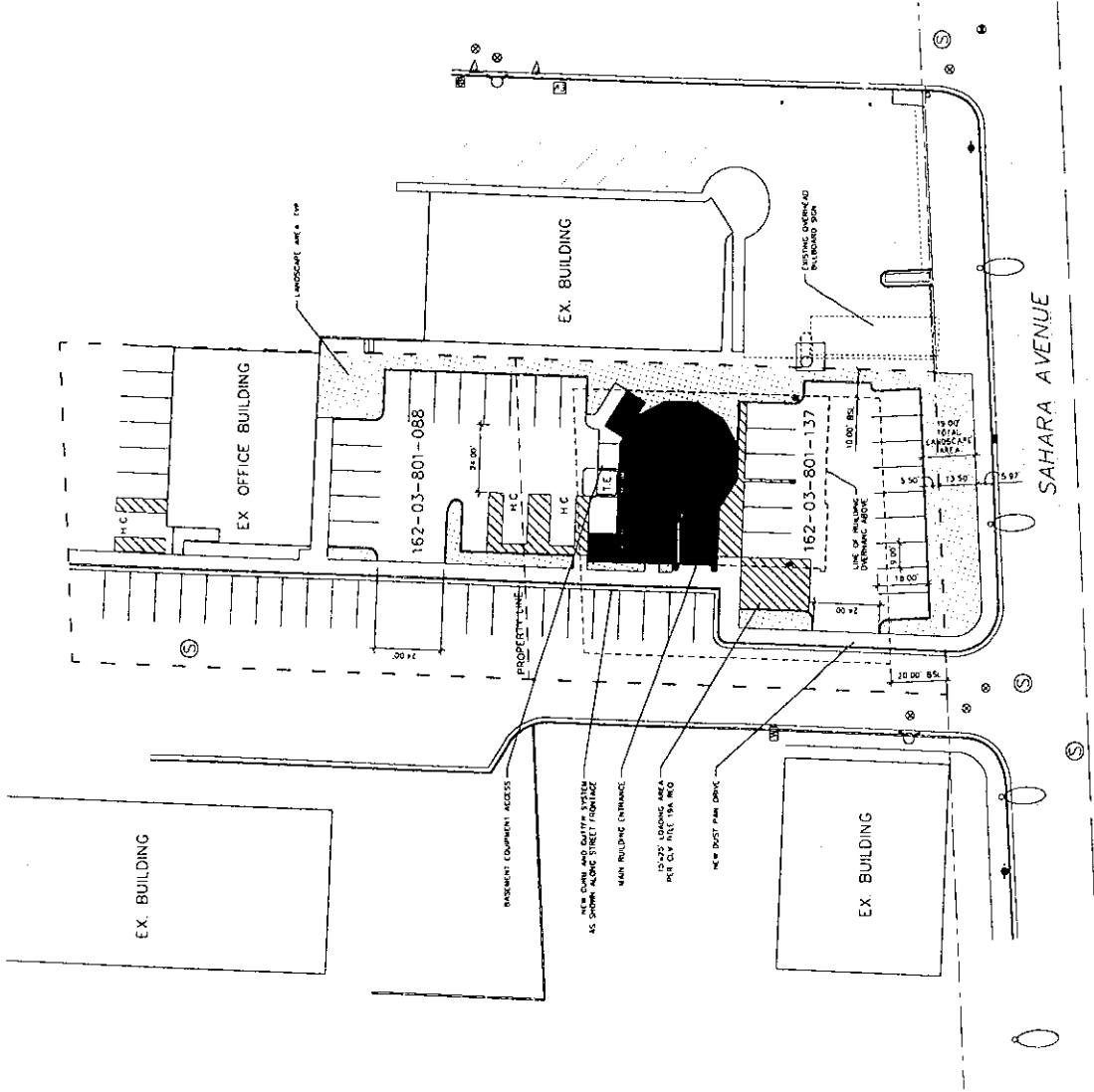




DESIGN DATA	
PROJECT NO.	162-03-801-088
DATE	08/24/09
DESIGNER	BRESLIN BUILDERS
CLIENT	REC Body Flying.us LLC
LOCATION	700 East Sahara Avenue, Las Vegas, NV
PROJECT TYPE	RECONSTRUCTION
DESIGNER'S ADDRESS	11111 Las Vegas Blvd. S., Suite 100, Las Vegas, NV 89135
CLIENT'S ADDRESS	700 East Sahara Avenue, Las Vegas, NV 89119
PROJECT DESCRIPTION	RECONSTRUCTION OF EXISTING BUILDING
DESIGNER'S PHONE	(702) 735-1111
CLIENT'S PHONE	(702) 735-1111
DESIGNER'S FAX	(702) 735-1111
CLIENT'S FAX	(702) 735-1111
DESIGNER'S E-MAIL	info@breslinbuilders.com
CLIENT'S E-MAIL	info@recbodyflying.us



Site Plan

Land-Use Submittal
August 4, 2009

Scale: 1" = 20'-0"
BBDC Project No. 103A
Version 3

REC Body Flying.us LLC - Las Vegas
700 East Sahara Avenue, Las Vegas, Nevada

SDR-35186

09/24/09 PC



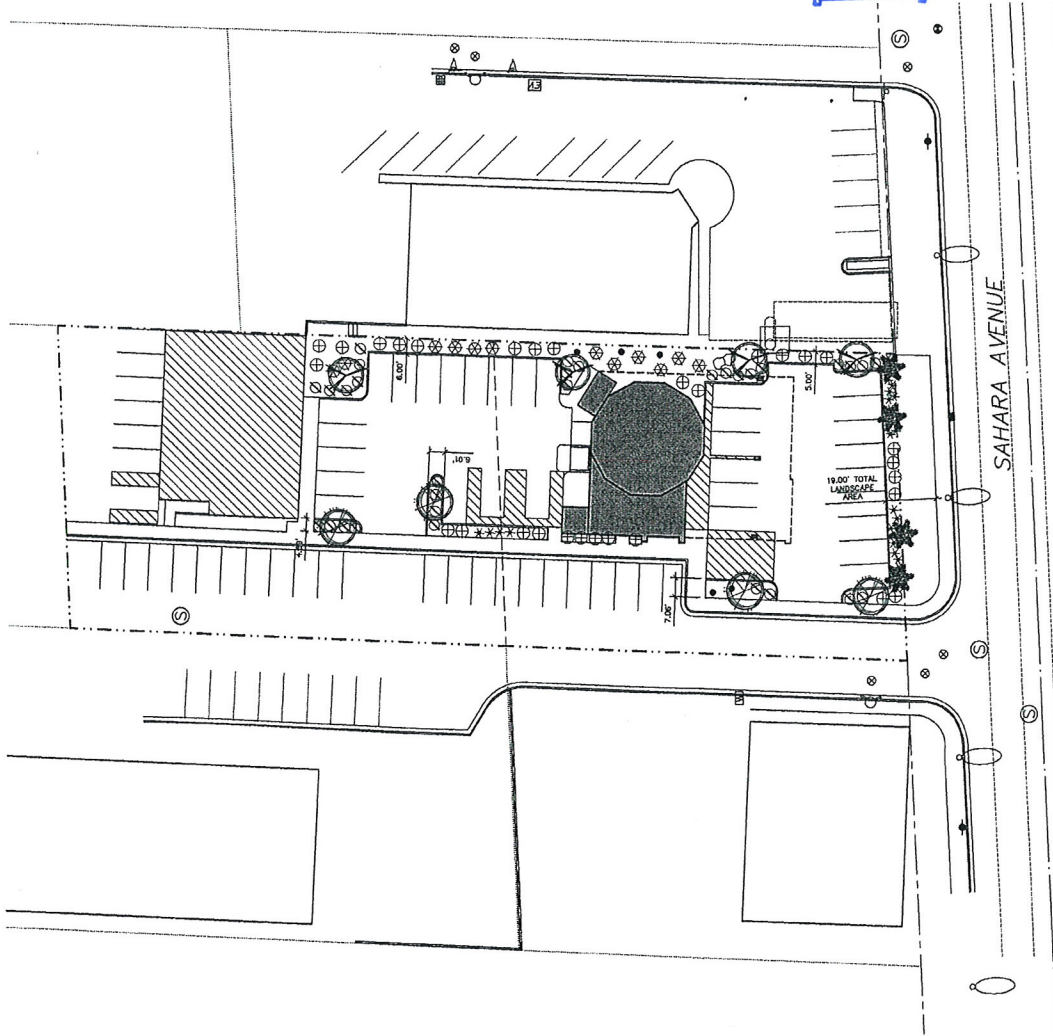
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SEP 03 2009



Land-Use Submittal
Revised September 4, 2009

BodyFlying.us LLC - Las Vegas
700 East Sahara Avenue, Las Vegas, Nevada

SDR-35186
REVISED
09/24/09 PC



- LANDSCAPING GENERAL NOTES:**
1. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY ALL PLANT QUANTITIES. THE PLANT LIST IS INTENDED AS A REFERENCE ONLY.
 2. THE LANDSCAPE CONTRACTOR SHALL APPROVE ALL PLANT MATERIAL PRIOR TO INSTALLATION. PLANT MATERIAL SHALL BE INSTALLED WITHIN THE SPECIFIED TIME FRAME AND IN THE SPECIFIED QUANTITY. PLANT MATERIAL SHALL BE INSTALLED WITHIN THE SPECIFIED TIME FRAME AND IN THE SPECIFIED QUANTITY. PLANT MATERIAL SHALL BE INSTALLED WITHIN THE SPECIFIED TIME FRAME AND IN THE SPECIFIED QUANTITY.
 3. THE LANDSCAPE CONTRACTOR SHALL BE REQUIRED TO DESIGN/INSTALL THE IRRIGATION SYSTEM IN ACCORDANCE WITH LOCAL CODES AND ACCEPTABLE INDUSTRY STANDARDS.
 4. DISCOMPOSED GRASSES USED ON THIS PROJECT SHALL BE 1/4" BARS. COLOR SHALL BE GREEN. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF THE IRRIGATION SYSTEM. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF THE IRRIGATION SYSTEM. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF THE IRRIGATION SYSTEM.
 5. LANDSCAPE BOUNDARY COLOR SHALL MATCH OR COMPLEMENT BODILY GRASS/ROCK. ALL LANDSCAPE BOUNDARY COLOR SHALL MATCH OR COMPLEMENT BODILY GRASS/ROCK. ALL LANDSCAPE BOUNDARY COLOR SHALL MATCH OR COMPLEMENT BODILY GRASS/ROCK.
 6. THE BOLLARD SHALL BE SET BY THE LANDSCAPE CONTRACTOR WITH NO MORE 1/4" OF ROCK DIAMETER SET INTO THROAT GRADE.
 7. ALL LANDSCAPING SHALL BE INSTALLED PER CITY OF LAS VEGAS TITLE 19 ZONING CODE AND CITY OF LAS VEGAS LANDSCAPE CODE.
 8. EACH PLANT SHALL BE SHOWN WITH ITS OWN RWP IRRIGATION LINE. MAIN LINES SHALL BE A MINIMUM OF 1" AND BOLLARD VALVES SHALL BE INCORPORATED AT DIFFERENT PLANTING LOCATIONS.
 9. ALL AREAS SHALL RECEIVE DISCOMPOSED GRASS/ROCK AS COVERING UNLESS NOTED OTHERWISE.
 10. ALL LANDSCAPING SHALL BE INSTALLED WITHIN THE SPECIFIED TIME FRAME AND IN THE SPECIFIED QUANTITY. THE TIME FRAME SHALL BE PLACED WITHIN THE BOLLARD.
 11. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ALL RWP AND IRRIGATION SYSTEMS. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ALL RWP AND IRRIGATION SYSTEMS. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ALL RWP AND IRRIGATION SYSTEMS.
 12. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ALL RWP AND IRRIGATION SYSTEMS. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ALL RWP AND IRRIGATION SYSTEMS. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ALL RWP AND IRRIGATION SYSTEMS.
 13. ANY REQUIRED PLANT MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR. ANY REQUIRED PLANT MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR. ANY REQUIRED PLANT MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
 14. ALL EXISTING LANDSCAPE AREAS SHALL BE DEMOLISHED AND SHALL HAVE THE TOP 4" OF SOIL REPLACED WITH CLEAN RED PINE MATERIAL. ALL EXISTING LANDSCAPE MATERIAL SHALL BE REMOVED AND SHIPPED OFF.

TREE SCHEDULE

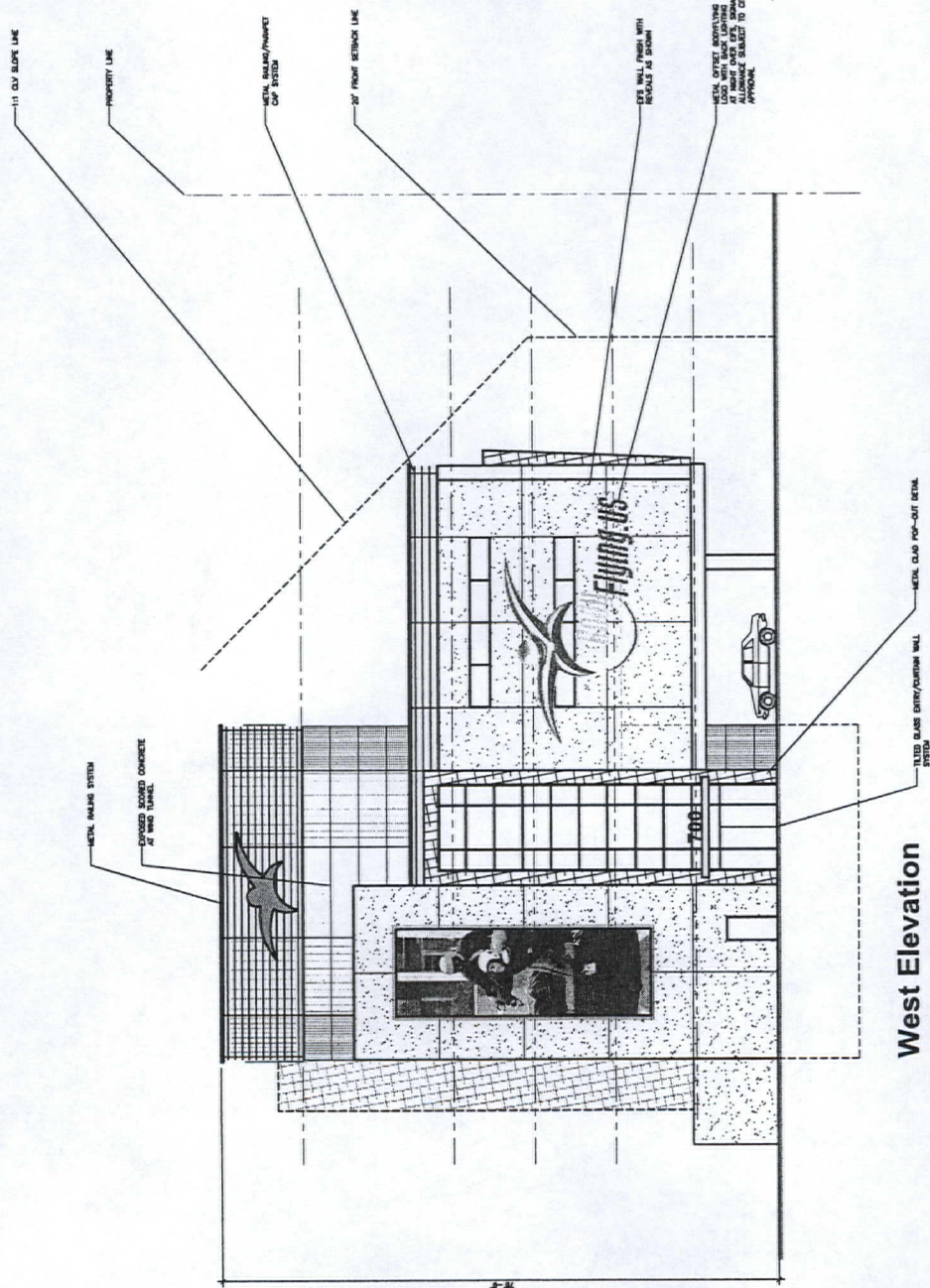
SYMBOL	RECOMMENDATION	COMMENTS	SIZE
	WAGONTAIL NINEBARK HYDRANGEA	MOORE FINE PALM	20 FEET 8 IN AT STREET EOM
	SPRING ANEMONE "TRIPLE BLOSSOM"	PURPLE ROSE LOCUST	24" DIA. UNMAN
	SHRUBS - MIM	CHATELAIN PINKY BEE	24" DIA. UNMAN ORBIT

PLANT SCHEDULE

SYMBOL	RECOMMENDATION	COMMENTS	SIZE
	ROSEMARY OFFICIALS	ROSEMARY	5 GAL
	WAGONTAIL NINEBARK	DEER GRASS	5 GAL
	SPRING ANEMONE "TRIPLE BLOSSOM"	DESBERT MARSH	5 GAL
	SHRUBS - MIM	RED YUCCA	5 GAL
	WAGONTAIL NINEBARK	HEAVY BLOSSOM	5 GAL
	SHRUBS - MIM	DESBERT LANTANA	5 GAL - VARIOUS COLORS
	SHRUBS - MIM	VARIES - 24" TO 48" - SEE NOTES ABOVE	

Landscape Plan

Scale: 1" = 20'-0"
Project No.: 1109A
Version: 3c



South Elevation

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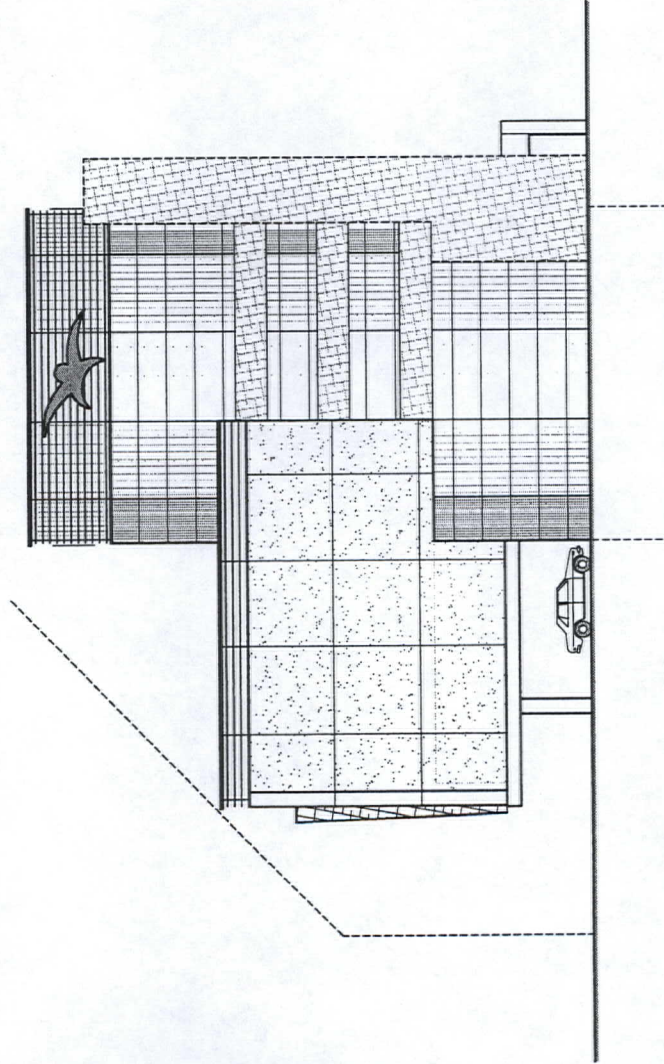
JUL 14 2009

Land-Use Submittal
July 9, 2009

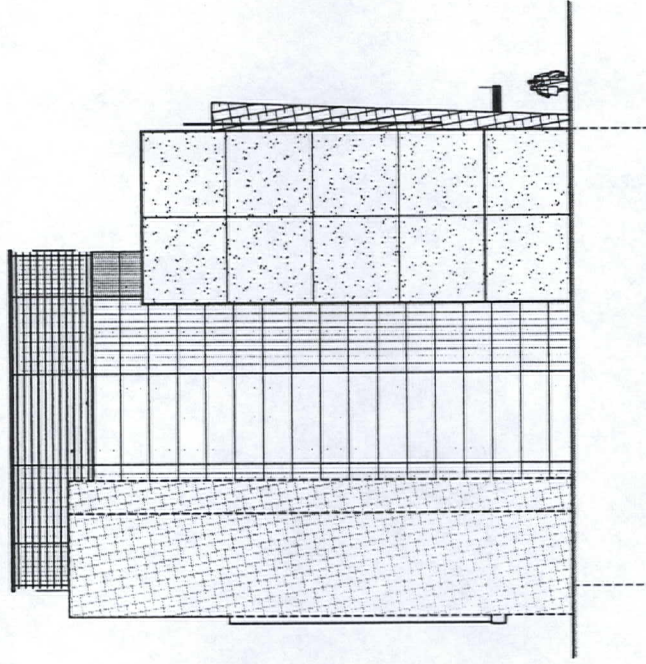
Exterior Elevations

Scale: 1/8" = 1'-0"
 B80G Project No.: 1109A
 Version 2

BodyFlying.us LLC - Las Vegas
700 East Sahara Avenue, Las Vegas, Nevada
SDR-35186
08/27/09 PC



East Elevation



North Elevation

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Land-Use Submittal
 July 9, 2009

Exterior Elevations

Scale: 1/8" = 1'-0"
 BIDD Project No.: 1109A
 Version 2

BodyFlying.us LLC - Las Vegas
 700 East Sahara Avenue, Las Vegas, Nevada



Land-Use Submittal
 July 9, 2009

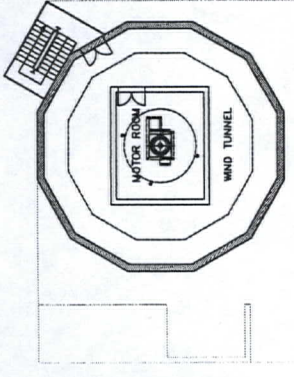
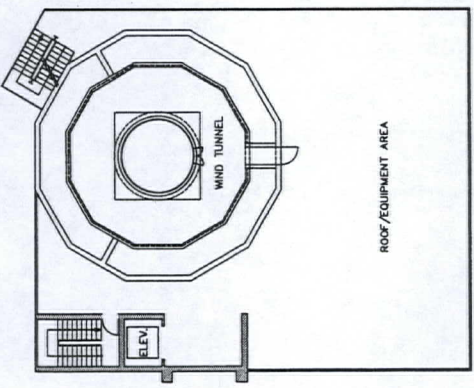
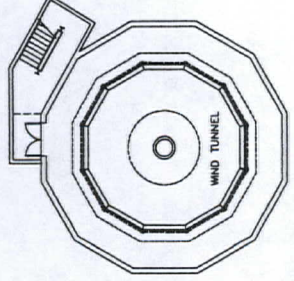
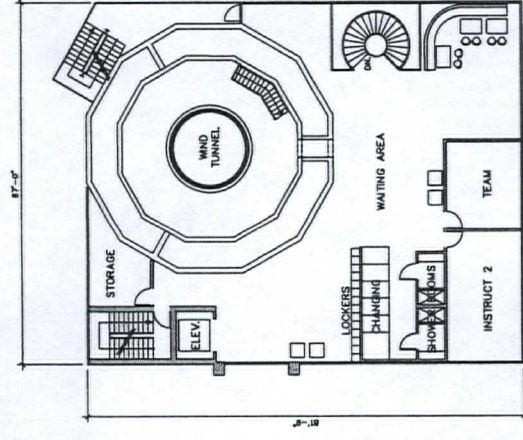
BodyFlying.us LLC - Las Vegas
 700 East Sahara Avenue, Las Vegas, Nevada

SDR-35186

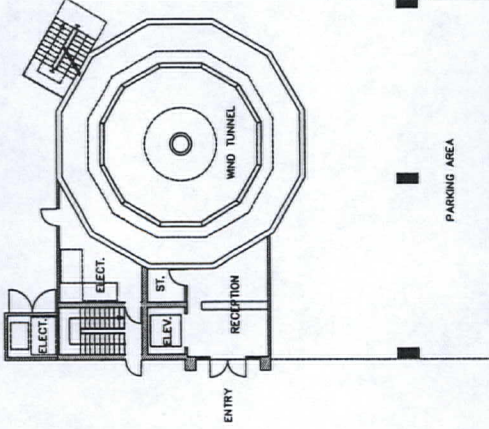
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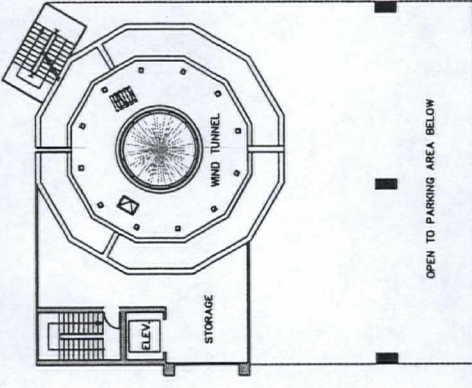
JUL 14 2009



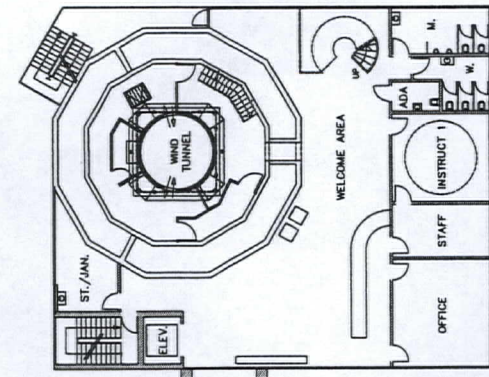
Level 4 (Spectator)



Level 2 (Storage)



Level 1 (Entrance)



AREA SQUARE FOOTAGE BREAKDOWN:

AREAS	TECHNICAL AREA	BUSINESS AREA
LEVEL B	250 S.F.	0 S.F.
LEVEL 1	250 S.F.	27 S.F.
LEVEL 2	524 S.F.	0 S.F.
LEVEL 3	185 S.F.	3,641 S.F.
LEVEL 4	185 S.F.	3,489 S.F.
LEVEL 5	185 S.F.	0 S.F.
LEVEL 6	233 S.F.	0 S.F.
TOTALS	2,375 S.F.	7,604 S.F.

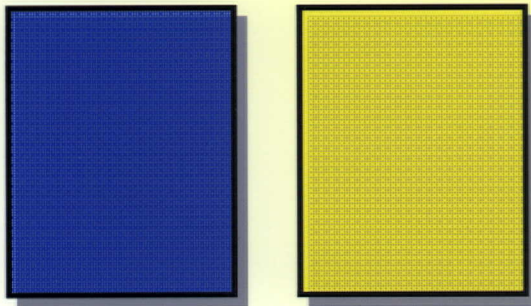
TOTAL AREAS = 9,979 SQUARE FEET

Floor Plans

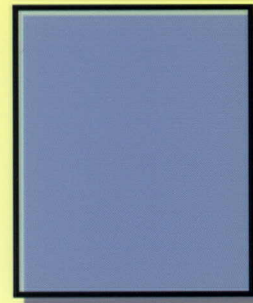
Scale: 3/32" = 1'-0"
 BDDG Project No.: 1109A
 Version: 2

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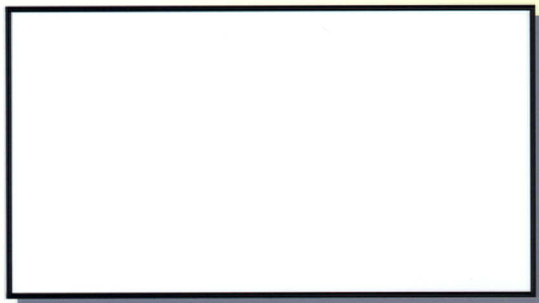
Color and Materials Board



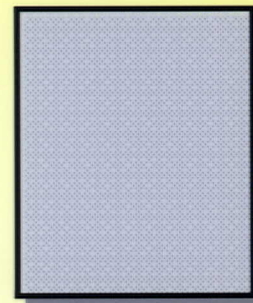
Typical EIFS and Accent
Paint and Trim Colors



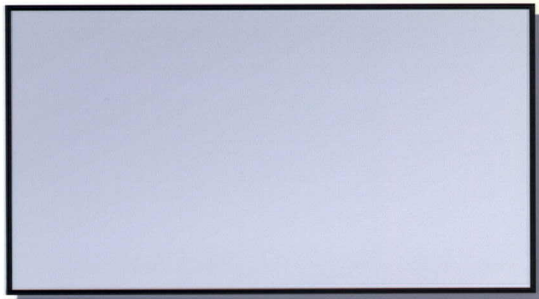
Typical Glazing Color
PPG Solarban® z50 or equal



Typical EIFS
Field Color



Typical Storefront/Glazing
Colors - Anodized Aluminum



Typical Exposed
Concrete



Typical Aluminum
Metal Siding



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JUL 14 2009

Prepared by:

**BRESLIN
BUILDERS**

SDR-35186

08/27/09 PC

SDR 35186				
Bodyflying US, LLC				
700 E. Sahara Ave.				
Proposed 10 thousand square foot indoor amusement facility.				
Traffic produced by proposed development:				
Existing Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	MEDICAL-DENTAL OFFICE BUILDING [1000 SF]	3.5	36.13	126
AM Peak Hour			2.48	9
PM Peak Hour			3.72	13
(heaviest 60 minutes)				
New Proposal	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	RECREATIONAL COMM CTR [1000SF]	10	22.88	229
AM Peak Hour			1.62	16
PM Peak Hour			1.64	16
(heaviest 60 minutes)				
Net Change	DESCRIPTION	#UNIT		TOTAL
Average Daily Traffic (ADT)	FAST-FOOD W/ DRIVE THRU [1000 SF]	6.5		103
AM Peak Hour				7
PM Peak Hour				3
(heaviest 60 minutes)				
Existing traffic on all nearby streets:				
Sahara Ave.				
Average Daily Traffic (ADT)	56,901			
PM Peak Hour	4552			
(heaviest 60 minutes)				
6th St.				
Average Daily Traffic (ADT)	2,917			
PM Peak Hour	233			
(heaviest 60 minutes)				
Traffic Capacity of adjacent streets				
	Adjacent street ADT			
	Capacity			
Sahara Ave.	51800			
6th St.	16900			

This project will add approximately 103 trips per day on Sahara Ave. and 6th St. This will increase the existing volumes by less than 1 percent on Sahara and about 4 percent on 6th. Sahara is currently over capacity and 6th is at about 17 percent of capacity.				
Based on Peak Hour use, this development will add roughly 7 additional cars into the area; which works out to about 1 every 9 minutes.				
Note that this report assumes all traffic from this development uses all named streets.				