CITY OF NORTH LAS VEGAS
INTEROFFICE MEMORANDUM

To: Sharianne Dotson, Principal Planner, Land Development & Community Services
From: Duane McNelly, Land Development Coordinator, Department of Public Works
Subject: SUP-26-2022 EOT Tommy Express Car Wash
Date: September 12, 2024

The Department of Public Works has no objection to the extension of time subject to the previous conditions of approval.

Jimmy Love

Digitally signed by Jimmy Love
DN: C=US, E=lovej@cityofnorthlasvegas.com, O=City of North Las Vegas, OU=Development & Flood Control, CN=Jimmy Love
Reason: I am the author of this document
Date: 2024.09.12 11:52:24-07'00'

Jimmy Love, Major Projects Coordinator
Department of Public Works

LAS Consulting
1930 Village Center Circle 3 #577
Las Vegas, NV. 89134
(702) 499-6469-cell
(702) 946-0857

July 29, 2024

Mr. Robert Eastman, Manager
City of North Las Vegas
2250 Las Vegas Blvd.
North Las Vegas, NV 89030

RE: Letter of Intent- Extension of Time- SUP 26-2022.

Dear Mr. Eastman:

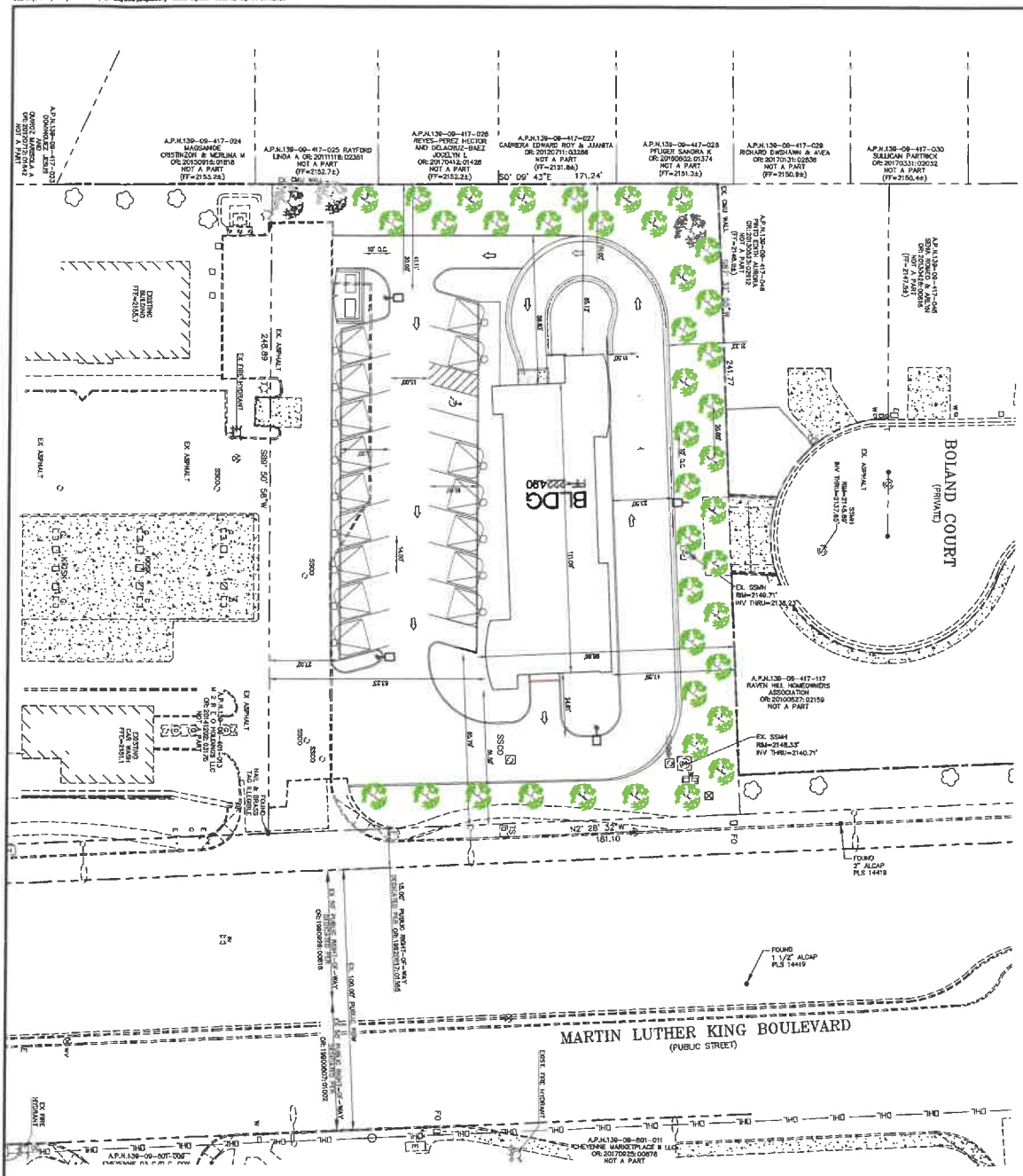
Please accept this as our letter of Intent requesting an extension of time for SUP 26-2022. The use permit for this site was approved in August 2022 for a vehicle washing establishment. A landscape buffer was shown along the northern and western boundary. Earlier this year, the property was sold to Tommy's Car Wash. They prepared building permit plans based on the original approval and have submitted their plans to the City of North Las Vegas. They were advised the application will expire in August; therefore, we are filing this extension of time to extend the use permit.

The original letter of intent stated the car wash will be automated and employee two (2) to three (3) people, with hours of operation between 7 a.m. to 9 p.m., daily. The business is the same.

We believe this use is compatible with the area and respectfully request your approval. Please contact me with any questions you may have.

Yours truly,

Lucy Stewart



GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.

LANDSCAPE REQUIREMENTS

ALONG NORTH AND WEST PROPERTY LINE, 25'-TOT LANDSCAPE BUFFER WITH 20'-WIDE LANDSCAPE CENTER, PROVIDING 24-2" BOX TREES OR 36-FEET ON CENTER.

ALONG MARTIN LUTHER KING BOULEVARD, 15'-TOT LANDSCAPE BUFFER WITH 20'-WIDE LANDSCAPE CENTER, SPACED TO COVER MORE THAN 50% OF LANDSCAPE AREA WITH MATURE TREES.

PROVIDED: MIN. (2) 24" BOX TREES @ 30' O.C. ALONG FRONTAGE
REQUIRED: MIN. (2) 24" BOX TREES @ 30' O.C. ALONG FRONTAGE
AND, WHEN MATURED, COVER MORE THAN 50% OF LANDSCAPE AREA

PROVIDED: SHRUBS OR VINES ADJACENT TO EXISTING WALLS
REQUIRED: SHRUBS OR VINES ADJACENT TO EXISTING WALLS

SITE DATA

SITE	
ZONING	MDR/MDR/000 (COMMERCIAL) (C-1)
EXISTING ZONING	COMMUNITY COMMERCIAL
PROPOSED ZONING	COMMUNITY COMMERCIAL
A.P.N.	139-09-417-024
GROSS AREA	1.98 AC±
NET AREA	1.98 AC±
PARKING (EXISTING)	1 P.S. PER 200 SF OF A = 5,76
PARKING (REQUIRED)	1 P.S. PER 200 SF OF A = 5,76
PARKING (PROVIDED)	1 P.S. PER 200 SF OF A = 5,76

SETBACKS

	REQUIRED	PROVIDED
BUILDING		
FRONT	20'	20'
MIN. SIDE	20'	20'
SIDE STREET (CORNER)	20'	20'
REAR	0'	0'
PARKING		
FRONT	20'	20'
MIN. SIDE	10'	10'
SIDE STREET (CORNER)	20'	20'
REAR	10'	10'
LANDSCAPE		
FRONT	25'	25'
MIN. SIDE	10'	10'
SIDE STREET (CORNER)	20'	20'
REAR	10'	10'
SCALE		
RESIDENTIAL ADJACENCY	47'/50'	47'/50'

LEGEND

- RIGHT OF WAY
- PROPERTY LINE
- CENTERLINE
- PROPOSED
- EXISTING
- STREET LIGHT
- CURB & GUTTER
- PROPERTY LINE
- TREES
- BUSHES (NOT SHOWN FOR CLARITY)

Impulse
Civil Engineering & Planning

$I = \int F \cdot dt$

CIVIL ENGINEERS - PLANNERS
7455 WEST AZURE AVE., SUITE 220
LAS VEGAS, NEVADA 89130
PHONE (702) 835-0720
FAX (702) 478-8535

SHEET 1 OF 1 SHEETS

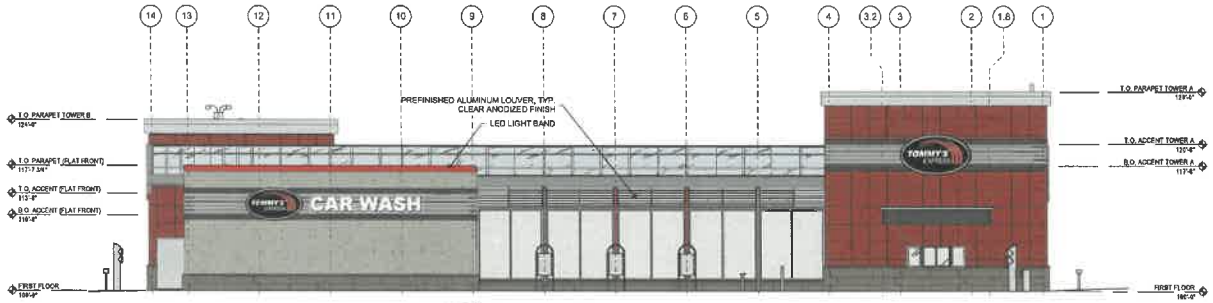
W.O. # :	W.O. IMC-2305
BY :	P.K.
DATE :	8/7/2023
SCALE :	SCALE

PROFESSIONAL ENGINEER STATE OF NEVADA
PETER J. KAS
EXP: 12-31-25
CIVIL
No. 14484

TITLE
SITE PLAN

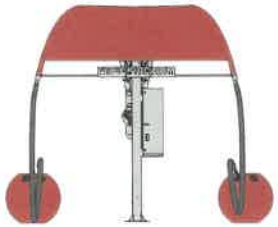
PROJECT
TOMMY'S CAR WASH
CITY OF NORTH LAS VEGAS, NEVADA

REV	REVISION DESCRIPTION	SHEETS	APP BY	APP DATE



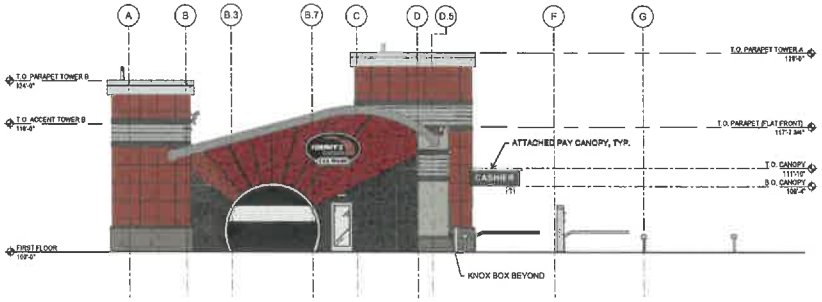
1 FRONT ELEVATION

1/8" = 1'-0"



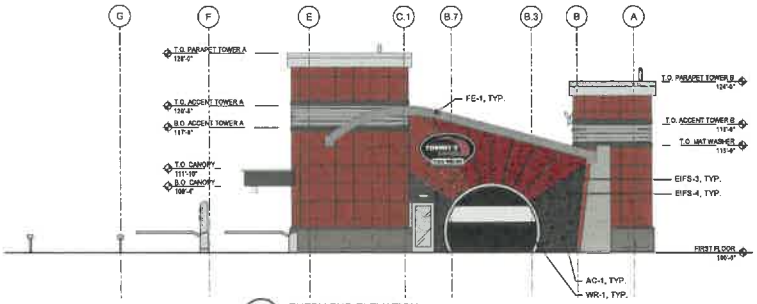
5 TYPICAL VACUUM ELEVATION

NOT TO SCALE



2 EXIT END ELEVATION

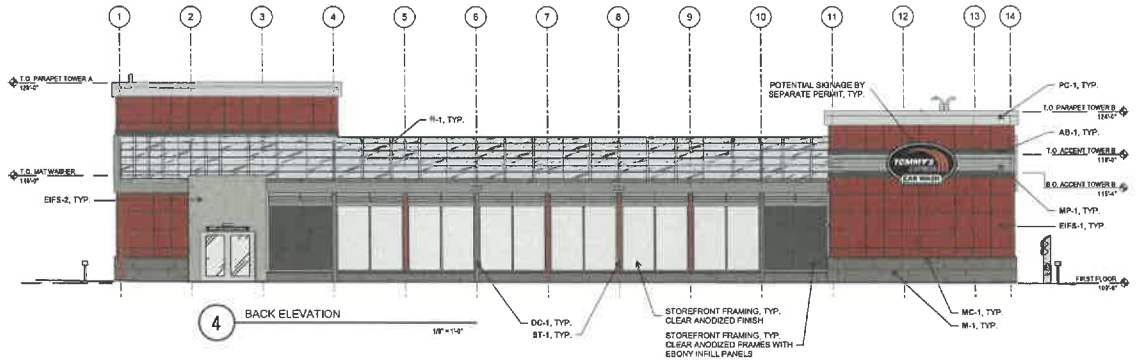
1/8" = 1'-0"



3 ENTRY END ELEVATION

1/8" = 1'-0"

TAG	MATERIAL	MFR.	DESCRIPTION	MFR. COLOR
ST-1	STRUCTURAL STEEL	PROSPIANT	5-STAGE POWDER COATED	RAL 3001
MP-1	PREFINISHED PROFILED MCM, TOWER BANDING	ATAS	BELVEDERE 7 2" RIB PANEL	SILVERSMITH
EIFS-1	EIFS, TOWER FINISH	DRYVIT, INC.	30" X 30" REVEAL, SANDBLAST FINISH	MATCH RAL 3001
M-1	CMU BLOCK, KNEE WALL	CONSUMERS	4" SPLIT FACE VENEER	ASH (MORTAR COLOR TO MATCH)
MC-1	PRECAST STONE		MASONRY CAP	TO MATCH M-1
EIFS-2	EIFS, MAT WASH & BACKROOM	DRYVIT, INC.	SANDBLAST FINISH	MATCH NICHIHA ARCH. BLOCK
AB-1	PREFINISHED MCM, TOWER BANDING	ATAS	FLAT SHEET AND COIL	BLACK
PC-1	PREFINISHED MCM, TOWER FASCIA	ARCONIC	REYNOBOND COMPOSITE PANEL	BRIGHT SILVER METALLIC
EIFS-2	EIFS, UPPER END WALL, MAT WASH & BACKROOM	DRYVIT, INC.	SANDBLAST FINISH	MATCH RAL 3001
EIFS-3	EIFS, LOWER END WALL	DRYVIT, INC.	SANDBLAST FINISH	DRYVIT 715 LICORICE
AC-1	PREFINISHED MCM, END WALL REVEALS	TUBELITE	200 SERIES CURTAINWALL	CLEAR ANODIZED
DC-1	PREFINISHED MCM, DOWNSPOUT COVERS	ALPOLIC	4MM PE CORE	TBX METALLIC SILVER
WR-1	PREFINISHED MCM, GARAGE DOOR WRAPS	CITADEL	FLAT SHEET	CLEAR SATIN ANODIZED
FE-1	PREFINISHED MCM, ROOF FASCIA	ALPOLIC	4MM PE CORE	TBX METALLIC SILVER
R-1	ACRYLIC ROOF SYSTEM	ACRYLITE	HEATSTOP HIGH IMPACT MULTI-SKIN	WZ011 - COOL BLUE WHITE



4 BACK ELEVATION

1/8" = 1'-0"

NOT FOR CONSTRUCTION
FOR REFERENCE ONLY

CONFIDENTIAL WARNING: THIS SHEET CONTAINS PROPRIETARY CONFIDENTIAL INFORMATION, AND CONSTITUTES TRADE SECRETS OF TOMMY CAR WASH SYSTEMS. ANY UNAUTHORIZED USE OR POSSESSION THEREOF IS STRICTLY PROHIBITED. THIS WORK IS THE SOLE PROPERTY OF TOMMY CAR WASH SYSTEMS. ALL RIGHTS RESERVED.

REVISION SCHEDULE

VERSION	DATE	DESCRIPTION

TOMMY CAR WASH SYSTEMS

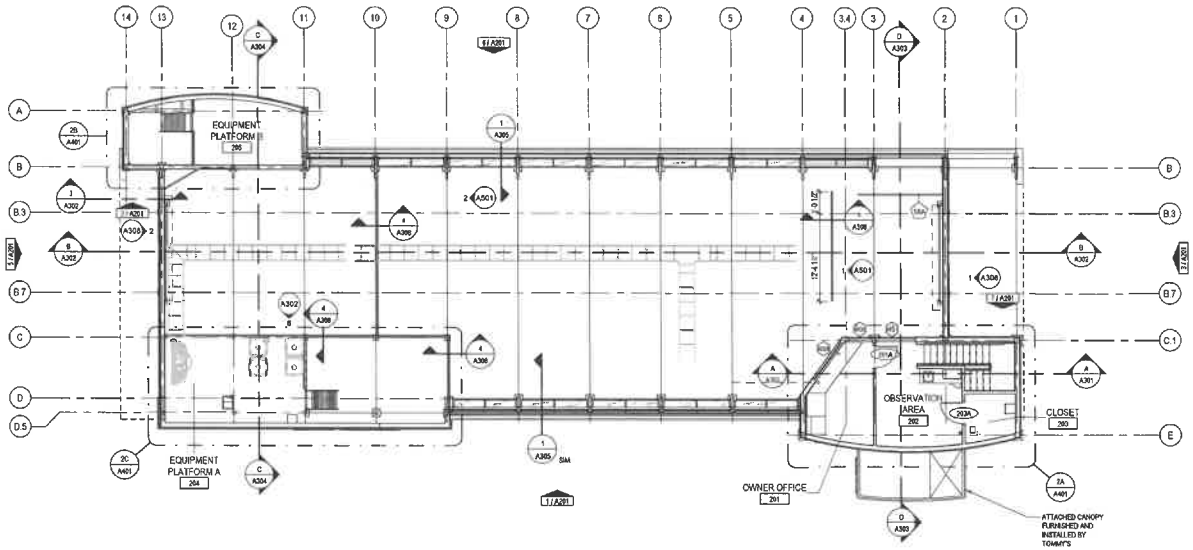
TOMMY'S EXPRESS CAR WASH
EXTERIOR ELEVATIONS

P4202 LAS VEGAS, NEVADA

A200

01/22/2024

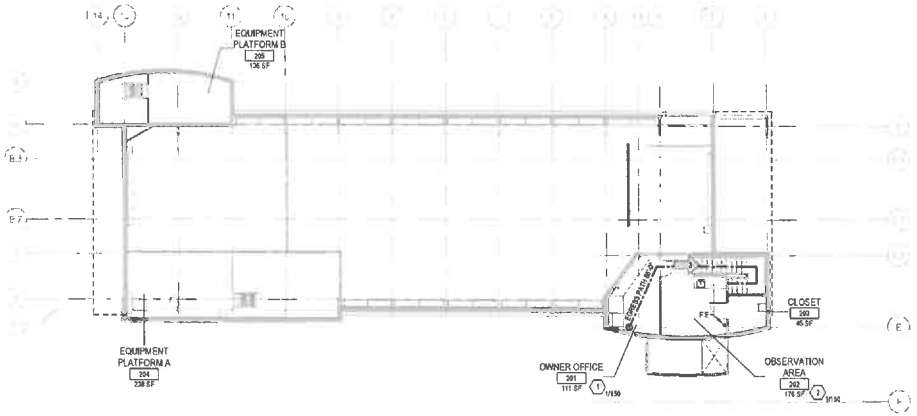
1/8" = 1'-0"



1 SECOND FLOOR AND EQUIPMENT PLATFORM FLOOR PLAN

1/8" = 1'-0"

NORTH



2 CODE COMPLIANCE PLAN SECOND FLOOR AND EQUIPMENT PLATFORMS

3/32" = 1'-0"

NORTH

GENERAL NOTES

1. DO NOT SCALE DRAWINGS.
2. FINISH FLOOR ELEVATION = 100'-0". REFER TO CIVIL DRAWINGS FOR SITE DATUM ELEVATION EQUIVALENT.
3. BEGINNING WORK INDICATES THAT THE CONTRACTOR HAS ACCEPTED AND VERIFIED EXISTING CONDITIONS.
4. REFER TO CODE COMPLIANCE DRAWING(S) FOR LOCATIONS OF RATED ASSEMBLIES AND CODE SUMMARY.
5. ALL DIMENSIONS ARE TO FACE OF MASONRY, FACE OF CONCRETE, FACE OF STUDS, COLUMN CENTERLINE AS SHOWN UNLESS OTHERWISE NOTED
6. ALL DIMENSIONS ARE PERPENDICULAR AND PARALLEL, UNLESS NOTED OTHERWISE.
7. OWNER FURNISHED EQUIPMENT IS SHOWN LIGHT DASHED FOR REFERENCE ONLY. REFER TO EQUIPMENT DRAWINGS FOR ADDITIONAL INFORMATION

FLOOR PLAN LEGEND AND NOTES

D.S. DOWNSPOUTS FURNISHED AND INSTALLED BY G.C.

ENCLOSURES EC-1 FURNISHED AND INSTALLED BY TOMMY'S. REFER TO SHEET A201

- (#) REFER TO SHEET A602 FOR WINDOW SCHEDULE
- (#) REFER TO SHEET A601 FOR DOOR SCHEDULE
- (#) WALL TYPE, REFER TO WALL TYPE LEGEND
- NEW WALL CONSTRUCTION, REFER TO WALL TYPE LEGEND

NOTE 1: ALL GYPSUM BOARD TO BE 'TYPE X' FIRE RATED, UNLESS NOTED OTHERWISE, TYP. USE MOISTURE RESISTANT GYP. BOARD IN WET AREAS, TYP.

NOTE 2: ALL PLYWOOD AND DIMENSIONAL LUMBER USED AS BLOCKING TO BE EXTERIOR GRADE PRESSURE TREATED WOOD, UNLESS NOTED OTHERWISE, TYP.

INTERIOR WALL GENERAL NOTES

1. CONSTRUCT ALL WALLS TIGHT TO DECK ABOVE AND EXTEND INTO DECK FLUTES AND WEBS OF STEEL MEMBERS UNLESS OTHERWISE NOTED.
2. PROVIDE DEFLECTION TRACK AT THE TOP OF ALL INTERIOR, NON-BEARING METAL STUD WALLS CAPABLE OF ACCOMMODATING 3/4" ROOF/FLOOR DEFLECTION

INTERIOR WALL LEGEND

S1 METAL STUD FRAMING 20 GA @ 16" O.C. W/ 5/8" GYPSUM BOARD EACH SIDE. EXTEND ALL WALL COMPONENTS TO UNDERSIDE OF DECK.
- S1A 3-5/8" METAL STUDS

S2 METAL STUD FURRING / FRAMING 20 GA @ 16" O.C. W/ 5/8" GYPSUM BOARD ONE SIDE. EXTEND ALL WALL COMPONENTS TO UNDERSIDE OF DECK. PROVIDE FRP PANELS IN TOILET ROOMS AS REQUIRED, REFER TO INTERIOR ELEVATIONS FOR HEIGHTS OF FRP AT TOILET ROOMS
- S2B 1-1/2" METAL STUDS
- S3D 3-5/8" METAL STUDS

S4 METAL STUD FRAMING 20 GA @ 16" O.C. W/ 5/8" GYPSUM BOARD ONE SIDE AND 1/2" CDX PLYWOOD WITH SELF-ADHERTED WATER RESISTIVE BARRIER (VAPROSHIELD "WRAPSHIELD SA" OR EQUIVALENT) AND 1/2" PVC PANELS INSTALLED ON WASH TUNNEL SIDE. EXTEND ALL WALL COMPONENTS TO UNDERSIDE OF DECK.
- S4E 6" METAL STUDS

S6 METAL STUD FRAMING 20 OA @ 16" O.C. W/ 1/2" CDX PLYWOOD ONE SIDE AND 1/2" CDX PLYWOOD WITH SELF-ADHERED WATER RESISTIVE BARRIER (VAPROSHIELD "WRAPSHIELD SA" OR EQUIVALENT) AND 1/2" PVC WALL PANEL. EXTEND ALL WALL COMPONENTS TO UNDERSIDE OF DECK UNLESS NOTED OTHERWISE
- S6A 3-5/8" METAL STUDS

S7 METAL STUD FRAMING 20 OA @ 16" O.C. W/ 1/2" CDX PLYWOOD ONE SIDE AND 5/8" GYPSUM BD W/ FRP PANELS ON TOILET ROOM SIDE. REFER TO INTERIOR ELEVATION FOR HEIGHTS OF FRP. EXTEND ALL WALL COMPONENTS TO UNDERSIDE OF DECK. UNLESS NOTED OTHERWISE
- S7A 3-5/8" METAL STUDS

S8 DEMOUNTABLE PVC WALL PANEL SYSTEM FURNISHED BY TOMMY'S
- S8A 2-1/4" THICK X 24" WIDE TONGUE & GROOVE PANEL

S10 METAL STUD FRAMING 20 GA @ 16" O.C. W/ 1/2" CDX PLYWOOD ONE SIDE. EXTEND ALL WALL COMPONENTS TO UNDERSIDE OF STRUCTURE ABOVE
- S10A 3-5/8" METAL STUDS

S11 METAL STUD FRAMING 20 GA @ 16" O.C. W/ 5/8" GYPSUM BOARD EACH SIDE. EXTEND ALL WALL COMPONENTS TO 3'-6" ABOVE UPPER STAIR NOSING
- S11A 3-5/8" METAL STUDS

NOTE: ALL PVC WALL PANEL SYSTEM ARE FURNISHED BY TOMMY'S AND INSTALLED BY G.C. STAINLESS STEEL FASTENERS FURNISHED AND INSTALLED BY G.C. REFER TO TOMMY'S PROVIDED EXTRUTECH MANUAL FOR FASTENER TYPES AND LOCATIONS.

CODE LEGEND

- EXIT EXITEXIT ACCESS WITH CAPACITY SERVED
- DIRECTION OF EGRESS INCLUDING SECONDARY EXIT/EXIT ACCESS
- (#) OCCUPANT LOAD OF SPACE AND BASES FOR CALCULATION
  XXXXX SF
- EXIT XXX" REQUIRED EGRESS DOOR WIDTH / XXX" PROVIDED EGRESS DOOR WIDTH
- F.E. WALL MOUNTED FIRE EXTINGUISHER CLASS A Ordinary (Moderate) Hazard Occupancy 2A-10B EXTINGUISHER. CONTRACTOR TO VERIFY LOCATION WITH FIRE INSPECTOR PRIOR TO INSTALLATION. 75' TRAVEL DISTANCE MAXIMUM.

DARREN MACHULSKY ARCHITECT
3905 WOODLAND WAY
CARLSBAD, CA 92008
Phone (760) 845-4777
E-Mail darrenmachulsky.com

9339 PRIORITY WAY WEST DRIVE
SUITE 100
INDIANAPOLIS, INDIANA 46240
Phone (317) 844-4777
E-Mail cripe@cripe.biz
Solutions By Design Since 1937

TOMMY CAR WASH SYSTEMS
CVL-16 15167
STD NUMBER 1
PROGRAM 2015-11-IPS

SECOND FLOOR PLAN AND CODE COMPLIANCE PLAN

TOMMY CAR WASH SYSTEMS

TOMMY EXPRESS #P4202
MLK BOULEVARD & CHEYENNE AVE
NORTH LAS VEGAS, NEVADA 89032

Certified
DARREN MACHULSKY REGISTERED No. 7068 ARCHITECT STATE OF NEVADA
05/17/2024

Drawn by: JSD
Checked by: JSD
Quality Assurance: FEH
Scale: As Indicated
Sheet: A102
Date: 05/17/2024
Project Number: 240010-10000

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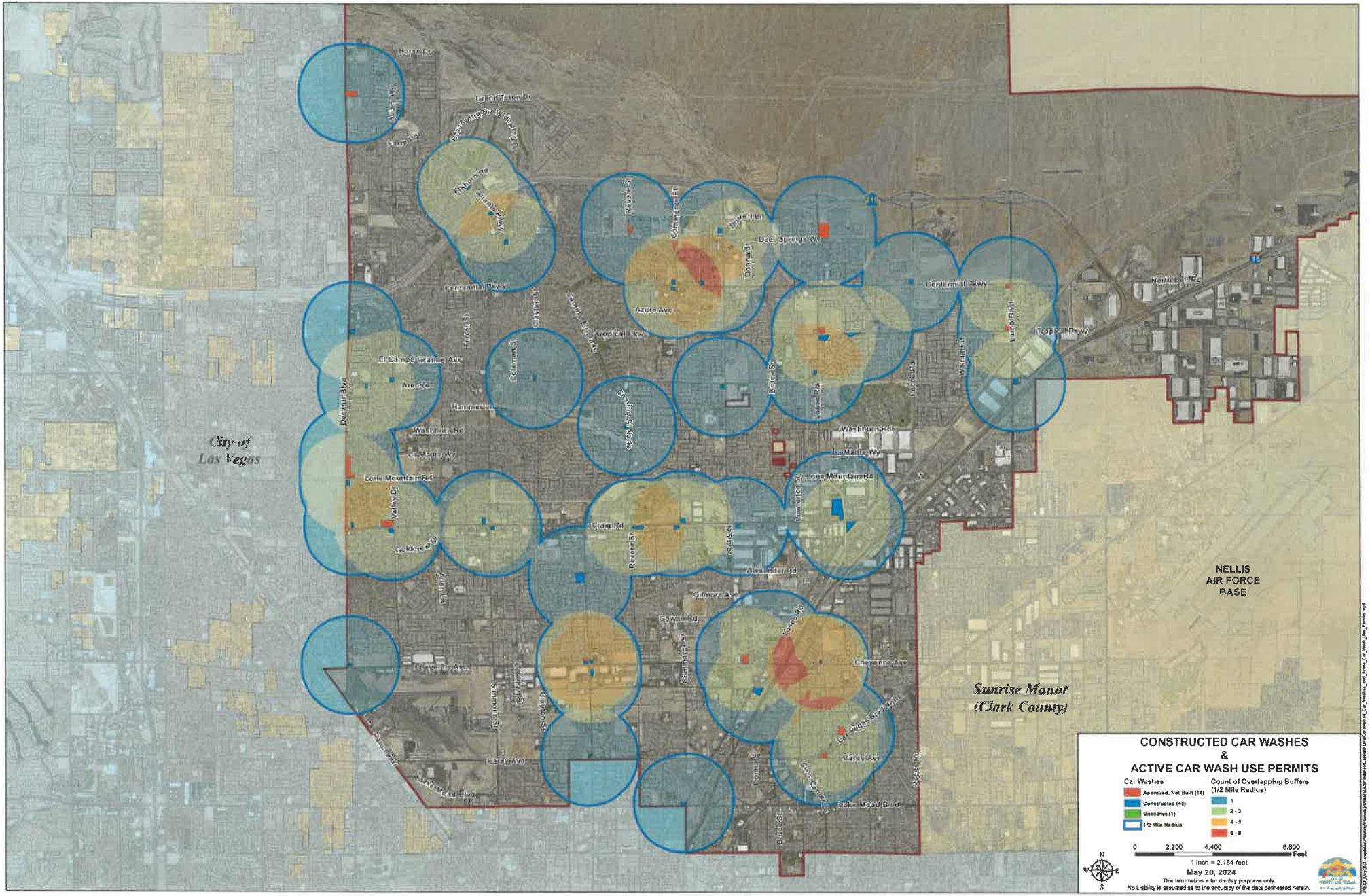
5/24/2024 7:18:13 AM


City of Las Vegas
Sunrise Manor (Clark County)
NELLIS AIR FORCE BASE
Centennial Pkwy
Azure Ave
Deer Springs Way
North Earll Rd
Tropicana Pkwy
El Campo Grande Ave
Ann Rd
Lone Mountain Rd
Craig Rd
Alexander Rd
Gilmore Ave
Cheyenne Ave
Lake Mead Blvd
Las Vegas Blvd
Decatur Blvd
Valley Dr
Rancho Dr
Revere St
Commerce St
Donna St
Lamb Blvd
Walnut Rd
Losee Rd
Nellis Blvd
Boulder Hwy
Foster Rd
Eastern Ave
Pecos Rd
Sloan Canyon Rd
Hammerville
Washburn Rd
La Madre Wy
Gowan Rd
Carey Ave
Horse Dr
Grand Teton Dr
Brent Lane Dr
Allen Ln
Pilgrim Rd
Allard Pkwy
Farrell St
Lerwick St
Coleman St
Simmons St
Clayton St
Bruce St
Bonanza Rd
Las Vegas Blvd N
Goldcrest Dr
Palomino Ln
Torrell Dr
Tropical Pkwy
CONSTRUCTED CAR WASHES
&
ACTIVE CAR WASH USE PERMITS
Car Washes
Approved, Not Built (14)
Constructed (45)
Unknown (1)
1/2 Mile Radius
Count of Overlapping Buffers (1/2 Mile Radius)
1
2 - 3
4 - 5
6 - 8
0
2,200
4,400
8,800
Feet
1 inch = 2,184 feet
May 20, 2024
This information is for display purposes only.
No Liability is assumed as to the accuracy of the data delineated herein.
N
W
E
S

NOTES

This map is for assessment use only and does NOT represent a survey.

No liability is assumed for the accuracy of the data deliniated 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.

USE THIS SCALE(FEET) WHEN MAP REDUCED FROM 11X17 ORIGINAL

0 100 200 400 600 800

MAP LEGEND

PARCEL BOUNDARY
SUB BOUNDARY
PM/LD BOUNDARY
ROAD EASEMENT
MATCH / LEADER LINE
HISTORIC LOT LINE
HISTORIC SUB BOUNDARY
HISTORIC PM/LD BOUNDARY
SECTION LINE

CONDOMINIUM UNIT
AIR SPACE PCL
RIGHT OF WAY PCL
SUB-SURFACE PCL

001 ROAD PARCEL NUMBER
001 PARCEL NUMER
1.00 ACREAGE
202 PARCEL SUB/SEQ NUMBER
PB 24-45 PLAT RECORDING NUMBER
5 BLOCK NUMBER
5 LOT NUMBER
GL5 GOV. LOT NUMBER

ASSESSOR'S PARCELS - CLARK COUNTY, NV.

Briana Johnson - Assessor

BOOK	T20S R61E
125	124 123
138	139 140
163	162 161

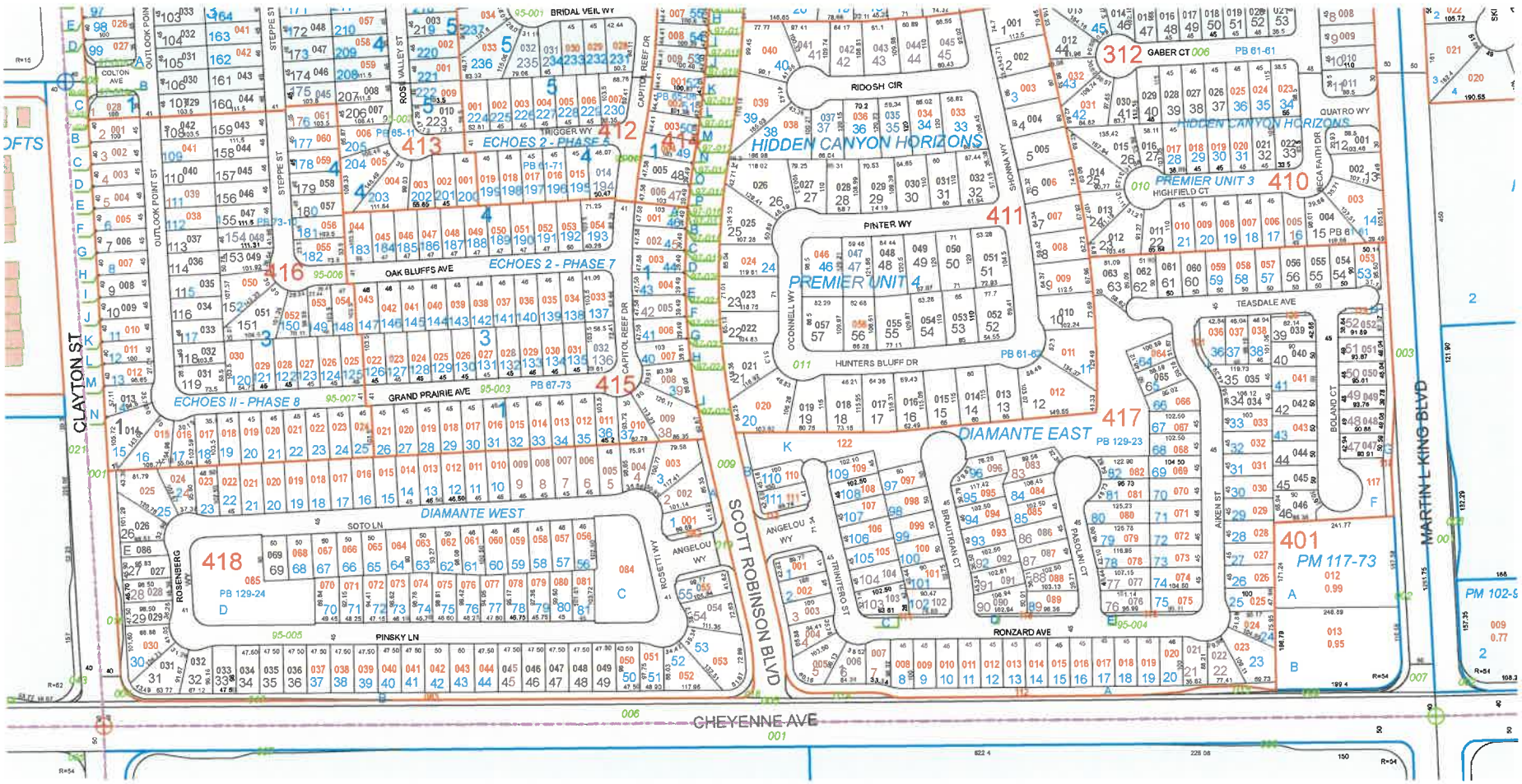
Scale: 1" = 200'

SEC.	9

Rev: 1/8/2019

MAP	S 2 SW 4
8	4 8 4
5	1 5 1
6	2 6 2
7	3 7 3
8	4 8 4
5	1 5 1

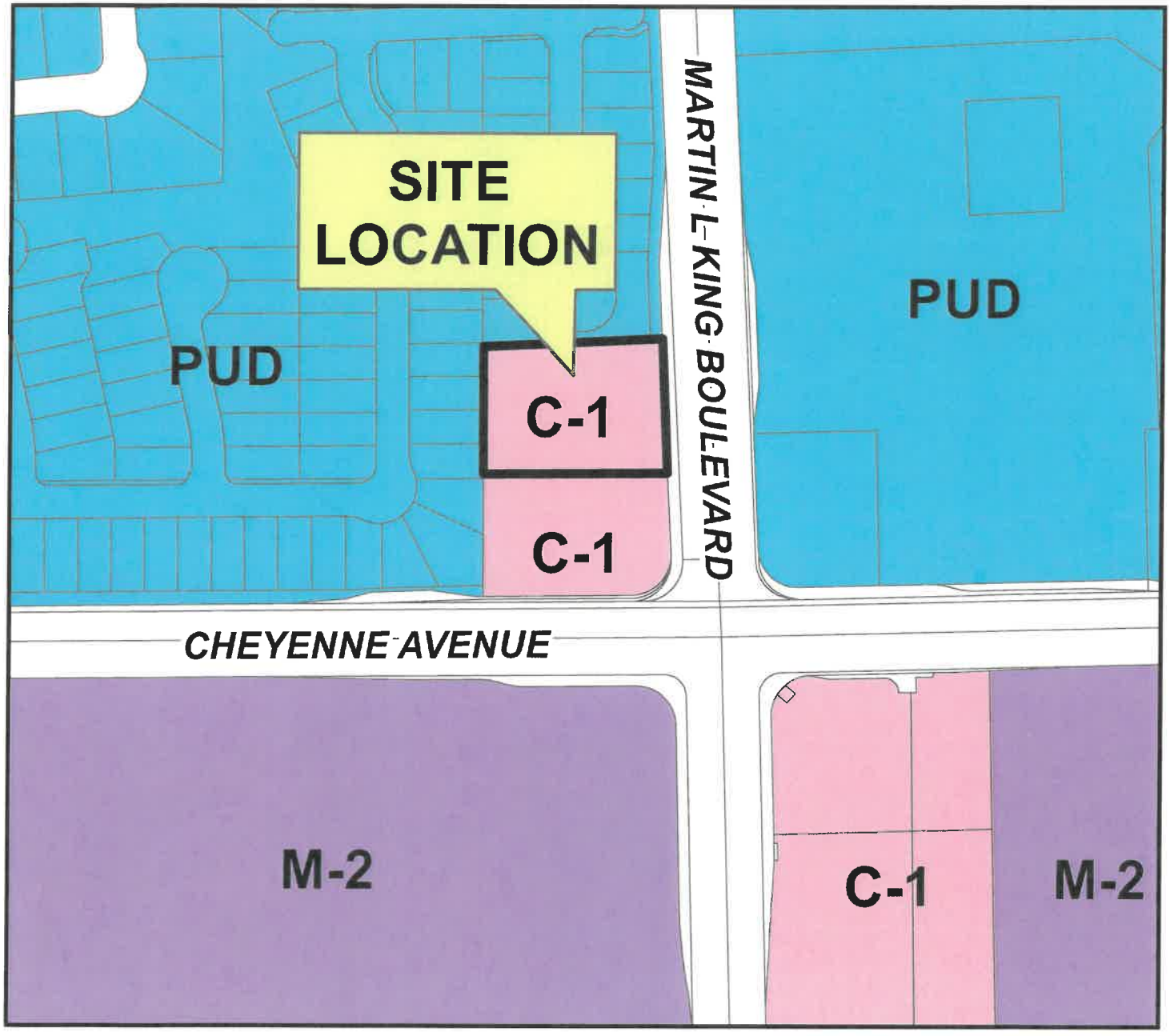
139-09-4



TAX DIST 250

THE CITY OF NORTH LAS VEGAS

Location & Zoning Map



0 150 300 600 900 1,200 Feet

Applicant: Cabral Car Wash INC.
Application Type: Special Use Permit
Request: An Extension of Time to Allow a Vehicle Washing Establishment
Project Info: Generally located on the Northwest corner of Cheyenne Avenue and Martin L. King Boulevard
Case Number: SUP-26-2022

08/06/2024

N W E S