



# 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 Review

**Project Address** (Location) 1214 S 3rd Street

**Project Name** 3rd Street Parking Lot **Proposed Use** Parking Lot

**Assessor's Parcel #(s)** 16203110028 **Ward #** \_\_\_\_\_

**General Plan:** Existing No change Proposed No change **Zoning:** Existing C-1 Proposed No change

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

**Property Owner** 3RD STREET L L C **Contact** Avi Schlesinger

**Address** 2129 N Tenaya **City** Las Vegas **State** NV **Zip** 89128

**E-mail** avi@asrealtyinvestors.com **Phone** 310-936-9395

**Applicant** Avi and Adam Schlesinger **Contact** Avi Schlesinger

**Address** 2129 N Tenaya **City** Las Vegas **State** NV **Zip** 89128

**E-mail** avi@asrealtyinvestors.com **Phone** 310-936-9395

**Representative** Trinity Haven Development **Contact** Mark Mobley

**Address** 100 S Maryland Parkway, Ste 210 **City** Las Vegas **State** NV **Zip** 89101

**E-mail** mobley.thd@gmail.com **Phone** 210-364-6417

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** Trinity Haven Schlottman/ General Contractor **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** Avi Schlesinger

Subscribed and sworn before me

This \_\_\_\_\_ day of \_\_\_\_\_, 20 \_\_\_\_\_

Notary Public in and for said County and State

**22-0350**  
08/06/2022  
**SEE ATTACHED**  
**NOTARIZED CERTIFICATE**  
**Date:** 8/31/22  
**Initial:** fu  
HITUNG lee  
(NOTARY PUBLIC)

CALIFORNIA JURAT

GOVERNMENT CODE § 8202

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.

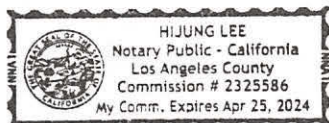
State of California

County of LOS ANGELES

Subscribed and sworn to (or affirmed) before me on  
this 31<sup>ST</sup> day of August, 2022, by  
Date Month Year

(1) Avi Schlesinger

(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 [Signature]  
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: CITY OF Las Vegas DEPT OF Planning. Application/  
Petition form and statement of Financial Interest  
Document Date: 8/31/2022 AP# 16203110028 Number of Pages: ONE

Signer(s) Other Than Named Above: \_\_\_\_\_

THIS IS IN THE DOWNTOWN ARE WHERE THERE IS STREET PARKING AND THERE ARE NO PARKING REQUIREMENTS.

STANDARD PARKING PROVIDED, 17 SPACES  
VAN ACCESSIBLE PARKING PROVIDED, 1 SPACE

TOTAL NEW PARKING SPACES, 18 SPACES

THIS IS IN THE DOWNTOWN ARE WHERE THERE IS STREET PARKING AND THERE ARE NO PARKING REQUIREMENTS.

STANDARD PARKING PROVIDED:	11 SPACES
ACCESSIBLE PARKING PROVIDED:	2 SPACES
TOTAL EXISTING PARKING SPACES:	13 SPACES

ALL ADJACENT LAND USES ARE "INCORP".

(3) CHINESE PISTACHE TREE - 24" BOX TREE  
(6) AGAVE PLANTS  
(2) ORNAMENTAL GRASS  
(4) EXISTING PALM TREES



**SITE PLAN**  
SCALE: 1/8"=1'-0"  
1  
A1.01

EXISTING

1226 South 3rd Street  
Las Vegas, NV 89104

Project	Street
---------	--------

$$\frac{10}{11}$$

No.	Revision/Issue	Date
3	PLANCHCK ANSWERS	4/7/2022
4	PLANCHCK ANSWERS	10/18/2022

Firm Name and Address

Trinity Haven Development  
100 South Maryland Parkway Suite 210  
Las Vegas, NV 89101  
702-204-8737

MULTI-JURISDICTIONAL  
LICENSE #0075064

Project Name and Address