PLANNING & DEVELOPMENT

DEVELOPMENT SERVICES CENTER

PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-14317** APN: 163-04-402, 003

Name of Property Owner: Wesley & Sharon Glover

Name of Applicant: Brian Ehlert (Bella Monte)

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: Wesley E. Glover / Sharon K. Glover

Print Name: _____

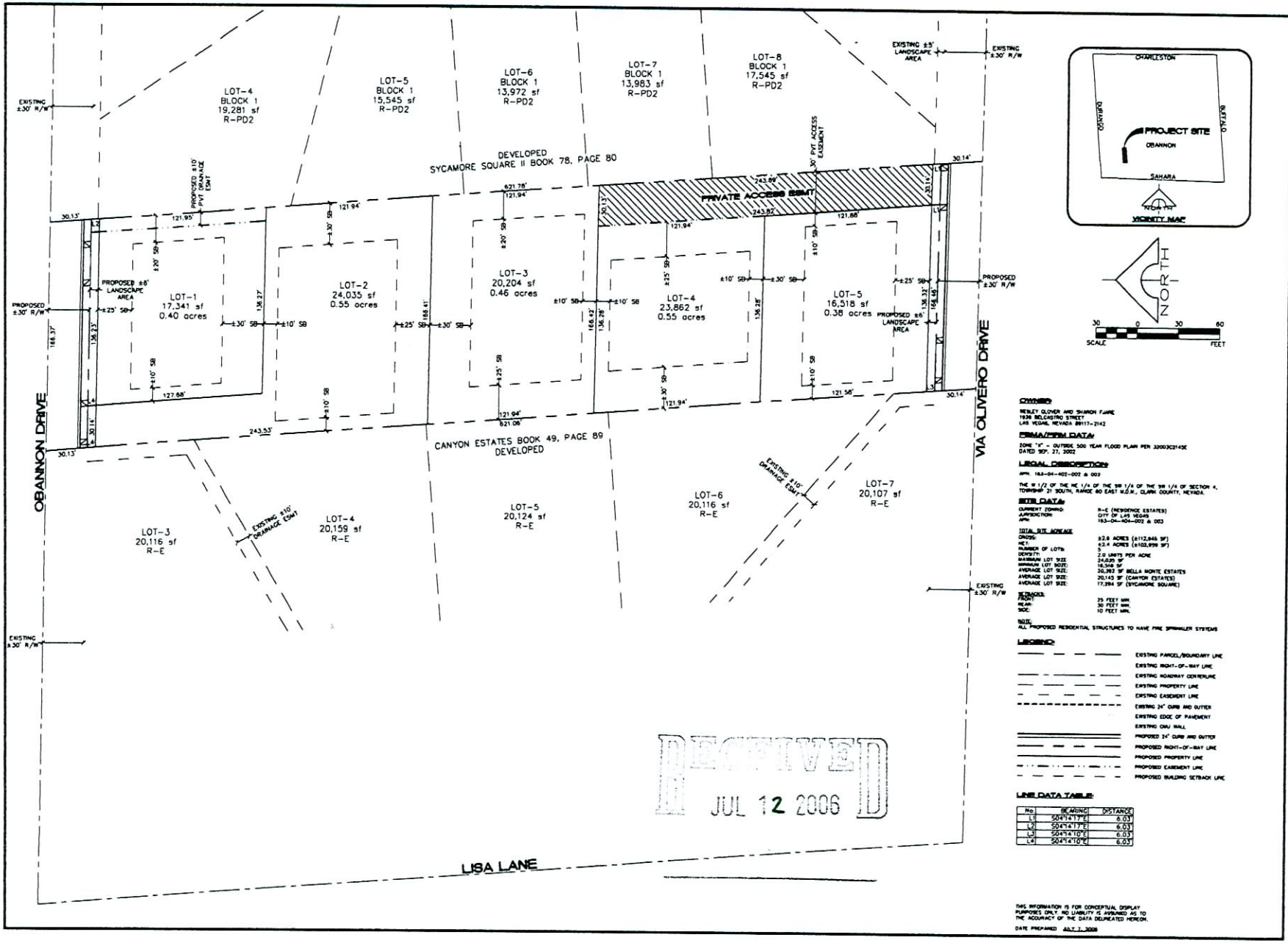
Subscribed and sworn before me

This 8th day of May, 2006

Kimberly A. Richo

Notary Public in and for said County and State

KIMBERLY A. RICHO
Notary Public State of Nevada
No. 99-36954-1
My appt. exp. Apr. 14, 2007



OWNER:

WESLEY GLOVER AND SHARON FJARE
1936 BELCASTRO STREET
LAS VEGAS, NEVADA 89117-2142

FEMA/FIRM DATA:

ZONE "X" - OUTSIDE 500 YEAR FLOOD PLAIN PER 32003C2145E
DATED SEP. 27, 2002

LEGAL DESCRIPTION:

APN: 163-04-402-002 & 003

THE W 1/2 OF THE NE 1/4 OF THE SW 1/4 OF THE SW 1/4 OF SECTION 4, TOWNSHIP 21 SOUTH, RANGE 60 EAST M.D.M., CLARK COUNTY, NEVADA.

SITE DATA:

CURRENT ZONING:	R-E (RESIDENCE ESTATES)
JURISDICTION:	CITY OF LAS VEGAS
APN:	163-04-404-002 & 003

TOTAL SITE ACREAGE

GROSS:	±2.8 ACRES (±112,945 SF)
NET:	±2.4 ACRES (±103,959 SF)
NUMBER OF LOTS:	5
DENSITY:	2.0 UNITS PER ACRE
MAXIMUM LOT SIZE:	24,035 SF
MINIMUM LOT SIZE:	16,518 SF
AVERAGE LOT SIZE:	20,392 SF BELLA MONTE ESTATES
AVERAGE LOT SIZE:	20,145 SF (CANYON ESTATES)
AVERAGE LOT SIZE:	17,294 SF (SYCAMORE SQUARE)

SETBACKS:

FRONT:	25 FEET MIN.
REAR:	30 FEET MIN.
SIDE:	10 FEET MIN.

NOTE:
ALL PROPOSED RESIDENTIAL STRUCTURES TO HAVE FIRE SPRINKLER SYSTEMS

LEGEND:

- EXISTING PARCEL/BOUNDARY LINE
- EXISTING RIGHT-OF-WAY LINE
- EXISTING ROADWAY CENTERLINE
- EXISTING PROPERTY LINE
- EXISTING EASEMENT LINE
- EXISTING 24" CURB AND GUTTER
- EXISTING EDGE OF PAVEMENT
- EXISTING CMU WALL
- PROPOSED 24" CURB AND GUTTER
- PROPOSED RIGHT-OF-WAY LINE
- PROPOSED PROPERTY LINE
- PROPOSED EASEMENT LINE
- PROPOSED BUILDING SETBACK LINE

LINE DATA TABLE:

No.	BEARING	DISTANCE
L1	S04°14'17"E	6.03'
L2	S04°14'17"E	6.03'
L3	S04°14'10"E	6.03'
L4	S04°14'10"E	6.03'

THIS INFORMATION IS FOR CONCEPTUAL DISPLAY PURPOSES ONLY. NO LIABILITY IS ASSUMED AS TO THE ACCURACY OF THE DATA DELINEATED HEREON.

DATE PREPARED: JULY 7, 2006

REV #	BY	DATE	DESCRIPTION	APPROVAL

OWNER / DEVELOPER
WESLEY GLOVER - SHARON FJARE
BRIAN EHLERT
1936 PADONA DRIVE
LAS VEGAS, NV 89117
(702) 338-8808
FAX (702) 382-3818

CIVIL DESIGN SERVICES, LLC
3733 BRYCE DRIVE
LAS VEGAS, NV 89103
(702) 348-5734
FAX (702) 382-9721

PROJECT: BELLA MONTE ESTATES
APN 163-04-402-002 & 003
PT GOV LOT 81 CITY OF LAS VEGAS

SHEET TITLE: SITE PLAN

SCALE: 1" = 30'
JOB NO: ----
DRAWN BY: MRA
CHECKED BY: MRA
SHEET NO: 1 OF 1

ZON-14315 VAR-14317
SDR-14314 REVISED
REVISED 07/27/06 PC