



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SUP-38501** APN: 13832312005

Name of Property Owner: Charleston Associates, LLC (formerly known as Boca Fashion Village)

Name of Applicant: Ground Hog 1, LLC

Name of Representative: Neal Tomlinson

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

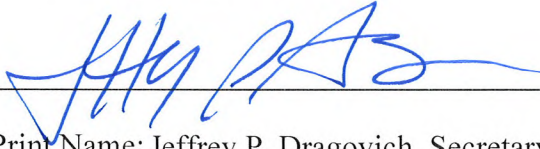
☒ No

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): _____

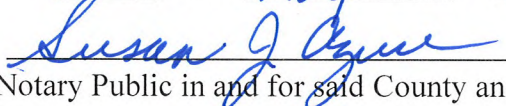
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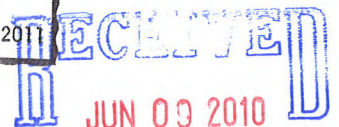
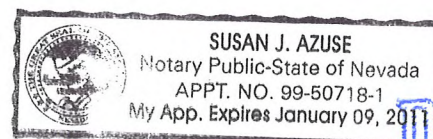
Signature of Property Owner: 

Print Name: Jeffrey P. Dragovich, Secretary of Manager

Subscribed and sworn before me

This 26th day of May, 2010


Notary Public in and for said County and State



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Special Use Permit - Supper Club
 Project Address (Location) 730 S. Rampart Blvd., Suite 7, Las Vegas, NV 89145
 Project Name Ground Hog 1, LLC Proposed Use Supper Club
 Assessor's Parcel #(s) 13832312005 Ward # 2
 General Plan: existing SC proposed SC Zoning: existing PD proposed PD
 Commercial Square Footage 3,250 Floor Area Ratio NA
 Gross Acres 6.04 Lots/Units NA Density NA
 Additional Information _____

PROPERTY OWNER Charleston Associates, LLC Contact Leasing Department
 Address 9440 W Sahara Ave #240 Phone: (702) 430-5800 Fax: (702) 430-5810
 City Las Vegas State NV Zip 89117
 E-mail Address _____

APPLICANT Ground Hog 1, LLC Contact Ted Mamola
 Address 7690 Blue Whirlpool Phone: (702) 575-9326 Fax: (702) 750-9825
 City Las Vegas State NV Zip 89135
 E-mail Address tedmamola1@yahoo.com

REPRESENTATIVE Snell & Wilmer L.L.P. Contact Neal Tomlinson
 Address 3883 Howard Hughes Parkway Phone: (702) 784-5276 Fax: (702) 784-5252
 City Las Vegas State NV Zip 89169
 E-mail Address ntomlinson@swlaw.com

Property Owner Signature* [Signature]

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

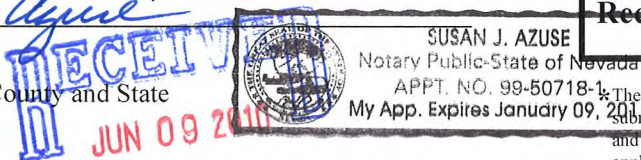
Print Name Jeffrey P. Dragovich, Secretary of Manager

Subscribed and sworn before me

This 26th day of May, 20 10.

Susan J. Azuse

Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case #	<u>SUP 38501</u>
Meeting Date:	<u>7/29/10</u>
Total Fee:	<u>1280</u>
Date Received:*	<u>6/9/10</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.

Boca Park, Las Vegas, Nevada
 Located at West Charleston Blvd. and South Rampart Blvd.
 • Approx. 400,000 people within a 5 mile radius
 • Est. Average Family Household Income \$108,147 within 1 mile

Boca Park

Triple Five Nevada Development Corporation
 9510 W. Sahara Ave., Suite 200, Las Vegas, NV 89117

Rampart Boulevard between Charleston Blvd and Alta Drive, Las Vegas, Nevada

Master Site Plan

Date: February 7, 2007
 Project Number: Project # 100185.2

SITE INFORMATION

ZONING

PD - Planned Development District

AREA (Approximate)

Net Area: 1,823,760 sf

BUILDING AREA

	Retail Area	Common	Total Area
Retail Area - 1 Common	10,355 gsf	80 gsf	10,435 gsf
Retail Area - 2 Common	11,320 gsf	80 gsf	11,400 gsf
Retail Area - 3 Common	10,330 gsf	100 gsf	10,430 gsf
Retail Area - 4 Common	26,495 gsf	105 gsf	26,600 gsf
Retail Area - 5 Common	54,838 gsf	150 gsf	54,988 gsf
Retail Area - 6 Common	56,127 gsf	402 gsf	56,529 gsf
Retail Area - 7 Common	22,785 gsf	252 gsf	23,037 gsf
Retail Area - 8 Common	50,250 gsf	172 gsf	50,422 gsf
Retail Area - 9 Common	12,400 gsf	120 gsf	12,520 gsf
Retail Area - 10 Common	54,007 gsf	258 gsf	54,265 gsf
Retail Area - 11 Common	65,960 gsf	680 gsf	66,640 gsf
Great Indoors	139,320 gsf		139,320 gsf

Total Retail Area 514,187 gsf

Total Common Area 2,399 gsf

Total Building Area 516,586 gsf

FAR (net 1,823,760 sf) 0.283

Office Areas Office 12 (3 stories) 108,000 gsf
 Storage Areas Storage 12 (lower level) 7,250 gsf
 Storage Building 8 9,828 gsf
 Total Office/Storage Area 125,078 gsf

Total Building Area 641,664 gsf

FAR (net 1,823,760 sf) 0.352

PARKING REQUIREMENTS

Anchor Required:	1 per 250 of Public	110,000/250 = 440
	1 per 2500 of Retail	29,320/2500 = 12
		452
Retail Required:	1 per 225 of	352,266/225 = 1,410
Restaurant Required:	1 per 150 of Public	16,000/150 = 107
	1 per 200 of Service	9,000/200 = 45
		365
Office Required:	1 per 300 of	108,000/300 = 360
Storage Required:	1 per 1000 of	17,078/1000 = 18
Total Parking Required:		2,605
Parking Provided:	Front of Center (1-4)	645
	Upper Deck	469
	Lower Deck	482
	Parking Garage (5 story)	582
	Parking Office Basement	64
	Rear of Center (1-4)	397
Total Provided:		2,639

Parking Ratio: 4.1 per 1000 1 per 245 sf



Perlman
 ARCHITECTS
 PERLMAN ARCHITECTS, INC.
 2220 CORPORATE CIRCLE, SUITE 200
 HENDERSON, NEVADA 89014
 702.900.9900 702.932.3222 fax

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 JUN 23 2010

SUP-38501
REVISED



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REVISED

OCCUPANT LOAD

TENANT SPACE AREA=

3,314 S.F.

DINING (NON-FIXED SEAT) = 949 sq. ft.

@ 1:15=63.26

BOOTHS (FIXED SEATING) @ 1:24 INCHES OF SEATING AREA = 97
(TOTAL AREA 554)

STORAGE = 52 sq. ft.

@ 1:300=0.17

BUSINESS AREAS = 453 sq. ft.

@ 1:100=4.53

KITCHEN = 1072 sq. ft.

@ 1:200=5.36

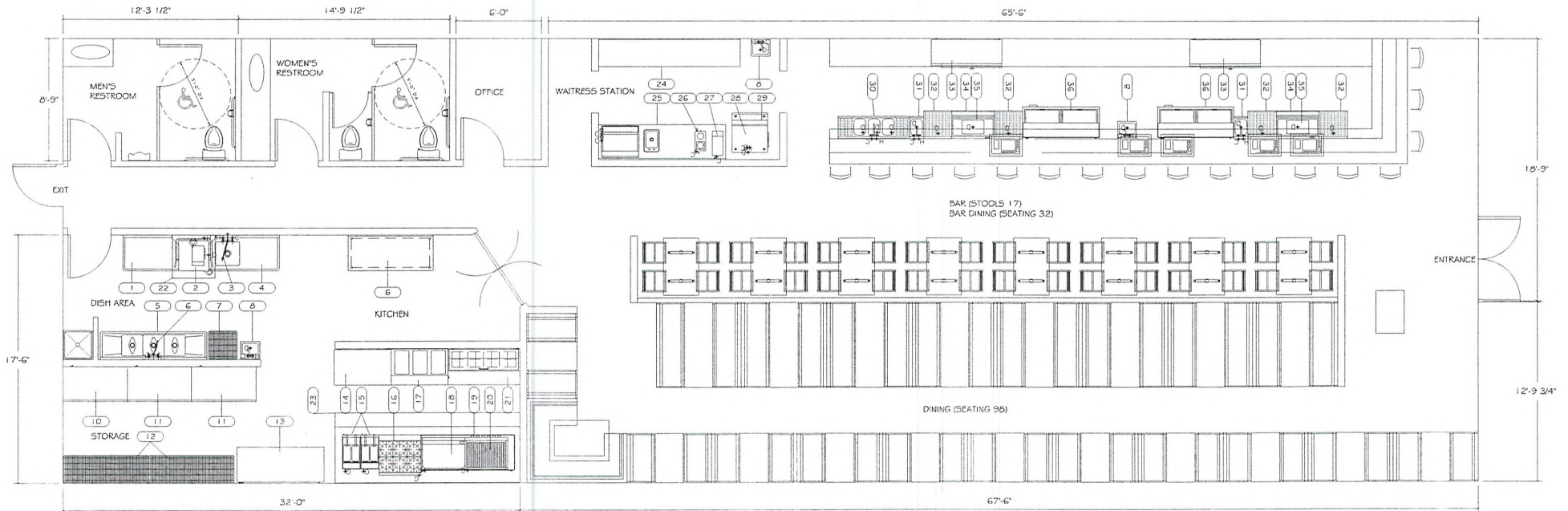
RESTROOMS = 234 sq. ft.

NO OCC. LOAD

TOTAL = 170.32 OCC (171 OCC)



Project: Ground Hog I LLC. Supper Club



SUP-38501

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JUN 03 2010

Ground Hog 1 E Q U I P M E N T S C H E D U L E

Item No	Qty	Equipment Category	Manufacturer	Model Number	Amps	Volts	Phase	Direct	NEMA	Cold Water Size (in)	Hot Water Size (in)	Direct Drain Size (in)	Indir Drain Size (in)	Gas Size (in)	MBTUH	Equipment Remarks
1	1	Dishable, Straight	Advance Tabco	DTC-S70-48L												
2	1	Warewasher, Door Type, Low Temp	Jackson MSC	Conserver XL	11.4	115	1	X			0.75		2			
3	1	Pre-Rinse Faucet, Deck Mount	T & S Brass	B-0133-BC						0.5	0.5					
4	1	Dishable, Straight	Advance Tabco	DTS-S70-60R						0.5	0.5	1.5				
5	1	Warewasher, Door Type, Low Temp	Jackson MSC	Conserver XL	11.4	115	1	X			0.75		2			
6	1	Faucet, Wall Mount	T & S Brass	B-0231						0.5	0.5					
7	1	Shelving, Wire	Eagle Group/Metal Masters	2424Z												
8	3	Sink, Hand, Wall Mount	GSW	HS-1615W						0.5	0.5	1.5				
9	1	Table, Work	Eagle Group/Metal Masters	T3072B-BS												
10	1	Freezer, Reach-In	Saturn	S-49F	13.2	115	1		5-20P							
11	2	Refrigerator, Reach-In	Saturn	S-49R	9.1	115	1		5-15P							
12	2	Shelving, Wire	Eagle Group/Metal Masters	2472Z												
13	1	Refrigerator, Undercounter, Compact	Saturn	USC-72	8.5	115	1		5-15P							
14	1	Freezer, Undercounter, Compact	Saturn	UCSF-48	6.1	115	1		5-15P							
15	2	Fryer, Deep Fat, Gas	Dean	SR42G										0.75	105	
16	1	Range, Restaurant, Gas	Garland	G36-6R												
17	1	Table, Hot Food	Eagle Group/Metal Masters	DHT3-208	10.8	208	1		6-15P							
18	1	Griddle, Gas	Garland	GXT3										0.75	72	
19	1	Refrigerator, Shorty	True Food Service	TRCB-79	8.8	115	1		5-15P							
20	1	Broiler, Under-Fired/Gas	Garland	GXRN36										0.75	90	
21	1	Refrigerator, Sandwich/Salad Prep	Saturn	SUSS-60-16	7.8	115	1		5-15P							
22	1	Condensate Hood	Captive Air	Custom Fab												
23	1	Exhaust Hood System	Captive Aire	Custom Fab												
24	1	Table, Enclosed Base	Advance Tabco	EK-SS-2410M												
25	1	Table, Enclosed Base	Advance Tabco	CK-SS-309M												
26	1	Coffee Maker, Automatic	Curtis Co., Wilbur	ALP3GT63A000												
27	1	Iced Tea Brewer	Curtis Co., Wilbur	PTT310000												
28	1	Ice Maker w/o Bin	Scotsman	C0630SA-32A	18.2	208	1	X		0.375			0.75			
29	1	Bin, Ice	Scotsman	B530S									1			
30	1	Underbar Sink	Krowne Metal	KR18-53C						0.5	0.5		1			
													1			
													1			
31	2	Underbar Handsink	Krowne Metal	KR18-1C						0.5	0.5	1.5				
32	4	Underbar Glass Rack	Krowne Metal	KR18-GSB1									1			
33	2	Back Bar Cooler	True Food Service	TBB-24GAL-60G	7.0	115	1		5-15P							
34	2	Underbar Speed Rail	Krowne Metal	RS-36												
35	2	Underbar Ice Chest	Krowne Metal	KR18-36-8									0.5			
36	2	Cooler, Bottle	True Food Service	TD-65-24	7.3	115	1		5-15P							

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