



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) Special Use Permit , Site Development Review

Project Address (Location) 7737 N EL CAPITAN WAY, Las Vegas NV 89143

Project Name Caroline's Court Jiffy Lube **Proposed Use** Minor Automotive

Assessor's Parcel #(s) 12517612013 **Ward #** 6

General Plan: Existing INCORP Proposed INCORP **Zoning:** Existing T-C Proposed T-C

Additional Information _____

Property Owner Durango Auto Care, LLC **Contact** Micheal Kest

Address 4221 Wilshire Blvd. **City** Los Angeles **State** CA **Zip** 90010

E-mail mk@kestgroup.com **Phone** 323-648-3289

Applicant SCA Design **Contact** Brandon Stronks

Address 2525 W Horizon Ridge Pkwy **City** Henderson **State** NV **Zip** 89052

E-mail brandon@scadesign.com **Phone** 702-719-2020

Representative SCA Design **Contact** Sheldon Colen

Address 2525 W Horizon Ridge Pkwy **City** Henderson **State** NV **Zip** 89052

E-mail sheldon@scadesign.com **Phone** 702-719-2020

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.

X Property Owner Signature _____
An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps and Parcel Maps

Print Name MICHAEL KEST, MANAGER, LV MANAGEMENT, MANAGER

Subscribed and sworn before me

This _____ day of _____, 20 _____

Notary Public in and for said County and State

22-0198
04/14/2022

See the attached for Notary.

CALIFORNIA JURAT WITH AFFIANT STATEMENT

GOVERNMENT CODE § 8202

- ☒ See Attached Document (Notary to cross out lines 1–6 below)
☐ See Statement Below (Lines 1–6 to be completed only by document signer[s], not Notary)

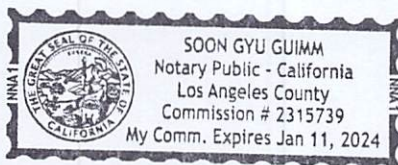
 Signature of Document Signer No. 1

 Signature of Document Signer No. 2 (if any)

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Los Angeles



Subscribed and sworn to (or affirmed) before me

on this 12th day of April, 2022,
 by _____ Date _____ Month _____ Year _____

(1) Michael Kest

(and (2) _____),
 Name(s) of Signer(s)

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature Soon Gyu Guimm

Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Application/ petition form & statement of financial interest

Document Date: _____ Number of Pages: 1

Signer(s) Other Than Named Above: No other signers

22-0198
 04/14/2022

AUTOMOTIVE (JIFFY LUBE) - SITE PLAN

SCALE: 1/16"=1'-0"
03.07.2022
21392

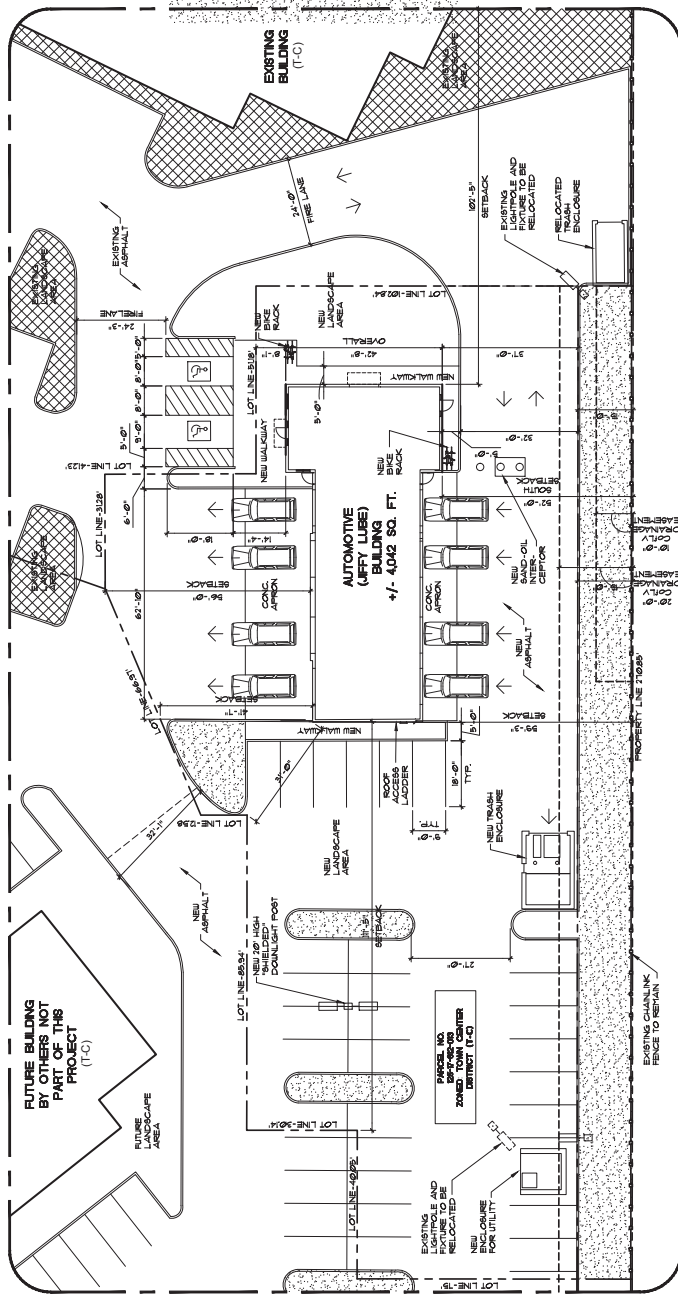
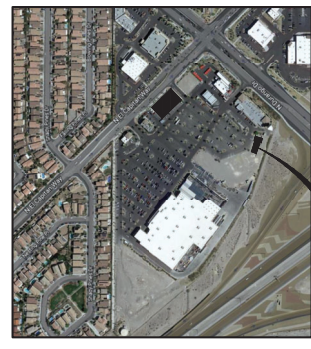
SITE INFORMATION

APN: 126-174-01-003
 CURRENT ZONING: TOWN CENTER DISTRICT (T-C)
 PROPOSED ZONING: TOWN CENTER DISTRICT (T-C)
 SITE AREA:
 23330 SF. ± 0.54 ACRES
 BUILDING FOOTPRINT:
 4062 SF. TOTAL
 % OF SITE COVERED BY BUILDING:
 BUILDING FOOTPRINT SF. / PROPERTY SF.
 4,062 SF. / 23,330 SF. = 0.003 ± 14%
 REQUIRED SETBACKS:
 EAST SETBACK: 0'-0"
 FRONT SETBACK: 10'-0"
 PROVIDED SETBACKS:
 EAST SETBACK: 50'-3"
 FRONT SETBACK: 12'-0"

PARKING CALCULATION

AUTOMOTIVE (VINT. LABEL GROUPS 015, 41, 400, 015,
REQUIRED PARKING TABLE 113A040-4.
RETAIL: 1 PER 250 SQ. FT.
404' SQ. FT., 250 SQ. FT. = 34 SPACES
REQUIRED ACCESSIBLE PARKING:
2 SPACES PER 10 TO 30 TOTAL PARKING SPACES PROVIDED
PROVIDED ON-SITE PARKING:
STANDARD SPACES: 76 SPACES
ACCESSIBLE SPACES: 2 SPACES (1 VAN ACCESSIBLE AND 1 CAR ACCESSIBLE)
TOTAL SPACES: 28 SPACES
REQUIRED BICYCLE PARKING PER 113A040-4:
1 PARKING SPACE PER EVERY 20 VEHICULAR PARKING SPACES
TOTAL BICYCLE SPACES REQUIRED = 2
PROVIDED BICYCLE SPACES:
2 BICYCLE SPACES

KEY MAP





PH (702) 719-2020 FX (702) 269-9673

APN: 125-17-612-013

(AUTOMOTIVE) JIFFY LUBE – LANDSCAPE PLAN

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SCALE: 1/16"=1'-0"
03.07.2022
21392

SCALE: 1/4"=1'-0"
03.08.2022
21392

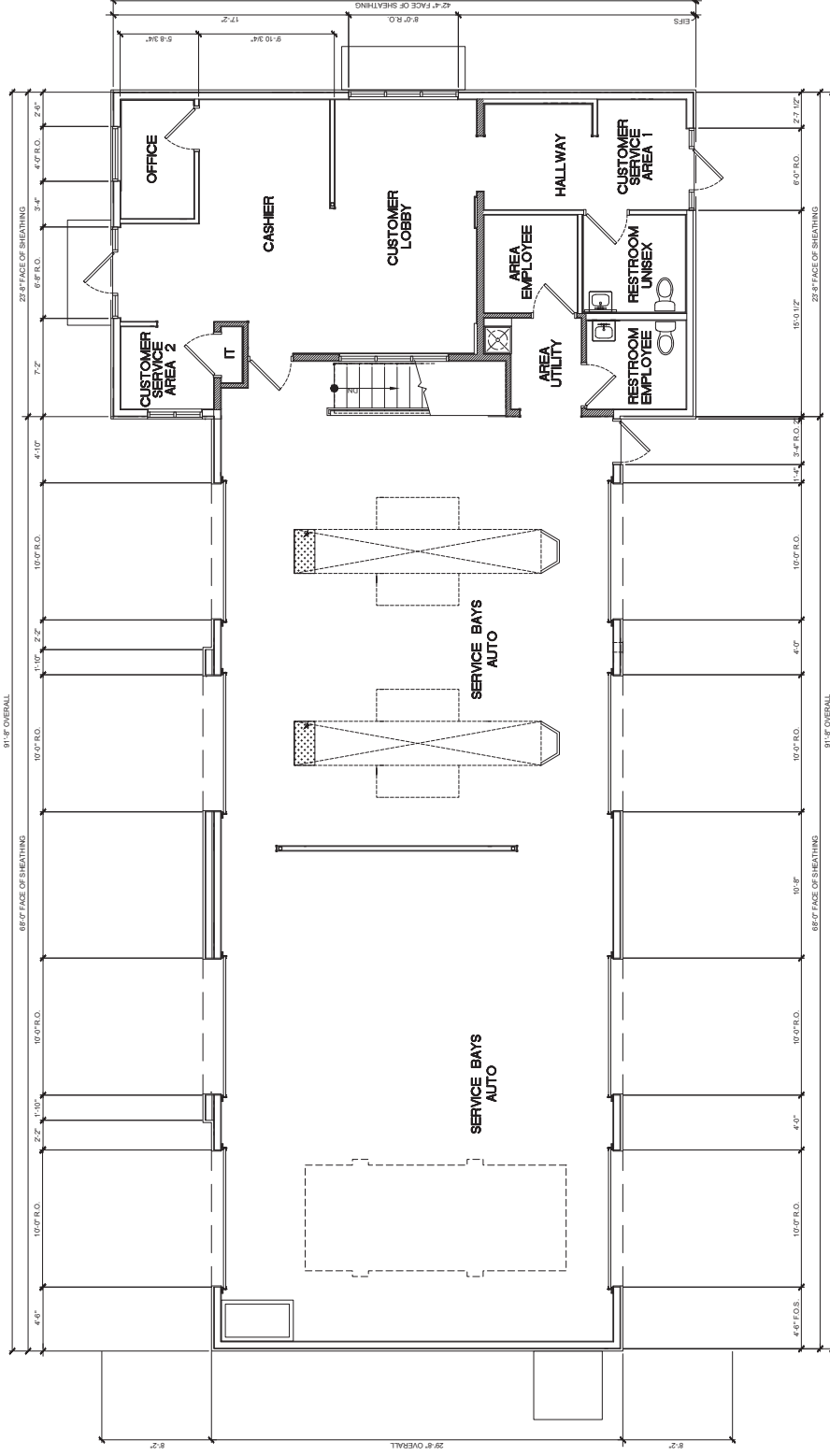
IFFY LUBE - FLOOR PLAN

FLOOR PLAN INFO

SQUARE FOOT BREAKDOWN

BUILDING	
AUTO SERVICE BAYS	1330 SF
EMPLOYEE RESTROOM	48 SF
UNISEX RESTROOM	56 SF
UTILITY AREA	65 SF
EMPLOYEE AREA	56 SF
HALLWAY	48 SF
CUSTOMER LOBBY	48 SF
CASHIER	48 SF
OFFICE	48 SF
CUSTOMER SERVICE	42 SF
TOTAL BUILDING	1942 SF

220198
04/14/2022



1 SCALE: 1/4"=1'-0"
UPPER BAY FLOOR PLAN

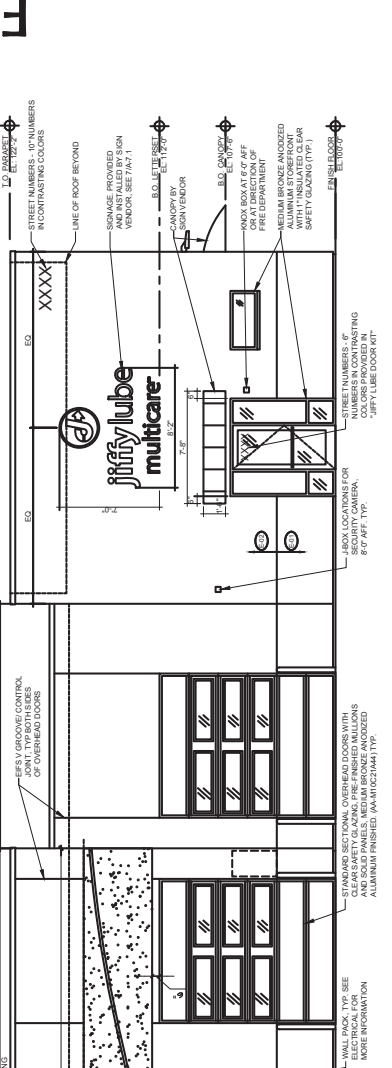
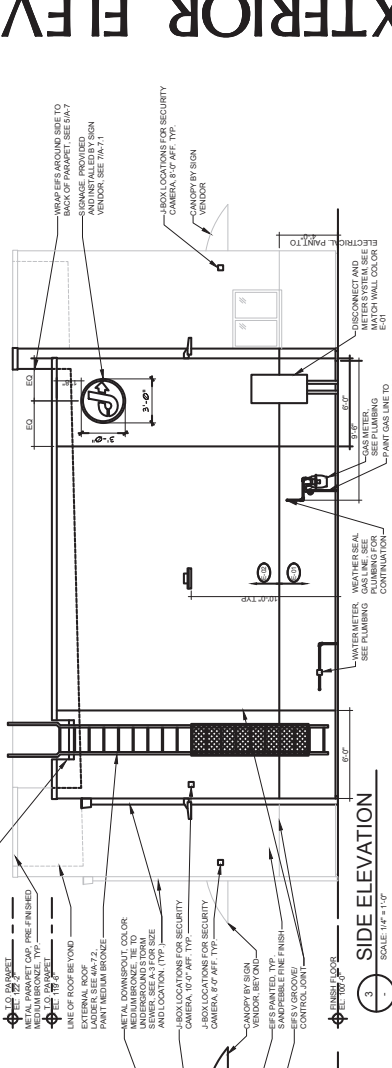
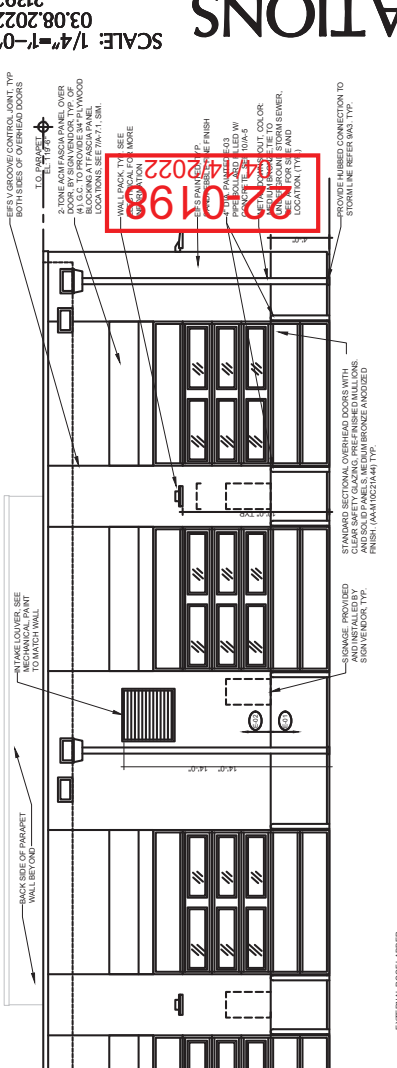
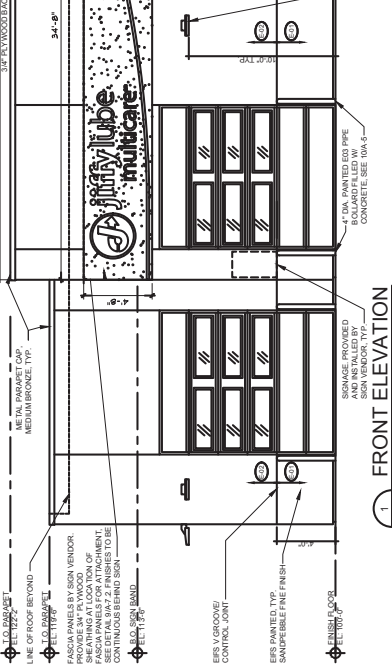
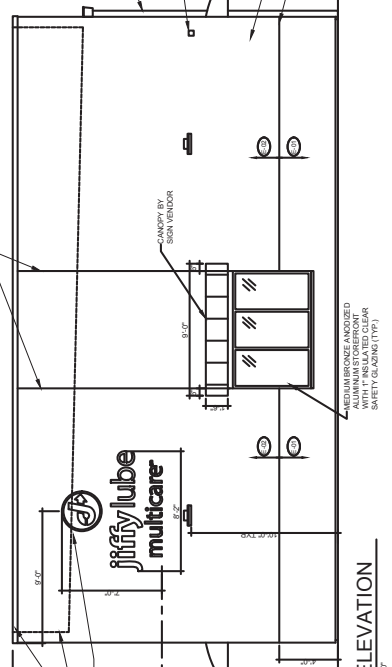
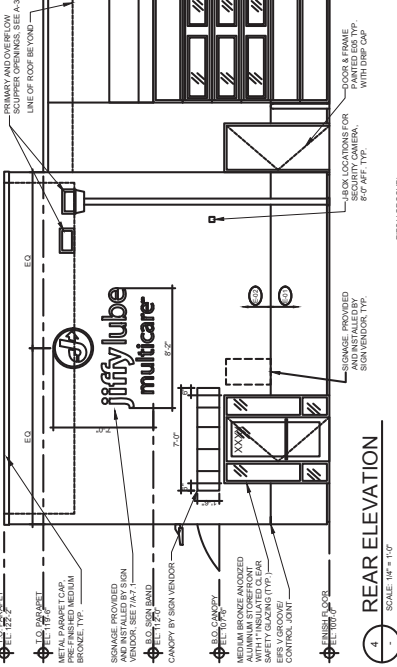


2580 ST. ROSE PKWY., SUITE 305
HENDERSON, NEVADA 89074
PH (702) 719-2020 FX (702) 269-9673

N. DURANGO DR. & N. EL CAPITAN WAY A1.1

APN: 125-17-612-013

MARK	EXTERIOR FINISH SCHEDULE:
E01	EXT WALLS VANGUARD (SUN PANELS)
E02	EXT WALLS ABOVE WANGSCOT
E03	EXT WALLS HANDRAILS / GUARD RAILS
E04	PAVING RECLAMERS
E05	EXT WALLS HANDRAILS / GUARD RAILS
E06	EXT WALLS HANDRAILS / GUARD RAILS
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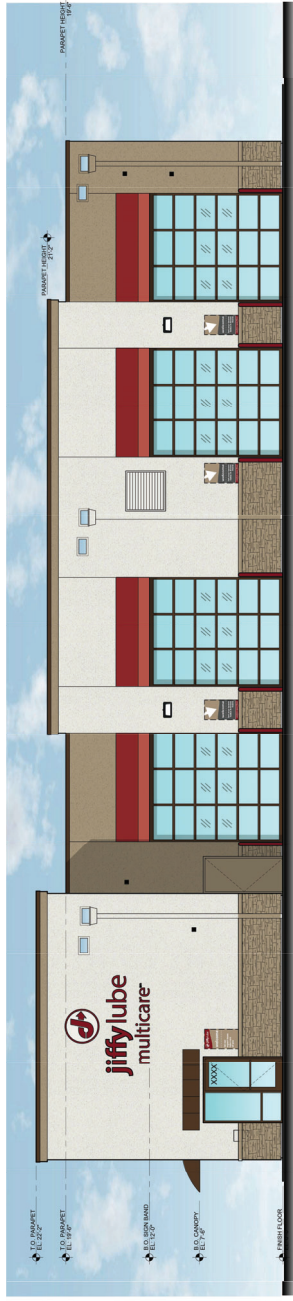
EXTERIOR ELEVATIONS

N. DURANGO DR. & N. EL CAPITAN WAY A2.1
APN: 125-17-612-013 & APN: 125-17-612-017

sca design
2580 ST. ROSE PKWY., SUITE 305
HENDERSON, NEVADA 89074
PH (702) 719-2020 FX (702) 269-9673

COLORED EXTERIOR ELEVATIONS

22-0198
04/14/2022



4 REAR ELEVATION
SCALE: 3/16"=1'-0"



2 SIDE ELEVATION
SCALE: 3/16"=1'-0"



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