

PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

VAR-14313

Case Number: _____ APN: 163-01-201-006

Name of Property Owner: MAX JONES PROFESSIONAL PLAZA

Name of Applicant: DENNIS IWASAKA

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: _____

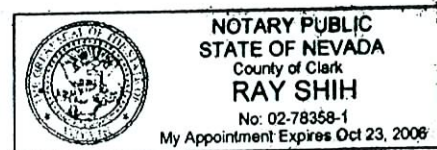
Print Name: _____

Yong Sheng Huang

Subscribed and sworn before me

This 1 day of April, 2006

Notary Public in and for said County and State



SITE DATA	
LOT AREA GROSS TOTAL:	43,644 S.F.
RIGHT-OF-WAY AREA:	6,650 S.F.
EXISTING ZONING:	R-E
PROPOSED ZONING:	C-P
DESCRIPTION	
PROPOSED OFFICE BUILDING:	21,551 S.F. TOTAL
BASEMENT PARKING GARAGE:	11,739 S.F. TOTAL

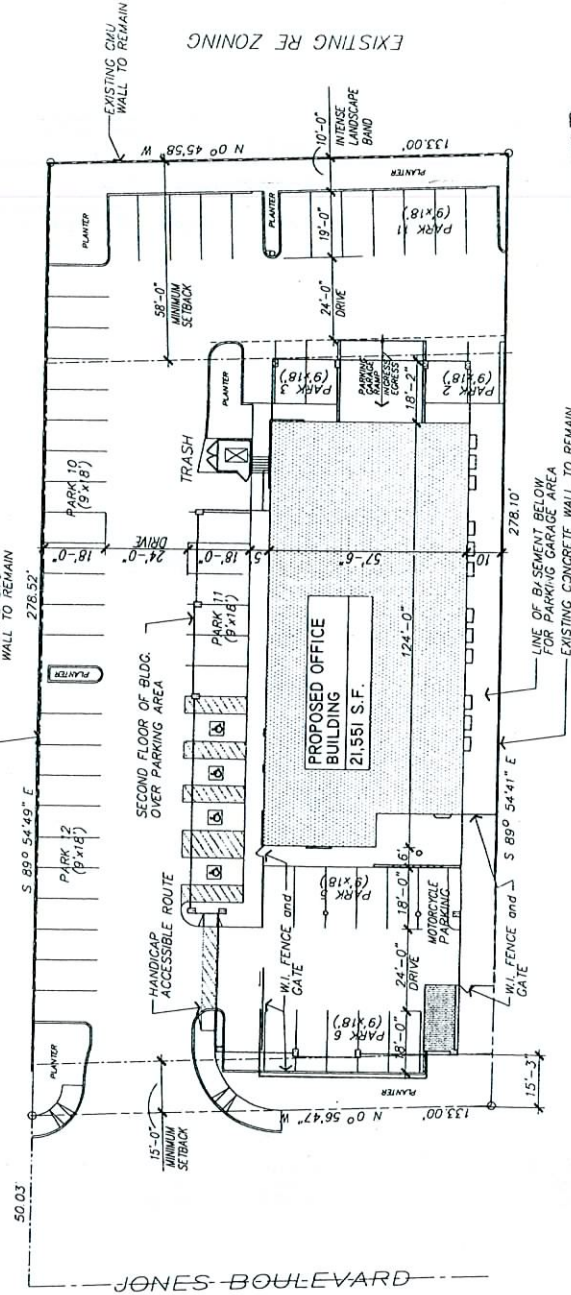
PARKING REQUIRED	
OFFICE:	21,551 S.F. at 1/1000 = 89 SPACES
TOTAL PARKING REQUIRED:	89 SPACES
(4 HANDICAPPED SPACES)	
TOTAL PARKING PROVIDED:	90 SPACES
90 SPACES BASEMENT GARAGE	
(INCLUDES 4 HANDICAPPED SPACES)	
30 SPACES BASEMENT GARAGE	

MARK ROSS JOHNSON
ARCHITECT
4190 WEST UNIVERSITY AVENUE ■ LAS VEGAS, NEVADA 89103
TEL: (702) 869-3808 FAX: (702) 869-3815

PROPOSED OFFICE BUILDING
A.P.N. #163-01-201-006
1506 S. JONES BLVD.
FOR: MAX REALTY & ASSOC.
LAS VEGAS, NEVADA
Date: 09-08-05
PROJECT NUMBER: 200610

A-1.1

EXISTING C-1 ZONING



EXISTING C-P ZONING



2 LOCATION MAP
NOT TO SCALE

1 SITE PLAN
SCALE: 1/16" = 1'-0"

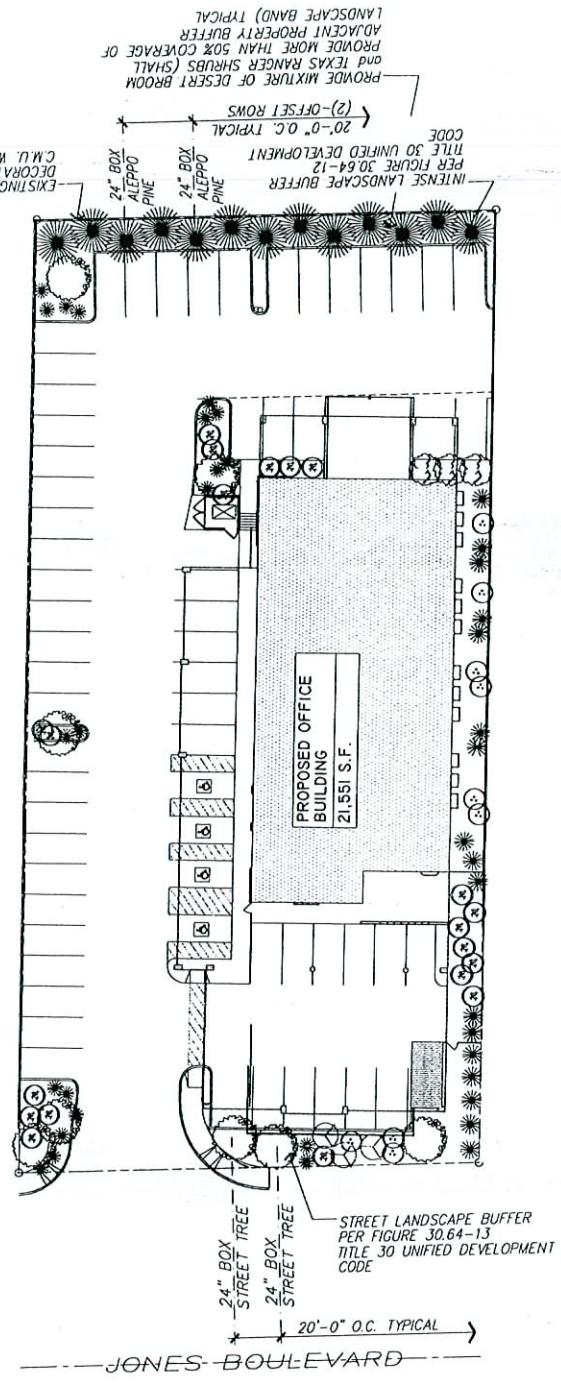
JUN 13 2006

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VAR-14313
08/24/06 PC
SDR-14311

LANDSCAPE LEGEND		NOTES
#	DESCRIPTION	
	PURPLE LEAF PLUM - 15 GALLON	NOTE: SHRUBS SHALL COVER MORE THAN 50% OF LANDSCAPE AREA ON STREET FRONTAGE
	ALEPPO PINE - 24" BOX	
	MESQUITE TREE - 24" BOX	NOTE: SHRUBS SHALL COVER MORE THAN 50% OF LANDSCAPE AREA @ ADJACENT PROPERTY BUFFER
	MEXICAN BIRD OF PARADISE - 10 GALLON	
	BUTTERFLY BUSH - 5 GALLON	INORGANIC GROUND COVER: GROUND COVER TREATMENT TO BE 3"-6" RIVER ROCK
	DESERT BROOM - 5 GALLON	
	TEXAS RANGER - 1 GALLON	

EXISTING C-1 ZONING



1 LANDSCAPE PLAN
SCALE: 1/16" = 1'-0"

08/24/06 PC VAR-14313
SDR-14311

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JUN 13 2006

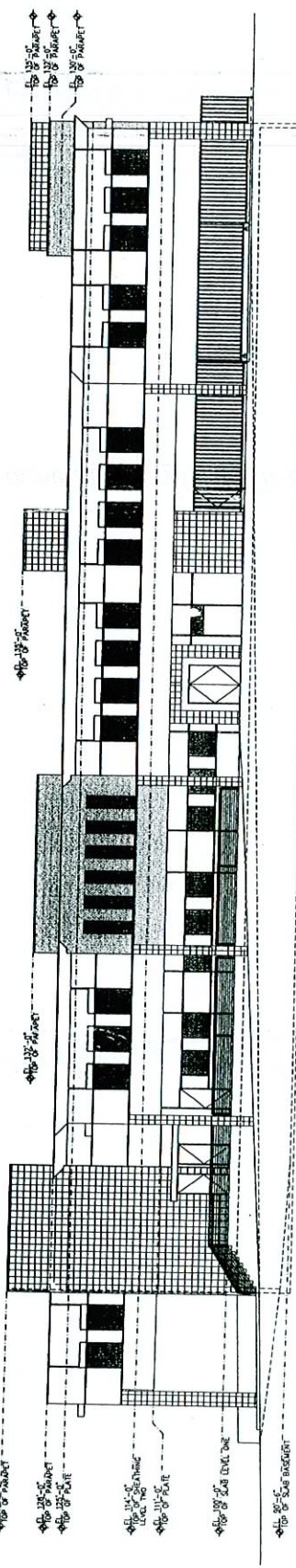
L-1

PROJECT NUMBER
200510

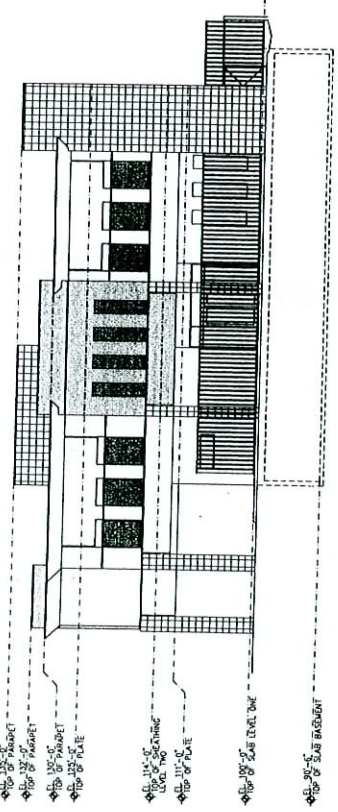
Date: 09-8-05

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LAS VEGAS, NEVADA
1506 S. JONES BLVD.
A.P.N. #163-01-201-006
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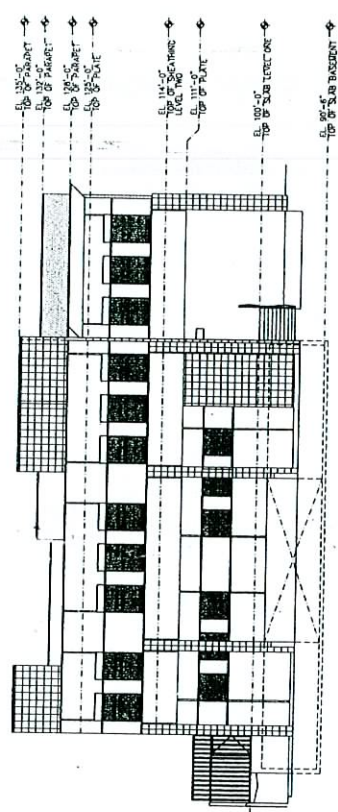
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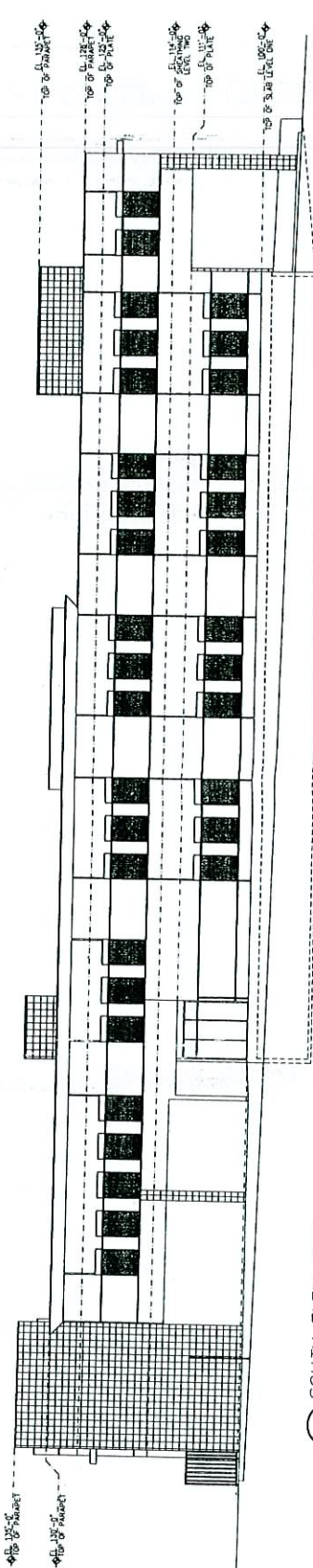
4 NORTH ELEVATION
SCALE 1/8" = 1'-0"



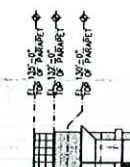
3 WEST ELEVATION
SCALE 1/8" = 1'-0"



2 EAST ELEVATION
SCALE 1/8" = 1'-0"



1 SOUTH ELEVATION
SCALE 1/8" = 1'-0"



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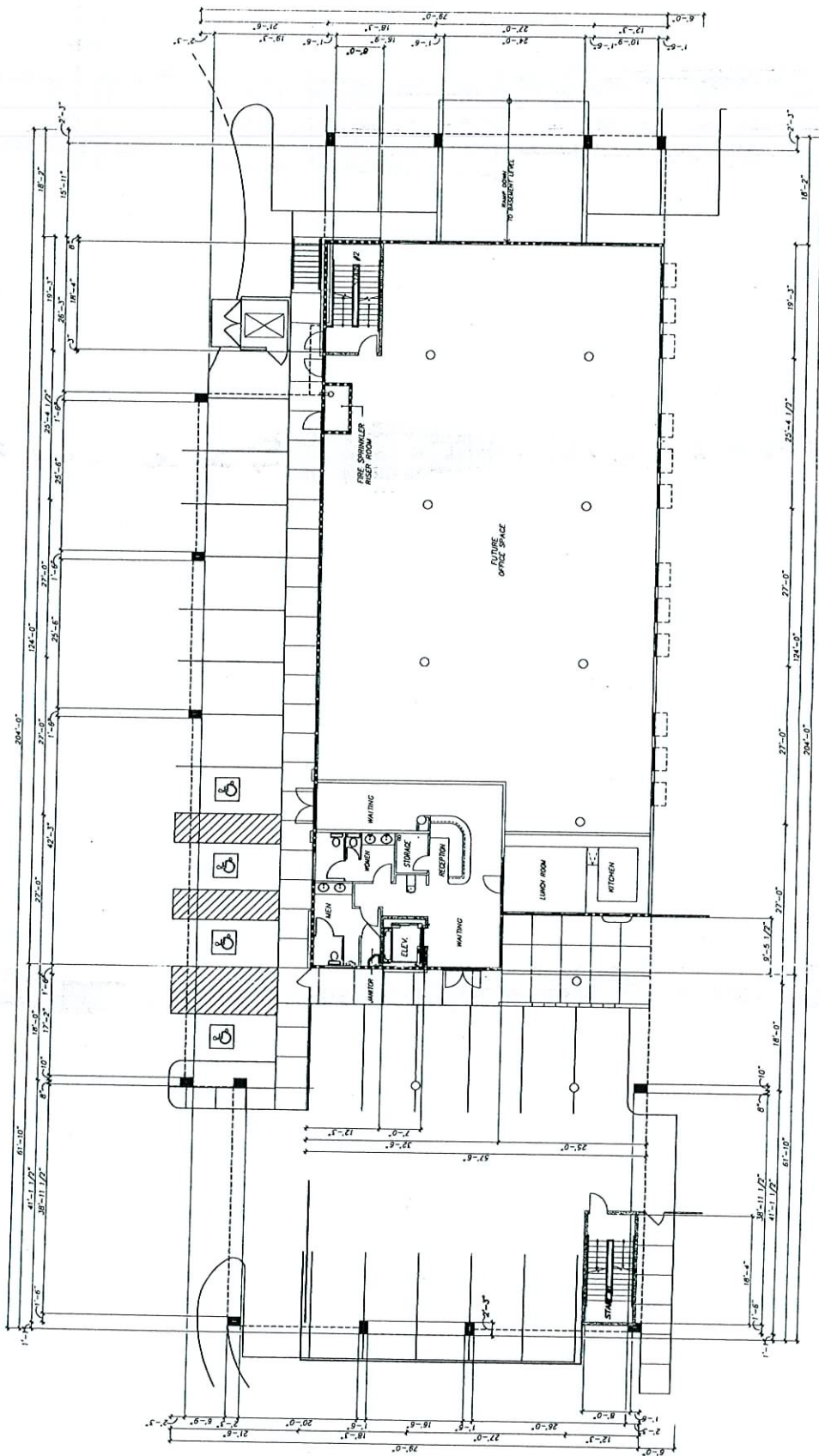


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JUN 13 2006
A-3.2



1 LEVEL ONE FLOOR PLAN
SCALE: 1/8" = 1'-0"
LEVEL ONE: 6,804 SQ. FT.
LEVEL TWO: 4,657 SQ. FT.
TOTAL BUILDING: 21,551 SQ. FT.
VAR-14313
SDR-14311

08/24/06 PC