



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: EOT-18434 APN: 140-30-520-017 thru -033
140-30-503-001 and -002
Name of Property Owner: 1. Phoenix Gardens Ltd, 2. Creative Capital LLC, 3. Richard Ehrlich
Name of Applicant: Taney Engineering

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: _____

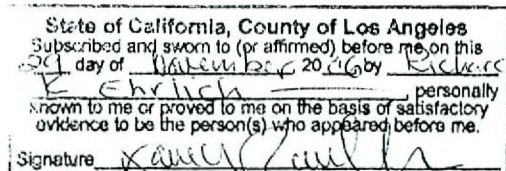
Signature of Property Owner: Richard Ehrlich

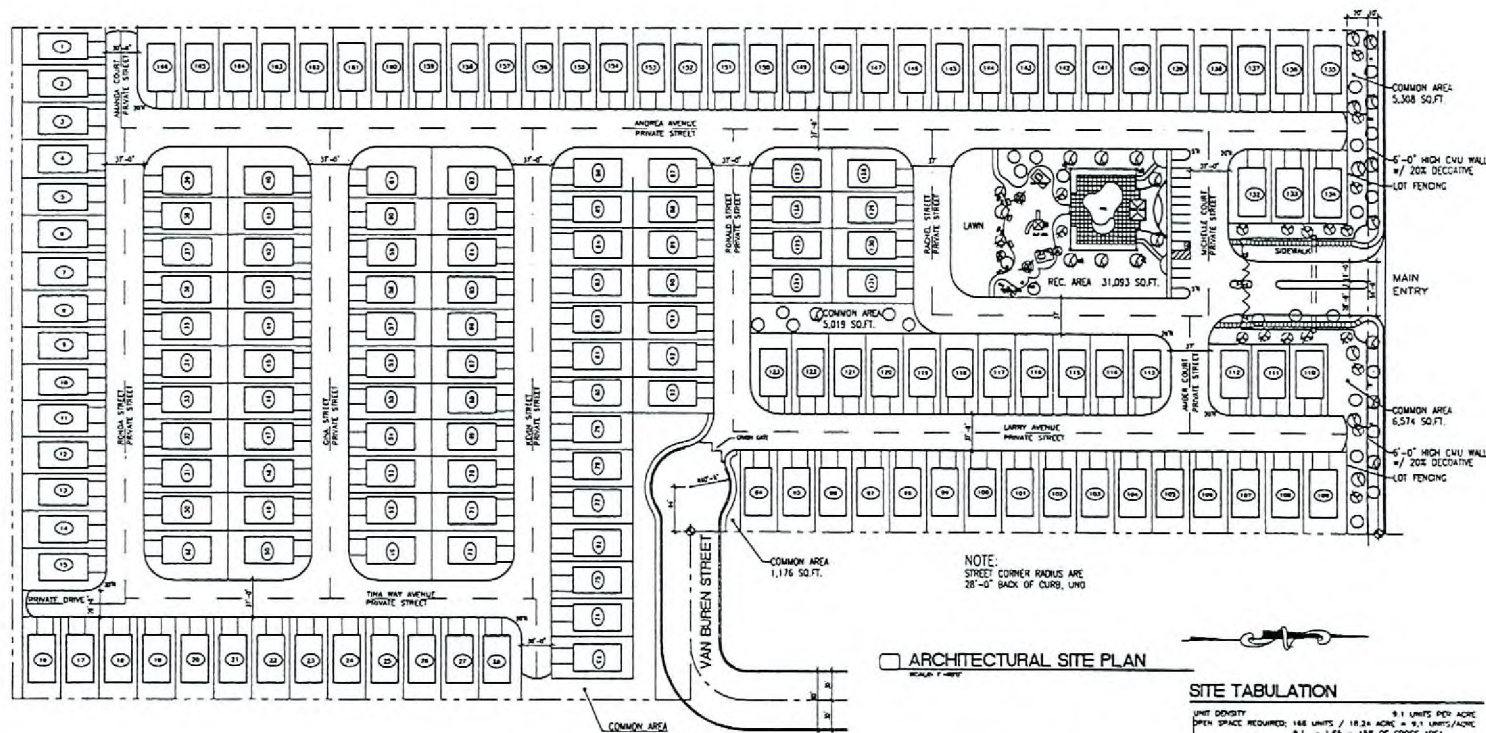
Print Name: Richard Ehrlich

Subscribed and sworn before me

This _____ day of _____, 20____

Notary Public in and for said County and State



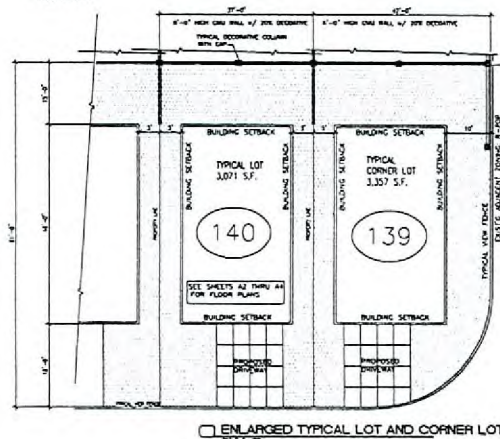
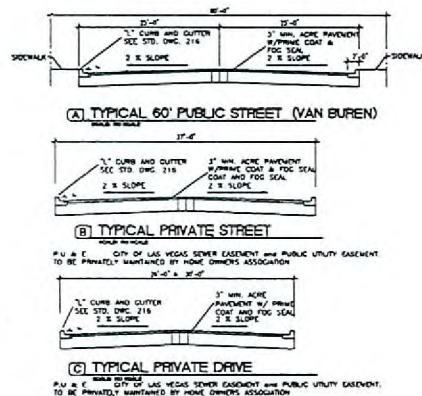
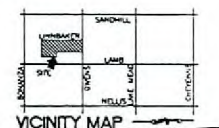


ARCHITECTURAL SITE PLAN
SCALE: 1/4" = 1'-0"

SITE TABULATION

UNIT DENSITY: 9.1 UNITS PER ACRE
 OPEN SPACE REQUIRED: 188 UNITS / 18.24 ACRES = 9.1 UNITS/ACRE
 9.1 x 1.65 = 15.0% OF GROSS AREA
 138 x 18.24 = 2,517.12 ACRES = 50,426 - 155,222.53 S.F.
 OPEN SPACE PROVIDED: 60,426 S.F.
 SITE AREA (GROSS): 18.24 ACRES
 SITE AREA (NET): 17.87 ACRES
 2 PARKING SPACES PER UNIT = 332 PARKING SPACES
 OTHER ON SITE SPACES = 14 PARKING SPACES

EXIST'G ADJACENT ZONING: R-1016	EXIST'G ADJACENT ZONING: R-1016
PROPOSED ADJ. 1-10-30-363-001; R-1016	PROPOSED ADJ. 1-10-30-363-001; R-1016
EXIST'G ADJ. 1-10-30-363-001; R-1016	EXIST'G ADJ. 1-10-30-363-001; R-1016
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ADJACENT WATER PLANNED ZONING: M-1016	ADJACENT WATER PLANNED ZONING: M-1016
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ENLARGED TYPICAL LOT AND CORNER LOT
SCALE: 1/4" = 1'-0"

LARRY TINDALL
 RESIDENTIAL DESIGNER
 3531 E. RUSSELL RD. SUITE C
 LAS VEGAS, NEVADA 89120
 OFFICE - (702) 597-5597
 FAX - (702) 597-5598



OWENS COURT SITE
 DO NOT SCALE DRAWING
 WITH DIMENSIONS AND NOTES. ALL DIMENSIONS ARE IN FEET AND INCHES. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.

REVISION	DATE	BY

JOB # 0419
 FILE NAME
 DATE 10-28-04

NUMBER
S-1
 SITE PLAN

RECEIVED

DEC 04 2006

EOT-18434
01/17/06 CC