



# 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) Tentative Map

**Project Address** (Location) Tropical / Sheep Mountain Pkwy

**Project Name** BLM 505- Parcel 1.8 **Proposed Use** Residential

**Assessor's Parcel #(s)** 126-26-101-004 **Ward #** 4

**General Plan:** Existing DR Proposed NA **Zoning:** Existing DR Proposed NA

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

**Property Owner** Canyon Walk, LLC **Contact** Marc Bolduc

**Address** 11411 Southern Highlands Pkwy **City** Las Vegas **State** NV **Zip** 89141

**E-mail** Marc Bolduc <mbolduc@olympiacompanies.com> **Phone** \_\_\_\_\_

**Applicant** Tri Pointe Homes **Contact** Mina Maleki

**Address** 4675 W. Teco Ave, Suite 115 **City** las vegas **State** nv **Zip** 89118

**E-mail** mina.maleki@tripointehomes.com **Phone** 702-614-1452

**Representative** Westwood Professional Services **Contact** Tanya Steadham

**Address** 5725 W. Badura Ave., Suite 100 Las Vegas, NV 89118 **City** Las Vegas **State** nv **Zip** 89118

**E-mail** lvproc@westwoodps.com **Phone** 702-284-5300

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]

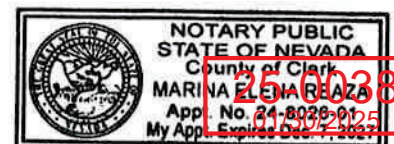
An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps and Parcel Maps

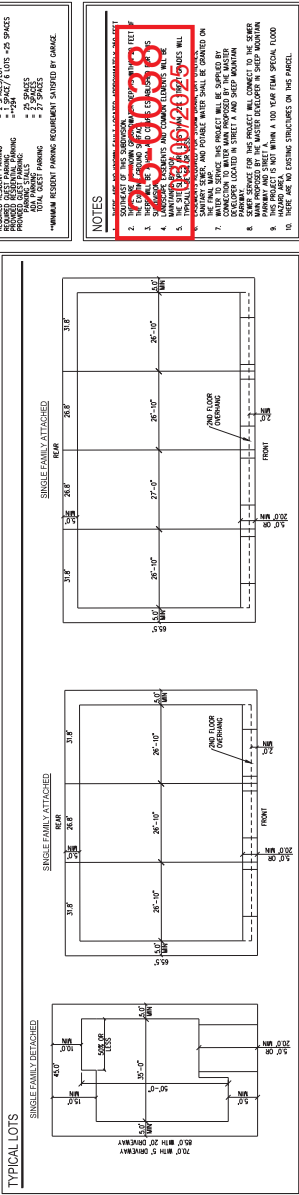
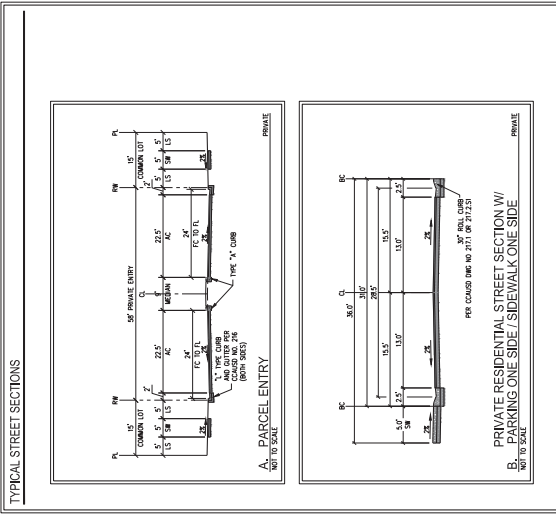
**Print Name** Marc A Bolduc

Subscribed and sworn before me

This 16<sup>th</sup> day of January, 2025

Notary Public in and for said County and State



[illegible]

SINGLE FAMILY ATTACHED

26'-0"

31'-0"

26'-5"

30'-10"

7'-0"

10'-0"

10'-0"

2ND 0.000 PERMANENT

6'-0"

10'-0"

FRONT

Technical drawing of a square frame. The drawing shows a square with a double-line border. The outer dimensions are 60.5" on the left and 60.5" on the bottom. The inner dimensions are 51.5" on the left and 51.5" on the bottom. The thickness of the frame is 20.0" on the top and 20.0" on the right. The label "SINGLE FRAME ATTACHED" is written vertically on the left side. The label "FRONT" is written vertically on the right side. The label "FRONT" is also written vertically on the right side of the inner square. The label "FRONT" is written vertically on the right side of the inner square. The label "FRONT" is written vertically on the right side of the inner square.

**TYPICAL LOTS**

SINGLE FAMILY DETACHED

Diagram illustrating a typical lot layout for a single family detached house. The lot is 25.0' wide and 80.0' deep. The house footprint is 30.0' wide and 50.0' deep. The lot is divided into a front yard (15.0' wide) and a rear yard (10.0' wide). The house is oriented with the front entrance facing the front yard. The lot is bordered by a 10.0' wide strip on the right side. The lot is bordered by a 10.0' wide strip on the left side. The lot is bordered by a 10.0' wide strip on the bottom side. The lot is bordered by a 10.0' wide strip on the top side.

PRIVATE RESIDENTIAL STREET SECTION W/  
PARKING ONE SIDE / SIDEWALK ONE SIDE0 SCALE  
1 RUNNING ONE SIDE / SIDEWALK ONE SIDE

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SKYE SUMMIT - PARCEL 1.8

**tri pointe**  
HOMES

ON

NOI

DATE \_\_\_\_\_

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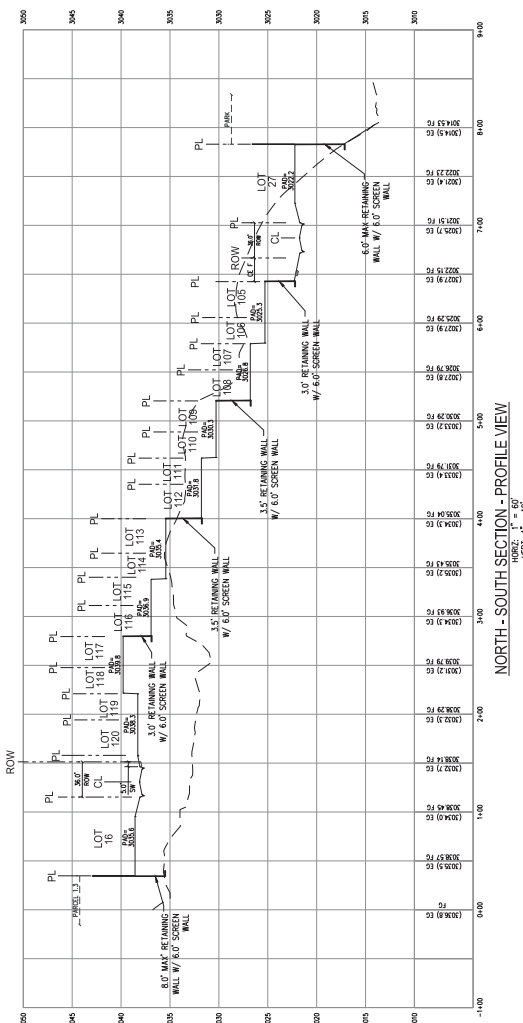
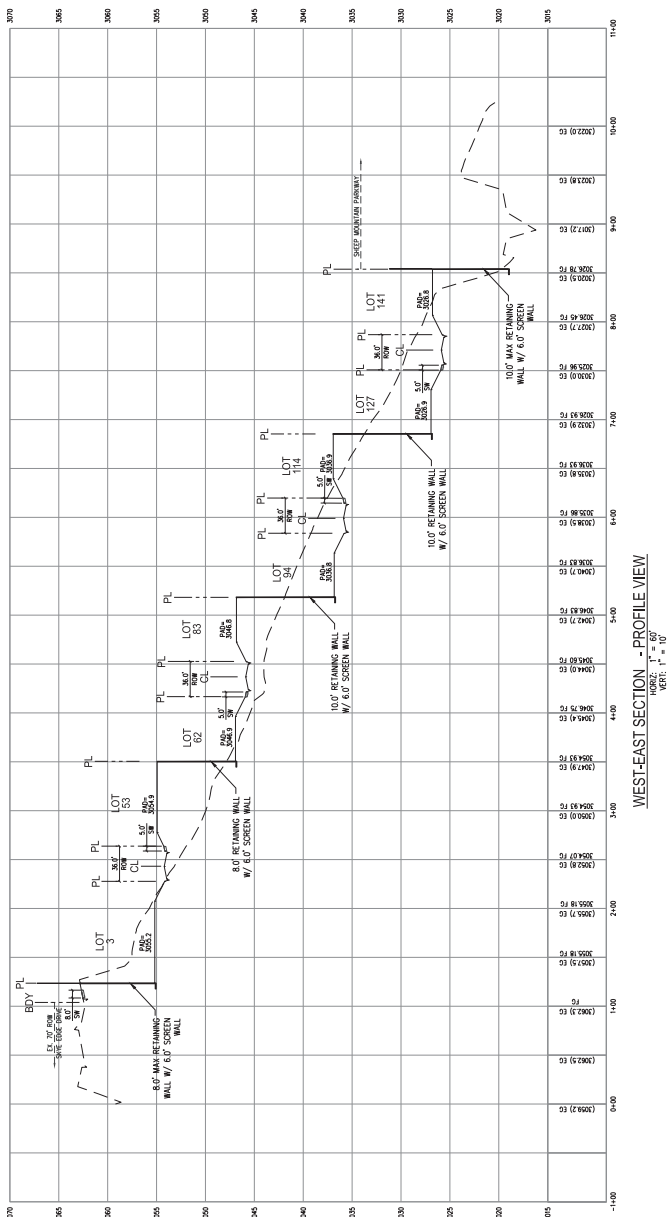
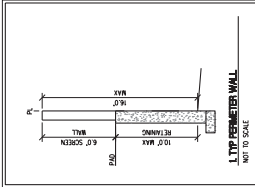
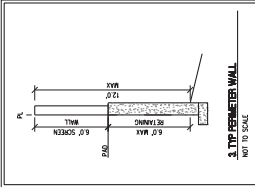
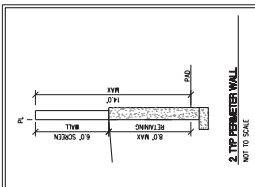
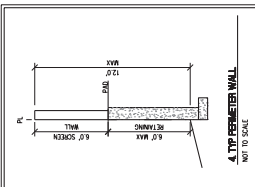
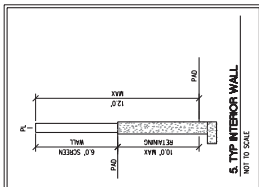
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DATE:	3/6/2025
DRAWN BY:	OM
CHECKED BY:	OM
PROJECT NO.	OLY2424

25-0038  
03/06/2025







January 23, 2025

City of Las Vegas  
Community Development Department: Planning Division  
495 S. Main Street  
Las Vegas, NV 89101

Re: 103148-PRE Skye Summit – BLM 505 Parcel 1.8 (Tri Pointe)  
Tentative Map

Dear City of Las Vegas:

The Tentative Map for Parcel 1.8 at BLM 505 (Skye Summit) as referenced above, has been reviewed for compliance with the Developer review and the Skye Summit Development Standards and Design Guidelines as Adopted by the City of Las Vegas on December 18, 2024.

Canyon Walk, LLC has reviewed and supports the proposed Tentative Map for compliance with the following Skye Summit Development Standard: R-TH.

Should you have any questions or require additional information, please contact me directly.

Sincerely,

Staci White  
Vice President of Architecture  
Skye Summit Project Review Team