PLANNING & DEVELOPMENT

DEVELOPMENT SERVICES CENTER

PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-32553** APN: 138-22-103-004

Name of Property Owner: Smoke Ranch Development LLC

Name of Applicant: Smoke Ranch Development LLC

Name of Representative: Smoke Ranch Development LLC attention: James

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 x 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: _____

Print Name: Haskel Imy

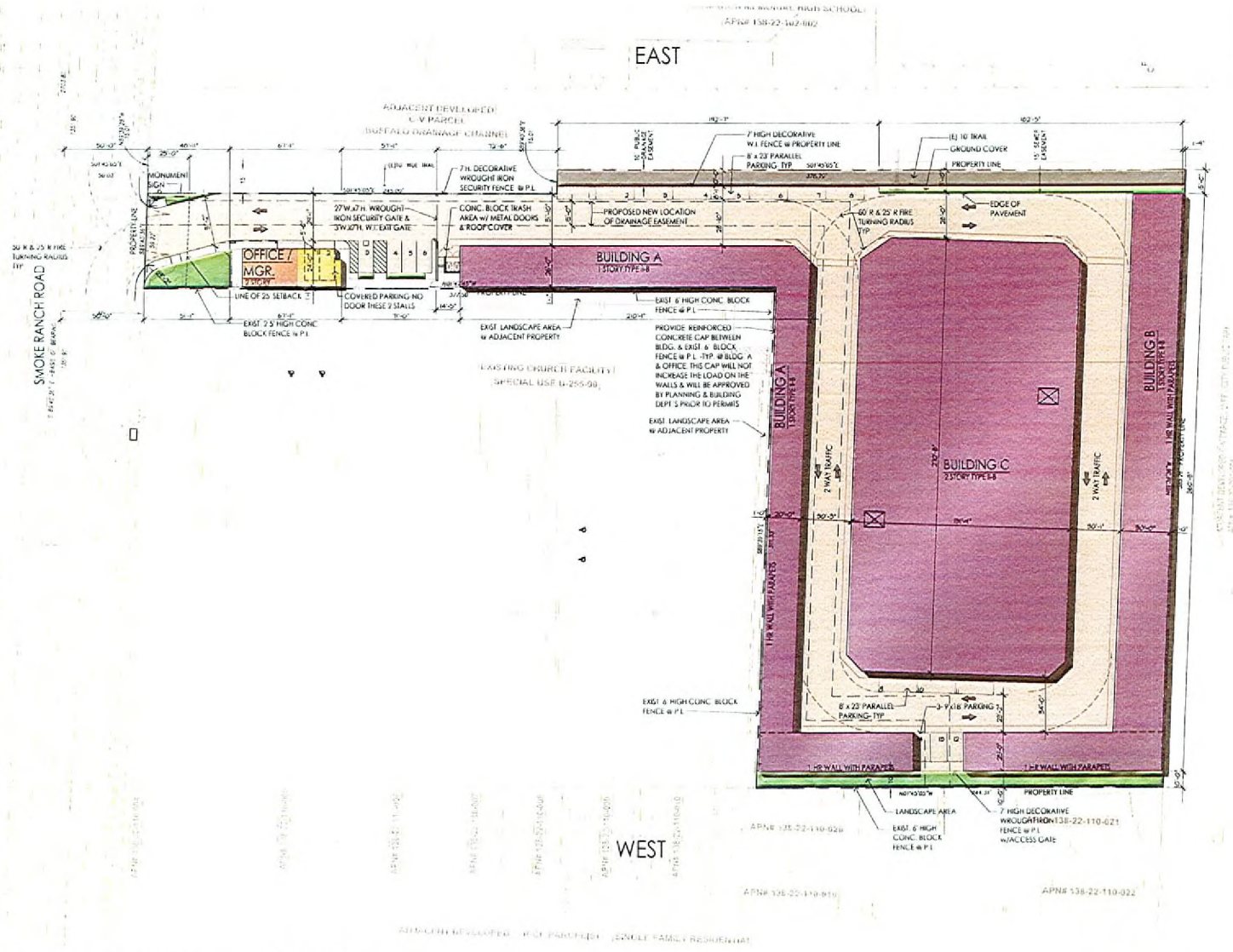
Subscribed and sworn before me

This 9th day of December, 20 08

Jennifer L. Roberts

Notary Public in and for said County and State

JENNIFER L. ROBERTS
Notary Public State of Nevada
No. 97-4015-1
My appt. exp. Sept. 23, 2009



OWNER / DEVELOPER

GREAT AMERICAN CAPITAL
8350 W. SAHARA AVE. #210
LAS VEGAS, NV. 89117
CONTACT: JAMES WILMOT
PHONE 702/ 253 5751
FAX 702/ 360 5594

ARCHITECT

ARIEL L. VALLI ARCHITECT
81 COLUMBIA, SUITE 200
ALISO VIEJO, CA 92656
CONTACT: MARK LENNARD
PHONE 949/ 349 1777
FAX 949/ 349 1778
E-MAIL MARK@VALLIARCH.COM

GENERAL INFORMATION

GENERAL PLAN	OFFICE
ZONING	U (V)
FUTURE LAND USE DESIGNATION	NS
SPECIAL DISTRICTS/ZONES	NONE
OFF-PREMISE SIGNAGE	NONE
PREVIOUS CASES	GPA10776
BUILDING PERMIT HISTORY	NONE
BUSINESS LICENSE HISTORY	NONE
HISTORIC BUILDING	N/A

PROJECT DATA

SITE PLAN AREA	105,850	SQ. FT.
	(2.43)	AC.
A.P.N.	138 22 102 004	
F.A.R.	0.94	
BUILDINGS		
BUILDING 'A'	13,270	SQ. FT.
BUILDING 'B'	13,046	SQ. FT.
BUILDING 'C' (2 story)	70,770	SQ. FT.
TOTAL STORAGE	97,086	SQ. FT.
OFFICE	828	SQ. FT.
COVERED PARKING	515	SQ. FT.
MGR. APARTMENT	1,120	SQ. FT.
TOTAL OFFICE/MGR	2,463	SQ. FT.
TOTAL PROJECT	99,549	SQ. FT.

PARKING

STORAGE 1/50 UNITS
646 UNITS/50 UNITS =13

REQUIRED	13	PKG.
PROVIDED	14	PKG.
APARTMENT		
REQUIRED	2	PKG.
PROVIDED	2	PKG.
OFFICE		
REQUIRED	3	PKG. (5 MIN.)
PROVIDED	6	PKG.
TOTAL PARKING PROVIDED	21	PKG.

AREAS

BUILDING FOOTPRINT	61,701	SQ. FT.	(58.29%)
LANDSCAPED AREA	4,666	SQ. FT.	(04.41%)
HARDSCAPED AREA	35,733	SQ. FT.	(33.76%)
TRAIL AREA	3,750	SQ. FT.	(03.54%)
SITE AREA	105,850	SQ. FT.	(100.00%)

VICINITY MAP
N.T.S.

SMOKE RANCH SELF STORAGE

LAS VEGAS, NV

SITE PLAN

SCALE: 1" = 30'-0"

08.330.12.24.08
09.02.08
10.03.08
11.05.08
11.13.08
11.25.08

NORTH

ARIEL L. VALLI ARCHITECT
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ALISO VIEJO, CA 92656 FAX 949/ 349 1778

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RECEIVED
DEC 29 2008

VAR-32553
REVISED
01/22/09 PC