PLANNING & DEVELOPMENT

CITY OF LAS VEGAS

DEVELOPMENT SERVICES CENTER

PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: SDR-13833 APN: 139-28-302-017, 024, 025, 018, 019 ~~020, 021, 023, 013, 033~~

Name of Property Owner: DFA-LLC

Name of Applicant: DFA-LLC

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 X 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/Authorized Agent: Don F Ahern

Print Name: DON F AHERN

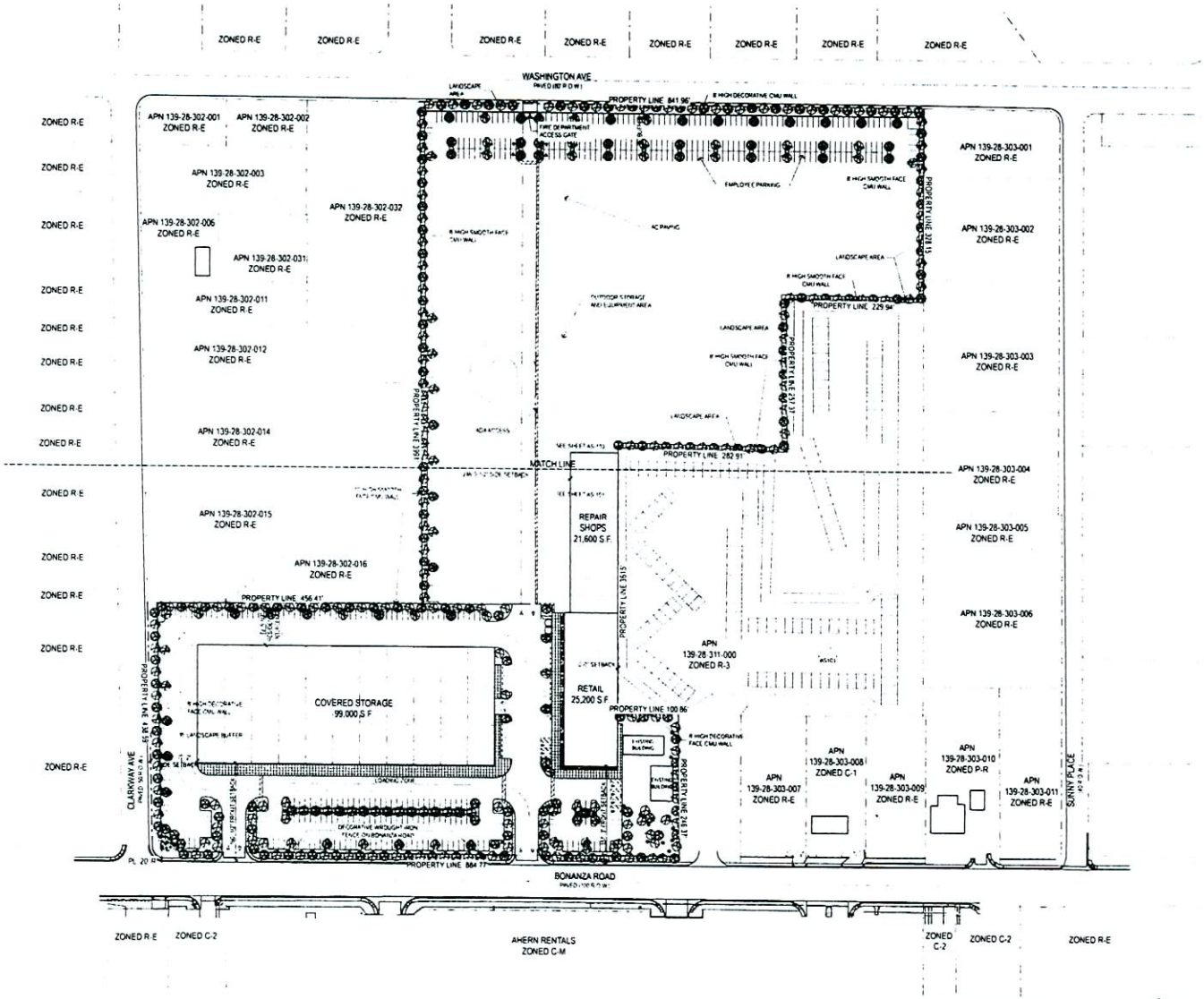
Subscribed and sworn before me

This 25th day of MAY, 2006

Karen Benner

Notary Public in and for said County and State

KAREN BENNER
My Appointment Expires



OVERALL SITE PLAN

Vicinity Map

Location Map

Site Zoning & Data

SITE DATA

PARCEL NUMBERS

JURISDICTION

EXISTING GENERAL PLAN
EXISTING ZONING
PROPOSED ZONING

SITE AREA

SETBACKS - BUILDING (VARIANCE REQUESTED)

	REQ'D	PROVIDED
FRONT		
INTERIOR SIDE		
NON STREET		
REAR		

SETBACKS - PARKING (VARIANCE REQUESTED)

	REQ'D	PROVIDED
FRONT		
INTERIOR SIDE		
NON STREET		
REAR		

MAX HEIGHT & STORIES
ACTUAL HEIGHT & STORIES

LOT COVERAGE ALLOWED
ACTUAL LOT COVERAGE

BUILDING AREA

ACE HARDWARE
COVERED STORAGE
REPAIR SHOP

PARKING CALCULATIONS

TOTAL PARKING REQUIRED
ACE HARDWARE
COVERED STORAGE
REPAIR SHOPS

PARKING REQUIRED
HANDICAPPED PARKING REQUIRED

STANDARD PARKING PROVIDED
HANDICAPPED PARKING PROVIDED
TOTAL PARKING PROVIDED

Ahern Rentals

1800 Bonanza
Las Vegas, Nevada 89106

APTUS Architecture

1200 South 4th Street
Suite 206
Las Vegas, Nevada 89104
P 702 819 1200
F 702 819 1213
info@aptusarchitecture.com

APTUS PROJECT NO 06.082

ARCHITECT

ENGINEER

NOTES

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NO	DESCRIPTION	DATE
1	Neighborhood Mtg Rev	8.10.06
2	City of Las Vegas	7.25.06
	SDR SUP PZ Submittal Rev	
	City of Las Vegas	6.17.06
	SDR SUP PZ Submittal	

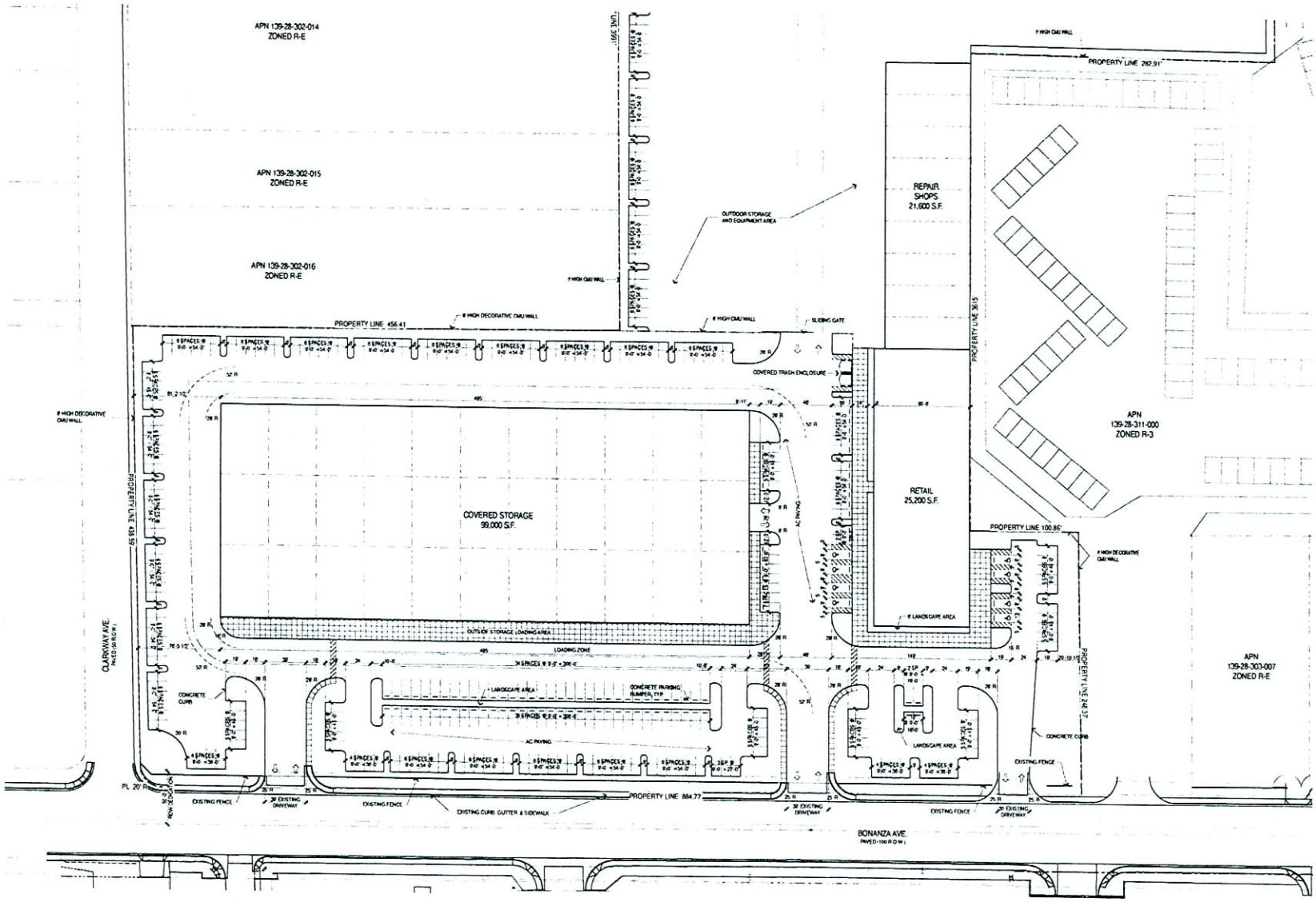
ISSUED

TITLE
OVERALL SITE PLAN

DRAWING NO
AS100

ZON-13837 VAR-14320
VAR-16049 SUP-13836
SUP-14324 SUP-14329
SDR-13833 09/07/06 PC
REVISED

RECEIVED
AUG 15 2006



ENLARGED SITE PLAN

1" = 40'-0"

Ahern Rentals
Design Review / Rezoning
1800 Bonanza
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NO	DESCRIPTION	DATE
1	City of Las Vegas SDR SUP RZ Submittal	6.13.06

ISSUED

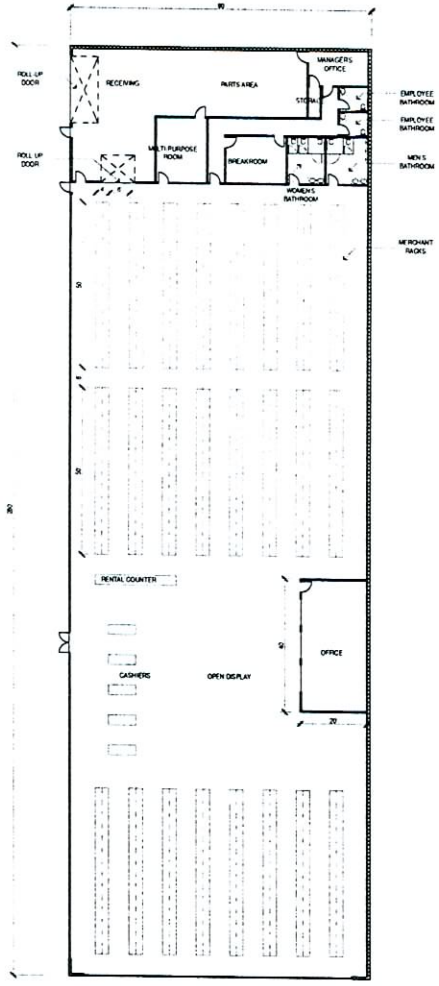
TITLE
ENLARGED SITE PLAN

DRAWING NO
AS101

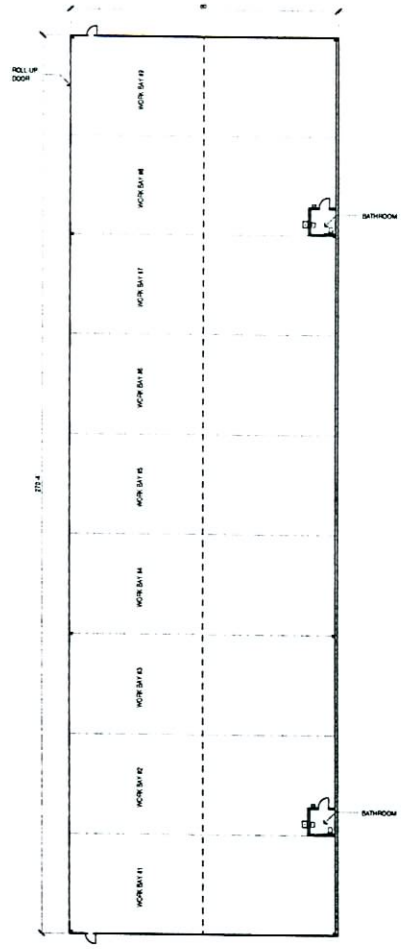
RECEIVED
JUN 13 2006

SDR-13833
09/07/06 PC

RECEIVED
JUN 13 2006



ACE HARDWARE FLOOR PLAN



REPAIR SHOPS FLOOR PLAN

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Las Vegas, Nevada 89106

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NO	DESCRIPTION	DATE
1	City of Las Vegas SDR, SUP, RZ Submittal	6-13-06

ISSUED

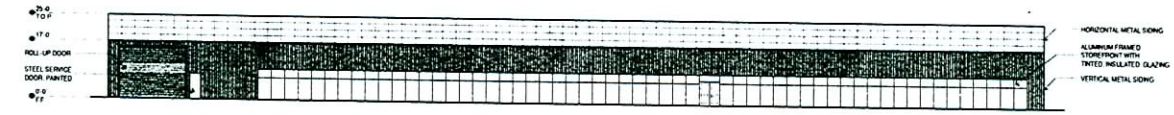
TITLE
ACE HARDWARE & REPAIR SHOPS PLANS

DRAWING NO
A100

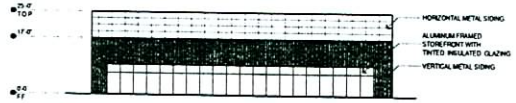
RECEIVED
JUN 13 2006

SDR-13833
09/07/06 PC

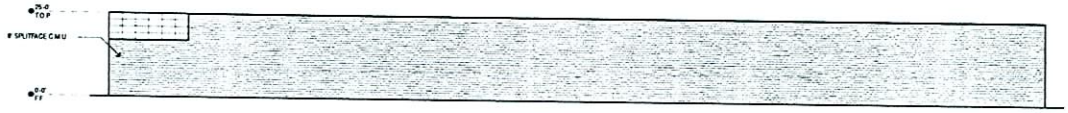
RECEIVED
JUN 13 2006



WEST ELEVATION 1/16" = 1'-0"



SOUTH ELEVATION 1/16" = 1'-0"



EAST ELEVATION 1/16" = 1'-0"

NORTH ELEVATION 1/16" = 1'-0"

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NO	DESCRIPTION	DATE
1	City of Las Vegas SDR, SUP, RZ Submittal	6.13.06

ISSUED

TITLE
ACE HARDWARE BUILDING ELEVATIONS

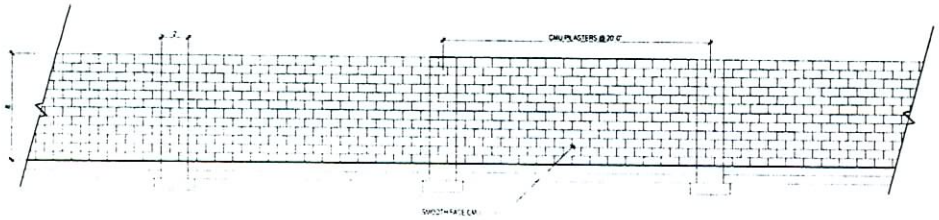
DRAWING NO
A200

RECEIVED JUN 13 2006

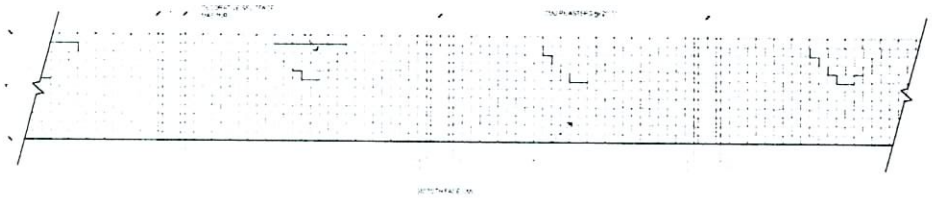
SDR-13833
09/07/06 PC

RECEIVED JUN 13 2006

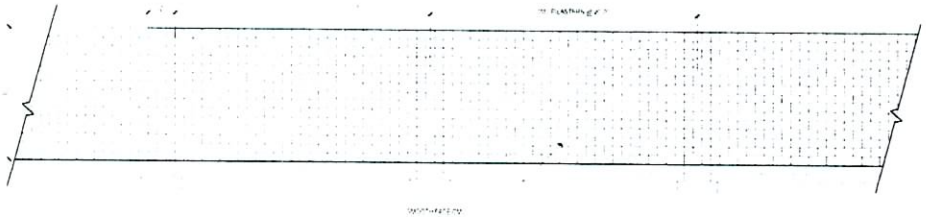
Ahern Rentals



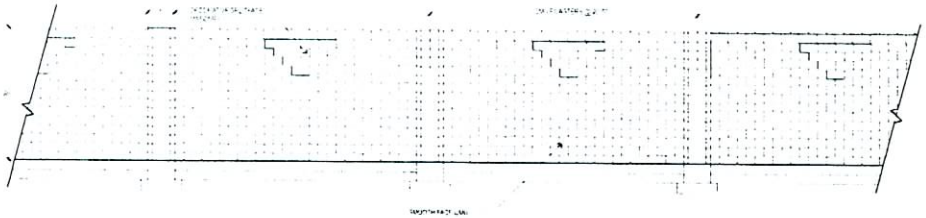
1 8-FT SMOOTH FACE CMU



2 8-FT DECORATIVE WALL TYP



3 10-FT SMOOTH FACE CMU



4 10-FT DECORATIVE WALL TYP

14 8-FT DECORATIVE WALL TYP

16 10-FT DECORATIVE WALL TYP

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1800 Bonanza
Las Vegas, Nevada 89106

APTUS Architecture

APTUS PROJECT NO. 06.082

ARCHITECT

ENGINEER

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NO	DESCRIPTION	DATE
1	Neighborhood Mtg Rev	8.10.06
2	City of Las Vegas	7.25.06
	SDR SUP RZ Submittal (Rev)	
	City of Las Vegas	6.13.06
	SDR SUP RZ Submittal	

ISSUED

TITLE
WALL ELEVATIONS

DRAWING NO
A203

ZON-13837 VAR-14320
VAR-16049 SUP-13836
SUP-14324 SUP-14329
SDR-13833 09/07/06 PC
REVISED

RECEIVED
AUG 15 2006

SDR 13833				
DFT, LLC, et al				
NEC Bonanza & Clarkway				
Proposed 46.8 thousand square foot retail development.				
Traffic produced by proposed development:				
	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	AUTOMOBILE PART SALES [1000SF]	21.6	61.91	**1,337**
AM Peak Hour			2.21	**48**
PM Peak Hour			5.98	**129**
(heaviest 60 minutes)				
	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	HARDWARE/PAINT STORE [1000 SF]	25.2	51.29	**1,293**
AM Peak Hour			1.08	**27**
PM Peak Hour			4.84	**122**
(heaviest 60 minutes)				
Total Change	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	HARDWARE/PAINT STORE [1000 SF]	46.8		**2,630**
AM Peak Hour				**75**
PM Peak Hour				**251**
(heaviest 60 minutes)				
Existing traffic on all nearby streets: counts not available for Clarkway Drive				
Bonanza Road				
Average Daily Traffic (ADT)	32,530			
PM Peak Hour	2602			
(heaviest 60 minutes)				
Martin L. King Boulevard				
Average Daily Traffic (ADT)	38,078			
PM Peak Hour	3046			
(heaviest 60 minutes)				
Traffic Capacity of adjacent streets:				

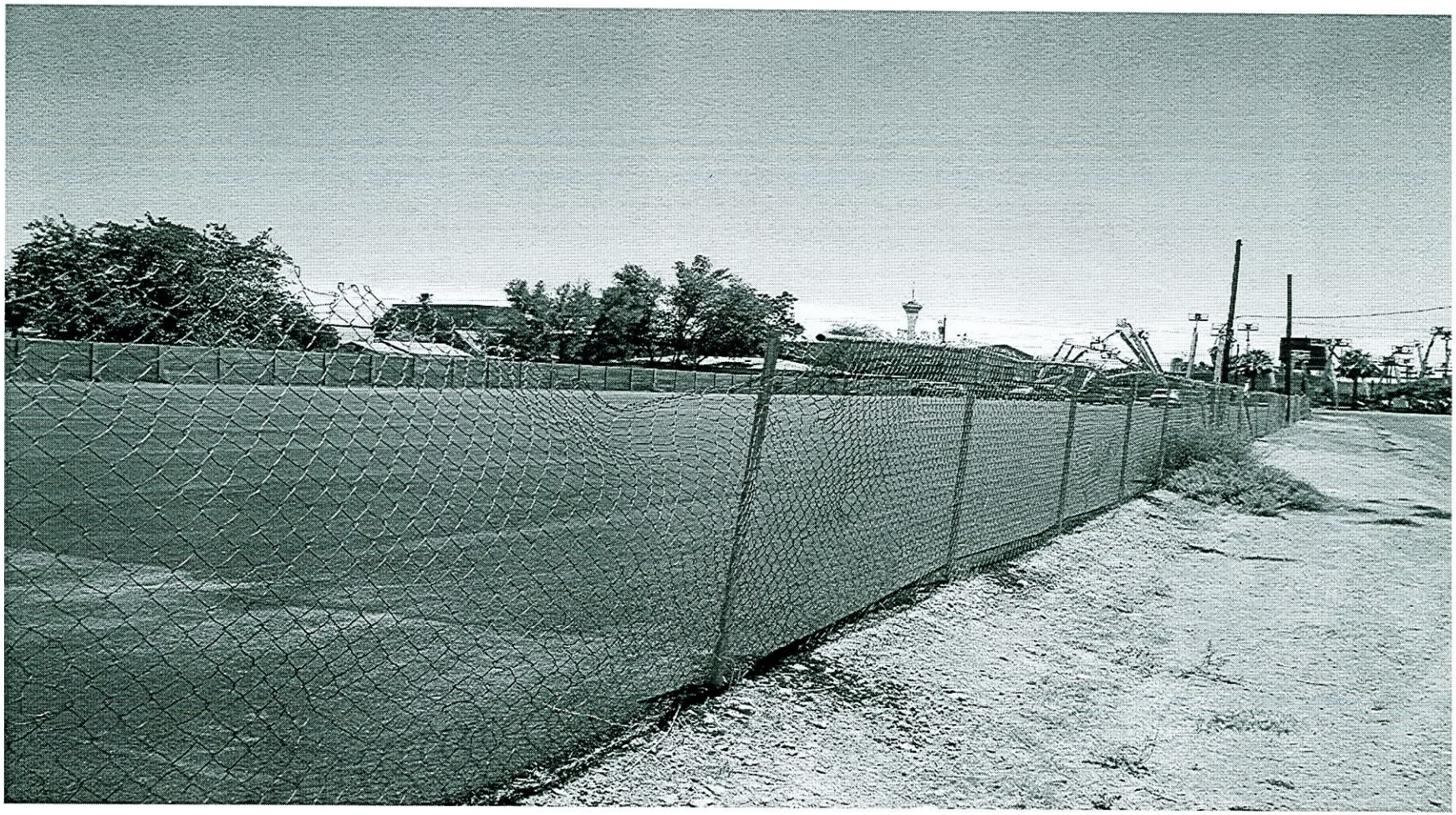
	Adjacent street ADT			
	Capacity			
Bonanza Road	32585			
Martin L. King Boulevard	32585			
Clarkway Drive	16200			
This project will add approximately 2,630 trips per day on Bonanza, Martin L. King				
& Clarkway. This will increase expected volumes by about 8 percent on Bonanza and				
7 percent on Martin L. King. Bonanza is at capacity and Matin L. King is over				
capacity. Counts are not available for Clarkway, but it is believed to be under capacity.				
Based on Peak Hour use, this development will add roughly 251 additional				
cars into the area; which works out to about four every minute.				
Note that this report assumes all traffic from this development uses all named streets.				

ZON-13837, VAR-14320, SUP-13836, SUP-14324, SUP-14329 & SDR-13833 - APPLICANT/OWNER: DFA, LLC, ET AL
NORTHEAST CORNER OF BONANZA ROAD AND CLARKWAY DRIVE
SEPTEMBER 7, 2006 PLANNING COMMISSION

07/12/06

ZON-13837, VAR-14320, SUP-13836, SUP-14324, SUP-14329 & SDR-13833 - APPLICANT/OWNER: DFA, LLC, ET AL
NORTHEAST CORNER OF BONANZA ROAD AND CLARKWAY DRIVE
SEPTEMBER 7, 2006 PLANNING COMMISSION

07/12/06



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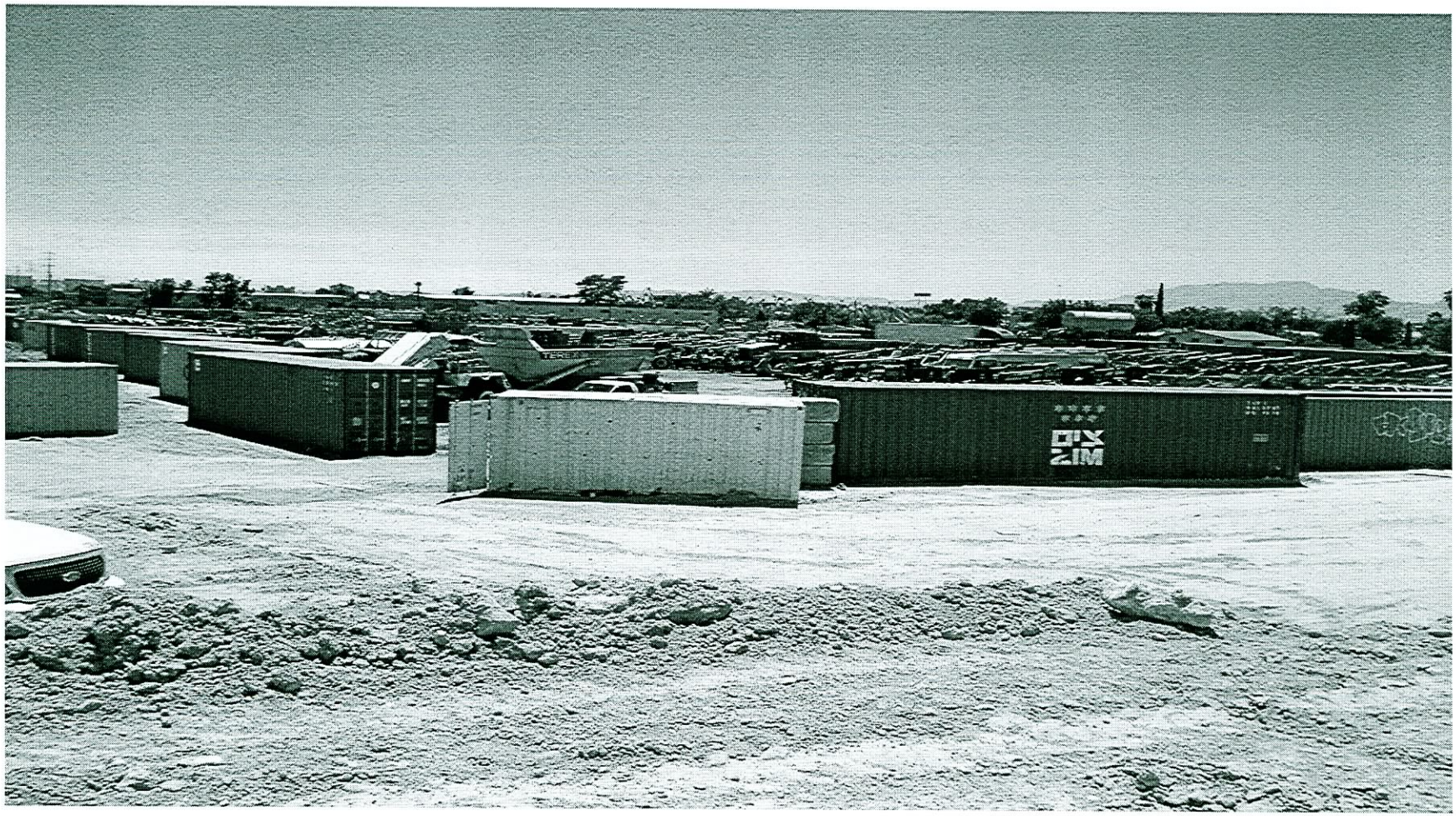
07/12/06



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