



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

SUP-51444

Case Number: PRJ-50728 APN: 139-34-712-076 and -077

Name of Property Owner: 900 Fremont LLC

Name of Applicant: 900 Fremont LLC

Name of Representative: George M. Rogers, Architect

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

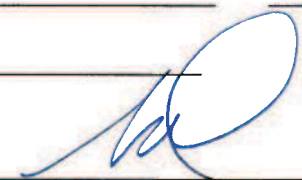
☒ No

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: _____

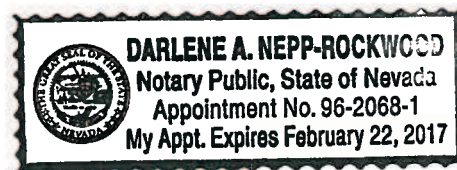
Signature of Property Owner: 

Print Name: Andrew B. Donner

Subscribed and sworn before me

This 25 day of Sept., 2013


Notary Public in and for said County and State





PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: SDR & SUP
Project Address (Location) 1023 and 1031 Fremont Street
Project Name The Wheelhouse Proposed Use Tavern Limited w/ Private Plaza
Assessor's Parcel #(s) 139-34-712-076 and -077 Ward # 3 - Bob Coffin
General Plan: existing C proposed n/c Zoning: existing C-2 proposed n/c
Commercial Square Footage 9,407 SF Floor Area Ratio _____
Gross Acres 0.29 + 0.11 Lots/Units _____ Density _____
Additional Information _____

PROPERTY OWNER 900 Fremont LLC Contact Todd Kessler
Address 300 Las Vegas Boulevard North Phone: _____ Fax: _____
City Las Vegas State NV Zip 89101-2942
E-mail Address todd@rgglv.com

APPLICANT George M. Rogers, Architect Contact George M. Rogers
Address 6325 South Jones Boulevard, Suite 100 Phone: (702) 894-0527 Fax: (702) 894-5028
City Las Vegas State NV Zip 89118
E-mail Address george@gmrarchitect.com

REPRESENTATIVE George M. Rogers, Architect Contact George M. Rogers
Address 6325 South Jones Boulevard, Suite 100 Phone: (702) 894-5027 Fax: (702) 894-5028
City Las Vegas State NV Zip 89118
E-mail Address george@gmrarchitect.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 Andrew B. Donner

Subscribed and sworn before me

This 25 day of Sept, 20 13

Notary Public in and for said County and State



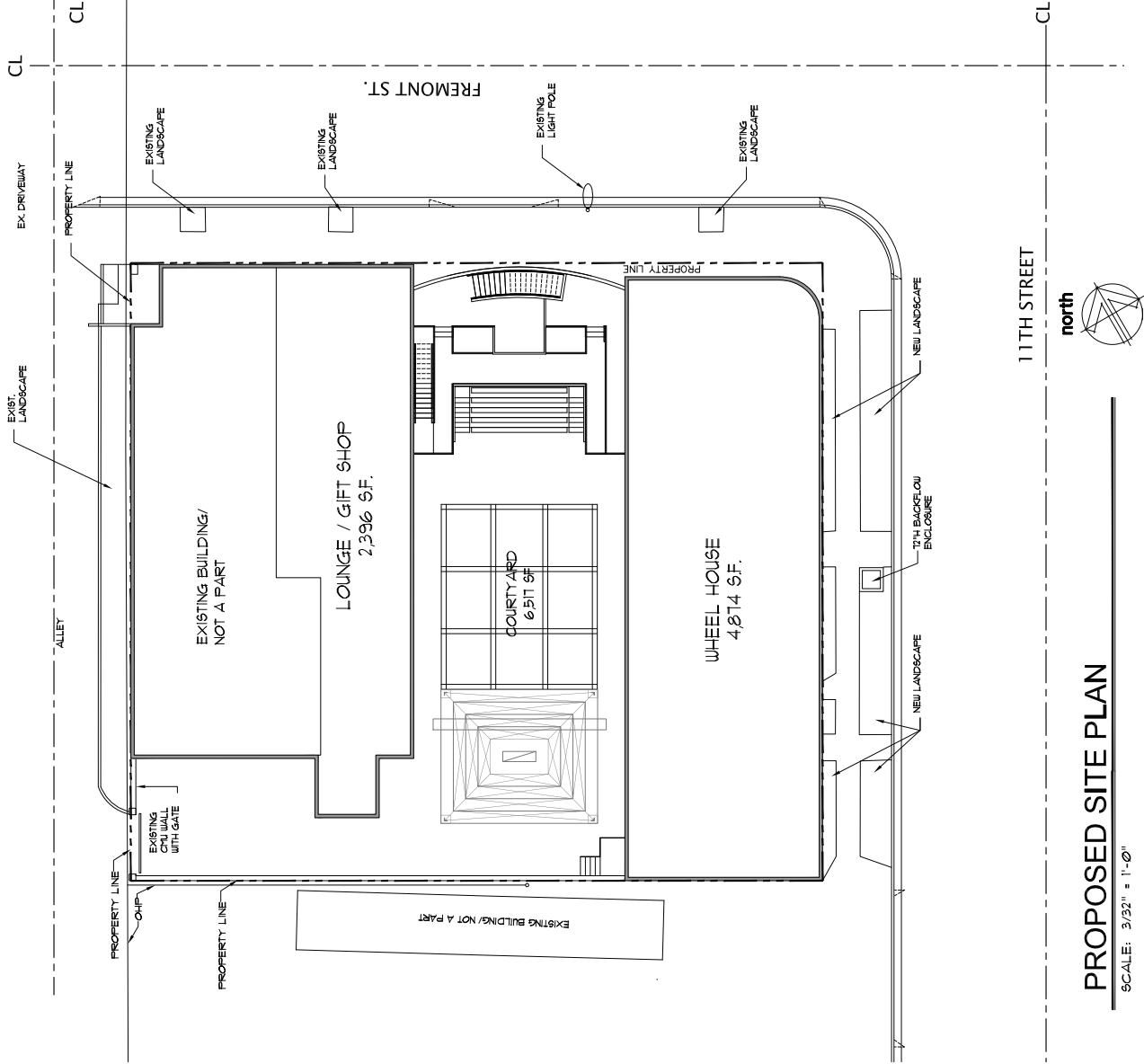
Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	SUP-51444
Meeting Date:	11/12/13 PC
Total Fee:	
Date Received:*	
Received By:	

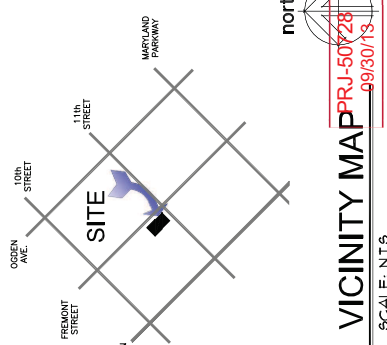
The application will not be deemed complete until the submitted materials have been reviewed by the Planning and Development Department for consistency with applicable sections of the Zoning Ordinance.

1. depot\Application Packet\Application Form pdf



PROPOSED SITE PLAN
SCALE: 3/32" = 1'-0"

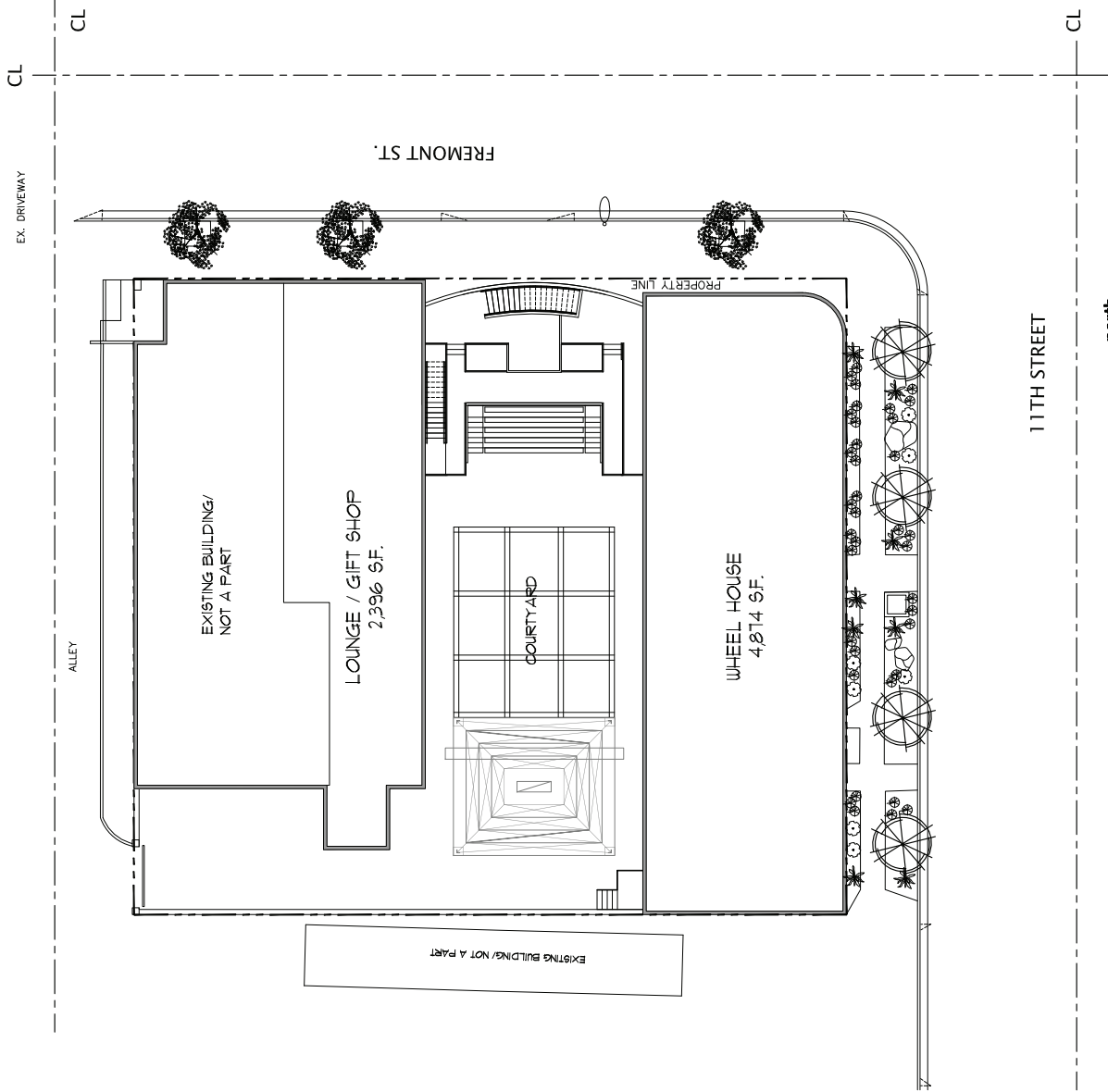
13-668 WHEELHOUSE	
PROPERTY ADDRESS:	1031 FREMONT ST., LAS VEGAS, NEVADA 89106
JURISDICTIONAL AGENCY:	LAS VEGAS (TITLE 18)
CURRENT ZONING:	C-2 (GENERAL COMMERCIAL)
DESIGNED ZONING:	C-2 (GENERAL COMMERCIAL)
BLK. DETACHES:	17N NEST.
INTERIOR SIDE (NOT ADJACENT TO RESIDENTIAL):	18'-0" (E) 18'-0" (E) 18'-0" (E) 18'-0" (E)
REAR SIDE STREET (CORNER):	20'-0" (S-W) 20'-0" (E) 20'-0" (E)
ADJACENT PARCEL NO.:	18-34-10-011 + 18-34-10-016
GROSS SITE AREA:	17,624 SF (0.4 ACRES)
NET SITE AREA:	17,624 SF (0.4 ACRES)
BUILDING HEIGHT:	ALLOWABLE PROVIDED 26'-0"
AREA SUMMARY:	
WHEELHOUSE (1031 FREMONT ST.)	4,814 SF
ENTERTAINMENT COURT/AND 4 UPPER LEVEL	1,393 SF
LOUNGE / GIFT SHOP (1031 FREMONT ST.)	2,396 SF
TOTAL	14,603 SF
DENSITY:	
MAX. 80 %	
PROT. 63.50 %	
PARKING ANALYSIS:	
WHEELHOUSE:	
"TAVERN" BEATING AREA 1726 SF	1 PRKG/ 500 SF
"TAVERN" BEATING AREA 3148 SF	1 PRKG/ 200 SF
ENTERTAINMENT COURT/AND 4 UPPER LEVEL 1,393 SF	1 PRKG/ 200 SF
LOUNGE GIFT SHOP:	
"TAVERN" BEATING AREA 661 SF	1 PRKG/ 500 SF
"TAVERN" BEATING AREA 1726 SF	1 PRKG/ 200 SF
III PRKG. TOTAL	14 PRKG.
PARKING PROVIDED • NONE	
PARKING REQUIRED • 10 PRKG. SPACES	



VICINITY MAP
PRJ-50728
09/30/13
SCALE: N.T.S.

WHEEL HOUSE
1031 FREMONT ST.
LAS VEGAS, NEVADA

JOB NUMBER
13-668
DATE
SEPTEMBER 26, 2013
SHEET NUMBER
A1.0



PLANT SCHEDULE						
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	QTY.	REMARKS	
⊗	NOTA SPECIES	BEAR GRASS	5 GAL.	PER PLAN		
⊗	CASALPINA FILICERIFOLIA	MEXICAN BIRD OF PARADISE	5 GAL.	PER PLAN		
⊗	LEICOPHTALMUM	GREEN CLOUD TEXAS RANGER	5 GAL.	PER PLAN		
⊗	GERANIUM	BLUE PALO VERDE	24" BOX	3		
⊗	PIGMY CACTUS	EVERGREEN ELITE 24" BOX	24" BOX	4		
⊗		LANDSCAPE BOLDERS				

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Las Vegas, Nevada 89115
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Fax (702) 894-5028
www.gmraarchitect.com

WHEEL HOUSE
1031 FREMONT ST.
LAS VEGAS, NEVADA

JOB NUMBER
1-4-68

DATE
SEPTEMBER 26, 2013

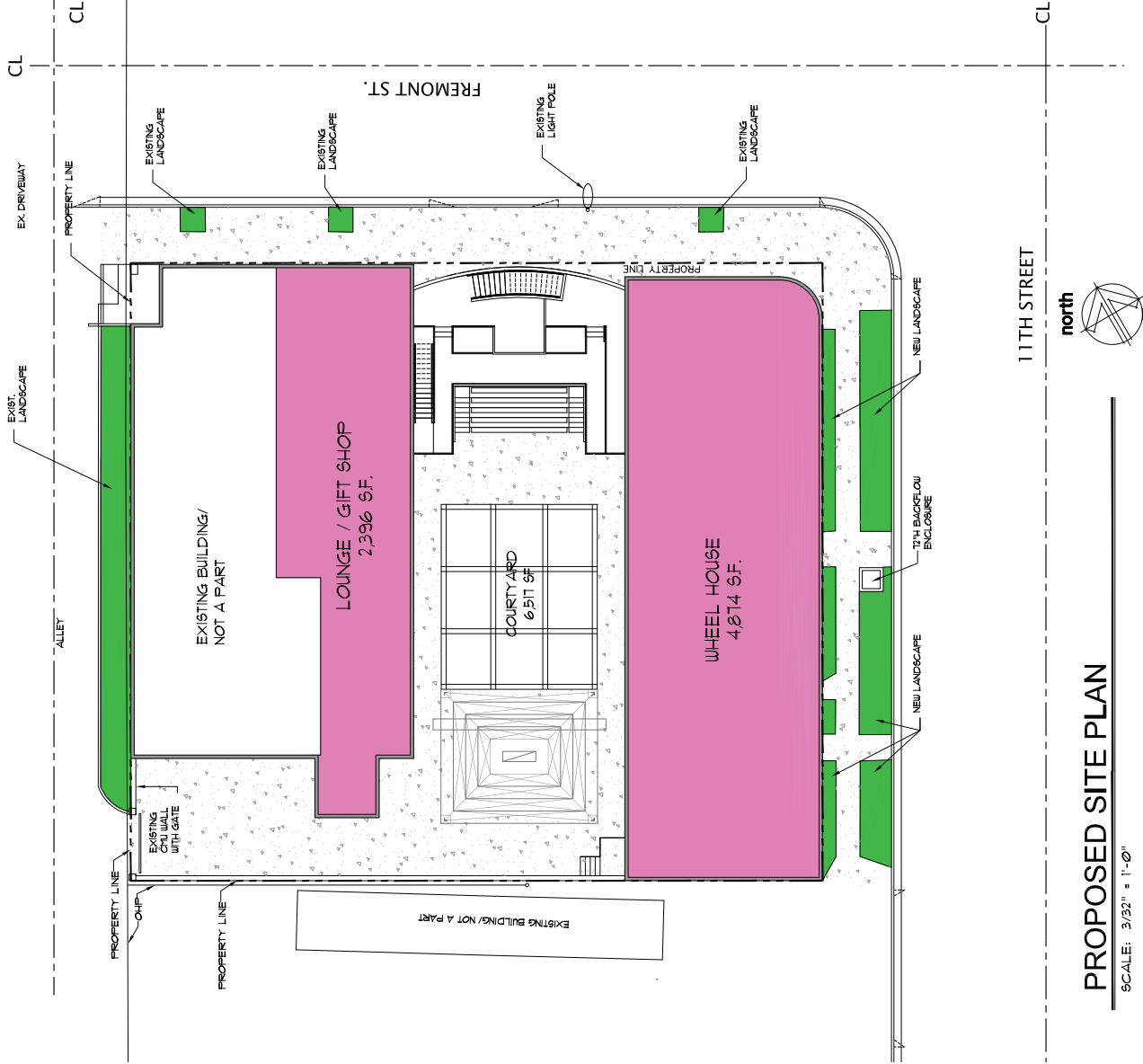
SHEET NUMBER
L.1

PRJ-50728
09/30/13



PROPOSED LANDSCAPE PLAN

SCALE: 3/32" = 1'-0"



PROPOSED SITE PLAN

SCALE: 3/32" = 1'-0"

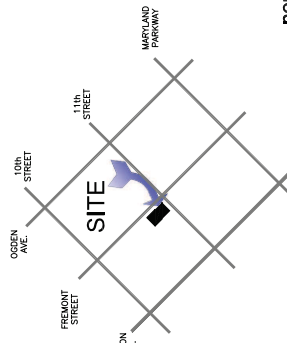


VICINITY MAP

PRJ-50728

09/30/13

SCALE: N.T.S.



PARKING PROVIDED • NONE
PARKING REQUIRED • 100 PRKG. SPACES

WHEELHOUSE	FACTOR	PARKING REQUIRED
"TAVERN" BEATING AREA 1725 SF	1 PRKG/ 540 SF	32 PRKG.
"TAVERN" BEATING AREA 3148 SF	1 PRKG/ 200 SF	16 PRKG.
ENTERTAINMENT COURT/AND 4	1 PRKG/ 300 SF	31 PRKG.
UPPER LEVEL 1230 SF		
LOUNGE GIFT SHOP		
"TAVERN" BEATING AREA 661 SF	1 PRKG/ 540 SF	14 PRKG.
"TAVERN" BEATING AREA 1725 SF	1 PRKG/ 200 SF	9 PRKG.
III PRKG. TOTAL		100 PRKG.

DENSITY	
WHEELHOUSE (603 FREEMONT ST)	4,874 SF.
ENTERTAINMENT COURT/AND 4 UPPER LEVEL	1230 SF.
LOUNGE / GIFT SHOP (603 FREEMONT ST)	2,396 SF.
TOTAL	14,863 SF.

AREA SUMMARY	
WHEELHOUSE (603 FREEMONT ST)	4,874 SF.
ENTERTAINMENT COURT/AND 4 UPPER LEVEL	1230 SF.
LOUNGE / GIFT SHOP (603 FREEMONT ST)	2,396 SF.
TOTAL	14,863 SF.

BUILDING HEIGHT	ALLOWABLE	PROVIDED
N/A		26'-0"

BLDG. SETBACKS	MIN. REQ'D.	PROV'D
FRONT	10'-0" (N)	0'-0" (EXIST)
INTERIOR SIDE (NOT ADJACENT TO RESIDENTIAL)	10'-0" N/A	0'-0" (EXIST)
REAR STREET (CONCRETE)	10'-0" (S)	0'-0" (EXIST)
SIDE YARD	20'-0" (E/W)	0'-0" (EXIST)
ADJACENT PARCEL NO.: 195-34-10-071 + 195-34-10-076		
GROSS SITE AREA	17,624 SF. (0.4 ACRES)	
NET SITE AREA	17,624 SF. (0.4 ACRES)	

13-668	WHEELHOUSE	
PROPERTY ADDRESS:	1031 FREEMONT ST. LAS VEGAS, NEVADA 89101	
JURISDICTIONAL AGENCY:	LAS VEGAS (TITLE 19)	
CURRENT ZONING:	C-2 (GENERAL COMMERCIAL)	
DESIGNED ZONING:	C-2 (GENERAL COMMERCIAL)	

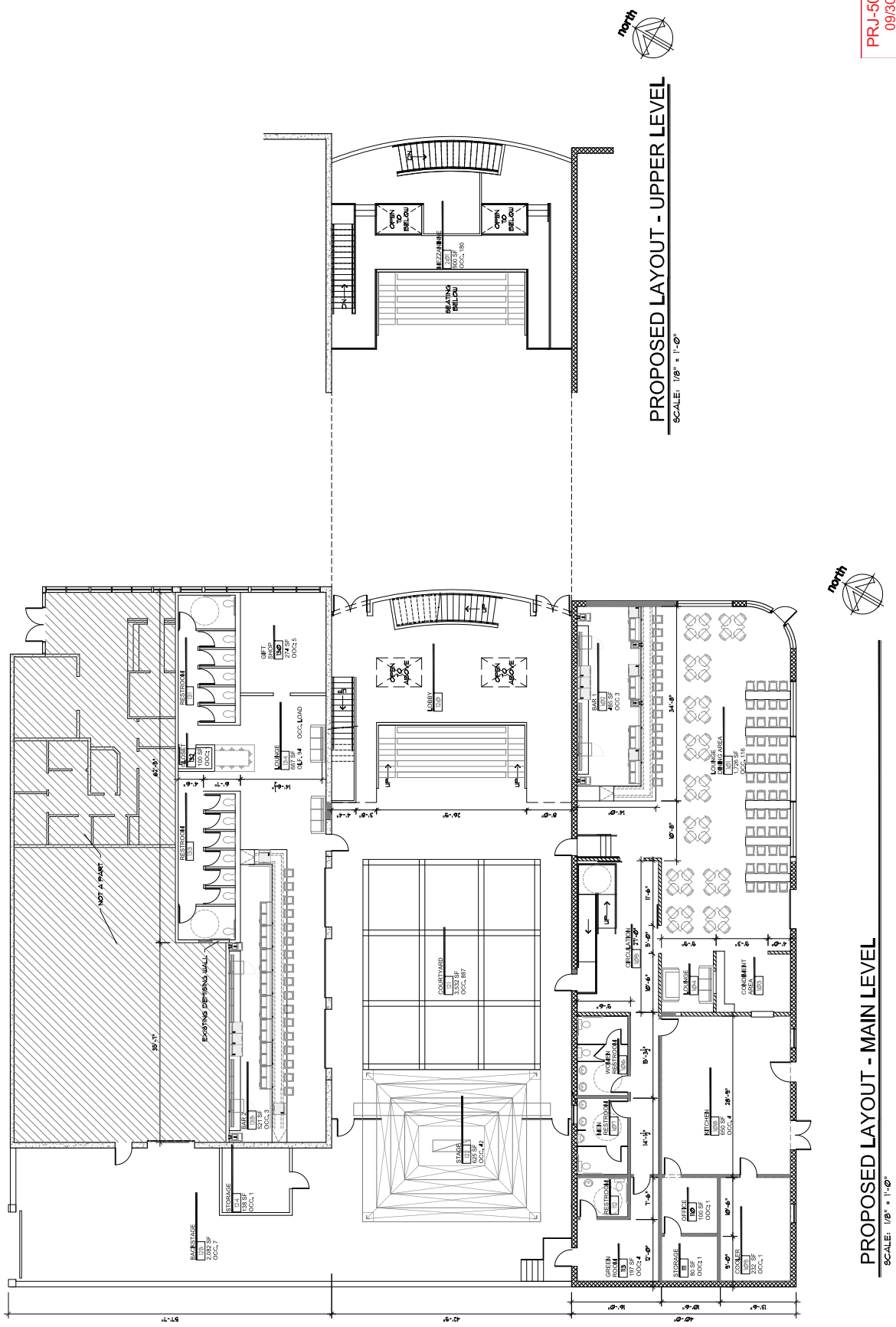
WHEEL HOUSE
1031 FREEMONT ST.
LAS VEGAS, NEVADA

JOB NUMBER
13-668
DATE
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SUP-51444 SUP-51445 & SDR-51443

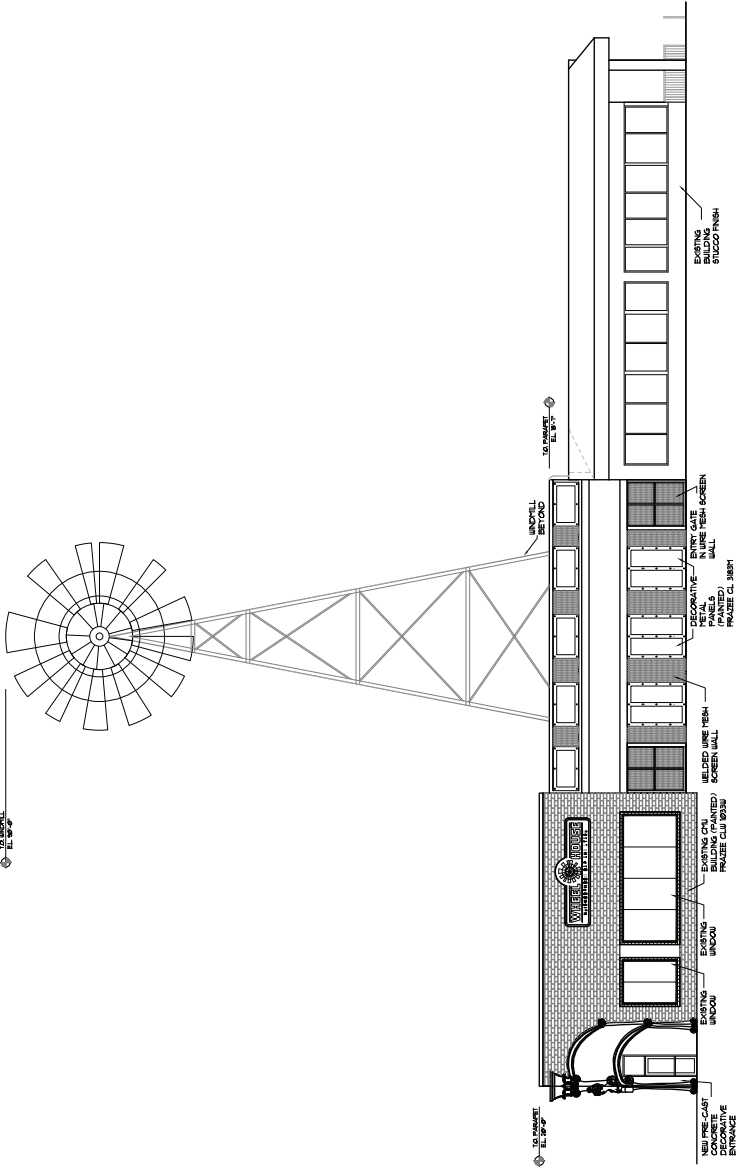


PRJ-50728
09/30/13

JOB NUMBER	13--668
DATE	SEPTEMBER 26, 2013
SHEET NUMBER	

A3.0

WHEEL HOUSE
1031 FREMONT ST.
LAS VEGAS, NEVADA



NORTH EXTERIOR ELEVATION

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



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

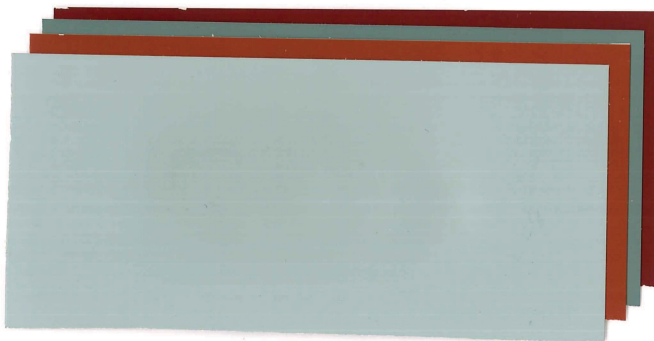
WHEEL HOUSE
1031 FREMONT ST.
LAS VEGAS, NEVADA

BUILDING COLOR

FRAZEE - CLW 1033W

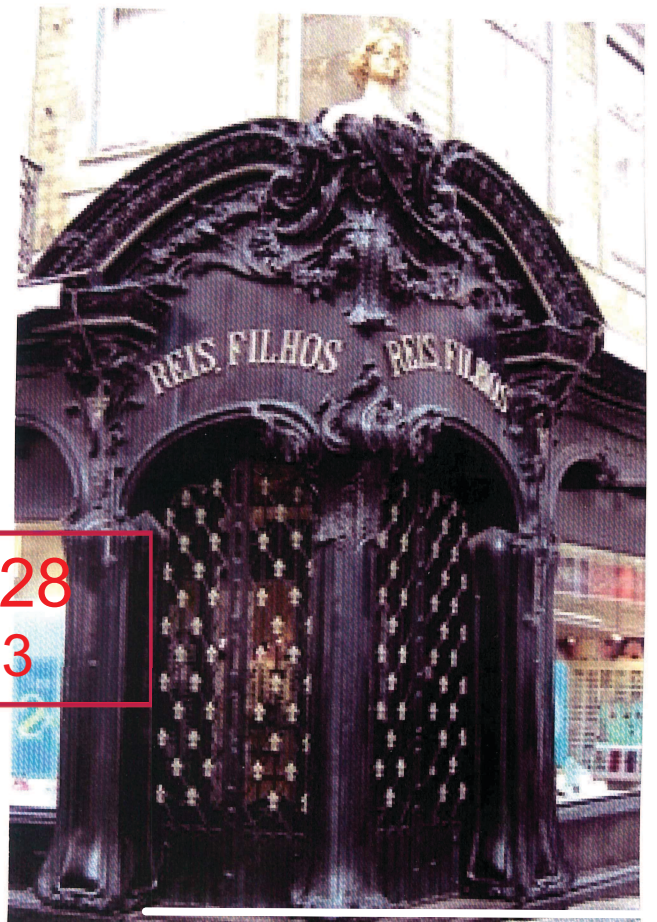


DECORATIVE METAL PANELS



PRECAST ENTRANCE

BLACK



PRJ-50728
09/30/13

SUP-51444 SUP-51445 & SDR-51443