com

PROJECT 2009232
02/23/2011 (03/2/2011)



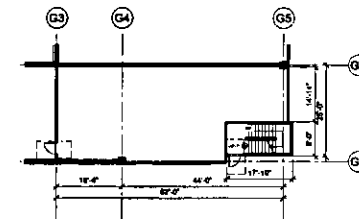
PARKING GARAGE LEVEL 1
APPROVED

APPROVED



PARKING GARAGE LEVEL 1
PROPOSED

PROPOSED



PARKING GARAGE SUB LEVEL 1
PROPOSED

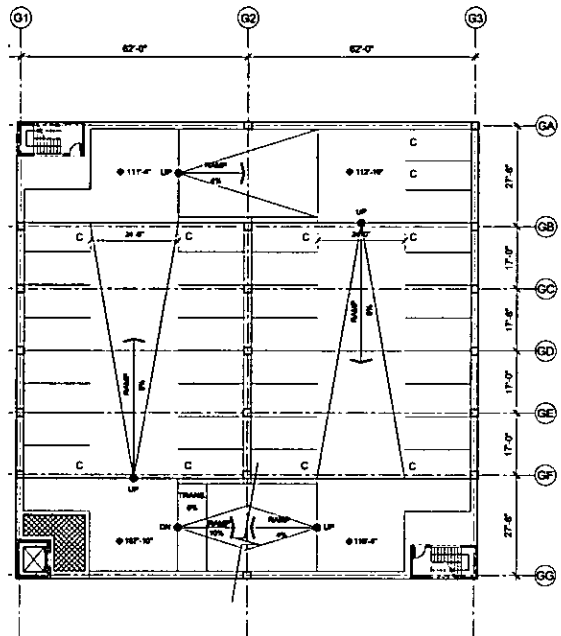
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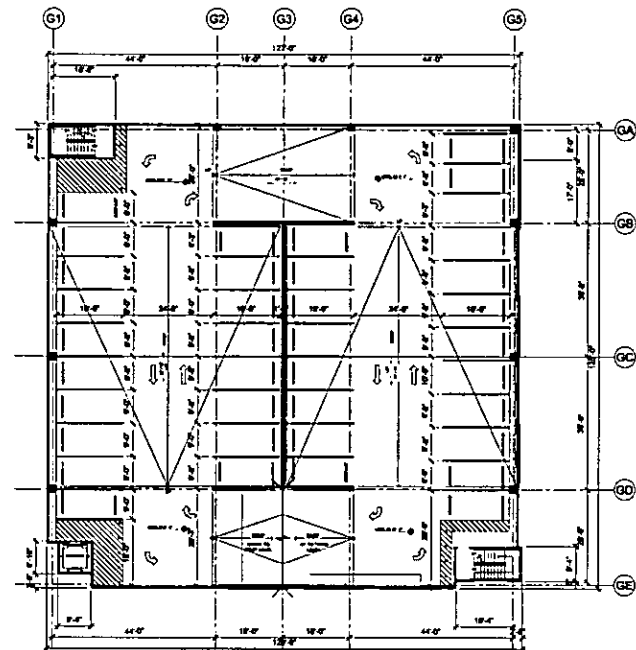
STUDIO

4



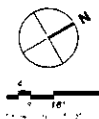
PARKING GARAGE LEVEL 2
APPROVED

APPROVED



PARKING GARAGE LEVEL 2
PROPOSED

PROPOSED



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APPROVED



PROPOSED



PROPOSED



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at the studios

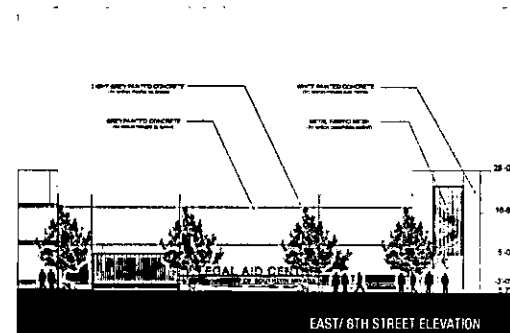
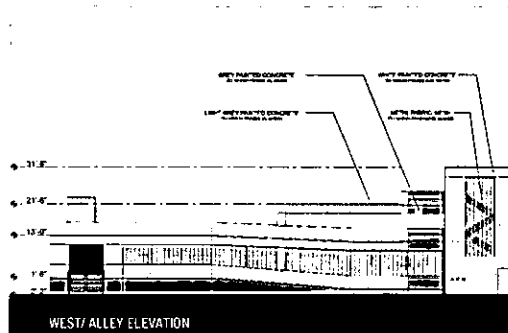
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PARKING GARAGE LEVEL 3 & 4

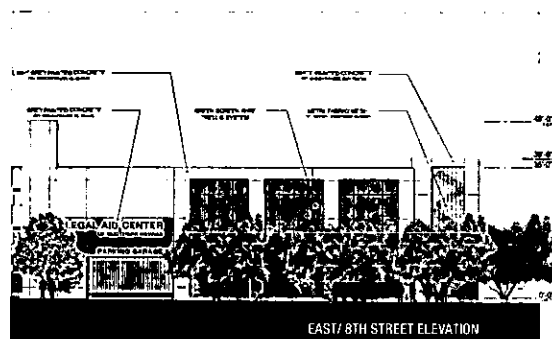
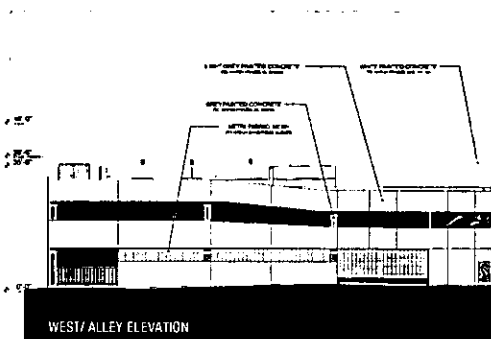
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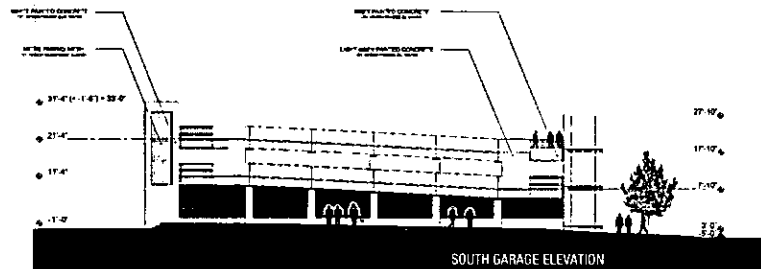
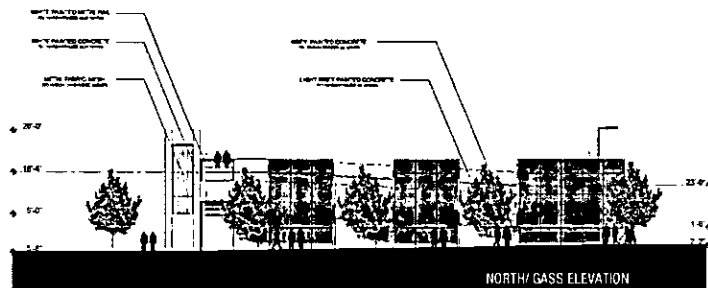


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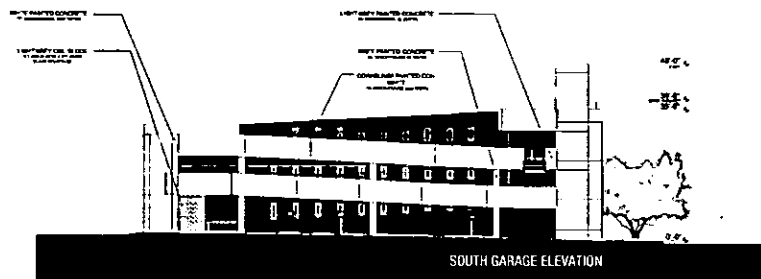
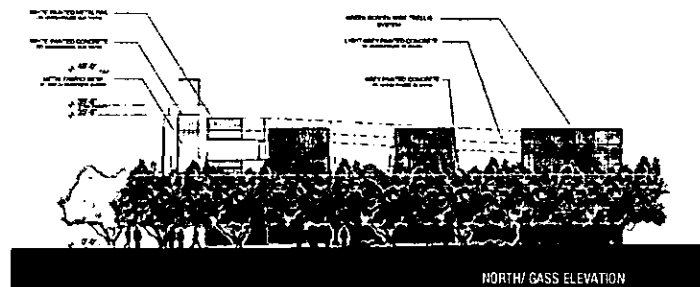
LEGAL AID CENTER OF SOUTHERN NEVADA

PROJECT 2009232
02/23/2011

10150 CONINGTON CROSS DRIVE
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SDR-41023
jma
EVATIONS
www.jma.com



APPROVED



PROPOSED



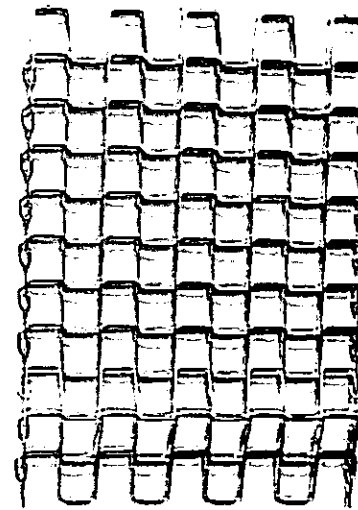
FRAZEE COLORLIFE
CL 3242A - DEEP FEATHER



FRAZEE COLORLIFE
CL 3242A - SNEPT 2



FRAZEE COLORLIFE
CL 3242A - PLAIN



CAMBRIDGE ARCHITECTURAL - CUS ST
SATIN - STAINLESS STEEL - PLAIN

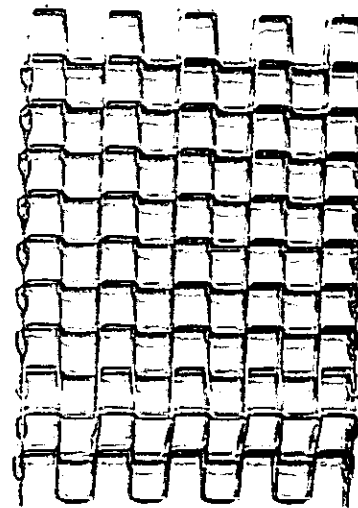
APPROVED



ONOT CEMEX #11
WHITE W/ BLACK SPLATTER



FRAZEE COLORLIFE
CL 1250H - COARBUKA



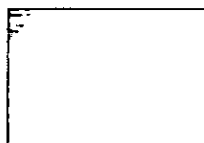
CAMBRIDGE ARCHITECTURAL - CUS ST
SATIN - STAINLESS STEEL - PLAIN

PROPOSED

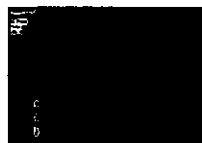
jma



FRAZEE COLORLIFE
CL 3242A - DEEP FEATHER



FRAZEE COLORLIFE
CL 3242A - SNEPT 2



FRAZEE COLORLIFE
CL 3242A - PLAIN

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MATERIAL BOARD

10150 CONVENTON CIRCLE, DMV

10150 CONVENTON CIRCLE, DMV

SDR-41023

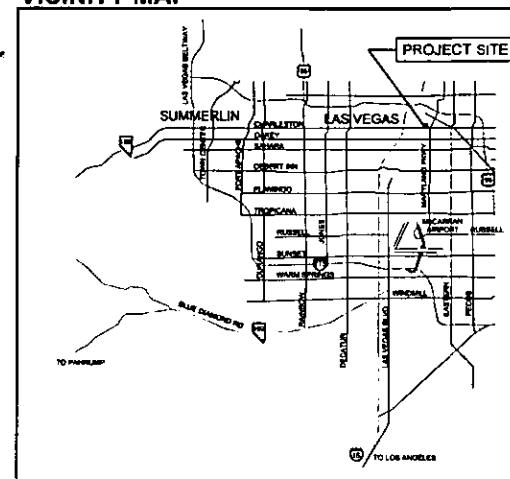
10150 CONVENTON CIRCLE, DMV

ANIMAL HOSPITAL
ADJACENT ZONE: C-1

BIG DOG PROPERTY
ADJACENT ZONE: C-1

BOND STREET TRUST
ADJACENT ZONE: C-1

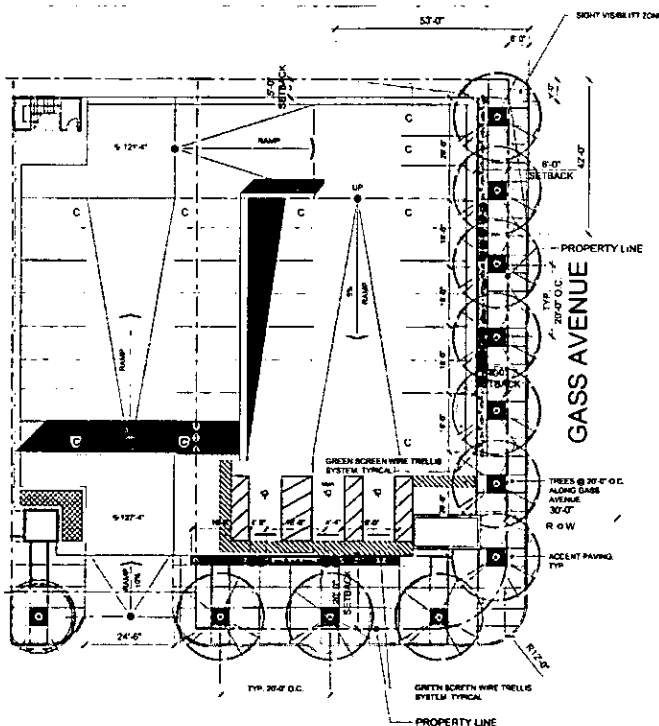
VICINITY MAP



CHARLESTON BOULEVARD

ALLEY

8TH STREET



SITE PLAN/ LANDSCAPE - PROPOSED PLANT & SITE AMENITY LEGEND

TREES			
SYMBOL	BOTANICAL NAME COMMON NAME	QTY.	CALIPER MINIMUM SIZE
	QUERCUS B. 77 HOLLY DAY STANDARD PLANT	10	1 1/2" 24" DIA.
	PAULI LANCEA AFRICAN BLOC STANDARD PLANT	10	1 1/2" 24" DIA.

SHRUBS			
SYMBOL	BOTANICAL NAME COMMON NAME	QTY.	MINIMUM SIZE
	CAESALPINIA FLORIDA STANDARD PLANT	10	1 1/2" 24" DIA.
	DIETES BLOCH EVERGREEN PLANT	10	1 1/2" 24" DIA.
	ELAEAGNUS AFRICANA STANDARD PLANT	10	1 1/2" 24" DIA.
	ELAEAGNUS AFRICANA STANDARD PLANT	10	1 1/2" 24" DIA.
	ELAEAGNUS AFRICANA STANDARD PLANT	10	1 1/2" 24" DIA.
	ELAEAGNUS AFRICANA STANDARD PLANT	10	1 1/2" 24" DIA.
	ELAEAGNUS AFRICANA STANDARD PLANT	10	1 1/2" 24" DIA.
	ELAEAGNUS AFRICANA STANDARD PLANT	10	1 1/2" 24" DIA.
	ELAEAGNUS AFRICANA STANDARD PLANT	10	1 1/2" 24" DIA.

ROCK MULCH			
SYMBOL	DESCRIPTION	QTY.	DETAIL
	ALL PLANTING TO BE DONE IN 2" MINIMUM DEPTH LAYER OF 1/2" GRADE DECOMPOSED GRANITE COLOR TO BE BOLD	100 S.F.	1" L.S.D.

SITE AMENITIES			
SYMBOL	DESCRIPTION	QTY.	DETAIL
	TREE GATES BY ROYALTY, 1000 214 6432 MODEL 100 SQUARE GATEWAY, 10' X 10' APPROVED COLOR, TREE GATEWAY TO BE DARK, 100% BLACK, 100% BLACK, 100% BLACK UNDER TREE GATES, 100% TO 10' X 10' AREA COLORS TO BE 100% BLACK, 100% BLACK, 100% BLACK	10	1" L.S.D.
	ROCK MULCH BY ROYALTY, 1000 214 6432 MODEL 100 SQUARE GATEWAY, 10' X 10' APPROVED COLOR, TREE GATEWAY TO BE DARK, 100% BLACK, 100% BLACK, 100% BLACK UNDER TREE GATES, 100% TO 10' X 10' AREA COLORS TO BE 100% BLACK, 100% BLACK, 100% BLACK	10	1" L.S.D.
	SHRUB GATES BY ROYALTY, 1000 214 6432 MODEL 100 SQUARE GATEWAY, 10' X 10' APPROVED COLOR, TREE GATEWAY TO BE DARK, 100% BLACK, 100% BLACK, 100% BLACK UNDER TREE GATES, 100% TO 10' X 10' AREA COLORS TO BE 100% BLACK, 100% BLACK, 100% BLACK	10	1" L.S.D.
	TREE GATES BY ROYALTY, 1000 214 6432 MODEL 100 SQUARE GATEWAY, 10' X 10' APPROVED COLOR, TREE GATEWAY TO BE DARK, 100% BLACK, 100% BLACK, 100% BLACK UNDER TREE GATES, 100% TO 10' X 10' AREA COLORS TO BE 100% BLACK, 100% BLACK, 100% BLACK	10	1" L.S.D.
	ROCK MULCH BY ROYALTY, 1000 214 6432 MODEL 100 SQUARE GATEWAY, 10' X 10' APPROVED COLOR, TREE GATEWAY TO BE DARK, 100% BLACK, 100% BLACK, 100% BLACK UNDER TREE GATES, 100% TO 10' X 10' AREA COLORS TO BE 100% BLACK, 100% BLACK, 100% BLACK	10	1" L.S.D.
	SHRUB GATES BY ROYALTY, 1000 214 6432 MODEL 100 SQUARE GATEWAY, 10' X 10' APPROVED COLOR, TREE GATEWAY TO BE DARK, 100% BLACK, 100% BLACK, 100% BLACK UNDER TREE GATES, 100% TO 10' X 10' AREA COLORS TO BE 100% BLACK, 100% BLACK, 100% BLACK	10	1" L.S.D.
	TREE GATES BY ROYALTY, 1000 214 6432 MODEL 100 SQUARE GATEWAY, 10' X 10' APPROVED COLOR, TREE GATEWAY TO BE DARK, 100% BLACK, 100% BLACK, 100% BLACK UNDER TREE GATES, 100% TO 10' X 10' AREA COLORS TO BE 100% BLACK, 100% BLACK, 100% BLACK	10	1" L.S.D.
	ROCK MULCH BY ROYALTY, 1000 214 6432 MODEL 100 SQUARE GATEWAY, 10' X 10' APPROVED COLOR, TREE GATEWAY TO BE DARK, 100% BLACK, 100% BLACK, 100% BLACK UNDER TREE GATES, 100% TO 10' X 10' AREA COLORS TO BE 100% BLACK, 100% BLACK, 100% BLACK	10	1" L.S.D.
	SHRUB GATES BY ROYALTY, 1000 214 6432 MODEL 100 SQUARE GATEWAY, 10' X 10' APPROVED COLOR, TREE GATEWAY TO BE DARK, 100% BLACK, 100% BLACK, 100% BLACK UNDER TREE GATES, 100% TO 10' X 10' AREA COLORS TO BE 100% BLACK, 100% BLACK, 100% BLACK	10	1" L.S.D.

PLANTING NOTES

- SEE SHEETS L341 FOR PLANTING DETAILS.
- ANY TREE PLANTED WITHIN 6 FEET OF A SIDEWALK OR WALL SHALL BE PLANTED WITH
A ROOT GUARD DESIGNED TO DIRECT ROOT GROWTH DOWNWARD. SEE DETAIL "1".
MINIMUM 12" DIA.
- CONTRACTOR TO PROTECT IN PLACE EXISTING UTILITIES. CONTRACTOR TO VERIFY
ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION. CONTRACTOR TO USE CAUTION
CALL BEFORE YOU DIG AND CALL BEFORE YOU OVER HEAD.
- CONTRACTOR TO LOCATE BENCHES AND TRASH RECEPTACLES FOR APPROVAL BY
OWNER'S REPRESENTATIVE PRIOR TO CONSTRUCTION.
- CONTRACTOR TO PROVIDE SHOP DRAWINGS OF BENCHES AND TRASH RECEPTACLES FOR
APPROVAL BY OWNER'S REPRESENTATIVE PRIOR TO CONSTRUCTION.

SITE ANALYSIS

SITE AREA	.98 AC (NET) 1.63 AC (GROSS)
APN#	A PORTION OF 139-34-410-245 139-34-410-244
CURRENT ZONING	C-1
F.A.R. (FLOOR AREA RATIO)	0
LOT COVERAGE	82%

PARKING ANALYSIS

PARKING PROVIDED	112 SPACES
(INCLUDING 7 HANDICAP PARKING SPACES)	
(INCLUDING 32 COMPACT PARKING SPACES)	

PROPOSED



jma

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SITE PLAN/ LANDSCAPE
APPROVED

10150 COVINGTON CROSS DRIVE
LAS VEGAS, NV 89144
702.731.2000
www.jma.com

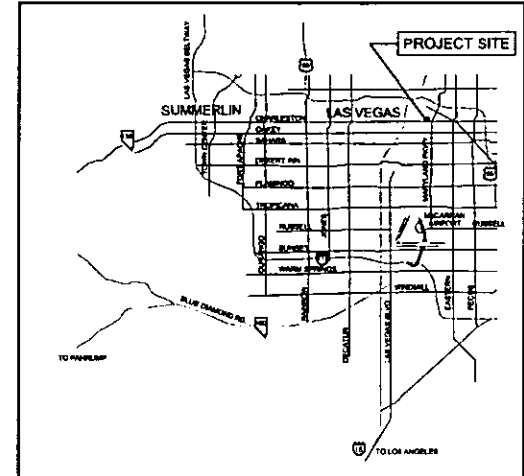
SDR-41023

ANIMAL HOSPITAL
ADJACENT ZONE: C-1

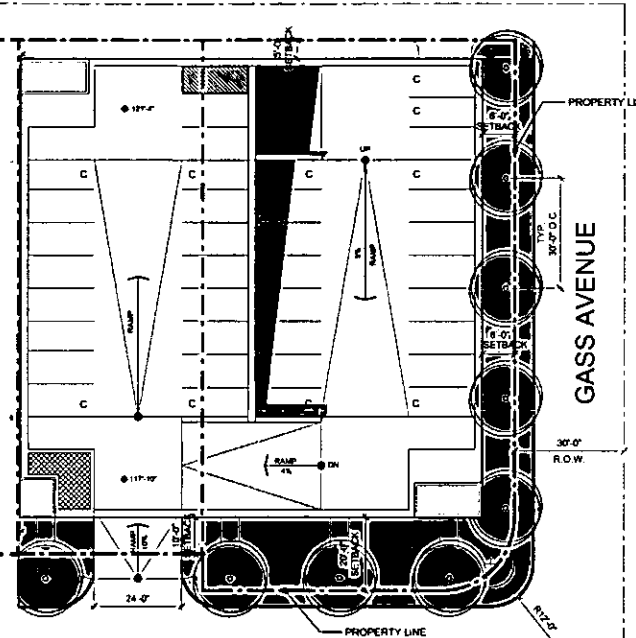
BIG DOG PROPERTY
ADJACENT ZONE: C-1

BOND STREET TRUST
ADJACENT ZONE: C-1

VICINITY MAP



PHASE I

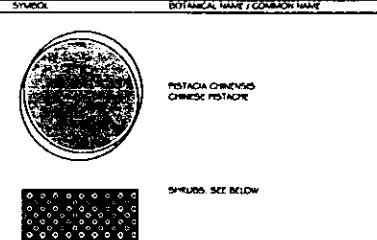


SITE ANALYSIS

SITE AREA	.98 AC (NET) 1.63 AC(GROSS)
APN#	A PORTION OF 139-34-410-245 139-34-410-244
CURRENT ZONING	C-1
F.A.R. (FLOOR AREA RATIO)	0
LOT COVERAGE	82%

SITE PLAN/ LANDSCAPE - APPROVED

PLANTING LEGEND



SUGGESTED SHRUBS

SYMBOL	BOTANICAL NAME / COMMON NAME
●	ALOE SARKATANA ALOE
●	DALEA CAPITATA SYENKA GOLD SYENKA GOLD DALEA
●	FEUTICIA GLAUCA BLUE FESCUE
●	HESTERALOE PUMPERA GIANT HESTERALOE
●	LEUCOPHYLLUM LANGMANIAE RIO DRABO
●	MAMMIFERA MADRUSOSA TEXAS TUBEROSE
●	SALVIA DORRIS DEWY SAGE
●	TETRAELOS ACALUIS ANGUSTA DAWY
●	TRADESCANTIA FALLON PURPLE HEART
●	VINCA VINOR PERVINCLE
●	YUCCA BACATA SAMANA YUCCA
●	ZEPHYRANTHES SPECIES RAIN LILY

SITE FURNITURE LEGEND

SYMBOL	DESCRIPTION
■	TREE GRATES BY IRONSMITH, (702) 253-6622. MODEL: 60" SQUARE MARKET STREET.
■	TRENCH GRATES BY IRONSMITH, (702) 253-6622. MODEL: MARKET STREET, 6" WIDTH.
■	COLORLED CONCRETE BY SOLOMON. COLOR: SAMESTONE, LIGHT BROOM FINISH.

PARKING ANALYSIS

PARKING PROVIDED	92 SPACES
(INCLUDING 4 HANDICAP PARKING SPACES)	
(INCLUDING 22 COMPACT PARKING SPACES)	

APPROVED



jma

architecture studios

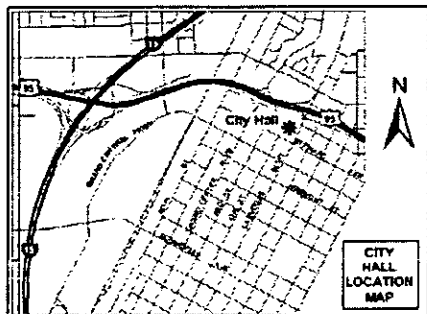
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SITE PLAN / LANDSCAPE APPROVED

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SDR-41023

City of Las Vegas
Department of Planning
Development Services Center
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106

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 Department of Planning, Case Planning Division 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

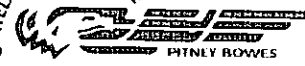
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SDR-41023

Planning Commission Meeting of 4/12/2011

PRESORTED
FIRST CLASS



UNITED STATES POSTAGE

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13934810097
SAINT MAISIE L L C
3204 PLAZA DE RAFAEL
LAS VEGAS NV 89102-4024

Case: SDR-41023

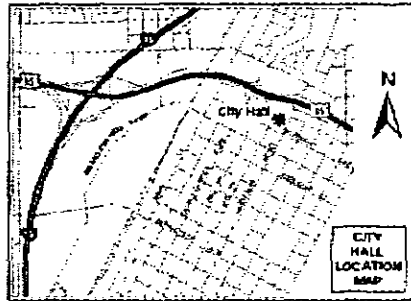
32 BRDCH11 89102



12A

City of Las Vegas
 Department of Planning
 Development Services Center
 333 North Rancho Drive, 3rd Floor
 Las Vegas, Nevada 89106

Return Service Requested
Official Notice of Public Hearing



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I SUPPORT
 this Request



I OPPOSE
 this Request

Please use available blank space on card for your comments.

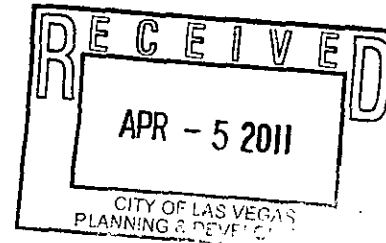
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Planning Commission Meeting of 4/12/2011

PRESORTED
 FIRST CLASS



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13934810003
 NAPOLITANI TRUST
 9429 GARNET CROWN AVE
 LAS VEGAS NV 89145-8000

Case: SDR-41023

20 APR 11 14:54



PRE-APPLICATION CONFERENCE NOTES

CITY OF LAS VEGAS



CYCLE
1

Project Name: Legal Aid Center of Southern Nevada

APN(s):	139-34-410-244 & 139-34-410-245	Pre-app Date:	02/16/11
Location:	721 E. Charleston Boulevard	Meeting Location:	DSC Conference Room 3A - 321
Ward #:	3 - Reese	Acres:	.97
		Time:	3:00 p.m.

Ownership Info:	CLARK COUNTY LEGAL SERV PROGRAM 800 S 8TH ST LAS VEGAS NV 89101-7051		Last Change of Ownership Date:	7/23/99
	Phone: (702)-	Fax: (702)-	Email:	
Applicant Info:	Phone: (702)-		Fax: (702)-	Email:
	Alisa Nave			
Representative Info:	Phone: (702)-884-5014		Fax: (702)-	Email:

Use:	Existing:	Office
	Proposed:	Parking Garage
General Plan:	Existing:	C (Commerical)
	Proposed:	No change proposed
Zoning:	Existing:	C-1 (Limited Commerical)
	Proposed:	No change proposed
Special Area, Master Plans, and / or Overlay Districts that Apply:	Las Vegas Redevelopment Plan and LiveWork Overlay	
	Special Land Use Designation (per plan, if applicable): N/A	

☒ Meeting ☐ Conversation Record ☐ Telephone Record

Between CLV P&D Representative: Yorgo Kagafas, Planner II (229-6196 Office / 385-7268 Fax / gkagafas@lasvegasnevada.gov), and:

Name	Company/Department	Phone	Fax	Email
1. Alisa Nave	JMA Architects/The Capitol Company	884-5014		
2. <i>Charlie Guzman</i>				
3.				
4.				
5.				
6.				
7.				
8.	CLV - Planning and Development			
9.	CLV - Finance (Business License)	229-6321	383-0769	
10.	CLV - PW - Dev Co	229-6578	474-7599	
11. <i>Victor / Rick</i>	CLV - PW - Traffic	229-6901 / 6880		
12.	CLV - PW - Flood	229-6541	382-8551	
13.	CLV - Building and Safety	229-6251	382-1731	
14. <i>Ken Miller</i>	CLV - Fire and Rescue	229-0366	229-0124	
15.	CLV - Office of Business Development	229-6551	385-3128	

OR: ☐ see Meeting Attendance Sheet

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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 the justification letter. Refer to <http://www.lasvegasnevada.gov/sustaininglasvegas> for more information on rebates and incentives offered through the City of Las Vegas.

Meeting Notes:

1. This project will required a Site Development Plan Review (Major) if either the structure or the number of parking spaces exceeds 10% of the currently approved plan (SDR-39457).
2. Provide a clear comparison of both the floor plan and elevations (Include number of parking spaces).
3. Be very clear and concise in the justification letter indicating what you are proposing and what is already approved. On the site plan be specific and indicate what is not to code and indicate any previously approved Waivers and/or Variances. This project has had several reviews which will required a very clear application so there are no confusions or misunderstandings during the approval process.

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****

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Pre-Application
Conference

Item Required

YES NO

CITY OF LAS VEGAS

Planning & Development Department

SUBMITTAL CHECKLIST



APPLICATION PACKET (REQUIRED FOR EACH APPLICATION TYPE, unless indicated otherwise)				Fees					
App. Type	Application	Notification	Recordation	Sub-Total					
☒	☐	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/PRS forms, and justification letter info @ http://www.lasvegasnevada.gov/ (Follow - "I Want To..." -> "Apply for -> Planning Applications")	SDR	\$ 500.00	\$ 500.00	\$ 30.00	\$ 1030.00
☒	☐	Statement(s) of Financial Interest (SOFI) signed and notarized by property owner(s) or authorized agent(s) for all subject lots			\$	\$	\$	\$	
☒	☐	Detailed justification letter (the same letter addressing all applications, included with each application)			\$	\$	\$	\$	
☐	☒	Development Impact Notice and Assessment (DINA) / Project of Regional Significance (PRS)			\$	\$	\$	\$	
☒	☐	Grant deed and legal description (from County Assessor; may be available online at: http://www.accessclarkcounty.com/depts/Assessor/Pages/assessor.aspx)			\$	\$	\$	\$	
☒	☐	Meeting notes and checklist signed by city planner (Originals, plus 1 copy for each additional application)			\$	\$	\$	\$	
☒	☐	Copy of Business License(s)			\$	\$	\$	\$	
☐	☒	If required, cop(ies) of approval letter(s) for		Subtotal: \$					
☐	☒	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 (SDR applications only)		Grand Total All Fees: \$1030.00					

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): 6
☒	☐	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:
☒	☐	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): 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): 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): 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		CITY OF LAS VEGAS Planning & Development Department SUBMITTAL CHECKLIST (CONT.)	
Item Required			
YES	NO		

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

Owner / Applicant / Representative:	Alisa Nave	Application Type(s):	Site Development Plan Review
APN(s):	139-34-410-244 & 139-34-410-245	Application Purpose:	Parking Garage
Location:	721 E. Charleston Boulevard	Pre-App. Meeting Date:	02/16/11
Ward:	3 - Reese	Submittal Deadline:	<u>02/24/11 - no later than 2:00 pm</u>
Planner's Signature:		Earliest PC / CC Meeting Dates:	04/12/11 PC - 05/18/11 CC (Cycle 4)
Planner:	Yorgo Kagafas, Planner II - 229-6196 - 229-		

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.

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P/L 297/
270

Report of All Selected Parcels

Case Number: SDR-41023

Printed On: Tue: March 1, 2011

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
24 HR ANIMAL HOSPITAL L L C	%SILVER STATE LEGAL 4625 W NEVSO DR #2 & 3 LAS VEGAS NV	13934410237
518 GARCES AVE LTD	%R PISTOL 631 S LAS VEGAS BLVD LAS VEGAS NV	13934410180
518 GARCES AVE LTD	631 LAS VEGAS BLVD S LAS VEGAS NV	13934410186
609 SOUTH EIGHT STREET L L C	%M HERRAN 8130 LA MESA BLVD #93 LA MESA CA	13934810049
609 SOUTH EIGHTH STREET L L C	%M VACA 1524 HENDRIX PL #101 CHULA VISTA CA	13934810048
611 SIXTH ST L L C	%R BRANDY 113 PINE ISLAND CT LAS VEGAS NV	13934410221
702 S 6TH ST L L C	9345 HELENA AVE LAS VEGAS NV	13934410187
716 SOUTH SIXTH STREET L L C	716 S SIXTH ST LAS VEGAS NV	13934410191
718 PROFESSIONAL BUILDING L L C	718 S 8TH ST LAS VEGAS NV	13934810034
724 S 9TH STREET GROUP L L C	8036 AVALON ISLAND ST LAS VEGAS NV	13934810072
732 S 6TH STREET TRUST	732 S 6TH ST #100 LAS VEGAS NV	13934410256
7-ELEVEN INC	%AV TAX DEPT #0125 P O BOX 711 DALLAS TX	13934813001
A A K P	%M/M A LEAVITT 7151 COPPER RD LAS VEGAS NV	13934810010
A S P TRUST	800 S 7TH ST LAS VEGAS NV	13934410230
ADAMS HERMAN M & BRIAN M	712 S 8TH ST LAS VEGAS NV	13934810033
ALETO CHRISTINE & JACK	801 PARK PASEO LAS VEGAS NV	16203511021
ALETO JACK & CHRISTINE	801 PARK PASEO ST LAS VEGAS NV	16203515076
ANGARAN AARON M	815 PARK PASEO LAS VEGAS NV	16203511020
APPLE ROBERT M & MARY M	1405 STRONG DR LAS VEGAS NV	13934810044
ARAUJO ALEXANDRA L	P O BOX 26025 LAS VEGAS NV	16203512018
ARNTSON THERESA J	615 PARK PASEO LAS VEGAS NV	16203510001
ASMUSSEN JEANNE	718 PARK PASEO ST LAS VEGAS NV	16203515037
AUGUST KATHIE M	707 S 9TH ST LAS VEGAS NV	13934810077
BANK U S NEVADA	%U S BANK CORPORATE PPTYS 2800 E LAKE ST LAKE0012 MINNEAPOLIS MN	13934812001
BANK WELLS FARGO N A	%THOMSON PPTY TAX SERV P O BOX 2609 CARLSBAD CA	16203114003
BENNER ROSANNE	%GILBERT & ASSOC 4391 FERNBROOK RD LAS VEGAS NV	16203510005
BERMAN BRIAN K & K FAM IRR TR	1340 MARINA DEL REY CT LAS VEGAS NV	13934810036
BERNAL JOSE	1017 FRANCIS AVE LAS VEGAS NV	16203512023
BIERFASS RICARDO ALBERTO	4832 SANTA BARBARA ST LAS VEGAS NV	16203515039
BIG DOG PROPERTY	817 S 7TH ST #817 LAS VEGAS NV	13934410238
BLUE STAR CAPITAL L L C	900 S 4TH ST #220 LAS VEGAS NV	16203515015
BOEHM DEBORAH A ETAL	4999 MESA VIEW DR LAS VEGAS NV	16203515090

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BOPP BARBARA A REV SEP PPTY TR	1213 S 7TH ST LAS VEGAS NV	16203515016
BRANTLEY STEVE	823 PARK PASEO LAS VEGAS NV	16203511018
BREWER LYNN S	1219 8TH PL LAS VEGAS NV	16203515096
BROWN JAMES J & LAURA B	9450 S POLARIS AVE LAS VEGAS NV	16203511029
BROWN JAMES J & LAURA B FAM TR	9450 S POLARIS AVE LAS VEGAS NV	16203511026
BROWN JAMES J & LAURA B FAM TR	9450 S POLARIS AVE LAS VEGAS NV	16203511028
BROWN JAMES J & LAURA B FAM TR	9450 S POLARIS AVE LAS VEGAS NV	16203511027
BRUHN ROBIN & ROBIN M	P O BOX 570098 LAS VEGAS NV	16203515046
BYRNE JOHN P	8449 KITTYHAWK LOS ANGELES CA	16203515010
C & M PARTNERSHIP	629 S 6TH ST LAS VEGAS NV	13934410217
CASTILLO-CALDERON	1122 S 10TH ST LAS VEGAS NV	16203512086
CATRAM L L C	612 S 10TH ST LAS VEGAS NV	13934810096
CAWLEY F KELLY & ALISON	808 S 6TH ST LAS VEGAS NV	13934410196
CERNA YSMAEL C	1212 S 9TH ST LAS VEGAS NV	16203515114
CERVANTES JUAN M	1146 S 10TH ST LAS VEGAS NV	16203512081
CERVANTEZ JUSTIN J	1212 8TH PL LAS VEGAS NV	16203515075
CHARLESTON BAZAR L L C	5395 S POLARIS AVE #100 LAS VEGAS NV	16203513001
CHARLESTON BAZAR L L C	5395 S POLARIS AVE #100 LAS VEGAS NV	16203512001
CHARLESTON BAZAR L L C	5395 S POLARIS AVE LAS VEGAS NV	16203513002
CHARLESTON BUILDING L L C	%J & F FRANCO 9920 FOLSOM DR LAS VEGAS NV	16203501004
CHARLESTON TOWERS L L C	18501 COLLIER AVE #B-106 LAKE ELSINORE CA	13934812003
CHARLESTON TOWERS L L C	18501 COLLIER AVE #B-106 LAKE ELSINORE CA	13934810105
CHARLESTON TOWERS L L C	18501 COLLIER AVE #B-106 LAKE ELSINORE CA	13934810074
CHARLESTON TOWERS L L C	18501 COLLIER AVE #B-106 LAKE ELSINORE CA	13934810104
CHARLESTON TOWERS L L C	18501 COLLIER AVE #B-106 LAKE ELSINORE CA	13934810101
CHARLESTON TOWERS L L C	18501 COLLIER AVE #B-106 LAKE ELSINORE CA	13934810103
CHARLESTON TOWERS L L C	18501 COLLIER AVE #B-106 LAKE ELSINORE CA	13934810075
CHEUNG KIN YAN	P O BOX 30668 LAS VEGAS NV	13934810013
CHIAFULIO MICHAEL JR	8108 NEPTUNE BEACH AVE LAS VEGAS NV	16203512002
CINLEE 7 L L C	608 S 8TH ST LAS VEGAS NV	13934810023
CITY OF LAS VEGAS	400 E STEWART LAS VEGAS NV	16203511030
CIVIL DISPUTE RESOLUTION L L C	624 S 9TH ST LAS VEGAS NV	13934810065

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CLARK COUNTY LAW FOUNDATION	725 S 8TH ST LAS VEGAS NV	13934810037
CLARK COUNTY LAW FOUNDATION	725 S 8TH ST LAS VEGAS NV	13934810038
CLARK COUNTY LEGAL SERV PROGRAM	800 S 8TH ST LAS VEGAS NV	13934410244
CLARK COUNTY LEGAL SERV PROGRAM	800 S EIGHTH ST LAS VEGAS NV	13934410245
CLAY MATT B & ANGELA L	617 JOSHUA CT WALNUT CREEK CA	16203515013
CLS3 LAND TRUST AGREEMENT	701 PARK PASEO LAS VEGAS NV	16203510003
COLE & CASHS CASTLE L L C	108 QUAIL RUN RD HENDERSON NV	13934410184
COMER FAMILY REVOCABLE TRUST	721 S 8TH ST LAS VEGAS NV	13934810039
CORTEZ JULIO	1116 S 10TH ST LAS VEGAS NV	16203512087
COTTINO GARY ALBERT & CHERI FEHR	1250 S 9TH ST LAS VEGAS NV	16203515087
CROSBY DAVID & MARY FAMILY L P	711 S 8TH ST LAS VEGAS NV	13934810041
DAVENPORT CHRISTINE ANN	P O BOX 43313 LAS VEGAS NV	16203515094
DEAVER TOMMY F & VICTORIA M	810 E CHARLESTON BLVD LAS VEGAS NV	16203511024
DECARO INVESTMENTS I L L C	%M/M LORENZO 5831 REBECCA RD LAS VEGAS NV	13934410233
DECASTRO NIEVES O & CRENCIO O	1139 S 10TH ST LAS VEGAS NV	16203512019
DECKER KELLY G & CHRISTY	623 S 6TH ST LAS VEGAS NV	13934410219
DEER SPRINGS L L C	3317 W CHARLESTON BLVD LAS VEGAS NV	13934810073
DEJESUS SARA	1106 S 10TH ST LAS VEGAS NV	16203512089
DEN EQUITY L L C	616 S 8TH ST LAS VEGAS NV	13934810026
DEVITTE 2011 TRUST	1232 S 8TH PL LAS VEGAS NV	16203515071
DGUGGLIEMO PAULA	1244 S 9TH ST LAS VEGAS NV	16203515086
DIAMOND RICHARD & S 2004 REV TR	24518-B WINDSOR DR VALENCIA CA	13934410201
DIAMOND RICHARD & S 2004 REV TR	24518-B WINDSOR DR VALENCIA CA	13934410202
DIETRICH-RIVERA DOROTHY M	12285 SW 151ST ST #F208 MIAMI FL	16203512017
DIETZ BRIAN L	1205 S 9TH ST LAS VEGAS NV	16203511013
DRAPS-AZ L L C	6175 SPRING MOUNTAIN RD #28 LAS VEGAS NV	13934410229
DRAPS-AZ L L C	6175 SPRING MOUNTAIN RD #2B LAS VEGAS NV	13934410210
DYNAVID LTD	631 LAS VEGAS BLVD S LAS VEGAS NV	13934410181
E & C L L C	P O 31691 LAS VEGAS NV	13934410228
E & C L L C	P O BOX 31691 LAS VEGAS NV	13934410227
E & I INC	2821 GILMARY AVE LAS VEGAS NV	13934410171
EBINGER ROBERT M	2512 FULANO WY LAS VEGAS NV	13934410197

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ESTRADA LUIS	1019 YUCCA AVE LAS VEGAS NV	16203512005
EVANGELISTA L L C	700 S SEVENTH ST LAS VEGAS NV	13934401005
F & J L L C	850 E BONNEVILLE AVE LAS VEGAS NV	13934810061
FINGER DOROTHY REVOCABLE TRUST	12675 SKYLINE BLVD OAKLAND CA	13934410168
FINGER DOROTHY REVOCABLE TRUST	12675 SKYLINE BLVD OAKLAND CA	13934410200
FINGER DOROTHY REVOCABLE TRUST	12675 SKYLINE BLVD OAKLAND CA	13934410169
FINGER DOROTHY REVOCABLE TRUST	12675 SKYLINE BLVD OAKLAND CA	13934410167
FOUNTAIN ERNEST M	626 S 9TH ST LAS VEGAS NV	13934810066
GALEOS ROMEO & BLANDINA	653 BENEDICT DR LAS VEGAS NV	16203512004
GALEOS ROMEO & BLANDINA REV TR	653 BENEDICT DR LAS VEGAS NV	16203512088
GAMETTE BRAUNDA T	620 S 8TH ST LAS VEGAS NV	13934810027
GARCES & NINTH L L C	701 S 9TH ST LAS VEGAS NV	13934810078
GARDNER ADA TRUST	728 GARCES AVE LAS VEGAS NV	13934810029
GAROFALO JEFFERY ALAN	805 CYPRESS MEADOWS LN LAS VEGAS NV	16203515035
GOLDBERG AUBREY & JOANNE A ETAL	601 S 9TH ST LAS VEGAS NV	13934810118
GRAVES JOHN J JR	601 S 6TH ST LAS VEGAS NV	13934410222
GRAVES JOHN J JR	601 S 6TH ST LAS VEGAS NV	13934310072
GRONEMEIER DEAN W	2815 VIA AVANTI ST HENDERSON NV	16203512078
GROOVER R DAVID REVOCABLE LIV TR	3116 PORTSIDE DR LAS VEGAS NV	13934810011
GUSTILO RAUL & ANTONINA	1234 8TH PL LAS VEGAS NV	16203515070
HALEY NICHOLAS R	1224 8TH PL LAS VEGAS NV	16203515072
HARDY LIVING TRUST ETAL	5691 N BONITA VISTA ST LAS VEGAS NV	13934801008
HARMON JEFFREY E & RHONDA FAM TR	3668 HILLARY ELAN CT LAS VEGAS NV	16203511023
HARMON JEFFREY E & RHONDA FAM TR	3668 HILLARY ELAN CT LAS VEGAS NV	16203511022
HARRISON PROPERTIES LTD	%GOLD & SILVER PAWN SHOP 713 S LAS VEGAS BLVD LAS VEGAS NV	13934410176
HARRISON PROPERTIES LTD	%R HARRISON 713 LAS VEGAS BLVD S LAS VEGAS NV	13934410178
HARRISON PROPERTIES LTD	%GOLD & SILVER PAWN SHOP 713 S LAS VEGAS BLVD LAS VEGAS NV	13934410177
HARRISON PROPERTIES LTD	%R HARRISON 713 LAS VEGAS BLVD S LAS VEGAS NV	13934410179
HART TONI ALIENE	P O BOX 14248 LAS VEGAS NV	16203112036
HARVEY 1992 TRUST	1240 S 8TH ST LAS VEGAS NV	16203515033
HASTINGS MARTIN D	8105 SAPPHIRE BAY CIR LAS VEGAS NV	13934410225
HASTINGS MARTIN D & ANGELA M	8105 SAPPHIRE BAY CIR LAS VEGAS NV	13934410224

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HEGEMAN GREGORY	1221 S 7TH ST LAS VEGAS NV	16203515018
HELLERSTEDT JAMES L	1236 S 8TH ST LAS VEGAS NV	16203515034
HENRIQUES STELLA F	91633 PUPU ST EWA BEACH HI	16203515043
HEWITT RAYMOND	1736 E CHARLESTON #180 LAS VEGAS NV	16203515078
HOLMES LESTER & KATHELEEN TRUST	614 S 8TH ST LAS VEGAS NV	13934810025
HOWARD FAMILY TRUST	%M/M M HOWARD 1101 S 6TH ST LAS VEGAS NV	16203511002
HOWARD JOHN HALL JR	810 S 7TH ST LAS VEGAS NV	13934410232
INCA INVESTMENTS INC	%K VANNOORD 2961 INDUSTRIAL RD #416 LAS VEGAS NV	16203112042
INGERSOLL JOE & D FAM TR ETAL	4555 CAROL CIR LAS VEGAS NV	13934410239
INTERIM HOLDINGS L L C	%CAPITAL SRVCING INC 50 PORTLAND PIER #400 PORTLAND ME	13934801007
J B I Z HOLDINGS L L C	626 S 10TH ST LAS VEGAS NV	13934810098
J C S 1 L L C	%J SHAFER 3642 RICK STRATTON DR LAS VEGAS NV	13934410211
J J M PROPERTIES L L C	520 S 4TH ST #300 LAS VEGAS NV	13934410216
JACK & GRACIE L L C	7 MOUNTAIN COVE CT HENDERSON NV	13934810022
JACKSON HARRY TRUST	1212 S 7TH ST LAS VEGAS NV	16203515011
JACKSON LINDA E	1229 S 9TH ST LAS VEGAS NV	16203515101
JACKSON WILLIAM W	3800 EL PORTAL AVE LAS VEGAS NV	13934410243
JAFFA INVESTMENTS L P	%G & M KADOSH 133 TIGERTAIL RD LOS ANGELES CA	13934410159
JIMENEZ KARLA I	1228 S 9TH ST LAS VEGAS NV	16203515083
JOHNSON LUKE H	1223 S 9TH ST LAS VEGAS NV	16203515100
JULIP M M INC	%P GOLDSTEIN 609 S 7TH ST LAS VEGAS NV	13934810015
JUNIOR CORP	1617 MARBELLA RIDGE CT LAS VEGAS NV	13934410158
KALUZNA-WSZOLEK MARIE T	630 S 9TH ST LAS VEGAS NV	13934810067
KARPINSKI VINCENT B LIV REV TR	700 PARK PASEO LAS VEGAS NV	16203515014
KAY FAMILY TRUST	1617 BAYONNE DR LAS VEGAS NV	13934410206
KEEGAN ULLA & CATHERINE	1025 YUCCA AVE LAS VEGAS NV	16203512006
KEEGAN ULLA & CATHERINE	1025 YUCCA AVE LAS VEGAS NV	16203512013
KEENE JENNIFER REID & JARRET D	1215 9TH ST LAS VEGAS NV	16203515098
KELLY CHARLES E	706 S 8TH LAS VEGAS NV	13934810031
KENNY CRAIG P	723 S 7TH ST LAS VEGAS NV	13934810035
KENNY CRAIG P	723 S 7TH ST LAS VEGAS NV	13934810006
KENNY CRAIG P	723 S 7TH ST LAS VEGAS NV	13934410242

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KENYON L P	617 HOOVER AVE LAS VEGAS NV	13934410236
KENYON L P	617 HOOVER AVE LAS VEGAS NV	13934410235
KENYON L P	617 HOOVER LAS VEGAS NV	13934410234
KNAFF PROPERTIES MGT L L C	7335 EDNA LAS VEGAS NV	13934810068
KOCH-MERSCH L L C	%H KOCH 701 S 7TH ST LAS VEGAS NV	13934801006
KOPF PROPERTIES II L L C	9075 PROCYON AVE LAS VEGAS NV	13934410198
KRIEGER FAMILY TRUST	8009 SUMMER HARVEST AVE LAS VEGAS NV	13934810012
L S H	P O BOX 60933 BOULDER CITY NV	13934410194
LAKEWEST LAS VEGAS PPTYS L L C	%WALGREEN CO #4106 %TAX DEPT MS #1435 104 WILMOT RD DEERFILED IL	16203114002
LANG GARY D & TRACY	6449 CELESTE AVE LAS VEGAS NV	13934410241
LANGE KATELYN A	4391 FERNBROOK LAS VEGAS NV	16203510002
LARSEN ERIC G	1226 S 8TH ST LAS VEGAS NV	16203515036
LAVENBURG MAYUMI & JOSEPH	1239 8TH PL LAS VEGAS NV	16203515092
LAYTON LAYTON & TOBLER L L P	606 S 9TH ST LAS VEGAS NV	13934810062
LEARY WILLIAM & HONG TOK	800 S LAS VEGAS BLVD LAS VEGAS NV	13934410157
LEAVITT C D & LYLE FAMILY LIV TR	698 S RACETRACK RD #1211 HENDERSON NV	16203515009
LEE JOHN PETER FAMILY TRUST	830 LAS VEGAS BLVD S LAS VEGAS NV	13934410160
LEE JOHN PETER FAMILY TRUST	830 LAS VEGAS BLVD S LAS VEGAS NV	13934410161
LEEB HERMAN A III	1219 S 9TH ST LAS VEGAS NV	16203515099
LEWIS MELVIN JR	1201 S 9TH ST LAS VEGAS NV	16203511014
LIGUORI STEVEN LIVING TRUST	818 PARK PASEO LAS VEGAS NV	16203515077
L'OCTAINE L P	P O BOX 6950 1651 ROSECRANS ST SAN DIEGO CA	13934401006
LODGE VEGAS #32 F & A M	632 E CHARLESTON LAS VEGAS NV	16203501002
LUCERO EDDIE & FIDELA	1145 S 10TH ST LAS VEGAS NV	16203512020
LUCKY YOU TRUST	1248 S 8TH ST LAS VEGAS NV	16203515032
LUTFY LELAND E 2007 LIV TR	615 S 7TH ST LAS VEGAS NV	13934810014
M A R L L C	823 LAS VEGAS BLVD S LAS VEGAS NV	13934410203
M C Q L L C	%M QUINN 620 S 7TH ST LAS VEGAS NV	13934410223
M H L FAMILY L P	%M LEAVITT 6704 W COSTA BRAVA RD LAS VEGAS NV	16203512090
MARSH GREG W	3465 W MAULE AVE LAS VEGAS NV	13934410240
MARSHALL ROBERT E	625 S 8TH ST LAS VEGAS NV	13934801005
MARTINEZ JOSE PABLO	2657 WINDMILL PKWY #420 HENDERSON NV	16203511025

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MASTRANGELO REVOCABLE LIVING TR	5705 AVENIDA SILLA LAS VEGAS NV	13934410207
MAX TOO L L C	%M S DENNIS 628 S 10TH ST LAS VEGAS NV	13934810099
MCCORMACK RILEY & DENISE L	1224 S 9TH ST LAS VEGAS NV	16203515082
MCMAHAN FAMILY 1999 LIVING TRUST	1589 TRAVOIS CIR LAS VEGAS NV	13934810028
MEEK RICHARD & RAMONA LIVING TR	613 S EIGHTH ST LAS VEGAS NV	13934810122
MILES MARLENE & CATHRINE	1200 S 8TH ST LAS VEGAS NV	16203501006
MILLER EDWARD A	1200 S 10TH ST LAS VEGAS NV	16203512079
MUELLER CRAIG A	808 S 7TH ST LAS VEGAS NV	13934410231
NAPOLITANI TRUST	9429 GARNET CROWN AVE LAS VEGAS NV	13934810003
NAVARRO VICENTA PONCE	1218 S 9TH ST LAS VEGAS NV	16203515081
NEILLUKE L L C	1240 S 9TH ST LAS VEGAS NV	16203515085
NEILLUKE L L C	%S LENHOFF 9581 VERNEDA CT LAS VEGAS NV	16203515040
NUNO GABRIEL	1014 YUCCA LAS VEGAS NV	16203512014
OROZCO EDELMIRA	1009 YUCCA AVE LAS VEGAS NV	16203512003
P & M M L L C	19 CASTLE OAKS CT LAS VEGAS NV	13934410212
P A C HOLDINGS L L C	%P MANNING/C HALL/A SALISBURY 617 S 8TH ST #A LAS VEGAS NV	13934810045
P E L ENTERPRISES L L C	2900 MASON AVE LAS VEGAS NV	13934810106
P R M D L L C	823 LAS VEGAS BLVD S LAS VEGAS NV	13934401012
P R M D L L C	%R REYNOLDS 823 S LAS VEGAS BLVD LAS VEGAS NV	13934410170
PACIFIC WOODS RENTALS L L C	717 S 8TH ST LAS VEGAS NV	13934810040
PAE-JAM CORPORATION	%A DENT 1209 PARK CIR LAS VEGAS NV	16203515093
PAIR-A-DICE HOLDINGS L L C	711 S 9TH ST LAS VEGAS NV	13934810076
PALENCAR MIA R REV TR AGMT	177-F RIVERSIDE AVE #924 NEWPORT BEACH CA	16203511003
PARNALL DON	1235 S 9TH ST LAS VEGAS NV	16203515102
PAYNE CARY COLT 1992 TRUST AGMT	700 S 8TH ST LAS VEGAS NV	13934810030
PETO FAMILY TRUST	P O BOX 790 LAS VEGAS NV	16203112041
PHILLIPS LOIS	705 PARK PASEO ST LAS VEGAS NV	16203510004
PIGGY 23 L L C	625 S 6TH ST LAS VEGAS NV	13934410218
PIMENTEL JOHN	1216 8TH PL LAS VEGAS NV	16203515074
PINJUV CHILDRENS TRUST	%J PINJUV 1221 S 8TH ST LAS VEGAS NV	16203515041
POLURI VIJAYA	%C ELGAZZAR 1413 HILLSIDE PL LAS VEGAS NV	13934810032
PORTER BURDELL & INA TRUST	819 PARK PASEO ST LAS VEGAS NV	16203511019

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POWELL JANETTE W	730 PARK PASEO LAS VEGAS NV	16203515038
RAFFERTY AMY & JOHN T	1105 S 6TH ST LAS VEGAS NV	16203511004
REBUILDING TOGETHER CHRISTMAS	611 S NINTH ST LAS VEGAS NV	13934810083
RICHARD DEBORAH	1000 PINEHURST DR LAS VEGAS NV	16203511001
RICHARDS J K TRUST	1685 CORONADO AVE IDAHO FALLS ID	16203515104
ROBINS ALICE WONG	P O BOX 9934 GLENDALE CA	16203511017
ROBINS IAN	P O BOX 9904 GLENDALE CA	16203511016
ROCKE EDELMIRA O	1008 YUCCA AVE LAS VEGAS NV	16203512015
RODRIGUEZ PATRICIA	1007 FRANCIS AVE LAS VEGAS NV	16203512021
ROJAS EUSEBIO & ANTONIA	1132 S 10TH ST LAS VEGAS NV	16203512084
ROJAS LUIS	%STEIN & ROJAS 520 S 4TH ST LAS VEGAS NV	13934810050
ROUSE GRACE SEYMOUR TRUST	8120 SW 99 AVE MIAMI FL	16203515045
S A CHALLENGER INC	%PARK NATIONAL BANK %FAIRFIELD FINANCIAL GROUP 8 GREENWAY PLAZA #1100 HOUSTON TX	13934810070
S V S PROPERTIES LTD L L C	4431 S EASTERN AVE #2 LAS VEGAS NV	16203501003
S W DESERT PROPERTIES L L C	P O BOX 28887 LAS VEGAS NV	13934410189
S W DESERT PROPERTIES L L C	P O BOX 28887 LAS VEGAS NV	13934410190
SAINT MAISIE L L C	3204 PLAZA DE RAFAEL LAS VEGAS NV	13934810097
SCHIFF MARVIN JAMES TR #R-501	2401 INDUSTRIAL RD LAS VEGAS NV	13934410199
SCHMIDT FAMILY TRUST	736 EMDEN ST HENDERSON NV	13934810102
SCHNEIDER FAMILY TRUST	2820 DARBY FALLS DR LAS VEGAS NV	13934810071
SCHUFF FAMILY TRUST 2001	2430 KARLI DR LAS VEGAS NV	13934810100
SCHWARTZ 1980 TRUST	1013 S 6TH ST LAS VEGAS NV	16203501005
SCHWEGMAN GENE G	1239 S 8TH ST LAS VEGAS NV	16203515044
SCOW STEVEN R & MARY BETH	326 MEDIO CT HENDERSON NV	13934810004
SEGERBLOM RICHARD S & SHARON	704 S 9TH ST LAS VEGAS NV	13934810069
SHANER CHERYL TRUST	8208 W CAMERO AVE LAS VEGAS NV	13934410188
SHANER JEFFREY IAN	715 S 6TH ST LAS VEGAS NV	13934410213
SHANER JEFFREY IAN	715 S 6TH ST LAS VEGAS NV	13934410215
SHANER JEFFREY IAN	715 S 6TH ST LAS VEGAS NV	13934410214
SHATWELL JAMES	1206 S 7TH ST LAS VEGAS NV	16203515012
SHROUT CHARLES H	2525 JADE SKY ST HENDERSON NV	16203512083

Report of All Selected Parcels**Case Number:** SDR-41023**Printed On:** Tue: March 1, 2011

<u>Owner</u>	<u>Address</u>	<u>Parcel Numbe</u>
SHUFFIELD JACQUELINE FAMILY TR	7485 ULLOM DR LAS VEGAS NV	13934810007
SIMON INC	8109 SAPPHIRE BAY CIR LAS VEGAS NV	13934410166
SKUPA WILLIAM S & SHARRON R	600 S 7TH ST LAS VEGAS NV	13934810001
SMITH FAMILY HOME	%J STEWART 1746 MANDEVILLE LN LOS ANGELES CA	13934410185
SORRELLS CHARLES J	1000 E GARCES LAS VEGAS NV	13934810107
SORRELLS CHARLES J	1000 E GARCES AVE LAS VEGAS NV	13934810108
SOTO APOLONIO & ALICIA	1217 S 7TH ST LAS VEGAS NV	16203515017
SPANN STEVEN C	830 PARK PASEO DR LAS VEGAS NV	16203515113
SPARKS WALTER	2836 VIA STELLA HENDERSON NV	16203515091
SPLATT INVESTMENTS L L C	%R SPRATT %C SPILLAR JR 2098 ANGEL FALLS HENDERSON NV	16203515067
STATE BAR NEVADA	600 E CHARLESTON BLVD LAS VEGAS NV	16203501001
STEWART GEORGE W JR	P O BOX 42034 LAS VEGAS NV	16203512082
STEWART RONALD S REV LIV TR	608 S 7TH ST LAS VEGAS NV	13934810002
STONEBARGER DEREK	1240 8TH PL LAS VEGAS NV	16203515069
STUPAK SUBTRUST ETAL	%N STUPAK 3015 BEL AIR DR LAS VEGAS NV	13934410175
STUPP CLAYTON C	1004 YUCCA AVE LAS VEGAS NV	16203512016
TATLONGHARI NOEL & KAREN M H	1225 S 8TH ST LAS VEGAS NV	16203515042
TEITEL SUSAN M	10067 STAMPEDE CANYON CT LAS VEGAS NV	13934810005
TEJEDA MONICA	1150 S 10TH ST LAS VEGAS NV	16203512080
THIRIOT 1977 TR	6821 ELMDALE PL LAS VEGAS NV	13934810081
THIRIOT 1977 TRUST	6821 ELMDALE PL LAS VEGAS NV	13934810082
TOOTHACRE DEAN L	1222 8TH PL LAS VEGAS NV	16203515073
TORRES ALEJANDRO	1223 8TH PL LAS VEGAS NV	16203515095
TOWANDA L L C	801 S SIXTH ST LAS VEGAS NV	13934410209
UNITED STATES MEXICO	%CONSULATE OF MEXICO 330 S 4TH ST LAS VEGAS NV	13934401015
VEGA CESAR O	1236 S 9TH ST LAS VEGAS NV	16203515084
VELOIRA AMADO R JR	1126 S 10TH ST LAS VEGAS NV	16203512085
VILT JAMES JOSEPH JR & KIMBERLY	1211 8TH PL LAS VEGAS NV	16203515097
VITAVEC ROSEMARY REV LIV TR	1239 S 9TH ST LAS VEGAS NV	16203515103
W R P LIVING TRUST	1021 FRANCIS AVE LAS VEGAS NV	16203512024
WALKER FRED R TRUST	5240 ACGUA LN PAHRUMP NV	13934810024
WALSH PETER & MARTHA	925 PARK PASEO LAS VEGAS NV	16203511015

Report of All Selected Parcels**Case Number:** SDR-41023**Printed On:** Tue: March 1, 2011

<u>Owner</u>	<u>Address</u>	<u>Parcel Number</u>
WALTON MALINDA	711 PARK PASEO LAS VEGAS NV	16203510006
WATKINS JOHN G & BARBARA A	6217 LORILLE LN LAS VEGAS NV	13934410195
WAWERNA JOHN C	614 S 6TH ST LAS VEGAS NV	13934410183
WEINSTEIN RICHARD	%AMER FIDELITY INC 1211 S 9TH ST LAS VEGAS NV	16203511012
WHITE FAMILY PROPERTIES L L C	%R WHITE 1608 S 6TH ST LAS VEGAS NV	13934410220
WILSON JAMES J	1244 S 8TH PL LAS VEGAS NV	16203515068
WOLFSON STEVEN B & JACALYN GLASS	601 S 7TH ST LAS VEGAS NV	13934801001
YORGOS FAMILY TRUST	%J BLUT 300 S 4TH ST #701 LAS VEGAS NV	13934810079
YORGOS FAMILY TRUST	%J BLUT 300 S 4TH ST #701 LAS VEGAS NV	13934810080
YOUNGBLOOD STEPHANIE J	1905 CALLE DE VEGA LAS VEGAS NV	13934410208



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

April 13, 2011

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

**RE: SDR-41023 - SITE DEVELOPMENT PLAN REVIEW
PLANNING COMMISSION MEETING OF APRIL 12, 2011**

Dear Mr. Bratton:

Your request for a Major Amendment to an approved Site Development Plan Review (SDR-39457) FOR A FOUR-STORY, 49-FOOT TALL PARKING GARAGE WHERE A THREE-STORY, 33-FOOT TALL PARKING GARAGE WAS APPROVED on 0.98 acres at the southwest corner of Gass Avenue and 8th Street (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese), was considered by the Planning Commission on April 12, 2011.

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

Planning

1. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.18. An Extension of Time may be filed for consideration by the City of Las Vegas.
2. All development shall be in conformance with all applicable conditions of approval for Site Development Plan Review (SDR-39457) and all other site-related actions, except as amended by conditions herein.
3. All development shall be in conformance with the building elevations, date stamped 02/23/11 except as amended by conditions herein.
4. Trash enclosure gates shall not open into the alley right-of-way.
5. Any changes based upon right-of-way, traffic or drainage studies or street improvements required by the city or public utilities shall not reduce the widths of perimeter landscape buffers, height of walls or quantities of plant materials from that on submitted landscape plans date stamped 03/02/11. Any changes based upon subsequently submitted studies must be accommodated elsewhere on the site.

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

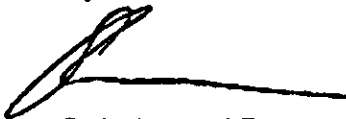
VOICE 702.229.6301
FAX 702.474.0352
TTY 702.386.9108
www.lasvegasnevada.gov

Mr. Terry Bratton
SDR-41023 - Page Two
April 13, 2011

6. Prior to occupancy, all necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Department of Building and Safety.
7. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
8. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

This action by the Planning Commission on **April 12, 2011** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests please access <http://www.lasvegasnevada.gov/CheckStatus/DevelopmentApp.htm>, or contact the Department of Planning and Development at 702.229.6301 after **April 25, 2011**. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,



Steve Gebeke, AICP
Planning Supervisor
Case Planning Division

SG:clb

cc: Ms. Alisa Nave
The Capitol Company
10100 West Charleston Boulevard, Suite #200
Las Vegas, Nevada 89135

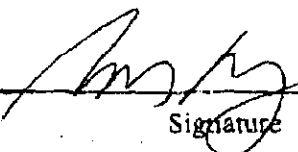
CITY OF LAS VEGAS	
ONE MOTION / ONE VOTE	
	Planning and Development Department
	<i>Case Planning Division</i>
	<i>333 North Rancho Drive, 3rd Floor</i>
	<i>Las Vegas, Nevada 89106</i>
<i>(702) 229-6301 Phone (702) 385-7268 Fax</i>	

SUBJECT: SDR-41023 - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM

The above item has been placed on the One Motion/One Vote portion of the Planning Commission Agenda for the **APRIL 12, 2011** Planning Commission meeting. All of these items will be placed at the beginning of the agenda. The Chairman of the Planning Commission will open them at the same time.

Enclosed please find the proposed conditions of approval. If you agree to these conditions, please sign this form and fax it to *Carmen Burney* at (702) 385-7268. If there is no one present at the Planning Commission meeting who wants to discuss this item, you will not be called to the podium to discuss the case. However, you must be present in case any Planning Commissioner or member of the public wants to discuss the item. If you have any questions, please contact my office at (702) 229-6301.

Please sign and date that you have read and agree to the conditions and return to our office by 5:00PM **APRIL 11, 2011.**

 _____ Signature	<u>4-7-11</u> _____ Date
 <u>BARBARA BUCKLEY</u> _____ Please Print Name	
 <u>Legal Aid Center of Southern Nevada, Inc.</u> _____ Company Name	

Sincerely,

Steve Gebeke, AICP
Planning Supervisor
Case Planning Division



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 30, 2011

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

**RE: SDR-41023 - SITE DEVELOPMENT PLAN REVIEW
PLANNING COMMISSION MEETING OF APRIL 12, 2011**

Dear Mr. Bratton:

Please be advised the City of Las Vegas Planning Commission at its regular meeting on **April 12, 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, April 6, 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: Ms. Alisa Nave
The Capitol Company
10100 West Charleston Boulevard, Suite #200
Las Vegas, Nevada 89135

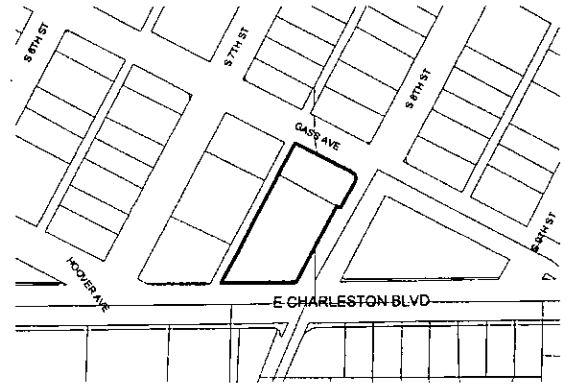
CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
3RD FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6301
FAX 702.474.0352
TTY 702.386.9108
www.lasvegasnevada.gov

Application Information

SDR-41023 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM - Request for a Major Amendment to an approved Site Development Plan Review (SDR-39457) FOR A FOUR-STORY, 49-FOOT TALL PARKING GARAGE WHERE A THREE-STORY, 33-FOOT TALL PARKING GARAGE WAS APPROVED on 0.98 acres at the southwest corner of Gass Avenue and 8th Street (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

Application Location



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

Public Hearing Information

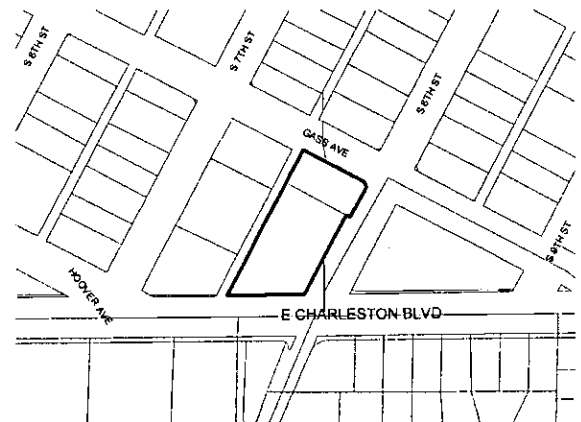
Meeting: Planning Commission
Date: April 12, 2011
Time: 6:00 P.M.
Location: City Council Chambers
400 Stewart Avenue
Las Vegas, Nevada

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 Department of Planning, Case Planning Division, Development Services Center, 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106. 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 Information

SDR-41023 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM - Request for a Major Amendment to an approved Site Development Plan Review (SDR-39457) FOR A FOUR-STORY, 49-FOOT TALL PARKING GARAGE WHERE A THREE-STORY, 33-FOOT TALL PARKING GARAGE WAS APPROVED on 0.98 acres at the southwest corner of Gass Avenue and 8th Street (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

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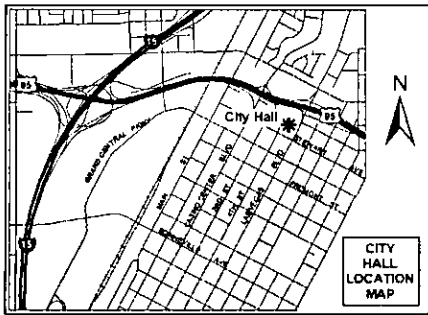
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Meeting: Planning Commission
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City of Las Vegas
Department of Planning
Development Services Center
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106

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 Department of Planning, Case Planning Division 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

☐

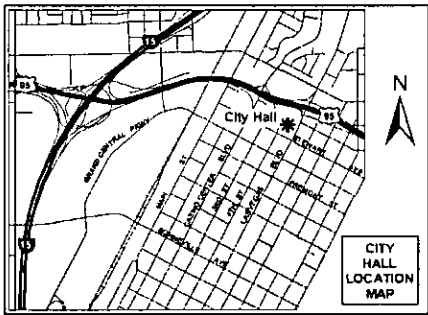
I OPPOSE
this Request

Please use available blank space on card for your comments.

SDR-41023
Planning Commission Meeting of 4/12/2011

City of Las Vegas
Department of Planning
Development Services Center
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106

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 Department of Planning, Case Planning Division 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-41023
Planning Commission Meeting of 4/12/2011

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 *BAA*
CC: Nancy Almanzan, Right-of-Way; Tom Hayes, Land Development; O. C. White, Traffic Engineering; Alan Riekk, Survey (FM, PM, & A's only)
Date: March 17, 2011
Re: **SDR-41023** Clark County Legal Services Program SWC Gass Ave. & 8th St.
Request for a Major Amendment to a previously approved Site Development Plan Review (SDR-39457)

COMMENTS:

The Department of Public Works understands this is a Major Amendment to a previously approved Site Development Plan Review to add additional floors to the approved parking garage. As such, the Department of Public Works has no additional conditions on the proposed revision and expects that this action will not expunge the approved conditions of SDR-39457.

CONDITIONS OF APPROVAL:

1. Site development to comply with all applicable conditions of approval for SDR-39457 and all other site-related actions.

Development Notification

PC Meeting: 04/12/2011

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-41023

Sahara - Southridge Association of Business

18b The Las Vegas Arts District

South Cove Apartments

Beverly Green NA

Southridge NA

Beverly Palms Apartments

Stewart Arms Apartments

Crestwood NA

Sunflower Apartments

Downtown Business Operators Council

Towne Terrace Apartments

Francisco Park NA

West Huntridge NA

Fremont Apartments

34

Fremont Plaza Apartments

Fremont Street Experience Business Association

Gateway Neighborhood Association

Hillside Heights NA

Hoover Apartments

Horizon Studio Apartments

Huntridge Park NA

John S. Park NA

L'Oetaine Apartments Resident Council

Maryerest Manor HOA

Mayfair NA

Newport Lofts

Oak Tree Apartments

Ogden Villas Apartments

Orleans Square HOA

Rancho Oakey NA

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

REQUEST FOR COMMENT

FROM: DEPARTMENT OF PLANNING

SDR-41023

HAND DELIVERED

*DEVELOPMENT COORDINATION (DPW)	ROGER BAILEY	DSC - 7 th Floor
FIRE ENGINEERING	KEN MILLER	DSC - 5 th Floor
*FLOOD CONTROL (DPW)	ALBERT SUNG	DSC - 8 th Floor
*LAND DEVELOPMENT (DPW)	DAVID GUERRA	DSC - 2 nd Floor
PERMITS/ INSPECTIONS	ROD CLARK	DSC - 1 st Floor
*RIGHT-OF-WAY (DPW)	MARY WULFF	DSC - 8 th Floor
*SANITARY SEWERS (DPW)	JOE PEÑA	DSC - 7 th Floor
*SURVEY (DPW)	ALAN RIEKKI	DSC - 8 th Floor
*TEFO (DPW)	REBECCA WHITLOCK	DSC - 9 th Floor
*TRAFFIC ENGINEERING (DPW)	RICK SCHROEDER	DSC - 8 th Floor

ROUTED ELECTRONICALLY / US MAIL

<CCSD>	LINDA PERRI	4190 MCLEOD DRIVE, 2 ND FLOOR
METRO	BRIAN O'CALLAGHAN	7 TH FLOOR CITY HALL
OFFICE OF BUSINESS DEVELOPMENT	TOM BURKART	2 ND FLOOR CITY HALL EXPANSION
NEIGHBORHOOD SERVICES	ANNE KILPONEN	2 ND FLOOR CITY HALL
*STREETS & SANITATION (DPW)	JERRY WALKER	DSC
*PARKS & OPEN SPACES (DPW)	JOHN BLACK	DSC
*SID (DPW)	PATRICK MURPHY	4 TH FLOOR CITY HALL
<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, 4 TH 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>**

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



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

SDR-41023 - SITE DEVELOPMENT PLAN - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM - Request for a Major Amendment to an approved Site Development Plan Review (SDR-39457) FOR A FOUR-STORY, 49-FOOT TALL PARKING GARAGE WHERE A THREE-STORY, 33-FOOT TALL PARKING GARAGE WAS APPROVED on 0.98 acres at the southwest corner of Gass Avenue and 8th Street (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

PLANNING COMMISSION: **APRIL 12, 2011**
CITY COUNCIL: **MAY 18, 2011**

PLANNING SUPERVISOR: **STEVE GEBEKE**



PUBLIC HEARING

Comments Due: **MARCH 10, 2011**

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:

Report Date 02/23/2011 05:19 PM

Submitted By

Page 1

A/P # 41023 SITE DEVELOPMENT PLAN REVIEW

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	02/23/2011 15:11	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-41023 - SITE DEVELOPMENT PLAN - PUBLIC HEARING - APPLICANT/OWNER: CLARK COUNTY LEGAL SERVICES PROGRAM - Request for a Major Amendment to an approved Site Development Plan Review (SDR-39457) FOR A FOUR STORY, 49-FODT TALL PARKING GARAGE on 0.98 acres at the southwest corner of Gass Avenue and 8th Street (APNs 139-34-410-244 and 245), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

Parent A/P #

Project #	41023	Project/Phase Name	Phase #
Size/Area	0.96 ACRE	Size Description	Subdivision Code
Proposed Start		Proposed Stop	% Completed 0.00
% Complete Formula			

Property/Site Information

Parcel 13934410244

Location

Owner/Tenant

Contact ID AC1464580	Name	CLARK COUNTY LEGAL SERV PROGRAM	
Mailing Address 800 S EIGHTH ST	Organization		
City LAS VEGAS	State/Province NV		
ZIP/PC 89101-7051	Country		☐ Foreign
Day Phone(702)386-1070 x	Evening Phone		
Fax (702)366-0569	Mobile #		

A/P Linked Addresses

No Addresses are linked to this Application

Linked Addresses

800 S 8TH ST
LAS VEGAS, 89101-

A/P Addresses

No Other Addresses are associated to this Application

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

13934410244
13934410245

Report Date 02/23/2011 05:19 PM

Submitted By

Page 2

Applicants/Contacts

Primary N Capacity APPL Contact ID AC1464580 ☐ Foreign
Effective Expire
Name CLARK COUNTY LEGAL SERV PROGRAM
Day Phone (702)386-1070 x Eve Phone Organization
Pager PIN # Position
Fax (702)366-0569 Mobile Profession
E-Mail
Address 800 S EIGHTH ST
LAS VEGAS, NV 89101-7051
Seasonal Addr

Valid From To
Comments No Comments
CONTACT ADDITIONAL

WORKCARD: Work Card # 0
Expiration Date

CONTACT REQUIREMENTS

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

There are no items in this list

Primary N Capacity OWNER Contact ID AC1464580 ☐ Foreign
Effective Expire
Name CLARK COUNTY LEGAL SERV PROGRAM
Day Phone (702)386-1070 x Eve Phone Organization
Pager PIN # Position
Fax (702)366-0569 Mobile Profession
E-Mail
Address 800 S EIGHTH ST
LAS VEGAS, NV 89101-7051
Seasonal Addr

Valid From To
Comments No Comments

Report Date 02/23/2011 05:19 PM

Submitted By

Page 3

CONTACT ADDITIONAL

WORKCARD: Work Card # 0
Expiration Date

CONTACT REQUIREMENTS

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

There are no items in this list

Primary Y Capacity OTHER Other REP Contact ID AC1805376 ☐ Foreign
Effective Expire
Name THE CAPITOL COMPANY
Day Phone (702)525-1245 x Eve Phone Organization
Pager PIN # Position
Fax Mobile Profession
E-Mail
Address 10100 W. CHARLESTON BLVD #200
LAS VEGAS, NV 89135
Seasonal Addr

Valid From To
Comments No Comments
CONTACT ADDITIONAL

WORKCARD: Work Card # 0
Expiration Date

CONTACT REQUIREMENTS

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

There are no items in this list

Report Date 02/23/2011 05:19 PM

Submitted By

Page 4

Contractors

No Contractors

Fees	Status	Paid Date	Amount
NOTIFICATION & ADVERTISING FEE	P	02/23/2011 15:13	500.00
RECORDING OF NOTICE OF ZONING ACTION	P	02/23/2011 15:13	30.00
PROCESSING FEE	P	02/23/2011 15:13	500.00
Total Unpaid		0.00	Total Paid 1030.00

Inspections

There are no Inspections for this Report

Review/Activities Review# Comments

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

Activity Review Details

Detail	SUBMITTAL CHECKLIST (SDR)	Modified By	GKAPOVICH	Modified Date/Time	02/23/2011 15:09
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Comments

No Comments

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

N Business Licensing Requirements Met

N Business License Exempt

Check Conditions Condition Supervisor Required

Approval

Approved By Comments

Approved Date

Applied By

Applied Date

Assigned

Z-LEGAL	984224	02/23/2011 15:11
N		

Project#	AP Type	Status	Stage	Relation
----------	---------	--------	-------	----------

No children exist for this project

Planning Condition	Description	Effective	Expires	Comments
--------------------	-------------	-----------	---------	----------

There is no planning condition for this project.

Report Date 02/23/2011 05:19 PM

Submitted By

Page 5

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, AdminPUBLC

Staff Recommendation

Entitlement Exercised?

Meeting Information

Meeting Info Meeting Date Comments Added By	Meeting Type Add Date	Meeting Status Modified By	Modified Date	YES Votes	NO Votes	ABSTENTIONS
04/12/2011	PC	SCHEDULED		0	0	0
GKAPOVICH	02/23/2011					

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

No children exist for this project

Employee
Employee ID Last First MI Comments

No Employee Entries

Log Action Comments	Description	Entered By	Start	Stop	Hours
PAYMNT	CO NAME WHO PICKED UP CONTACT#	890381	02/23/2011 15:14		0.00
	ALISA NAVE; LEGAL AID CENTER OF SOUTHERN NV; CK#18268; 702-386-1070;				

No Model Home Details



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: Site Development Plan Review (Major Amendment)
Project Address (Location) 800 South 8th Street
Project Name Legal Aid Center of Southern Nevada Garage Proposed Use Parking Garage
Assessor's Parcel #(s) 139-34-410-244 & -245 Ward # 3 - Reese
General Plan: existing C proposed C Zoning: existing C-1 proposed C-1
Commercial Square Footage 48,050 Floor Area Ratio -
Gross Acres - Lots/Units - Density -
Additional Information -

PROPERTY OWNER Clark Co. Legal Serv. Program Contact Terry Bratton
Address 800 South Eight Street Phone: (702) 366-1070 Fax: (702) 366-0569
City Las Vegas State Nevada Zip 89101
E-mail Address tbratton@lacs.org

APPLICANT Clark Co. Legal Serv. Program Contact Terry Bratton
Address 800 South Eight Street Phone: (702) 366-1070 Fax: (702) 366-0569
City Las Vegas State Nevada Zip 89101
E-mail Address tbratton@lacs.org

REPRESENTATIVE The Capitol Company Contact Alisa Nave
Address 10100 West Charleston, Suite 200 Phone: (702) 525-1245 Fax: -
City Las Vegas State Nevada Zip 89135
E-mail Address anave@thecapitolcompany.com

Property Owner Signature* [Signature]

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

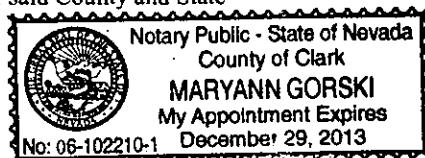
Print Name DANAH BUCKLEY

Subscribed and sworn before me

This 23 day of February, 20 11
Maryann Gorski

Notary Public in and for said County and State

Revised 10/27/08



FOR DEPARTMENT USE ONLY

Case #	<u>SDR-41023</u>
Meeting Date:	<u>4-12-11 PC</u>
Total Fee:	<u>\$1,030</u>
Date Received:	<u>2-23-11</u>
Received By:	<u>[Signature]</u>

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

f:\depo\Application\Backet\Application Form.pdf



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-41023** APN: 139-34-410-244 & 139-34-410-345

Name of Property Owner: Clark County Legal Services Program

Name of Applicant: Clark County Legal Services Program

Name of Representative: The Capitol Company, Alisa Nave

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: _____

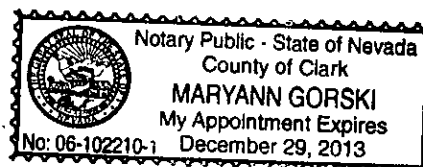
Print Name: BARBARA BUCKLEY

Subscribed and sworn before me

This 23 day of February, 2011

Maryann Gorski

Notary Public in and for said County and State





The Capitol Company

Public Policy & Government Affairs

Yorgo Kagafas
City of Las Vegas
Planning and Development Department
731 South Fourth Street
Las Vegas, Nevada 89101

Alisa D. Nave-Worth
The Capitol Company
10100 West Charleston Boulevard
Suite 200
Las Vegas, Nevada 89135

**Re: *Justification Letter,
Amendment to Site Development Plan
Parking Garage
Legal Aid Center of Southern Nevada
APNs: 139-34-410-244 and a Portion of 139-34-410-245***

Dear Mr. Kagafas:

This firm represents Legal Aid Center of Southern Nevada (LACSN) with respect to the development of a four story parking garage located at the southwest corner of Gass Avenue and Eighth Street. The site is within the Downtown Redevelopment Plan with a General Commercial (GC) master plan designation and is currently zoned C-1. This request consists of Major Amendment to Site Development Plan. Note that this application represents a revision of the project, which was previously approved by the City Council (SDR-39457 & Var-39458).

Major Amendment to Site Development Plan

The parking garage is associated with a related project, already approved by the City Council, for an office building on the adjacent parcel to the south, which will serve as the new headquarters for LACSN. The parking garage will serve as the required parking for staff and clients of LACSN's new building.

On October 2010, the Planning Commission approved SDR-39457 for a four story parking garage with a maximum height of 33'8". The approved parking garage

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SDR-41023

covered 39,400 square feet and provided for 92 permanent parking spaces. At the same time, the Planning Commission approved VAR-39458 regarding setbacks associated with the Parking Garage.

The parking structure will consist of multi-tone grey and white paints while also including metal fabric/mesh along the stairwells. The garage will be open on all sides, except along Eighth Street, and will include a green screen wire trellis system for aesthetics. The entrances to the parking lot on Eighth Street and on the Alley (between Gass Avenue and Charleston Boulevard) will be gated for security during non-business hours.

This amendment proposes a 48,050 square foot parking garage (previously approved as 39,400 square feet), four story structure at a maximum height of 48 feet (previously approved as a three story structure with a maximum height of 33 feet, 8 inches). The amended project will accommodate 112 parking spaces (previously 92 spaces). Additionally, the amended project proposes the addition of a vehicular entrance on the alley way located between Gass Avenue and Charleston Boulevard. The original footprint of the parking garage will not change. Additionally, the proposed amendment makes no changes to VAR-39458. A comparison of the proposed project and the previously approved SDR-39457 & VAR-39458 follows:

SDR Land Use Application (Past Application SDR-39457 & Var-39458)			
	Code	Approved	Proposed
Story	N/A	3 story	4 story
Maximum Height	N/A	33'-8"	48'-0"
Main Garage Height	N/A	28'-0"	35'-6"
Parking Spaces	N/A	92 spaces	112 spaces
Parking Floor Area	N/A	39,400 SF	48,050 SF.
Landscape Buffer			
South	8 ft.	Zero	no change
West (alley)	8 ft.	Zero	no change
North	15 ft.	Zero	no change
East	15 ft.	Zero	no change
Setback			
Front	20 ft.	10 ft. (portion)	no change
Side	10 ft.	zero feet	no change
Corner Side	15 ft.	6 ft.	no change
Rear	20 ft.	5 ft.	no change
Lot Coverage	50%	82%	no change

With this amendment, the applicant seeks to reduce the amount of parking variance previously awarded (SDR-39098 & VAR-39099) so as to enhance the project. The increase in height and square footage accommodates a ½ floor increase in the parking structure. When completed, this parking structure will have 112 spaces, representing a 6% reduction in parking or 6 spaces. Notably, the previously approved project was granted a 22% reduction in parking or 26 spaces. The amended project will ultimately provide a superior parking solution than previously approved.

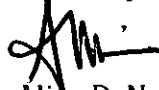
In order to accommodate the additional traffic flow, the amended proposed project includes a vehicular entrance on the alley way located between Gass Avenue and Charleston Boulevard. This entrance will ensure easier access for LACSN staff and customer, and will ensure better circulation within the structure as demonstrated on the enclosed site plan.

Notably, the need for the additional parking was created by a partnership between the City of Las Vegas and the applicant. At the City's request, the applicant has agreed to house the City of Las Vegas Senior Citizen Law Project. This partnership will provide senior citizens in our community the ability to access comprehensive legal assistance from one central location. The additional parking requested by this amendment will further this goal.

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

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

Sincerely,



Alisa D. Nave-Worth, Esq.

cc: Cherie Guzman, JMA

GRANT, BARGAIN, SALE DEED

30

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

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

APN: 139-34-410-244
NPTT: \$ 2,691.25

SUBJECT TO:

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

TOGETHER WITH all together the easements, benefits, and appurtenances thereto belonging or in anywise appertaining.

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

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

BOOK 17, PAGE 10

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FEB 29 2011

GES Deed
Page 2

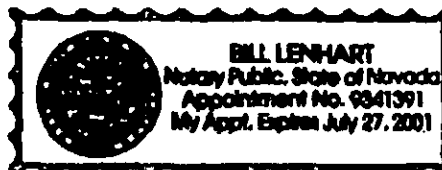
**EIGHTH STREET LLC, a Nevada Limited
Liability Company**

By: FL TCH.
Name: Frank Toti
Title: Manager

STATE OF NEVADA)
County of Clark)SS

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

BILL MA
Notary Public



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

Mail tax bill to and
When recorded mail to:

CLARK COUNTY LEGAL SERVICES
Attn: Terry Bratten
701 E. Bridger Street, Suite 101
Las Vegas, Nevada 89101-5339

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

REVENUE ST. DEED

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EXHIBIT "A"
LEGAL DESCRIPTION

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

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

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

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

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5-1

20071115-0004150

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

11/15/2007 14:51:41
T20070200942

Requestor:
FIDELITY NATIONAL TITLE

Debbie Conway STN
Clark County Recorder Pgs: 5

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

**AND WHEN RECORDED MAIL TAX
STATEMENTS TO:**

SAME AS ABOVE

APN NO.: 139-34-410-245
Affix RPTT: 15,618.75

50

GRANT, BARGAIN SALE DEED

THIS INDENTURE WITNESSETH THAT:

Charleston 7, LLC, a Nevada limited liability company

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

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

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

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

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

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SUBJECT TO:

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

Charleston 7, LLC, a Nevada limited liability company


By: Bahieh Jina Farzinpour, Managing Member

STATE OF _____
COUNTY OF _____

On _____ personally
appeared before me, a Notary Public

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

Notary Public

My commission expires:

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STATE OF California

COUNTY OF San Mateo

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

personally appeared Bahieh Jina Farzinpour

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

WITNESS my hand and official seal.

M. Piazza
(Signature of Notary Public)



(This area for notarial seal)

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LEGAL DESCRIPTION

EXHIBIT "A"

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

Parcel One (1):

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

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

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

Thence South along said North and South center line of said Section 34 to the intersection with the Southerly side line of said Lot 28 in Block 34 of said South Addition; Thence Easterly along the Easterly prolongation of the said Southerly line of said Lot 28, Block 34, South Addition, to the intersection with the Westerly side of Eighth Street, as the same is laid out and designated on the plat of said Wardie Addition; Thence Northerly along the Westerly side line of Eighth Street, a distance of 50.00 feet, to a point at the intersection of said Westerly side of Eighth Street with the Easterly prolongation of the Northerly side line of said Lot 29, Block 34, South Addition; Thence at right angles Westerly along the said Northerly side line of said Lot 29, Block 34, South Addition, proceeding Easterly, to the PLACE OF BEGINNING.

Parcel Two (2):

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

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

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

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

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

EXCEPTING THEREFROM that portion of the South 45.00 feet;

Measured at right angles to the South line of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section 34, Township 20 South, Range 61 East, M.D.M., in the City of Las Vegas, County of Clark, State of Nevada, which lies within Irregular Lot 22, Block 14, of South Addition to the City of Las Vegas, as shown by map thereof on file in Book 1 of Plats, Page 51, in the Office of the County Recorder of Clark County, Nevada, as dedicated to the City of Las Vegas in that certain Final Order of Condemnation recorded March 23, 1979 in Book 1026 as Instrument No. 987493, of Official Records, being more particularly described as follows:

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

CLTA Preliminary Report Form - Modified (11/7/08)

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

1. Membership:

This corporation shall have no membership.

2. Board of Directors:

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

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

3. Selection of Board Members:

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

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

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

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4. Board Meetings:

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

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

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

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

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

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

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

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

5. Officers:

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

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

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

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

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

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

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

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

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

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

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

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

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

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

7. Committees of the Board:

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

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

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8. Responsibilities of Board:

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

9. Program Administration:

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

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

10. Fiscal Management:

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

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

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

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

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

11. Notice:

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

12. Amendment:

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

DATED this 24th day of April, 1996.



President of the Board of Directors

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FEB 23 2011

STATE OF NEVADA)

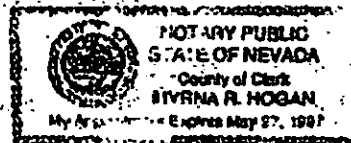
) ss:

COUNTY OF CLARK)

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

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

Myrna R. Hogan
NOTARY PUBLIC in and for the State of Nevada
County of Clark



RECEIVED
FEB 23 2011

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BOARD OF DIRECTORS**

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LAS VEGAS, NEVADA 89101**

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