



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: VAR-29881 APN: 126-01-601-016

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

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*

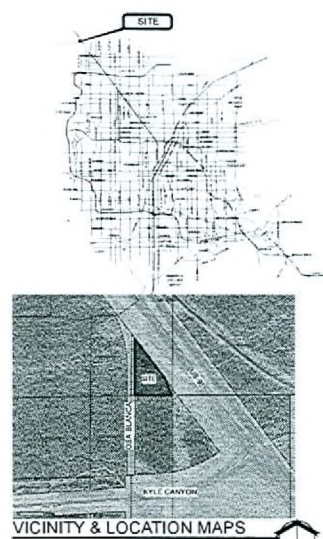
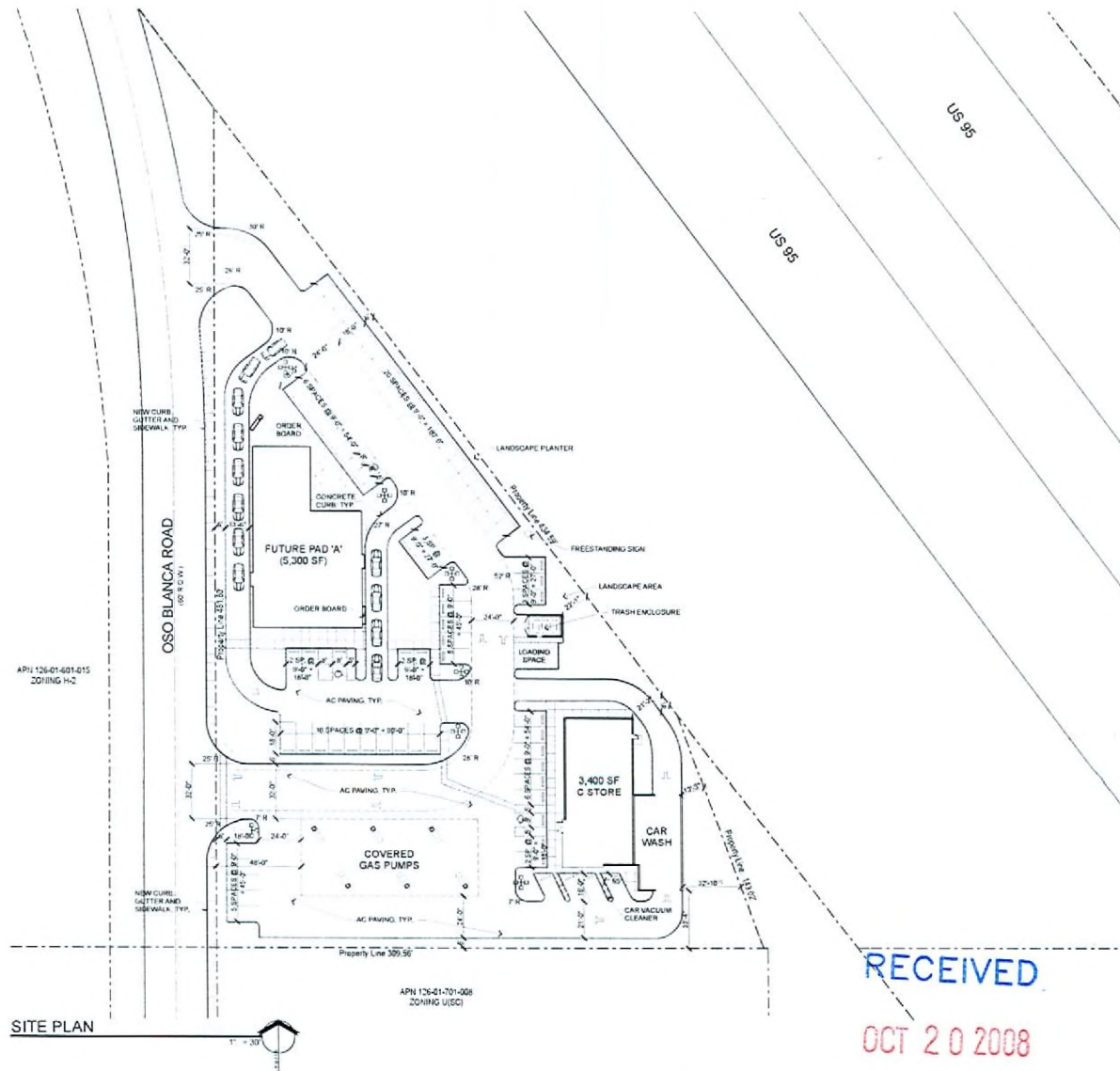
Print Name: Carolyn Ahern

Subscribed and sworn before me

This 8th day of Sept, 2008

Karen Benner
Notary Public in and for said County and State





Site Zoning & Data

SITE DATA	
PANEL NUMBER	104140416
JURISDICTION	CITY OF LAS VEGAS - 9916
EXISTING GENERAL PLAN	PCD
PROPOSED GENERAL PLAN	OC
EXISTING ZONING	UNDEVELOPED
PROPOSED ZONING	D2
SITE AREA	43,840 SQ FT 1.01 NET ACRES

SETBACKS - (BUILDING)		
FRONT	REGD	PROVIDED
INTERIOR SIDE	15'	0'-0"
REAR	15'	30'-0" (TO GAS CANOPY)
MAX HEIGHT	30'	15'-0"
ACTUAL HEIGHT		
LGT COVERAGE ALLOWED	50%	
ACTUAL LGT COVERAGE	15%	

BUILDING AREA		
BUILDING AREAS		
FUTURE PAD 'A'		2,800 SF
FUTURE PAD 'B'		2,500 SF
CONVENIENCE STORE		3,400 SF
CAR WASH (BASED ON CODE)		3,300 SF
TOTAL SQUARE FOOTAGE		12,000 SF

PARKING AREA		
BUILDING AREA	REQUIRED PARKING	
FUTURE PAD 'A'	5.86 SF @ 1:100	53
CONVENIENCE STORE	3.40 SF @ 1:200	17
TOTAL REQUIRED		70
STANDARD PARKING SPACES PROVIDED		44
HANDICAPPED SPACES PROVIDED		2
TOTAL PARKING PROVIDED		46
LOADING SPACE (REQD) (REQUIREMENT)		1
CAR WASH SPACES		4

RECEIVED
OCT 20 2008

SITE PLAN

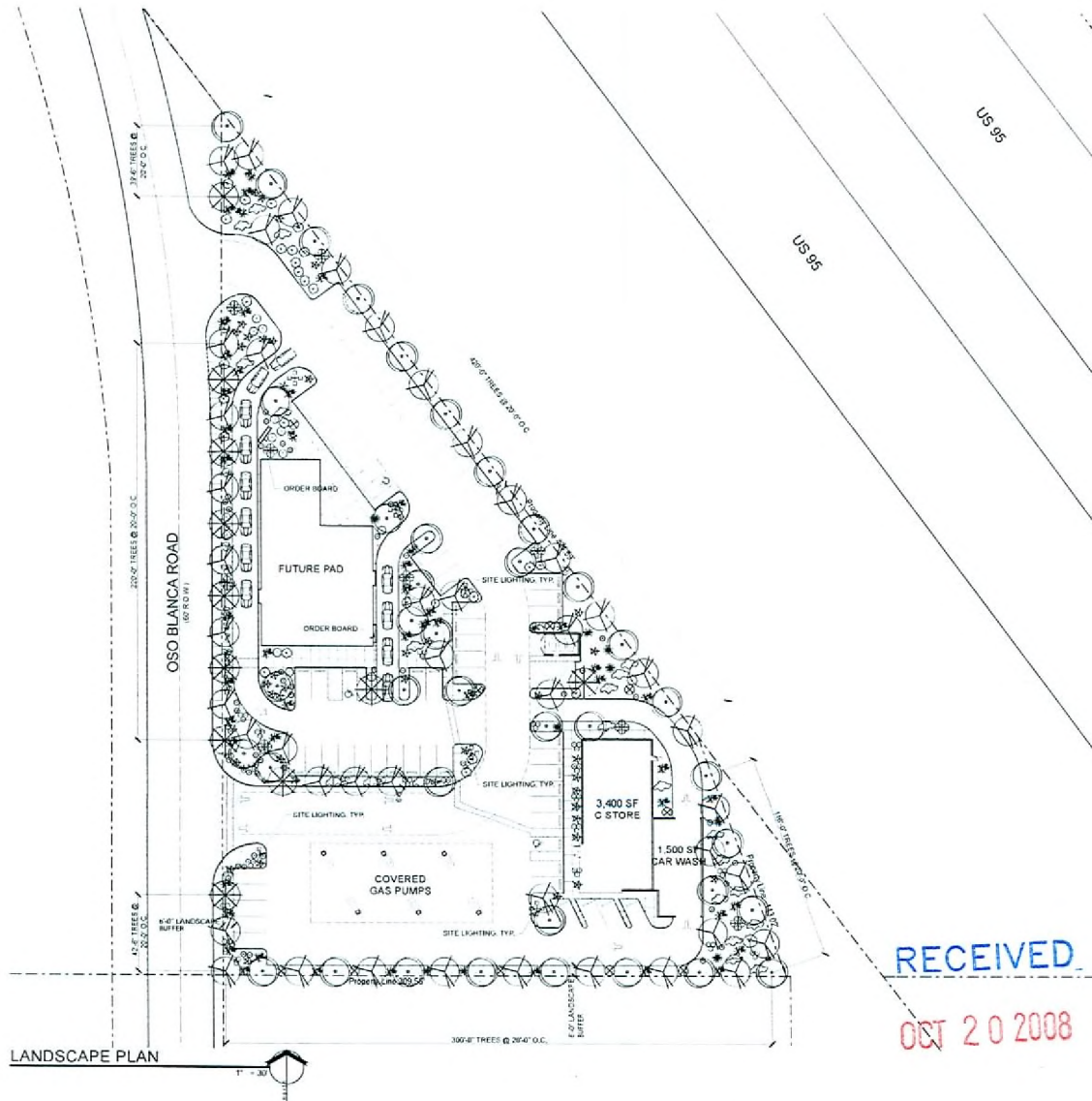
SITE PLAN
AS100

APTUS Architecture
1388 South 4th Street
Suite 206
Las Vegas, Nevada 89104
P: 702.899.1200
F: 702.899.1211

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

City of Las Vegas Site Development Review 89-0910
City of Las Vegas Site Development Review 10-0510
VAR-29881
REVISED
11/20/08 PC

16.146 Kyle Canyon Plaza



LANDSCAPE BUFFERS

STREET SIDE	REGD	PROVIDED
INTERIOR SIDE	7' MINIMUM OFF AVENUE	7' & 7'
REAR	5' C	5' & 7' AVERAGE
	NOT REQUIRED	7' & 7' AVERAGE

LANDSCAPE SCHEDULE

TREES	COMMON NAME	BOTANICAL NAME	SIZE
	COLORADO MESQUITE	Prosopis juliflora	24" Box
	SHOESTRING ACACIA	Acacia senegalensis	24" Box
	PURPLE ROBE LOCUST	Rhymelosyris bicolor	24" Box
	SWEET ACACIA	Acacia saligna	24" Box
SHRUBS			
	TEXAS RANGER	Leucophyllum frutescens 'Green Cloud'	5 gal
	CHUPARROSA	Jatropha caroliniana	5 gal
	CREPE MYRTLE	Lagerfloribunda	5 gal
	GODDELL	Fourcraea splendens	15 gal
	MEXICAN SAGE	Salvia leucantha	5 gal
GROUND COVER			
	DESERT CARPET	Myoporum parviflorum	5 gal
	TRAILING LANTANA	Lantana montevidensis	3 gal
	FOGAL MIST GRASS	Halimolobos laetifolius	5 gal
	MEXICAN FEATHER GRASS	Stipa tenuissima	5 gal
ROCK MULCH	SIZE	COLOR	DEPTH
	3/4"	CRUSHED GRANITE	MIN. 2" DEEP
		TO BE SELECTED BY ARCHITECT FROM MANUFACTURERS STD. COLORS	

LANDSCAPE PLAN

RECEIVED
OCT 20 2008

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

PLANTING PLAN

APTUS Architecture
1200 South 4th Street
Suite 206
Las Vegas, Nevada 89104
P 702.879.1200
F 702.879.1211

City of Las Vegas Site Development Review
City of Las Vegas Site Development Review
2/11/08
10:31:08

VAR-29881
REVISED
11/20/08 PC

L100

10.116 Kyle Canyon Plaza