



PLANNING COMMISSION AGENDA
COUNCIL CHAMBERS • 400 STEWART AVENUE • PHONE 229-6011
CITY OF LAS VEGAS INTERNET ADDRESS: www.lasvegasnevada.gov

LAS VEGAS CITY COUNCIL

Mayor Oscar B Goodman, (At-Large)
Mayor Pro-Tem Gary Reese, (Ward 3)
Councilman Steve Wolfson, (Ward 2)
Councilwoman Lois Tarkanian, (Ward 1)
Councilman Steven D. Ross, (Ward 6)
Councilman Ricki Y. Barlow (Ward 5)
Councilman Stavros S. Anthony, (Ward 4)
City Manager Elizabeth N. Fretwell

COMMISSIONERS

Richard Truesdell, Chair
Keen Ellsworth, Vice Chair
Byron Goynes
Steven Evans
Glenn E. Trowbridge
Vicki Quinn
Gus W. Flangas

Facilities are provided throughout City Hall for convenience of persons with disabilities. For meetings held in the Council Chambers, sound equipment is available for persons with hearing impairments. If you need an accommodation to attend and participate in this meeting, please call the DEPARTMENT DESIGNEE at (702) 229-6301 and advise of your need at least 48 hours in advance of the meeting. The City's TDD number is (702) 386-9108.

June 24, 2010

6:00 PM

ALL ITEMS ON THIS AGENDA ARE SCHEDULED FOR ACTION UNLESS SPECIFICALLY NOTED OTHERWISE. UNLESS OTHERWISE STATED, ITEMS MAY BE TAKEN OUT OF THE ORDER PRESENTED AT THE DISCRETION OF THE CHAIRPERSON.

NOTICE: This meeting has been properly noticed and posted at the following locations:

City Clerk's Bulletin Board, City Hall Plaza, 2nd Floor Skybridge
Clark County Government Center, 500 South Grand Central Parkway
Las Vegas Library, 833 Las Vegas Boulevard North
Grant Sawyer Building, 555 East Washington Avenue
Bulletin Board, City Hall Plaza (next to Metro Records)

ACTIONS: ALL ACTIONS ON TENTATIVE AND FINAL SUBDIVISION MAPS ARE FINAL UNLESS AN APPEAL IS FILED BY THE APPLICANT OR AN AGGRIEVED PERSON, OR A REVIEW IS REQUESTED BY A MEMBER OF THE CITY COUNCIL WITHIN SEVEN DAYS OF THE DATE NOTICE IS SENT TO THE APPLICANT. UNLESS OTHERWISE INDICATED DURING THE MEETING, ALL OTHER ACTIONS BY THE PLANNING COMMISSION ARE RECOMMENDATIONS TO THE CITY COUNCIL, IN WHICH CASE ALL FINAL DECISIONS, CONDITIONS, STIPULATIONS OR LIMITATIONS ARE MADE BY THE CITY COUNCIL.

ANY ITEM LISTED IN THIS AGENDA MAY BE TAKEN OUT OF ORDER IF SO REQUESTED BY THE APPLICANT, STAFF, OR A MEMBER OF THE PLANNING COMMISSION. THE PLANNING COMMISSION MAY IMPOSE TIME LIMITATIONS, AS NECESSARY, ON THOSE PERSONS WISHING TO BE HEARD ON ANY AGENDAED ITEM.

PLANNING COMMISSION MEETING RULES OF CONDUCT:

1. Staff will present each item to the Commission in order as shown on the agenda, along with a recommendation and suggested conditions of approval, if appropriate.
2. The applicant is asked to be at the public microphone during the staff presentation. When the staff presentation is complete, the applicant should state his name and address, and indicate whether or not he accepts staff's conditions of approval.
3. If areas of concern are known in advance, or if the applicant does not accept staff's condition, the applicant or his representative is invited to make a brief presentation of his item with emphasis on any items of concern.
4. Persons other than the applicant who support the request are invited to make brief statements after the applicant. If more than one supporter is present, comments should not be repetitive. A representative is welcome to speak and indicate that he speaks for others in the audience who share his view.
5. Objectors to the item will be heard after the applicant and any other supporters. All who wish to speak will be heard, but in the interest of time it is suggested that representatives be selected who can summarize the views of any groups of interested parties.
6. After all objectors' input has been received; the applicant will be invited to respond to any new issues raised.
7. Following the applicant's response, the public hearing will be closed; Commissioners will discuss the item amongst themselves, ask any questions they feel are appropriate, and proceed to a motion and decision on the matter.
8. Letters, petitions, photographs and other submissions to the Commission will be retained for the record. Large maps, models and other materials may be displayed to the Commission from the microphone area, but need not be handed in for the record unless requested by the Commission.

As a courtesy, we would ask those not speaking to be seated and not interrupt the speaker or the Commission. We appreciate your courtesy and hope you will help us make your visit with the Commission a good and fair experience.

BUSINESS ITEMS:

1. CALL TO ORDER
2. ANNOUNCEMENT: COMPLIANCE WITH OPEN MEETING LAW
3. ROLL CALL
4. APPROVAL OF THE FINAL MINUTES FOR THE PLANNING COMMISSION MEETING OF MAY 27, 2010
5. Any Items from the Planning Commission, staff and/or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time.

CONSENT ITEMS:

CONSENT ITEMS ARE CONSIDERED ROUTINE BY THE PLANNING COMMISSION AND MAY BE ENACTED BY ONE MOTION. HOWEVER, ANY ITEM MAY BE DISCUSSED IF A COMMISSION MEMBER OR APPLICANT SO DESIRES.

ONE MOTION - ONE VOTE

THE FOLLOWING ARE ITEMS THAT MAY BE CONSIDERED IN ONE MOTION/ONE VOTE. THEY ARE CONSIDERED ROUTINE NON-PUBLIC AND PUBLIC HEARING ITEMS. ALL PUBLIC HEARINGS AND NON-PUBLIC HEARINGS

WILL BE OPENED AT ONE TIME. ANY PERSON REPRESENTING AN APPLICATION OR A MEMBER OF THE PUBLIC OR A MEMBER OF THE PLANNING COMMISSION NOT IN AGREEMENT WITH THE CONDITIONS AND ALL STANDARD CONDITIONS FOR THE APPLICATION RECOMMENDED BY STAFF, SHOULD REQUEST TO HAVE THAT ITEM REMOVED FROM THIS PART OF THE AGENDA.

6. VAR-38103 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: NEVADA POWER COMPANY - Request for a Variance TO ALLOW A 10-FOOT SCREEN WALL AND A 16-FOOT RETAINING WALL WHERE AN EIGHT-FOOT SCREEN WALL AND FOUR-FOOT RETAINING IS THE MAXIMUM ALLOWED on 28.37 acres at 10625 Moccasin Road (APNs 126-01-101-002 through 004, and 016, 126-01-201-016), C-V (Civic) Zone, Ward 6 (Ross).
7. SUP-38211 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: WALGREEN CO. - OWNER: PPLAND, LP - Request for a Special Use Permit FOR A 74 SQUARE-FOOT ACCESSORY PACKAGE LIQUOR OFF-SALE WITHIN AN EXISTING 14,820 SQUARE-FOOT RETAIL ESTABLISHMENT at 7755 North Durango Drive (APN 125-17-611-002), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Ross).
8. SUP-38239 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: WALGREEN CO. - OWNER: ASRV GENERAL WL, LLC, ET AL - Request for a Special Use Permit FOR A 74 SQUARE-FOOT ACCESSORY PACKAGE LIQUOR OFF-SALE WITHIN AN EXISTING 15,120 SQUARE-FOOT RETAIL ESTABLISHMENT at 900 North Rancho Drive (APNs 139-29-201-005 and 139-29-612-003), C-1 (Limited Commercial) Zone, Ward 5 (Barlow).
9. SUP-38240 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: WALGREEN CO. - OWNER: F. QUENTIN BROWN - Request for a Special Use Permit FOR A 80 SQUARE-FOOT ACCESSORY PACKAGE LIQUOR OFF-SALE WITHIN AN EXISTING 13,905 SQUARE-FOOT RETAIL ESTABLISHMENT at 6101 West Lake Mead Boulevard (APN 138-23-702-003), C-1 (Limited Commercial) Zone, Ward 5 (Barlow).

PUBLIC HEARING ITEMS

10. ZON-38056 - REZONING - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SCHOOL BOARD OF TRUSTEES - Request for a Rezoning FROM: R-1 (SINGLE-FAMILY RESIDENTIAL) TO: C-V (CIVIC) on 10.21 acres at 6333 Fargo Avenue (APN 138-26-702-001), Ward 1 (Tarkanian).
11. ZON-38057 - REZONING - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SCHOOL BOARD OF TRUSTEES - Request for a Rezoning FROM: R-1 (SINGLE-FAMILY RESIDENTIAL) TO: C-V (CIVIC) on 10.10 acres at 7101 Pinedale Avenue (APN 138-34-202-001), Ward 1 (Tarkanian).
12. ZON-38058 - REZONING - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SCHOOL BOARD OF TRUSTEES - Request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: C-V (CIVIC) on 17.82 acres at 300 South Torrey Pines Drive (APNs 138-35-111-004 and 138-35-215-001), Ward 1 (Tarkanian).
13. ZON-38059 - REZONING - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SCHOOL BOARD OF TRUSTEES - Request for a Rezoning FROM: R-1 (SINGLE FAMILY RESIDENTIAL) TO: C-V (CIVIC) on 8.83 acres at 1100 Lena Street (APN 139-25-601-002), Ward 3 (Reese).
14. VAR-38135 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: MARK SNAVELY - Request for a Variance TO ALLOW A 15-FOOT FRONT YARD SETBACK WHERE A 20-FOOT FRONT YARD SETBACK IS REQUIRED on a 0.15 acres at 3812 Sunrise Avenue (APN 140-31-410-045), R-1 (Single Family Residential) Zone, Ward 3 (Reese)
15. VAR-38195 - VARIANCE - PUBLIC HEARING - APPLICANT: STEVEN KOZMARY - OWNER: LA JOLLA PLAZA II, LLC - Request for a Variance TO ALLOW 26 PARKING SPACES WHERE 43 PARKING SPACES ARE REQUIRED at 2851 El Camino Avenue (APN 162-05-801-011), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian)
16. SUP-38194 - SPECIAL USE PERMIT RELATED TO VAR-38195 - PUBLIC HEARING - APPLICANT: STEVEN KOZMARY - OWNER: LA JOLLA PLAZA II, LLC - Request for a Special Use Permit FOR A PROPOSED 473 SQUARE-FOOT MASSAGE ESTABLISHMENT WITH WAIVERS TO ALLOW A 60-FOOT DISTANCE SEPARATION FROM A RESIDENTIAL ZONE WHERE 400 FEET IS THE MINIMUM REQUIRED, A 362-FOOT

DISTANCE SEPARATION FROM AN EXISTING MASSAGE ESTABLISHMENT WHERE 1,000 FEET IS THE MINIMUM REQUIRED AND FOR ACCESS TO THE SITE FROM A 62-FOOT RIGHT-OF-WAY WHERE AN 80-FOOT WIDE RIGHT-OF-WAY IS THE MINIMUM REQUIRED at 2851 El Camino Avenue (APN 162-05-801-011), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian)

17. VAR-38114 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: SEA BREEZE VILLAGE II, LLC - Request for a Variance TO ALLOW A 12-FOOT, SIX-INCH TALL INCIDENTAL SIGN WHERE FIVE FEET IS THE MAXIMUM HEIGHT ALLOWED AND A LOGO GREATER THAN 25 PERCENT OF THE TOTAL SIGN AREA at the northeast corner of Buffalo Drive and Vegas Drive (APN 138-22-418-011), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).
18. MSP-38116 - MASTER SIGN PLAN RELATED TO VAR-38114 - PUBLIC HEARING - APPLICANT/OWNER: SEA BREEZE VILLAGE II, LLC - Request for a Major Amendment to a previously approved Master Sign Plan (MSP-2619) at the northeast corner of Buffalo Drive and Vegas Drive (APN 138-22-418-011), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).
19. RQR-38143 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: SUMMERLIN MASSAGE NV, LLC - OWNER: JMK/BOCA PAD, LLC - Required Review of a previously approved Special Use Permit (SUP-32148) THAT ALLOWED A 3,193 SQUARE-FOOT MASSAGE ESTABLISHMENT WITH A WAIVER TO ALLOW FOR A ZERO-FOOT DISTANCE SEPARATION FROM ANOTHER MASSAGE ESTABLISHMENT WHERE 1,000 FEET IS THE MINIMUM DISTANCE REQUIRED at 8950 West Charleston Boulevard, Suite #7 (APN 138-32-412-026), C-1 (Limited Commercial) Zone, Ward 2 (Wolfson).
20. SUP-38137 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: FUTURA ENVIA, INC. - OWNER: THRIFTY PAYLESS, INC. - Request for a Special Use Permit FOR A FINANCIAL INSTITUTION, SPECIFIED WITH WAIVERS TO ALLOW 60-FOOT DISTANCE SEPARATION FROM A RESIDENTIAL USE WHERE 200 FEET IS REQUIRED; AN 820-FOOT DISTANCE SEPARATION FROM A FINANCIAL INSTITUTION, SPECIFIED WHERE 1,000 FEET IS REQUIRED AND TO ALLOW 900 SQUARE FEET OF FLOOR AREA WHERE 1,500 SQUARE FEET IS REQUIRED at 3882 West Sahara Avenue (APN 162-06-813-005), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).
21. SUP-38213 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: WALGREEN CO. - OWNER: CENTENNIAL GATEWAY, LLC - Request for a Special Use Permit FOR AN 82 SQUARE-FOOT ACCESSORY PACKAGE LIQUOR OFF-SALE WITHIN AN EXISTING 15,000 SQUARE-FOOT RETAIL ESTABLISHMENT at 5610 Centennial Center Boulevard (APN 125-27-411-011), T-C (Town Center) Zone [SC-TC (SERVICE COMMERCIAL - TOWN CENTER) Special Land Use Designation], Ward 6 (Ross).
22. SUP-38225 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: DANIEL P. JACKSON - OWNER: RAYMOND PISTOL - Request for a Special Use Permit FOR A PROPOSED XX SQUARE-FOOT TATTOO PARLOR/BODY PIERCING STUDIO at 1232 South Las Vegas Boulevard (APN 162-03-112-012), C-2 (General Commercial) Zone, Ward 3 (Reese).
23. SUP-38242 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: GOLD & SILVER JEWELRY SUPPLY - OWNER: SOLIMAN HABASHI - Request for a Special Use Permit FOR A SECONDHAND DEALER USE WITHIN AN EXISTING 2,300 SQUARE-FOOT JEWELRY STORE at 1300 East Sahara Avenue (APN 162-02-410-095), C-1 (Limited Commercial) Zone, Ward 3 (Reese).
24. SUP-38244 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SB FORT APACHE, LLC - OWNER: LAKES PLAZA, LLC - Request for a Special Use Permit FOR A BEER/WINE/COOLER ON-SALE ESTABLISHMENT WITHIN AN EXISTING RESTAURANT WITH A WAIVER TO ALLOW A 120-FOOT DISTANCE SEPARATION FROM A CHILD CARE FACILITY WHERE 400 FEET IS REQUIRED at 9101 West Sahara Avenue, Suites #108 and #109 (APN 163-08-121-010), C-1 (Limited Commercial) Zone, Ward 2 (Wolfson).
25. SUP-38245 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SB CENTENNIAL, LLC - OWNER: CENTENNIAL GATEWAY, LLC - Request for a Special Use Permit FOR A BEER/WINE/COOLER ON-SALE ESTABLISHMENT at 5655 Centennial Center Boulevard, Suite #170 (APN 125-27-411-013), [SC-TC (Service Commercial-Town Center) Special Land Use Designation] Zone, Ward 6 (Ross).
26. SUP-38251 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: FATPAK, LLC - OWNER: MELE PONO HOLDING COMPANY - Request for a Special Use Permit FOR A PROPOSED XX SQUARE-FOOT TAVERN,

LIMITED at 107 South Las Vegas Boulevard (APN 139-34-601-002), C-2 (General Commercial), Ward 5 (Barlow).

27. SDR-38267 - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-38251 - PUBLIC HEARING - APPLICANT: FATPAK, LLC - OWNER: MELE PONO HOLDING COMPANY - Request for a Site Development Plan Review FOR PROPOSED FACADE MODIFICATIONS AND THE ADDITION OF A XX SQUARE-FOOT BALCONY ON AN EXISTING XX SQUARE-FOOT COMMERCIAL BUILDING on 0.45 acres at 107 South Las Vegas Boulevard (APN 139-34-601-002), C-2 (General Commercial), Ward 5 (Barlow).
28. VAC-38252 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: ABRAHAM SCHIFF - Petition to Vacate a 11-foot public drainage easement extending 120 feet south of Fremont Street, approximately 300 feet east of Main Street, Ward 3 (Reese).

DIRECTOR'S BUSINESS:

29. DIR-37936 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Update on Long Range Planning Items.
30. DIR-37955 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Update on Long Range Planning Items.
31. DIR-38357 - APPEAL OF DIRECTOR'S DECISION - APPLICANT/OWNER: RAY PISTOL - Appeal of the Director's decision to deny a Temporary Commercial Permit per Title 19.18.100.D THAT WOULD ALLOW A TEMPORARY OUTDOOR COMMERCIAL EVENT FOR A PROMOTIONAL EVENT IN CONJUNCTION WITH THE BASEBALL SEASON on 1.79 acres at 1238 S Las Vegas Boulevard (APNs 162-03-112-012), C-2 (General Commercial) Zone, Ward 3 (Reese)
32. TXT-38337 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Discussion and possible action to amend Title 19.04 and Title 19.20 to revise and expand the definition and standards for the Hotel Lounge Bar use.
33. TXT-38353 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Discussion and possible action to amend Title 19.14 and Title 19.20 to define standards for building wrap signage.

CITIZENS PARTICIPATION:

34. CITIZENS PARTICIPATION: PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS WITHIN THE JURISDICTION OF THE PLANNING COMMISSION. NO SUBJECT MAY BE ACTED UPON BY THE PLANNING COMMISSION UNLESS THAT SUBJECT IS ON THE AGENDA AND IS SCHEDULED FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION ON ANY SINGLE SUBJECT, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING AND DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

SUBJECT:

CALL TO ORDER



AGENDA SUMMARY PAGE

PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING AND DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

SUBJECT:

ANNOUNCEMENT: COMPLIANCE WITH OPEN MEETING LAW



AGENDA SUMMARY PAGE
PLANNING COMMISSION MEETING OF JUNE 24, 2010

DEPARTMENT: PLANNING AND DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

SUBJECT:
ROLL CALL



AGENDA SUMMARY PAGE
PLANNING COMMISSION MEETING OF JUNE 24, 2010

DEPARTMENT: PLANNING AND DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

SUBJECT:

APPROVAL OF THE FINAL MINUTES FOR THE PLANNING COMMISSION MEETING
OF MAY 27, 2010



AGENDA SUMMARY PAGE
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING AND DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ **Consent** ☒ **Discussion**

SUBJECT:

Any items from the Planning Commission, staff and/or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time



AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

VAR-38103 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: NEVADA POWER COMPANY - Request for a Variance TO ALLOW A 10-FOOT SCREEN WALL AND A 16-FOOT RETAINING WALL WHERE AN EIGHT-FOOT SCREEN WALL AND FOUR-FOOT RETAINING IS THE MAXIMUM ALLOWED on 28.37 acres at 10625 Moccasin Road (APNs 126-01-101-002 through 004, and 016, 126-01-201-016), C-V (Civic) Zone, Ward 6 (Ross). Staff recommends APPROVAL.

P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

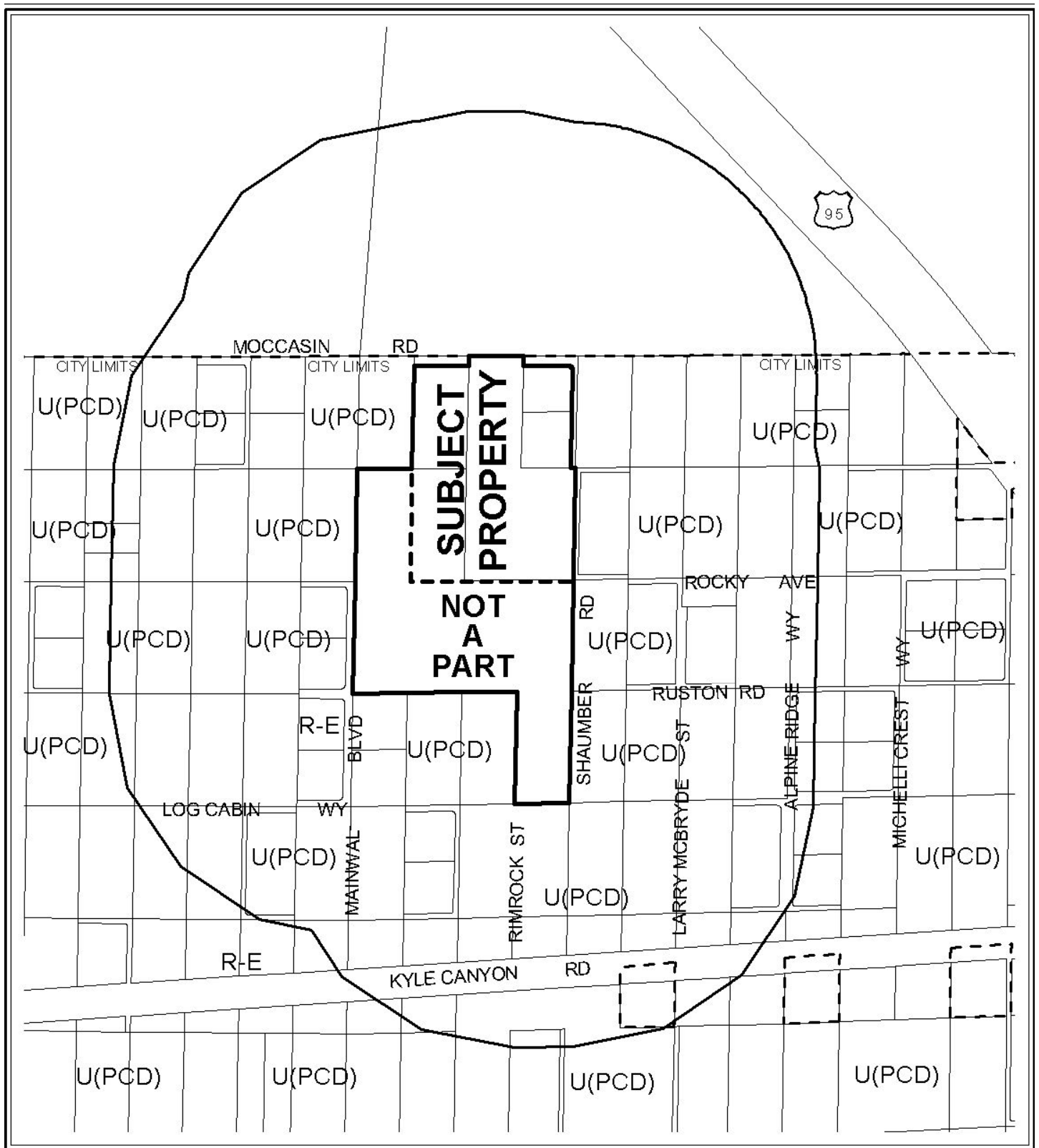
0

RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions:

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letters



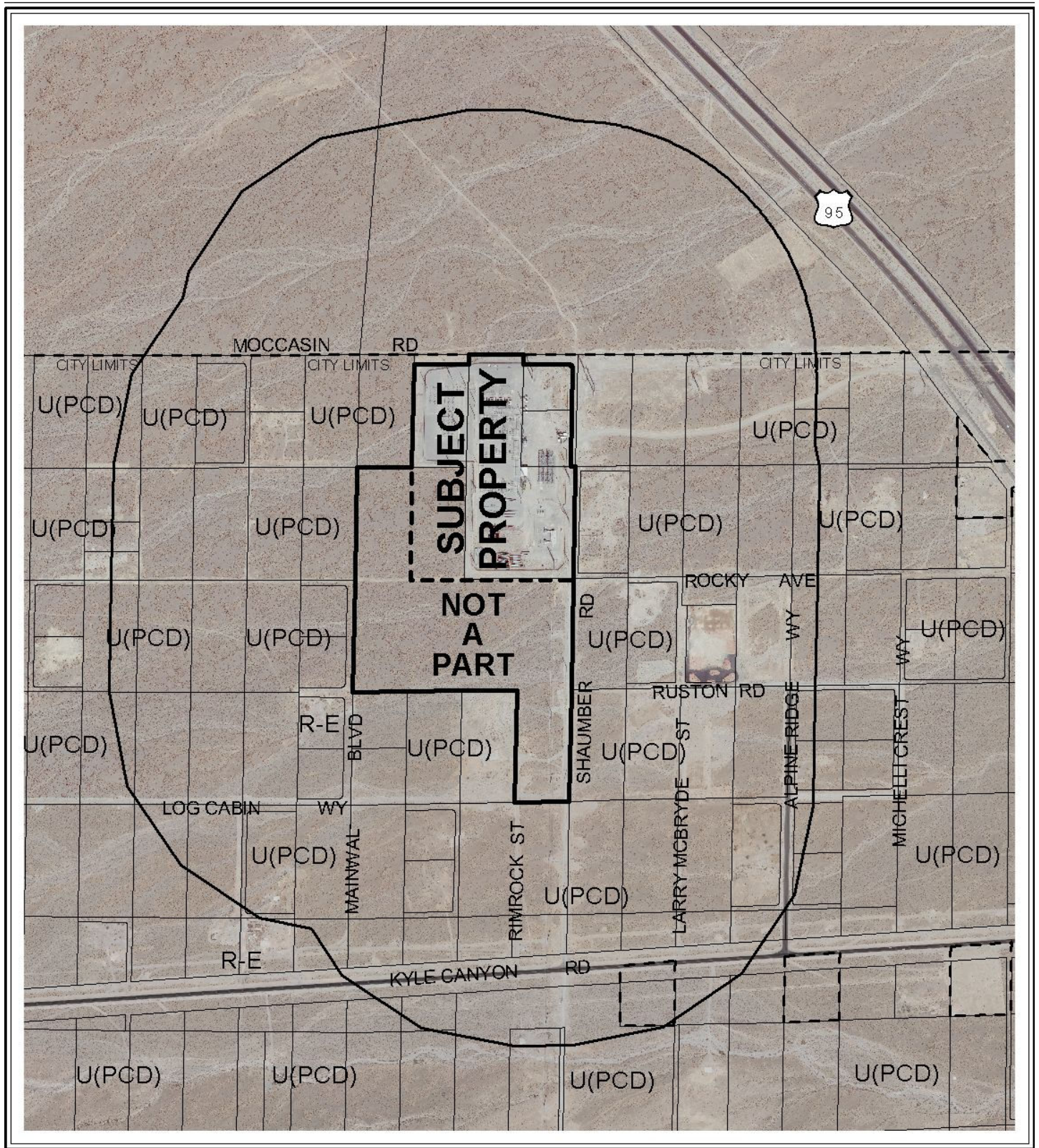
CASE: **VAR-38103**

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY: C-V (CIVIC)

0 700 1400 Feet





CASE: **VAR-38103**

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY: C-V (CIVIC)





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-38103** APN: See attached list

Name of Property Owner: NV Energy

Name of Applicant: NV Energy

Name of Representative: Thomas Dombrowski

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: _____

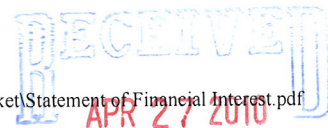
Signature of Property Owner: *James R. Saavedra*

Print Name: James R. Saavedra

Subscribed and sworn before me

This 6th day of APRIL, 20 10

[Signature]
Notary Public in and for said County and State



NORTHWEST SUBSTATION APN's

<u>PARCEL NUMBER</u>	<u>OWNER</u>
126-01-101-002	NV ENERGY
126-01-101-003	NV ENERGY
126-01-101-004	NV ENERGY

RECEIVED
APR 27 2010



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-38103** APN: 126-01-101-016; portion of 126-01-201-016

Name of Property Owner: BLM (USA)

Name of Applicant: NV Energy

Name of Representative: Thomas Dombrowski (NV Energy)

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): _____

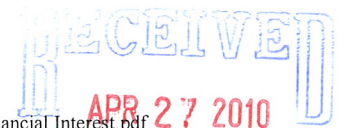
APN: _____

Signature of Property Owner: _____

Print Name: James R. Saavedra

Subscribed and sworn before me

This 27th day of April, 2010
Cynthia L. Skromak
Notary Public in and for said County and State



NORTHWEST SUBSTATION APN's

<u>PARCEL NUMBER</u>	<u>OWNER</u>
126-01-101-002	NV ENERGY
126-01-101-003	NV ENERGY
126-01-101-004	NV ENERGY

RECEIVED
APR 27 2010



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Wall Variance
Project Address (Location) 10625 Moccasin Road
Project Name Northwest Electrical Substation Proposed Use Electrical Substation
Assessor's Parcel #(s) 126-01-101-016; Part of 126-01-201-016 Ward # 6
General Plan: existing PCD proposed PF Zoning: existing U & C-V proposed C-V
Commercial Square Footage _____ Floor Area Ratio _____
Gross Acres 20 ac. Lots/Units _____ Density _____
Additional Information Wall Variance for both the retaining wall portion & the screen wall portion of the same wall.

PROPERTY OWNER BLM (USA) Contact Thomas Dombrowski
Address 4701 N. TURKEY PINES DR. Phone: (702) 515-5000 Fax: (702) 515-5155
City Las Vegas State NV Zip 89146
E-mail Address _____

APPLICANT NV Energy Contact Thomas Dombrowski
Address 6226 West Sahara Avenue Phone: (702) 402-2620 Fax: (702) 402-5064
City Las Vegas State NV Zip 89146
E-mail Address TDombrowski@nvenergy.com

REPRESENTATIVE Same as above Contact _____
Address _____ Phone: _____ Fax: _____
City _____ State _____ Zip _____
E-mail Address _____

Property Owner Signature* James R. Saavedra

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

Print Name James R. Saavedra

Subscribed and sworn before me

This 27th day of April, 20 10.

Cynthia L. Skromak

Notary Public in and for said County and State



Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>VAR-39103</u>
Meeting Date:	<u>6/24/10</u>
Total Fee:	<u>030.00</u>
Date Received:	<u>4/27/10</u>
Received By:	<u>JT M...</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

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Wall Variance
 Project Address (Location) 10625 Moccasin Road
 Project Name Northwest Electrical Substation Proposed Use Electrical Substation
 Assessor's Parcel #(s) See attached list Ward # 6
 General Plan: existing PCD proposed PF Zoning: existing U & C-V proposed C-V
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres 8.37 AC Lots/Units _____ Density _____
 Additional Information Wall Variance for both the retaining wall portion & the screen wall
portion of the same wall.

PROPERTY OWNER NV Energy Contact Thomas Dombrowski
 Address 6226 West Sahara Avenue Phone: (702) 402-2620 Fax: (702) 402-5064
 City Las Vegas State NV Zip 89146
 E-mail Address TDombrowski@nvenergy.com

APPLICANT NV Energy Contact Thomas Dombrowski
 Address 6226 West Sahara Avenue Phone: (702) 402-2620 Fax: (702) 402-5064
 City Las Vegas State NV Zip 89146
 E-mail Address TDombrowski@nvenergy.com

REPRESENTATIVE Same as above Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

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 JAMES R. SAAVEDRA

Subscribed and sworn before me

This 6th day of APRIL, 20 10

[Signature]

Notary Public in and for said County and State



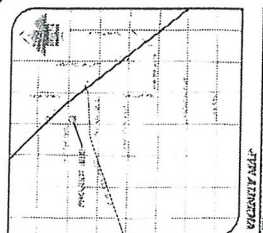
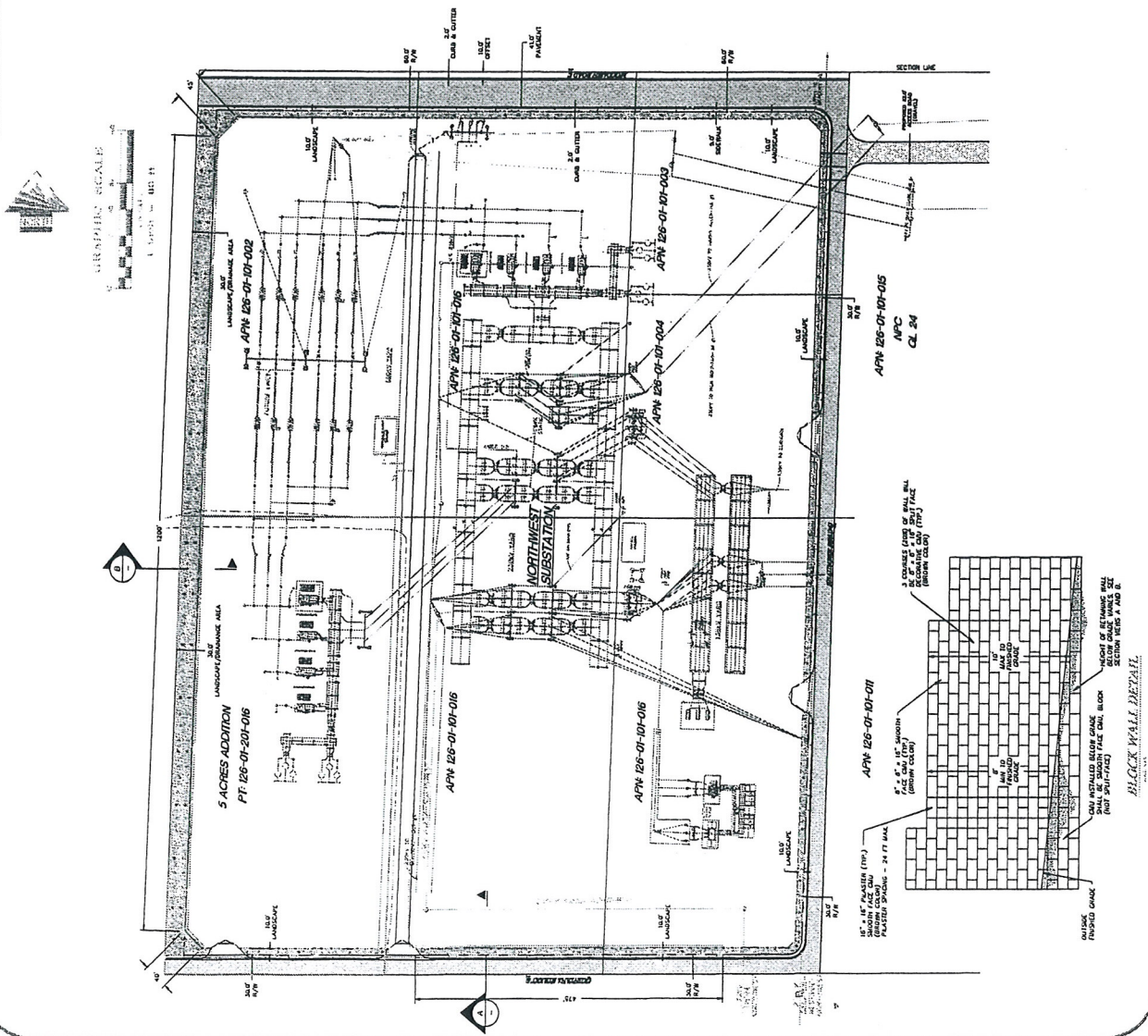
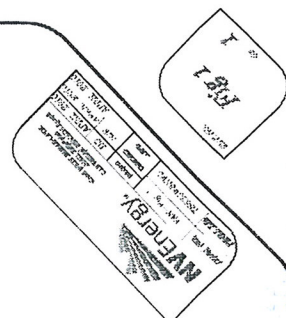
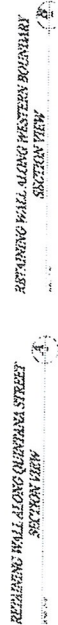
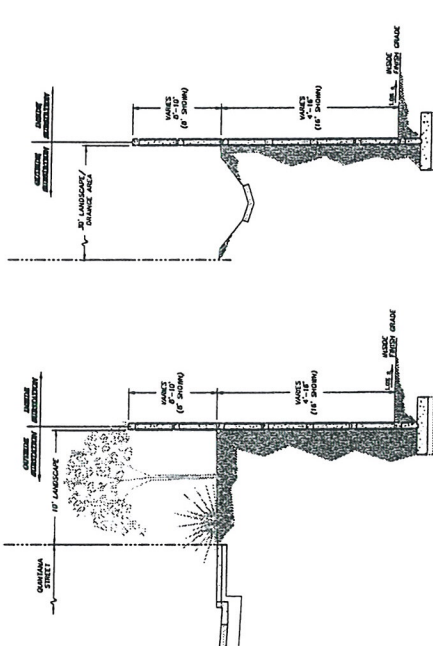
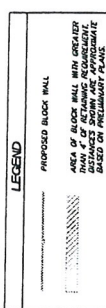
Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>VAR-38103</u>
Meeting Date:	<u>6/24/10</u>
Total Fee:	<u>830.00</u>
Date Received:*	<u>4/27/10</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

[illegible]



April 4, 2010

Margo Wheeler, AICP
Director, City of Las Vegas
Planning & Development Department
731 South 4th Street
Las Vegas, NV 89101

Re: Wall Variance for NV Energy's Northwest Electrical Substation (APN's – 126-01-101-002; 126-01-101-003; 126-01-101-004; 126-01-101-016; portion of 126-01-201-016)

Dear Ms. Wheeler:

NV Energy requests a "Wall Variance" for the perimeter wall surrounding our Northwest Electrical Substation, located at 10625 Moccasin, which is in the remote north area of the valley. On August 19, 2009, NV Energy received a NOFA for SDR-34710 for this project, which included approval for an 8' high decorative screen wall to be placed around the perimeter of the entire existing and the expanded substation footprint. We are currently in the review/comment stage of our Drainage Study submission with the Department of Public Works. At this point, we must resolve a severe grade transition issue in order to complete the Drainage Study approval process, and we've recognized that it would be best to pursue a Wall Variance at this time. We're requesting both a retaining wall and screen wall height variance and that the two walls be used in combination, with the screen wall on top of the retaining wall, in order to mitigate the severe grade transition.

Section 19.12.075 – "Wall Standards" in the Las Vegas Title 19 Zoning Code indicates that the maximum height of a screen wall is 8' high, and maximum height of a retaining wall is 4' high.

- (1) We're requesting a 2' variance in the screen wall height, varying the wall height from the code required 8' height to a 10' height in order to accommodate the difference between grade change along the outside the wall.

Comment -- As the existing grade outside of the perimeter wall changes along its length, the wall design must be stepped periodically to accommodate this grade transition. During this transition there are periods where the wall will naturally have a height of 10'. Due to the existing grades at this site, the entire screen wall surrounding the substation will require this variance to accommodate this condition. While this is a 25% increase in code height requirement, the resulting slight increase in height would also provide some additional screening of electrical equipment, and there be will no impact to the surrounding community.

- (2) We're requesting a 12' variance in the retaining wall height, varying the wall height from the code required 4' height to a 16' height and used in combination with the screen wall.

Comment – This property has severe existing grade transitions throughout its length. In order to mitigate this while maintaining a relatively level substation interior footprint a retaining wall is necessary. The variance in the retaining wall height from 4' to 12' high would occur for 475' along the south wall and for 1285' along the west wall.

VAR-38103

APR 27 2010

This substation facility contains 500/230 & 138 kV electrical lines and equipment, and the approved expansion of this facility will involve the addition of 500 kV & 230 kV electrical equipment, ranging in height from 50'-100', and four new poles, approximately 50'-60' tall. The layout of the approved expansion electrical equipment requires a specific area or footprint in order to meet the National Electrical Safety Code requirements. In order to accommodate this substation footprint, our property size eliminates the potential to provide accommodating slopes or even multiple retaining walls (stepbacks as the code references). As a result, it's important to note that the lower grade created from this proposed retaining/screen wall combination transition will be on the interior of the substation, so the visual height of this wall (up to 26' high) will not be seen from outside the substation; and there will be no impact to the surrounding community.

Your review and consideration of this request is appreciated. Should you have any questions or require additional information, please call me at 702-402-2620.

Thank you for your time and consideration.

Sincerely,



Thomas Dombrowski
Sr. Land Use Consultant
NV Energy
402-2620

VAR-38103

APR 27 2010



Date: April 2, 2010

To: City of Las Vegas Planning & Development Department

Subject: Nevada Power Company, d/b/a NV Energy, Acceptable Authorized Signatures

Dear Planning Staff:

A signature authorization letter was provided to Margo Wheeler, Secretary of the Planning Commission, on May 5, 2009 from Paul Kaleta that provided the following.

As of the date of issuance of this letter, Herbert Goforth is an Executive, Technical Services & Support of both SPPC and NPC, now d/b/a NV Energy. As of the date of issuance of this letter, Executives are authorized by senior management to sign contract commitments, expenditure approvals and disbursements on behalf of the Company up to \$1,000,000.

As of the date of issuance of this letter, James R. Saavedra is Director, Land Services for both SPPC and NPC, now d/b/a NV Energy. As of the date of issuance of this letter, Directors are authorized by senior management to sign contract commitments, expenditure approvals and disbursements on behalf of the Company up to \$500,000.

In addition to the above authority, certain transactions binding the Company require signature by leadership employees, as follows:

Land Services Director signature or higher is required for:

- (a) Relinquishments of easement granted on private property or rights contained in government patent rights;
- (b) Grants of easements; and
- (c) Land use permits required by local municipalities.

Mr. Kaleta's authorization letter is in effect until May 5, 2010.

If you have any questions or desire any additional information please contact me at 402-2620.

Respectfully yours,

A handwritten signature in black ink that reads "Thomas Dombrowski".

Thomas Dombrowski
SR. Land Use Consultant
NV Energy

RECEIVED
APR 27 2010

VAR-38103

NV ENERGY

Officers

April 14, 2009

President and Chief Executive Officer	Michael W. Yackira
Vice President and Chief Accounting Officer	E. Kevin Bethel
Corporate Senior Vice President Service Delivery and Operations	Jeffrey L. Ceccarelli
Corporate Senior Vice President Energy Supply	Roberto R. Denis
Vice President Renewable Energy	Thomas R. Fair
Vice President Generation	Kevin C. Geraghty
Corporate Senior Vice President General Counsel & Secretary	Paul J. Kaleta
Vice President Internal Audit	Gary L. Lavey
Corporate Senior Vice President, Chief Financial Officer and Corporate Treasurer	William D. Rogers
Vice President, External Affairs	Mary O. Simmons
Corporate Senior Vice President Public Policy & External Affairs	Tony F. Sanchez III
Vice President, Marketing	Robert E. Stewart

APR 27 2010

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38211 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: WALGREEN CO. - OWNER: PPLAND, LP - Request for a Special Use Permit FOR A 74 SQUARE-FOOT ACCESSORY PACKAGE LIQUOR OFF-SALE WITHIN AN EXISTING 14,820 SQUARE-FOOT RETAIL ESTABLISHMENT at 7755 North Durango Drive (APN 125-17-611-002), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Ross). Staff recommends APPROVAL.

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

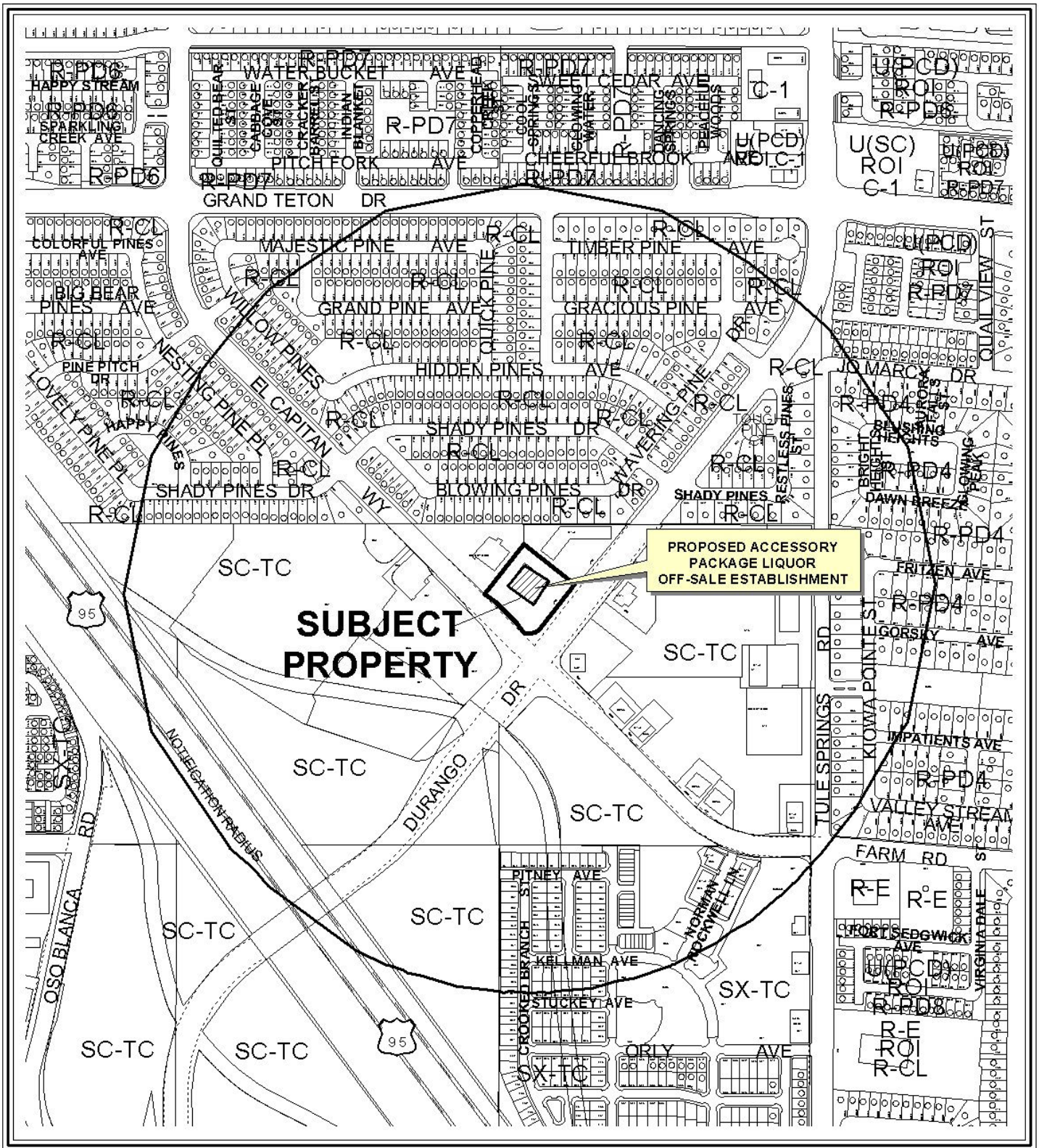
0

RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions:

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



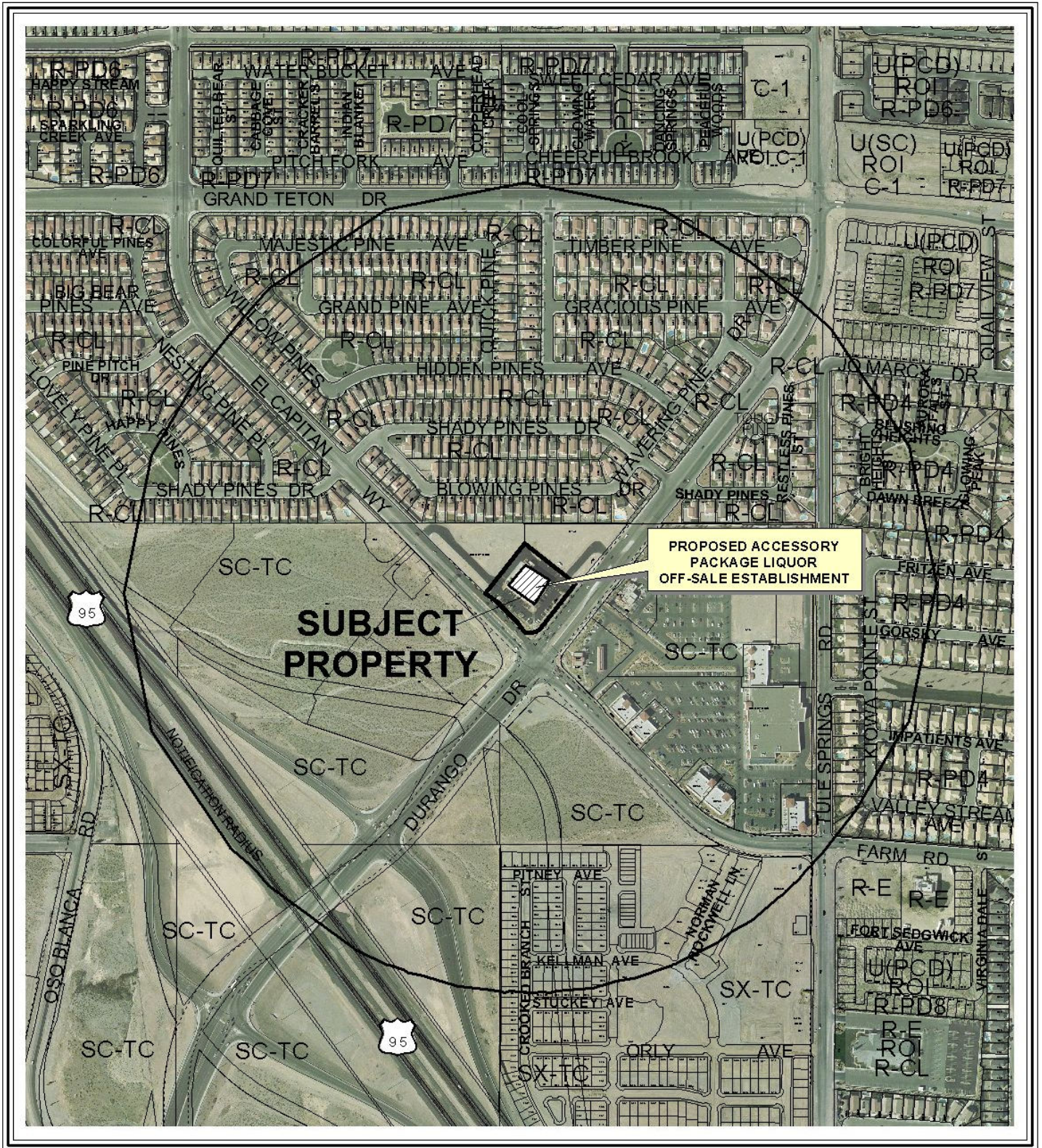
CASE: SUP-38211

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY:

T-C (TOWN CENTER) ZONE [SC-TC (SERVICE COMMERCIAL - TOWN CENTER) SPECIAL LAND USE DESIGNATION]





CASE: SUP-38211

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY:

T-C (TOWN CENTER) ZONE [SC-TC (SERVICE COMMERCIAL - TOWN CENTER) SPECIAL LAND USE DESIGNATION]





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38211** APN: 125-17-011-002

Name of Property Owner: PP LAND LP

Name of Applicant: Walgreen Co.

Name of Representative: Lionel Sawyer & Collins

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: _____

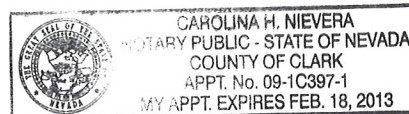
Signature of Property Owner: _____

Print Name: PPLAND LP PICHAT POJANASOMBOON GP.

Subscribed and sworn before me

This 14th day of DECEMBER, 20 09

Califtheria
Notary Public in and for said County and State



MAY 06 2010



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: SUP: Retail Establishment with Accessory Package Liquor Off-Sale
 Project Address (Location) 7755 North Durango Drive
 Project Name Walgreens Proposed Use Drug Store (existing)
 Assessor's Parcel #(s) 125-17-011-002 Ward # 6
 General Plan: existing XX proposed _____ Zoning: existing T-C (SC) proposed _____
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres _____ Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER PP Land LP Contact P. Pojanasomboon, GP
 Address 9000 Emerald Way Phone: (702) 233-4899 Fax: _____
 City Las Vegas State NV Zip 89117
 E-mail Address _____

APPLICANT Walgreen Co. Contact Rebecca Lidskin, Attorney
 Address 104 Wilmot Road, M.S. #1420 Phone: (847) 315-4651 Fax: (847) 315-4825
 City Deerfield State Illinois Zip 60015
 E-mail Address Rebecca.Lidskin@walgreens.com

REPRESENTATIVE Lionel Sawyer & Collins Contact Jennifer Roberts
 Address 300 South Fourth Street #1700 Phone: (702) 383-8948 Fax: (702) 671-2490
 City Las Vegas State Nevada Zip 89101
 E-mail Address jroberts@lionelsawyer.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 PPLAND LP, PICHAT POJANASOMBOON & P

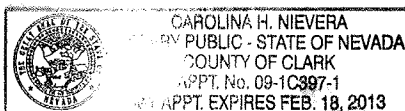
Subscribed and sworn before me

This 14th day of DECEMBER, 20 009.

[Signature]

Notary Public in and for said County and State

Revised 10/27/08



FOR DEPARTMENT USE ONLY

Case #	<u>SUP-38211</u>
Meeting Date:	<u>6/24/10</u>
Total Fee:	<u>1280</u>
Date Received:*	<u>5/6/10</u>
Received By:	<u>MREX</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

SUP-38211



8

[illegible]

STORY NUMBER 07864

PROJECT NAME

ALGREENS STORE

5 NORTH DURANGO DRIVE

LAS VEGAS, NV

DRAWING TITLE

SCAPE PLAN - BEER & WINE

SCALE: 1/20 = 1'-0"

DRAWN BY:

B. MESTER

DATE: 10/16/09

REVIEWED BY:

OF

9 10:53 AM @_ARCHITECTURE\JIMMY AND W
A57-1PW-5240108

10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50
51
52
53
54
55
56
57
58
59
60
61
62
63
64
65
66
67
68
69
70
71
72
73
74
75
76
77
78
79
80
81
82
83
84
85
86
87
88
89
90
91
92
93
94
95
96
97
98
99
100
101
102
103
104
105
106
107
108
109
110
111
112
113
114
115
116
117
118
119
120
121
122
123
124
125
126
127
128
129
130
131
132
133
134
135
136
137
138
139
140
141
142
143
144
145
146
147
148
149
150
151
152
153
154
155
156
157
158
159
160
161
162
163
164
165
166
167
168
169
170
171
172
173
174
175
176
177
178
179
180
181
182
183
184
185
186
187
188
189
190
191
192
193
194
195
196
197
198
199
200
201
202
203
204
205
206
207
208
209
210
211
212
213
214
215
216
217
218
219
220
221
222
223
224
225
226
227
228
229
230
231
232
233
234
235
236
237
238
239
240
241
242
243
244
245
246
247
248
249
250
251
252
253
254
255
256
257
258
259
260
261
262
263
264
265
266
267
268
269
270
271
272
273
274
275
276
277
278
279
280
281
282
283
284
285
286
287
288
289
290
291
292
293
294
295
296
297
298
299
300
301
302
303
304
305
306
307
308
309
310
311
312
313
314
315
316
317
318
319
320
321
322
323
324
325
326
327
328
329
330
331
332
333
334
335
336
337
338
339
340
341
342
343
344
345
346
347
348
349
350
351
352
353
354
355
356
357
358
359
360
361
362
363
364
365
366
367
368
369
370
371
372
373
374
375
376
377
378
379
380
381
382
383
384
385
386
387
388
389
390
391
392
393
394
395
396
397
398
399
400
401
402
403
404
405
406
407
408
409
410
411
412
413
414
415
416
417
418
419
420
421
422
423
424
425
426
427
428
429
430
431
432
433
434
435
436
437
438
439
440
441
442
443
444
445
446
447
448
449
450
451
452
453
454
455
456
457
458
459
460
461
462
463
464
465
466
467
468
469
470
471
472
473
474
475
476
477
478
479
480
481
482
483
484
485
486
487
488
489
490
491
492
493
494
495
496
497
498
499
500
501
502
503
504
505
506
507
508
509
510
511
512
513
514
515
516
517
518
519
520
521
522
523
524
525
526
527
528
529
530
531
532
533
534
535
536
537
538
539
540
541
542
543
544
545
546
547
548
549
550
551
552
553
554
555
556
557
558
559
560
561
562
563
564
565
566
567
568
569
570
571
572
573
574
575
576
577
578
579
580
581
582
583
584
585
586
587
588
589
590
591
592
593
594
595
596
597
598
599
600
601
602
603
604
605
606
607
608
609
610
611
612
613
614
615
616
617
618
619
620
621
622
623
624
625
626
627
628
629
630
631
632
633
634
635
636
637
638
639
640
641
642
643
644
645
646
647
648
649
650
651
652
653
654
655
656
657
658
659
660
661
662
663
664
665
666
667
668
669
670
671
672
673
674
675
676
677
678
679
680
681
682
683
684
685
686
687
688
689
690
691
692
693
694
695
696
697
698
699
700
701
702
703
704
705
706
707
708
709
710
711
712
713
714
715
716
717
718
719
720
721
722
723
724
725
726
727
728
729
730
731
732
733
734
735
736
737
738
739
740
741
742
743
744
745
746
747
748
749
750
751
752
753
754
755
756
757
758
759
760
761
762
763
764
765
766
767
768
769
770
771
772
773
774
775
776
777
778
779
780
781
782
783
784
785
786
787
788
789
790
791
792
793
794
795
796
797
798
799
800
801
802
803
804
805
806
807
808
809
810
811
812
813
814
815
816
817
818
819
820
821
822
823
824
825
826
827
828
829
830
831
832
833
834
835
836
837
838
839
840
841
842
843
844
845
846

SUP-38211

Architectural drawing of the North Elevation of a building. The drawing shows a long, low structure with a central gabled section and a small square tower. Dimensions are provided for various parts of the building, including heights and widths. Callouts indicate materials like 'Brick' and 'Concrete'. A scale of 1/8" = 1'-0" is given. The drawing is oriented vertically on the page.

SUP-38211

LIONEL SAWYER & COLLINS

ATTORNEYS AT LAW

1700 BANK OF AMERICA PLAZA
300 SOUTH FOURTH STREET
LAS VEGAS, NEVADA 89101

(702) 383-8888

FAX (702) 383-8845

lsc@lionsawyer.com

www.lionsawyer.com

March 9, 2010

SAMUEL S. LIONEL
GRANT SAWYER
(1918-1996)

JON R. COLLINS
(1923-1987)

RICHARD H. BRYAN
JEFFREY P. ZUCKER
PAUL R. HEJMANOWSKI
ROBERT D. FAISS
DAVID N. FREDERICK
RODNEY M. JEAN
HARVEY WHITTEMORE
TODD TOUTON
CAM FERENBACH
LYNDA S. MABRY
MARK H. GOLDSTEIN
KIRBY J. SMITH
COLLEEN A. DOLAN
JENNIFER A. SMITH
DAN R. REASER
PAUL E. LARSEN
ALLEN J. WILT

LYNN S. FULSTONE
RORY J. REID
DAN C. MCGUIRE
JOHN E. DAWSON
FRED D. "PETE" GIBSON, III
CHARLES H. McCREA JR.
GREGORY E. SMITH
MALANI L. KOTCHKA
LESLIE BRYAN HART
CRAIG E. ETEM
TODD E. KENNEDY
MATTHEW E. WATSON
SHAWN M. ELICEGUI
JOHN M. NAYLOR
WILLIAM J. McKEAN
ELIZABETH BRICKFIELD
GREGORY R. GEMIGNANI
LINDA M. BULLEN
LAURA J. THALACKER
DOREEN SPEARS HARTWELL
LAURA K. GRANIER
MAXIMILIANO D. COUVILLIER III

MICHAEL D. KNOX
ERIN FLYNN
JENNIFER ROBERTS
MEREDITH L. STOW
DOUGLAS A. CANNON
RICHARD T. CUNNINGHAM
MATTHEW R. POLICASTRO
JENNIFER J. DIMARZIO
PEARL L. GALLAGHER
CHRISTINE D. SMITH
SUSAN L. MYERS
BRIAN S. PICK
JENNIFER L. BRASTER
LUCAS J. TUCKER
CHRISTOPHER WALTHER

KEVIN J. HEJMANOWSKI
KETAN D. BHIRUD
LAUREN D. CALVERT
ROBERT W. HERNQUIST
CHRISTIAN HALE
TIMOTHY R. MULLINER
COURTNEY MILLER O'MARA
BRIAN H. SCHUSTERMAN
MOHAMED A. IQBAL, JR.
KELLY R. KICHLINE
MARK J. GARDBERG
ELIZABETH A. HIGH
JAMES B. GIBSON
GREG J. CARLSON
ABIGAYLE F. DANG

OF COUNSEL
RICHARD J. MORGAN*
ELLEN WHITTEMORE
CHRISTOPHER MATHEWS
MARK A. CLAYTON

*ADMITTED IN CA ONLY
WRITER'S DIRECT DIAL NUMBER:
(702)-383-8946
jroberts@lionsawyer.com

VIA FACSIMILE & HAND DELIVERY

Planning and Development Department
City of Las Vegas
Development Services Center
731 South Fourth Street
Las Vegas, Nevada 89101

RECEIVED
MAY 06 2010

RE: *Application for Special Use Permit*

To Whom It May Concern:

I am writing on behalf of Walgreen Co. in support of the application for a special use permit to allow for the addition of accessory "off-sale" packaged beer, wine, and liquor at the premises of Walgreens at 7789 North Durango Drive. The location is currently operating and licensed as a drug store.

This location is zoned T-C (SC), Town Center/Service Commercial. The proposed sale of packaged liquor will not adversely affect nearby properties, as the business is centered on two thoroughfares, Durango Drive and El Capitan/Farm. The located is surrounded by other commercial uses and vacant land. The addition of packaged alcoholic beverages would constitute a very minor portion of Walgreens' overall business at this location. As the site is zoned for commercial use, the sale of alcoholic beverages is appropriate. The site also currently complies with all other requirements pursuant to the City of Las Vegas Municipal Code.

With this special use permit, Walgreens will remain competitive with similar businesses by offering patrons the option to purchase packaged beer, wine, or liquor for consumption off-premises. Since this use is commonly found at similar drug and retail grocery stores in Las Vegas, there would be no variable impact on other

SUP-38211

RENO OFFICE: 1100 BANK OF AMERICA PLAZA, 50 WEST LIBERTY STREET • RENO, NEVADA 89501 • (775) 788-8666 • FAX (775) 788-8682

CARSON CITY OFFICE: 410 SOUTH CARSON STREET • CARSON CITY, NEVADA 89701 • (775) 841-2115 • FAX (775) 841-2119

WASHINGTON, DC OFFICE: 101 CONSTITUTION AVENUE NW, SUITE 800 • WASHINGTON, DC 20001 • (202) 742-4264 • FAX (202) 742-4265

Planning and Development Department
March 9, 2010
Page 2

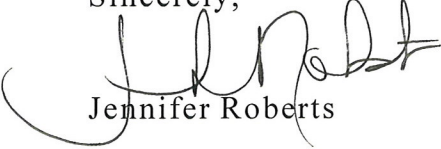
businesses by allowing Walgreens to sell alcohol for the convenience of its customers at this location.

Furthermore, Walgreen Co. is a well-established national company with shares traded on the New York Stock Exchange. The company has over 60 stores in southern Nevada that maintain a low impact on neighboring properties. Walgreens will continue to maintain its high-level standard of operations, and the design, hours of operation, traffic generation, lighting, and noise at this location will remain unchanged with the issuance of a special use permit to allow for accessory packaged beer, wine, and liquor sales.

As Walgreens is currently operating and the addition of packaged beer, wine, and liquor for sale is compatible with the surrounding area, we respectfully request a special use permit to allow for the addition of accessory "off-sale" packaged beer, wine, and liquor sales.

Please call me if you have any questions or need additional information.

Sincerely,



Jennifer Roberts

cc: Ms. Rebecca Lidskin

RECEIVED
MAY 06 2010

SUP-38211

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38239 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: WALGREEN CO. - OWNER: ASRV GENERAL WL, LLC, ET AL - Request for a Special Use Permit FOR A 74 SQUARE-FOOT ACCESSORY PACKAGE LIQUOR OFF-SALE WITHIN AN EXISTING 15,120 SQUARE-FOOT RETAIL ESTABLISHMENT at 900 North Rancho Drive (APNs 139-29-201-005 and 139-29-612-003), C-1 (Limited Commercial) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions:

BACKUP DOCUMENTATION:

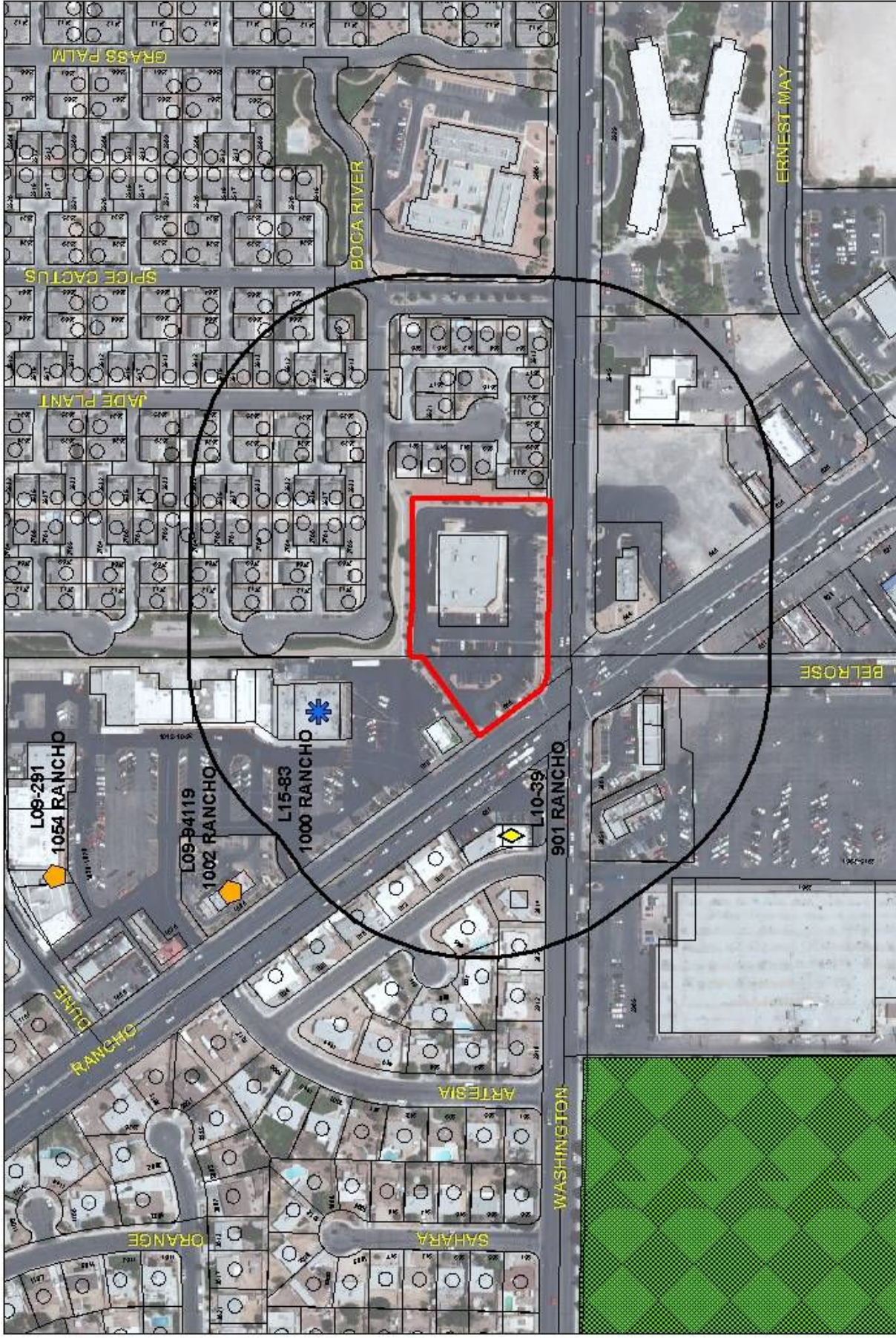
1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter





ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)





SUP-38239

Business Licenses

-  Child Care/Children Facility
-  Beer/Wine/Cooler On Sale
-  Beer/Wine/Cooler Off Sale
-  Beer/Wine/Cooler On-Off Sale
-  Package Liquor Sales
-  Tavern
-  Restaurant Service Bar
-  Supper Club
-  RELIGIOUS
-  CITY PARKS
-  SCHOOLS
-  Subject Property
-  400 foot buffer





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38239** APN: 139-29-201-005, 139-29-612-003

Name of Property Owner: A S R V General W L LLC *ASRV General WL LLC*

Name of Applicant: Walgreen Co.

Name of Representative: Lionel Sawyer & Collins

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: SUNG L. SUI

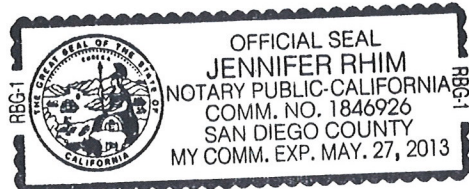
Subscribed and sworn before me

This 4th day of NOV, 2009

Jennifer Rhim *JRh*

Notary Public in and for said County and State

San Diego, California



6425

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: SUP: Retail Establishment with Accessory Package Liquor Off-Sale
 Project Address (Location) 900 North Rancho Drive
 Project Name Walgreens Proposed Use Drug Store (existing)
 Assessor's Parcel #(s) 139-29-201-005, 139-29-612-003 Ward # 5
 General Plan: existing XX proposed _____ Zoning: existing C-1 proposed _____
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres _____ Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER A S R V General W L LLC Contact _____
ASRV General W L LLC
 Address 7935 Entrada Lazanja Phone: (650) 207-3042 Fax: _____
 City San Diego State CA Zip 92127
 E-mail Address none

APPLICANT Walgreen Co. Contact Rebecca Lidskin, Attorney
 Address 104 Wilmot Road, M.S. #1420 Phone: (847) 315-4651 Fax: (847) 315-4825
 City Deerfield State Illinois Zip 60015
 E-mail Address Rebecca.Lidskin@walgreens.com

REPRESENTATIVE Lionel Sawyer & Collins Contact Jennifer Roberts
 Address 300 South Fourth Street #1700 Phone: (702) 383-8946 Fax: (702) 671-2490
 City Las Vegas State Nevada Zip 89101
 E-mail Address jroberts@lionelsawyer.com

Property Owner Signature* [Signature]

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

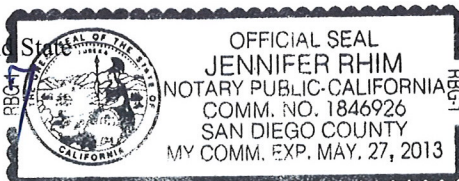
Print Name SUNG L. SUNH

Subscribed and sworn before me

This 4th day of NOV, 2009

[Signature] Jennifer Rhim

San Diego, California
 Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>SUP-38239</u>
Meeting Date:	<u>6/24/10</u>
Total Fee:	<u>1280.00</u>
Date Received:*	<u>5/16/10</u>
Received By:	<u>M. REX</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

WRB Loan #: 41-090511
 Revised 10/27/08

6425

[illegible]

RECEIVED
MAY 10 2010

NO.	DATE	BY	DESCRIPTION	FOOT
REVISIONS CERTIFICATION AND SEAL I HEREBY CERTIFY THAT THIS DRAWING WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND WAS PREPARED BY ME OR A DAY REGISTERED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF CALIFORNIA AND SIGNED BY MY HAND AND SEAL				
STORE NUMBER 09425 PROJECT NAME WALGREENS STORE 900 NORTH RANCHO LAS VEGAS, NV				
LANDSCAPE PLAN - BEER & WINE DRAWING TITLE CADD PLOT: 4525-LA01-IMP.DWG				
DRAWING NO. 1702 x 107 DRAWN BY: B. HESTER				
VOID PLOT: DATE: 11/16/00 SUPERSEDES: REVIEWED BY:				
LA0.1 FOOT				

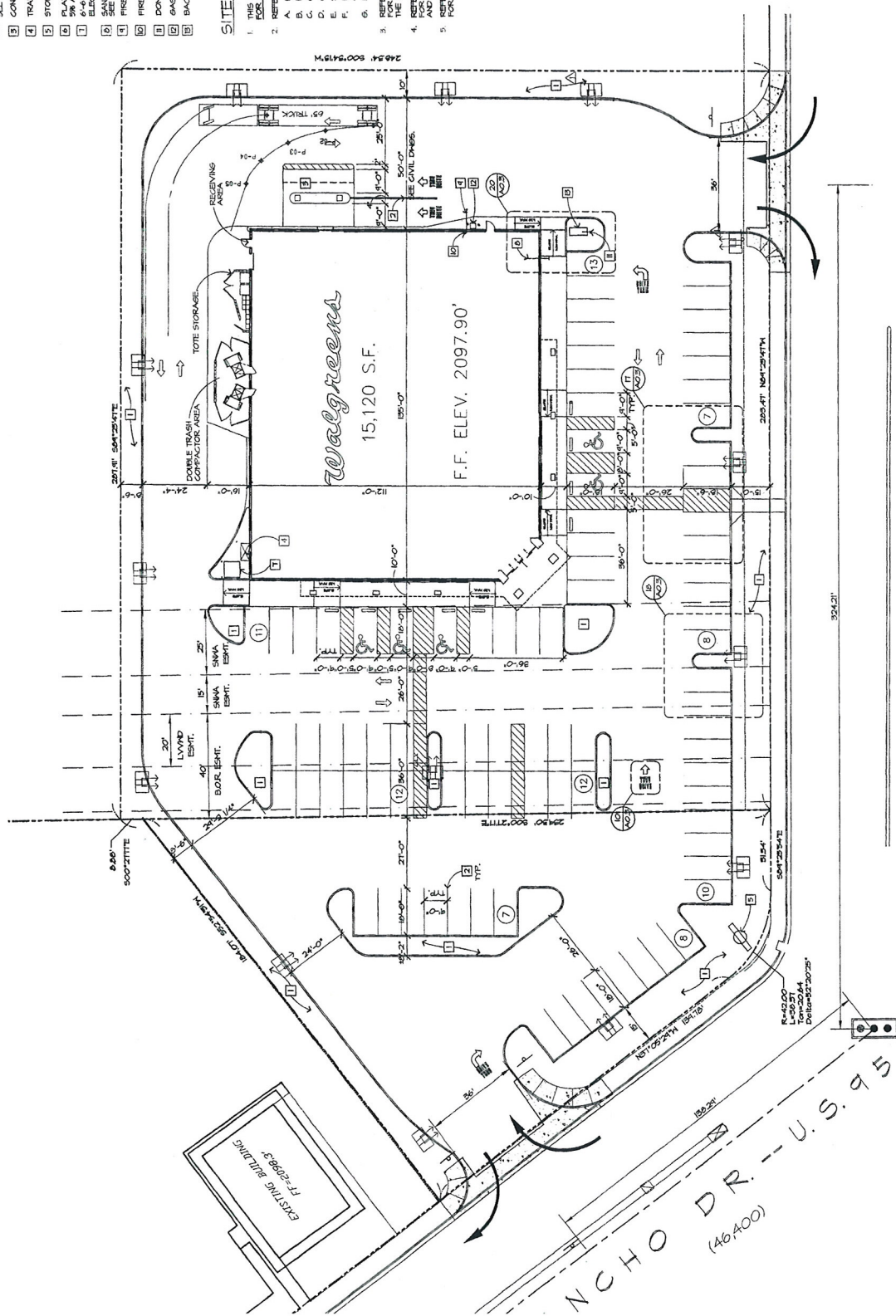
LANDSCAPE PLANTING PLAN

SUP-38239

- | | |
|----|---|
| 1 | LANDSCAPING |
| 2 | 4" ORL STRIPE PAINT STRIPING, TYP. |
| 3 | SEE DETL. 5/10/2/3. |
| 4 | CONC. DRIVE-THRU PAD, SEE CIVIL Dwg'S. |
| 5 | TRANSFERRED PAD LOCATION PER Nevada POWER ST. |
| 6 | STORE SIGN REFER TO SIGNAGE DWGS. |
| 7 | PLANNED GRADING IS NOT EXPECTED TO EXCEED 5% AT ANY LOCATION. |
| 8 | 6'-0" X 6'-0" CONC. PAD, 4" MIN. F.F. FOR |
| 9 | ELECTRIC SERVICE, SEE DETL. 5/10/2/3. |
| 10 | SEE PLUMBING SCHEDULE, POINT OF CONNECTION |
| 11 | SEE PLUMBING SHEETS |
| 12 | FIRE LINE, POINT OF CONNECTION |
| 13 | FIRE SPRINKLER RISER. |
| 14 | DOMESTIC WATER, POINT OF CONNECTION |
| 15 | GAS METER |
| 16 | BACK-FLOW PREVENTER, SEE PLUMBING PLANS |

SITE PLAN GENERAL NOTES:

1. THE ARCHITECTURAL SITE PLAN IS PROVIDED FOR REFERENCE ONLY.
2. REFER TO THE CIVIL DRAWINGS FOR:
 - A. PROPERTY PERITS AND BOUNDS
 - B. HORIZONTAL, CONTIGUAL, DIVISIONS
 - C. GRADING ELEVATIONS
 - D. OFFSITE IMPROVEMENTS
 - E. UTILITIES
 - F. PAVING AND STRIPINGS, NOT REFERENCED TO ARCHITECTURAL DETAILS.
 - G. EASEMENTS AND DEDICATIONS.
3. REFER TO A-22 HANDBOOK PLAN FOR THE BUILDINGS AND PAVING ADJACENT TO THE BUILDINGS.
4. REFER TO E-01 ELECTRICAL, SITE PLAN FOR SITE LIGHTING, POWER AND SERVICE ENTRANCE AND FOR TELEPHONE ENCLOSURES.
5. REFER TO E-02 MECHANICAL, SITE PLAN FOR MECHANICAL PLANTING, INSULATION, DETAILS



WASHINGTON AVE.
(16,205)



DECLINE
MAY 10 2010

MAY 10 2010

SUP-38239

NO.	DATE	BY	REVISIONS	DESCRIPTION
CERTIFICATION AND SEAL				
I HEREBY CERTIFY THAT THIS PLAN AND SPECIFICATION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A LICENSED ARCHITECT OR ENGINEER UNDER THE LAWS OF THE STATE OF NEVADA AS SIGNIFIED BY MY HAND AND SEAL.				

STORE NUMBER 06425	PROJECT NAME
	WALGREENS STORE 900 RANCHO ROAD LAS VEGAS, NV

DRAWING TITLE SITE PLAN - BEER & WINE	CADD PLOT: 16425-A01-BW-19NOV09	SCALE: 1/4"=1'-0"	DRAWN BY: B. HESTER	DATE: 11/19/09	REVIEWED BY:	OF
	VOID PLOT:					
	SUPERSEDES PLAN DATED:					

LIONEL SAWYER & COLLINS

ATTORNEYS AT LAW

1700 BANK OF AMERICA PLAZA

300 SOUTH FOURTH STREET

LAS VEGAS, NEVADA 89101

(702) 383-8888

FAX (702) 383-8845

lsc@lionelsawyer.com

www.lionelsawyer.com

May 14, 2010

SAMUEL S. LIONEL
GRANT SAWYER
(1918-1996)

JON R. COLLINS
(1923-1987)

RICHARD H. BRYAN
JEFFREY P. ZUCKER
PAUL R. HEJMANOWSKI
ROBERT D. FAISS
DAVID N. FREDERICK
RODNEY M. JEAN
HARVEY WHITTEMORE
TODD TOUTON
CAM FERENBACH
LYNDA S. MABRY
MARK H. GOLDSTEIN
KIRBY J. SMITH
COLLEEN A. DOLAN
JENNIFER A. SMITH
DAN R. REASER
PAUL E. LARSEN
ALLEN J. WILT

LYNN S. FULSTONE
RORY J. REID
DAN C. MCGUIRE
JOHN E. DAWSON
FRED D. "PETE" GIBSON, III
CHARLES H. McCREA JR.
GREGORY E. SMITH
MALANI L. KOTCHKA
LESLIE BRYAN HART
CRAIG E. ETEM
TODD E. KENNEDY
MATTHEW E. WATSON
SHAWN M. ELICEGUI
JOHN M. NAYLOR
WILLIAM J. McKEAN
ELIZABETH BRICKFIELD
GREGORY R. GEMIGNANI
LINDA M. BULLEN
LAURA J. THALACKER
DOREEN SPEARS HARTWELL
LAURA K. GRANIER
MAXIMILIANO D. COUVILLIER III

MICHAEL D. KNOX
ERIN FLYNN
JENNIFER ROBERTS
MEREDITH L. STOW
DOUGLAS A. CANNON
RICHARD T. CUNNINGHAM
MATTHEW R. POLICASTRO
JENNIFER J. DiMARZIO
PEARL L. GALLAGHER
CHRISTINE D. SMITH
SUSAN L. MYERS
BRIAN S. PICK
JENNIFER L. BRASTER
LUCAS J. TUCKER
CHRISTOPHER WALTHER

KEVIN J. HEJMANOWSKI
KETAN D. BHIRUD
LAUREN D. CALVERT
ROBERT W. HERNQUIST
CHRISTIAN HALE
TIMOTHY R. MULLINER
COURTNEY MILLER O'MARA
BRIAN H. SCHUSTERMAN
MOHAMED A. IQBAL, JR.
KELLY R. KICHLINE
MARK J. GARDBERG
ELIZABETH A. HIGH
JAMES B. GIBSON
GREG J. CARLSON
ABIGAYLE F. DANG

OF COUNSEL
A. WILLIAM MAUPIN
RICHARD J. MORGAN*
ELLEN WHITTEMORE
CHRISTOPHER MATHEWS
MARK A. CLAYTON

*ADMITTED IN CA ONLY
WRITER'S DIRECT DIAL NUMBER:
(702)-383-8946
jroberts@lionelsawyer.com

VIA HAND DELIVERY

Planning and Development Department
City of Las Vegas
Development Services Center
731 South Fourth Street
Las Vegas, Nevada 89101

RECEIVED
MAY 14 2010

RE: *Application for Special Use Permit*

To Whom It May Concern:

I am writing on behalf of Walgreen Co. in support of the application for a special use permit for the addition of 74 square feet of accessory "off-sale" packaged beer, wine, and liquor at the premises of Walgreens at 900 North Rancho Drive. The location is currently operating and licensed as a drug store.

This location is zoned C-1, Limited Commercial. The proposed sale of packaged liquor will not adversely affect surrounding properties, as this store is intersected by two major thoroughfares – Rancho and Washington – and there are many commercial uses near the location. There are also other businesses in the general area that sale alcohol, so the proposed use would not be unique to the area. The location also currently complies with all other requirements pursuant to the City of Las Vegas Municipal Code.

With this special use permit, Walgreens will remain competitive with similar businesses by offering patrons the option to purchase packaged beer, wine, or liquor for consumption off-premises. Since this use is commonly found at similar drug and retail grocery stores in Las Vegas, there would be no variable impact on other businesses by allowing Walgreens to sell alcohol for the convenience of its customers.

SUP-38239

RENO OFFICE: 1100 BANK OF AMERICA PLAZA, 50 WEST LIBERTY STREET • RENO, NEVADA 89501 • (775) 788-8666 • FAX (775) 788-8682

CARSON CITY OFFICE: 410 SOUTH CARSON STREET • CARSON CITY, NEVADA 89701 • (775) 841-2115 • FAX (775) 841-2116

WASHINGTON, DC OFFICE: 101 CONSTITUTION AVENUE NW, SUITE 800 • WASHINGTON, DC 20001 • (202) 742-4241 • FAX (202) 742-4242

REVISED

Planning and Development Department
May 14, 2010
Page 2

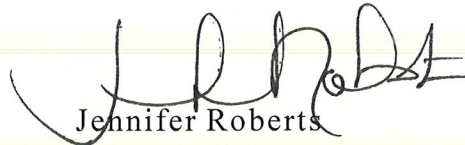
Walgreens will continue to maintain its high-level standard of operations, and the design, hours of operation, traffic generation, lighting, and noise at this location will remain unchanged with the issuance of a special use permit to allow for accessory packaged beer, wine, and liquor sales. Additionally, the 74 square foot space devoted to packaged beer, wine, and liquor sales is less than 1% of the overall retail floor area.

Furthermore, Walgreen Co. is a well-established national company with shares traded on the New York Stock Exchange. The company has over 60 stores in southern Nevada that maintain a low impact on neighboring properties.

As Walgreens is currently operating and the addition of packaged beer, wine, and liquor for sale is compatible with the surrounding area, we respectfully request a special use permit for the addition of 74 square feet of accessory "off-sale" packaged beer, wine, and liquor sales.

Please call me if you have any questions or need additional information.

Sincerely,



Jennifer Roberts

cc: Ms. Rebecca Lidskin

RECEIVED
MAY 14 2010

SUP-38239
REVISED

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38240 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: WALGREEN CO. - OWNER: F. QUENTIN BROWN - Request for a Special Use Permit FOR A 80 SQUARE-FOOT ACCESSORY PACKAGE LIQUOR OFF-SALE WITHIN AN EXISTING 13,905 SQUARE-FOOT RETAIL ESTABLISHMENT at 6101 West Lake Mead Boulevard (APN 138-23-702-003), C-1 (Limited Commercial) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

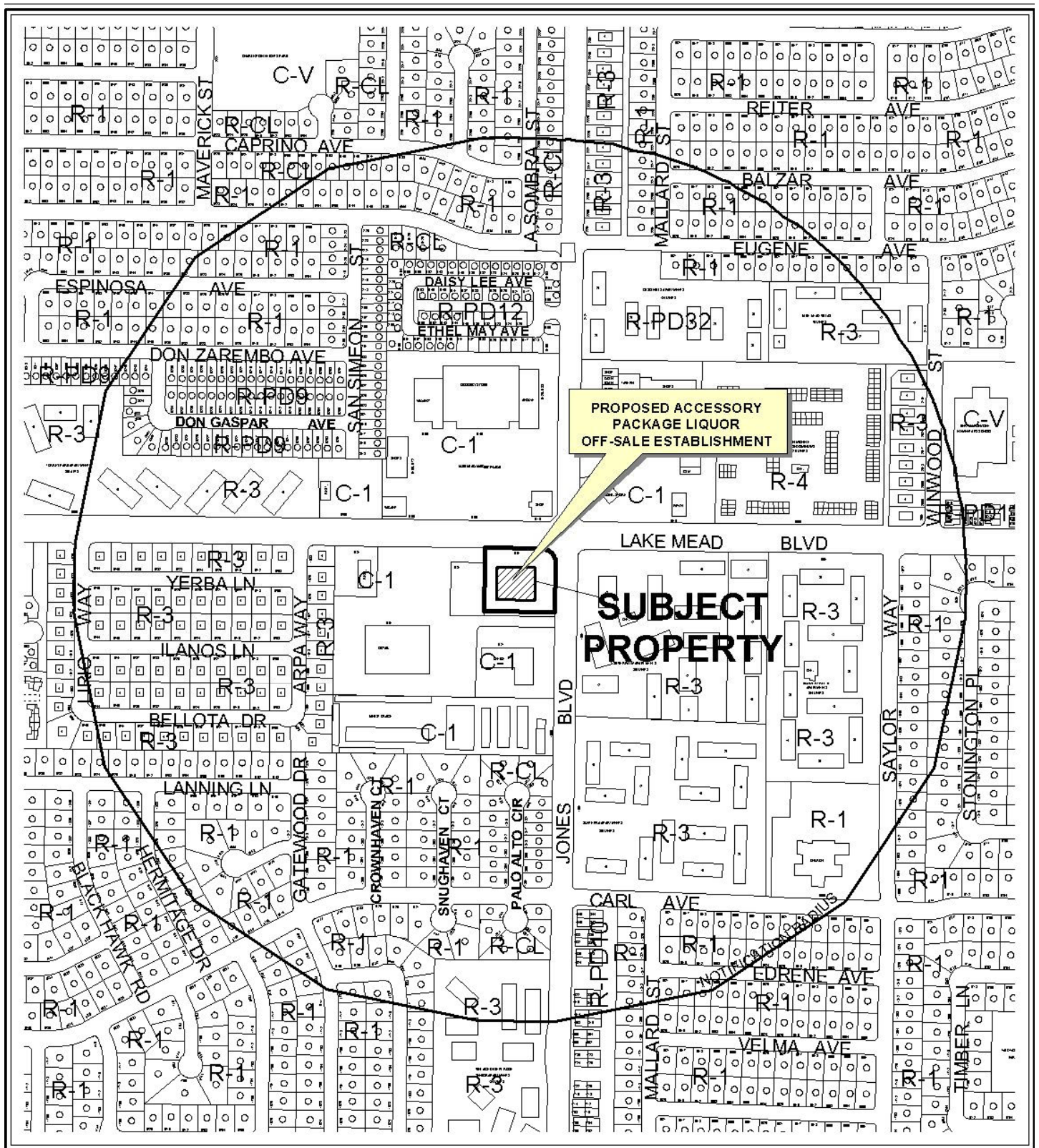
0

RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions:

BACKUP DOCUMENTATION:

1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



CASE: SUP-38240

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)

0 500 1000 Feet





SUP-38240

Business Licenses

- Child Care/
Children Facility
- Beer/Wine/Cooler
On Sale
- Beer/Wine/Cooler
Off Sales

- Beer/Wine/Cooler
On-Off Sale
- Package Liquor
Sales

- Supper Club/
Restaurant Service Bar
- Tavern

- RELIGIOUS
- CITY PARKS
- SCHOOLS

- Subject Property
- 400 foot buffer





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38240** APN: ⁷⁰²⁻⁰⁰³138-23-618-002 *jr*
Name of Property Owner: F. QUENTIN BROWN Sr. F. QUENTIN BROWN Jr. ROSS S. BROWN
Name of Applicant: Walgreen Co.
Name of Representative: Lionel Sawyer & Collins

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: _____

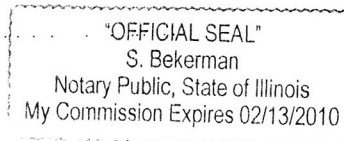
Print Name: _____

F. QUENTIN BROWN
ON BEHALF OF BROWN FAMILY

Subscribed and sworn before me

This 3 day of November, 2009

S. Beck
Notary Public in and for said County and State





PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: SUP: Retail Establishment with Accessory Package Liquor Off-Sale
 Project Address (Location) 6101 West Lake Mead
 Project Name Walgreens Proposed Use Drug Store (existing)
 Assessor's Parcel #(s) 138-23-618-002 ⁷⁰²⁻⁰⁰³ Ward # 5
 General Plan: existing XX proposed _____ Zoning: existing C-1 proposed _____
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres _____ Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER F. Quentin Brown, Sr. F. Quentin Brown, Jr. ^{Ross S. Brown} Contact F. Quentin Brown, Jr.
 Address Brown + Brown Investments P.O. Box 42 Phone: none Fax: none
 City Deerfield State IL Zip 60015
 E-mail Address none

APPLICANT Walgreen Co. Contact Rebecca Lidskin, Attorney
 Address 104 Wilnot Road, M.S. #1420 Phone: (847) 315-4651 Fax: (847) 315-4825
 City Deerfield State Illinois Zip 60015
 E-mail Address Rebecca.Lidskin@walgreens.com

REPRESENTATIVE Lionel Sawyer & Collins Contact Jennifer Roberts
 Address 300 South Fourth Street #1700 Phone: (702) 383-8946 Fax: (702) 671-2490
 City Las Vegas State Nevada Zip 89101
 E-mail Address jroberts@lionelsawyer.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 F. QUENTIN BROWN
ON BEHALF OF BROWN FAMILY

Subscribed and sworn before me

This 3 day of November, 2009

[Signature]

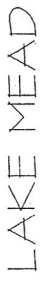
Notary Public in and for said County and State

"OFFICIAL SEAL"
 S. Bekerman
 Notary Public, State of Illinois
 My Commission Expires 02/13/2010

FOR DEPARTMENT USE ONLY

Case #	<u>SUP-38240</u>
Meeting Date:	<u>6/24/2010</u>
Total Fee:	<u>1280</u>
Date Received:*	<u>5/11/10</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.



JONES

Walgreens

[illegible]

STORE NUMBER 03841

DRAWING TITLE
LANDSCAPE PLAN

L1

DWGS.

7

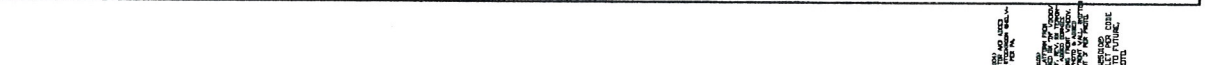
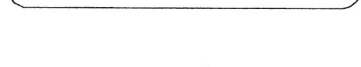
LANDSCAPE PLANTING PLAN

SCALE: 1" = 20'-0"

MAY 10 2010

SUP-38240

GENERAL SALES AREA:
ALL SIGNS AND AISCLE MARKERS @ 10'-6" AFF
11M FSS OTHERWISE NOTED

[illegible][illegible]

2011 BUDGET 11/13/2010 3:14 PM C:\BUDGET\2011\BUDGET.DOC

LIONEL SAWYER & COLLINS

ATTORNEYS AT LAW

1700 BANK OF AMERICA PLAZA
300 SOUTH FOURTH STREET
LAS VEGAS, NEVADA 89101

(702) 383-8888

FAX (702) 383-8845

lsc@lionelsawyer.com

www.lionelsawyer.com

May 14, 2010

SAMUEL S. LIONEL
GRANT SAWYER
(1918-1996)

JON R. COLLINS
(1923-1987)

RICHARD H. BRYAN
JEFFREY P. ZUCKER
PAUL R. HEJMANOWSKI
ROBERT D. FAISS
DAVID N. FREDERICK
RODNEY M. JEAN
HARVEY WHITTEMORE
TODD TOUTON
CAM FERENBACH
LYNDA S. MABRY
MARK H. GOLDSTEIN
KIRBY J. SMITH
COLLEEN A. DOLAN
JENNIFER A. SMITH
DAN R. REASER
PAUL E. LARSEN
ALLEN J. WILT

LYNN S. FULSTONE
RORY J. REID
DAN C. MCGUIRE
JOHN E. DAWSON
FRED D. "PETE" GIBSON, III
CHARLES H. MCCREA JR.
GREGORY E. SMITH
MALANI L. KOTCHKA
LESLIE BRYAN HART
CRAIG E. ETEM
TODD E. KENNEDY
MATTHEW E. WATSON
SHAWN M. ELICEGUI
JOHN M. NAYLOR
WILLIAM J. MCKEAN
ELIZABETH BRICKFIELD
GREGORY R. GEMIGNANI
LINDA M. BULLEN
LAURA J. THALACKER
DOREEN SPEARS HARTWELL
LAURA K. GRANIER
MAXIMILIANO D. COUVILLIER III

MICHAEL D. KNOX
ERIN FLYNN
JENNIFER ROBERTS
MEREDITH L. STOW
DOUGLAS A. CANNON
RICHARD T. CUNNINGHAM
MATTHEW R. POLICASTRO
JENNIFER J. DIMARZIO
PEARL L. GALLAGHER
CHRISTINE D. SMITH
SUSAN L. MYERS
BRIAN S. PICK
JENNIFER L. BRASTER
LUCAS J. TUCKER
CHRISTOPHER WALTHER

KEVIN J. HEJMANOWSKI
KETAN D. BHIRUD
LAUREN D. CALVERT
ROBERT W. HERNQUIST
CHRISTIAN HALE
TIMOTHY R. MULLINER
COURTNEY MILLER O'MARA
BRIAN H. SCHUSTERMAN
MOHAMED A. IQBAL, JR.
KELLY R. KICHLINE
MARK J. GARDBERG
ELIZABETH A. HIGH
JAMES B. GIBSON
GREG J. CARLSON
ABIGAYLE F. DANG

OF COUNSEL
A. WILLIAM MAUPIN
RICHARD J. MORGAN*
ELLEN WHITTEMORE
CHRISTOPHER MATHEWS
MARK A. CLAYTON

*ADMITTED IN CA ONLY
WRITER'S DIRECT DIAL NUMBER:
(702)-383-8946
jroberts@lionelsawyer.com

VIA HAND DELIVERY

Planning and Development Department
City of Las Vegas
Development Services Center
731 South Fourth Street
Las Vegas, Nevada 89101

RE: *Application for Special Use Permit*

To Whom It May Concern:

I am writing on behalf of Walgreen Co. in support of the application for a special use permit for the addition of 79 square feet of accessory "off-sale" packaged beer, wine, and liquor at the premises of Walgreens at 6101 West Lake Mead. The location is currently operating and licensed as a drug store.

This location is zoned C-1, Limited Commercial. The proposed sale of packaged liquor will not adversely affect surrounding properties, as this store is located within a large commercial complex intersected by two major thoroughfares and there are multiple commercial uses in the area. In addition, the nearest residential is adequately buffered because the Walgreens is located at the farthest corner of the parcel at the intersections of Lake Mead and Jones. There are also other businesses in the general area that sale alcohol, so the proposed use would not be unique to the area. The site also currently complies with all other requirements pursuant to the City of Las Vegas Municipal Code.

With this special use permit, Walgreens will remain competitive with similar businesses by offering patrons the option to purchase packaged beer, wine, or liquor for consumption off-premises. Since this use is commonly found at similar drug and

SUP-38240
REVISED

RENO OFFICE: 1100 BANK OF AMERICA PLAZA, 50 WEST LIBERTY STREET • RENO, NEVADA 89501 • (775) 786-0066 • FAX (775) 786-8082

CARSON CITY OFFICE: 410 SOUTH CARSON STREET • CARSON CITY, NEVADA 89701 • (775) 841-2115 • FAX (775) 841-2116

WASHINGTON, DC OFFICE: 101 CONSTITUTION AVENUE NW, SUITE 800 • WASHINGTON, DC 20001 • (202) 742-4000 • FAX (202) 742-4265

Planning and Development Department
May 14, 2010
Page 2

retail grocery stores in Las Vegas, there would be no variable impact on other businesses by allowing Walgreens to sell alcohol for the convenience of its customers.

Walgreens will continue to maintain its high-level standard of operations, and the design, hours of operation, traffic generation, lighting, and noise at this location will remain unchanged with the issuance of a special use permit to allow for accessory packaged beer, wine, and liquor sales. Additionally, the 79 square foot space devoted to packaged beer, wine, and liquor sales is less than 1% of the overall retail floor area.

Furthermore, Walgreen Co. is a well-established national company with shares traded on the New York Stock Exchange. The company has over 60 stores in southern Nevada that maintain a low impact on neighboring properties.

As Walgreens is currently operating and the addition of packaged beer, wine, and liquor for sale is compatible with the surrounding area, we respectfully request a special use permit for the addition of 79 square feet of accessory "off-sale" packaged beer, wine, and liquor sales.

Please call me if you have any questions or need additional information.

Sincerely,



Jennifer Roberts

cc: Ms. Rebecca Lidskin

RECEIVED
MAY 14 2010

SUP-38240
REVISED

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

ZON-38056 - REZONING - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SCHOOL BOARD OF TRUSTEES - Request for a Rezoning FROM: R-1 (SINGLE-FAMILY RESIDENTIAL) TO: C-V (CIVIC) on 10.21 acres at 6333 Fargo Avenue (APN 138-26-702-001), Ward 1 (Tarkanian). Staff recommends APPROVAL.

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

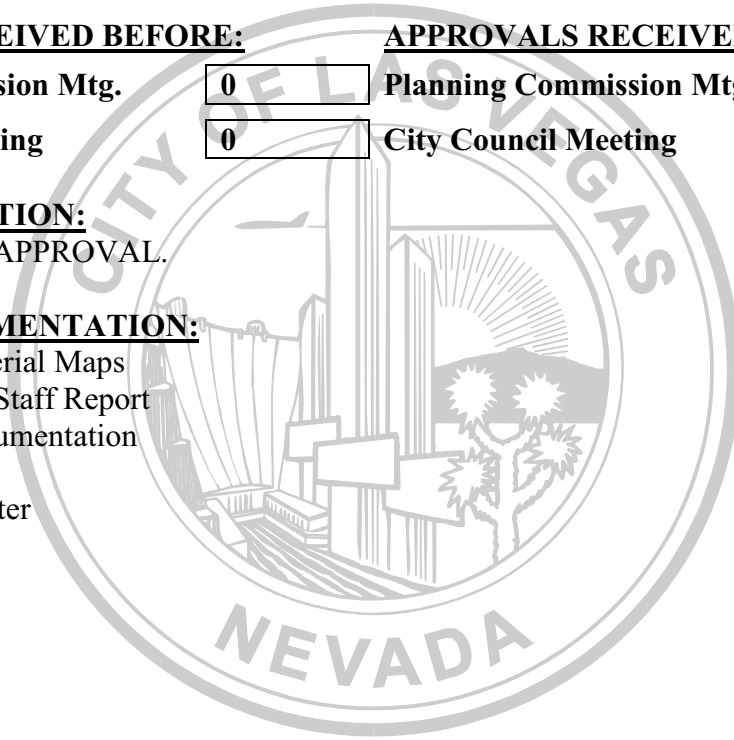
0

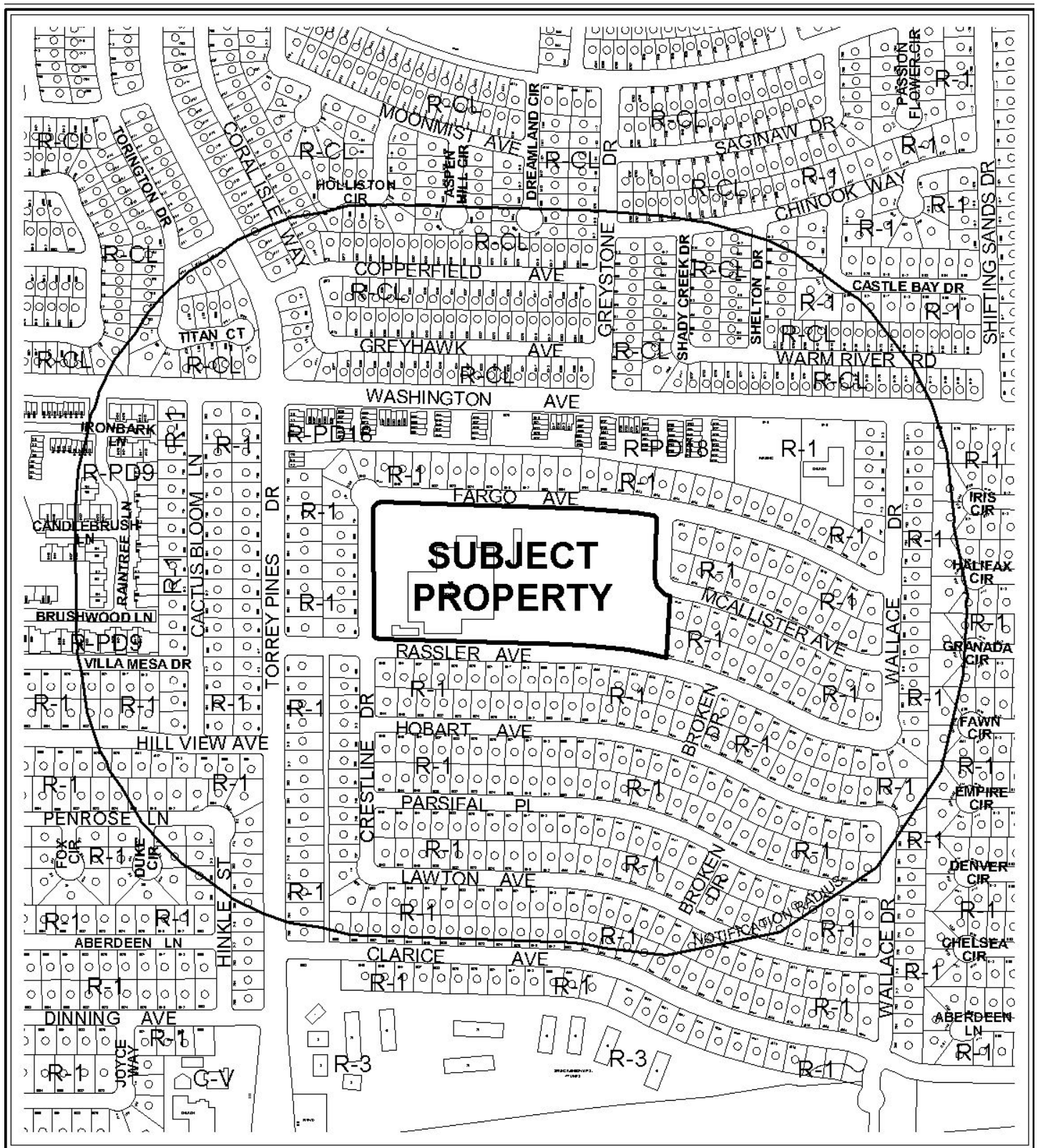
RECOMMENDATION:

Staff recommends APPROVAL.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter





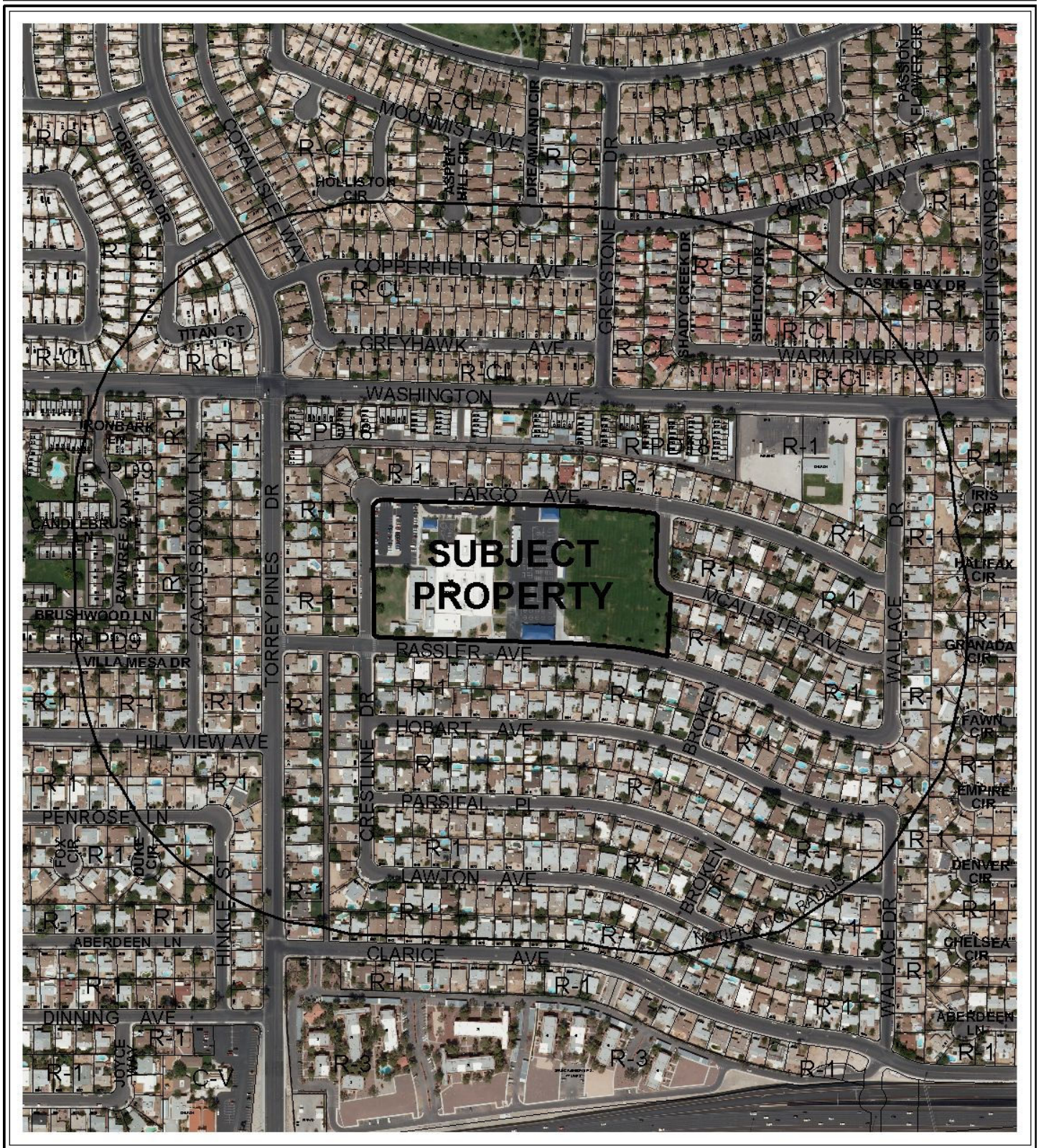
CASE: ZON-38056

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-1 (SINGLE FAMILY RESIDENTIAL)

PROPOSED ZONING OF SUBJECT PROPERTY: C-V (CIVIC)





CASE: ZON-38056

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-1 (SINGLE FAMILY RESIDENTIAL)

PROPOSED ZONING OF SUBJECT PROPERTY: C-V (CIVIC)





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **ZON-38056** APN: 138-26-702-001

Name of Property Owner: Clark County School District

Name of Applicant: City of Las Vegas

Name of Representative: Andy Reed

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: _____

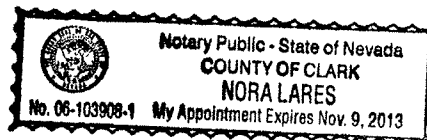
Signature of ^{REPRESENTATIVE}Property Owner: Andrew P. Reed

Print Name: Andrew P. Reed

Subscribed and sworn before me

This 11th day of May, 2010

Nora Lares
Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Rezoning
 Project Address (Location) 6333 Fargo Avenue
 Project Name Vail Pittman Elementary School Proposed Use No Change
 Assessor's Parcel #(s) 138-26-702-001 Ward # 1
 General Plan: existing PF proposed _____ Zoning: existing R-1 proposed C-V
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres 10.21 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER Clark County School District Contact Linda Perri
 Address 2832 E. Flamingo Road Phone: _____ Fax: _____
 City Las Vegas State NV Zip 89121-5205
 E-mail Address _____

APPLICANT City of Las Vegas Contact Andy Reed
 Address 731 South Fourth Street Phone: 229-6882 Fax: _____
 City Las Vegas State NV Zip 89031
 E-mail Address _____

REPRESENTATIVE _____ Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

REPRESENTATIVE

Property Owner Signature*

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

Print Name Andrew P. Reed

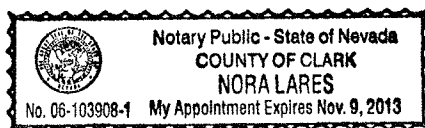
Subscribed and sworn before me

This 11th day of May, 20 10

Nora Jones

Notary Public in and for said County and State

Revised 10/27/08

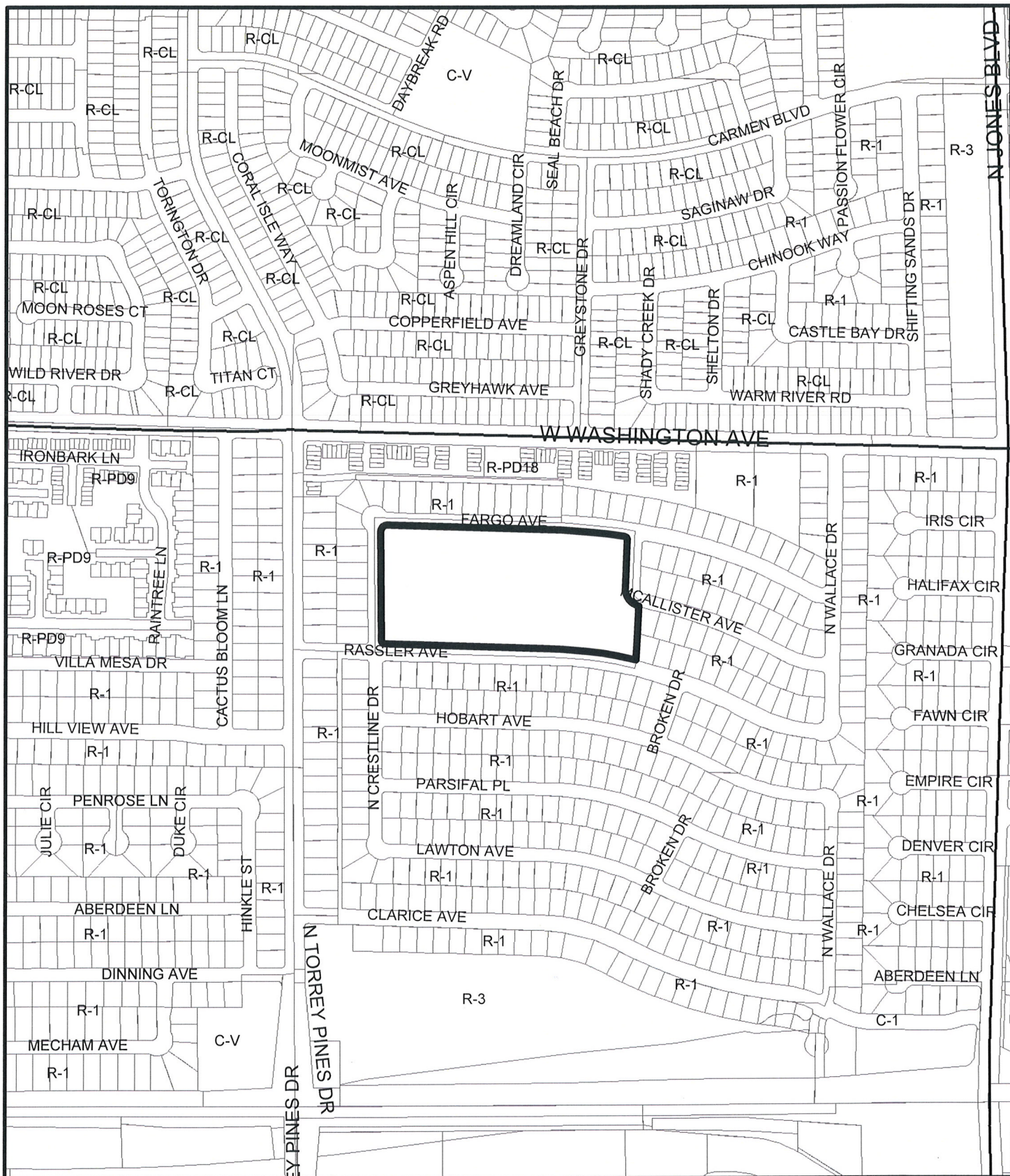


FOR DEPARTMENT USE ONLY

Case #	<u>ZON - 38056</u>
Meeting Date:	<u>6-24-10</u>
Total Fee:	<u>N/A</u>
Date Received:*	
Received By:	<u>A Reed</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



From R-1 to C-V

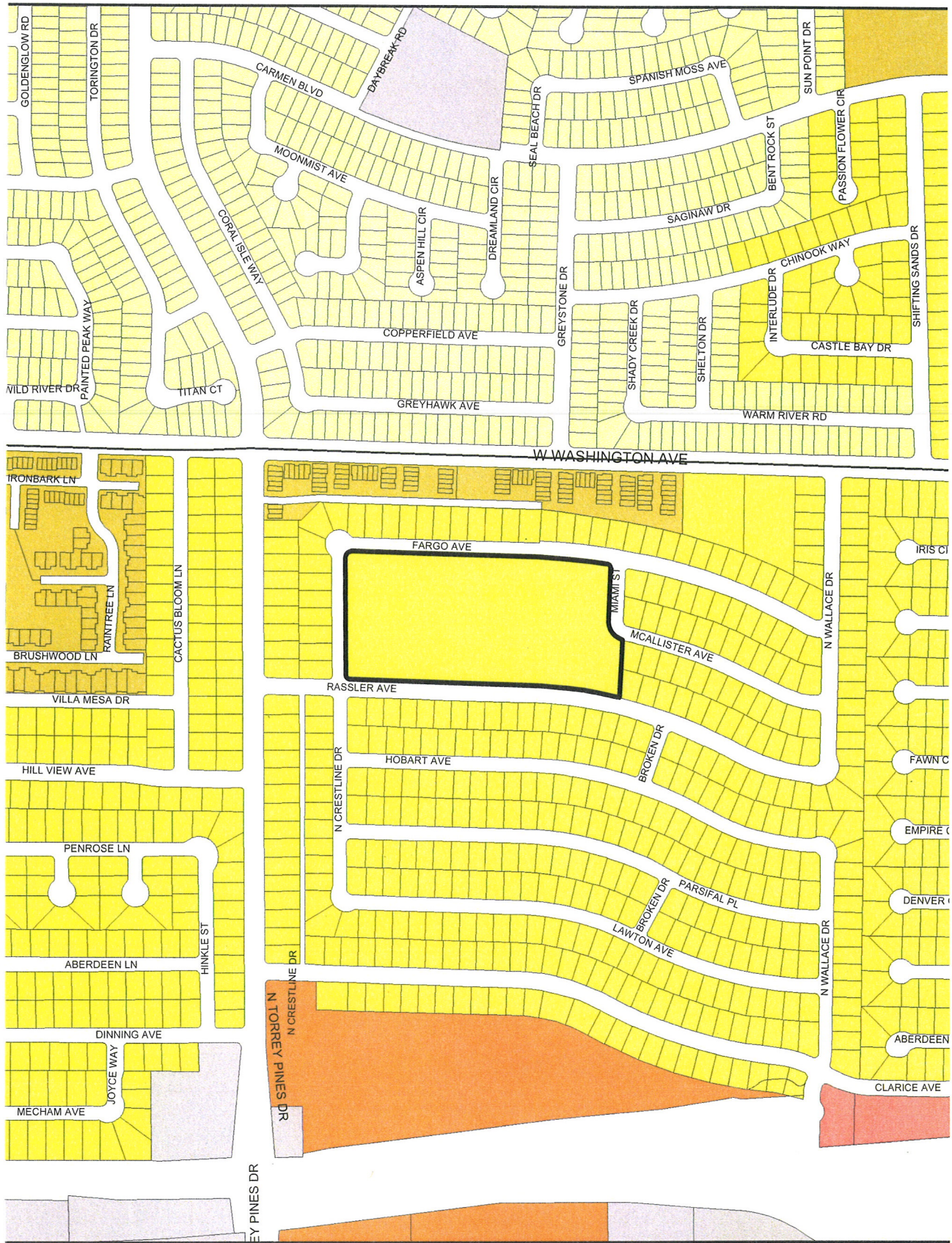
Data Current as of: April 27, 2010

ZON-38056



GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only. Geographic Information System Planning & Development Dept. 702-229-6301





ZONING		U	R-MH	R-MHP	PD
C-V	R-D	R-A	R-CL	P-R	T-D
C-PB	R-PD	R-E	R-2	N-S	TC
P-C	R-1	R-3	R-4	O	C-2
		R-5	C-D	C-M	M
			C-1		

From R-1 To C-V

Data Current as of: April 27, 2010

ZON-38056



GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only. Geographic Information System Planning & Development Dept. 702-229-9301



PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

April 27, 2010

Steve Gebeke
Planning & Development Department
731 S. 4th Street
Las Vegas NV 89101

RE: Application ZON-38056
Assessors Parcel Number 138-26-702-001

Dear Mr. Gebeke:

In regard to this parcel, staff has determined that the existing General Plan designation and zoning classifications are inconsistent. In order to resolve this inconsistency and ensure that future development is compatible with existing development, staff is proposing to change the zoning classification of this site to C-V (Civic). Please call me at 229-6882.

Sincerely,

Andrew P. Reed
Planning Supervisor
City of Las Vegas Planning & Development Department

AR:nl

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow
Stavros S. Anthony

City Manager
Elizabeth N. Fretwell



07101-001-06-09

ZON-38056

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

ZON-38057 - REZONING - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SCHOOL BOARD OF TRUSTEES - Request for a Rezoning FROM: R-1 (SINGLE-FAMILY RESIDENTIAL) TO: C-V (CIVIC) on 10.10 acres at 7101 Pinedale Avenue (APN 138-34-202-001), Ward 1 (Tarkanian). Staff recommends APPROVAL.

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

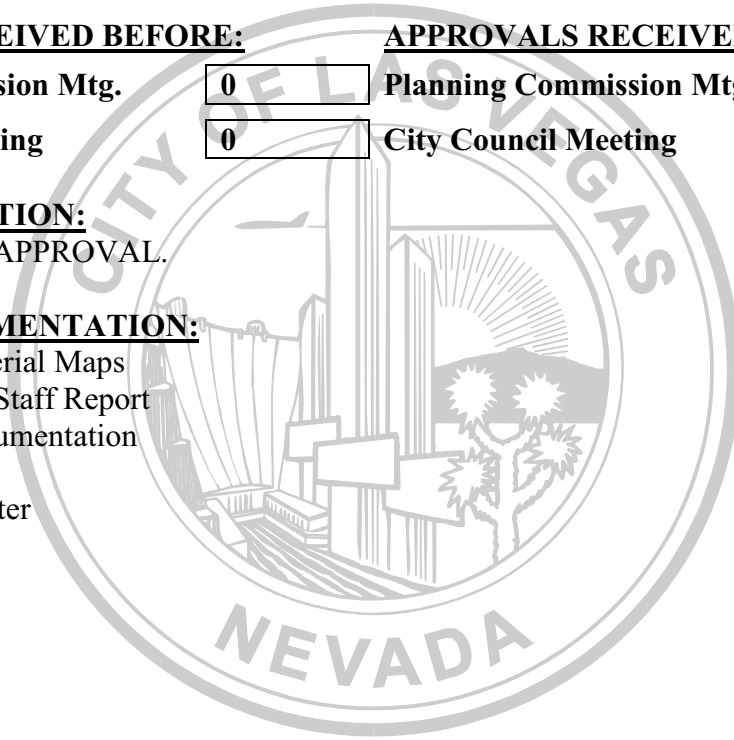
0

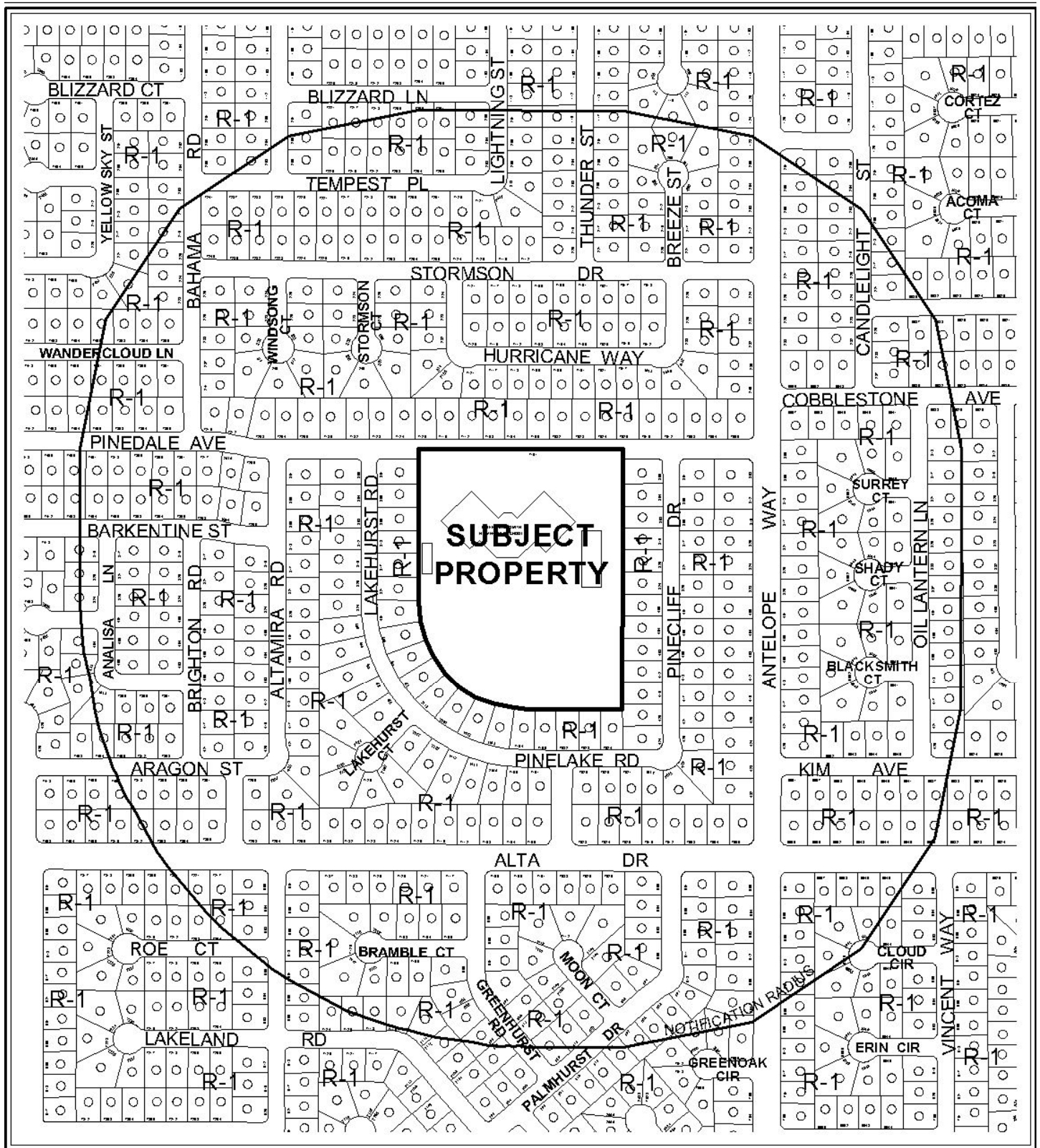
RECOMMENDATION:

Staff recommends APPROVAL.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter





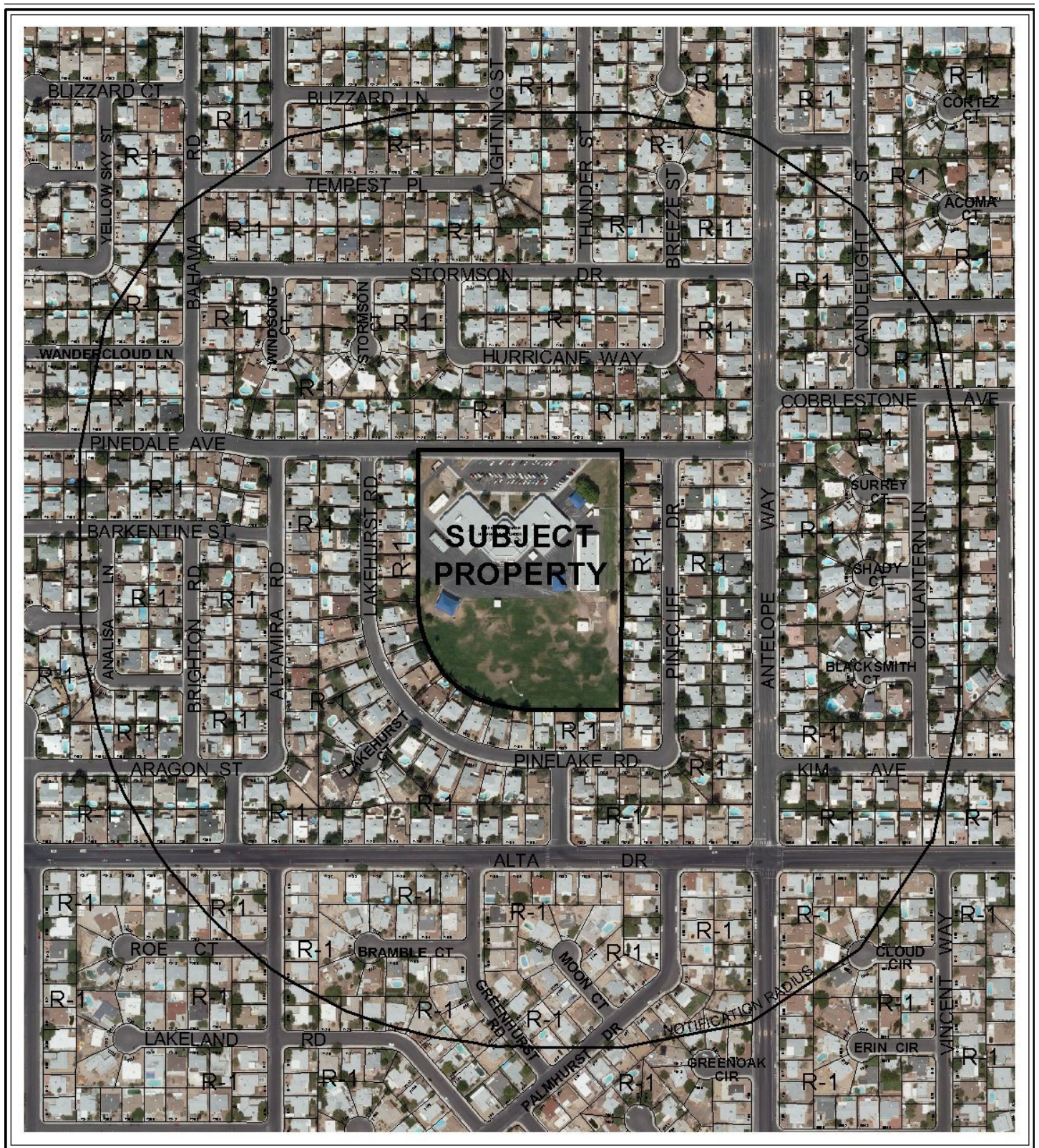
CASE: ZON-38057

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-1 (SINGLE FAMILY RESIDENTIAL)

PROPOSED ZONING OF SUBJECT PROPERTY: C-V (CIVIC)





CASE: ZON-38057

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-1 (SINGLE FAMILY RESIDENTIAL)

PROPOSED ZONING OF SUBJECT PROPERTY: C-V (CIVIC)





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **ZON-38057** APN: 138-24-202-001

Name of Property Owner: Clark County School District

Name of Applicant: City of Las Vegas

Name of Representative: Andy Reed

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: _____

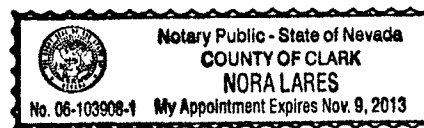
Signature of ^{REPRESENTATIVE} Property Owner: _____

Print Name: Andrew P. Reed

Subscribed and sworn before me

This 11th day of May, 20 10

Nora Lares
Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Rezoning
 Project Address (Location) 7101 Pinedale Avenue
 Project Name Helen Marie Smith Elementary School Proposed Use No Change
 Assessor's Parcel #(s) 138-34-202-001 Ward # 1
 General Plan: existing PF proposed _____ Zoning: existing R-1 proposed C-V
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres 10.10 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER Clark County School District Contact Linda Perri
 Address 2832 E. Flamingo Road Phone: _____ Fax: _____
 City Las Vegas State NV Zip 89121-5205
 E-mail Address _____

APPLICANT City of Las Vegas Contact Andy Reed
 Address 731 South Fourth Street Phone: 229-6882 Fax: _____
 City Las Vegas State NV Zip 89031
 E-mail Address _____

REPRESENTATIVE _____ Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

REPRESENTATIVE
 Property Owner Signature*

Andrew P. Reed

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

Print Name Andrew P. Reed

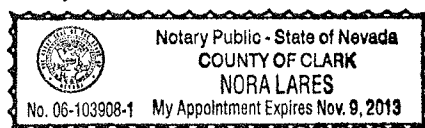
Subscribed and sworn before me

This 11th day of May, 20 10.

Norfares

Notary Public in and for said County and State

Revised 10/27/08

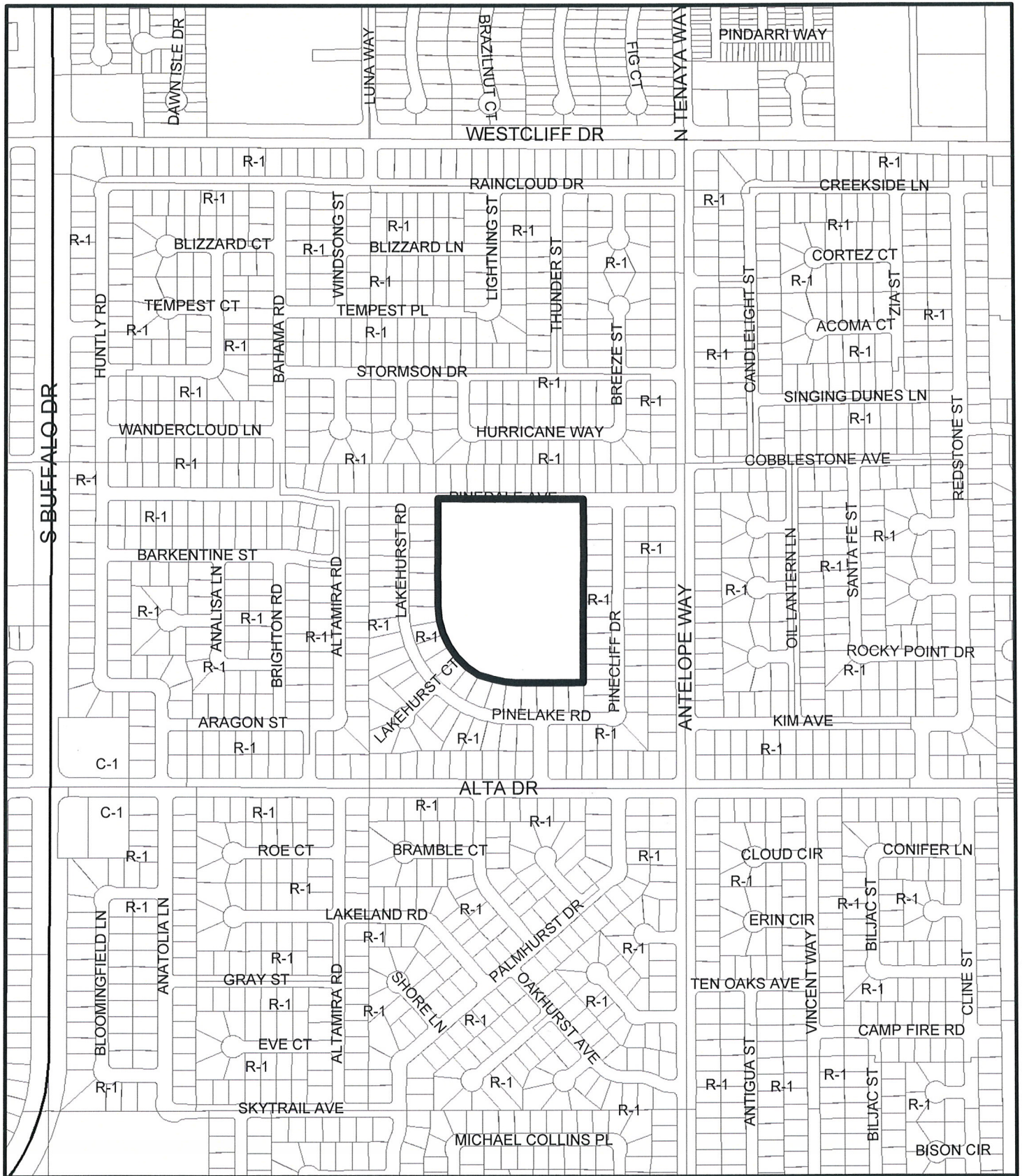


FOR DEPARTMENT USE ONLY

Case #	<u>38057</u>
Meeting Date:	<u>6-24-10</u>
Total Fee:	<u>N/A</u>
Date Received:*	
Received By:	<i>Andy Reed</i>

*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



From R-1 to C-V

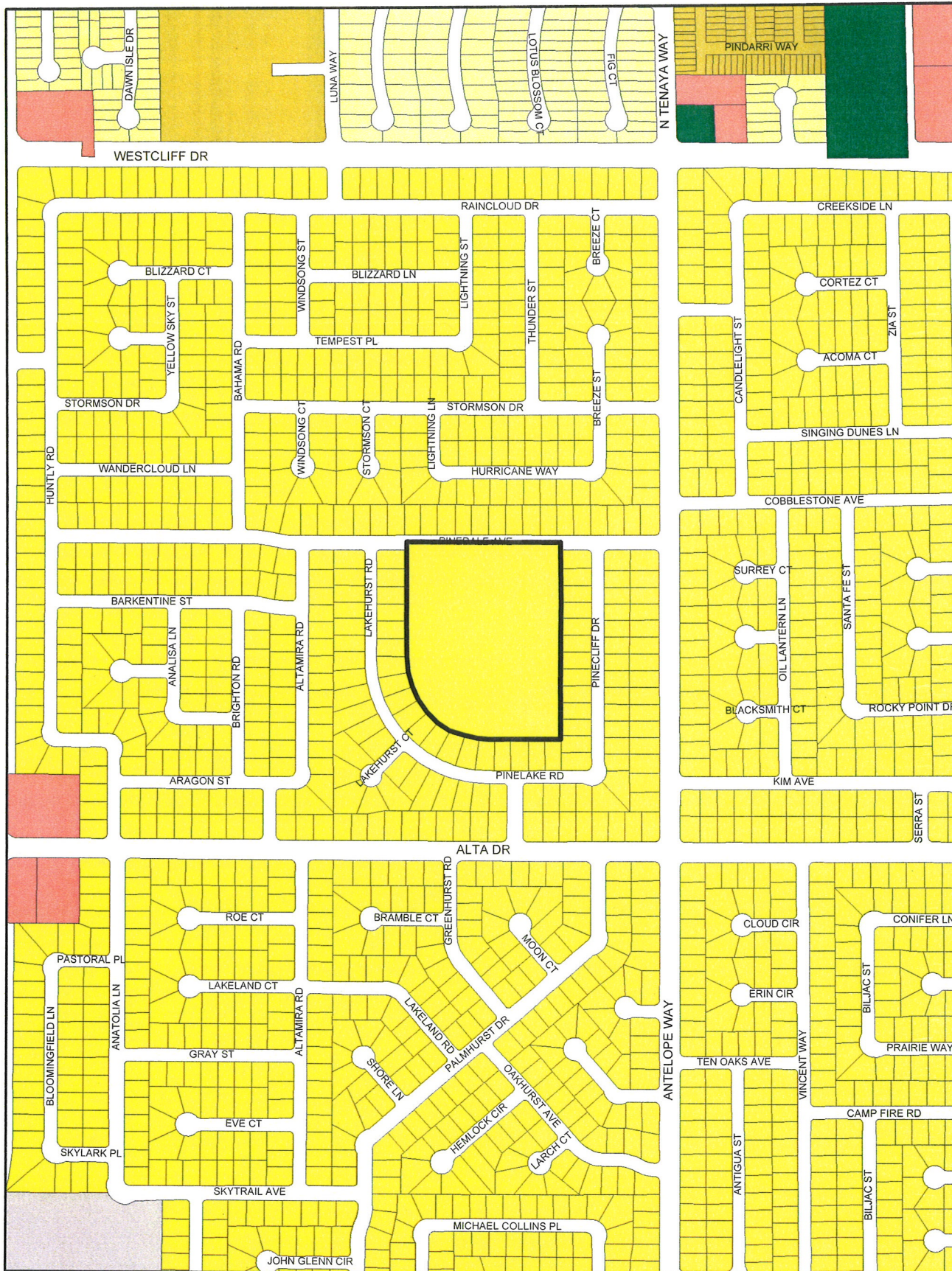
Data Current as of: April 27, 2010

ZON-38057



GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only. Geographic Information System Planning & Development Dept. 702-229-6301





ZONING

C-V

C-PB

P-C

U

R-A

R-E

R-D

R-PD

R-1

R-MH

R-CL

R-2

R-3

R-4

R-5

R-MHP

P-R

N-S

O

C-D

C-1

PD

T-D

TC

C-2

C-M

M

From R-1 To C-V

Data Current as of: April 27, 2010

ZON-38057



GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only. Geographic Information System Planning & Development Dept. 702-229-6301





DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

April 27, 2010

Steve Gebeke
Planning & Development Department
731 S. 4th Street
Las Vegas NV 89101

RE: Application ZON-38057
Assessors Parcel Number 138-34-202-001

Dear Mr. Gebeke:

In regard to this parcel, staff has determined that the existing General Plan designation and zoning classifications are inconsistent. In order to resolve this inconsistency and ensure that future development is compatible with existing development, staff is proposing to change the zoning classification of this site to C-V (Civic). Please call me at 229-6882.

Sincerely,

Andrew P. Reed
Planning Supervisor
City of Las Vegas Planning & Development Department

AR:nl

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow
Stavros S. Anthony
City Manager
Elizabeth N. Fretwell



07101-001-06-09

ZON-38057

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

ZON-38058 - REZONING - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SCHOOL BOARD OF TRUSTEES - Request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: C-V (CIVIC) on 17.82 acres at 300 South Torrey Pines Drive (APNs 138-35-111-004 and 138-35-215-001), Ward 1 (Tarkanian). Staff recommends APPROVAL.

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

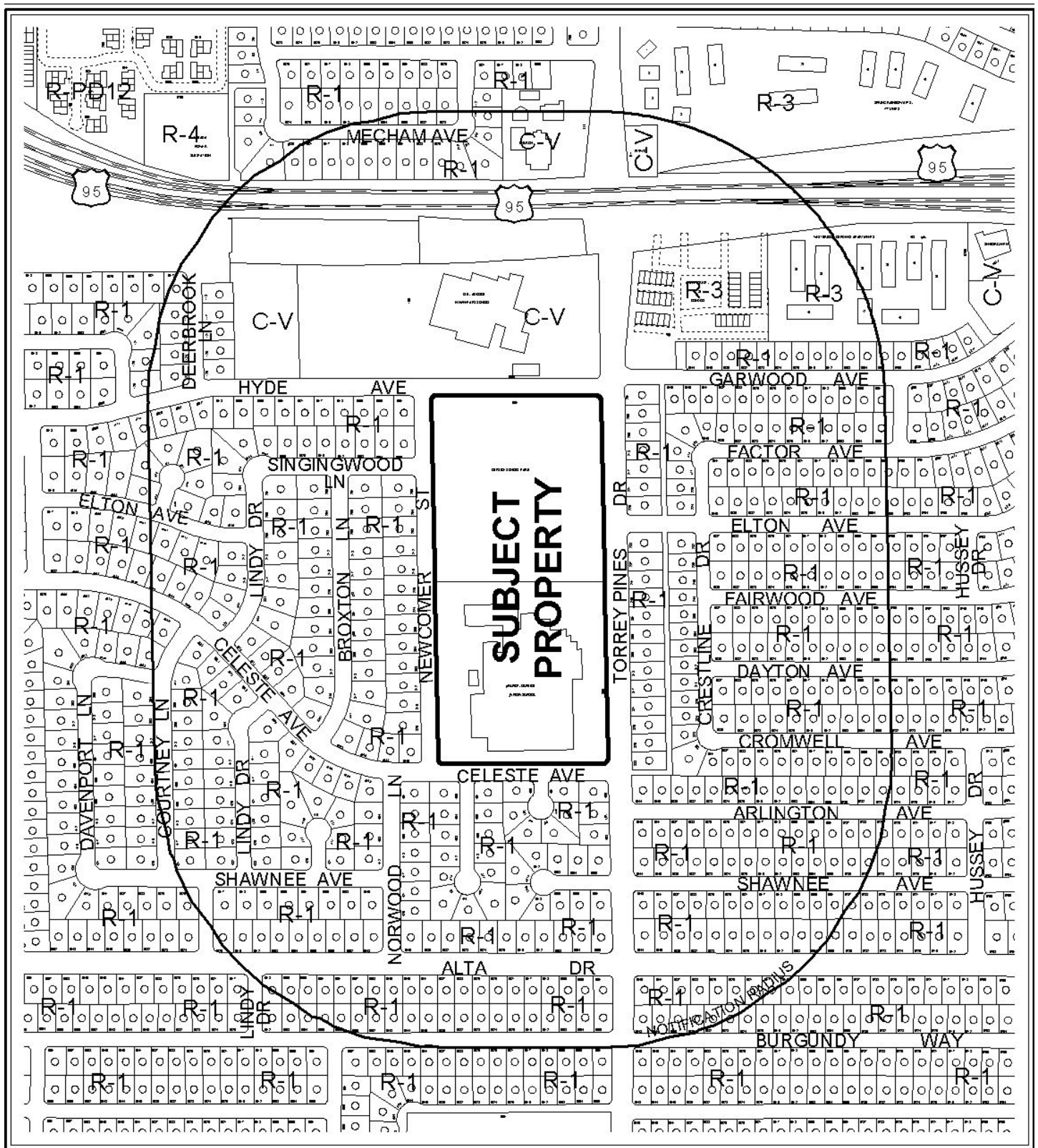
0

RECOMMENDATION:

Staff recommends APPROVAL.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



CASE: ZON-38058

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-E (RESIDENCE ESTATES)

PROPOSED ZONING OF SUBJECT PROPERTY: C-V (CIVIC)





CASE: ZON-38058

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-E (RESIDENCE ESTATES)

PROPOSED ZONING OF SUBJECT PROPERTY: C-V (CIVIC)

0 400 800 Feet





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **ZON-38058** APN: 138-35-111-004 and 138-35-215-001

Name of Property Owner: Clark County School District

Name of Applicant: City of Las Vegas

Name of Representative: Andy Reed

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: _____

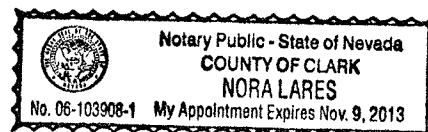
Signature of ^{REPRESENTATIVE} Property Owner: Andrew P. Reed

Print Name: Andrew P. Reed

Subscribed and sworn before me

This 11th day of May, 2010

Nora Lares
Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Rezoning
 Project Address (Location) 300 South Torrey Pines Drive
 Project Name Garside Junior High School Proposed Use No Change
 Assessor's Parcel #(s) 138-35-111-004 and 138-35-215-001 Ward # 1
 General Plan: existing PF proposed _____ Zoning: existing R-E proposed C-V
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres 17.82 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER Clark County School District Contact Linda Perri
 Address 2832 E. Flamingo Road Phone: _____ Fax: _____
 City Las Vegas State NV Zip 89121-5205
 E-mail Address _____

APPLICANT City of Las Vegas Contact Andy Reed
 Address 731 South Fourth Street Phone: 229-6882 Fax: _____
 City Las Vegas State NV Zip 89031
 E-mail Address _____

REPRESENTATIVE _____ Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

REPRESENTATIVE
 Property Owner Signature* Andy P. Reed

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

Print Name Andrew P. Reed

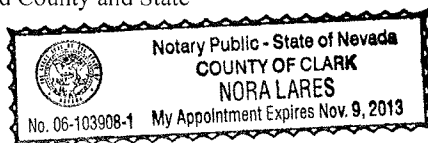
Subscribed and sworn before me

This 11th day of May, 20 10.

Nora Lares

Notary Public in and for said County and State

Revised 10/27/08

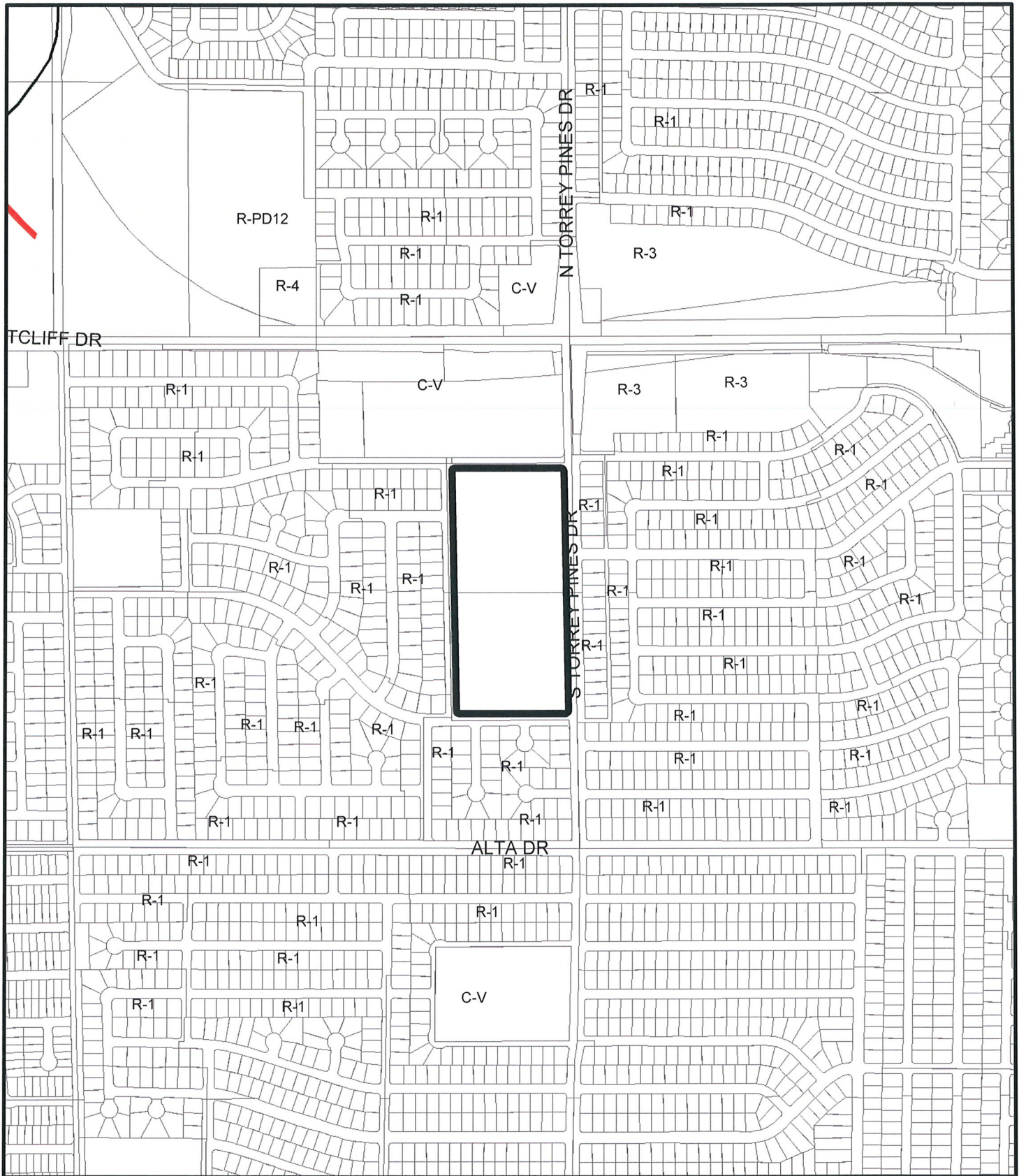


FOR DEPARTMENT USE ONLY

Case #	<u>38058</u>
ZON -	<u>38058</u>
Meeting Date:	<u>6-24-10</u>
Total Fee:	<u>N/A</u>
Date Received:*	
Received By:	<u>A Reed</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



From R-E to C-V

ZON-38058

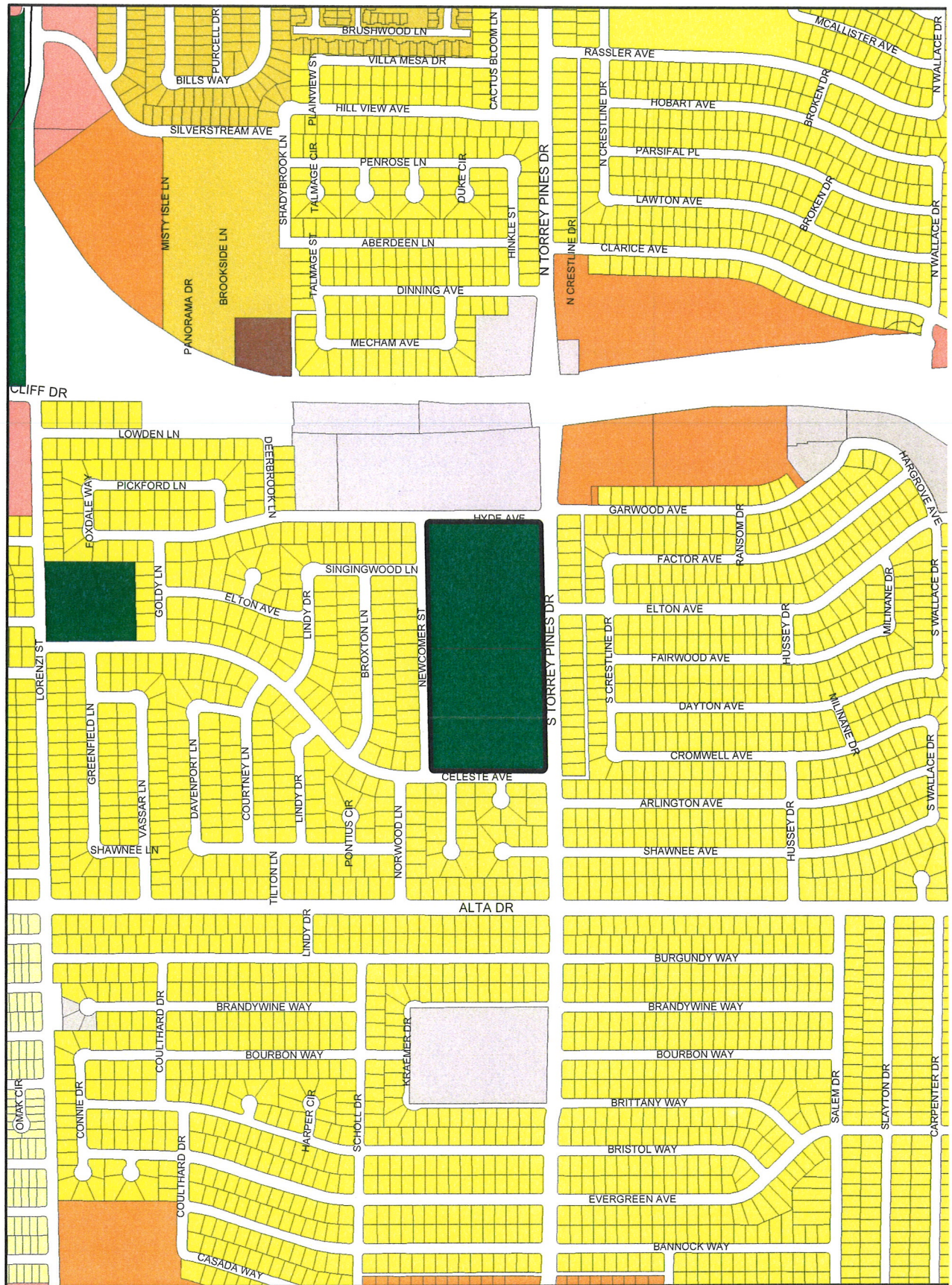
Data Current as of: April 27, 2010



GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only. Geographic Information System Planning & Development Dept. 702-229-6301



ZONING Parcel: 138-35-111-004 and 138-35-215-001



ZONING

	U		R-MH		R-MHP		PD
	R-A		R-CL		P-R		T-D
	R-E		R-2		N-S		TC
	R-D		R-3		O		C-2
	C-PB		R-PD		C-D		C-M
	P-C		R-1		R-4		M
			R-5		C-1		

From R-E to C-V

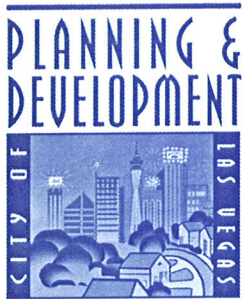
Data Current as of: April 27, 2010

ZON-38058



GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only. Geographic Information System Planning & Development Dept 702-229-6101





DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

April 27, 2010

Steve Gebeke
Planning & Development Department
731 S. 4th Street
Las Vegas NV 89101

RE: Application ZON-38058
Assessors Parcel Numbers 138-35-111-004

Dear Mr. Gebeke:

In regard to this parcel, staff has determined that the existing General Plan designation and zoning classifications are inconsistent. In order to resolve this inconsistency and ensure that future development is compatible with existing development, staff is proposing to change the zoning classification of this site to C-V (Civic). Please call me at 229-6882.

Sincerely,

Andrew P. Reed
Planning Supervisor
City of Las Vegas Planning & Development Department

AR:nl

Mayor
Oscar B. Goodman

City Council
Gary Reese

(Mayor Pro Tem)

Steve Wolfson

Lois Tarkanian

Steven D. Ross

Ricki Y. Barlow

Stavros S. Anthony

City Manager

Elizabeth N. Fretwell



07101-001-06-09

ZON-38058

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

ZON-38059 - REZONING - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SCHOOL BOARD OF TRUSTEES - Request for a Rezoning FROM: R-1 (SINGLE FAMILY RESIDENTIAL) TO: C-V (CIVIC) on 8.83 acres at 1100 Lena Street (APN 139-25-601-002), Ward 3 (Reese). Staff recommends APPROVAL.

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

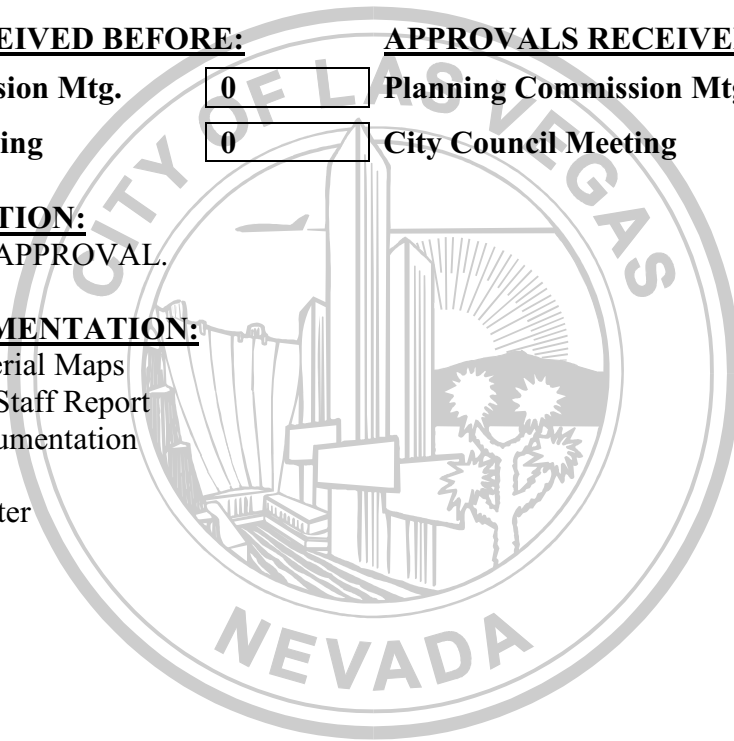
0

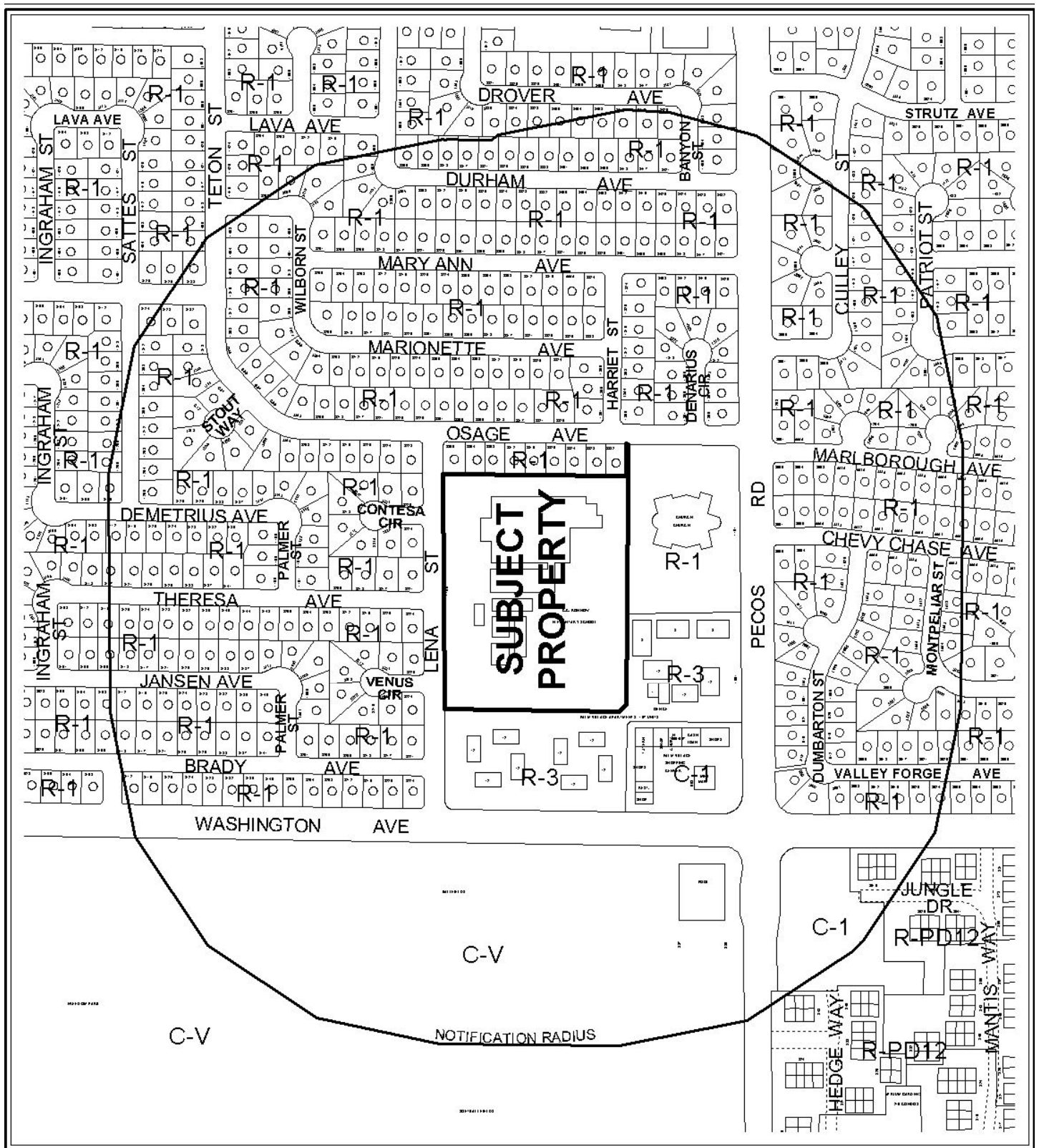
RECOMMENDATION:

Staff recommends APPROVAL.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter





CASE: ZON-38059

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-1 (SINGLE FAMILY RESIDENTIAL)

PROPOSED ZONING OF SUBJECT PROPERTY: C-V (CIVIC)

0 400 800 Feet





CASE: ZON-38059

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-1 (SINGLE FAMILY RESIDENTIAL)

PROPOSED ZONING OF SUBJECT PROPERTY: C-V (CIVIC)

0 400 800 Feet





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **ZON-38059** APN: 139-25-601-002

Name of Property Owner: Clark County School District

Name of Applicant: City of Las Vegas

Name of Representative: Andy Reed

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: _____

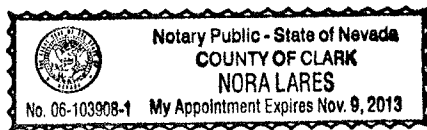
Signature of ^{REPRESENTATIVE} Property Owner: _____

Print Name: Andrew P. Reed

Subscribed and sworn before me

This 11th day of May, 2010

Nora Lares
Notary Public in and for said County and State





PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Rezoning
Project Address (Location) 1100 Lena Street
Project Name C.C. Ronnow Elementary School Proposed Use No Change
Assessor's Parcel #(s) 139-25-601-002 Ward # 3
General Plan: existing PE proposed _____ Zoning: existing R-1 proposed C-V
Commercial Square Footage _____ Floor Area Ratio _____
Gross Acres 8.83 Lots/Units _____ Density _____
Additional Information _____

PROPERTY OWNER Clark County School District Contact Linda Perri
Address 2832 E. Flamingo Road Phone: _____ Fax: _____
City Las Vegas State NV Zip 89121-5205
E-mail Address _____

APPLICANT City of Las Vegas Contact Andy Reed
Address 731 South Fourth Street Phone: 229-6882 Fax: _____
City Las Vegas State NV Zip 89031
E-mail Address _____

REPRESENTATIVE _____ Contact _____
Address _____ Phone: _____ Fax: _____
City _____ State _____ Zip _____
E-mail Address _____

REPRESENTATIVE

Property Owner Signature* Andrew P. Reed

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

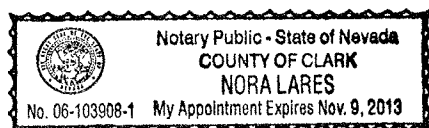
Print Name Andrew P. Reed

Subscribed and sworn before me

This 11th day of May, 2010

Nora Lares

Notary Public in and for said County and State



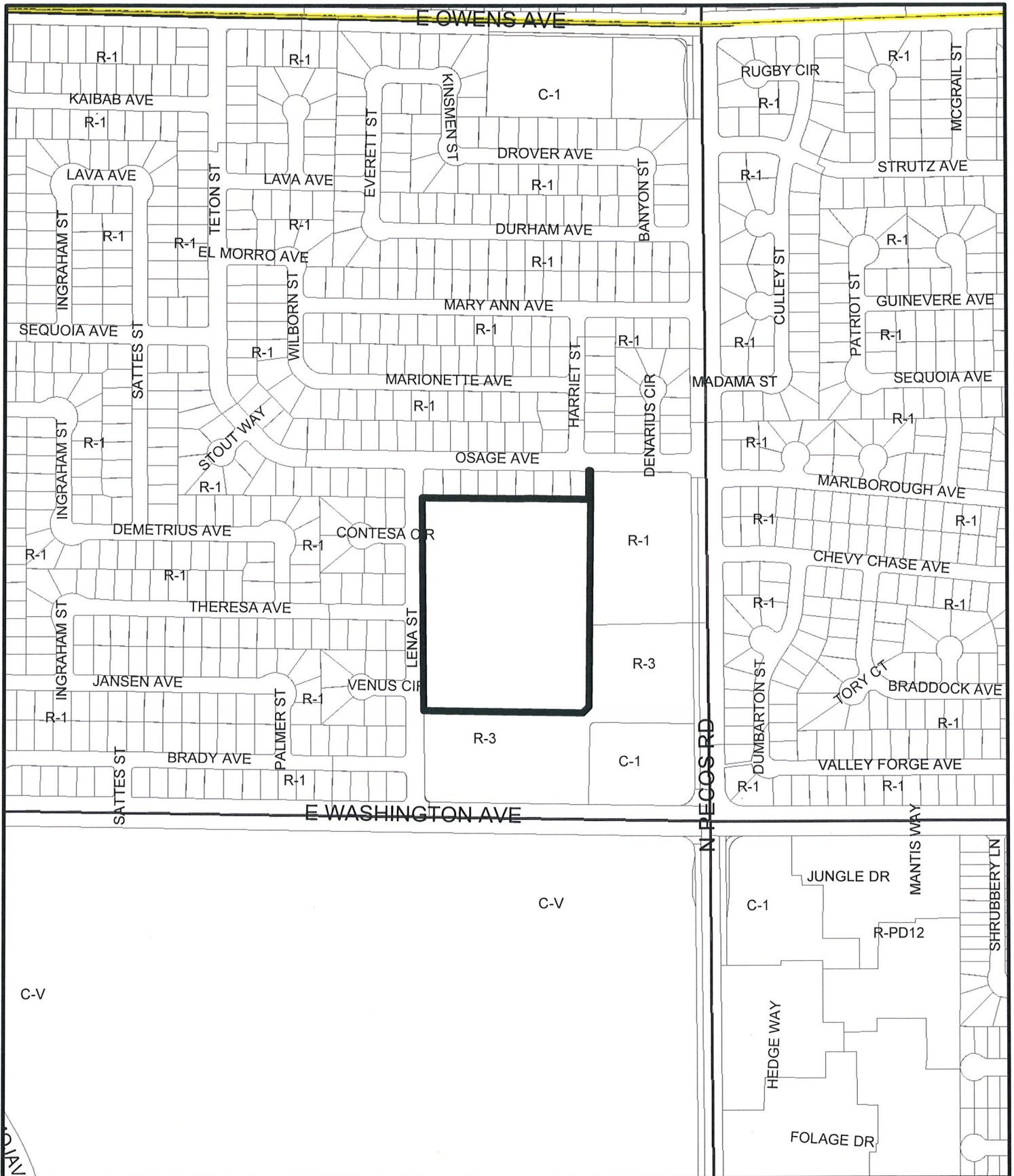
Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>ZON-38059</u>
Meeting Date:	<u>6-24-10</u>
Total Fee:	<u>N/A</u>
Date Received:*	
Received By:	<u>A Reed</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



From R-1to C-V

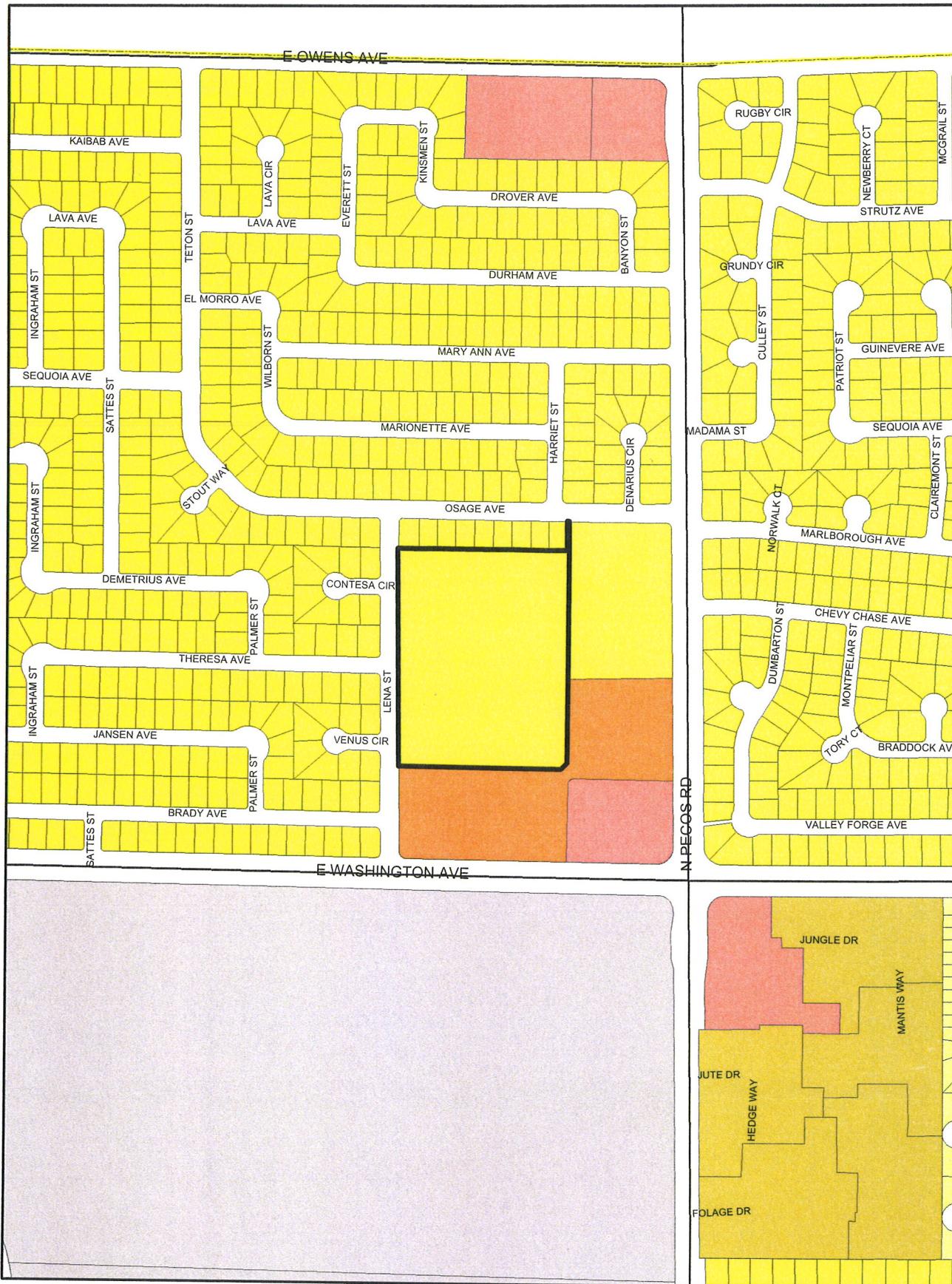
Data Current as of: April 27, 2010

ZON-38059



GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only. Geographic Information System Planning & Development Dept 702-259-6301





ZONING		U	R-MH	R-MHP	PD
		R-A	R-CL	P-R	T-D
		R-E	R-2	N-S	TC
C-V	R-D	R-3	R-4	O	C-2
C-PB	R-PD	R-5	C-D	C-1	C-M
P-C	R-1				M

From R-1to C-V

ZON-38059

Data Current as of: April 27, 2010



GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only. Geographic Information System Planning & Development Dept. 702-229-6501





DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

April 27, 2010

Steve Gebeke
Planning & Development Department
731 S. 4th Street
Las Vegas NV 89101

RE: Application ZON-38059
Assessors Parcel Number 139-25-601-002

Dear Mr. Gebeke:

In regard to this parcel, staff has determined that the existing General Plan designation and zoning classifications are inconsistent. In order to resolve this inconsistency and ensure that future development is compatible with existing development, staff is proposing to change the zoning classification of this site to C-V (Civic). Please call me at 229-6882.

Sincerely,

Andrew P. Reed
Planning Supervisor
City of Las Vegas Planning & Development Department

AR:nl

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow
Stavros S. Anthony
City Manager
Elizabeth N. Fretwell



07101-001-06-09

ZON-38059

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

VAR-38135 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: MARK SNAVELY
- Request for a Variance TO ALLOW A 15-FOOT FRONT YARD SETBACK WHERE A 20-FOOT FRONT YARD SETBACK IS REQUIRED on a 0.15 acres at 3812 Sunrise Avenue (APN 140-31-410-045), R-1 (Single Family Residential) Zone, Ward 3 (Reese). Staff recommends DENIAL.

P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

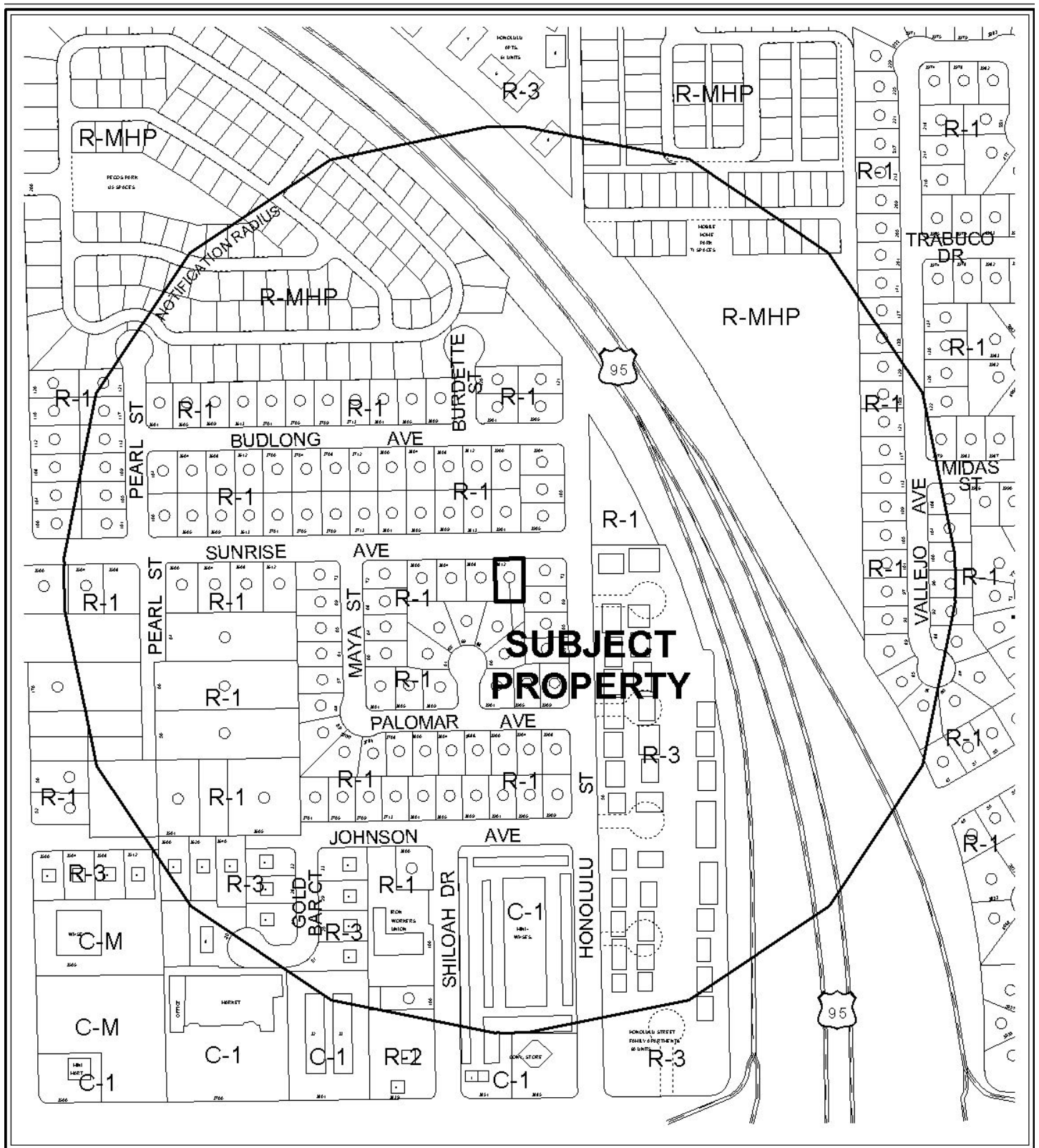
0

RECOMMENDATION:

Staff recommends DENIAL.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



CASE: **VAR-38135**

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-1 (SINGLE FAMILY RESIDENTIAL)





CASE: VAR-38135

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: R-1 (SINGLE FAMILY RESIDENTIAL)

0 300 600 Feet





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-38135** APN: 140-31-410-045

Name of Property Owner: Mark Snavelly

Name of Applicant: same

Name of Representative: same

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): _____

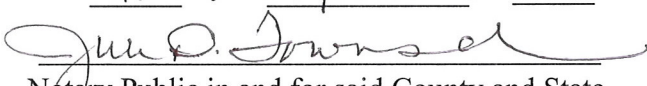
APN: _____

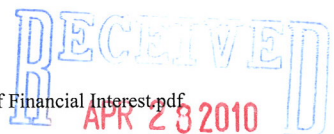
Signature of Property Owner: 

Print Name: Mark Snavelly

Subscribed and sworn before me

This 28 day of April, 2010


Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Variance of 20' setback from front property line to 15'
 Project Address (Location) 3812 Sunrise ave
 Project Name Snaveley Garage Extension Proposed Use Storage / Workshop
 Assessor's Parcel #(s) 140-31-410-045 Ward # _____
 General Plan: existing _____ proposed _____ Zoning: existing R1 proposed R1
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres 0.14 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER Mark Snaveley Contact same
 Address 3812 Sunrise ave Phone: (702) 438-8240 Fax: _____
 City Las Vegas State NV Zip 89110
 E-mail Address mssnaveley@yahoo.com

APPLICANT same Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

REPRESENTATIVE same Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

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 Mark Snaveley

Subscribed and sworn before me

This 28 day of April, 20 10

[Signature]

Notary Public in and for said County and State



Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>VAR-38135</u>
Meeting Date:	<u>06/24/10</u>
Total Fee:	<u>830.00</u>
Date Received:*	<u>04/28/10</u>
Received By:	<u>Jonathan B.</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

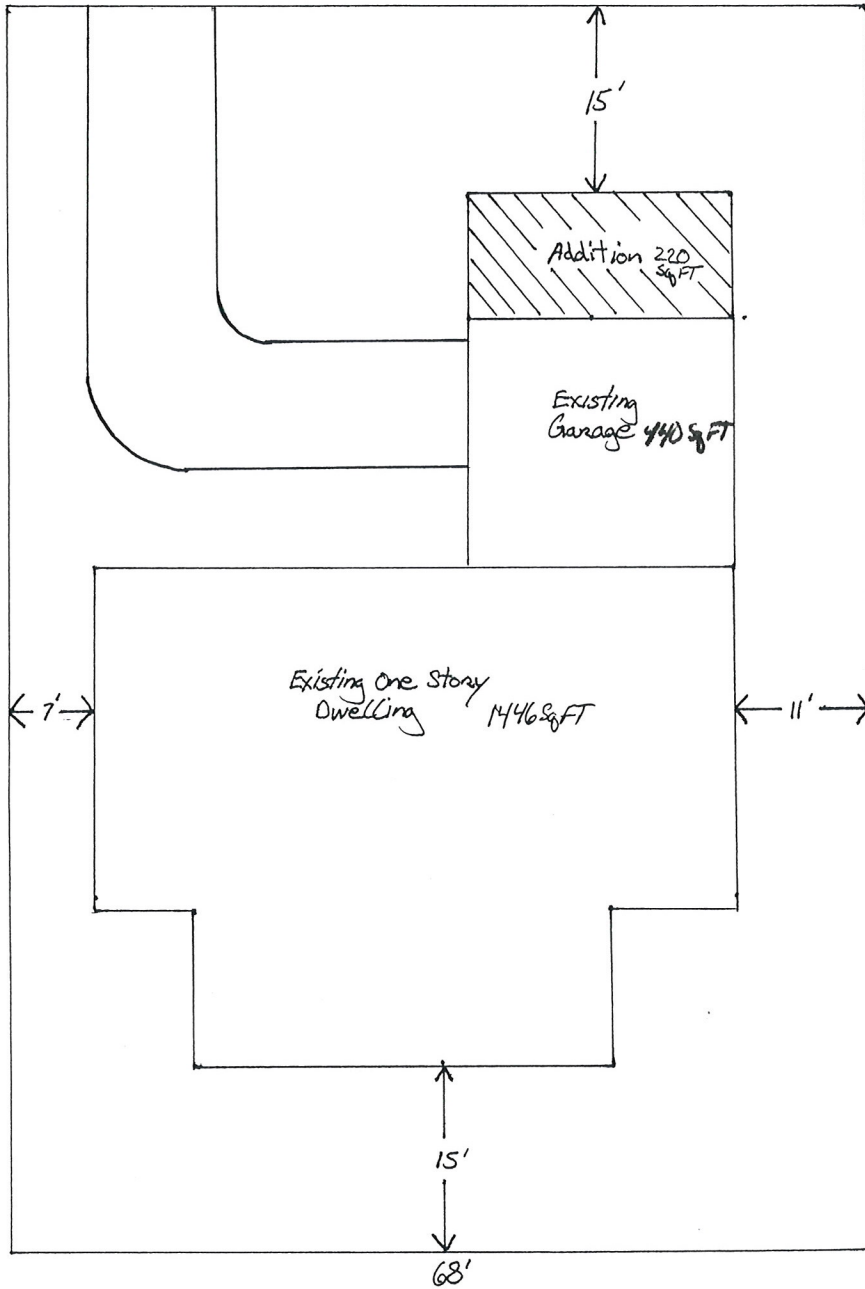
North ↑

$$\frac{1}{4}'' = 2.5'$$

3812 Sunrise Ave.

Par No 140-31-410-045

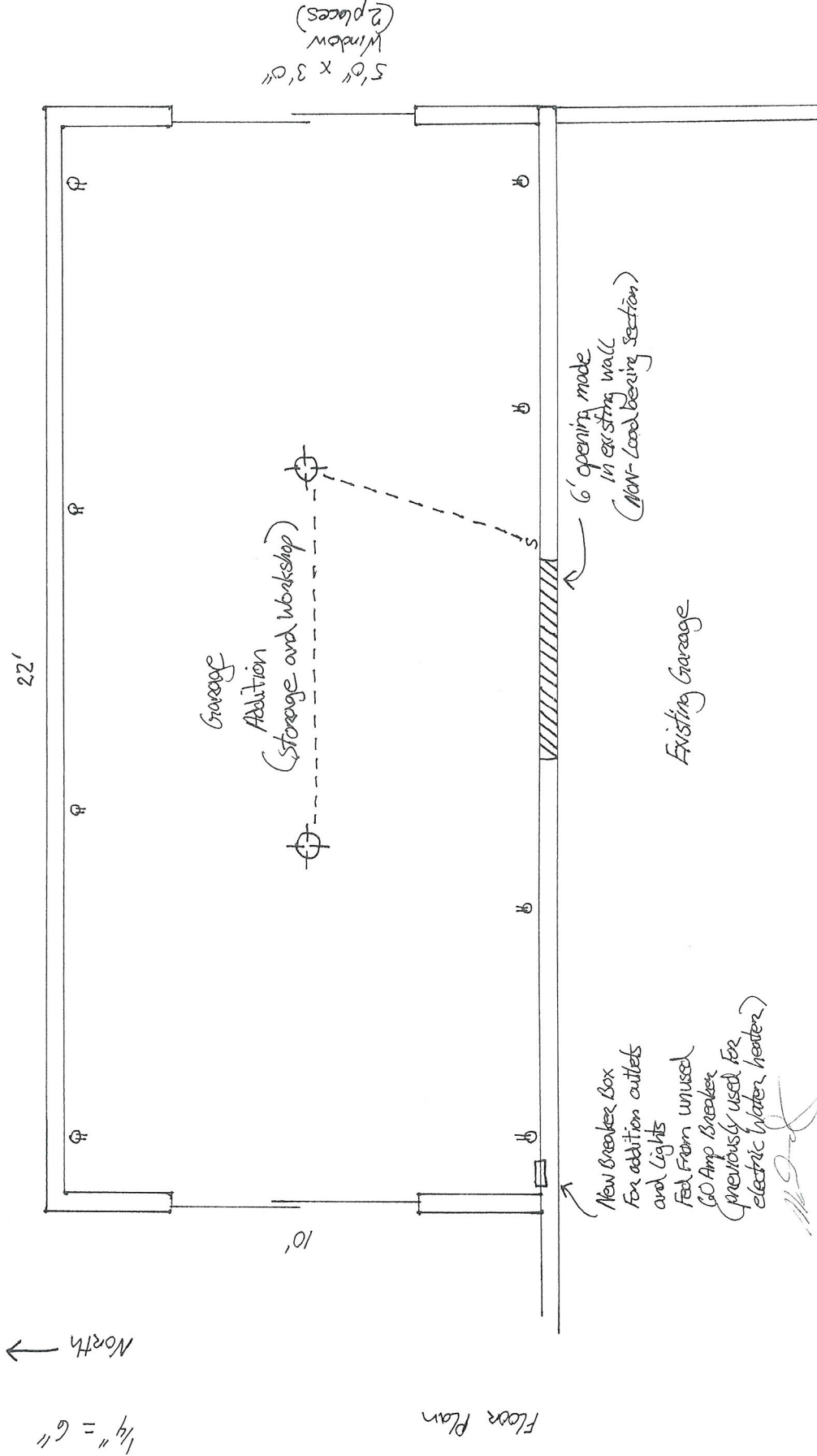
Front Property Line



Existing R1

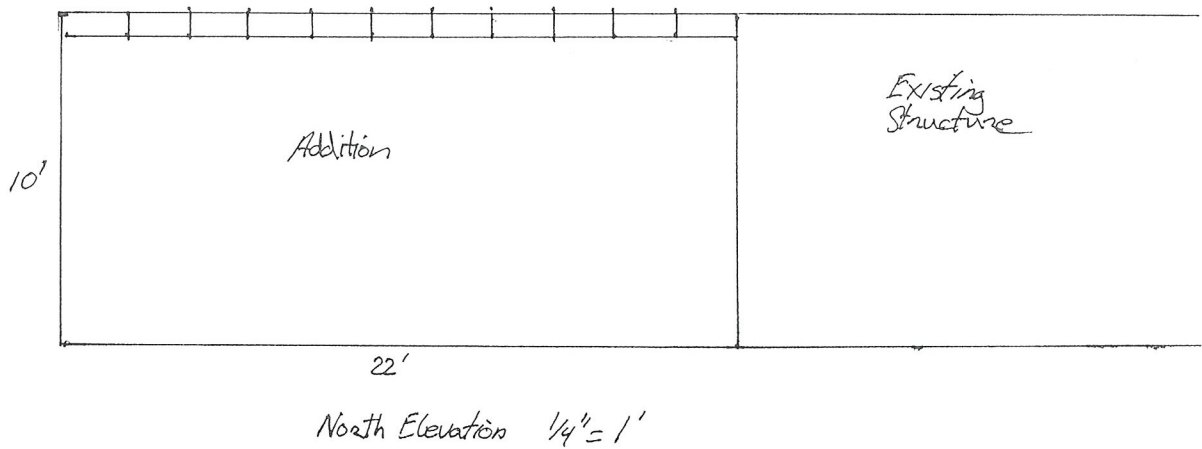
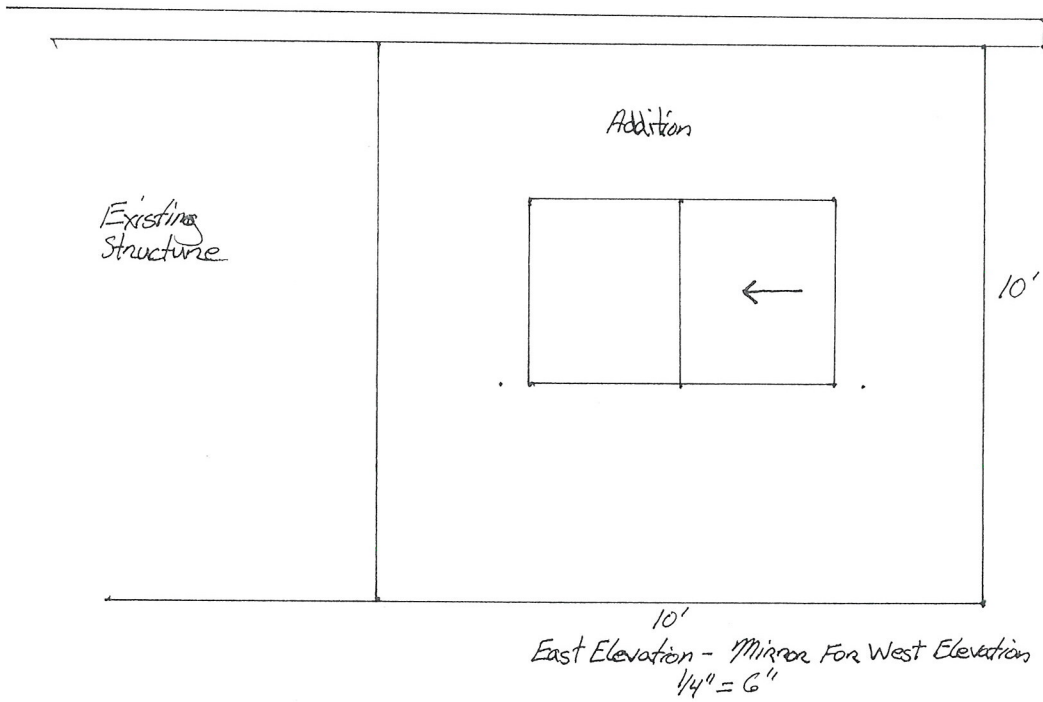
VAR-38135
REVISED

RECEIVED
MAY 20 2010



RECEIVED
APR 28 2010
VAR-38135

Extension Elevations



Exterior Walls
Stucco

Roof Covering
Roll Roofing
Torch Down
over 30lb felt
to match existing
Roof

[Signature]

RECEIVED
APR 28 2010
VAR-38135



VAR-38135

Justification Letter

Dear Planning Commission Member,

I, Mark Snavelly, am the owner of a single family residence located at 3812 sunrise Ave. I am requesting a variance to the minimum setback requirement which states that structures in my zoning must have at least a 20' setback from the front property line. The current closest part of the existing structure to the front property line depicted in the site plan has a 25' setback. My request is to extend the existing garage an additional 10' to the North towards the front property line. This would reduce my setback to 15.'

There are two adults and five children ages 3 to 27 living at this address and the added space is needed for storage and a workshop area. The current garage is "filled to capacity" as well as all available storage inside the house. There is no other suitable location on the property to expand into except to the North. The section of the lot depicted in the site plan is a low use area of yard and could be utilized to provide relief to a very crowded household.

My intention is to match the current style of the house as shown in the included elevation picture. Roof line and exterior will be constructed to match the existing garage for visual consistency.

There are similar setbacks for other houses in this neighborhood. For example, 3805 Sunrise has an 18 foot setback, 73 Honolulu, which is next door to me, has a 15 foot setback on the Sunrise Ave side, and 72 Maya, which is four houses West of mine, also has a 15 foot setback on the Sunrise Ave side.

I believe that this project will not detract from the use, purpose, or appearance of the project site or the surrounding neighborhood. I do not believe that this project will be a detriment to the public good, affect natural resources, or significantly violate the intention or purpose of any city ordinance or resolution.

Sincerely,

Mark Snavelly

RECEIVED
APR 28 2010
VAR-38135

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

VAR-38195 - VARIANCE - PUBLIC HEARING - APPLICANT: STEVEN KOZMARY - OWNER: LA JOLLA PLAZA II, LLC - Request for a Variance TO ALLOW 26 PARKING SPACES WHERE 43 PARKING SPACES ARE REQUIRED at 2851 El Camino Avenue (APN 162-05-801-011), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

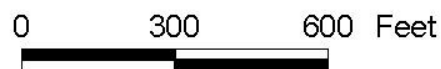
RECOMMENDATION:

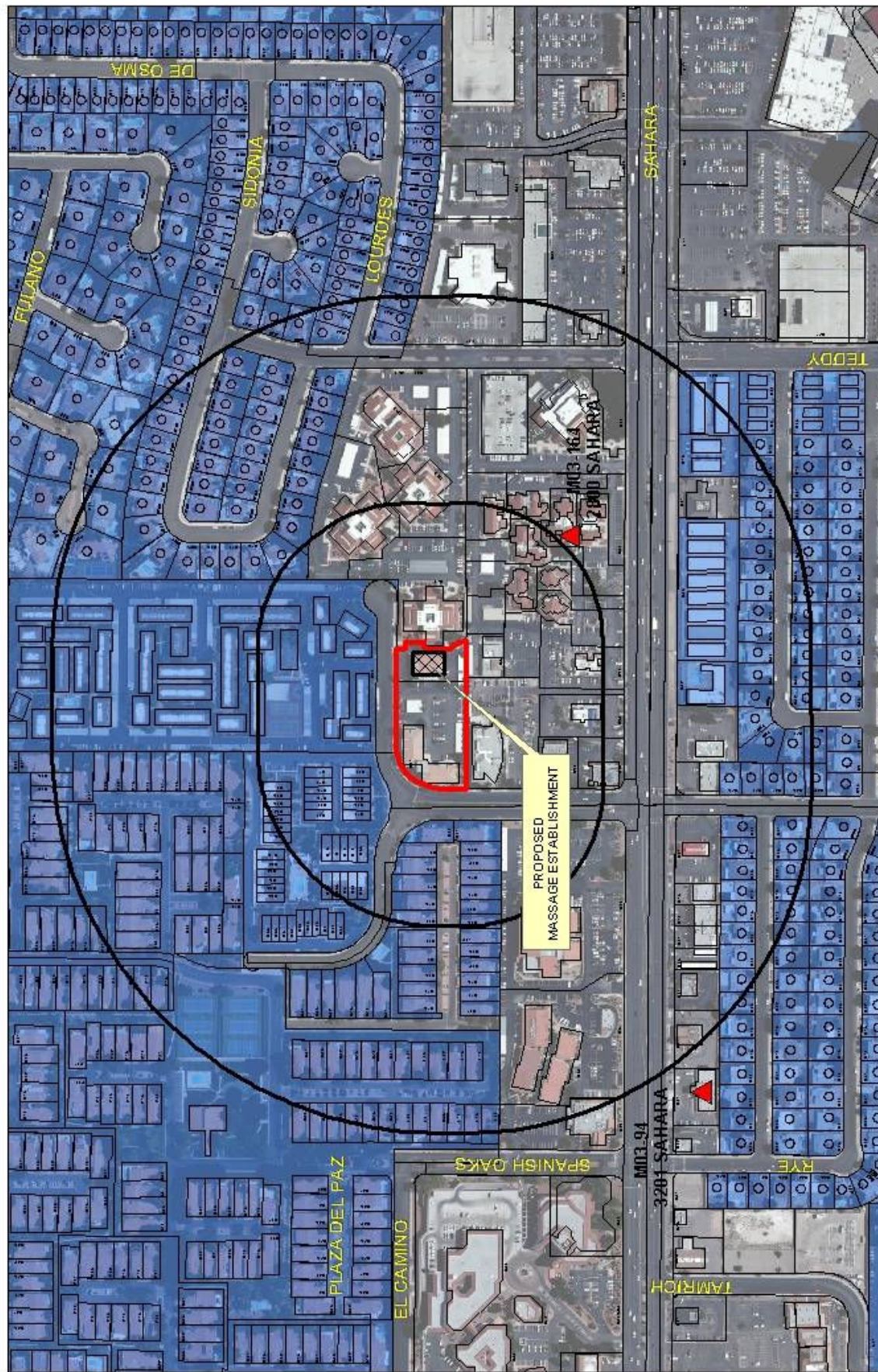
Staff recommends

BACKUP DOCUMENTATION:

1. Location, Aerial and Special Maps – VAR-38195 and SUP-38194
2. Conditions and Staff Report – VAR-38195 and SUP-38194
3. Supporting Documentation
4. Photos – VAR-38195 and SUP-381294
5. Justification Letter – VAR-38195 and SUP-38194







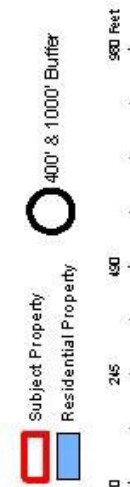
VAR-38195 AND SUP-38194

Business Licenses

- Mass age Establis hment
- Child Care/
- Children Facility

Protected Landuses

- RELIG IO US
- CITY PARKS
- SCHO OLS





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number. **VAR-38195** APN: 162-05-801-011

Name of Property Owner: La Jolla Plaza II LLC

Name of Applicant: Steven Kozmary

Name of Representative: _____

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: _____

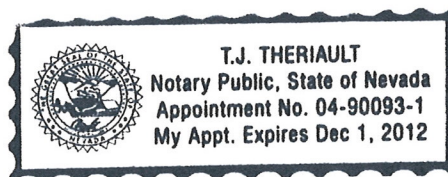
Signature of Property Owner: _____

Print Name: Steven Kozmary

Subscribed and sworn before me

This 30th day of April, 20 10

[Signature]
Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Parking Variance
 Project Address (Location) 2851 El Camino Avenue #200, Las Vegas NV 89102
 Project Name Kozmary Center for Pain Management Proposed Use Massage - Medical
 Assessor's Parcel #(s) 162-05-801-011 Ward # _____
 General Plan: existing S-C proposed _____ Zoning: existing C-1 proposed N/A
 Commercial Square Footage 8,860 Floor Area Ratio _____
 Gross Acres 0.47 Lots/Units 1 Density _____
 Additional Information _____

PROPERTY OWNER La Jolla Plaza II LLC Contact Steven Kozmary
 Address 2851 El Camino Avenue Phone: (702) 567-4810 Fax: (702) 380-3212
 City Las Vegas State NV Zip 89102
 E-mail Address md@kozmary.com

APPLICANT Steven Kozmary MD Contact Steven Kozmary
 Address 2851 El Camino Avenue Phone: (702) 567-4810 Fax: (702) 380-3212
 City Las Vegas State NV Zip 89102
 E-mail Address md@kozmary.com

REPRESENTATIVE _____ Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State NV Zip _____
 E-mail Address _____

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 Steven Kozmary

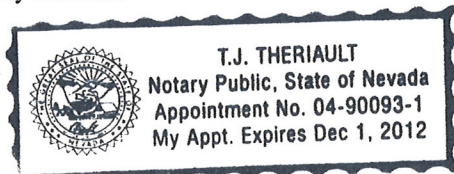
Subscribed and sworn before me

This 30th day of April, 20 10.

[Signature]

Notary Public in and for said County and State

Revised 10/27/08



FOR DEPARTMENT USE ONLY

Case #	<u>VAR-38195</u>
Meeting Date:	<u>6/24/08</u>
Total Fee:	<u>\$1830.00</u>
Date Received:*	<u>5/5/08</u>
Received By:	<u>M ROX</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

STREAMLINE

Streamline Concepts
Design Solutions
6011 Maple Park Street
Las Vegas, NV 89431
PHN: 702-416-0745
FAX: 702-522-0452
EMAIL: info@slcd.com



Kozmary Center
for Pain Management
Experience • Compassion • Results

KOZMARY CENTER FOR
PAIN MANAGEMENT
2851 EL CAMINO AVENUE SUITE 101
LAS VEGAS, NEVADA 89102
PHONE: 702-380-3210

SHEET TITLE:

[illegible]

SHEET INFORMATION:

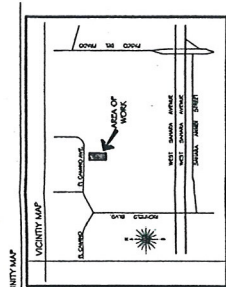
PROJECT NUMBER,	10-004	DYLAN YOUNG
DRAWN BY,		MARCH 16,
LAST MODIFIED,		1:300
SCALE,		

SHEET NUMBER,

40.00

RECEIVED
MAY 21 2010

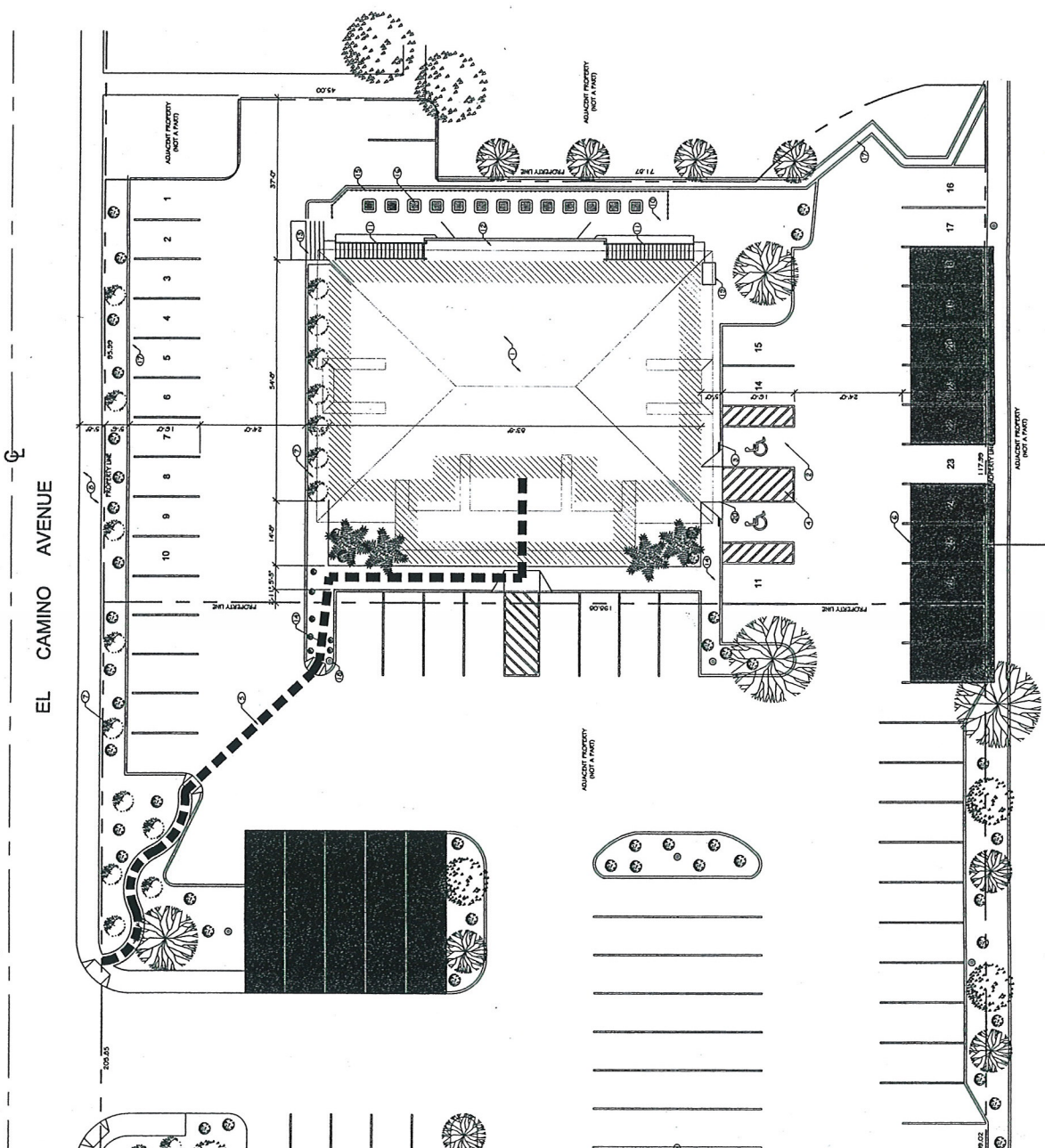
**VAR-38195
SUP-38194
REVISED**



BUILDING CODE DATA	P - OFFICE / OTHER THAN LISTED
BUILDING OCCUPANCY:	162-05-601-011
ASSESSORS PARCEL #:	CITY OF LAS VEGAS
JURISDICTION:	0.47 ACRES
ZONING: C-1	4,004 SF
LOT ACRES:	2ND FLOOR
BUILDING SQUARE FOOTAGE:	4,430 SF
TOTAL	8,001 SF

<u>PARKING CALCULATIONS PER TITLE 19-04-FIRE 19.1(d)</u>
<u>OCCUPANCY REQUIREMENTS:</u>
MEDICAL OFFICE (RECEPTION) 1,800 = 2,000 SF / 1177S THREE AFTER CLINICAL OFFICE 1,800 = 2,000 SF / 1177S THREE AFTER MESSAGE ROOM 2 SPACES PER MESSAGE ROOM
TOTAL LIVABLE SQUARE FOOTAGE PER ROOM: 4,004 SF = MEDICAL OFFICE (1ST FLOOR) MESSAGE ROOM (2ND FLOOR) MESSAGE ROOM (2ND FLOOR)
TOTAL PARKING REQUIRED:
STANDARD 41 SPACES HANDICAP .08 SPACES TOTAL 49 SPACES
TOTAL PARKING PROVIDED:
STANDARD 24 SPACES HANDICAP .08 SPACES TOTAL 24 SPACES

- | | | | | | | | | | | | | | | | | | | | |
|---------------|-----------------------------------|---------------------------------------|---------------------------------------|-----------------------------------|---|---|---------------------------|--------------------------|----------------------------------|----------------------------|----------------------------|---|-----------------------|-------------------------|-----------------------------------|------------------------------------|----------------------------|----------------------------------|-------------------------------------|
| LEGEND | EXISTING WALL STORY CORNER | PROPOSED HANDICAP PARKING SPOT | PROPOSED HANDICAP PARKING SIGN | PROPOSED HANDICAP STOPPING | EXISTING ACCESS PATH OF TRAVEL TO PUBLIC WAY | EXISTING OVERHEAD PASSING CANOPY | EXISTING LANDSCAPE | EXISTING SIDEWALK | EXISTING STANDARD PARKING | EXISTING DRIVE WALL | EXISTING STAIR CASE | EXISTING WALKWAY ON SECOND FLOOR | EXISTING DRIVE | EXISTING WALKWAY | EXISTING PROTECT ROW TREES | EXISTING AIR CONDITION UNIT | EXISTING LIGHT POLE | EXISTING ELECTRICAL PANEL | PROPOSED ADA ACCESSIBLE RAMP |
| 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 | 13 | 14 | 15 | 16 | 17 | 18 | 19 | |



1 SITE PLAN
A0.00 SCALE: 1:300

DESIGNER:
STREAMLINE CONSULTING
 Streamline Consulting
 8011 Regal Park Street
 Las Vegas, NV 89131
 Phone: 702-444-0795
 Fax: 702-444-0795
 Email: info@streamline.com

PREPARED FOR:
Kozmary Center
 for Pain Management
 Experience • Compassion • Results

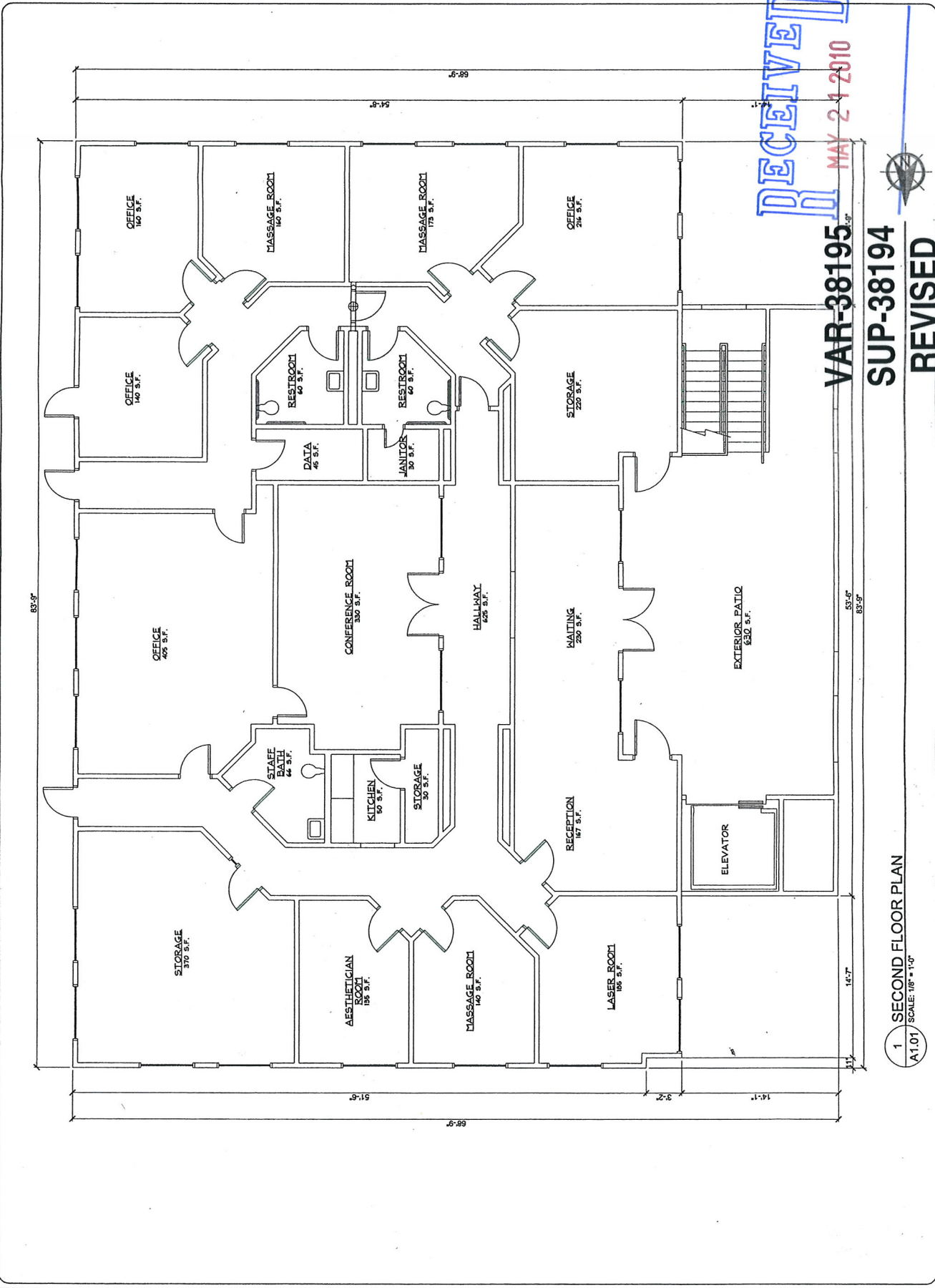
PROJECT:
KOZMARY CENTER FOR PAIN MANAGEMENT
 2851 EL CAMINO AVENUE SUITE 101
 LAS VEGAS, NEVADA 89102
 PHONE: 702-380-3210

SHEET TITLE:
SECOND FLOOR PLAN

DATE	REVISION	DELTA

SHEET INFORMATION:
 PROJECT NUMBER: 00-004
 DRAWN BY: DYLAN YORKE
 LAST MODIFIED: MARCH 14, 2009
 SCALE: 1/8" = 1'-0"

SHEET NUMBER:
A1.01



DESIGNER:

STREAMLINE *Streamline Concepts*

3011 Maple Park Street
Las Vegas, NV 89103
Phone: 702-434-0786
Fax: 702-432-0452
Email: info@streamline.com

PREPARED FOR:

Kozmary Center
for Pain Management

Experience • Compassion • Results

PROJECT:

KOZMARY CENTER FOR PAIN MANAGEMENT
2851 EL CAMINO AVENUE SUITE 101
LAS VEGAS, NEVADA 89102
PHONE: 702-380-3210

SHEET TITLE:

FIRST FLOOR PLAN

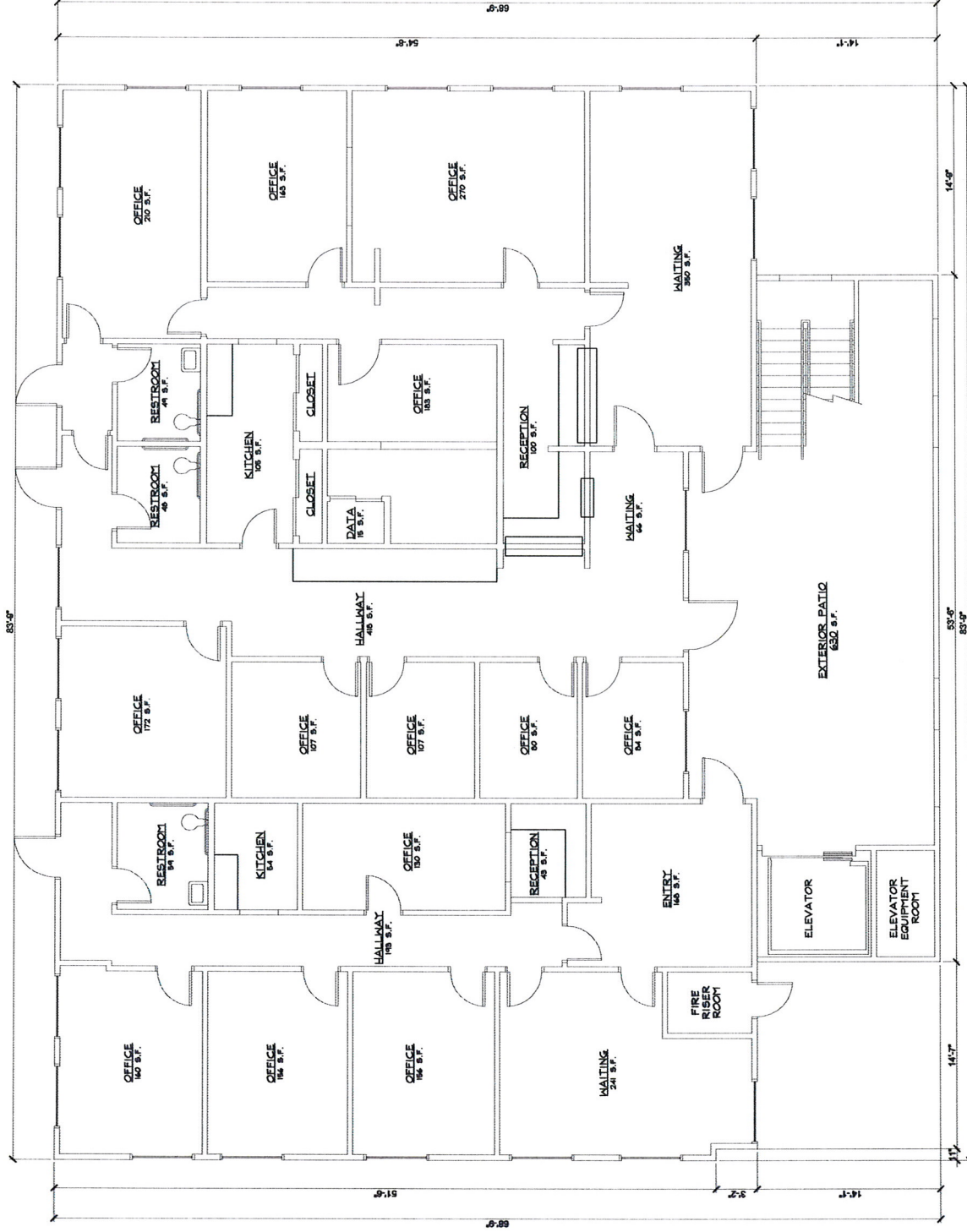
DATE	REVISION	DATE

SHEET INFORMATION:

PROJECT NUMBER: 10-024
DRAWN BY: DTLAN TORRES
LAST MODIFIED: MARCH 19, 2009
SCALE: 1/8" = 1'-0"

SHEET NUMBER:

A1.00



1 FIRST FLOOR PLAN
A1.00 SCALE: 1/8" = 1'-0"

VAR-38195
SUP-38194

Kozmary Center **for Pain Management**

Experience • Compassion • Results

Steven V. Kozmary, MD-

Board-Certified: American Board
of Anesthesiology, Subspecialty
Certification in Pain Management,
American Academy of
Pain Management

Compassionate, leading-edge care:

- Advanced diagnosis & treatment for spinal injuries
- Back & neck pain
- Hip, knee & shoulder pain
- Disc injuries
- Sports injuries
- Work-related injuries
- Cancer pain
- Headaches & migraines
- Diabetes-related pain
- Chronic pain
- Painful neuropathies
- Postsurgical pain
- Multiple sclerosis-related pain
- Arthritis & rheumatoid arthritis
- Age-related disorders
- Personal injury/motor vehicle accident
- Fibromyalgia

Advanced treatments & technology:

- Diagnostic & therapeutic spinal injection therapy
- Radiofrequency nerve lesioning
- Spinal infusion pumps
- TENS therapy
- Trigger-point injections
- Epidural injections
- Spinal cord stimulators

The convenience you deserve:

- Thorough, unhurried evaluations
- Flexible appointments
- Caring, helpful staff
- Timely progress reports to referring physicians
- Most insurances accepted

Las Vegas: 2851 El Camino Ave.
Suite 101
Las Vegas, NV 89102

Henderson: Del Webb Building
10001 S. Eastern Avenue
Suite 208
Henderson, NV 89052

866.536.6401

702.380.3210

Fax: 702.380.3212

Visit www.Kozmary.com

March 22, 2010

Planning and Development Department
City of Las Vegas

RE: APN 162-05-801-011

To Whom It May Concern:

We are applying for a massage therapy license to enable us to use multiple rooms for massage therapy. Hours of operation are Monday thru Friday 8:00am to 6:00pm. The use of massage therapy is limited to our medical patients. There is no outside advertising for massage therapy and there is no signage on the building regarding massage therapy. In fact, the only signage relates to Kozmary Center. The patients for massage therapy are all patients of the Kozmary Center for Pain Management and the massage therapy is used on a medical basis to reduce muscle spasm and promote healing of painful areas as part of a medical regimen prescribed by Dr. Kozmary. Typically patients are seen for their monthly or bimonthly appointments and at the same visit are seen for massage therapy. Because of this arrangement, I do not believe that the parking is an issue with the current spaces that we have allotted for our patients at the 2851 El Camino Avenue location.

For any questions you may have regarding this matter, please feel free to contact me.

Sincerely,



STEVEN V. KOZMARY, M.D.

Director, Kozmary Center for Pain Management

SVK/ljh

job #: 0115-3222010

DOT: 03/23/10

VAR-38195
SUP-38194
REVISED

RECEIVED
MAY 21 2010

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38194 - SPECIAL USE PERMIT RELATED TO VAR-38195 - PUBLIC HEARING - APPLICANT: STEVEN KOZMARY - OWNER: LA JOLLA PLAZA II, LLC - Request for a Special Use Permit FOR A PROPOSED 473 SQUARE-FOOT MASSAGE ESTABLISHMENT WITH WAIVERS TO ALLOW A 60-FOOT DISTANCE SEPARATION FROM A RESIDENTIAL ZONE WHERE 400 FEET IS THE MINIMUM REQUIRED, A 362-FOOT DISTANCE SEPARATION FROM AN EXISTING MASSAGE ESTABLISHMENT WHERE 1,000 FEET IS THE MINIMUM REQUIRED AND FOR ACCESS TO THE SITE FROM A 62-FOOT RIGHT-OF-WAY WHERE AN 80-FOOT WIDE RIGHT-OF-WAY IS THE MINIMUM REQUIRED at 2851 El Camino Avenue (APN 162-05-801-011), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Consolidated Backup
2. Supporting Documentation

Consistent with the City's sustainability efforts to reduce paper use, backup documentation pertaining to related items will appear as backup under the first item. This item includes such consolidated backup documentation. Please refer to the first related application in the subject line of the Agenda Summary Page.



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38194** APN: 162-05-801-011

Name of Property Owner: La Jolla Plaza II LLC

Name of Applicant: Steven Kozmary

Name of Representative: _____

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): _____

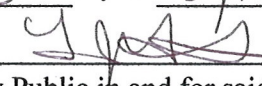
APN: _____

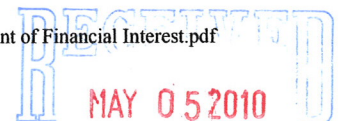
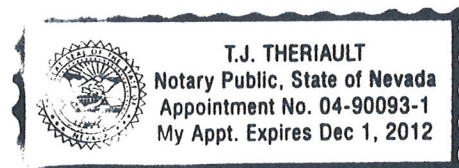
Signature of Property Owner: 

Print Name: STEVEN KOZMARY

Subscribed and sworn before me

This 30th day of April, 2010


Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Special Use Permit - Massage Establishment

Project Address (Location) 2851 El Camino Avenue #200, Las Vegas NV 89102

Project Name Kozmary Center for Pain Management Proposed Use Massage - Medical

Assessor's Parcel #(s) 162-05-801-011 Ward #

General Plan: existing S-C proposed Zoning: existing C-1 proposed N/A

Commercial Square Footage 8,860 Floor Area Ratio

Gross Acres 0.47 Lots/Units 1 Density

Additional Information

PROPERTY OWNER La Jolla Plaza II LLC Contact Steven Kozmary
Address 2851 El Camino Avenue Phone: (702) 567-4810 Fax: (702) 380-3212
City Las Vegas State NV Zip 89102
E-mail Address md@kozmary.com

APPLICANT Steven Kozmary MD Contact Steven Kozmary
Address 2851 El Camino Avenue Phone: (702) 567-4810 Fax: (702) 380-3212
City Las Vegas State NV Zip 89102
E-mail Address md@kozmary.com

REPRESENTATIVE _____ **Contact** _____

Address _____ **Phone:** _____ **Fax:** _____

City _____ **State** NV **Zip** _____

E-mail Address _____

Property Owner Signature*

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

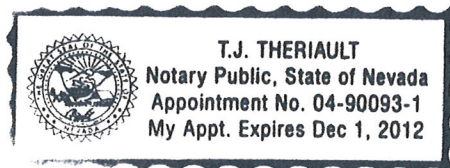
Print Name Steven Kozman

Subscribed and sworn before me

This 30th day of April, 20 10

Notary Public in and for said County and State

Revised 10/27/08



FOR DEPARTMENT USE ONLY

Case #	SUP-38194
Meeting Date:	6/24/10
Total Fee:	1030 ⁰⁰
Date Received:*	5/5/10
Received By:	M REX

*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

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

VAR-38114 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: SEA BREEZE VILLAGE II, LLC - Request for a Variance TO ALLOW A 12-FOOT, SIX-INCH TALL INCIDENTAL SIGN WHERE FIVE FEET IS THE MAXIMUM HEIGHT ALLOWED AND A LOGO GREATER THAN 25 PERCENT OF THE TOTAL SIGN AREA at the northeast corner of Buffalo Drive and Vegas Drive (APN 138-22-418-011), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Location and Aerial Maps - VAR-38114 and MSP-38116
2. Conditions and Staff Report - VAR-38114 and MSP-38116
3. Supporting Documentation
4. Photos - VAR-38114 and MSP-38116
5. Justification Letter





CASE: VAR-38114 AND MSP-38116

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-38114** APN: 138-22-418-011

Name of Property Owner: SEA BREEZE VILLAGE II, LLC

Name of Applicant: Visual Information Systems Co.

Name of Representative: Ed Blend

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: HASKEL INY

Subscribed and sworn before me

This 9 day of March, 20 10

Trina M. Perales

Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: VARIANCE
 Project Address (Location) 7598 Vegas Dr.
 Project Name Carl's Jr. Proposed Use _____
 Assessor's Parcel #(s) 138-22-418-011 Ward # 4
 General Plan: existing ☒ proposed _____ Zoning: existing ☒ proposed _____
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres .62 Lots/Units 1 Density _____
 Additional Information INCIDENTAL SIGNAGE TALLER THAN 5' AND LOGO
GREATER THAN 25% OF SIGN AREA - CARL'S JR. CLEARANCE ARM

PROPERTY OWNER SEA BREEZE VILLAGE II, LLC Contact JENNIFER ROBERTS
 Address 1770 N BUFFALO #101 Phone: 702-253-5151 Fax: 702-430-5307
 City LAS VEGAS State NV Zip 89128
 E-mail Address jr@greatac.com

APPLICANT Visual Information Systems Co. Contact Ed Blend
 Address 13580 5th St. Phone: 909-591-4742 Fax: _____
 City Chino State CA Zip 91710
 E-mail Address _____

REPRESENTATIVE Ed Blend Contact _____
 Address 13580 5th St. Phone: 909-287-7373 Fax: _____
 City Chino State CA Zip 91710
 E-mail Address eblend@nsmc.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 HASKEL INY

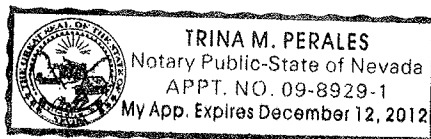
Subscribed and sworn before me

This 9 day of March, 20 10.

Trina M. Perales

Notary Public in and for said County and State

Revised 10/27/08



FOR DEPARTMENT USE ONLY

Case #	<u>VAR-38114</u>
Meeting Date:	<u>6/24/2010</u>
Total Fee:	<u>830.00</u>
Date Received:*	<u>4/27/2010</u>
Received By:	<u>MREX</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.

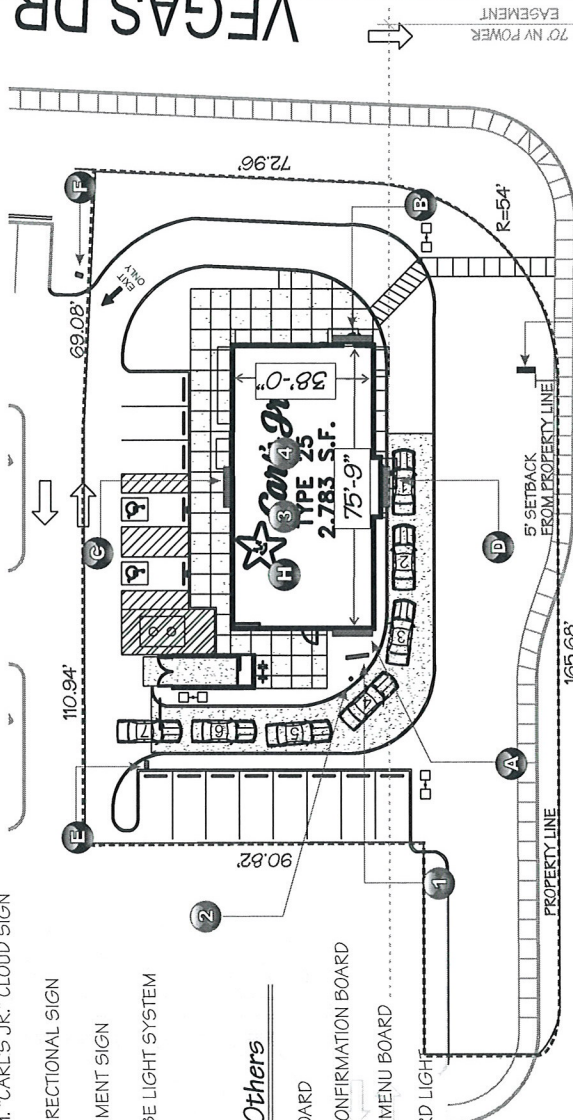
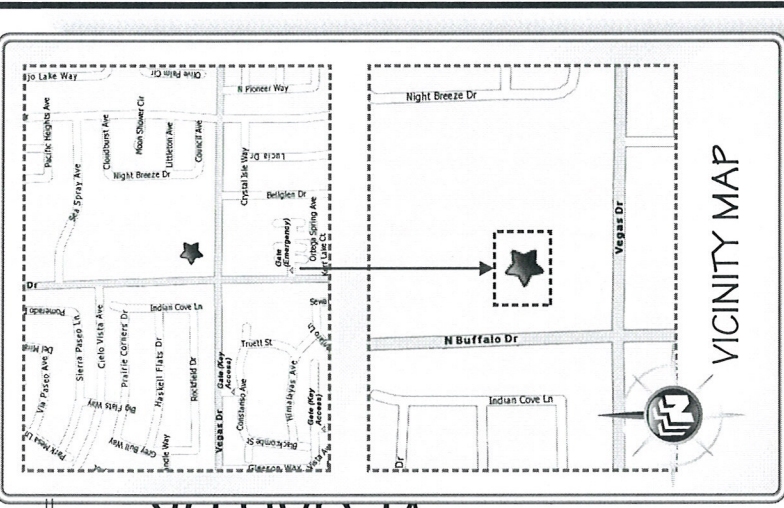
C:\depot\Application Packet\Application Form.pdf

Scope of Work

- A** 42" EMBOSSED ILLUM. "CARL'S JR." CLOUD SIGN
- B** 60" EMBOSSED ILLUM. "CARL'S JR." CLOUD SIGN
- C** NEW D/F ILLUM. DIRECTIONAL SIGN
- D** NEW D/F ILLUM. MONUMENT SIGN
- E** NEW LED BORDER TUBE LIGHT SYSTEM 277 LIN. FT. APPROX.

Install Only Manufacturing By Others

- 1** DRIVE-THRU MENU BOARD
- 2** DRIVE-THRU ORDER CONFIRMATION BOARD (Footing Only)
- 3** INTERIOR 10/11 PANEL MENU BOARD
- 4** INTERIOR MENU BOARD LIGHT BOX COMBO PANEL



BUFFALO DR

NOTE:
ALL NEW SIGNAGE TO CONNECT
TO CLIENT PROVIDED ELECTRICAL
CIRCUITS

CARL'S JR. - Las Vegas, CA. - Site Plan
SCALE: 1/32" = 1'

LOGO ARTWORK YES ☐ NO ☒ WINDOWS READY-TO-REPLACE LINE YES ☐ NO ☒ CAMERAS & PHOTOGRAPHY WILL BE REQUIRED PRIOR TO FABRICATION		SALESMAN TO PROVIDE ACTUAL COLOR INFORMATION PRIOR TO FABRICATION YES ☐ NO ☐	
FIELD SURVEY REQUIRED FOR: YES ☐ NO ☒ COLOR MATCHING PURPOSES TO EXISTING BUILDING(S) SIGNAGE 444 YES ☐ NO ☒ MATCHING STONE, BRICK, OR OTHER BUILDING MATERIALS TO EXISTING YES ☐ NO ☒ DETERMINE ACTUAL DIMENSIONS OF EXISTING SIGNAGE FOR REFACE BEFORE FABRICATION			
SIGNAGE LOCATIONS: YES ☐ NO ☒ APPROVED SIGN YES ☐ NO ☒ APPROVED SIGN YES ☐ NO ☒ APPROVED SIGN		CUSTOMER APPROVAL: YES ☐ NO ☐ DRAWINGS YES ☐ NO ☐ MATERIALS YES ☐ NO ☐ TEXT	
MISCELLANEOUS: YES ☐ NO ☐ DEPOSIT REQUIRED YES ☐ NO ☐ DEPOSIT REQUIRED YES ☐ NO ☐ DEPOSIT REQUIRED		12	



Project: Carl's Jr.
Address: 7599 Vegas Dr., Las Vegas, NV
Phone: Account Mgr. S. Rosentblum
Designer: S. Duffy **Scale:** Noted **Date:** 04/20/2010

Client Approval:
Date: _____
Signature: _____

**APPROVED & RELEASED FOR
CONSTRUCTION**
Date: _____
Signature: _____

Revisions:

Drawing Number
24359

VAR-38114
MSP-38116

RECEIVED
APR 27 2010

THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY NSMC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF NSMC.

National Sign & Marketing Corporation
NSMC Visual Information Systems Co.
Tel 909.591.7472 Fax 909.591.9792
Email: sales@nsmc.com 93110
Class: C-6 Limit: \$950,000.00

Electronic Signs

10'-0"

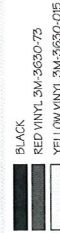


35

A B C 42" EMBOSSED ILLUM. "CARL'S JR." CLOUD SIGN

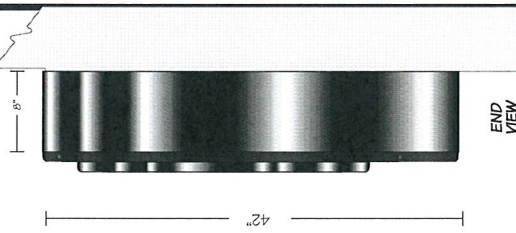
Cloud Sign Specifications:

- BODY:**
S/F CUSTOM FABRICATED ALUMINUM CABINET
CONSTRUCTED OF .040 WITH .063 ALUMINUM BACKS.
- FACES:**
CLEAR EMBOSSED PAN FORMED FACES WITH 1-1/2" RETURNS
AND BACK SPRAYED PAINTED DECORATION. COLORS TO
MATCH CORPORATE APPROVED COLORS.
- RETURNS:**
PAINTED BLACK.
- ILLUMINATION:**
INTERNAL, H.O. FLUORESCENT LAMPS, 120 VOLTS - 1.5 AMPS
- SWITCH:**
U.L. APPROVED TOGGLE SWITCH.
- ALL WIRING & COMPONENTS TO MEET U.L. STANDARDS**

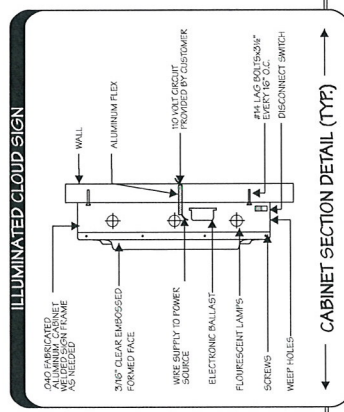


42" EMBOSSED ILLUM. CARL'S JR. CLOUD SIGN

SCALE: 1" = 1'-0"



END VIEW



National Sign & Marketing Corporation
 DGA Visual Information Systems Co.
 1000 S. Bascom Ave., Suite 100
 San Jose, CA 95128
 Tel: 408.551.7442 Fax: 408.551.9792
 e-mail: sales@nsmc.com
 Class: C-6 Limit \$950,000.00

Project: Carl's Jr.
Address: 7592 Yeatts Dr., Las Vegas, NV
Phone: Account Mgr. S. Rosentblum
Designer: S. Duffy **Scale:** Noted **Date:** 04/20/2010

Client Approval: _____
Date: _____

APPROVED & RELEASED FOR CONSTRUCTION
Date: _____

Drawing Number
24359



VAR-38114
MSP-38116

RECEIVED
 APR 27 2010

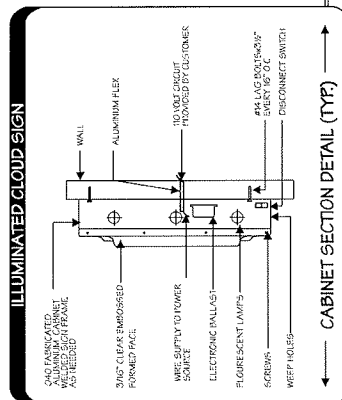
THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY NSMC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF NSMC.



D 60" EMBOSSED ILLUM. "CARL'S JR." CLOUD SIGN

BLACK
RED VINYL 3M-3630-73
YELLOW VINYL 3M-3630-015

SCALE: $\frac{3}{4}" = 1'-0"$



THIS IS AN ORIGINAL. JUDICIAL ISHER ORIGINALLY CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY NSMC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF NSMC.

**National Sign
& MARKETING CORPORATION**
DBA Visual Information Systems Co.
33580 5th St., Chino, CA 91710
Tel: 909.591.4742 Fax 909.591.9792
E-mail: sales@nsmc.com
NV Lic# 0071619 Exp. 8/31/10
Class: C-6 Item: \$950,000.00

Project: Carl's Jr.
Address: 759B Vegas Dr., Las Vegas, NV
Account Mgr. S. Rozenbloom
Phone: _____
Designer: S. Duffy **Scale:** Noted **Date:** 04/20/2010

Client Approval:

APPROVED &
RELEASED FOR
CONSTRUCTION

Revisions:

Drawing Number
24359



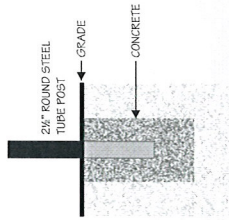
ELECTRONIC SIGNS

VAR-38114
MSP-38116

APR 27 2010

Specifications:

CABINETS: FABRICATED ALUMINUM 9" DEEP, WITH 1 1/2" RETAINERS AND RETURNS PAINTED BLACK.
 FACES: WHITE PLEXIGLASS WITH FIRST SURFACE APPLIED OUT/REVERSE CUT TRANSLUCENT VINYL GRAPHICS AS ILLUSTRATED.
 POST: 2 1/2" ROUND STEEL TUBE POST PAINTED BLACK.
 ILLUMINATION: INTERNAL T12 CW/HC FLUORESCENT LAMPS, 120 VOLTS - 1.15 AMPS
 SWITCH: TAMPER RESISTANT SWITCH: UL APPROVED 15A-120/277V 'LEVITON' #101-2L WITH KEYED WATERPROOF COVER
 ALL COMPONENTS TO BE UL APPROVED



9"

24"



SIDE A



SIDE B

6.17



E NEW D/F ILLUM. DIRECTIONAL SIGN

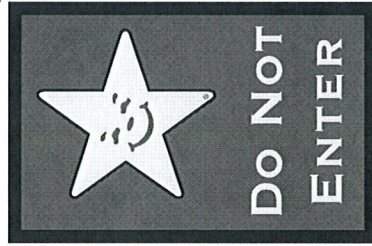
END VIEW

F NEW D/F ILLUM. DIRECTIONAL SIGN

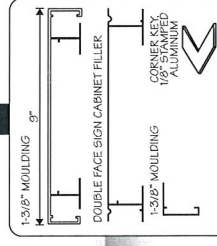
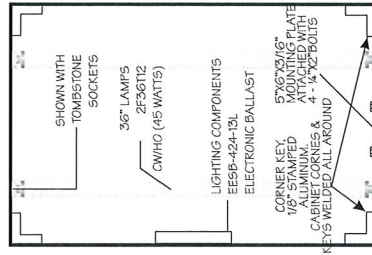
SEE ENGINEERING FOR FOOTING DETAILS



SIDE B



SIDE A



CARL'S JR. - D/F ILLUMINATED DIRECTIONAL SIGNS

SCALE: 1" = 1'-0"

THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY NSMC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF NSMC.



National Sign & MARKETING CORPORATION
 DBA Visual Information Systems Co.
 1400 S. Las Vegas Blvd., Suite 100
 Las Vegas, NV 89102
 Tel: 905.591.7142 Fax: 905.591.9792
 e-mail: sales@nsmc.com
 Website: www.nsmc.com
 Class: C-6 Limit \$950,000.00

Project: Carl's Jr.
 Address: 7598 Yeager Dr., Las Vegas, NV
 Phone: Account Mgr: S. Rosenbloom
 Designer: S. Duffy Scale: Noted Date: 04/20/2010

Client Approval:

APPROVED & RELEASED FOR CONSTRUCTION

Revisions:

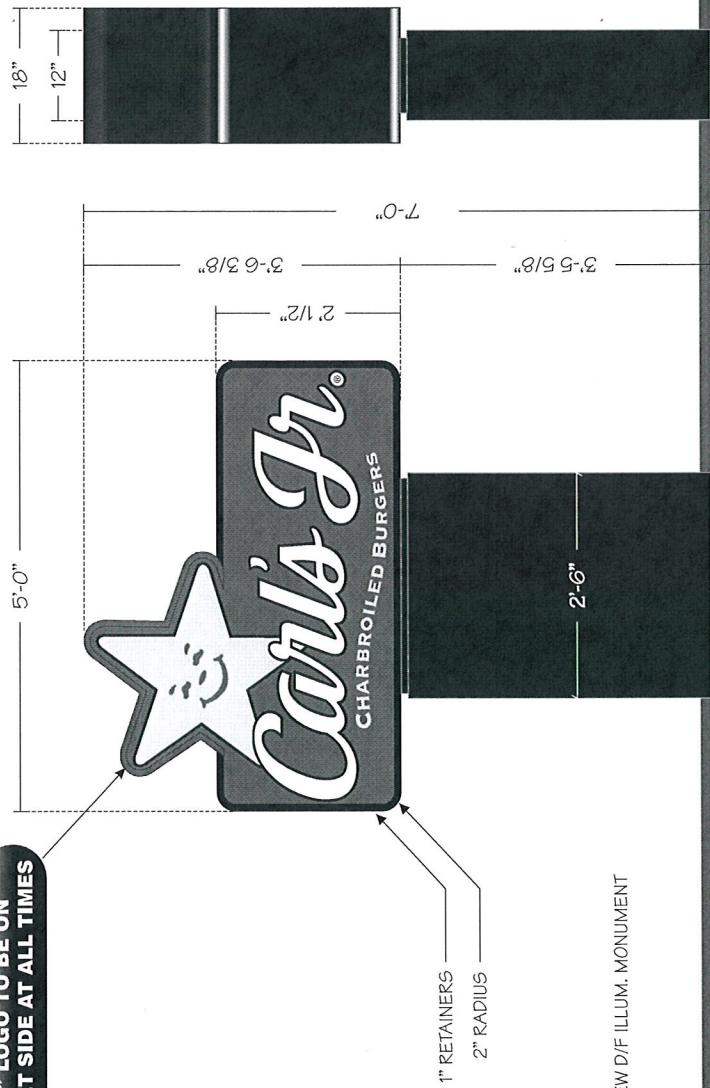
Drawing Number
24359



VAR-38114
MSP-38116

RECEIVED
APR 27 2010

"STAR" LOGO TO BE ON STREET SIDE AT ALL TIMES



END VIEW



Specifications:

- CABINET: FABRICATED ALUMINUM, 18" DEEP WITH 1" WIDE RETAINERS. CARL'S JR. CABINET TO BE PAINTED BLACK, PAINT "STAR" CABINET FRAZEE "CHERRY RED" #6395.
- FACES: WHITE LEXAN WITH FIRST SURFACE APPLIED CUT/REVERSE CUT TRANSLUCENT VINYL GRAPHICS AS ILLUSTRATED.
- POLE COVER: FABRICATED ALUMINUM, 12" DEEP WITH TEX-COTE FINISH, PAINTED BLACK FLAT FINISH.
- ILLUMINATION: INTERNAL H.O. FLUORESCENT LAMPS.
- SWITCH: TAMPER RESISTANT SWITCH: UL APPROVED 15A-120/277V "LEVITON" #1101-2L WITH KEYS WATERPROOF COVER.

ALL WIRING & COMPONENTS TO MEET U.L. STANDARDS

NEW D/F ILLUMINATED MONUMENT SIGN

SCALE: 3/4" = 1'-0"

THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY NSMC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF NSMC.

National Sign & Marketing Corporation
 DBA Visual Information Systems Co.
 1350 5th St., Suite 100, San Jose, CA 95126
 Phone: (408) 391-9792
 Fax: (408) 391-9793
 Email: sales@nsmc.com
 Website: www.nsmc.com
 Class: C-6 Limit \$550,000.00

Project: Carla's Jr.
 Address: 7598 Vegas Dr., Las Vegas, NV
 Phone: Account Mgr. S. Rosenbloom
 Designer: S. Duffy Scale: Noted Date: 04/20/2010

Client Approval: _____
 Date: _____

APPROVED & RELEASED FOR CONSTRUCTION
 Signature: _____ Date: _____

Revisions: _____

Drawing Number
24359

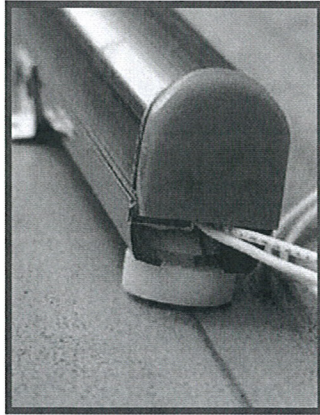


VAR-38114
MSP-38116

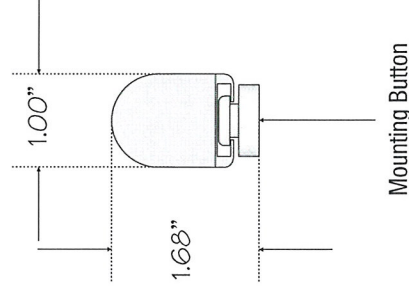
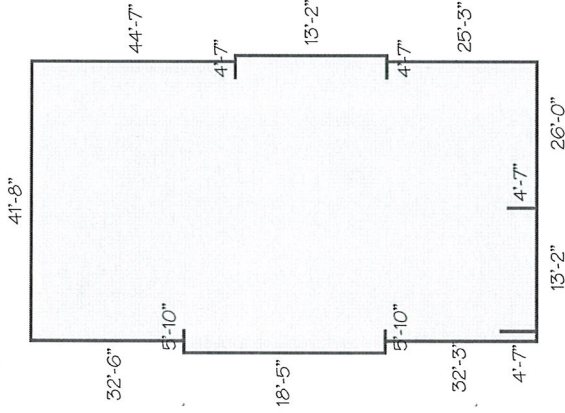
RECEIVED
APR 27 2010

Specifications:

INSTALL "LED BORDER SYSTEM" RED LED BORDER 3" FROM BOTTOM OF COPING AND TRIM AS SHOWN ON INDIVIDUAL ELEVATION PACKAGES.



H NEW LED BORDER SYSTEM
277 LIN. FT. APPROX.



- BRIGHT, WIDE VIEWING-ANGLE LEDS OFFER INTENSE, UNIFORM GLOW
- HIGH IMPACT, UV STABLE, HYDROCARBON INSENSITIVE, NON-FADING POLYMER TUBES
- 24 VOLT DC POWER SUPPLY POWERS UP TO 3 LEGS OF 30' (9 METERS) EACH, OR 90' (27.4 METERS) TOTAL
- CAN BE CUT-TO-FIT IN THE FIELD AND FACTORY BENT TO AN 8" RADIUS
- CONVENIENT LOCK-TIGHT, WATERPROOF CONNECTORS BETWEEN TUBES
- OPERATING TEMPERATURE: -40°C TO +85°C
- CONFORMS TO UL 48 STANDARDS
- MOUNTING BUTTONS FASTENED TO WALLS:
- W/ #12 TEK SCREWS IF INTO PLYWOOD
- W/ 1/4" X 1-1/2" METAL ANCHORS IF INTO CONCRETE
- 120 VOLTS - 16 AMPS

Sloan Components Used - UL #E215393

- 701129-10H-10' RED LED STRIPE
- 701129-8H-8' RED LED STRIPE
- 701129-6H-6' RED LED STRIPE
- 701129-4H-4' RED LED STRIPE
- 701129-2H-2' RED LED STRIPE
- 701129-1H-1' RED LED STRIPE
- 700940-300 WATT TRANSFORMERS
- 701158-120-10' HOOK-UP WIRE

LED BORDER SYSTEM

SCALE: NTS

THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY NSMC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF NSMC.



National Sign & Marketing Corporation
DBA Visual Information Systems Co.
141 905 290 S. 7th Ave., Suite 500, 591 1972
Spokane, WA 99201
Email: sales@nsmc.com
Fax: 509.325.1110
Class: C-6 Limit: \$950,000.00

Project: Carl's Jr.
Address: 7598 Vegas Dr., Las Vegas, NV
Phone: Account Mgr. S. Rosentblum
Designer: S. Duffy Scale: Noted Date: 04/20/2010

Client Approval: _____
Date: _____

APPROVED & RELEASED FOR CONSTRUCTION
Signature: _____
Date: _____

Revisions: _____

Drawing Number
24359

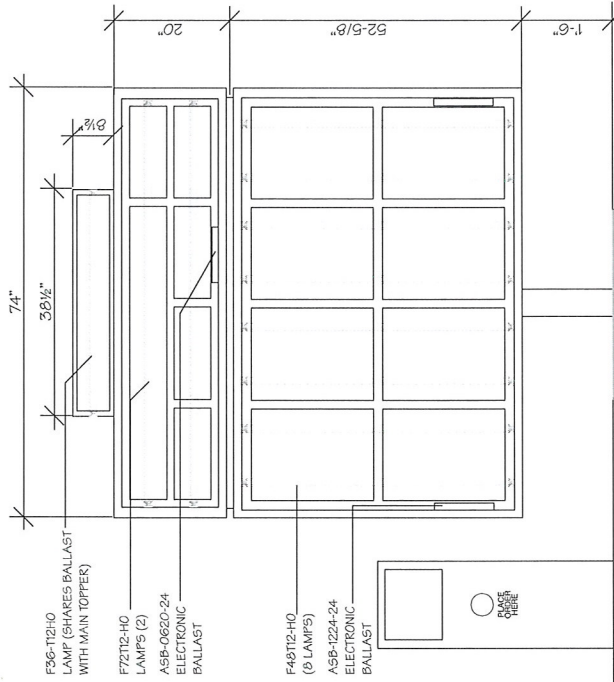


VAR-38114
MSP-38116

APR 27 2010

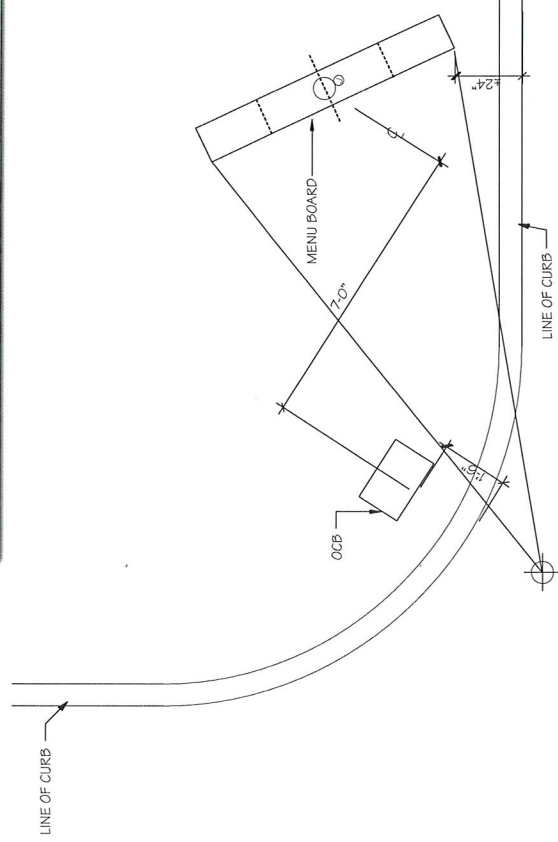
Install Only

1 DRIVE-THRU MENU BOARD



NOTE:
SEE SIZE OF
EMBEDMENT
SEPARATE
SHEET.

NOTE: ALL WORK TO COMPLY WITH 2005 SNEA & NEVADA ELECTRICAL CODE (NEC)



MENU BOARD LAYOUT AT DRIVE THRU

SCALE: NTS

MENU BOARD SPECIFICATIONS

SINGLE FACED ILLUMINATED DRIVE-THRU MENU BOARD CABINET IS OF EXTRUDED ALUMINUM CONSTRUCTION WASHED AND PRIMED WITH ETCHING PRIMER AND PAINTED BLACK.
DOORS ARE TEMPERED GLASS PANELS WITH EXTRUDED ALUMINUM FRAMES MOUNTED ON PIANO HINGES. ALL DOORS TO LOCK WITH A UNIVERSAL KEY.

COPY PANELS ARE WHITE 1/8" ACRYLIC WITH PLASTIC "H" TRACK FOR 20 SLATS.
TRANSLITE PANELS ARE WHITE 1/8" ACRYLIC WITH 1/8" CLEAR OVERLAY.

ELECTRICAL SPECIFICATIONS

ONE (1) 20 AMP BREAKER. TOTAL OF 7 AMPS IN SIGN, 120 VOLT.

EXTERIOR MENU BOARD

SCALE: NTS

THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY VISCO. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF VISCO.



National Sign & Marketing Corporation
DBA Visual Information Systems Co.
10000 W. Sahara Ave., Suite 100
Las Vegas, NV 89135
Tel: 909.591.1742 Fax: 909.591.9792
Email: sales@nsc.com 931710
Class: C-6 Limit: \$950,000.00

Project: Carl's Jr.
Address: 7599 Vegas Dr., Las Vegas, NV
Phone: Account Mgr. S. Rosentblum
Designer: S. Duffy Scale: Noted Date: 04/20/2010

Client Approval: _____
Date: _____

APPROVED & RELEASED FOR CONSTRUCTION
Signature: _____ Date: _____

Revisions: _____

Drawing Number
24359



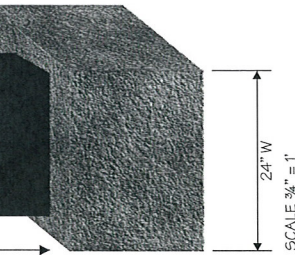
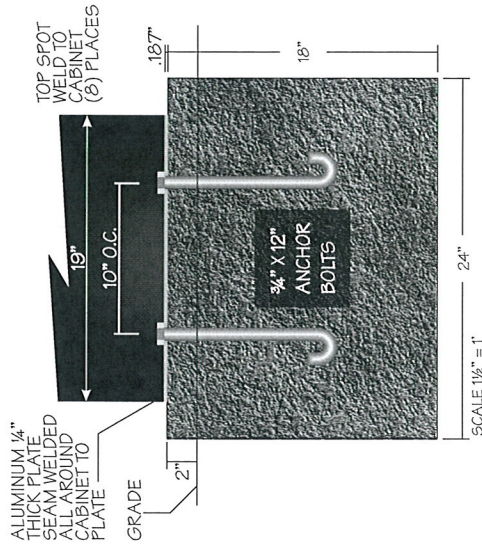
ELECTRONIC SIGNS

RECEIVED
APR 27 2010

VAR-38114
MSP-38116

Install Only

FOOTING TO BE DONE
BY NSMC



2 ORDER CONFIRMATION BOARD
(FOOTING ONLY)

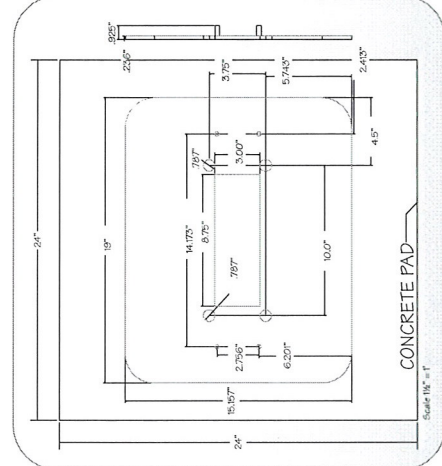
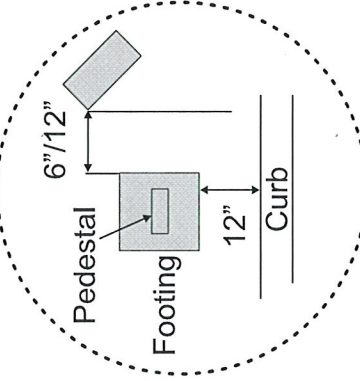
ORDER CONFIRMATION BOARD BUILT BY:
HyperActive Technologies
Data Visual Information Systems Co.
7300 Holiday Drive
Pittsburgh, PA 15220
Phone: 412-322-5060 Fax: 412-322-5121

SEE ENGINEERING FOR
FOOTING DETAILS

ORDER CONFIRMATION BOARD

SCALE: NT

NOTE: ALL WORK TO COMPLY WITH 2005 SNEA & NEVADA ELECTRICAL CODE (NEC)



THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY NSMC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF NSMC.



**National Sign
& MARKETING CORPORATION**
Data Visual Information Systems Co.
8000 North Central Expressway
Tel 909 391 4742 Fax 909 391 9792
E-Mail: nsmc@nsmc.com Web: nsmc.com
Syracuse, NY 13208
Class: C-6 Limit: \$950,000.00

Project: Carl's Jr.
Address: 7593 Las Vegas Dr., Las Vegas, NV
Phone: Account Mgr. S. Rosentblum
Designer: S. Duffy Scale: Noted Date: 04/20/2010

Client Approval: _____
Date: _____

APPROVED &
RELEASED FOR
CONSTRUCTION

Revisions: _____
Date: _____

Drawing Number
24359



VAR-38114
MSP-38116

APR 27 2010

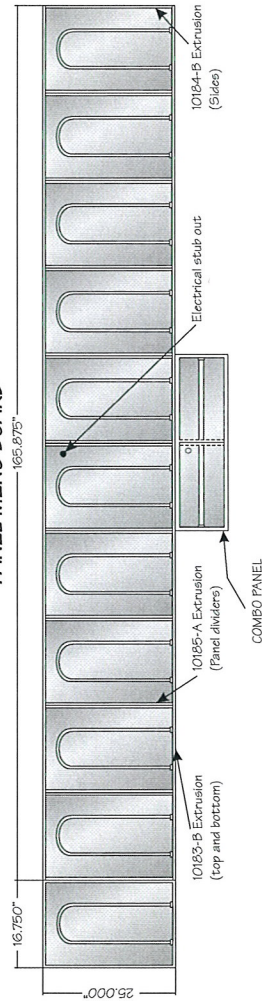
Install Only

3 INTERIOR MENU BOARD

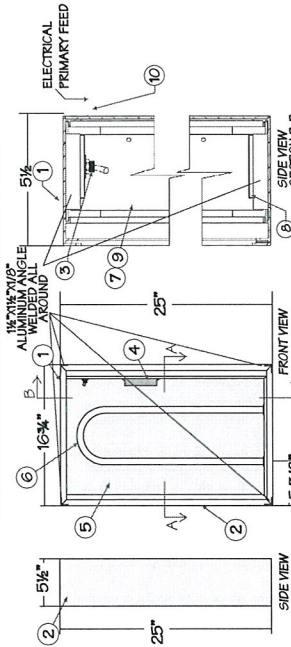
11 PANELS

MENU BOARD BUILT BY:
P.O. BOX 549 • MAYWOOD, CA 90270
800-423-4293
909-521-1500
FAX 909-521-5007
WWW.SIGNSOURCE.NET

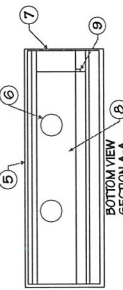
PANEL MENU BOARD



TYPICAL INTERIOR MENU BOARD PANEL CONSTRUCTION



PARTS LIST			
QTY	ITEM #	DESCRIPTION	REV
1	10183-B	10183-B Extrusion (Top and bottom)	1
1	10184-B	10184-B Extrusion (Sides)	1
1	10185-A	10185-A Extrusion (Panel dividers)	1
1	10185-B	10185-B Extrusion (Panel dividers)	1
1	10185-C	10185-C Extrusion (Panel dividers)	1
1	10185-D	10185-D Extrusion (Panel dividers)	1
1	10185-E	10185-E Extrusion (Panel dividers)	1
1	10185-F	10185-F Extrusion (Panel dividers)	1
1	10185-G	10185-G Extrusion (Panel dividers)	1
1	10185-H	10185-H Extrusion (Panel dividers)	1
1	10185-I	10185-I Extrusion (Panel dividers)	1
1	10185-J	10185-J Extrusion (Panel dividers)	1
1	10185-K	10185-K Extrusion (Panel dividers)	1
1	10185-L	10185-L Extrusion (Panel dividers)	1
1	10185-M	10185-M Extrusion (Panel dividers)	1
1	10185-N	10185-N Extrusion (Panel dividers)	1
1	10185-O	10185-O Extrusion (Panel dividers)	1
1	10185-P	10185-P Extrusion (Panel dividers)	1
1	10185-Q	10185-Q Extrusion (Panel dividers)	1
1	10185-R	10185-R Extrusion (Panel dividers)	1
1	10185-S	10185-S Extrusion (Panel dividers)	1
1	10185-T	10185-T Extrusion (Panel dividers)	1
1	10185-U	10185-U Extrusion (Panel dividers)	1
1	10185-V	10185-V Extrusion (Panel dividers)	1
1	10185-W	10185-W Extrusion (Panel dividers)	1
1	10185-X	10185-X Extrusion (Panel dividers)	1
1	10185-Y	10185-Y Extrusion (Panel dividers)	1
1	10185-Z	10185-Z Extrusion (Panel dividers)	1



INTERIOR MENU BOARD

SCALE: NTS



National Sign & Marketing Corporation
P.O. Box 549 • Maywood, CA 90270
Tel: 909-521-1500 Fax: 909-521-5007
E-Mail: sales@nsgm.com
Class: C-6 Limit: \$950,000.00

Project: Carl's Jr.
Address: 7599 Vegas Dr., Las Vegas, NV
Phone: Account Mgr. S. Rosentblom
Designer: S. Duffy Scale: Noted Date: 04/20/2010

Client Approval:

Date: _____

APPROVED & RELEASED FOR CONSTRUCTION

Date: _____

Revisions:

Drawing Number
24359



VAR-38114
MSP-38116

APR 27 2010

NOTE: ALL WORK TO COMPLY WITH 2005 SNEA & NEVADA ELECTRICAL CODE (NEC)



ALL MANUFACTURING BY OTHERS INSTALL ONLY

Construction:

- All aluminum extrusion construction, .0900 thick 6063-T5 alloy.
- All exposed surfaces of cabinets have a 5 step paint process including sanding, chemical degreasing, etching primer, polyurethane undercoat and polyurethane paint.
- All cabinets are manufactured to UL specifications and bear their label.

Installation:

- 10' 'Z' (supplied) is mounted to wall. Brackets mounted to rear of cabinet hang menu from 'Z' bar.
- #14 Lag Bolts x3" Penetration every 16" O.C. (If dry wall & wood studs)
- 1/4"x3" Toggle Bolts every 16" O.C. (If tile wall).

Electrical:

- 120 volts, 60 Hz
- 2.37 amps
- Hardware electrical connection by GC
- Replacement lamps: F80 32 T8/T41
- Replacement ballasts: Advance REL-4P32-SC
- Provide separate circuit for all signs

THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY NSIC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF NSIC.

Install Only

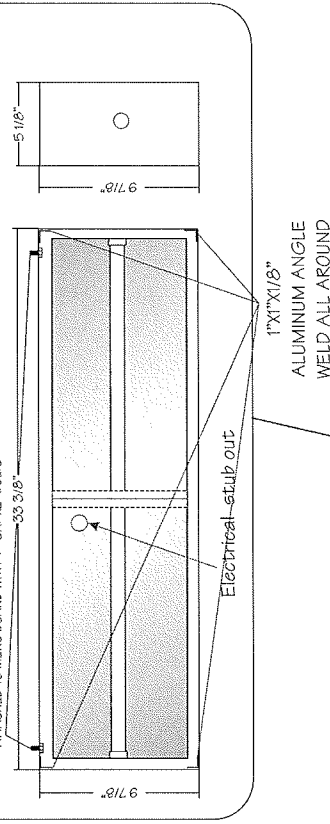


INTERIOR MENU BOARD LIGHT BOX COMBO PANEL

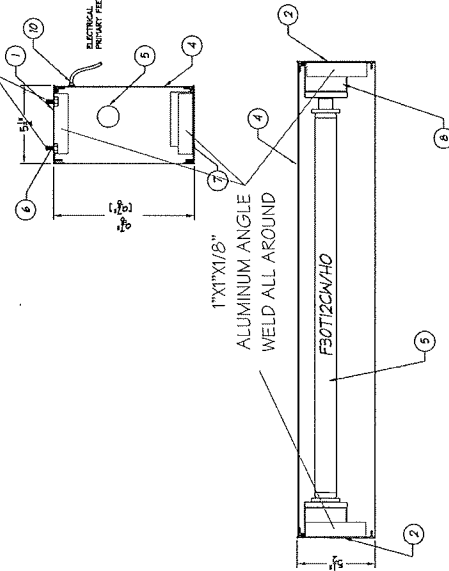
ALL MANUFACTURING BY OTHERS INSTALL ONLY

INTERIOR MENU BOARD LIGHTBOX COMBO PANEL

ATTACHED TO MENU BOARD WITH 4 - 3/16"X1/8" BOLTS



ATTACHED TO MENU BOARD WITH 4 - 3/16"X1/8" BOLTS



NO.	PART #	DESCRIPTION	QTY
1	08000000	120V AC 10/1 ONE	1
2	08000000	120V AC 10/1 ONE	1
3	08000000	120V AC 10/1 ONE	1
4	08000000	120V AC 10/1 ONE	1
5	08000000	120V AC 10/1 ONE	1
6	08000000	120V AC 10/1 ONE	1
7	08000000	120V AC 10/1 ONE	1
8	08000000	120V AC 10/1 ONE	1
9	08000000	120V AC 10/1 ONE	1
10	08000000	120V AC 10/1 ONE	1
11	08000000	120V AC 10/1 ONE	1
12	08000000	120V AC 10/1 ONE	1
13	08000000	120V AC 10/1 ONE	1
14	08000000	120V AC 10/1 ONE	1
15	08000000	120V AC 10/1 ONE	1
16	08000000	120V AC 10/1 ONE	1
17	08000000	120V AC 10/1 ONE	1
18	08000000	120V AC 10/1 ONE	1
19	08000000	120V AC 10/1 ONE	1
20	08000000	120V AC 10/1 ONE	1
21	08000000	120V AC 10/1 ONE	1
22	08000000	120V AC 10/1 ONE	1
23	08000000	120V AC 10/1 ONE	1
24	08000000	120V AC 10/1 ONE	1
25	08000000	120V AC 10/1 ONE	1
26	08000000	120V AC 10/1 ONE	1
27	08000000	120V AC 10/1 ONE	1
28	08000000	120V AC 10/1 ONE	1
29	08000000	120V AC 10/1 ONE	1
30	08000000	120V AC 10/1 ONE	1
31	08000000	120V AC 10/1 ONE	1
32	08000000	120V AC 10/1 ONE	1
33	08000000	120V AC 10/1 ONE	1
34	08000000	120V AC 10/1 ONE	1
35	08000000	120V AC 10/1 ONE	1
36	08000000	120V AC 10/1 ONE	1
37	08000000	120V AC 10/1 ONE	1
38	08000000	120V AC 10/1 ONE	1
39	08000000	120V AC 10/1 ONE	1
40	08000000	120V AC 10/1 ONE	1
41	08000000	120V AC 10/1 ONE	1
42	08000000	120V AC 10/1 ONE	1
43	08000000	120V AC 10/1 ONE	1
44	08000000	120V AC 10/1 ONE	1
45	08000000	120V AC 10/1 ONE	1
46	08000000	120V AC 10/1 ONE	1
47	08000000	120V AC 10/1 ONE	1
48	08000000	120V AC 10/1 ONE	1
49	08000000	120V AC 10/1 ONE	1
50	08000000	120V AC 10/1 ONE	1
51	08000000	120V AC 10/1 ONE	1
52	08000000	120V AC 10/1 ONE	1
53	08000000	120V AC 10/1 ONE	1
54	08000000	120V AC 10/1 ONE	1
55	08000000	120V AC 10/1 ONE	1
56	08000000	120V AC 10/1 ONE	1
57	08000000	120V AC 10/1 ONE	1
58	08000000	120V AC 10/1 ONE	1
59	08000000	120V AC 10/1 ONE	1
60	08000000	120V AC 10/1 ONE	1
61	08000000	120V AC 10/1 ONE	1
62	08000000	120V AC 10/1 ONE	1
63	08000000	120V AC 10/1 ONE	1
64	08000000	120V AC 10/1 ONE	1
65	08000000	120V AC 10/1 ONE	1
66	08000000	120V AC 10/1 ONE	1
67	08000000	120V AC 10/1 ONE	1
68	08000000	120V AC 10/1 ONE	1
69	08000000	120V AC 10/1 ONE	1
70	08000000	120V AC 10/1 ONE	1
71	08000000	120V AC 10/1 ONE	1
72	08000000	120V AC 10/1 ONE	1
73	08000000	120V AC 10/1 ONE	1
74	08000000	120V AC 10/1 ONE	1
75	08000000	120V AC 10/1 ONE	1
76	08000000	120V AC 10/1 ONE	1
77	08000000	120V AC 10/1 ONE	1
78	08000000	120V AC 10/1 ONE	1
79	08000000	120V AC 10/1 ONE	1
80	08000000	120V AC 10/1 ONE	1
81	08000000	120V AC 10/1 ONE	1
82	08000000	120V AC 10/1 ONE	1
83	08000000	120V AC 10/1 ONE	1
84	08000000	120V AC 10/1 ONE	1
85	08000000	120V AC 10/1 ONE	1
86	08000000	120V AC 10/1 ONE	1
87	08000000	120V AC 10/1 ONE	1
88	08000000	120V AC 10/1 ONE	1
89	08000000	120V AC 10/1 ONE	1
90	08000000	120V AC 10/1 ONE	1
91	08000000	120V AC 10/1 ONE	1
92	08000000	120V AC 10/1 ONE	1
93	08000000	120V AC 10/1 ONE	1
94	08000000	120V AC 10/1 ONE	1
95	08000000	120V AC 10/1 ONE	1
96	08000000	120V AC 10/1 ONE	1
97	08000000	120V AC 10/1 ONE	1
98	08000000	120V AC 10/1 ONE	1
99	08000000	120V AC 10/1 ONE	1
100	08000000	120V AC 10/1 ONE	1

Construction:

- All aluminum extrusion construction, .0900 thick 6063-T5 alloy.
- All exposed surfaces of cabinets have a 5 step paint process including sanding, chemical degreasing, etching primer, polyurethane undercoat and polyurethane paint.
- All cabinets are manufactured to UL specifications and bear their label.

Installation:

- This cabinet bolts to the bottom of the Carl's 10/11 panel interior menu, item #00036080. Using 1/4"X1/8" bolts into nutserts pre-mounted at bottom of 10/11 menu board by manufacturer.

Electrical:

- 120 volts, 60 Hz
- 40 amps
- Hardware electrical connection by GC
- Replacement lamps: F25T12/CW/30
- Replacement ballasts: LC-25/340-H2 (1 each)
- Replacement starter: FS-25
- Provide separate circuit for all signs

NOTE: ALL WORK TO COMPLY WITH 2005 SNEA & NEVADA ELECTRICAL CODE (NEC)



MENU BOARD BUILT BY:
D&M Visual Information Systems Co.
141 9th St., Suite 200, San Francisco, CA 94103
Tel: 415-398-1982
Fax: 415-398-1982
www.dmsignsource.net

INTERIOR MENU BOARD LIGHTBOX COMBO PANEL

SCALE: NTS

THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY US. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF US.



National Sign & Marketing Corporation
DBA Visual Information Systems Co.
141 9th St., Suite 200, San Francisco, CA 94103
Tel: 415-398-1982
Fax: 415-398-1982
www.dmsignsource.net
Class C-6 Limit \$500,000.00

Project: Carl's Jr.
Address: 7599 Vegas Dr., Las Vegas, NV
Phone: Account Mgr. S. Rosentblum
Designer: S. Duffy Scale: Noted Date: 04/20/2010

Client Approval: _____
Date: _____

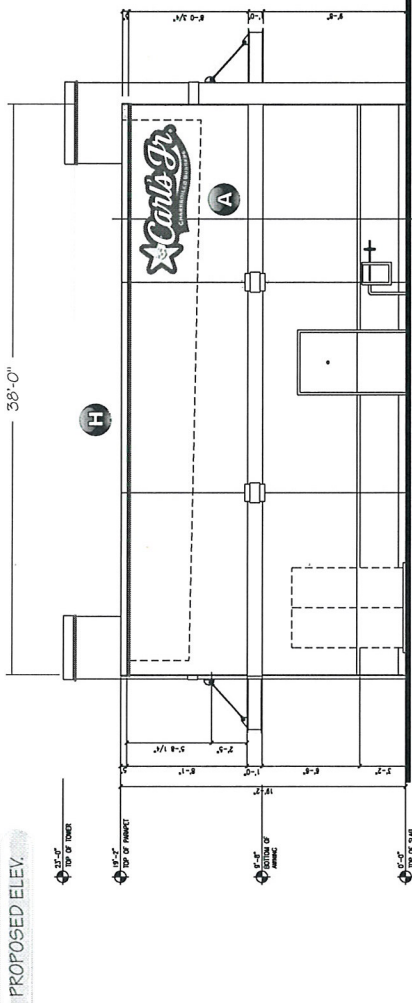
APPROVED & RELEASED FOR CONSTRUCTION
Signature: _____
Date: _____

Revisions: _____
Drawing Number: 24359



VAR-38114
MSP-38116

APR 27 2010

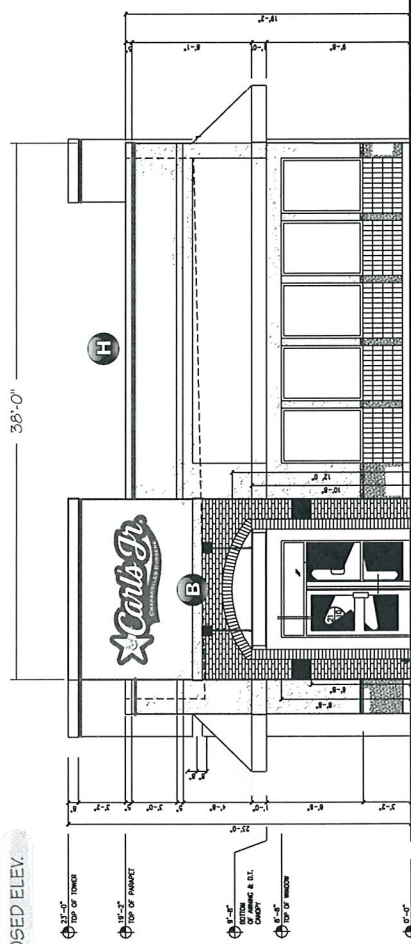


PROPOSED ELEV.

- A 42" EMBOSSED ILLUM. "CARL'S JR." CLOUD SIGN
- H NEW LED BORDER TUBE LIGHT SYSTEM
52'-1" LIN. FT. APPROX.

North Elevation

SCALE: 1/8" = 1'



PROPOSED ELEV.

- B 42" EMBOSSED ILLUM. "CARL'S JR." CLOUD SIGN
- H NEW LED BORDER TUBE LIGHT SYSTEM
49'-7" LIN. FT. APPROX.

South Elevation

SCALE: 1/8" = 1'

THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY INSMC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF INSMC.



National Sign & Marketing Corporation
 DBA Visual Information Systems Co.
 1410 S. 10th St., Suite 100
 Las Vegas, NV 89102
 Tel: 909.593.4742 Fax: 909.593.9792
 E-mail: sales@nsmc.com 31110
 Class: C-6 Limit: \$550,000.00

Project: Carl's Jr.
 Address: 7599 Vegas Dr., Las Vegas, NV
 Phone: Account Mgr. S. Rosenbloom
 Designer: S. Duffy Scale: Noted Date: 04/20/2010

Client Approval: _____
 Date: _____

APPROVED & RELEASED FOR CONSTRUCTION
 Signature: _____ Date: _____

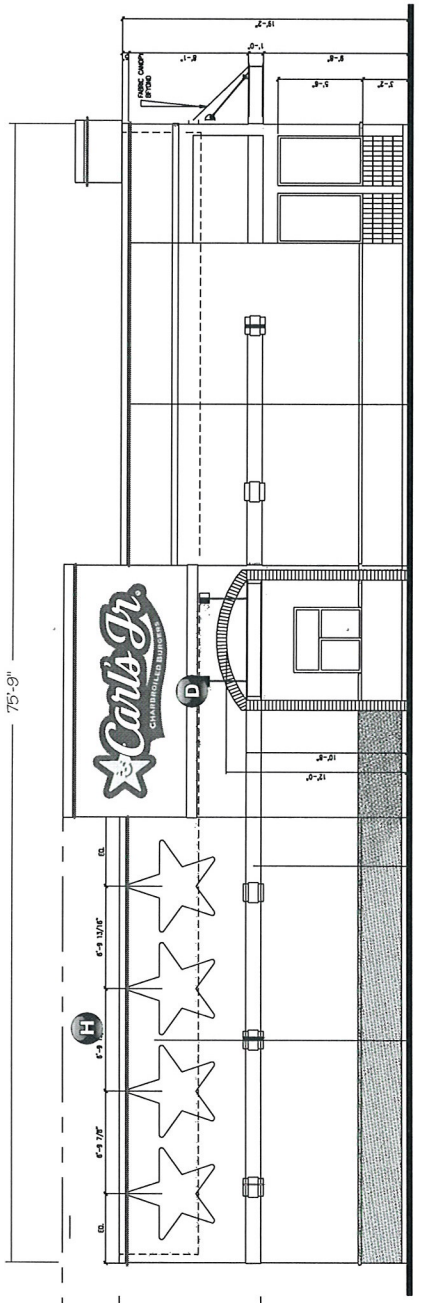
Revisions: _____

Drawing Number
24359



VAR-38114
MSP-38116

APR 27 2010



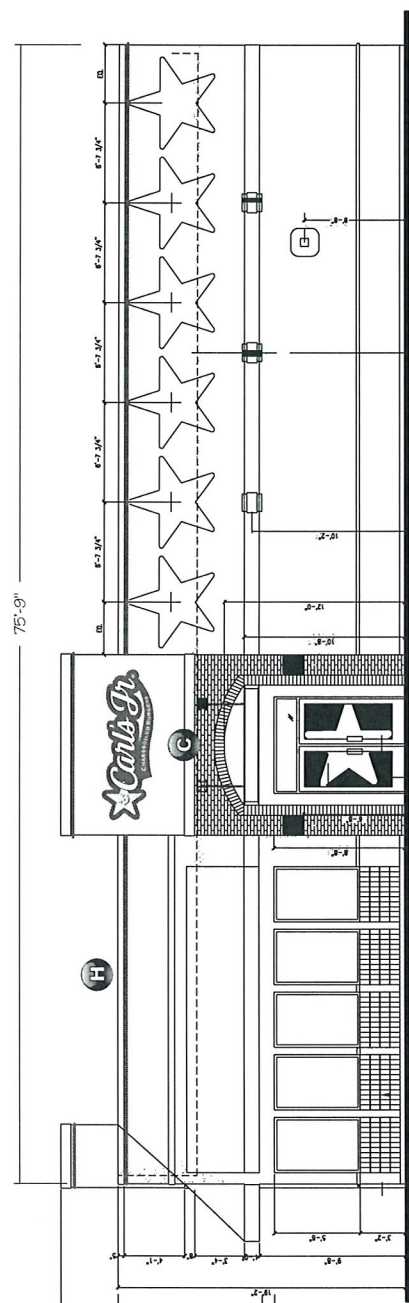
75'-9"

PROPOSED ELEV.

- D 60" EMBOSSED ILLUM. "CARL'S JR." CLC
- H NEW LED BORDER TUBE LIGHT SYSTEM
87'-9" LIN. FT. APPROX.

West Elevation

SCALE: 1/8" = 1'



75'-9"

PROPOSED ELEV.

- C 42" EMBOSSED ILLUM. "CARL'S JR." CLOUD SIGN
- H NEW LED BORDER TUBE LIGHT SYSTEM
87'-7" LIN. FT. APPROX.

East Elevation

SCALE: 1/8" = 1'

THIS IS AN ORIGINAL UNPUBLISHED DRAWING CREATED FOR YOUR PERSONAL USE IN CONNECTION WITH A PROJECT PLANNED FOR YOU BY INSMC. IT IS NOT TO BE SHOWN OUTSIDE YOUR ORGANIZATION NOR USED, REPRODUCED, COPIED OR EXHIBITED IN ANY FASHION UNLESS AUTHORIZED IN WRITING BY AN OFFICER OF INSMC.



National Sign & Marketing Corporation
 P&A Visual Information Systems Co.
 8000 S. Durango Ave., Suite 100
 Las Vegas, NV 89149
 Tel: 909.331.4742 Fax: 909.331.9792
 E-Mail: info@nsmc.com
 Website: www.nsmc.com
 Class: C-6 Limit: \$950,000.00

Project: Carl's Jr.
 Address: 7595 Vegas Dr., Las Vegas, NV
 Phone: Account Mgr. S. Rosenbloom
 Designer: S. Duffy Scale: Noted Date: 04/20/2010

Client Approval: _____
 Date: _____

APPROVED & RELEASED FOR CONSTRUCTION
 Signature: _____ Date: _____

Revisions: _____
 Drawing Number: 24359

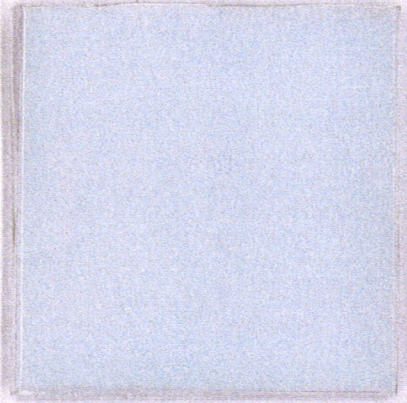


VAR-38114
MSP-38116

APR 27 2010

National Sign & Marketing Corporation

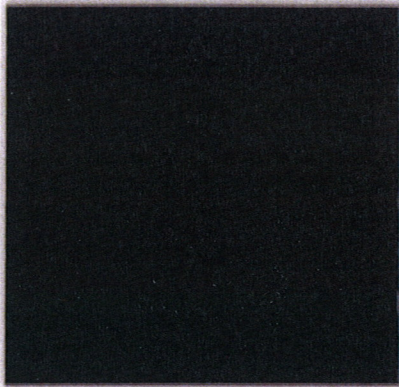
13580 5th Street • Chino, CA 91710 • Tel: 909.591.4742 • FAX: 909.591.9792 • Toll Free: 877.877.NSMC



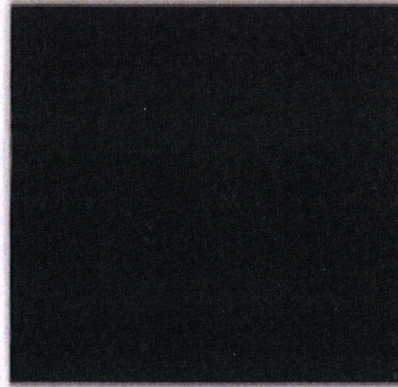
3/16" White Lexan



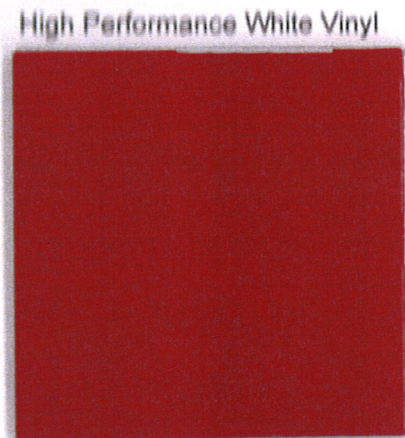
Cloud Sign Face



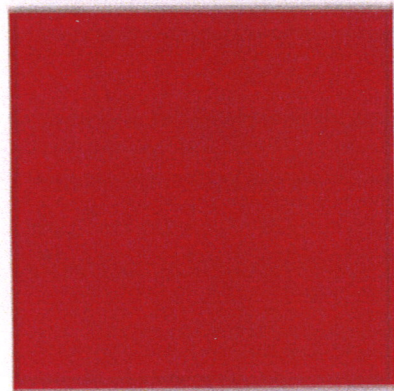
Pre-coated aluminum returns



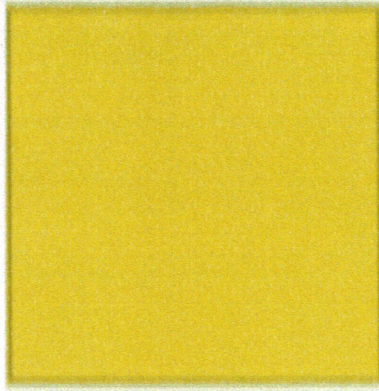
Aluminum painted black



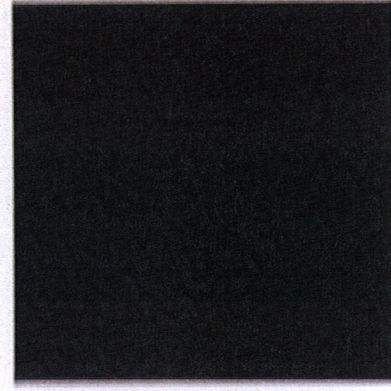
High Performance White Vinyl



3M-3630-73 Red
Translucent Vinyl



3M-3630-15 Yellow
Translucent Vinyl



3M-180C-12 High Performance
Black Vinyl



RECEIVED

VAR-38114 APR 27 2010



Visual
Information
Systems Company

ELECTRONIC SIGNS

CL #442769



National Sign
& MARKETING CORPORATION

a division of Visual Information Systems Company

April 26, 2010

City Of Las Vegas
Development Services Center
731 South Fourth Street
Las Vegas, NV 89101

Justification Letter for Variance
For: Carl's Jr. Clearance Arm, 7598 Vegas Drive.

To Whom It May Concern:

Please see the attached submittal of a variance for a Drive Thru Clearance Arm for the Carl's Jr. Restaurant at 7598 Vegas Drive. This is an incidental sign which is seven feet six inches greater in height than the five feet allowed by code and has a logo and sign copy area greater than the 25% of the sign area allowed by code. This clearance bar has been designed to facilitate safer & faster ingress and egress through the drive thru lane. It accomplishes this by combining a height detector that is easier to see by the motoring public, with a menu of the more popular items that the restaurant offers. This combination helps citizens make quicker decisions regarding their patronage of the establishment. In addition, the clearance bar better identifies the drive thru in this busy shopping center, helping traffic flow more smoothly and safely. Therefore, we feel that the application is justified.

Should you have any questions, please feel free to contact me at your convenience.

Respectfully,

Ed Blend
National Sign & Marketing Corporation
DBA: Visual Information Systems Company
13580 5th St.
Chino, CA 91710

Tel: 909-287-7373
Cell: 760-912-5224
Email: eblend@nsmc.com

RECEIVED
APR 27 2010

VAR-38114

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

MSP-38116 - MASTER SIGN PLAN RELATED TO VAR-38114 - PUBLIC HEARING -
APPLICANT/OWNER: SEA BREEZE VILLAGE II, LLC - Request for a Major Amendment to
a previously approved Master Sign Plan (MSP-2619) at the northeast corner of Buffalo Drive
and Vegas Drive (APN 138-22-418-011), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

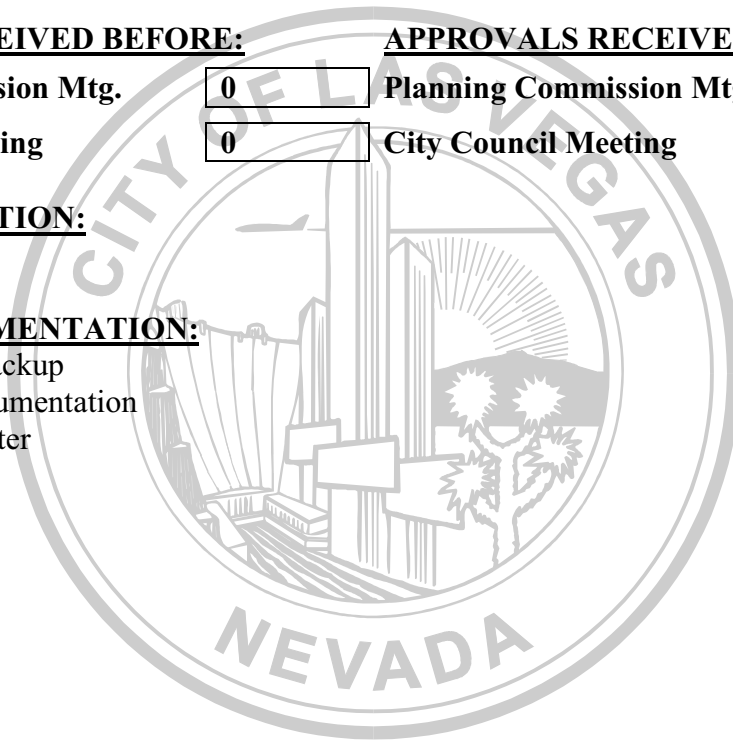
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Consolidated Backup
2. Supporting Documentation
3. Justification Letter



Consistent with the City's sustainability efforts to reduce paper use, backup documentation pertaining to related items will appear as backup under the first item. This item includes such consolidated backup documentation. Please refer to the first related application in the subject line of the Agenda Summary Page.



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **MSP-38116** APN: 138-22-418-011

Name of Property Owner: SEA BREEZE VILLAGE II, LLC

Name of Applicant: Visual Information Systems Co.

Name of Representative: Ed Blend

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: HASKEL INV

Subscribed and sworn before me

This 9 day of March, 20 10

Trina M. Perales
Notary Public in and for said County and State





PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: AMEND MSP-2619
Project Address (Location) 7598 Vegas Dr.
Project Name Carl's Jr. Proposed Use _____
Assessor's Parcel #(s) 138-22-418-011 Ward # 4
General Plan: existing ☒ proposed _____ Zoning: existing ☒ proposed _____
Commercial Square Footage _____ Floor Area Ratio _____
Gross Acres .52 Lots/Units 1 Density _____
Additional Information AMEND THE SEABREEZE VILLAGE MSP TO INCLUDE
INCIDENTAL SIGNAGE FOR CARL'S JR. RESTAURANT

PROPERTY OWNER SEA BREEZE VILLAGE II, LLC Contact JENNIFER ROBERTS
Address 1710 N. BUFFALO #101 Phone: 702-253-5511 Fax: 702-430-5307
City LAS VEGAS State NV Zip 89128
E-mail Address jro@greatac.com

APPLICANT Visual Information Systems Co. Contact Ed Blend
Address 13580 5th St. Phone: 909-591-4742 Fax: _____
City Chino State CA Zip 91710
E-mail Address _____

REPRESENTATIVE Ed Blend Contact _____
Address 13580 5th St. Phone: 909-287-7373 Fax: _____
City Chino State CA Zip 91710
E-mail Address eblend@nsmc.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 Haskel Iny

Subscribed and sworn before me

This 9 day of March, 20 10

Trina M. Perales

FOR DEPARTMENT USE ONLY

Case #	<u>MSP-38116</u>
Meeting Date:	<u>6/24/2010</u>
Total Fee:	<u>330.00</u>
Date Received:*	<u>4/27/2010</u>
Received By:	<u>MREX</u>

Notary Public in and for said County and State



TRINA M. PERALES
Notary Public-State of Nevada
APPT. NO. 09-8929-1
My App. Expires December 12, 2012

Revised 10/27/08

*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

April 26, 2010

City Of Las Vegas
Development Services Center
731 South Fourth Street
Las Vegas, NV 89101

Justification Letter for MSP 2619 Amendment
For: Carl's Jr. Restaurant Signage, 7598 Vegas Drive

To Whom It May Concern:

This is a submittal to amend the Master Sign Program (MSP-2619) to add the signage for the new Carl's Jr restaurant which has been built at 7598 Vegas Drive. The signs have been designed and placed to meet all city sign codes and requirements as far as height, separation from existing signs and be within the square footage allowed for this building. Our proposal includes the necessary design elements for Carl's Jr. to succeed while still maintaining an organized presentation and "classic diner" appearance. All other signs in the center are to remain the same as filed under the original sign program. Therefore, we feel that the application is justified.

Should you have any questions, please feel free to contact me at your convenience.

Respectfully,



Ed Blend
National Sign & Marketing Corporation
DBA: Visual Information Systems Company
13580 5th St.
Chino, CA 91710

Tel: 909-287-7373
Cell: 760-912-5224
Email: eblend@nsmc.com

RECEIVED
APR 27 2010

VAR-38114
MSP-38116

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

RQR-38143 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: SUMMERLIN MASSAGE NV, LLC - OWNER: JMK/BOCA PAD, LLC - Required Review of a previously approved Special Use Permit (SUP-32148) THAT ALLOWED A 3,193 SQUARE-FOOT MASSAGE ESTABLISHMENT WITH A WAIVER TO ALLOW FOR A ZERO-FOOT DISTANCE SEPARATION FROM ANOTHER MASSAGE ESTABLISHMENT WHERE 1,000 FEET IS THE MINIMUM DISTANCE REQUIRED at 8950 West Charleston Boulevard, Suite #7 (APN 138-32-412-026), C-1 (Limited Commercial) Zone, Ward 2 (Wolfson).

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

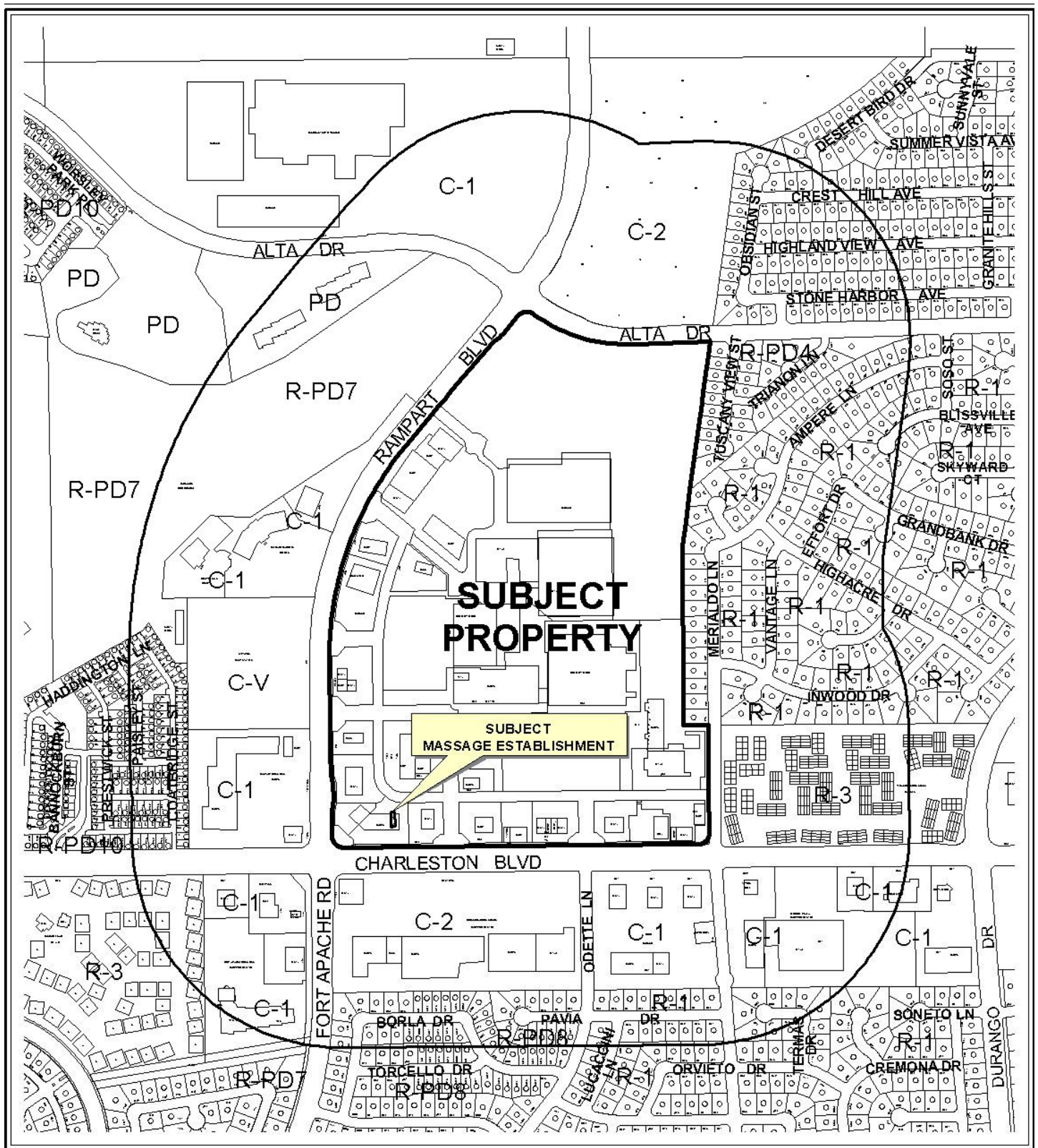
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. City Council Approval Letter for SUP-32148
6. Justification Letter

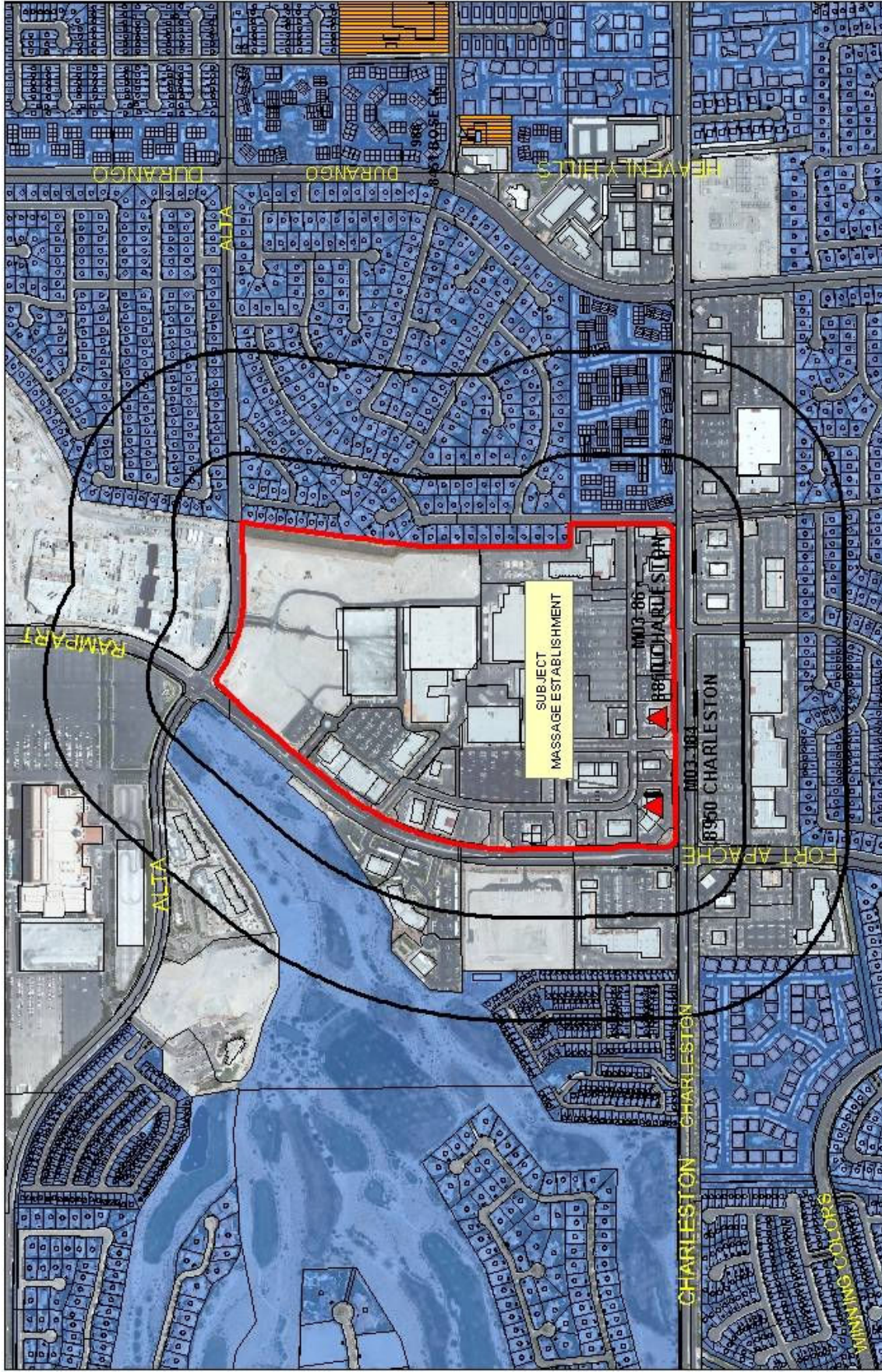


CASE: **RQR-38143**

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)





RQR-38143

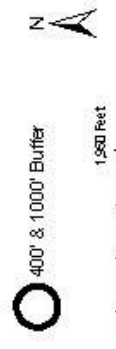
Business Licenses

-  Massage Establishment
-  Child Care/Children Facility

Protected Landuses

-  RELIGIOUS
-  CITY PARKS
-  SCHOOLS

-  Subject Property
-  Residential Property



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **RQR-38143** APN: 138-32-412-026

Name of Property Owner: JMK Boca Pad, LLC

Name of Applicant: Mr. Stephen L. Cook, Summerlin Massage NV, LLC

Name of Representative: Stephen Cook

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: John Kirkorian

Subscribed and sworn before me

This day of , 20

Notary Public in and for said County and State

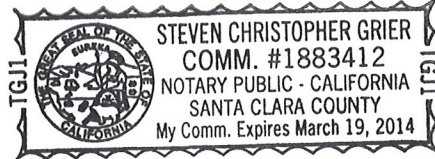
RECEIVED

APR 29 2010

State of California
County of Santa Clara

Subscribed and sworn to (or affirmed) before me on this 9th
day of April, 20 10, by John Kirkorian

proved to me on the basis of satisfactory evidence to be the
person(s) who appeared before me.



(Seal)

Signature

RECEIVED

APR 29 2010



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Summertin Massage NV LLC dba Massage Envy - Boca Park
Project Address (Location) 8950 W. Charleston Blvd. #7 Las Vegas NV 89117
Project Name Massage Envy Proposed Use _____
Assessor's Parcel #(s) 138-32-412-026 Ward # 2
General Plan: existing _____ proposed _____ Zoning: existing C-1 proposed _____
Commercial Square Footage _____ Floor Area Ratio _____
Gross Acres _____ Lots/Units _____ Density _____
Additional Information _____

PROPERTY OWNER JMK Boca Pad, LLC Contact John Kirkorian
Address 1630 W. Campbell Ave. Phone: 408-379-7547 Fax: 408-379-9093
City Campbell State CA Zip 95008
E-mail Address john.kirkorian@gmail.com

APPLICANT Stephen Cook - Summertin Massage NV LLC Contact Stephen L. Cook
Address 19506 N 41st Ln Phone: 602-882-0898 Fax: 623-551-9668
City Glendale State AZ Zip 85308
E-mail Address SLCOOK@massageenvy.com

REPRESENTATIVE Stephen Cook Contact _____
Address Same as above Phone: _____ Fax: _____
City _____ State _____ Zip _____
E-mail Address _____

Property Owner Signature* _____

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

Print Name John Kirkorian

Subscribed and sworn before me

This _____ day of _____, 20 _____

Notary Public in and for said County and State

FOR DEPARTMENT USE ONLY

Case #

RQR-38143

Meeting Date:

6/24/10

Total Fee:

\$800

Date Accepted:

4/29/10

Accepted By:

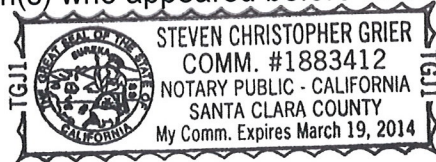
[Signature]

*The application will not be deemed complete until the submitted materials have been reviewed by the Planning and Development for consistency with applicable sections for the Zoning Ordinance.

State of California
County of Santa Clara

Subscribed and sworn to (or affirmed) before me on this 9th
day of April, 2010, by John Kirkorian

proved to me on the basis of satisfactory evidence to be the
person(s) who appeared before me.



(Seal)

Signature

Steven Grier

RECEIVED

APR 29 2010

APR 29 2010

RECEIVED

101144

BOCA PARK - PAD G

Perham

PERHAM ASSOCIATES, INC.
2200 CORPORATE CIRCLE
SUITE 200
HENDERSON, NEVADA 89074
702.940.8400 702.940.2222 FAX

This drawing is the property of Perham Associates, Inc. and is not to be reproduced, copied, or used in any way without the written consent of Perham Associates, Inc. The information contained herein is confidential and proprietary to Perham Associates, Inc. and is not to be disclosed to any third party without the written consent of Perham Associates, Inc. The information contained herein is for informational purposes only and does not constitute an offer of any financial product or service. The information contained herein is subject to change without notice.

Rev	Date	By	Description
1	04-07-09	AK	BOCA PARK - PAD G

BOCA PARK - PAD G
INTERCAPITAL DEVELOPMENT
NEC Charleston and Rampart
Las Vegas, Nevada

Drawn/Checked By
R.N./J.R.

Date
12-28-01

Project Number
101144

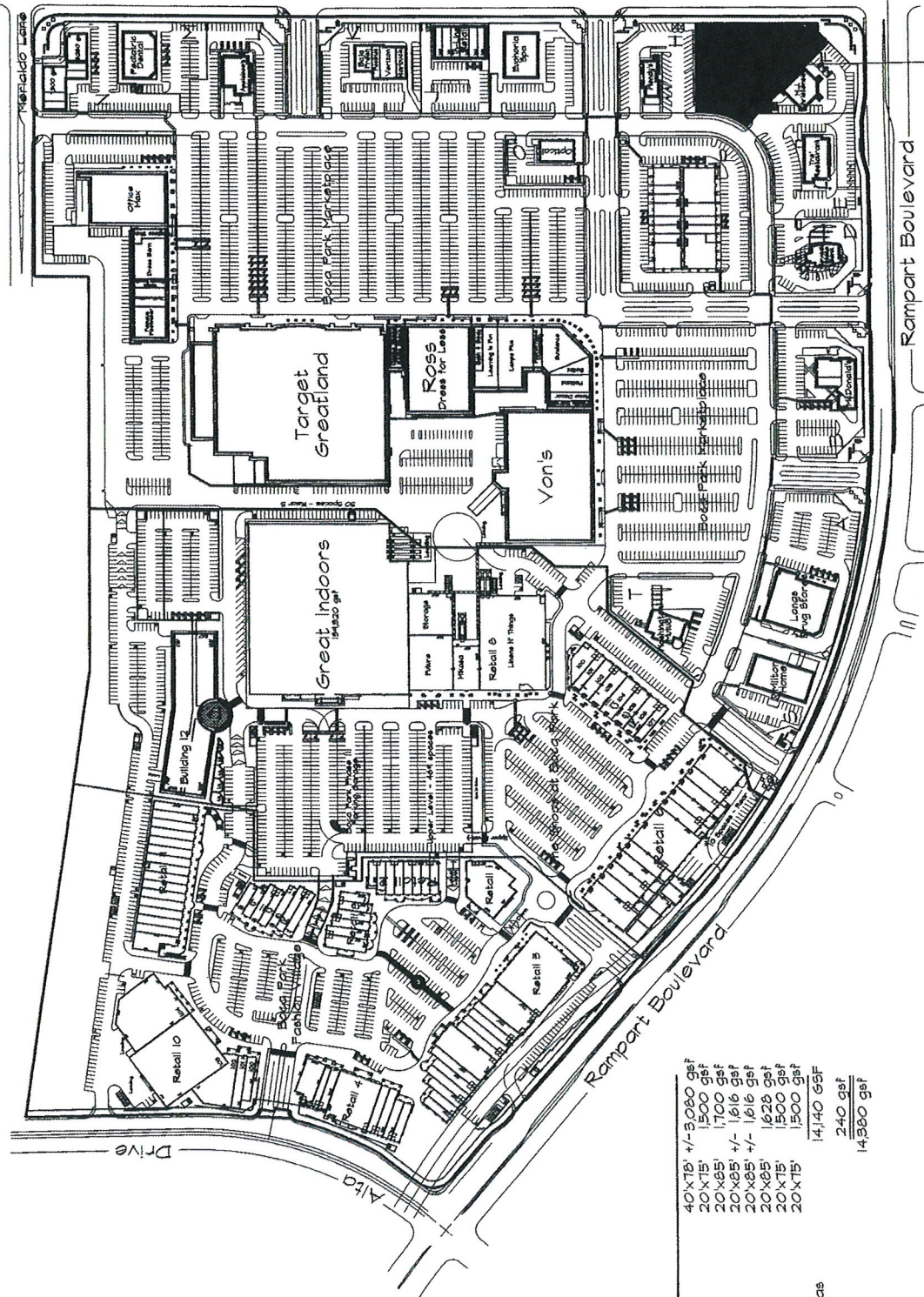
Sheet Number
A-1.0

A-1.0

RQR-38143

OVERALL SITE PLAN

SCALE: NTS



Building - 6	40'x75'	+/- 3,080 gsf
Suite - 100	20'x75'	1,500 gsf
Suite - 102	20'x85'	1,700 gsf
Suite - 103	20'x85'	+/- 1,616 gsf
Suite - 104	20'x85'	+/- 1,616 gsf
Suite - 105	20'x85'	1,628 gsf
Suite - 106	20'x75'	1,500 gsf
Suite - 107	20'x75'	1,500 gsf
Suite - 108	20'x75'	1,414 gsf
Total Suite Areas		240 gsf
Common		14,380 gsf
Total Area		

BOCA PARK - PAD G
INTERCAPITAL DEVELOPMENT
NEC Charleston and Rampart
Las Vegas, Nevada

Drawn/Checked by
C.N. / J.R.

Date
12-28-01

Project Number
101144

Sheet Number
101144

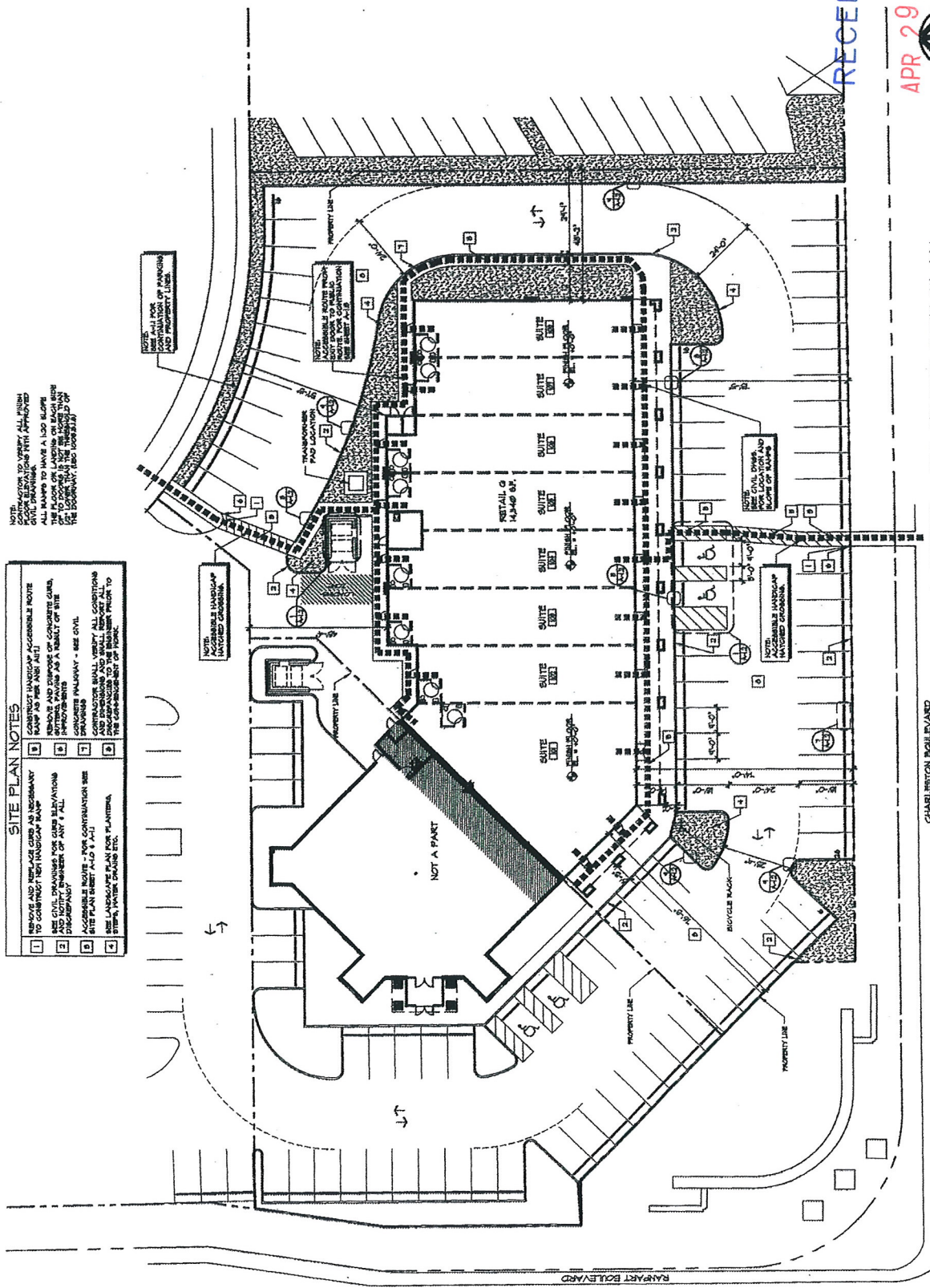
A-1.1

RECEIVED
APR 29 2010

ENLARGED SITE PLAN

CHARLESTON BOULEVARD

RQR-38143



- SITE PLAN NOTES**
1. REMOVE AND REPAIR ALL EXISTING CONCRETE AND MASONRY TO CORRECT HIGH VALUATION DISCREPANCY.
 2. USE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.
 3. CONCRETE PAVEMENT - SEE CIVIL.
 4. AGGREGATE BASE - PER CONSTRUCTION SPEC.
 5. SITE PLAN SHEET A-1.0 & A-1.1.
 6. SEE LANDSCAPE PLAN FOR PLANTING.
 7. PER LANDSCAPE PLAN FOR PLANTING.
 8. PER LANDSCAPE PLAN FOR PLANTING.

NOTE: CONTRACTOR TO VERIFY ALL FINISH ELEVATIONS AND PROVIDE APPROPRIATE CIVIL DRAWING.

ALL WORK TO HAVE A 1:10 SLOPE TO DRAINAGE.

ALL TO DRAINAGE IS NOT TO BE LESS THAN THE ELEVATION (SEE DRAINAGE).

NOTE: SEE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.

NOTE: AGGREGATE BASE - SEE CIVIL.

NOTE: CONCRETE PAVEMENT - SEE CIVIL.

NOTE: RESTAURANT 14,440 S.F.

NOTE: SUITE 1001 - SEE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.

NOTE: SUITE 1002 - SEE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.

NOTE: SUITE 1003 - SEE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.

NOTE: SUITE 1004 - SEE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.

NOTE: SUITE 1005 - SEE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.

NOTE: SUITE 1006 - SEE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.

NOTE: SUITE 1007 - SEE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.

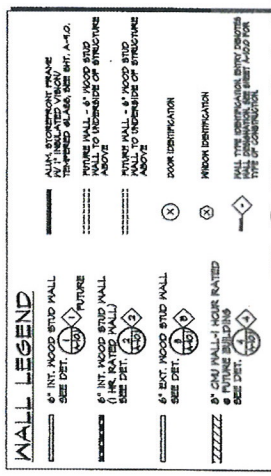
NOTE: SUITE 1008 - SEE CIVIL DRAWING FOR GROUND ELEVATIONS AND NOTIFY ENGINEER OF ANY DISCREPANCY.

APR 29 2010

[illegible]

Drawn/Checked by C.N. / J.R.	Date 12-28-01	Project Number 101144	Sheet Number A-2.0
--	-------------------------	---------------------------------	------------------------------

 RQR-38143



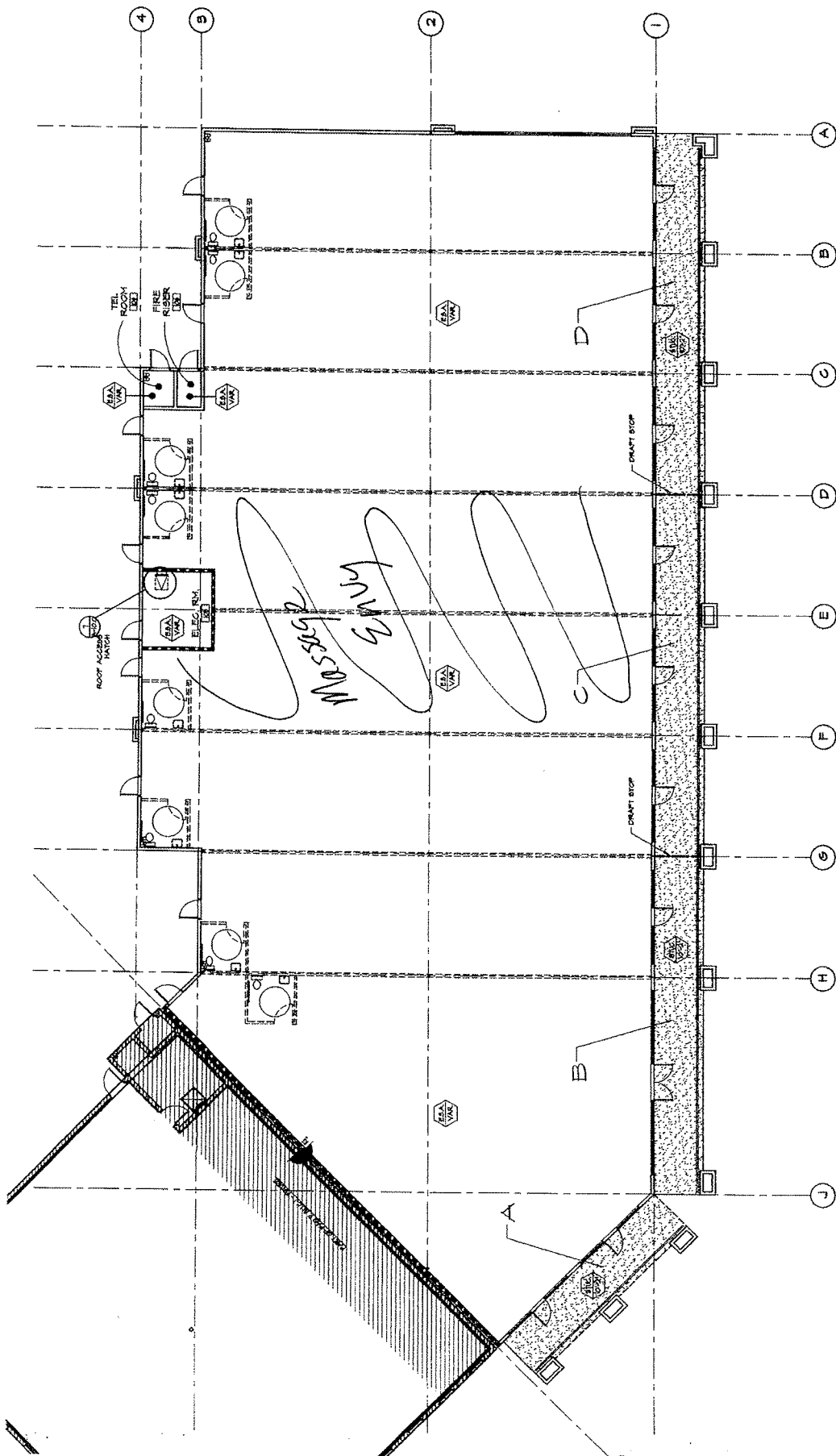
NOTES TO CONTRACTOR:

1. SUBMIT SHOP DRAWINGS OF FORMS, TIEBARS, AND BRACKETS FOR ARCHITECT'S REVIEW AND APPROVAL.
2. SUBMIT SHOP DRAWINGS OF PRE-PACKAGED AND PRECAST CONCRETE STRUCTURAL REINFORCEMENT FOR ARCHITECT'S REVIEW AND APPROVAL.
3. SUBMIT SHOP DRAWINGS OF AUTOMATIC WIRE SPLICING SYSTEM FOR MECHANICAL ENGINEER'S REVIEW AND APPROVAL.
4. SUBMIT SHOP DRAWINGS OF ROOF JOIST UNITS WITH MECHANICAL ENGINEER'S REVIEW AND APPROVAL PRIOR TO INSTALLATION.
5. IN CASE OF ANY DISCREPANCY OR UNCLEAR ITEM ON PLAN, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT THROUGH HIS PRIOR TO REVISION.

[illegible]

FLOOR PLAN





REFLECTED CEILING PLAN
SCALE 1/8" = 1'-0"

- NOTES**
1. REFER TO ARCHITECTURAL FLOOR PLANS FOR WALL TYPES AND DOOR SCHEDULES.
 2. ALL CEILING HEIGHTS SHALL BE 8'-0" UNLESS OTHERWISE NOTED.
 3. TYPICAL CEILING OBSERVATION NOTES.
 4. CEILING CONTRACTOR TO COORDINATE WITH MECHANICAL CONTRACTOR FOR VENTILATION AND AIR HANDLING EQUIPMENT INSTALLATION IN ORDER TO PROVIDE A WORKABLE INSTALLATION.

ATTIC VENTILATION ANALYSIS (PER U.B.C. (BOB.9))

ZONE	VENT. AREA	ATTIC AREA	VENT. RATIO (1/30)	VENT. PROVIDED
A	41,472 SQ. IN.	41,472 / 180 = 230.40 SQ. IN.	126,000 SQ. IN. / 2 FT. (44'-9") = 56,700 SQ. IN.	
B	41,472 SQ. IN.	41,472 / 180 = 230.40 SQ. IN.	126,000 SQ. IN. / 2 FT. (44'-9") = 56,700 SQ. IN.	

CEILING LEGEND

SYMBOL	DESCRIPTION
[Symbol]	CEILING MATERIAL
[Symbol]	CEILING HEIGHT
[Symbol]	EXTERIOR STUCCO CEILING
[Symbol]	INTERIOR STUCCO CEILING
[Symbol]	PROPOSED CEILING HEIGHT
[Symbol]	PROPOSED ROOF STRUCTURE
[Symbol]	BOB GENERAL NOTES
[Symbol]	STUCCO ROOF - SEE PLAN FOR CEILING DET.

RQR-38143

RECEIVED 12-28-01

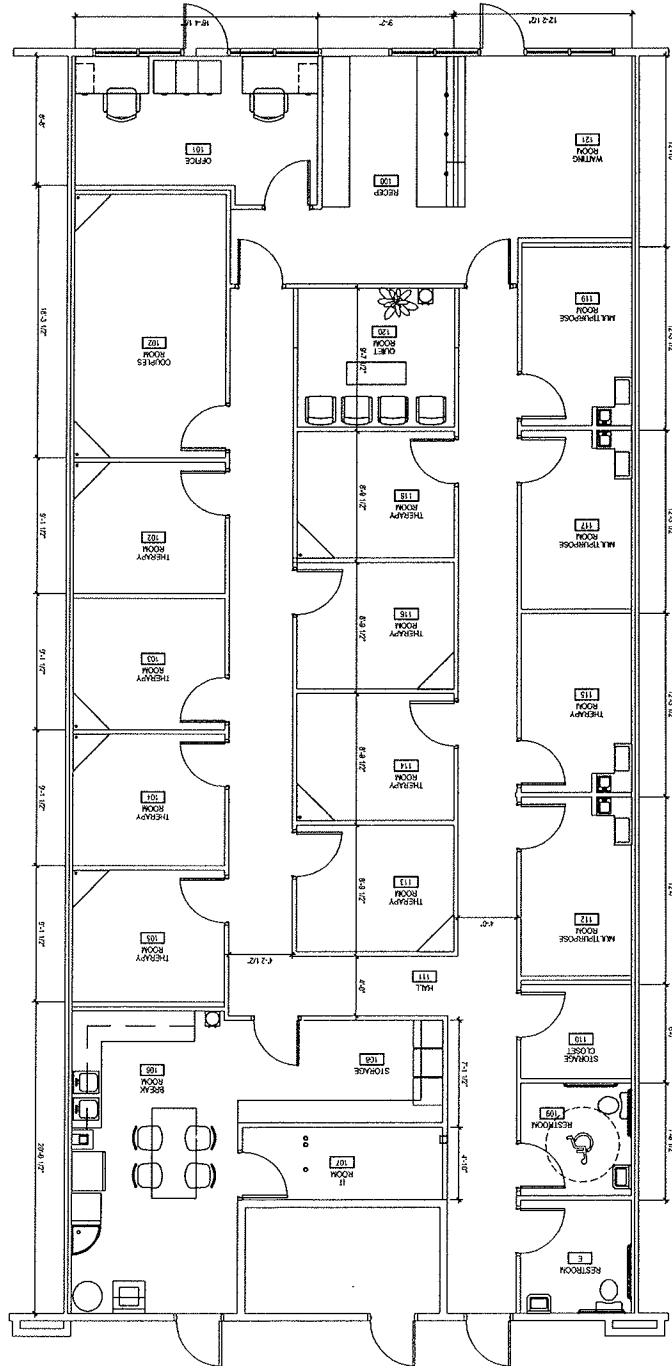
APR 29 2010

RQ-R-38143

APR 29 2010

RECEIVED

Message Entry - Boca Park
8950 W. Charleston

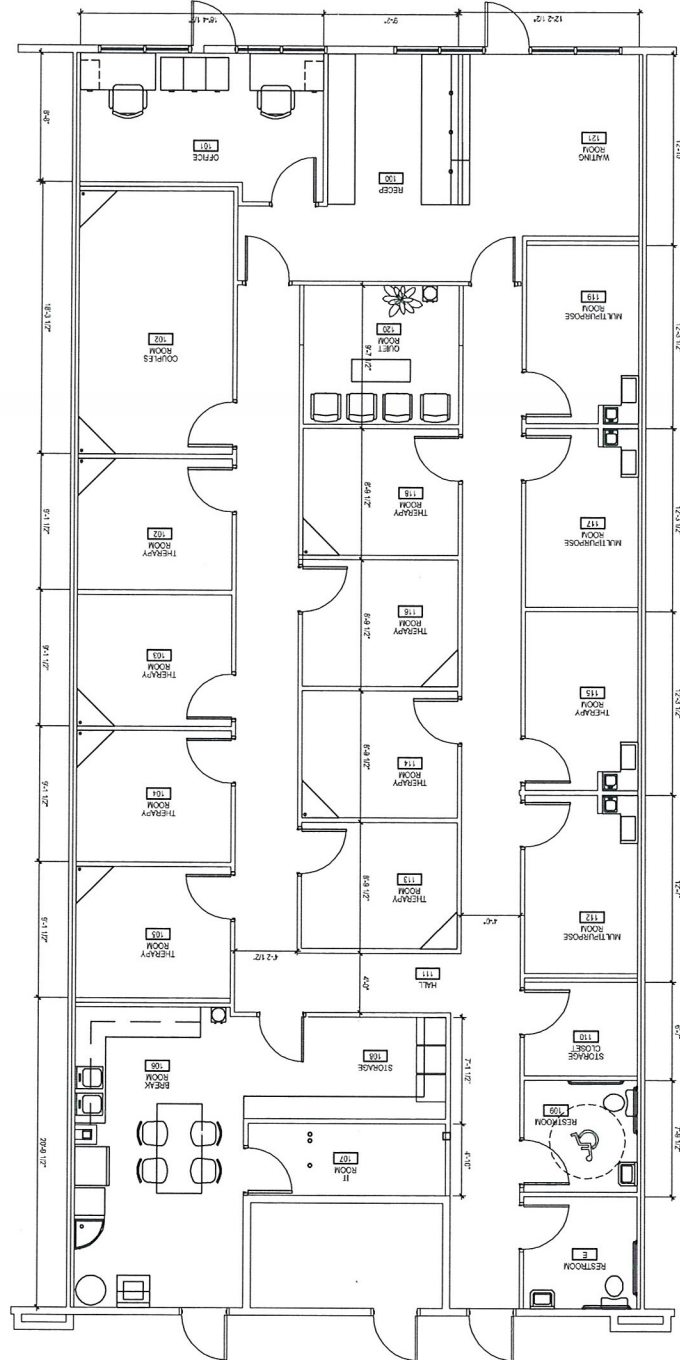




Dekker/Perich/Sabatini
6860 Burnside Rd. Ste. 100
Las Vegas, Nevada 89119
P. 702.436-1050
F. 702.436-1050
Architecture • Interiors • Landscape • Planning • Engineering

PRELIMINARY PLAN APPROX. 3116 SQ. FT.		DRAWN BY NMR SCALE 1/8" = 1'-0"		REVIEWED BY SLS		DATE ISSUED 07/17/09		PROJECT NO. 09-0503.001	
BOCA PARK CHARLESTON & RAMPART LAS VEGAS, NV		MASSAGE ENVY		A000		00		NO. 02	

PRELIMINARY PLAN
APPROX. 3116 SQ. FT.
RQR-38143



*Massage Envy - Boca Park
8950 W. Charleston*

RECEIVED
APR 29 2010

BOCA PARK - PAD G

Perlmutter

PERLMUTTER ARCHITECTS, INC.
2200 CORPORATE CIRCLE
HENDERSON, NEVADA 89074
702.960.4000 702.932.3322 fax

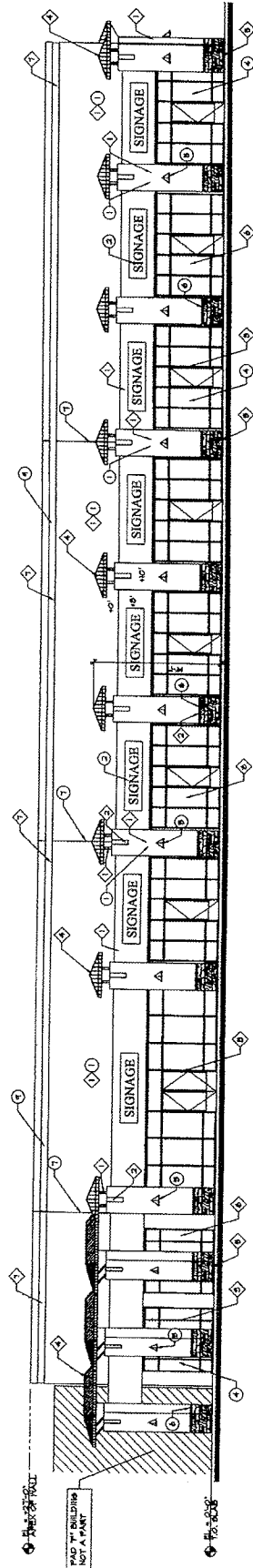
Sheet

This drawing is prepared by the Architect and is to be used for the construction of the project. It is not to be used for any other purpose without the written consent of the Architect. The Architect is not responsible for the construction of the project or for any other purpose without the written consent of the Architect.

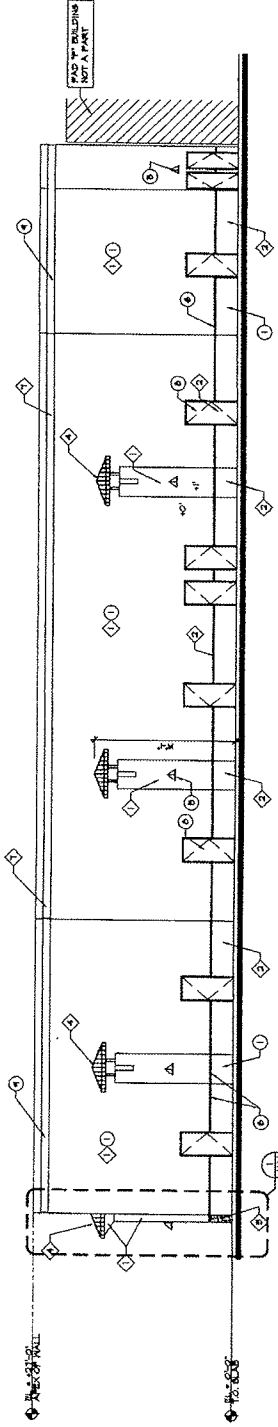
Rev	Date	By	Description
1	01-01-00	CR	ISSUE FOR PERMIT

BOCA PARK - PAD G
INTERCAPITAL DEVELOPMENT
NEC Charleston and Rampart
Las Vegas, Nevada

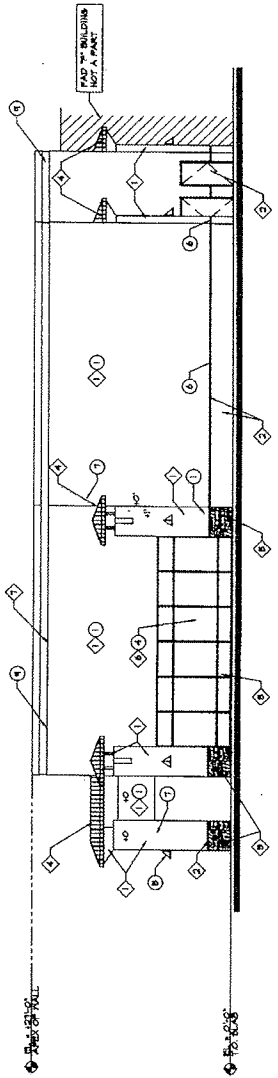
Drawn/Checked by	R.N. / J.R.
Date	12-28-01
Project Number	101144
Sheet Number	A - 5



A SOUTH ELEVATION
SCALE 1/8" = 1'-0"



B NORTH ELEVATION
SCALE 1/8" = 1'-0"



C EAST ELEVATION

- EXTERIOR FINISH SCHEDULE**
- 1 EXTERIOR STUCCO FINISH OVER 1/2" THICK MECHANICAL / FLOOD STOPS
 - 2 SIGNAGE BY OTHERS
 - 3 ALUMINUM FRAMES - SEE COLOR PALETTE SCHEDULE
 - 4 INSULATED GLASS
 - 5 EXTERIOR LIGHT FIXTURES
 - 6 SIGNAGE - 24" HIGH - BLACK
 - 7 2" PLASTER REVEAL - DET.
 - 8 HOLLOW METAL DOOR FRAME
 - 9 1/2" PLASTER REVEAL

COLOR PALETTE SCHEDULE

1 EXTERIOR STUCCO	101 BAY TON-ON-THE-ROCKS TAUPE
2 EXTERIOR STUCCO	101 BAY TON-ON-THE-ROCKS TAUPE
3 EXTERIOR STUCCO	101 BAY TON-ON-THE-ROCKS TAUPE
4 EXTERIOR STUCCO	101 BAY TON-ON-THE-ROCKS TAUPE
5 EXTERIOR STUCCO	101 BAY TON-ON-THE-ROCKS TAUPE
6 EXTERIOR STUCCO	101 BAY TON-ON-THE-ROCKS TAUPE
7 EXTERIOR STUCCO	101 BAY TON-ON-THE-ROCKS TAUPE
8 EXTERIOR STUCCO	101 BAY TON-ON-THE-ROCKS TAUPE
9 EXTERIOR STUCCO	101 BAY TON-ON-THE-ROCKS TAUPE

RECEIVED

APR 29 2010

RQR-38143



LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

STEVE WOLFSON

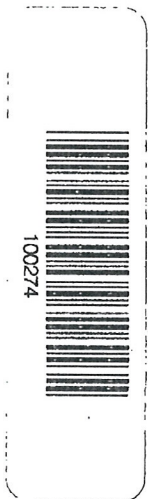
LOIS TARKANIAN

STEVEN D. ROSS

RICKI Y. BARLOW

DAVID W. STEINMAN
(INTERIM)

ELIZABETH N. FRETWELL
CITY MANAGER



CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

March 19, 2009

Mr. John Kirkorian
JMK Boca Pad, LLC
1630 West Campbell Avenue
Campbell, California 95008

RE: SUP-32148 - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF MARCH 18, 2009

Dear Mr. Kirkorian:

The City Council at a regular meeting held March 18, 2009 APPROVED the request for a Special Use Permit FOR A PROPOSED 3,193 SQUARE-FOOT MASSAGE ESTABLISHMENT WITH WAIVERS TO ALLOW FOR THE ESTABLISHMENT TO REMAIN OPEN UNTIL 10:00 P.M. WHERE 9:00 P.M. IS THE LATEST ALLOWED AND TO ALLOW FOR A ZERO-FOOT DISTANCE SEPARATION FROM ANOTHER MASSAGE ESTABLISHMENT WHERE 1,000 FEET IS THE MINIMUM DISTANCE REQUIRED at 8950 West Charleston Boulevard, Suite #7 (APN 138-32-412-026), C-1 (Limited Commercial) Zone. NOTE: BUSINESS HOURS WAIVER WITHDRAWN. The Notice of Final Action was filed with the Las Vegas City Clerk on March 19, 2009. This approval is subject to:

Planning & Development

1. There shall be a review in one year at a public hearing of the Planning Commission.
2. Conformance to all minimum requirements under LVMC Title 19.04.010 for Massage Establishment use, including parking requirements.
3. This approval shall be void one year from the date of final approval, unless a business license has been issued for the principal use of Massage Establishment on the site. An Extension of Time may be filed for consideration by the City of Las Vegas.
4. A Waiver from Title 19.04.010 is hereby approved, to allow a distance separation of less than 1,000 feet from another Massage Establishment.

RECEIVED

APR 29 2010

RQR-38143
Printed with environmentally friendly soy ink.

Mr. John Kirkorian
SUP-32148 – Page Two
March 19, 2009

5. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,


Gabriela Portillo-Brenner
Deputy City Clerk II for
Beverly K. Bridges, CMC, City Clerk

cc: Mr. Stephen L. Cook
Summerlin Massage NV, LLC
19506 North 41st Street
Glendale, Arizona 85308

Mr. Mike Sanderson
7175 #174 West Lake Mead Blvd.
Las Vegas, Nevada 89128

RECEIVED

APR 29 2010

RQR-38143

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38137 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: FUTURA ENVIA, INC. - OWNER: THRIFTY PAYLESS, INC. - Request for a Special Use Permit FOR A FINANCIAL INSTITUTION, SPECIFIED WITH WAIVERS TO ALLOW 60-FOOT DISTANCE SEPARATION FROM A RESIDENTIAL USE WHERE 200 FEET IS REQUIRED; AN 820-FOOT DISTANCE SEPARATION FROM A FINANCIAL INSTITUTION, SPECIFIED WHERE 1,000 FEET IS REQUIRED AND TO ALLOW 900 SQUARE FEET OF FLOOR AREA WHERE 1,500 SQUARE FEET IS REQUIRED at 3882 West Sahara Avenue (APN 162-06-813-005), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL.

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

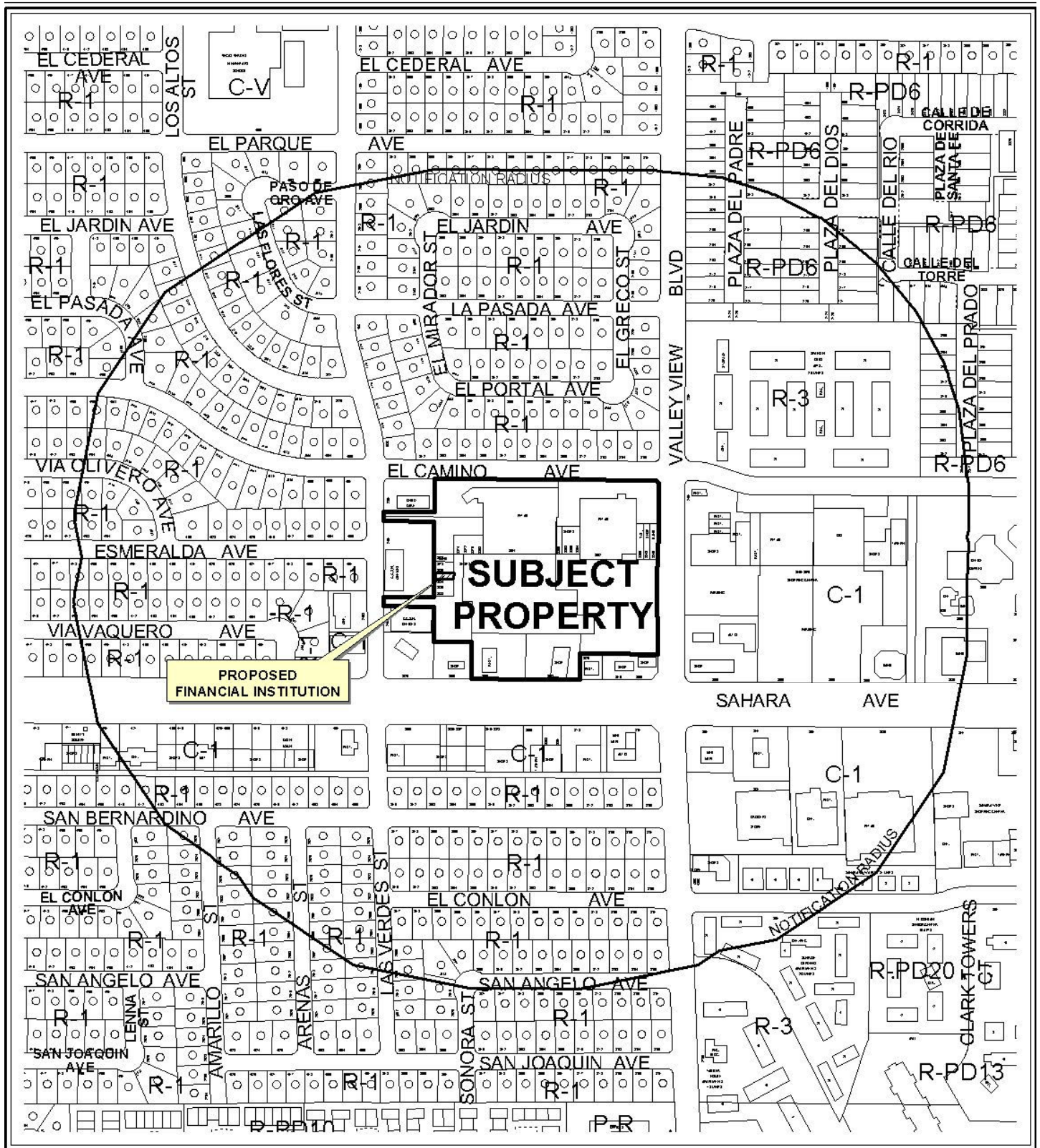
0

RECOMMENDATION:

Staff recommends DENIAL.

BACKUP DOCUMENTATION:

1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



CASE: **SUP-38137**

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)

0 400 800 Feet





CASE: **SUP-38137**

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)

0 400 800 Feet



SUP-38137

Financial Business Locations

-  Financial Institution, Specified
-  Automobile Title Loan
-  Pawnshops

-  Subject Property
-  Residential Property

200ft &
1000ft Buffer





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38137** APN: **162-06813005**
Name of Property Owner: **Thrifty Payless, INC.**
Name of Applicant: **Futura, INC.**
Name of Representative: _____

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: **By:** _____

Print Name: _____

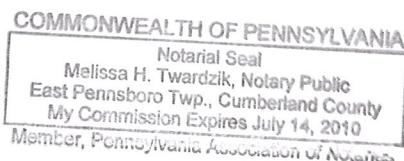
L. Lawrence Gelman
Vice President

Subscribed and sworn before me

This **14th** day of **April**, 20 **10**

Notary Public in and for said County and State

Revised 11-14-06



f:\depot\Application Packet\Statement of Financial Interest.pdf

RECEIVED

APR 28 2010

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: FUTURA, INC
 Project Address (Location) 3882 WEST SAHARA AVE
 Project Name FUTURA ENVIA Proposed Use CHECK CASHING
 Assessor's Parcel #(s) 162-06813005 Ward #
 General Plan: existing proposed Zoning: existing proposed
 Commercial Square Footage Floor Area Ratio
 Gross Acres Lots/Units Density
 Additional Information

PROPERTY OWNER THRIFTY PAYLESS, INC. Contact I. LAWRENCE GELMAN
 Address P.O. Box 3165 Phone: 717-975-5717 Fax: 717-975-5952
 City HARRISBURG State PA Zip 17105
 E-mail Address

APPLICANT FUTURA ENVIA Contact MRS. ROSAURA OIRTEGA
 Address 3882 WEST SAHARA AVE Phone: (971) 235-4884 Fax: (503) 693-4600
 City LAS VEGAS State NV Zip 89102
 E-mail Address rortega@futuraenvia.com

REPRESENTATIVE Contact
 Address Phone: Fax:
 City State Zip
 E-mail Address

Property Owner Signature* By: [Signature]
 * An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.
 Print Name I. Lawrence Gelman
 Vice President
 Subscribed and sworn before me
 This 14th day of April, 20 10
[Signature]

FOR DEPARTMENT USE ONLY

Case #	<u>SOP-38137</u>
Meeting Date:	<u>6/24/10</u>
Total Fee:	<u>1030.00</u>
Date Received:*	<u>4/28</u>
Received By:	<u>MREX</u>

Notary Public in and for said County and State

COMMONWEALTH OF PENNSYLVANIA
 Notarial Seal
 Melissa H. Twardzik, Notary Public
 East Pennsboro Twp., Cumberland County
 My Commission Expires July 14, 2010
 Member, Pennsylvania Association of Notaries

$$r'' = 40^\circ$$

required min.
of 410 parkin

stalls 9'x20'

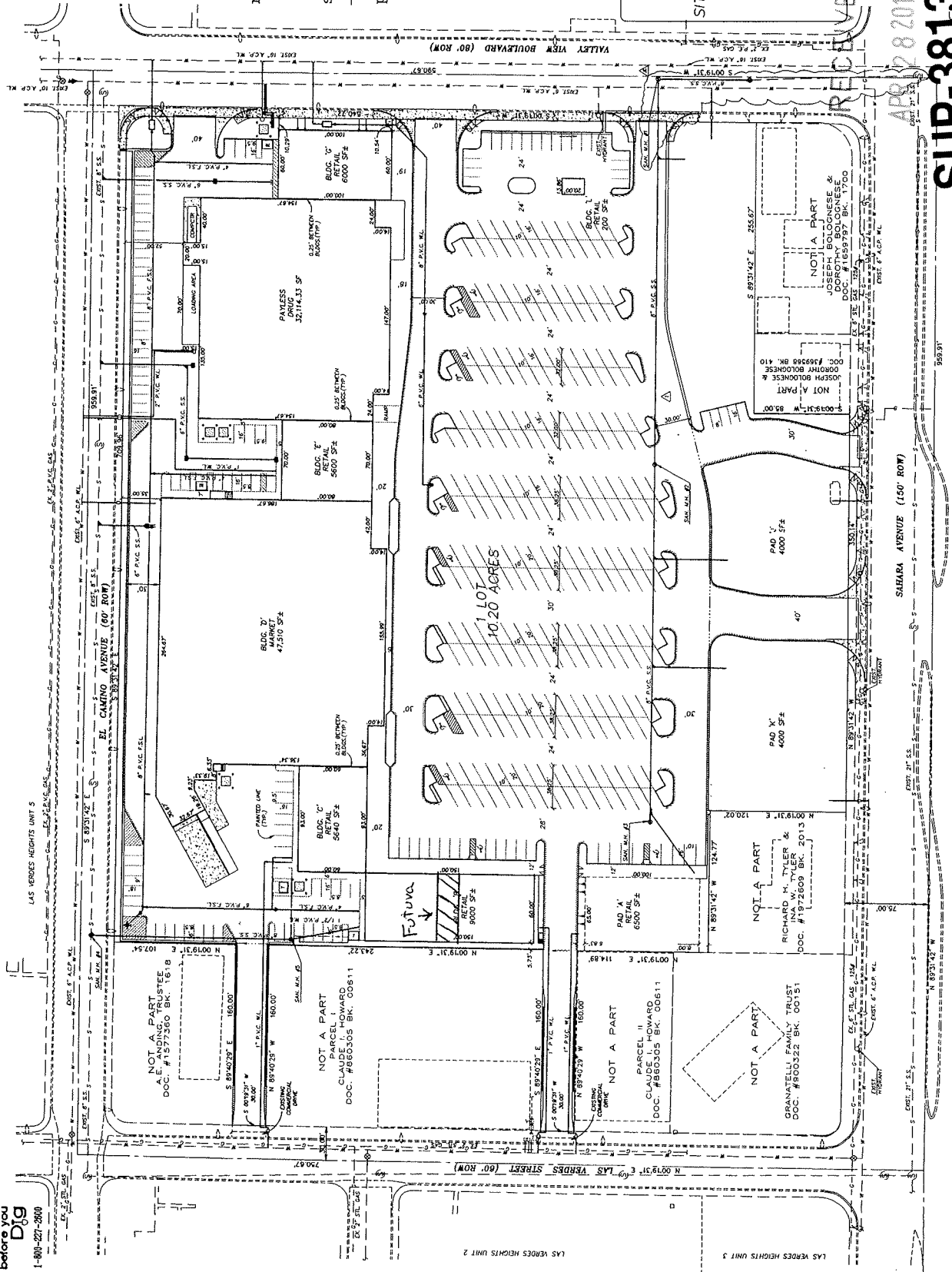
provided 420

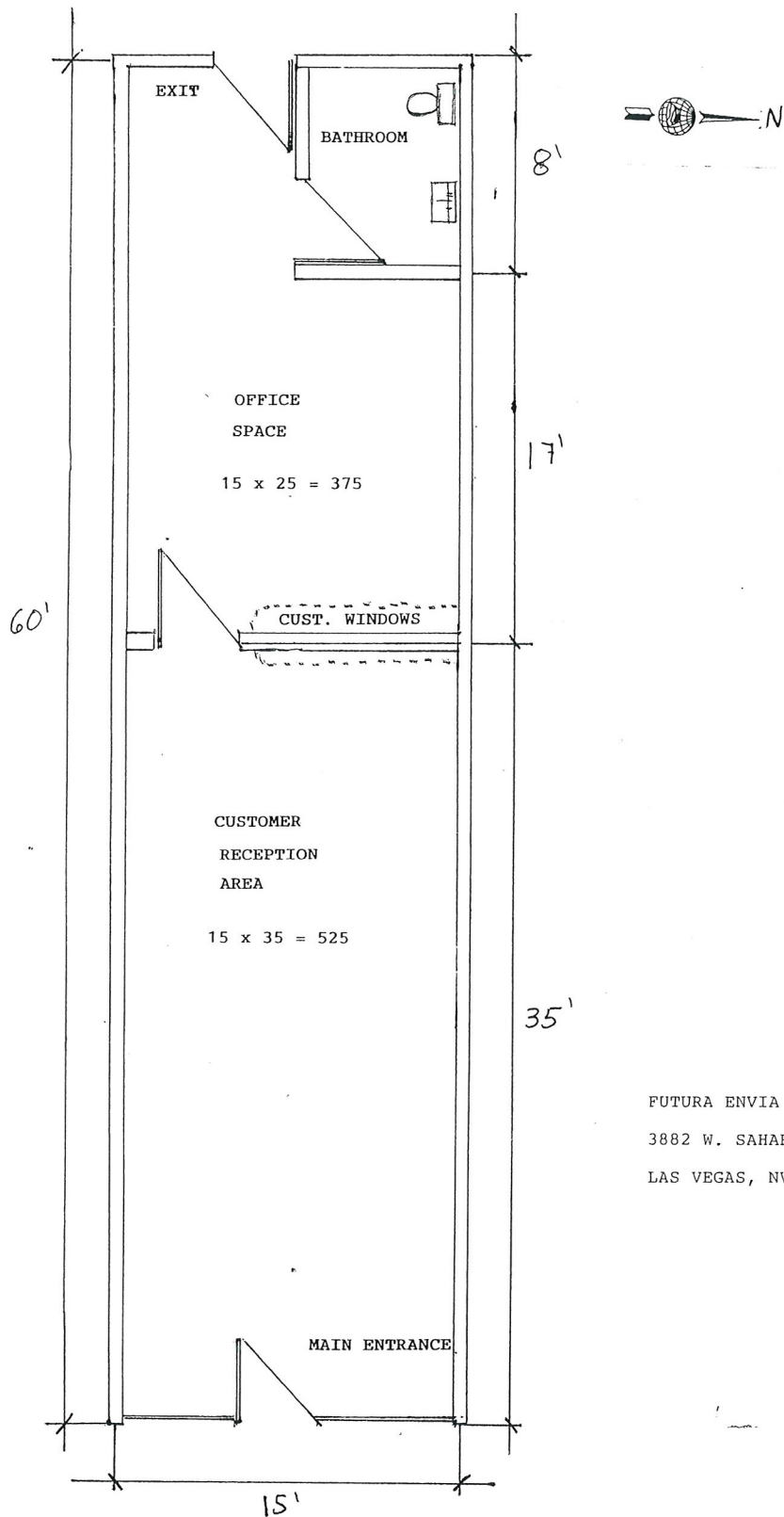
2028

SUP-38137

99999

4-2-60





FUTURA ENVIA
3882 W. SAHARA AVE.
LAS VEGAS, NV 89102

RECEIVED

SUP-38137

APR 28 2010

Futura, Inc.
331 S.E. 10th Ave.
Hillsboro, OR 97123
tel: 1-888-744-1616
503-693-1616
fax: 1-877-977-4600
503-693-4600



April 6, 2010

JUSTIFICATION LETTER

City of Las Vegas
Case Planning
Planning & Development Department
731 S 4th St.
Las Vegas, NV 89101

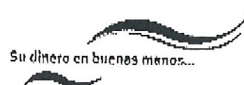
RE: Branch Location – Futura Envia
3882 W. Sahara
Las Vegas, NV 89102

Dear Planning Commission:

As President of Futura Envia, with Corporate Office located at 331 SE 10th Ave., Hillsboro, Oregon 97123, I am writing this JUSTIFICATION LETTER, to express our business reasons for the application of this **Special Use Permit for Check Cashing** at the above mentioned property. Futura is currently licensed by the Department of Financial Institutions as a Money Transmitter, and Check Cashier and is licensed by the City of Reno and Sparks as an Authorized Check Cashier. Futura is also an Authorized Delegate of Money Gram, for which we offer through them the sale of money orders and bill payment services. Our customers constantly walk into our business with their payroll checks expecting to cash and use the funds to pay bills, purchase money orders to pay for their rent and even wire money to their families abroad.

Our current neighbors "Food 4 Less", constantly send their customers to our office to try to cash their payroll checks in order to purchase produce. Since this is not possible, customers have to go elsewhere for their shopping, affecting all businesses in this shopping area. We strongly believe that being able to provide this check cashing service to our customers will help us create a more stable and profitable environment for all the businesses in this shopping area because it will help us maintain our local customers. Our company is dedicated to providing the best service to our customers and plans to cash **only payroll checks** (no third party, personal or out of state checks).

RECEIVED
MAY 19 2010



SUP-38137
REVISED

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38213 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: WALGREEN CO. - OWNER: CENTENNIAL GATEWAY, LLC - Request for a Special Use Permit FOR AN 82 SQUARE-FOOT ACCESSORY PACKAGE LIQUOR OFF-SALE WITHIN AN EXISTING 15,000 SQUARE-FOOT RETAIL ESTABLISHMENT at 5610 Centennial Center Boulevard (APN 125-27-411-011), T-C (Town Center) Zone [SC-TC (SERVICE COMMERCIAL - TOWN CENTER) Special Land Use Designation], Ward 6 (Ross).

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

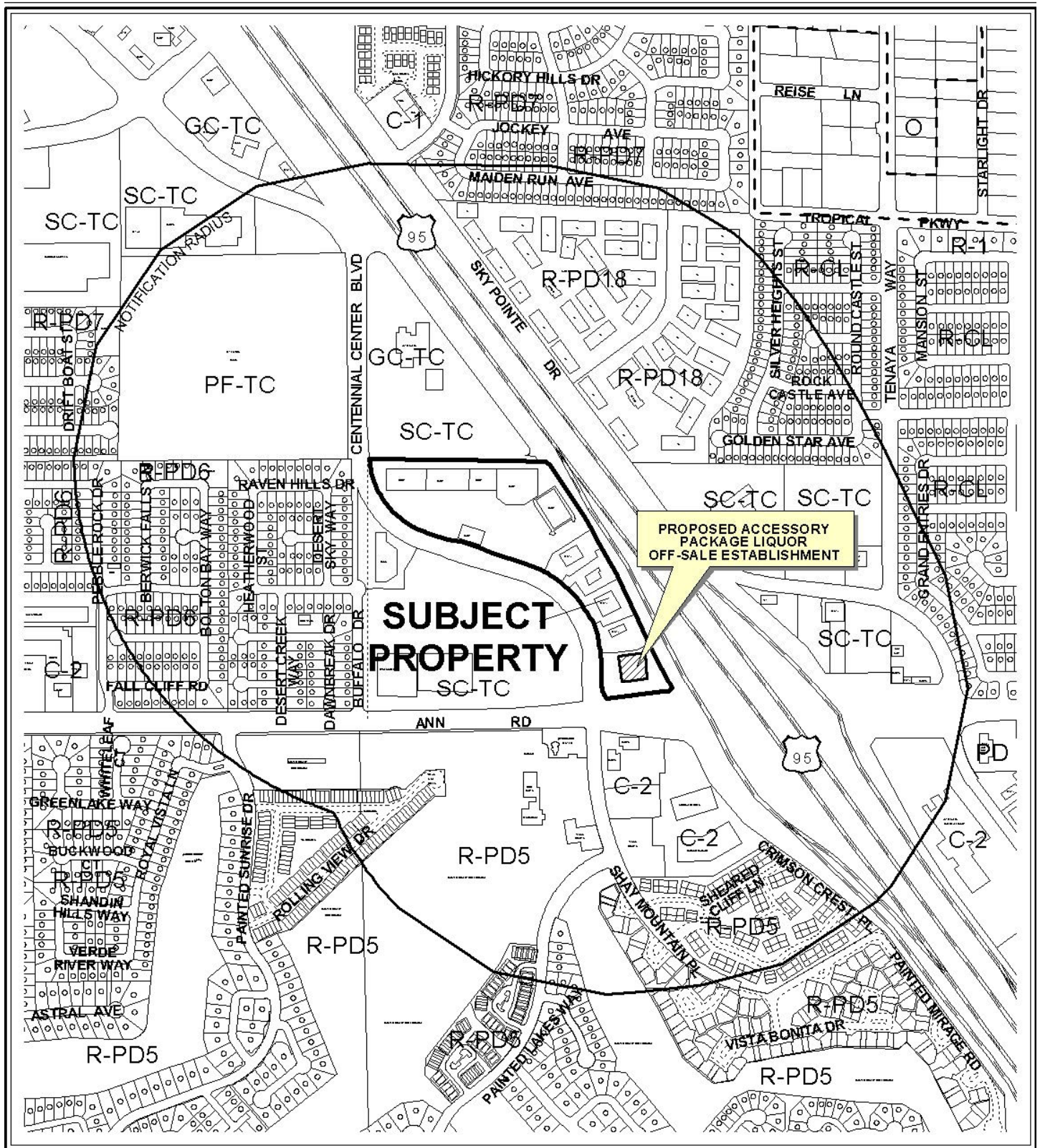
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



CASE: SUP-38213

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY:

T-C (TOWN CENTER) ZONE [SC-TC (SERVICE COMMERCIAL - TOWN CENTER) SPECIAL LAND USE DESIGNATION DESIGNATION]





CASE: **SUP-38213**

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY:

T-C (TOWN CENTER) ZONE [SC-TC (SERVICE COMMERCIAL LAND USE DESIGNATION DESIGNATION)]





Business Licenses



Child Care/
Children Facility



Beer/Wine/Cooler
On Sale



Beer/Wine/Cooler
Off Sales



Beer/Wine/Cooler
On-Off Sale



Package Liquor
Sales



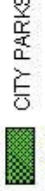
Supper Club/
Restaurant Service Bar



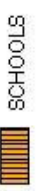
Tavern



RELIGIOUS



CITY PARKS



SCHOOLS



Subject Property



400 foot buffer

SUP-38213





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38213** APN: 125-27-411-011

Name of Property Owner: Centennial Gateway LLC

Name of Applicant: Walgreen Co.

Name of Representative: Lionel Sawyer & Collins

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: _____

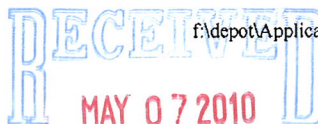
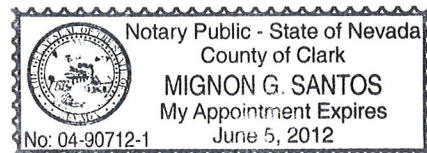
Print Name: _____

Terri Sturm

Subscribed and sworn before me

This 10th day of NOVEMBER, 2009

Mignon G. Santos
Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: SUP: Retail Establishment with Accessory Package Liquor Off-Sale
 Project Address (Location) 5610 Centennial Center Boulevard
 Project Name Walgreens Proposed Use Drug Store (existing)
 Assessor's Parcel #(s) 125-27-411-011 Ward # 6
 General Plan: existing XX proposed _____ Zoning: existing T-C (SC) proposed _____
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres _____ Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER Centennial Gateway LLC Contact Prop. Mgmnt @ Territory Inc.
 Address 5785 Centennial Center Blvd., #230 Phone: (702) 222-1402 Fax: (702) 227-0746
 City Las Vegas State NV Zip 89149
 E-mail Address none

APPLICANT Walgreen Co. Contact Rebecca Lidskin, Attorney
 Address 104 Wilmot Road, M.S. #1420 Phone: (847) 315-4651 Fax: (847) 315-4825
 City Deerfield State Illinois Zip 60015
 E-mail Address Rebecca.Lidskin@walgreens.com

REPRESENTATIVE Lionel Sawyer & Collins Contact Jennifer Roberts
 Address 300 South Fourth Street #1700 Phone: (702) 383-8946 Fax: (702) 671-2490
 City Las Vegas State Nevada Zip 89101
 E-mail Address jroberts@lionelsawyer.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 Terri Sturm

Subscribed and sworn before me

This 10th day of NOVEMBER, 20 09.

[Signature]

Notary Public in and for said County and State

Revised 10/27/08



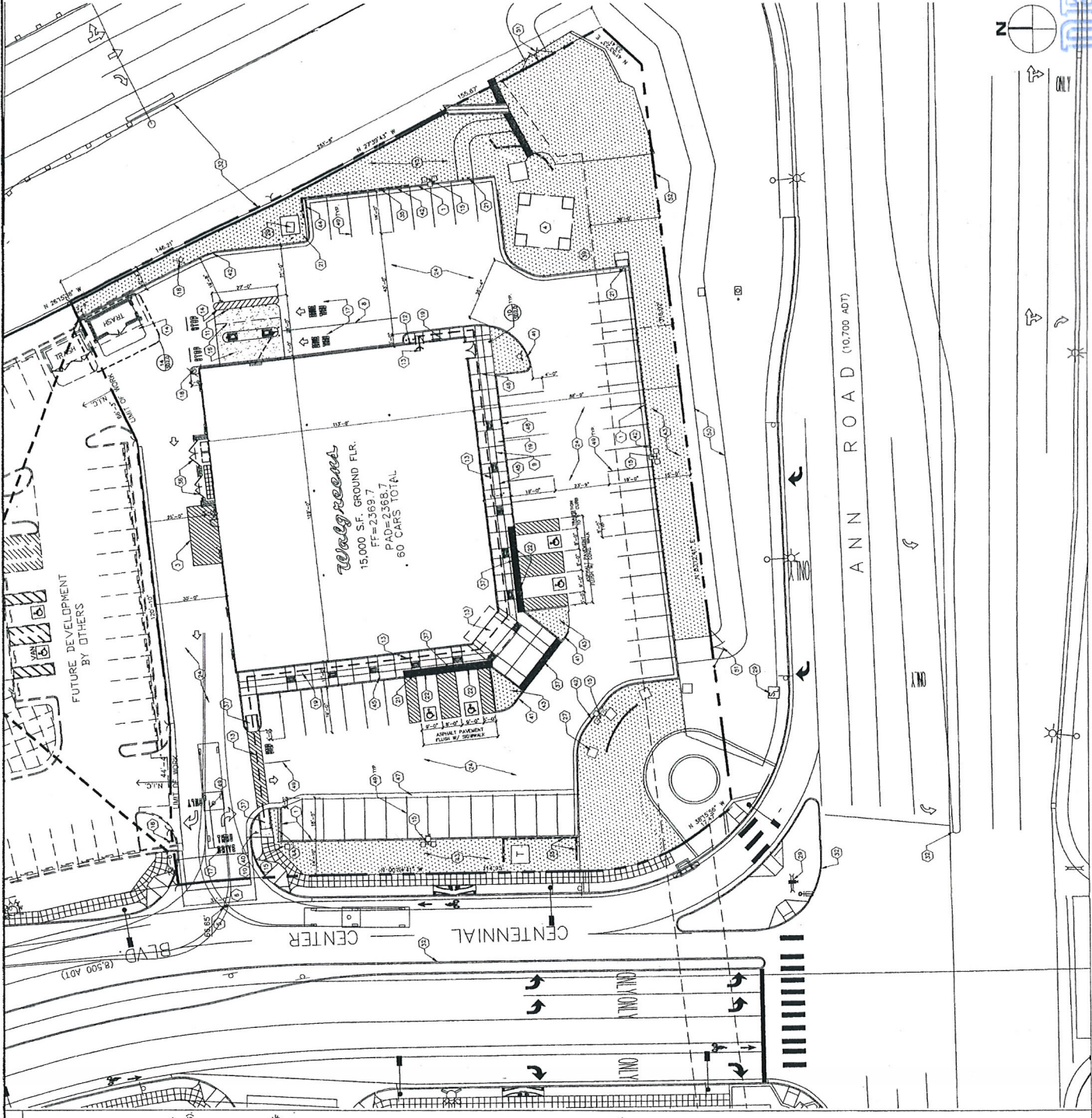
FOR DEPARTMENT USE ONLY

Case #	<u>SUP-38213</u>
Meeting Date:	<u>06/24/10</u>
Total Fee:	<u>\$1280.00</u>
Date Received:*	<u>05/07/10</u>
Received By:	<u>Jonathan B.</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

#10782



- SITE PLAN KEYED NOTES**
- 1) NUMBER OF CARS TO BE REMOVED TO RECEIVE CONCRETE CURBS FOR CIVIL DWGS.
 - 2) SMALL TRUCK AFTER HOURS DELIVERY "BACK IN"
 - 3) 15'x25' CITY OF LAS VEGAS REQUIRED LOADING ZONE
 - 4) YELLOW PAINTED DIAGONAL STRIPING
 - 5) EXISTING 4" TALL CONED Pylon SIGN
 - 6) VEHICULAR ENTRANCE AND SPOT ELEVATION
 - 7) CONCRETE APRON TO CIVIL SPECIFICATIONS-SEE CIVIL DWGS.
 - 8) LIMIT OF HEAVY DUTY ASPHALT PAVING-SEE CIVIL DWGS.
 - 9) 50L X 4" W YELLOW PAINT STRIPE (TYPICAL) LANE DIVIDER
 - 10) LINE OF CANOPY ABOVE
 - 11) 12"x18" "DO NOT BLOCK ENTRANCE" SIGN
 - 12) 1" PLYWOOD SIGN/POST FASTEN TO CONCRETE W/ BOLTS
 - 13) GAS METER WITH BOLLARDS (SOUTHWEST GAS, SEE PLUMBING DWGS)
 - 14) ADA PATH-OF-TRAVEL
 - 15) LINE OF CONCRETE PAD
 - 16) LIGHT POLE BASE, SEE SHEET E01.2/20310
 - 17) CONCRETE DRIVE-UP LANE AND CANOPY ABOVE
 - 18) LANE DIVIDERS AND DIRECTIONAL ARROWS
 - 19) MINIMUM 24" OCTAGONAL REFLECTIVE STEEL STOP SIGN, SEE DETAIL 10/20310
 - 20) CONCRETE SIDEWALK, SEE SHEET A11 - KEYED NOTE #2
 - 21) IMPED TRANSFORMER WITH BOLLARDS
 - 22) ACCESSIBLE PARKING SIGN SEE 10/20310
 - 23) NOT USED
 - 24) ASPHALT PAVING-SEE CIVIL DWGS.
 - 25) NOT USED
 - 26) FUTURE 4"x4"x15" MONOLITH SIGNS
 - 27) NOT USED
 - 28) EXISTING OR PROPOSED TRAFFIC CONTROL ELEMENTS
 - 29) NOT USED
 - 30) NOT USED
 - 31) OFF-SITE IMPROVEMENTS, EXISTING OR PROPOSED (N.L.C.)
 - 32) NOT USED
 - 33) NEW RETAINING WALL AND GUARDRAIL-SEE CIVIL DWGS.
 - 34) VOTE ENCLOSURE
 - 35) DETECTABLE WARNING SURFACE SEE DETAIL 10/20310
 - 36) NOT USED
 - 37) TRAFFIC AND HANDICAP ENTRANCE SIGN
 - 38) 4" HIGH CONCRETE PLANTER CURB-SEE CIVIL DWGS.
 - 39) 8" HIGH CONCRETE PLANTER CURB AND OUTLET-SEE CIVIL DWGS.
 - 40) LANDSCAPE AREA, REFER TO LANDSCAPE DRAWINGS
 - 41) 4" HIGH CONCRETE PLANTER CURB AND STOPPING PAD-SFF CIVIL DWGS.
 - 42) EXPANSION JOINT
 - 43) TOOLED JOINT
 - 44) CONCRETE CURB AT SIDEWALK-SEE CIVIL DWGS.
 - 45) 4" HIGH CONCRETE PLANTER CURB AND STOPPING PAD-SFF CIVIL DWGS.
 - 46) MAINTENANCE ACCESS PATH (E) N.L.C.
 - 47) EXISTING GATE (N.L.C.)
 - 48) EXISTING FENCE (N.L.C.)

SUP-38213

MAY 07 2010

A0.1



ANN ROAD (10,700 ADT)

CENTENNIAL CENTER BLVD (6,500 ADT)

WALGREENS STORE 10782

WALGREENS STORE
5610 CENTENNIAL CENTER ROAD
LAS VEGAS, NV

STORE NUMBER 10782

DRAWING TITLE
SITE PLAN - BEER & WINE

SCALE: 1/8" = 1'-0"

DRAWN BY: B. HESTER

DATE: 11/16/09

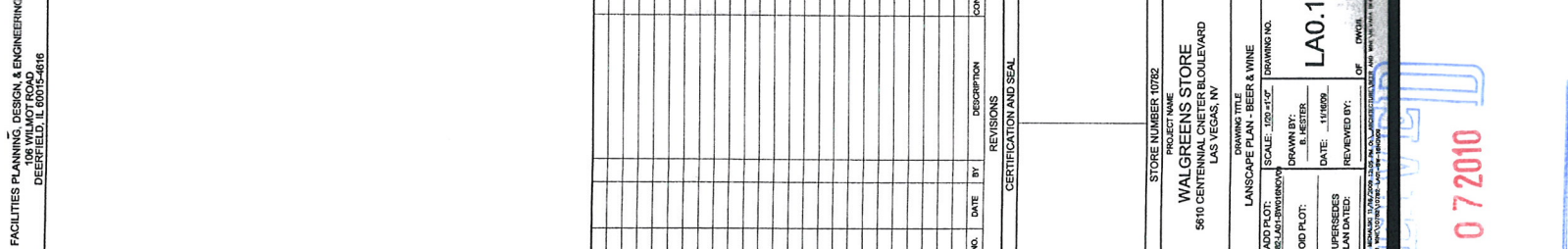
VOID PLOT:

SUPERSEDES

REVISIONS

CERTIFICATION AND SEAL

NO. DATE BY DESCRIPTION COMMENT

[illegible][illegible]

[illegible][illegible]

1. 20' X 10' X 12' BARN
 2. 20' X 10' X 12' BARN
 3. 20' X 10' X 12' BARN
 4. 20' X 10' X 12' BARN
 5. 20' X 10' X 12' BARN
 6. 20' X 10' X 12' BARN
 7. 20' X 10' X 12' BARN
 8. 20' X 10' X 12' BARN
 9. 20' X 10' X 12' BARN
 10. 20' X 10' X 12' BARN
 11. 20' X 10' X 12' BARN
 12. 20' X 10' X 12' BARN
 13. 20' X 10' X 12' BARN
 14. 20' X 10' X 12' BARN
 15. 20' X 10' X 12' BARN
 16. 20' X 10' X 12' BARN
 17. 20' X 10' X 12' BARN
 18. 20' X 10' X 12' BARN
 19. 20' X 10' X 12' BARN
 20. 20' X 10' X 12' BARN
 21. 20' X 10' X 12' BARN
 22. 20' X 10' X 12' BARN
 23. 20' X 10' X 12' BARN
 24. 20' X 10' X 12' BARN
 25. 20' X 10' X 12' BARN
 26. 20' X 10' X 12' BARN
 27. 20' X 10' X 12' BARN
 28. 20' X 10' X 12' BARN
 29. 20' X 10' X 12' BARN
 30. 20' X 10' X 12' BARN
 31. 20' X 10' X 12' BARN
 32. 20' X 10' X 12' BARN
 33. 20' X 10' X 12' BARN
 34. 20' X 10' X 12' BARN
 35. 20' X 10' X 12' BARN
 36. 20' X 10' X 12' BARN
 37. 20' X 10' X 12' BARN
 38. 20' X 10' X 12' BARN
 39. 20' X 10' X 12' BARN
 40. 20' X 10' X 12' BARN
 41. 20' X 10' X 12' BARN
 42. 20' X 10' X 12' BARN
 43. 20' X 10' X 12' BARN
 44. 20' X 10' X 12' BARN
 45. 20' X 10' X 12' BARN
 46. 20' X 10' X 12' BARN
 47. 20' X 10' X 12' BARN
 48. 20' X 10' X 12' BARN
 49. 20' X 10' X 12' BARN
 50. 20' X 10' X 12' BARN
 51. 20' X 10' X 12' BARN
 52. 20' X 10' X 12' BARN
 53. 20' X 10' X 12' BARN
 54. 20' X 10' X 12' BARN
 55. 20' X 10' X 12' BARN
 56. 20' X 10' X 12' BARN
 57. 20' X 10' X 12' BARN
 58. 20' X 10' X 12' BARN
 59. 20' X 10' X 12' BARN
 60. 20' X 10' X 12' BARN
 61. 20' X 10' X 12' BARN
 62. 20' X 10' X 12' BARN
 63. 20' X 10' X 12' BARN
 64. 20' X 10' X 12' BARN
 65. 20' X 10' X 12' BARN
 66. 20' X 10' X 12' BARN
 67. 20' X 10' X 12' BARN
 68. 20' X 10' X 12' BARN
 69. 20' X 10' X 12' BARN
 70. 20' X 10' X 12' BARN
 71. 20' X 10' X 12' BARN
 72. 20' X 10' X 12' BARN
 73. 20' X 10' X 12' BARN
 74. 20' X 10' X 12' BARN
 75. 20' X 10' X 12' BARN
 76. 20' X 10' X 12' BARN
 77. 20' X 10' X 12' BARN
 78. 20' X 10' X 12' BARN
 79. 20' X 10' X 12' BARN
 80. 20' X 10' X 12' BARN
 81. 20' X 10' X 12' BARN
 82. 20' X 10' X 12' BARN
 83. 20' X 10' X 12' BARN
 84. 20' X 10' X 12' BARN
 85. 20' X 10' X 12' BARN
 86. 20' X 10' X 12' BARN
 87. 20' X 10' X 12' BARN
 88. 20' X 10' X 12' BARN
 89. 20' X 10' X 12' BARN
 90. 20' X 10' X 12' BARN
 91. 20' X 10' X 12' BARN
 92. 20' X 10' X 12' BARN
 93. 20' X 10' X 12' BARN
 94. 20' X 10' X 12' BARN
 95. 20' X 10' X 12' BARN
 96. 20' X 10' X 12' BARN
 97. 20' X 10' X 12' BARN
 98. 20' X 10' X 12' BARN
 99. 20' X 10' X 12' BARN
 100. 20' X 10' X 12' BARN

[illegible]

91 - 100 DUMMIE VULNIBL 1
 92 - 100 DUMMIE VULNIBL 2
 93 - 100 DUMMIE VULNIBL 3
 94 - 100 DUMMIE VULNIBL 4
 95 - 100 DUMMIE VULNIBL 5
 96 - 100 DUMMIE VULNIBL 6
 97 - 100 DUMMIE VULNIBL 7
 98 - 100 DUMMIE VULNIBL 8
 99 - 100 DUMMIE VULNIBL 9
 100 - 100 DUMMIE VULNIBL 10

7. VIA VOR (A TRAINING ROOM)
8. BATTERY
9. BATTERY
10. BATTERY
11. BATTERY
12. BATTERY
13. BATTERY
14. BATTERY
15. BATTERY
16. BATTERY
17. BATTERY
18. BATTERY
19. BATTERY
20. BATTERY
21. BATTERY
22. BATTERY
23. BATTERY
24. BATTERY
25. BATTERY
26. BATTERY
27. BATTERY
28. BATTERY
29. BATTERY
30. BATTERY
31. BATTERY
32. BATTERY
33. BATTERY
34. BATTERY
35. BATTERY
36. BATTERY
37. BATTERY
38. BATTERY
39. BATTERY
40. BATTERY
41. BATTERY
42. BATTERY
43. BATTERY
44. BATTERY
45. BATTERY
46. BATTERY
47. BATTERY
48. BATTERY
49. BATTERY
50. BATTERY
51. BATTERY
52. BATTERY
53. BATTERY
54. BATTERY
55. BATTERY
56. BATTERY
57. BATTERY
58. BATTERY
59. BATTERY
60. BATTERY
61. BATTERY
62. BATTERY
63. BATTERY
64. BATTERY
65. BATTERY
66. BATTERY
67. BATTERY
68. BATTERY
69. BATTERY
70. BATTERY
71. BATTERY
72. BATTERY
73. BATTERY
74. BATTERY
75. BATTERY
76. BATTERY
77. BATTERY
78. BATTERY
79. BATTERY
80. BATTERY
81. BATTERY
82. BATTERY
83. BATTERY
84. BATTERY
85. BATTERY
86. BATTERY
87. BATTERY
88. BATTERY
89. BATTERY
90. BATTERY
91. BATTERY
92. BATTERY
93. BATTERY
94. BATTERY
95. BATTERY
96. BATTERY
97. BATTERY
98. BATTERY
99. BATTERY
100. BATTERY

1. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 2. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 3. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 4. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 5. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 6. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 7. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 8. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 9. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 10. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 11. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 12. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 13. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 14. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 15. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 16. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 17. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 18. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 19. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 20. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 21. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 22. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 23. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 24. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 25. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 26. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 27. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 28. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 29. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 30. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 31. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 32. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 33. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 34. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 35. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 36. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 37. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 38. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 39. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 40. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 41. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 42. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 43. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 44. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 45. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 46. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 47. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 48. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 49. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 50. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 51. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 52. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 53. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 54. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 55. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 56. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 57. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 58. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 59. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 60. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 61. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 62. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 63. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 64. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 65. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 66. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 67. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 68. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 69. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 70. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 71. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 72. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 73. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 74. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 75. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 76. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 77. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 78. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 79. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 80. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 81. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 82. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 83. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 84. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 85. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 86. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 87. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 88. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 89. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 90. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 91. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 92. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 93. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 94. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 95. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 96. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 97. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 98. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 99. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 100. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT									
1. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 2. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 3. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 4. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 5. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 6. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 7. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 8. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 9. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 10. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 11. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 12. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 13. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 14. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 15. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 16. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 17. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 18. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 19. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 20. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 21. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 22. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 23. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 24. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 25. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 26. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 27. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 28. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 29. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 30. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 31. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 32. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 33. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 34. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 35. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 36. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 37. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 38. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 39. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 40. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 41. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 42. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 43. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 44. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 45. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 46. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 47. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 48. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 49. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 50. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 51. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 52. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 53. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 54. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 55. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 56. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 57. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 58. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 59. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 60. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 61. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 62. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 63. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 64. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 65. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 66. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 67. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 68. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 69. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 70. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 71. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 72. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 73. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 74. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 75. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 76. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 77. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 78. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 79. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 80. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 81. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 82. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 83. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 84. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 85. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 86. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 87. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 88. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 89. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 90. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 91. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 92. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 93. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 94. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 95. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 96. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 97. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 98. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 99. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT 100. ELECTRICAL PANELS, SWITCHES, AND OTHER ELECTRICAL EQUIPMENT									

2008-10-27 14:10:00

1

[illegible]

--	--

10

7/25/87 JUL 2004
FBI WFLA
AND LINE OF FLOORING
CHANGE AT WALLMARK
STATION AND NOT DO
STAND TO TANGU
FOR CON PAROLA
REVISE GENERAL NOTES
REPRESENTATIVE
DISCREPANCY
SCHOOL RATES
PLANNING DESIGN

1ST CHICKENET
 1ST OFFICE DOOR
 1ST ADJUTANT
 NEW COAL CARDS
 SHIRT BOTTLE BAY IN
 SHIRT BOTTLE BAY
 PHARMACY SERVICES
 OFFICE ROOF

[illegible]

CANNON, T. R. VETER
 TROOPMASTER
 1942-1945
 1945-1946
 1946-1947
 1947-1948
 1948-1949
 1949-1950
 1950-1951
 1951-1952
 1952-1953
 1953-1954
 1954-1955
 1955-1956
 1956-1957
 1957-1958
 1958-1959
 1959-1960
 1960-1961
 1961-1962
 1962-1963
 1963-1964
 1964-1965
 1965-1966
 1966-1967
 1967-1968
 1968-1969
 1969-1970
 1970-1971
 1971-1972
 1972-1973
 1973-1974
 1974-1975
 1975-1976
 1976-1977
 1977-1978
 1978-1979
 1979-1980
 1980-1981
 1981-1982
 1982-1983
 1983-1984
 1984-1985
 1985-1986
 1986-1987
 1987-1988
 1988-1989
 1989-1990
 1990-1991
 1991-1992
 1992-1993
 1993-1994
 1994-1995
 1995-1996
 1996-1997
 1997-1998
 1998-1999
 1999-2000
 2000-2001
 2001-2002
 2002-2003
 2003-2004
 2004-2005
 2005-2006
 2006-2007
 2007-2008
 2008-2009
 2009-2010
 2010-2011
 2011-2012
 2012-2013
 2013-2014
 2014-2015
 2015-2016
 2016-2017
 2017-2018
 2018-2019
 2019-2020
 2020-2021
 2021-2022
 2022-2023
 2023-2024
 2024-2025
 2025-2026
 2026-2027
 2027-2028
 2028-2029
 2029-2030
 2030-2031
 2031-2032
 2032-2033
 2033-2034
 2034-2035
 2035-2036
 2036-2037
 2037-2038
 2038-2039
 2039-2040
 2040-2041
 2041-2042
 2042-2043
 2043-2044
 2044-2045
 2045-2046
 2046-2047
 2047-2048
 2048-2049
 2049-2050
 2050-2051
 2051-2052
 2052-2053
 2053-2054
 2054-2055
 2055-2056
 2056-2057
 2057-2058
 2058-2059
 2059-2060
 2060-2061
 2061-2062
 2062-2063
 2063-2064
 2064-2065
 2065-2066
 2066-2067
 2067-2068
 2068-2069
 2069-2070
 2070-2071
 2071-2072
 2072-2073
 2073-2074
 2074-2075
 2075-2076
 2076-2077
 2077-2078
 2078-2079
 2079-2080
 2080-2081
 2081-2082
 2082-2083
 2083-2084
 2084-2085
 2085-2086
 2086-2087
 2087-2088
 2088-2089
 2089-2090
 2090-2091
 2091-2092
 2092-2093
 2093-2094
 2094-2095
 2095-2096
 2096-2097
 2097-2098
 2098-2099
 2099-2100
 2100-2101
 2101-2102
 2102-2103
 2103-2104
 2104-2105
 2105-2106
 2106-2107
 2107-2108
 2108-2109
 2109-2110
 2110-2111
 2111-2112
 2112-2113
 2113-2114
 2114-2115
 2115-2116
 2116-2117
 2117-2118
 2118-2119
 2119-2120
 2120-2121
 2121-2122
 2122-2123
 2123-2124
 2124-2125
 2125-2126
 2126-2127
 2127-2128
 2128-2129
 2129-2130
 2130-2131
 2131-2132
 2132-2133
 2133-2134
 2134-2135
 2135-2136
 2136-2137
 2137-2138
 2138-2139
 2139-2140
 2140-2141
 2141-2142
 2142-2143
 2143-2144
 2144-2145
 2145-2146
 2146-2147
 2147-2148
 2148-2149
 2149-2150
 2150-2151
 2151-2152
 2152-2153
 2153-2154
 2154-2155
 2155-2156
 2156-2157
 2157-2158
 2158-2159
 2159-2160
 2160-2161
 2161-2162
 2162-2163
 2163-2164
 2164-2165
 2165-2166
 2166-2167
 2167-2168
 2168-2169
 2169-2170
 2170-2171
 2171-2172
 2172-2173
 2173-2174
 2174-2175
 2175-2176
 2176-2177
 2177-2178
 2178-2179
 2179-2180
 2180-2181
 2181-2182
 2182-2183
 2183-2184
 2184-2185
 2185-2186
 2186-2187
 2187-2188
 2188-2189
 2189-2190
 2190-2191
 2191-2192
 2192-2193
 2193-2194
 2194-2195
 2195-2196
 2196-2197
 2197-2198
 2198-2199
 2199-2200
 2200-2201
 2201-2202
 2202-2203
 2203-2204
 2204-2205
 2205-2206
 2206-2207
 2207-2208
 2208-2209
 2209-2210
 2210-2211
 2211-2212
 2212-2213
 2213-2214
 2214-2215
 2215-2216
 2216-2217
 2217-2218
 2218-2219
 2219-2220
 2220-2221
 2221-2222
 2222-2223
 2223-2224
 2224-2225
 2225-2226
 2226-2227
 2227-2228
 2228-2229
 2229-2230
 2230-2231
 2231-2232
 2232-2233
 2233-2234
 2234-2235

RECEIVED: 2011-04-20
(2012-05-25/2012)

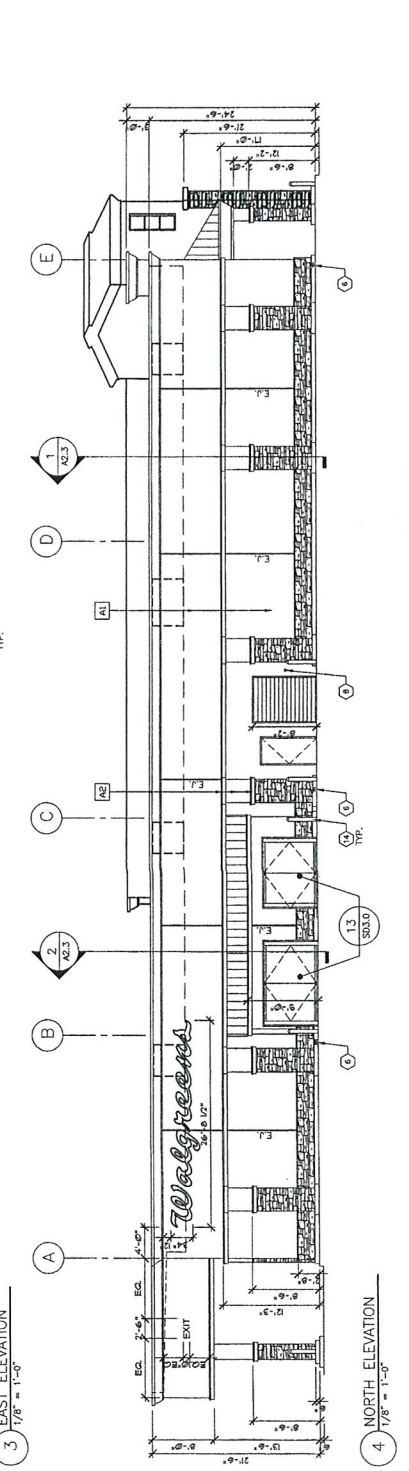
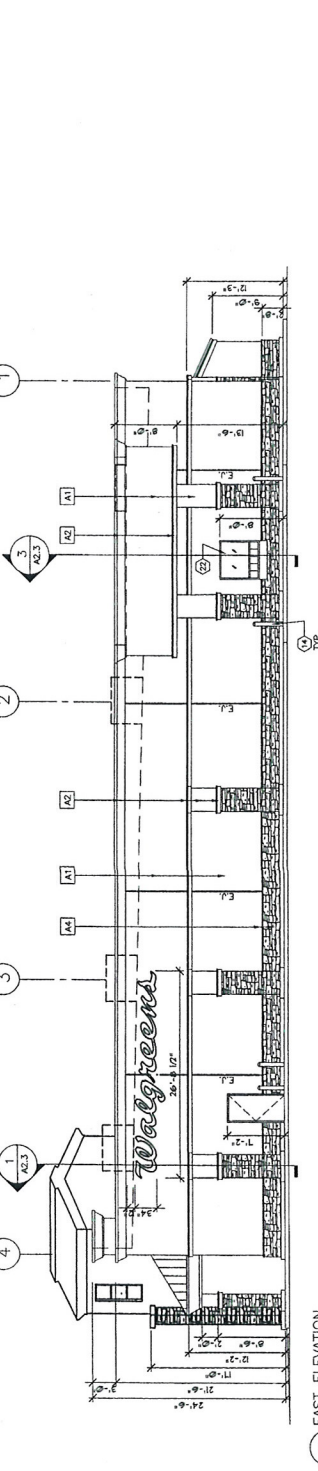
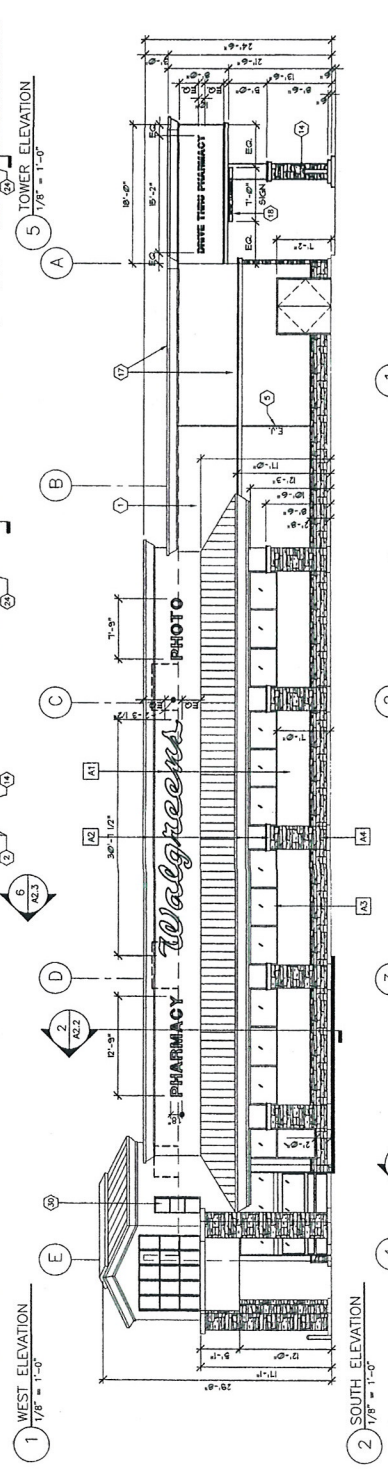
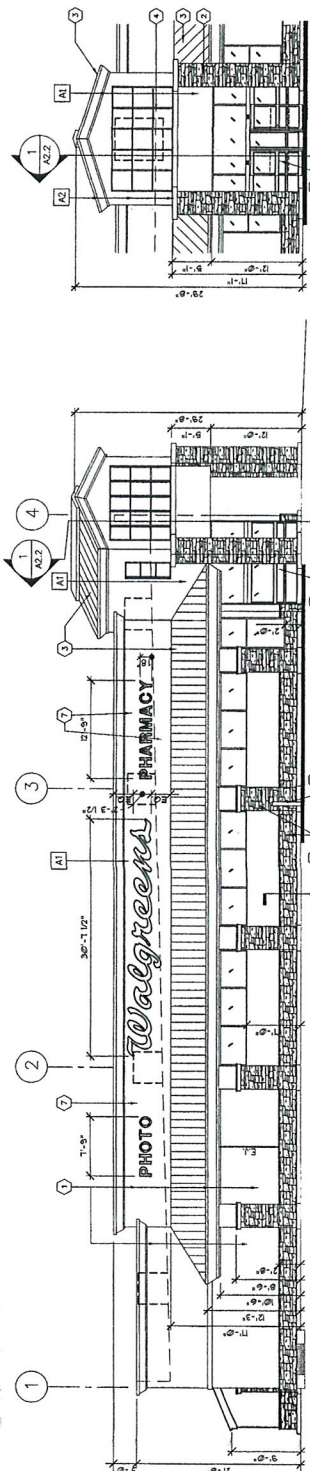
EXTERIOR ELEVATIONS KEIED NOTES	
DESCRIPTION	
①	FINE SAND FLOAT PLASTER FINISH W/ EXP. JOINTS.
②	EL. EL DOMADO STONE CO. MOUNTAIN
③	LOCAL DUNING.
④	ASP SPAN "STANDING SEAM METAL ROOF, ZINC GRAY.
⑤	CLEAR ANODIZED REMOVABLE MAILBOXES AND GLAZING
⑥	SIN CONTR. TO COORDINATE FINAL INSTALL
⑦	OF SIGN.
⑧	CONCRETE BLOCK/ EXPANSION JOINT SEE DET 5/A1-5
⑨	ROOF DRAIN/ OVERFLOW SEE 7/A1-4, 5/A1-5
⑩	INDIVIDUAL "SIGN ALUM BOTTOM OF SIGN W/
⑪	SEE DETAIL ON SHEET A1-5. PROVIDES SCRIPT SIGN
⑫	DOOR BELL @ +48" AFF.
⑬	NOT USED.
⑭	NOT USED.
⑮	WALL-MOUNTED LIGHT SEE ELECTRICAL DRAWINGS.
⑯	TRASH COMPACTOR CONDITION. THERE IS
⑰	A SECOND SEPARATE ENCLOSURE. PROVIDE A
⑱	ENCLOSURE.
⑲	NOT USED.
⑳	TASH COMPACTOR AND TOTE ENCLOSURES.
㉑	SEE DETAILS ON CO-2.
㉒	PIPE BOLLARD.
㉓	FLEXIBLE DELINEATION POST- FASTEN TO
㉔	CONCRETE WITH BOLTS.
㉕	WINDOW SIGN.
㉖	STUCCO OVER FOAM MOLDING
㉗	"CLEARANCE" SIGN. SEE DETAIL ON SHEET A1-2
㉘	WALLGRIDS GRAPHIC BEYOND SEE DETAIL ON
㉙	3'-0" X 1'-8" COLUMN
㉚	BACKS OF PARAPETS MUST BE FLASHED,
㉛	DECK TO PARAPET CAP.
㉜	DRAIN THRU WINDOW
㉝	WALL HYDRANT (TYP.)
㉞	ALUMINUM STORE FRONT. IS ALUM. "STONE GREY
㉟	NOT USED.
㊱	FLASHING AND COUNTER FLASHING.
㊲	NOT USED
㊳	NOT USED
㊴	NOT USED
㊵	NOT USED
㊶	"TRUSTED GLASS"

COLOR & MATERIAL SCHEDULE	
A1	BENJAMIN MOORE, 2159-60, CREAM.
A2	BENJAMIN MOORE, HC 28, SHELBY BURNE BUFF.
A3	ALUMINUM STORE FRONT BY: "US ALUMINUM" STONE GREY.
A4	STONE VENEER BY: "EL DORADO" MOUNTAIN LEDGE-UNION W/ WAINSCOT SILL

Condition	Control	Low	High
1	65	65	65
2	70	75	75
3	75	80	85
4	80	75	75
5	85	60	60

[illegible]

0	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99
---	---	---	---	---	---	---	---	---	---	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----



LIONEL SAWYER & COLLINS

ATTORNEYS AT LAW

1700 BANK OF AMERICA PLAZA
300 SOUTH FOURTH STREET
LAS VEGAS, NEVADA 89101

(702) 383-8888

FAX (702) 383-8845

lsc@lionsawyer.com

www.lionsawyer.com

March 11, 2010

SAMUEL S. LIONEL
GRANT SAWYER
(1918-1996)

JON R. COLLINS
(1923-1987)

RICHARD H. BRYAN
JEFFREY P. ZUCKER
PAUL R. HEJMANOWSKI
ROBERT D. FAISS
DAVID N. FREDERICK
RODNEY M. JEAN
HARVEY WHITTEMORE
TODD TOUTON
CAM FERENBACH
LYNDA S. MABRY
MARK H. GOLDSTEIN
KIRBY J. SMITH
COLLEEN A. DOLAN
JENNIFER A. SMITH
DAN R. REASER
PAUL E. LARSEN
ALLEN J. WILT

LYNN S. FULSTONE
RORY J. REID
DAN C. MCGUIRE
JOHN E. DAWSON
FRED D. "PETE" GIBSON, III
CHARLES H. MCCREA JR.
GREGORY E. SMITH
MALANI L. KOTCHKA
LESLIE BRYAN HART
CRAIG E. ETEM
TODD E. KENNEDY
MATTHEW E. WATSON
SHAWN M. ELICEGUI
JOHN M. NAYLOR
WILLIAM J. MCKEAN
ELIZABETH BRICKFIELD
GREGORY R. GEMIGNANI
LINDA M. BULLEN
LAURA J. THALACKER
DOREEN SPEARS HARTWELL
LAURA K. GRANIER
MAXIMILIANO D. COUVILLIER III

MICHAEL D. KNOX
ERIN FLYNN
JENNIFER ROBERTS
MEREDITH L. STOW
DOUGLAS A. CANNON
RICHARD T. CUNNINGHAM
MATTHEW R. POLICASTRO
JENNIFER J. DIMARZIO
PEARL L. GALLAGHER
CHRISTINE D. SMITH
SUSAN L. MYERS
BRIAN S. PICK
JENNIFER L. BRASTER
LUCAS J. TUCKER
CHRISTOPHER WALTHER

KEVIN J. HEJMANOWSKI
KETAN D. BHIRUD
LAUREN D. CALVERT
ROBERT W. HERNQUIST
CHRISTIAN HALE
TIMOTHY R. MULLINER
COURTNEY MILLER O'MARA
BRIAN H. SCHUSTERMAN
MOHAMED A. IQBAL, JR.
KELLY R. KICHLIN
MARK J. GARDBERG
ELIZABETH A. HIGH
JAMES B. GIBSON
GREG J. CARLSON
ABIGAYLE F. DANG

OF COUNSEL
RICHARD J. MORGAN*
ELLEN WHITTEMORE
CHRISTOPHER MATHEWS
MARK A. CLAYTON

*ADMITTED IN CA ONLY
WRITER'S DIRECT DIAL NUMBER:
(702)-383-8946
jroberts@lionsawyer.com

VIA FACSIMILE & HAND DELIVERY

Planning and Development Department
City of Las Vegas
Development Services Center
731 South Fourth Street
Las Vegas, Nevada 89101

RE: *Application for Special Use Permit*

To Whom It May Concern:

I am writing on behalf of Walgreen Co. in support of the application for a special use permit for the addition of accessory "off-sale" packaged beer, wine, and liquor at the premises of Walgreens at 5610 Centennial Center Boulevard. The location is currently operating and licensed as a drug store.

This location is zoned T-C with an SC Service Commercial subclassification. The proposed sale of packaged liquor will not adversely affect surrounding properties, as this store is surrounded by commercial uses, intersected by two major thoroughfares – Ann Road and Centennial Center Boulevard – and abuts the I-95 freeway. There are other businesses in the general area that sale alcohol, so the proposed use would not be unique to the area. The site also currently complies with all other requirements pursuant to the City of Las Vegas Municipal Code.

With this special use permit, Walgreens will remain competitive with similar businesses by offering patrons the option to purchase packaged beer, wine, or liquor for consumption off-premises. Since this use is commonly found at similar drug and retail grocery stores in Las Vegas, there would be no variable impact on other businesses by allowing Walgreens to sell alcohol for the convenience of its customers.

SUP-38213 MAY 07 2010

RENO OFFICE: 1100 BANK OF AMERICA PLAZA, 50 WEST LIBERTY STREET • RENO, NEVADA 89501 • (775) 788-8666 • FAX (775) 788-8682

CARSON CITY OFFICE: 410 SOUTH CARSON STREET • CARSON CITY, NEVADA 89701 • (775) 841-2115 • FAX (775) 841-2119

WASHINGTON, DC OFFICE: 101 CONSTITUTION AVENUE NW, SUITE 800 • WASHINGTON, DC 20001 • (202) 742-4264 • FAX (202) 742-4265

Planning and Development Department
March 11, 2010
Page 2

Walgreens will continue to maintain its high-level standard of operations, and the design, hours of operation, traffic generation, lighting, and noise at this location will remain unchanged with the issuance of a special use permit to allow for accessory packaged beer, wine, and liquor sales. Also, the location will not devote more than 10% of the retail floor space to the display or merchandising of alcoholic beverages.

Furthermore, Walgreen Co. is a well-established national company with shares traded on the New York Stock Exchange. The company has over 60 stores in southern Nevada that maintain a low impact on neighboring properties.

As Walgreens is currently operating and the addition of packaged beer, wine, and liquor for sale is compatible with the surrounding area, we respectfully request a special use permit for the addition of accessory "off-sale" packaged beer, wine, and liquor sales.

Please call me if you have any questions or need additional information.

Sincerely,



Jennifer Roberts

cc: Ms. Rebecca Lidskin

RECEIVED
MAY 07 2010

SUP-38213

RENO OFFICE: 1100 BANK OF AMERICA PLAZA, 50 WEST LIBERTY STREET • RENO, NEVADA 89501 • (775) 788-8666 • FAX (775) 788-8682

CARSON CITY OFFICE: 410 SOUTH CARSON STREET • CARSON CITY, NEVADA 89701 • (775) 841-2115 • FAX (775) 841-2119

WASHINGTON, DC OFFICE: 101 CONSTITUTION AVENUE NW, SUITE 800 • WASHINGTON, DC 20001 • (202) 742-4264 • FAX (202) 742-4265

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38225 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: DANIEL P. JACKSON - OWNER: RAYMOND PISTOL - Request for a Special Use Permit FOR A PROPOSED XX SQUARE-FOOT TATTOO PARLOR/BODY PIERCING STUDIO at 1232 South Las Vegas Boulevard (APN 162-03-112-012), C-2 (General Commercial) Zone, Ward 3 (Reese).

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

Planning Commission Mtg.

0

City Council Meeting

0

City Council Meeting

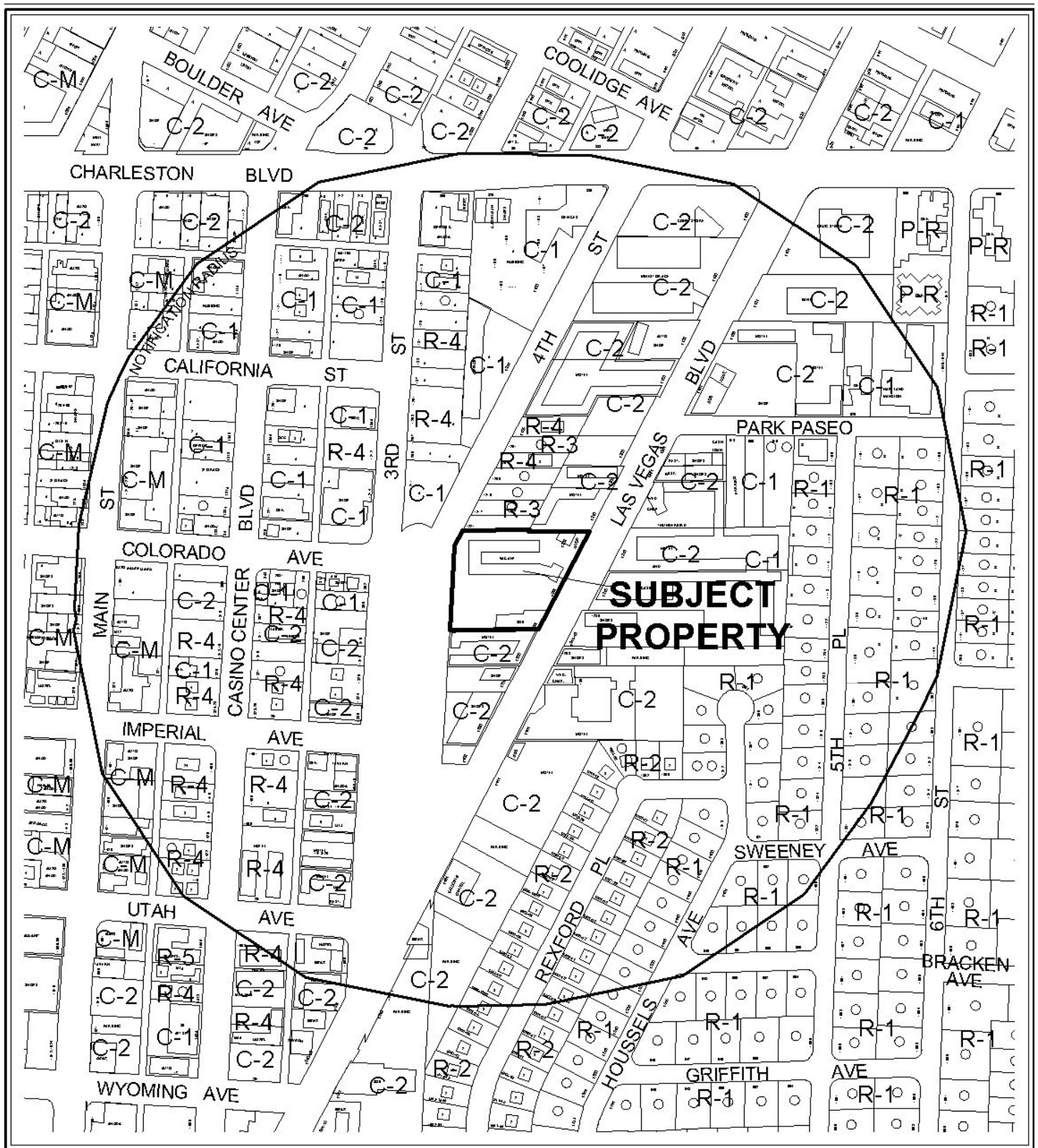
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



CASE: **SUP-38225**

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: C-2 (GENERAL COMMERCIAL)





CASE: **SUP-38225**

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: C-2 (GENERAL COMMERCIAL)

0 400 800 Feet

A horizontal scale bar with three segments, labeled 0, 400, and 800 Feet.



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38225** APN: 162-03-112-012
Name of Property Owner: RAYMOND PISTOL
Name of Applicant: DANIEL P. JACKSON
Name of Representative: DANIEL P. JACKSON

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: _____

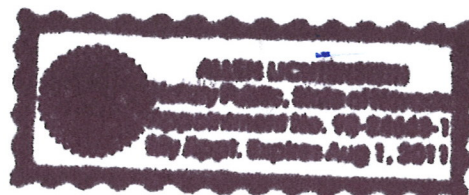
Print Name: Raymond Pistol

RECEIVED
MAY 10 2010

Subscribed and sworn before me

This 10 day of April, 2010

Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: DANIEL P. JACKSON
 Project Address (Location) 1232 LV. BLVD. S. LV. NV. 89104
 Project Name ABSOLUTE/NIK TATTOO Proposed Use TATTOO PARLOR
 Assessor's Parcel #(s) 16203112012 Ward # 3
 General Plan: existing ☒ proposed ☐ Zoning: existing ☒ proposed ☐
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres _____ Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER RAYMOND P. PISTOL Contact _____
 Address 631 LV. BLVD. S. Phone: 453-6347 Fax: _____
 City LAS VEGAS, NV. State NV. Zip 89104
 E-mail Address _____

APPLICANT DANIEL P. JACKSON Contact _____
 Address 1232 LV. BLVD. S. Phone: 702-205-1073 Fax: _____
 City LAS VEGAS State NEV. Zip 89104
 E-mail Address _____

REPRESENTATIVE DANIEL P. JACKSON Contact SAME
 Address 1232 LV. BLVD. S. Phone: 205-1073 Fax: _____
 City LAS VEGAS State NV. Zip 89104
 E-mail Address _____

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 RAYMOND PISTOL

Subscribed and sworn before me

This 7th day of April, 20 10

[Signature]

Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>SUP-38225</u>
Meeting Date:	<u>06/24/10</u>
Total Fee:	<u>\$1030.00</u>
Date Received:*	<u>06/10/10</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.



RECEIVED
MAY 24 2010

N
SCALE: 1/4" = 1'-0"

LAS VEGAS, NEVADA

SUP-38225 REVISED

MAY 21, 2010

PROPOSED FLOOR PLAN - ABSOLUTE INK TATTOO

ABSOLUTE INK TATTOO 1232 LAS VEGAS BLVD S. LAS VEGAS NV. 89104

05/10/10

To: Las Vegas Planning and Development

From: Daniel Jackson, Owner/Operator of Absolute Ink Tattoo

I Daniel Jackson, Owner/Operator of Absolute Ink Tattoo, intend to use the property located at 1232 Las Vegas Blvd. S., Las Vegas, NV 89104 as a tattoo and body piercing shop.

To date I am the only employee staffed. When the shop is running I intend to employ four full time artists. My hours of operation will be 10:00 a.m. – 2:00 a.m., seven days a week.

I operated at my previous location at 1141 Las Vegas Blvd. for over 11 years from October, 1998 to February, 2010.

The project meets any and all requirements per Title 19.18 as required by the city of Las Vegas.

Thank you



Daniel Jackson

Owner/ Operator

Absolute Ink Tattoo

1232 Las Vegas Blvd. S.

Las Vegas, NV 89104

RECEIVED

MAY 10 2010

SUP-38225

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38242 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: GOLD & SILVER JEWELRY SUPPLY - OWNER: SOLIMAN HABASHI - Request for a Special Use Permit FOR A SECONDHAND DEALER USE WITHIN AN EXISTING 2,300 SQUARE-FOOT JEWELRY STORE at 1300 East Sahara Avenue (APN 162-02-410-095), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

Planning Commission Mtg.

0

City Council Meeting

0

City Council Meeting

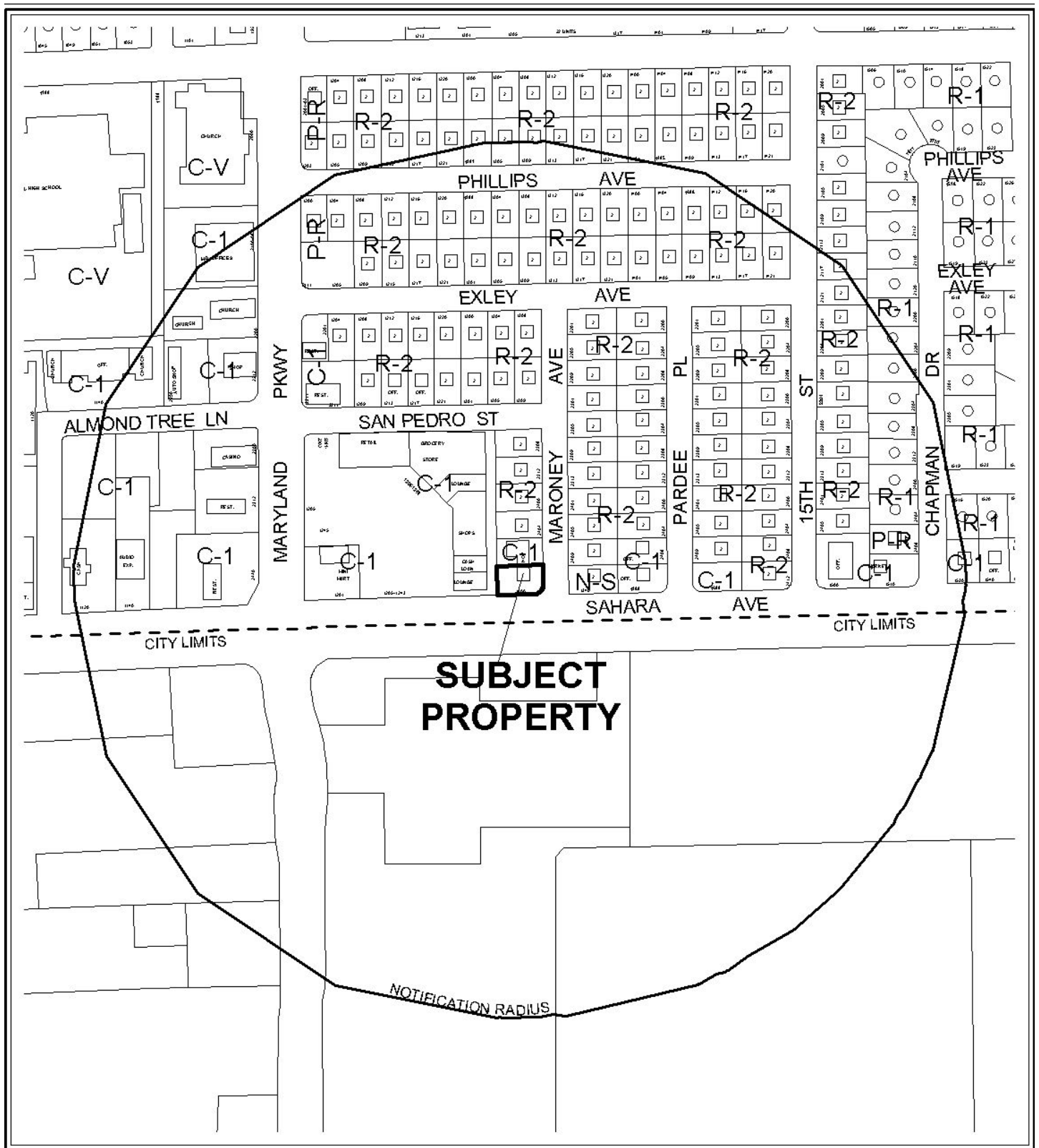
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

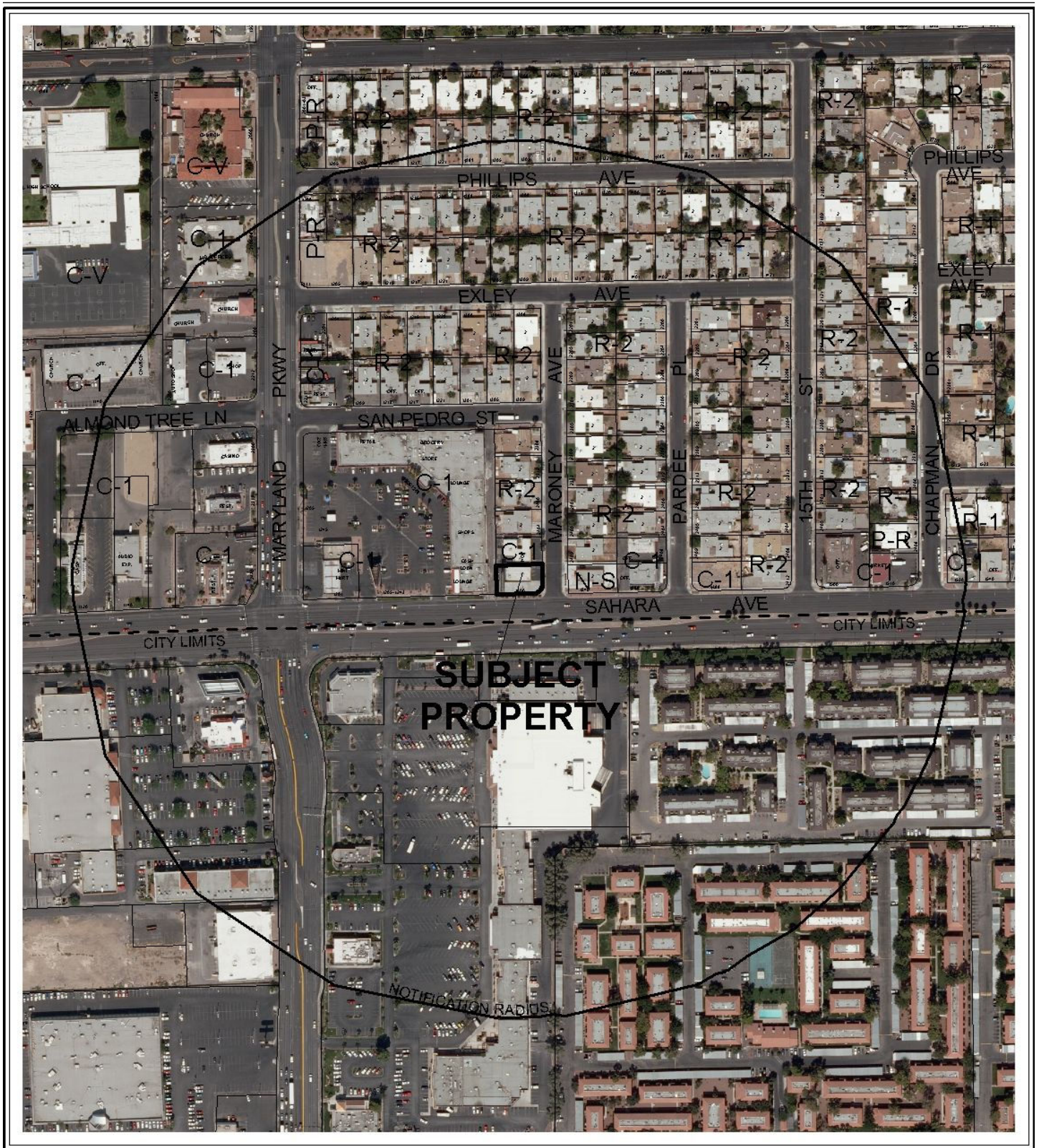
1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



CASE: **SUP-38242**

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)



CASE: **SUP-38242**

RADIUS: 1000 FT

ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)

0 300 600 Feet





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38242** APN: 162-02-410-095
Name of Property Owner: Soliman Habashi
Name of Applicant: Anthony J. Rila Jr.
Name of Representative: _____

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

X 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: _____

Soliman Habashi

Print Name: _____

Soliman Habashi



Subscribed and sworn before me

This 14th day of April, 2010

Anthony J. Rila Jr. Clark Co. NV.
Notary Public in and for said County and State

Revised 11-14-06



f:\depot\Application Packet\Statement of Financial Interest.doc

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: SPECIAL USE PERMIT
 Project Address (Location): 1300 E SAHARA A
 Project Name: GOLD + SILVER + JEWELRY Supply Proposed Use: SECOND HAND DEALER
 Assessor's Parcel #(s): 162.02.410.0945 Ward #: 3
 General Plan: existing SC proposed — Zoning: existing C1 proposed —
 Commercial Square Footage: 2,300 Floor Area Ratio: —
 Gross Acres: — Lots/Units: — Density: —
 Additional Information: —

PROPERTY OWNER SOLIMAN HABASHI Contact: —
 Address: 1300 E. SAHARA Phone: 3396655 Fax: —
 City: LAS VEGAS State: NV Zip: 89104
 E-mail Address: —

APPLICANT ANTHONY RILA SR. Contact: —
 Address: 3962 EUCLID ST. Phone: 604-0606 Fax: 699-5416
 City: LV. NV State: NV Zip: 89124
 E-mail Address: TONYRILA@YAHOO.COM

REPRESENTATIVE STEVEN GIBSON Contact: —
 Address: 1405 S. 16TH ST. Phone: 762-5366 Fax: —
 City: LV. State: NV Zip: 89104
 E-mail Address: —

FOR DEPARTMENT USE ONLY

Property Owner Signature* Soliman Habashi

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

Print Name Soliman Habashi

Subscribed and sworn before me

This 14th day of APRIL, 20 10

Anthony J Rila Jr Clerk of NV
Delia Diaz

Notary Public in and for said County and State

Anthony J Rila Jr
 NOTARY PUBLIC - STATE OF NEVADA
 My Appointment Expires 03/01/2011
 Appointment No. 07-2234-1

Delia Diaz
 NOTARY PUBLIC STATE OF NEVADA
 My Appointment Expires 06/10/2013
 Appointment No. 09-10282-1

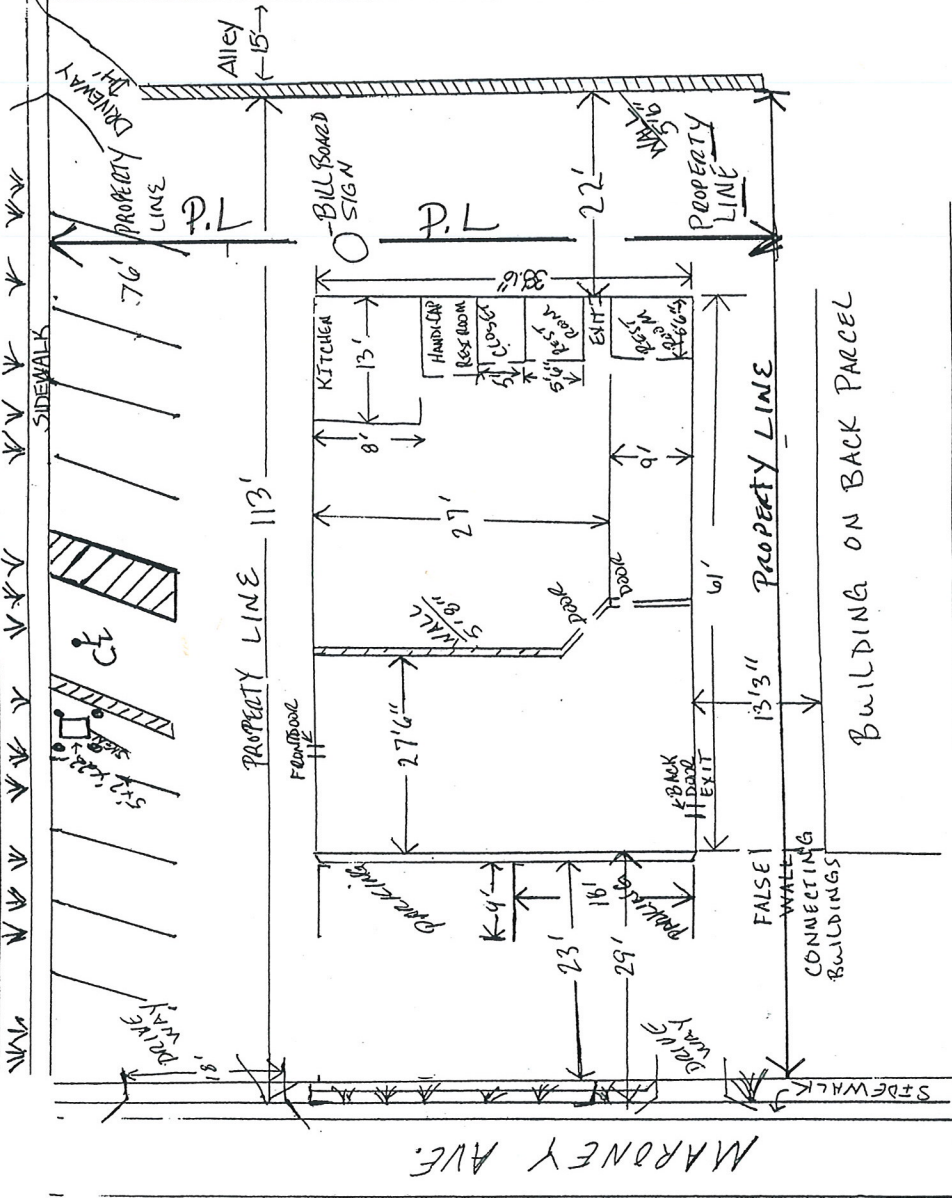
Case #	<u>SUP-38242</u>
Meeting Date:	<u>6/24/10</u>
Total Fee:	<u>1030⁰⁰</u>
Date Received:*	<u>5/11/10</u>
Received By:	<u>MRCX</u>

*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.

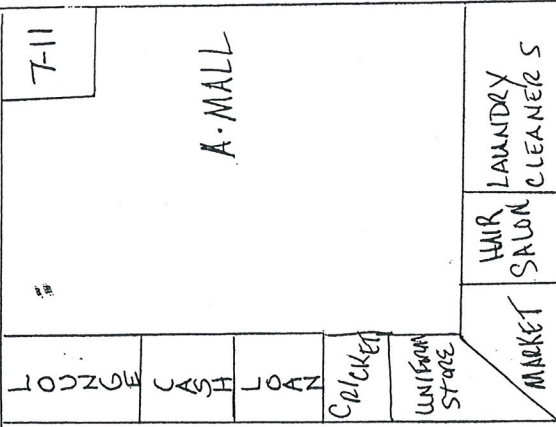
f:\depot\Application Packet\Application Form.pdf

1300 E. SAHARA AVE. LV. NV 89104

SAHARA AVE.



MARYLAND PARKWAY



1" = 10'



RECEIVED
MAY 19 2010

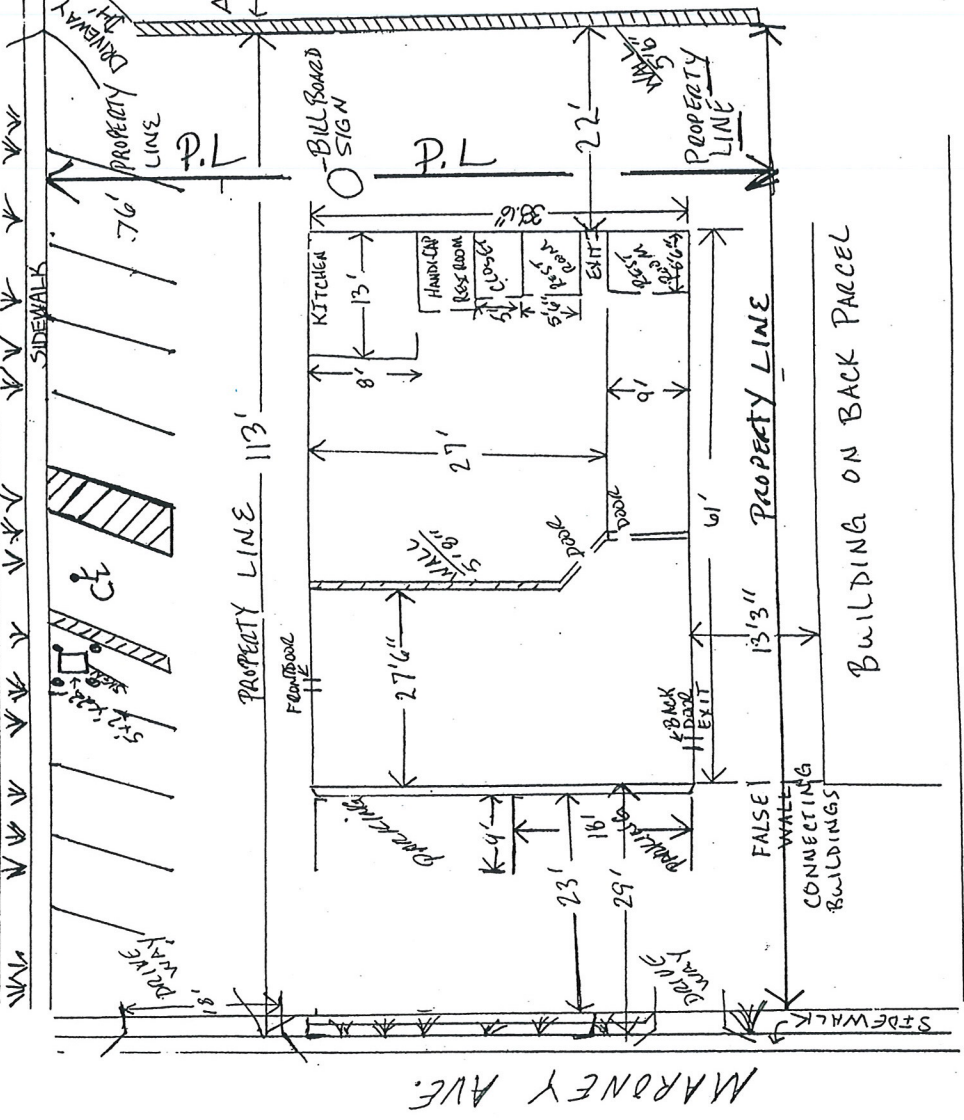
SUP-38242

REVISED

Floor Plan

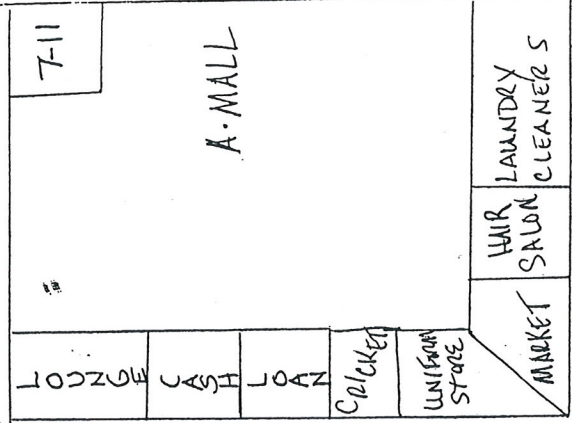
1300 E. SAHARA AVE. LV. NV 89104

SAHARA AVE.



MARONEY AVE.

MARYLAND PARKWAY



1" = 10'



RECEIVED
MAY 19 2010

SUP-38242
REVISED

[No Subject]

From: Tony Rila <tonyrila@yahoo.com>

[View Contact](#)

To: "tonyrila@yahoo.com" <tonyrila@yahoo.com>

Mon, May 10, 2010 11:45:31 AM

South Side Facing Sahara



← East Side

Sent from my iPhone

RECEIVED
MAY 11 2010
SUP-38242

[No Subject]

From: Tony Rila <tonyrila@yahoo.com>

[View Contact](#)

To: "tonyrila@yahoo.com" <tonyrila@yahoo.com>

Mon, May 10, 2010 11:45:55 AM

Sign 3 landscaping on Sahara



Sent from my iPhone

RECEIVED
MAY 11 2010

SUP-38242

[No Subject]

From: Tony Rila <tonyrila@yahoo.com>

[View Contact](#)

To: "tonyrila@yahoo.com" <tonyrila@yahoo.com>

Mon, May 10, 2010 11:07:33 AM

Parking looking East down
Sahara



Sent from my iPhone

RECEIVED
MAY 11 2010
SUP-38242

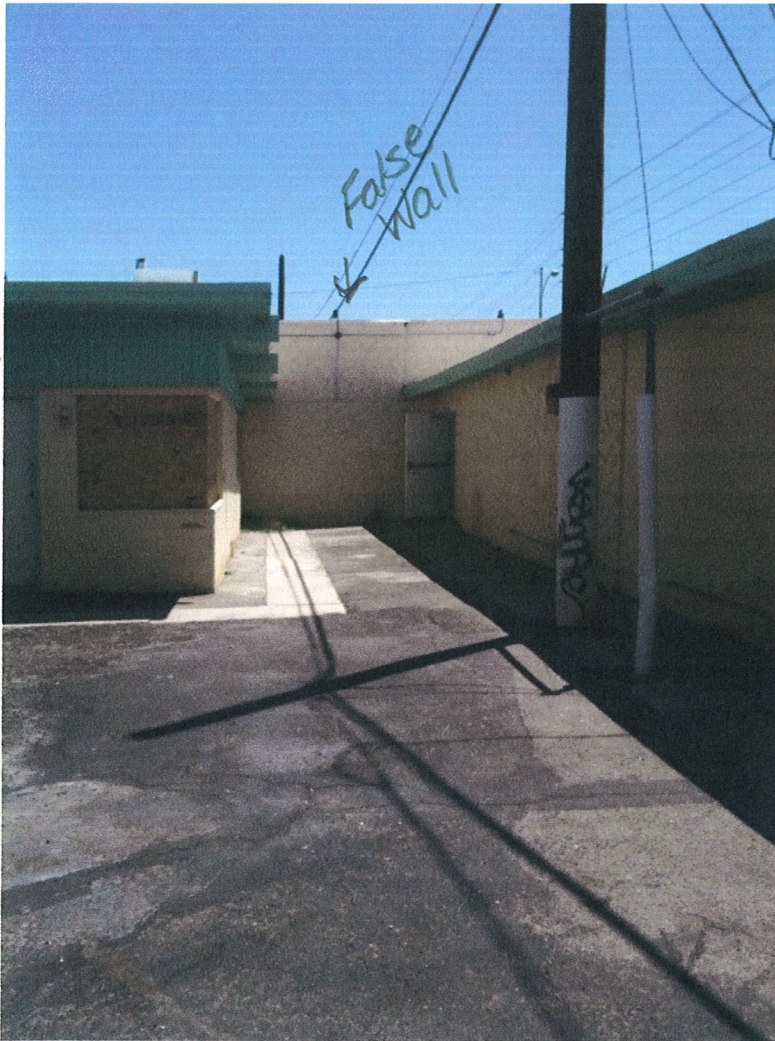
[No Subject]

From: Tony Rila <tonyrila@yahoo.com>

[View Contact](#)

Mon, May 10, 2010 11:43:37 AM

To: "tonyrila@yahoo.com" <tonyrila@yahoo.com>



Seperate
Address
→

← North Side of
Building

Sent from my iPhone

RECEIVED
MAY 11 2010
SUP-38242

[No Subject]

From: Tony Rila <tonyrila@yahoo.com>

[View Contact](#)

Mon, May 10, 2010 11:44:37 AM

To: "tonyrila@yahoo.com" <tonyrila@yahoo.com>

West Side Of Building



← Billboard

Sent from my iPhone

RECEIVED
MAY 11 2010
SUP-38242

[No Subject]

From: Tony Rila <tonyrila@yahoo.com>

[View Contact](#)

Mon, May 10, 2010 11:45:01 AM

To: "tonyrila@yahoo.com" <tonyrila@yahoo.com>

Looking East down Sahara.



Sent from my iPhone

RECEIVED
MAY 11 2010

SUP-38242

[No Subject]

From: Tony Rila <tonyrila@yahoo.com>

[View Contact](#)

To: "tonyrila@yahoo.com" <tonyrila@yahoo.com>

Mon, May 10, 2010 11:46:29 AM

S. Facing Sahara



Sent from my iPhone

RECEIVED
MAY 11 2010

SUP-38242

May 10, 2010

Re: Justification Letter

City of Las Vegas
Planning and Development Department,

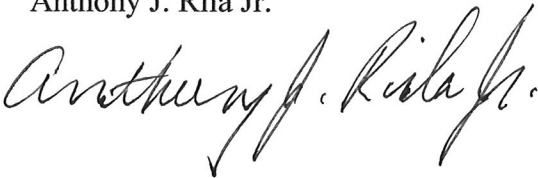
We are Applying for a special use permit to allow a class 3 second-hand license to operate at 1300 E. Sahara Ave. This request is for a 2300 sq. ft. building located in a commercial zoned area where similar business already exists. We will certainly comply with the planning department's rules and regulations. We will provide ten, 9x18 ft. Parking spaces and one van accessible handicap space. Any and all landscaping requirements will be adhered to.

With ample driveways to enter and exit the property traffic should be kept at a minimum.

With this license at this location we plan to buy and sell new and used jewelry items and supplies. We will also be manufacturing and doing jewelry repairs.

Thank you for your consideration,

Anthony J. Rila Jr.



RECEIVED
MAY 11 2010
SUP-38242

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38244 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SB FORT APACHE, LLC - OWNER: LAKES PLAZA, LLC - Request for a Special Use Permit FOR A BEER/WINE/COOLER ON-SALE ESTABLISHMENT WITHIN AN EXISTING RESTAURANT WITH A WAIVER TO ALLOW A 120-FOOT DISTANCE SEPARATION FROM A CHILD CARE FACILITY WHERE 400 FEET IS REQUIRED at 9101 West Sahara Avenue, Suites #108 and #109 (APN 163-08-121-010), C-1 (Limited Commercial) Zone, Ward 2 (Wolfson).

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

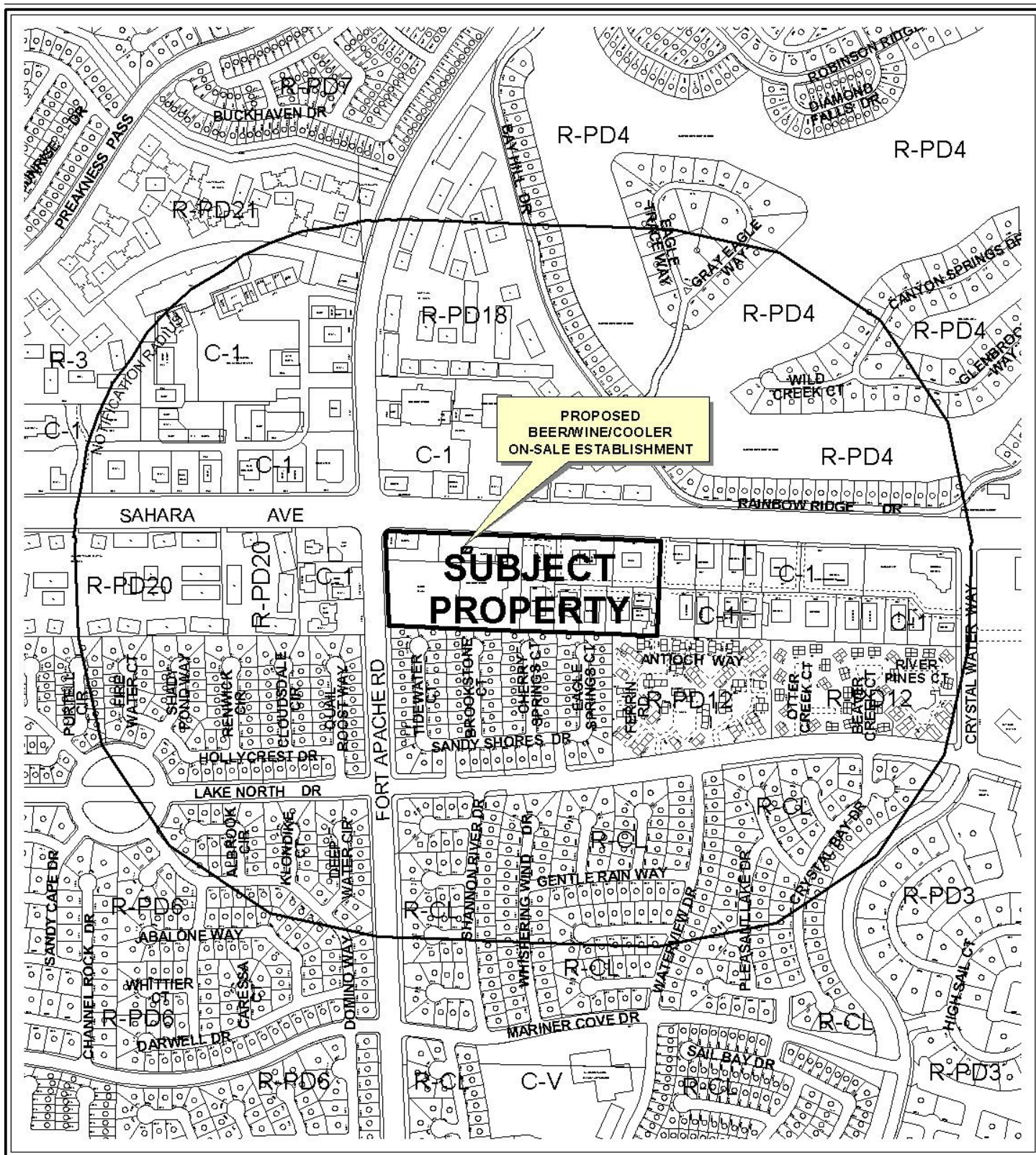
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



CASE: **SUP-38244**

RADIUS: 1500 FT

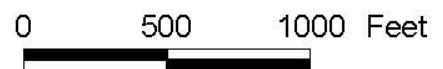
ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)

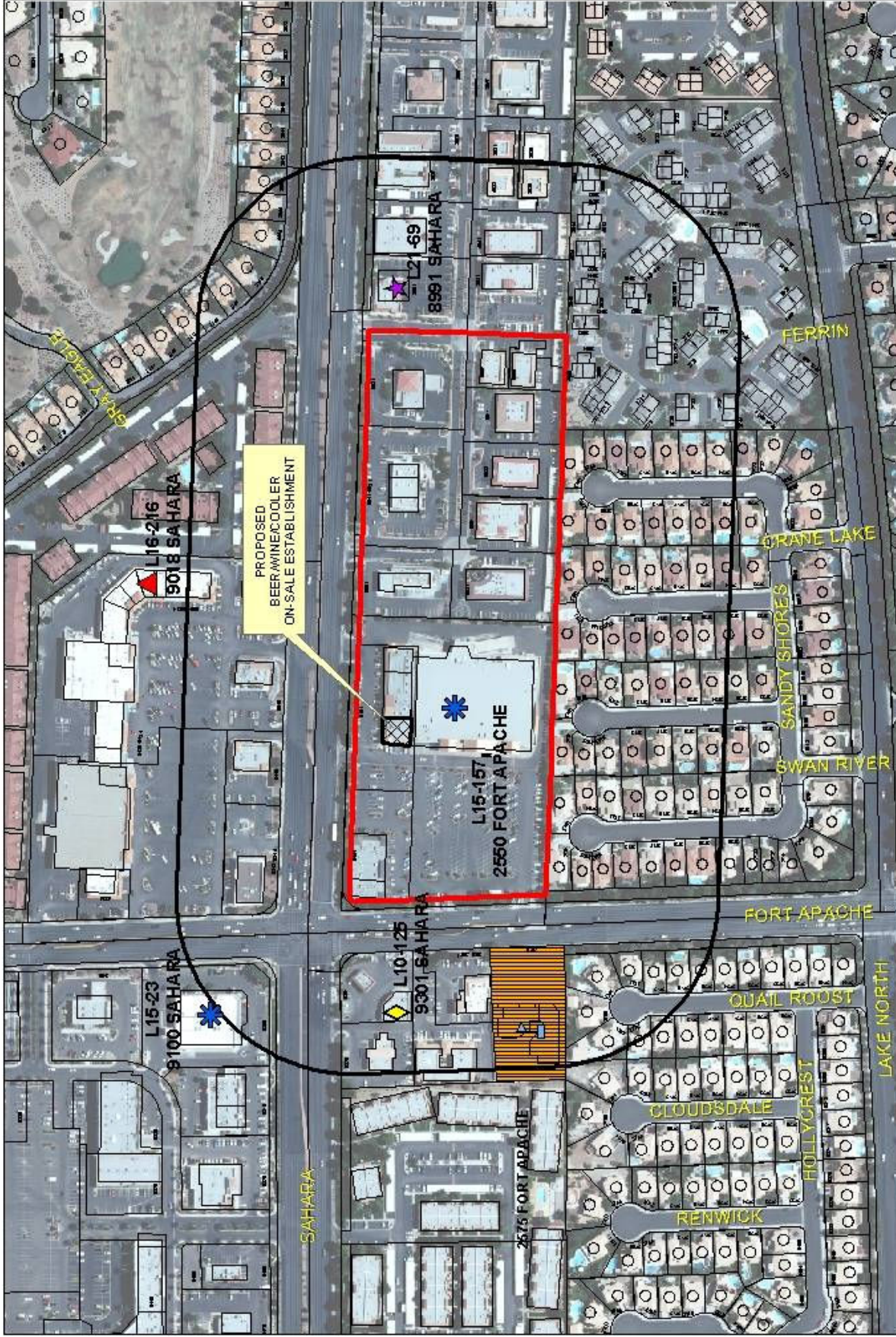


CASE: **SUP-38244**

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY: C-1 (LIMITED COMMERCIAL)





SUP-38244

Business Licenses

-  Child Care/Children Facility
-  Beer/Wine/Cooler On Sale
-  Beer/Wine/Cooler Off Sale
-  Beer/Wine/Cooler On-Off Sale
-  Supper Club/Restaurant Service Bar
-  Tavern
-  Package Liquor Sales
-  Schools
-  City Parks
-  Religious
-  Subject Property
-  400 foot buffer





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38244** APN: 163-08-121-010

Name of Property Owner: Lakes Plaza, LLC

Name of Applicant: SB Fort Apache, LLC

Name of Representative: _____

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: _____

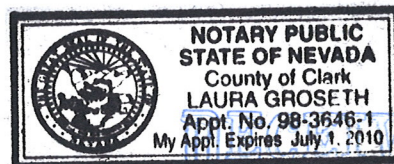
Signature of Property Owner: _____

Print Name: Richard Gordon

Subscribed and sworn before me

This 11 day of May, 2010

Laura Shasick
Notary Public in and for said County and State



MAY 11 2010

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: SB Fort Apache, LLC
 Project Address (Location) 9101 West Sahara Suite #108 & #109
 Project Name Smashburger Proposed Use Restaurant w/ sale/consume alcohol
 Assessor's Parcel #(s) 163-08-121-010 Ward # 2
 General Plan: existing x proposed _____ Zoning: existing _____ proposed x
 Commercial Square Footage 1504 Floor Area Ratio N/A
 Gross Acres 1.07 Lots/Units N/A Density N/A
 Additional Information _____

PROPERTY OWNER Lakes Plaza, LLC Contact Richard Gordon
 Address 1770 N. Buffalo #101 Phone: (702) 220-4500 Fax: (702) 220-4900
 City Las Vegas State NV Zip 89128
 E-mail Address _____

APPLICANT SB Fort Apache, LLC Contact Mark Huttanus
 Address 3575 Post Rd Phone: (702) 743-7612 Fax: _____
 City Las Vegas State NV Zip 89118
 E-mail Address _____

REPRESENTATIVE _____ Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

Property Owner Signature* Richard Gordon V.P.

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

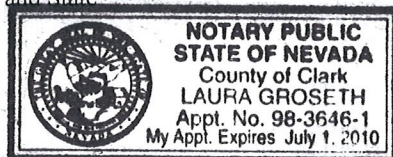
Print Name Richard Gordon

Subscribed and sworn before me

This 10 day of May, 20 10

Laura Helbert

Notary Public in and for said County and State



Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>SUP-38244</u>
Meeting Date:	<u>06/24/10</u>
Total Fee:	<u>1280.00</u>
Date Received:*	<u>05/11/10</u>
Received By:	<u>Jonathan B.</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

RECEIVED
MAY 11 2010

RECEIVED
MAY 11 2010

VICINITY MAP

LEGEND

- ☐ RESIDENTIAL
- ☐ COMMERCIAL
- ☐ LANDSCAPE
- ☐ PARKING

PARKING ANALYSIS

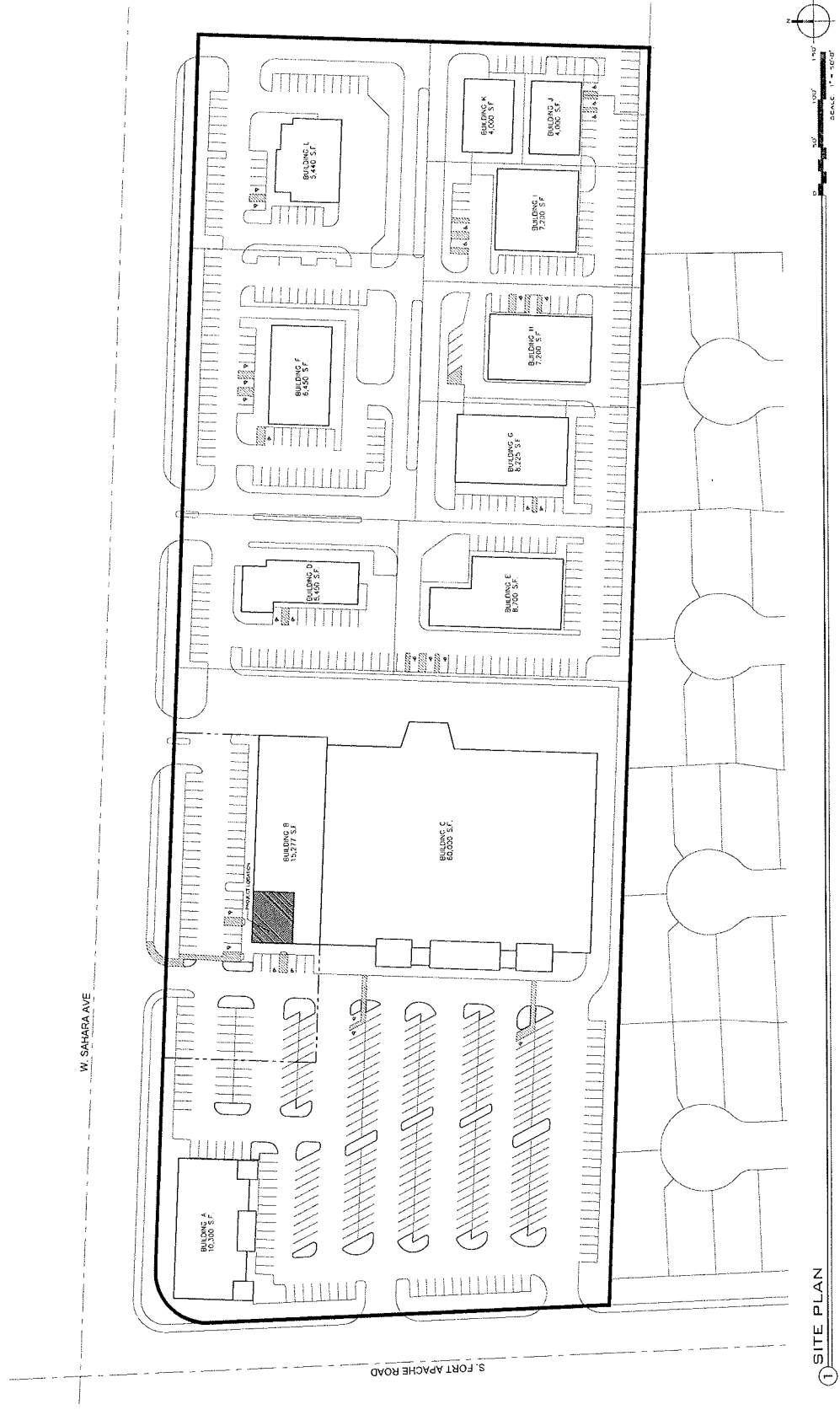
PARKING REQUIRED: 118,100.00 - On-site parking: 118,100.00

BUILDING	ST	PARKING REQUIRED	LANDSCAPE	PARKING PROVIDED	HANDICAP PROVIDED
A	10,000	10,000	10,000	10,000	10,000
B	10,000	10,000	10,000	10,000	10,000
C	10,000	10,000	10,000	10,000	10,000
D	10,000	10,000	10,000	10,000	10,000
E	10,000	10,000	10,000	10,000	10,000
F	10,000	10,000	10,000	10,000	10,000
G	10,000	10,000	10,000	10,000	10,000
H	10,000	10,000	10,000	10,000	10,000
I	10,000	10,000	10,000	10,000	10,000
J	10,000	10,000	10,000	10,000	10,000
K	10,000	10,000	10,000	10,000	10,000
L	10,000	10,000	10,000	10,000	10,000
M	10,000	10,000	10,000	10,000	10,000
N	10,000	10,000	10,000	10,000	10,000
O	10,000	10,000	10,000	10,000	10,000
P	10,000	10,000	10,000	10,000	10,000
Q	10,000	10,000	10,000	10,000	10,000
R	10,000	10,000	10,000	10,000	10,000
S	10,000	10,000	10,000	10,000	10,000
T	10,000	10,000	10,000	10,000	10,000
U	10,000	10,000	10,000	10,000	10,000
V	10,000	10,000	10,000	10,000	10,000
W	10,000	10,000	10,000	10,000	10,000
X	10,000	10,000	10,000	10,000	10,000
Y	10,000	10,000	10,000	10,000	10,000
Z	10,000	10,000	10,000	10,000	10,000
TOTAL	118,100	118,100	118,100	118,100	118,100



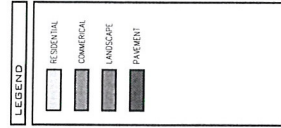
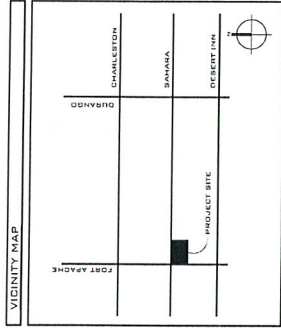
SMASHBURGER
LAKES BUSINESS PARK 2
9101 W SAHARA AVE
LAS VEGAS, NV 89117

DATE: 11 MAY 2010
DRAWING TITLE: SITE PLAN
SHEET NO.: AS.1
SCALE: 1" = 50'-0"



SUP-38244

RECEIVED
MAY 11 2010



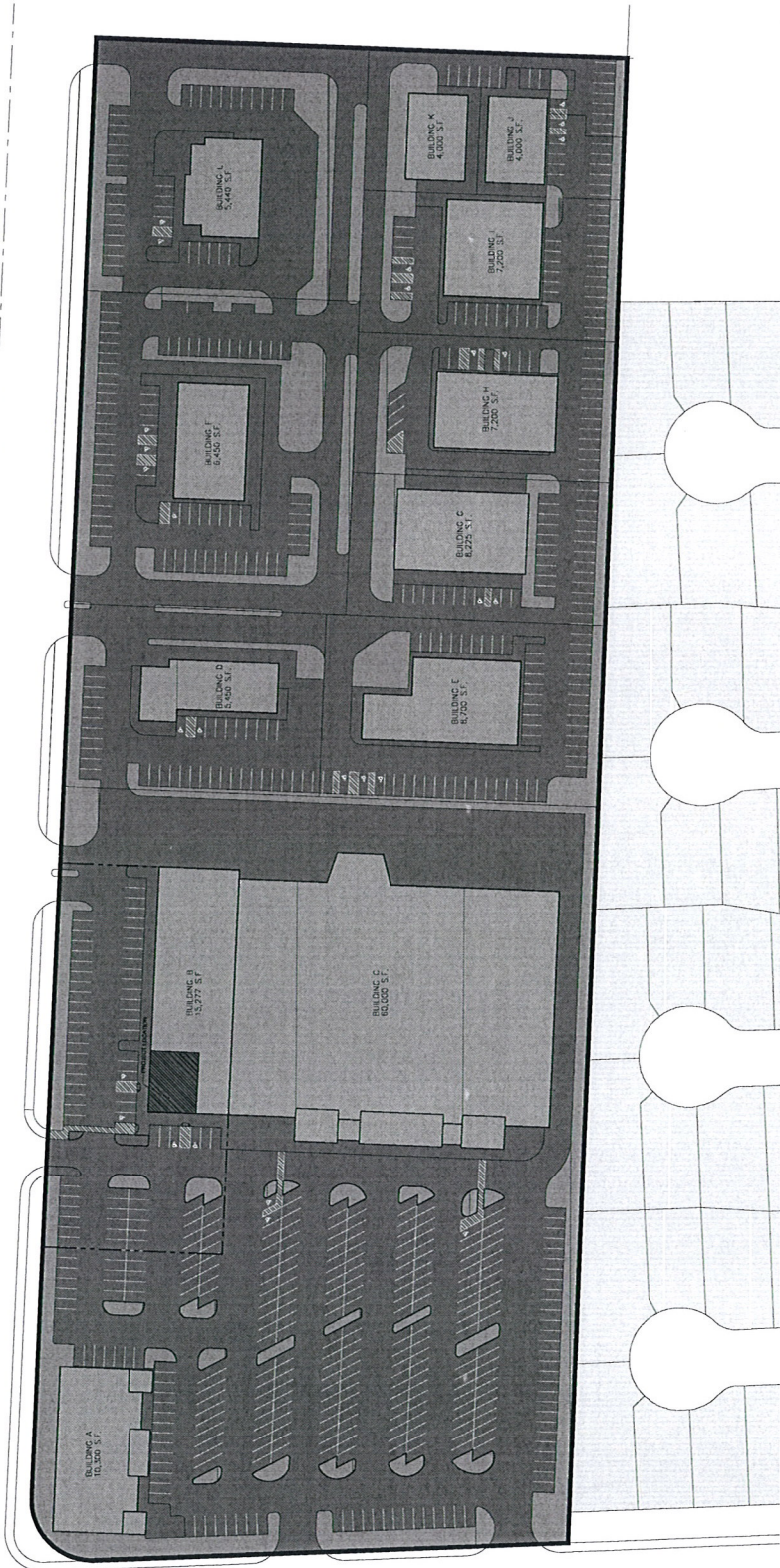
PARKING ANALYSIS

PARKING REQUIRED (18,10,010 - On-site parking, accessible)

BUILDING	SF	PARKING REQUIRED	HANDICAP REQUIRED	PARKING PROVIDED	HANDICAP PROVIDED
A	15,777	15,777	1	15,777	1
B	40,000	40,000	1	40,000	1
C	4,400	4,400	1	4,400	1
D	4,400	4,400	1	4,400	1
E	4,400	4,400	1	4,400	1
F	4,400	4,400	1	4,400	1
G	4,400	4,400	1	4,400	1
H	4,400	4,400	1	4,400	1
I	4,400	4,400	1	4,400	1
J	4,400	4,400	1	4,400	1
K	4,400	4,400	1	4,400	1
L	4,400	4,400	1	4,400	1
TOTAL	142,242	142,242	12	142,242	12



SMASHBURGER
LAKES BUSINESS PARK 2
9101 W SAHARA AVE
LAS VEGAS, NV 89117



DATE: 11 MAY 2010
DRAWING TITLE: SITE PLAN
SHEET NO.: AS.1
SCALE: 1" = 500'



SITE PLAN
SUP-38244

DESIGN ANALYSIS

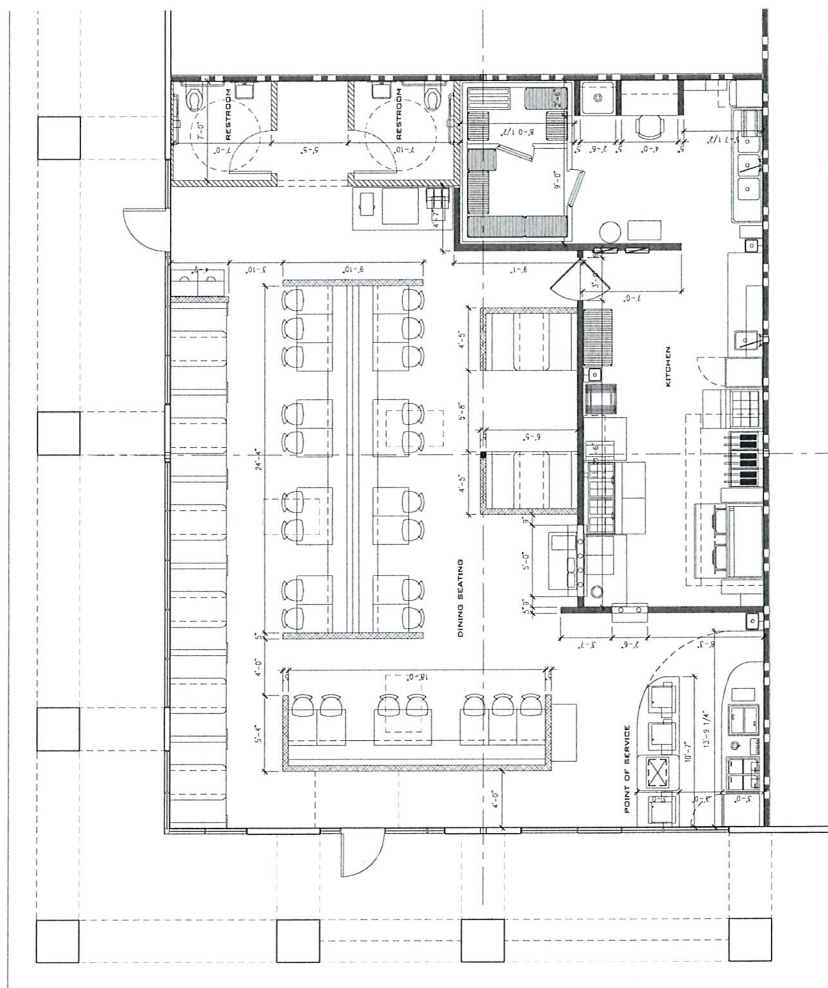
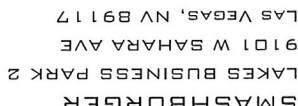
OCCUPANCY (LOAD) - (IBC CHAPTER 10)		SF	LOAD	OCCUPANTS
ASSEMBLY AREAS	W/O FIXED SEATS	0	15 SF/PERSON	0
ASSEMBLY AREAS	W/ FIXED SEATS	1,348	1 PER 24" OF BENCH	57
ASSEMBLY AREAS	W/O FIXED SEATS	136	7 SF/PERSON	19
CONCERNATED (GALLERY)				
KITCHENS - COMMERCIAL		610	200 SF/PERSON	3
STORAGE/STORAGE ROOMS		72	300 SF/PERSON	1
NECESSARY USE (LOBBY, ATRIUM, ETC)			EXCLUDED	
TOTAL OCCUPANCY				80
TOTAL SUITE SF		2,096		

REQUIRED RESTROOMS: 1 PER 25 REQD. PER TABLE 2902.1

2 WATER CLOSETS PROVIDED

REQUIRED EXITS: PER SECTION 1019

2 EXITS PROVIDED



FLOOR PLAN

DATE: 11 MAY 2010
DRAWING TITLE: FLOOR PLAN
SHEET NO.: A.1

SUP-38244

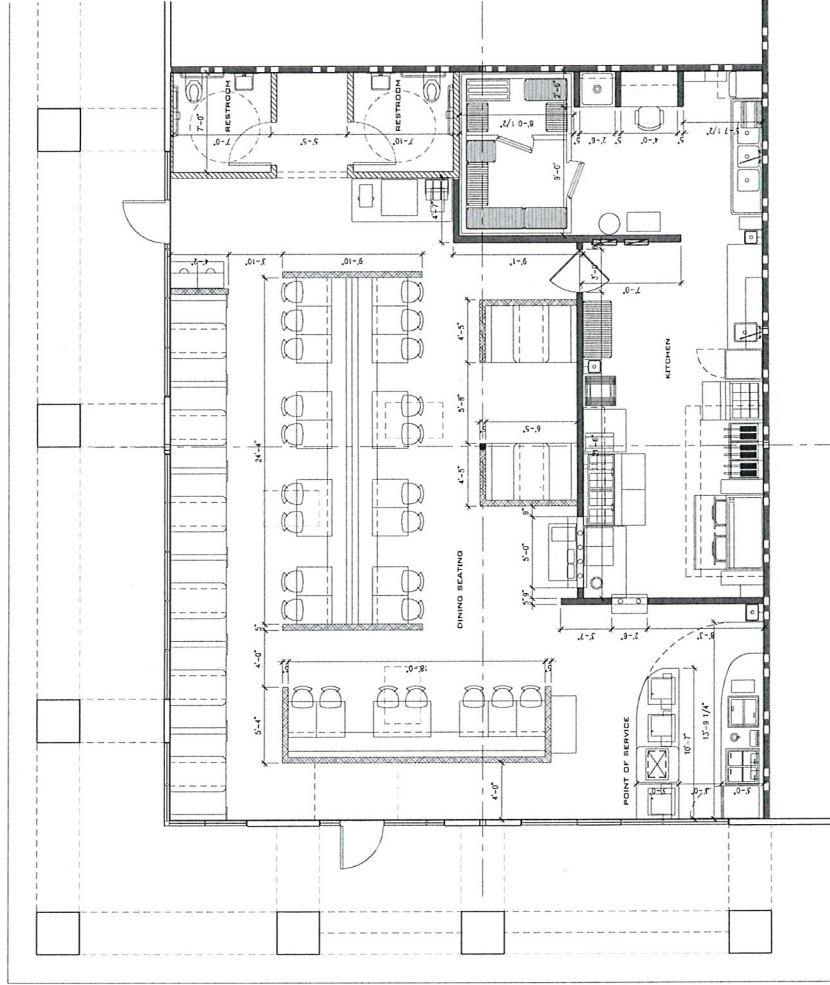
RECEIVED
MAY 11 2010

DESIGN ANALYSIS									
OCCUPANCY LOAD (SEE CHAPTER 10)									
AREAS	5'	15'	15'	15'	15'	15'	15'	15'	15'
ASSEMBLY AREAS W/ FLOOR SEATING	0	15	15	15	15	15	15	15	15
ASSEMBLY AREAS W/ FLOOR SEATING	0	15	15	15	15	15	15	15	15
ASSEMBLY AREAS W/ FLOOR SEATING	0	15	15	15	15	15	15	15	15
CONCENTRATED (OCCUPANCY)	0	15	15	15	15	15	15	15	15
KITCHENS - COMMERCIAL	0	15	15	15	15	15	15	15	15
MEDIA/STORAGE ROOMS	0	15	15	15	15	15	15	15	15
ACCESSORY USE (LOBBY, HALLS, ETC.)	0	15	15	15	15	15	15	15	15
TOTAL OCCUPANTS	0	15	15	15	15	15	15	15	15
TOTAL SEAT	0	15	15	15	15	15	15	15	15

REQUIRED RESTROOMS: 1 PER 25 OCC. (SEE TABLE 2502.1)
2 WATER CLOSETS PROVIDED
REQUIRED EXITS: SEE SECTION 1013
2 EXITS PROVIDED



SMASHBURGER
LAKES BUSINESS PARK 2
9101 W SAHARA AVE
LAS VEGAS, NV 89117



1 FLOOR PLAN
SCALE: 1/4" = 1'-0"

SUP-38244

DATE: 11 MAY 2010
DRAWN BY: J. L. LEE
CHECKED BY: J. L. LEE
SHEET NO.: A.1
© 2010



smash. sizzle. savor.

City of Las Vegas
Planning Department
731 South 4th Street
Las Vegas, NV
89101

Subject: Justification Letter for Special Use Permit Application
SMASHBURGER — 9101 W Sahara, Suite 108, Las Vegas, NV 89117

To Whom It May Concern:

Smashburger (SB Fort Apache, LLC), has requested *Specific Use Permit* approval to allow for the sale and consumption of alcoholic beverages at the tenant space noted above. Smashburger is a fast-casual dining establishment with beer and wine sales and consumption. While Smashburger locations generally have an outside seating area, no such seating area will be present at the above mentioned location.

The beer and wine proposed to be served in the restaurant will be for service at tables only within the restaurant and will be served in connection with meals. Per the Las Vegas Zoning Code Land Use (Chapter 19.04) requirements and Las Vegas Municipal Code, Chapter 6.50.180, the beer and wine will not be available for purchase to be taken from the establishment and consumed off the premises.

As you are aware, under Chapter 19.04 of the Las Vegas Zoning Code, specifically Ord 5895, it is required that the proposed establishment be located at least 400 feet from any churches, schools, synagogues or child care facilities with more than 12 children. SB Fort Apache, LLC is requesting that the a waiver of this requirement be granted as a children's day care is present 120 feet from the proposed Smashburger.

Smashburger's hours of operation are Monday through Sunday from 10AM to 10PM. The maximum number of employees per shift is approximately ten (10). Currently, a Smashburger (SB Summerhill, LLC) is in operation at 7541 W Lake Mead Blvd Suite 2, Las Vegas, NV 89128.

Please contact Mark Huttanus at (702)743-7612 should you have any additional questions concerning information within this Justification Letter.

Sincerely,

Mark Huttanus
VP of Operations
Smashburger

Smashburger
SB Las Vegas LLC
3575 Post Rd
Las Vegas, NV
89118

RECEIVED

MAY 10 2010

SUP-38244

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38245 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SB CENTENNIAL, LLC - OWNER: CENTENNIAL GATEWAY, LLC - Request for a Special Use Permit FOR A BEER/WINE/COOLER ON-SALE ESTABLISHMENT at 5655 Centennial Center Boulevard, Suite #170 (APN 125-27-411-013), [SC-TC (Service Commercial-Town Center) Special Land Use Designation] Zone, Ward 6 (Ross).

IF APPROVED, C.C.: 07/21/2010

IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

Planning Commission Mtg.

0

City Council Meeting

0

City Council Meeting

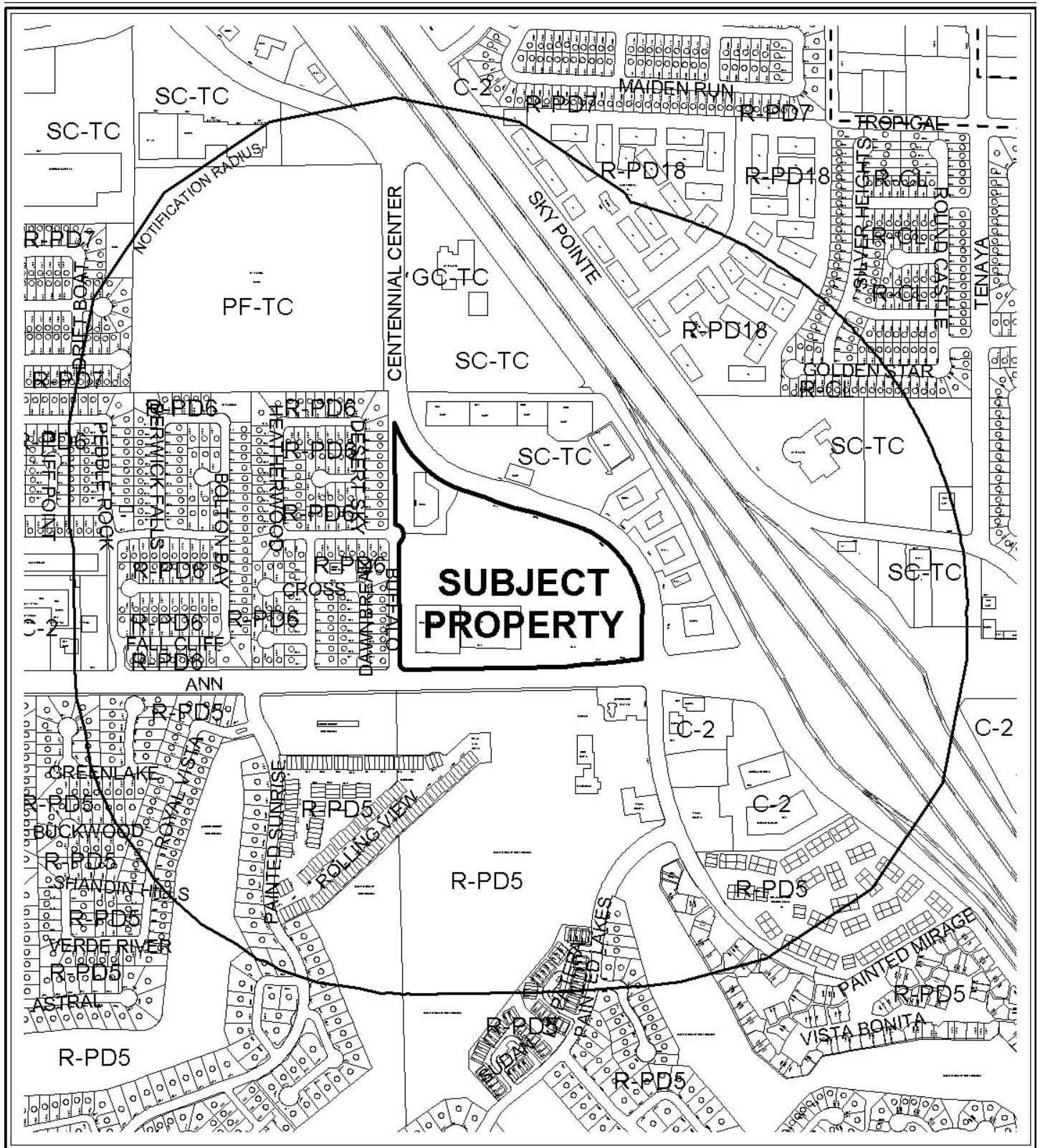
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



CASE: SUP-38245

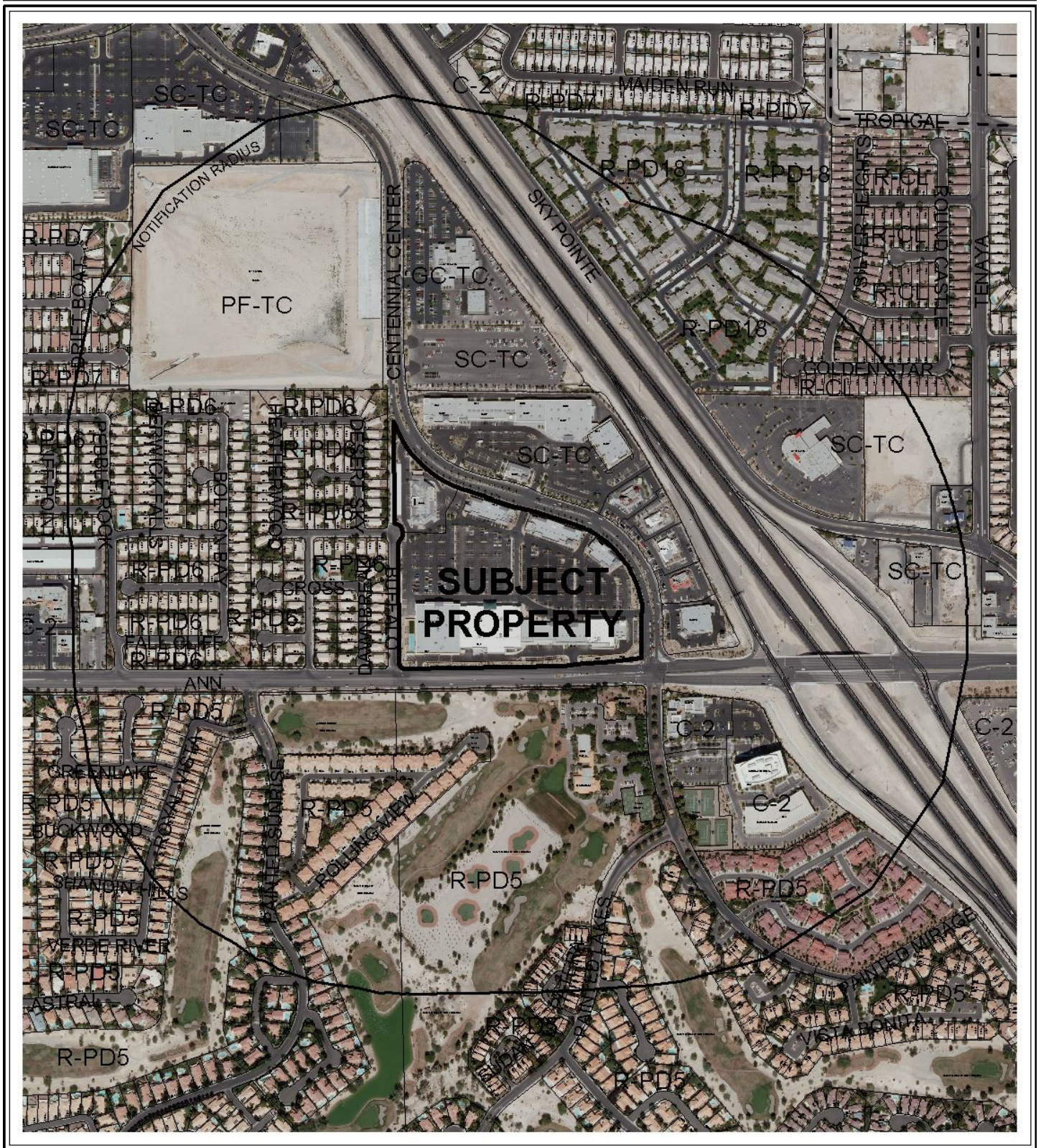
RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY:

T-C (TOWN CENTER) ZONE [SC-TC (SERVICE COMMERCIAL - TOWN CENTER)
TOWN CENTER SPECIAL LAND USE DESIGNATION]

0 500 1000 Feet





CASE: SUP-38245

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY:

T-C (TOWN CENTER) ZONE [SC-TC (SERVICE COMMERCIAL - TOWN CENTER)
TOWN CENTER SPECIAL LAND USE DESIGNATION]

0 500 1000 Feet





Business Licenses

- Tavern
- Supper Club/
Restaurant Service Bar

- Beer/Wine/Cooler
On Sale

- Child Care/
Children Facility

- RELIGIOUS
- CITY PARKS
- SCHOOLS
- Subject Property
- 400 foot buffer



SUP-38245



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38245** APN: 125-27-411-013

Name of Property Owner: Centennial Gateway LLC

Name of Applicant: SB Centennial LLC

Name of Representative: _____

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: *Terri Sturm*

Print Name: Terri Sturm

Subscribed and sworn before me

This 11th day of May, 2010

Kathleen P. Burns

Notary Public in and for said County and State



RECEIVED
MAY 11 2010

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: SB Centennial LLC
 Project Address (Location) 5655 Centennial Center Blvd, Suite #160 & #170
 Project Name Smashburger Proposed Use Restaurant w/sale/ consume alcohol
 Assessor's Parcel #(s) 125-27-411-013 Ward # 6
 General Plan: existing X proposed _____ Zoning: existing _____ proposed X
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres 16.79 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER Centennial Gateway LLC Contact Melanie Mooney
 Address 5785 Centennial Center Blvd, Suite 120 Phone: (702) 822-8200 Fax: (702) 822-8201
 City Las Vegas State NV Zip 89149
 E-mail Address mmooney@territoryinc.com

APPLICANT SB Centennial LLC Contact Mark Huttanus
 Address 3575 Post Road Phone: (702) 743-7612 Fax: _____
 City Las Vegas State NV Zip 89118
 E-mail Address _____

REPRESENTATIVE _____ Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

Property Owner Signature* *Terri Sturm*

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

Print Name Terri Sturm

Subscribed and sworn before me

This 10th day of May, 2010.

Kathleen P. Burns

Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>SUP-38245</u>
Meeting Date:	<u>06/24/10</u>
Total Fee:	<u>1280.00</u>
Date Received:*	<u>05/11/10</u>
Received By:	<u>Jonathan B.</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.

PARKING ANALYSIS

PARKING REQUIRED: (19,10,010 - On-site parking standard)

BUILDING	SF	PARKING REQUIRED	HANDICAP REQUIRED	PARKING PROVIDED	HANDICAP PROVIDED
A	37,000	12,327			
B	15,377	5,012			
C	8,419	2,741			
D	3,141	1,003			
E	13,915	4,453			
F	25,479	8,175			
G	25,483	8,175			
H	44,532	14,453			
TOTAL	271,606	84,606	18	846	24

1 PER 250 SF
271,606 / 250 SF = 1,086.424
846 + 24 = 870 SPACES

LEGEND

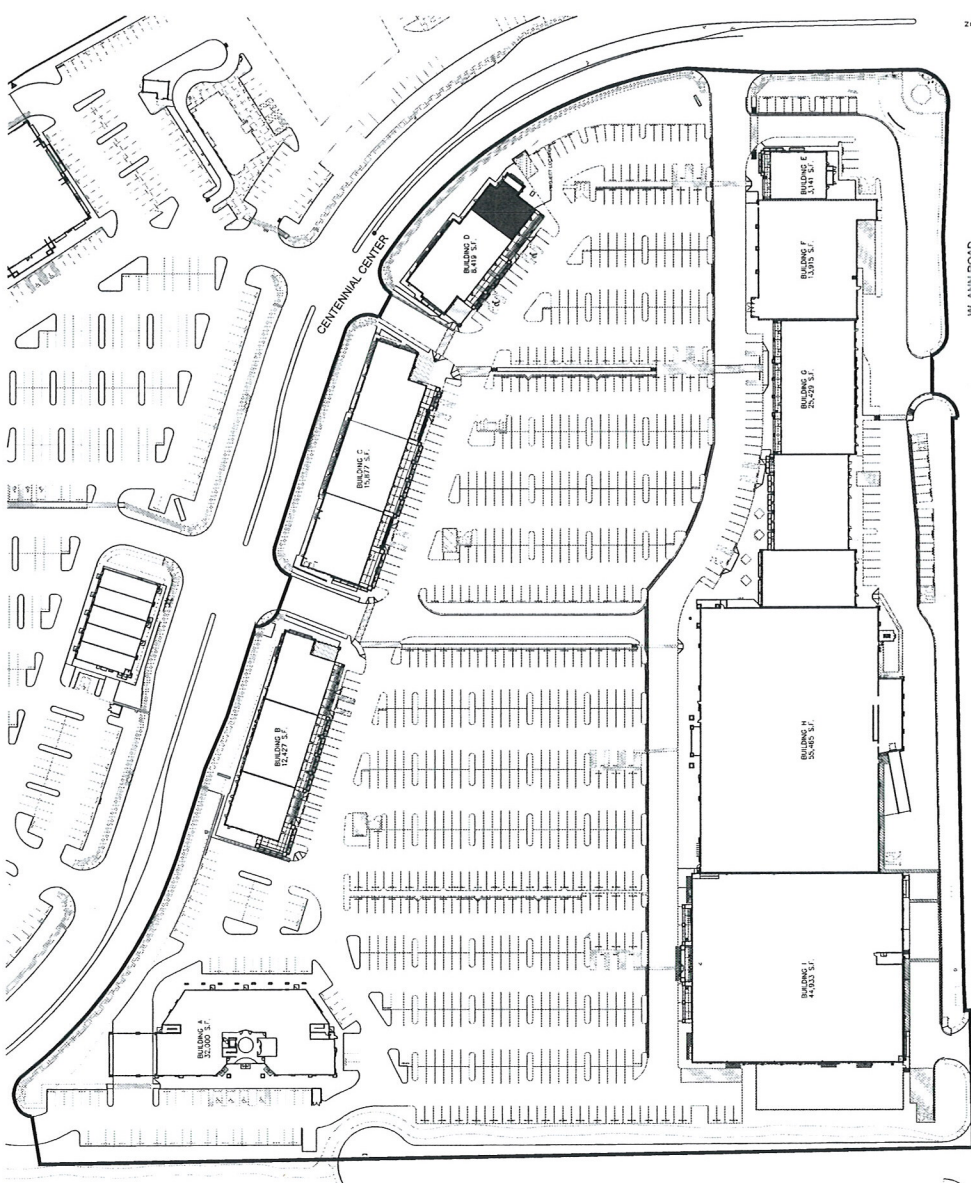
☐ COMMERCIAL
☐ LANDSCAPE
☐ PARKING

VICINITY MAP



SMASHBURGER
5655 CENTENNIAL CENTER BLVD
SUITE 170
LAS VEGAS, NV 89149

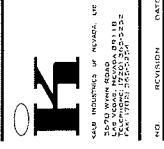
DATE: 11 MAY 2010
DRAWING TITLE: SITE PLAN
SHEET NO.: AS.1
SCALE: 1" = 40'



W ANN ROAD
SCALE: 1" = 40'

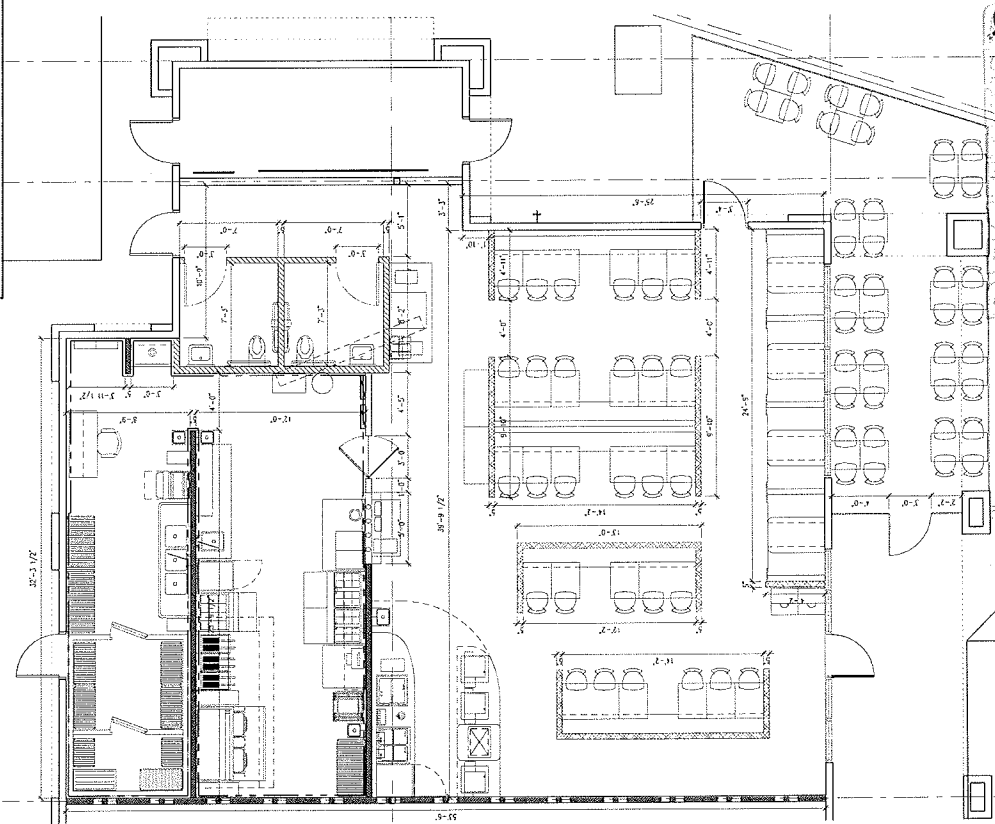
RECEIVED
MAY 11 2010

SUP-38245



DESIGN ANALYSIS				
SALVANT LAGO - USE CHAPTER 10				
AREAS	SEATING	LAND	SEATING	OCCUPANTS
ASSEMBLY AREAS W/ FOLD SEATS	415	15 S/ PERSON	27	46
PATIO SEATING				
ASSEMBLY AREAS W/ FOLD SEATS	104	15 S/ PERSON	7	10
CONDEMNATED (OASIS)				
KITCHENS - COMMERCIAL	557	200 S/ PERSON	3	1
MEETINGS/STORAGE ROOMS	79	200 S/ PERSON	0	0
MEETINGS/STORAGE ROOMS	79	200 S/ PERSON	0	0
TOTAL OCCUPANTS				56
TOTAL SEATING				56

REQUIRED RESTROOMS: 1 PER 20 ROOM FOR TABLE 2002.1
2 WATER CLOSETS PROVIDED
REQUIRED EXITS: ONE SECTION 102
2 EXITS PROVIDED



1 FLOOR PLAN

SCALE 1/8" = 1'-0"

MAY 11 2010

SUP-38245



SMASHBURGER
5655 CENTENNIAL CENTER BLVD
SUITE 170
LAS VEGAS, NV 89149

DATE: 11 MAY 2010
DRAWN: FLOOR PLAN
SHEET NO: A.1
©2010



smash. sizzle. savor.

City of Las Vegas
Planning Department
731 South 4th Street
Las Vegas, NV
89101

Subject: Justification Letter for Special Use Permit Application
SMASHBURGER — 5655 Centennial Center Blvd, Suite 170, Las Vegas, NV 89149

To Whom It May Concern:

Smashburger (SB Centennial, LLC), has requested *Specific Use Permit* approval to allow for the sale and consumption of alcoholic beverages at the tenant space noted above. Smashburger is a fast-casual dining establishment, with an outdoor dining area, which serves beer and wine for consumption.

The beer and wine proposed to be served in the restaurant will be for service at tables only within the restaurant and will be served in connection with meals. Per the Las Vegas Zoning Code Land Use (Chapter 19.04) requirements and Las Vegas Municipal Code, Chapter 6.50.180, the beer and wine will not be available for purchase to be taken from the establishment and consumed off the premises.

As you are aware, under Chapter 19.04 of the Las Vegas Zoning Code, specifically Ord 5895, it is required that the proposed establishment be located at least 400 feet from any churches, schools, synagogues or child care facilities with more than 12 children. SB Centennial, LLC is requesting that a waiver of this requirement be granted as a 24 Hour Kids Club Fitness is present within the 400 foot requirement from the proposed Smashburger.

Smashburger's hours of operation are Monday through Sunday from 10AM to 10PM. The maximum number of employees per shift is approximately ten (10). Currently, a Smashburger (SB Summerhill, LLC) is in operation at 7541 W Lake Mead Blvd Suite 2, Las Vegas, NV 89128.

Please contact Mark Huttanus at (702)743-7612 should you have any additional questions concerning information within this Justification Letter.

Sincerely,

A handwritten signature in black ink that reads "Mark Huttanus". The signature is stylized with a large, flowing "M" and "H".

Mark Huttanus
VP of Operations
Smashburger

Smashburger
SB Las Vegas LLC
3575 Post Rd
Las Vegas, NV
89118

RECEIVED
MAY 11 2010
SUP-38245

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-38251 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: FATPAK, LLC - OWNER: MELE PONO HOLDING COMPANY - Request for a Special Use Permit FOR A PROPOSED XX SQUARE-FOOT TAVERN, LIMITED at 107 South Las Vegas Boulevard (APN 139-34-601-002), C-2 (General Commercial), Ward 5 (Barlow).

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

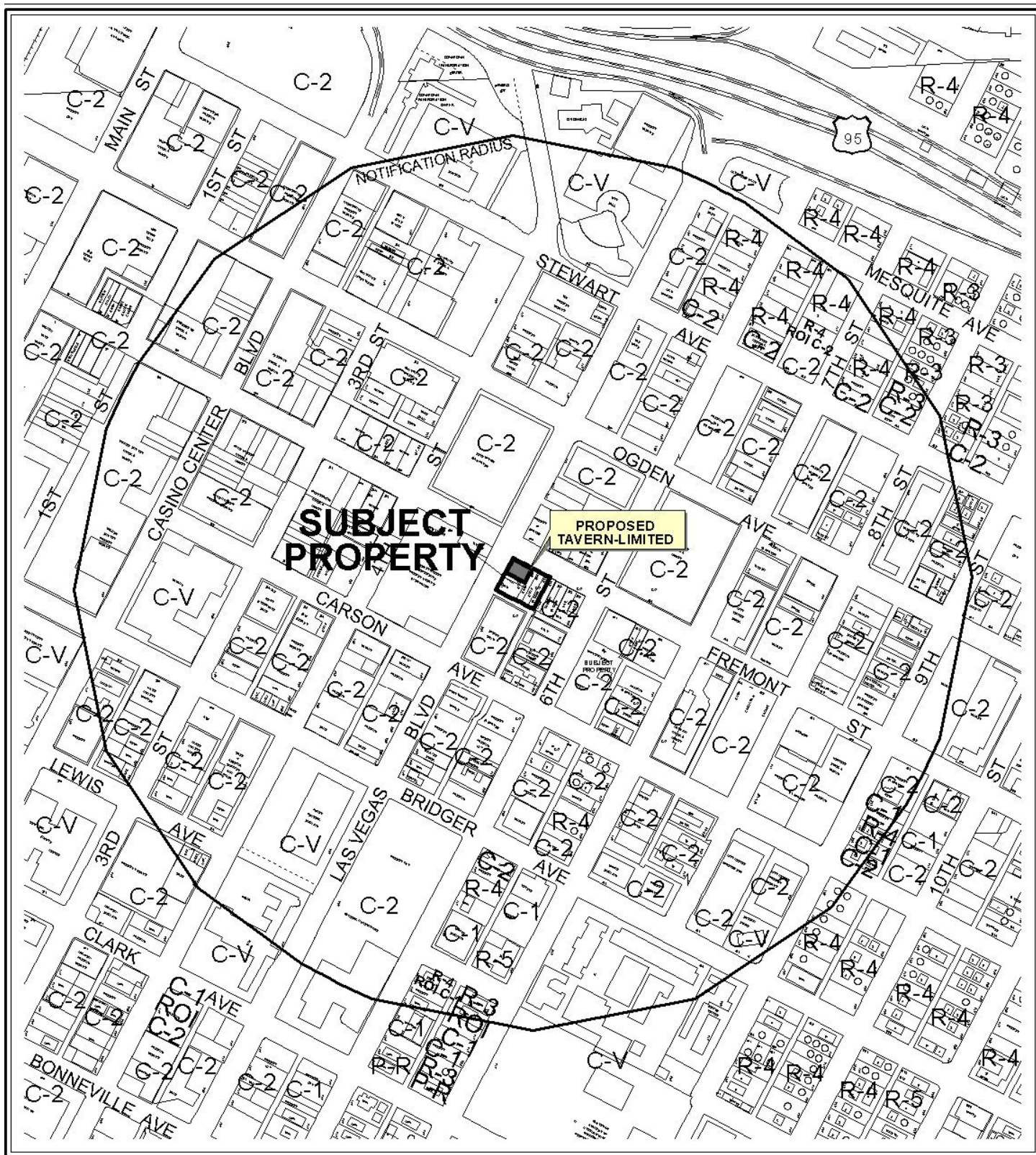
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Location and Aerial Maps – SUP-38251 and SDR-38267
2. Conditions and Staff Report – SUP-38251 and SDR-38267
3. Supporting Documentation
4. Photos – SUP-38251 and SDR-38267
5. Justification Letter – SUP-38251 and SDR-38267

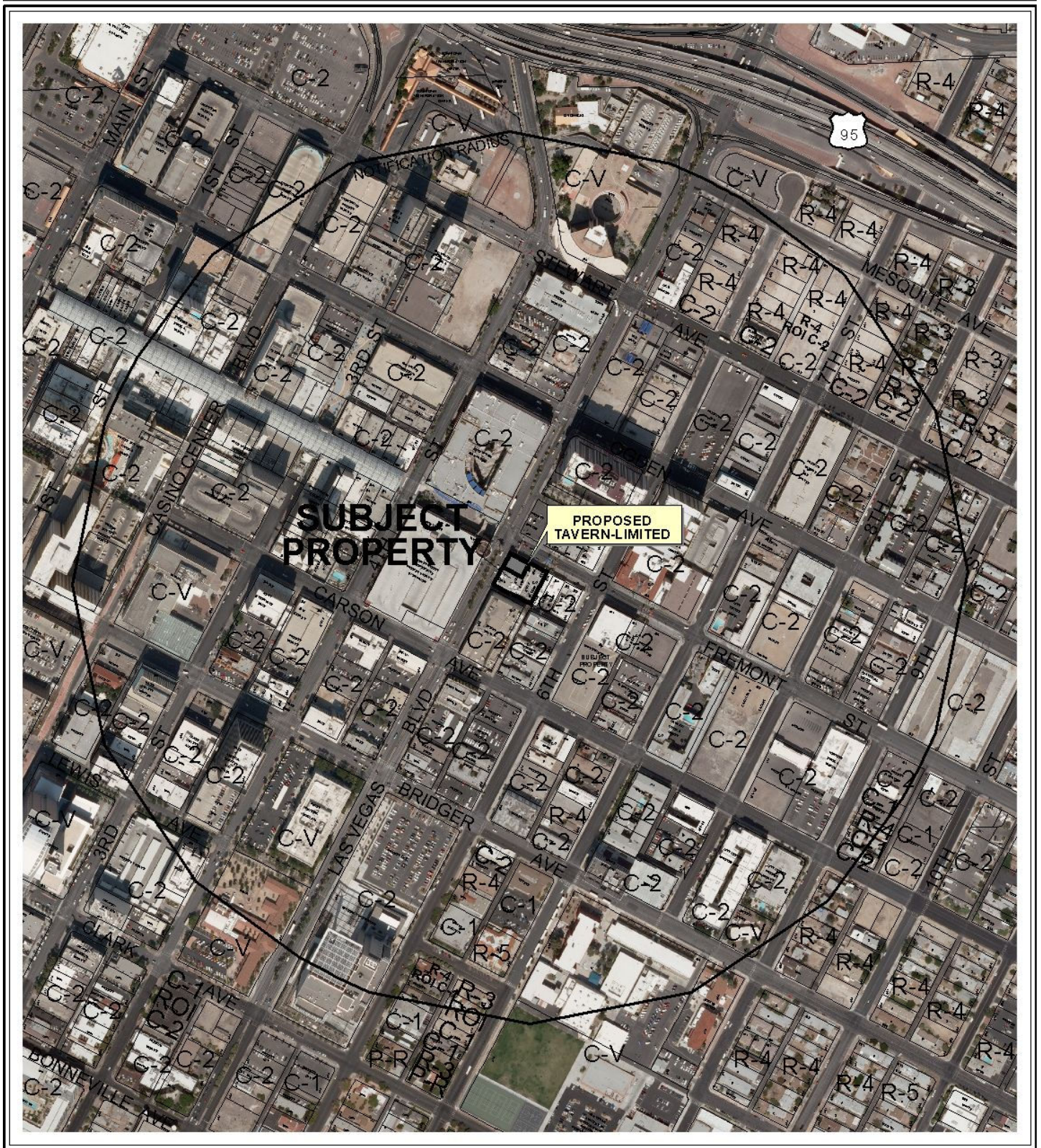


CASE: **SUP-38251 AND SDR-38267**

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY: C-2 (GENERAL COMMERCIAL)





CASE: **SUP-38251 AND SDR-38267**

RADIUS: 1500 FT

ZONING OF SUBJECT PROPERTY: C-2 (GENERAL COMMERCIAL)

0 500 1000 Feet





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38251** APN: 139-34-601-002

Name of Property Owner: Mele Pono Holding Company

Name of Applicant: FATPAK, LLC

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: _____

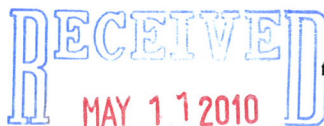
Signature of Property Owner: _____

Print Name: Resenary Shary

Subscribed and sworn before me

This 10th day of May, 20 10

Kelly McElravey
Notary Public in and for said County and State
Placer County, CA



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Special Use Permit for a Tavern Limited
 Project Address (Location) 107 S. Las Vegas Boulevard
 Project Name Nacho Daddy Proposed Use Restaurant/Bar
 Assessor's Parcel #(s) 139-34-601-002 Ward # 5-Barlow
 General Plan: existing C proposed n/a Zoning: existing C-2 proposed n/a
 Commercial Square Footage 5,400 Floor Area Ratio n/a
 Gross Acres n/a Lots/Units n/a Density n/a
 Additional Information _____

PROPERTY OWNER Mele Pono Holding Company Contact Rosemary Shoong
 Address P.O.Box 450 Phone: _____ Fax: _____
 City Ponderay State ID Zip 83852
 E-mail Address _____

APPLICANT FATPAK, LLC Contact Fred Mosler
 Address 1720 Tangiers Phone: (702) 592-2253 Fax: _____
 City Henderson State NV Zip 89012
 E-mail Address fred.mossler@gmail.com

REPRESENTATIVE APTUS Architecture Contact Kristen Neuman
 Address 1200 S. 4th Street, Suite 206 Phone: (702) 839-1200 Fax: (702) 839-1213
 City Las Vegas State Nevada Zip 89104
 E-mail Address kristen@aptusarchitecture.com

FOR DEPARTMENT USE ONLY

Property Owner Signature* _____

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

Print Name _____

Subscribed and sworn before me

This _____ day of _____, 20 _____.

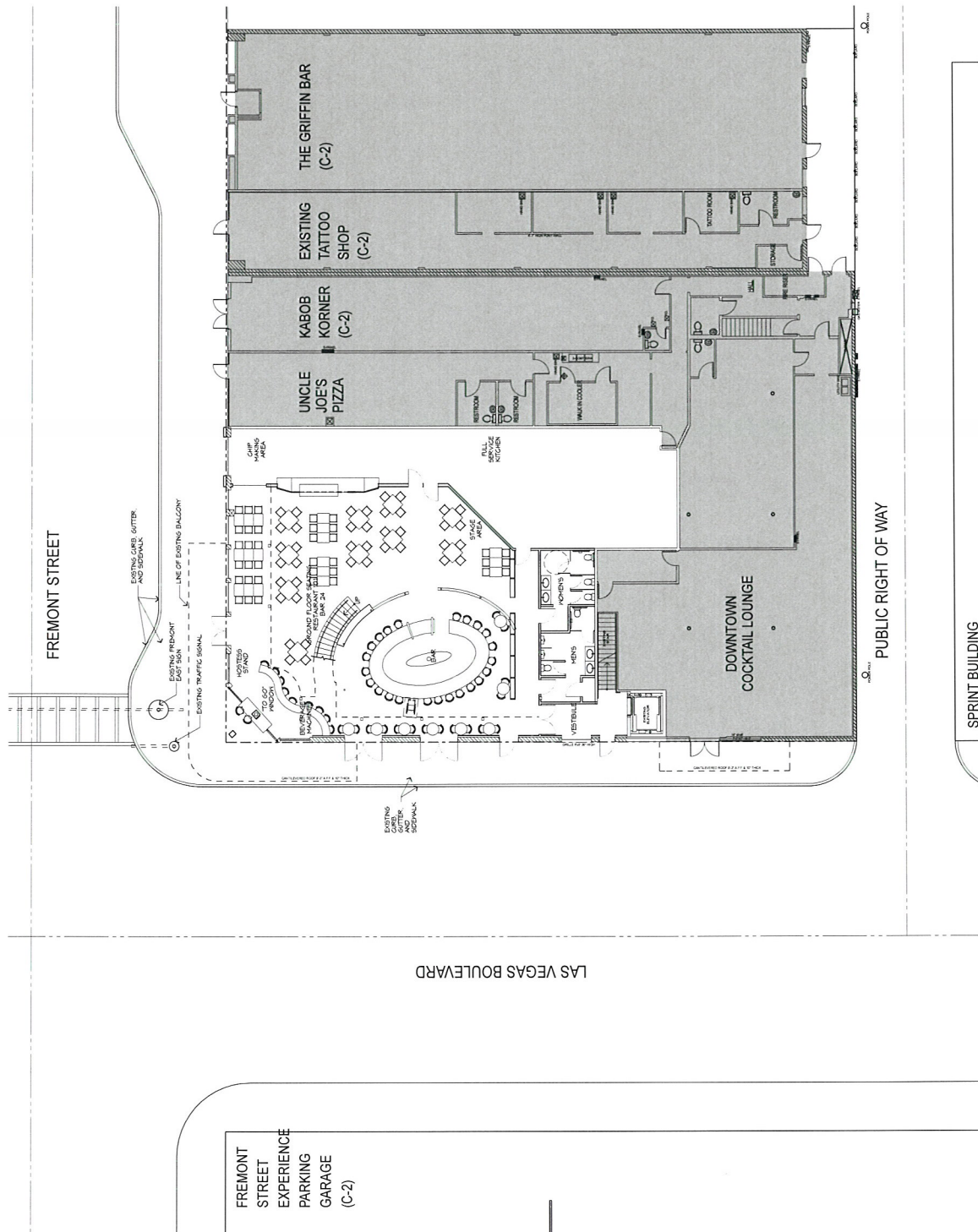
Notary Public in and for said County and State

Case #	<u>SUP-38251</u>
Meeting Date:	<u>6-24-10</u>
Total Fee:	<u>1,280.00</u>
Date Received:*	<u>5-11-10</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

RECEIVED
MAY 11 2010



Site and Project Information

<u>SITE DATA</u>		<u>BUILDING INFORMATION</u>		<u>PARKING AREA</u>	
PINCEL NUMBER	135-34-001-002	CODE	2008 INTERNATIONAL BUILDING CODE	REMAINING PARKING	15,540 SF
LOCATION	CITY OF LAS VEGAS - 89101	CONSTRUCTION TYPE	V4B	REMAINING DRIVEWAY	5,540 SF @ 150' x 16.40'
LAND ZONING	C-2	PERMITTED USE	YES	REMAINING DRIVEWAY	1,000 SF @ 125' x 8.0'
PROPOSED ZONING		PERMITTED USES PROVIDED	YES	REMAINING DRIVEWAY	1,000 SF @ 125' x 8.0'
PROPOSED USE	RESTAURANT & TAVERN LIMITED	BUILDING CLASS	3,669 SF	REMAINING DRIVEWAY	1,000 SF
SITE AREA	45,421 ACRES	FLOOR FINISH	1,000 SF	REMAINING DRIVEWAY	1,000 SF
		INT-GRD	6,646 SF	REMAINING DRIVEWAY	6,646 SF
		TOTAL SQUARE FOOTAGE			

VICINITY AND LOCATION MAPS.



SITE PLAN/
LANDSCAPE PLAN

AS100

0.012 Nichols Darity

Nacho Daddy

07 S. Las Vegas Boulevard
Las Vegas, Nevada 89101

SUP-38251

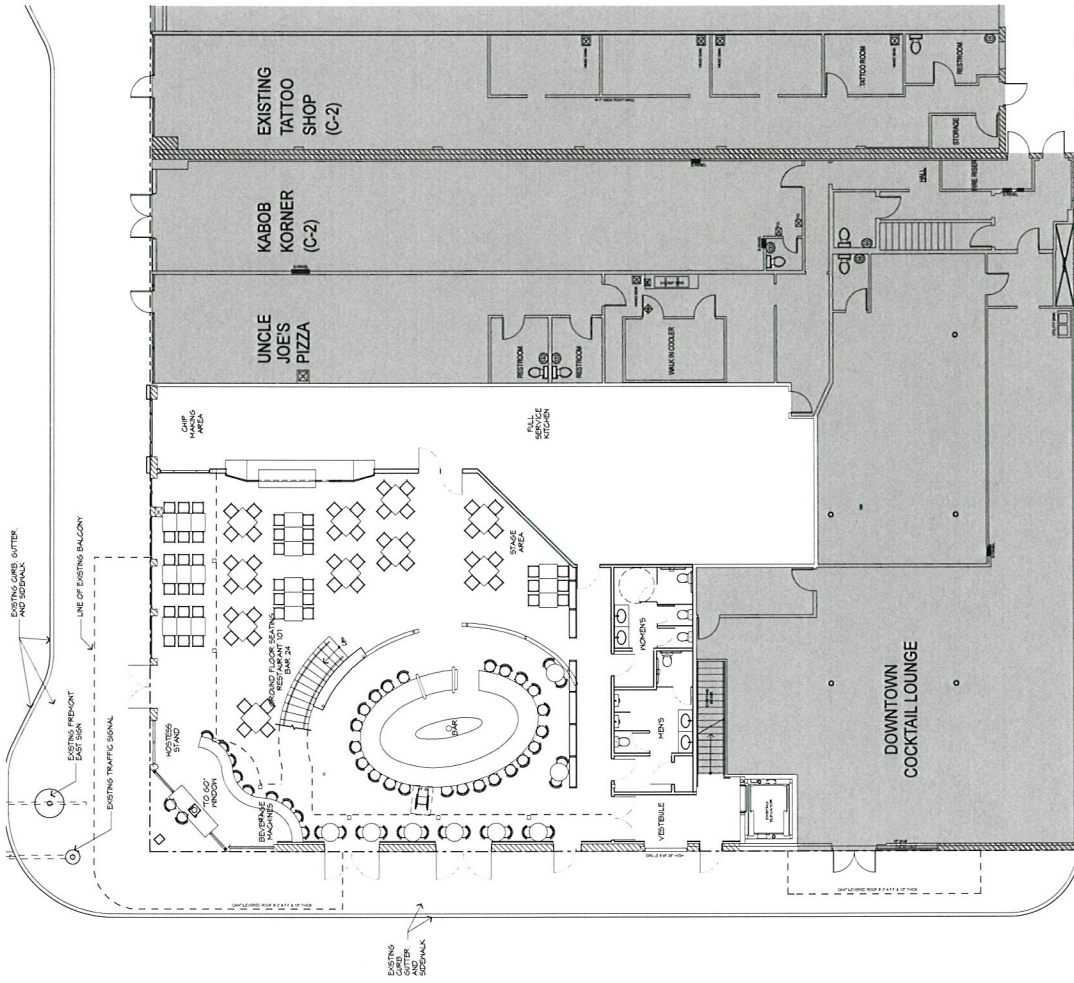
SDR-38267

SPRINT BUILDING

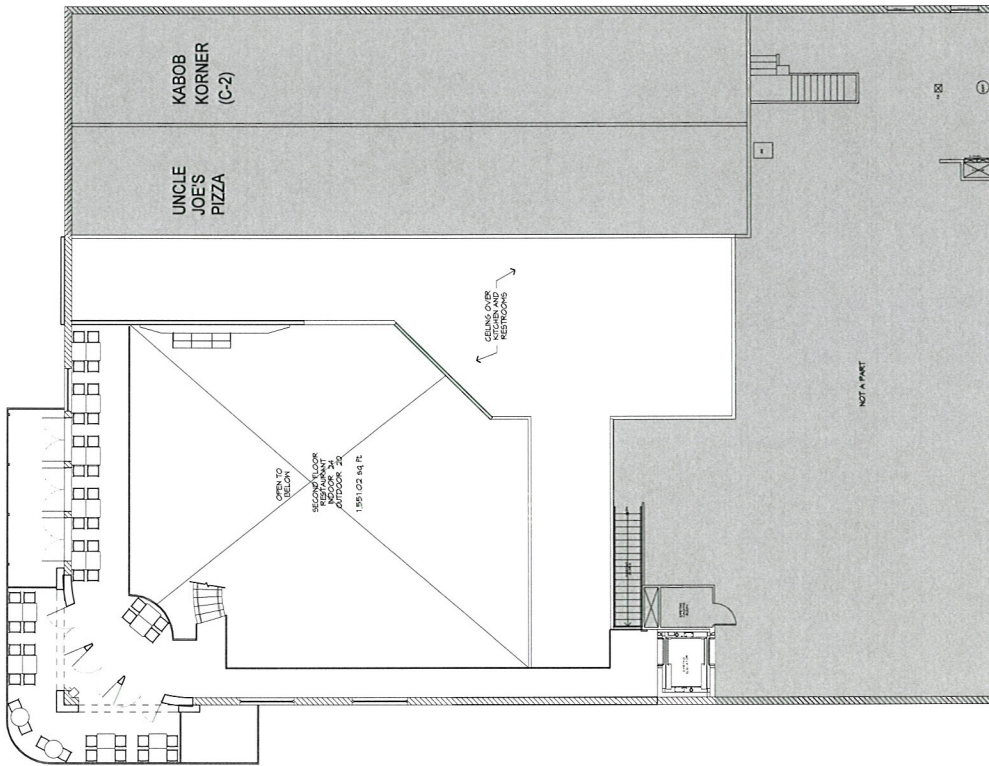
SITE PLAN/ LANDSCAPE PLAN

Copyright 2010 © by APTUS Architecture
APTUS Architecture
 1200 South 4th Street
 Suite 206
 Las Vegas, Nevada 89104
 P 702.839.1200
 F 702.839.1213

F:\0.032 Nacho Daddy\DWGS\10.032 Nacho Daddy TL.pln: 5/20/2010; 1:42 PM; sri



GROUND FLOOR PLAN



SECOND FLOOR

Nacho Daddy
SDR & SUP SUBMITTAL
107 S. Las Vegas Boulevard
Las Vegas, Nevada 89101

FLOOR PLANS
A100

05.20.10

RECEIVED
MAY 21 2010

SUP-38251
SDR-38267

Copyright 2010 by APTUS Architecture
APTUS Architecture
107 S. Las Vegas Boulevard
Suite 200
Las Vegas, Nevada 89101
P 702.891.1212

May 20, 2010

City of Las Vegas
Planning and Development Department
731 S. 4th Street.
Las Vegas, Nevada 89101

RE: APN: 139-34-611-002

Re: A. Site Development Review
B. Special Use Permit for a Tavern Limited

To whom it may concern:

The intended use for the property of 107 S. Las Vegas Boulevard (139-34-611-002) is a Mexican Restaurant and Tavern Limited. The name of the establishment is "Nacho Daddy" and will be approximately 9,367 SF on two floors. We feel "Nacho Daddy" will be a tremendous catalyst to help jumpstart the revitalization of the entertainment district in Downtown Las Vegas. The property is currently zoned C-2 and falls within the Downtown Entertainment Overlay District. We are requesting a site development review and a special use permit and will be applying for a Tavern Limited License.

The hours of operation will be Sunday through Wednesday from 7am – 2am and Thursday through Saturday from 7am – 5am and the services provided will include a full service kitchen, full service bar, and a small retail area. Live entertainment will also be provided Thursday thru Saturday. This corner of the downtown area is at the entrance to the "Fremont East District" and the new tenants want to create a very special vibe for the restaurant and surrounding areas. They would like to be able to serve food out of a "to go" window right at the corner of Fremont and Las Vegas Boulevard. There are also plans to open up the existing windows and walls along the street frontages to allow for interaction between the interior and the exterior. The restaurant will have at least 100 seats inside the restaurant, and additional seating which is proposed to be on a balcony overhanging the right of way along Fremont and Las Vegas Boulevard.

Customer access to the site is directly off of Fremont Street. Deliveries will be made via the alley on the south side of the space. In addition, there are approximately 22 parking spaces located on Fremont Street and 6th Street and there are 680 spaces in the Neonopolis parking garage and 1472 Parking spaces in the Fremont Street Experience parking garage. The parking garages are approximately 400' away and accessible on foot. Public transportation is also available on Las Vegas Boulevard. Parking for this facility will be adequate considering the amount of parking in close proximity to the new project and the desire to increase foot traffic along the Fremont East and Las Vegas Boulevard corridors.

We have made every attempt to follow City of Las Vegas Title 19 as well as the Centennial Plan. Please join us in our attempt to bring much-needed high caliber product into downtown and to Las Vegas residents.

Respectfully Submitted,



Kristen G. Neuman, AIA
APTUS Architecture

RECEIVED

MAY 21 2010

SUP-38251
SDR-38267

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SDR-38267 - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-38251 - PUBLIC HEARING - APPLICANT: FATPAK, LLC - OWNER: MELE PONO HOLDING COMPANY - Request for a Site Development Plan Review FOR PROPOSED FACADE MODIFICATIONS AND THE ADDITION OF A XX SQUARE-FOOT BALCONY ON AN EXISTING XX SQUARE-FOOT COMMERCIAL BUILDING on 0.45 acres at 107 South Las Vegas Boulevard (APN 139-34-601-002), C-2 (General Commercial), Ward 5 (Barlow).

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

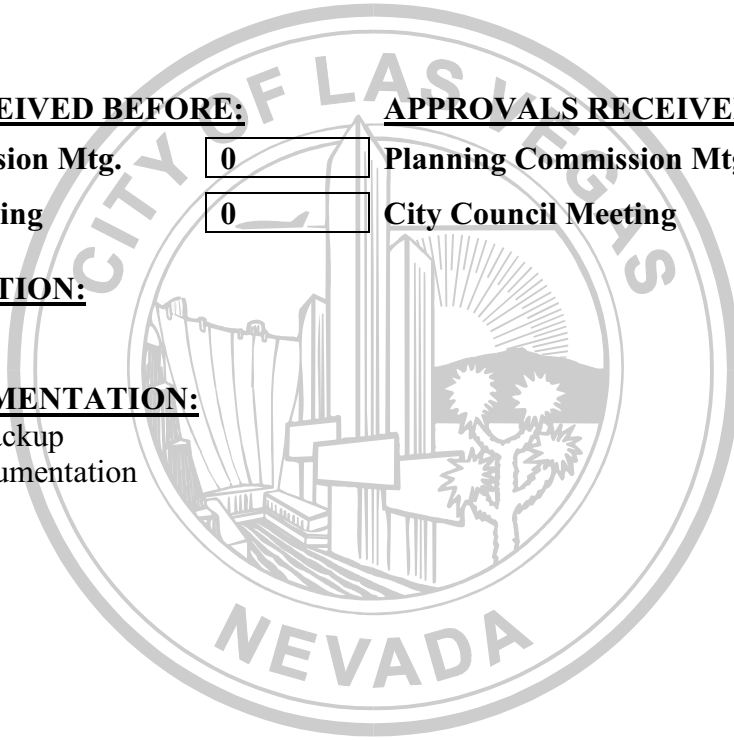
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Consolidated Backup
2. Supporting Documentation





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-38267** APN: 139-34-601-002

Name of Property Owner: Mele Pono Holding Company

Name of Applicant: FATPAK, LLC

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): _____

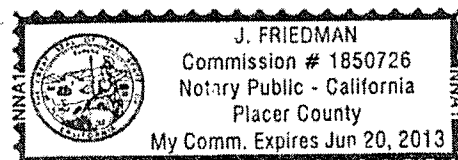
APN: _____

Signature of Property Owner: Rosemary Sharpe, Mele Pono Holding Co.
 Print Name: Rosemary Sharpe, Pres.

Subscribed and sworn before me

This 12th day of May, 2010

J. Friedman
 Notary Public in and for said County and State





PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Special Use Permit for a TAVERN LIMITED
 Project Address (Location) 107 S. Las Vegas Boulevard
 Project Name Nacho Daddy Proposed Use Restaurant/ BAR
 Assessor's Parcel #(s) 139-34-601-002 Ward # 5-Barlow
 General Plan: existing C proposed n/a Zoning: existing C-2 proposed n/a
 Commercial Square Footage 5,400 Floor Area Ratio n/a
 Gross Acres n/a Lots/Units n/a Density n/a
 Additional Information _____

PROPERTY OWNER Mele Pono Holding Company Contact Rosemary Shoong
 Address P.O. Box 450 Phone: _____ Fax: _____
 City Ponderay State ID Zip 83852
 E-mail Address _____

APPLICANT FATPAK, LLC Contact Fred Mosler
 Address 1720 Tangiers Phone: (702) 592-2253 Fax: _____
 City Henderson State NV Zip 89012
 E-mail Address fred.mossler@gmail.com

REPRESENTATIVE APTUS Architecture Contact Kristen Neuman
 Address 1200 S. 4th Street, Suite 206 Phone: (702) 839-1200 Fax: (702) 839-1213
 City Las Vegas State Nevada Zip 89104
 E-mail Address kristen@aptusarchitecture.com

Property Owner Signature* Rosemary Shoong

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

Print Name Rosemary Shoong

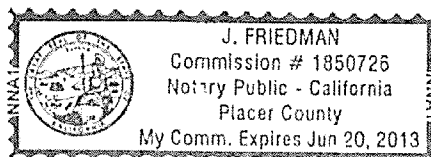
Subscribed and sworn before me

This 12th day of May, 20 10.

J. Friedman

Notary Public in and for said County and State

Revised 10/27/08



FOR DEPARTMENT USE ONLY

Case #	<u>SDR-38267</u>
Meeting Date:	<u>6-24-10</u>
Total Fee:	<u>\$1,030</u>
Date Received:*	<u>5-13-10</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

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

VAC-38252 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: ABRAHAM SCHIFF - Petition to Vacate a 11-foot public drainage easement extending 120 feet south of Fremont Street, approximately 300 feet east of Main Street, Ward 3 (Reese). Staff recommends APPROVAL.

SET DATE: 07/07/2010

C.C.: 07/21/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

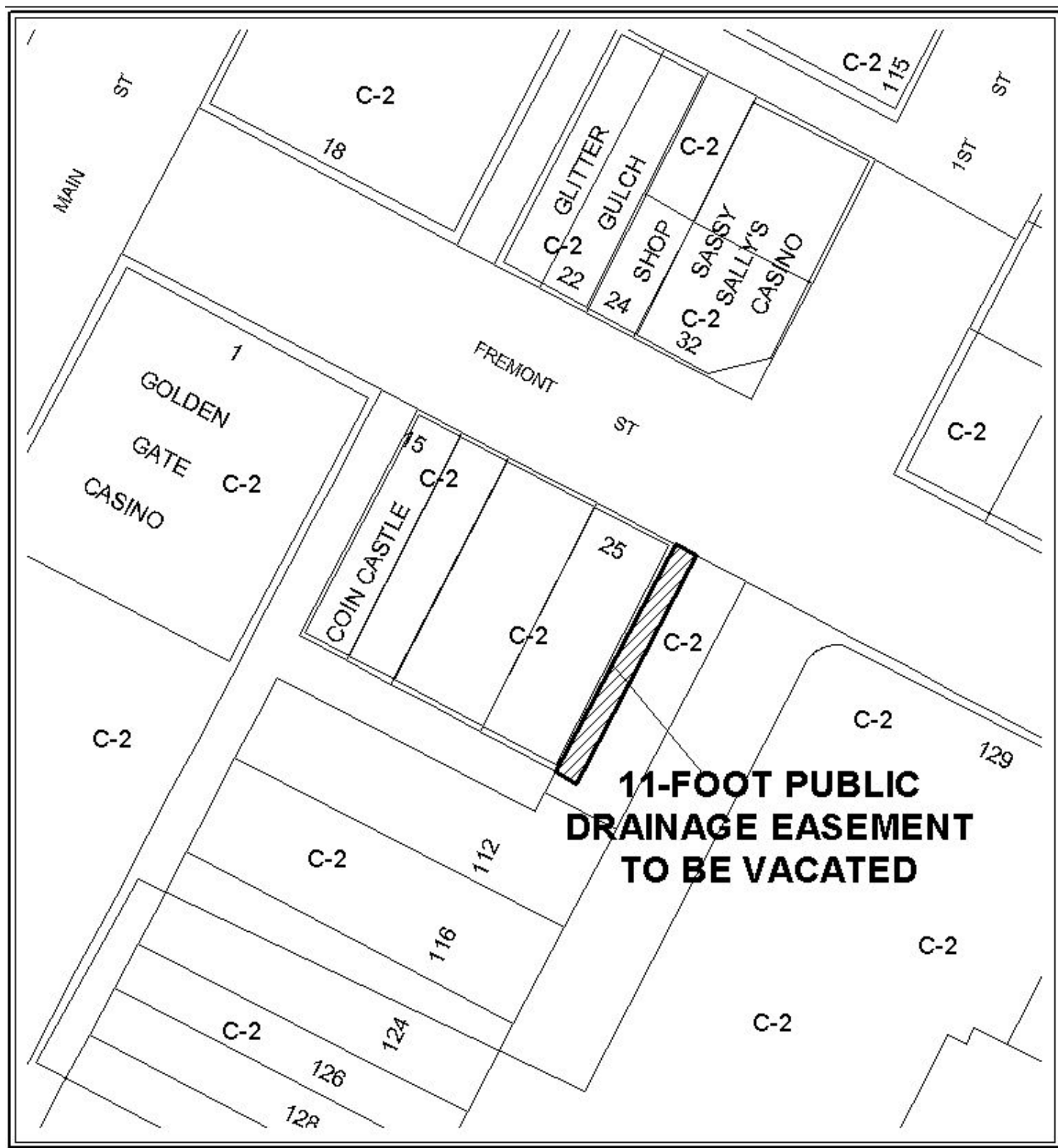
0

RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions:

BACKUP DOCUMENTATION:

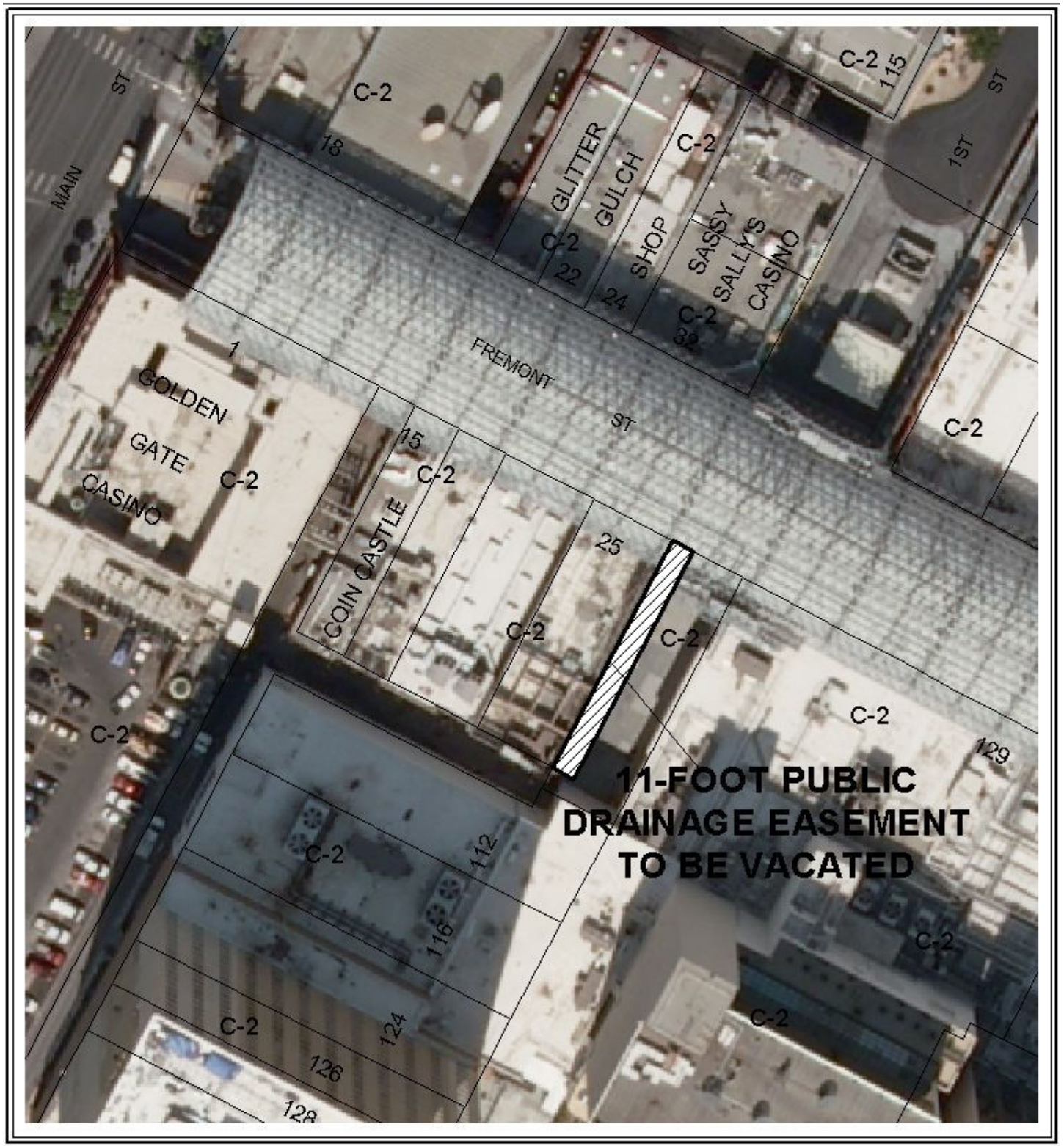
1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter



0 100 200 Feet

CASE: VAC-38252





CASE: **VAC-38252**





PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAC-38252** APN: 139-34-111-038

Name of Property Owner: Abraham Schiff

Name of Applicant: Abraham Schiff

Name of Representative: John Erickson

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: *John Erickson*

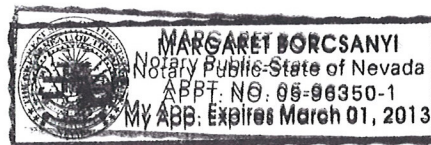
Print Name: John Erickson

Subscribed and sworn before me

This 11th day of May, 2010

Margaret Borcsanyi

Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Vacation of storm drainage easement
 Project Address (Location) 25 Fremont Street
 Project Name Vacation of 1st Street & Fremont easment Proposed Use Commercial/retail
 Assessor's Parcel #(s) 139-34-111-038 Ward # 3
 General Plan: existing _____ proposed _____ Zoning: existing C-2 proposed C-2
 Commercial Square Footage N/A Floor Area Ratio N/A
 Gross Acres _____ Lots/Units _____ Density _____
 Additional Information Easement to be replaced by alternate easement on the east boundary
of subject parcel

PROPERTY OWNER Abraham Schiff Contact _____
 Address 1004 New Road Phone: (702) 433-9696 Fax: (702) 434-0615
 City Northfield State NJ Zip 08225
 E-mail Address _____

APPLICANT Abraham Schiff Contact _____
 Address 1004 New Road Phone: (702) 433-9696 Fax: (702) 434-0615
 City Northfield State NJ Zip 08225
 E-mail Address _____

REPRESENTATIVE John R. Erickson Contact _____
 Address 1349 W. Galleria Drive, Suite 200 Phone: (702) 433-9696 Fax: (702) 434-0615
 City Henderson State NV Zip 89014
 E-mail Address jerickson@woodserickson.com

Property Owner Signature* John Erickson, Council

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

Print Name John R. Erickson

Subscribed and sworn before me

This 11th day of May, 2010.

Margaret Borcsanyi

Notary Public in and for said County and State



Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>VAC-38252</u>
Meeting Date:	<u>06/24/10</u>
Total Fee:	<u>1000.00</u>
Date Received:*	<u>05/11/10</u>
Received By:	<u>Jonathan B.</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

APN: 139-34-111-037

CONSTRUCT SDMH
RIM=20.7±
18" INV(W)=14.54
18" INV(S)=14.54
18" INV(E)=14.34

APPROVED BUT NOT
CONSTRUCTED
(RELOCATED)

EX. 12" SD:
PLUG @ EX. SDMH
& ABANDON
IN PLACE

EX. SDMH
RIM=(20.05)
12" INV(S)=(14.33)
18" INV(S)=15.40
12" INV(N) OUT=(14.15)
DEPTH=4.90'

LANDSCAPE
&/OR CONCRETE
10.00' PUBLIC
DRAINAGE ESMT
TO BE PRIVATELY
MAINTAINED
74LF 18"
PUBLIC CLASS III
SD @ 1.51%

2'x2' AREA DRAIN
GRATE=20.13
INV THRU=16.16

69LF 18"
PUBLIC CLASS III
SD @ 1.51%

EX. DRAINAGE EASEMENT
(TO BE VACATED)

APPROVED BUT NOT
CONSTRUCTED
(RELOCATED)
LANDSCAPE &/OR
CONCRETE
(2)2'x3' AREA DRAIN
GRATE=19.30
6" SD TO BE
CONNECTED
6" INV=17.29±
18" INV=16.70

1 LATERALS
EX. SEWER TO
SED SEWER

STALL 10" CLEANOUT W/
TRAFFIC-RATED LID; INV=2015.03
END OF PUBLIC LINE; PRIVATE
LATERAL TO CONTINUE)

10'x5' LVVWD
UTILITY ESMT

EXISTING STAGE
TO BE RELOCATED

PRIVATE STORM DRAIN TO BE
RELOCATED (SEE BLDG PLUMBING
PLANS) & TO BE PRIVATELY
MAINTAINED

CONNECT
EX. 6" SD

EX SDMH
RIM=(2020.25)
EX 6" INV(W)=(2016.55)
EX 12" INV(S)=(2016.27)

EXISTING STRUCTURE
TO BE DEMOLISHED

FIRST STREET
R/W VACATION

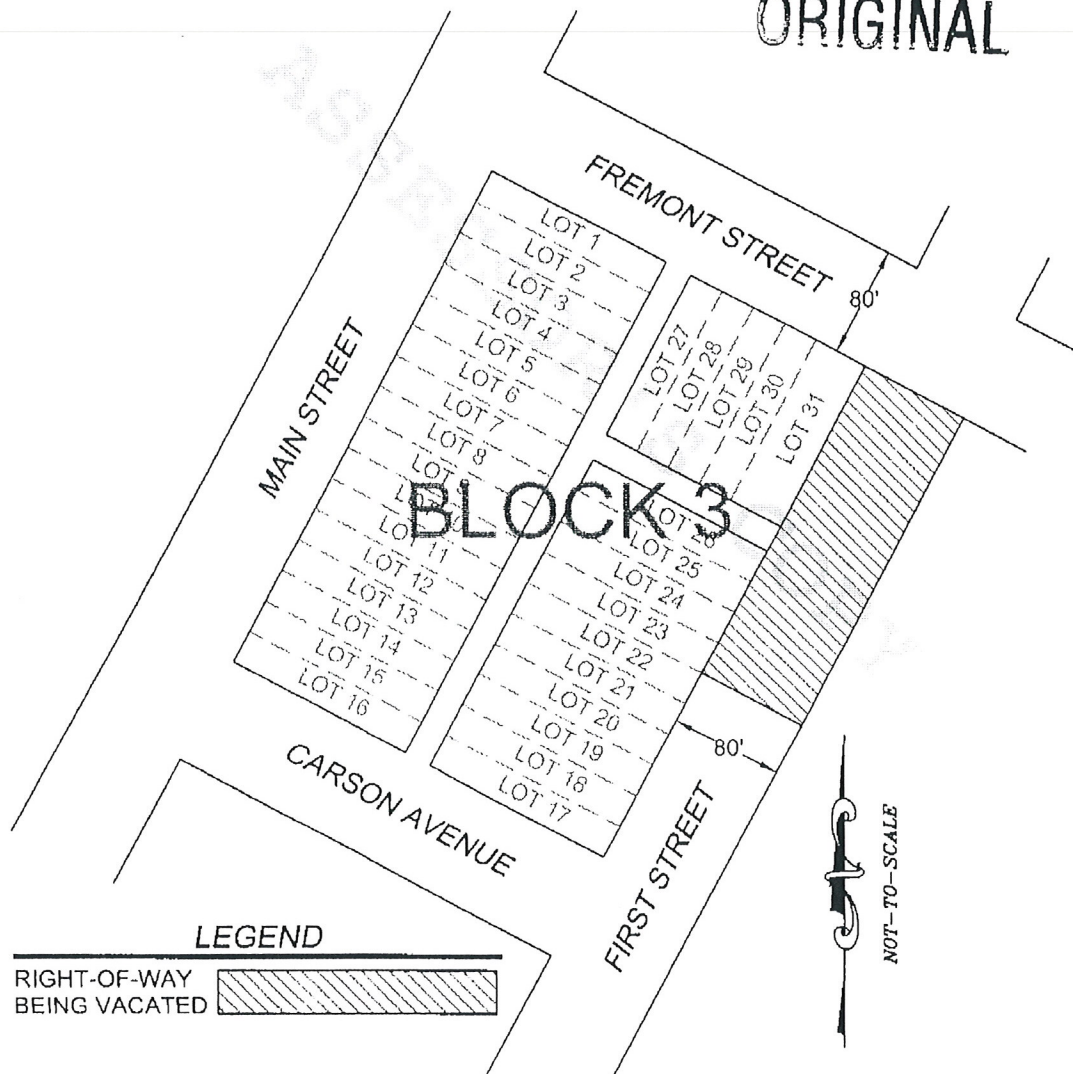
LIMITS OF EXISTING
AC PAVEMENT TO BE
REMOVED

GRAPHIC SCALE
30 0 15 30
(IN FEET)
1 INCH = 30 FT

VAC-38252

VAC-8589
NE 1/4, NW 1/4, SEC 34, T20S, R61E, MDM
BOOK 1 OF PLATS, PAGE 37
VACATE PORTION OF FIRST STREET
SOUTH OF FREMONT STREET

ORIGINAL



RECEIVED
MAY 11 2010

VAC-38252

R. Glen Woods**
John R. Erickson*
Brian C. Whitaker†
Aaron R. Maurice
Jason M. Wiley††
Travis J. Wright**
Bryan D. Dixon
Scott R. Taylor
Ammon E. Chase
Justin S. Hepworth
Andrew B. Platt

*Also Admitted in Utah
†Also Admitted in California
††Also Admitted in Arizona
**Also Admitted in Iowa
**Also Admitted in Nebraska

 WOODS ERICKSON
WHITAKER & MAURICE LLP

A T T O R N E Y S A T L A W

1349 West Galleria Drive,
Suite 200
Henderson, NV 89014

Telephone:
702.433.9696

Telefax:
702.434.0615

Web site:
www.woodserickson.com

May 11, 2010

Planning & Development Department
City of Las Vegas
731 S. 4th Street
Las Vegas, Nevada 89101

Re: Justification Letter to Accompany a Vacation of storm drainage easement
generally located vacated First Street and Freemont Street
APN: 139-34-111-038

Dear Sir or Madam:

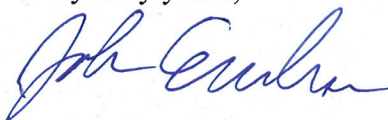
Woods Erickson Whitaker & Maurice LLP on behalf of our client Abraham Schiff and Schiff Enterprises LLC, respectfully requests your consideration and approval of the subject application to allow for the vacation of a disused storm drainage easement allowing redevelopment along the Fremont Street Experience.

The purpose of the vacation is to eliminate the encumbrance on the subject parcel. The easement is not currently in use. Moreover, the easement will not serve any purpose in the future by virtue of its being isolated and by its replacement with an alternative storm drainage easement at the edge of the subject parcel and parcel 139-34-210-032.

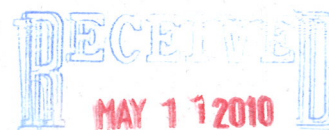
Approval of this action will not harm the public because the easement is not currently in use and future storm drainage needs will be met with another easement which will be maintained at private expense.

We appreciate your consideration of this application. Please schedule these items for the next available meeting date. Should you have any questions, or require additional information, please call.

Very truly yours,



John R. Erickson



VAC-38252

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

DIR-37936 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Update on Long Range Planning Items. Staff recommends APPROVAL.

NO ACTION

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

Staff recommends APPROVAL.

BACKUP DOCUMENTATION:

NONE



AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

DIR-37955 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Update on Long Range Planning Items. Staff recommends APPROVAL.

NO ACTION

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

Staff recommends APPROVAL.

BACKUP DOCUMENTATION:

NONE



AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

DIR-38357 - APPEAL OF DIRECTOR'S DECISION - APPLICANT/OWNER: RAY PISTOL - Appeal of the Director's decision to deny a Temporary Commercial Permit per Title 19.18.100.D THAT WOULD ALLOW A TEMPORARY OUTDOOR COMMERCIAL EVENT FOR A PROMOTIONAL EVENT IN CONJUNCTION WITH THE BASEBALL SEASON on 1.79 acres at 1238 S Las Vegas Boulevard (APNs 162-03-112-012), C-2 (General Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL.

P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

Staff recommends DENIAL.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Photos
4. Planning and Development Temporary Commercial Permit Denial Letter
5. Appeal Letter Submitted by Allen Lichtenstein, Attorney-At-Law

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-478-0352
TTY: 702-386-9108

www.lasvegashvada.gov

May 13, 2010

Raymond Pistol
631 Las Vegas Boulevard
Las Vegas NV 89101

RE: TCP-38255

Mr. Pistol:

This letter is in response to a request for temporary commercial permit on property at 1238 S Las Vegas Boulevard in Las Vegas with Assessor's Parcel Number of 162-03-112-012.

Planning has made a finding that the proposed special event with dunk tank is not compatible or harmonious with existing development within the surrounding area; therefore this application has been denied.

Per 19.18.100 (E) – Appeal, “any person aggrieved in connection with the inability to obtain a building permit or by the decision of any administrative officer or agency based upon or made in the course of the administration or enforcement of any provision of this Title may appeal the decision to the City Council. An appeal must be in written form and must be filed in the office of the City Clerk, with a copy to be filed in the office of the Department of Planning and Development. The appeal must be filed within ten days after the administrative decision is made and shall specifically describe the decision at issue and the basis for the appeal. The appeal shall be considered on the next available agenda of the City Council.”

If you have any questions concerning this matter, please contact me at (702) 229-4693.

Sincerely,

Peter Lowenstein, AICP
Planning Supervisor
Planning & Development Department

Mayor
Oscar B. Goodman
City Council
Gary Reese
(Mayor Pro Tem)
Steve Wolfson
Luis Palkanian
Steven D. Ross
Ricki Y. Barkow
Stavros S. Anthony
City Manager
Elizabeth N. Fretwell



FM-0073-09-09 MD 32531

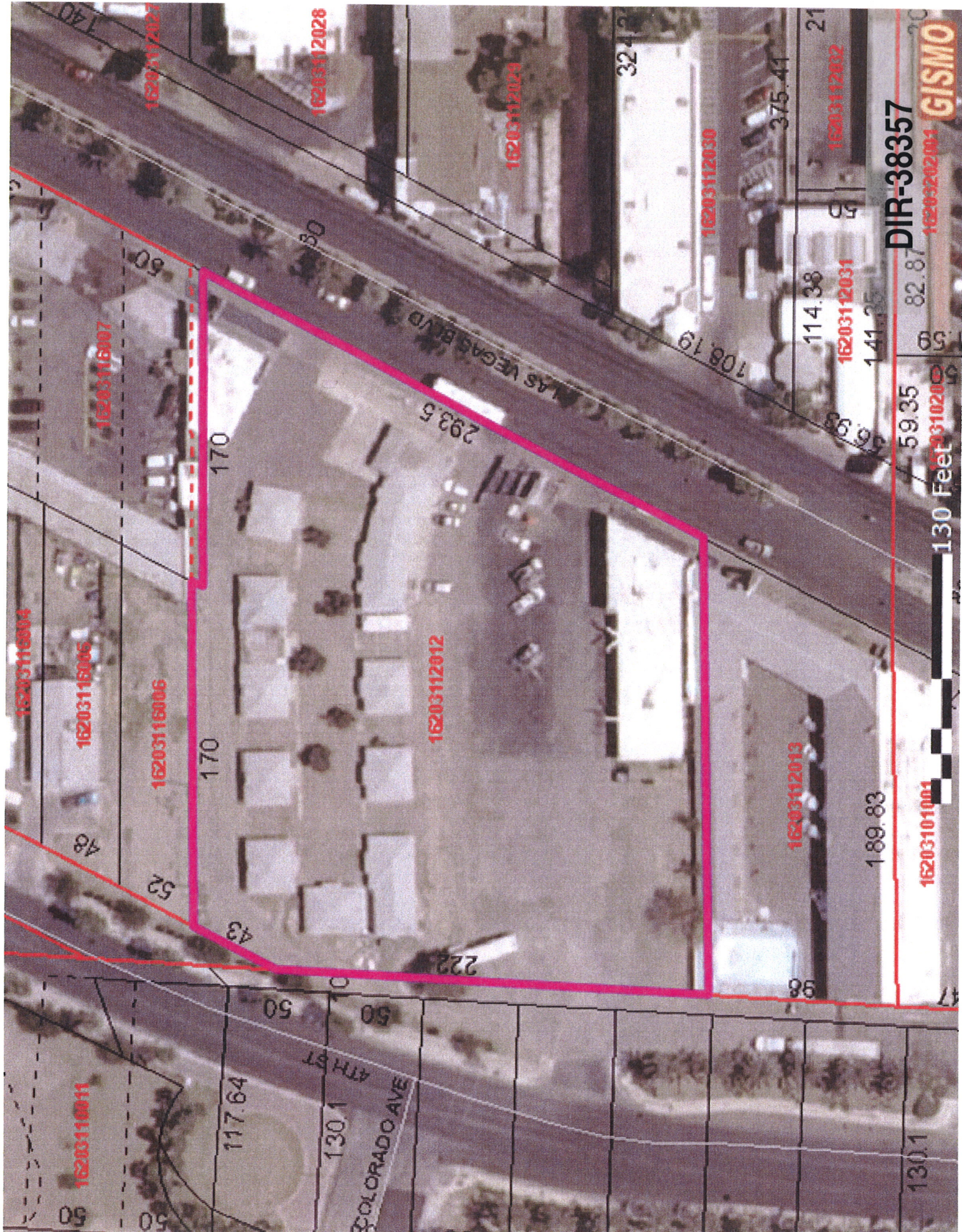
DIR-38357

DIR-38357





DIR-38357



16203116004

16203116005

16203116006

16203110011

16203116007

16203112027

16203112028

16203112029

16203112012

16203112030

16203112013

16203112032

16203112031

16203101001

DIR-38357

16203202001

GISMO

130 Feet

ALLEN LICHTENSTEIN
ATTORNEY AT LAW

3315 Russell Road, No.222
Las Vegas, NV 89120
Phone: (702) 433-2666
Fax: (702) 433-9591
e-mail: allaw@lvcoxmail.com
alichtensteinlaw@aol.com

May 23, 2010

Peter Lowenstein
Planning Supervisor
Planning and Development Dept.
City of Las Vegas
731 S. Fourth Street
Las Vegas, NV 89101

Re: 1238 S. Las Vegas Blvd. (TCP 38255)

Dear Mr. Lowenstein:

This letter is in response to your correspondence of May 13, 2010 to my client Raymond Pistol, concerning the denial of his request for a temporary commercial permit on the property at 1238 South Las Vegas Boulevard. In your denial letter you state the following:

Planning has made a finding that the proposed special event with dunk tank is not compatible or harmonious with existing development within the surrounding area; therefore this application has been denied.

Unfortunately, the letter does not explain how this special event is incompatible with the surrounding area. The premises in question, Talk of the Town is licensed as an adult bookstore and erotic dance establishment. While the dunk tank is clearly designed for promotional purposes, it involves no nudity toplessness or adult activity. The "incompatibility with the surrounding area" is curious in that the particular section of Las Vegas Boulevard in question, has long been rundown, populated mostly by weekly motels and wedding chapels and many vacant buildings. Moreover, the street fair that takes place right behind Talk of the Town every month at First Friday also belies the incompatibility argument.

The May 13, 2010 letter provides absolutely no explanation as to the basis for the conclusion of incompatibility. In fact, it appears totally arbitrary. This raises the troubling possibility that the decision has more to do with apparent dislike of the business itself rather than any objective standard. The fact that Talk of the Town is involved with constitutionally protected expression that certain people may find distasteful raises even greater concern.

DIR-38357

Therefore, this letter should be considered an appeal of the May 13, 2010 denial letter, and a request for a fuller explanation of the basis of the denial. Also, please be aware that in Paragraph 3 of the May 13, 2010 letter, you misquote the appeal process set forth in Code Section 19.18.100(E) by stating:

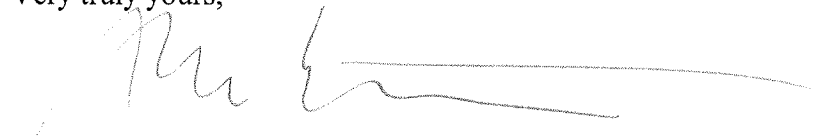
any person aggrieved in connection with the inability to obtain a building permit or by the decision of any administrative officer or agency based upon or made in the course of the administration or enforcement of this Title may appeal the decision to the City Council . . .

Section 19.18.100(E) actually reads as follows:

(E) Appeal. The applicant may appeal a decision of the Director to the Planning Commission by filing a written request with the Department of Planning and Development. Any appeal pursuant to this Section must be filed within ten days after the date of the decision that is the subject of the appeal. The decision of the Planning Commission is final, unless appealed to the City Council as in the case of a Variance.

The significance is that the Code provides for a two part appeal process for a temporary commercial permit denial. The first appeal goes to the Planning Commission. Then there is the option of a further appeal to the City Council. Please let me know if you have any questions.

Very truly yours,



Allen Lichtenstein

Al/pn

Received this 24th day of May by: Ange Horn

RECEIVED
10 MAY 24 PM 4:06
PLANNING AND
DEVELOPMENT

DIR-38357

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

TXT-38337 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Discussion and possible action to amend Title 19.04 and Title 19.20 to revise and expand the definition and standards for the Hotel Lounge Bar use.

THIS ITEM WILL BE FORWARDED TO CITY COUNCIL IN ORDINANCE FORM

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

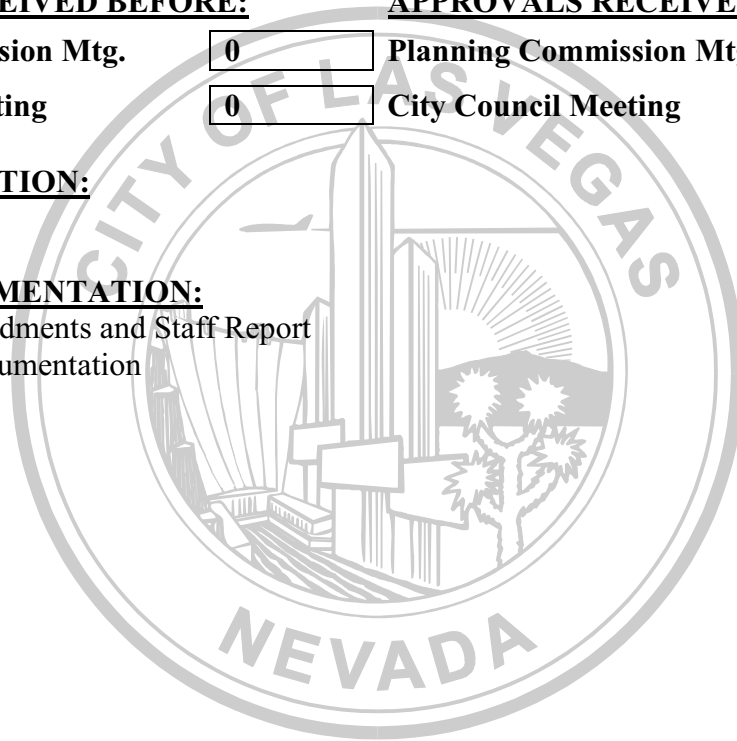
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Proposed Amendments and Staff Report
2. Supporting Documentation



AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: JUNE 24, 2010

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

TXT-38353 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Discussion and possible action to amend Title 19.14 and Title 19.20 to define standards for building wrap signage.

THIS ITEM WILL BE FORWARDED TO CITY COUNCIL IN ORDINANCE FORM

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

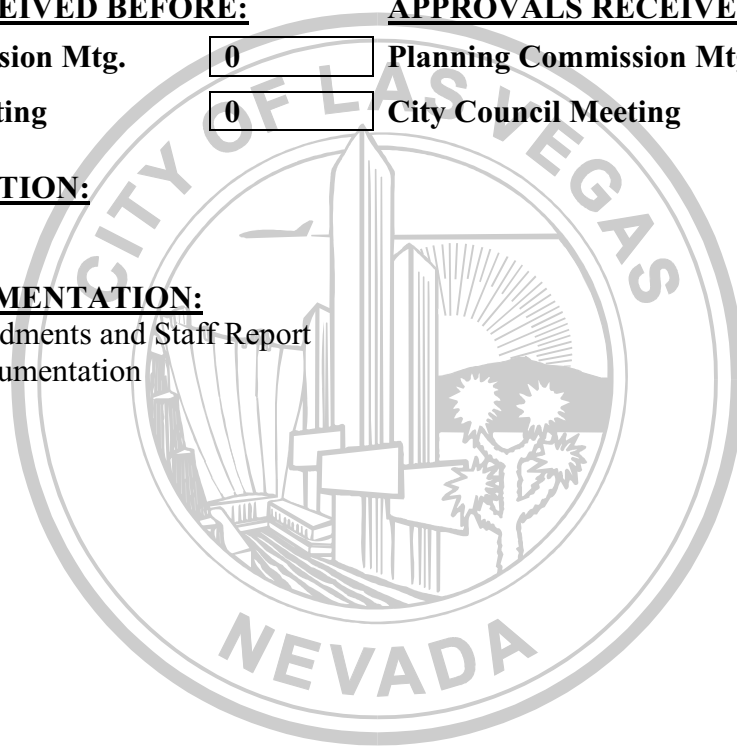
0

RECOMMENDATION:

Staff recommends

BACKUP DOCUMENTATION:

1. Proposed Amendments and Staff Report
2. Supporting Documentation



AGENDA SUMMARY PAGE
PLANNING COMMISSION MEETING OF JUNE 24, 2010

DEPARTMENT: PLANNING AND DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

SUBJECT:

CITIZENS PARTICIPATION: PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS WITHIN THE JURISDICTION OF THE PLANNING COMMISSION. NO SUBJECT MAY BE ACTED UPON BY THE PLANNING COMMISSION UNLESS THAT SUBJECT IS ON THE AGENDA AND IS SCHEDULED FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION ON ANY SINGLE SUBJECT, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED

