PLANNING & DEVELOPMENT

PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **SDR-17221** APN: 139-26-508-005 & 007

Name of Property Owner: Tangannanga LLC, by Manuel Calvillo

Name of Applicant: ACE ENGINEERING

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: Manuel Calvillo, manager

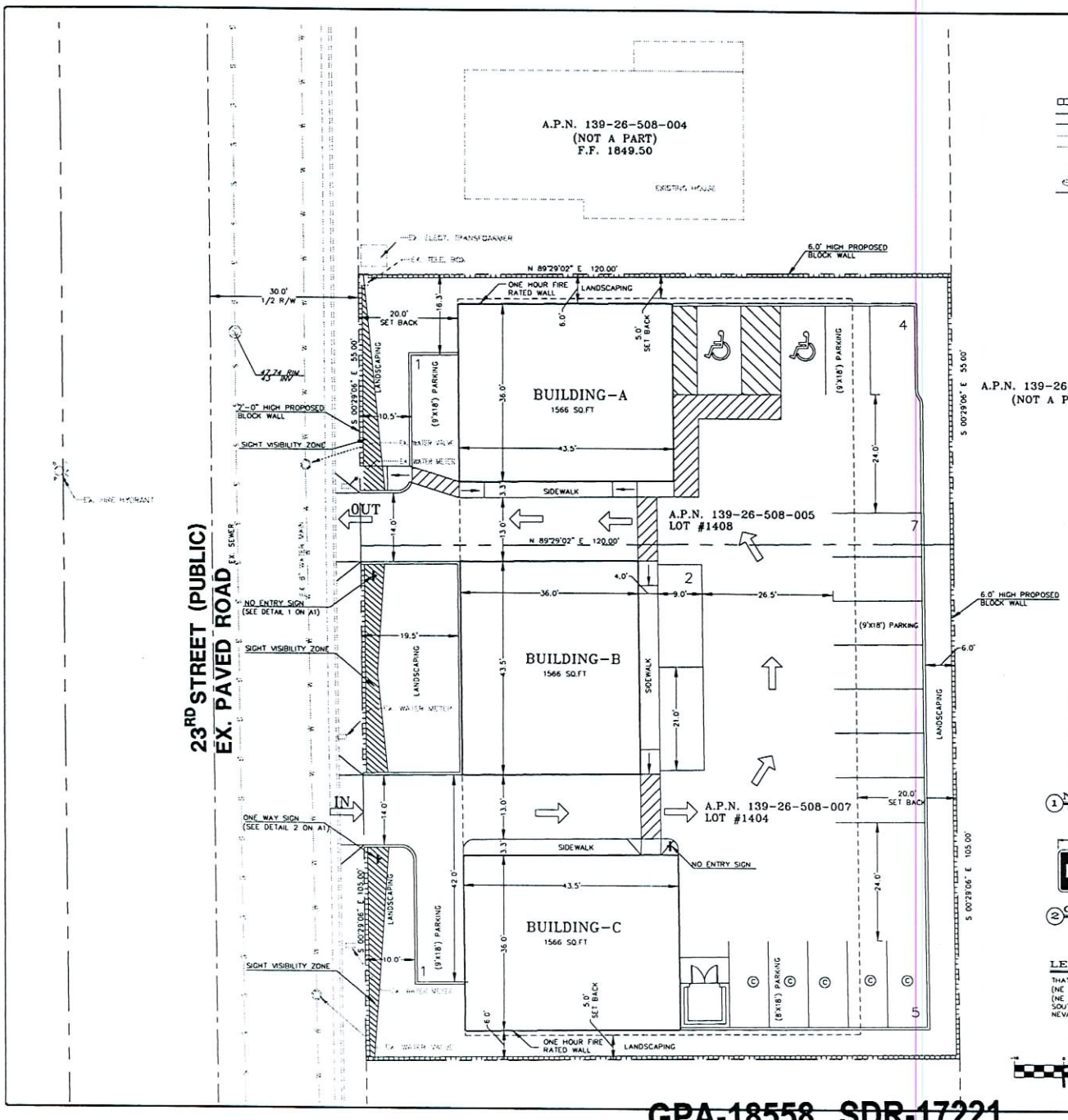
Subscribed and sworn before me

This 15th day of August, 20 06

Derek M Nero

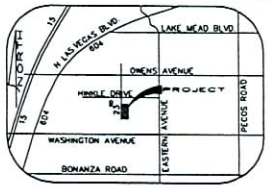
Notary Public in and for said County and State

NOTARY PUBLIC
STATE OF NEVADA
County of Clark
DEREK M. NERO
No: 05-96555-1
My Appointment Expires April 28, 2009



LEGEND:

- (53) EXISTING CONTOURS
- EXISTING WATER VALVE
- EXISTING TRANSFORMER
- PROPOSED BLOCK WALL
- PROPERTY LINE
- CENTER LINE
- EXISTING WATER LINE
- EXISTING SEWER LINE
- EXISTING SEWER MANHOLE
- EXISTING TOP OF CURB ELEVATION
- EX. STREET LIGHT
- SETBACK LINE
- EXISTING FIRE HYDRANT



VICINITY MAP:

N.T.S.

NORTH

PROJECT DATA

PROJECT NAME : TANGA MANGA MULTIPLEXES
PROJECT LOCATION : 1404, 1408 N. 23rd STREET, LAS VEGAS 89101

ASSESSOR'S PARCEL NUMBER : 139-26-508-005, 007
ZONING: R-3
1. OCCUPANCY CLASSIFICATION : R-2
2. TYPE OF CONSTRUCTION : V-B
3. FIRE SPRINKLERS : NO
4. HEIGHT
   ACTUAL : 27'-4" (TOP OF RIDGE)
   ALLOWABLE: 35'-0"
5. STORIES
   ACTUAL : 2
   ALLOWABLE: 2
6. AREA:
   TOTAL SITE AREA = 0.15 + 0.29 = 0.44 ACRES (19166.40 SQ.FT.)
   ONE BEDROOM UNIT AREA = 684 SQ.FT.
   TWO BEDROOM UNIT AREA = 882 SQ.FT.
   THREE BEDROOM UNIT AREA = 1566 SQ.FT.
   BUILDING AREA
   BUILDING-A AREA — FIRST FLOOR AREA 1566 SQ.FT.; SECOND FLOOR AREA 1566 SQ.FT.; TOTAL AREA 3132 SQ.FT.
   BUILDING-B AREA — FIRST FLOOR AREA 1566 SQ.FT.; SECOND FLOOR AREA 1566 SQ.FT.; TOTAL AREA 3132 SQ.FT.
   BUILDING-C AREA — FIRST FLOOR AREA 1566 SQ.FT.; SECOND FLOOR AREA 1566 SQ.FT.; TOTAL AREA 3132 SQ.FT.
   ALLOWABLE AREA = FOR ONE STORY BUILDING = 7000 SQ.FT; FOR TWO STORY BUILDING = 7000 X 2 = 14000 SQ.FT
   TOTAL PAVED AREA = 5179 SQ.FT.
   REQUIRED LANDSCAPE AREA = 1039 SQ.FT. (20% OF TOTAL IMPERVIOUS AREA)
   PROVIDED LANDSCAPE AREA = 4335 SQ.FT.
7. REQUIRED FIRE RESISTANCE OF EXTERIOR WALLS AND PROTECTION OF OPENINGS DUE TO LOCATION ON PROPERTY — YES
8. FIRE RESISTIVE CONSTRUCTION REQUIREMENTS — YES
9. SPECIAL INSPECTIONS REQUIRED: YES
10. CODE YEAR / TYPE : 2003 IBC
11. PROPOSED BUILDING USE : RESIDENTIAL
12. UNIT BREAK UP :
    THREE BED ROOM UNITS 1
    TWO BED ROOM UNITS 5 = 11 UNITS
    SINGLE BED ROOM UNITS 5
13. DENSITY RATIO = UNITS /LAND AREA = 11/0.44 ACRES = 25.0 UNITS PER ACRES

PARKING REQUIREMENT

(FOR MULTIFAMILY UNITS)

a) THREE BEDROOM UNITS = 2 X 1 = 2
b) TWO BEDROOM UNITS = 1.75 X 5 = 9
c) ONE BEDROOM UNITS = 1.25 X 5 = 7
d) GUEST SPACE REQUIRED = 2
TOTAL PARKING REQUIRED = 20
TOTAL PARKING PROVIDED = 20
HANDICAPPED PARKING REQUIRED = 1
HANDICAPPED PARKING PROVIDED = 2
(COMPACT PARKING PROVIDED =5)

1 NO ENTRY SIGN
N.T.S.

2 ONE WAY SIGN
N.T.S.

LEGAL DESCRIPTION:

THAT PORTION OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 26, TOWNSHIP 20 SOUTH, RANGE 61 EAST, CITY OF LAS VEAGS, NEVADA

GRAPHIC SCALE
(IN FEET)
1 INCH = 10 ft.

RECEIVED

Avoid hitting overhead power lines. It's costly.
CALL BEFORE YOU DIG OVERHEAD
CALL 1-702-227-2929
Avoid cutting underground utility lines. It's costly.
Call before you Dig.
1-800-227-2600

PROPERTY OWNER : TANGA MANGA, LLC
MAILING ADDRESS, CITY, STATE ZIP
4616 W SAHARA AVE, #189, LAS VEGS NV 89102
PHONE # (702) 340-3183 FAX # (702) 876-9510

NAME OF PERSON TO WHOM ALL CORRESPONDENCE SHOULD BE SENT APPLICATION/AGENT
ACE ENGINEERING
MAILING ADDRESS, CITY, STATE ZIP
5195 S. DURANGO DRIVE, LAS VEGAS, NEVADA 89113
PHONE # (702) 396-5113 FAX # (702) 396-7912

MASTER PLAN DESIGNATION	CURRENT ZONING
RESIDENTIAL	R-3

REVISIONS:

ACE ENGINEERING
5195 S. DURANGO DRIVE
LAS VEGAS, NV 89113
PHONE: (702) 396-5113, FAX (702) 396-7912
CIVIL • PLANNING • LAND DEVELOPMENT • BUILDING DESIGN

TITLE: SITE PLAN

PROJECT: TANGA MANGA MULTIPLEXES
1404, 1408 N. 23rd STREET
LAS VEGAS 89101

SEAL
PROFESSIONAL ENGINEER - STATE OF NEVADA
JASPAL S. SOHAL
EXP. DATE 06/30/2008
CIVIL
No 13796

DATE: 12/06/2006

JOB : 06-13
DWG. BY: AS
CHK. BY: MK

A1

SHEET 1 OF 5

GPA-18558 SDR-17221
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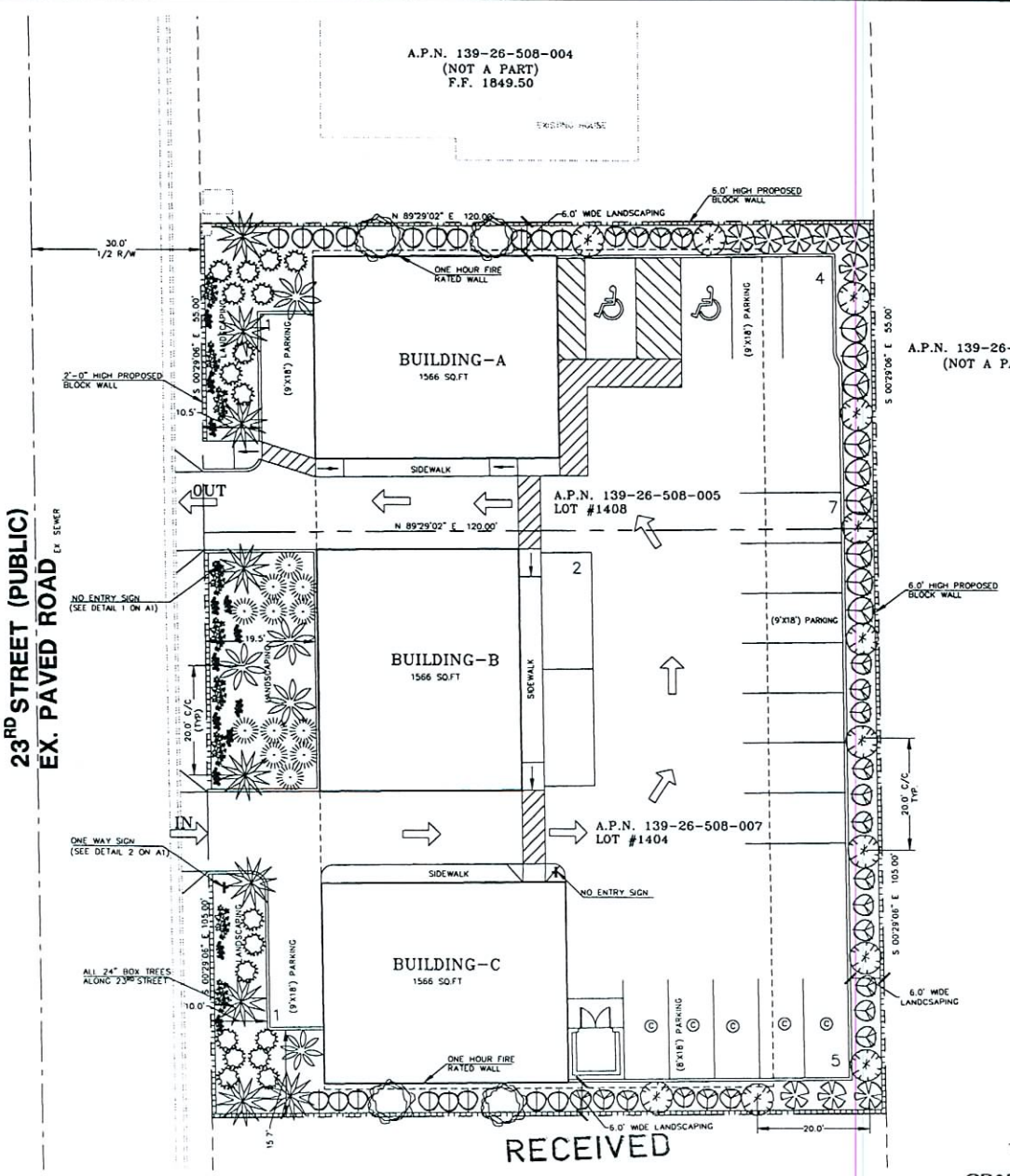
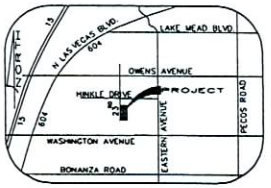
DEC 5 2006





VICINITY MAP:
N.T.S.

LANDSCAPE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	REMARKS
	WASHINGTON ROBUSTA	MEXICAN FAN PALM	SEE PLAN	9 NOS.
	CYCAS REVOLUTA	SAGO PALM	24" BOX	5 NOS.
	PINUS	STONE PINE	24" BOX	4 NOS.
	CAESALPINIA PULCHERRIMA	MEXICAN BIRD OF PARADISE	5 GALLON	13 NOS.
	JASMINIUM SPECIES	JASMINE	5 GALLON	9 NOS.
	VERBENA SPECIES PERUVIANA	PERUVIAN VERBENA	5 GALLON	18 NOS.
	PITTOSPORUM TOBIRA	DWARF MOCK ORANGE	5 GALLON	18 NOS.
	EUONYMOUS	GOLDEN EUONYMOUS	5 GALLON	31 NOS.
	TEXAS OLIVE	CORDIA BUISSIERI	24" BOX	13 NOS.

LANDSCAPE NOTES:

LANDSCAPING:

1. LANDSCAPING REQUIRED, EXCEPT FOR MINES, GRAVEL PITS, TEMPORARY USES, PUBLIC FACILITIES WITHOUT BUILDINGS, AND THE REAR YARDS OF MULTI FAMILY DWELLINGS, ANY DISTURBED AREA OF A DEVELOPED PROPERTY NOT OCCUPIED BY OUTSIDE ACTIVITY AREAS / STORAGES AREAS, PARKING, DRIVEWAYS, DRIVE AISLES, AND SIDEWALK SHALL BE LANDSCAPED AND MAINTAINED IN A CLEAN CONDITION. DISTURBED AREAS DESIGNATED FOR FUTURE DEVELOPMENT NEED NOT HAVE LIVE LANDSCAPING.
2. ALL REQUIRED LANDSCAPING SHALL BE PLANTED WITH LIVE PLANTS, FOR PROPERTY WHICH HAS AN ELEVATION OF 4,000 FEET ABOVE SEE LEVEL OR MORE, NATURAL AND NATIVE LANDSCAPING IS ENCOURAGED TO BE PRESERVED AND INCLUDED INTO LANDSCAPE AREA.
3. TREES SHALL NOT BE PLANTED WITHIN 3' OF A DEDICATED RIGHT-OF -WAY .
4. ANY TREE WITHIN 5' OF A SIDEWALK OR WALL SHALL BE PLANTED WITH A ROOT SHIELD DESIGNED TO DIRECT ROOT GROWTH DOWNWARD.

MAINTENANCE:

1. FENCES, WALLS AND LANDSCAPED AREAS SHALL BE MAINTAINED.
2. LANDSCAPED AREAS SHALL NOT BE USED FOR PARKING OF VEHICLES, DISPLAY OF MERCHANDISE OR OTHER USES DETRIMENTAL TO THE LANDSCAPING, HOWEVER, SIGNS ARE PERMITTED.
3. ANY REQUIRED PLANT MATERIAL THAT DOES NOT SURVIVE, OR SUSTAINS SEVERE DAMAGE, SHALL BE REPLACED WITHIN 90 DAYS.
4. LANDSCAPING REQUIRED OUTSIDE DECORATIVE FENCES AND WALLS SHALL BE MAINTAINED BY A MAINTENANCE AGREEMENT, AND SHALL BE DESIGNATED BY NATION, EASEMENT, OR COMMON LOT ON ANY MAJOR OR MINOR SUBDIVISION MAP.
5. IF A SIDEWALK IS ESTABLISHED BEHIND LANDSCAPING, OR IF THE SIDEWALK MEANDERS, A PUBLIC ACCESS EASEMENT MUST BE GRANTED AND THE SIDEWALK AND ANY LANDSCAPING SHALL BE SUBJECT TO THE PROVISION OF MAINTENANCE ASSOCIATION AND A LICENSE AND MAINTENANCE AGREEMENT APPROVED BY THE DEPARTMENT OF PUBLIC WORKS.

NORTH

GRAPHIC SCALE
(IN FEET)
1 INCH = 10 ft

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DEC 5 2006

REVISIONS:

ACE ENGINEERING
5195 S. DURANGO DRIVE
LAS VEGAS, NV 89113
PHONE: (702) 944-220, FAX (702) 944-7962
CIVIL • PLANNING • LAND DEVELOPMENT • BUILDING DESIGN

TITLE: LANDSCAPE PLAN

PROJECT: TANGA MANGA MULTIPLEXES
1404, 1408 N. 23rd STREET
LAS VEGAS 89101

SEAL: PROFESSIONAL ENGINEER - STATE OF NEVADA
JASPAL S. SOHU
No. 13798

DATE: 12/06/2006

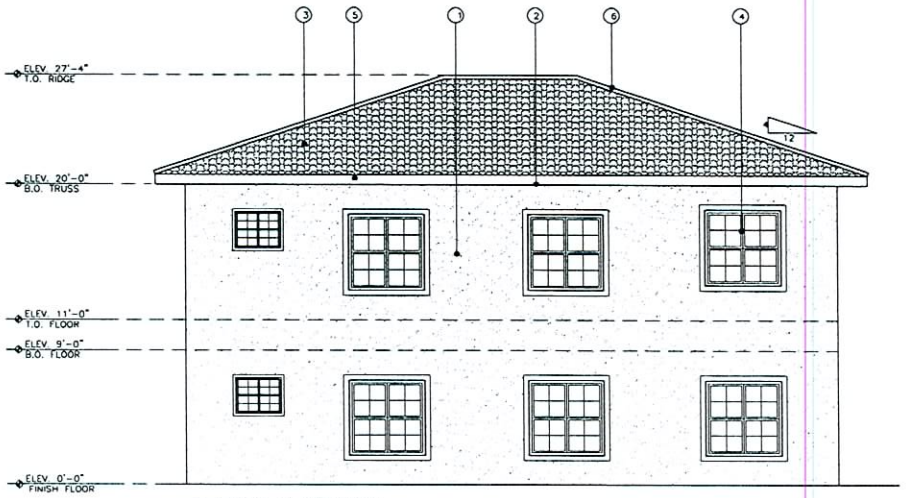
JOB : 06-13
DWG. BY: AS
CHK. BY: MK

L1

SHEET 1 OF 1

GPA-18558 SDR-17221
REVISED 01/11/07 PC

1 FRONT ELEVATION
SCALE:- 1/4"=1'-0"



2 REAR ELEVATION
SCALE:- 1/4"=1'-0"

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REVISED 01/11/07 PC

GENERAL NOTES:

1. THE GENERAL CONTRACTOR SHALL FIELD VERIFY EXISTING SITE CONDITIONS AND ADVISE THE ARCHITECT OF ANY DISCREPANCIES IN THE DETENTIONS OR DRAWINGS PRIOR TO CONSTRUCTION.
2. THE GENERAL CONTRACTOR SHALL REVIEW THE CONTRACT DOCUMENTS ADVISE THE ARCHITECT OF ANY DISCREPANCIES IN THE DETENTIONS OR DRAWINGS PRIOR TO CONSTRUCTION.
3. ALL DIMENSIONS ARE TO THE FACE OF BLOCK UNLESS NOTED OTHERWISE.
4. REFER TO SPECIFICATIONS FOR ADDITIONAL INFORMATION
5. FINISH FLOOR ELEVATION ASSUMED TO BE 0'-0"

#	KEY NOTES:
1	(3) COLOR COAT STUCCO (a) IS A 3-COAT, 7/8 INCH MINIMUM THICK (b) HAS TWO LAYERS OF GRADE D PAPER UNDER STUCCO WERE OCCURS OVER PLYWOOD SHEATHING, AND (c) HAS 26 GA. GALVANIZED WEEP SCREED AT FOUNDATION PLATE LINE AT LEAST 4" ABOVE GRADE (OR 2 INCH ABOVE CONCRETE OR PAVING)
2	PROVIDE ATTIC ROOF VENTING.
3	CONCRETE TILE (OWNER TO SELECT) OVER 1/2" PLYWOOD OVER PRE-MANUFACTURED ROOF TRUSSES @ 24"O.C. VERIFY ATTACHMENT WITH TRUSS MANUFACTURER. PROVIDE CONTINUOUS STUCCO SCREEN.
4	WINDOW FRONT SYSTEM.
5	25 GA. G.I. MTL. CAP FLASHING, PAINTED TO MATCH STUCCO.
6	CONC. TILE RIDGE CAP, GROUT TO MATCH TILE

REVISIONS:

ACE ENGINEERING
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LAS VEGAS, NV 89113
PHONE: (702) 594-5120, FAX (702) 594-7143
CIVIL • PLANNING • LAND DEVELOPMENT • BUILDING DESIGN

TITLE: EXTERIOR ELEVATIONS

PROJECT: TANGA MANGA MULTIPLEXES
1404, 1408 N. 23rd STREET
LAS VEGAS 89101

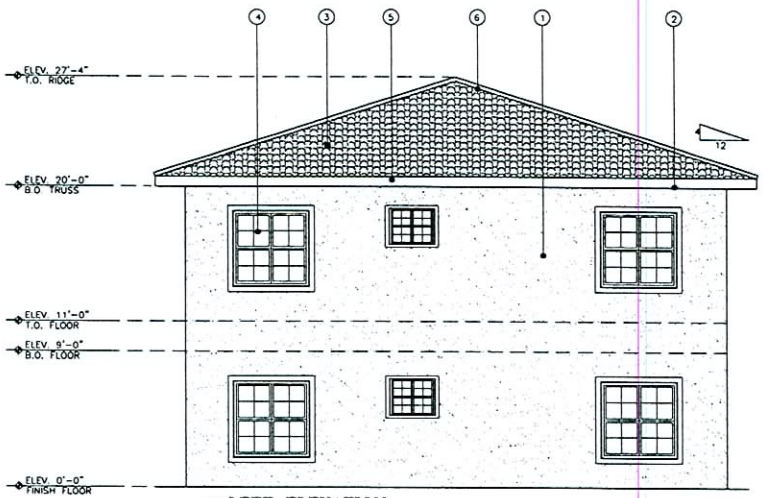
SEAL: PROFESSIONAL ENGINEER-STATE OF NEVADA, JASPAL S. SOHHI, EXP. DATE 06/30/2008, CIVIL, No. 13796

DATE: 12/06/2006

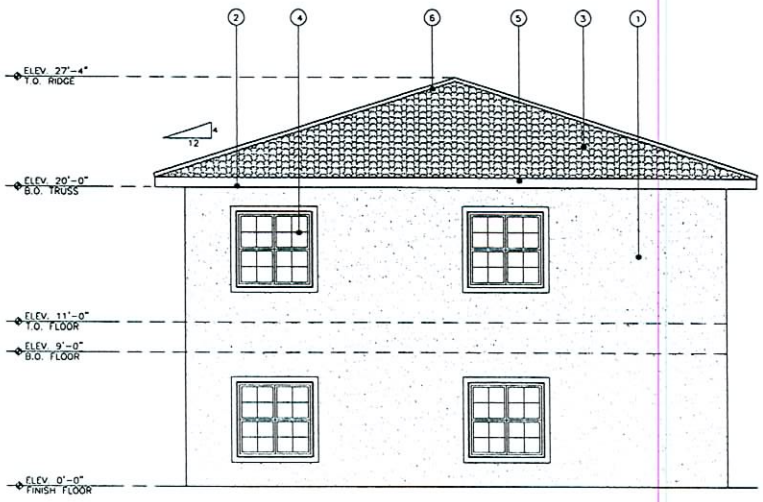
JOB : 06-13
DWG. BY: AMAN
CHK. BY: MK

A3

SHEET 4 OF 5



3 LEFT ELEVATION
SCALE:- 1/4"=1'-0"



4 RIGHT ELEVATION
SCALE:- 1/4"=1'-0"

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REVISED 01/11/07 PC

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5. FINISH FLOOR ELEVATION ASSUMED TO BE 0'-0"

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4	WINDOW FRONT SYSTEM
5	25 GA. G.I. MTL. CAP FLASHING, PAINTED TO MATCH STUCCO.
6	CONC. TILE RIDGE CAP, GROUT TO MATCH TILE

REVISIONS:

ACE ENGINEERING
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LAS VEGAS, NV 89113
PHONE: (702) 396-5515, FAX (702) 396-7912
CIVIL • PLANNING • LAND DEVELOPMENT • BUILDING DESIGN

TITLE: EXTERIOR ELEVATIONS

PROJECT: TANGA MANGA MULTIPLEXES
1404, 1408 N. 23rd STREET
LAS VEGAS 89101

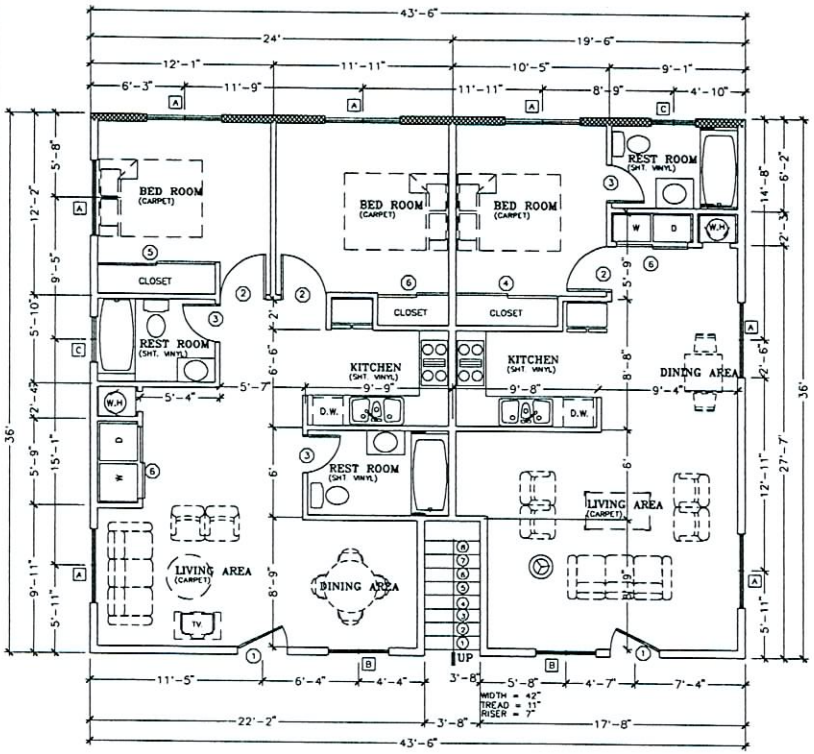
SEAL
PROFESSIONAL ENGINEER-STATE OF NEVADA
JASPAL S. SIDHU
EXP. DATE 08/30/2008
CIVIL
No. 13796

DATE: 12/06/2006

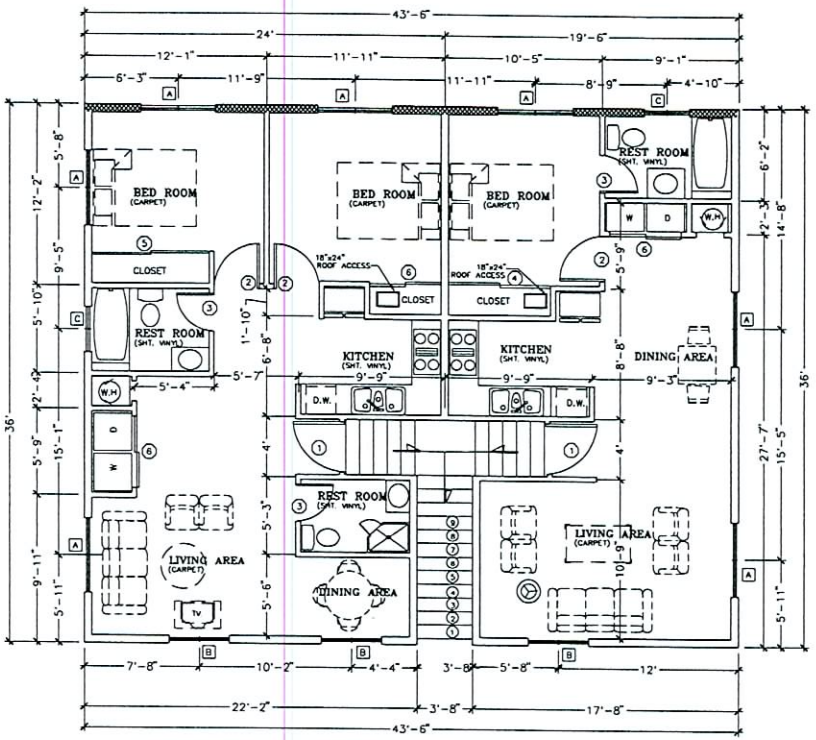
JOB : 06-13
DWG. BY: AMAN
CHK. BY: NS

A3.1

SHEET
5 OF 5



FIRST FLOOR PLAN
SCALE:- 1/4" = 1'-0"



SECOND FLOOR PLAN
SCALE:- 1/4" = 1'-0"

GENERAL NOTES:

A. COORDINATE WALL THICKNESS AND LOCATIONS WITH COLUMNS AND OTHER EXCASED ITEMS. CONTRACTOR SHALL INCREASE WALL STUD SIZE TO ACCOMMODATE STEEL COLUMNS, RAIN WATER LEADERS, SOIL PIPES, ELECTRICAL PANELS, ETC., CONTINUOUS ALONG THE FULL LENGTH OF THE WALL AS REQUIRED, U.N.O.

B. ALL EXITS ARE TO BE OPERABLE FROM THE INSIDE WITHOUT A KEY OR SPECIAL KNOWLEDGE. MANUALLY OPERATED EDGE OR SURFACE MOUNTED FLUSH BOLTS AND SURFACE BOLTS ARE PROHIBITED.

C. THE FLOOR/LANDING ON EACH SIDE OF EXIT DOORS SHALL BE LEVELED AND THE THRESHOLD SHALL NOT EXCEED 1/2" IN HEIGHT.

D. PROVIDE MOISTURE RESISTANT GYPSUM BOARD AT ALL TOILET ROOM WALLS.

E. WALL DIMENSIONS ARE TO FINISH FACE OF WALL OR TO CENTERLINE.

F. U.N.O., LOCATE DOOR JAMB 6" FROM CORNER.

NOTES:

1. WHEN WINDOWS ARE PROVIDED AS A MEANS OF ESCAPE OR RESCUE, THEY SHALL HAVE A FINISHED SILL HEIGHT NOT MORE THAN 44" MEASURED FROM THE FLOOR WITH MINIMUM 5.7 SQ.FT NET CLEAR OPENING. ALSO A MINIMUM OF 24" HEIGHT AND MINIMUM 20" WIDTH OF THE ESCAPE OR RESCUE WINDOW IS REQUIRED.
2. INTERIOR SPACES INTENDED FOR HUMAN OCCUPANCY SHALL BE PROVIDED WITH ACTIVE OR PASSIVE SPACE-HEATING HEATING AND COOLING SYSTEMS CAPABLE OF MAINTAINING A MINIMUM INDOOR TEMPERATURE OF BETWEEN 68°F (20°C) AND 80°F AT A POINT 3 FEET (914 MM) ABOVE THE FLOOR ON THE DESIGN HEATING DAY.
3. THE VENTS PROVIDED FOR THE DRYER SHALL NOT EXCEED TOTAL COMBINED HORIZONTAL AND VERTICAL LENGTH OF 14 FEET INCLUDING TWO 90-DEGREE ELBOWS.
4. THERE SHALL BE NO ENCLOSED USABLE SPACE UNDER EXTERIOR EXIT STAIRWAYS. THE OPEN SPACE UNDER SUCH STAIRWAYS SHALL NOT BE USED FOR ANY PURPOSE.
5. SAFETY GLAZING SHOULD BE PROVIDED AT DOORS AND ENCLOSURES FOR HOT TUBS, WHIRLPOOLS, SAUNAS, STEAM ROOMS, BATHTUBS AND SHOWERS AND IN ANY PORTION OF A BUILDING WALL ENCLOSING THESE COMPARTMENTS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZZING IS LESS THAN 60 INCHES ABOVE A STANDING SURFACE AND DRAIN INLET.
6. BATHROOMS AND WATER CLOSET COMPARTMENT SHALL BE PROVIDED WITH EITHER NATURAL OR MECHANICAL VENTILATION. MINIMUM VENTILATILATION RATES SHALL BE 50CFM FOR INTERMITTENT VENTILATION OR 20 CFM FOR CONTINUOUS VENTILATION. VENTILATION AIR FROM THE SPACE SHALL BE EXHAUSTED DIRECTLY TO THE OUTSIDE.
7. CONTRACTOR TO PROVIDE PROPER FIRE CAULKING WHERE PENETRATIONS WILL BE MADE FOR ELECTRICAL, MECH., PLUMBING & COMMUNICATION CONDUITS, PIPES & SIMILAR SYSTEMS.
8. OUTLET BOXES ON OPPOSITE SIDES OF FIRE RATED WALLS SHALL BE SEPARATED BY A HORIZONTAL DISTANCE OF AT LEAST TWENTY-FOUR INCHES.
9. GUARDRAILS IN EXTERIOR STAIRS AND LANDING TO BE MINIMUM 42" HIGH. GUARDRAIL BALUSTERS SHALL NOT PERMIT A 4" SPHERE TO PASS THROUGH, AND THE SPACE BETWEEN STAIR TREADS AND BOTTOM RAIL SHALL NOT LET A 6" SPHERE PASS THROUGH.
10. DRAFT STOPS SHALL BE INSTALLED IN THE ATTICS, MANSARDS, OVERHANGS, FALSE FRONTS SET OUT FROM WALLS AND SIMILAR CONCEALED SPACES OF BUILDINGS CONTAINING MORE THAN ONE DWELLING UNIT SUCH DRAFT STOPS SHALL BE ABOVE AND IN LINE WITH THE WALLS SEPARATING INDIVIDUAL DWELLING UNITS AND GUEST ROOMS FROM EACH OTHER AND FROM OTHER USES.
11. SMOKE DETECTORS ARE REQUIRED IN BEDROOMS, HALLS AND AREAS LEADING TO BEDROOMS, VAULTED CEILINGS 24" OR MORE HIGHER THAN HALLS LEADING TO BEDROOMS, AND AT EACH STORY OR LEVEL CHANGE CLOSE TO THE STAIR. DETECTORS SHALL BE PERMANENTLY WIRED WITH BATTERY BACKUP AND AUDIBLE LOW BATTERY SIGNAL. ALL DETECTORS INSTALLED IN THE UNIT SHALL BE INTERCONNECTED.
12. PROVIDE INDIVIDUAL CONTROL VALVES OF THE PRESSURE BALANCE OR THERMOSTATIC MIXING VALVE TYPE IN ALL SHOWERS AND TUB/SHOWER COMBINATIONS.

WALL LEGEND

6" STUD WALL ONE HOUR FIRE RATED WALL W/ 2X6 STUDS @16" O/C W/ 5/8" TYPE X GYP. BOARD ON EACH SIDE WITH ¾" STUCCO ON EXTERIOR SIDE WITH R-19 BATT INSULATION PER IBC TABLE 720.1(2) ITEM#5.1.13

EXTERIOR AND INTERIOR BEARING WALLS-2x6 STUDS WITH R-19 BATT INSULATION @ 16"O/C

INTERIOR NON BEARING WALLS - 2x4 STUDS @ 24" O/C

NOTE: 1. FOR EXACT LOCATION OF ONE HOUR FIRE RATED WALL REFER SITE PLAN SHEET A1.

2. FOR EXACT ORIENTATION OF BUILDINGS A & C, PLEASE SEE SITE PLAN SHEET A1.

WINDOW SCHEDULE

ID	WIDTH	HEIGHT	U' VALUE	GLZ'G	FRAME TYPE	COLOR	REMARKS	NOTES
A	5'-0"	5'-0"	0.53	1/4" DUAL	WOOD	PER OWNER	SLIDING/ESCAPE OR RESCUE	
B	4'-0"	5'-0"	0.53	1/4" DUAL	WOOD	PER OWNER	SLIDING/ESCAPE OR RESCUE	
C	3'-0"	2'-0"	0.53	1/4" DUAL TEMP.	WOOD	PER OWNER		

DOOR SCHEDULE

ID	WIDTH	HEIGHT	R' VALUE	MAT.	FRAME TYPE	HARD. GROUP	REMARKS	NOTES
1	3'-4"	6'-9"	0.55	WOOD	WOOD	PER OWNER	SINGLE LEAF DOOR	
2	3'-0"	6'-9"	0.55	S.C.	WOOD	PER OWNER	SINGLE LEAF DOOR	
3	2'-8"	6'-9"	0.55	S.C.	WOOD	PER OWNER	SINGLE LEAF DOOR	
4	6'-9"	6'-9"	0.55	WOOD	WOOD	PER OWNER	SLIDING DOOR	
5	7'-9"	6'-9"	0.55	WOOD	WOOD	PER OWNER	SLIDING DOOR	
6	4'-9"	6'-9"	0.55	WOOD	WOOD	PER OWNER	SLIDING DOOR	

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DEC 5 2006

GPA-18558 SDR-17221

REVISED 01/11/07 PC

REVISIONS:

ACE ENGINEERING
5595 S. DURANGO DRIVE
LAS VEGAS, NV 89113
PHONE: (702) 944-88, FAX (702) 944-7942
CIVIL • PLANNING • LAND DEVELOPMENT • BUILDING DESIGN

TITLE FLOOR PLANS (BUILDINGS A & C)

PROJECT TANGA MANGA MULTIPLEXES
1404, 1408 N. 23rd STREET
LAS VEGAS 89101

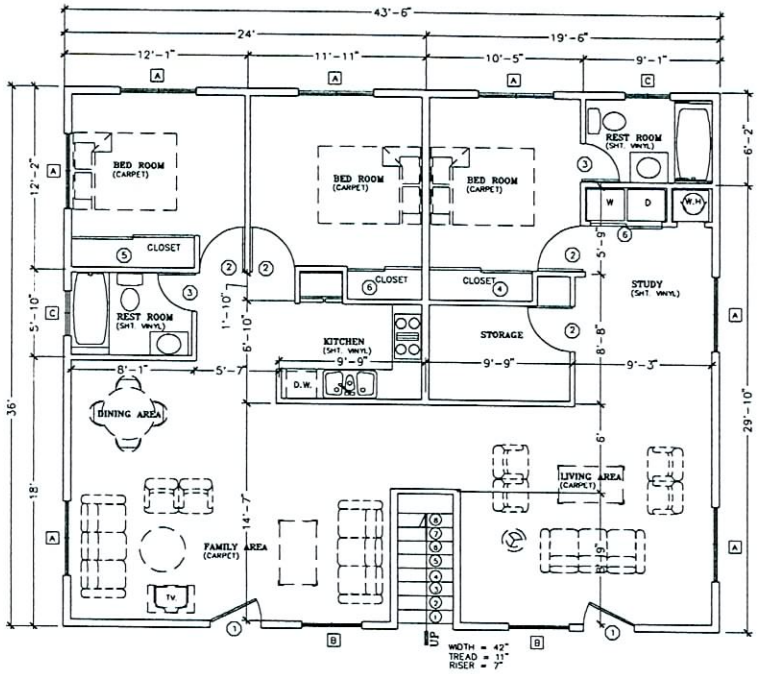
SEAL
REGISTERED PROFESSIONAL ENGINEER-STATE OF NEVADA
JASPAL S. SIDHU
Exp. DATE 06/30/2008
CIVIL
No. 13798

DATE: 12/06/2006

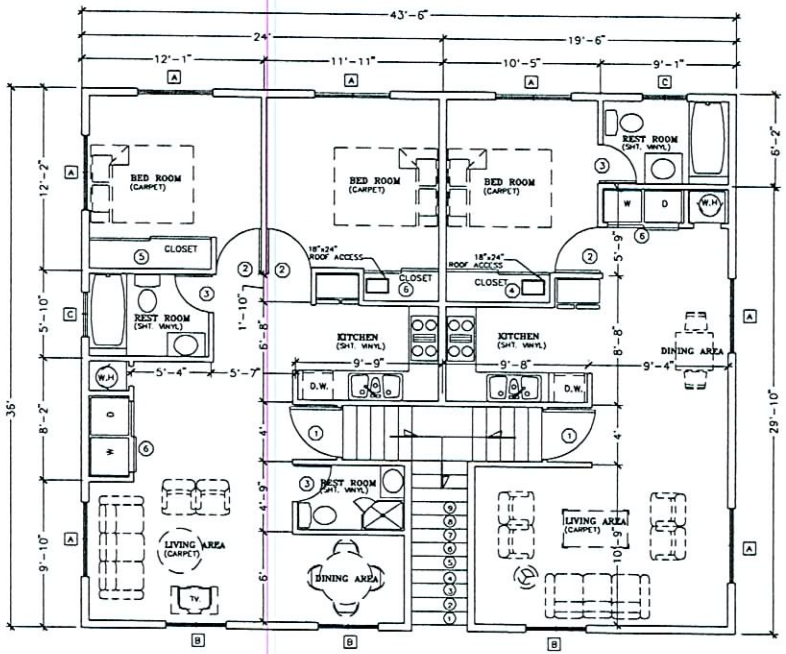
JOB : 06-13
DWG. BY: AMAN
CHK. BY: MK

A2

SHEET 2 OF 5



FIRST FLOOR PLAN
SCALE:- 1/4" = 1'-0"



SECOND FLOOR PLAN
SCALE:- 1/4" = 1'-0"

GENERAL NOTES:

A. COORDINATE WALL THICKNESS AND LOCATIONS WITH COLUMNS AND OTHER ENCASED ITEMS. CONTRACTOR SHALL INCREASE WALL STUD SIZE TO ACCOMMODATE STEEL COLUMNS, RAIN WATER LEADERS, SOIL PIPES, ELECTRICAL PANELS, ETC., CONTINUOUS ALONG THE FULL LENGTH OF THE WALL AS REQUIRED, U.N.O.

B. ALL EXITS ARE TO BE OPERABLE FROM THE INSIDE WITHOUT A KEY OR SPECIAL KNOWLEDGE. MANUALLY OPERATED EDGE OR SURFACE MOUNTED FLUSH BOLTS AND SURFACE BOLTS ARE PROHIBITED.

C. THE FLOOR/LANDING ON EACH SIDE OF EXIT DOORS SHALL BE LEVELED AND THE THRESHOLD SHALL NOT EXCEED 1/2" IN HEIGHT.

D. PROVIDE MOISTURE RESISTANT GYPSUM BOARD AT ALL TOILET ROOM WALLS.

E. WALL DIMENSIONS ARE TO FINISH FACE OF WALL OR TO CENTERLINE.

F. U.N.O., LOCATE DOOR JAMB 6" FROM CORNER.

NOTES:

1. WHEN WINDOWS ARE PROVIDED AS A MEANS OF ESCAPE OR RESCUE, THEY SHALL HAVE A FINISHED SILL HEIGHT NOT MORE THAN 44" MEASURED FROM THE FLOOR WITH MINIMUM 5.7 SQ.FT NET CLEAR OPENING. ALSO A MINIMUM OF 24" HEIGHT AND MINIMUM 20" WIDTH OF THE ESCAPE OR RESCUE WINDOW IS REQUIRED.
2. INTERIOR SPACES INTENDED FOR HUMAN OCCUPANCY SHALL BE PROVIDED WITH ACTIVE OR PASSIVE SPACE-HEATING HEATING AND COOLING SYSTEMS CAPABLE OF MAINTAINING A MINIMUM INDOOR TEMPERATURE OF BETWEEN 68°F (20°C) AND 80°F AT A POINT 3 FEET (914 MM) ABOVE THE FLOOR ON THE DESIGN HEATING DAY.
3. THE VENTS PROVIDED FOR THE DRYER SHALL NOT EXCEED TOTAL COMBINED HORIZONTAL AND VERTICAL LENGTH OF 14 FEET INCLUDING TWO 90-DEGREE ELBOWS.
4. THERE SHALL BE NO ENCLOSED USABLE SPACE UNDER EXTERIOR EXIT STAIRWAYS. THE OPEN SPACE UNDER SUCH STAIRWAYS SHALL NOT BE USED FOR ANY PURPOSE.
5. SAFETY GLAZING SHOULD BE PROVIDED AT DOORS AND ENCLOSURES FOR HOT TUBS, WHIRLPOOLS, SAUNAS, STEAM ROOMS, BATHTUBS AND SHOWERS AND IN ANY PORTION OF A BUILDING WALL ENCLOSING THESE COMPARTMENTS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZZING IS LESS THAN 60 INCHES ABOVE A STANDING SURFACE AND DRAIN INLET.
6. BATHROOMS AND WATER CLOSET COMPARTMENT SHALL BE PROVIDED WITH EITHER NATURAL OR MECHANICAL VENTILATION. MINIMUM VENTILATILATION RATES SHALL BE 50CFM FOR INTERMITTENT VENTILATION OR 20 CFM FOR CONTINUOUS VENTILATION. VENTILATION AIR FROM THE SPACE SHALL BE EXHAUSTED DIRECTLY TO THE OUTSIDE.
7. CONTRACTOR TO PROVIDE PROPER FIRE CAULKING WHERE PENETRATIONS WILL BE MADE FOR ELECTRICAL, MECH., PLUMBING & COMMUNICATION CONDUITS, PIPES & SIMILAR SYSTEMS.
8. OUTLET BOXES ON OPPOSITE SIDES OF FIRE RATED WALLS SHALL BE SEPARATED BY A HORIZONTAL DISTANCE OF AT LEAST TWENTY-FOUR INCHES.
9. GUARDRAILS IN EXTERIOR STAIRS AND LANDING TO BE MINIMUM 42" HIGH. GUARDRAIL BALUSTERS SHALL NOT PERMIT A 4" SPHERE TO PASS THROUGH, AND THE SPACE BETWEEN STAIR TREADS AND BOTTOM RAIL SHALL NOT LET A 6" SPHERE PASS THROUGH.
10. DRAFT STOPS SHALL BE INSTALLED IN THE ATTICS, MANSARDS, OVERHANGS, FALSE FRONTS SET OUT FROM WALLS AND SIMILAR CONCEALED SPACES OF BUILDINGS CONTAINING MORE THAN ONE DWELLING UNIT SUCH DRAFT STOPS SHALL BE ABOVE AND IN LINE WITH THE WALLS SEPARATING INDIVIDUAL DWELLING UNITS AND GUEST ROOMS FROM EACH OTHER AND FROM OTHER USES.
11. SMOKE DETECTORS ARE REQUIRED IN BEDROOMS, HALLS AND AREAS LEADING TO BEDROOMS, VAULTED CEILINGS 24" OR MORE HIGHER THAN HALLS LEADING TO BEDROOMS, AND AT EACH STORY OR LEVEL CHANGE CLOSE TO THE STAIR. DETECTORS SHALL BE PERMANENTLY WIRED WITH BATTERY BACKUP AND AUDIBLE LOW BATTERY SIGNAL. ALL DETECTORS INSTALLED IN THE UNIT SHALL BE INTERCONNECTED.
12. PROVIDE INDIVIDUAL CONTROL VALVES OF THE PRESSURE BALANCE OR THERMOSTATIC MIXING VALVE TYPE IN ALL SHOWERS AND TUB/SHOWER COMBINATIONS.

RECEIVED

DEC 5 2006

WINDOW SCHEDULE

ID	WIDTH	HEIGHT	U VALUE	GLZ'G	FRAME TYPE	COLOR	REMARKS	NOTES
A	5'-0"	5'-0"	0.53	1/4" DUAL	WOOD	PER OWNER	SLIDING/ESCAPE OR RESCUE	
B	4'-0"	5'-0"	0.53	1/4" DUAL	WOOD	PER OWNER	SLIDING/ESCAPE OR RESCUE	
C	3'-0"	2'-0"	0.53	1/4" DUAL TEMP	WOOD	PER OWNER		

DOOR SCHEDULE

ID	WIDTH	HEIGHT	R VALUE	MAT.	FRAME TYPE	HARD. GROUP	REMARKS	NOTES
1	3'-4"	6'-9"	0.55	WOOD	WOOD	PER OWNER	SINGLE LEAF DOOR	
2	3'-0"	6'-9"	0.55	S.C	WOOD	PER OWNER	SINGLE LEAF DOOR	
3	2'-6"	6'-9"	0.55	S.C	WOOD	PER OWNER	SINGLE LEAF DOOR	
4	6'-0"	6'-9"	0.55	WOOD	WOOD	PER OWNER	SLIDING DOOR	
5	8'-0"	6'-9"	0.55	WOOD	WOOD	PER OWNER	SLIDING DOOR	
6	5'-0"	6'-9"	0.55	WOOD	WOOD	PER OWNER	SLIDING DOOR	

GPA-18558 SDR-17221
REVISED 01/11/07 PC

REVISIONS:

ACE ENGINEERING
5595 S. DURANGO DRIVE
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PHONE: (702) 944-7113, FAX (702) 944-7112
CIVIL • PLANNING • LAND DEVELOPMENT • BUILDING DESIGN

TITLE: FLOOR PLANS (BUILDING B)

PROJECT: TANGA MANGA MULTIPLEXES
1404, 1408 N. 23rd STREET
LAS VEGAS 89101

SEAL: PROFESSIONAL ENGINEER - STATE OF NEVADA, JASPAL S. SIDHU, EXP. DATE 06/30/2006, No. 13795

DATE: 12/06/2006

JOB : 06-13
DWG. BY: JSC
CHK. BY: MK

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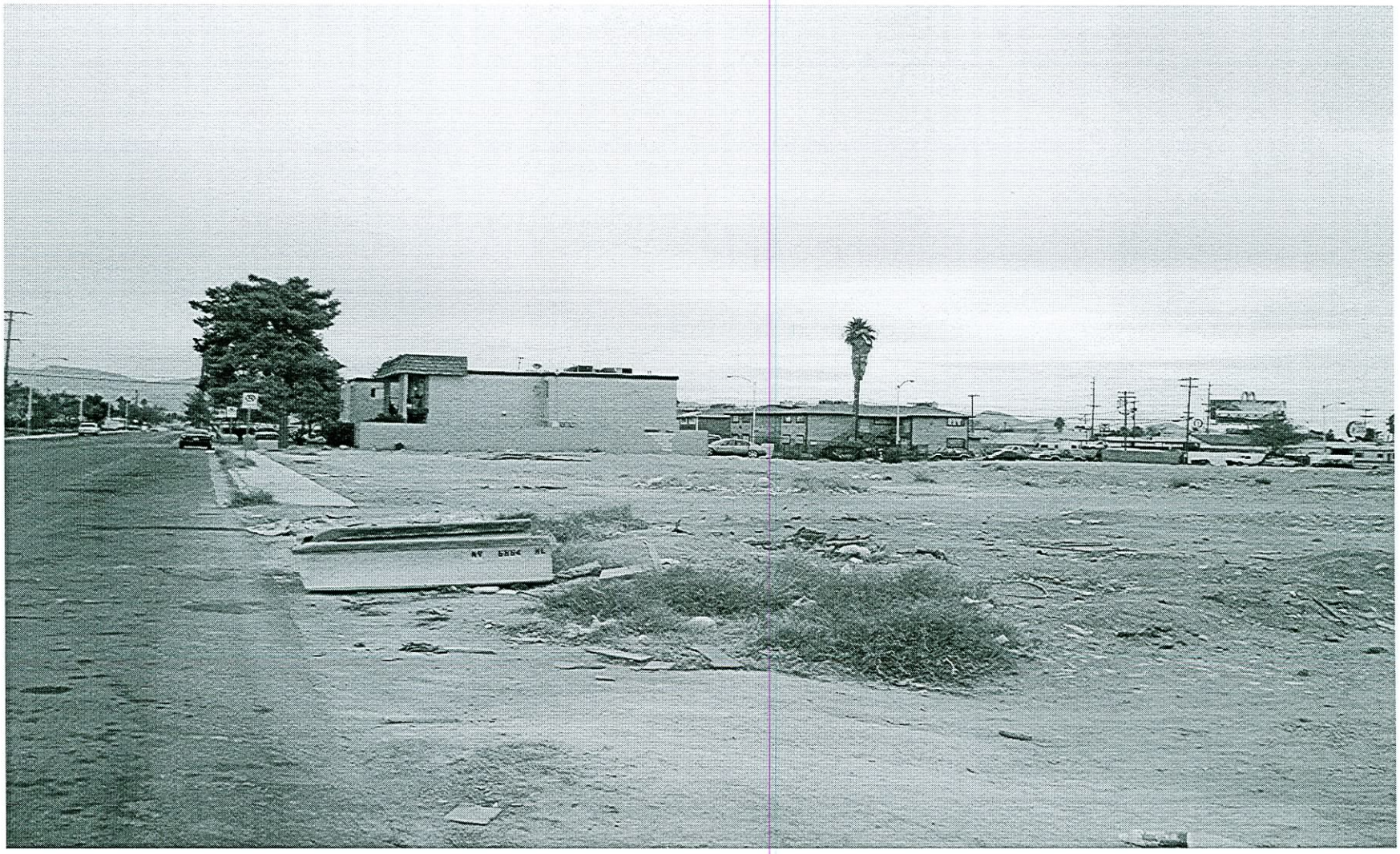
SHEET 3 OF 5



GPA-18558 AND SDR-17221 - APPLICANT/OWNER: TANGAMANGA LLC
1404 AND 1408 NORTH 23RD STREET
JANUARY 11, 2007 PLANNING COMMISSION

12/12/06

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