



DEPARTMENT OF PLANNING

Application / Petition Form & Statement of Financial Interest

Department Use

Case #
Meeting Date
Total Fee
Received By/Date

Case Type (Special Use Permit, Rezoning, Variance, Site Development Plan Review, etc) VARIANCE - SETBACK

Project Address (Location) 73 30TH STREET LAS VEGAS, NV 89101

Project Name PROPOSED METAL BUILDING Proposed Use WAREHOUSE / DISTRIBUTION

Assessor's Parcel #(s) 139-36-4020-003 Ward # _____

General Plan: Existing _____ Proposed _____ Zoning: Existing M Proposed M

Additional Information REPLACE A FIRE DAMAGED METAL BUILDING WITH ZERO-LOT LINE AT THE SOUTH SIDE OF THE PROPERTY

Property Owner LORDS PLASE LLC Contact SAM VAFALAR
Address 73 30TH STREET City LAS VEGAS State NV Zip 89101
E-mail _____ Phone 702 505 1110

Applicant SAME AS THE OWNER Contact _____
Address _____ City _____ State _____ Zip _____
E-mail _____ Phone _____

Representative DESIGNLAND PLLC Contact BEN TORRELLA
Address 712 MAXLEY CT City LAS VEGAS State NV Zip 89145
E-mail ben.designland@gmail.com Phone 702 665 9507

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.

State of Nevada

County of Clark

Property Owner Signature [Signature] Agent

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

Print Name LORDS PLASE LLC

Subscribed and sworn before me

This 20 day of May, 2024

Harold Rogers III

Notary Public in and for said County and State



HOWARD ROGERS
NOTARY PUBLIC
STATE OF NEVADA
Appt. No. 11-3859-1
My Appt. Expires December 1, 2026

24-0064
07/15/2024



DESIGNLAND PLLC.
712 Maxley Ct. Las Vegas, NV 89145
Tel: (702)665 9507

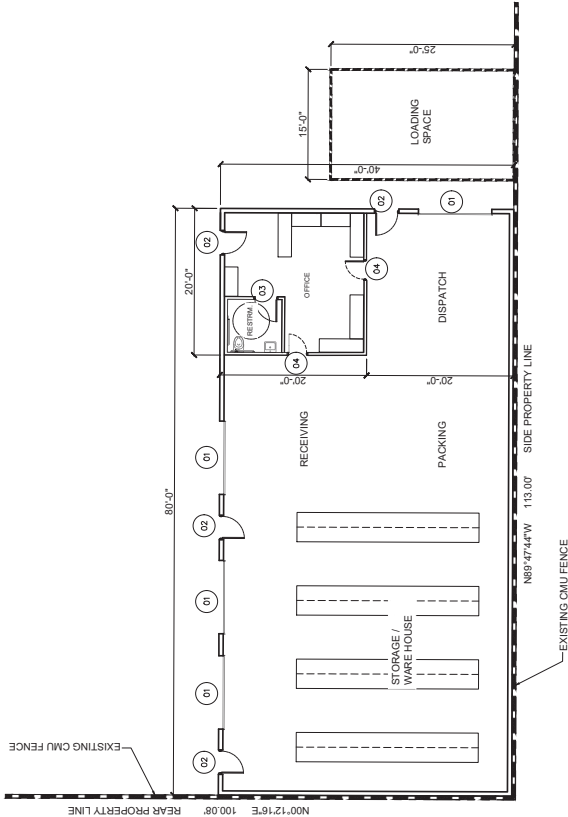
SHEET CONTENTS:
FLOOR PLAN & ELEVATIONS

PROJECT DETAILS:
PROPOSED PREFAB METAL BUILDING
73 30HT ST
LAS VEGAS NV 89101

CAD CT
DESIGN BT
CHECK BT
COMPLETED

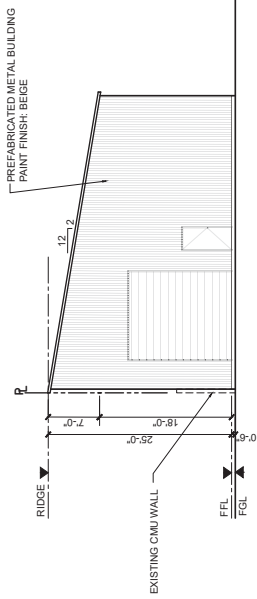
REVISIONS:

24-0064
09/23/2024

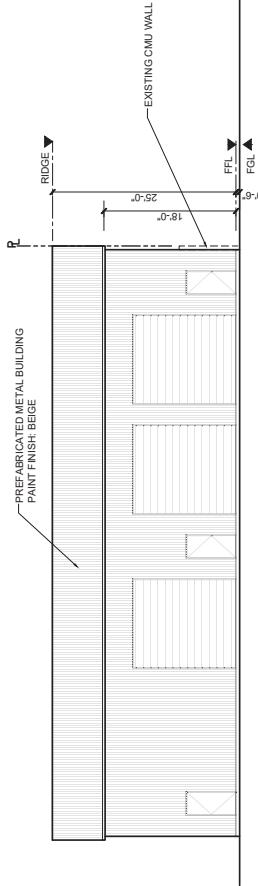


DOOR SCHEDULE				DESCRIPTION
MARK	W	H	LOCATION	
01	12'	14'	EXTERIOR	ROLL UP GARAGE DOOR
02	36'	80"	EXTERIOR	EXTERIOR PREHUNG DOOR
03	36'	80"	RESTROOM	INTERIOR PREHUNG DOOR
04	36'	80"	OFFICE	INTERIOR PREHUNG DOOR WITH GLASS PANEL

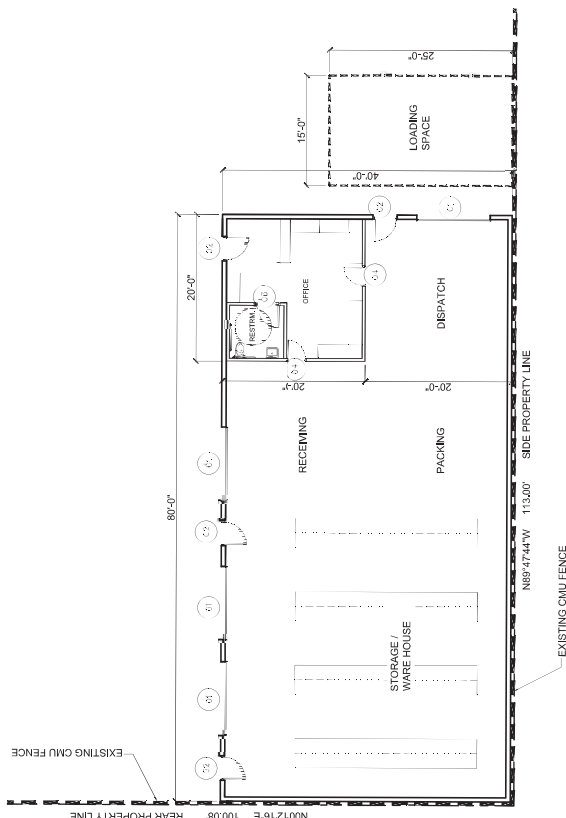
1 FLOOR PLAN
SCALE = 1/8" = 1'



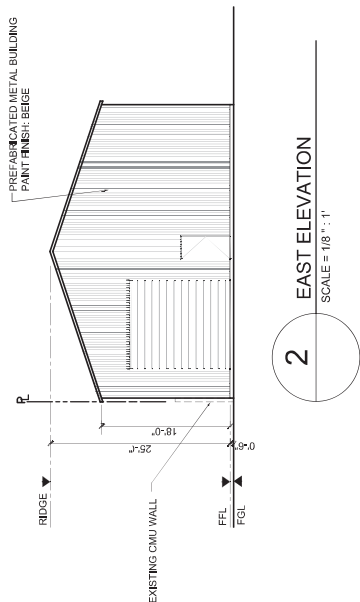
2 EAST ELEVATION
SCALE = 1/8" = 1'



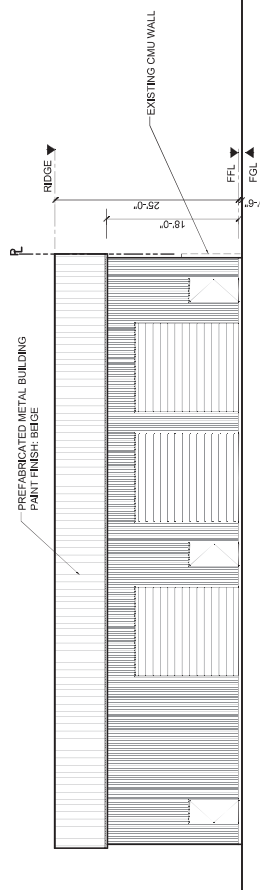
3 NORTH ELEVATION
SCALE = 1/8" = 1'



1 FLOOR PLAN



3 NORTH ELEVATION



DOOR SCHEDULE

MARK	W	H	LOCATION	DESCRIPTION
C ₁ *	14"	14"	EXTERIOR	ROLL UP GARAGE DOOR
C ₂ *	36"	80"	EXTERIOR	EXTERIOR PREHUNG DOOR
C ₃ *	36"	80"	RESTROOM	INTERIOR PREHUNG DOOR
C ₄ *	36"	80"	OFFICE	INTERIOR PREHUNG DOOR WITH GLASS PANEL

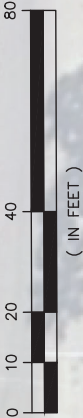
PERIMETER FENCE UPGRADE

SCOPE OF WORK: REPLACE AN EXISTING CHAIN LINK FENCE
WITH AN 8' SOLID METAL FENCE
WITH METAL CLAW ALONG SUNRISE AVE.

PROPERTY LOCATION & INFORMATION:

APN: 13936402003
OWNER: LORDS PLASE L L C
ADDRESS: 73 30TH ST
JURISDICTION: LAS VEGAS - 89101
ZONING CLASSIFICATION: INDUSTRIAL (M)
ESTIMATED LOT SIZE: 0.26 ACRES

Sunrise Ave Sunrise Ave Sunrise Ave



BUILDING DATA

OCCUPANCY GROUP : S / B , WARE HOUSE / DISTRIBUTION
TYPE OF CONSTRUCTION : II - B

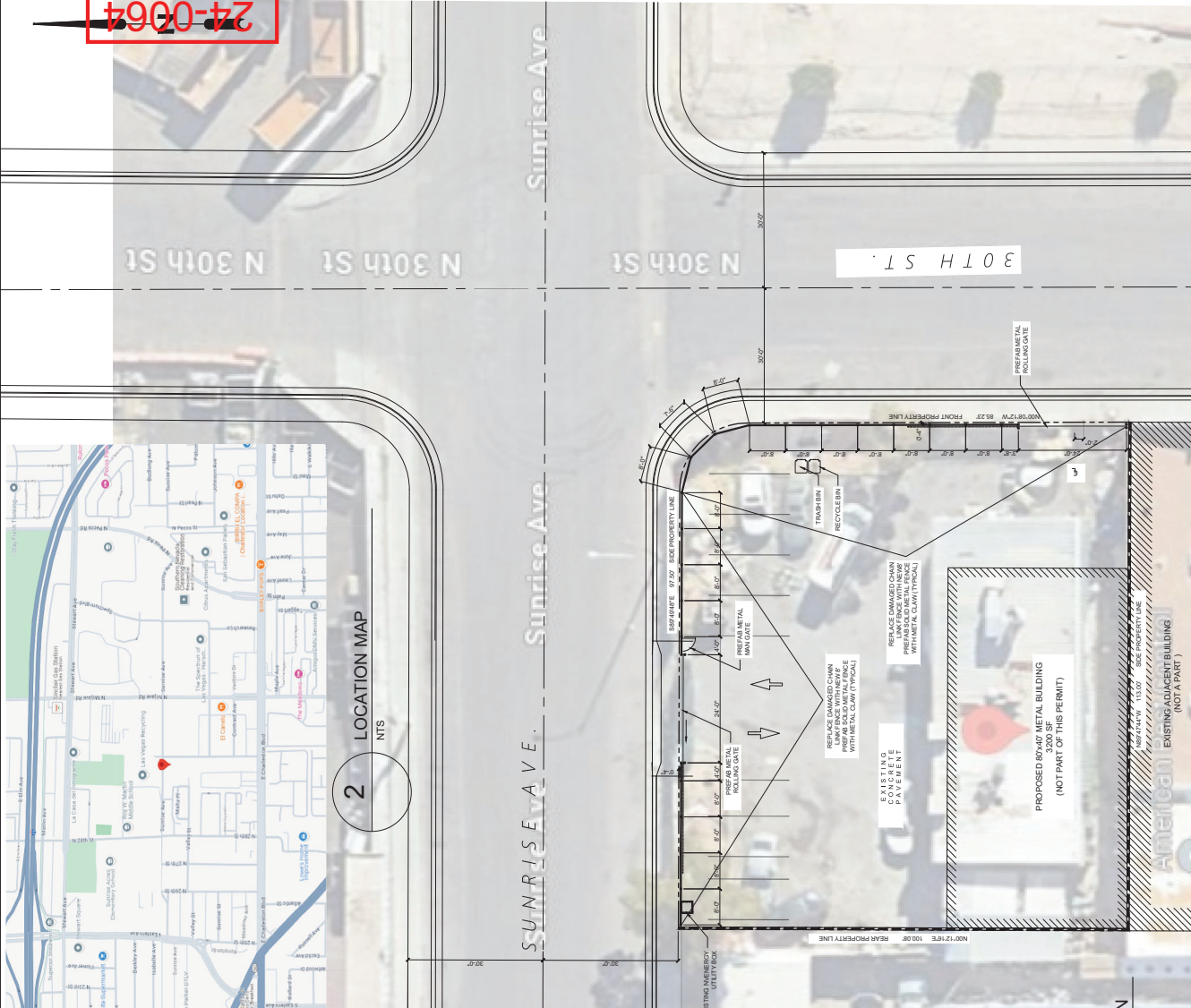
CODES:

2021 IBC, IFC
2018 IRC, IEBC, IECC, UPC, UMC
2017 NEC

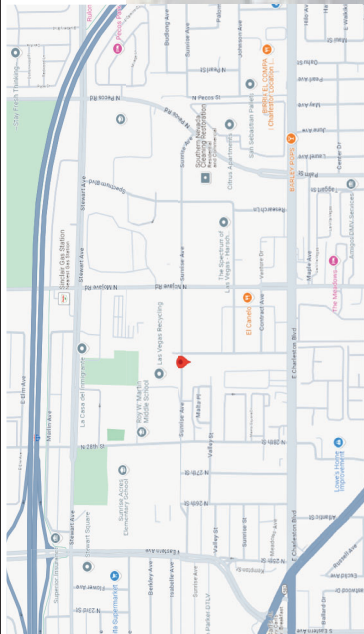
SHEET INDEX:

0.0 TITLE SHEET - SITE PLAN , LOCATION MAP
1.0 ELEVATIONS

1 SITE PLAN
SCALE = 1" : 10'



2 LOCATION MAP
NTS



DESIGNLAND PLLC.		712 Maxley Ct. Las Vegas, NV 89145 Tel: (702)665 9507	
SHEET CONTENTS:	PROJECT DETAILS:	PERIMETER FENCE UPGRADE LAS VEGAS NV 89101	
CAD CT	DESIGN BT	CHECK BT	COMPLETED
REVISIONS:		09/20/2024	

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