



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Parking Variance
Project Address (Location) Del Webb Boulevard and Sundial Drive
Project Name Fire Station #107 Proposed Use Fire Station
Assessor's Parcel #(s) 138-17-310-001 Ward # 4
General Plan: existing PR-OS proposed _____ Zoning: existing P-C proposed _____
Commercial Square Footage 7,800 s.f. Floor Area Ratio _____
Gross Acres 0.85 Lots/Units 1 Density _____
Additional Information Requesting a parking variance to provide 16 parking spaces in lieu of the required 26 parking spaces

PROPERTY OWNER Sun City Summerlin Home Assoc. Contact D W Steinman
Address 9107 Del Webb Boulevard Phone: 966-1412 Fax: 966-1496
City Las Vegas State NV Zip 89134
E-mail Address dwsteinman@cox.net

APPLICANT City of Las Vegas Contact Samuel D. Tolman, AIA
Address 400 Stewart Avenue Phone: 229-2091 Fax: 464-2560
City Las Vegas State NV Zip 89101
E-mail Address stolman@lasvegasnevada.gov

REPRESENTATIVE City of Las Vegas Contact Samuel D. Tolman, AIA
Address 400 Stewart Avenue Phone: 229-2091 Fax: 464-2560
City Las Vegas State NV Zip 89101
E-mail Address stolman@lasvegasnevada.gov

Property Owner Signature* [Signature]

* An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.

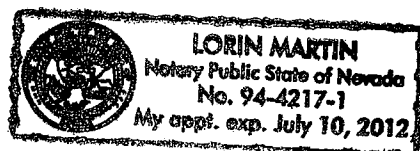
Print Name Richard Post

Subscribed and sworn before me

This 16th day of October, 2009
Lorin Martin

Notary Public in and for said County and State

Revised 10/27/08



FOR DEPARTMENT USE ONLY

Case #	<u>VAR 36431</u>
Meeting Date:	<u>12-3-09</u>
Total Fee:	<u>\$830.00</u>
Date Received:*	<u>10.20.09</u>
Received By:	<u>[Signature]</u>

*The application will not be deemed complete until the submitted materials have been reviewed by the Planning and Development Department for consistency with applicable sections of the Zoning Ordinance.

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PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-36431** APN: 138-17-310-001

Name of Property Owner: Sun City Summerlin Homeowner's Association

Name of Applicant: Samuel D. Tolman, AIA, NCARB

Name of Representative: Samuel D. Tolman, AIA, NCARB

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: _____

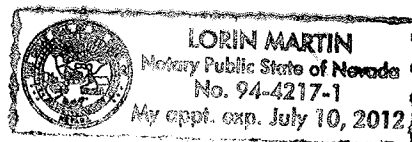
Signature of Property Owner: _____ 

Print Name: Richard Post

Subscribed and sworn before me

This 16th day of October, 2009

Lorin Martin
Notary Public in and for said County and State



APN: 138-18-711-001
SUN CITY SUMMERLIN COMMUNITY

110' CLV R/W
DEL WEBB BOULEVARD
(PUBLIC)

APN: 138-17-310-001
SUN CITY SUMMERLIN COMMUNITY

PROPOSED FIRE
STATION #107

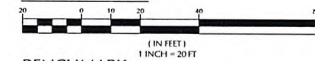
INGRESS/
EGRESS

SUNDIAL DRIVE
(PUBLIC)

APN: 138-18-711-004
SUN CITY SUMMERLIN COMMUNITY

APN: 138-18-812-003
9555 D W B L L C

GRAPHIC SCALE



BENCHMARK

CLV BM 0000 185688A: RIVET & PLATE IN TOP OF CURB, NE CORNER OF DEL WEBB BOULEVARD AND SUNDIAL DRIVE.

BASIS OF BEARING

CENTERLINE OF SUNDIAL DRIVE, BEARS S 83°00'00" E, AS SHOWN ON THAT PARCEL MAP, RECORDED IN FILE 84 OF PARCELS, PAGE 12, IN THE CLARK COUNTY, NEVADA, OFFICIAL RECORDS.

SITE PARKING ANALYSIS

REQUIRED PARKING PER CODE: 1 SPACE PER 300 S.F.

REGULAR SPACES: 26 SPACES

ADA SPACES: 1 SPACE

TOTAL SPACES REQUIRED PER CODE: 27 SPACES

PROPOSED PARKING:

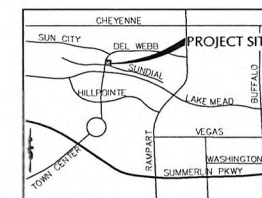
REGULAR SPACES: 15 SPACES

ADA SPACES: 1 SPACE

TOTAL SPACES PROVIDED: 16 SPACES

LEGEND

- PROPERTY LINE-ADJACENT
- PROPERTY LINE-RIGHT-OF-WAY
- CENTERLINE
- EASEMENT LINE
- EXISTING PROPOSED
- 24" TYPE 'L' CURB AND GUTTER
- 6" TYPE 'A' CURB
- PUBLIC FACILITY
- PR. WROUGHT IRON FENCE AND COLUMN
- PR. RED-ROCK GRAVITY RETAINING WALL
- ADA ACCESSIBLE ROUTE
- (B) NUMBER OF PARKING SPACES



VICINITY MAP
NTS

RECEIVED
OCT 20 2009

VAR-36431
12/03/09 PC

NO.	DESCRIPTION OF REVISIONS	DATE	INITIALS

DATE	10/13/09
JOB NUMBER	3080
DESIGN BY	R. COEBEL
DRAWN BY	R. COEBEL
CHECKED BY	T. MILLER, P.E.

FIRE STATION #107
APN: 138-17-310-001

PARKING ANALYSIS

MARTIN & MARTIN
Civil Engineers
1909 South Jones Boulevard
Las Vegas, Nevada 89148
Phone (702) 248-8000
Fax (702) 248-8070

SHEET NUMBER

EX-3

SHEET 1 OF 1