

PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-32475** APN: 139-36-710-022

Name of Property Owner: BCF COCA-COLA BOTTLING COMPANY OF LOS ANGELES

Name of Applicant: COCA-COLA BOTTLING COMPANY

Name of Representative: RAUL RAMIREZ

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: [Handwritten Signature]

Print Name: Matthew J. Fano
Corporate Director of Real Estate and Facilities

Subscribed and sworn before me

This 16th day of October, 2008

Celeste H. Burr
Notary Public in and for said County and State



DATE	01/22/09
BY	AS SHOWN
PROJECT	2316 LAS VEGAS
SCALE	P-1

COCA COLA LAS VEGAS
WAREHOUSE EXPANSION
SITE PLAN

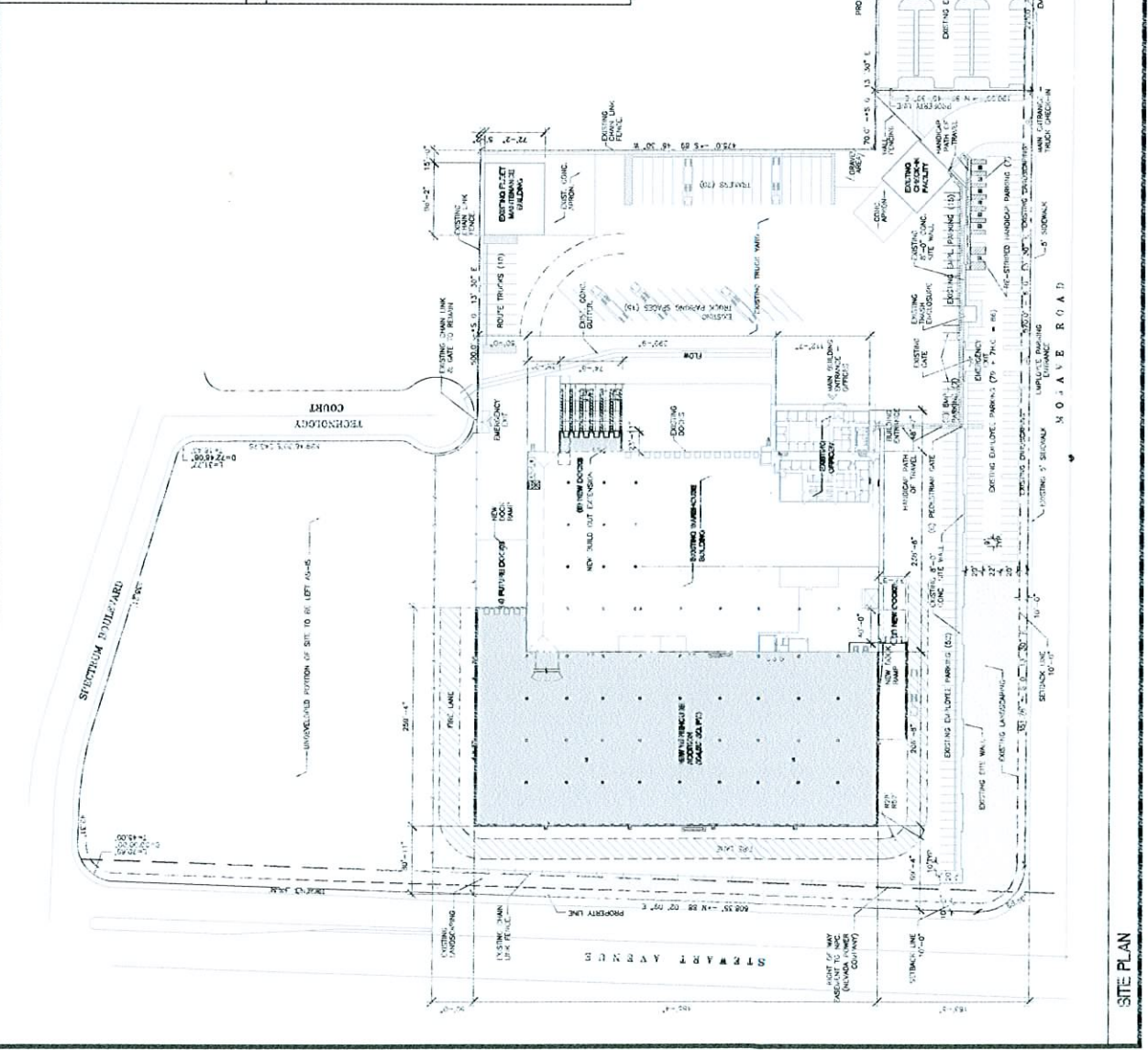
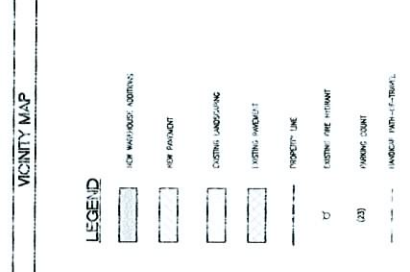
See City Enterprises, Inc.
Creative Planning & Development
400 Westgate Parkway, Suite 200, Las Vegas, NV 89102
Tel: 702.735.1100 Fax: 702.735.1101

SITE SUMMARY	
SITE ADDRESS AREA	866,332 S.F. (20.1 ACRES)
ZONING	M-30(1)-70(1)-02
BUILDING ESTIMATES	
HEIGHT	18'-0"
SIDE	0'-0"
SCALE	0'-0"
MAX. BUILDING HEIGHT ALLOWED	N/A
MAX. BUILDING HEIGHT PROVIDED	26'-0"
PERMITS	
REQUIRE	866,332 S.F. / 231,600 S.F. = 3.76
PROVIDED	74,229 S.F.

LANDSCAPE SUMMARY	
REQUIRED	-
PROVIDED	74,229 S.F.

BUILDING SUMMARY	
COMMITTEE	SP-2
MARKET USE	B
OFFICE	
CONSTRUCTION TYPE	
FRAME	V-4
MASONRY	V-4
CONCRETE	
METAL	
OTHER	
PRE-ENGINEERED	YES
ARCHITECTURE	YES
OFFICE	
ESTIMATED	
WAREHOUSE	84,000 S.F.
OFFICE	12,400 S.F.
FLAT WAREHOUSE	6,870 S.F.
CHECKER'S BUILDING	3,050 S.F.
TOTAL	106,320 S.F.
PROPOSED	
WAREHOUSE	74,229 S.F.
OFFICE	10,450 S.F.
TOTAL PROVIDED	106,320 S.F.
TOTAL ESTIMATED AND PROVIDED	212,640 S.F.

PARKING SUMMARY	
EXISTING	208,000 S.F. = 210 STALLS
WHOLESALE/RETAIL	1,000
OFFICE	12,400 S.F. = 11 STALLS
TOTAL EXISTING	209,000 S.F. = 221 STALLS
TOTAL HANDICAP STALLS REQUIRED	240 STALLS
TOTAL HANDICAP STALLS PROVIDED	240 STALLS
EXISTING PARKING PROVIDED	201 STALLS
EXISTING EXCEPT PARKING (P&T)	24 STALLS
EXISTING HANDICAP STALLS	24 STALLS
TOTAL EXISTING HANDICAP STALLS PROVIDED	24 STALLS
TOTAL HANDICAP STALLS PROVIDED	48 STALLS

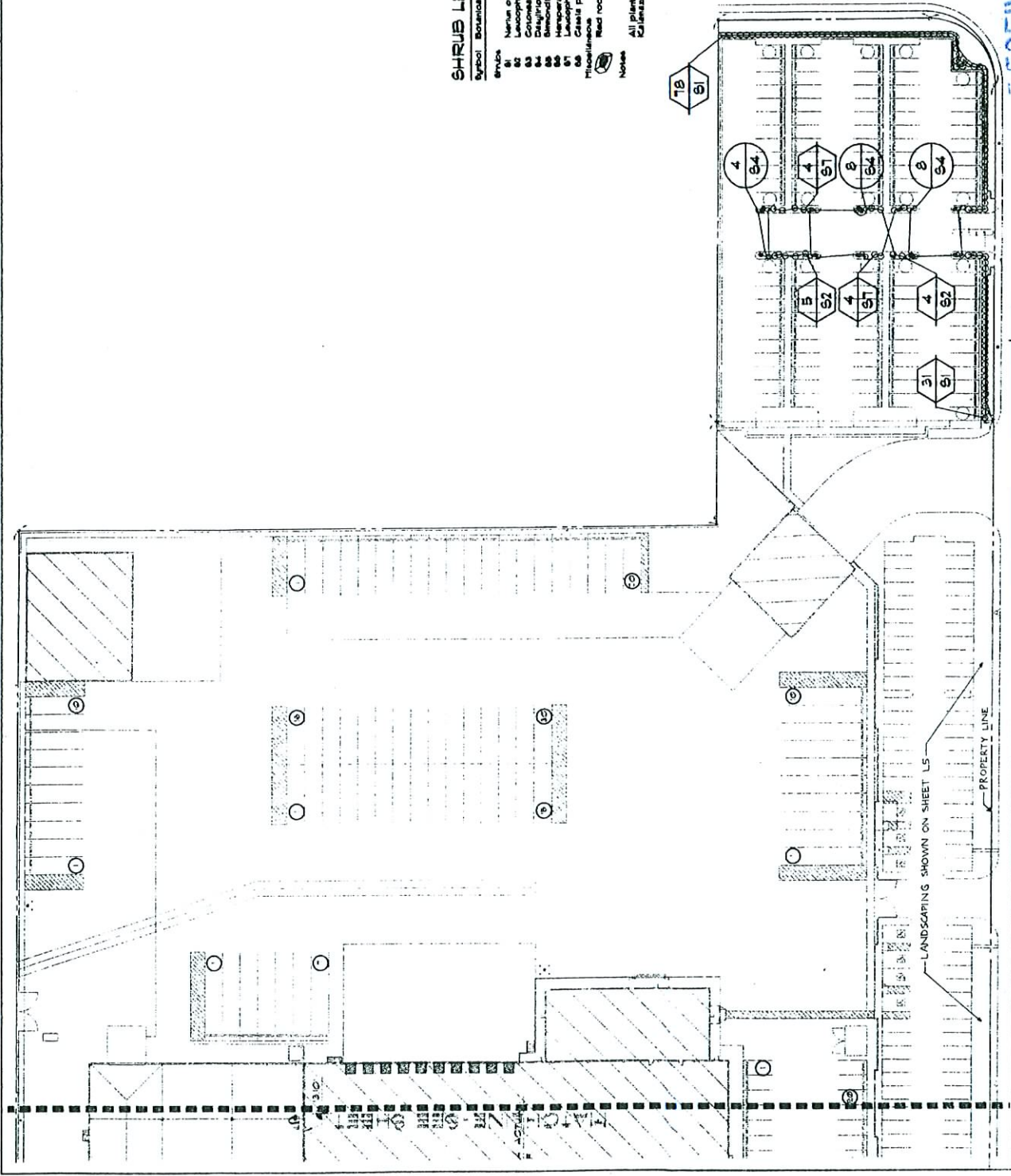


SDR-32475
01/22/09 PC

SITE PLAN

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SHRUB LEGEND

Symbol	Botanical Name	Common Name	Size
(Circle)	Nerium oleander "Mediterranean"	Drift Oleander	8 GAL
(Circle)	Leucophyllum frutescens "Green Cloud"	NON	8 GAL
(Circle)	Conocarpus litorea	Red Cluster Bany	8 GAL
(Circle)	Dryopteris sphegodes	"Queen's Bloom"	1.5 GAL
(Circle)	Bambusa nana	"Jolly"	1 GAL
(Circle)	Leucophyllum frutescens "White Frost"	NON	1 GAL
(Circle)	Leucophyllum frutescens "Thunder Cloud"	NON	8 GAL
(Circle)	Celastrus phylicoides	NON	1 GAL
(Circle)	Miscellaneous	Red rock boulders to be surface select granite	

Notes:
 All planting areas to receive 2" cover of Vallentine Road 1/2" cover from Caltrans materials (627) 78-1395.



AS BUILT

ISSUED FOR BIDS

Coca-Cola Enterprises Inc.
 ARCHITECTURE & ENGINEERING GROUP

CLOSSON & GLOSSON
 ARCHITECTS

COCA-COLA BOTTLING CO. OF U.S.A.
 1000 WEST 10TH AVENUE
 DENVER, COLORADO 80202

PROJECT: PROPOSED ADDITION TO U.S. POST OFFICE
 1575 WEST 10TH AVENUE
 DENVER, COLORADO 80202

DATE: 01/22/09

SDR-32475
01/22/09 PC

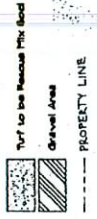
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 DEC 08 2008

PLANTING NOTES

1. ALL PLANTING SHALL BE DONE AT THE DISCRETION OF THE ARCHITECT AND SHALL BE SUBJECT TO THE APPROVAL OF THE CITY OF LAS VEGAS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF LAS VEGAS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF LAS VEGAS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF LAS VEGAS.
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PLANT LEGEND

Symbol	Botanical Name	Common Name	Class
●	Crataegus latifolia	Thorn Apple	● Cell
●	Nerium oleander (Road)	Oleander Standard Tree	● Cell
●	Proscopis alba	Colorado Mesquite	● Cell
●	Prosopis juliflora	Mimosa Tree	3/4" Bark
●	Albizia julibrissin	Silk Tree	● Cell



NOTE: All planting (except lawn areas) areas are to receive 3" of gravel.

AS BUILT



ISSUED FOR BIDS

Coca-Cola Enterprises Inc.
ARCHITECTURE & ENGINEERING GROUP
CLOSSON & CLOSSON, INC.
1000-COLA BOTTLING CO. OF LOS ANGELES
PROPOSED ADDITION TO LAS VEGAS
DISTRIBUTION CENTER



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SDR 32475				
Coca-Cola Bottling Co.				
230 N. Mojave Rd.				
Proposed 104.5 thousand square foot warehouse addition.				
Traffic produced by proposed development:				
Existing Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	WAREHOUSE [1000 SF]	116.6	4.96	578
AM Peak Hour			0.45	52
PM Peak Hour			0.47	55
<i>(heaviest 60 minutes)</i>				
New Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	WAREHOUSE [1000 SF]	104.5	4.96	518
AM Peak Hour			0.45	47
PM Peak Hour			0.47	49
<i>(heaviest 60 minutes)</i>				
New Total Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	WAREHOUSE [1000 SF]	221.1	4.96	1,097
AM Peak Hour			0.45	99
PM Peak Hour			0.47	104
<i>(heaviest 60 minutes)</i>				
Existing traffic on all nearby streets:				
Stewart Ave.				
Average Daily Traffic (ADT)	16,481			
PM Peak Hour	1,318			
<i>(heaviest 60 minutes)</i>				
Mojave Rd.				
Average Daily Traffic (ADT)	10,897			
PM Peak Hour	872			
<i>(heaviest 60 minutes)</i>				

Traffic Capacity of adjacent streets:				
	Existing Street Capacity			
Stewart Ave.	34500			
Mojave Rd.	32775			
This project will add approximately 518 trips per day on Stewart Ave. and Mojave Rd. This will increase expected volumes by about 3 percent on Stewart and by about 5 percent on Mojave. Currently Stewart is at about 48 percent of capacity and Mojave is at about 33 percent of capacity.				
Based on Peak Hour use, this development will add roughly 49 additional cars into the area; which works out to a little less than 1 every minute.				
Note that this report assumes all traffic from this development uses all named streets.				