



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: CASINO CENTER PARKING PLAZA
Project Address (Location): 321 S. CASINO CENTER #110-115
Project Name: LEWIS ST. GARAGE Proposed Use: BAIL BOND
Assessor's Parcel #(s): 139-34-201-020 Ward #: 3
General Plan: existing X proposed X Zoning: existing C-2 proposed
Commercial Square Footage: 1624 Floor Area Ratio:
Gross Acres: Lots/Units: Density:
Additional Information:

PROPERTY OWNER: OAK BROOK REALTY & INVESTMENT II, LLC Contact: KEVIN PLENCHER
Address: 1000 ROYCE Phone: 630-268-4000 Fax: 630-268-4444
City: OAK BROOK State: IL Zip: 60181
E-mail Address: KVPLNCH@aol.com

APPLICANT: OAK BROOK REALTY & INVESTMENT II, LLC Contact: K
Address: SAME AS ABOVE Phone: Fax:
City: State: Zip:
E-mail Address:

REPRESENTATIVE: KEVIN PLENCHER Contact:
Address: SAME AS ABOVE Phone: Fax:
City: State: Zip:
E-mail Address:

Property Owner Signature* K-2C

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

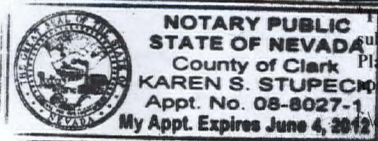
Print Name: KEVIN PLENCHER

Subscribed and sworn before me

This 23rd day of NOV., 2009

Karen S. Stupied

Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>SUP-36552</u>
Meeting Date:	<u>12/17/09</u>
Total Fee:	<u>1,030.00</u>
Date Accepted:	<u>11/2/09</u>
Accepted By:	<u>[Signature]</u>

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



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-36552** APN: _____

Name of Property Owner: OAK BROOK REALTY & INVESTMENTS II, LLC

Name of Applicant: OAK BROOK REALTY & INVESTMENTS II, LLC

Name of Representative: KEVIN PLENCHER

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: K - 2

Print Name: KEVIN PLENCHER

Subscribed and sworn before me

This 23rd day of NOV., 2009

Karen S. Stupeck
Notary Public in and for said County and State



TENANT IMPROVEMENT FOR UNIT #110
LOCATED AT THE FIRST FLOOR OF
CASINO CENTER PARKING PLAZA
321 CASINO CENTER BOULEVARD
LAS VEGAS, NEVADA
OAKBROOK REALTY & INVESTMENT, LLC
8100 ROYCE BOULEVARD
OAKBROOK TERRACE, IL 60181

ARCHITECT
PRINCIPAL DESIGN PROFESSIONAL
THOMAS J. O'NEILL
ARCHITECTURE DESIGN & DEVELOPMENT
2160 W. CHARLESTON BLVD.
SUITE J
LAS VEGAS, NV 89102
TELEPHONE: 702-382-0427
FAX: 702-382-9952
EMAIL: tjo@tdv.com

MECHANICAL & PLUMBING ENGINEER
MOE KAZEMINI, MSME, P.E.
PRECISION DESIGN GROUP
6275 MCLEOD DRIVE
SUITE 6
LAS VEGAS, NV 89120
TELEPHONE: 702-307-0912
FAX: 702-307-0913
EMAIL: moe@pd-group.net

ELECTRICAL ENGINEER
NOSRAT ROUHANI, P.E.
NRC ENGINEERS, INC.
3300 WYNN ROAD
SUITE D
LAS VEGAS, NV 89102
TELEPHONE: 702-248-1592
FAX: 702-248-1593
EMAIL: nosrat@nrceng.com

GENERAL CONTRACTOR
RICK RAINEY
MILLENNIUM CONSTRUCTION INC.
3900 S. HUALAPAI WAY
SUITE 140
LAS VEGAS, NV 89147
TELEPHONE: 702-533-6423
FAX: 702-668-6438
EMAIL: rckrainey@mcinv.net

GENERAL NOTES

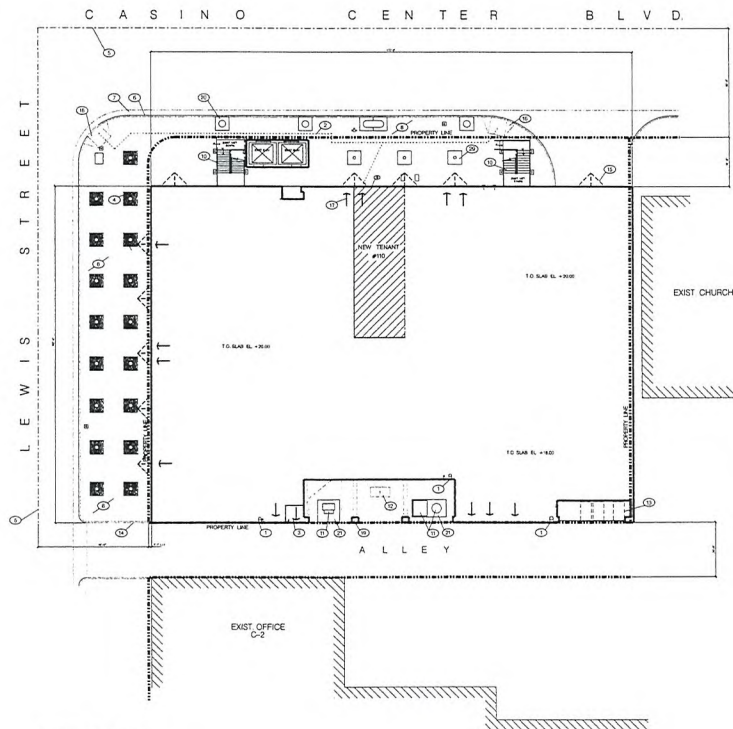
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO COMPLETELY FAMILIARIZE HIMSELF WITH THESE PLANS AND THE EXISTING SITE CONDITIONS AND TO VERIFY ALL DETAILS WITH THE ARCHITECT PRIOR TO THE START OF CONSTRUCTION.
- ANY DEVIATIONS FROM STAMPED AND APPROVED CONTRACT DOCUMENTS WITHOUT PRIOR WRITTEN NOTIFICATION TO THE ARCHITECT SHALL VOID THE ARCHITECT'S RESPONSIBILITY FOR THE PROJECT.
- INDICATED DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS ON NOT SCALED DRAWINGS.
- WHERE NECESSARY, THE SUB-CONTRACTOR IS TO PROVIDE LINE DIAGRAM LOAD CALCULATIONS, SHOP DRAWINGS, ETC TO THE ARCHITECT FOR APPROVAL AND FOR ANY CHANGES AND OR SUBMITTAL.
- ALL WORK SHALL EQUAL OR EXCEED ALL CURRENT BUILDING, ELECTRICAL, PLUMBING, MECHANICAL, FIRE SAFETY AND ZONING CODE ISSUES.
- THE CONTRACTOR SHALL DIRECT ALL INQUIRIES TO THE ARCHITECT REGARDING PLAN CLARIFICATIONS AND SUBMITTALS.
- CONSTRUCTION TECHNIQUES SHALL CONFORM WITH ALL LOCAL CODES AND ALL APPLICABLE HANDICAPPED ACCESSIBILITY CODES (FEDERAL AND LOCAL).
- ALL PRODUCTS AND SYSTEMS TO BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS AND OR DETAILS.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CHECK AND VERIFY ALL DIMENSIONS BEFORE STARTING CONSTRUCTION.
- FAILURE TO COMPLY WITH THE ABOVE GENERAL NOTES AND THE CONSTRUCTION DOCUMENTS SHALL VOID THE ARCHITECT'S RESPONSIBILITY FOR SAID PART OR PARTS OF THE ABOVE NOTES. FAILURE TO MAKE THE ARCHITECT AWARE OF AND/OR FAILURE TO SUBMIT TO THE ARCHITECT FOR APPROVAL ANY CHANGES, SUBMITTALS, REVISIONS TO CONSTRUCTION DOCUMENTS SHALL ALSO VOID THE ARCHITECT'S RESPONSIBILITY FOR SAID CHANGES, SUBMITTALS OR REVISIONS.
- ALL FINISHES ARE OWNER SELECT UNO.

CODE ANALYSIS

SCOPE OF WORK: BUILDING PERMIT FOR BALCONIES OFFICE TENANT IMPROVEMENT OF UNIT #110 AT EXISTING GROUND LEVEL OF EXISTING GARAGE BUILDING.
CODES USED: 2006 I.B.C., 2006 ICC/UPB/C, 2006 NEC, ICANIS A117-1-2003
ZONING: D-1C-2 DOWNTOWN OVERLAY
GROSS SITE AREA: 24,500 SQ. FT.
EXISTING BUILDING CONSTRUCTION TYPE: 1A
NEW T.I. SHELL CONSTRUCTION TYPE: 1A
OCCUPANCY GROUP: B (BUSINESS)
FLOOR AREA:
TENANT #110 = 1,524 SQ. FT.
ALLOWABLE FLOOR AREA (PER I.B.C. TABLE 503): UNLIMITED
OCCUPANCY LOADS (BUSINESS @ 1 PER 100 SQ. FT.)
TENANT #110 = 15
EXITS REQ'D & PROVIDED (PER I.B.C. TABLE 1034.1): 2
FIRE SPRINKLERS: PROVIDED @ GROUND FLOOR
FLOORING REQ'D: 1/2" x 12" SQ. FT. @ 4000 = 2 SPACES
PARKING PROVIDED: 400 SPACES PROVIDED (INCLUDING 8 REGULAR HC SPACES & 2 VAN HC SPACES)

PLUMBING ANALYSIS

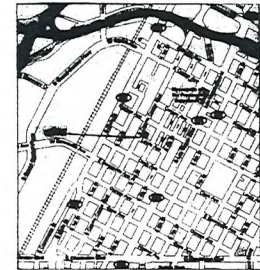
AREA	OCCUPANCY	# OF OCCUPANTS	M.W.C.	W.W.C.	U.W.C.	M.U.V.	W.L.V.	U.L.V.
COMMON AREA	NA	1	0	0	1	0	0	1
TENANT #100	B	17	0 FUTURE	0 FUTURE	2 FUTURE	0 FUTURE	0 FUTURE	2 FUTURE
TENANT #105	B	11	1 FUTURE UNSEX TOILET RM TO BE PROVIDED PER IBC (P) 2902.2 EXCEPTION 2					
TENANT #110	B	11	1 UNSEX TOILET RM TO BE PROVIDED PER IBC (P) 2902.2 EXCEPTION 2					
TENANT #115	B	8	1 FUTURE UNSEX TOILET RM TO BE PROVIDED PER IBC (P) 2902.2 EXCEPTION 2					



SITE PLAN

1" = 20'

VICINITY MAP



KEYNOTES

- EXIST DRAIN FROM ABOVE
- ACCESSIBLE HC ROSTER
- EXIST FIRE RISER RM
- EXIST CAST IRON GRATES AT EXIST TREE WELLS
- CENTERLINE OF STREET
- EXIST CONC CURB
- EXIST CONC GUTTER
- EXIST CONC SIDEWALK
- NOT USED
- EXIST STAIRS
- EXIST NEVADA POWER EQUIP
- EXIST NEVADA POWER STEEL
- HATCH (AT GRADE) FOR ACCESS TO VAULT
- TRASH CONTAINERS
- EXIST TOP OF CONC CURB IS FLUSH
- INVERT TOP OF ALLEY SURFACE
- EXIST BANNER FRAME ABOVE
- EXIST HC CURB RAMP
- LOCATION OF EXIST EXIT DOORS
- NOT USED
- EXIST CONC DOL
- EXIST CONC GRATES AT EXIST TREE
- EXIST 6" HIGH CONC PAD FOR EQUIP

LIST OF DRAWINGS

- A-1 EXISTING SITE PLAN
- A-2 EXISTING FIRST FLOOR PLAN
- A-3 NEW TENANT IMPROVEMENT FLOOR PLAN REFLECTED CEILING PLAN SCHEDULES & DETAILS
- A-4 HANDICAPPED ACCESSIBLE DETAILS & SPECS
- A-5 DETAILS
- M-01 MECHANICAL PLAN
- P-01 PLUMBING PLAN
- E-01 SPECIFICATIONS & LEGEND
- E-02 ELECTRICAL PLAN

RECEIVED
NOV - 2 2009

SUP-36552
12/17/09 PC

REVISIONS	BY

TENANT IMPROVEMENT FOR UNIT #110
CASINO CENTER PARKING PLAZA
321 CASINO CENTER BLVD.
LAS VEGAS, NV
OAKBROOK REALTY & INVESTMENT, LLC



ARCHITECTURE
DESIGN AND
DEVELOPMENT

702-382-0427
fax: 382-9952

2160 W. Charleston Blvd. Suite J
Las Vegas, NV 89102

SITE PLAN, NOTES &
LIST OF DRAWINGS

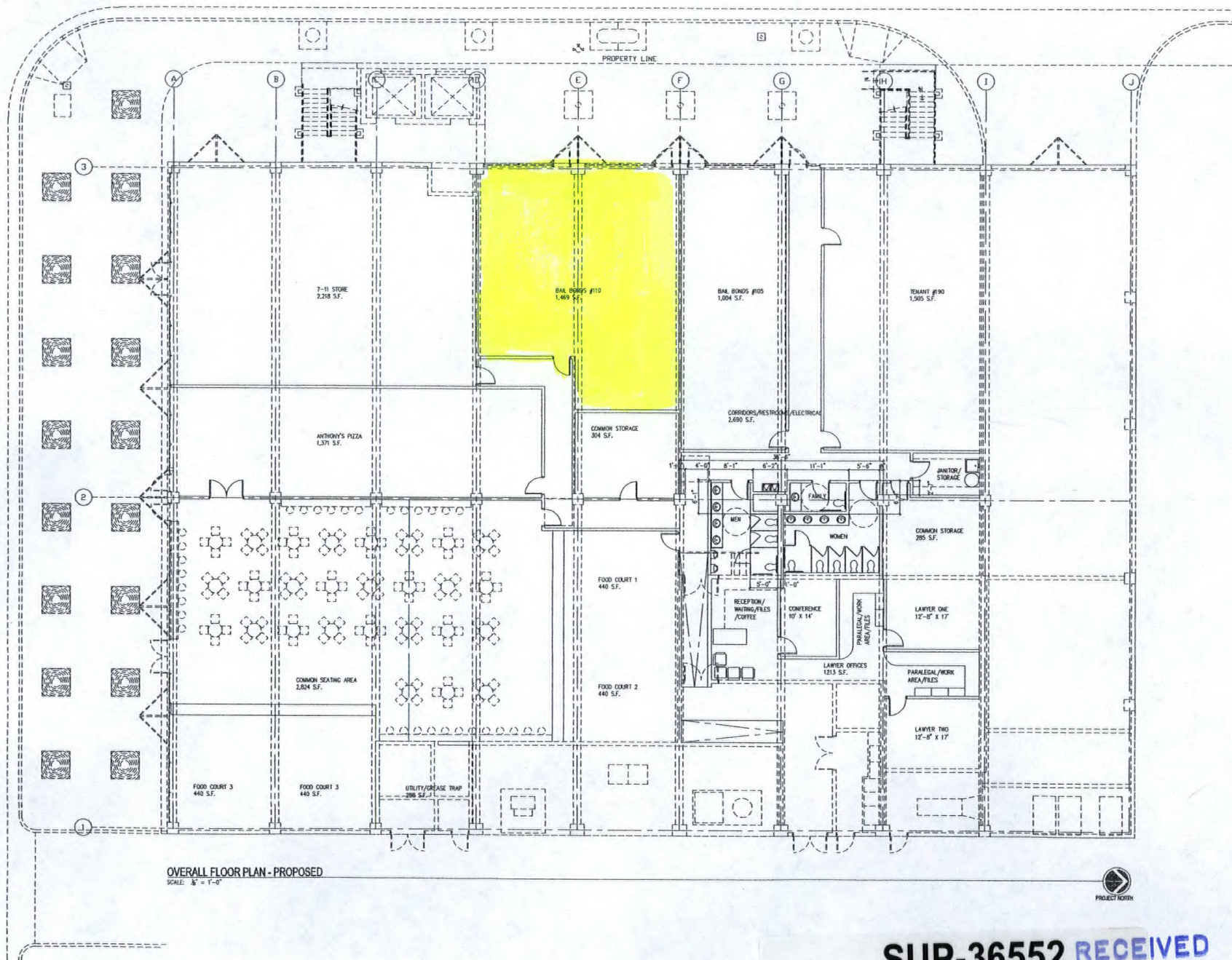
Date: 8/4/09

Scale: 1" = 20'-0"

Drawn:

Sheet:

A-1



OVERALL FLOOR PLAN - PROPOSED
SCALE: 1/8" = 1'-0"



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Drawings and Specifications remain the sole property of the Architect.

Copies of the Drawings and Specifications may be made by the Client for use in connection with the Project for which they were prepared. It is not to be used for the construction of any other Project.

CONSULTANT

REVISION / DESCRIPTION	DATE

PROJECT TITLE

CASINO CENTER
OFFICE COMPLEX

CASINO CENTER
and LEWIS

LAS VEGAS, NV

DOUGLAS MORRIS
ARCHITECTS, LTD.



2540 Quail Wood Court
Henderson, NV 89014
Tel: 702.254.1111 Fax: 702.254.1111
www.douglasmorrisarchitects.com

PROJECT NO. 09-019
DRAWN BY: DGP
CHECKED BY: DGP
DATE: 11/18/09



SHEET TITLE

OVERALL
FLOOR PLAN

SHEET NUMBER

A1.1

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REVISED NOV 23 2009
12/17/09 PC