



SUP-15282

13625.2

SITE INFORMATION

ASSESSORS PARCEL NUMBER: 25.27 113.607
 CURRENT ZONING: T-C
 SITE AREA: 47.63 ACRES 274,695 S.F.
 BUILDING AREA: 41,496 S.F.
 SITE COVERAGE - BUILDING: 18.0 %
 PARKING PROVIDED: 236 SPACES
 PARKING RATIO: 6.50/1000 SF

PARKING REQUIRED BASED UPON THE FOLLOWING

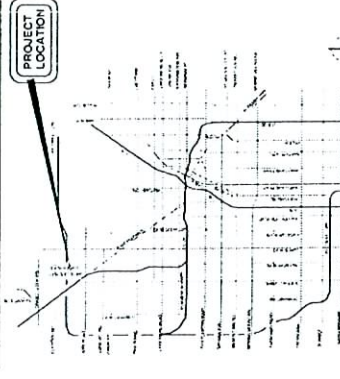
RETAIL (3,000 SF) @ 1200 = 104 SPACES
 BEAUTY / NON RETAIL (2,000 SF) @ 1000 = 14 SPACES
 OFFICE / MEDICAL LESS THAN 2000 SF 12,000 SF @ 1200 = 10 SPACES
 RESTAURANT DINING (3,000 SF) @ 1400 = 12 SPACES
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 RESTAURANT DINING (3,000 SF) @ 1400 = 12 SPACES
 RESTAURANT DINING (3,000 SF) @ 1400 = 12 SPACES
 TOTAL REQUIRED (44,466 SF) 1310 SPACES
 TOTAL PROVIDED: 236 SPACES

Site 1310 sq ft.

OWNER

TENAYA VILLAGE, LLC
 6800 W. Charleston Blvd. Ste. 120
 Las Vegas, NV 89130
 Contact: Josh Thompson, Josh Thompson
 Phone: 702.798.5111 Fax: 702.852.7764

VICINITY MAP



Vedolgo Patsch AIA

Date: 7/06/06

Project No: 04-125 ASRS

Scale: 1" = 30'-0"

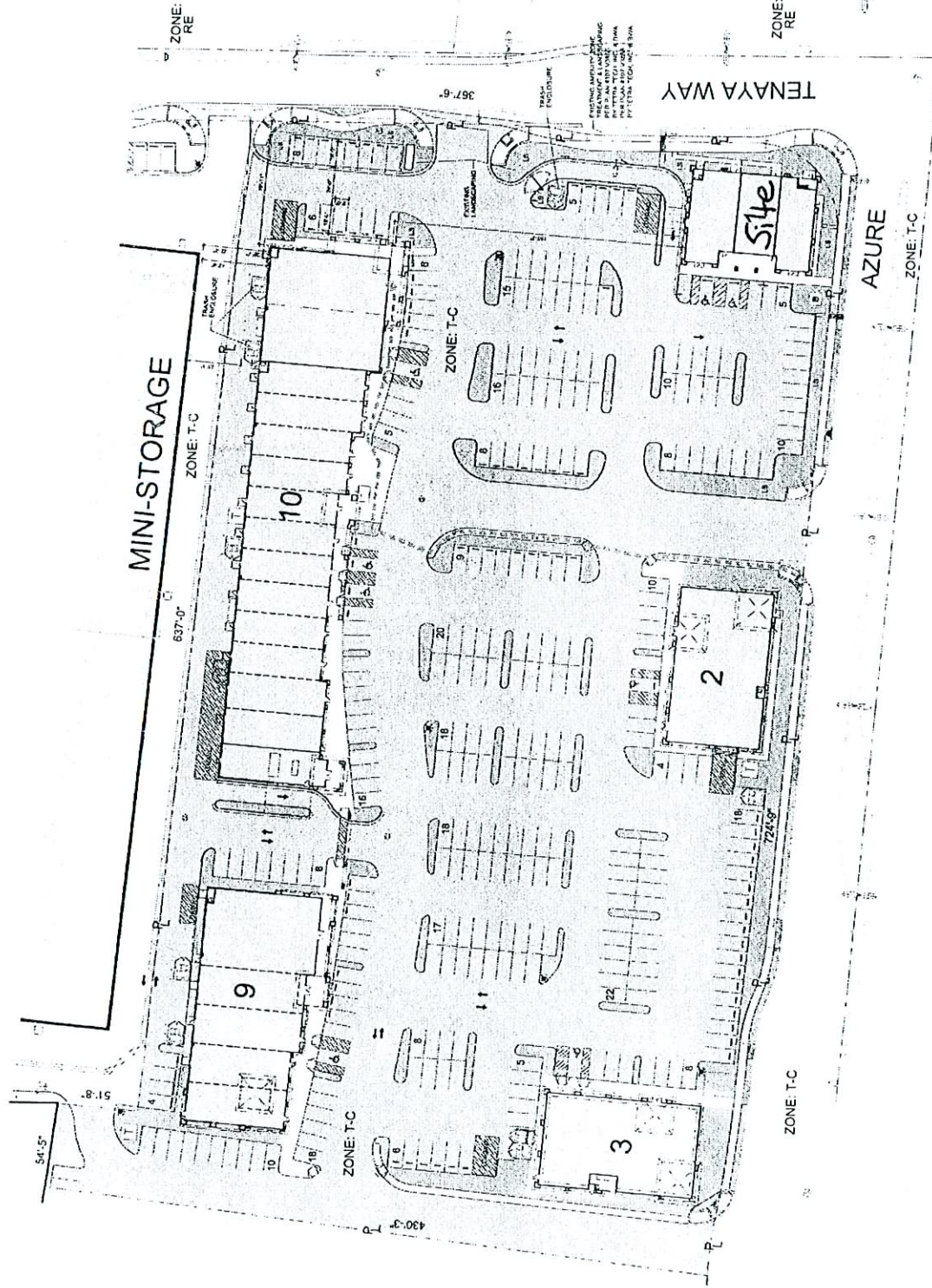
0 15 30 60 90

SITE PLAN

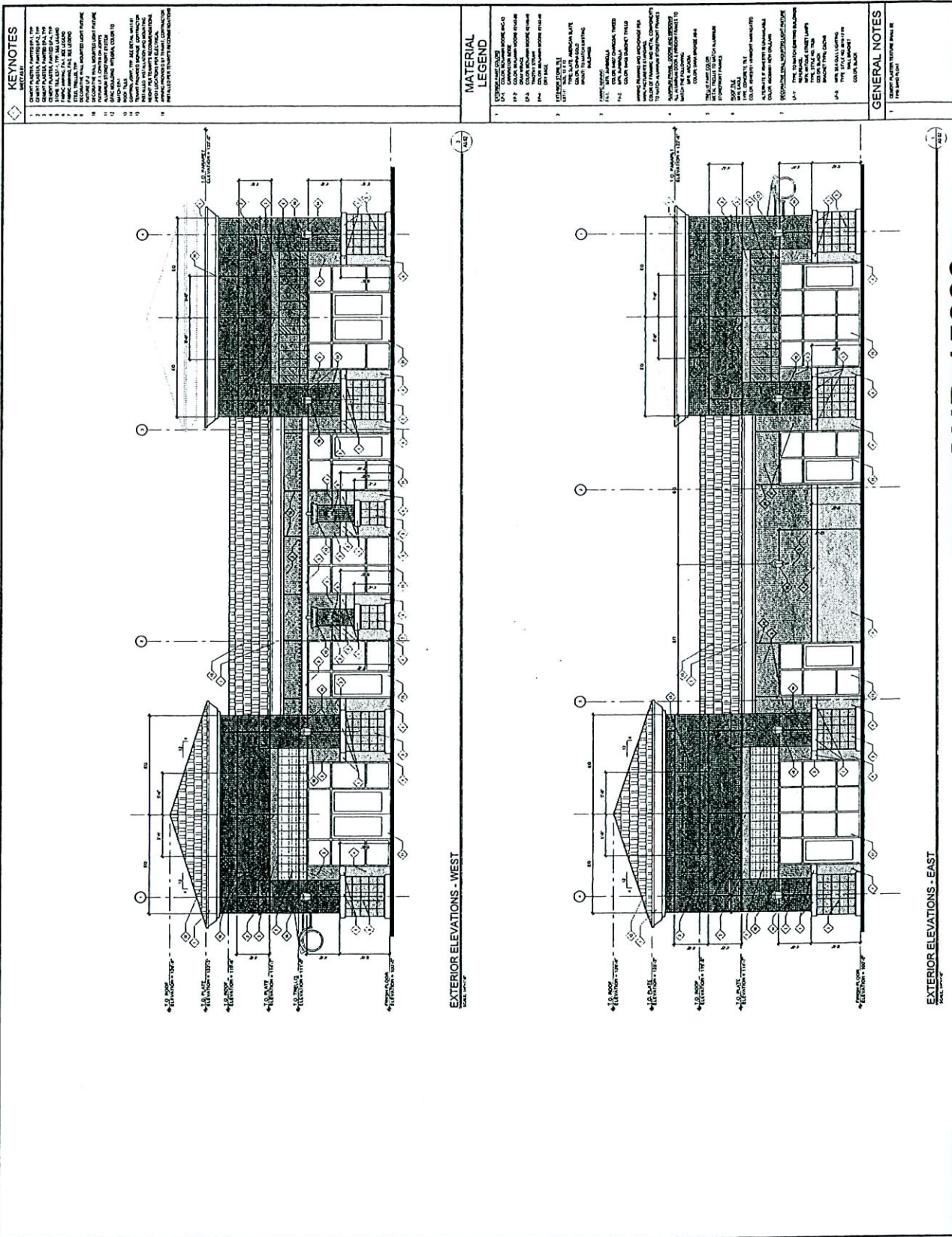
NW Corner of Azure Drive & Tenaya Way - 7220 W Azure Drive Las Vegas, NV 89130

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Tenaya Village - Phase I



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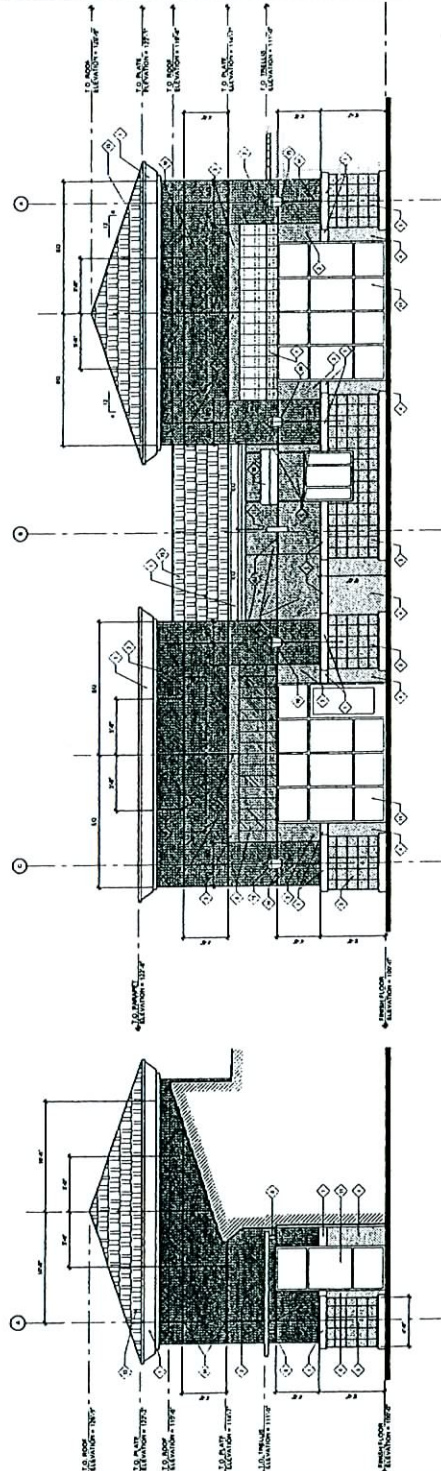
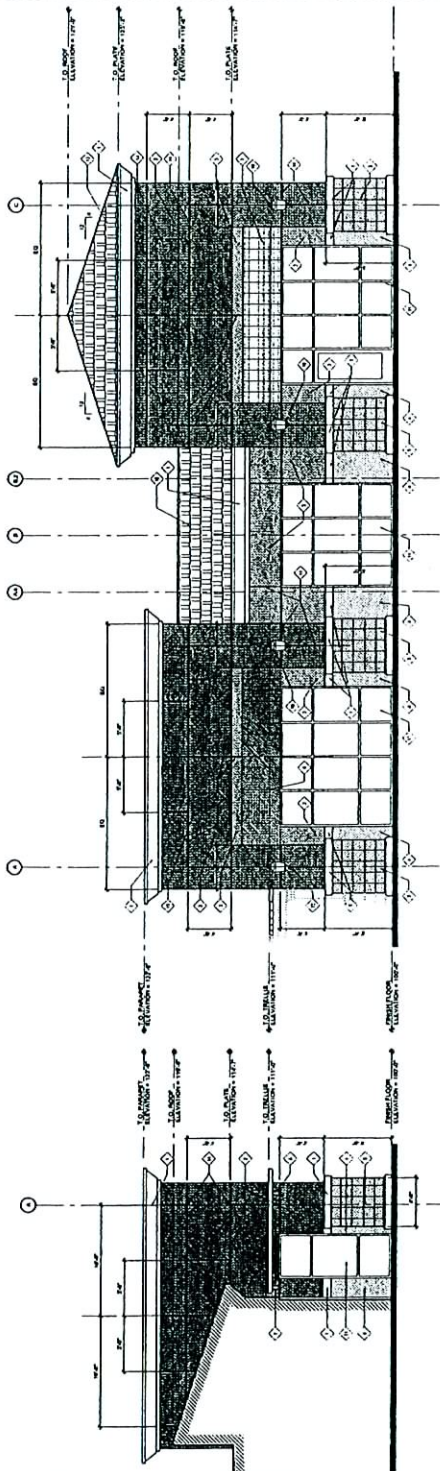
A5.02

EXTERIOR ELEVATIONS - SOUTH

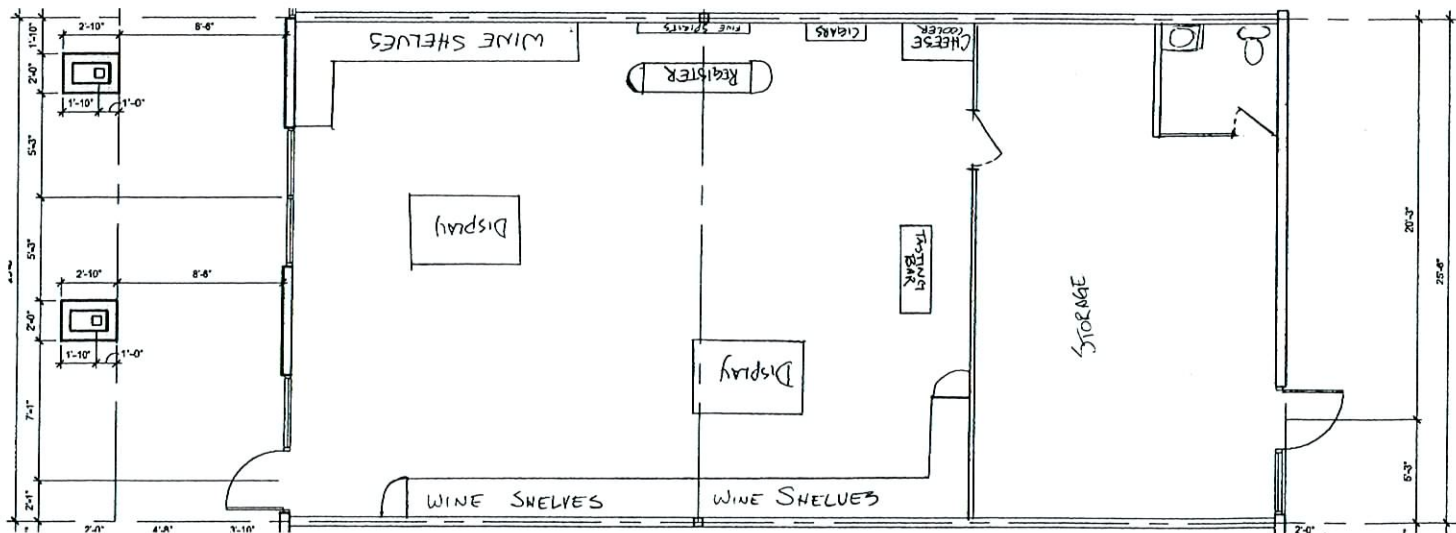
EXTERIOR ELEVATIONS - SOUTH

MATERIAL LEGEND

GENERAL NOTES

[illegible][illegible]

Wino 100



TENAYA VILLAGE CENTER

Parking Analysis Update
29-Jun-06

Bldg #	Address	Total (sf)	Retail (sf) (1/250)	Medical/Beauty (sf) (1/50&1/200)	Restaurant (sf) (1/50&1/200)	
1	7220 Azure Drive	4,351	2,651	0	1,700	Includes drive thru
2	7260 Azure Drive	5,958	4,008	1,950	0	
3	7290 Azure Drive	5,958	5,958	0	0	
9	7280 Azure Drive	10,500	5,700	1,750	3,050	
10	7240 Azure Drive	22,719	8,679	4,390	9,650	
		49,486	26,996	8,090	14,400	

RETAIL PARKING CALCULATIONS

Retail Parking Required (per Las Vegas Zoning Ordinance) = 1 space/250 sf

$$26,996/250 = 107.98$$

Total Parking for Retail =	108 spaces
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MEDICAL/BEAUTY SALON PARKING CALCULATIONS

Barber/Beauty Salon in 25,000 sf Shopping Center (per Las Vegas Zoning Ordinance) = 1 space/200 sf

Office/Medical/Dental up to 2,000 sf (per Las Vegas Zoning Ordinance) = 1 space/200 sf

$$8,090/200 = 40.45$$

Total Parking for Retail =	41 spaces
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RESTAURANT PARKING CALCULATIONS (W/O DRIVE THRU)

Seating/Waiting Area for Restaurant (per Zoning Code without drive thru) = 1 space/50 sf of seating/waiting area

Estimated 6,475 sf is seating/waiting area

$$(6,350)/50 = 127.00$$

= 127 spaces

Remaining Restaurant Parking (per Zoning Code without drive thru) = 1 space/200 sf of remaining area

Estimated 6,475 sf is remaining gross floor area

$$(6,350)/200 = 31.75$$

= 32 spaces

RESTAURANT PARKING CALCULATIONS (WITH DRIVE THRU)

Remaining Restaurant Parking (per Zoning Code with drive thru) = 1 space/100 sf

$$1,700/100 = 17 \text{ spaces}$$

Total Parking for Restaurant with Drive Thru =	176 spaces
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PARKING SUMMARY (total build-out)

Total Spaces Required =	325 spaces
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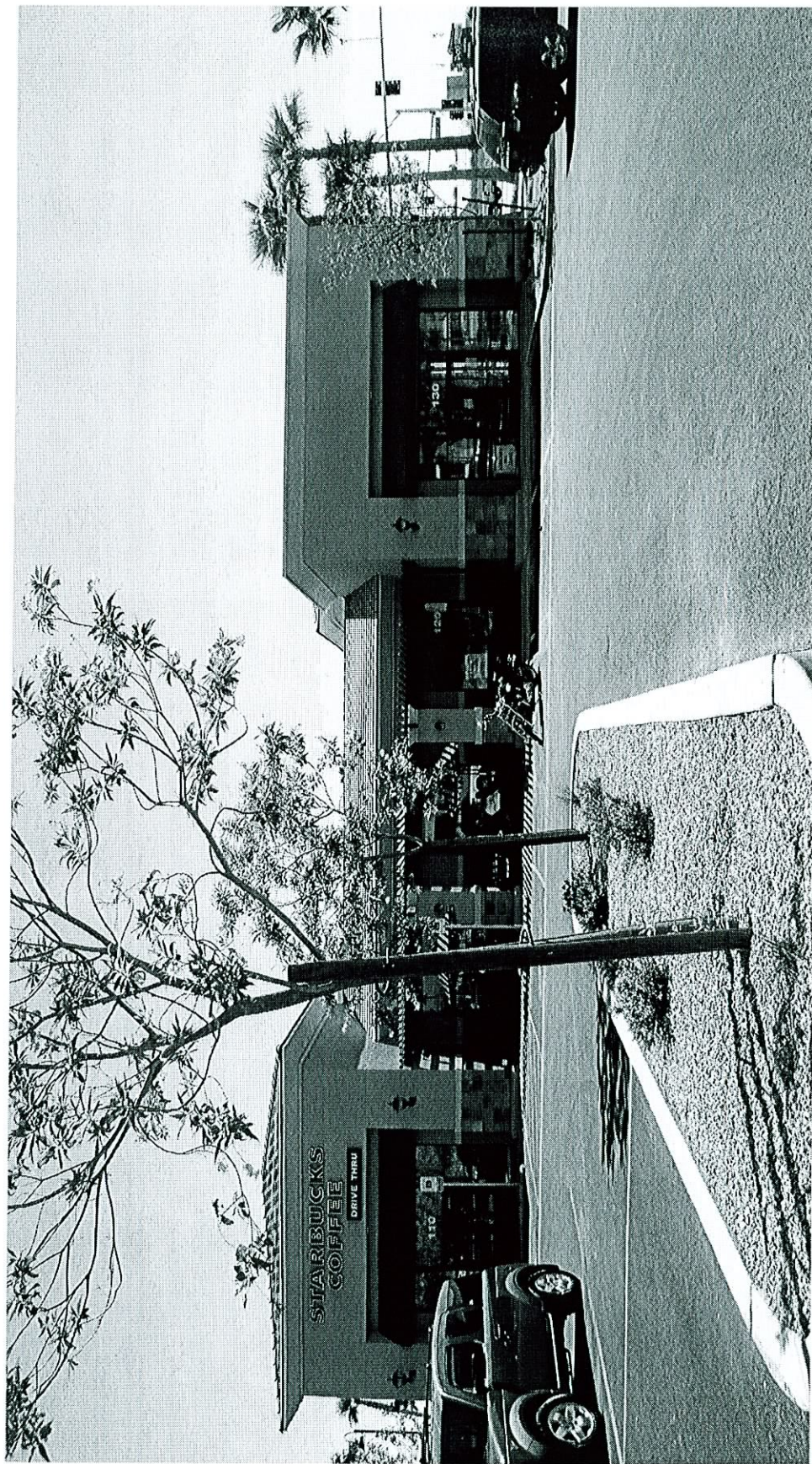
Total Spaces Provided =	326 spaces
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Conclusion: Minimum Parking Requirements met

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JUL 18 2006



SUP-15282 - APPLICANT: TVC 707, LLC - OWNER: WINEAUX, INC
7220 AZURE DRIVE, SUITE 110
SEPTEMBER 7, 2006 PLANNING COMMISSION

08/08/06



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