



# 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

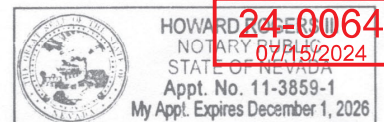
**Print Name** LORDS PLASE LLC

Subscribed and sworn before me

This 20 day of May, 20 24

Harold Bogard III

Notary Public in and for said County and State





2 LOCATION MAP  
NTS

## PROPOSED METAL BUILDING

SCOPE OF WORK: REPLACE A FIRE DAMAGED METAL BUILDING

24-0064  
06/04/2024

### 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

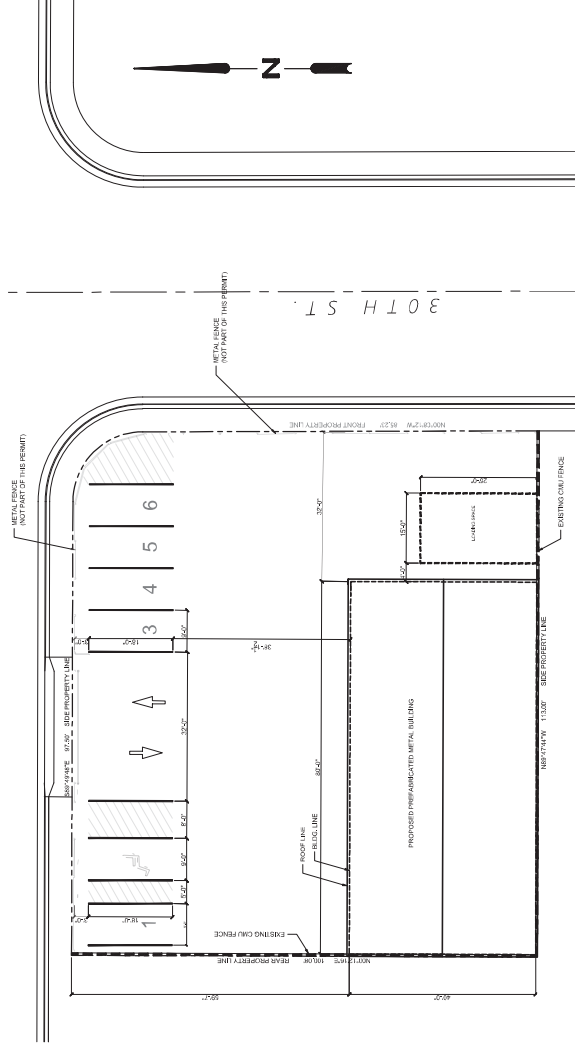
### BUILDING DATA

OCCUPANCY GROUP : S / B , WARE HOUSE / DISTRIBUTION  
TYPE OF CONSTRUCTION : II - B  
BUILDING AREA : 3200 sqft

### CODES:

2021 IBC  
2021 IFB  
2017 NEC  
2018 UMC/UPC

SUNRISE AVE.



1 SITE PLAN  
SCALE = 1" = 10'  
( IN FEET )

<div>1.0</div> <div>EXP. DATE: 06/30/2024</div> <div></div>	<div>DESIGNLAND PLLC.</div> <div>712 Maxley Ct. Las Vegas, NV 89145</div> <div>Tel: (702)665 9507</div>	<div>SHEET CONTENTS:</div> <div>SITE PLAN</div> <div>VICINITY MAP</div> <div>CALCULATIONS</div>	<div>PROJECT DETAILS:</div> <div>PROPOSED PREFAB METAL BUILDING</div> <div>73 30TH ST</div> <div>LAS VEGAS NV 89101</div>	<div>CAD</div> <div>DESIGN</div> <div>CHECK</div> <div>BT</div> <div>COMPLETED</div> <div>03/29/24</div>	<div>REVISIONS:</div> <div></div> <div></div> <div></div>
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PERIMETER FENCE REPLACEMENT

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

PROPERTY LOCATION & INFORMATION:

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

BUILDING DATA

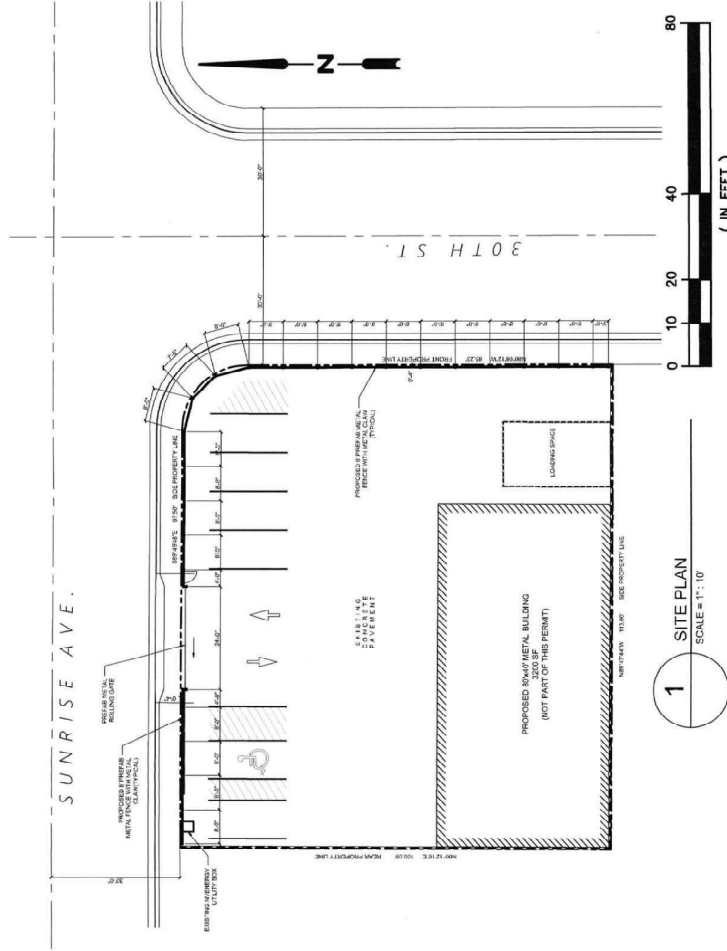
OCCUPANCY GROUP : S / B , WARE HOUSE / DISTRIBUTION  
TYPE OF CONSTRUCTION : II - B

CODES:

2021 IBC  
2021 IFC  
2017 NEC

SHEET INDEX:

- 1.0 TITLE SHEET - SITE PLAN , LOCATION MAP
- 1.1 ELEVATIONS
- 2.0 STRUCTURAL DETAILS



1 SITE PLAN  
SCALE = 1" = 10'

2 LOCATION MAP  
N.T.S.

DESIGNLAND PLLC, 712 Maxley Ct. Las Vegas, NV 89145 Tel: (702)665 9507	SHEET CONTENTS: SITE PLAN LOCATION MAP	PROJECT DETAILS: PERIMETER FENCE REPLACEMENT 73 30TH ST LAS VEGAS NV 89101	CAD DESIGN BT CHECK BT COMPLETED 03/29/24
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Benjamin Torrella  
24-00064  
08.05.2024

1.0



1.1



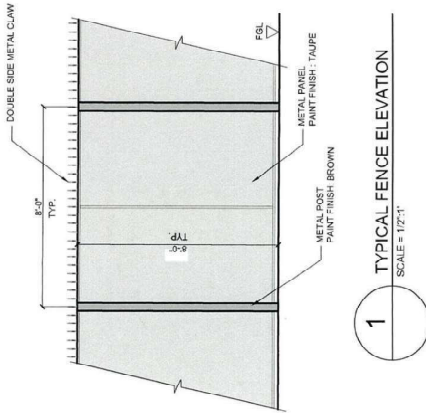
DESIGNLAND PLLC,  
712 Maxley Ct. Las Vegas, NV  
89145  
Tel: (702)665 9507

SHEET CONTENTS:  
ELEVATIONS

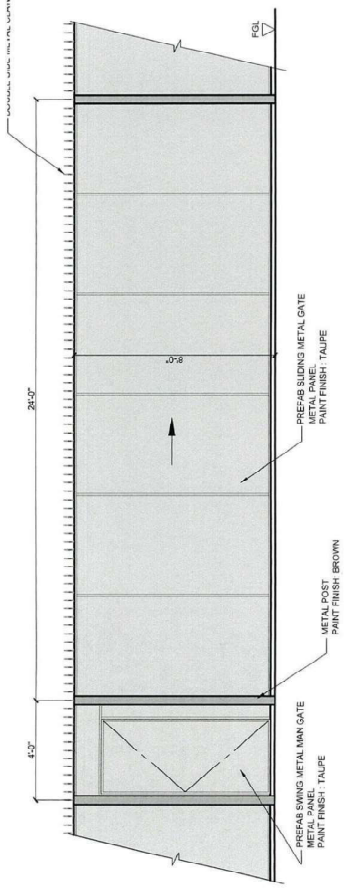
PROJECT DETAILS:  
PERIMETER FENCE  
REPLACEMENT  
73 30HT ST  
LAS VEGAS NV 89101

CAD  
CT  
DESIGN  
BT  
CHECK  
BT  
COMPLETED  
03/29/24

REVISIONS:



1 TYPICAL FENCE ELEVATION  
SCALE = 1/2"=1'



2 GATE ELEVATION  
SCALE = 1/2"=1'