



TEMPORARY COMMERCIAL PERMIT

TEMPORARY REAL ESTATE SALES OFFICE

TCP-49042

Valid April 16, 2013 To August 16, 2014

Description of Event: TCP-49042 - Temporary Commercial Permit to convert an existing garage of a model home into a temporary sales office for 12 to 16 months. Parking is designated on plan submitted under Plans Check #48646.

Applicant: Woodside Homes Of Nevada, Inc.
4730 South Fort Apache Suite 370
Las Vegas, NV 89147
(702)889-7800 x

Parcel(s): 137-34-213-004
Ward(s): WARD 2 (BOB BEERS)

THIS PERMIT IS APPROVED PURSUANT TO SECTION 19.18.100 OF THE LAS VEGAS MUNICIPAL CODE, SUBJECT TO THE FOLLOWING CONDITIONS:

See page 2 for conditions

THIS TEMPORARY COMMERCIAL PERMIT IS NOT VALID UNTIL THE FOLLOWING DEPARTMENT APPROVALS / PERMITS / LICENSES HAVE BEEN OBTAINED:

FIRE _____ (Initials)

BUSINESS SERVICES _____ (Initials)

SEWER _____ (Initials)

TRAFFIC _____ (Initials)

THIS PERMIT SHALL BE POSTED IN A CONSPICUOUS PLACE



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: Sales office (garage to sales office)
 Project Address (Location) 600 Hunter Flat St.
 Project Name Andorra + Castille Phase 1 Proposed Use Sales office
 Assessor's Parcel #(s) 137-34-213-004 Ward # _____
 General Plan: existing proposed _____ Zoning: existing _____ proposed _____
 Commercial Square Footage 578 Floor Area Ratio _____
 Gross Acres _____ Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER Woodside Palomar LLC Contact Jim Foltz
 Address 4730 S. Fort Apache Ste 370 Phone: 889-7800 Fax: 889-0801
 City Las Vegas State NV Zip 89147
 E-mail Address jimf@woodsidehomes.com

APPLICANT Woodside Homes Contact Jim Foltz
 Address 4730 S. Fort Apache Ste 370 Phone: 889-7800 Fax: 889-0801
 City Las Vegas State NV Zip 89166
 E-mail Address _____

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

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

Property Owner Signature* [Signature]

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

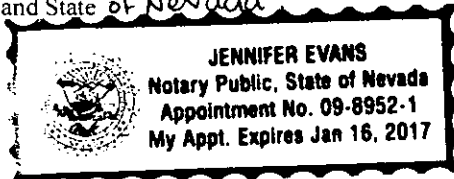
Subscribed and sworn before me

This 10th day of April, 2013

[Signature]

 Clark

Notary Public in and for said County and State of Nevada



FOR DEPARTMENT USE ONLY

| | |
|-----------------|--------------------------|
| Case # | <u>TCP-49042</u> |
| Meeting Date: | <u>/</u> |
| Total Fee: | <u>100.⁰⁰</u> |
| Date Received:* | <u>4/16/13</u> |
| Received By: | <u>[Signature]</u> |

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



April 11, 2013

John Alabado
Building and Safety Department – Permits Review
333 North Rancho Drive
Las Vegas, NV. 89106

Re: CLV Project # 48646-C-13
Temporary Sales office and Parking Lot

Dear Mr. Alabado,

As per your request on the letter dated 03/27/13, please review my responses to the items outlined and highlighted on the attached “Temporary Commercial Permit Submittal Requirements,” justification letter, items 1-4.

1. The proposed use of this property, Summerlin Village 23 A, is to convert the existing garage of the model home in compliance with the Summerlin Design Criteria.
 - a. Our intent is to build a sales office inside the model home garage as a temporary condition. We estimate the sales office to be open and active for 12 to 16 months. After which we will retrofit the space to a standard garage as per the approved plans.
2. Sales office and offsite parking designs meet the ADA criteria from the City of Las Vegas and Summerlin Design Committee.
3. See item 2
4. True/agreed

I respectfully request your consideration and look forward to receiving your input. As always, please contact me with any comments or concerns.

Respectfully,

A handwritten signature in black ink, appearing to read 'Jim Foltz', written over a horizontal line.

Jim Foltz
Senior Vice President
Woodside Homes of Nevada, L.L.C.
(702) 497-0701
jimf@woodsidehomes.com

WOODSIDE PALOMAR, LLC

Business Entity Information

| | | | |
|-------------------|------------------------------------|-----------------------|---------------|
| Status: | Active | File Date: | 10/21/2003 |
| Type: | Domestic Limited-Liability Company | Entity Number: | LLC16190-2003 |
| Qualifying State: | NV | List of Officers Due: | 10/31/2013 |
| Managed By: | Managers | Expiration Date: | 10/21/2503 |
| NV Business ID: | NV20031163758 | Business License Exp: | 10/31/2013 |

Registered Agent Information

| | | | |
|--------------------|---|--------------------|----------------------|
| Name: | PARACORP INCORPORATED | Address 1: | 318 N CARSON ST #208 |
| Address 2: | | City: | CARSON CITY |
| State: | NV | Zip Code: | 89701 |
| Phone: | | Fax: | |
| Mailing Address 1: | | Mailing Address 2: | |
| Mailing City: | | Mailing State: | NV |
| Mailing Zip Code: | | | |
| Agent Type: | Commercial Registered Agent - Corporation | | |
| Jurisdiction: | NEVADA | Status: | Active |

Officers

 Include Inactive Officers

| | | | |
|----------------------|--------------------------|------------|-----------|
| Manager - JOEL SHINE | | | |
| Address 1: | 39 EAST EAGLERIDGE DRIVE | Address 2: | SUITE 102 |
| City: | NORTH SALT LAKE | State: | UT |
| Zip Code: | 84054 | Country: | USA |
| Status: | Active | Email: | |

Actions\Amendments

| | | | |
|----------------------------|--------------------------|-----------------|---|
| Action Type: | Articles of Organization | | |
| Document Number: | LLC16190-2003-001 | # of Pages: | 2 |
| File Date: | 10/21/2003 | Effective Date: | |
| (No notes for this action) | | | |
| Action Type: | Initial List | | |
| Document Number: | LLC16190-2003-003 | # of Pages: | 1 |
| File Date: | 11/18/2003 | Effective Date: | |
| (No notes for this action) | | | |

| | | | |
|----------------------------|----------------|-----------------|---|
| Action Type: | Annual List | | |
| Document Number: | 20120692895-34 | # of Pages: | 1 |
| File Date: | 10/10/2012 | Effective Date: | |
| (No notes for this action) | | | |



Woodside Homes

BETTER BY DESIGN



Sam Leone
Director of Construction

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C 702.769.0870

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