



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-37380** APN: Various
Name of Property Owner: Ryland Homes Nevada, LLC
Name of Applicant: Ryland Homes Nevada, LLC
Name of Representative: Jeff Stevens

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: _____

Print Name: Howard Tobler

Subscribed and sworn before me

This 4 day of Feb, 2010

Heather Sorensen
Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Variance
 Project Address (Location) BRIGHTON & KENSINGTON UNIT 2 (Dorrell & Shamburger)
 Project Name Kensington Proposed Use _____
 Assessor's Parcel #(s) SEE ATTACHED LIST Ward # 6
 General Plan: existing PCD proposed PCD Zoning: existing PD-L proposed PD-L
 Commercial Square Footage N/A Floor Area Ratio N/A
 Gross Acres 19.71 Lots/Units 97 Density 4.9
 Additional Information _____

PROPERTY OWNER Ryland Homes Nevada, LLC Contact Jeff Stevens
 Address 8925 W. Russell Rd. Ste. 200 Phone: 360-7500 Fax: 360-7505
 City Las Vegas State NV Zip 89148
 E-mail Address jstevens@ryland.com

APPLICANT Ryland Homes Nevada, LLC Contact Jeff Stevens
 Address 8925 W. Russell Rd. Ste. 200 Phone: 360-7500 Fax: 360-7505
 City LAS VEGAS State NV Zip 89148
 E-mail Address jstevens@ryland.com

REPRESENTATIVE Kaempfer Crowell Contact Bob Gronauer
 Address 8345 W. Sunset Rd. Ste. 250 Phone: 792-7000 Fax: 796-7181
 City Las Vegas State NV Zip 89113
 E-mail Address rgronauer@kcnvlaw.com

Property Owner Signature* _____

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

Print Name Howard Tolman

Subscribed and sworn before me

This 4 day of Feb, 20 10

Heather Sorensen

Notary Public in and for said County and State



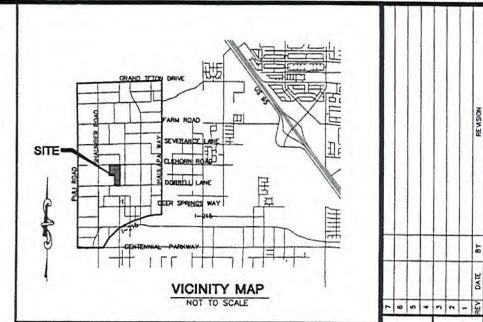
Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>VAR. 37380</u>
Meeting Date:	<u>3-25-10</u>
Total Fee:	<u>\$830</u>
Date Received:*	<u>2-9-10</u>
Received By:	<u>FS</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.

f:\depot\Application Packet\Application Form.pdf



(1) NO MORE THAN THREE (3) CONTIGUOUS LOTS MAY HAVE THE SAME FRONT SETBACK; OTHERWISE AN ADDITIONAL OFFSET OF AT LEAST 3' IS REQUIRED.
SECTION 3.3.2 OF THE CLIFFS EDGE DESIGN GUIDELINES.

(2) FOR HOMES ON PERIMETER EDGES NO MORE THAN THREE (3) ADJACENT DWELLINGS MAY HAVE THE SAME REAR SETBACK; OTHERWISE AN ADDITIONAL OFFSET OF AT LEAST 5' IS REQUIRED.
SECTION 3.3.6 OF THE CLIFFS EDGE DESIGN GUIDELINES.

[illegible]

**TYPICAL LOT DETAIL
FOR SINGLE STORY ELEMENT**

NOT TO SCALE
 10' TO SIDEWALK
 10' TO CORNER
 10' TO ADJ. LOT
 10' TO CORNER SIDE
 3' PENNER SIDE

**SINGLE STORY ELEMENTS SHOWN ARE
 TYPICAL. SOME SIZES MAY VARY.**

SINGLE STORY ELEMENTS

FOR CLIFF'S EDGE MASTER DEVELOPMENT PLAN &
 DESIGN GUIDELINES - LOW DENSITY RESIDENTIAL

FRONT LAND GARAGE:	20'	*5' FOR SINGLE STORY ELEMENT W/ NO CABLE ENCL OR 10' W/ CABLE ENCL
FRONT FLOOR AREA (NO PORCH)	10'	
INTERIOR OR PORCH	10'	5' FOR CABLE ALLOWED FOR UP TO 50% OF THE PRODUCT WIDTH
CORNER SIDE	10'	
PENNER SIDE	10'	
INTERIOR REAR	10'	
REAR	10'	

SINGLE STORY ELEMENTS APPLY TO PLAN 1 ONLY

1. HOMES MAY REQUIRE MULTIPLE STEPS IN THE GARAGE TO MEET DRIVEWAY SLOPE CRITERIA. DRIVEWAY SLOPES ARE NOT ANALYZED WITH THE LOT FIT.

Call
before you
Dig
1-800-227-2600

2ND MITTS UNDERGROUND
TRAFFIC SIGNAL SYSTEMS
AND STREET LIGHT DIVISION
CHICAGO
THE GASTLE
CALL BEFORE
YOU GO
UNDERGROUND



Call
before you
Underground
1-702-455-7511
E.A.P. ELECTRIC TRAFFIC SIGNALS
AND
1-702-229-6611
I.P.S. URBAN AREA COMMUNITIES: BRIGHTON STREET

SHEET LF2 2 OF 2 SHEETS DRAWING NO. _____		DRAWN BY: _____ DWD _____ DEC 2009
		DESIGNED BY: _____ DWD _____ DEC 2009
		CHECKED BY: _____ DWD _____ DEC 2009
		PROJECT NO: _____ 7221 _____ SCALE: 1"=40' HORIZ. N/A VERT.

VAR-37380
REVISED
03/25/10 PC