



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-29879** APN: 126-01-601-016

Name of Property Owner: AHERN CAROLYN L 1998 SEP PPTY TR & AHERN CAROLYN

Name of Applicant: Carolyn Ahern

Name of Representative: APTUS Architecture

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: _____

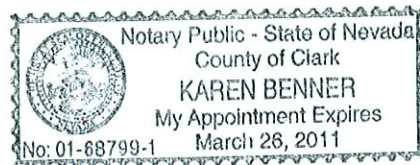
Signature of Property Owner: *Carolyn Ahern*

Print Name: Carolyn Ahern

Subscribed and sworn before me

This 8th day of Sept, 20 08

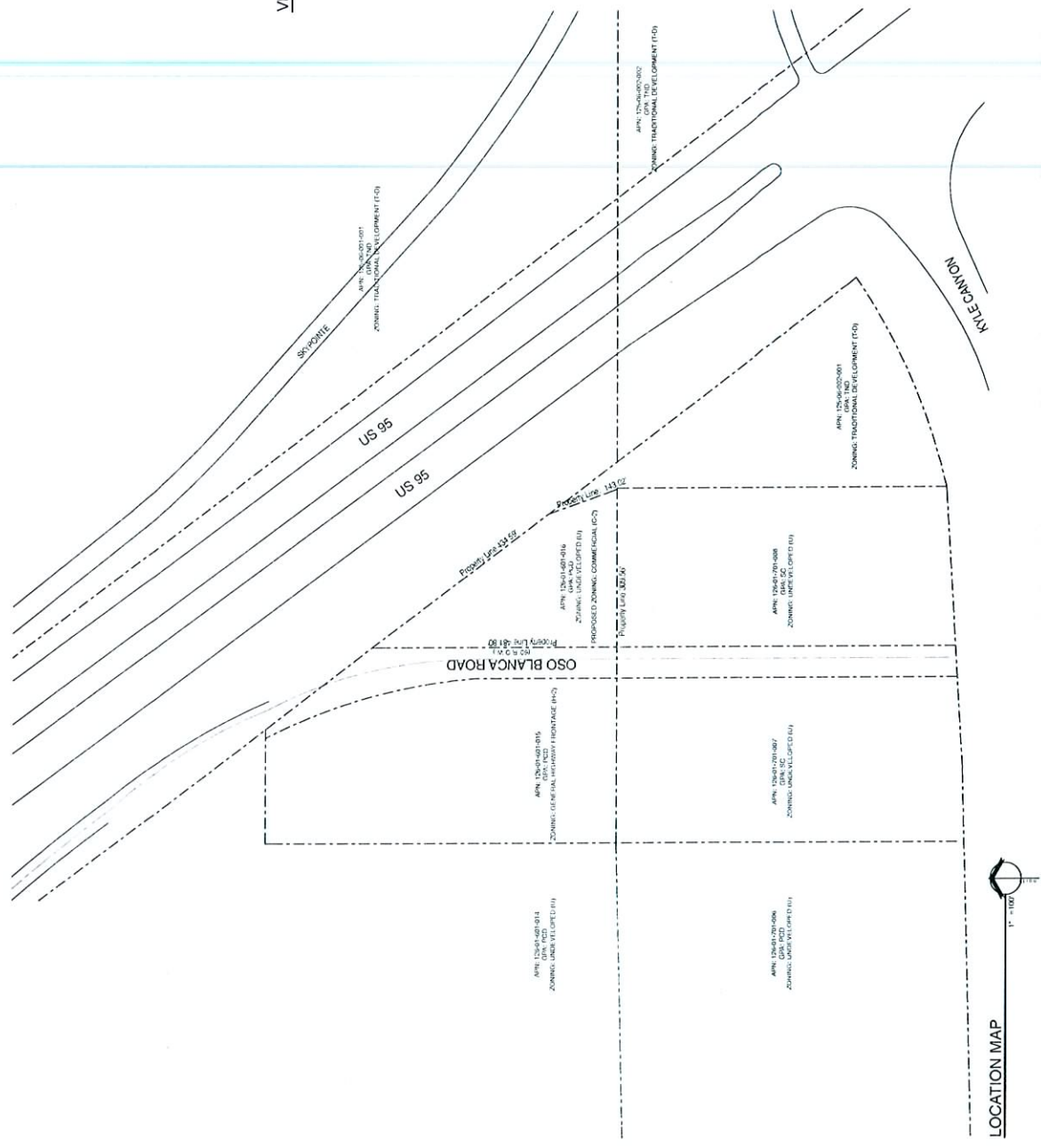
Karen Benner
Notary Public in and for said County and State



SITE



VICINITY MAP



LOCATION MAP

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Kyle Canyon Plaza Site Development Review

Oso Blanca & US-95
Las Vegas, Nevada 89166

GPA/RE-ZONE

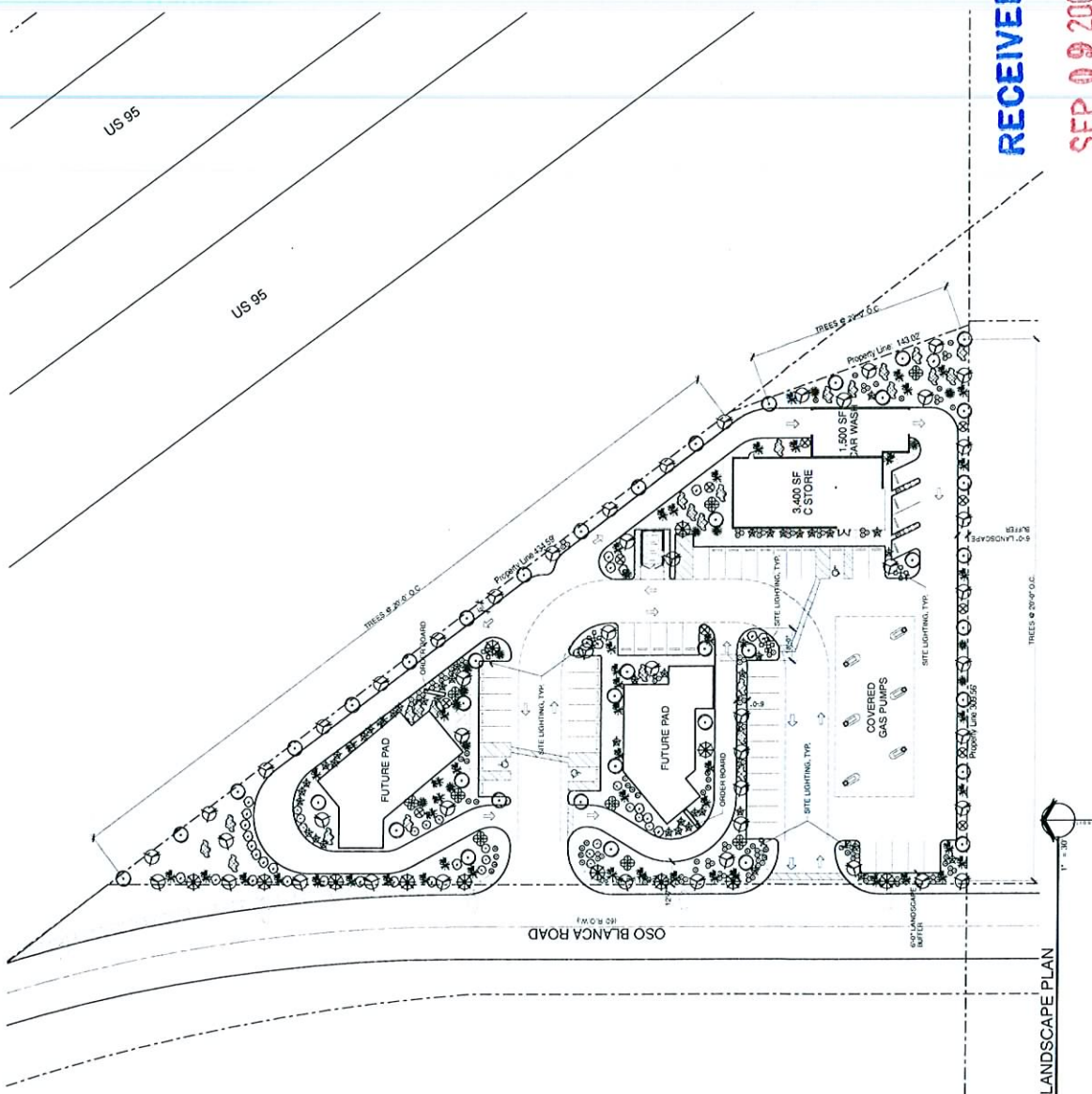
GPA-29877 ZON-29878
VAR-29880 VAR-29881
SDR-29879 10/23/08 PC

City of Las Vegas Site Development Review 09/04/08

APTUS Architecture

1000 South Main Street
Las Vegas, Nevada 89104
P: 702.491.2114

LANDSCAPE BUFFERS
 STREET SIDE INTERCOURSE FOOT
 UNIMPROVED SIDEWALK 4' W/ 2' AVERAGE
 UNIMPROVED SIDEWALK 4' W/ 2' AVERAGE



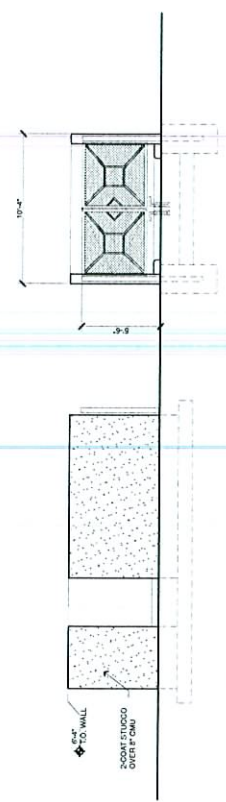
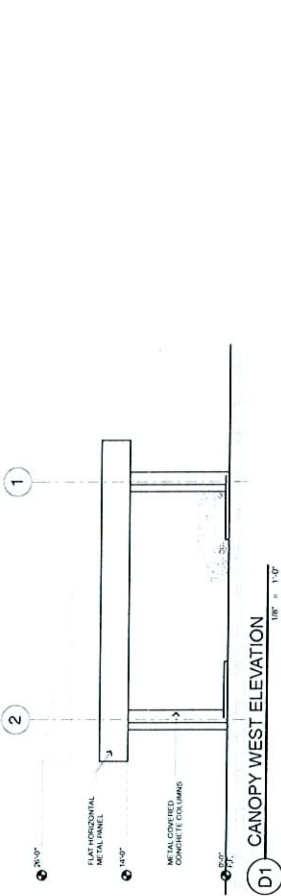
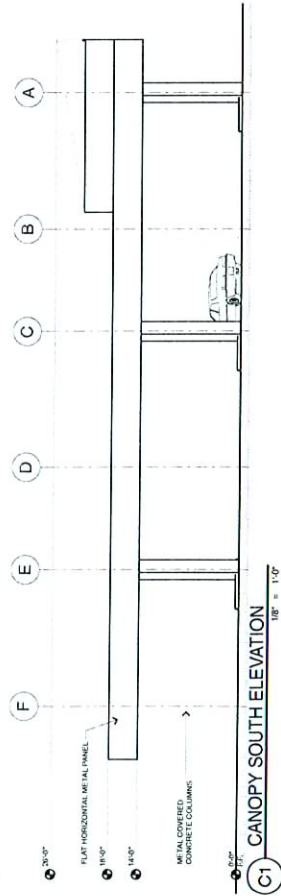
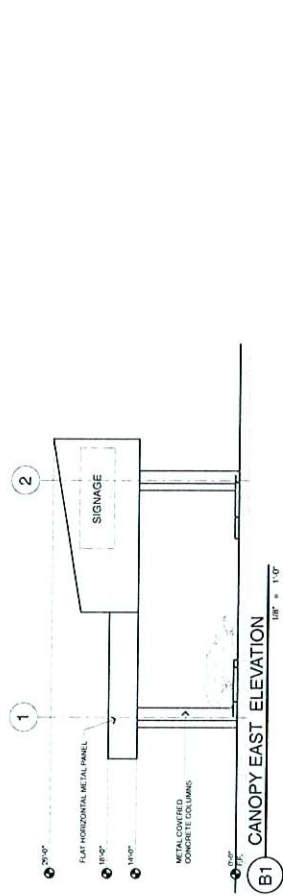
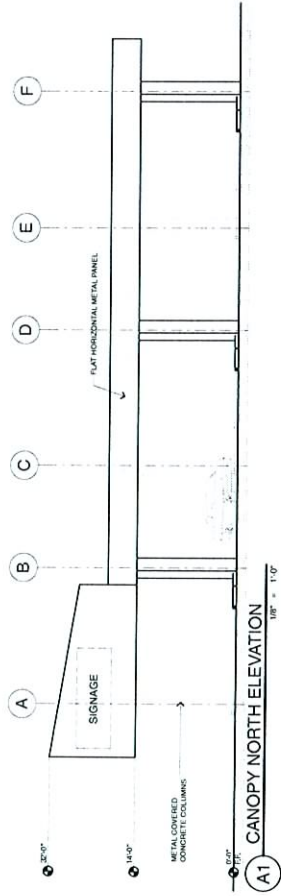
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TREES	SYMBOL	COMMON NAME	BOTANICAL NAME	SIZE	QTY
	(Symbol)	COLOMBO MESQUITE	Prosopis juliflora	24" Box	40
	(Symbol)	SAGESTEM AGACIA	Acacia saligna	24" Box	40
	(Symbol)	PURPLE HOBE LOGGOT	Parsonsia prinoscens	24" Box	11
	(Symbol)	SWEET AGACIA	Acacia saligna	24" Box	7
SCALES					
	(Symbol)	TEMAO BANNER	Neocallitriche filiformis	5 gal	22
	(Symbol)	CHUPARROSA	Juniperus californica	5 gal	21
	(Symbol)	CREPE MYRTLE	Myrtilla laevis	5 gal	21
	(Symbol)	OCOTILLO	Prosopis juliflora	15 gal	21
	(Symbol)	MEXICAN SAGE	Salvia leucantha	5 gal	22
GROUND COVERS					
	(Symbol)	DESERT CARPET	Imperata cylindrica	5 gal	26
	(Symbol)	TRAILING LANANA	Lantana montealemana	3 gal	27
	(Symbol)	REGAL WIG GRASS	Muhlenbergia capensis	5 gal	26
	(Symbol)	MEXICAN FEATHER GRASS	Stipa tenuissima	5 gal	26
BOOK MATCH	SIZE	COLOR	TO BE SPECIFIED BY MANUFACTURERS STD	DEPTH	
	3/8" CRUSHED GRANITE			MIN 2" DEEP	

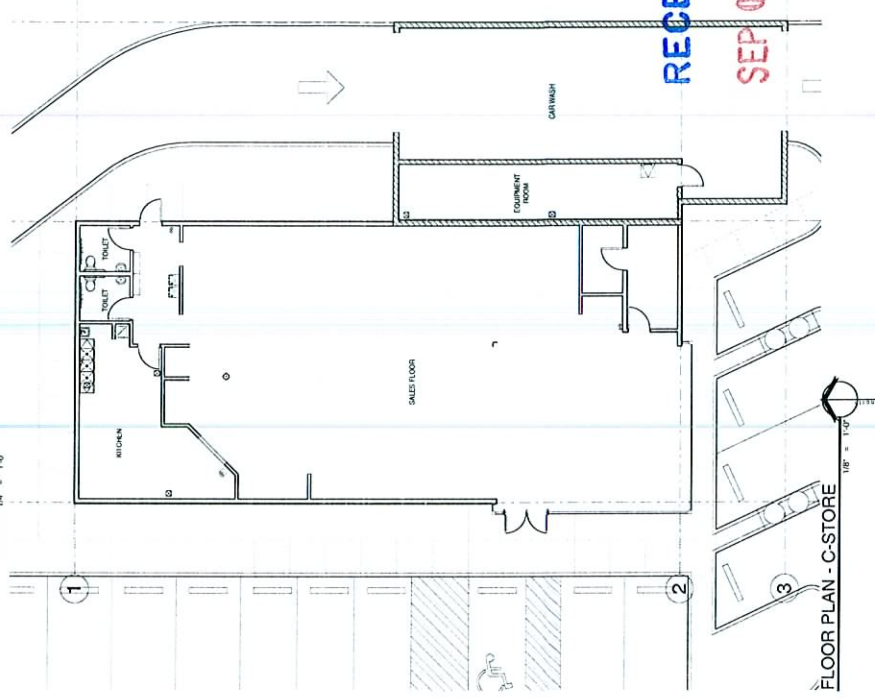
PLANTING PLAN
LI00

Kyle Canyon Plaza
 Site Development Review
 Oso Blanca & US-95
 Las Vegas, Nevada 89166

APTUS Architecture
 3000 S. Durango Ave. Suite 200
 Las Vegas, NV 89119
 P: 702.871.1200
 F: 702.871.1212



A3 TRASH ENCLOSURE ELEVATIONS
1/8" = 1'-0"



FLOOR PLAN - C-STORE
1/8" = 1'-0"

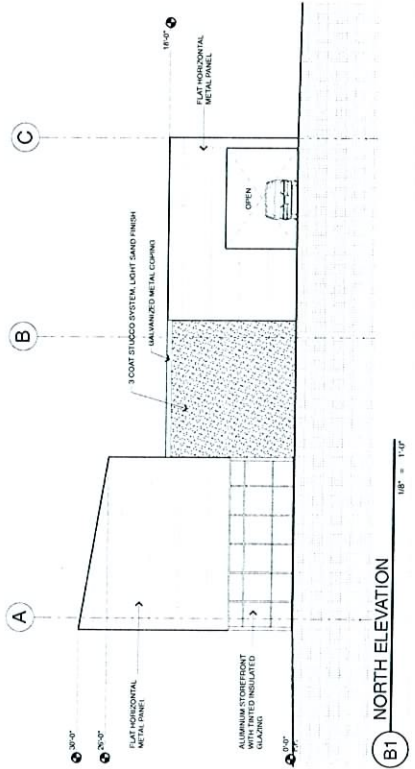
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FLOORPLANS
A100

SDR-29879
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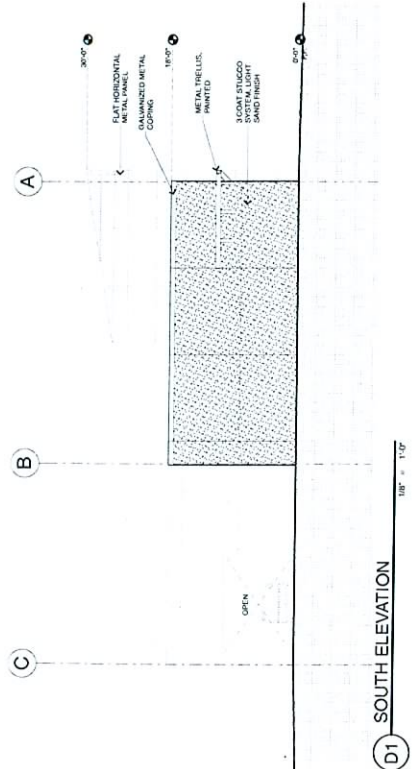
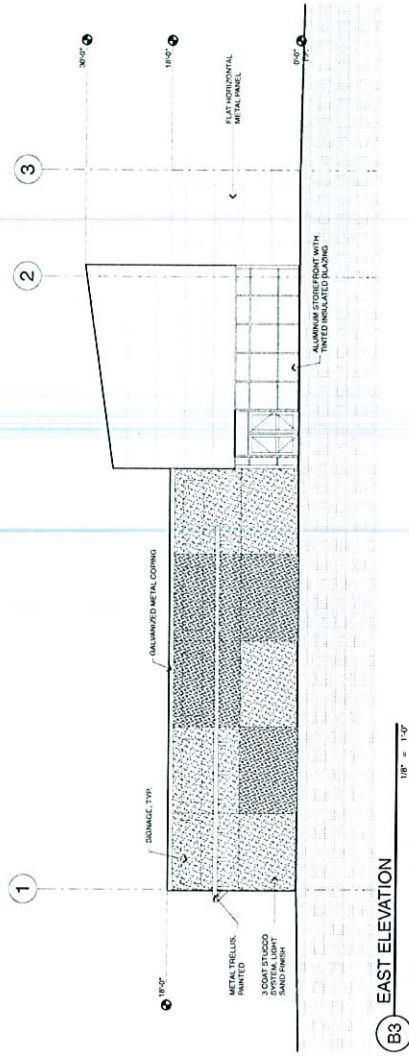
Kyle Canyon Plaza
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Oso Blanca & US-95
Las Vegas, Nevada 89166

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100 South 15th Street
Las Vegas, Nevada 89104
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F: 702.799.1212



B1 NORTH ELEVATION

B3 EAST ELEVATION



D1 SOUTH ELEVATION



D3 WEST ELEVATION

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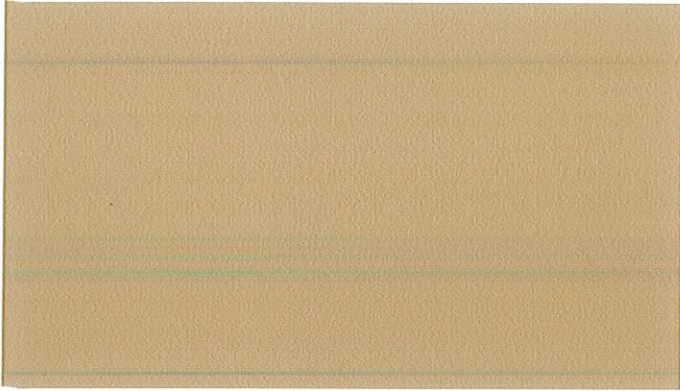
BUILDING ELEVATIONS

A200

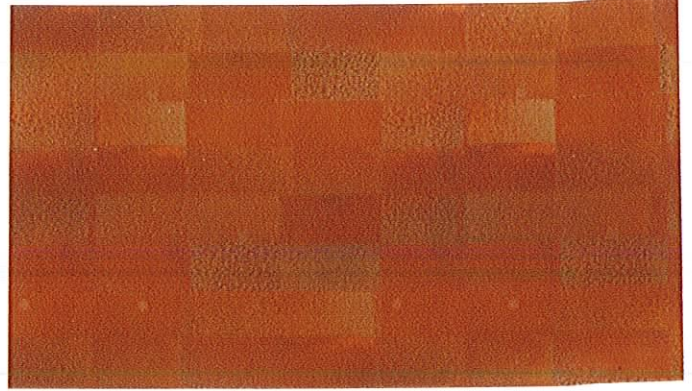
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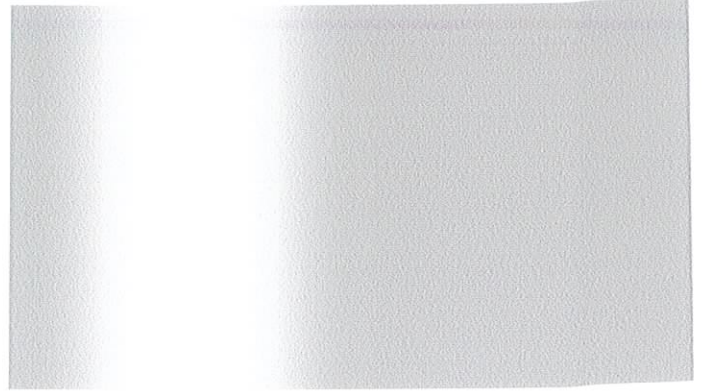
Paint 1



Metal 1



Paint 2



Metal 2



Paint 3



Glazing

APTUSArchitecture

1200 South 4th Street
Suite 206
Las Vegas, Nevada 89104
P 702.839.1200
F 702.839.1213
info@aptusarchitecture.com

Kyle Canyon Plaza
Site Development Review
Oso Blanca & US-95
Las Vegas, Nevada 89166

9.09.08

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SDR-29879
10/23/08 PC

SDR 29879				
Carolyn Ahern				
Oso Blanca Rd., Approx. 850' North of Kyle Canyon Rd.				
Proposed 9.6 thousand square foot mixed-use development.				
Traffic produced by proposed development:				
New Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	CONVENIENCE MARKET W/GAS [1000 SF]	3.4	845.60	2,875
AM Peak Hour			45.58	155
PM Peak Hour			60.61	206
<i>(heaviest 60 minutes)</i>				
New Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	FAST-FOOD W/ DRIVE THRU [1000 SF]	3.1	496.12	1,538
AM Peak Hour			53.11	165
PM Peak Hour			34.64	107
<i>(heaviest 60 minutes)</i>				
New Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	FAST-FOOD W/ DRIVE THRU [1000 SF]	3.1	496.12	1,538
AM Peak Hour			53.11	165
PM Peak Hour			34.64	107
<i>(heaviest 60 minutes)</i>				
New Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	MIXED-USE DEVELOPMENT [1000 SF]	9.6		5,951
AM Peak Hour				484
PM Peak Hour				421
<i>(heaviest 60 minutes)</i>				
Existing traffic on all nearby streets: Count data unavailable for this area.				
Traffic Capacity of adjacent streets:				
	Existing Street Capacity			
Oso Blanca Rd.	16900			
Kyle Canyon Rd.	16900			
This project will add approximately 5,951 trips per day on Oso Blanca Rd. and Kyle Canyon Rd. Count data was unavailable for the streets in this area, but they are both believed to be currently under capacity.				
Based on Peak Hour use, this development will add roughly 484 additional cars into the area; which works out to about 8 every minute.				
Note that this report assumes all traffic from this development uses all named streets.				