



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: VAR-35760 APN: 162-05-511-008

Name of Property Owner: Bustan Family Revocable Liv Tr and Bustan David TRS

Name of Applicant: David Bustan

Name of Representative: APTUS Architecture

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: David Bustan

Print Name: David Bustan

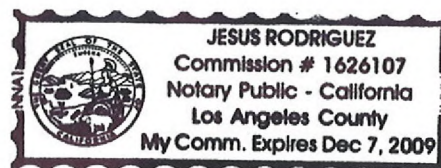
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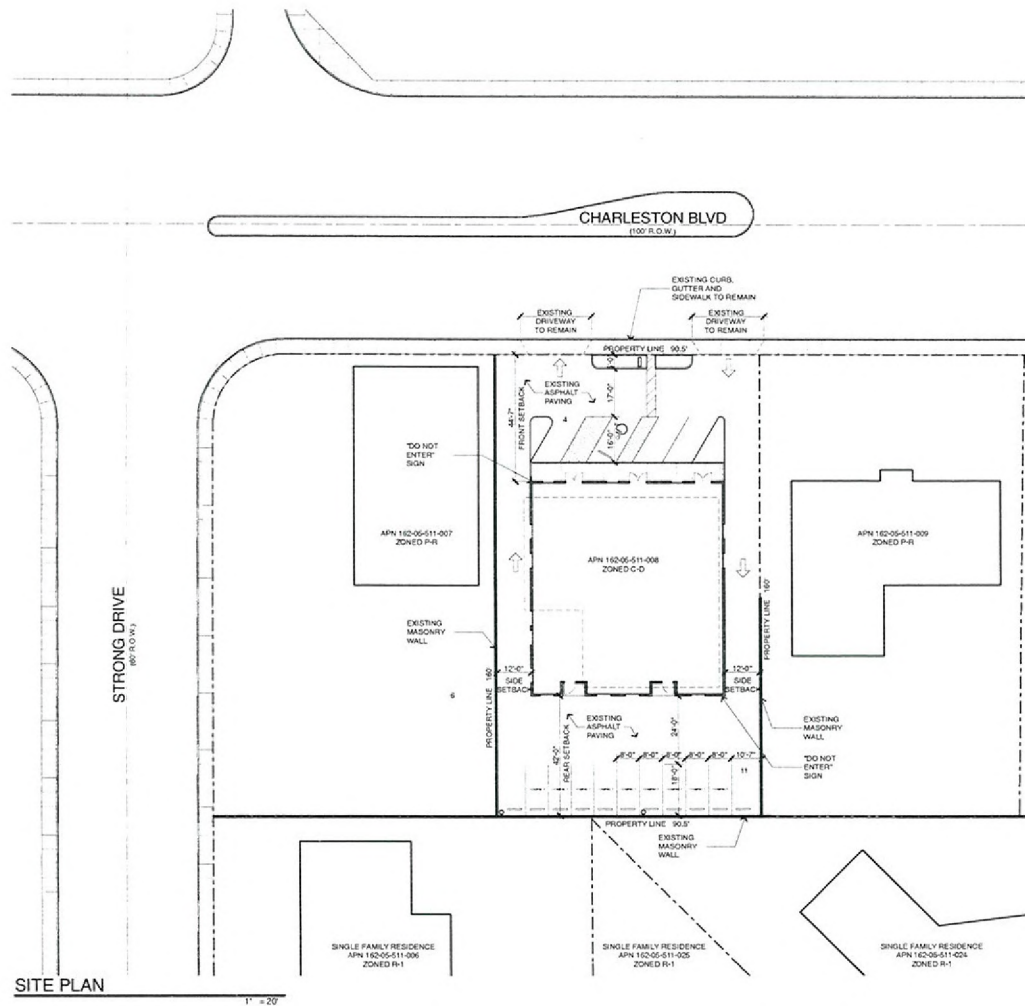
AUG 25 2009

Subscribed and sworn before me

This 11 day of AUGUST, 20 09

Notary Public in and for said County and State





VICINITY & LOCATION MAPS

Site and Project Information

SITE DATA

PARCEL NUMBER	162-05-511-008
JURISDICTION	CITY OF LAS VEGAS - RM/02
EXISTING GENERAL PLAN	"D" OFFICE
EXISTING ZONING	C-D
PROPOSED USE	OFFICE
SITE AREA	14,374 NSF 33 NET ACRES

SETBACKS - BUILDING

	FEET	PROVIDED
FRONT	25'-0"	44'-7"
INTERIOR SIDE	18'-0"	12'-0"
REAR	25'-0"	42'-0"

MAX HEIGHT	25'-0"
ACTUAL HEIGHT	25'-0"
LOT COVERAGE ALLOWED	30%
ACTUAL LOT COVERAGE	(VARIANCE REQUESTED) 34.8%

BUILDING INFORMATION

CODE	2006 INTERNATIONAL BUILDING CODE
CONSTRUCTION TYPE	5B
OCCUPANCY	NO
FIRE SPRINKLERS PROVIDED	4,000 SF

PARKING AREA

BUILDING AREA	OFFICE	REQUIRED PARKING	4,000 SF @ 1:300 = 17	PROVIDED
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STANDARD PARKING SPACES PROVIDED	5
COMPACT PARKING SPACES PROVIDED	100% VARIANCE REQUESTED: 8
HANDICAPPED SPACES PROVIDED	1
TOTAL PARKING	(11.7% VARIANCE REQUESTED: 15
LOADING ZONE (20' X 10')	NONE

2511 W. Charleston
Site Development Review
2511 W. Charleston
Las Vegas, Nevada 89102

VAR-35758 VAR-35760
SDR-35757 10/08/09 PC

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SITE PLAN
AS100

89-062 2511 W. Charleston





Paint 1



Paint 2



Glazing



Aluminum Storefront Framing

APTUS Architecture

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info@aptusarchitecture.com

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Las Vegas, Nevada 89102

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