



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number **EOT-31287** APN: 125-26-203-002,003,004
Name of Property Owner: Robert Smeath & Multi-Property Owners-See Attached
Name of Applicant: Lakeside Mortgage Company
Name of Representative: Taney Engineering

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: Robert J. Smeath Trustee

Print Name: Robert J. Smeath, Trustee

Subscribed and sworn before me

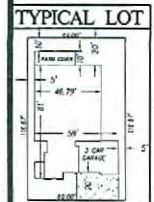
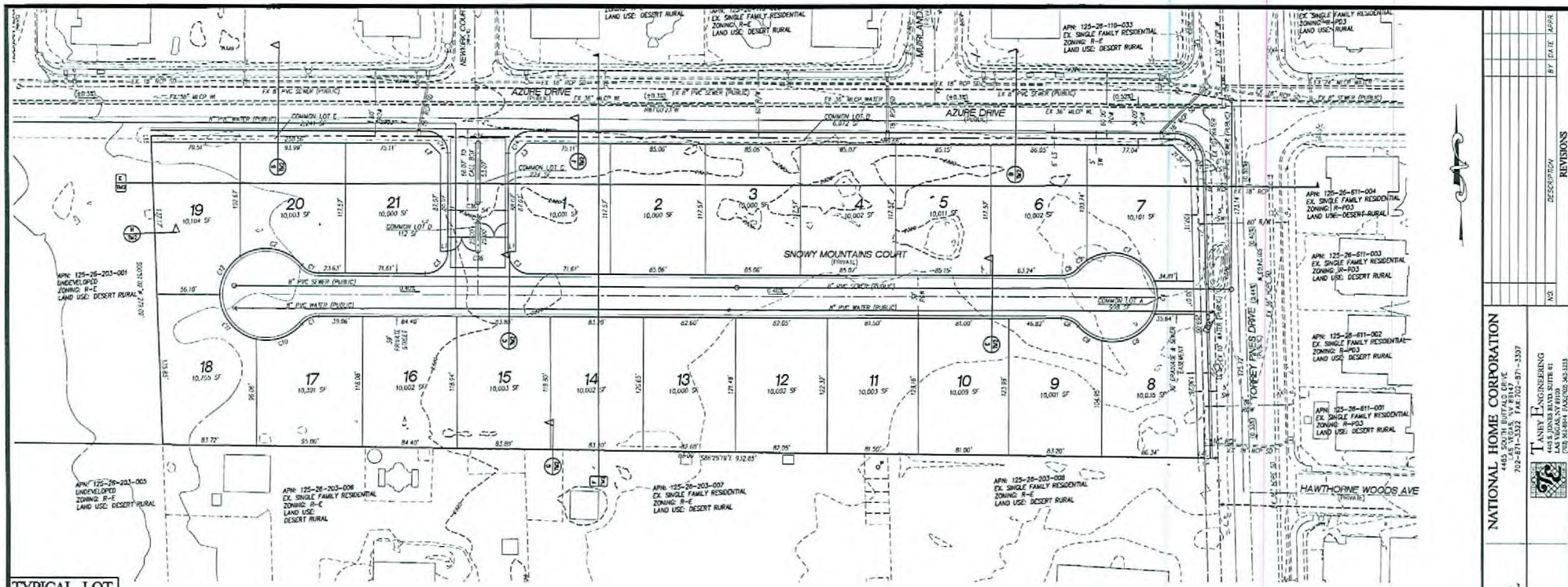
Kafoury, Armstrong + Co. Profit Sharing Plan

This 16th day of October, 20 08

Elizabeth A. Chase

Notary Public in and for said County and State





CURVE & LINE TABLES

Sta	From	To	Length	Area
1	0+00	0+25	25.00	1.44
2	0+25	0+50	25.00	1.44
3	0+50	0+75	25.00	1.44
4	0+75	1+00	25.00	1.44
5	1+00	1+25	25.00	1.44
6	1+25	1+50	25.00	1.44
7	1+50	1+75	25.00	1.44
8	1+75	2+00	25.00	1.44
9	2+00	2+25	25.00	1.44
10	2+25	2+50	25.00	1.44
11	2+50	2+75	25.00	1.44
12	2+75	3+00	25.00	1.44
13	3+00	3+25	25.00	1.44
14	3+25	3+50	25.00	1.44
15	3+50	3+75	25.00	1.44
16	3+75	4+00	25.00	1.44
17	4+00	4+25	25.00	1.44
18	4+25	4+50	25.00	1.44
19	4+50	4+75	25.00	1.44
20	4+75	5+00	25.00	1.44
21	5+00	5+25	25.00	1.44
22	5+25	5+50	25.00	1.44
23	5+50	5+75	25.00	1.44
24	5+75	6+00	25.00	1.44
25	6+00	6+25	25.00	1.44
26	6+25	6+50	25.00	1.44
27	6+50	6+75	25.00	1.44
28	6+75	7+00	25.00	1.44
29	7+00	7+25	25.00	1.44
30	7+25	7+50	25.00	1.44
31	7+50	7+75	25.00	1.44
32	7+75	8+00	25.00	1.44
33	8+00	8+25	25.00	1.44
34	8+25	8+50	25.00	1.44
35	8+50	8+75	25.00	1.44
36	8+75	9+00	25.00	1.44
37	9+00	9+25	25.00	1.44
38	9+25	9+50	25.00	1.44
39	9+50	9+75	25.00	1.44
40	9+75	10+00	25.00	1.44
41	10+00	10+25	25.00	1.44
42	10+25	10+50	25.00	1.44
43	10+50	10+75	25.00	1.44
44	10+75	11+00	25.00	1.44
45	11+00	11+25	25.00	1.44
46	11+25	11+50	25.00	1.44
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61	15+00	15+25	25.00	1.44
62	15+25	15+50	25.00	1.44
63	15+50	15+75	25.00	1.44
64	15+75	16+00	25.00	1.44
65	16+00	16+25	25.00	1.44
66	16+25	16+50	25.00	1.44
67	16+50	16+75	25.00	1.44
68	16+75	17+00	25.00	1.44
69	17+00	17+25	25.00	1.44
70	17+25	17+50	25.00	1.44
71	17+50	17+75	25.00	1.44
72	17+75	18+00	25.00	1.44
73	18+00	18+25	25.00	1.44
74	18+25	18+50	25.00	1.44
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81	20+00	20+25	25.00	1.44
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84	20+75	21+00	25.00	1.44
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86	21+25	21+50	25.00	1.44
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88	21+75	22+00	25.00	1.44
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91	22+50	22+75	25.00	1.44
92	22+75	23+00	25.00	1.44
93	23+00	23+25	25.00	1.44
94	23+25	23+50	25.00	1.44
95	23+50	23+75	25.00	1.44
96	23+75	24+00	25.00	1.44
97	24+00	24+25	25.00	1.44
98	24+25	24+50	25.00	1.44
99	24+50	24+75	25.00	1.44
100	24+75	25+00	25.00	1.44



GENERAL NOTES

- ALL IMPROVEMENTS SHALL CONFORM TO THE CITY OF LAS VEGAS STANDARDS AND SPECIFICATIONS.
- UTILITIES:
WATER: LAS VEGAS VALLEY WATER DISTRICT
SEWER: LAS VEGAS VALLEY WATER DISTRICT
ELECTRIC: NV ENERGY
TELEPHONE: SOUTHERN NEVADA GAS CORPORATION
CITY: SOUTHERN NEVADA GAS CORPORATION
SOLID WASTE DISPOSAL: REPUBLIC SERVICES
- UTILITY EASEMENTS TO BE DEDICATED TO RESPECTIVE AGENCIES.
- ANY MAJOR PLANS SHALL BE SUBMITTED TO THE CITY OF LAS VEGAS FOR REVIEW AND APPROVAL.
- NO PROTECTIVE CONVEYANCES OR DEED RESTRICTIONS ARE PLANNED.
- THERE ARE NO KNOWN EXISTING FAULTS OR FEATURES ON THE SITE.
- A SOILS REPORT WILL BE REQUIRED TO DETERMINE GROUND WATER DEPTH.
- ROADSIDE AND INTERIOR LANDSCAPE AREAS TO BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
- THERE ARE NO EXISTING STRUCTURES LOCATED ON THE SITE.
- LANDSCAPING TO BE PROVIDED PER CITY OF LAS VEGAS REQUIREMENTS.
- NO AREA SHALL BE RESERVED OR DEDICATED FOR PARKS, SCHOOLS, OR OTHER PUBLIC OR QUASI-PUBLIC USES.
- THERE ARE NO EXISTING OR PROPOSED STORM DRAINAGE WITH THIS PROPERTY.
- TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO EXISTING OR PROPOSED IRRIGATION OR DRAINAGE CHANNEL, RIGHT-OF-WAY OR EASEMENTS WITH THIS SITE.

LEGAL DESCRIPTION

LOT 2 OF 16 IN THE 2ND FLOOR, 16 LOTS, 1 & 2 OF 16-76 LIVING WITHIN SOUTHEAST QUARTER (SU 1/4) OF NORTHWEST QUARTER (NW 1/4) OF SECTION 26, TOWNSHIP 18 SOUTH, RANGE 14 EAST, N.M.S.

OWNER DEVELOPER

APRIL 125-26-203-002, 003, & 004
NATIONAL HOME CORPORATION
4405 SOUTH BUFFALO DRIVE
LAS VEGAS, NV 89147
(702) 871-3332 OFFICE
(702) 386-2244 FAX

KEY MAP



SITE INFORMATION

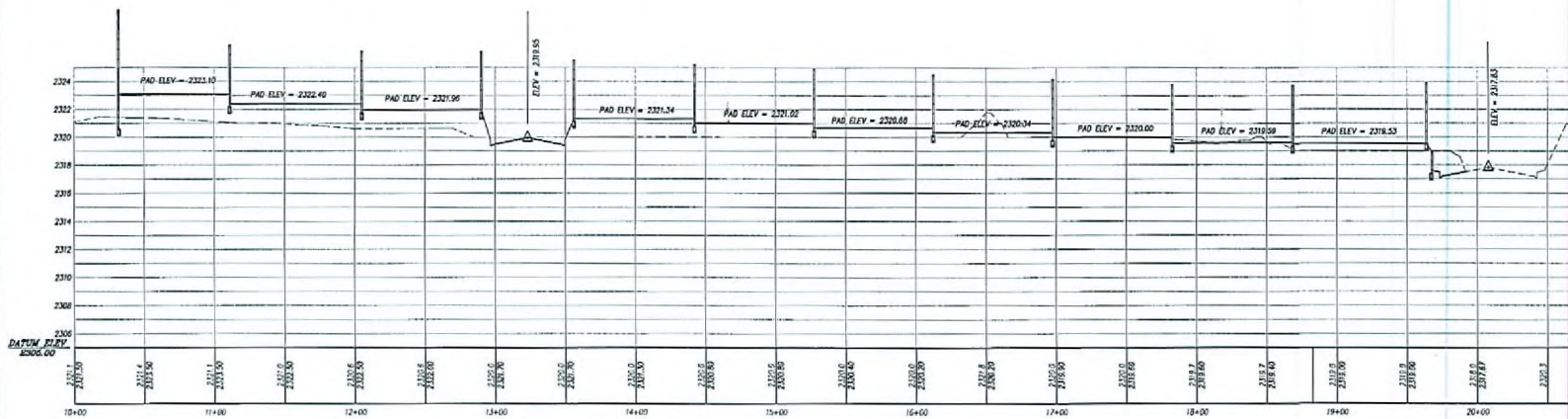
APPROXIMATE PARCEL NUMBER: 125-26-203-002, 003, 004
PROPOSED USE: SINGLE FAMILY RESIDENTIAL SUBDIVISION
EXISTING ZONING: R-1 (SINGLE FAMILY RESIDENTIAL)
PROPOSED ZONING: R-1 (SINGLE FAMILY RESIDENTIAL)
TOTAL PROPOSED LOTS: 16
TOTAL ACRES: 3.96
DENSITY (BASED ON CHDS ADDRESS): 4.2 SPACES PER LOT
PARKING REQUIRED: 42 SPACES IN 2 CAR GARAGES, DRIVEWAYS
USABLE OPEN SPACE REQUIRED (1.65 x 2.00 = 4.320)
OPEN SPACE PROVIDED (COMMON LOTS A, B, C, D, E, F)
MINIMUM LOT SIZE: 10,000 SF
MINIMUM LOT AREA: 10,000 SF
MINIMUM LOT WIDTH: 10,000 SF

SCALE

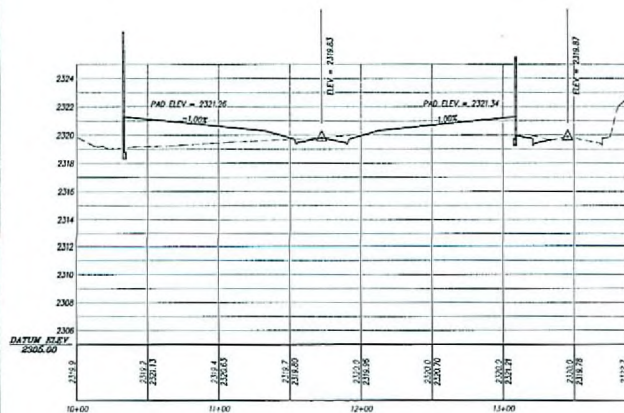


DEVELOPMENT STANDARDS

FOR THIS DEVELOPMENT, THE FOLLOWING STANDARDS SHALL APPLY:
MINIMUM LOT SIZE: 10,000 SF
MINIMUM LOT AREA: 10,000 SF
MINIMUM LOT WIDTH: 10,000 SF
MINIMUM LOT DEPTH: 10,000 SF
MINIMUM LOT FRONT SETBACK: 10,000 SF
MINIMUM LOT SIDE SETBACK: 10,000 SF
MINIMUM LOT REAR SETBACK: 10,000 SF
MINIMUM LOT CORNER SETBACK: 10,000 SF
MINIMUM LOT FRONT YARD SETBACK: 10,000 SF
MINIMUM LOT SIDE YARD SETBACK: 10,000 SF
MINIMUM LOT REAR YARD SETBACK: 10,000 SF
MINIMUM LOT CORNER YARD SETBACK: 10,000 SF
MINIMUM LOT FRONT PORCH SETBACK: 10,000 SF
MINIMUM LOT SIDE PORCH SETBACK: 10,000 SF
MINIMUM LOT REAR PORCH SETBACK: 10,000 SF
MINIMUM LOT CORNER PORCH SETBACK: 10,000 SF
MINIMUM LOT FRONT DRIVEWAY SETBACK: 10,000 SF
MINIMUM LOT SIDE DRIVEWAY SETBACK: 10,000 SF
MINIMUM LOT REAR DRIVEWAY SETBACK: 10,000 SF
MINIMUM LOT CORNER DRIVEWAY SETBACK: 10,000 SF
MINIMUM LOT FRONT GARAGE SETBACK: 10,000 SF
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MINIMUM LOT REAR



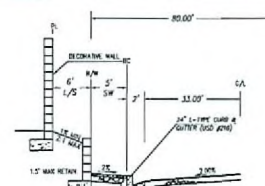
SECTION E
PAD CROSS SECTION EAST/WEST



SECTION F
PAD CROSS SECTION SOUTH/NORTH



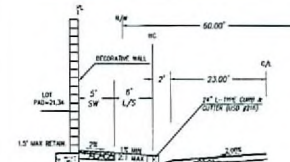
SECTION G
SOUTH BOUNDARY WALL SECTION



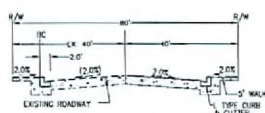
SECTION I
EAST BOUNDARY WALL SECTION



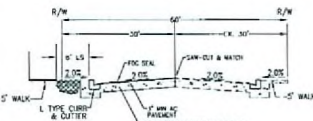
SECTION H
WEST BOUNDARY WALL SECTION



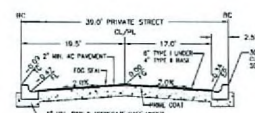
SECTION J
NORTH BOUNDARY WALL SECTION



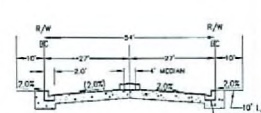
SECTION A - TORREY PINES DRIVE
80-FT WIDE RIGHT-OF-WAY



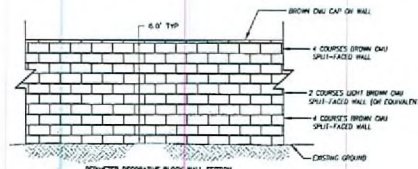
SECTION B - AZURE DRIVE
60-FT WIDE RIGHT-OF-WAY



SECTION C
TYPICAL 39-FT WIDE PRIVATE DRIVE
PER CLARK COUNTY AREA USG #710



SECTION D - ENTRY STREET
54-FT WIDE RIGHT-OF-WAY



RECEIVED
OCT 21 2008
EOT-31287
12-03-08 CC

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NATIONAL HOME CORPORATION
4445 S. JONES BLVD. SUITE 41
TOLSON, MD 21158
702-871-1033 FAX 702-871-3807
TANNEY ENGINEERING
4445 S. JONES BLVD. SUITE 41
TOLSON, MD 21158 FAX 702-871-3807

AZURE & TORREY PINES
SINGLE FAMILY RESIDENTIAL
TENTATIVE MAP
DETAILS & CROSS SECTIONS

ENGINEER'S SEAL
ROBERT D. CUNNINGHAM
P.E. 11-31-08
11-31-08

DATE: 11-27-06
SCALE: 1"=40'
JOB NO: NIN-06-001
DESIGNED BY: RDC
DRAWN BY: RDC
SHEET NAME: TM2
SHEET: 2 OF 2