



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-32821** APN: 125-07-716-002

Name of Property Owner: Horse Mini Storage Partners LLC

Name of Applicant: Verizon Wireless

Name of Representative: Jason Frayer

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): _____

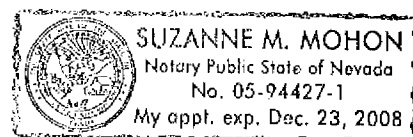
APN: 125-07-716-002 Horse Mini Storage Partners, LLC
By StorageOne Properties, LLC Manager

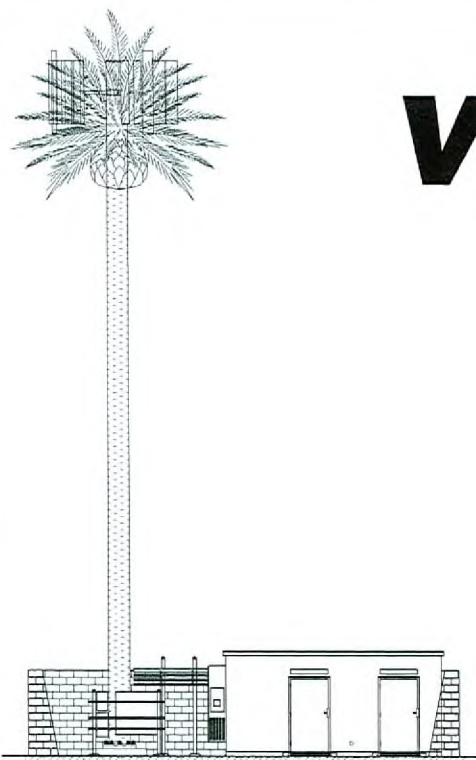
Signature of Property Owner: _____

Print Name: James M Meservey, Manager

Subscribed and sworn before me

This 10 day of December, 2008
Suzanne M Mohon
Notary Public in and for said County and State





PROPOSED SOUTH ELEVATION
SCALE: N.T.S.

verizonwireless

LSV IRON MOUNTAIN
8525 OSO BLANCA ROAD

ASSESSOR'S PARCEL NO. #125-07-716-002

LAS VEGAS, NEVADA 89166
CLARK COUNTY

70' MONOPALM
RAW LAND COMMUNICATION SITE

RECEIVED
DEC 30 2008

APPROVED
FOR LEASING/ZONING

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PROHIBITED WITHOUT THE WRITTEN CONSENT BY
TOWERCOM TECHNOLOGIES, LLC.

VERIZON WIRELESS

475 ROCK QUARRY WAY
NORTH LAS VEGAS, NV 89032

TOWERCOM
TECHNOLOGIES

4500 Montgomery Blvd. NE, Suite 5 - Albuquerque, NM 87109
Tel: 505-233-4884 Fax: 505-233-4888

PROJECT NAME:

LSV IRON MOUNTAIN
70' MONOPALM
RAW LAND COMMUNICATION SITE

PROJECT ADDRESS:
8525 OSO BLANCA ROAD
LAS VEGAS, NEVADA 89166
CLARK COUNTY

SHEET TITLE:

TITLE SHEET

REV. DESCRIPTION DATE BY CHK

1. APPROVED FOR LEASING/ZONING 09/19/09 JLS JLS

PROJECT NUMBER SHEET NUMBER

06-037-159 T1

SHEET INDEX		
SHT	TITLE	REV
11	TITLE SHEET	0
21	FIELD PLAN	0
22	100' SETBACK LAYOUT, SPECIFICATIONS & NOTES SHEET	0
503	SITE SURVEY	0

PROJECT INDEX:	
DESIGNER:	VERIZON WIRELESS
475 ROCK QUARRY WAY	NORTH LAS VEGAS, NV 89032
CONTACT: JIM JOHNSON	PHONE: 702-838-5320
ENGINEER/DESIGNER:	TOWERCOM TECHNOLOGIES LLC
4500 MONTGOMERY BLVD. NE	SUITE 5
ALBUQUERQUE, NM 87109	
CONTACT: JASON DECHMAN, P.E.	PHONE: 505-233-4884
SUBCONTRACTOR:	PROSELY SURVEYS
808 SOUTH 7TH STREET	LAS VEGAS, NEVADA 89101
CONTACT: ROBERT HARRISON	PHONE: 702-312-6518
CONSTRUCTION:	330 W. WARM SPRINGS RD.
LAS VEGAS, NV 89119	
CONTACT: SHANNON MORRELL	PHONE: 713-792-2854

GENERAL PROJECT NOTES:	
1	PRIOR TO SUBMITTING A BID, THE CONTRACTOR SHALL FAMILIARIZE HIMSELF/HERSELF WITH THE SCOPE OF WORK AND ALL CONDITIONS AFFECTING THE PROPOSED PROJECT.
2	CONTRACTOR SHALL VERIFY ALL FIELD CONDITIONS AND DIMENSIONS OF THE JOB SITE AND CONFIRM THAT WORK AS INDICATED ON THESE CONSTRUCTION DOCUMENTS CAN BE ACCOMPLISHED AS SHOWN PRIOR TO COMMENCEMENT OF ANY WORK.
3	ALL FIELD MODIFICATIONS BEFORE, DURING, OR AFTER CONSTRUCTION SHALL BE APPROVED IN WRITING BY A VERIZON WIRELESS REPRESENTATIVE.
4	INSTALL ALL EQUIPMENT AND MATERIALS PER THE MANUFACTURER'S RECOMMENDATIONS, UNLESS INDICATED OTHERWISE.
5	NOTIFY VERIZON WIRELESS, IN WRITING, OF ANY MAJOR DISCREPANCIES REGARDING THE CONTRACT DOCUMENTS, EXISTING CONDITIONS, AND DESIGN INTENT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING CLARIFICATIONS FROM A VERIZON WIRELESS REPRESENTATIVE AND ADJUSTING THE BID ACCORDINGLY.
6	CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES OF THE WORK UNDER THE CONTRACT.
7	CONTRACTOR SHALL PROTECT ALL EXISTING IMPROVEMENTS AND FINISHES THAT ARE TO REMAIN. CONTRACTOR SHALL REPAIR ANY DAMAGE THAT MAY OCCUR DURING THE CONSTRUCTION TO THE SATISFACTION OF A VERIZON WIRELESS REPRESENTATIVE.
8	THE CONTRACTOR IS RESPONSIBLE FOR RED-LINEING THE CONSTRUCTION PLANS TO ILLUSTRATE THE AS-BUILT CONDITION OF THE SITE. FOLLOWING THE FINAL INSPECTION BY VERIZON WIRELESS, THE CONTRACTOR SHALL PROVIDE VERIZON WIRELESS WITH ONE COPY OF ALL RED-LINE DRAWINGS.
9	VERIFY ALL FINAL EQUIPMENT WITH A VERIZON WIRELESS REPRESENTATIVE. ALL EQUIPMENT LAYOUT, SPECIFICATIONS, INSTALLATION AND THEIR FINAL LOCATION ARE TO BE APPROVED BY VERIZON WIRELESS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ALL OTHER WORK WITH THE WORK AND CLEARANCES REQUIRED BY OTHERS RELATED TO SAID INSTALLATIONS.

BUILDING CODE ANALYSIS (2006 INTERNATIONAL BUILDING CODE):			
PROPERTY OWNER:	TOWERCOM TECHNOLOGIES, LLC		
ADDRESS/PROJECT NO.:	CONTACT: SUZ. MORRIS PHONE: 702-832-5212		
CONTRACT/EXEMPTION NO.:	125-07-716-002		
TYPE OF CONSTRUCTION:	U - UTILITY & WAREHOUSE		
TYPE:	TYPE V-A		
ALLOWED/REQUIRED:	NO	N/A	YES
FIRE ALARM:	NO	N/A	YES
BUILDING HEIGHT:	UP TO 50'	10'	YES
BUILDING TYPE:	2	1	YES
BUILDING AREA:	UP TO 9,000 SQ. FT.	233 SQ. FT.	YES
OCCUPANT LOAD:	N/A	UNOCCUPIED	YES
NUMBER OF FLOORS:	1	3	YES
FIRE RESISTANCE OF EXTERIOR WALLS:	1 HOUR	1 HOUR	YES
FIRE RESISTANCE RATING OF BUILDING ELEMENTS:	1 HOUR	1 HOUR	YES
PROTECTION OF OPENINGS:	N/A	N/A	YES
NON-STRUCTURAL OR DEPENDENT LOGS:	N/A	N/A	YES
ROOF COVERING MATERIAL:	CLASS B	CLASS B	YES
PLUMBING FIXTURES:	NO	UNOCCUPIED, NO PLUMBING	YES
SPECIAL INSPECTIONS:	NONE	N/A	YES

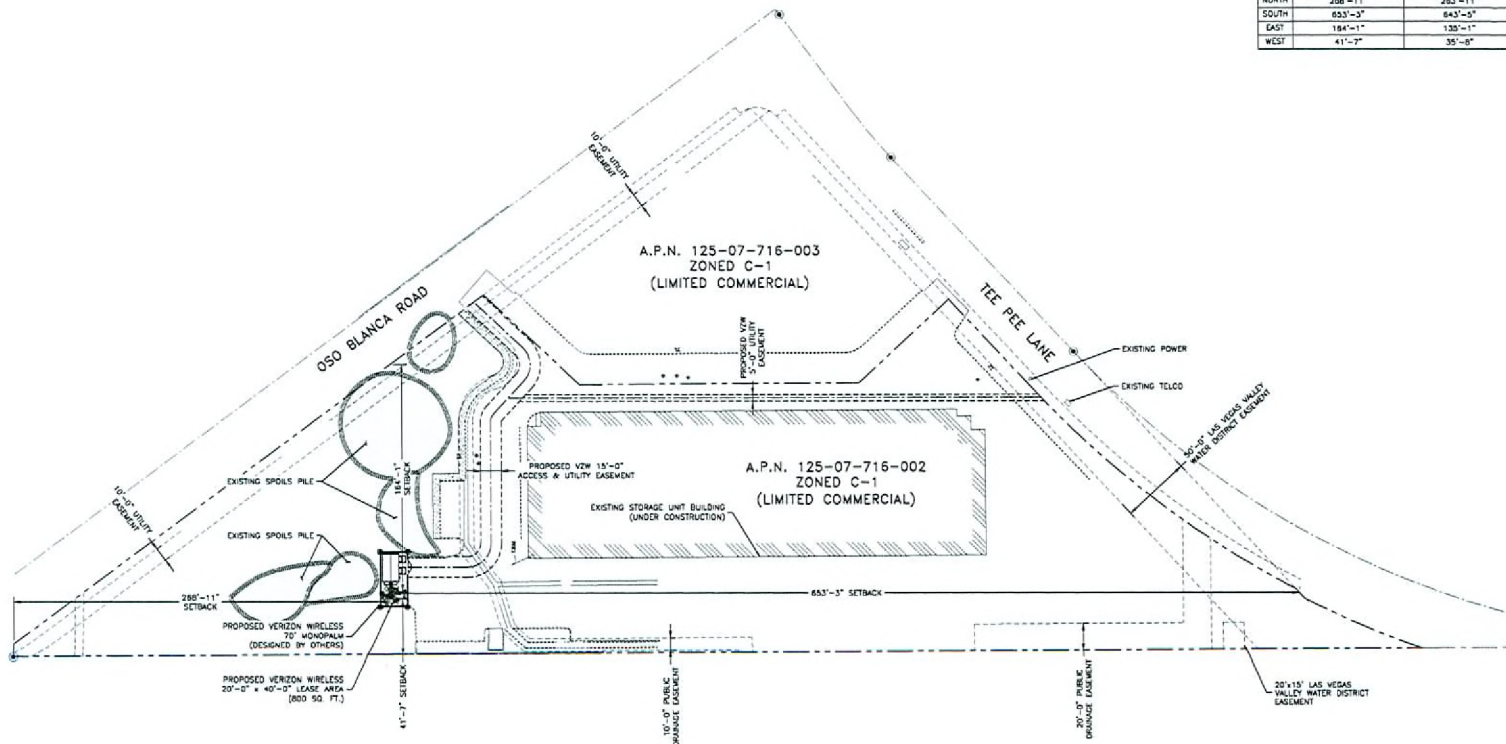
FCC COMPLIANCE:	
IRADIATION FROM THIS FACILITY WILL NOT INTERFERE WITH OPERATION OF OTHER COMMUNICATION SERVICES.	
ADA COMPLIANCE:	
THIS FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. LANDINGS AND EXITS SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES.	
ABBREVIATED LEGAL DESCRIPTION:	
PARTIAL 1/4 OF SECTION OF SURVEY FILE 172, PAGE 80 OF OFFICIAL RECORDS	
PROJECT DESCRIPTION:	
THIS PROJECT CONSISTS OF THE INSTALLATION OF ONE (1) PROPOSED 70' MONOPALM ONE (1) 11'-8" X 20' EQUIPMENT SHELTER AND FIFTEEN (15) PANEL ANTENNAS.	
DRIVING DIRECTIONS:	
DEPARTING 475 ROCK QUARRY WAY, NORTH LAS VEGAS, NEVADA SOUTH ON ENCLOSURE STREET 0.3 MILE, WEST ON W. CHEYENNE AVENUE 0.3 MILES, NORTH ON U.S. 93 5.9 MILES, EXIT 83 WEST ONTO DURANGO DRIVE 0.3 MILES, NORTH ON OSO BLANCA 1.5 MILES, SITE IS ON THE WEST SIDE OF OSO BLANCA AT ITS INTERSECTION WITH THE PCC.	



VICINITY MAP
SCALE: N.T.S.

SUP-32821
02/12/09 PC

TOWER SETBACKS		
	MONOPALM BASE TO PARENT PROPERTY LINE	LEASE BOUNDARY TO PARENT PROPERTY LINE
NORTH	288'-11"	283'-11"
SOUTH	653'-3"	643'-5"
EAST	184'-1"	135'-1"
WEST	41'-7"	35'-8"



SITE PLAN
SCALE: 1" = 40'
NORTH

APPROVED
FOR LEASING/ZONING

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DESIGNED FOR:
verizonwireless
475 ROCK QUARRY WAY
NORTH LAS VEGAS, NV 89032

DESIGNED BY:
towercom
4520 Montgomery Blvd. NE, Suite 5 - RENO, NV 89509
Tel: 555-232-4884 Fax: 555-232-4888

PROJECT NAME:
LSV IRON MOUNTAIN
70' MONOPALM
RAW LAND COMMUNICATION SITE

PROJECT ADDRESS:
8525 OSO BLANCA ROAD
LAS VEGAS, NEVADA 89166
CLARK COUNTY

SHEET TITLE:
SITE PLAN

REV	DESCRIPTION	DATE	BY	CHK
1	APPROVED FOR LEASING/ZONING	09/18/2009	LOL	JCD

PROJECT NUMBER: DB-037-158 SHEET NUMBER: Z1

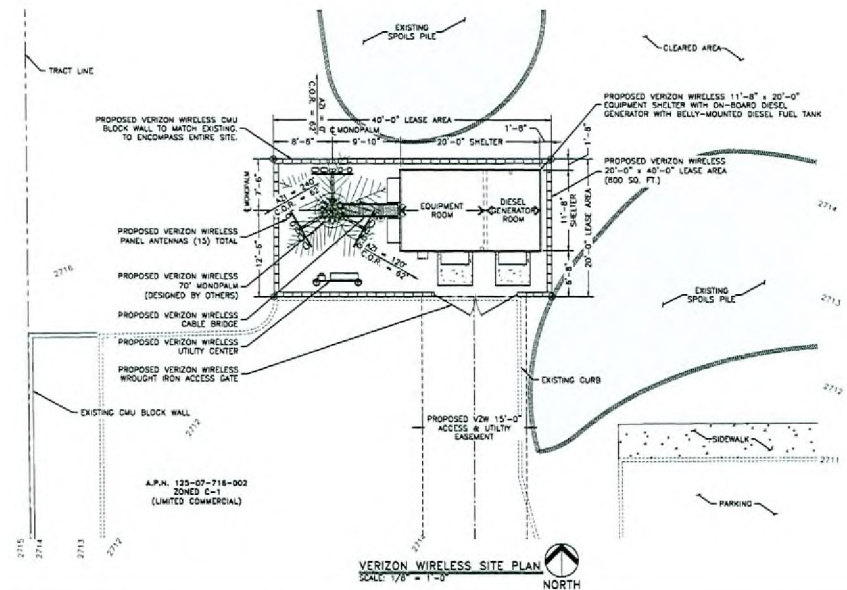
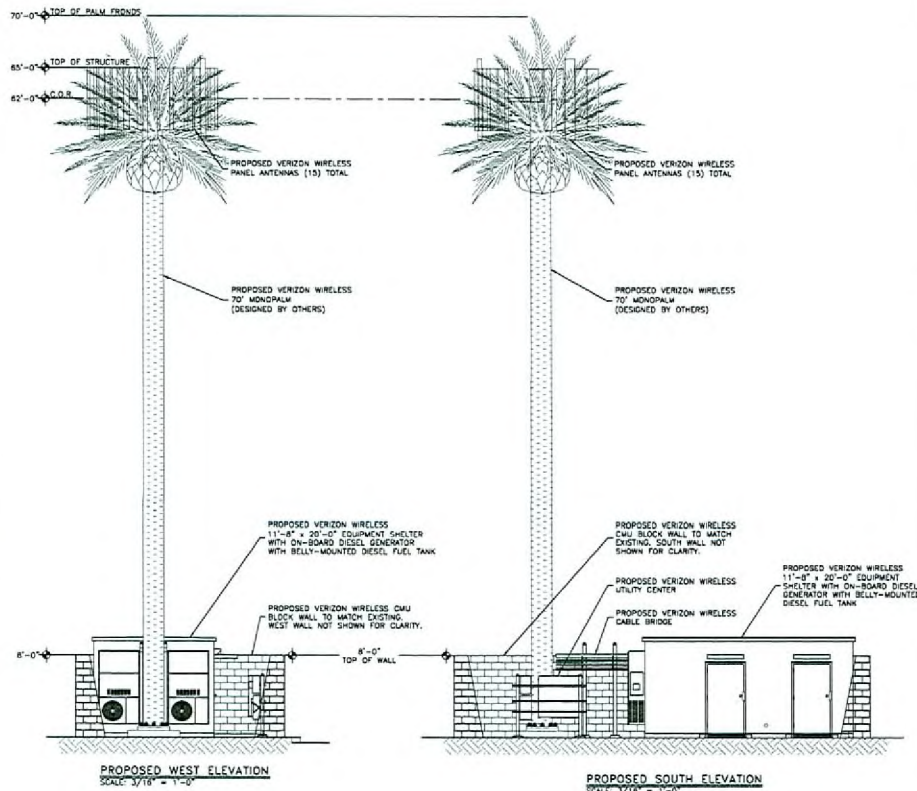
SUP-32821
02/12/09 PC

VISUAL NOTE:

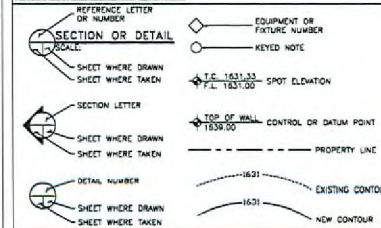
PROPOSED MONOPALM FRONTS TO BE OF SUFFICIENT LENGTH & QUANTITY TO REASONABLY CONCEAL PROPOSED VZW ANTENNAS.

NOTES/KEYS:

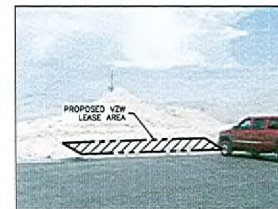
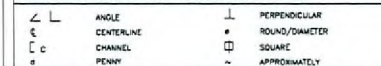
C.O.R. = CENTER OF RADIATION
A.L. = ATTACHMENT LEVEL
B.T. = BOTTOM OF TOWER
T.T. = TOP TIP LEVEL



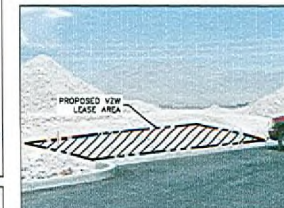
LEGEND OF SYMBOLS



SYMBOLS USED AS ABBREVIATIONS:



VIEW OF PROPOSED VZW LEASE AREA (LOOKING NORTH)



VIEW OF PROPOSED VZW LEASE AREA (LOOKING NORTHEAST)



VIEW OF PROPOSED VZW LEASE AREA (LOOKING EAST)

APPROVED FOR LEASING/ZONING

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DESIGNED BY: **verizon wireless**
475 ROCK CLIFF WAY
NORTH LAS VEGAS, NV 89033

DESIGNED BY: **towercom**
4820 Montgomery Blvd. NE, Suite 3 - Albuquerque, NM 87109
Tel: 505-232-4894 Fax: 505-232-4098

PROJECT NAME: **LSV IRON MOUNTAIN 70' MONOPALM RAW LAND COMMUNICATION SITE**

PROJECT ADDRESS: **8525 OSO BLANCA ROAD LAS VEGAS, NEVADA 89166 CLARK COUNTY**

SHEET TITLE: **VZW SITE PLAN, ELEVATIONS, SPECIFICATION AND PHOTO SHEET**

REV:

NO	DATE	BY	CHK
1	07/18/08	COL	JDD

PROJECT NUMBER: **08-037-158** SHEET NUMBER: **22**

SUP-32821
02/12/09 PC

