PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **ZON-19647** APN: 138-03-701-003

Name of Property Owner: Craig 95 LLC c/o Abrar Mgmt

Name of Applicant: Platinum Realty and Development

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: Ali Kaveh

Print Name: Ali Kaveh Craig 95 L.L.C

Subscribed and sworn before me

This 12th day of Sept., 20 06

Dorothy Grace Shoen

Notary Public in and for said County and State

Notary Public - State of Nevada
County of Clark
DOROTHY GRACE SHOEN
My Appointment Expires
No: 96-5387-1 December 2, 2008

RECEIVED

CRAIG & US 95

PRELIMINARY SITE PLAN

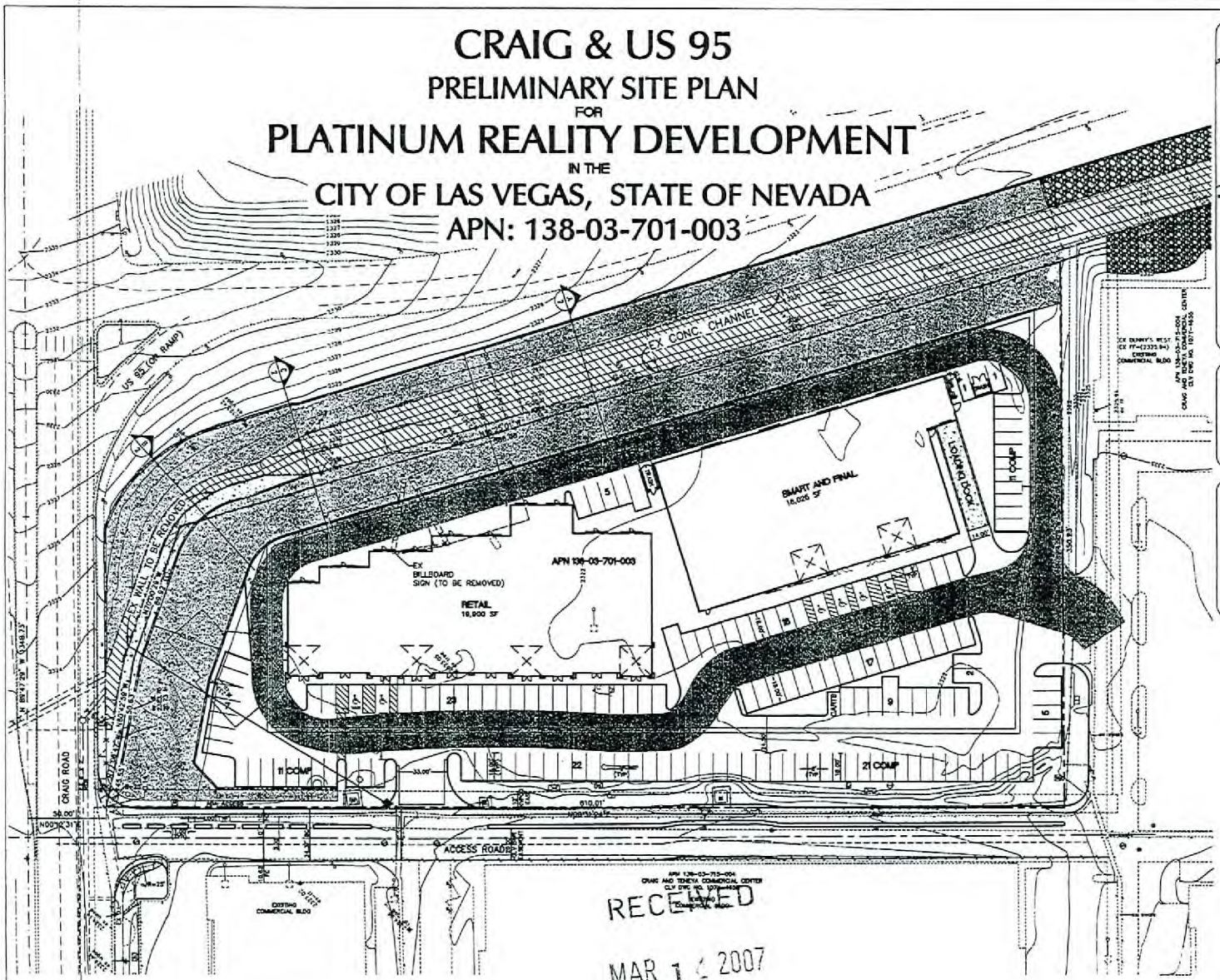
FOR

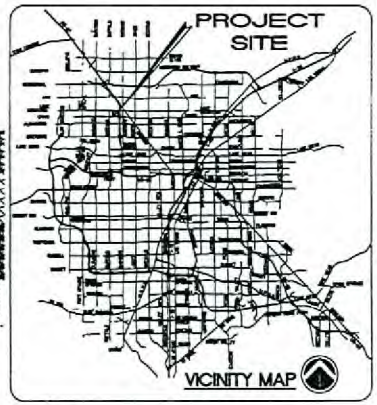
PLATINUM REALITY DEVELOPMENT

IN THE

CITY OF LAS VEGAS, STATE OF NEVADA

APN: 138-03-701-003





LEGEND

- FIRE LANE
- EXISTING DRAINAGE IMPROVEMENTS
- PROPOSED DRAINAGE IMPROVEMENTS

US 95 AND CRAIG RETAIL CENTER

TOTAL BLDG. SQ.FT.:	37,695 SF
(DISR. LOT COVERAGE)	
NET AREA:	5.83 AC
CURRENT ZONING:	U
PROPOSED ZONING:	C-1
REQUIRED PARKING:	152 EA
(W/ZONE-REQUIRED PARKING)	
PARKING PROVIDED TOTAL:	152 EA
HANDICAP (REGULAR):	4 EA
HANDICAP (VAN):	2 EA
COMPACT (20%):	43 EA
HANDICAP (REGULAR):	103 EA
OCCUPANCY: M(1/30 SF) 2 EXITS REQ. FOR 50 OCCUPANTS OR 3000 SF	
16,020 SF SMART & FINAL BLDG.	801 OCCUPANTS
18,900 SF RETAIL BLDG.	630 OCCUPANTS

PROPOSED WAIVERS AND VARIANCES

1. PARKING LANDSCAPE FINGERS
2. PERIMETER LANDSCAPING

GRAPHIC SCALE

(IN FEET)

HORIZONTAL SCALE= 1"=30'

RECEIVED

MAR 1 2 2007

ZON-19674

04/12/07 PC

REVISED

NOTICE TO CONTRACTOR !

EXISTING UTILITY LOCATIONS SHOWN HEREON ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCING CONSTRUCTION. NO REPRESENTATION IS MADE THAT ALL EXISTING UTILITIES ARE SHOWN HEREON. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR UTILITIES NOT SHOWN OR UTILITIES NOT SHOWN IN THEIR PROPER LOCATION.

AVOID CUTTING UNDERGROUND UTILITIES. IT'S COSTLY.
CALL before you Dig
1-800-227-2600
UNDERGROUND SERVICE (USA)

AVOID HITTING OVERHEAD POWER LINES. IT'S COSTLY.
CALL 1-702-227-2600

NO.	DATE	BY	APV'DL	REVISION DESCRIPTION

PROFESSIONAL ENGINEER — EDWARD M. RAINOVICH — CIVIL — NEVADA

STAMP DATE:

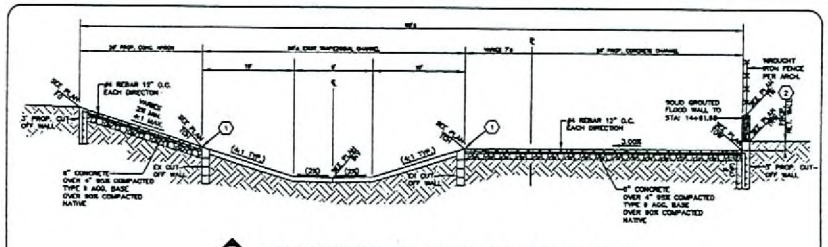
CONSENSENTS SOUTHWEST
LAND PLANNING • MAPPING • DEVELOPMENT
2610 North Beltline Drive
Las Vegas, Nevada 89110
Telephone (702) 644-1110
fax (702) 644-1113

TITLE: PRELIMINARY SITE PLAN

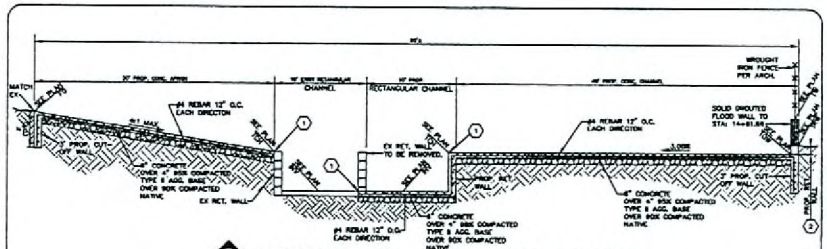
PROJECT: CRAIG & US 95 COMMERCIAL SITE

CITY OF LAS VEGAS — NEVADA

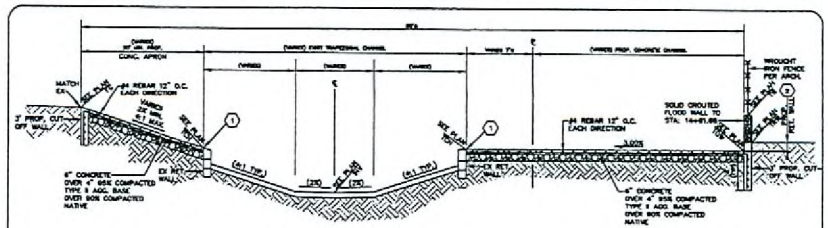
WORK ORDER NO.	80608
DESIGN BY:	ER
DRAWN BY:	JSG
DATE:	03/14/07
SCALE:	AS SHOWN
SHEET	1 OF 2 SHEETS
CLV DWG NO.	NO.



A 4 STORM DRAIN TRAPEZOIDAL CHANNEL SECTION
NO SCALE



B 4 STORM DRAIN RECTANGULAR CHANNEL SECTION
NO SCALE



C 4 STORM DRAIN TRANSITION SECTION
NO SCALE

NOTES:

1. APPLY CONCRETE BONDING AGENT TO EX WALL. USE #5 REBAR DOWELS EMBEDDED 6" MIN. INTO NEW CONCRETE WITH BONDING AGENT. DOWELS TO BE SPACED 12" MAX. ALONG CONNECTION
2. STRUCTURAL DESIGN BY OTHERS.
3. MATCH AND REPLACE MISSING RIP-RAP AS REQUIRED.

NO.	DATE	BY	APV'D	REVISION DESCRIPTION

PROFESSIONAL ENGINEER REGISTERED STATE OF NEVADA
EDWARD M. RADOVICH
Date 3-14-07
CIVIL
No. 9848

STAMP DATE:

3410 North Buffalo Drive
Las Vegas, Nevada 89129
Telephone: (702) 656-9700
Fax: (702) 656-9713
SOUTHWEST
LAND PLANNING • MAPPING • DEVELOPMENT

TITLE: PRELIMINARY SITE PLAN

PROJECT: CRAIG & US 95 COMMERCIAL SITE

CITY OF LAS VEGAS NEVADA

WORK ORDER NO. 005509
DESIGN BY: DR
DATE: 03/07
SCALE: AS SHOWN
SHEET 2 OF 2 SHEETS
CLV DWG NO.
NO.

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MAR 14 2007

ZON-19647 VAR-19646
SDR-19643 04/12/07 PC
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