



## PLANNING & DEVELOPMENT DEPARTMENT

### STATEMENT OF FINANCIAL INTEREST

Case Number: **EOT-35440** APN: 125-27-411-001

Name of Property Owner: Centennial Gateway, LLC

Name of Applicant: Territory, Incorporated

Name of Representative: Michael Shohet

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: \_\_\_\_\_

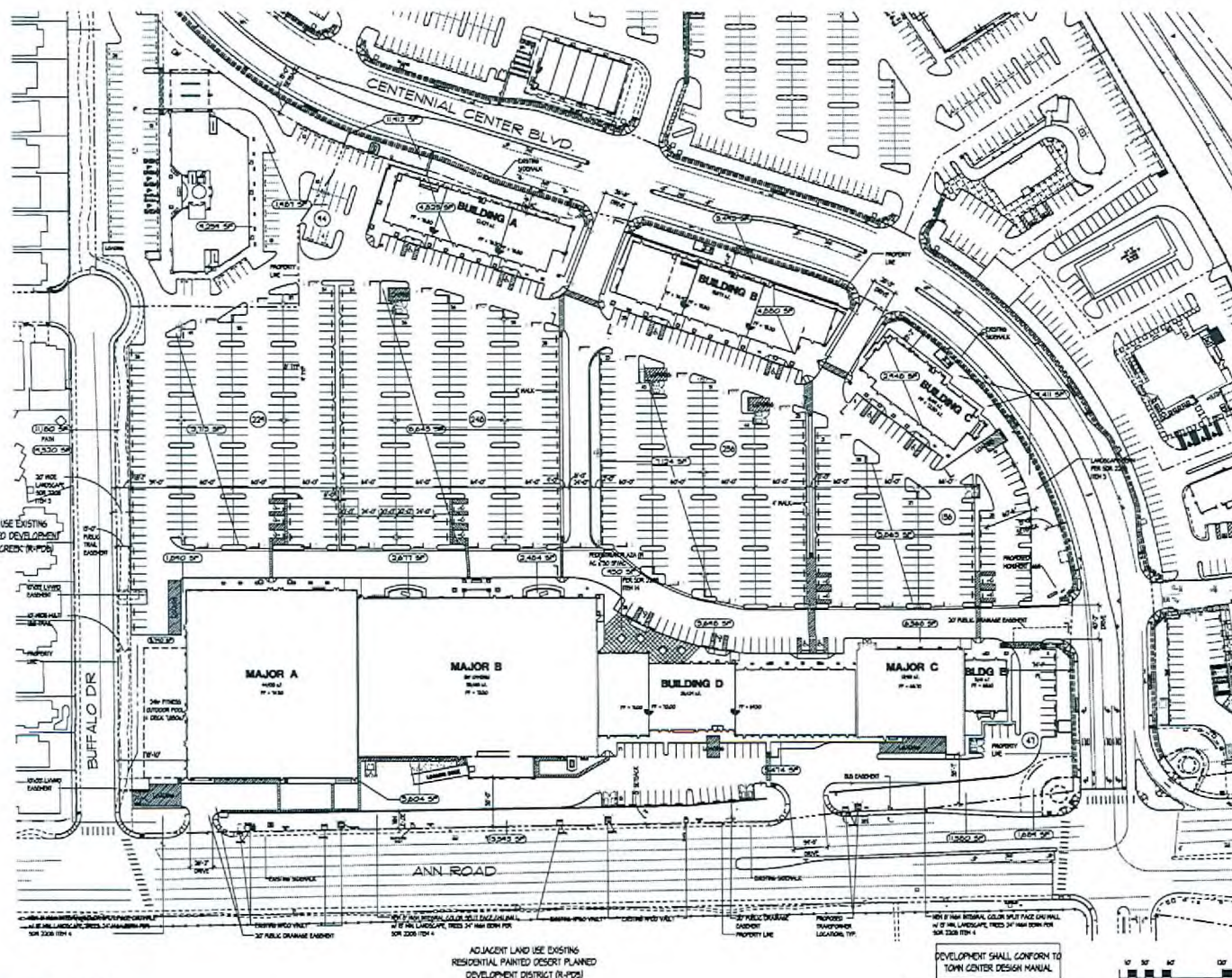
Print Name: A. Jonathan Schwartz

Subscribed and sworn before me

This 28<sup>th</sup> day of July, 2009  
Susan Jean Pacheco  
Notary Public in and for said County and State







## Summary

|                      |          |            |
|----------------------|----------|------------|
| Land                 | 18.73 AC | 815,323 SF |
| Building Area        |          | 211,606 SF |
| 20% Open Space Req'd |          | 163,000 SF |
| Open Space Provided  |          | 163,573 SF |
| Plaza Area Req'd     |          | 950 SF     |
| Plaza Area Provided  |          | 990 SF     |
| Land-to-Bldg Ratio   |          | 3.88/1     |
| Coverage             |          | 25.87%     |

|                      |           |
|----------------------|-----------|
| Retail Shops 'A-E'   | 65,293 SF |
| Sportsman Warehouse  | 55,465 SF |
| 24 Hr Fitness Center | 44,933 SF |
| Fresh & Easy Market  | 13,915 SF |

|                        |            |
|------------------------|------------|
| Sub Total Shopping Ctr | 179,606 SF |
| Existing Office        | 32,000 SF  |
| Total Building Area    | 211,606 SF |

### PARKING BY CODE REQUIREMENTS:

|                 |           |            |
|-----------------|-----------|------------|
| CODE REQUIRED:  |           |            |
| SHOPPING CENTER | 179,606sf | 1/250      |
| EXISTING OFFICE | 32,000sf  | 1/300      |
| TOTAL REQUIRED  |           | 823 SPACES |

### PARKING BY USE

|                     |          |       |            |
|---------------------|----------|-------|------------|
| EXISTING OFFICE     | 32,000sf | 1/300 | 106 SPACES |
| 24 HR FITNESS       | 44,933sf | 1/200 | 224 SPACES |
| SPORTSMAN WH.       | 55,465sf | 1/250 | 222 SPACES |
| FRESH & EASY MARKET | 13,915sf | 1/250 | 55 SPACES  |
| RETAIL 'A'          | 12,421sf | 1/250 | 50 SPACES  |
| RETAIL 'B'          | 15,877sf | 1/250 | 63 SPACES  |
| RETAIL 'C'          | 8,418sf  | 1/250 | 33 SPACES  |
| RETAIL 'D'          | 25,424sf | 1/250 | 102 SPACES |
| RETAIL 'E'          | 3,141sf  | 1/250 | 12 SPACES  |

|                    |  |            |
|--------------------|--|------------|
| TOTAL REQUIRED     |  | 861 SPACES |
| TOTAL PROVIDED:    |  | 910        |
| H.C. REQUIRED (2%) |  | 20 (4 VAN) |
| H.C. PROVIDED:     |  | 24 (6 VAN) |



### Vicinity Map

Not to Scale  
ALL BUILDINGS, IMPROVEMENTS, THEIR OCCUPANTS AND THE USES AS SHOWN ON THIS PLAN

ARE PRELIMINARY AND SUBJECT TO MODIFICATION AT THE OWNER'S DISCRETION WITHOUT NOTICE.

THIS PRELIMINARY SITE PLAN IS BASED ON INFORMATION FURNISHED TO NADEL ARCHITECTS NEVADA, LLP AND IS SUBJECT TO VERIFICATION BY LEGAL, SURVEY AND ENGINEERING ASSOCIATES ETC. THIS EXHIBIT IS NOT NECESSARILY A REPRESENTATION AS TO EXISTENCE, TYPE, SIZE, LOCATION, TRIM OR OCCUPANCY OF ANY BUILDING WITHIN THIS CENTER.

DATE: JANUARY 24, 2008  
NADEL JOB # 07871

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## SITE PLAN

# CENTENNIAL GATEWAY phase II LAS VEGAS, NEVADA

EOT-35440

09-16-09 CC



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AUG 02 2009