

# DEPARTMENT OF COMMUNITY DEVELOPMENT

## Application/Petition Form & Statement of Financial Interest



**Case Type** (Special Use Permit, Rezoning, Variance, Site Development Plan Review, etc) Site Development Plan Review, Patent Easement Vacation

**Project Address** (Location) Northwest corner of Westcliff Drive and Rainbow Blvd.

**Project Name** King's Church Las Vegas **Proposed Use** Church

**Assessor's Parcel #(s)** 138-27-802-004 **Ward #** 1

**General Plan:** Existing \_\_\_\_\_ Proposed \_\_\_\_\_ **Zoning:** Existing C-1 Proposed \_\_\_\_\_

**Additional Information** New church campus including parking and new buildings for Phase 1, Phase 2, and future phase of a multi-phase project.

**Property Owner** Twin Lakes Baptist Church d/b/a King's Church Las Vegas **Contact** Adam Mallette

**Address** 5700 Vegas Drive **City** Las Vegas **State** NV **Zip** 89108

**E-mail** pastor@kingschurchlv.com **Phone** 702-648-5864

**Applicant** King's Church Las Vegas **Contact** Adam Mallette

**Address** 5700 Vegas Drive **City** Las Vegas **State** NV **Zip** 89108

**E-mail** pastor@kingschurchlv.com **Phone** 702-648-5864

**Representative** JVC Architects **Contact** Jay Otado

**Address** 5385 Cameron St, Suite 15 **City** Las Vegas **State** NV **Zip** 89118

**E-mail** jotado@jvcarchitects.net **Phone** 702-871-3416

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** CHARLES ADAM MALLETTE

Subscribed and sworn before me

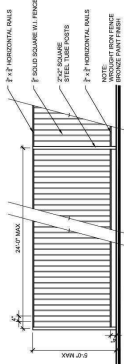
This 6th day of June, 20 24  
Clark County, Nevada

Notary Public in and for said County and State

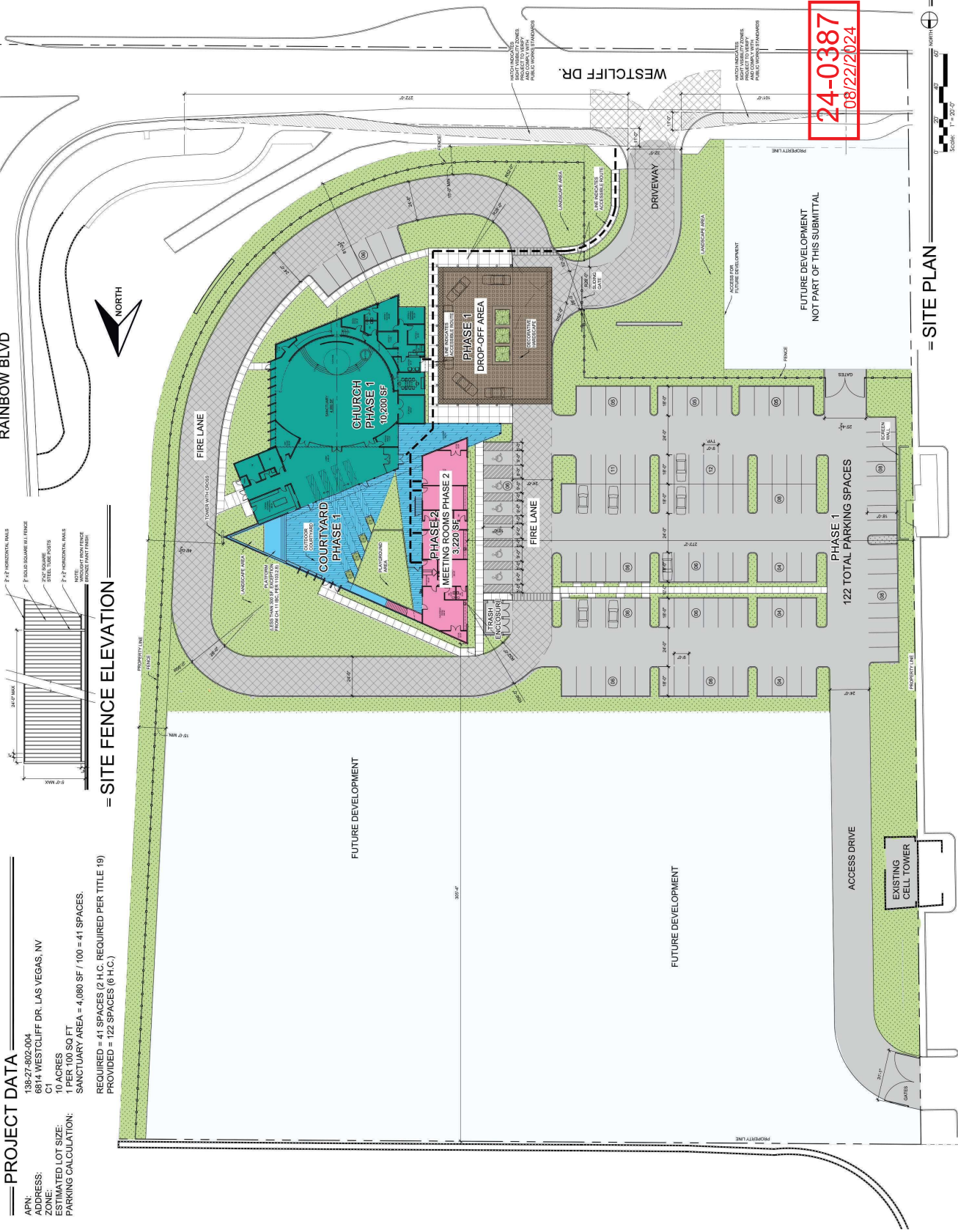


**24-0387**  
**08/02/2024**

PROJECT DATA  
APN: 138-27-302-004  
ADDRESS: 6814 WESTCLIFF DR. LAS VEGAS, NV  
ZONE: C1  
ESTIMATED LOT SIZE: 10 ACRES  
PARKING CALCULATION:  
SANCTUARY AREA = 4,080 SF / 100 = 41 SPACES.  
REQUIRED = 41 SPACES (2 H.C. REQUIRED PER TITLE 19)  
PROVIDED = 122 SPACES (6 H.C.)



= SITE FENCE ELEVATION



JVC ARCHITECTS  
ARCHITECTS  
1000 S. STE 15  
LAS VEGAS, NV 89118  
PH 702.271.3416  
WWW.JVCARCHITECTS.NET

KING'S CHURCH LAS VEGAS

NW CORNER OF WESTCLIFF DR & RAINBOW BLVD  
LAS VEGAS, NEVADA

- ☐ 2408-KC
- ☐ 06.27.24
- ☐

- ☐ SITE PLAN
- ☐ AS1.01
- ☐ ENTITLEMENT
- ☐ PHASE

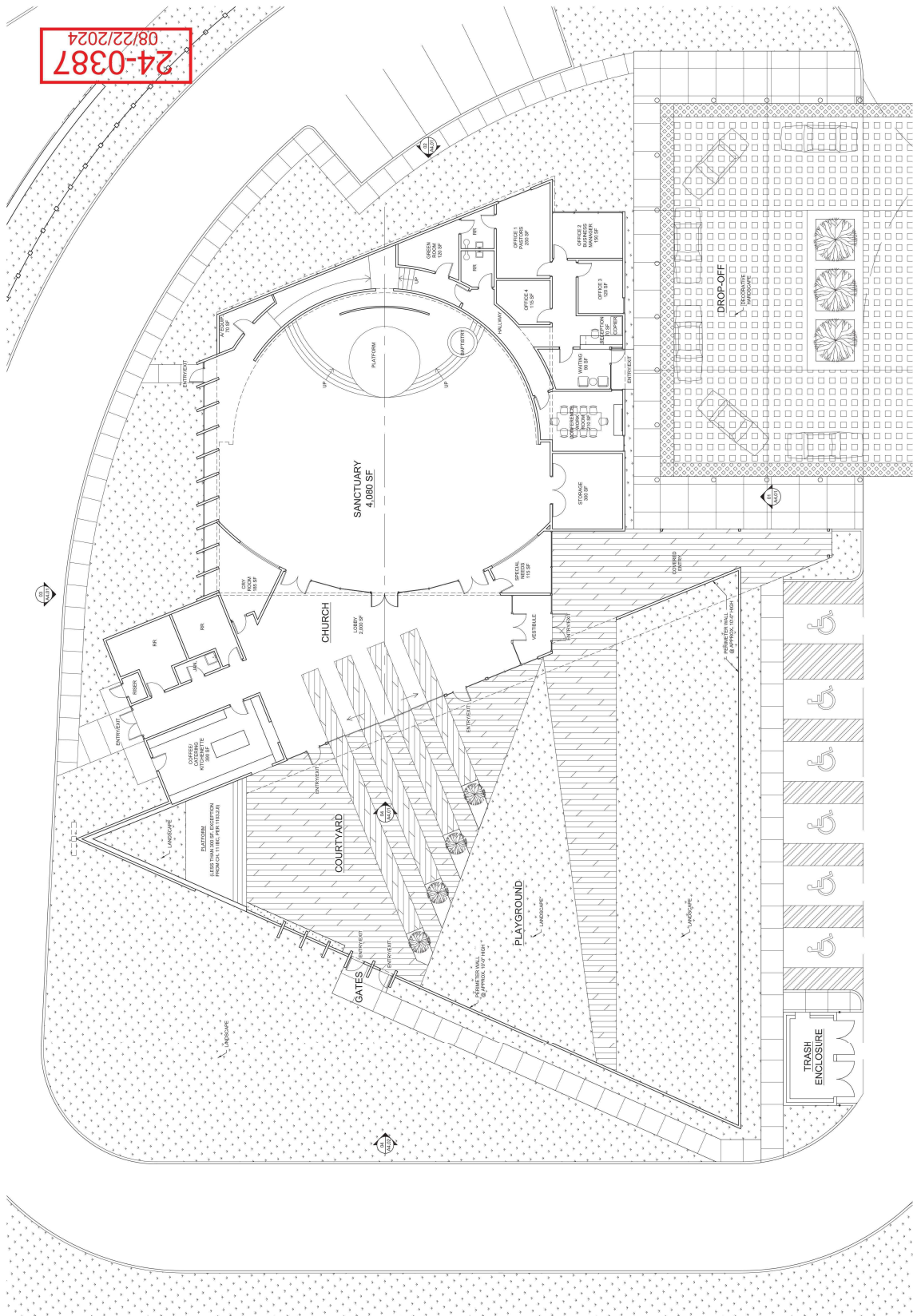
24-0387  
08/22/2024

= SITE PLAN  
NORTH  
SCALE: 1" = 25'-0"

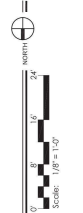




24-0387
   
 08/22/2024



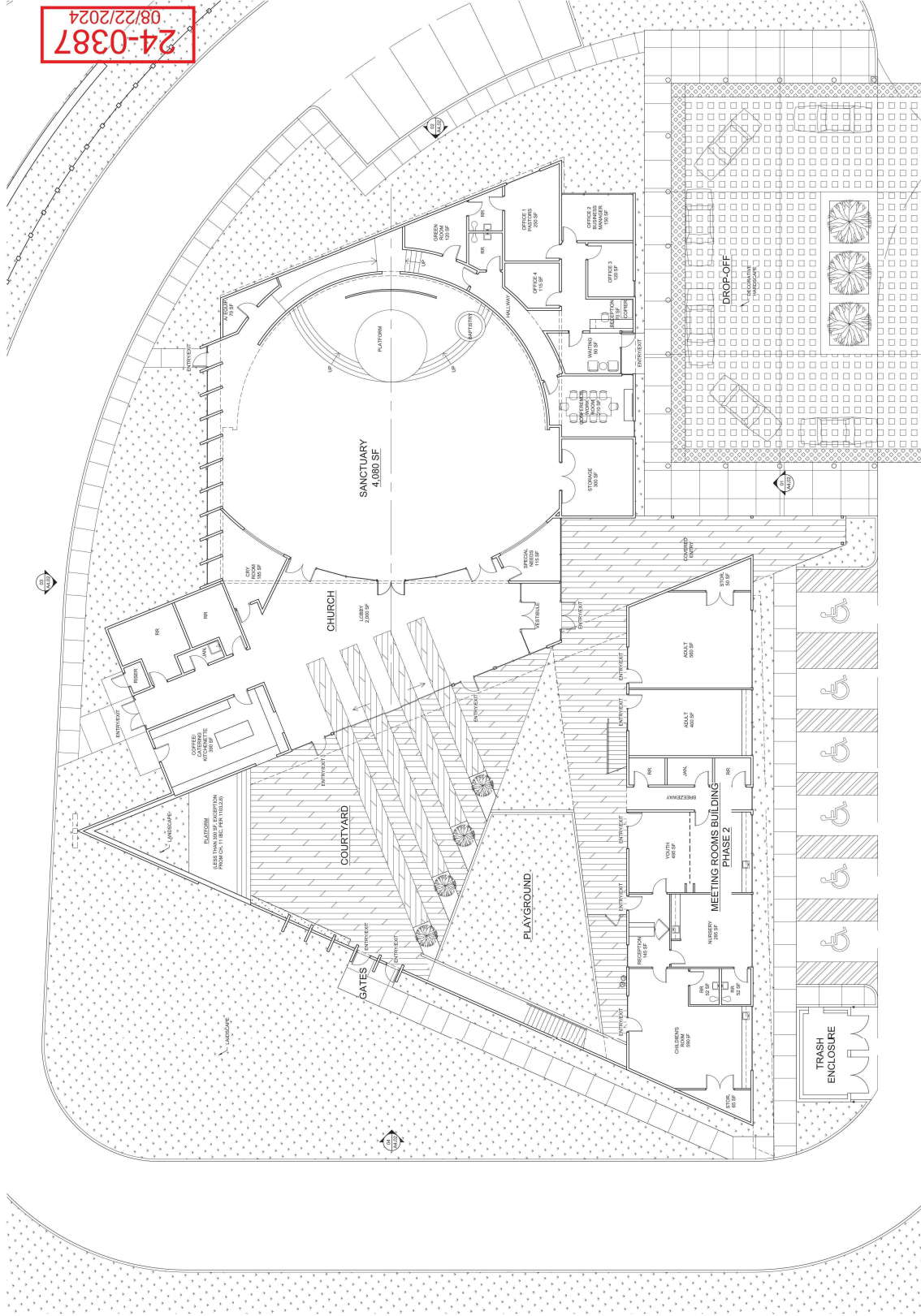
TOTAL AREA:	
CHURCH	10,200 SF
TOTAL	10,200 SF



= FLOOR PLAN - PHASE 1



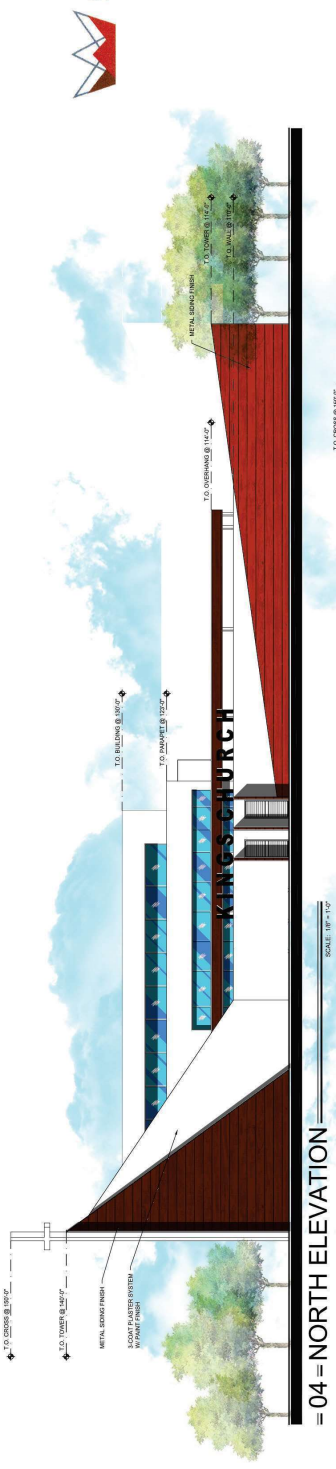
08/22/2024  
24-0387



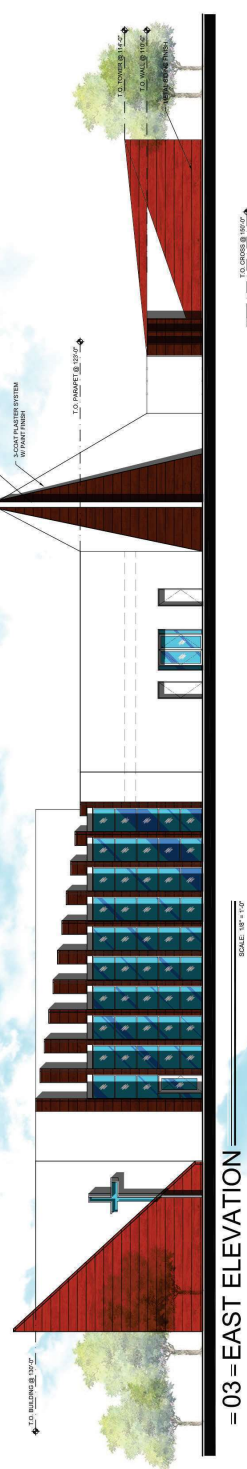
TOTAL AREA:

CHURCH	10,200 SF
MEETING ROOMS (PH 2)	3,220 SF
<b>TOTAL</b>	<b>13,420 SF</b>

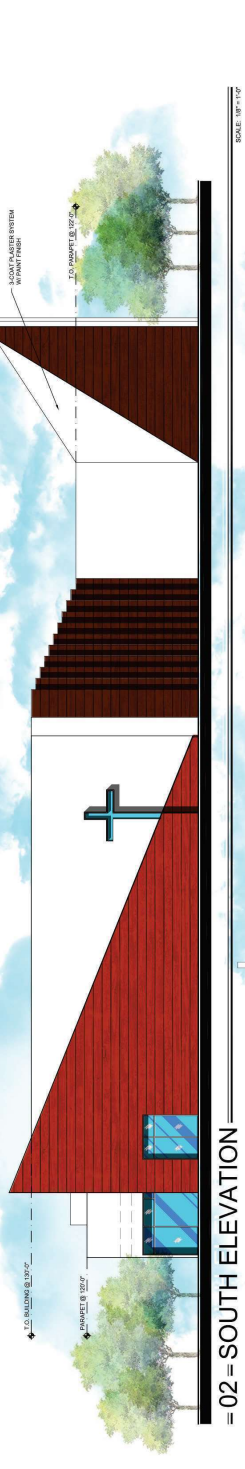
= FLOOR PLAN - PHASE 2



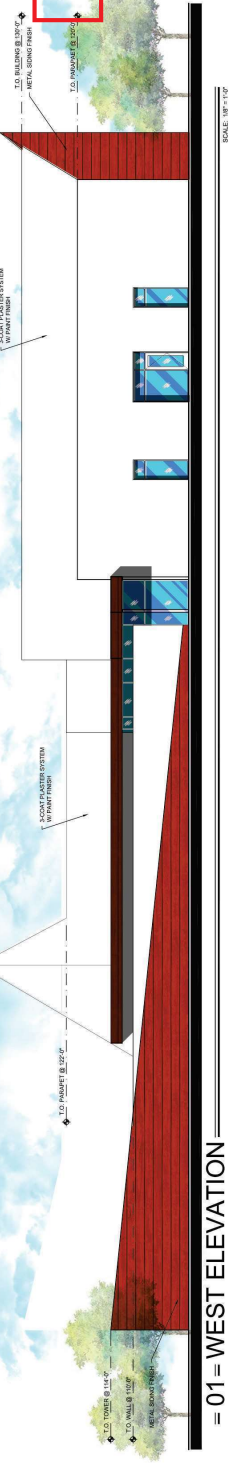
= 04 = NORTH ELEVATION



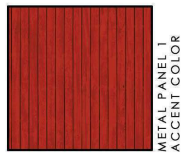
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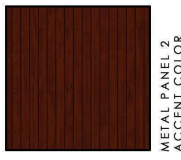
= 02 = SOUTH ELEVATION



= 01 = WEST ELEVATION



METAL PANEL 1  
ACCENT COLOR



METAL PANEL 2  
ACCENT COLOR



PLASTER SYSTEM  
FIELD COLOR - WHITE



SINGLE PLY  
ROOF SYSTEM  
WHITE - COOL ROOF

# KING'S CHURCH LAS VEGAS

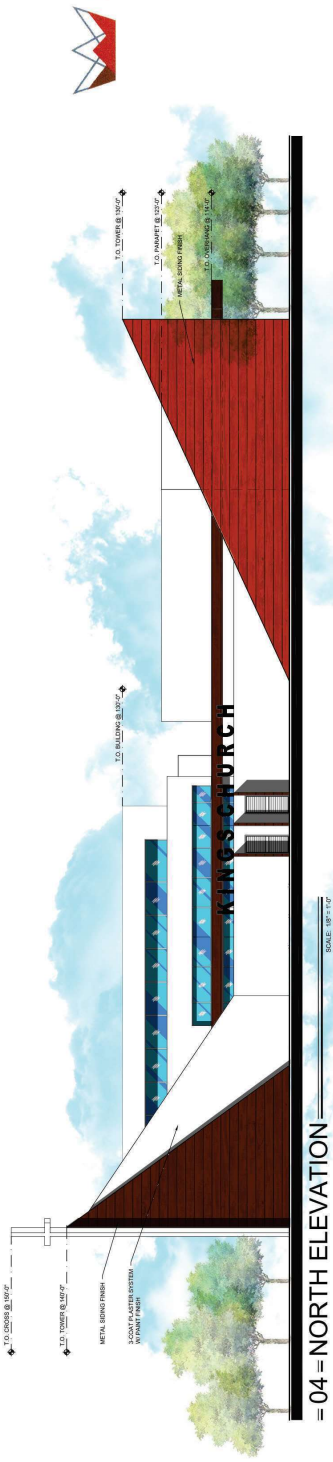
NW CORNER OF WESTCLIFF DR & RAINBOW BLVD  
LAS VEGAS, NEVADA

- ☐ 2408-KC
- ☐ 06.27.24
- ☐

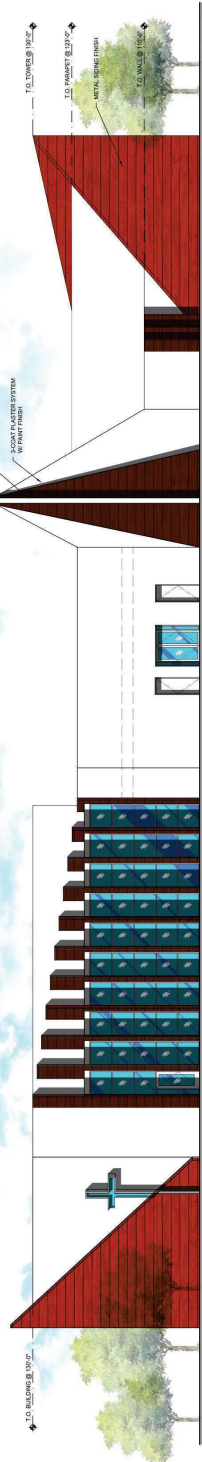
- ☐ EXT ELEVATIONS  
PHASE 1
- ☐ A4.01
- ☐ ENTITLEMENT  
PHASE

24-0387  
08/02/2024

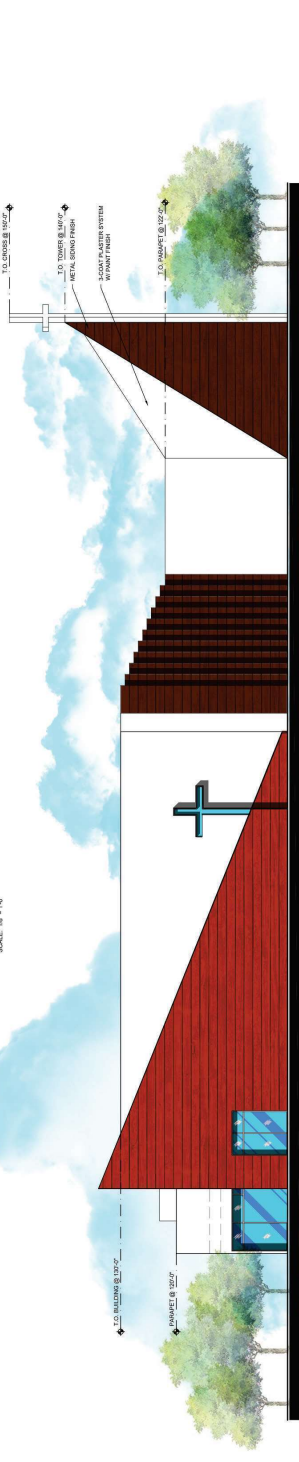




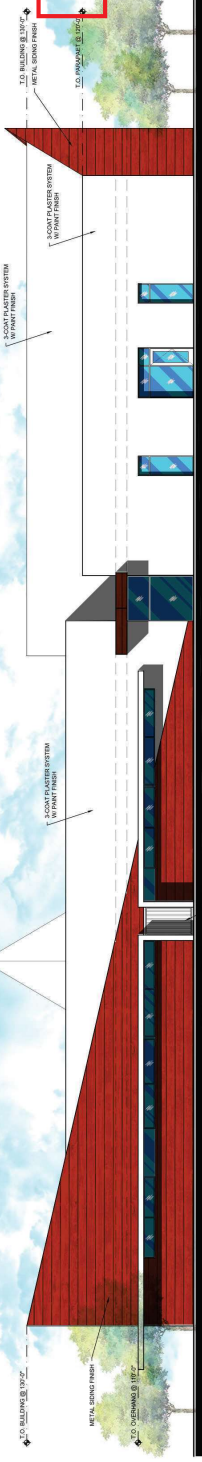
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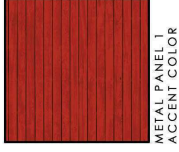
= 03 = EAST ELEVATION



= 02 = SOUTH ELEVATION



= 01 = WEST ELEVATION



METAL PANEL 1  
ACCENT COLOR



METAL PANEL 2  
ACCENT COLOR



PLASTER SYSTEM  
FIELD COLOR - WHITE



SINGLE PLY  
ROOF SYSTEM  
WHITE - COOL ROOF

# KING'S CHURCH LAS VEGAS

NW CORNER OF WESTCLIFF DR & RAINBOW BLVD  
LAS VEGAS, NEVADA

- ☐ 2408-KC
- ☐ 06.27.24
- ☐

- ☐ EXTERIOR ELEV  
PHASE 2
- ☐ A4-02
- ☐ ENTITLEMENT  
PHASE

24-0387  
08/02/2024

APN: 138-27-802-004  
OWNER: TWIN LAKES BAPTIST CHURCH

**EXHIBIT 'A'**

**EXPLANATION**

THIS LEGAL DESCRIBES THE VACATION OF PATENT EASEMENTS.

**LEGAL DESCRIPTION**

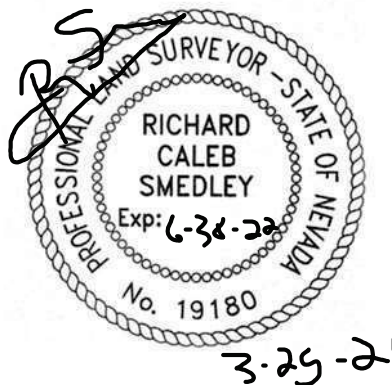
THOSE EASEMENTS FOR ROAD AND PUBLIC UTILITY PURPOSES AS INDICATED IN PATENT FROM THE UNITED STATES OF AMERICA IN BOOK 1880 AS DOCUMENT NUMBER 1839476, CLARK COUNTY, NEVADA OFFICIAL RECORDS, DESCRIBED AS FOLLOWS:

THE NORTH 30 FEET OF THE EAST HALF (E 1/2) OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, TOWNSHIP 20 SOUTH, RANGE 60 EAST, CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

(SEE EXHIBIT 'B' ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF)

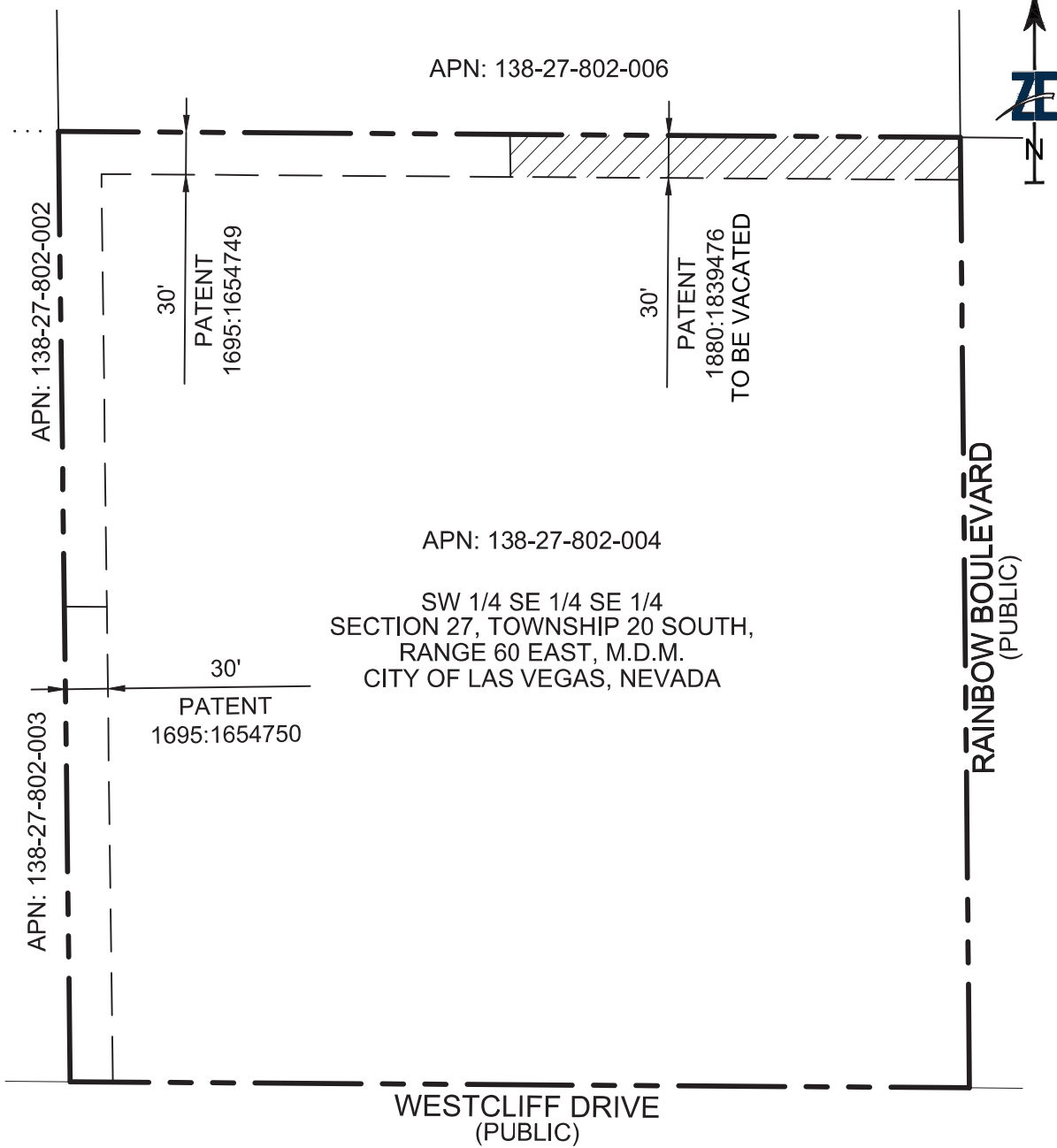
END OF DESCRIPTION.

RICHARD CALEB SMEDLEY, PLS  
PROFESSIONAL LAND SURVEYOR  
NEVADA LICENSE NO. 19180





A.P.N.: 138-27-802-004



**LEGEND:**



PATENT  
EASEMENT TO  
BE VACATED

- PROPERTY LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- CENTERLINE

DRAWN BY: WHJ  
CHECKED BY: JLI  
SCALE: 1"=120'

PROJECT: TWIN LAKES  
PROJECT No: 191041  
DATE: 12/11/19

**ZENITH ENGINEERING**  
1980 FESTIVAL PLAZA DRIVE #450  
LAS VEGAS, NV 89135  
(702) 866-9535



24-0387  
08/12/2024

APN: 138-27-802-004  
OWNER: TWIN LAKES BAPTIST CHURCH

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THIS LEGAL DESCRIBES THE VACATION OF PATENT EASEMENTS.

**LEGAL DESCRIPTION**

THOSE EASEMENTS FOR ROAD AND PUBLIC UTILITY PURPOSES AS INDICATED IN PATENT FROM THE UNITED STATES OF AMERICA IN BOOK 1695 AS DOCUMENT NUMBER 1654749, CLARK COUNTY, NEVADA OFFICIAL RECORDS, DESCRIBED AS FOLLOWS:

THE NORTH AND WEST 30 FEET OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, TOWNSHIP 20 SOUTH, RANGE 60 EAST, CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

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END OF DESCRIPTION.

RICHARD CALEB SMEDLEY, PLS  
PROFESSIONAL LAND SURVEYOR  
NEVADA LICENSE NO. 19180



3-25-21

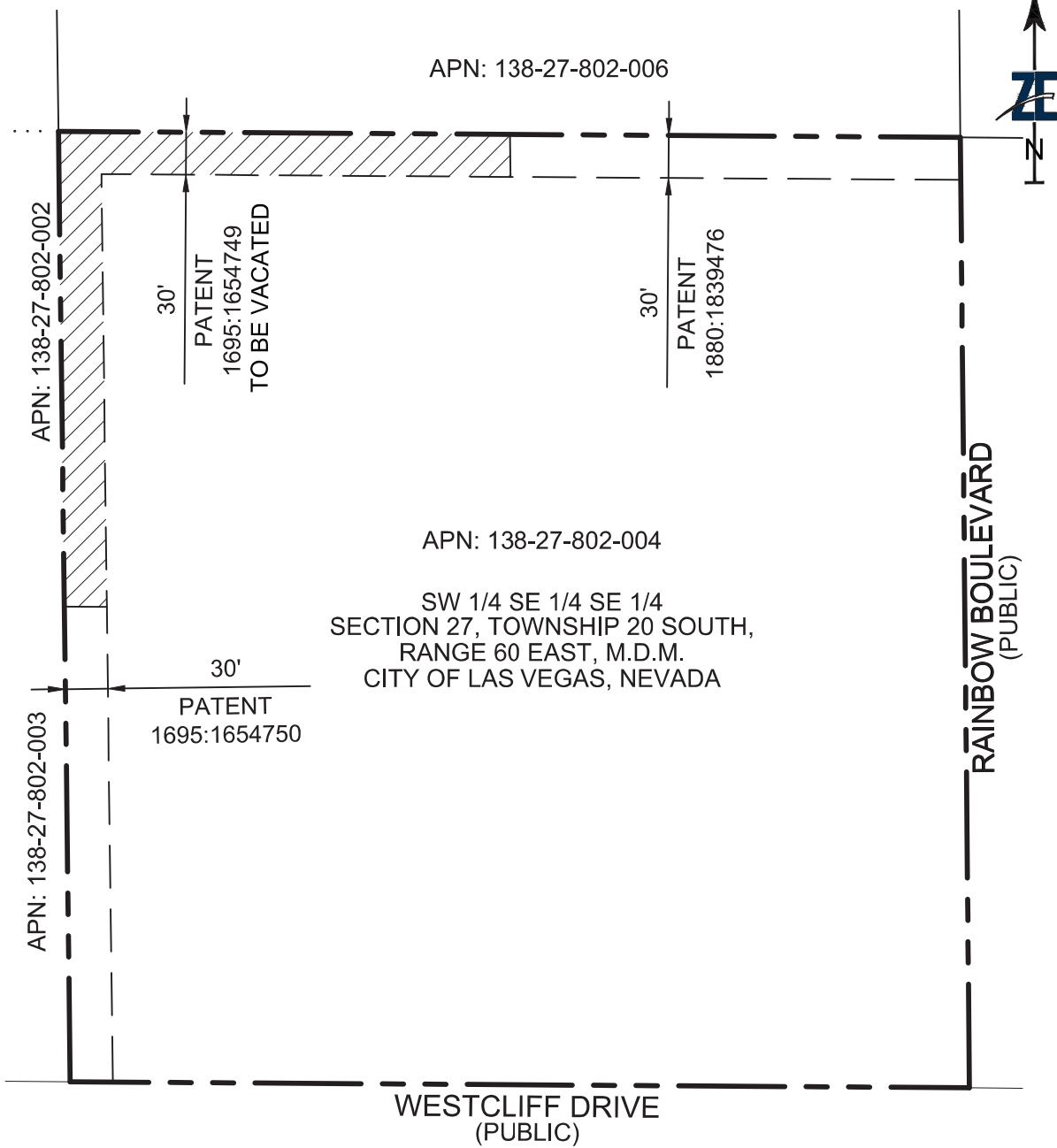
Sheet 1 of 1  
6-201911-1 PE VAC NW.docx

**Geo Professionals Limited**  
1895 Michael Way, Las Vegas, NV 89108  
(702) 427-5293  
www.rcsmedley@live.com

**24-0387**  
08/12/2024



A.P.N.: 138-27-802-004



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PATENT  
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BE VACATED

- PROPERTY LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- CENTERLINE

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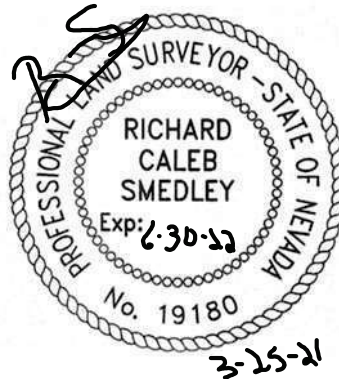
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THE WEST 30 FEET OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, TOWNSHIP 20 SOUTH, RANGE 60 EAST, CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

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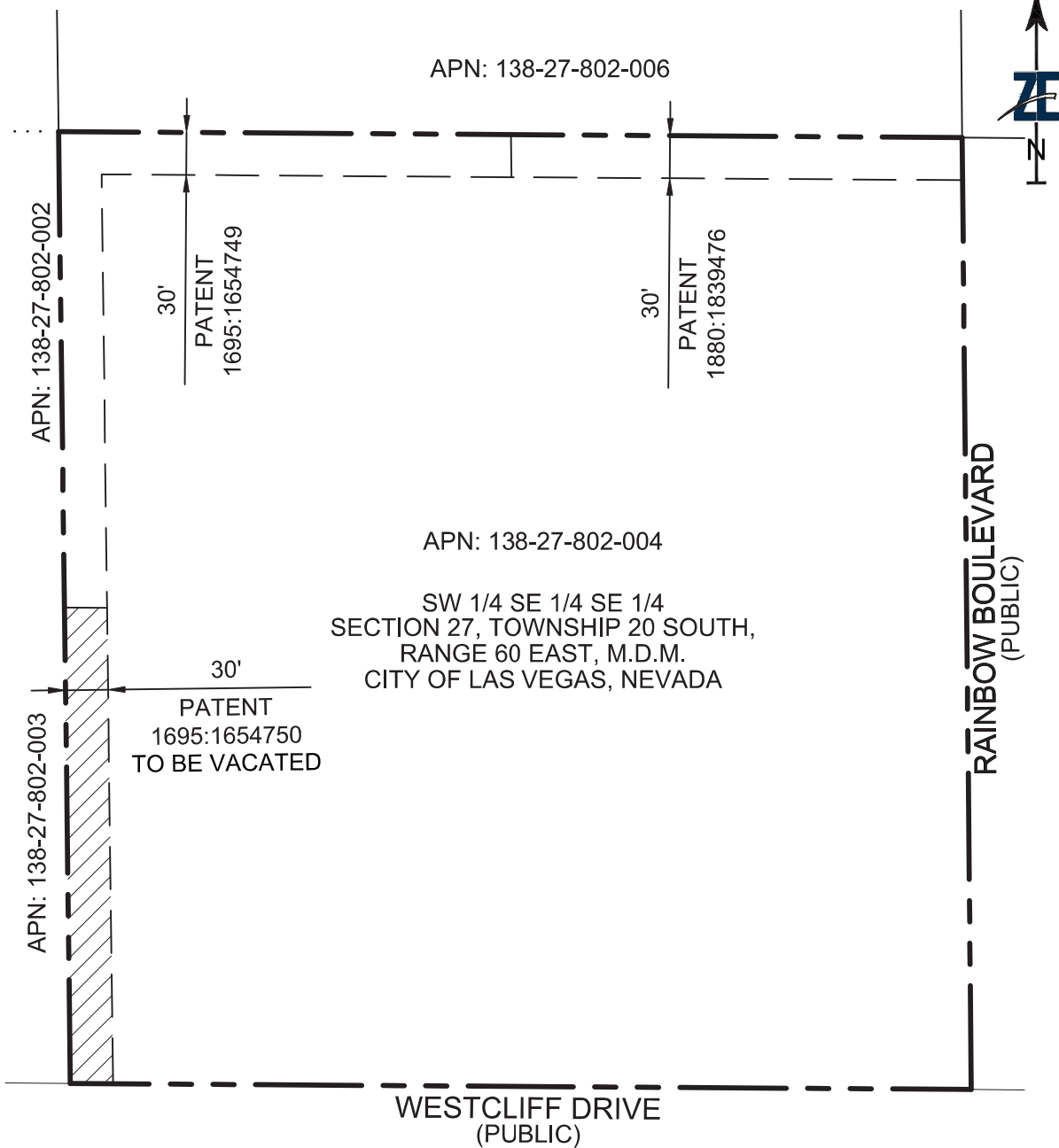
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