



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **GPA-38579** APN: 138-11-406-012

Name of Property Owner: PAITAKA P. MIYAHIRA

Name of Applicant: PAITAKA P. MIYAHIRA or Tasey Miyahira

Name of Representative: Paitaka Miyahira, Geoff Robins

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): _____

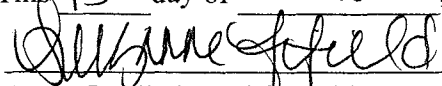
APN: _____

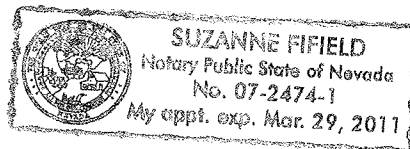
Signature of Property Owner: 

Print Name: PAITAKA P. MIYAHIRA

Subscribed and sworn before me

This 15th day of June, 2010


Notary Public in and for said County and State



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JUN 15 2010

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: GENERAL PLAN AMENDMENT
 Project Address (Location) 6640 W. CHEYENNE
 Project Name OHANA (FAMILY) CARE MANOR Proposed Use GROUP CARE
 Assessor's Parcel #(s) 138-11-400-012 Ward # 4
 General Plan: existing DR proposed C1 Zoning: existing _____ proposed _____
 Commercial Square Footage 22,314 Floor Area Ratio 48%
 Gross Acres 1.057 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER P&S MIYAHIRA Contact PAT MIYAHIRA
 Address 6640 W. CHEYENNE Phone: 289 1743 Fax: 645 7093
 City LAS VEGAS State NEVADA Zip 89106
 E-mail Address SUZY@MAUI ONE INC. COM

APPLICANT PAITAKA MIYAHIRA Contact PAT MIYAHIRA
 Address 6640 W. CHEYENNE Phone: 289 1748 Fax: 645 7093
 City LAS VEGAS State NEVADA Zip 89105
 E-mail Address SUZY@MAUI ONE INC. COM

REPRESENTATIVE GEOFF ROBINS Contact GEOFF ROBINS
 Address 2261 ROSAMUND ST Phone: 376 2558 Fax: 228 4672
 City LAS VEGAS State NEVADA Zip 89117
 E-mail Address _____

Property Owner Signature* Tasey Miyahira

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

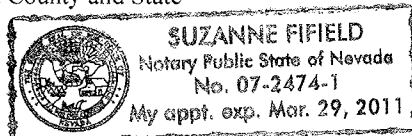
Print Name Tasey Miyahira Paitaka P. Miyahira

Subscribed and sworn before me

This 10th day of JUNE, 20 10

Suzanne Fifeild

Notary Public in and for said County and State



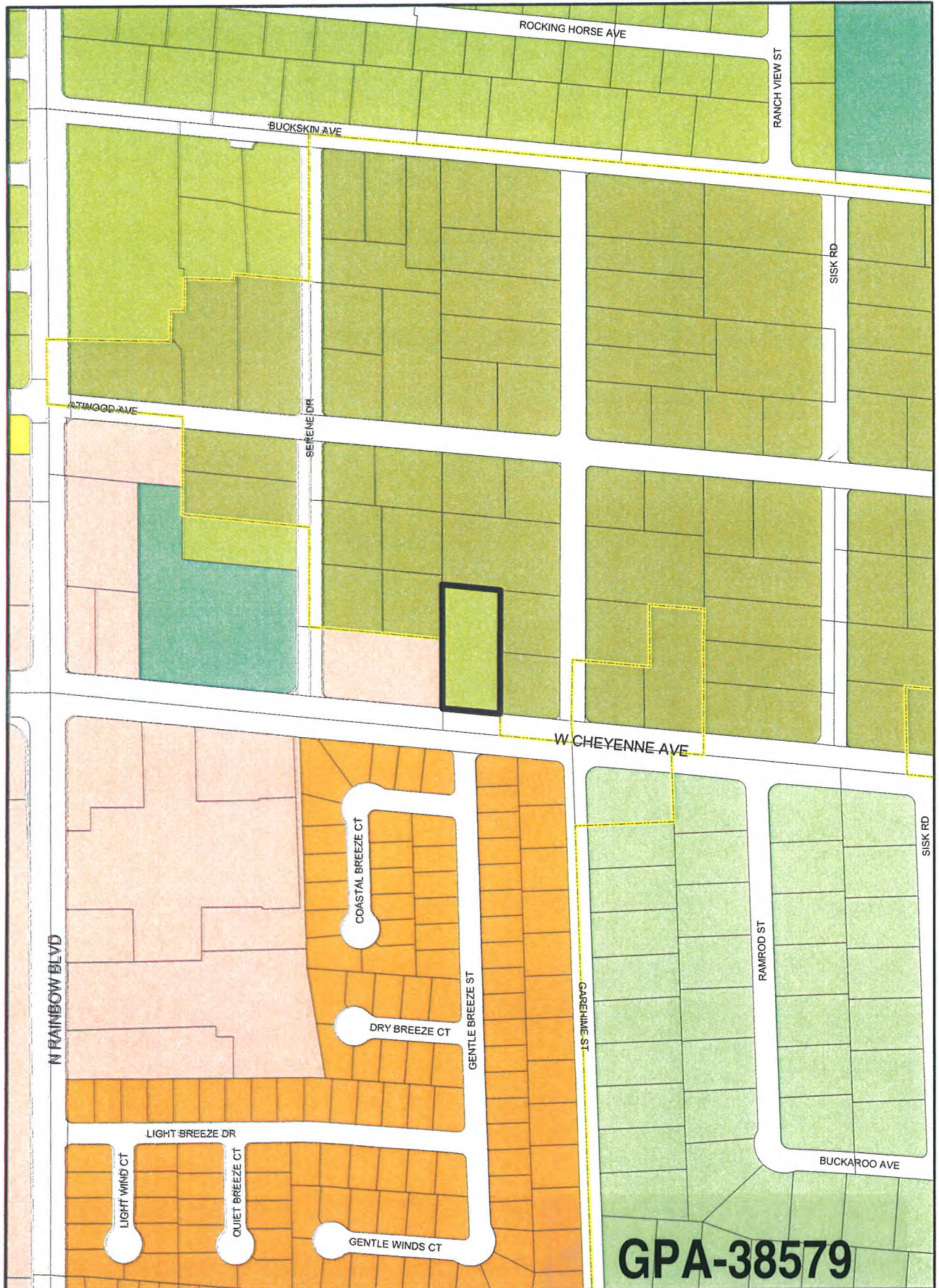
Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>GPA - 38579</u>
Meeting Date:	<u>7/29/10</u>
Total Fee:	<u>\$2,000</u>
Date Received:*	<u>6/15/10</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



GPA-38579

Rural Neighborhood Preservation	High	Light Industrial / Research	Town Center
Rural Estates	Office	Planned Community Development	Resource Conservation
Desert Rural	Single-Family Commercial	Downtown Redevelopment Area	Downtown - Commercial
Rural	General Commercial	Park / Recreation / Open Space	Downtown - Mixed Use
Low	Tourist Commercial	Public Facility	Not in City
Medium - Low	Live/Vegas Medical District	Public Facility - School	Subject Parcel
Medium-Low Attached		Public Facility - Clark County	City Limits

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From DR TO SC
JUN 15 2010 Data Current as of: June 10, 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. Planning & Development Dept 702-229-6301



SITE INFORMATION

ZONING
 ALB 132-11-400-012
 C-1
 CHURCH
 RESIDENTIAL

AREA (Approximate, to be verified)
 Net Area: 31,144 sq ft

PARKING REQUIREMENTS
 Parking Calculations (per Code)

Required	Provided
16	17

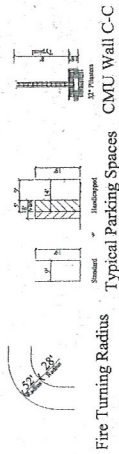
Parking Ratio:
 1 space per 1,832 sq ft = 9.10 = 9
 31,144 sq ft / 9.10 = 3,411 sq ft
 MINIMUM PERCENTAGE = 100%
 PROVIDED 17

SETBACKS
 Front: 20 ft
 Side: 10 ft
 Corner Street Side: 20 ft

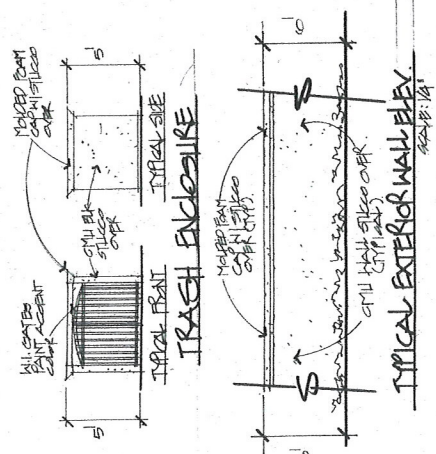
BUILDING HEIGHT
 Allowed: 15 ft
 Provided: 15 ft

BUILDING COVERAGE
 Allowed: 51%
 Provided: 51%

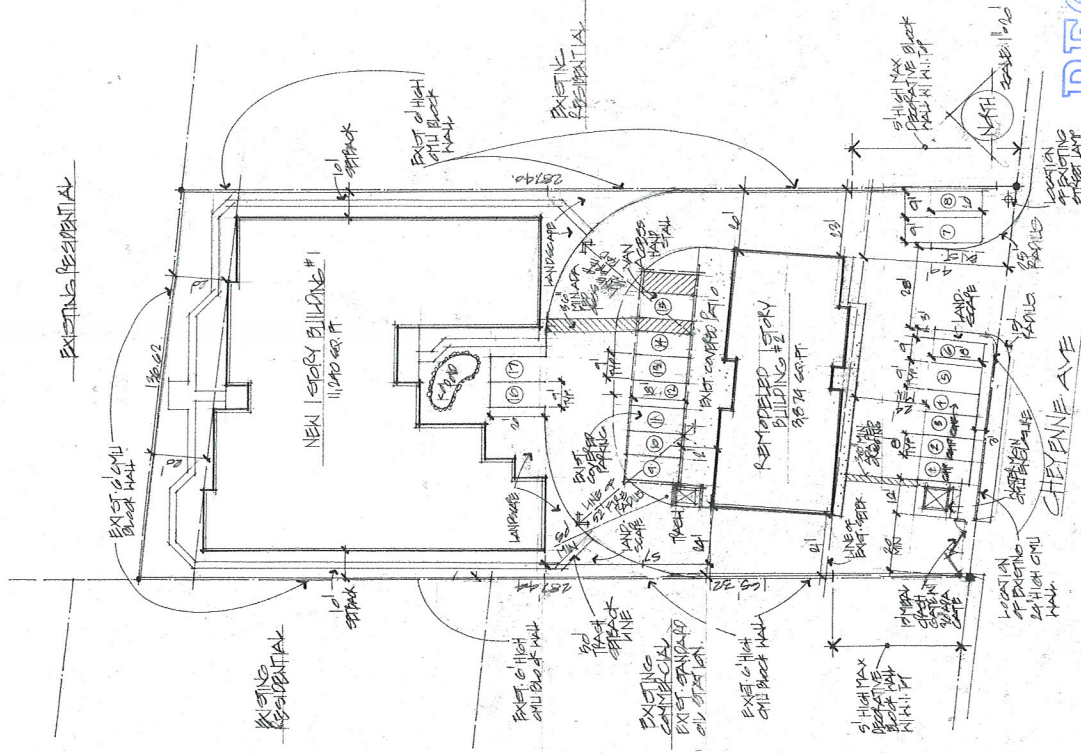
BUILDING AREAS
 BUILDING #1: 11,041 sq ft
 BUILDING #2: 3,579 sq ft
 TOTAL: 14,620 sq ft = 34%



Fire Turning Radius 30' CMU Wall C-C



TYPICAL EXTERIOR WALL FLEX



GPA-38579 ZON-38580
VAR-38576 SUP-38574
SDR-38577 REVISED

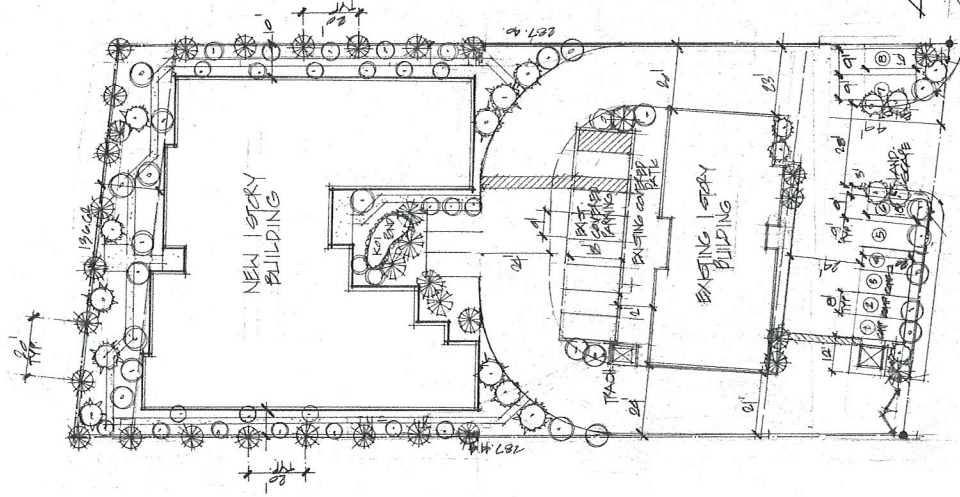
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 OCT 28 2010

J W DESIGN
 Jeffrey Webberg
 16 W. Park Ave., Suite 2
 Madison, WI 53703
 (608) 261-7714

CHINA ADULT CARE HOME
 6040 CHEYENNE AVE
 LAS VEGAS, NV

TREE / PLANT SCHEDULE

SYM	QTY	SIZE	SPACING	COMMON NAME	BOTANICAL NAME
1	82	2" DB 10' H	20' x 20'	ROBERTO ASH	Fraxinus velutina
2	28	2" DB 10' H	20' x 20'	TERESA'S PRIVET	Ligustrum japonicum
3	49	2" DB 10' H	20' x 20'	MINNIE PINE	Ficus pigma
4	24	2" DB 10' H	20' x 20'	MERCANTANT PALM	Washingtonia robusta
5	12	2" DB 10' H	20' x 20'	FLORINDO PLEN	Protea cynaroides
6	47	1-1' Galum	N/A	Quercus agrifolia	Quercus agrifolia
7		N/A	N/A	Zinnia / Turf	



LANDSCAPE PLAN



CHEYENNE AVE

GPA-38579 ZON-38580
VAR-38576 SUP-38574
SDR-38577 REVISED

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J W DESIGN
Jeffrey Weinberg
15 W. Route Ave. Suite 2
Madison, WI 53703
(608) 558-5736

10-4-10

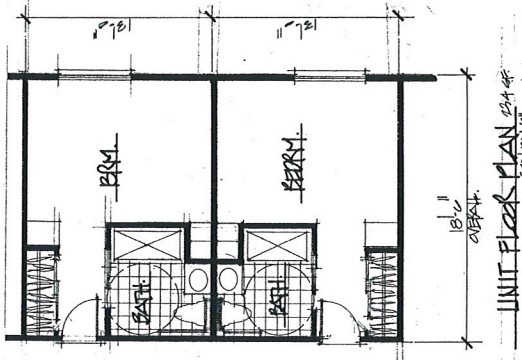
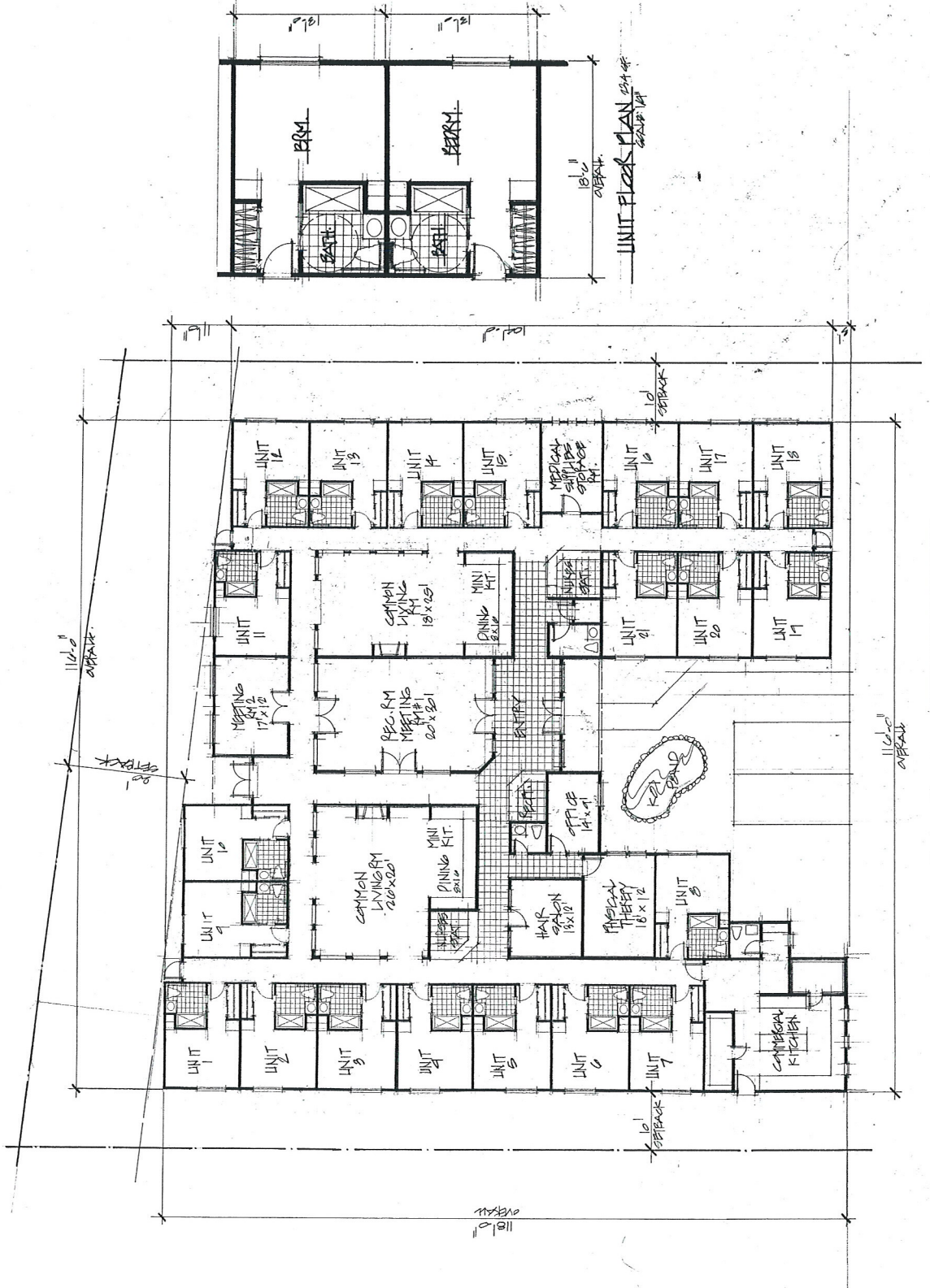
5/10

CHANA
ADULT GROUP CARE HOME
6640 CHEYENNE AVE.
LAS VEGAS, NV

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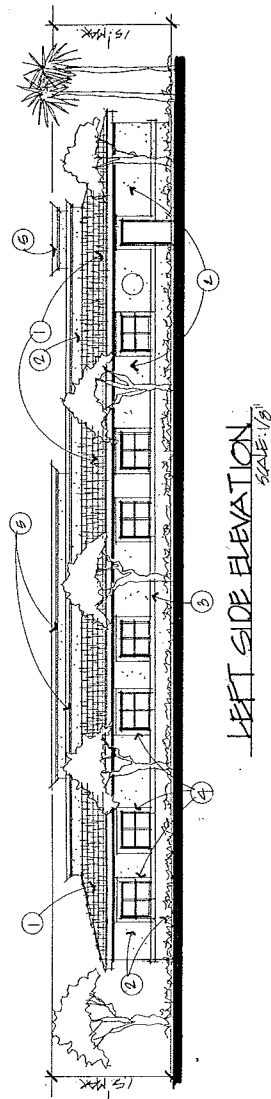
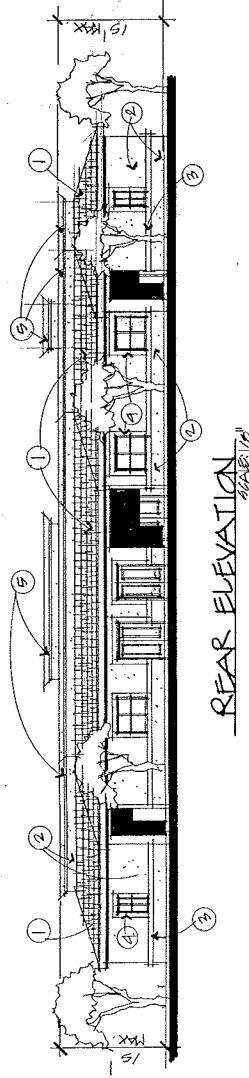
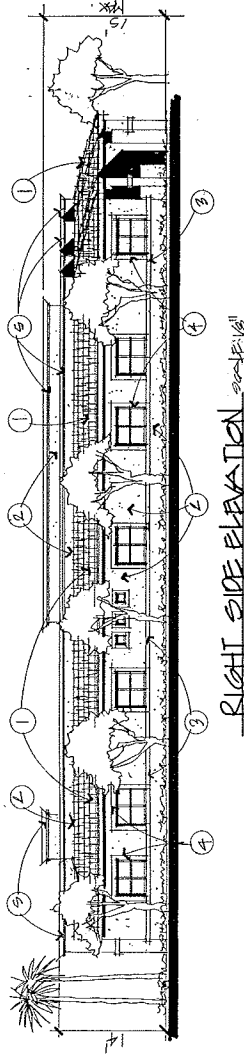
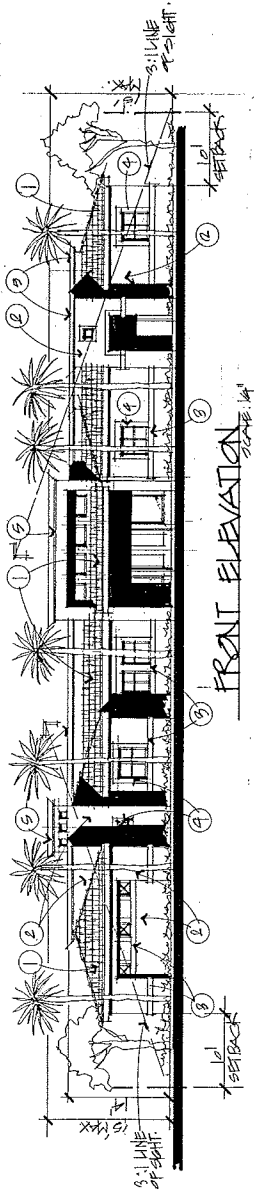
GPA-38579 ZON-38580
VAR-38576 SUP-38574
SDR-38577 REVISED

FLOOR PLAN BUILDING I
TOTAL 280 FT 11, 240 24. FT
SCALE 1/8"



J W DESIGN
Jeffrey Weisberg
16 W. Madison Ave. Suite 3
Hudson, NY 10803
(201) 228-7718

CHANA
ADULT CARE HOME
6640 CHERRY AVE.
HAS VEGAS, NV.



- EXTERIOR FINISHES
- ① WHITE HEIGHT CARBIDE FLAT
 - ② EXTERIOR STUCCO
 - ③ EXTERIOR TRIM STUCCO OVER
 - ④ 6\"/>

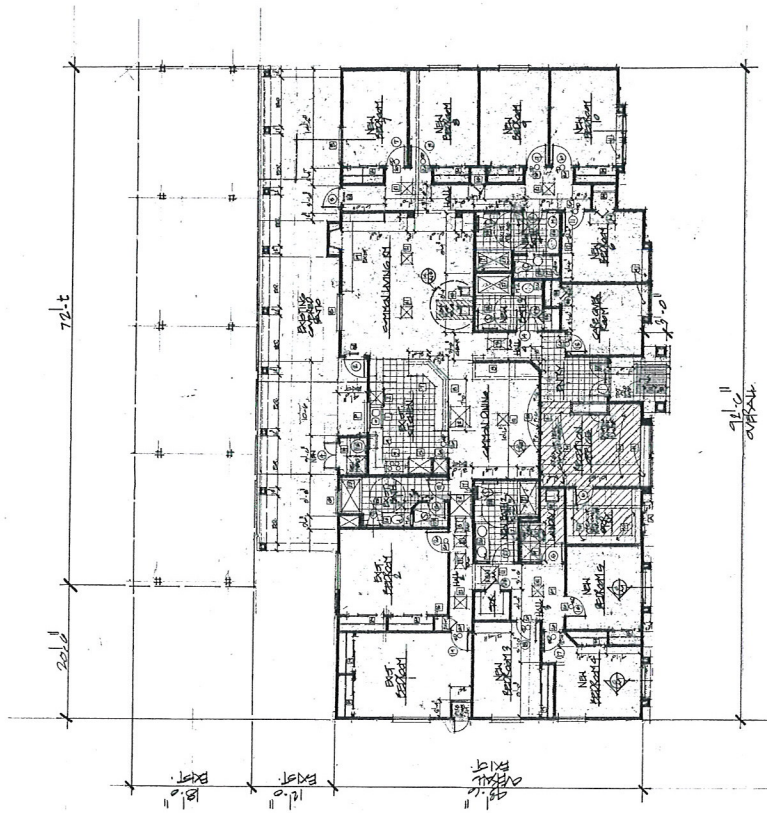
GPA-38579 ZON-38580
 VAR-38576 SUP-38574
 SDR-38577 REVISED

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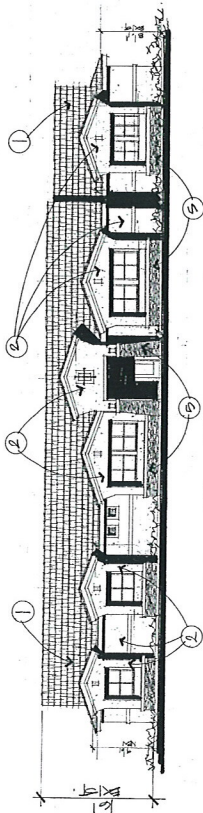
J W DESIGN
 Professional & Commercial Design & Drafting
 Jeffery W. Johnson
 1410 W. 10th Ave., Suite 2
 Muskogee, OK 74403
 (918) 558-9714

16.4-10
 4-1

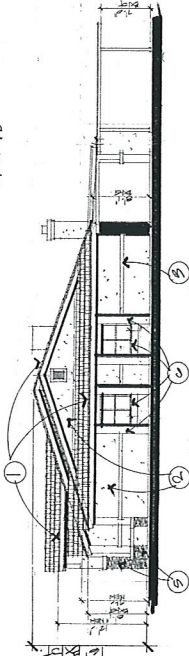
CHINA
 ADULT CHILD CARE HOME
 6640 CHRYSTINE AVE
 LAS VEGAS, NV



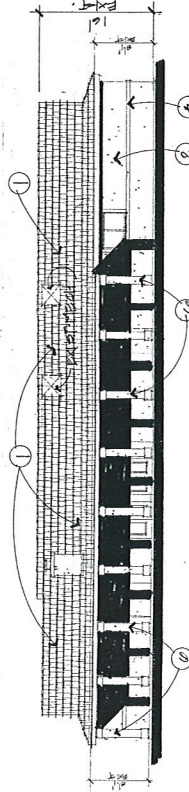
FLOOR PLAN Bldg #2
3/8" = 1'-0"



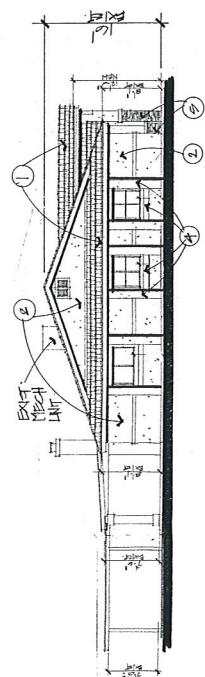
FRONT ELEVATION
SCALE 1/8"



RIGHT SIDE ELEV
SCALE 1/8"



REAR ELEV
SCALE 1/8"



LEFT SIDE ELEV
SCALE 1/8"

ELEVATIONS Bldg #2

EXTERIOR FINISHES

- ① WHITE LIGHT CEMENT PLASTER
- ② EXTERIOR STUCCO
- ③ 3" EXTERIOR STUCCO OVER
- ④ 1/2" STUCCO MESH REINFORCEMENT
- ⑤ MASONRY VENEER
- ⑥ 1/2" EXTERIOR STUCCO OVER

RECEIVED
OCT 18 2010

GPA-38579 ZON-38580
VAR-38576 SUP-38574
SDR-38577 REVISED

J W DESIGN
Jeffrey W. Johnson
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Madison, NY 12243
(505) 555-7734

CHANA
ADULT GROUP CARE HOME
6040 CHEVY AVE
LAS VEGAS, NV

10.4.10