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DEC 10 2018

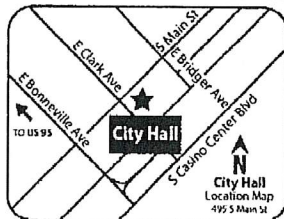
City of Las Vegas
 Department of Planning
 Development Services Center
 333 North Rancho Drive, 3rd Floor
 Las Vegas, Nevada 89106

Dept of Planning
 City of Las Vegas

I OWN UNIT #1804, the Ogden,
 150 N. LAS VEGAS BLVD, LV, NV
 89101

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 Permit No. 1630

Return Service Requested
 Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Department of Planning at the address listed above, fax this side of this card to (702) 464-7499 or submit your comments online at https://cityoflasvegas.formstack.com/forms/plan_app_comments_2018. If you would like to contact your Council Representative, please call (702) 229-6405.

☐ I SUPPORT
 this Request

☒ I OPPOSE
 this Request

Please use available blank space on card for your comments.

SUP-74850 [PRJ-74792]

Planning Commission Meeting of 12/11/2018

2 JRDENP1 90810

SHORT-TERM RENTALS ARE DETRIMENTAL
 TO OUR RESIDENTIAL HIGH-RISE. THE
 BUILDING BECOMES HOTEL-LIKE, WITH
 UNFAMILIAR PEOPLE COMING AND GOING,
 OVERWHELMING THE concierge desk,
 monopolizing the roof-top pool and
 lounge areas, the elevators, etc.
 LONG-TERM RENTALS ARE FINE, BUT
 SHORT-TERM LEAD TO TOO MANY

13934613161
 SPAIN DIXON L LIVING TRUST
 SPAIN DIXON L TRS
 3585 SANTA FE AVE #181
 LONG BEACH CA 90810-4359

Case: SUP-74850

problems. I vote "NO" to short-
 term rentals in high-rise buildings
 that are residential. *Dixon Spain*

12-5-18

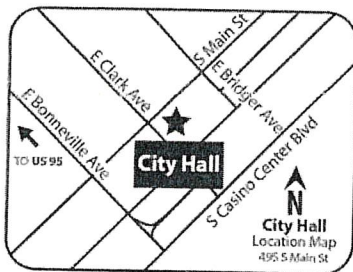
Submitted after final agenda

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City of Las Vegas
Department of Planning
Development Services Center
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Las Vegas, Nevada 89106

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☐

I SUPPORT
this Request



I OPPOSE
this Request

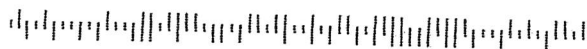
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SUP-74850 [PRJ-74792]

Planning Commission Meeting of **12/11/2018**

13934613178 Case: SUP-74850
SIEMERS DONALD DEAN
150 N LAS VEGAS BLVD #1903
LAS VEGAS NV 89101

07 JPDFNP1 09101



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☐ I SUPPORT
this Request

☒ I OPPOSE
this Request

*See remarks
on back side*

Case: SUP-74850
13934512057
WANDERER JOHN FAMILY TRUST
1711 S 15TH ST
LAS VEGAS NV 89104-3102

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SUP-74850 [PRJ-74792]

Planning Commission Meeting of 12/11/2018

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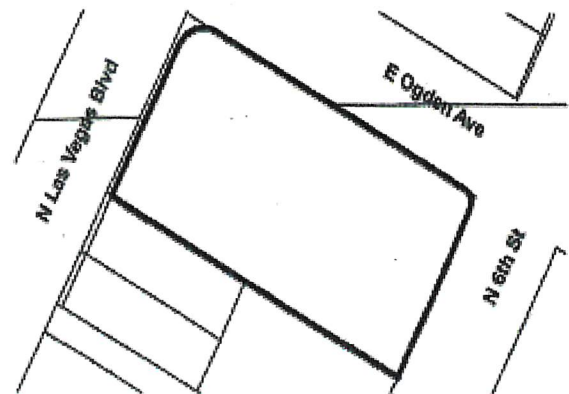
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Application Information

SUP-74850 - SPECIAL USE PERMIT - PUBLIC HEARING -
APPLICANT/OWNER: RANBIR SIDHU - For possible action on a request for a Special Use Permit FOR A PROPOSED SHORT-TERM RESIDENTIAL RENTAL USE WITH A WAIVER TO ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM A SIMILAR USE WHERE 660 FEET IS REQUIRED at 150 North Las Vegas Boulevard, Unit 1113 (APN 139-34-613-074), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-74792].

Short term rentals do not enhance the development of downtown Las Vegas as a vibrant community. Only permanent residents will create a demand for markets, schools and other services that a community requires.

Application Location



The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

Meeting: Planning Commission
Date: December 11, 2018
Time: 6:00 P.M.
Location: City Council Chambers
495 South Main Street, 2nd Floor
Las Vegas, Nevada 89101

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file a written objection thereto or approval thereof with the Department of Planning, Development Services Center, 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106. Final Action on General Plan Amendments and Reasonings will be determined by the City Council. Other public hearing items may be deemed Final Action by the Planning Commission or forwarded to the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. For further information, including the full staff report, please call (702) 229-6301 (TTY 7-1-1) or go to <http://www5.lasvegasnevada.gov/sirepub/meet.aspx>.

SOP

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noreply@formstack.com

Sun 12/2/2018 5:49 PM

To: Planning Comments <planningcomments@LasVegasNevada.GOV>;

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Formstack Submission For:
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Submitted at 12/02/18 9:49 AM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	sup-74850
Position:	I OPPOSE the project and all related applications.
Name:	Larry Swafford
Residential or Business Address:	150 Las Vegas Blvd North Unit #1607 Las Vegas, NV 89101
Phone:	(213) 219-5226
Email:	larry_swafford@me.com
Comments:	I total oppose all air BNB's

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Formstack Submission For:
PlanningApplicationComments2018
Submitted at 12/02/18 9:25 AM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	SUP-74850
Position:	I OPPOSE the project and all related applications.
Name:	Richard Gisi
Residential or Business Address:	150 Las Vegas Blvd N. Unit 1607 Las Vegas, NV 89101
Phone:	(702) 485-6696
Email:	richg0427@me.com
Comments:	The Ogden was not designed to be a Hotel. STRs present security, welfare and safety issues in the building.

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Formstack Submission For:
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Submitted at 12/03/18 12:12 PM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	SUP-7450 74850
Position:	I OPPOSE the project and all related applications.
Name:	Elizabeth Pastore
Residential or Business Address:	150 Las Vegas Blvd. N #809 Las Vegas, NV 89101
Phone:	(480) 284-1734
Email:	runrigusa@gmail.com
Comments:	This building is not a hotel and as a full time resident I feel unsafe with a transient flow of people who do not

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pg 1 of 2

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care or respect the people who live there. They are there to party and this is not that type of building it is a residential home and this type of renting does not adhere to the City's long term plans.

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Submitted at 12/03/18 10:06 AM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	PRJ-74792
Position:	I OPPOSE the project and all related applications.
Name:	Donavan E Delgado
Residential or Business Address:	150 N Las Vegas Blvd #911 Las Vegas, NV 89101
Phone:	(702) 600-8381
Email:	donavadelgado@icloud.com
Comments:	I oppose all short term rentals

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Submitted at 12/03/18 12:26 PM

Meeting
Date: Tuesday, December 11, 2018

Project
Number: SUP-74850

Position: I OPPOSE the project and all related applications.

Name: Peter Pastore

Residential
or Business
Address: 150 Las Vegas Blvd. N
#809
Las Vegas, NV 89101

Phone: (480) 284-1733

Email: bampotusa@gmail.com

Comments: The damage that has been caused by short term rentals
has been stated on every application. I feel afraid for my

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safety as entering the elevator the other week there were already people in it one was wearing a facemask and demanding to go to floor when I told them to go to reception I felt very intimidated. The short term renters do not follow the rules and the residents are left feeling vulnerable

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Submitted at 12/03/18 1:11 PM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	SUP-74850
Position:	I OPPOSE the project and all related applications.
Name:	DAVID RUBINSTEIN
Residential or Business Address:	8 SANDY POINT RD LAKEVILLE, MA 02347
Phone:	(508) 947-5356
Email:	rubex5@aol.com
Comments:	One is enough

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Tue 12/4/2018 5:09 PM

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City of Las Vegas

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Submitted at 12/04/18 9:09 AM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	PRJ-74792
Position:	I OPPOSE the project and all related applications.
Name:	Henry Kim
Residential or Business Address:	150 N Las Vegas Blvd, Unit 1212 Unit 1212 Las Vegas, NV 89101
Phone:	(702) 494-4312
Email:	henry.kim92@gmail.com

587

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Submitted at 12/07/18 8:50 PM

Meeting Date: Tuesday, December 11, 2018

Project Number: 74792

Position: I OPPOSE the project and all related applications.

Name: Larry Jacquez

**Residential or
Business Address:** 150 N Las Vegas Blvd
Unit1101
Las Vegas, NV 89101

Phone: (559) 901-5815

Email: elmjacquez@comcast.net

Comments: This unit is on my floor and has been operating illegally for the last three years. We already have two illegal units on the 11th floor.

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Submitted at 12/08/18 8:05 AM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	SUP-74850
Position:	I OPPOSE the project and all related applications.
Name:	Daniel Myers
Residential or Business Address:	150 Las Vegas Blvd North Unit 1010 Las Vegas , NV 89101
Phone:	(702) 721-5240
Email:	<u>djmyerz@aol.com</u>

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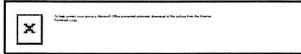
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City of Las Vegas



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Submitted at 12/08/18 8:08 AM

Meeting Date: Tuesday, December 11, 2018

Project Number: SUP-74850

Position: I OPPOSE the project and all related applications.

Name: Brenda Myers

Residential or Business Address: 150 Las Vegas Blvd N
Las Vegas, NV 89101

Phone: (702) 428-8318

Email: bthursam@hotmail.com

Comments: I oppose all short term rental less than 6 months in any high rise condominium building.

Thank You for your consideration!

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Submitted at 12/08/18 10:36 AM

Meeting Date: Tuesday, December 11, 2018

Project Number: SUP-74850

Position: I OPPOSE the project and all related applications.

Name: JAMES EDWARDS, P.E.

Residential or Business Address: 150 LAS VEGAS BLVD NORTH
The Ogden unit #815.
LAS VEGAS, NV 89101

Phone: (702) 513-8707

Email: JIMRETA@GMAIL.COM

Comments: OPPOSE from four (4) Ogden units, namely: #813, #814, #815 #1813

I, namely James (Jim) Kennedy Edwards, P.E., Resident Agent & Manager for ENTERPRIZZZ LLC have lived in Ogden unit #815 as my personal home/residence my since 2009.

ENTERPRIZZZ LLC, a family investment holding LLC, NV Licence #171372, EIN #47-0945167, with 6 family investors lease, with rigorous vetting 3 LONG-TERM rentals, namely units #813, #814,& #1813.

STR's owners historically have & do not properly screen STR occupants, often resulting is trash in the common areas & loud drunken parties & excess noise.

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Sincerely, James (Jim) Kennedy Edwards, P.E., owner & Resident Agent &
Manager for ENTERPRIZZZ LLC

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Submitted at 12/08/18 12:29 PM

Meeting Date: Tuesday, December 11, 2018

Project Number: SUP-74850

Position: I OPPOSE the project and all related applications.

Name: Fernando Cavalcanti

Residential or Business Address: 150 Las Vegas Blvd. N.
Unit 1003
Las Vegas, NV 89101-2933

Phone: (702) 812-6159

Email: fapcavalcanti@yahoo.com

Comments: Another speculator trying to change a residential building, the Ogden, into a cheap hotel. They don't any regards to the long term residents, who end up paying for the extra costs that result from STR's, but do not share in the profits that go only to the speculators running legal and illegal STR's. Our building is not a hotel and does not have the resources to properly maintain security measures necessary to handle thousands of transient people a year that come in and out without the proper screening. These people are also a tremendous burden on our concierges. We respectfully ask the City of Las Vegas Planning Commission to deny this SUP. Thank you.

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Actual long term residents of the Ogden.

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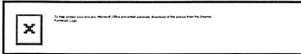
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Submitted at 12/08/18 8:11 PM

Meeting Date: Tuesday, December 11, 2018

Project Number: SUP-74850

Position: I OPPOSE the project and all related applications.

Name: Karen Johnson

Residential or Business Address: 150 Las Vegas Blvd North
Unit 1116
Las Vegas , NV 89101

Phone: (702) 491-1858

Email: lj.chick@yahoo.com

Comments: We currently live on the same floor of the unit under review. For the past year, we have had ongoing concerns about those who are in the unit. Every week there are new people in the unit as it is already being used as an Air bnb, illegally. This unit always has loud music, conversations and marijuana odors coming from the unit. The variety of people entering and exiting this unit and the frequency of the turnover is concerning as well. We have to walk by this unit to leave the floor or return home. We have been confronted by people in the hall outside this unit. The safety and security of our family and those who live around us is troubling. Please consider not supporting this waiver. The owner is not the correct manager of what is going on in the unit and also participates in the "partying" behavior. Thank you.

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Submitted at 12/09/18 1:58 AM

Meeting Date: Tuesday, December 11, 2018

Project Number: SUP-74850

Position: I OPPOSE the project and all related applications.

Name: RICHARD GISI

**Residential or
Business Address:** 150 Las Vegas Blvd N. Unit 1607
Las Vegas, NV 89101

Email: richg0427@me.com

Comments: The Ogden was designed to be private residences, not a hotel. Our experiences over the past year with STRs has interfered with our safety and security.

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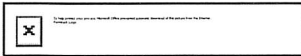
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Submitted at 12/09/18 5:10 PM

Meeting Date: Tuesday, December 11, 2018

Project Number: SUP-74850

Position: I OPPOSE the project and all related applications.

Name: Barbara Campbell

Residential or Business Address: 150 North Las Vegas Blvd
Unit 2202
Las Vegas, NV 89101

Phone: (775) 340-5160

Email: barbara.campbell@frontier.com

ATTN: Bob Coffin (Ward 3)
Mayor Carolyn G. Goodman
Dr. Lois Tarkanian (Ward 1), Steven G. Seroke (Ward 2), Stavros S. Anthony (Ward 4), Michele Fiore (Ward 6)

Comments: RE: SPECIAL USE PERMIT SUP-74850 - PUBLIC HEARING DEC. 11, 2018

Dear Ms. Holmes,

Both my husband and I, as owners of Unit 2202 at the Ogden, respectfully request

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City of Las Vegas

ask that the Council deny all appeals for licenses to operate short-term rentals at the Ogden and to consider strengthening the ordinances to eliminate such appeals in the future.

Mr. Ranbir S. Sidhu purchased Unit 1113 in September 2017 just shy of a year after Stephen Paddock rented three illegal Airbnb units at the Ogden where he stored some of the weapons he used to rain down bullets on the crowd attending the concert below the windows of Mandalay Bay. In Mr. Sidhu's letter he states that he will not be staying in his unit while "guests" are staying in the unit. He also praises Las Vegas for being an amazing place to live yet it is a miserable place to live when short-term rental "guests" are vomiting in the hallways and in the elevators, throwing trash over the balconies, throwing trash next to the trash chutes because the chutes are broken from other "guests" shoving garbage into the openings.

As someone trained to work in the hospitality industry, Mr. Sidhu should be made acutely aware of the fact that many in the industry cannot make a living without the tip income from cleaning the rooms, taking bags up to the rooms, giving assistance to guests in finding places to eat or even getting them tickets to events. By hosting short-term rental guests in a building such as the Ogden, the neighboring hotels and their staff are being cheated out of the revenue intended for such hotels. The Ogden was not built to be a hotel. The concierge staff is not employed to assist out of town guests. The Home Owners Association does not collect enough dues, even with the newly proposed CC&R fees to cover the cost of oversight of guests.

Residents who live in the Ogden year round are furious to find "guests" abusing the pool, the spa, and the lobby. Parking is another issue. I cannot find strong enough language to urge the City to understand just what a nightmare it has been for residents. No investor should subject the people who live in the same building as the "investment" to such abuse. It is up to the City to tell the short-term rental industry they are not welcome in the City of Las Vegas. If Airbnb insists on making inroads into the City they should build a hotel and sell the rooms to investors.

Do NOT let the Ogden be the target of predatory investors who hold the residents in disdain.

Sincerely,
Barbara Ruth Campbell

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Submitted at 12/09/18 6:23 PM

Meeting Date: Tuesday, December 11, 2018

Project Number: 74850

Position: I OPPOSE the project and all related applications.

Name: Linda Rafael

Residential or Business Address: 150 Las Vegas Blvd. N.
Unit 1110
Las Vegas, NV 89101

Comments: This unit is on my floor at The Ogden and appears to continue operating without a license as a short term rental. There is current advertising on Airbnb for this unit as a 2 bedroom, 1 bath - as the master bath is off limits, air mattress and mattress in common areas, 6 people allowed.
I have personally witnessed people accessing my floor without a fob, and that unit without checking in with Concierge first, which is a requirement. This unit has been reported to Code Enforcement and the short term renters say they have rented the unit for 31 days, but different "guests" seem to come and go much more frequently.
Please deny this request for a short term rental special use permit. Thank you.

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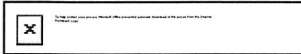
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Submitted at 12/09/18 6:57 PM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	SUP-74850
Position:	I OPPOSE the project and all related applications.
Name:	Steve Arychuk
Residential or Business Address:	150 Las Vegas Blvd n 1215 Las Vegas , NV 89101
Phone:	(604) 833-7380
Email:	<u>sarychuk@me.com</u>

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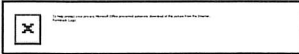
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Submitted at 12/09/18 10:12 PM

Meeting Date: Tuesday, December 11, 2018

Project Number: 74850

Position: I OPPOSE the project and all related applications.

Name: Larry Swafford

**Residential or
Business Address:** 150 Las Vegas Blvd N
Unit #1607
Las Vegas, NV 89101

Phone: (213) 219-5226

Email: larry_swafford@icloud.com

Comments: These people are now telling the building they rent for over 31 days. It's not true. Just another way to get around the system

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Formstack, 8604 Allisonville Road, Suite 300, Indianapolis, IN 46250

Nora Lares

From: noreply@formstack.com
Sent: Monday, December 10, 2018 7:04 AM
To: Planning Comments
Subject: Planning Application Comments Form

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DEC 10 2018

Dept of Planning
City of Las Vegas



Formstack Submission For: PlanningApplicationComments2018
Submitted at 12/10/18 7:04 AM

Meeting Date: Tuesday, December 11, 2018

Project Number: SUP-74850

Position: I OPPOSE the project and all related applications.

Name: Mark Mraz

Residential or Business Address: 150 N Las Vegas Blvd
Las Vegas, NV 89101

Phone: (410) 522-8554

Email: mm7617@yahoo.com

Comments: I oppose this Special Use Permit (distance waiver). The waiver should be denied; the Ogden is a residential building people call home; it is not intended to be a place for transients/ it is not a hotel. This city has plenty of affordable accommodations for visitors to Las Vegas. The fact that strangers walk the building have loud, late night parties, leave trash in common areas becomes a problem when visitors with no interest in the value and safety of the building are permitted to use the building as a short term rental.
Thank you. Mark Mraz, Owner and resident at the Ogden.

Nora Lares

From: noreply@formstack.com
Sent: Monday, December 10, 2018 12:13 PM
To: Planning Comments
Subject: Planning Application Comments Form



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DEC 10 2018
Dept of Planning
City of Las Vegas

Formstack Submission For: PlanningApplicationComments2018
Submitted at 12/10/18 12:13 PM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	SUP-74850
Position:	I OPPOSE the project and all related applications.
Name:	Michael Nelson
Residential or Business Address:	150 Las Vegas Blvd. Unit 1204 Las Vegas, NV 89101
Phone:	(702) 461-6615
Email:	<u>mnelson@originep.com</u>

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Planning Application Comments Form

noreply@formstack.com

Mon 12/3/2018 11:37 PM

To: Planning Comments <planningcomments@LasVegasNevada.GOV>;

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DEC 03 2018

Dept of Planning
City of Las Vegas

Formstack Logo

Formstack Submission For:
PlanningApplicationComments2018
Submitted at 12/03/18 3:37 PM

Meeting Date:	Tuesday, December 11, 2018
Project Number:	PRJ-74792
Position:	I SUPPORT the project and all related applications.
Name:	DEREK VASALLO
Residential or Business Address:	7291 Colombia Dr Buena Park, CA 90620
Phone:	(562) 335-3964
Email:	derek.vasallo@gmail.com

58A