



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-43345** APN: 138-23-719011
Name of Property Owner: El Pollo Loco, Inc.
Name of Applicant: El Pollo Loco, Inc.
Name of Representative: Alianza Development - Brad Podosin

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: Brian Carmichael, VP of Development

Subscribed and sworn before me

This See attached day of _____, 20____

Notary Public in and for said County and State



State of California
County of Orange

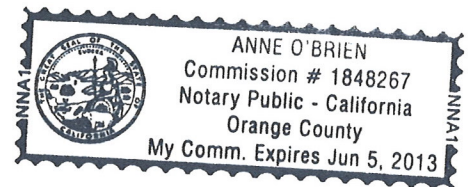
On *September 19, 2011*, before me, *Anne O'Brien, Notary Public*, personally appeared *Brian Carmichall*, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

 (Seal)





DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: SDR - Site Development Review
Project Address (Location) 6131 W. Lake Mead Blvd.
Project Name El Pollo Loco # 6075 Proposed Use Restaurant
Assessor's Parcel #(s) 138-23-719011 Ward # 5-Barlow
General Plan: existing SR proposed No Change Zoning: existing C-1 proposed No Change
Commercial Square Footage 2,751 Floor Area Ratio 8.79
Gross Acres .56 Lots/Units N/A Density N/A
Additional Information _____

PROPERTY OWNER El Pollo Loco, Inc. Contact Brian Carmichael
Address 3535 Harbor Blvd., Suite 100 Phone: (714) 599-5033 Fax: 599-5533
City Costa Mesa, CA 92626 State _____ Zip _____
E-mail Address Kroak@elpolloco.com

APPLICANT Same As Above Contact _____
Address _____ Phone: _____ Fax: _____
City _____ State _____ Zip _____
E-mail Address _____

REPRESENTATIVE Alianza Development Contact Brad Podosin
Address 901 Dover Dr. Cell (949) 375-0136 Fax: 200-5644
City Newport Beach State CA Zip 92660
E-mail Address bpodosin@alianza-development.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 Brian Carmichael, VP of Development

Subscribed and sworn before me

This see attached day of _____, 20____.

Notary Public in and for said County and State

Case #	<u>SDR-43345</u>
Meeting Date:	<u>10/8/11 PC</u>
Total Fee:	<u>\$1,030</u>
Date Accepted:	<u>9/22/11</u>
Accepted By:	<u>[Signature]</u>

*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.

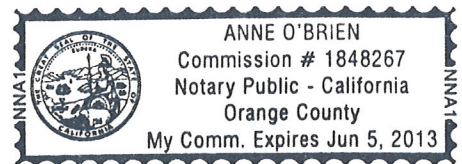
State of California
County of Orange

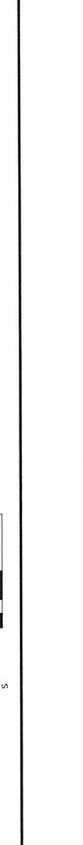
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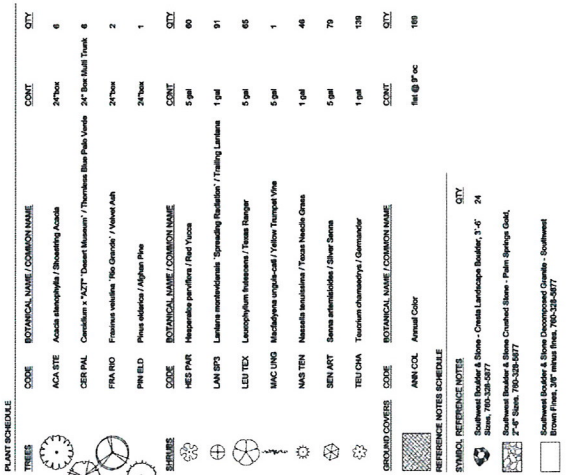
WITNESS my hand and official seal.

Signature  (Seal)





SDR-43345



DECOMPOSED GRANITE (D.G.) - INITIAL AT: BRILLIANTLY DECOMPOSED GRANITE WE STABILIZER CONTINUOUS IN ALL PLANTERS UNDER ALL TREES AND SHRUBS AS INDICATED. AVAILABLE THROUGH SOUTHWEST BOLLER & STONE GRANITE. A PRE-ENGINEERED ALLOWANCE TO ROCK AFTER PLACING GRANITE. MAKE SMOOTH, WE TO ENQUIRE DEPTH, ALLOW TO DRY, THEN LIGHTLY SCANDY SURFACE WITH A LEAF RAKE. USE A SECONDARY APPLICATION OF GRANITE TO THE SURFACE OF THE PLANTER. GRANITE TO TOUCH THE BELLOW JOINTMENT WALLS AND CURBS. DO NOT ALLOW GRANITE TO TOUCH THE TRUNK OF ANY PLANT. INITIAL AFTER INSTALLATION OF PLANT MATERIAL. MAKING NOTE OF PLANT HEIGHT SO THEY ARE NOT BURIED BY D.G.

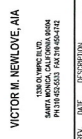
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SEP 22 2011
City of Las Vegas
Department of Planning

CCAC
CUNNING CURLEY AND ASSOCIATES
3033 LEWIS BLVD., SUITE 100, TAMPA, FL 33609
TEL: 813-289-5500 FAX: 813-289-5501
WWW.CCACCORPORATION.COM



SDR-43345

- City of Las Vegas
-
- Department of Planning



THE SIZE OF THESE PLANS AND SPECIFICATIONS SHALL BE RESTRICTED TO THE ORIGINAL SIZE FOR WHICH THEY WERE DESIGNED. ANY CHANGES TO THE PLANS OR SPECIFICATIONS SHALL BE MADE BY THE ARCHITECT AND SHALL BE IN CONFORMANCE WITH THE ORIGINAL PLANS AND SPECIFICATIONS. ANY CHANGES TO THE PLANS OR SPECIFICATIONS SHALL BE MADE BY THE ARCHITECT AND SHALL BE IN CONFORMANCE WITH THE ORIGINAL PLANS AND SPECIFICATIONS.

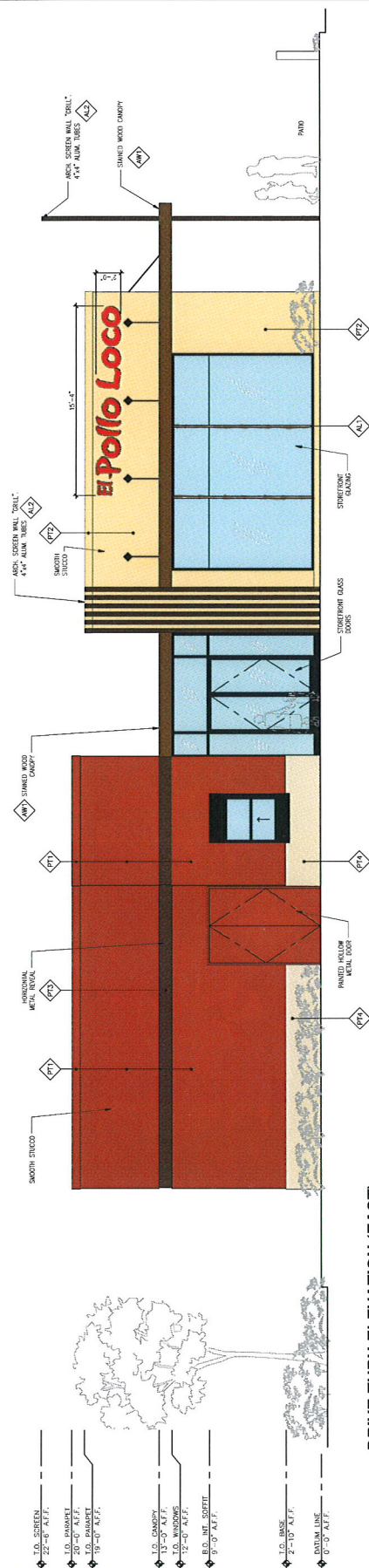


LOCATION
 PROTOTYPE
 STORE #6075
 6131 WEST LAKE MEAD BLVD.
 LAS VEGAS, NV

DATE	08/02/11
DOI NO	11-XX-XXX
ISSUED BY	CW
CHECKED BY	

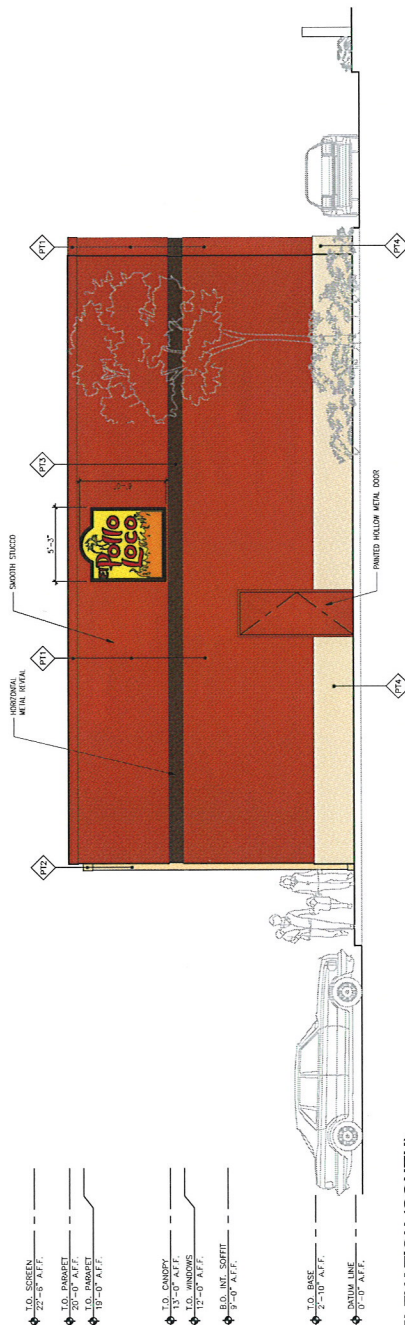
FILE NAME:
A4 & A5 ELEV.DWG

A3



DRIVE-THRU ELEVATION (EAST)

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



BACK ELEVATION (SOUTH)

$$\frac{d\theta}{dt} = \frac{1}{2} \frac{d\theta}{d\ln t} = \frac{1}{2} \frac{d\theta}{d\ln t} = \frac{1}{2} \frac{d\theta}{d\ln t}$$

LEGEND

FOR ADDITIONAL SIGN
INFORMATION SEE ATTACHED
EXHIBITS BY SIGN VENDOR

- 401** BENJAMIN MOORE – 077 LEGN FIERY OPAL
402 BENJAMIN MOORE – 185 LEGN GLOWING APRICOT
403 BENJAMIN MOORE – HC-72 BRANCHPORT BROWN
404 BENJAMIN MOORE – HC-81 MANCHESTER TAN
405 NOT USED
406 WOOD CANOPY – MINI WAX, STAIN 236 LIGHT WALNUT
407 DRK. BRONZE ALUMINUM STOREFRONT
408 DRK. BRONZE ALUMINUM ARCH, SCREEN WALL ALUM. TUBES
 FOR ADDITIONAL EXTERIOR COLORS SEE "EXTERIOR PERSPECTIVES, 1 & 2," COLOR RENDERINGS.

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SEP 22 2011

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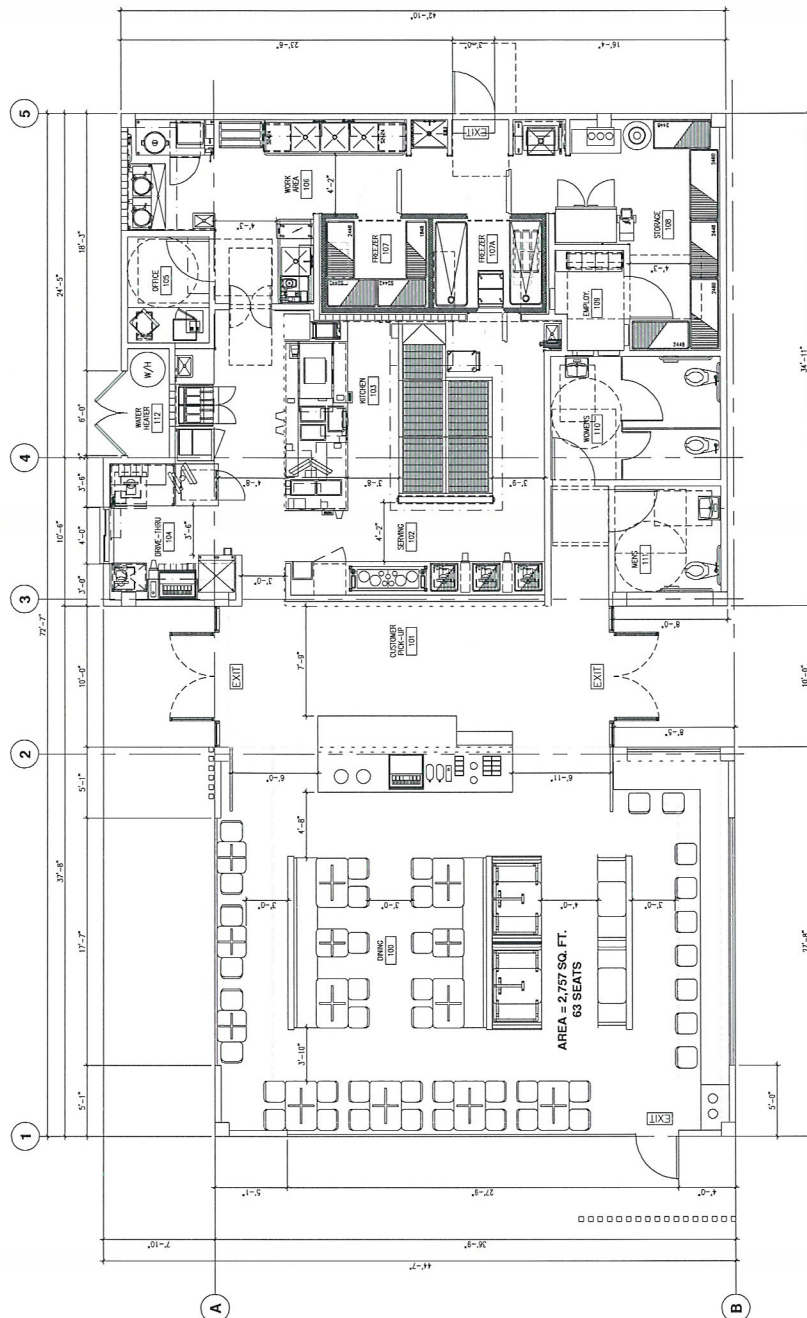


THE USE OF THESE PLAYS AND SPECIFICATIONS SHALL BE LIMITED TO THE ORIGINAL SITE FOR WHICH THEY WERE DESIGNED. ANY REPRODUCTION OR PUBLICATION OF ANY PART OF THESE PLAYS OR SPECIFICATIONS FOR ANY OTHER USE, INCLUDING REPRODUCTION OR PUBLICATION BY ANY MEANS, IN WHOLE OR IN PART, IS PROHIBITED. IT IS THE POLICY OF THE PLAYERS' ASSOCIATION OF AMERICA TO PROTECT THE RIGHTS OF PLAYERS AND SPECIFICATIONS OWNERS WITH THE MOST EFFECTIVE LEGAL MEANS AVAILABLE. ANY VIOLATION OF THESE PLAYS AND SPECIFICATIONS SHALL CONSTITUTE A BREACH OF THE PLAYERS' ASSOCIATION OF AMERICA'S POLICY.



LOCATION	PROTOTYPE STORE #6075 6131 WEST LAKE MEAD BLVD. LAS VEGAS, NV
DATE	08/03/11
BY	1-XX-XXX
NAME (U)	CHECKED BY
E NAME	
1 - FLOOR PLDNG	FLOOR PLAN

A1



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



OCCUPANT LOAD		LEGEND
DINING AREA - 63 SEAT STAYS	=	63 OCC.
KITCHEN AREA	=	807/200 = 4 OCC.
STORAGE AREA	=	171/200 = 1 OCC.
OFFICE	=	4.9/100 = 1 OCC.
EMPLOYEE LOUNGE	=	32/100 = 1 OCC.
ACCESSORY USE (RESTROOMS, ETC.)	=	0 OCC.
TOTAL OCCUPANTS		70 OCC.
70 > 50 OCCUPANTS (PER 2009 IBC)		2 EXITS REQ'D / 4 PROVIDED
OCCUPANT LOAD SHALL BE POSTED IN THE ASSEMBLY ROOM		

RECEIVED
SEP 22 2011

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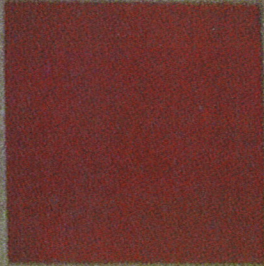
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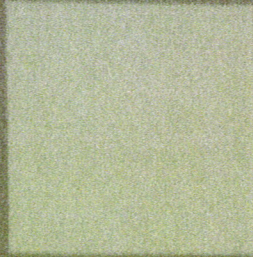
WOOD AWNING & TRELLIS
LIGHT WALNUT STAIN



PT1 - FIERY OPAL



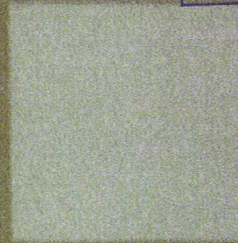
PT2 - GLOWING APRICOT



PT3 - BRANCHPORT BROWN



PT4 - MANCHESTER TAN



ALUMINUM STOREFRONT
MEDIUM BRONZE



ARCHITECTURAL GRILL
POWDER COAT MED BRONZE



SDR-43345

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SDR 43345
El Pollo Loco, Inc.

6131 W. Lake Mead Boulevard

Proposed 2.757 thousand square foot fast food restaurant.

Traffic produced by proposed development:

Proposed Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	FAST-FOOD W/ DRIVE THRU [1000 SF]	2.757	496.12	1,368
AM Peak Hour			53.11	146
PM Peak Hour			34.64	96

(heaviest 60 minutes)

Existing traffic on all nearby streets:

Lake Mead Blvd.

Average Daily Traffic (ADT)	22,913
PM Peak Hour	1,833

(heaviest 60 minutes)

Jones Blvd.

Average Daily Traffic (ADT)	21,638
PM Peak Hour	1,731

(heaviest 60 minutes)

Traffic Capacity of adjacent streets:

Existing Street Capacity

Lake Mead Blvd.	51,800
Jones Blvd.	34,500

This project will add approximately 1,368 trips per day on Lake Mead Boulevard and Jones Boulevard. Lake Mead is currently at about 44 percent of capacity and Jones is at about 63 percent of capacity. After this project is added, Lake Mead is expected to be at about 47 percent of capacity and Jones to be at about 67 percent of capacity.

Based on Peak Hour use, this development will add roughly 146 additional cars into the area, which works out to about five every two minutes.

Note that this report assumes all traffic from this development uses all named streets.