



# DEPARTMENT OF PLANNING

## Application / Petition Form & Statement of Financial Interest

### Department Use

Case #	
Meeting Date	
Total Fee	
Received By/Date	

24-0301  
06/20/2024

**Case Type** (Special Use Permit, Rezoning, Variance, Site Development Plan Review, etc) \_\_\_\_\_

**Project Address** (Location) Fremont & 17th

**Project Name** Fremont & 17th

**Proposed Use** \_\_\_\_\_

**Assessor's Parcel #(s)** 139-35-315-005

**Ward #** \_\_\_\_\_

**General Plan:** Existing \_\_\_\_\_

Proposed \_\_\_\_\_

**Zoning:** Existing \_\_\_\_\_

Proposed \_\_\_\_\_

**Additional Information** \_\_\_\_\_

**Property Owner** Sharan Properties LP

**Contact** Riyan Sharan

**Address** 4471 Dean Martin Dr. #806

**City** Las Vegas **State** NV **Zip** 89103

**E-mail** riyantsharan@gmail.com

**Phone** 702-556-5635

**Applicant** Sharan Properties LP

**Contact** Riyan Sharan

**Address** 4471 Dean Martin Dr #806

**City** Las Vegas **State** NV **Zip** 89103

**E-mail** riyantsharan@gmail.com

**Phone** \_\_\_\_\_

**Representative** Taney Engineering

**Contact** Nicole Chavarria

**Address** 6030 S. Jones Blvd

**City** Las Vegas **State** NV **Zip** 89118

**E-mail** nicolec@taneycorp.com

**Phone** 702-362-8844

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)** \_\_\_\_\_

**Partner(s)** \_\_\_\_\_

- 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 the application, or the lessee or agent fully authorized by the owner to make this submission, as indicated by the owner's signature below.
- Application will not be deemed complete until the submitted materials have been reviewed by Department of Planning for consistency with the Zoning Ordinance.

**Property Owner Signature** \_\_\_\_\_

An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps and Parcel Maps

**Print Name** Riyan Sharan

Subscribed and sworn before me

This 6<sup>th</sup> day of March, 20 24

Emily Sidebottom  
Notary Public in and for said County and State



EMILY SIDEBOTTOM  
NOTARY PUBLIC  
STATE OF NEVADA  
My Commission Expires: 12-28-26  
Certificate No: 23-2388-01

**SHARAN PROPERTIES LP**  
A Nevada limited partnership

24-0301  
06/20/2024

**RESOLUTION CONSENTED TO IN WRITING  
BY ALL THE DIRECTORS OF THE COMPANY**

**RESOLVED, AS UNANIMOUS RESOLUTIONS THAT:**

1. The following partners, Rahoul Sharan, General Partner and Kathy Sharan, General Partner authorizes **Riyan T Sharan** to sign alone specifically in connection with the property addressed at 1711 Fremont Street, Las Vegas NV 89101-5414

Dated March 4, 2024

By: SHARAN PROPERTIES LP  
A Nevada limited partnership

Its General Partner

DocuSigned by:  
By:   
E9C81D29CB9949D...  
Rahoul Sharan, Managing Member

DocuSigned by:  
By:   
B78F88BF2B934C5...  
Kathy Sharan, Managing Member





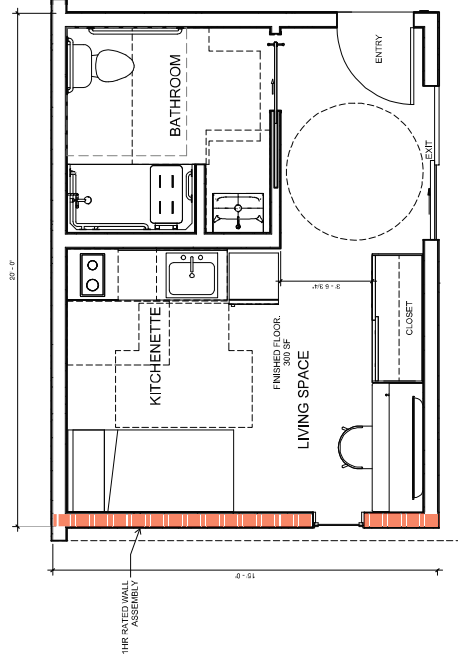
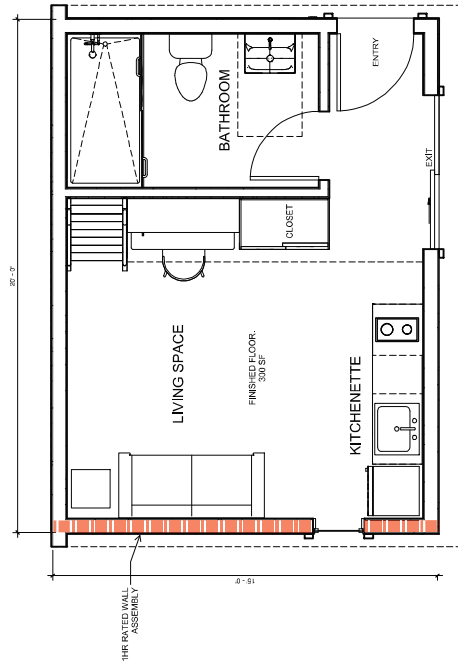
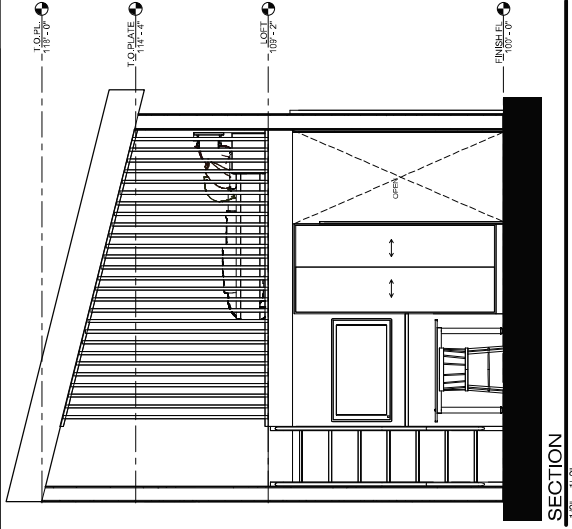
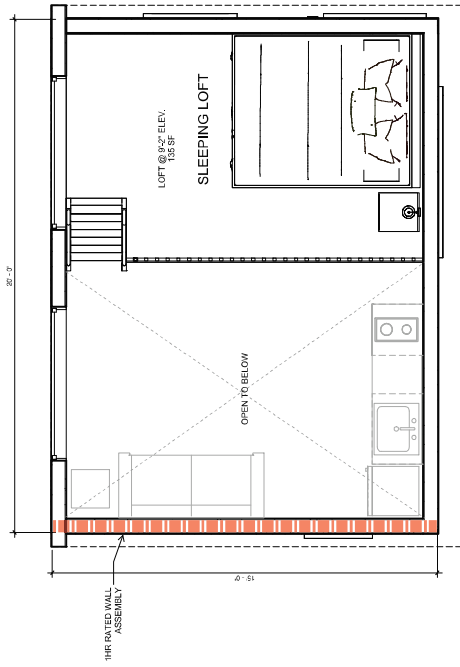
**FREMO.**

[illegible][illegible][illegible]



# 15' X 20' TINY HOME STUDIO - 300 SF

24-0301  
06/20/2024

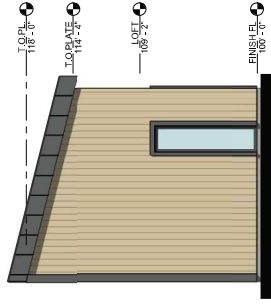




THE CASITA  
COMPANY

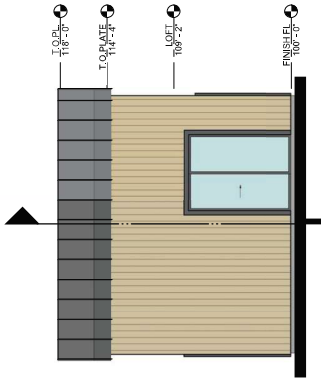
# 15' X 20' TINY HOME STUDIO - ELEVATIONS

24-0301  
06/20/2024



WEST ELEVATION

1/4" = 1'-0"



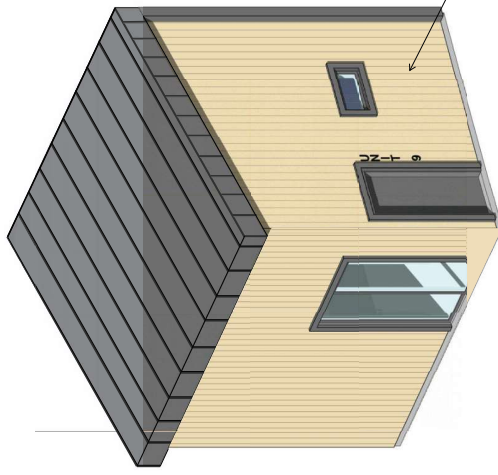
SOUTH ELEVATION

1/4" = 1'-0"

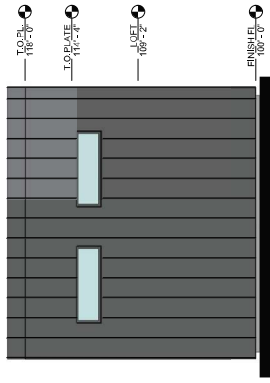


EAST ELEVATION

1/4" = 1'-0"

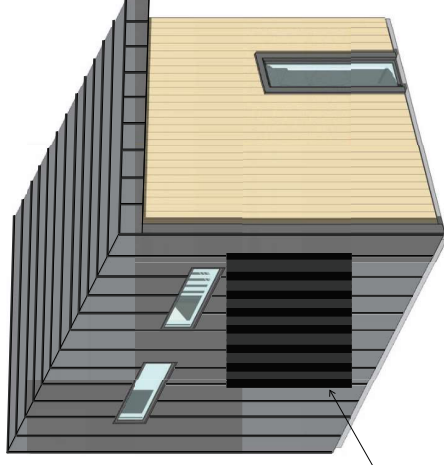


VERTICAL CEMENT  
BOARD SIDING,  
COLOR TBD



NORTH ELEVATION

1/4" = 1'-0"



METAL PANEL  
ROOFING SIDING  
COLOR GREY

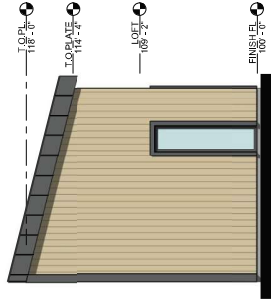




THE CASITA  
COMPANY

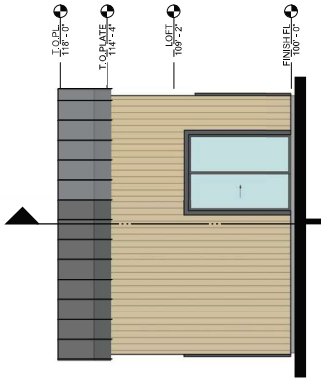
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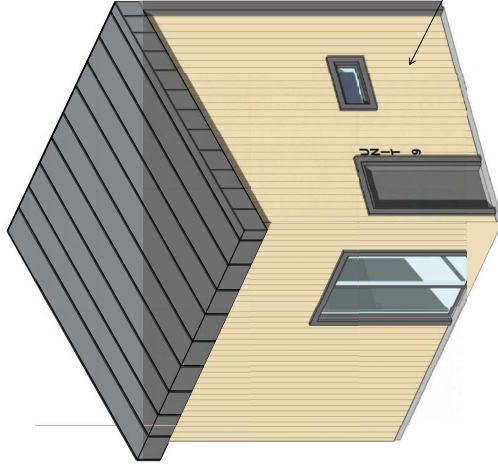
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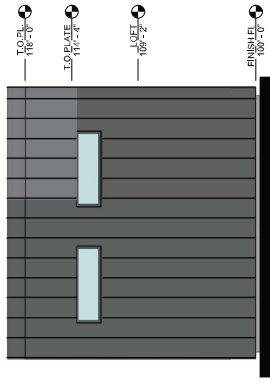


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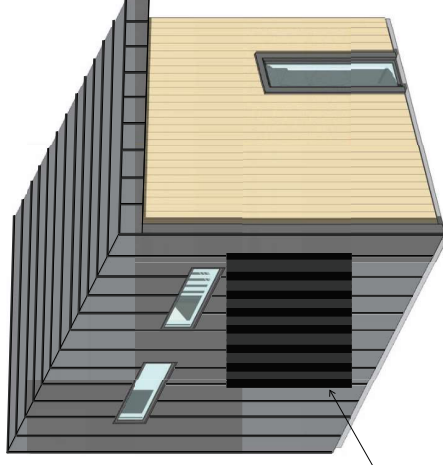


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BOARD SIDING,  
COLOR TBD



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