

WADMIN20-0002



Community Services Department

Planning & Building Division

Date: October 3, 2019

ZONING INFORMATION

According to records available at the Washoe County Community Planning and Building Division, as of October 3, 2019, the property located at 100 Deli Street (Assessor's Parcel Number 080-191-06) has a regulatory zone of General Commercial (GC).



Washoe County Treasurer
Tammi Davis

Washoe County Treasurer
P.O. Box 30039, Reno, NV 89520-3039
ph: (775) 328-2510 fax: (775) 328-2500
Email: tax@washoecounty.us

Bill Detail

[Back to Account Detail](#)

[Change of Address](#)

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Washoe County Parcel Information

Parcel ID 08019106	Status Active	Last Update 12/6/2019 2:07:45 AM
Current Owner: JACOBS-JONES, NIKOLE E 100 DELI ST A RENO, NV 89506	SITUS: 100 DELI ST WASHOE COUNTY NV	
Taxing District 4000	Geo CD:	
Legal Description		
Township 21 Section 34 Range 19 SubdivisionName _UNSPECIFIED Lot Block		

Installments

Period	Due Date	Tax Year	Tax	Penalty/Fee	Interest	Total Due
INST 1	8/19/2019	2019	\$0.00	\$0.00	\$0.00	\$0.00
INST 2	10/7/2019	2019	\$0.00	\$0.00	\$0.00	\$0.00
INST 3	1/6/2020	2019	\$0.00	\$0.00	\$0.00	\$0.00
INST 4	3/2/2020	2019	\$0.00	\$0.00	\$0.00	\$0.00
Total Due:			\$0.00	\$0.00	\$0.00	\$0.00

Tax Detail

	Gross Tax	Credit	Net Tax
Remediation	\$3.53	\$0.00	\$3.53
State of Nevada	\$104.38	(\$68.90)	\$35.48
Truckee Meadows Fire Dist	\$331.57	(\$218.86)	\$112.71
Washoe County	\$854.50	(\$564.04)	\$290.46
Washoe County Sc	\$699.05	(\$461.42)	\$237.63
Total Tax	\$1,993.03	(\$1,313.22)	\$679.81

Payment History

Tax Year	Bill Number	Receipt Number	Amount Paid	Last Paid
2019	2019082039	B19.142000	\$703.79	10/24/2019

Pay By Check

Please make checks payable to:
WASHOE COUNTY TREASURER

Mailing Address:
P.O. Box 30039
Reno, NV 89520-3039

Overnight Address:
1001 E. Ninth St., Ste D140
Reno, NV 89512-2845

Change of Address

All requests for a mailing address change must be submitted in writing, including a signature (unless using the online form).

To submit your address change online [click here](#)

Address change requests may also be faxed to:
(775) 328-3642

Address change requests may also be mailed to:
Washoe County Assessor
1001 E 9th Street
Reno, NV 89512-2845

The Washoe County Treasurer's Office makes every effort to produce and publish the most current and accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use, or its interpretation. If you have any questions, please contact us at (775) 328-2510 or tax@washoecounty.us

This site is best viewed using Google Chrome, Internet Explorer 11, Mozilla Firefox or Safari.

Washoe County Development Application

Your entire application is a public record. If you have a concern about releasing personal information, please contact Planning and Building staff at 775.328.6100.

Project Information		Staff Assigned Case No.: _____	
Project Name: Mommies & Daddies Preschool II			
Project Description: Second location for Mommies & Daddies Preschool, for 45 children.			
Project Address: 100 Deli St. Reno, NV 89506			
Project Area (acres or square feet): 2,000 sq ft for the buildign and 1/2 acre of land			
Project Location (with point of reference to major cross streets AND area locator): 100 Deli street in lemon valley, located behind Mikes Automotive			
Assessor's Parcel No.(s):	Parcel Acreage:	Assessor's Parcel No.(s):	Parcel Acreage:
080-191-06	0.45		
Indicate any previous Washoe County approvals associated with this application: Case No.(s).			
Applicant Information (attach additional sheets if necessary)			
Property Owner:		Professional Consultant:	
Name: Nikole Jacobs-Jones		Name:	
Address: 8945 Artesian way		Address:	
Zip: 89506		Zip:	
Phone: 775-750-4835 Fax: 358-0531		Phone: Fax:	
Email: mommiesanddaddies@yahoo.com		Email:	
Cell: 775-750-4835 Other:		Cell: Other:	
Contact Person: Nikole Jacobs-Jones		Contact Person:	
Applicant/Developer:		Other Persons to be Contacted:	
Name: Mommies & Daddies Preschool		Name:	
Address: 1200 El Rancho Dr		Address:	
Zip: 89431		Zip:	
Phone: 775-358-0585 Fax:		Phone: Fax:	
Email: mommiesanddaddies@yahoo.com		Email:	
Cell: Other:		Cell: Other:	
Contact Person: Nikole Jacobs- Jones		Contact Person:	
For Office Use Only			
Date Received:	Initial:	Planning Area:	
County Commission District:		Master Plan Designation(s):	
CAB(s):		Regulatory Zoning(s):	

Property Owner Affidavit

Applicant Name: Mommies & Daddies Preschool II

The receipt of this application at the time of submittal does not guarantee the application complies with all requirements of the Washoe County Development Code, the Washoe County Master Plan or the applicable area plan, the applicable regulatory zoning, or that the application is deemed complete and will be processed.

STATE OF NEVADA)
)
COUNTY OF WASHOE)

I, Nikole Jacobs-Jones
(please print name)

being duly sworn, depose and say that I am the owner* of the property or properties involved in this application as listed below and that the foregoing statements and answers herein contained and the information herewith submitted are in all respects complete, true, and correct to the best of my knowledge and belief. I understand that no assurance or guarantee can be given by members of Planning and Building.

(A separate Affidavit must be provided by each property owner named in the title report.)

Assessor Parcel Number(s): 080-191-06

Printed Name Nikole Jacobs-Jones

Signed [Signature]

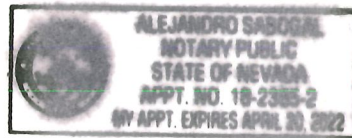
Address 8945 Artesian way

Reno NV 89506

Subscribed and sworn to before me this
6 day of December, 2019.

[Signature]
Notary Public in and for said county and state

My commission expires: April 20 2022



(Notary Stamp)

*Owner refers to the following: (Please mark appropriate box.)

- Owner
- Corporate Officer/Partner (Provide copy of record document indicating authority to sign.)
- Power of Attorney (Provide copy of Power of Attorney.)
- Owner Agent (Provide notarized letter from property owner giving legal authority to agent.)
- Property Agent (Provide copy of record document indicating authority to sign.)
- Letter from Government Agency with Stewardship

10. How many improved parking spaces, both on-site and off-site, are available or will be provided? (Please indicate on site plan.)

we have 14 parking spaces. plus additional parking off to the side of our building. We could use the shopping center if need be, as drop off and pick up are between 5-10 minutes.

11. What types of landscaping (e.g. shrubs, trees, fencing, painting scheme, etc.) are proposed? (Please indicate location on site plan.)

We already have trees that line our whole property, we would love to add more. We want to put up a wooden fence in the back yard, as well as turf. We want to paint the face of the school a fun preschool theme.

12. What type of signs and lighting will be provided? On a separate sheet, show a depiction (height, width, construction materials, colors, illumination methods, lighting intensity, base landscaping, etc.) of each sign and the typical lighting standards. (Please indicate location of signs and lights on site plan.)

We have existing lights on the outside, we just need time/money to improve them to the ones that are required. We will be having graphics unlimited create our sign.

13. Are there any restrictive covenants, recorded conditions, or deed restrictions (CC&Rs) that apply to the area subject to the administrative permit request? (If so, please attach a copy.)

Yes No

14. Utilities:

a. Sewer Service	TMWA connected municipal
b. Water Service	TMWA connected municipal

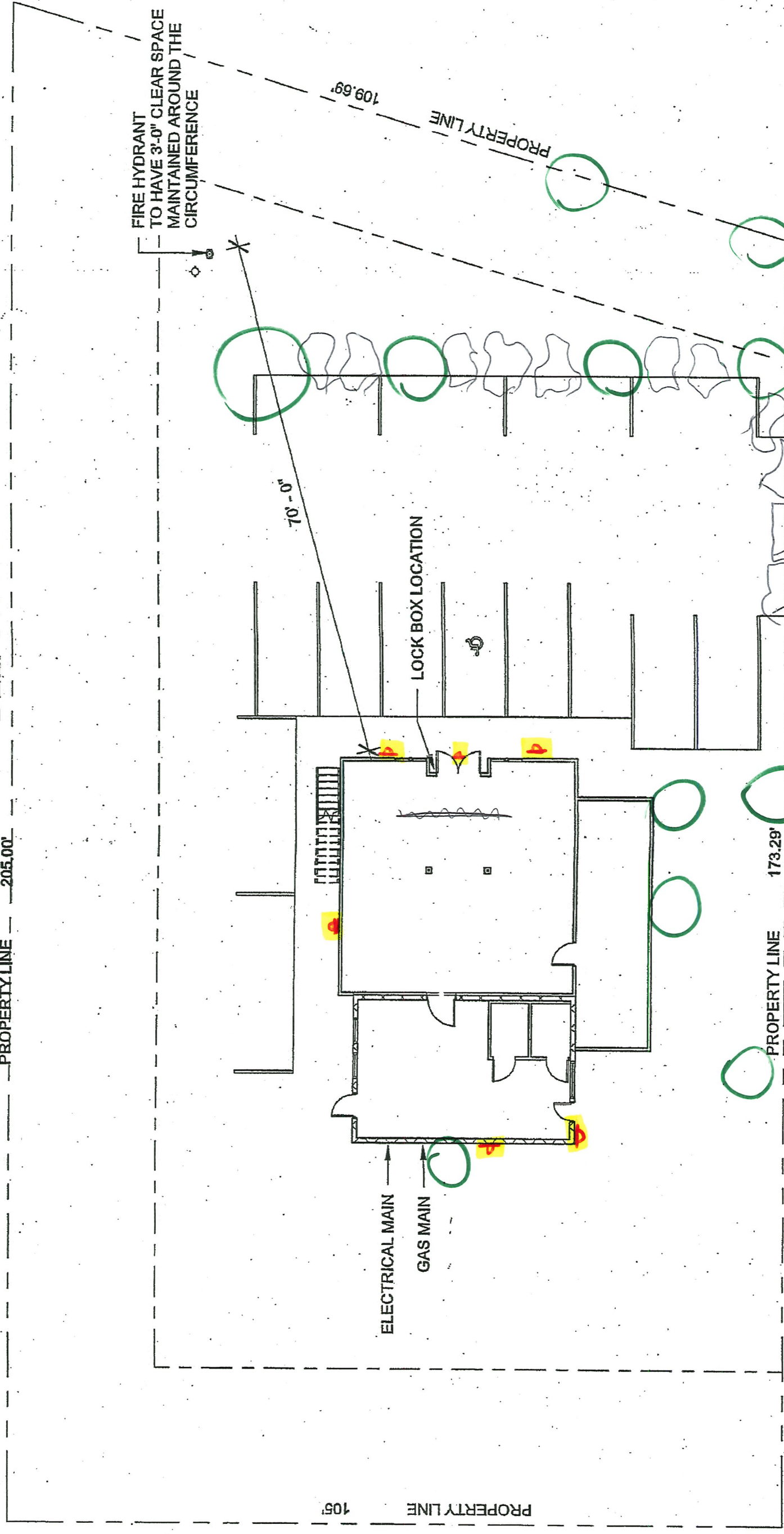
For most uses, the Washoe County Code, Chapter 110, Article 422, Water and Sewer Resource Requirements, requires the dedication of water rights to Washoe County. Please indicate the type and quantity of water rights you have available should dedication be required:

c. Permit #		acre-feet per year	
d. Certificate #		acre-feet per year	
e. Surface Claim #		acre-feet per year	
f. Other, #		acre-feet per year	

Title of those rights (as filed with the State Engineer in the Division of Water Resources of the Department of Conservation and Natural Resources):

DELI STREET

PROPERTY LINE 205.00'



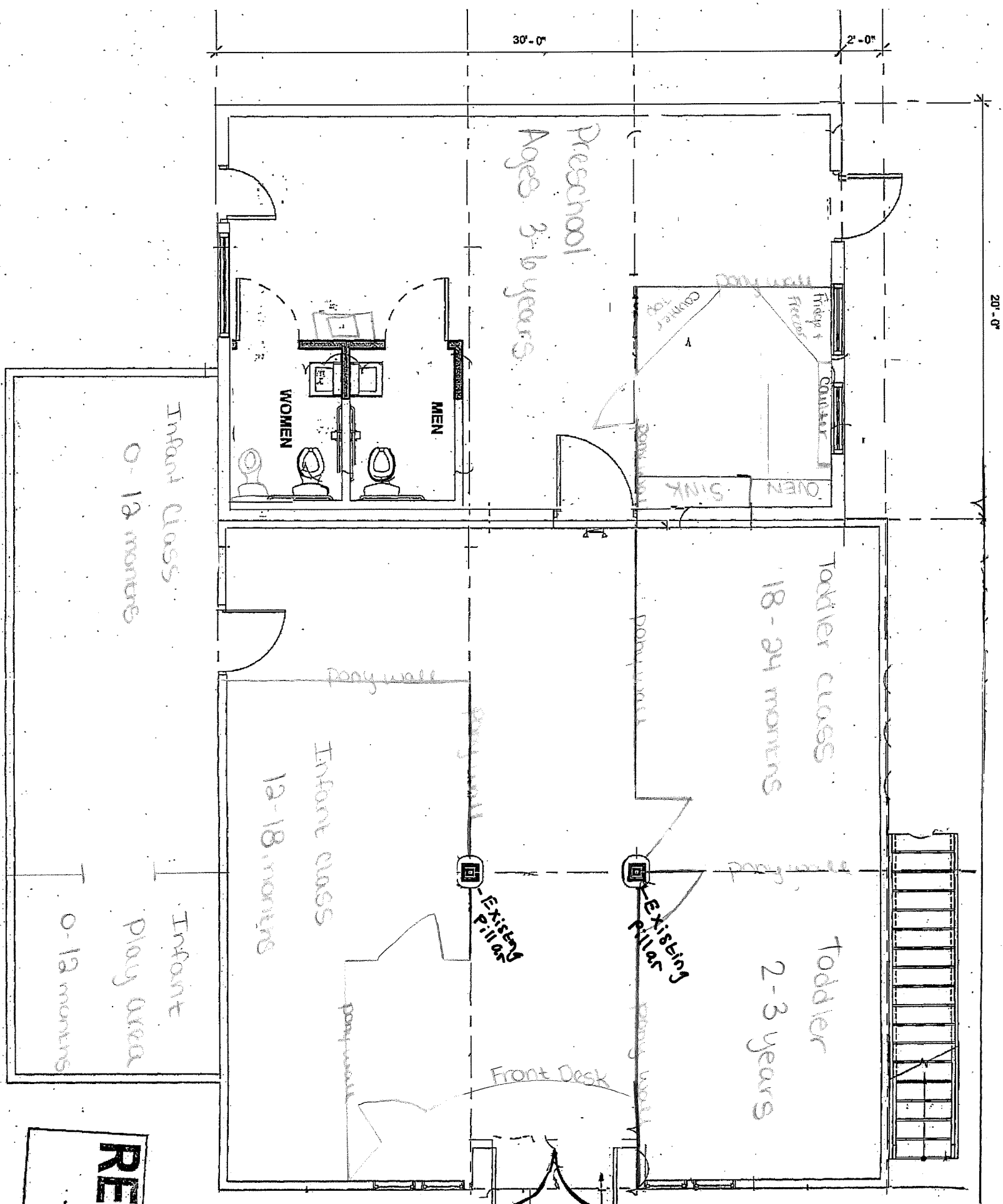
1 SITE PLAN
1/16" = 1'-0"

- outside lighting

- Sign for momies & daddies Preschool II - Metal, approx. 3'x4'

- Existing Trees

- Existing Builders



FLOOR PLAN

REVISED
JUN 11 2019

* The half walls to separate the class groups will be Angeles Baseboard. Sound sponge quiet dividers, or something similar.

* Social Services says with 3 tables and 3 handwashing sinks we can house 40 children.