



APN 139-36-114-001
LIMITED MULTIPLE RESIDENCE
DISTRICT (R-3)

MESQUITE AVENUE
(PUBLIC)

N 01°09'18" E
9.00

Δ=85°36'20"
R=20.00
L=29.88

RECEIVED

AUG 12 2008

VAR-29437

09/25/08 PC

APN 139-36-110-040
RESIDENCE ESTATES DISTRICT (R-E)

EXIST.
TRASH ENCLOSURE

2 SPACES

APN 139-36-110-005
LIMITED MULTIPLE RESIDENCE
DISTRICT (R-3)

PROP. TRASH
ENCLOSURE

EXISTING PAWN SHOP
4077 S.F.
SUITE 150.

EXISTING
RETAIL SPACE
1250 S.F.
SUITE 130

EXISTING
VACANT SPACE
1500 S.F.
SUITE 120

EXISTING
TAX SERVICE
2300 S.F.
SUITE 110

15 STD SPACES & 2 HC SPACES
APN 139-36-110-004
(23,967 SQ.FT.)

10 COMPACT SPACES, 4 STD. SPACES

EXIST.
MONUMENT SIGN

N. EASTERN AVENUE
(PUBLIC)

SITE PLAN

DROBKIN DRIVEWAY
EASTERN & MESQUITE

1"=40'

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313 PILOT RD. SUITE A, LAS VEGAS, NV 89119

SHEET
1

OF

5

PARKING REQUIRED:

PAWN SHOP SQUARE FOOTAGE = 4077 S.F.
AT 1 SPACES PER 250 S.F. = 16.31 SPACES

AND OFFICE (TAX SEVICE) SQUARE FOOTAGE = 2300 S.F.
AT 1 SPACE PER 300 S.F. = 7.67 SPACES

AND RETAIL SQUARE FOOTAGE = 1250 S.F.+1500 S.F.
AT 1 SPACE PER 175 S.F. = 15.71 SPACES

REQUIRED PARKING = 40 SPACES (PER CALCULATIONS ABOVE)
REQUIRED PARKING =39 (PER U-0041-02)

PARKING PROVIDED (FUTURE):

2 EMPLOYEE SPACES
19 STANDARD SPACES
10 COMPACT SPACES
2 HANDICAP SPACES
33 TOTAL SPACES

THEREFORE, THE SITE IS 7 PARKING SPACES SHORT OF THE
REQUIRED NUMBER.

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PARKING CALCS
DROBKIN DRIVEWAY
EASTERN & MESQUITE

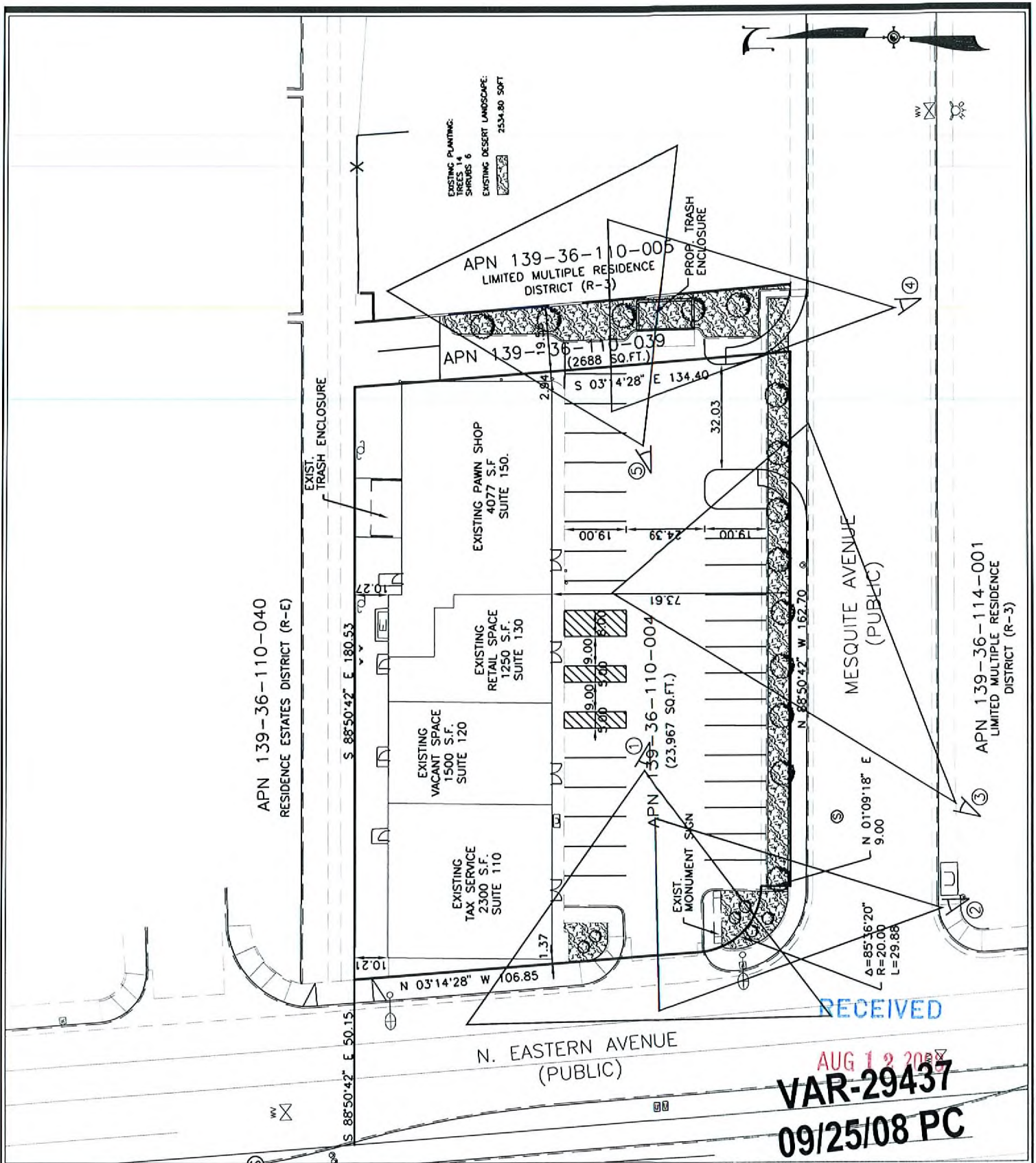
N/A

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SHEET
2

OF
5



LANDSCAPE DISPLAY
DROBKIN DRIVEWAY
EASTERN & MESQUITE

1" = 40'

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SHEET
3
OF
5