

# Plans (PMT)

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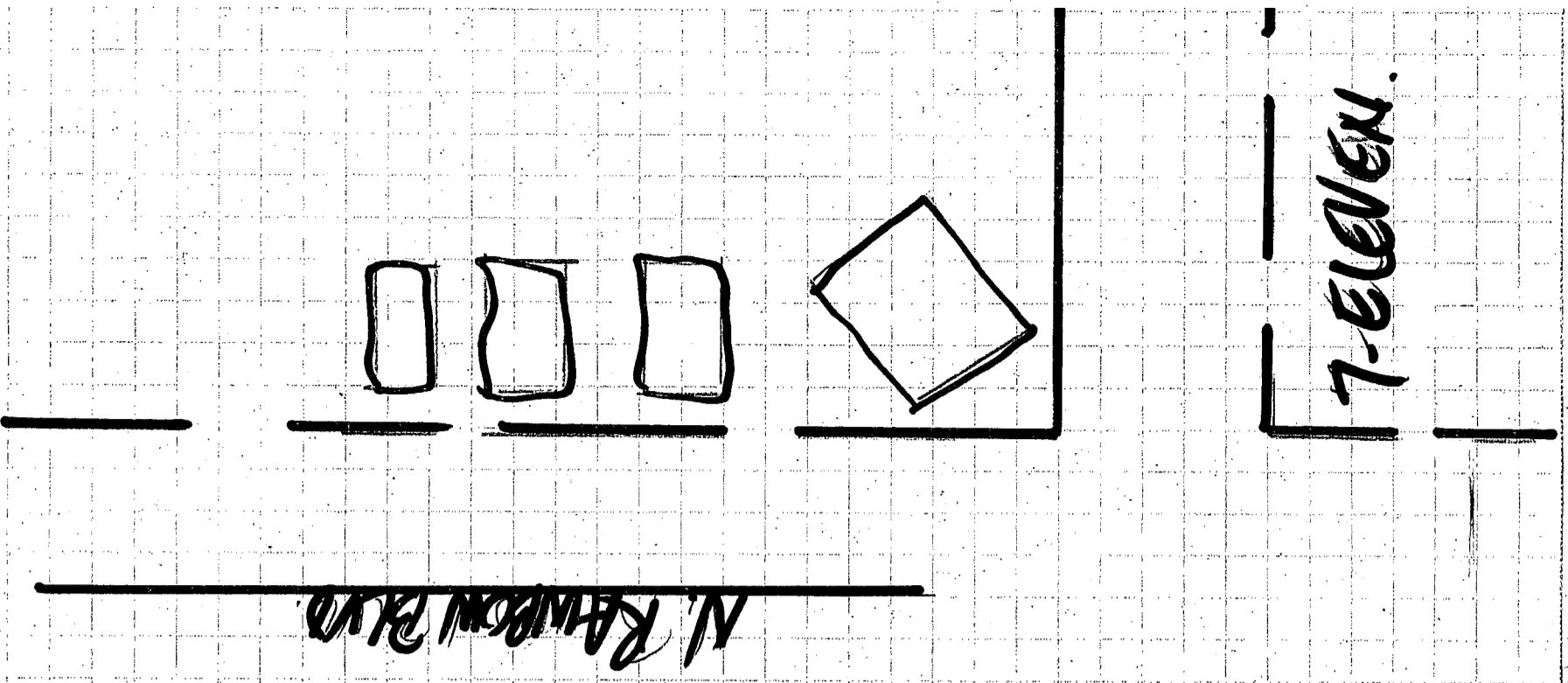


PLANS - PMT

Separator Sheet

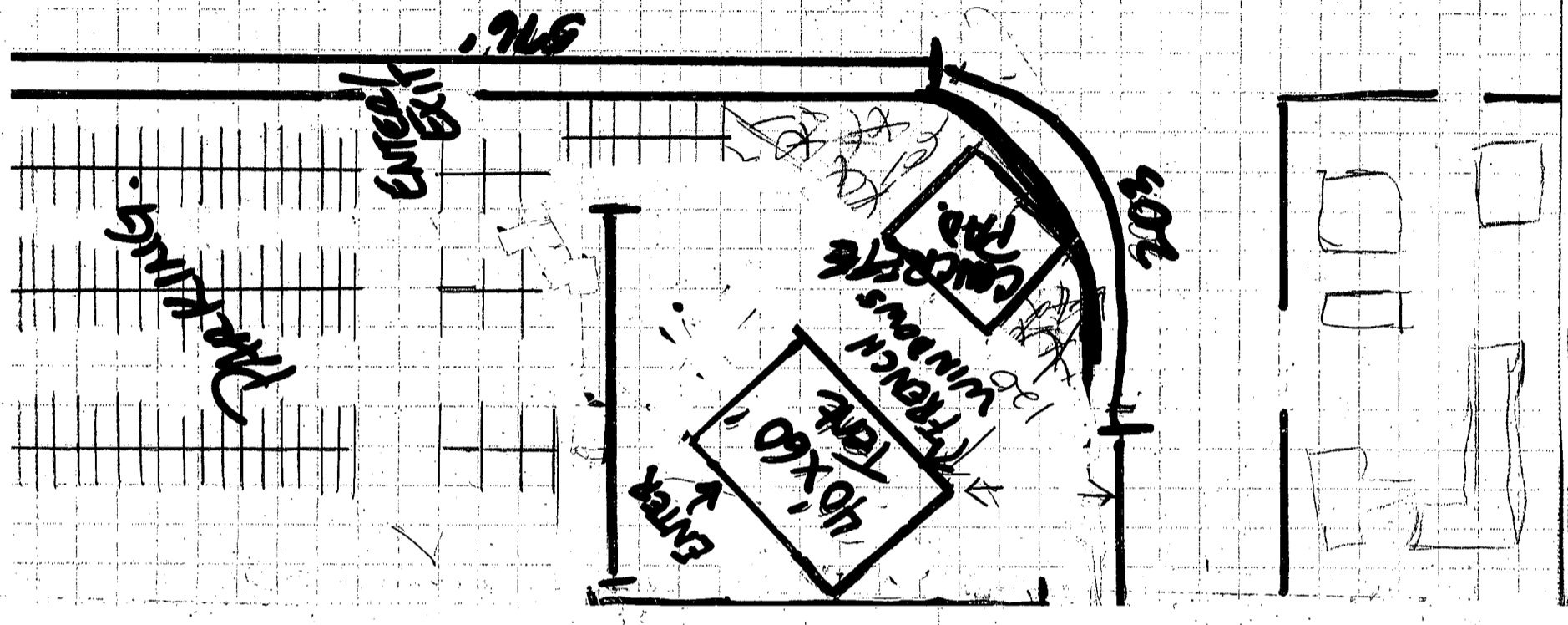
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N



7-ELEVEN.

N. RAINBOW BLVD.



ENTRANCE

ENTRANCE

ENTRANCE

ENTRANCE

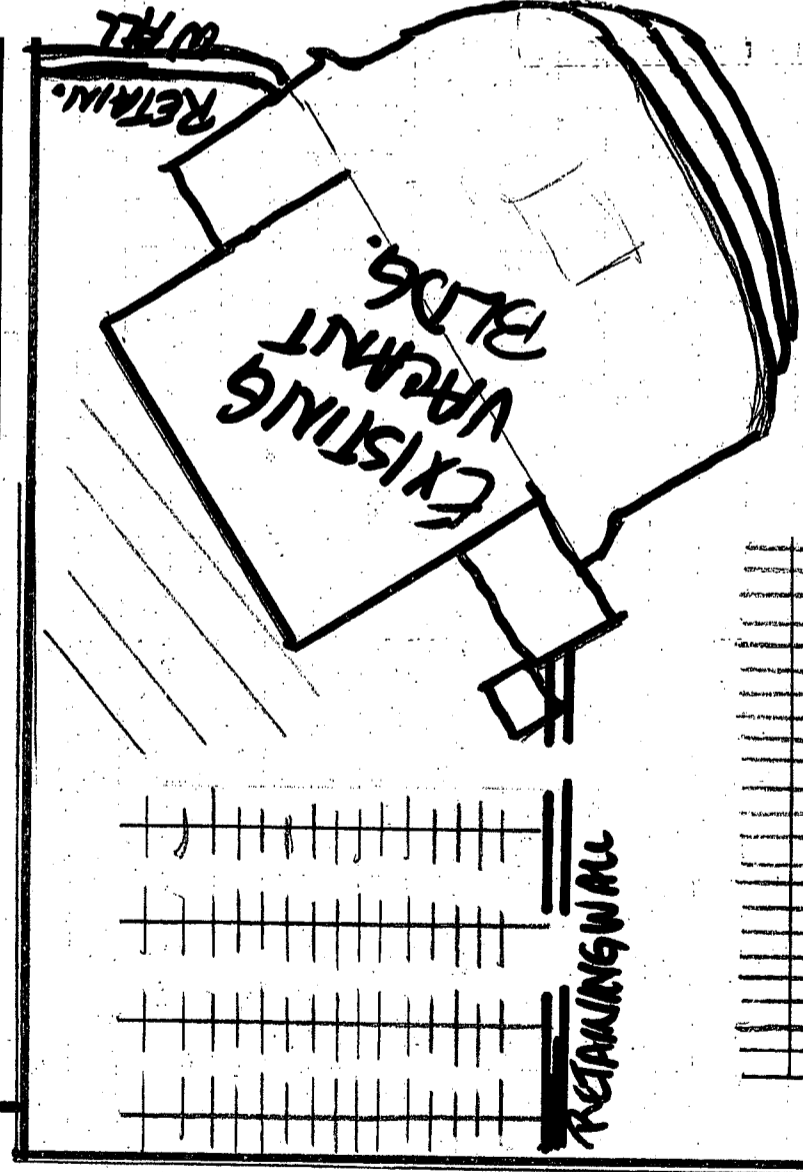
FRANCHISE TAKE 40' X 60'

120 windows

CONCRETE

VIA OLIVERO AVE

366



RETAIL

EXISTING FRAMIT BLDS.

REAR WALL

ENTRANCE

FRAMING

ENTRANCE

FRAMING

363

W. SARMA AVE

REAR WALL

ROSAVIA ST.

1800 W SARMA AVE.

APN: 163-03-806-010

# Action Letter

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# Separator Sheet

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# TEMPORARY COMMERCIAL PERMIT

## VALENTINES DAY FLOWERS

TCP-11586

Valid February 01, 2006 To February 14, 2006



*6900 W. SAHARA*  
Description of Event: Valentine's day sales of floral and related items Feb. 1 thru Feb. 14. Tent will be 40' x 60' and located 120' from corner right of way. Hours of operation will be from 10am to 9pm.

**Applicant:** Mgm Promotions  
John 396-4778  
8414 W Farm Rd  
Las Vegas, NV 89131  
(702)326-4279 x

**Parcel(s):** 163-03-806-010  
**Ward(s):** Ward 1 (Tarkanian)

### THIS PERMIT IS APPROVED PURSUANT TO SECTION 19.18.100 OF THE LAS VEGAS MUNICIPAL CODE, SUBJECT TO THE FOLLOWING CONDITIONS:

1. BUSINESS HOURS SHALL NOT EXTEND PAST 9:00 pm.
2. THIS PERMIT IS NOT A BUSINESS LICENSE.
3. THIS PERMIT IS NOT A SUBSTITUTE FOR ANY REQUIRED STATE OR LOCAL BUSINESS LICENSE OR FOR ANY REQUIRED CHARITABLE SOLICITATION PERMIT.
4. This use shall not create a nuisance to nearby properties as a result of factors such as excessive illumination, glare, noise, vibration, smoke, dust, dirt, odors, gases or heat.
5. The use shall conform to the submitted plot plan.
6. No combustible materials shall be located within 50 feet of any structure on, or adjacent to this site.
7. No building or structure of any type shall be erected closer than 25 feet from any property line.
8. The applicant shall display a copy of this Temporary Commercial Permit during the hours of operation.
9. Sanitation facilities must be provided in accordance with the Clark County Health District and Republic Services of Southern Nevada.
10. The applicant shall provide private security officers as required by the Las Vegas Metropolitan Police Department.
11. Any signage for this temporary commercial use must be approved and permitted by the Planning and Development Department.
12. All applicable City code requirements shall be satisfied.
13. The applicant shall be responsible for leaving the site free of debris, litter or any other evidence of occupancy upon completion or removal of the use.

**THIS PERMIT SHALL BE POSTED IN A CONSPICUOUS PLACE**

# Justification Letter

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Separator Sheet

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**MGM PROMOTIONS, INC**

November, 2005

### Justification Letter

MGM Promotions, Inc. proposes permissible use of the property at 6900 W Sahara Ave. for the purpose of Christmas Tree and related item sales. We wish to remain in operation from approx. November 25, 2005 thru December 25, 2005. Our hours of operation will be from 10:00am to 9:00pm. We wish to erect 1280 ft of perimeter fencing (6' high), inside which will house an 85' by 180' tent. Parking restrictions will not be a factor as the lot is vacant and the total square footage of our setup does not exceed 15% of the total available parking for the parcel. ~~We also wish to place 5 each 3' by 36' vinyl banner signs directly secured to the perimeter fence. Further, we wish to secure directly to three sides of the tent (the SE, NNE and SSW sides) 1 each 3' by 36' vinyl banner signs.~~ Finally, we wish to attach "holiday stringer" lights along the existing poles on property from the NNE Rainbow Blvd. Entrance following around to just before the SSW entrance on W Sahara Ave.

Thank you,

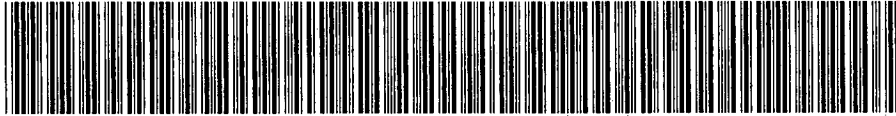
Inez C Iascone

8414 W FARM RD SUITE  
180-326  
LAS VEGAS, NV 89131

Phone: 702-604-5393  
Fax: 702-396-4778

*This is invalid  
for Valentines Day*

# Application Letter – Related Case



APPLICATION LETTER – RELATED CASE

Separator Sheet

# LETTER OF PERMISSION

DATE: August 18, 2005

This letter authorizes the applicant and any related parties to use the property located on the corner (or at)

6900 W. Sahara for the use of the following dates.

**Halloween:** October 1-31, 2005 Halloween festivities.

**Christmas Trees:** November 19- December 25, 2005

**Valentines Day:** February 1-14 2006

Comments:

I am an authorized agent to lease the property located at the above location.

  
\_\_\_\_\_  
Authorized Agent

BMW Dealer

# Desert BMW of Las Vegas



September 14, 2005

VIA FACSIMILE (702) 474-0352

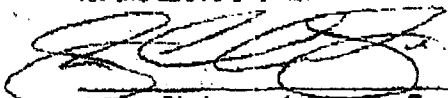
Attn: Steve Scott

~~Planning and Development~~  
Las Vegas, NV

This letter authorizes the applicant and any and all related parties to use the properties located on the corners of Sahara/Rainbow at 6900 W. Sahara Blvd., Las Vegas, NV and Sahara/Decatur at 2333 South Decatur Blvd. Las Vegas, NV for the use of the following dates:

- Halloween Festival - October 1, 2005 - October 31, 2005
- Christmas Trees - November 19, 2005 - December 25, 2005
- Valentines - February 1, 2006 - February 20, 2006

I, James Chaisson, Jr., am an authorized agent to sign on behalf of JRJ Investments, Inc. for the above events.

  
 \_\_\_\_\_  
 James Chaisson, Jr. General Manager

↓  
**OWNER OF THIS PROPERTY**

**Company**  
Desert BMW of Las Vegas

**Office Address**  
2333 South Decatur Boulevard  
Las Vegas, NV 89102

**Telephone**  
702-671-1010

**Fax**  
702-670-6711

**Website**  
[www.desertbmwoflasvegas.com](http://www.desertbmwoflasvegas.com)

# Application

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**PLANNING & DEVELOPMENT DEPARTMENT**

**APPLICATION / PETITION FORM**

Application/Petition For: Valentines Day Florals  
 Project Address (Location) 6900 W Sahara  
 Project Name MGM Promotions Inc Proposed Use \_\_\_\_\_  
 Assessor's Parcel #(s) 163 0380810 Ward # \_\_\_\_\_  
 General Plan: existing \_\_\_\_\_ proposed \_\_\_\_\_ Zoning: existing \_\_\_\_\_ proposed \_\_\_\_\_  
 Commercial Square Footage \_\_\_\_\_ Floor Area Ratio \_\_\_\_\_  
 Gross Acres 7.85 Lots/Units \_\_\_\_\_ Density \_\_\_\_\_  
 Additional Information \_\_\_\_\_

PROPERTY OWNER <u>JRS Investments</u>	Contact <u>Jim Chausson</u>
Address <u>6900 W Sahara</u>	Phone: _____ Fax: _____
City <u>LV</u>	State <u>NV</u> Zip <u>89119</u>

APPLICANT <u>MGM Promotions</u>	Contact <u>John</u>
Address <u>8414 W Farm 180-324</u>	Phone: _____ Fax: <u>396-4728</u>
City <u>LV</u>	State <u>NV</u> Zip <u>89131</u>

REPRESENTATIVE _____	Contact _____
Address _____	Phone: _____ Fax: _____
City _____	State _____ Zip _____

**FOR DEPARTMENT USE ONLY**

Case # <u>TCP 11586</u>
Meeting Date: _____
Signs Required: _____
Map # _____
Total Fee: <u>100.00</u>
Receipt # _____
Date Accepted: <u>2/1/06</u>
Accepted By: <u>M. B...</u>

**Property Owner Signature\***

\* An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.

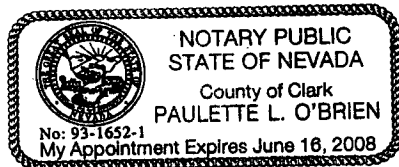
Print Name Jim Chausson Jr

Subscribed and sworn before me

This 13 day of September, 2005.

Paulette L. O'Brien

Notary Public in and for said County and State



# Legal Description

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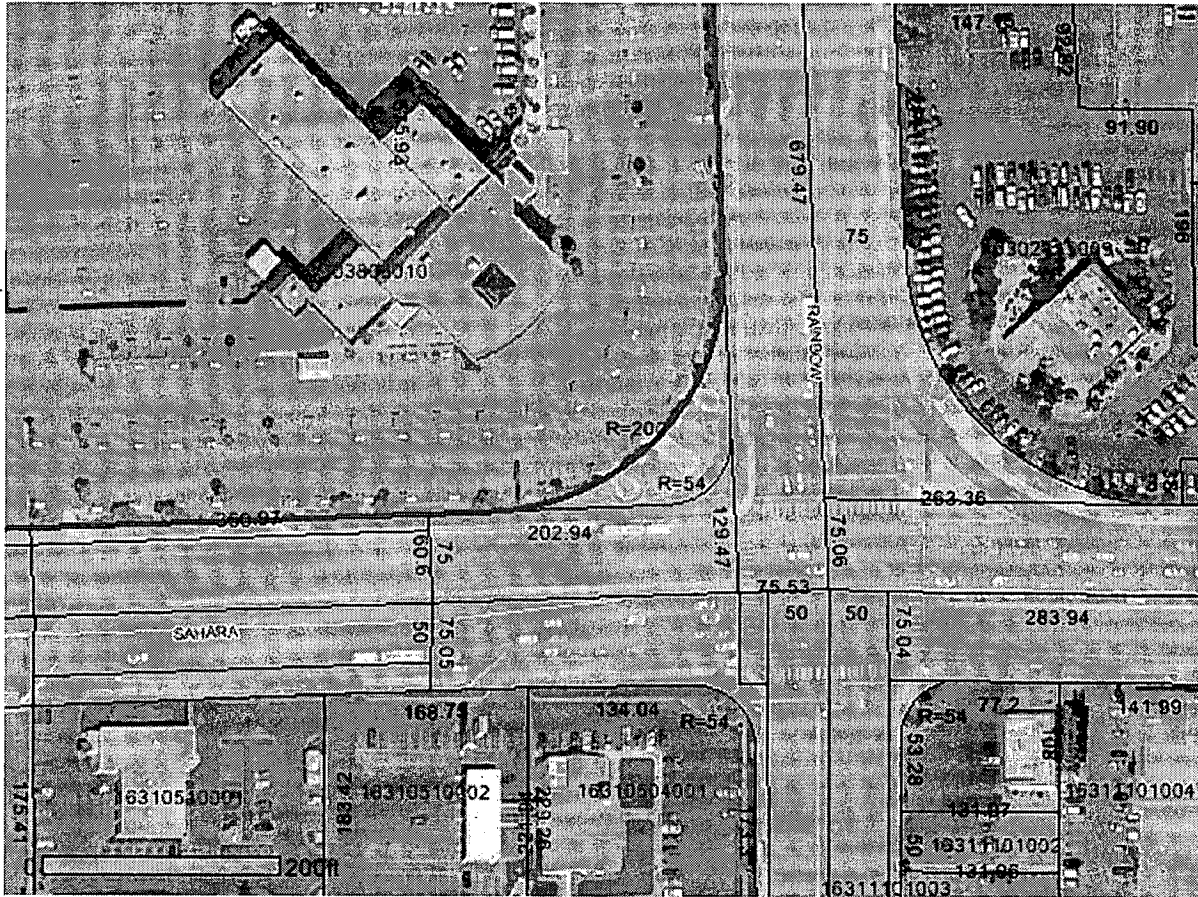


LEGAL DESCRIPTION

Separator Sheet

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# Southern Nevada GIS ~ OpenWeb Info Mapper



The MAPS and DATA are provided without warranty of any kind, expressed or implied.  
 Date created: 11/15/2005

### Property Information

Parcel Number:	16303806010		
Owner Name(s):	J R J INVESTMENTS INC		
Site Address:	6900 W SAHARA AVE		
Jurisdiction:	Las Vegas - 89117		
Zoning Classification:	General Commercial District (C-2)		

### Miscellaneous Information

Subdivision Name:	PT GOV LOT 130		
Construction Year:	1995		
Last Sales Date:	00/0000	T-R-S:	21-60-03
Last Sales Price:	\$0	Census Tract:	2916
Recorded Doc Number:	2004121603852	Estimated Lot Size:	7.85 acres

### Elected Officials

Commission District:	C - CHIP MAXFIELD	City Ward:	1 - LOIS TARKANIAN
U.S. Senate:	JOHN ENSIGN, HARRY REID	U.S. Congress:	03 - JON PORTER
State Senate:	8 - BARBARA K. CEGAVSKE	State Assembly:	2 - GARN MABEY
School District:	E - DENISE BRODSKY	University Regent:	7 - STEVE SISOLAK
Board of Education:	2 - GARY P. WATERS	Minor Civil Division:	Las Vegas Township

# APN Map

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Separator Sheet

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**NOTES**

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

USE THIS SCALE (FEET) WHEN MAP REDUCED FROM 1:12.5 ORIGINAL

**ASSESSOR'S PARCELS - CLARK CO., NV.**  
 M. W. Schofield, Assessor

**AVERAGE QA VALUE**  
 45

**MAP LEGEND**

- PARCEL BOUNDARY
- - - SUBD BOUNDARY
- - - ROAD EASEMENT
- - - PM/LD BOUNDARY
- - - NON-PARCEL LOT LINE
- - - MATCH LINE / LEADER LINE
- - - ROAD ID NUMBER

001 PARCEL NUMBER  
 1.00 ACREAGE  
 202 PARCEL SUB/SEQ NUMBER  
 25-15 PLAT RECORDING NUMBER  
 5 BLOCK NUMBER  
 5 LOT NUMBER  
 001 GOV. LOT NUMBER

**T21S R60E**

R59E	R60E	R61E
137	138	139
164	163	162
175	176	177

**03**

6	5	4	3	2	1
7	8	9	10	11	12
18	17	16	15	14	13
19	20	21	22	23	24
30	29	28	27	26	25
31	32	33	34	35	36

**S 2 SE 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

**163-03-8**

Scale: 1"=200' Rev: 06/06/05

