

# PLANNING & DEVELOPMENT DEPARTMENT

## APPLICATION / PETITION FORM

**COPY**

Application/Petition For: Vacation of 30' and 10' Drainage Easements  
 Project Address (Location) El Capitan Way & Durango Drive  
 Project Name Caroline's Court Proposed Use \_\_\_\_\_  
 Assessor's Parcel #(s) 125-17-612-001 Ward # 6  
 General Plan: existing \_\_\_\_\_ proposed \_\_\_\_\_ Zoning: existing T-C proposed \_\_\_\_\_  
 Commercial Square Footage 238,693 Floor Area Ratio \_\_\_\_\_  
 Gross Acres 23.62 Lots/Units \_\_\_\_\_ Density \_\_\_\_\_  
 Additional Information \_\_\_\_\_

PROPERTY OWNER CAROLINE'S COURT, LLC Contact JACOB KHAKSHOURI  
 Address 10877 Wilshire Blvd, Suite 1407 Phone: (310) 208-7770 Fax: (310) 208-7885  
 City Los Angeles State CA Zip 90024  
 E-mail Address jacob@dkoby.com

APPLICANT CAROLINE'S COURT, LLC Contact JACOB KHAKSHOURI  
 Address 10877 Wilshire Blvd, Suite 1407 Phone: (310) 208-7770 Fax: (310) 208-7885  
 City Los Angeles State CA Zip 90024  
 E-mail Address jacob@dkoby.com

REPRESENTATIVE JPL ENGINEERING, INC. Contact JAMES LOPEZ  
 Address 5096 W. Post Road Phone: (702) 898-6269 Fax: (702) 650-6260  
 City Las Vegas State NV Zip 89118  
 E-mail Address james@jplengineeringinc.com

### FOR DEPARTMENT USE ONLY

Property Owner Signature\* Jacob Khakshouri

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

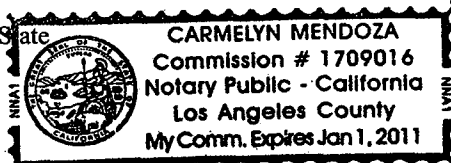
Print Name JACOB KHAKSHOURI

Subscribed and sworn before me

This 15<sup>th</sup> day of January, 20 10

Carmelyn Mendoza

Notary Public in and for said County and State



|                 |                    |
|-----------------|--------------------|
| Case #          | <u>VAC- 36980</u>  |
| Meeting Date:   | <u>2/11/10</u>     |
| Total Fee:      | <u>\$1,000</u>     |
| Date Received:* | <u>1/20/10</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: **VAC-36980** APN: 125-17-612-001

Name of Property Owner: CAROLINE'S COURT, LLC

Name of Applicant: CAROLINE'S COURT, LLC

Name of Representative: JACOB KHAKSHOURI

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: \_\_\_\_\_

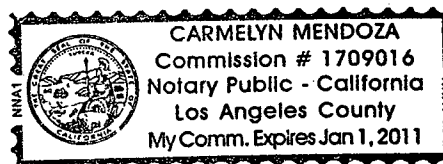
Signature of Property Owner: Jacob Khakshouri

Print Name: JACOB KHAKSHOURI  
Manager, Caroline's Court, LLC

Subscribed and sworn before me

This 15<sup>th</sup> day of January, 2010

Carmelyn Mendoza  
Notary Public in and for said County and State



**JPL ENGINEERING INC.**

5096 W. POST ROAD  
LAS VEGAS, NV 89118  
Phone (702) 898-6269 \* Fax (702) 650-6260

**APN: 125-17-612-001**

**CAROLINES COURT**

**10' DRAINAGE EASEMENT VACATION**

**EXHIBIT A**

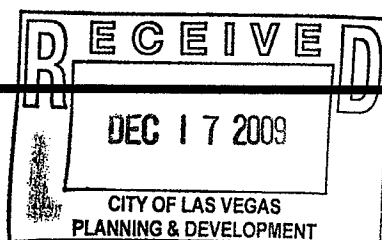
**LINE TABLE**

| LINE   | LENGTH | BEARING     |
|--------|--------|-------------|
| L1     | 591.86 | S00°10'27"W |
| L2     | 11.64  | N44°36'26"E |
| L3 (R) | 60.00  | S78°57'00"E |
| L4     | 168.90 | S44°36'26"W |
| L5     | 101.20 | S44°33'02"W |
| L6     | 247.57 | S44°36'42"W |
| L7     | 203.27 | N71°16'58"W |
| L8     | 10.00  | N18°43'02"E |
| L9     | 197.00 | S71°16'58"E |
| L10    | 241.30 | N44°36'42"E |
| L11    | 101.20 | N44°33'02"E |
| L12    | 190.43 | N44°36'26"E |

**CURVE TABLE**

| CURVE | LENGTH | RADIUS | TANGENT | DELTA ANGLE |
|-------|--------|--------|---------|-------------|
| C1    | 35.14  | 60.00  | 18.09   | 33°33'22"   |

**VAC-36980**  
**02/11/10 PC**



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