

**PLANNING & DEVELOPMENT DEPARTMENT****STATEMENT OF FINANCIAL INTEREST**Case Number: **VAR-33768** APN: 139-28-604-004Name of Property Owner: BASHIR AFZALIName of Applicant: Bashir AfzaliName of Representative: Empire Land & Development

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: _____

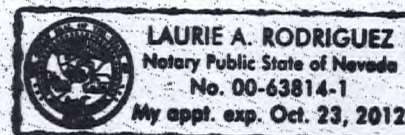
Partner(s): _____

APN: _____

Signature of Property Owner: Bashir AfzaliPrint Name: Bashir Afzali

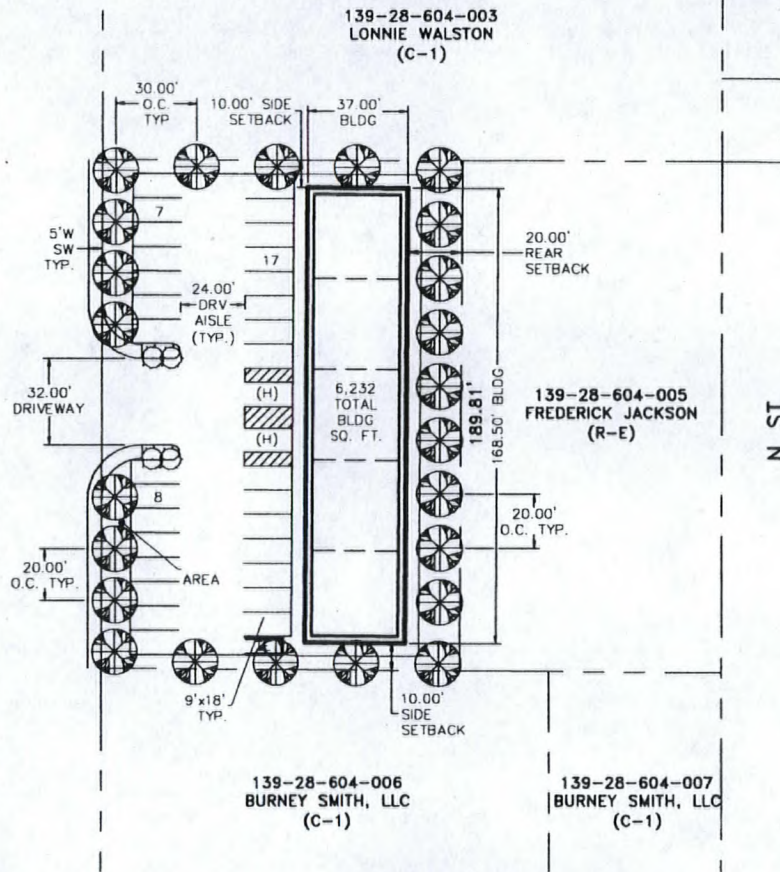
Subscribed and sworn before me

This 25 day of March, 2009
Laurie A. Rodriguez
Notary Public in and for said County and State

**RECEIVED**
MAR 25 2009

MLK PLAZA SITE PLAN

MARTIN LUTHER KING BLVD



VICINITY MAP

PROJECT INFORMATION

APN: 139-28-604-004
ACREAGE: 0.58
JURISDICTION: CITY OF LAS VEGAS, NV

EXIST. ZONING: R-E (RESIDENTIAL ESTATES)
PROP. ZONING: C-1 (LIMITED COMMERCIAL)

CURRENT LAND USE DESIGNATION: COMMERCIAL
PROPOSED ZONING: CONFORMING

PROP. USES: THOSE USES ALLOWED WITHIN THE C-1 ZONING CLASSIFICATION.

OWNER: BASHIR AFZALI

LEGAL DESCRIPTION

THE SOUTH 163.64 FEET OF THE NORTH 188.64 FEET OF THE EAST 133.10 FEET OF THE WEST 173.10 FEET OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 28, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.,

TOGETHER WITH THAT VACATED PORTION OF JEFFERSON STREET LYING NORTH OF AND ADJACENT TO THE NORTH LINE OF SAID LAND.

PARKING ANALYSIS

PARKING REQ: 1/175 SF 36.0 SPACES
PARKING PROV: 1/195 SF 32.0 SPACES
INCLUDING (2) H.C. SPACES

SETBACKS

FRONT: 75' ; REAR: 20.00' ; SIDES: 10.00'

LANDSCAPING

PLANT AND TREE PALLETES SHALL CONFORM TO ALL CITY REQUIREMENTS.

	24" BOX TREES PLANTED IN ACCORDANCE TO CITY OF LAS VEGAS DEV. STDS. (QTY., PLACEMENT & INSTALLATION)
	5-GAL SHRUBS PLANTED IN ACCORDANCE TO CITY OF LAS VEGAS DEV. STDS. (QTY., PLACEMENT & INSTALLATION)

DON M. RODRIGUEZ
EMPIRE LAND & DEVELOPMENT, LLC
11115 N. LAS VEGAS BLVD.
SUITE 100
BOULDER CITY, NV 89003
(702) 540-1887
(702) 443-1867
DONM@EMPIRE-LLC.COM

DATE: 12/2/08
PURPOSE: ZONE CHANGE
APPLICATION
SCALE: 1:20

MLK PLAZA
PRELIMINARY SITE PLAN

EMPIRE LAND
& DEVELOPMENT

SP.1

THIS PRELIMINARY SITE PLAN IS CONCEPTUAL AND IS INTENDED TO DEPICT THE OWNER'S DESIRED DEVELOPMENT. FINAL SITE PLANS SHALL BE PREPARED IN CONJUNCTION WITH ARCHITECTURE AND CIVIL ENGINEERING AND MAY DEVIATE SLIGHTLY FROM WHAT IS DEPICTED HERE.

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MAR 24 2009

VAR-33768
04/23/09 PC