



**PLANNING & DEVELOPMENT DEPARTMENT**

**STATEMENT OF FINANCIAL INTEREST**

Case Number: **ZON-26010** APN: 125-22-801-011

Name of Property Owner: Bilpar-Tenaya Investments LLC

Name of Applicant: Bilpar-Tenaya Investments LLC

Name of Representative: Michael Andersen

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: \_\_\_\_\_

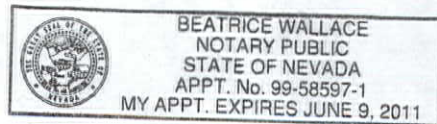
Signature of Property Owner: *Farus Farmanali*

Print Name: FARUS FARMANALI

Subscribed and sworn before me

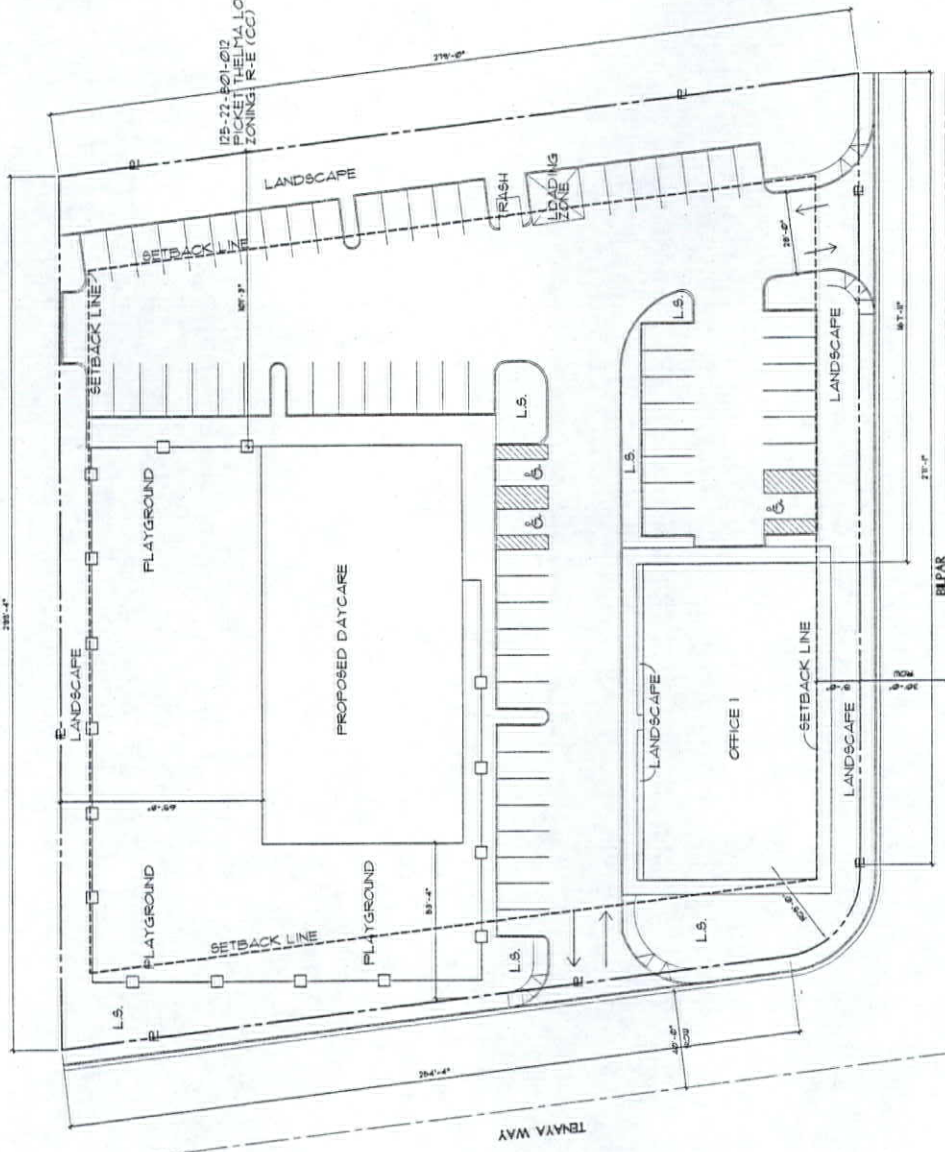
This 11<sup>th</sup> day of Dec, 2007

*Beatrice Wallace*  
Notary Public in and for said County and State



125-22-801-009  
PLANNING BILL  
ZONING: R-E (CC)

125-22-801-012  
PICKET THELMA LOU  
ZONING: R-E (CC)



SITE PLAN

**LOT INFO**

APN - 125-22-801-011  
 ZONING: U-R  
 PROPOSED - O  
 SITE AREA: 86,684 S.F. = 1.99 ACRES  
 % OF LOT COVERED BY BUILDING: 18.18% MAX ALLOWED 30%  
 SETBACKS REQ'D. PROVIDED  
 FRONT: 25'-0" 20'-0"  
 SIDES: 10'-0" 69'-8"  
 CORNER SIDE: 15'-0" 15'-0"  
 REAR: 15'-0" 167'-11"  
 HEIGHT: MAX: 2 STORES OR 35', WHICH EVER IS LESS  
 PROPOSED: 1 STORY, 28'-3" HEIGHT

**SQ. FTG. / PARKING CALCULATION**

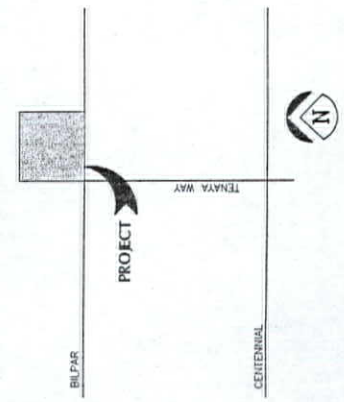
**DAYCARE**  
 SQUARE FOOTAGE: 9410'-0" ±  
 PROPOSED BUILDING CAPACITY: 160  
 PARKING REQUIRED: (DAYCARE ONLY)  
 1/10 CHILDREN, 1/1 STAFF = 41 SPACES  
 41 SPACES PROVIDED

**OFFICE**  
 SQUARE FOOTAGE: 6400'-0" ±  
 PARKING REQUIRED: (OFFICE USE ONLY)  
 1 SPACE PER 300 S.F.  
 6,400 S.F. / 300 = 22

**PARKING REQUIRED: (OFFICE AND MEDICAL USE)**  
 1 SPACE PER 300 S.F. OFFICE - 3,200 S.F. / 300 = 11 SPACES REQUIRED  
 1 SPACE PER 200 S.F. MEDICAL - 3,200 S.F. / 200 = 16 SPACES REQUIRED  
 27 SPACES PROVIDED

**ACCESSIBLE SPACES PROVIDED:**  
 1 PER 25 TOTAL SPACES UP TO 100 = 1 ACCESSIBLE SPACES  
 3 ACCESSIBLE SPACES PROVIDED

**VICINITY MAP**



**RECEIVED**  
 DEC 11 2007

**ZON-26010**  
**01/24/08 PC**