



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **ZON-25776** APN: 162-03-811-~~000~~⁰⁰¹

Name of Property Owner: EXCESO PROPERTIES, LLC

Name of Applicant: EXCEED PROPERTIES, INC.

Name of Representative: ED VANCE & ASSOCIATES - CHRIS RICHARDSON

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: _____

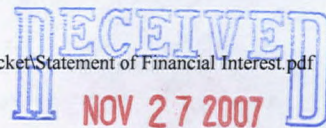
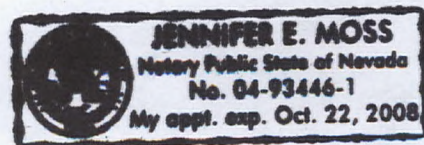
Signature of Property Owner: *Charles Miles*

Print Name: Charles V. Miles

Subscribed and sworn before me

This 19 day of November, 20 07

Jennifer E. Moss
Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **ZON-25776** APN: 162-03-801-011 162-03-801-120
162-03-801-013
162-03-801-014 162-03-810-015

Name of Property Owner: FAITH COMMUNICATIONS CORP.

Name of Applicant: EXCEED PROPERTIES, INC.

Name of Representative: ED VANCE & ASSOCIATES - CHRIS RICHARDSON

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: BRAD STANELI, PRES.

Print Name: BRAD STANELI

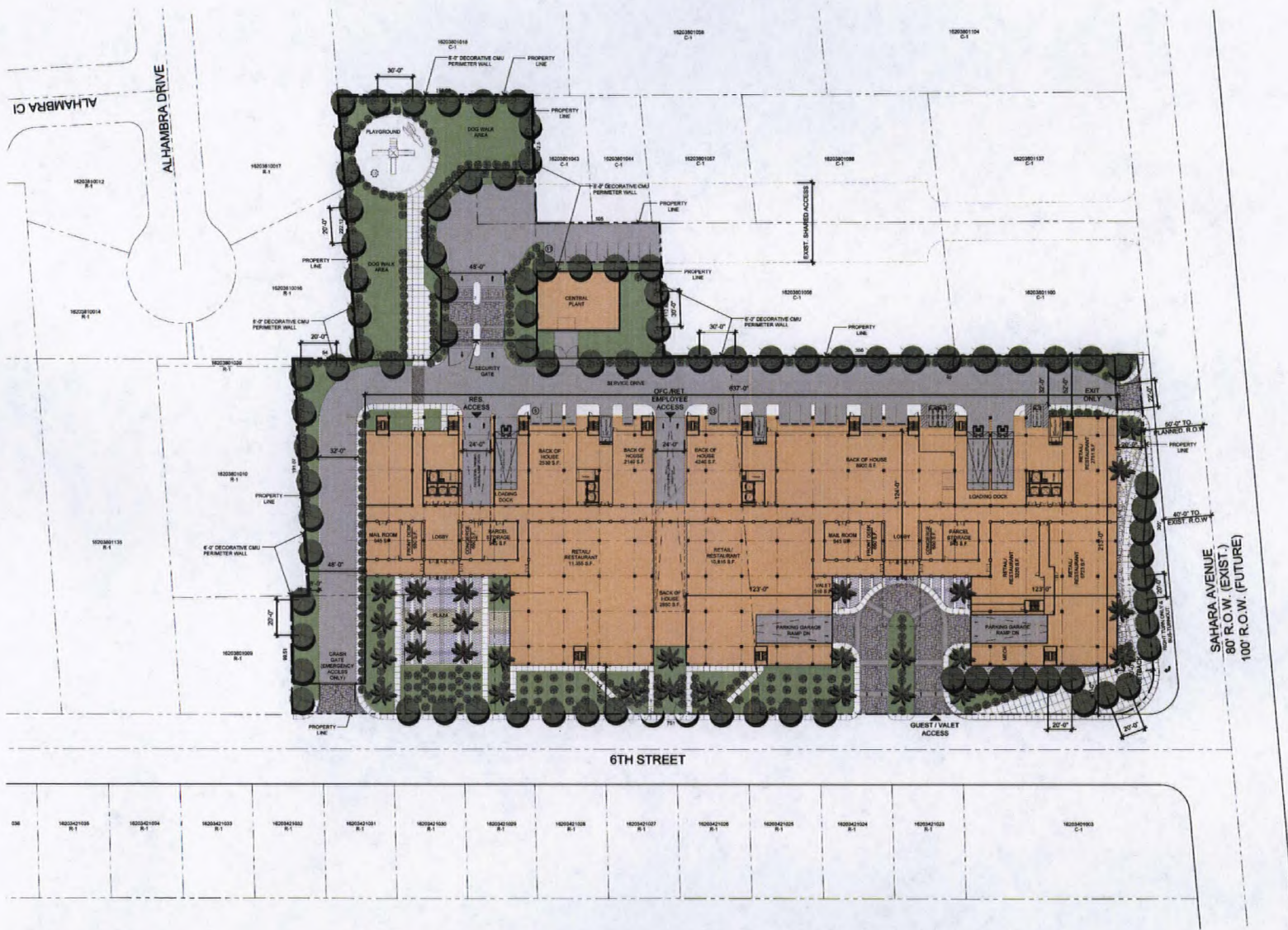
Subscribed and sworn before me

This 19TH day of Nov., 2007

Paul S. Mead
Notary Public in and for said County and State

RECEIVED
NOV 27 2007



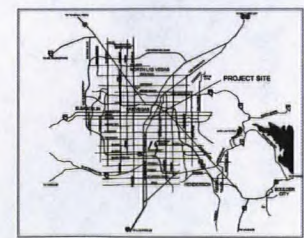


Site Data	
Jurisdiction	City of Las Vegas Redevelopment Area
Gross Acreage	7.85 AC
Net Acreage	6.32 AC
County	W.B. DISTRICT
Lot Coverage	41 %
Current Zoning	C-1/RPD 26/R-1
Proposed Zoning	C-1
Current Land-Use	Commercial (O.S.C. GC) Service Commercial (SC)
Proposed Land-Use	Commercial (Mixed Use)
Open Space %	30 %
Floor Area Ratio (FAR)	4.70

Use Data	
Condominium	1,082 Keys / 676 Units
General Retail	36,200 SF
General Office	72,300 SF
Pool, Spa & Terrace	70,000 SF

Parking Analysis	
CONDOMINIUM	
1.25 - STUDIO UNITS (270 units)	338 SPACES
1.25 - 1 BEDROOM UNITS (408 units)	506 SPACES
1.1 - 2 UNITS (873 units)	113 SPACES
CONDOMINIUM SUBTOTAL:	957 SPACES
COMMERCIAL	
RETAIL - 36,200 @ 1:175 S.F.	207 SPACES
OFFICE - 72,300 @ 1:300 S.F.	241 SPACES
COMMERCIAL SUBTOTAL:	448 SPACES
TOTAL PARKING REQUIRED (ENTIRE PROJECT):	1,405 SPACES
TOTAL PARKING PROVIDED (ENTIRE PROJECT):	1,406 SPACES
ACCESSIBLE PARKING	
CONDOMINIUM (1-Access. Unit @ 21 Units)	21 SPACES (includes 4 Van Spaces)
COMMERCIAL	8 SPACES (includes 2 Van Spaces)
TOTAL:	30 SPACES (includes 6 Van Spaces)

LEGEND		
SYMBOL	NAME	SIZE
	DATE PALM PHOENIX DACTYLIFERA	36" BOX
	VELVET MESQUITE PROPIOSA VILLUTATA	24" BOX
	PAPYRUS GRASS CORTYDRA BELLOANA	5 GAL.
	TRAILING LANTANA LANTANA MONTENSIS	5 GAL.



ED VANCE AND ASSOCIATES
900 S. JAVIER CENTER DRIVE SUITE 140
LAS VEGAS, NEVADA 89144
P. 702.946.8195 F. 702.946.8196
www.advancosassociates.com

SITE PLAN & GROUND LEVEL FLOOR PLAN

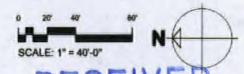
SAHARA AVENUE & SIXTH STREET MIXED-USE **ZON-25776** **VAR-25778** FEBRUARY 22, 2008

SUP-25775 **SUP-25779**

SDR-25773 **REVISED**

03/13/08 PC

LAS VEGAS, NEVADA



RECEIVED
FEB 22 2008