



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

ZON-74107

Case Number: PRJ-73987 APN: 13934410227 & 228

Name of Property Owner: 7th street management, LLC

Name of Applicant: 7th street management, LLC

Name of Representative: John David Burke, 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): _____

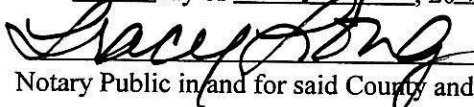
APN: _____

Signature of Property Owner: 

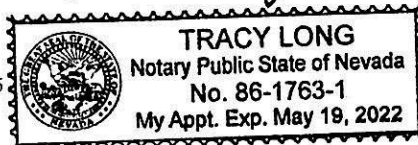
Print Name: Mr. Hunter Campbell

Subscribed and sworn before me

This 26th day of July, 2018


Notary Public in and for said County and State

Revised 03/28/16



PRJ-73987
08/01/18



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: Rezoning and site development review
Project Address (Location) 708 AND 714 S. 7th Street
Project Name 7th street offices ZON_SDR Proposed Use office
Assessor's Parcel #(s) 13934410227 & 228 Ward # 3-Coffin
General Plan: existing MXU proposed MXU Zoning: existing R-1 proposed P-O
Commercial Square Footage 13,608 s.f. Floor Area Ratio 64.6%
Gross Acres 0.48 Lots/Units 2 Density _____
Additional Information _____

PROPERTY OWNER 7th street management, LLC Contact _____
Address 700 South 7th Street Phone: _____ Fax: _____
City Las Vegas State NV Zip 89101
E-mail Address _____

APPLICANT Same as above Contact _____
Address _____ Phone: _____ Fax: _____
City _____ State _____ Zip _____
E-mail Address _____

REPRESENTATIVE John David Burke, Architect Contact John Burke
Address 3471 W. Oquendo Rd., #301 Phone: (702) 876-4863 Fax: (702) 876-9355
City Las Vegas State NV Zip 89118
E-mail Address jburke@jburkearchitect.com

I certify that I am the applicant and that the information submitted with this application is true and accurate to the best of my knowledge and belief. I understand that the City is not responsible for inaccuracies in information presented, and that inaccuracies, false information or incomplete application may cause the application to be rejected. I further certify that I am the owner or purchaser (or option holder) of the property involved in this application, or the lessee or agent fully authorized by the owner to make this submission, as indicated by the owner's signature below.

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 Wm Hinkle Campbell

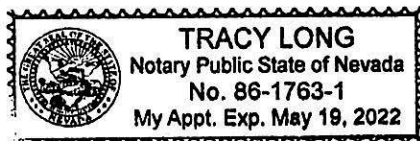
Subscribed and sworn before me

This 26th day of July, 20 18

[Signature]

Notary Public in and for said County and State

Revised 03/28/16



FOR DEPARTMENT USE ONLY

Case # **ZON-74107**

Meeting Date:

Total Fee:

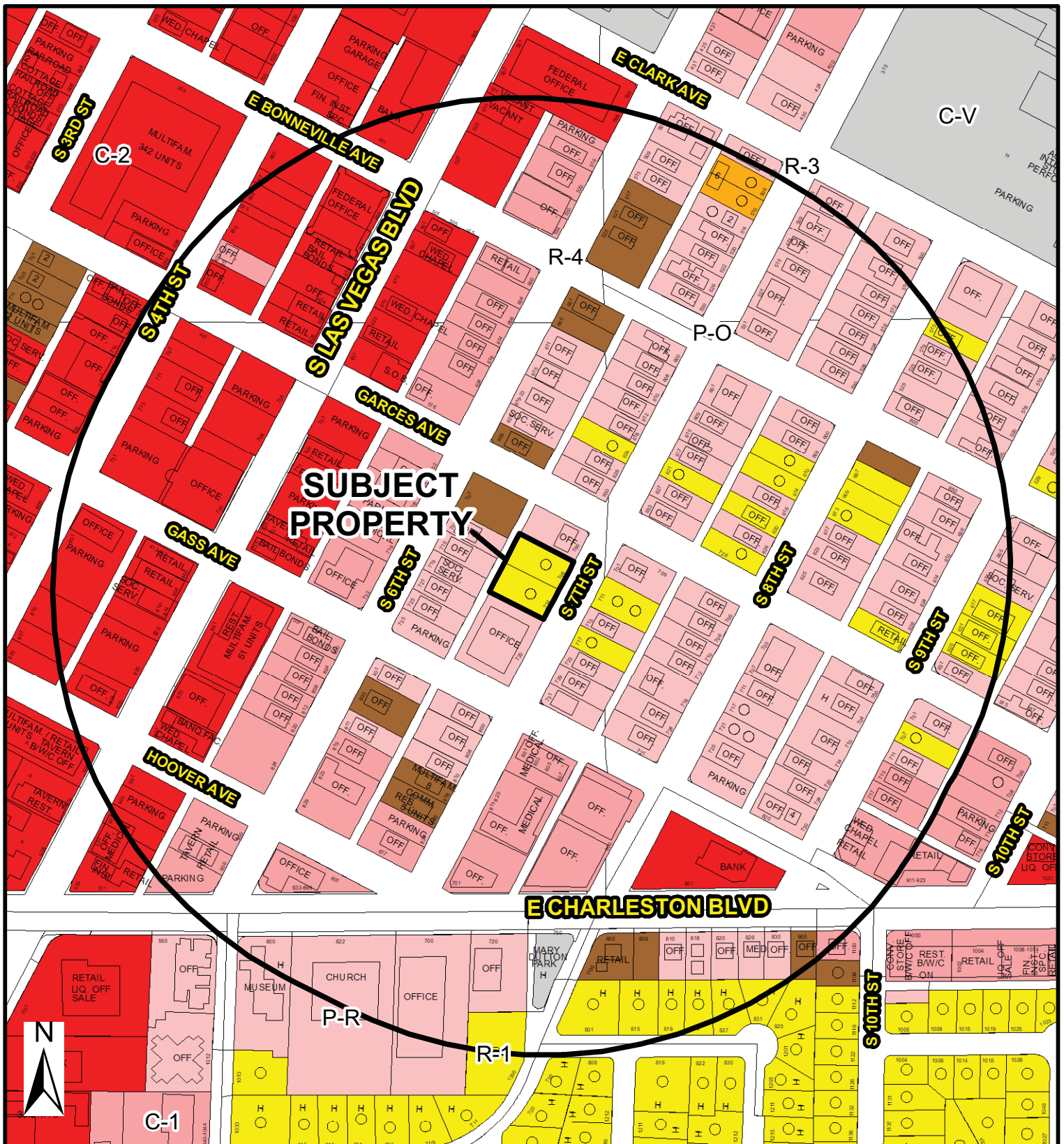
Date Received:*

Received By:

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

PRJ-73987
08/01/18

ZON-74107



Zoning

U - (GPA Designation) Undeveloped	R-2 - Medium-Low Density Residential	P-O - Professional Office	C-M - Commercial/Industrial
R-A - Ranch Acres	R-3 - Medium Density Residential	N-S - Neighborhood Service	M - Industrial
R-E - Residential Estates	R-4 - High Density Residential	O - Office	C-V - Civic
R-D - Single-Family Residential-Restricted	R-5 - Apartment	C-D - Designed Commercial	P-C - Planned Community
R-PD - Residential Planned Development	R-MH - Mobile/Manufactured Home Residence	C-1 - Limited Commercial	T-D - Traditional Development
R-1 - Single Family Residential	R-MHP - Residential Mobile/Manufactured Home Park	C-2 - General Commercial	PD - Planned Development
R-CL - Single-Family Compact-Lot	P-R - Professional Offices and Parking	C-PB - Planned Business Park	T-C - Town Center

FROM R-1 TO P-O

- 1000' Buffer
- City Limits
- Not City
- Subject Property



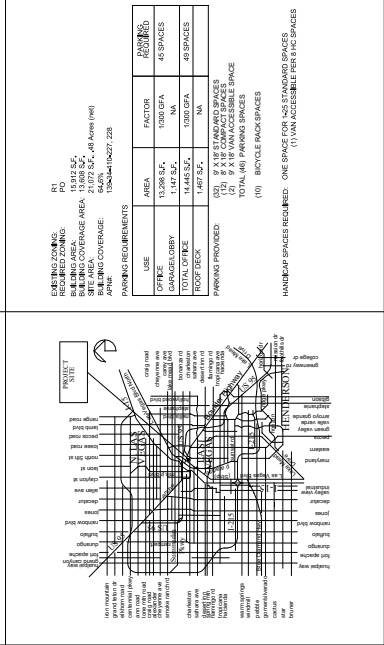
GIS maps are normally produced only to meet the needs of the City. Due to continuous development activity this map is for reference only.
Geographic Information System
Planning & Development Dept.
702-229-6301

Date: Tuesday, August 07, 2018

Landscape Legend

SHRUBS & GROUND COVER			
SYMBOL	NAME	TYPE	SIZE
	FLORIDA LIVE FOLIUM Prunella serotina	SMALL DECIDUOUS	24" box
	MEXICAN PALM VERDE Panicum	MEDIUM EVERGREEN	24" box
	ARIZONA CYPRESS Cupressus glabra	LARGE EVERGREEN	24" box
	WILSON OLIVE Olea europaea 'Nirxol'	MEDIUM EVERGREEN	36" box
	DATE PALM Phoenix dactyloides	LARGE EVERGREEN	48" box
	SHAGBARK ALACIA Liquidambar styraciflua	SMALL DECIDUOUS	24" box

Project Location



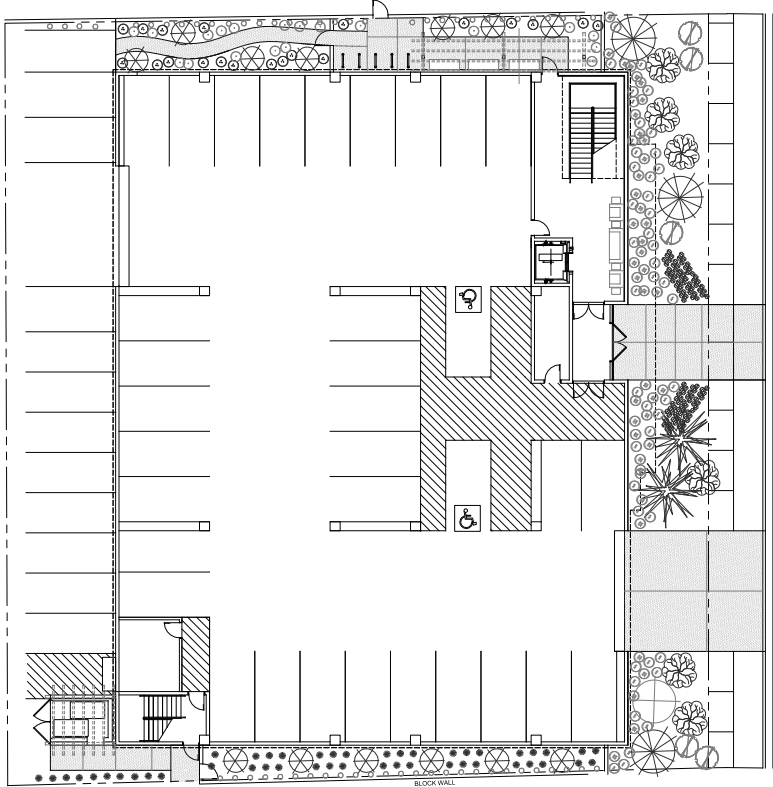
Project Data

#	DESCRIPTION
1	TRASH ENCLOSURE WITH ROOF - REQUIRES SEPARATE PERMIT
2	9" BLACK CONCRETE PAVING - SEE CIVIL DRAWINGS & SOILS REPORT
3	LANDSCAPED AREA
4	EXISTING CONCRETE SIDEWALK, CURB & BUTTER ASPHERITY OF LAS VEGAS
5	4" COLORED TEXTURED CONCRETE SIDEWALK & CURB
6	HANDICAP ACCESSIBLE RAMP
7	CONCRETE TIRE BARRIERS
8	EXISTING CONCRETE BLOCK WALL
9	BICYCLE RACK - BELLOX BIKE COIL BICYCLE RACK (BELLCO) (OR EQUAL)
10	OVERHANG OF BALCONY ABOVE
11	NOT USED
12	BENCHES
13	NEW 4" HIGH SLAT FACE CONCRETE BLOCK WALL
14	CONCRETE ACCESSIBLE ROUTE
15	SECURATIVE STEEL TUBE MANHOLE
16	LINE OF TRELLIS ABOVE

Keynotes

#	DESCRIPTION
1	TRASH ENCLOSURE WITH ROOF - REQUIRES SEPARATE PERMIT
2	9" BLACK CONCRETE PAVING - SEE CIVIL DRAWINGS & SOILS REPORT
3	LANDSCAPED AREA
4	EXISTING CONCRETE SIDEWALK, CURB & BUTTER ASPHERITY OF LAS VEGAS
5	4" COLORED TEXTURED CONCRETE SIDEWALK & CURB
6	HANDICAP ACCESSIBLE RAMP
7	CONCRETE TIRE BARRIERS
8	EXISTING CONCRETE BLOCK WALL
9	BICYCLE RACK - BELLOX BIKE COIL BICYCLE RACK (BELLCO) (OR EQUAL)
10	OVERHANG OF BALCONY ABOVE
11	NOT USED
12	BENCHES
13	NEW 4" HIGH SLAT FACE CONCRETE BLOCK WALL
14	CONCRETE ACCESSIBLE ROUTE
15	SECURATIVE STEEL TUBE MANHOLE
16	LINE OF TRELLIS ABOVE

Alley



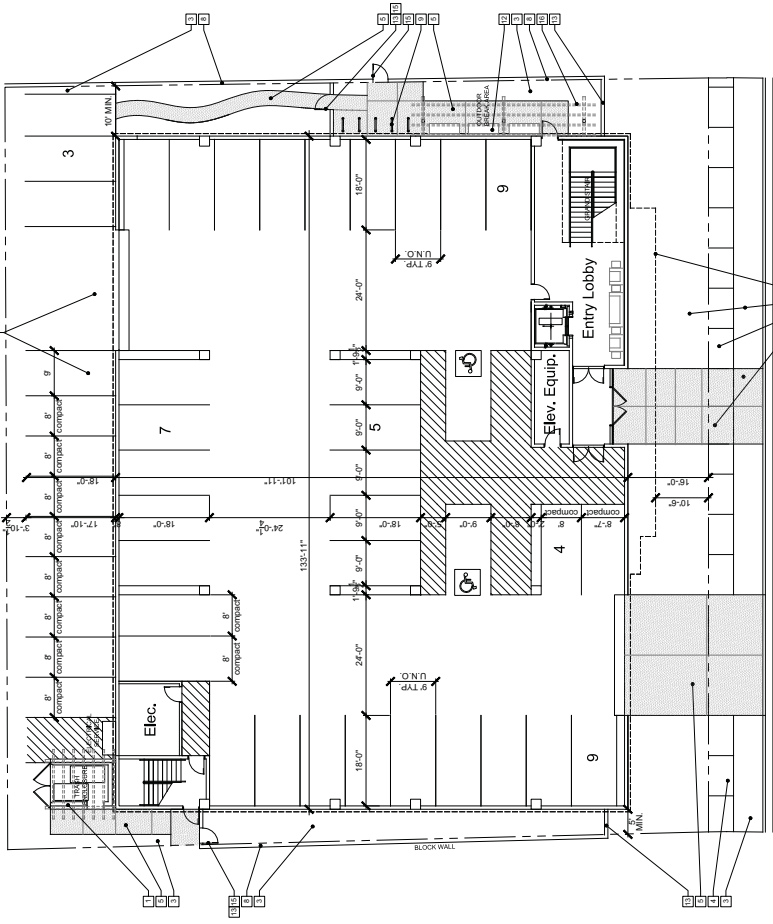
7th Street

Landscape Plan

2

Scale: 1" = 10'-0"

Alley



7th Street

Site Plan

1

Scale: 1" = 10'-0"

ZON-74107 and SDR-74080

PRJ-73987
08/01/18

Sheet No.
ST1

Date
08/01/18
Proj. No.
08/01/18
Drawn by
08/01/18
Checked by
08/01/18

City of Las Vegas
Professional Offices
for: Peter S. Christiansen, Esq. & L. Coby Williams, Esq.
Nevada

architect
jdb

REVISIONS
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Keynotes

- 1 OBSOLETE
- 2 EXTERIOR INSULATION & FINISH SYSTEM
- 3 ALUMINUM STONE/FINITE CLADDING
- 4 TEXTURED CAST-IN-PLACE CONCRETE WALLS
- 5 CONCRETE COLUMNS
- 6 LAMESTONE KENNER
- 7 STAINLESS STEEL CABLE RAILING
- 8 BRITFACE CONCRETE FINISH
- 9 PAINTED METAL TRILLIS
- 10 CUSTOM WOOD DOORS
- 11 HALLWAYS
- 12 CONTROL JOINT
- 13 PARK STEEL TUBE TRASH ENCLOSURE GATES
- 14 AUTOMATIC STAINLESS STEEL ROLL-UP SECURITY GATE
- 15 OPEN TO BEYOND
- 16 LINE OF DECK BEYOND

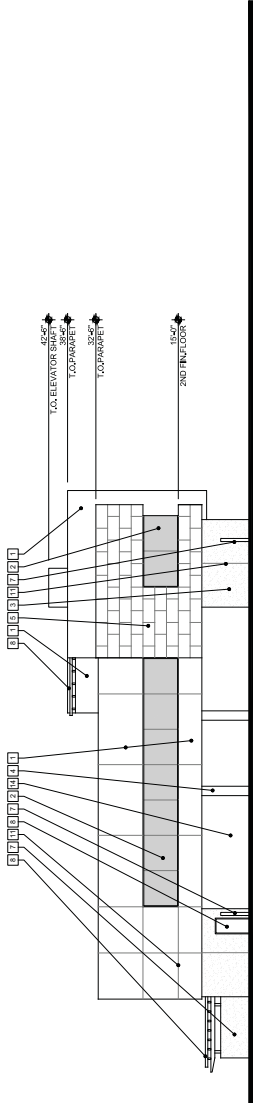
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checked by	
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Professional Offices
708 & 714 South Seventh Street
for: Peter S. Christiansen, Esq. & L. Coby Williams, Esq.
City of Las Vegas
Nevada

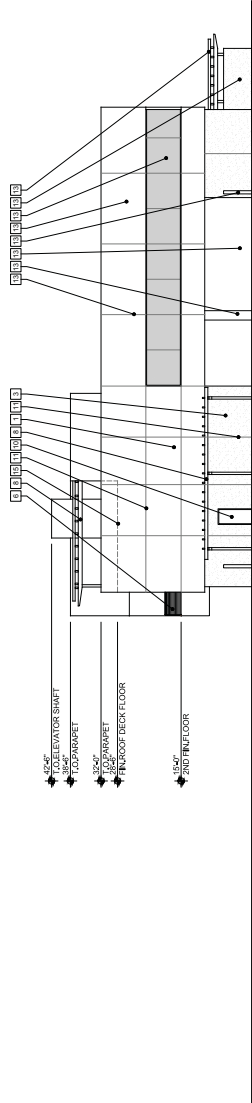


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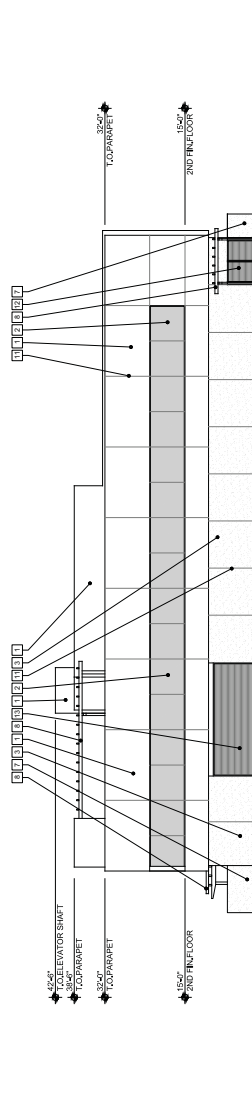
PRJ-73987
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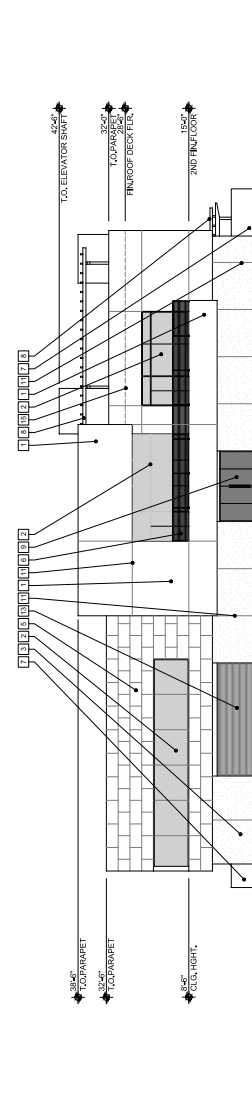
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NORTH



WEST



EAST

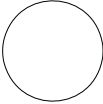
Exterior elevations

1

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

ZON-74107 and SDR-74080

Keynotes	
#	DESCRIPTION
1	GLASS WALL AND DOORS
2	BRF MODULAR WORK STATION



Professional Offices
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for Peter S. Christiansen, Esq. & L. Coby Williams, Esq.
Nevada

DATE	REVISIONS
08/01/18	



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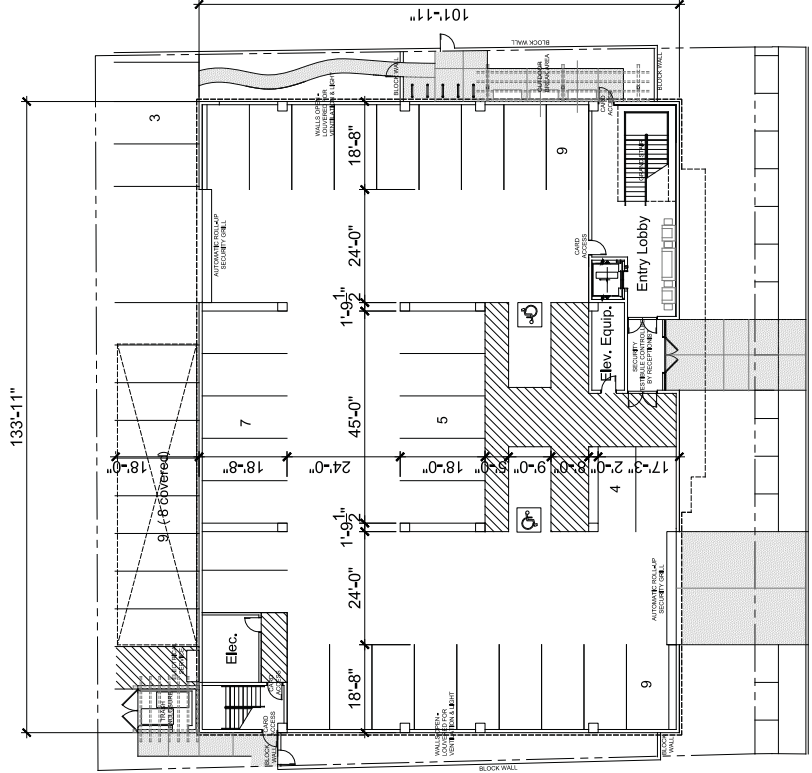
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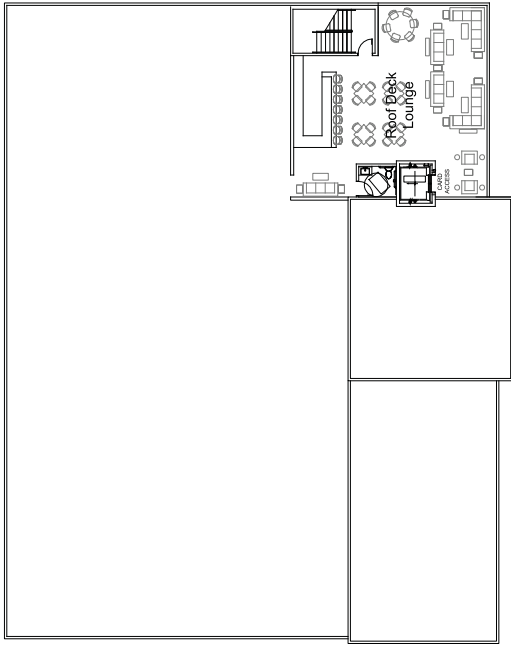
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PRJ-73987
08/01/18

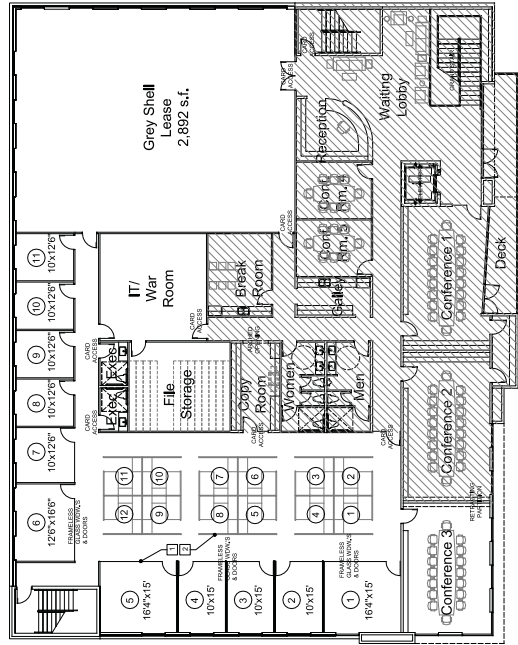


Lobby area: 1,147 s.f.
Garage area: 12,461 s.f.
Total coverage: 13,608 s.f.

1 1st Floor/ Site Plan
Scale: 3/32" = 1'-0"



3 Roof Plan
Roof deck area: 1,467 s.f.
Scale: 3/32" = 1'-0"



2 2nd Floor Plan
2nd floor area: 13,298 s.f.
Scale: 3/32" = 1'-0"

ZON-74107 and SDR-74080

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Color Scheme

Silverado Promenade Signage



STONE VENEER:
DAL TILE LIMESTONE 2CM SLAB
SIBERIAN TUNDRA L701, HONED
30"X60" SLABS IN RUNNING BOND
PATTERN

EF-1



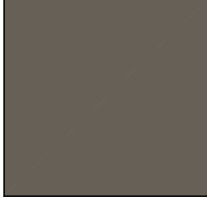
GLAZING:
PPG
SOLARBAN 70XL (2)
SOLAR BRONZE & CLEAR

EF-5



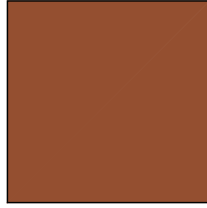
STUCCO FIELD:
SHERWIN WILLIAMS
CONNECTED GREY, SW 6165,
COLOR INTEGRAL AT EIFS - SAND FINISH

EF-2



ALUMINUM STRFRNT :
KAWNEER
350 MEDIUM STILE GL
MEDIUM BRONZE

EF-6



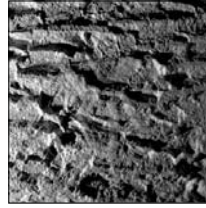
STUCCO FIELD:
SHERWIN WILLIAMS
ROOKWOOD TERRA COTTA, SW 2803,
COLOR INTEGRAL AT EIFS - SAND FINISH

EF-3



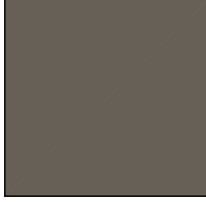
CONCRETE BLOCK:
"STANDARD 111"
SPLIT FACE

EF-7



CAST IN PLACE CONCRETE FIELD:
'SPECFORMLINERS' 1513 SC
'FRACTURED GRANITE' FORMLINER W/
'SCOFIELD' "CHEMSTAIN CHROMIX"
ADMIXTURE - C-14 'FRENCH GRAY'

EF-4



METAL TRELLIAGE:
BENJAMIN MOORE
BM 2112-10, MINK
QUARTZ
KYNAR 500 FINISH

EF-8