



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) Site Development Plan Review

Project Address (Location) At Constantinople, near Buffalo; Wayne Bunker Park: 7351 W. Alexander Rd., Las Vegas, NV 89129

Project Name Pickleball Complex at Wayne Bunker Park **Proposed Use** C-V, PR-OS

Assessor's Parcel #(s) 3810101006, 13810101019 **Ward #** 4

General Plan: Existing C-V, (U(R)) Proposed _____ **Zoning:** Existing C-V, (U(R)) Proposed C-V, PR-OS

Additional Information The City of Las Vegas (owner) is leasing Parcel 13810101019.

Property Owner City of Las Vegas **Contact** Liz Duncan

Address 495 S. Main Street **City** Las Vegas **State** NV **Zip** 89101

E-mail eduncan@LasVegasNevada.gov **Phone** 702-229-5220

Applicant SLA Land Architects **Contact** Cassandra Dawes

Address 1700 W. Horizon Ridge Pkwy, Suite 203 **City** Henderson **State** NV **Zip** 89012

E-mail cassid@slaLandArchitects.com **Phone** 702-597-3108 ext. 13

Representative _____ **Contact** _____

Address _____ **City** _____ **State** _____ **Zip** _____

E-mail _____ **Phone** _____

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 [Signature]

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

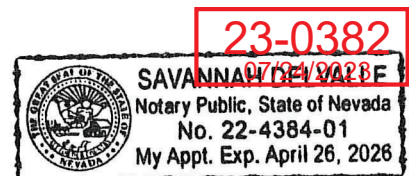
Print Name Terese M. Boyce

Subscribed and sworn before me State of Nevada
County of Clark

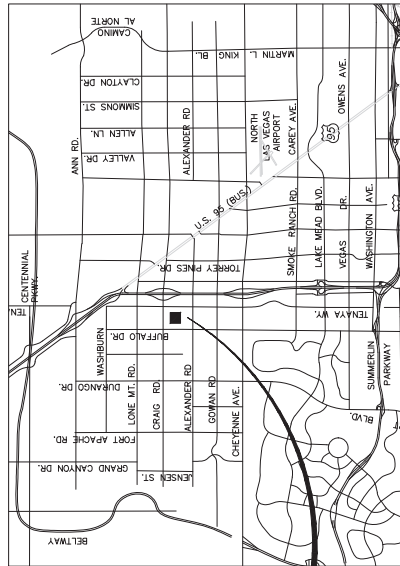
This 24th day of July, 2023

[Signature]

Notary Public in and for said County and State



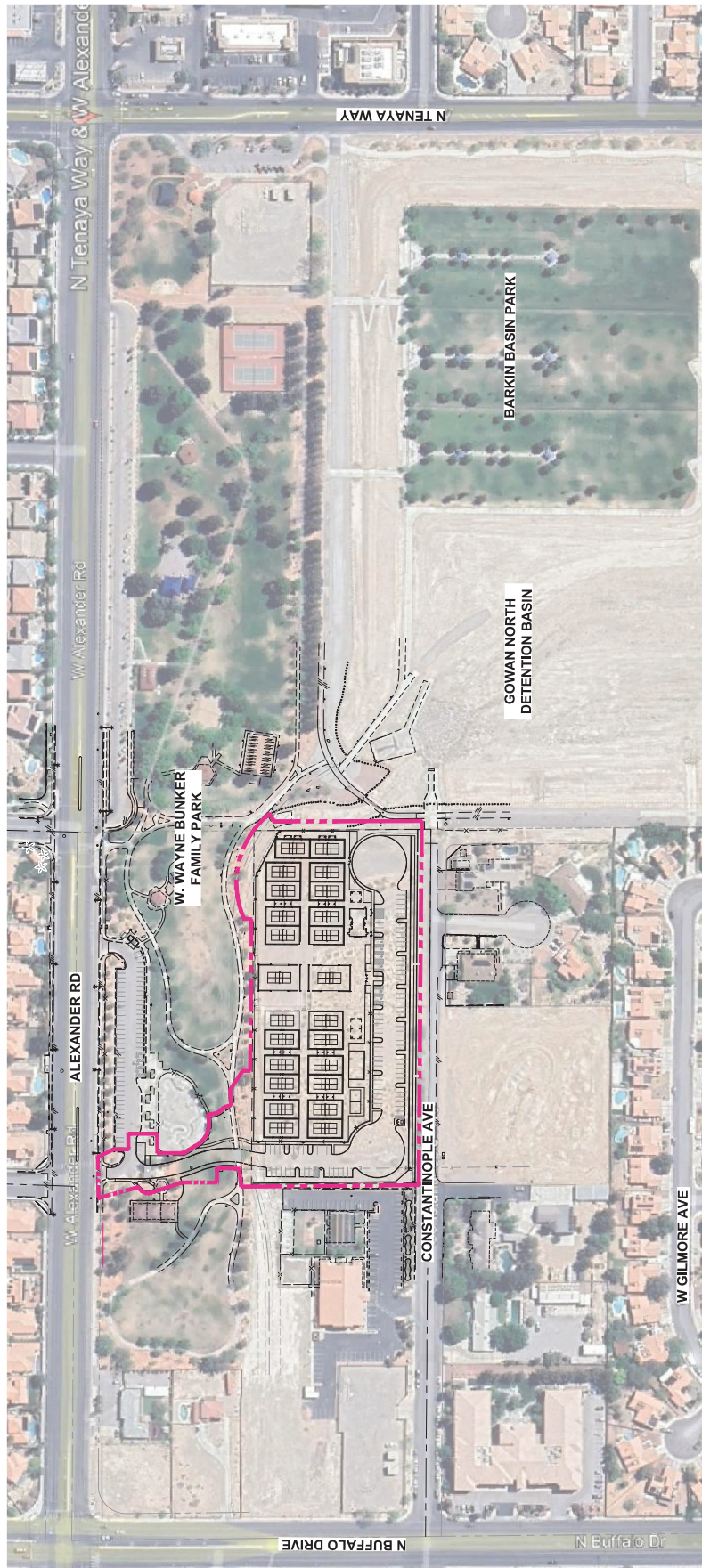
VICINITY MAP



PROJECT SITE

23-0382
03/05/2024

SITE MAP



PICKLEBALL COMPLEX AT WAYNE BUNKER PARK

VICINITY MAP & AREA MAP

DECEMBER 2023



SCALE: 1" = 40'

APN: 138-10-101-009
RURAL ESTATES RESIDENTIAL
2 UNITS PER ACRE (R-E)

APN: 138-10-101-011
RURAL ESTATES RESIDENTIAL
2.11 UNITS PER ACRE (R-E)

APN: 138-10-101-012
RURAL ESTATES RESIDENTIAL
2.11 UNITS PER ACRE (R-E)

PICKLEBALL COURTS FENCING:
8" TALL CHAIN LINK FENCE,
POWDER COATED BLACK WITH
BLACK SCREENING MATERIAL

**EAST AND WEST FENCING FROM
CORNER FOR 16':**
8" TALL CHAIN LINK FENCE,
POWDER COATED BLACK

**EAST AND WEST CENTRAL
FENCING:**
8" TALL CHAIN LINK FENCE,
POWDER COATED BLACK

**FENCING BETWEEN DOUBLE
COURTS:**
3-5" TALL CHAIN LINK FENCE,
POWDER COATED BLACK

BARKING BASIN PARK
OWNER: CITY OF LAS VEGAS
APN: 138-10-101-018
CMC DISTRICT (C-V)

7. WAYNE BUNKER FAMILY PARK
OWNER: CITY OF LAS VEGAS
APN: 138-10-101-017

OWNER: FLOOD CHANNEL
 P/N: 138-101-96-002
 VIC (C-V)

WAYNE BUNKER FAMILY PARK
OWNER: CITY OF LAS VEGAS
APN: 138-10-101-017

WAYNE BUNKER FAMILY PARK
OWNER: CITY OF LAS VEGAS
APN- 138-10-101-015

W. WAYNE BUNKER FAMILY PARK
OWNER: CITY OF LAS VEGAS
APN: 138-10-101-015

PARKING		
REGULAR SPACES:		98
HANDICAP SPACES:		5
HANDICAP SIDE LOADING:		0
TOTAL PARKING SPACES:		103
ADDITIONAL PARK PARKING		
EASTERN PARK PARKING:		5
REGULAR PARKING:		2
HANDICAP SPACES:		1
HANDICAP SIDE LOADING:		0
TOTAL PARKING SPACES:		8
STREET PARKING (PARALLEL)		
REGULAR PARKING:		1
HANDICAP SPACES:		0
TOTAL PARKING SPACES:		13

ALEXANDER ROAD

CONSTANTINOPLE AVENUE






8'-0" CMU WALL —

OWNER: CHURCH TABERNACLE
OF PRAISE, INC.
APN: 138-10-101-022
UNDEVELOPED/RURAL
1 TO 3.5 UNITS PER ACRE (U(R))

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LANDSCAPE LEGEND

23-0382
03/05/2024

LANDSCAPE ELEMENTS SCHEDULE	
SYMBOL	DESCRIPTION
	DECORATIVE ROCK. PAINT PLANTING AREAS. SIZE, SHAPE, SPACING, COLOR, TO MATCH EXISTING PLANTS. DECORATIVE ROCK 2" MIN. DEPTH.
	DECORATIVE RUBBLE. 4" IT ROCK AT EXISTING SWALE. 4" MINIMUM DEPTH. COLOR TO MATCH DECORATIVE ROCK.
	SYNTHETIC TURF.
	EXISTING GRASS. PROTECT IN PLACE. REPAIR AND REPLACE AS NECESSARY WITH MATCHING SPECIES.
	EXISTING LANDSCAPE. PROTECT IN PLACE. REPAIR DAMAGED PLANTS AND ROCK.

1. DECORATIVE ROCK SHALL BE INSTALLED IN ALL LANDSCAPE AREAS WITHIN LANDSCAPE LIMIT OF WORK EXCEPT WHERE OTHERWISE NOTED. ROCK INSTALLATION SHALL INCLUDE PRE-EMERGENT HERBICIDE INSTALLED PRIOR TO AND AFTER THE ROCK INSTALLATION
2. ANY TREE PLANTED WITHIN 5 FEET OF A SIDEWALK OR WALL SHALL BE PLANTED WITH A ROOT GUARD DESIGNED TO DIRECT ROOT GROWTH DOWNWARD.
3. ALL PLANTS SHOWN ON THIS PLAN AND/OR IN THE PLANT SCHEDULE ABOVE ARE ON THE SOUTHERN NEVADA PLANNING AND/OR REGIONAL PLANT LIST.

TOTAL LANDSCAPE AREA:
TOTAL OPEN SPACE AREA:
TOTAL AREA:

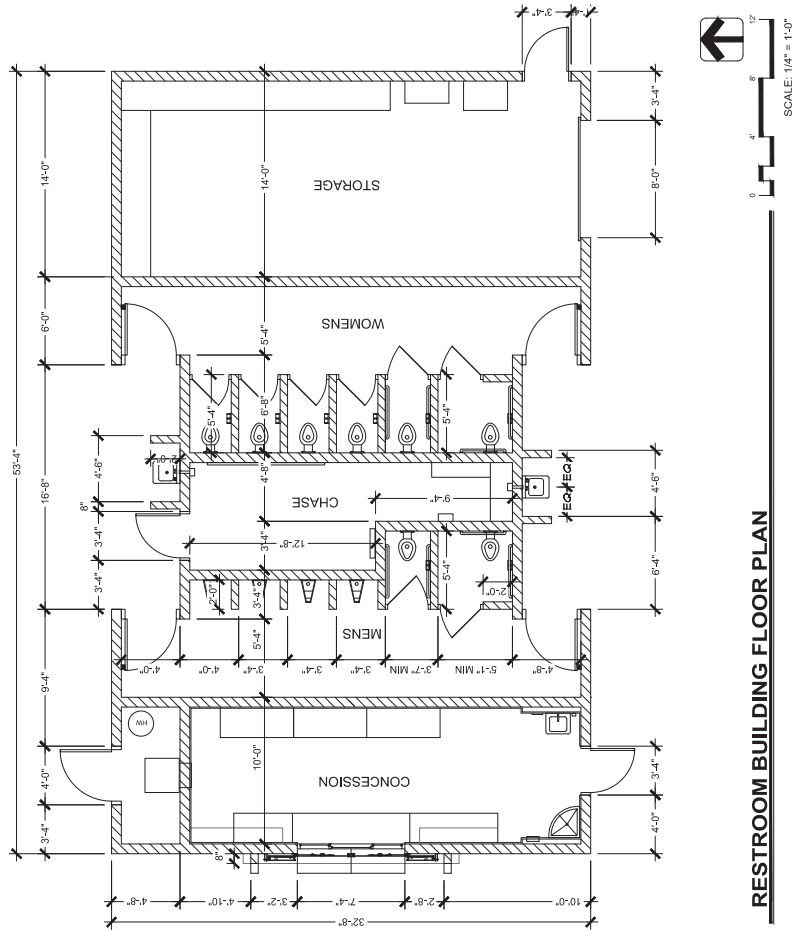


LANDSCAPE PLAN - COLOR

LIMIT OF WORK

203 • henderson, nv 89012
www.slandarchitects.com

RESTROOM BUILDING FLOOR PLAN



OCCUPANCY INFORMATION

CONCESSION:	2 OCCUPANTS
STORAGE:	2 OCCUPANTS
WOMEN/MEN'S RESTROOM:	6 OCCUPANTS EACH
UTILITY CHASE:	1 OCCUPANT
MECHANICAL:	1 OCCUPANT
TOTAL OCCUPANCY:	18 OCCUPANTS

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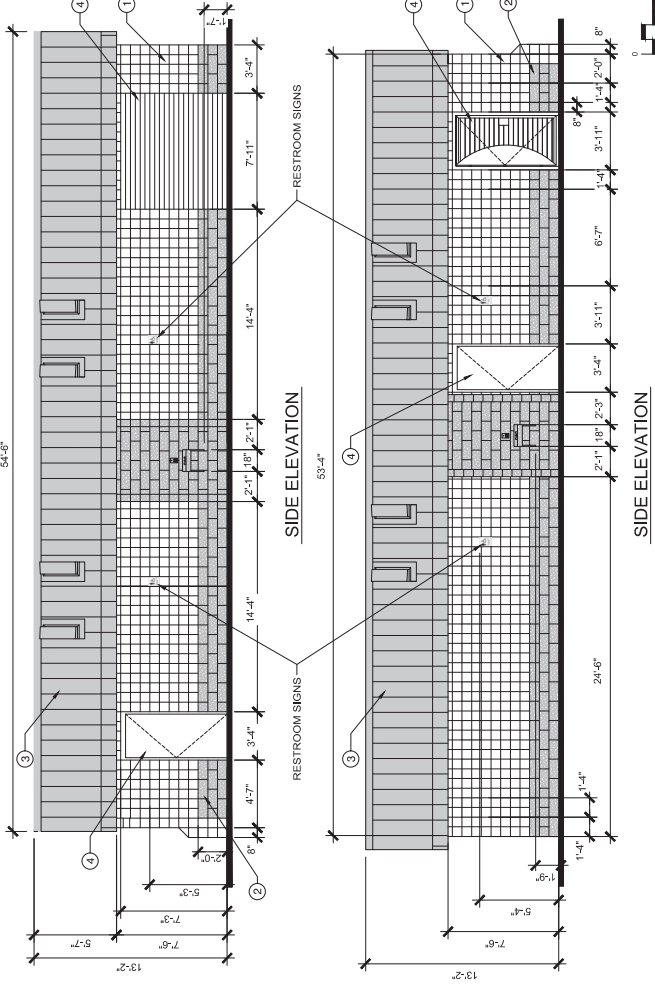
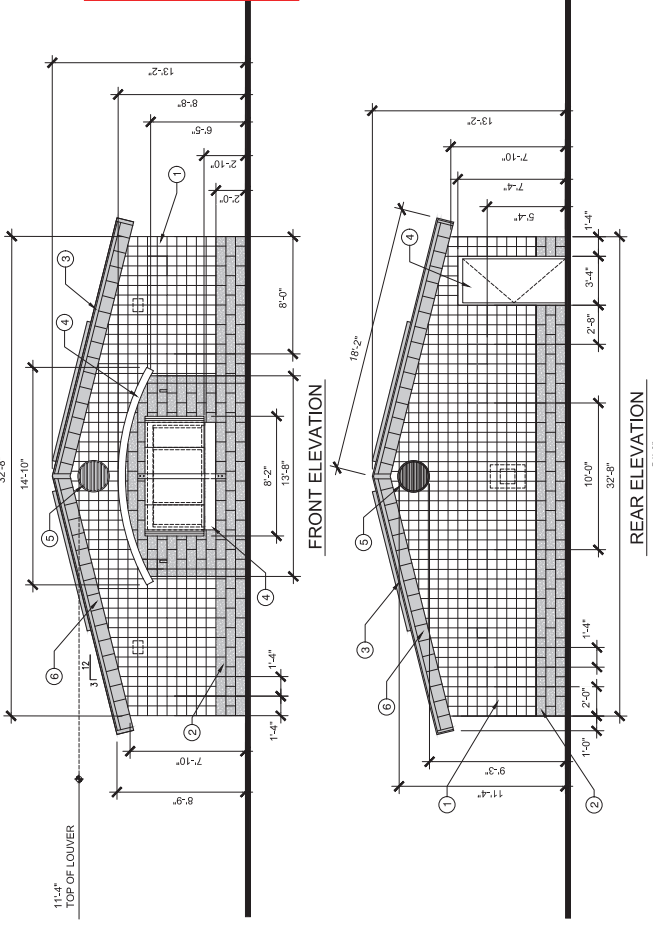
23-0382
03/05/2024



RESTROOM SIGNS



- LEGEND:
- 1 GROUND FACE BLOCK, COLOR: TAN
 - 2 SPLIT FACE BLOCK, COLOR: BROWN
 - 3 STANDING SEAM METAL ROOF, COLOR: DARK TAN
 - 4 ACCENT COLOR: LIGHT TAN
 - 5 VENT, COLOR TO MATCH ROOF
 - 6 STANDING SEAM FASCIA, COLOR TO MATCH ROOF
- BLOCK LEGEND:
- INDICATES F" BLOCK - TULE BROWN COLOR
 - INDICATES F" BLOCK - TAN COLOR



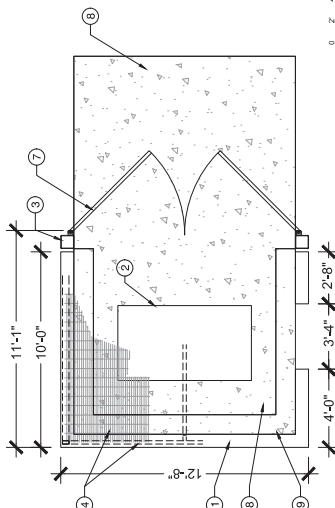
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TRASH ENCLOSURE LEGEND:

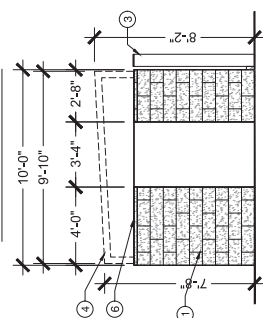
- 1 8'X8'X18" CMU WALL, SPLIT FACE, COLOR TAN
- 2 STANDARD 3 YARD CONTAINER
- 3 PIPE COLUMN ASSEMBLY GATE JAMB, COLOR TAN TO MATCH SHADE STRUTS
- 4 TIEBARS WITH TUBE STEEL FRAME AND PERFORATED, SLOTTED (SQUARE END PATTERN) STEEL SCREEN MATERIAL, COLOR: DARK TAN TO MATCH SHADE STRUTS
- 5 GATE LATCH
- 6 2" CMU CAP BLOCK TO MATCH CMU WALL
- 7 TUBE STEEL GATE FRAME WITH 16 G LUGS TO MATCH SHADE STRUCTURES
- 8 CONCRETE SURFACE AND APRON
- 9 10" TALL X 12" DEEP CONCRETE CURB

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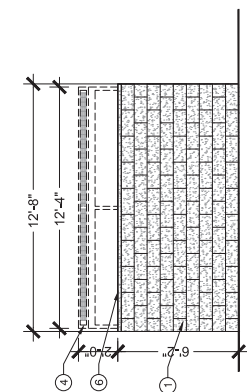
- MATERIALS LEGEND:
- INDICATES 8" BLOCK TAN COLOR
 - INDICATES 8" BLOCK TAN COLOR



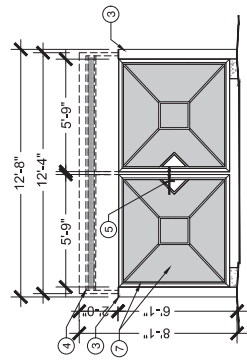
PLAN VIEW



SIDE ELEVATION



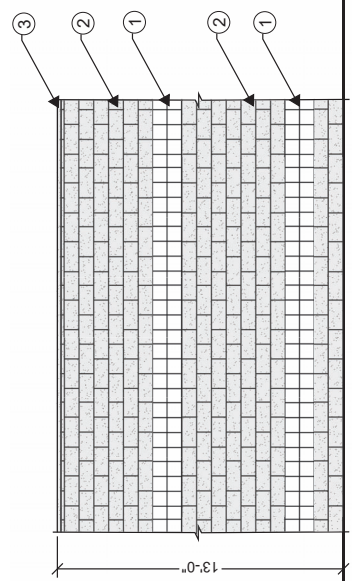
REAR ELEVATION



FRONT ELEVATION

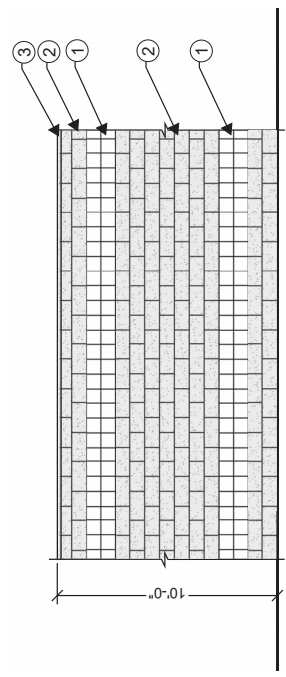
TRASH ENCLOSURE

SCALE: 3/16" = 1'-0"



SOUTHERN PERIMETER WALL ELEVATION

SCALE: 3/16" = 1'-0"



WESTERN PERIMETER WALL ELEVATION

SCALE: 3/16" = 1'-0"

PREPARED FOR
CITY OF LAS VEGAS

DATE: 10/18/2023

DESIGNED BY: CD

DRAWN BY: CGD

CHECKED BY: CGD

SCHEMATIC DESIGN

SUBMITTAL STAGE

NO. 1

DATE

SHEET

NO.

23-0382

03/08/2024

1700 W Horizon Ridge Pkwy, Suite 203
Henderson NV 89012
www.slaandarchitects.com

slaand
ARCHITECTS

PREPARED BY

NOT FOR CONSTRUCTION

TRASH ENCLOSURE
AT WAYNE BUNKER PARK
PICKLEBALL COMPLEX

SHEET

PREPARED FOR
CITY OF LAS VEGAS

DATE: 10/18/2023

DESIGNED BY: CD

DRAWN BY: CGD

CHECKED BY: CGD

SCHEMATIC DESIGN

SUBMITTAL STAGE

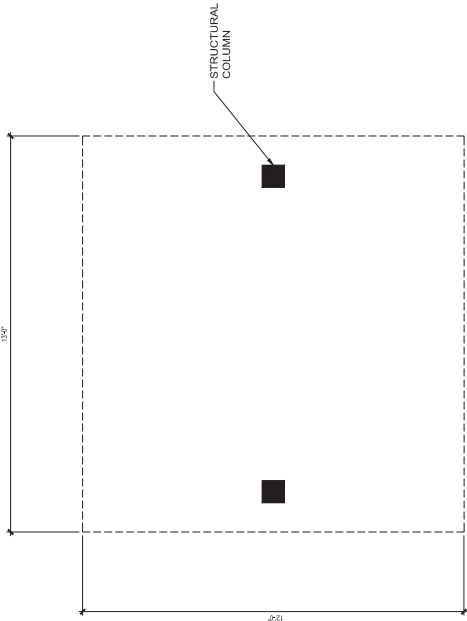
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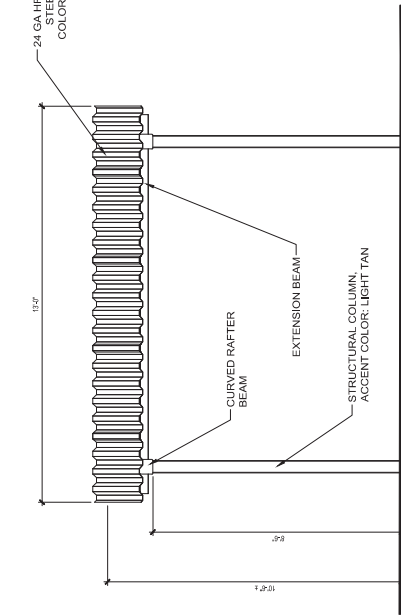
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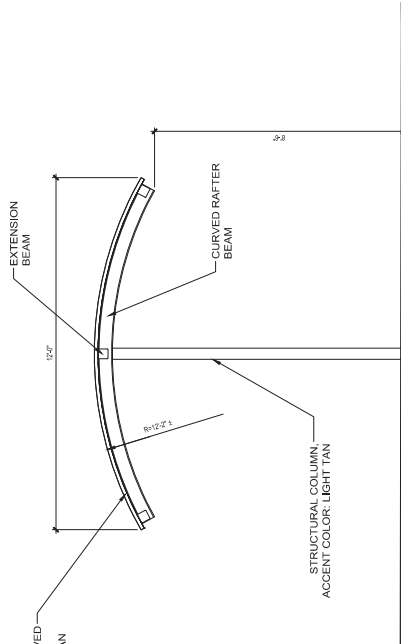
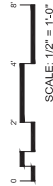
03/08/2024 • 10:51 AM • 1700 W Horizon Ridge Pkwy, Suite 203, Henderson, NV 89012 • 702.262.3108 • www.slaandarchitects.com



13' x 12' SHADE STRUCTURE PLAN VIEW



13' x 12' SHADE STRUCTURE - EAST/ WEST ELEVATION



13' x 12' SHADE STRUCTURE - NORTH/ SOUTH ELEVATION



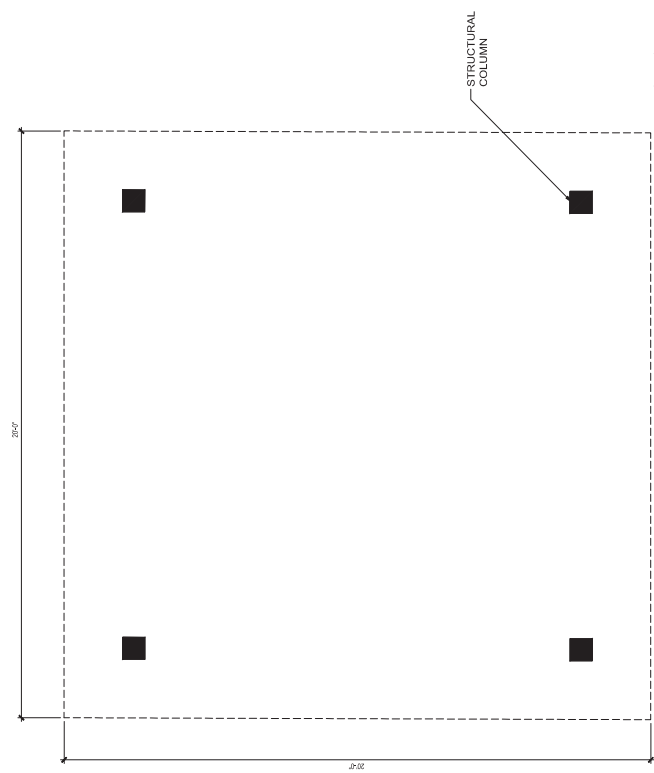
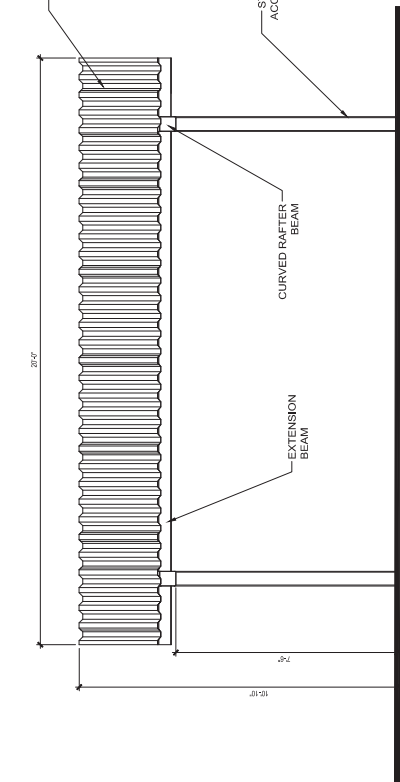
CITY OF LAS VEGAS	
PREPARED FOR	SLA AND ARCHITECTS
SHEET	A3.02
SCHEMATIC DESIGN	CHECKED BY: CGD
SUBMITTAL STAGE	DESIGNED BY: CD
H #	CD
DATE	10/18/2023

PICKLEBALL COMPLEX
AT WAYNE BUNKER PARK
13' x 12' SHADE STRUCTURE

NOT FOR CONSTRUCTION

SLA AND ARCHITECTS
1700 W HAWKINS RIDGE PKWY, SUITE 203, 702.597.2108
HENDERSON NV 89012
WWW.SLAANDARCHITECTS.COM

23-0382
03/05/2024



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03/05/2024





REGIONAL PICKLEBALL COMPLEX AT WAYNE BUNKER PARK
RESTROOM COLOR PALETTE

OCTOBER 2023

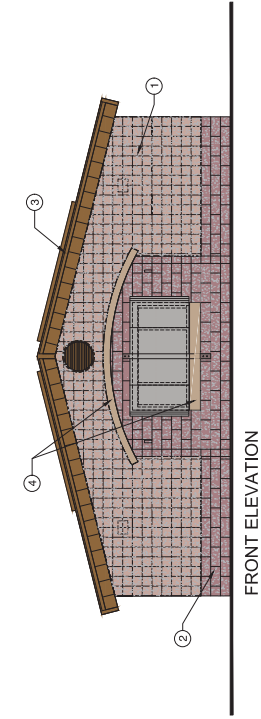
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1 GROUND FACE BLOCK:
COLOR: TAN
- 

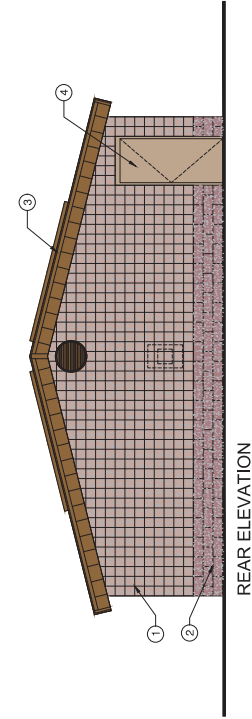
2 SPLIT FACE BLOCK:
COLOR: BROWN
- 

3 STANDING SEAM
METAL ROOF:
COLOR: DARK TAN
- 

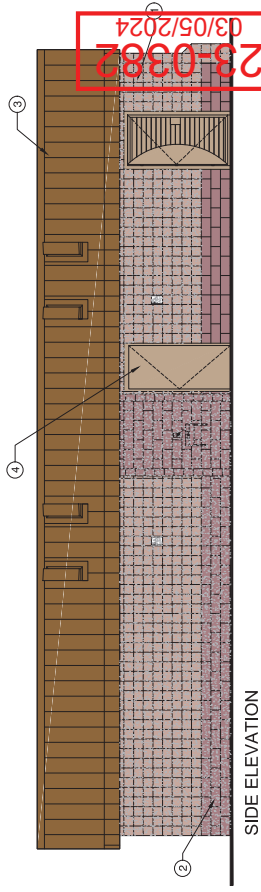
4 ACCENT COLOR:
LIGHT TAN



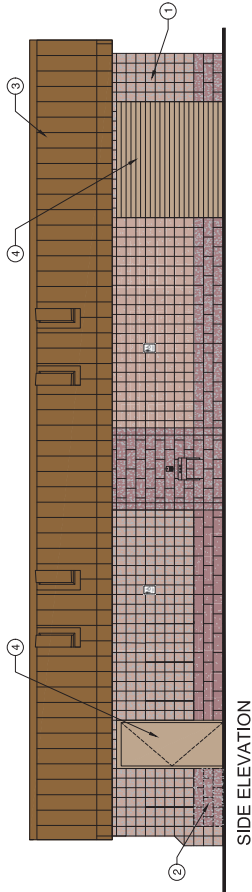
FRONT ELEVATION



REAR ELEVATION



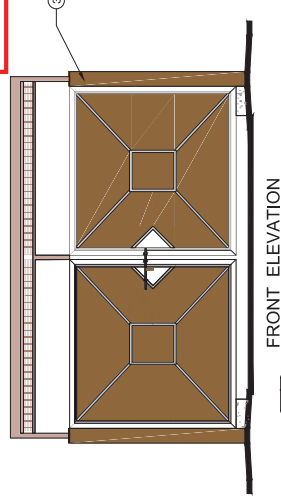
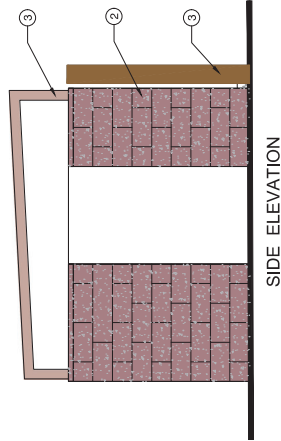
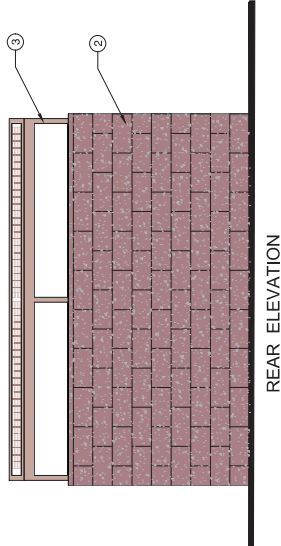
SIDE ELEVATION



SIDE ELEVATION

23-0382
03/05/2024

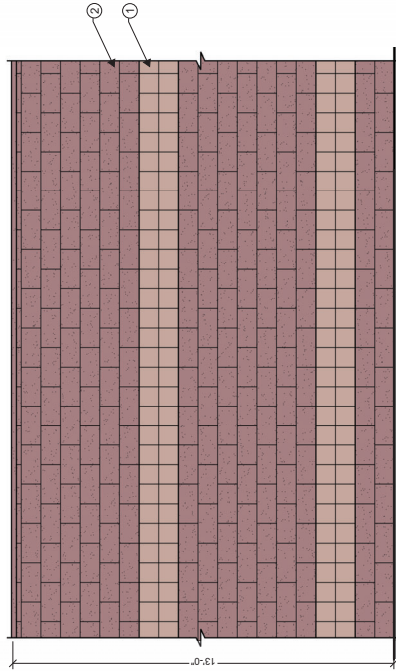
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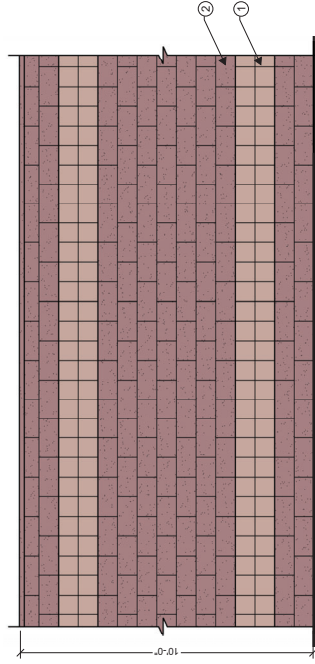
TRASH ENCLOSURE

- 1 GROUND FACE BLOCK.
COLOR: TAN
- 2 SPILT FACE BLOCK.
COLOR: BROWN
- 3 TUBE STEEL FRAME
AND PIPE COLUMN.
COLOR: DARK TAN



SCALE: 1/2" = 1'-0"

SOUTHERN PERIMETER WALL ELEVATION



SCALE: 1/2" = 1'-0"

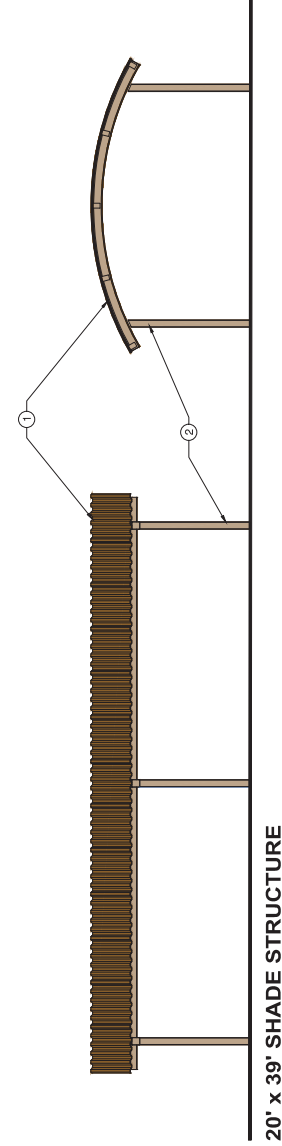
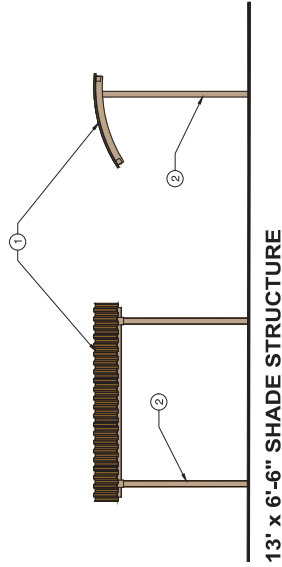
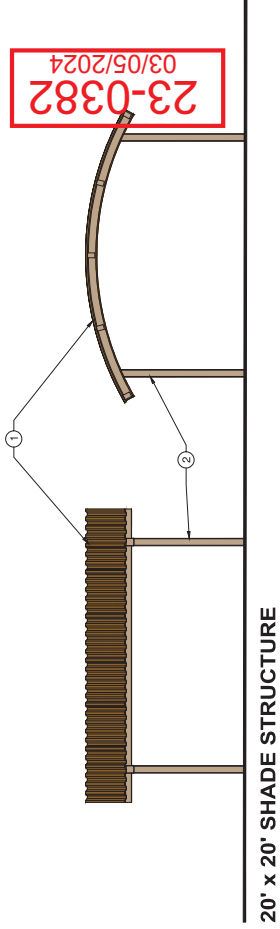
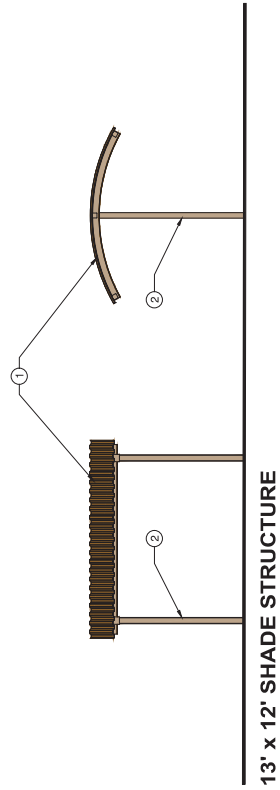
WESTERN PERIMETER WALL ELEVATION



SCALE: 1/2" = 1'-0"



REGIONAL PICKLEBALL COMPLEX AT WAYNE BUNKER PARK
TRASH ENCLOSURE & WALL COLOR PALETTE



- ① MULTIPLE CURVED METAL BEAMS COLOR: DARK TAN
- ② POST AND EXTENSION BEAMS ACCENT COLOR: LIGHT TAN

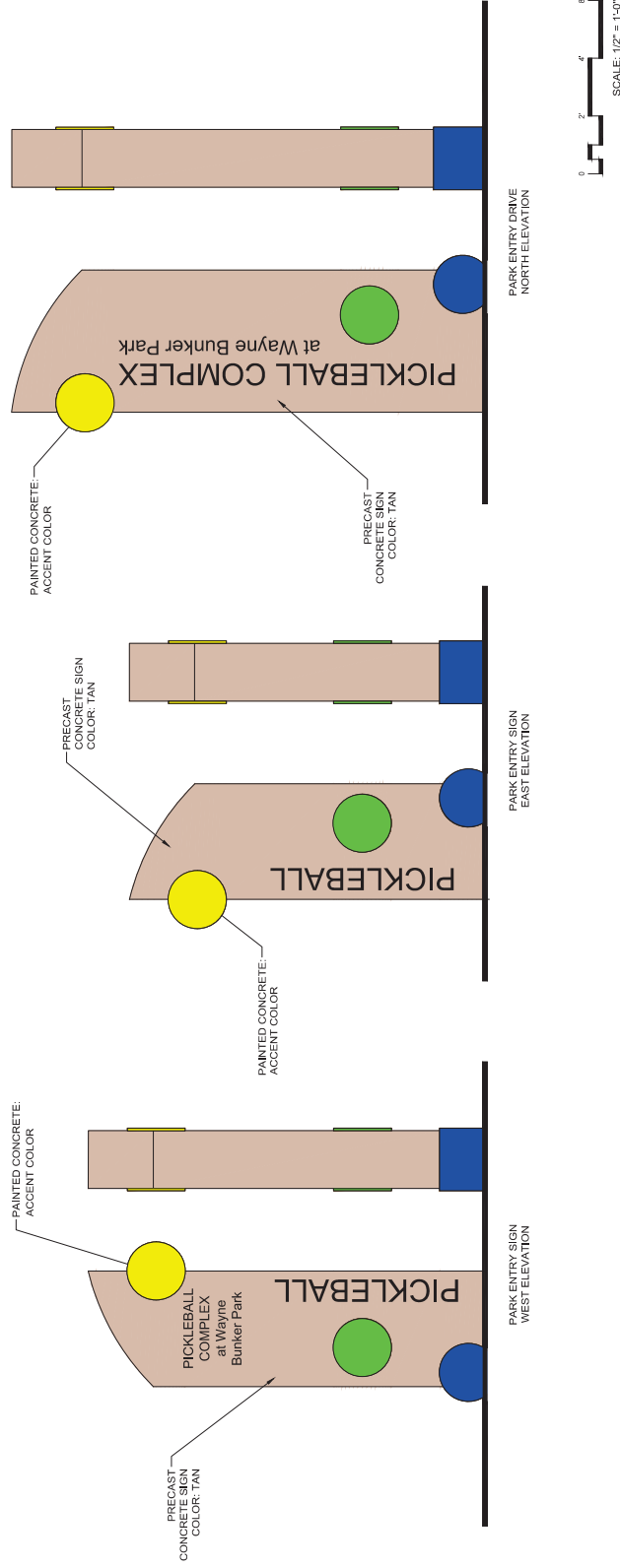


REGIONAL PICKLEBALL COMPLEX AT WAYNE BUNKER PARK

SHADE STRUCTURE COLOR PALETTE

OCTOBER 2023

23-0382
03/05/2024



REGIONAL PICKLEBALL COMPLEX AT WAYNE BUNKER PARK
PARK ENTRY SIGNAGE COLOR CONCEPTS

OCTOBER 2023