



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-25990** APN: _____

Name of Property Owner: AMRIK SINGH

Name of Applicant: Ace Engineering.

Name of Representative: _____

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: N/A

Partner(s): N/A

APN: 138-02-101-006

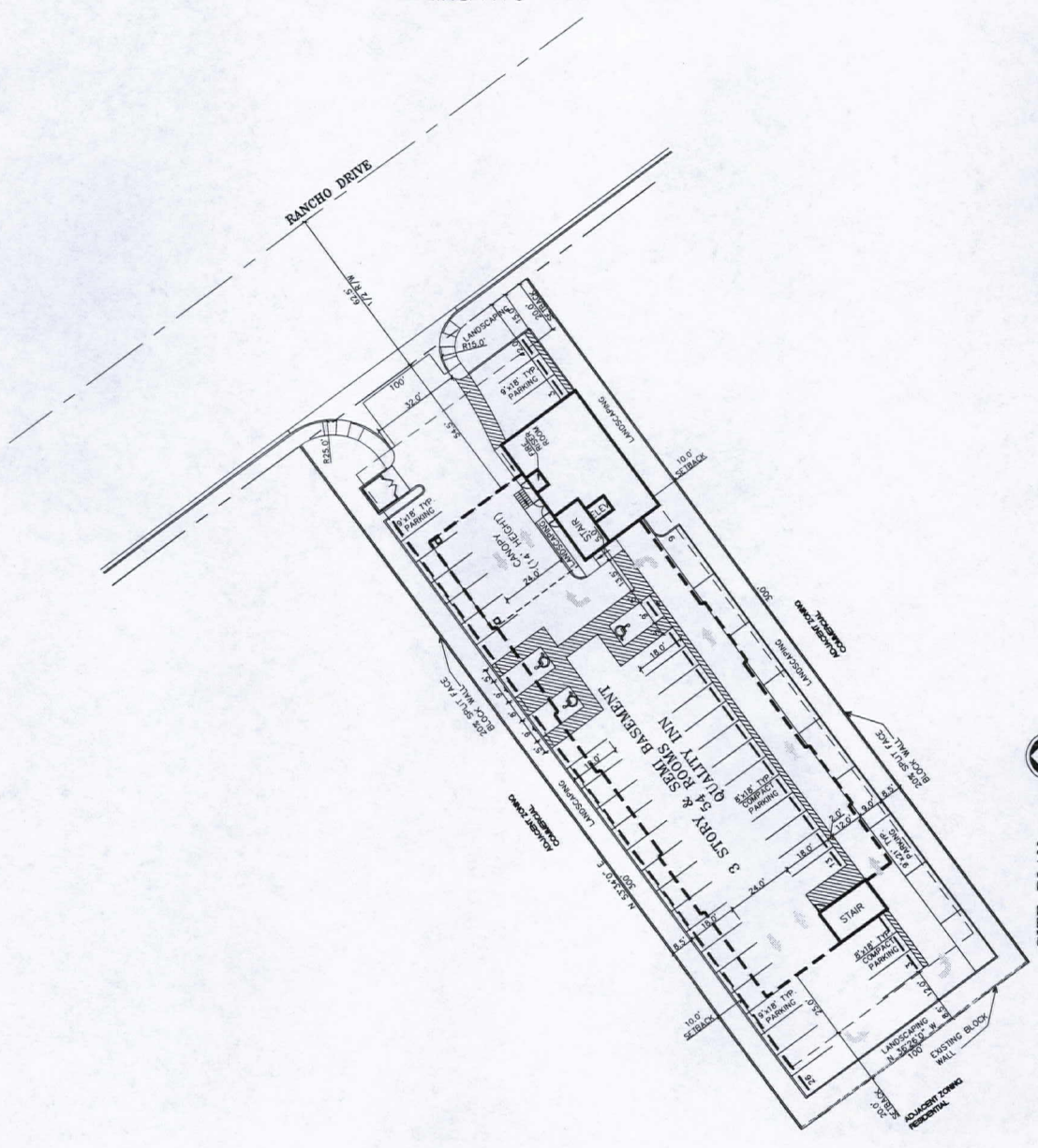
Signature of Property Owner: Amrik Singh

Print Name: AMRIK SINGH

Subscribed and sworn before me

This  Notary Public in and for said County and State

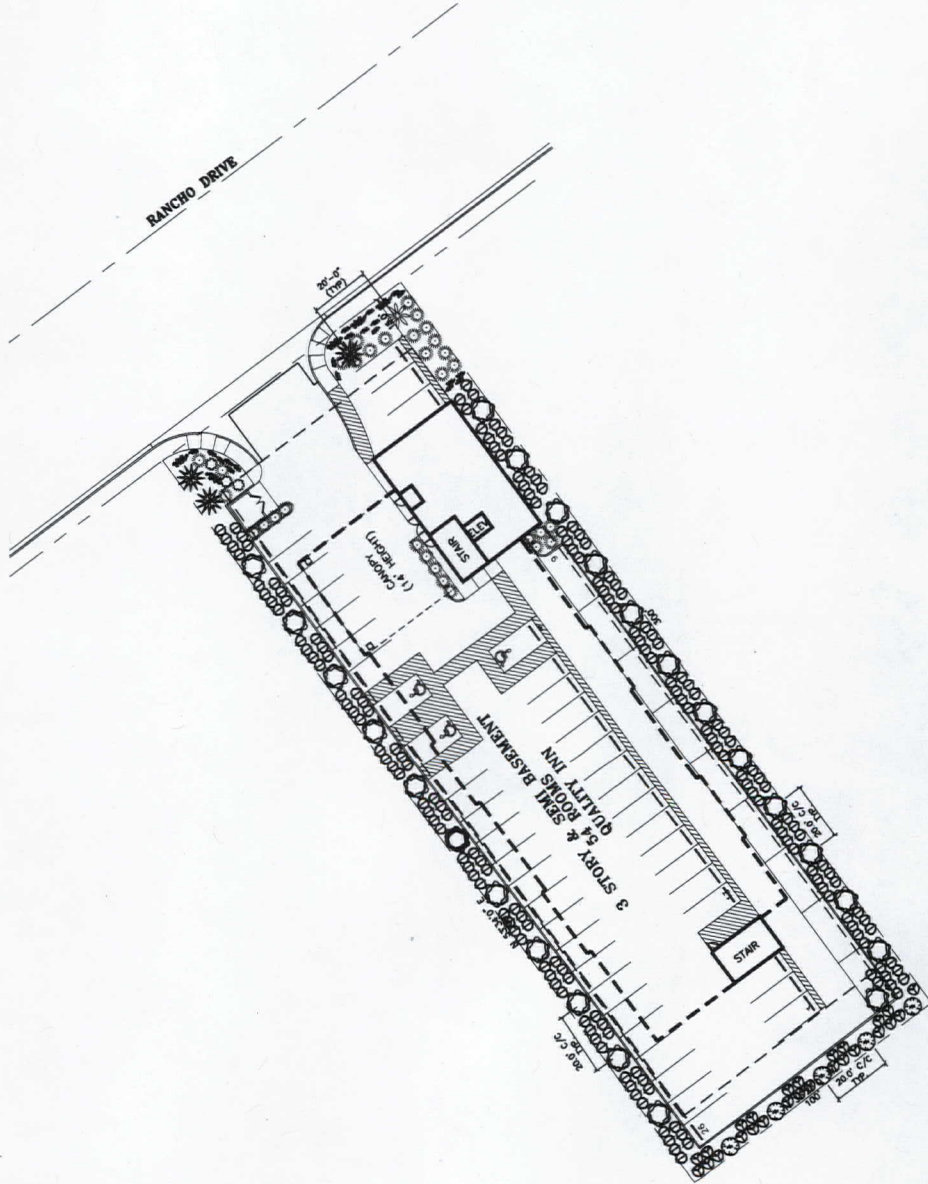
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DEC 11 2007



SITE PLAN
 SCALE: 1/20" = 1'-0"

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 FEB 01 2008

SDR-25990
REVISED
02/14/08 PC



LANDSCAPE PLAN
SCALE: 1/20" = 1'-0"

LANDSCAPE LEGEND			
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE
	WASHINGTON ROBUSTA	MEXICAN FAN PALM	SEE PLAN 4 NOS.
	COCCAS REVOLUTA	SAGO PALM	24" BOX 4 NOS.
	PHILUS	STONE PINE	24" BOX 28 NOS.
	PLATANUS HYBRIDA	AMERICAN WIND OF PARADISE	5 GALLON 38 NOS.
	JASMINE SPECIES	JASMINE	5 GALLON 9 NOS.
	PERUVIAN VERBENA	PERUVIAN VERBENA	5 GALLON 3 NOS.
	PITTOSPORIUM TORRA	DMART BURNING	5 GALLON 175 NOS.
	EUCONYCHUS	GOLDEN EUCONYCHUS	5 GALLON 28 NOS.
	TEXAS OLIVE	CORDA BLISSERI	24" BOX 5 NOS.

LANDSCAPE NOTES:

- LANDSCAPING:**
- LANDSCAPING REQUIRED, EXCEPT FOR LINES, GRAVEL, PITS, TEMPORARY USES, PUBLIC AREAS, STORAGES AREAS, PARKING, DRIVEWAYS, DRIVE, AISLES, AND SIDEWALKS SHALL BE MAINTAINED. ANY UNOCCUPIED PROPERTY NOT OCCUPIED BY OUTSIDE ACTIVITY SHALL BE MAINTAINED. ANY UNOCCUPIED PROPERTY NOT OCCUPIED BY OUTSIDE ACTIVITY SHALL BE MAINTAINED. ANY UNOCCUPIED PROPERTY NOT OCCUPIED BY OUTSIDE ACTIVITY SHALL BE MAINTAINED.
 - ALL REQUIRED LANDSCAPING SHALL BE PLANTED WITH LIKE PLANTS FOR PROPERTY WHICH HAS AN ELEVATION OF 4,000 FEET ABOVE SEA LEVEL OR MORE, NATURAL AND NATIVE LANDSCAPING IS ENCOURAGED TO BE PRESERVED AND INCLUDED INTO LANDSCAPE AREA.
 - TREES SHALL NOT BE PLANTED WITHIN 5' OF A DEDICATED RIGHT-OF-WAY.
 - ANY TREE WITHIN 5' OF A SIDEWALK OR WALL SHALL BE PLANTED WITH A ROOT SHIELD DESIGNED TO DIRECT ROOT GROWTH DOWNWARD.
- MAINTENANCE:**
- FENCES, WALLS AND LANDSCAPED AREAS SHALL BE MAINTAINED.
 - LANDSCAPED AREAS SHALL NOT BE USED FOR PARKING OF VEHICLES, DISPLAY OF MERCHANDISE OR OTHER USES DETRIMENTAL TO THE LANDSCAPING. HOWEVER, SIGNS ARE PERMITTED.
 - ANY REQUIRED PLANT MATERIAL THAT DOES NOT SURVIVE, OR SUSTAINS SEVERE DAMAGE, SHALL BE REPLACED WITHIN 90 DAYS.
 - LANDSCAPING REQUIRED OUTSIDE DECORATIVE FENCES AND WALLS SHALL BE MAINTAINED BY A MAINTENANCE AGREEMENT, AND SHALL BE DESIGNATED BY NATION, EASEMENT, OR COMMON LOT ON ANY MAJOR OR MINOR SUBDIVISION MAP.
 - IF A SIDEWALK IS ESTABLISHED BEYOND LANDSCAPING OR IF THE SIDEWALK MEANDERS, LANDSCAPING SHALL BE SUBJECT TO THE PROVISIONS OF MAINTENANCE ASSOCIATION AND A LICENSE AND MAINTENANCE AGREEMENT APPROVED BY THE DEPARTMENT OF PUBLIC WORKS.

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JAN 15 2008

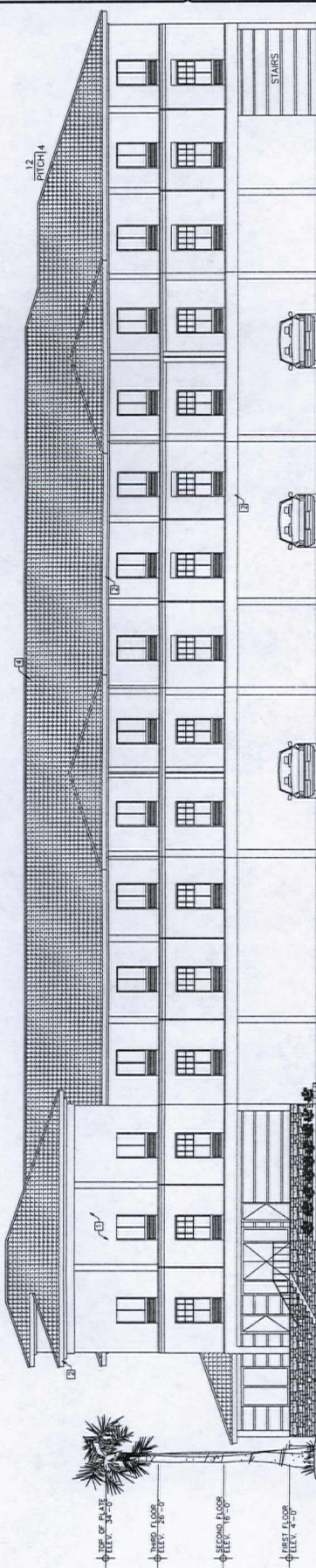
STATE OF NEVADA
LANDSCAPE ARCHITECT
JAN 15 2008
DATE: 01/15/2008
JOB: 07-19
CITY: LAS VEGAS
CITY: LAS VEGAS
CITY: LAS VEGAS

LANDSCAPE PLAN
QUALITY INN
4700 NORTH RANCHO DRIVE
LAS VEGAS, NEVADA 89108

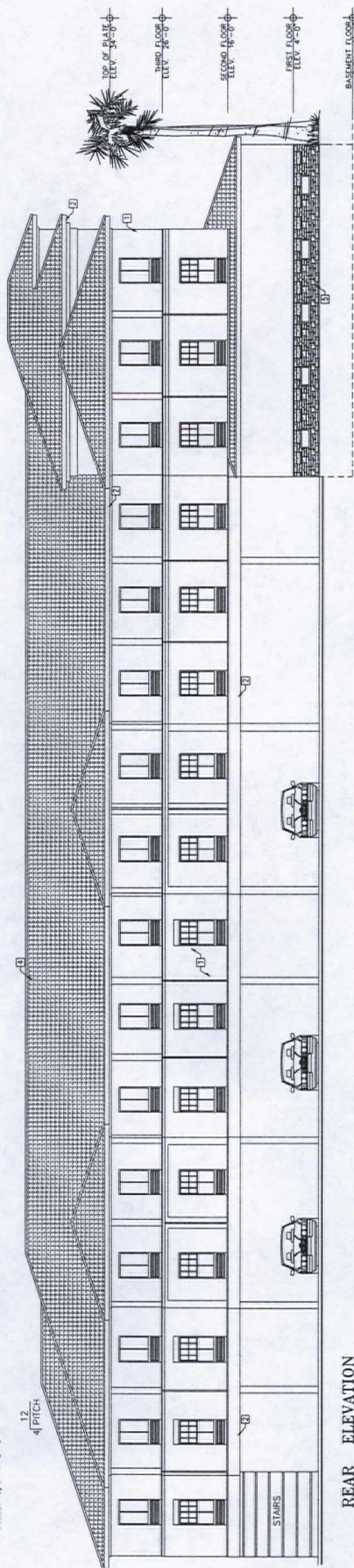
ACE ENGINEERING
LAS VEGAS, NV 89108
PHONE: 702-944-8888, FAX: 702-944-7782
CIVIL, PLANNING, LAND DEVELOPMENT, SITE DESIGN

REVISIONS:

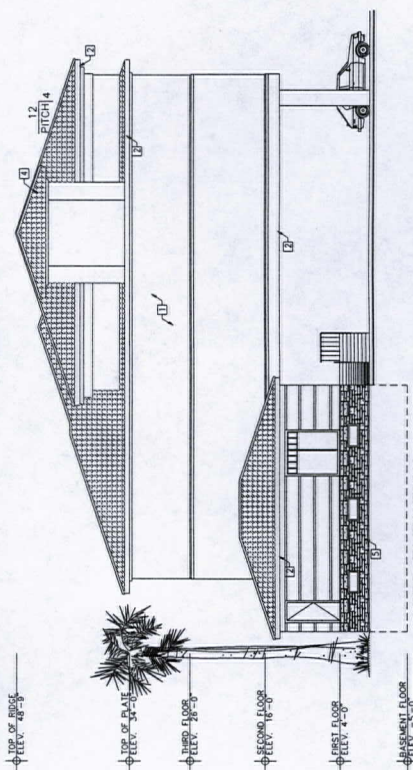
1 OF 1
SHEET



FRONT ELEVATION



REAR ELEVATION
SCALE: 1/8" = 1'-0"



LEFT ELEVATION

EXT. COLOR & MATERIALS SCHD (FOR STUCCO)

ITEM	PRIMARY SCHEME
1 PRIMARY COLOR	SHERWIN WILLIAMS BONAFIDE BEIGE SW-7038
2 SECONDARY COLOR	SHERWIN WILLIAMS MOROCCAN TAN SW855
3 TERTIARY COLOR (HIGH LIGHT)	MINDFUL GRAY SW7035
4 CLAY TILE	2 PCE MISSION STYLE CUSTOM COLOR BLEND 15% BOILED LIFT W/NATURAL MARBLE
5 STONE	CORNWALL STONE DRISTACK LEDGESTONE

STUCCO NOTES

1. COLD JOINTS WILL NOT BE ACCEPTABLE UNDER ANY CIRCUMSTANCES.
2. MESH AS SPECIFIED SHALL NOT OVERLAP AT CONTROL JOINTS.
3. MESH OVERLAPS SHALL NOT EXCEED WITH PLYWOOD JOINTS.
4. MESH WITH GRID EXCEEDING 2'-2" WILL BE REJECTED.
5. USE OF FIBERGLASS OTHER THAN GALVANIZED WILL NOT BE ACCEPTED.
6. SCARIFICATION AS SPECIFIED SHALL ALWAYS BE IN THE HORIZONTAL DIRECTION.
7. INTERIOR DRYWALL SHALL ALWAYS BE INSTALLED PRIOR TO APPLICATION OF STUCCO.

FEB 01 2008

REVISIONS:

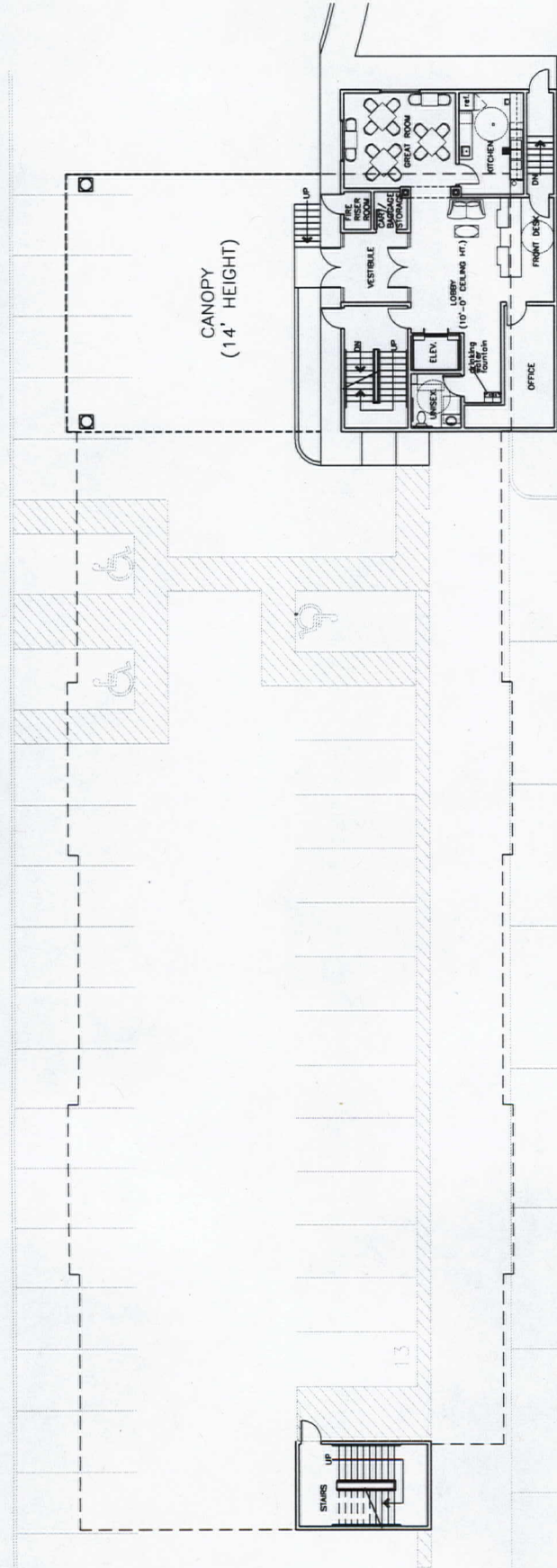
ACE ENGINEERING
 385 S. DURANGO DRIVE
 LAS VEGAS, NV 89108
 PHONE: (702) 944-8888, FAX: (702) 944-7782
 CIVIL, PLUMBING, LAND DEVELOPMENT, BUILDING DESIGN



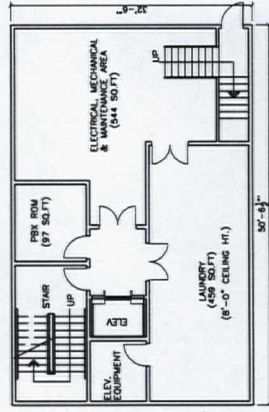
BASEMENT & FIRST FLOOR PLAN
 QUALITY INN
 4700 NORTH RANCHO DRIVE
 LAS VEGAS, NEVADA 89108



DATE: 01/11/2008
 JOB: 97-19
 SPEC. BY: JSC
 CHK. BY: MG
11.0
2 OF 4



FIRST FLOOR PLAN
 SCALE: 1/8" = 1'-0"

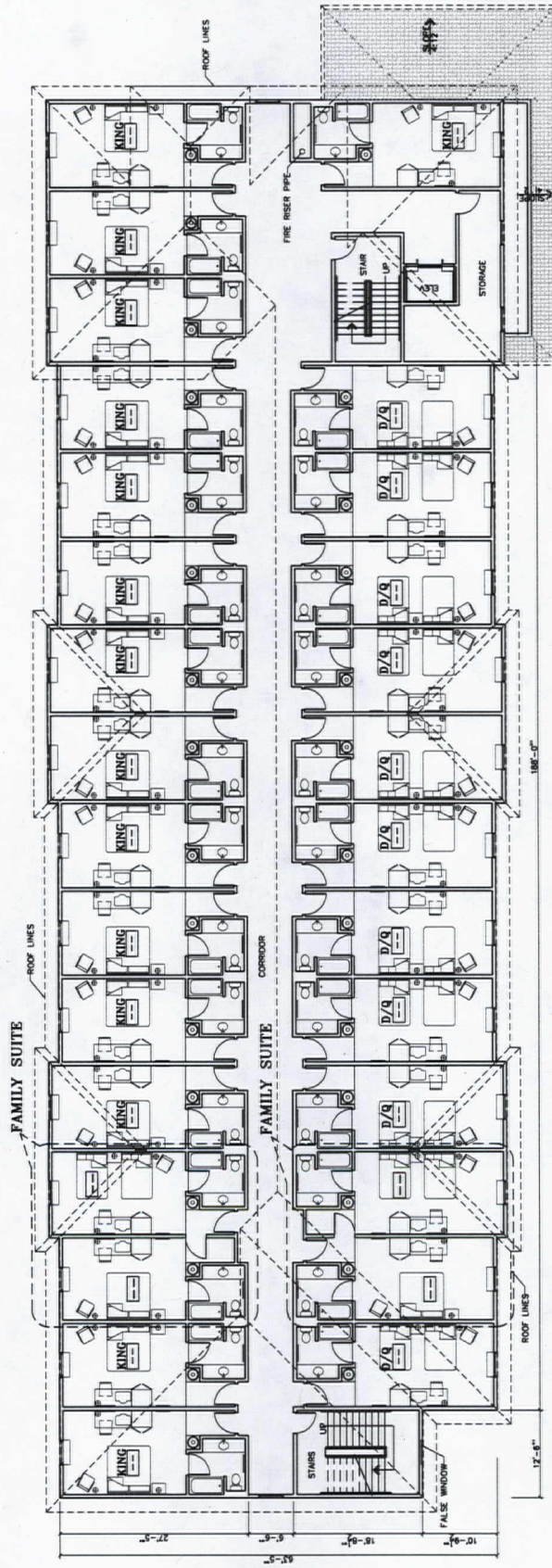


BASEMENT FLOOR PLAN
 SCALE: 1/8" = 1'-0"

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JAN 15 2008



SECOND & THIRD FLOOR PLAN (GUEST ROOMS) 27+27 = 54 TOTAL
 SCALE 1/8" = 1'-0"

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 JAN 15 2008

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SDR 25990				
ACE Engineering				
4700 N. Rancho Dr.				
Proposed 66-room motel development.				
Traffic produced by proposed development:				
New Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	MOTEL [ROOM]	66	5.63	372
AM Peak Hour			0.45	30
PM Peak Hour			0.47	31
(heaviest 60 minutes)				
Existing traffic on all nearby streets:				
Rancho Dr.				
Average Daily Traffic (ADT)	25,375			
PM Peak Hour	2030			
(heaviest 60 minutes)				
Lone Mountain Rd.				
Average Daily Traffic (ADT)	15,600			
PM Peak Hour	1,248			
(heaviest 60 minutes)				
Traffic Capacity of adjacent streets:				
	Adjacent street ADT			
	Capacity			
Rancho Dr.	51,700			
Lone Mountain Rd.	32,585			
This project will add approximately 372 trips per day on Rancho Dr. and Lone Mountain Rd. This will increase expected volumes by about 1 percent on Rancho and by about 2 percent on Lone Mountain. Rancho is at about 49 percent of capacity and Lone Mountain is at about 48 percent of capacity.				
Based on Peak Hour use, this development will add roughly 31 additional cars into the area; which works out to about 1 every 2 minutes.				
Note that this report assumes all traffic from this development uses all named streets.				