PLANNING & DEVELOPMENT

# PLANNING & DEVELOPMENT DEPARTMENT

## STATEMENT OF FINANCIAL INTEREST

Case Number: **VAR-19098** APN: 125-27-410-004

Name of Property Owner: KRFAM LP

Name of Applicant: Nigro Development

Name of Representative: Brad Jonel

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: Wayne Kryzier

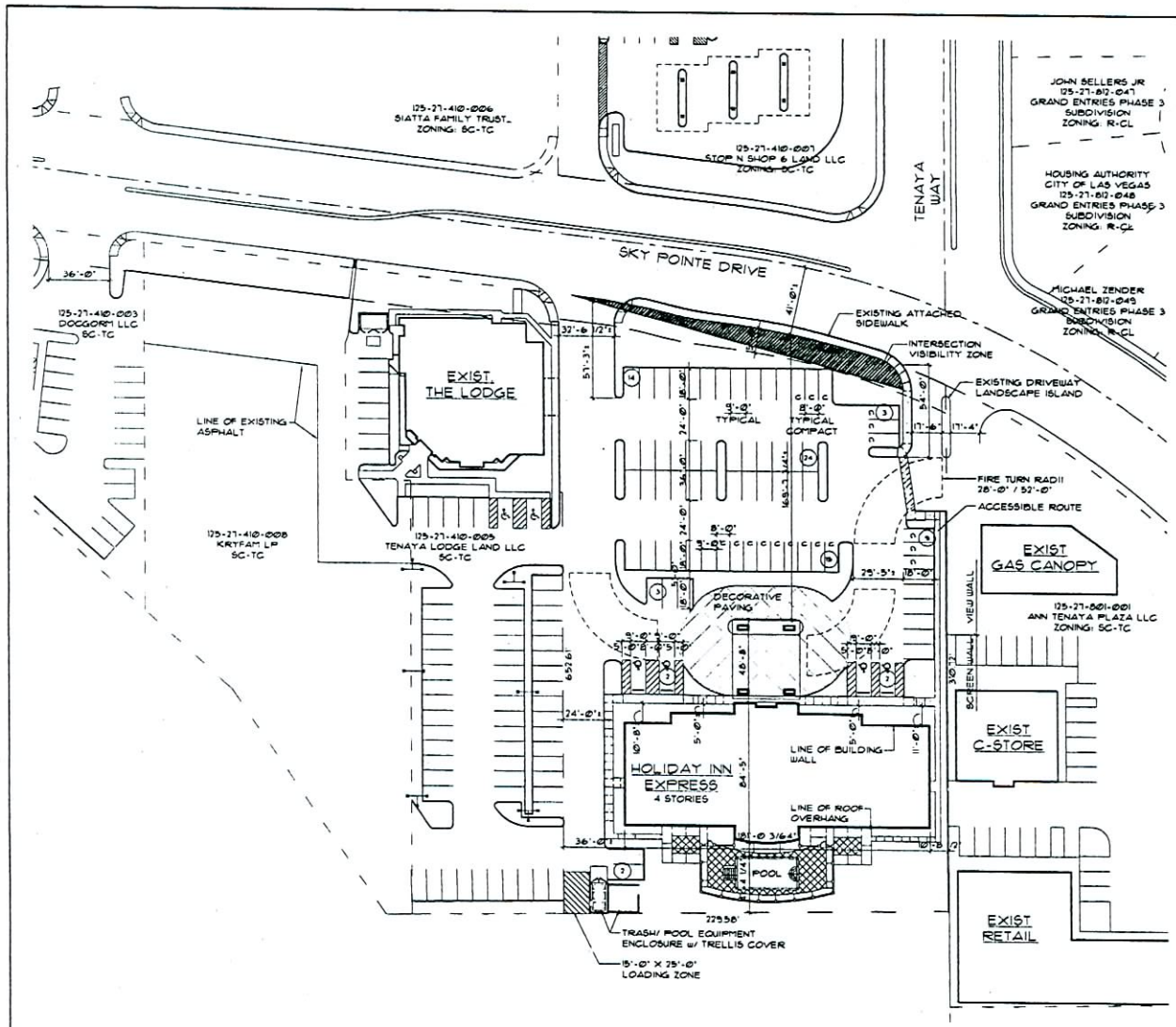
Subscribed and sworn before me

This 4 day of January, 2007

M. Taudin

Notary Public in and for said County and State

Notary Public - State of Nevada
County of Clark
M. TAOUDIN
My Appointment Expires
June 1, 2007




A AS1.01 ARCHITECTURAL SITE PLAN

SCALE: 1"=30'-0"

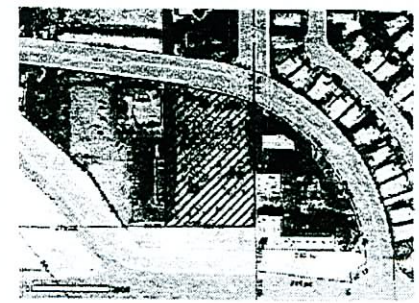
## PROJECT DATA:

| | | |
|---|---|---|
| ASSESSORS PARCEL NUMBER: | | 125-27-410-004 |
| SITE AREA: | | 79,195 SF (1.82 ACRES) |
| CURRENT ZONING: | | SC-TC |
| SETBACKS: | REQUIRED: | PROVIDED: |
| FRONT: | 15'-0" | 16'-8"± |
| SIDES: | 15'-0" | 10'-8"± / 23'-5"± |
| REAR: | 20'-0" | 41'-4"± |
| RESIDENTIAL ZONE BOUNDARY: | N/A | N/A |
| BUILDING AREA: | | |
| 1st FLOOR | | 12,459 SF |
| 2nd, 3rd & 4th FLOORS (each floor) | | 12,048 SF |
| PORTE COCHERE | | 1,835 SF |
| TOTAL BUILDING AREA | | 50,478 SF |
| LOT COVERAGE: | | 14,334 SF 18.1% |
| PARKING CALCULATIONS: | | |
| REQUIRED: 1 SPACE PER GUEST ROOM | | 87 SPACES |
| PROVIDED: INCLUDING 16 (21%) COMPACT SPACES (8' x 16') INCLUDING 4 HANDICAP SPACES (1 VAN, 3 REGULAR) PLUS 1 LOADING ZONE (15' x 25') | | 74 SPACES |

### ROOM COUNT

| | KING/ DBL QUEEN | KING/ DBL QUEEN SUITE | ACC. DBL QUEEN SUITE | EXT DBL QUEEN SUITE | ACC KING | | TOTAL |
|---|---|---|---|---|---|---|---|
| 4th FLOOR | 17 | 5 | 1 | 1 | 1 | | 25 |
| 3rd FLOOR | 17 | 5 | 1 | 1 | 1 | | 25 |
| 2nd FLOOR | 16 | 4 | 1 | 1 | 1 | | 23 |
| 1st FLOOR | 9 | 3 | 1 | 0 | 1 | | 14 |
| TOTAL | 59 | 17 | 4 | 3 | 4 | | 87 |

## PROJECT LOCATION:



## GENERAL NOTES:

1. SEE LANDSCAPE DRAWINGS FOR LANDSCAPING INFORMATION.
2. SEE CIVIL DRAWINGS FOR ALL SITE LAYOUT DIMENSIONS, CURBS, GUTTERS, AND PLANTERS.
3. SEE CIVIL, PLUMBING, AND ELECTRICAL DRAWINGS FOR UTILITY LINES.
4. SEE CIVIL DRAWINGS FOR ALL GRADING AND DRAINAGE INFORMATION.
5. SITE LAYOUT IS TO BE COORDINATED WITH CIVIL DRAWINGS. IF DISCREPANCIES EXIST, THE CIVIL DRAWINGS SHALL TAKE PRECEDENCE OVER THIS DRAWING. NOTIFY THE ARCHITECT OF ANY DISCREPANCIES.
6. ALL SITE CONCRETE SHALL RECEIVE WEAKENED PLAN JOINTS AT 15'-0" O.C. AND TOOLED JOINTS AT 5'-0" O.C.
7. ALL CONCRETE WALKS, LANDINGS, ETC. SHALL RECEIVE LIGHT BROOM FINISH.
8. SLOPE ALL PLANTER AREAS AWAY FROM BUILDING 2% MINIMUM.
9. SLOPE ALONG ACCESSIBLE ROUTE WILL NOT EXCEED 5% IN DIRECTION OF TRAVEL AND 2% CROSS SLOPE.
10. BUILDING AND SITE SIGNAGE SHALL BE IN ACCORDANCE WITH AN APPROVED SIGN PACKAGE TO BE UNDER SEPARATE SUBMITTAL.

pacific design concepts, llc
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henderson, nevada 89052
(702) 454-5842 fax (702) 454-7842

PROJECT TITLE: Holiday Inn EXPRESS — SW CORNER OF SKYPOINTE DRIVE AND TENAYA WAY LAS VEGAS, NEVADA

nigro

SHEET TITLE: ARCHITECTURAL SITE PLAN SUP, SDR, VAR SUBMITTAL

ISSUE DATE: 1-5-2007
DRAWN BY: KDG
CHECKED BY: RLF
PROJECT NO: 06-160
REVISIONS:

SHEET NO: AS1.01
OF SHEETS

RECEIVED
JAN 08 2007

VAR-19098
02/22/07 PC