

CITY OF NORTH LAS VEGAS
INTEROFFICE MEMORANDUM

To: Amy Michaels, Principal Planner, Land Development & Community Services
From: Robert Weible, Land Development Project Leader, Department of Public Works
Subject: SUP-24-2021 **Wow Car Wash**
Date: April 20, 2021

The Department of Public Works recommends that this item comply with all applicable conditions of approval for T-MAP-06-2020.



Robert Weible, Land Development Project Leader
Department of Public Works

**KAEMPFER
CROWELL**

ATTORNEYS AT LAW

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Carson City, NV 89703
Tel: 775.884.8300
Fax: 775.882.0257

March 29, 2021

VIA UPLOAD:
NORTH LAS VEGAS COMPREHENSIVE PLANNING DEPARTMENT
2250 Las Vegas Blvd. North
North Las Vegas, Nevada 89106

**Re: Justification Letter – Special Use Permit for Car Wash
N. 5th Street and Centennial Parkway
WOW Car Wash**

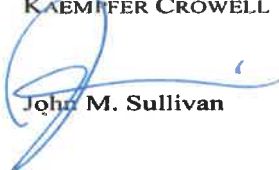
To Whom It May Concern:

This firm represents S.T. Enterprises, LLC (the “Applicant”) in the above referenced matter. The proposed project is located on the northwest corner of North 5th Street and Centennial Parkway in North Las Vegas, Nevada (the “Property”). The Property is more particularly described as Assessor’s Parcel Number 124-22-801-026. The Applicant is requesting special use permits for a car wash.

The Property is zoned General Commercial (C-2) in the AE-65 Overlay District. A Car Wash is allowed in a C-2 zone with a special use permit, and is a permitted use in the AE-65 Overlay District. The property adjacent to the west is zoned C-2, while those adjacent to the north are C-2 and R-4. The property across N. 5th Street to the east is zoned PUD, the property across Centennial Parkway to the south is zoned R-4, and the Property catty-corner is zoned C-2. The proposed project will consist of a car wash with water efficient and environmentally friendly technology. Ingress/egress driveways will be located on N. 5th Street and Centennial Parkway. The Applicant feels as though this will be a good addition to the growing area. We thank you in advance for your time and consideration of this matter. Should you have any questions or concerns, please feel free to contact me.

Sincerely,

KAEMPFER CROWELL


John M. Sullivan

JMS/

A map of the study area, showing a network of roads and a grid-like pattern. A small rectangular box labeled "SITE" is located in the bottom right corner of the map.



ASSessor's PARCEL NUMBER: 124-22-301-025

EAST CENTENNIAL PARKWAY

NORTH 5TH STREET

SITE

North Arrow

SITE DATA	
PARCEL NUMBER	PORTION OF 134-280-034
JURISDICTION	CITY OF NORMAN VS. 87004
ESTIMATED DOMINANT	C-3
PROPOSED USE	CAN. WASH.
SITE AREA	56,175 SF 1.29 GROSS ACRES

[illegible][illegible]

BLDG/CNG AREA	HC (SEATED) (standing)	STATION
CHURCH/OUTPAINT ROOM	1,416 (140) 1,200 = 8	32
STANDARD PARKING SPACES PROVIDED (COVERED)		2
HANDICAPPED SPACES PROVIDED (COVERED)		34
TOTAL PARKING PROVIDED		

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SCALE 1" = 20'

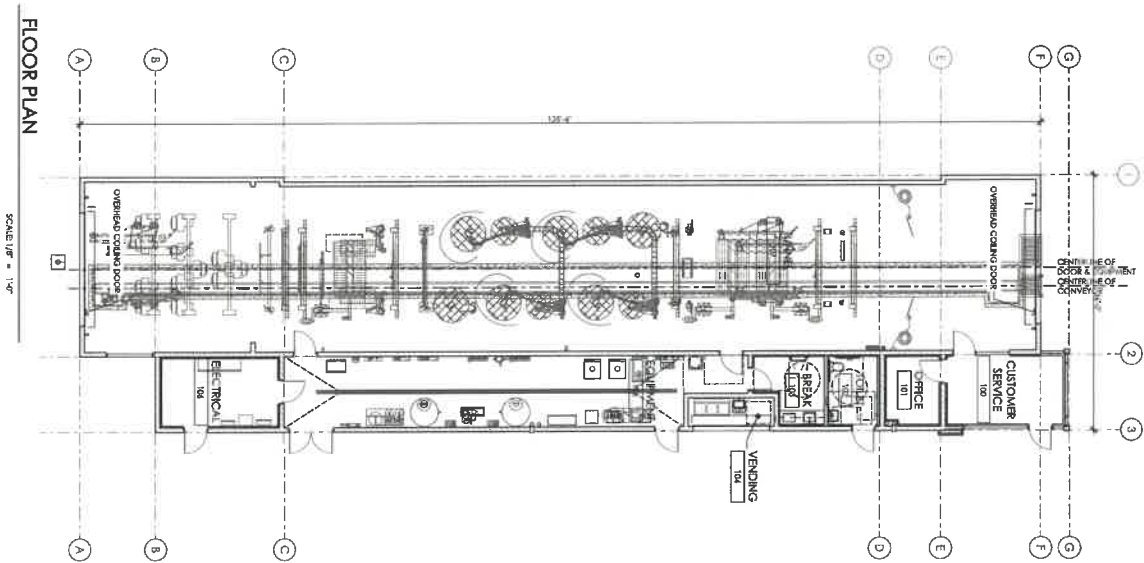
WOW Centennial

APRUS PROJECT # 117.037.5

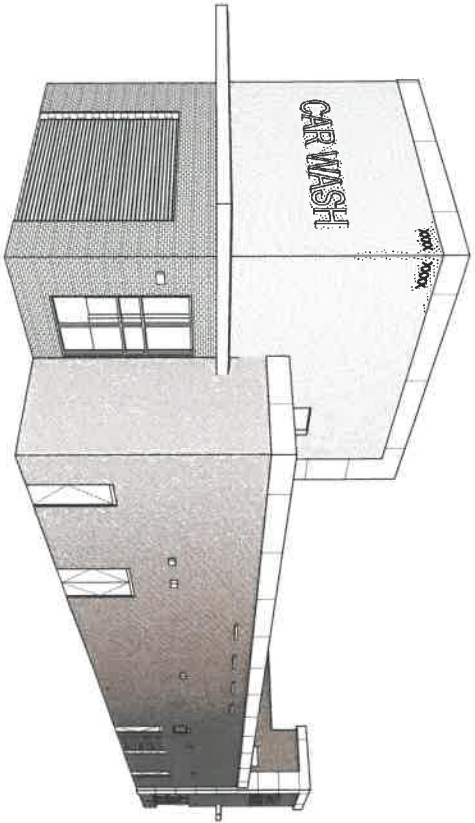
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<https://www.researchgate.net/publication/351111111>

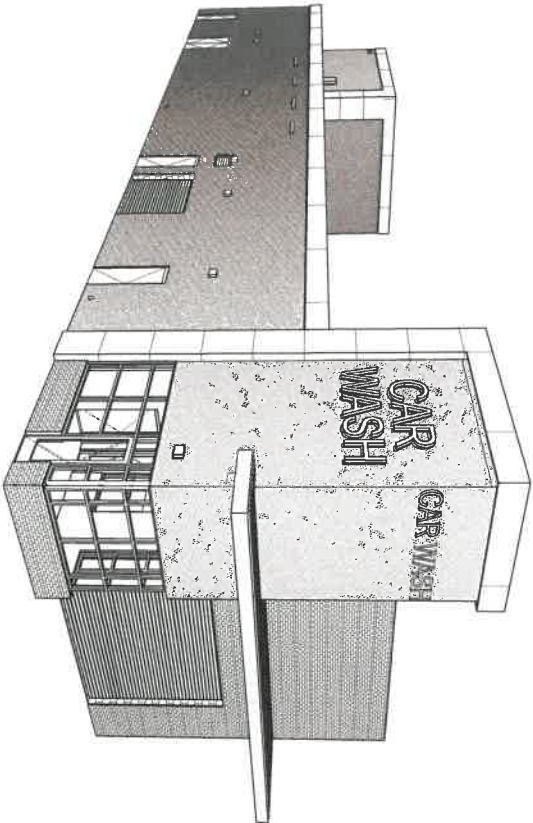
LANDSCAPE BUFFERS	
REGULATORY PLANS TO BE BY SUB-CONTRACTOR	
REQUIRED	PROVIDED
FRONT	15'-0"
INTERIOR SIDE (WEST)	20'-0"
INTERIOR SIDE (EAST)	10'-0"
REAR	10'-0" (WATER REQUEST)



PT-1 CARBONAL C356-GR1342 [METALLIC SILVER]



SE CORNER



NE CORNER

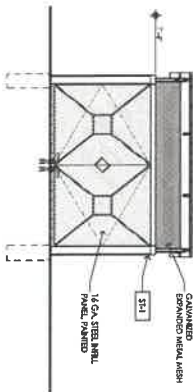
aptus

WOW Centennial

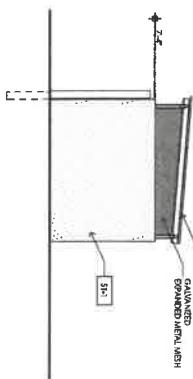
DESIGN REVIEW

AP702 PROJECT # 11/2023

3410000 CARLETON BOULEVARD
SUITE 100
LAS VEGAS, NEVADA 89112
P 702.833.2200
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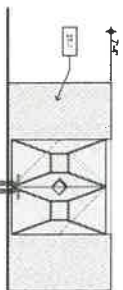
TRASH ENCLOSURE WEST ELEVATION
EAST ELEVATION, 3M



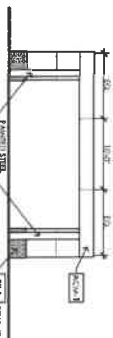
TRASH ENCLOSURE SOUTH ELEVATION
NORTH ELEVATION, 3M



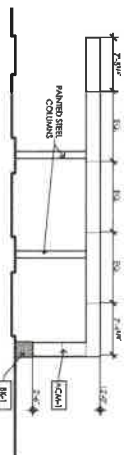
VACUUM ENCLOSURE WEST ELEVATION
EAST ELEVATION, 3M



VACUUM ENCLOSURE NORTH ELEVATION
SOUTH ELEVATION, 3M



PAY STATION WEST ELEVATION
SCALE 1/8" = 1'-0"



PAY STATION SOUTH ELEVATION
SCALE 1/8" = 1'-0"



GENERAL NOTES:

C1- BR3 CONTROL PANEL, COORDINATE WITH MANUFACTURER'S CONTROL PANEL, SEE ELECTRICAL.
MCI- MANUFACTURER'S CONTROL PANEL WITH COULMING, PROVIDE OFFICIAL BOARD CONTROL, JOHN ON
MCI- MANUFACTURER'S CONTROL PANEL WITH COULMING, PROVIDE OFFICIAL BOARD CONTROL, JOHN ON

EXTERIOR FINISH SYSTEMS:

- S1- BR3 WITH 1/2" EPS FOAM BOARD OVER RAUWING WITH TYPE 3 COMMERCIAL DRYVER
- S2- BR3 WITH 1/2" EPS FOAM BOARD OVER RAUWING WITH TYPE 3 COMMERCIAL DRYVER
- S3- BR3 WITH 1/2" EPS FOAM BOARD OVER RAUWING WITH TYPE 3 COMMERCIAL DRYVER
- S4- BR3 OVER RAUWING WITH TYPE 3 COMMERCIAL DRYVER
- S5- BR3 OVER RAUWING WITH TYPE 3 COMMERCIAL DRYVER
- S6- BR3 OVER RAUWING WITH TYPE 3 COMMERCIAL DRYVER
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- S100- BR3 OVER RAUWING WITH TYPE 3 COMMERCIAL DRYVER

EXTERIOR PAINT:

P-1- EXTERIOR, COULMING, DARK BROWN

ELEVATIONS SPR104

CNLT TASK FORCE 3.11.21

No liability is assumed for the accuracy of the data delineated herein. Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office.

This map is compiled from official records, including surveys and deeds, but only contains the information required for assessment. See the recorded documents for more detailed legal information.

1

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32

CONDOMINIUM UNIT	001	ROAD PARCEL NUMBER
AIR SPACE PCL	001	PARCEL NUMBER
RIGHT OF WAY PCL	1.00	ACRAGE
SUB-SURFACE PCL	202	PARCEL SUB/SEQ NUMBER
PB 24-45 PLAT RECORDING NUMBER		
5	BLOCK NUMBER	
5	LOT NUMBER	
42.6	GOV. LOT NUMBER	

22

Rev. 7/8/2020

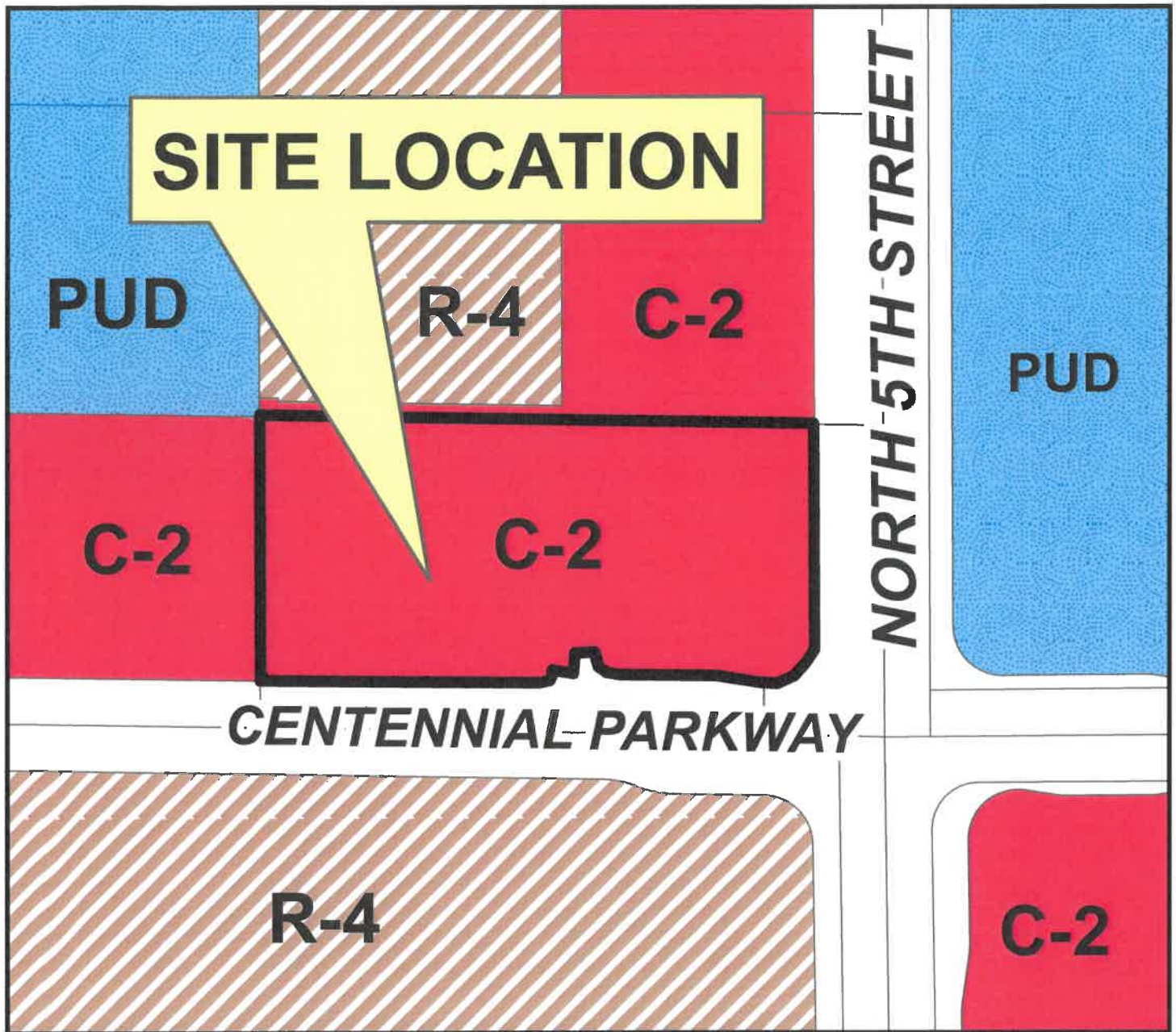
124-22-8	
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THE CITY OF NORTH LAS VEGAS

Location & Zoning Map



Applicant: S.T. Enterprises LLC
Application Type: Special Use Permit
Request: To Allow a Vehicle Washing Establishment
Project Info: Generally the Northwest Corner of Centennial Parkway and North 5th Street
Case Number: SUP-24-2021

4/20/2021

