



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-39804** APN: 138-15-310-048

Name of Property Owner: Assaf Nevada, Inc

Name of Applicant: Western Linen Services, Inc

Name of Representative: Jim Slatcher

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: Allen M. Shema

Print Name: Allen M. Shema, Agent for Owner

Subscribed and sworn before me

This 16 day of September, 2010

Kathleen Shea

Notary Public in and for said County and State

KATHLEEN SHEA
NOTARY PUBLIC • STATE OF OHIO
Recorded in Lake County
My commission expires Oct. 21, 2012

RECEIVED



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Parking Variance
Project Address (Location) 7350 Prairie Falcon Road
Project Name Western Linen Services, Inc Proposed Use Commercial Laundry
Assessor's Parcel #(s) 138-15-310-048 Ward # _____
General Plan: existing UI/O proposed _____ Zoning: existing C-PB proposed _____
Commercial Square Footage 20,131 Floor Area Ratio _____
Gross Acres 7.42 Lots/Units _____ Density _____
Additional Information _____

PROPERTY OWNER Assaf Nevada, Inc Contact Allen M. Shema
Address 4832 Richmond Road, Suite 100 Phone: (440) 914-8421 Fax: (216) 896-0470
City Cleveland State Ohio Zip 44128
E-mail Address Ashema@Teamweston.com

APPLICANT Western Linen Services, Inc Contact James Slatcher
Address 4575 S. Procyon, Suite A Phone: (702) 743-8854 Fax: (702) 365-5347
City Las Vegas State Nevada Zip 89103
E-mail Address Jims217@earthlink.net

REPRESENTATIVE Western Linen Services, Inc Contact James Slatcher
Address 4575 S Procyon, Suite A Phone: (702) 743-8854 Fax: (702) 365-5347
City Las Vegas State Nevada Zip 89103
E-mail Address Jims217@earthlink.net

Property Owner Signature* Allen M. Shema

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

Print Name ALLEN M. SHEMA

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Kathleen Shea

Notary Public in and for said County and State

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Recorded in Lake County
My commission expires Oct. 21, 2012

Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>VAR-39804</u>
Meeting Date:	<u>11/18/10</u>
Total Fee:	<u>830.00</u>
Date Received:*	<u>10/4/10</u>
Received By:	<u>LHM</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.

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PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Parking Variance
 Project Address (Location) 7350 Prairie Falcon Road
 Project Name Western Linen Services, Inc Proposed Use Commercial Laundry
 Assessor's Parcel #(s) 138-15-310-048 Ward # 4
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 Commercial Square Footage 20,131 Floor Area Ratio _____
 Gross Acres 7.42 Lots/Units _____ Density _____
 Additional Information _____

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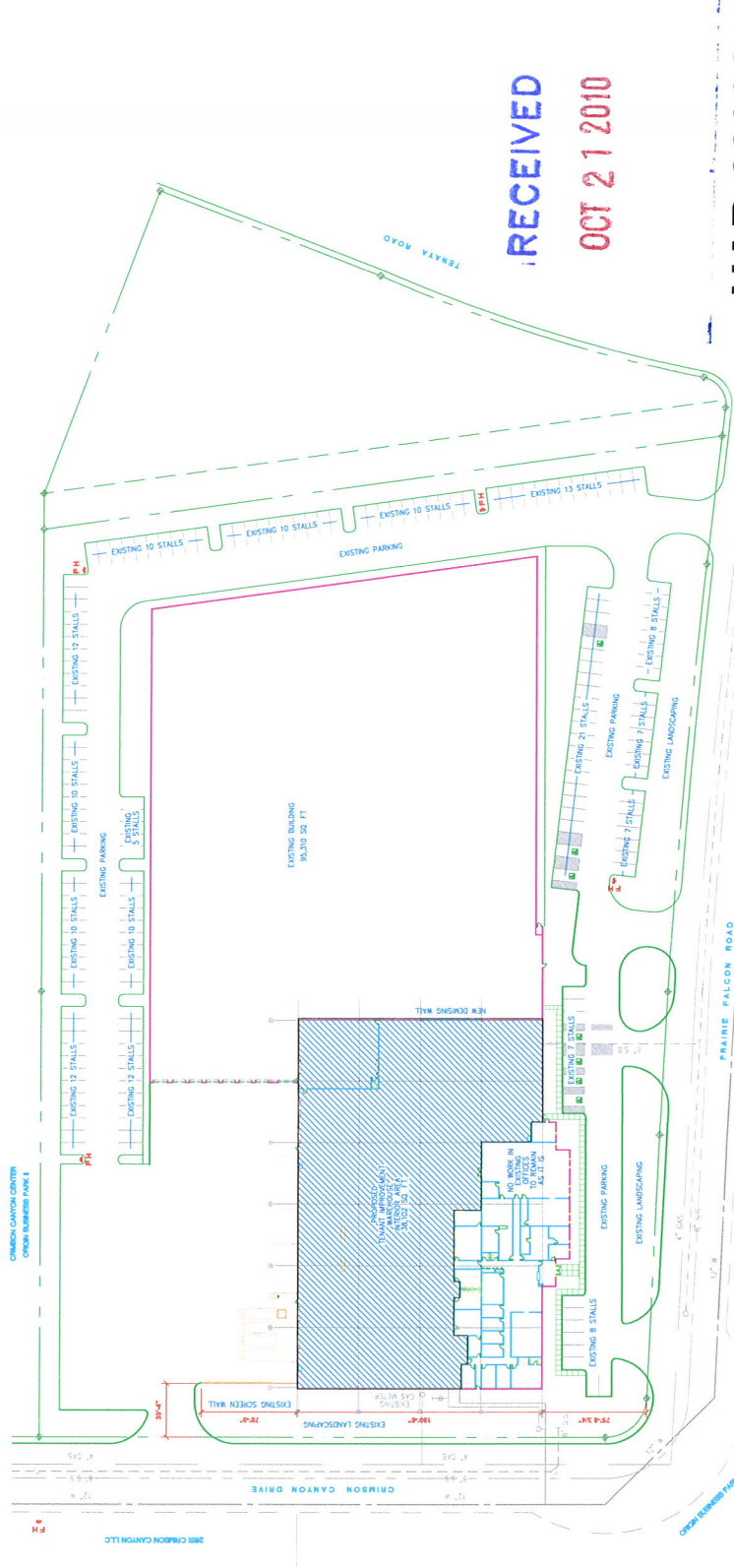
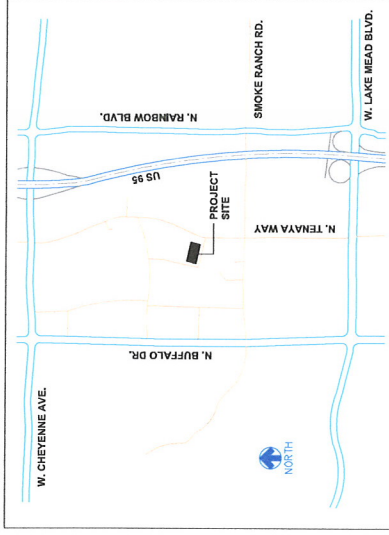
PARKING CALCULATIONS

EXISTING PARKING
172 STANDARD PARKING STALLS WITH
7 HANDICAPPED PARKING STALLS

PER CITY OF LAS VEGAS MUNICIPAL CODE 19.04.010 LAND USE TABLE
ONE SPACE FOR EACH 500 SQUARE FEET OF GROSS FLOOR AREA,
PLUS THE GREATER OF:
1. ONE SPACE FOR EACH DELIVERY VEHICLE; OR
2. FIVE SPACES

WESTERN LINEN SERVICES AREA IS 50,600 SQ. FT.
50,600 / 500 = 101.2 OR 102 PARKING STALLS

LOCATION MAP



TENANT IMPROVEMENTS FOR
WESTERN LINEN - LAS VEGAS
SCALE: 1" = 30'-0"

USE PORT OFFICE

1 2

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SUP-39801
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SITE PLAN
DRAWING TITLE



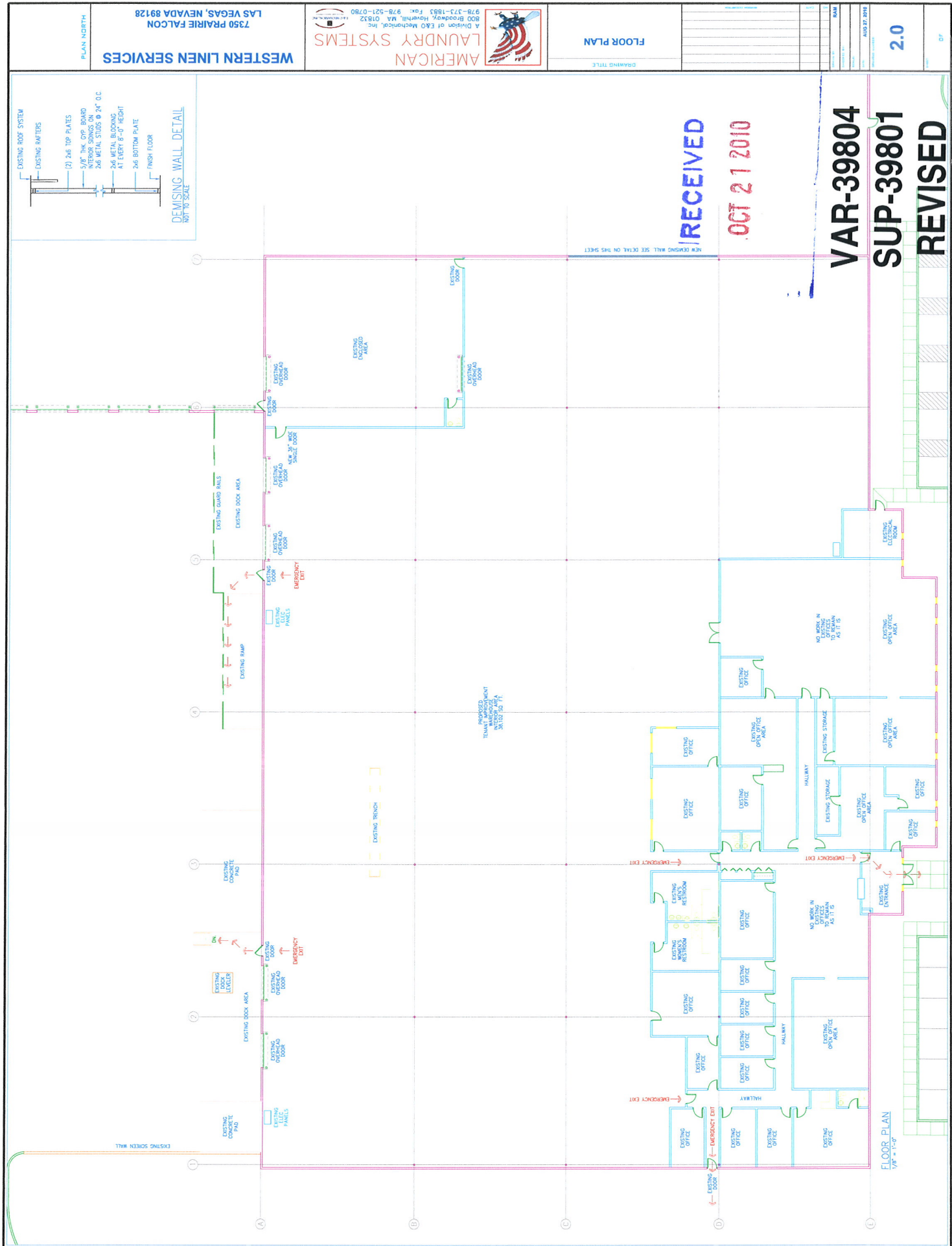
AMERICAN LAUNDRY SYSTEMS
A Division of E&O Mechanical, Inc.
800 Broadway, Haverhill, MA 01832
978-373-1853 Fax: 978-521-0780
E.O. 11246 - AFFIRMATIVE ACTION

WESTERN LINEN SERVICES
7350 PRAIRIE FALCON
LAS VEGAS, NEVADA 89128

PLAN NORTH

1.0

37



PLAN NORTH

WESTERN LINEN SERVICES
7350 PRAIRIE FALCON
LAS VEGAS, NEVADA 89128

AMERICAN
LAUNDRY SYSTEMS
A Division of E&O Mechanical, Inc.
800 Broadway, Haverhill, MA 01832
978-373-1853 Fax: 978-521-0780



FLOOR PLAN
DRAWING TITLE

NO.	DESCRIPTION
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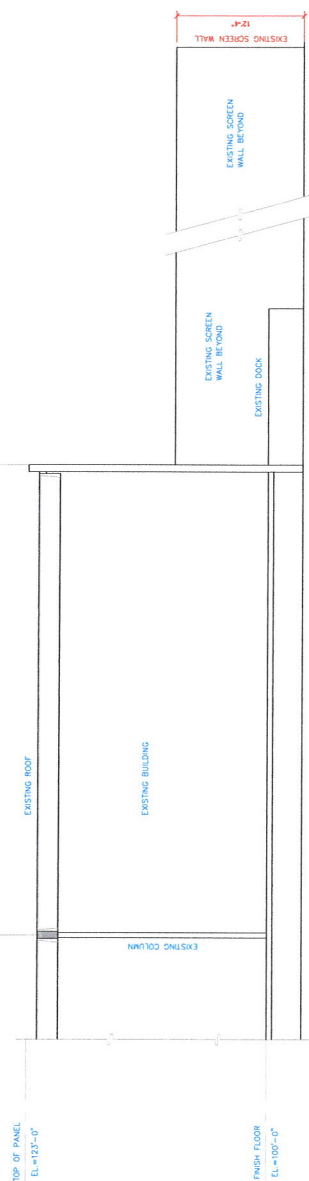
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SUP-39801
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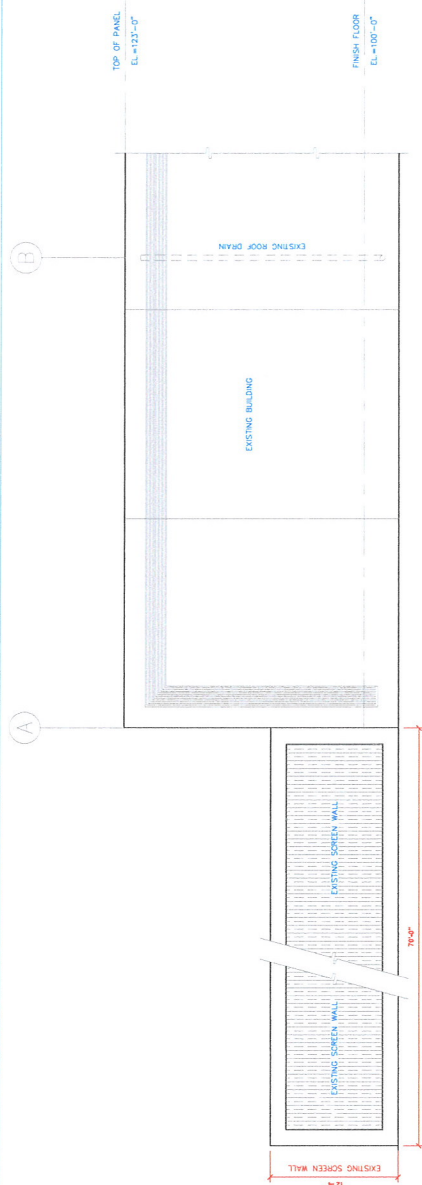
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FLOOR PLAN
1/8" = 1'-0"

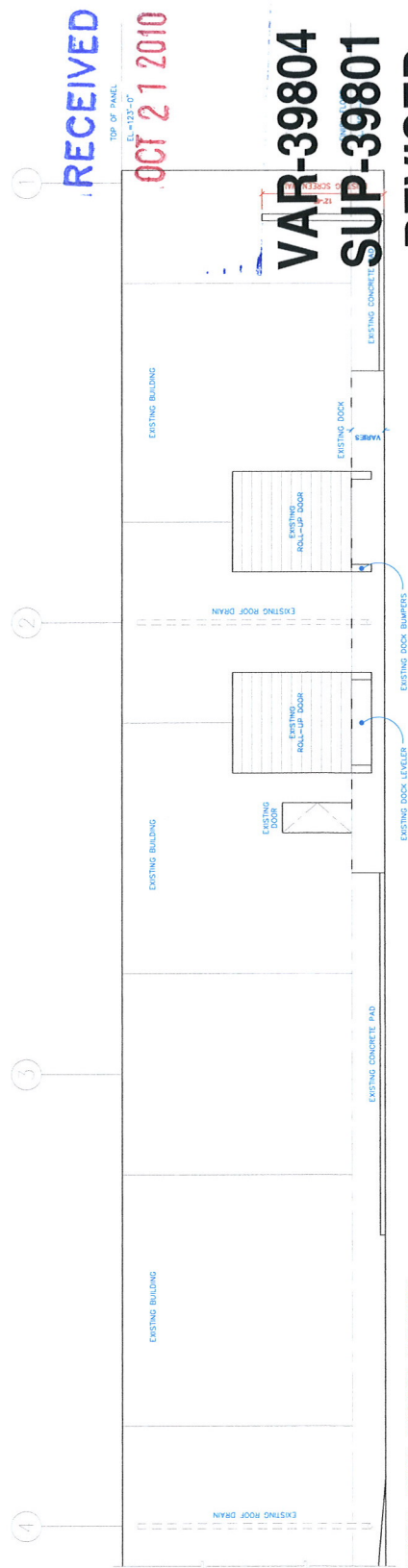
PARTIAL INTERIOR & REAR DOCK SECTION VIEW



PARTIAL WEST EXTERIOR ELEVATION



PARTIAL NORTH EXTERIOR ELEVATION



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EL-125-0*

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EQUIPMENT LEGEND

- | | | | |
|-----|-------------------------------------|----------------------|---------|
| 1 | MILNOR Condo Leading Conveyor | (Existing/Relocated) | MILNOR |
| 2 | MILNOR 4 Mod CBW | (Existing/Relocated) | MILNOR |
| 3a | MILNOR Invertor Box | (Existing/Relocated) | MILNOR |
| 3b | MILNOR Invertor Box | (Existing/Relocated) | MILNOR |
| 4 | MILNOR Flow Splitter Tank | (Existing/Relocated) | MILNOR |
| 5 | MILNOR Press Water Reuse Tank | (Existing/Relocated) | MILNOR |
| 6 | MILNOR Extractor | (Existing/Relocated) | MILNOR |
| 7 | MILNOR Extractor Controls | (Existing/Relocated) | MILNOR |
| 8 | MILNOR Extractor | (Existing/Relocated) | MILNOR |
| 9 | 85 lb. Washer | (Existing/Relocated) | MILNOR |
| 10 | 170 lb. Dryer | (Existing/Relocated) | MILNOR |
| 11 | 90 lb. Dryer | (Existing/Relocated) | MILNOR |
| 12 | 2-Roll 3" Thermal Oil | (Existing/Relocated) | MILNOR |
| 13 | CHICAGO King Edg w/ Vacuum | (Existing/Relocated) | CHICAGO |
| 14 | Spinner Feeder | (Existing/Relocated) | CHICAGO |
| 15 | Cold-Spin Dryer w/ (1) Stucker | (Existing/Relocated) | CHICAGO |
| 16 | Cold-Spin Dryer w/ (1) Stucker | (Existing/Relocated) | CHICAGO |
| 17 | Ming Edg w/ Vac Spreader Feeder | (Existing/Relocated) | CHICAGO |
| 18 | (Existing/Relocated) | (Existing/Relocated) | CHICAGO |
| 19 | CHICAGO Skylight | (Existing/Relocated) | CHICAGO |
| 20 | w/ (1) Stucker 3x5-1200 | (Existing/Relocated) | CHICAGO |
| 21 | CHICAGO Towel Folder 12 | (Existing/Relocated) | CHICAGO |
| 22 | Take Away Conveyor | (Existing/Relocated) | COLUMAC |
| 23 | Steam Tunnel 12 ft. | (Existing/Relocated) | COLUMAC |
| 24 | Cart Dumper | (Existing/Relocated) | CHICAGO |
| 25 | (Existing/Relocated) | (Existing/Relocated) | CHICAGO |
| 26 | Floor Scale | (Existing/Relocated) | CHICAGO |
| 27a | CLEAN CYCLE LINE FILTER | (Existing/Relocated) | CHICAGO |
| 27b | CLEAN CYCLE LINE FILTER | (Existing/Relocated) | CHICAGO |
| 28 | FULTON BOILER 30 Ship Boiler | (Existing/Relocated) | CHICAGO |
| 29 | HAMILTON Hot Water Heater | (Existing/Relocated) | CHICAGO |
| 30 | (Existing/Relocated) | (Existing/Relocated) | CHICAGO |
| 31 | PARKER BOILER | (Existing/Relocated) | CHICAGO |
| 32 | 9.5 Water Storage Tank 120 Gallons | (Existing/Relocated) | CHICAGO |
| 33 | Water Storage Tank 120 Gallons | (Existing/Relocated) | CHICAGO |
| 34 | INGERSOLL RAND Air Compressor | (Existing/Relocated) | CHICAGO |
| 35 | Air Dryer | (Existing/Relocated) | CHICAGO |
| 36 | RAND Air Compressor | (Existing/Relocated) | CHICAGO |
| 37a | Water Softener System w/ Brine Tank | (Existing/Relocated) | CHICAGO |
| 37b | Process Water Triple Pump | (Existing/Relocated) | CHICAGO |
| 38 | Package System | (Existing/Relocated) | CHICAGO |
| 39 | Temp Water Pump System | (Existing/Relocated) | CHICAGO |
| 40 | Dual Water Pump System | (Existing/Relocated) | CHICAGO |

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