



# DEPARTMENT OF PLANNING

## Application / Petition Form & Statement of Financial Interest

### Department Use

Case #	
Meeting Date	
Total Fee	
Received By/Date	

21-0232  
04/15/2021

**Case Type** (Special Use Permit, Rezoning, Variance, Site Development Plan Review, etc) \_\_\_\_\_

**Project Address** (Location) 1020 Fremont Street

**Project Name** Vegas Test Kitchen & Speakeasy Bar

**Proposed Use** Tavern

**Assessor's Parcel #(s)** 13934612080

**Ward #** 3

**General Plan:** Existing \_\_\_\_\_ Proposed \_\_\_\_\_

**Zoning:** Existing \_\_\_\_\_ Proposed \_\_\_\_\_

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

**Property Owner** 1000 FREMONT LLC

**Contact** Mark Carlson

**Address** PO BOX 7516

**City** Las Vegas **State** NV **Zip** 89125

**E-mail** mark.carlson@dtplv.com

**Phone** 702-400-5511

**Applicant** Fergusons FB II LLC

**Contact** Jennifer Taler

**Address** 1028 Fremont Street

**City** Las Vegas **State** NV **Zip** 89101

**E-mail** jen@fergusondowntown.com

**Phone** 832-715-8603

**Representative** Fergusons Downtown

**Contact** Jennifer Taler

**Address** 1028 Fremont Street

**City** Las Vegas **State** NV **Zip** 89101

**E-mail** jen@fergusondowntown.com

**Phone** 832-715-8603

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** Mark Carlson

Subscribed and sworn before me

This 15th day of April, 20 21

Notary Public in and for said County and State



**SITE PLAN**

**PARKING ANALYSIS**  
PROPERTY IS WITHIN THE EAST VILLAGE DISTRICT. WITHIN THE CENTRAL PLAZA PARKING REQUIREMENTS ARE EXEMPT.

**BUILDING ANALYSIS**  
BUILDING SIZE: 2,343 SQ. FT.  
PROPERTY SIZE: 27,897 SQ. FT.

**NEARBY MAP**

**100557-PRE**

**Handwritten Notes:**  
① Speak Easy Suite 100  
② Vegas Test Kitchen suite 120  
PARKING providing no onsite parking  
Fergusons Downtown  
CENTRAL LINE OF ROAD  
EXISTING GENERAL COMMERCIAL C.O.D.  
APN 10-16-18-01-001  
APN 10-16-18-01-002  
APN 10-16-18-01-003  
APN 10-16-18-01-004  
APN 10-16-18-01-005  
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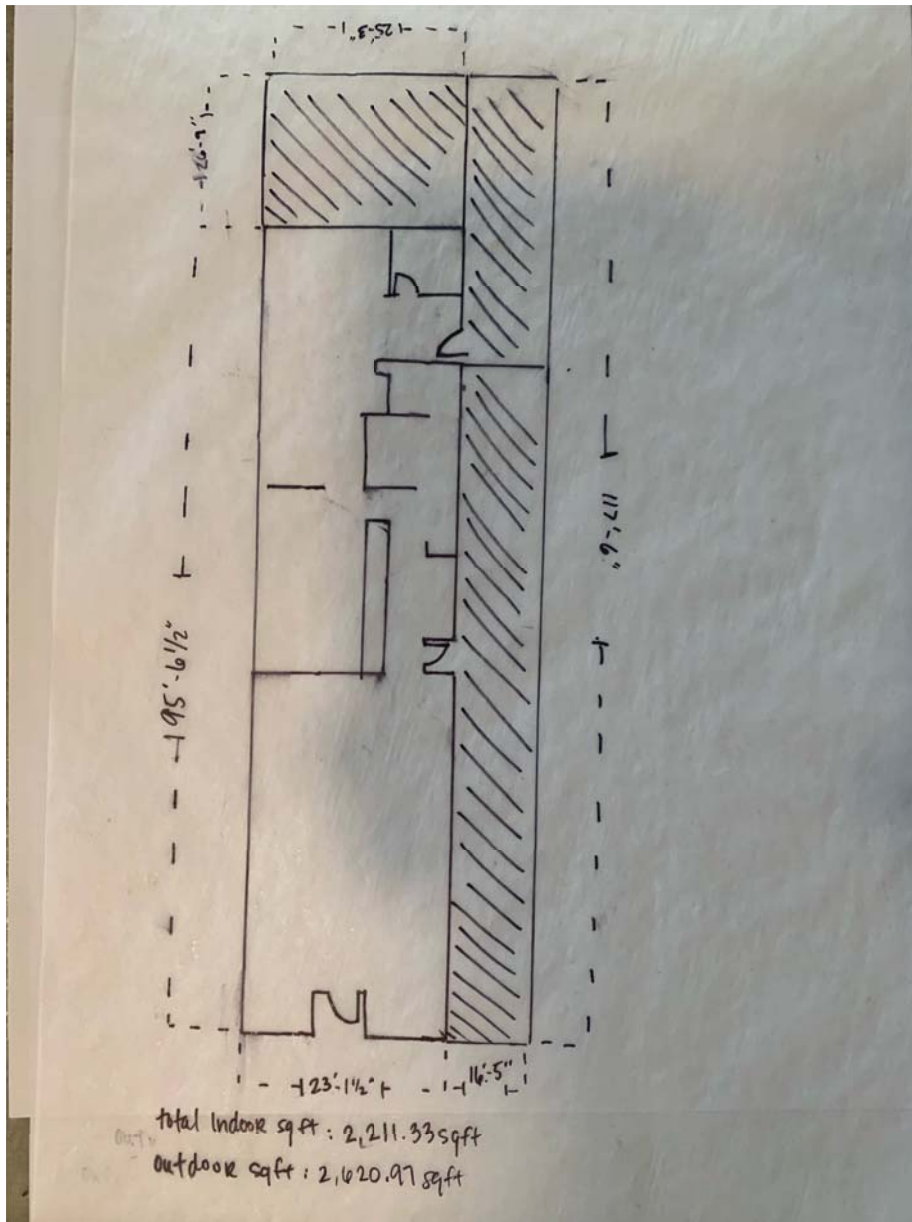
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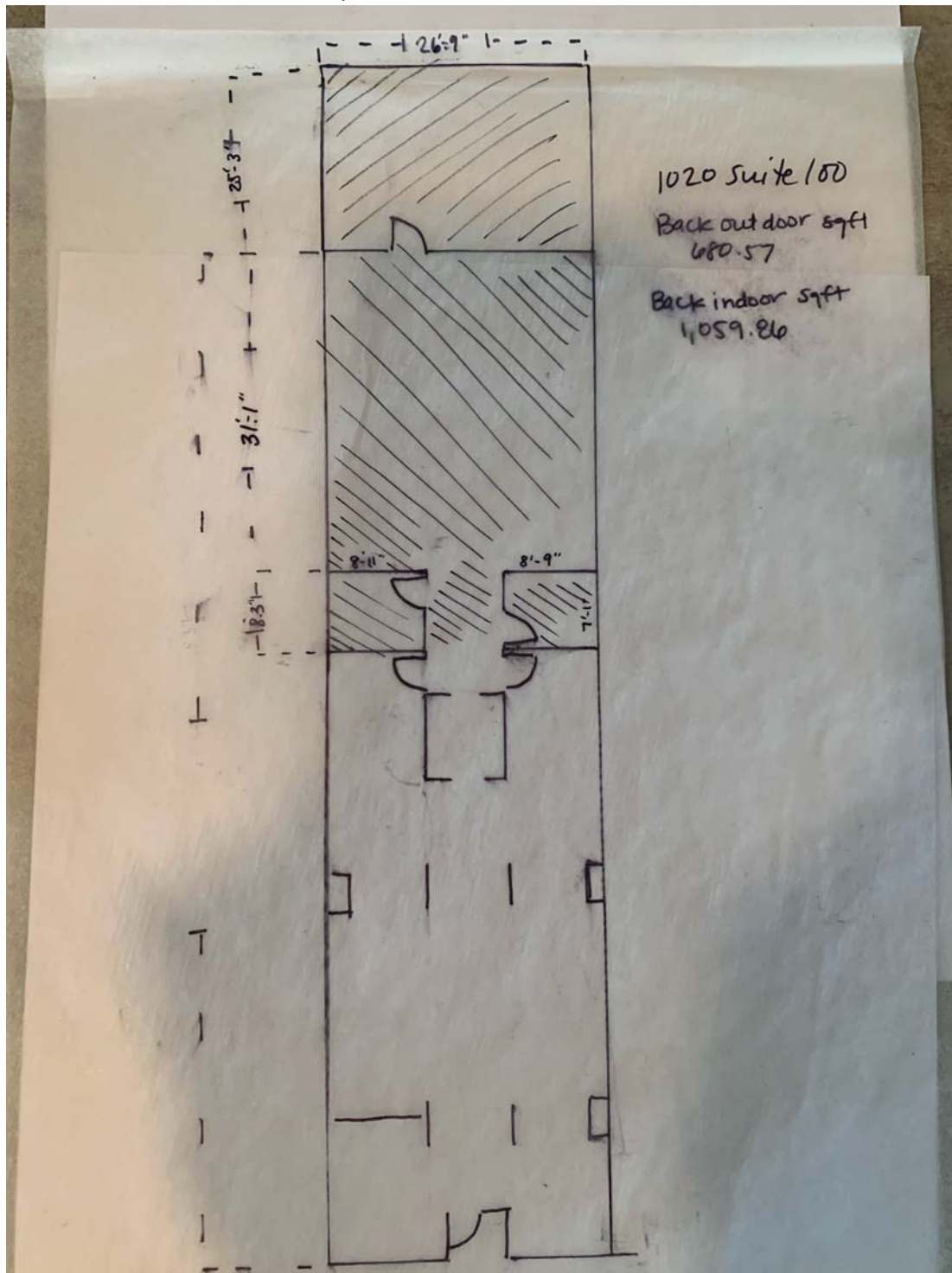
VEGAS TEST KITCHEN – SUITE 120 – HASH AREA IS THE ADDITIONAL OUTDOOR  
TOTAL INDOOR SQFT 2,211.33 | TOTAL OUTDOOR SQFT 2,620.97



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SPEAKEASY BAR – SUITE 100 – HASH AREA IS THE BACK AREA OF THE BUILDING AND THE BACK  
OUTDOOR SPACE

TOTAL INDOOR SQFT 1,059.86 | TOTAL OUTDOOR SQFT 680.57



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