



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-37613** APN: 139-26-201-004

Name of Property Owner: 4444 South Valley View Drive LLC

Name of Applicant: A Cab Taxi CO.

Name of Representative: Ballard Spahr, LLP

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

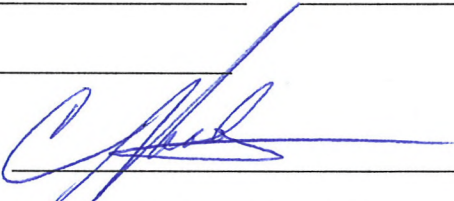
☒ No

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: 

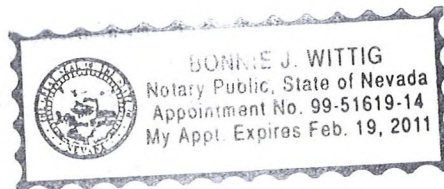
Print Name: Creighton J. Nady

Subscribed and sworn before me

This 4 day of March, 2010

Bonnie J. Wittig
Notary Public in and for said County and State

CLARK CITY



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Major Modification to previously approved SDR-35195
 Project Address (Location) 1500 Searles
 Project Name A Cab Taxi Co. Proposed Use Taxi/Limo Yard
 Assessor's Parcel #(s) 139-26-201-004 Ward # 5- Barlow
 General Plan: existing LI-R proposed n/a Zoning: existing CM proposed n/a
 Commercial Square Footage _____ Floor Area Ratio n/a
 Gross Acres 1.89 Lots/Units n/a Density n/a
 Additional Information _____

PROPERTY OWNER ~~4444 South Valley View Drive LLC~~ Contact Jay Nady
FOUR FOURS LLC
 Address 4444 South Valley View Drive LLC Phone: (702) 277-1333 Fax: _____
 City Las Vegas State NV Zip 89103
 E-mail Address cjnoui@yahoo.com

APPLICANT A Cab Taxi CO. Contact Jay Nady
 Address 4444 South Valley View Drive Phone: (702) 277-1333 Fax: _____
 City Las Vegas State NV Zip 89103
 E-mail Address cjnoui@yahoo.com

REPRESENTATIVE Ballard Spahr, LLP Contact Bill Curran
 Address 100 City Parkway, Suite 1750 Phone: (702) 471-7000 Fax: (866) 381-5357
 City Las Vegas State NV Zip 89102
 E-mail Address curranb@ballardspahr.com

Property Owner Signature* [Signature]

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

Print Name Creighton J. Nady

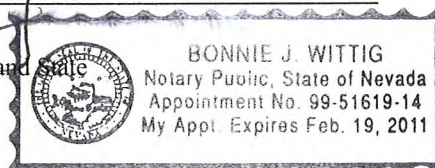
Subscribed and sworn before me

This 4th day of March, 20 10.

[Signature]

Notary Public in and for said County and State

CLARK CITY



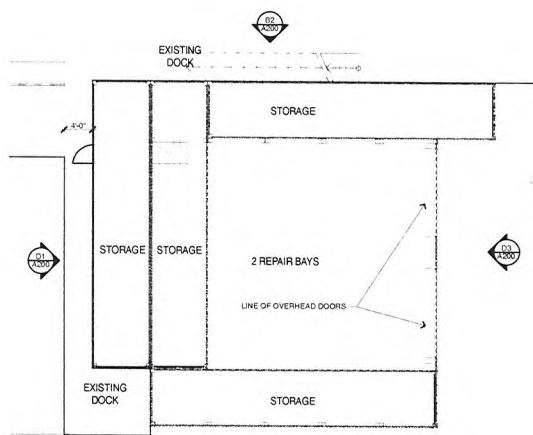
Revised 10/27/08

FOR DEPARTMENT USE ONLY

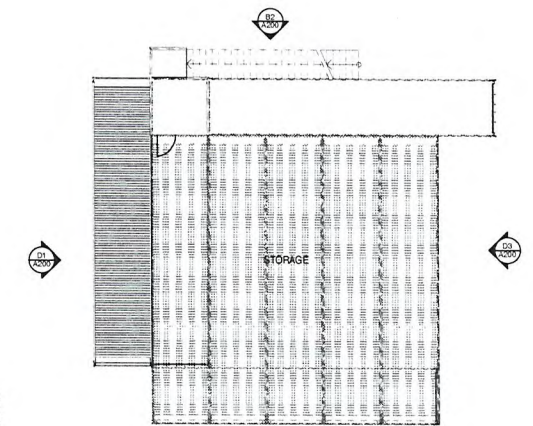
Case #	<u>SDR # 37613</u>
Meeting Date:	<u>4/22/10</u>
Total Fee:	<u>\$1030.00</u>
Date Received:*	<u>3/9/10</u>
Received By:	<u>[Signature]</u>

*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.

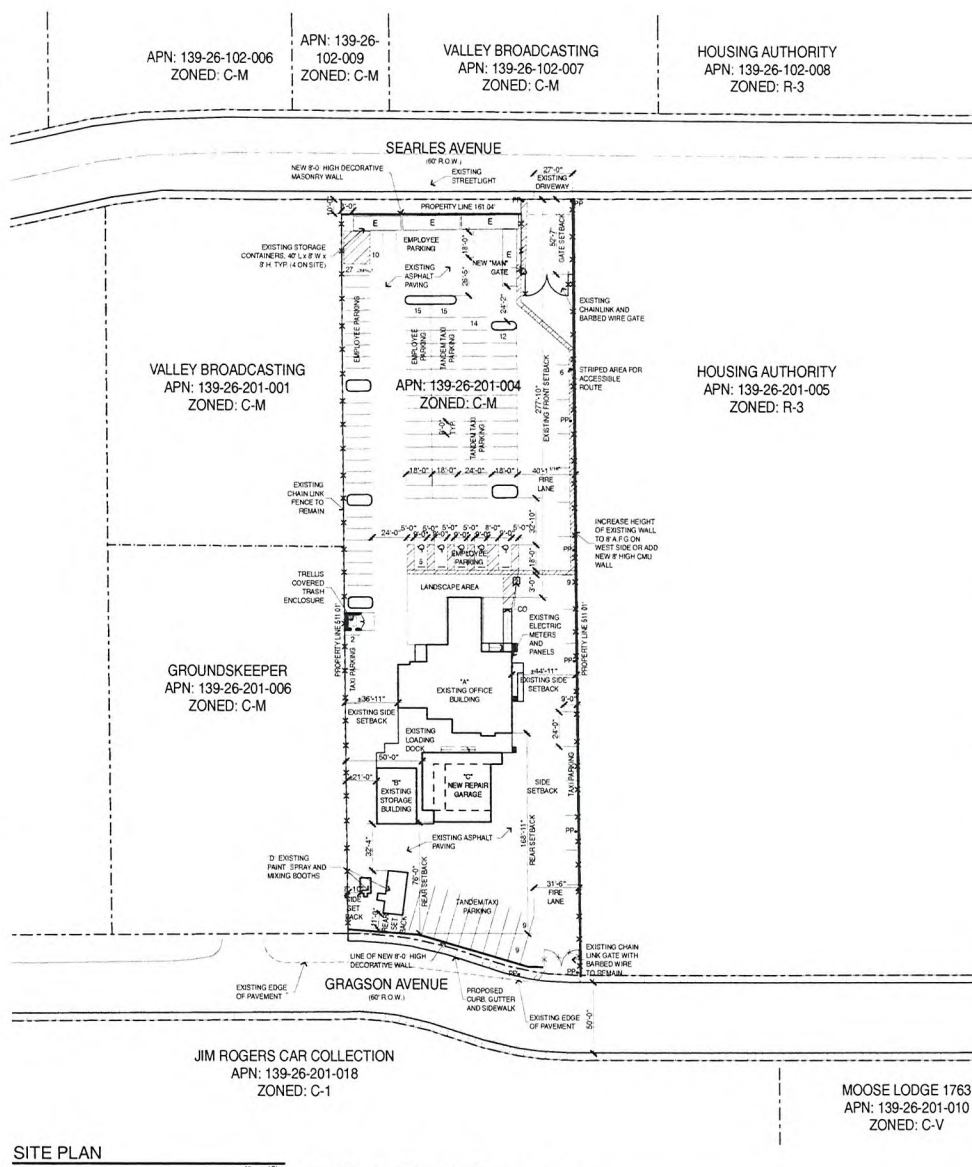
f:\depot\Application Packet\Application Form.pdf



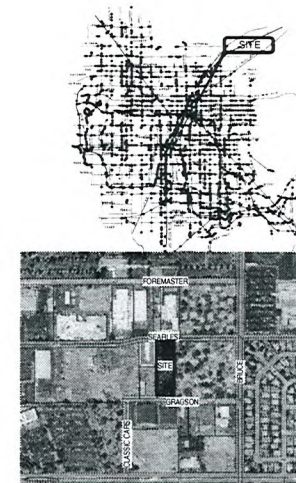
FLOOR PLAN - REPAIR GARAGE
1/8" = 1'-0"



SECOND FLOOR PLAN
1/8" = 1'-0"



SITE PLAN
1" = 40'



VICINITY & LOCATION MAPS
Site and Project Information

SITE DATA		
PARCEL NUMBER	139-26-201-004	
JURISDICTION	CITY OF LAS VEGAS - 8601	
EXISTING GENERAL PLAN	LIGHT INDUSTRIAL RESEARCH	
EXISTING ZONING	C-M	
PROPOSED USE	TAXI LIMO YARD AUTO REPAIR GARAGE MINOR AUTO PAINT AND BODY REPAIR SHOP OUTDOOR STORAGE	
SITE AREA	82,281 SF	1.86 GROSS ACRES
SETBACKS - (PRINCIPAL STRUCTURE)		
FRONT	10'-0"	PROVIDED 27'-10"
INTERIOR SIDE	10'-0"	PROVIDED 36'-11" 44'-11"
REAR	20'-0"	PROVIDED 188'-11"
SETBACKS - (ACCESSORY STRUCTURE)		
FRONT	10'-0"	PROVIDED 42'-0"
INTERIOR SIDE	8'-0"	PROVIDED 8'-0" 50'-0"
REAR	8'-0"	PROVIDED 75'-0"
MAX HEIGHT		N/A
ACTUAL HEIGHT		25'-0"
LOT COVERAGE ALLOWED		N/A
ACTUAL LOT COVERAGE		10.7%
% OF OUTSIDE STORAGE ALLOWED		1%
ACTUAL % OF OUTSIDE STORAGE		1.0%
BUILDING INFORMATION		
CODE	2008 INTERNATIONAL BUILDING CODE	
CONSTRUCTION TYPE	UB	
OCCUPANCY	BT-S-1	
FIRE SPRINKLERS PROVIDED	N/A	
BUILDING AREAS		
A. EXISTING OFFICE BUILDING ± 15' HIGH	4,400 SF	
B. EXISTING STORAGE BUILDING ± 15' HIGH	1,188 SF	
C. NEW REPAIR GARAGE 30' ± HIGH	3,000 SF (150' x 200' ± 200' ± 5,000 SF)	
D. EXISTING PAINT SPRAY AND MIXING BOOTH ± 11' HIGH	300 SF	
E. STORAGE CONTAINER ± 8'-0" TYP. OF 4 ± 8' HIGH	1,200 SF	
TOTAL	12,088 SF	
PARKING AREA		
BUILDING AREA		
# OF EMPLOYEES ON LARGEST SHIFT	60	REQUIRED PARKING 60
# OF TAXIS & MAXIMUM CAPACITY	67	PROVIDED 67
STANDARD PARKING SPACES PROVIDED	60	
COMPACT PARKING SPACES PROVIDED	125	
HANDICAPPED SPACES PROVIDED	5	
TOTAL PARKING	133	

SITE PLAN AND FLOOR PLAN

AS100

09.565 A Cab Taxi Company

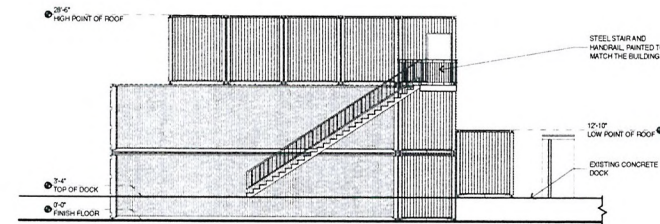
A Cab Taxi Company
Site Development Review
1500 Searles Avenue
Las Vegas, Nevada 89101

SDR-37613
RECEIVED
MAR 26 2010
REVISED

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APTUS Architecture
1200 South 4th Street
Suite 206
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P 702.839.1200
F 702.839.1213

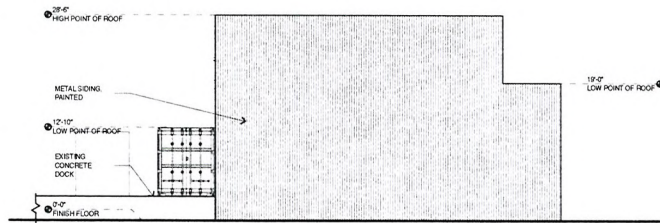


City of Las Vegas Site Development Review Submittal 03.09.10
City of Las Vegas Site Development Review Submittal (Rev.) 03.12.10



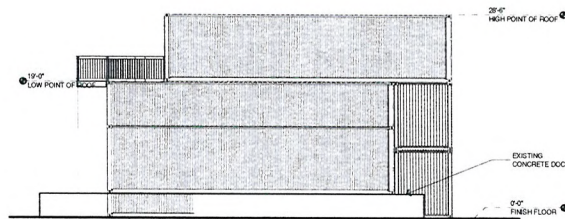
NORTH ELEVATION

1/8" = 1'-0"



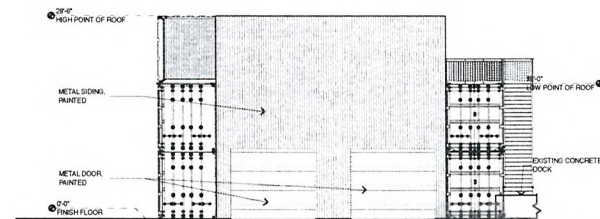
SOUTH ELEVATION

1/8" = 1'-0"



WEST ELEVATION

1/8" = 1'-0"



EAST ELEVATION

1/8" = 1'-0"

SDR-37613
REVISED

EXTERIOR
ELEVATIONS -
AUTO REPAIR

A200

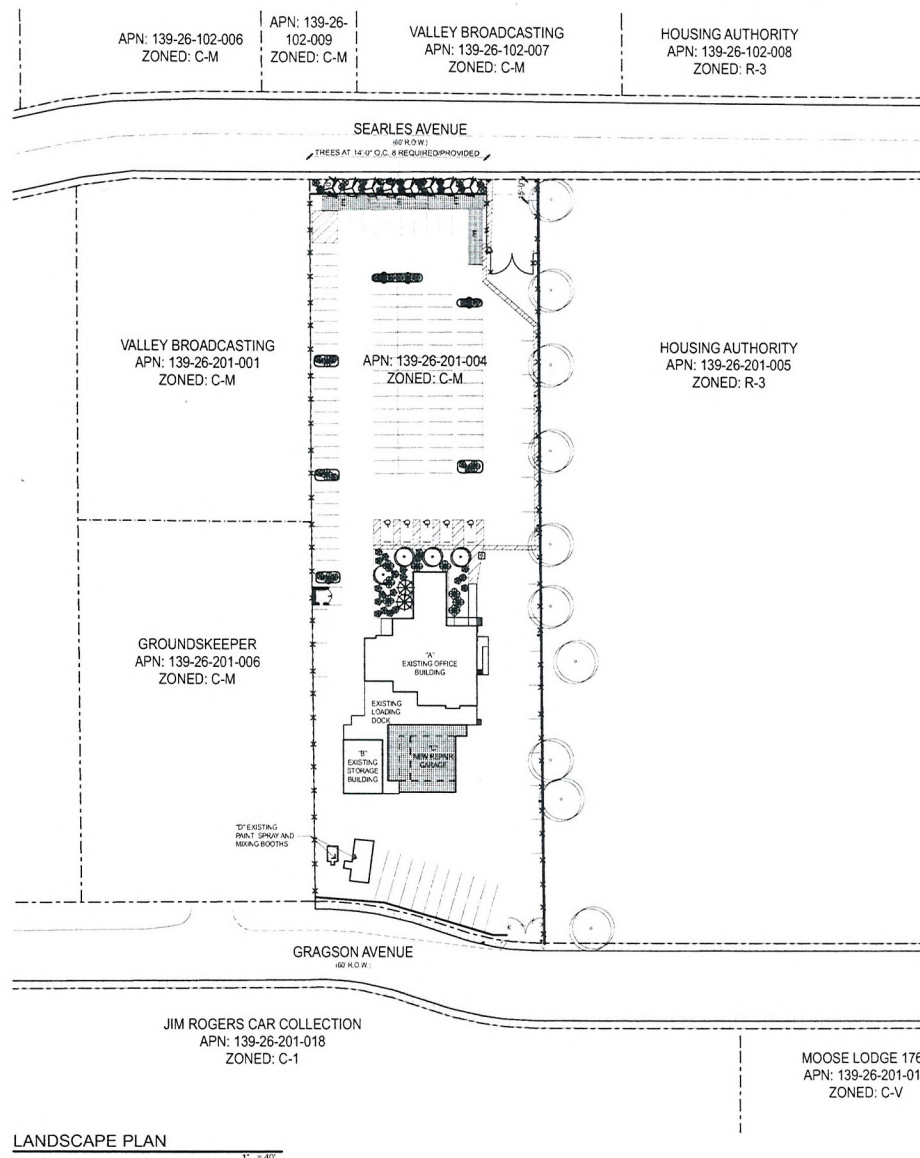
09.065 A Cab Taxi Company

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LANDSCAPE SCHEDULE			
TREES			
SYMBOL	COMMON NAME	BOTANICAL NAME	SIZE
	HONEY LOCUST	prosopis	24" Box
	SHOESTRING ACACIA	acacia stenophylla	24" Box
	PURPLE ROBE LOCUST	robina pseudocacacia	24" Box
	MEDITERRANEAN FAN PALM	chamaerops humilis	24" Box
	EXISTING TREES	---	---
SHRUBS			
	TEXAS RANGER	leucophyllum frutescens Green Cloud	5 gal
	CREPE MYRTLE	lagerstroemia indica	5 gal
GROUND COVER			
	LANTANA	lantana	5 gal
	HEGEL MIST FOUNTAIN GRASS	muhlenbergia capillaris regal mist	5 gal
ROCK MULCH			
	SIZE	COLOR	DEPTH
	3/8" CRUSHED GRANITE	TO BE SELECTED BY ARCHITECT FROM MANUFACTURERS STD COLORS	MIN. 2" DEEP

LANDSCAPE BUFFERS

	REQ'D	PROVIDED
FRONT (ADJ. TO ROW)	15'-0"	15'-0"
INTERIOR SIDE (ADJ. TO RESIDENTIAL)	8'-0"	8'-0"
INTERIOR SIDE (ADJ. TO INDUSTRIAL)	8'-0"	8'-0"
REAR (ADJ. TO ROW)	15'-0"	15'-0"

A Cab Taxi Company
 Site Development Review
 1500 Searles Avenue
 Las Vegas, Nevada 89101

PLANTING PLAN

L100

09/26/5 A Cab Taxi Company

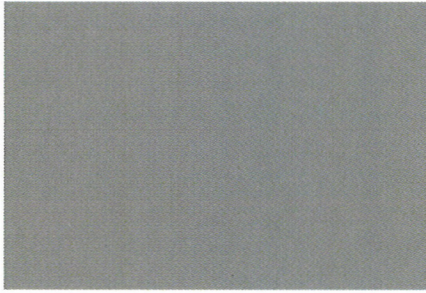
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Prefinished Metal



Paint 1

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