

Durango Road

100 Ft Nev Power Easement

Parking Lot

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25 ft ingress egress

North boundry 132 23 ft

property line

property line

Loading
Zone
15 ft X 25 ft

Lot Size 37,942 sq ft
87 Acre

ADA Compliant†
Hand Parking

Building 3598 sq ft

REDCARD, LLC dba
CONVENIENCE SUPER STORE
1490 Westcliff Drive
Las Vegas, NV 89145

ASSessor PARCEL NUMBER
118-28-401-009

PARKING

P- Parking (18' long x 9' wide) 18 total
 HP- Handicap Parking 1 total
 ADA COMPLIANT HANDICAP PARKING 1 TOTAL
 w/ required Van Accessible Loading and Unloading Zones
 as required by Parking, Loading and Traffic Standards per
 Chapter 19.10 of Las Vegas Zoning Codes.
 CP- Compact Parking (15' long x 8' wide) 3 total.
 TP- Parking designated for Truck - Trailer Rentals 6 total.
 Total Parking Submitted: 28 Spaces

Parking requirements for Table 19-1 of City Zoning
DAIRY QUEEN- Restaurants, less than 2,000 square feet (without Drive-Thru):Requires 1 space per every 50 square feet of public seating and waiting (including outdoor), plus one seat each additional 200 square feet of gross floor area. Dairy Queen seating and waiting is approx. 241 square feet or 5 parking spaces required. Dairy Queen Food Prep and Storage area is 365 square feet, a 2 parking space requirement. However, a minimum of 10 parking spaces are required.
Dairy Queen total area is 605 square feet.
TRUCK RENTAL- Parking is 1 space per 250 square feet. The Truck Rental total area is 247 square feet, or 1 parking space required. CONVENIENCE STORE- The parking for the convenience store is 1 space every 250 square feet of commercial retail space. The total retail space is 3,996 square feet, deducting the restaurant space which is 605 square feet, equals 3,391 square feet. The Truck Rental of 247 square feet, results in 2,740 square feet of Commercial Retail space requiring 11 additional parking spaces.

Total Required Parking	
Restaurant (Daily Users) 16	
Truck Rental 1	
Convenience Store 11	
Total Required	28

EXISTING RAB

SCALE 1/4 Inch equals 14 Feet
1 Inch equals 56 Feet

5 FEET PROPERLY SETBACK

29 H ||

GPA-33542 ZON-33543
SUP-33544 SDR-33546
04/09/09 PC REVISED

RECEIVED

MAR 18 2009

Sight Visibility
Restriction Easement

100 Ft Nev Power Easement

DURANGO ROAD

EXISTING LANDSCAPE

12-New Gold Lantana- 9 total
lantana camara "new gold"
all in south planter along Westcliff

13-Purple Lantana- 9 total
lantana monievidensis
all in south planter along Westcliff

L4-Blue Palo Verde Tree-1 total
Parkinsonia (acacioides) floridum
in soil planter adjacent to store

- 14 Landscape shoulders & total
- 4 in south planter along West 111
- 2 in west planter along Durango

Westcliff Drive

Sight Visibility Restriction Easement

Westcliff Drive

Single Family Res

Single Family Res

Aprox 100 ft from prop line

8490 Westcliff

Angel Park Legacy Golf Club *



Per M-Mercantile Load Factor