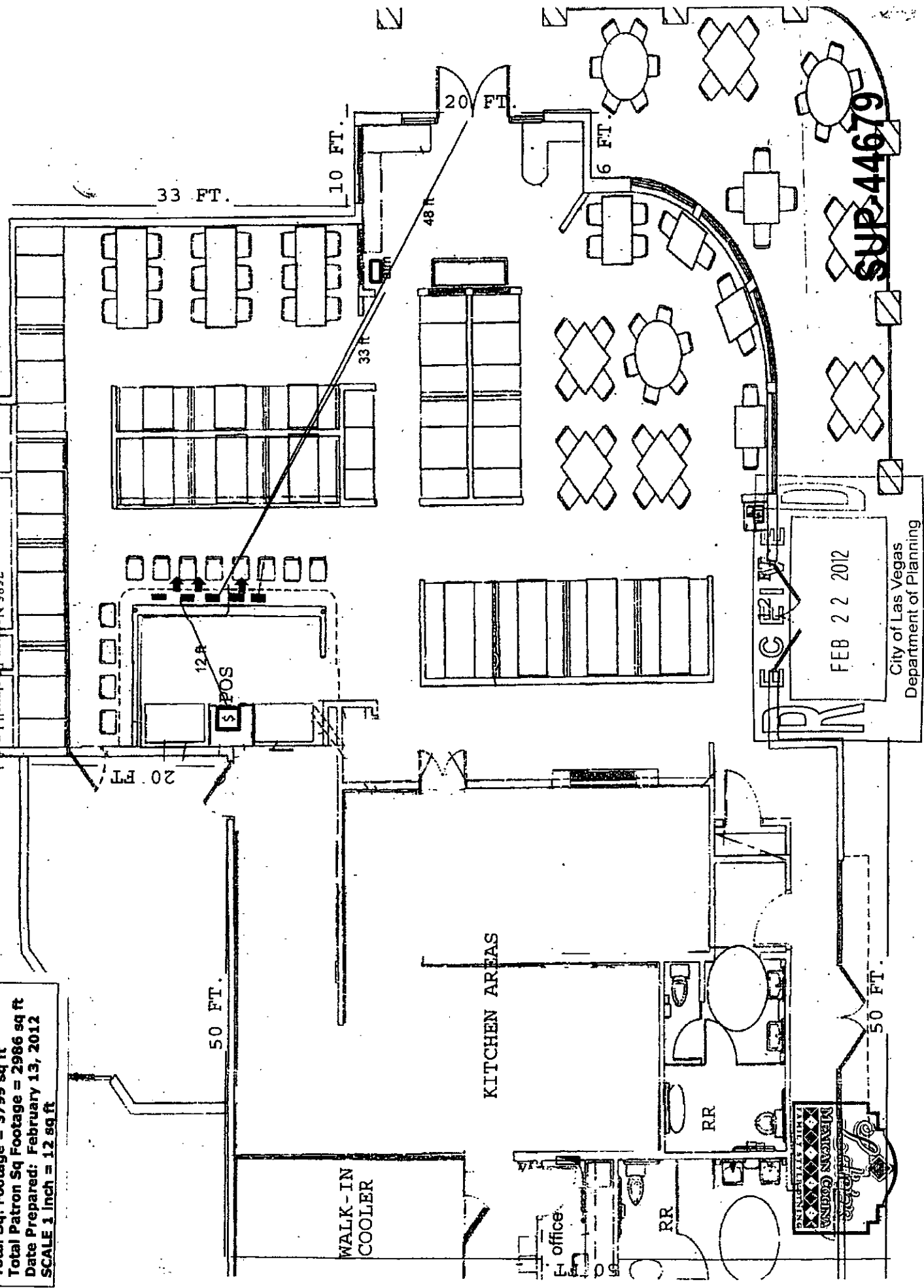


Leticia's Mexican Cocina
 7385 Norman Rockwell Lane
 Las Vegas, NV 89143
 Total Sq. Footage = 3799 sq ft
 Total Patron Sq Footage = 2986 sq ft
 Date Prepared: February 13, 2012
 SCALE 1/4" = 12 sq ft

L.F.
 7385 Norman Rockwell Lane
 Las Vegas, NV 89143
 (702) 445-7722



FEB 22 2012

City of Las Vegas
 Department of Planning

FEB 22 2012

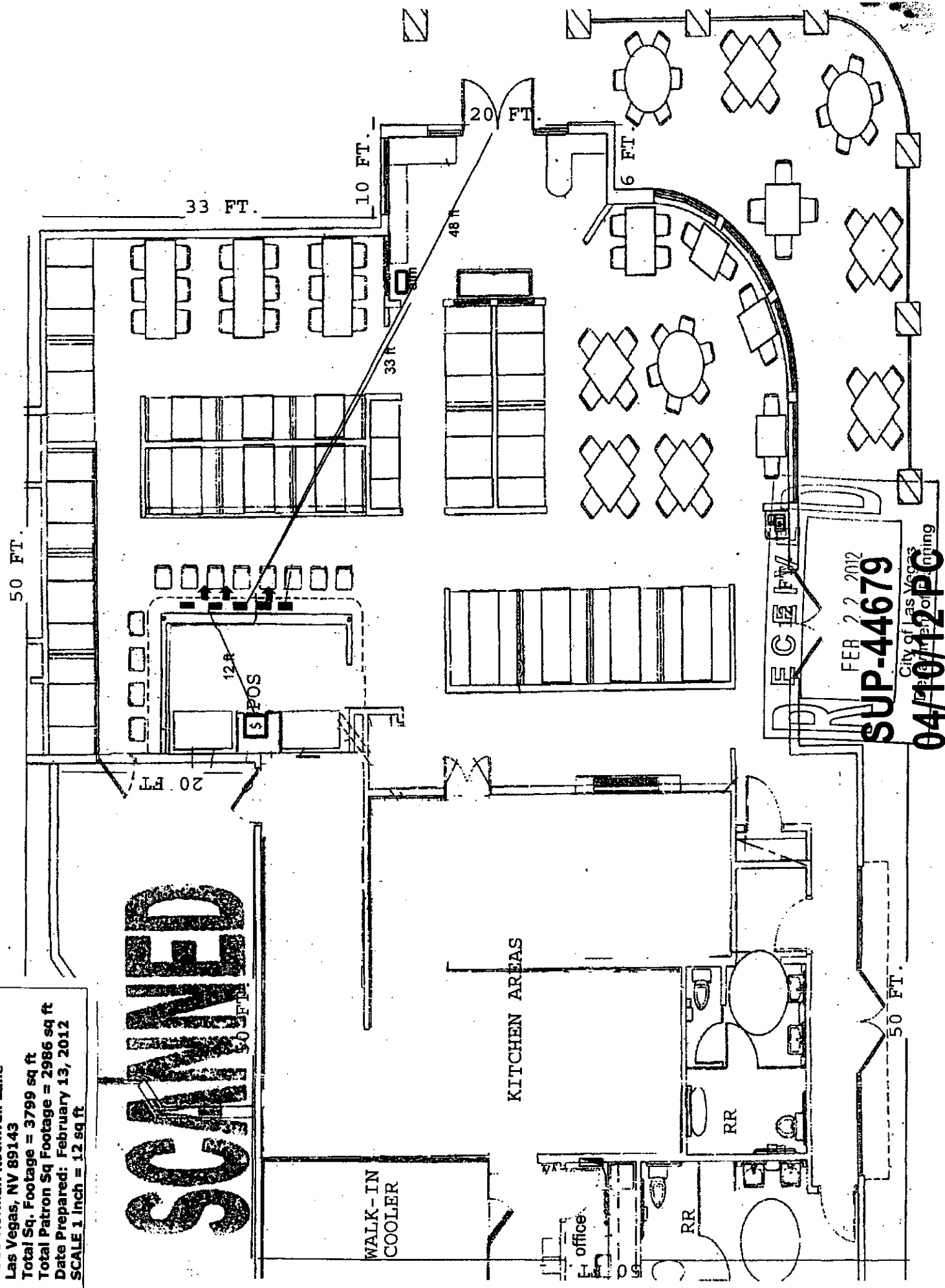
City of Las Vegas
 2020 Census
 100%

9-#0-#0 0-#0-#0
 9-#0-#0 0-#0-#0
 9-#0-#0 0-#0-#0
 9-#0-#0 0-#0-#0
 9-#0-#0 0-#0-#0

~~MONTECITO PKWY~~

Leticia's Mexican Cocina
 7585 Norman Rockwell Lane
 Las Vegas, NV 89143
 Total Sq. Footage = 3799 sq ft
 Total Patron Sq Footage = 2986 sq ft
 Date Prepared: February 13, 2012
 SCALE 1 inch = 12 sq ft

SCANNED



FER 22 2012
SUP-44679
 City of Las Vegas
 Department of Planning
 04/10/12 PC



SUP-44679

SUBJECT PROJECT

RECEIVED
FEB 22 2012

FEB 22 2012

City of Las Vegas

City of Las Vegas
Department of Public Works

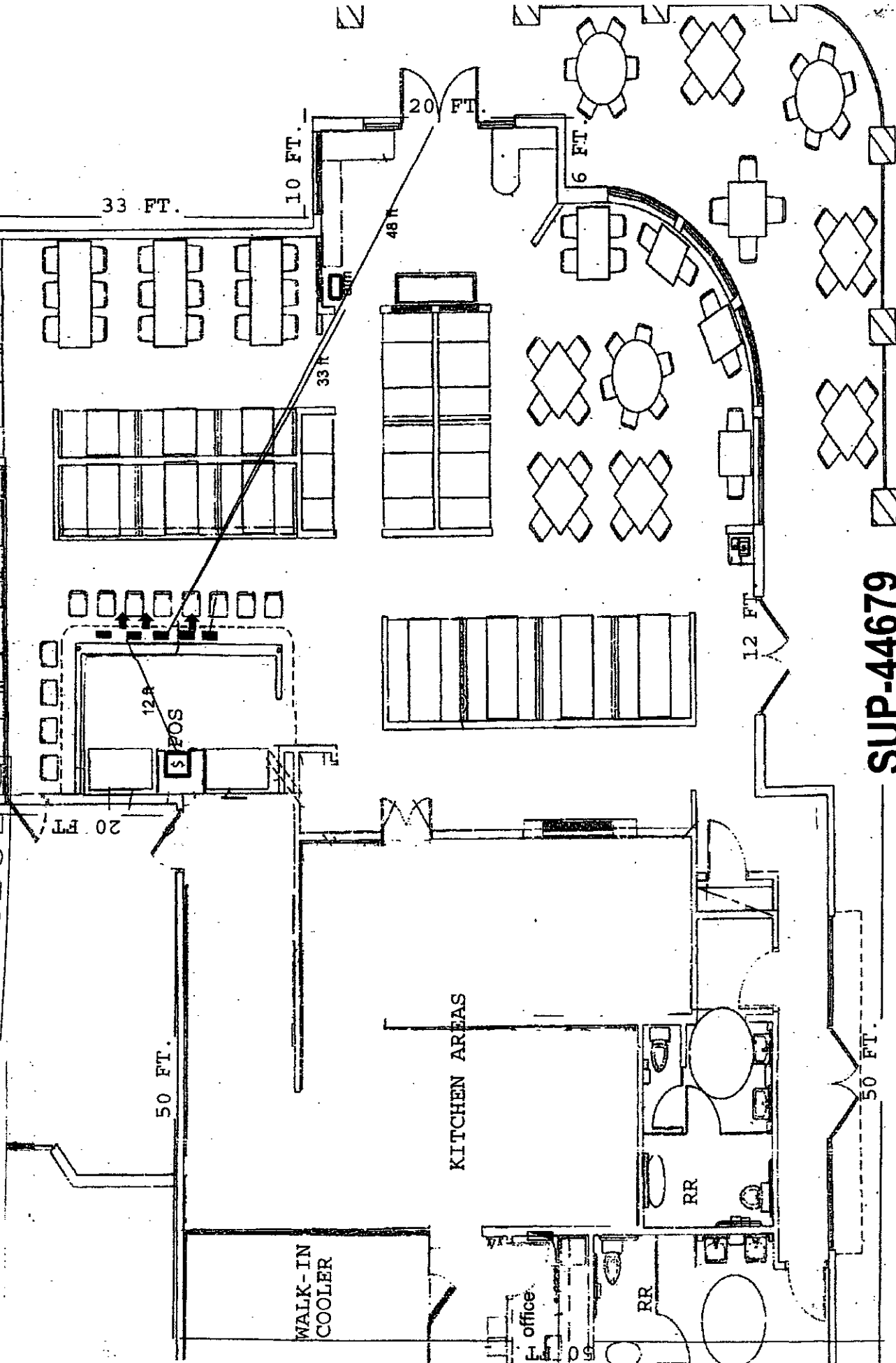
99307

Leticia's Mexican Cocina
 7585 Norman Rockwell Lane
 Las Vegas, NV 89143
 Total Sq. Footage = 3799 sq ft
 Total Patron Sq Footage = 2986 sq ft
 Date Prepared: February 13, 2012
 SCALE 1 inch = 12 sq ft

FEB 22 2012

RECEIVED

City of Las Vegas
Department of Planning



SUP-44679



LAS VEGAS CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
BOB COFFIN

ELIZABETH N. FRETWELL
CITY MANAGER

April 11, 2012

VCSP, LLC
7501 Tule Springs Road, Suite #170
Las Vegas, Nevada 89131

**RE: SUP-44679 - SPECIAL USE PERMIT
PLANNING COMMISSION MEETING OF APRIL 10, 2012**

Dear Applicant:

Your request for a Special Use Permit FOR A PROPOSED GAMING ESTABLISHMENT, RESTRICTED IN CONJUNCTION WITH AN EXISTING SUPPER CLUB at 7585 Norman Rockwell Lane (APN 125-17-712-006), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross), was considered by the Planning Commission on April 10, 2012.

The Planning Commission voted to **APPROVE** your request, subject to the following:

Planning

1. Conformance to the Conditions of Approval for Site Development Plan Review (SDR-12618), Special Use Permits (SUP-7660, 7661, and 7662), and Variance (VAR-7655), except as amended by conditions herein, shall be required. Those conditions that apply to residential areas that are not a part of this application will not apply.
2. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
DEVELOPMENT SERVICES CENTER
333 NORTH RANCH DRIVE
3RD FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6301

FAX 702.474.0352

TTY 702.386.9108

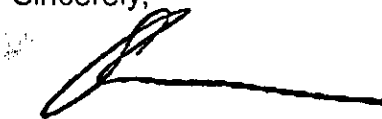
www.lasvegasnevada.gov



VCSP, LLC
SUP-44679 - Page Two
April 11, 2012

This action by the Planning Commission on **April 10, 2012** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests please access <http://www.lasvegasnevada.gov/CheckStatus/DevelopmentApp.htm>, or contact the Department of Planning and Development at 702.229.6301 after **April 23, 2012**. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,



Steve Gebeke, AICP
Planning Supervisor
Case Planning Division

SG:clb

cc: Ms. Leticia Gardea
8929 Loggers Mill Avenue
Las Vegas, Nevada 89143

Mr. Michael Forche
2500 North Buffalo Drive, Suite #235
Las Vegas, Nevada 89128

CITY OF LAS VEGAS

ONE MOTION / ONE VOTE



Planning and Development Department
Case Planning Division
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106
(702) 229-6301 Phone (702) 385-7268 Fax

SUBJECT: SUP-44679 - APPLICANT: LETICIA GARDEA - OWNER: VCSP, LLC

The above item has been placed on the One Motion/One Vote portion of the Planning Commission Agenda for the **APRIL 10, 2012** Planning Commission meeting. All of these items will be placed at the beginning of the agenda. The Chairman of the Planning Commission will open them at the same time.

Enclosed please find the proposed conditions of approval. If you agree to these conditions, please sign this form and fax or email it to **Carman Burney at (702) 385-7268 or cburney@lasvegasnevada.gov**. If there is no one present at the Planning Commission meeting who wants to discuss this item, you will not be called to the podium to discuss the case. However, you must be present in case any Planning Commissioner or member of the public wants to discuss the item. If you have any questions, please contact my office at (702) 229-6301.

Please sign and date that you have read and agree to the conditions and return to our office by 5:00PM **APRIL 9, 2012.**

Handwritten signature of Leticia Gardea.

Signature

4-6-2012

Date

Leticia Gardea

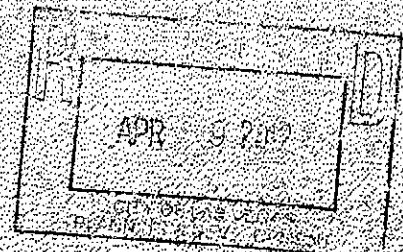
Please Print Name

VCSP, LLC DBA: Leticia's Cocina

Company Name

Sincerely,

Steve Gebeke, AICP
Planning Supervisor
Case Planning Division





March 29, 2012

VCSP, LLC
7501 Tule Springs Road, Suite #170
Las Vegas, Nevada 89131

**RE: SUP-44679 - SPECIAL USE PERMIT
PLANNING COMMISSION MEETING OF APRIL 10, 2012**

LAS VEGAS CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
BOB COFFIN

ELIZABETH N. FRETWELL
CITY MANAGER

Dear Applicant:

Please be advised the City of Las Vegas Planning Commission at its regular meeting on **April 10, 2012** as referred to above, will consider your request. This meeting will be held at 6:00 P. M. at the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada.

A copy of staff's recommendations, any conditions related to your application and the **final agenda** will be available on-line on **Wednesday, April 4, 2012** at www.lasvegasnevada.gov. If you do not have access to the Internet and would prefer receiving hard copies of the documentation, please call the Case Planning Division at (702) 229-6301 or come into the Development Services Center at 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106 to request your copies.

The Planning Commission requires that you or your representative be present at this meeting.

Sincerely,

A handwritten signature in black ink, appearing to read "Steve Gebeke", is written over a horizontal line.

Steve Gebeke, AICP
Planning Supervisor
Case Planning Division

SG:clb

cc: Ms. Leticia Gardea
8929 Loggers Mill Avenue
Las Vegas, Nevada 89143

Mr. Michael Forche
2500 North Buffalo Drive, Suite #235
Las Vegas, Nevada 89128

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
3RD FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6301

FAX 702.474.0352

TTY 702.386.9108

www.lasvegasnevada.gov





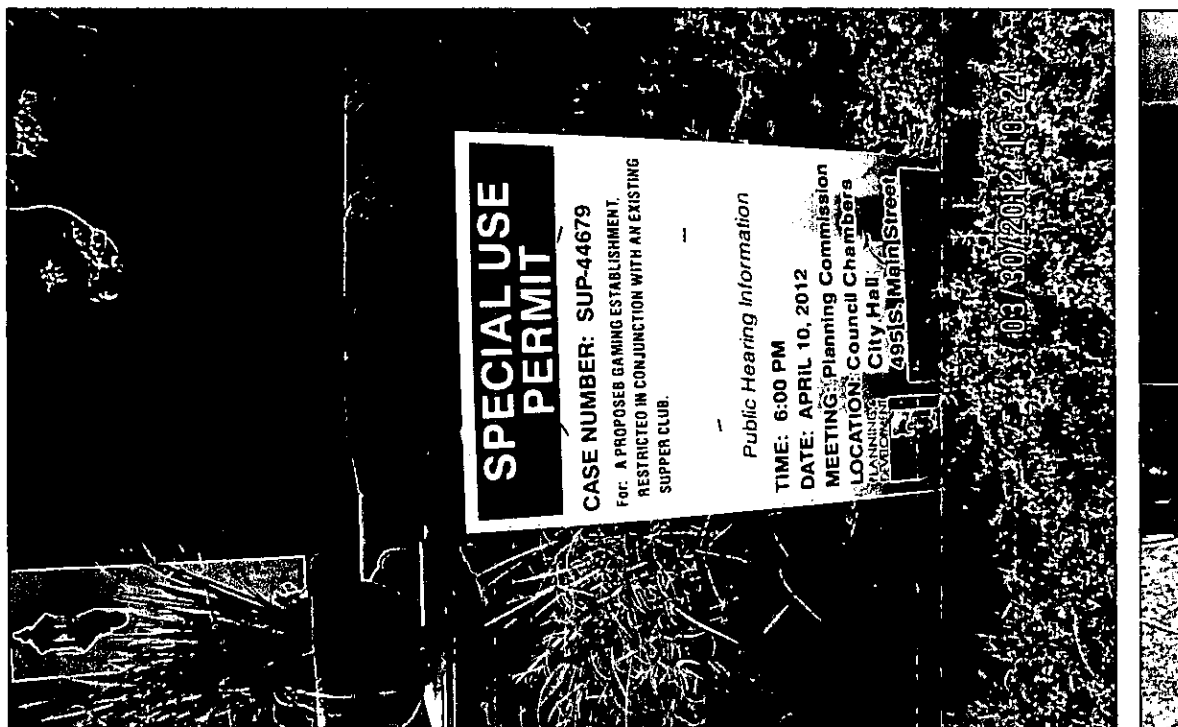
CITY OF LAS VEGAS SIGN POSTING AFFIDAVIT



CASE NUMBER: SUP-44679

MEETING DATE: 4/10/12 PC

Sign Pro does hereby certify that a notice as required by Chapter 19.18.010(D) of the Zoning Code, was visibly posted for a period of not less than ten (10) calendar days prior to the first scheduled hearing.



[Signature]
Signature

3-30-12
Date

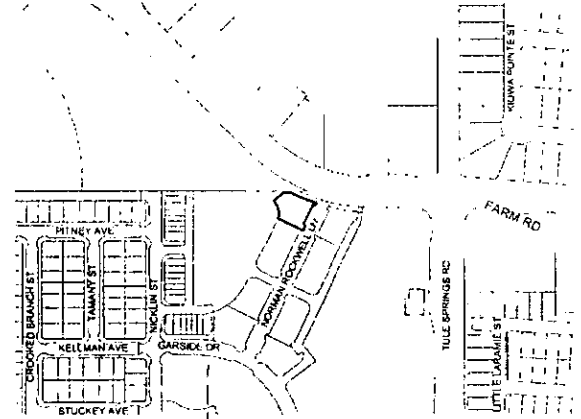
This affidavit must be returned to the Department of Planning, Case Planning Division, at 333 North Rancho Drive, 3rd Floor during regular business hours three (3) business days prior to the subject application being heard by the Planning Commission or City Council.

COPY

Application Information

SUP-44679 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: LETICIA GARDEA - OWNER: VCSP, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED GAMING ESTABLISHMENT, RESTRICTED IN CONJUNCTION WITH AN EXISTING SUPPER CLUB at 7585 Norman Rockwell Lane (APN 125-17-712-006), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).

Application Location



The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

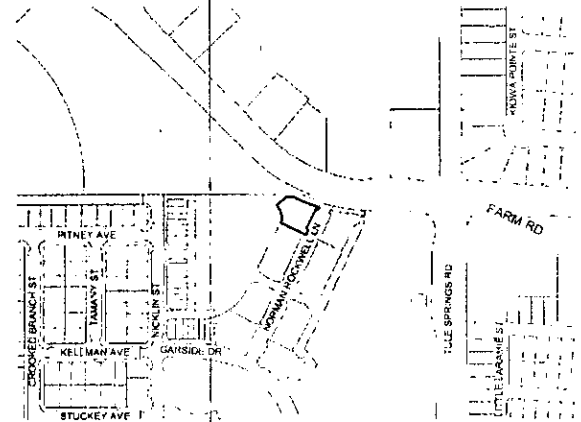
Meeting: Planning Commission
Date: April 10, 2012
Time: 6:00 P.M.
Location: City Council Chambers
495 South Main Street
Las Vegas, Nevada

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file a written objection thereto or approval thereof with the Department of Planning, Case Planning Division, Development Services Center, 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106. Final Action on General Plan Amendments and Rezoning will be determined by the City Council. Other public hearing items may be deemed Final Action by the Planning Commission or forwarded to the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. For further information, including the full staff report, please call (702) 229-6301 (TDD 386-9108) or go to <http://www.lasvegasnevada.gov>.

Application Information

SUP-44679 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: LETICIA GARDEA - OWNER: VCSP, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED GAMING ESTABLISHMENT, RESTRICTED IN CONJUNCTION WITH AN EXISTING SUPPER CLUB at 7585 Norman Rockwell Lane (APN 125-17-712-006), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).

Application Location



The proposed project may not pertain to the entire highlighted project site.

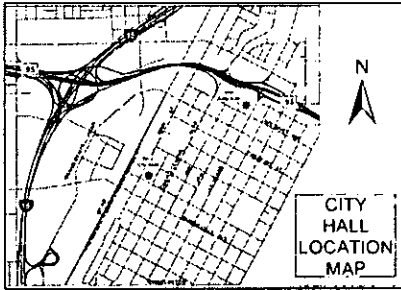
Public Hearing Information

Meeting: Planning Commission
Date: April 10, 2012
Time: 6:00 P.M.
Location: City Council Chambers
495 South Main Street
Las Vegas, Nevada

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file a written objection thereto or approval thereof with the Department of Planning, Case Planning Division, Development Services Center, 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106. Final Action on General Plan Amendments and Rezoning will be determined by the City Council. Other public hearing items may be deemed Final Action by the Planning Commission or forwarded to the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. For further information, including the full staff report, please call (702) 229-6301 (TDD 386-9108) or go to <http://www.lasvegasnevada.gov>.

City of Las Vegas
Department of Planning
Development Services Center
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106

Return Service Requested
Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Department of Planning, Case Planning Division at the address listed above or fax this side of this card to (702) 385-7268. If you would like to contact your Council Representative, please call (702) 229-6405.

☐

I SUPPORT
this Request

☐

I OPPOSE
this Request

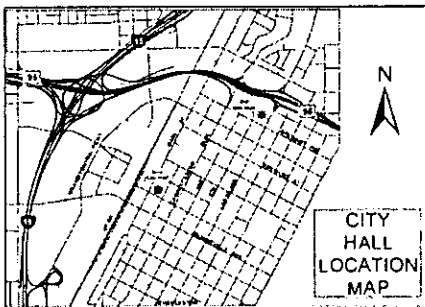
Please use available blank space on card for your comments.

SUP-44679

Planning Commission Meeting of 4/10/2012

City of Las Vegas
Department of Planning
Development Services Center
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106

Return Service Requested
Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Department of Planning, Case Planning Division at the address listed above or fax this side of this card to (702) 385-7268. If you would like to contact your Council Representative, please call (702) 229-6405.

☐

I SUPPORT
this Request

☐

I OPPOSE
this Request

Please use available blank space on card for your comments.

SUP-44679

Planning Commission Meeting of 4/10/2012

Memorandum

City of Las Vegas
Department of Public Works
Development Coordination

To: Department of Planning and Development
From: Bart Anderson, Manager, Development Coordination, Department of Public Works *BA*
CC: Nancy Almanzan, Right-of-Way; Dennis Moyer, Land Development; O. C. White, Traffic Engineering; Alan Riekk, Survey (FM, PM, & A's only)
Date: March 14, 2012
Re: **SUP-44679** Leticia Gardea 7585 Norman Rockwell Lane
Request for a Special Use Permit for a proposed gaming establishment in conjunction with an existing supper club

COMMENTS:

We have no comment on the Request for a Special Use Permit application for a proposed gaming establishment in conjunction with an existing supper club at 7585 Norman Rockwell Lane.

Development Notification

PC Meeting: April 10, 2012

The following neighborhood associations are located within approximately one(1) mile of this development application and have been notified of this case by the Department of Planning:

SUP-44679

	Pine Meadows Community HOA
Appaloosa Canyon Quarterhorse Falls HOA	Prairie Rose HOA
Astoria Trails North HOA	Remington Place HOA
Astoria Trails South HOA	Rosabella at Travato HOA
Aventine-Tramonti HOA	San Marino Circle HOA
Briar Hill Park HOA	Santa Bella HOA
Carriage Park Community Association	Silver Crossing HOA
Cedar Springs HOA	Skypointe HOA
Centennial Heights HOA	Spinnaker Homes At Centennial Hills HOA
Centennial Park HOA	Spring Mountain Ranch Master Association
Chatham Hills HOA	Stone Mountain HOA
Cimarron Ridge HOA	Tapestry at Town Center HOA
Cimarron Springs HOA	The Enclave II HOA
Citizens Action Committee of Tule Springs	The Meadows At Elkhorn Springs HOA
Day Dawn Crossing HOA	Timberlake Street and LMA
Elkhorn Cimarron Estates HOA	Tolberts Mill HOA
Elkhorn Community Association	Town Center Estates Community Association
Elkhorn Twilight HOA	Tripoly At Towne Center HOA
Four Winds HOA	Twilight North HOA
Lamplight Village @ Centennial Springs HOA	Wellington Place HOA
Loreto and Palacio Apartments	
Northern Lights at Elkhorn Springs HOA	
Orchard Valley NA	
Paloma HOA	

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM REQUEST FOR COMMENT

FROM: DEPARTMENT OF PLANNING

SUP-44679

HAND DELIVERED

*DEVELOPMENT COORDINATION (DPW)	ROGER BAILEY	DSC - 7 th Floor
FIRE ENGINEERING	KEN MILLER	DSC - 5 th Floor
*FLOOD CONTROL (DPW)	OH-SANG KWON	DSC - 7 th Floor
*LAND DEVELOPMENT (DPW)	DAVID GUERRA	DSC - 2 nd Floor
PERMITS/ INSPECTIONS	ROD CLARK	DSC - 1 st Floor
*RIGHT-OF-WAY (DPW)	MARY WULFF	DSC - 8 th Floor
*SANITARY SEWERS (DPW)	JOE PEÑA	DSC - 7 th Floor
*SURVEY (DPW)	ALAN RIEKKI	DSC - 8 th Floor
*TEFO (DPW)	REBECCA WHITLOCK	WSC-3001 RONEMUS
*TRAFFIC ENGINEERING	RICK SCHROEDER	DSC - 8 th Floor

ROUTED ELECTRONICALLY

<CCSD>	LINDA PERRI	4190 McLeod Drive, 2 nd Floor
METRO	BRIAN O'CALLAGHAN	7 th FLOOR CITY HALL
OFFICE OF BUSINESS DEVELOPMENT	TOM BURKART	2 nd FLOOR CITY HALL EXPANSION
NEIGHBORHOOD SERVICES	ANNE KILPONEN	2 nd FLOOR CITY HALL
*SID (DPW)	PATRICK MURPHY	4 TH FLOOR CITY HALL

*** ONLY THOSE INDICATED WITH A STAR ARE TO BE ROUTED TO ROGER BAILEY, SR. ENG. ASSOC. ALL OTHER DIVISIONS PLEASE ROUTE YOUR COMMENTS DIRECTLY TO THE PLANNING AND DEVELOPMENT DEPARTMENT < US MAIL DELIVERY>**

SUP
02/23/2012

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



Department of Planning
Case Planning Division
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106
(702) 229-6301 phone (702) 385-7268 fax

SUP-44679 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: LETICIA GARDEA -
OWNER: VCSP, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED
GAMING ESTABLISHMENT, RESTRICTED IN CONJUNCTION WITH AN EXISTING SUPPER CLUB at
7585 Norman Rockwell Lane (APN 125-17-712-006), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use -
Town Center) Special Land Use Designation], Ward 6 (Ross).

PLANNING COMMISSION: **APRIL 10, 2012**
CITY COUNCIL: **MAY 16, 2012**

PLANNING SUPERVISOR: **STEVE GEBEKE**



PUBLIC HEARING

Comments Due: **MARCH 9, 2012**

Comments not returned by the due date will not be incorporated into the staff report for this case. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to **Carman Burney (cburney@lasvegasnevada.gov)**, the Agenda Tech responsible for this case. If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

Report Date 02/23/2012 02:56 PM

Submitted By

Page 1

A/P # 44679 SPECIAL USE PERMIT

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	02/22/2012 14:49	984387	Temp COO		
Approved			COO Issued		
Final			Expires		

Associated Information

Type of Work	# Plans	0	Declared Valuation	0.00
Dept of Commerce	# Plans	0	Calculated Valuation	0.00
Priority	☒ Auto Reviews	Bill Group	Actual Valuation	0.00

Description of Work

SUP-44679 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: LETICIA GARDEA - OWNER: VCSP, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED GAMING ESTABLISHMENT, RESTRICTED IN CONJUNCTION WITH AN EXISTING RESTAURANT AND A WAIVER TO ALLOW A DISTANCE SEPARATION OF 95 FEET FROM A SINGLE FAMILY DETACHED DWELLING WHERE 330 FEET IS REQUIRED at 7585 Norman Rockwell Lane (APN 125-17-712-006), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).

Parent A/P #

Project #	44679	Project/Phase Name	LETICIA'S COCINA	Phase #	
Size/Area	0.00	Size Description		Subdivision Code	
Proposed Start		Proposed Stop		% Completed	0.00
% Complete Formula					

Property/Site Information

Parcel 12517712006

Location

Owner/Tenant

Contact ID	AC1716179	Name	VILLAGE CENTENNIAL SPRINGS PTNRS	Organization	
Mailing Address	P O BOX 12649			State/Province	WA
City	MILL CREEK			Country	
ZIP/PC	98082-0649			Evening Phone	
Day Phone				Mobile #	
Fax					☐ Foreign

A/P Linked Addresses

No Addresses are linked to this Application

Linked Addresses

7585 NORMAN ROCKWELL LN
LAS VEGAS, 89143-

A/P Addresses

No Other Addresses are associated to this Application

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

12517712006

Report Date 02/23/2012 02:56 PM

Submitted By

Page 2

Applicants/Contacts

Primary N Capacity OWNER Contact ID AC1716179 ☐ Foreign
Effective -- Expire
Name VILLAGE CENTENNIAL SPRINGS PTNRS
Day Phone Eve Phone Organization
Pager PIN # Position
Fax Mobile Profession
E-Mail
Address P O BOX 12649
MILL CREEK, WA 98082-0649
Seasonal Addr

Valid From To
Comments signed by Michael L Forche

CONTACT ADDITIONAL

WORKCARD: Work Card # 0
Expiration Date

CONTACT REQUIREMENTS

License # Percent Owned Waiver Health Card Director Letter Original Transcript
Orientation Attended

There are no items in this list

Primary N Capacity OTHER Other REP Contact ID AC1995017 ☐ Foreign
Effective -- Expire
Name M FORCHE RECEIVER
Day Phone (702)351-5373 x Eve Phone Organization
Pager PIN # Position
Fax (702)253-1682 Mobile Profession
E-Mail
Address 2500 N.BUFFALO DR # 235
LAS VEGAS, NV 89128
Seasonal Addr

Valid From To
Comments No Comments

Report Date 02/23/2012 02:56 PM

Submitted By

Page 3

CONTACT ADDITIONAL

WORKCARD: Work Card # 0
Expiration Date

CONTACT REQUIREMENTS

License # Percent Owned Waiver Health Card Director Letter Original Transcripts
Orientation Attended

There are no items in this list

Primary Y Capacity APPL Contact ID AC1995016 ☐ Foreign
Effective Expire
Name LETICIA GARDEA
Day Phone (702)400-6819 x Eve Phone Organization
Pager PIN # Position
Fax (702)629-5034 Mobile Profession
E-Mail
Address 8929 LOGGERS MILL AVE
LAS VEGAS, NV 89143
Seasonal Addr
Valid From To
Comments No Comments
CONTACT ADDITIONAL

WORKCARD: Work Card # 0
Expiration Date

CONTACT REQUIREMENTS

License # Percent Owned Waiver Health Card Director Letter Original Transcripts
Orientation Attended

There are no items in this list

Report Date 02/23/2012 02:56 PM

Submitted By

Page 4

Contractors

No Contractors

Item Description

Item Status

Check Fees	Fees Successful
NOTIFICATION & ADVERTISING FEE (\$500.00)	Paid
PROCESSING FEE (\$500.00)	Paid
RECORDING OF NOTICE OF ZONING ACTION (\$30.00)	Paid
Check Inspections	Inspections Successful
Check Reviews	Reviews Successful
Check Conditions	Conditions Successful
Check Alert Conditions	Alert Conditions Successful
Check Licenses	Not Checked
Check Children Status	Children Successful
Check Open Cases	0
Pre-Check Conditions Added:	0
Inspections Added:	0
Reviews Added:	13
DEVCO	
NEIGH P&S	
B&S PLAN	
FLOOD	
TRAFFIC	
TEFO	
SURVEY	
SID	
SEWER	
ROW	
LAND DEV	
FIRE ENG	
ENGDESIGN	
Fees Added:	0
Conditions Added:	1
Z-LEGAL	
Periodic Inspection Schedules Added:	0

Fees	Status	Paid Date	Amount
NOTIFICATION & ADVERTISING FEE	P	02/22/2012 14:58	500.00
RECORDING OF NOTICE OF ZONING ACTION	P	02/22/2012 14:58	30.00
PROCESSING FEE	P	02/22/2012 14:58	500.00
Total Unpaid	0.00	Total Paid	1030.00

Inspections

There are no Inspections for this Report

Review/Activities Review # Comments

Review Type

#

Status

Waived

Issued

Started

Completed

Comp By

485420	DEVCO	1	Incomplete	☐	02/23/2012 14:56
485421	NEIGH P&S	1	Incomplete	☐	02/23/2012 14:56

Report Date 02/23/2012 02:56 PM

Submitted By

Page 5

Review/Activity Review # Comments	Review Type	#	Status	Waived	Issued	Started	Completed	Comp. By
485422	B&S PLAN	1	Incomplete	☐	02/23/2012 14:56			
485423	FLOOD	1	Incomplete	☐	02/23/2012 14:56			
485424	TRAFFIC	1	Incomplete	☐	02/23/2012 14:56			
485425	TEFO	1	Incomplete	☐	02/23/2012 14:56			
485426	SURVEY	1	Incomplete	☐	02/23/2012 14:56			
485427	SID	1	Incomplete	☐	02/23/2012 14:56			
485428	SEWER	1	Incomplete	☐	02/23/2012 14:56			
485429	ROW	1	Incomplete	☐	02/23/2012 14:56			
485430	LAND DEV	1	Incomplete	☐	02/23/2012 14:56			
485431	FIRE ENG	1	Incomplete	☐	02/23/2012 14:56			
485432	ENGDESIGN	1	Incomplete	☐	02/23/2012 14:56			

Activity Review Details

Detail SUBMITTAL CHECKLIST (SUP)

Modified By MREX

Modified Date/Time 02/22/2012 14:43

Comments

No Comments

SUBMITTAL CHECKLIST

Indicate if item is being submitted

Y	Pre-Application Conference Checklist	Y	Site Plan (6 Folded Blue Lines, 1 Rolled Colored)
Y	Application/Petition Form	Y	Floor Plan, If Applicable (1 Folded, 1 Rolled)
Y	Deed and Legal Description	Y	Laser Print Site Plan
Y	Justification Letter	Y	Laser Print Floor Plan
N	DINA (Not Always Required)	Y	Statement of Financial Interest

Y Business Licensing Requirements Met

N Business License Exempt

Check Conditions
Condition
Supervisor Required

Approval

Approved By
Comments

Approved Date

Applied By

Applied Date

Assigned

Z-LEGAL

981094

02/23/2012 14:56

N

Report Date 02/23/2012 02:56 PM

Submitted By

Page 6

Check Conditions Condition Super/lor Required	Approval Comments	Approved By	Approved Date	Applied By	Applied Date	Assigned
---	----------------------	-------------	---------------	------------	--------------	----------

Project#	A/P Type	Status	Stage	Ref/for
----------	----------	--------	-------	---------

No children exist for this project

Planning Condition	Description	Effective	Expire	Comments
--------------------	-------------	-----------	--------	----------

There is no planning condition for this project.

SPECIAL USE PERMIT

N DINA Required? Y Will this go to the City Council? Hearing Type
Public or Admin? PUBLIC

N Project of Regional Significance?

N Parent Project link required? Is there a condition of approval for a Required Review?
If yes, when does it need to be reviewed?

Type of Use
GAMING ESTABLISHMENT, RESTRICTED LICENSE

N Is this an Alcohol related Use? Staff Recommendation Entitlement Exercised?

Meeting Information

Meeting Information Meeting Date Comments Added By	Meeting Type Add Date	Meeting Status Modified By	Modified Date	YES Votes	NO Votes	ABSTENTIONS
04/10/2012	PC	SCHEDULED		0	0	0
MREX	02/22/2012					

Template Type/A/P #	A/P Type	Status	Stage
---------------------	----------	--------	-------

No children exist for this project

Employee Employee ID	Last	First	MI	Comments
-------------------------	------	-------	----	----------

No Employee Entries

Log Action Comments	Description	Entered By	Start	Stop	Hours
---------------------------	-------------	------------	-------	------	-------

Z-SUBC	REASON ALL ITEMS NOT SUBMITTED site plan okayed by Doug R		02/22/2012 16:49	02/22/2012 16:49	0.00
--------	--	--	------------------	------------------	------

PAYMNT	CO NAME WHO PICKED UP CONTACT# LETICIA GARDEA; TU CASA INC; CK#1229; 702-445-7722;	890381	02/22/2012 14:59		0.00
--------	---	--------	------------------	--	------

No Model Home Details



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: Special Use Permit
 Project Address (Location) 7585 Norman Rockwell Ln. L.V. NV 89143
 Project Name Leticia's Cocina Proposed Use _____
 Assessor's Parcel #(s) 12517712006 Ward # 6
20060314.021236
 General Plan: existing X proposed _____ Zoning: existing TC proposed _____
 Commercial Square Footage 3750 Floor Area Ratio _____
 Gross Acres _____ Lots/Units 1 Density _____
 Additional Information _____

PROPERTY OWNER VCSP, LLC Contact _____
 Address 7501 Tule Springs Rd #170 Phone: _____ Fax: _____
 City LAS VEGAS State NV Zip 89131
 E-mail Address Leticia @ LeticiaCocina.com

APPLICANT Leticia Gardea Contact 702-400-6819
 Address 8929 Loggers Mill Ave. Phone: _____ Fax: 629-5034
 City Las Vegas State NV Zip 89143
 E-mail Address Leticia @ LeticiasCocina.com

REPRESENTATIVE M. Forche - RECEIVER Contact CASE No. A-161347
 Address 2500 N. BUFFALO #235 Phone: 702-27-5313 Fax: 253-1687
 City LAS VEGAS State NV Zip 89128
 E-mail Address MFORCHE@ACANV.COM

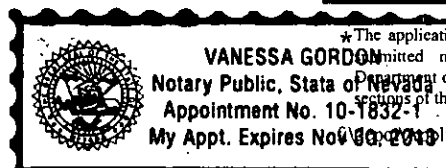
Property Owner Signature* [Signature]
 * An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.
 Print Name Michael L. Forche
 Subscribed and sworn before me by Michael Forche on this
 This 22 day of February, 2012

FOR DEPARTMENT USE ONLY

Case #	<u>SUP-44677</u>
Meeting Date:	<u>4/10/2012</u>
Total Fee:	<u>1030.00</u>
Date Received:	<u>2/22/2012</u>
Received By:	<u>[Signature]</u>

Notary Public in and for said County and State

Revised 10/27/08



*The application will not be deemed complete until the submitted materials have been reviewed by the Department of Planning for consistency with applicable sections of the Zoning Ordinance.
 Application Packet/Application Form.pdf



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

Case Number **SUP-44679** APN: 12517712006
20060314:0212306

Name of Property Owner: _____

Name of Applicant: Tu Casa Inc. Leticia's Cocina

Name of Representative: _____

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

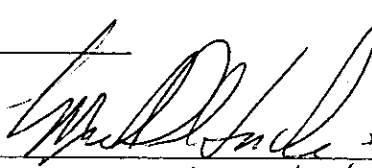
☒ No

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: _____

Partner(s): _____

APN: _____

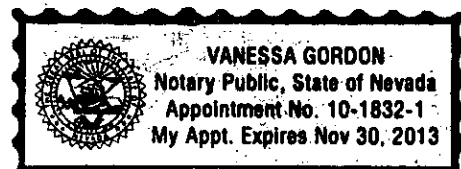
Signature of Property Owner: 

Print Name: Michael L. Forche

Subscribed and sworn before me by Michael Forche

This 22 day of February, 2012


Notary Public in and for said County and State





2/15/2012

City of Las Vegas
Department of Planning
333 N. Rancho 3rd floor
Las Vegas, NV 89143

Tu Casa Inc.
8929 Loggers Mill Ave.
Las Vegas, NV 89143

RE: Justification Letter

To whom it may concern:

Gustavo J. Gutierrez & Leticia Gardea we, the owners of: Tu Casa Inc. DBA: Leticia's Cocina / Leticia's Mexican Cocina. We together are now formally requesting the Special Use Permit for our only location at: 7585 Norman Rockwell Ln. Las Vegas, NV 89143, in the Village of Centennial Springs.

We opened our doors October 17, 2009 as a Mexican food restaurant with a current business, health and liquor Super Club license. We have currently 42 employees to include the two owners.

We are open seven days a week:

Monday thru Thursday 11:00am – 10pm

Friday 11:00 am – 11pm / Saturday 11:00am – 12pm / Sunday 10:30am – 10pm.

We have submitted with Golden Gaming the slot operations company to lease our space for 5 slots, all required documentation have been submitted and recommended for approval to the Gaming Board.

Business License: #R09-01531-001377 / Super Club Liquor #L21-00072-4-001377 / Health #PR0022280

Sincerely,

Gustavo J. Gutierrez, Owner

Leticia Gardea, Owner

7585 Norman Rockwell Ln. #-1
Las Vegas, NV 89143
(702) 445-7722





2/15/2012

City of Las Vegas
Department of Planning
333 N. Rancho 3rd floor
Las Vegas, NV 89143

Tu Casa Inc.
8929 Loggers Mill Ave.
Las Vegas, NV 89143

RE: Justification Letter

To whom it may concern:

Gustavo J. Gutierrez & Leticia Gardea we, the owners of: Tu Casa Inc. DBA: Leticia's Cocina / Leticia's Mexican Cocina. We together are now formally requesting the Special Use Permit for our only location at: 7585 Norman Rockwell Ln. Las Vegas, NV 89143, in the Village of Centennial Springs.

We opened our doors October 17, 2009 as a Mexican food restaurant with a current business, health and liquor Super Club license. We have currently 42 employees to include the two owners.

We are open seven days a week:

Monday thru Thursday 11:00am – 10pm

Friday 11:00 am – 11pm / Saturday 11:00am – 12pm / Sunday 10:30am – 10pm.

We have submitted with Golden Gaming the slot operations company to lease our space for 5 slots, all required documentation have been submitted and recommended for approval to the Gaming Board.

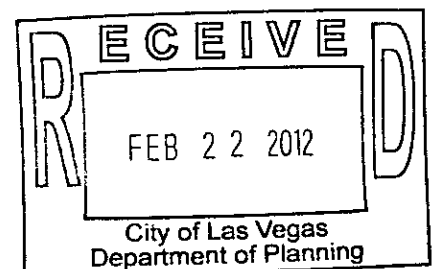
Business License: #R09-01531-001377 / Super Club Liquor #L21-00072-4-001377 / Health #PR0022280

Sincerely,

Gustavo J. Gutierrez, Owner

Leticia Gardea, Owner

7585 Norman Rockwell Ln. #-1
Las Vegas, NV 89143
(702) 445-7722



SUP-44679

MICHAEL L. FORCHE
Real Estate Advisory & Receivership Services

GENERAL CONTRACTOR
AB General Engineering & Building - Unlimited - NV Lic. #52682
PROPERTY MGR. - NV Lic. #PM.0164074
RE Broker - NV Lic. #B.0048704

2500 N. Buffalo Dr. #235
Las Vegas, NV 89128
Direct: (702) 595-1969 • Fax: (702) 251-5918
Email: Mforche@acanv.com

COPY

1 ORDR

2 Rodney M. Jean, NBN 1395
3 rjean@lionelsawyer.com
4 Robert Hernquist, NBN 10616
5 rhernquist@lionelsawyer.com
6 LIONEL SAWYER & COLLINS
7 1700 Bank of America Plaza
8 300 South Fourth Street
9 Las Vegas, Nevada 89101
10 Telephone: (702) 383-8888
11 Facsimile: (702) 383-8845

12 Attorneys for Plaintiff CML-NV Springs, LLC

Electronically Filed
01/31/2012 08:35:36 AM

Alvin D. Quinn

CLERK OF THE COURT

11 DISTRICT COURT
12 CLARK COUNTY, NEVADA

13 CML-NV SPRINGS, LLC, a Nevada limited
14 liability company,

15 Plaintiff,

16 vs.

17 VCSP, LLC, a Nevada limited liability
18 company f/k/a Village of Centennial Springs
19 Partners, LLC,

20 Defendant.

Case No. A-12-654347-C

Dept. No. XXXII

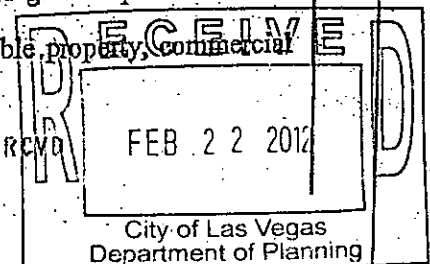
ORDER APPOINTING MICHAEL L.
FORCHE AS RECEIVER

21 On January 30, 2012, a hearing was held on Plaintiff CML-NV Springs, LLC's Petition to
22 Appoint Michael Forche as Receiver. Having considered all the papers and documents on file
23 herein, including all motions, oppositions and replies, together with the evidence presented in
24 support thereof, and good cause appearing therefore, the Court makes the following
25 determinations:

26 IT IS HEREBY ORDERED THAT Plaintiff's Petition for the Appointment of A Receiver
27 is GRANTED, and Michael L. Forche is appointed as Receiver of, and granted possession and
28 powers over, all of the Property together with all tangible and intangible property, commercial

LIONEL SAWYER
& COLLINS
ATTORNEYS AT LAW
1700 BANK OF AMERICA PLAZA
300 SOUTH FOURTH STREET
LAS VEGAS,
NEVADA 89101
(702) 383-8888

01-27-12A03:19 RCVD



1 property, business, collateral, rights and obligations related thereto, including, but not limited to,
2 all of the leasehold interests in the Property as currently controlled by Defendant VCSP, LLC (the
3 "Receivership Property"). The legal description of the Receivership Property is attached hereto as
4 Exhibit A.

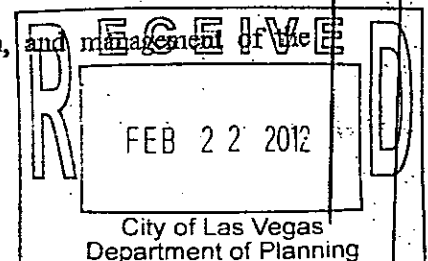
5 IT IS FURTHER ORDERED that the Receiver shall take immediate possession of the
6 Receivership Property, collect the rental income, and hold, operate, manage, and lease the
7 Receivership Property, and take all commercially reasonable efforts to diligently analyze, evaluate,
8 report with regard to, organize and categorize information relating to the Receivership Property so
9 as to assist in the preparation for sale of the Property at a trustee's sale, and preserve the Property
10 from loss, removal, material injury, destruction and substantial waste.

11 IT IS FURTHER ORDERED that the Receiver may employ agents, employees, attorneys,
12 contractors, management personnel, security, maintenance personnel, and other persons to carry
13 out the Receiver's powers and duties.

14 IT IS FURTHER ORDERED that the Receiver is also authorized, as he deems necessary,
15 to maintain, operate, lease, preserve, protect, secure, add value to and/or repair the Receivership
16 Property, and all parts thereof, and to pay said agents, contractors, unlawful detainer attorneys,
17 eviction services and employees at ordinary and usual rates and prices, pursuant to appropriate
18 contracts or otherwise, out of funds that come into his possession as Receiver; however, the
19 Receiver may not enter into leases for a term exceeding one year without the Court's approval.

20 IT IS FURTHER ORDERED that unless the security deposit has been turned over or paid
21 to the Receiver, the Receiver shall not refund a deposit to a tenant.

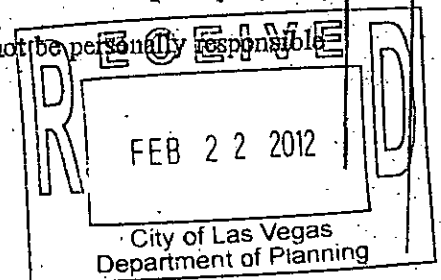
22 IT IS FURTHER ORDERED that the Receiver shall take possession and control of any and
23 all accounts and any funds maintained or held by Defendant VCSP, LLC (the "Borrower"), or its
24 respective agents, employees, and independent contractors, with respect to the operation,
25 administration, leasing, supervision, and management of the Receivership Property, including
26 funds advanced with respect to the Receivership Property by Plaintiff as lender and the Receiver
27 employ such funds only in the administration, leasing, supervision, and management of the
28 Receivership Property as set forth herein.



1
2 IT IS FURTHER ORDERED that the Receiver shall take commercially reasonable steps to
3 cause the Receivership Property to comply with applicable local, state, and federal laws,
4 ordinances, regulations, and other requirements, and to pay the tax assessments, sewer charges,
5 rates and other utility fees generated by and associated with the Receivership Property out of the
6 funds maintained by the Receiver; and to represent the Receivership Property in front of local,
7 state, and federal governmental and quasi-governmental entities.

8 IT IS FURTHER ORDERED that the Receiver, without further order of the Court, shall
9 operate, administer, lease and supervise the Receivership Property, and related affairs and business
10 in the ordinary and usual course of business. However, the Receiver may not operate the
11 Receivership Property outside of the ordinary and usual course of business without further order of
12 the Court. The Receiver is authorized to (i) purchase materials, supplies, and services and to pay
13 for the same at ordinary and usual rates and prices out of funds that shall come into his possession;
14 (ii) compromise debts; and (iii) as Receiver, do all things and incur the risks and obligations
15 ordinarily incurred by commercial landlords and operators of similar enterprises. Except in the
16 event of the Receiver's gross negligence or willful misconduct, any such risk or obligation
17 incurred in his role as Receiver shall not be the personal risk or obligation of the Receiver, but
18 shall be a risk or obligation of the Receivership Property. The Receivership Property, including
19 funds associated therewith, may not be expended outside the ordinary and usual course of business
20 without the authorization of the Court or in contravention of the loan documents.

21 IT IS FURTHER ORDERED that the Borrower shall notify the Receiver, upon the
22 Receiver taking possession of the Receivership Property, whether there is sufficient insurance
23 thereon. If sufficient insurance exists, the Borrower shall be responsible, and is hereby ordered to
24 make certain that, the Receiver is named as an additional insured on such policy for the period that
25 the Receiver shall be operating the affairs of the Receivership Property. If sufficient insurance
26 coverage does not exist, the Receiver shall have fifteen (15) business days to procure said
27 insurance (excluding earthquake and flood insurance), provided the Receivership Property has
28 funds available to do so, and during such period the Receiver shall not be personally responsible



1 for uninsured claims arising from, or for, the procurement of such insurance. If the Receiver does
2 not have sufficient funds to obtain such insurance, the Receiver shall seek instructions from the
3 Court on whether to obtain insurance and how it is to be paid for. No insurance company shall
4 cancel its existing current-paid policy as a result of the appointment of the Receiver, absent prior
5 order from this Court.

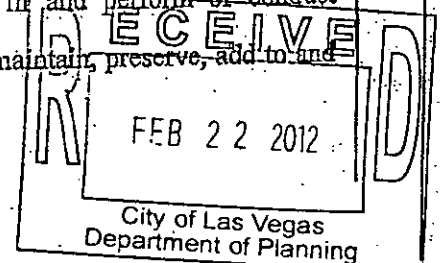
6 IT IS FURTHER ORDERED that the Receiver enter into any and all contracts, leases or
7 agreements for the benefit of the Receivership Property and terminate any and all contracts or
8 leases for cause or pursuant to the terms of said contracts or leases. The Receiver may use any
9 federal taxpayer identification numbers relating to the Receivership Property for any lawful
10 purpose.

11 IT IS FURTHER ORDERED that the Receiver initiate, prosecute, defend, and/or
12 compromise all legal proceedings and claims involving the Receivership Property as the Receiver
13 deems desirable or necessary, including suits for any payments now due or hereinafter due, and
14 employ counsel for the protection or proper care of the Receivership Property.

15 IT IS FURTHER ORDERED that the Receiver maintain, inspect and/or review any and all
16 books and records related to the affairs and leasing activities of the Receivership Property
17 maintained by the Borrower or its respective agents, employees, and independent contractors, and
18 the Receiver shall have reasonable unimpeded access to all such items or individuals, including,
19 but not limited to, the right to copy any or all parts of such books and records relating to the
20 Receivership Property. The Borrower, or its respective agents, employees, and independent
21 contractors, shall provide to Receiver all keys needed for access to the Receivership Property and
22 all parts or portions thereof.

23 IT IS FURTHER ORDERED that the Receiver generally act in the stead of the Borrower,
24 including with respect to employees providing services for the Receivership Property, contractors,
25 and other third parties, including neighboring landowners; and establish and update operating
26 budgets, rent rolls, leases, schedules, and controls.

27 IT IS FURTHER ORDERED that the Receiver engage in and perform or conduct
28 appropriate marketing, leasing, and other sales activity in order to maintain, preserve, add to and

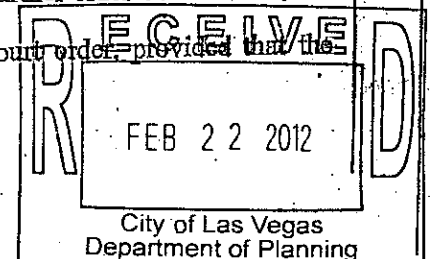


1 protect the value of the Receivership Property, and to maintain and/or identify appropriate tenants
2 or purchasers for all or some portions of the Receivership Property; and close and/or open bank
3 accounts relating to and for the affairs and maintenance activities of the Receivership Property and
4 all other powers and duties of the Receiver described herein, including the power to transfer
5 existing accounts to the Receiver in his capacity as Receiver for the Receivership Property. The
6 Receiver may add additional signatories to such bank accounts as the Receiver deems appropriate
7 to properly administer the Receivership Property.

8 IT IS FURTHER ORDERED that the Receiver notify all local, state and federal
9 governmental agencies, all vendors and suppliers, and any and all others who provide goods or
10 services to the Receivership Property of his appointment as Receiver; and that no utility may
11 terminate service to the Receivership Property as a result of non-payment of pre-receivership
12 obligations without prior order from this Court; and that the Receiver is authorized to obtain and
13 utilize any and all deposits, payment bonds or similar funds currently held by, or issued for the
14 benefit of, any utility or other entity providing similar services to the Receivership Property,
15 including, without limitation, the Las Vegas Valley Water District, the Clark County Water
16 Reclamation District, NV Energy, and Southwest Gas, and have the same applied toward future
17 utility services arising during the Receiver's appointment.

18 IT IS FURTHER ORDERED that the Borrower and its employees, representatives,
19 partners, property managers, agents, and all other persons acting in concert or participating with
20 them, shall not interfere in any manner whatsoever with the possession, operation, management,
21 leasing, or sale of the Receivership Property by the Receiver in the discharge of his powers and
22 duties pursuant to this Order.

23 IT IS FURTHER ORDERED that the Receiver shall receive payment and be compensated
24 for all reasonable administrative costs and expenses, including reasonable attorneys' fees and
25 costs, as designated for such purpose by the Court or by Plaintiff by written agreement with the
26 Receiver, and that the Receiver shall be compensated for his personal services based on a flat fee
27 of \$3,500 per month (the "Flat Fee"), which may be paid without further order of the Court, but
28 may only be exceeded upon Plaintiff's written pre-approval or Court order, provided that the



1 Receiver shall each month prepare an accounting of the income and expenses incurred in
2 connection with the administration of the Receivership Property, including the Receiver's fees and
3 costs and the Receiver's counsel's fees and costs ("Receiver Fees") in accordance with this Order
4 or a written agreement with the Plaintiff. Any Receiver Fees shall be subject to the Court's
5 approval of the Receiver's Final Account and Report ("Final Account and Report") to be
6 submitted by the Receiver.

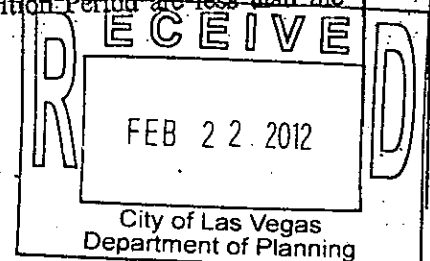
7 IT IS FURTHER ORDERED that with respect to the Receiver Fees, the Receiver shall file
8 a joint application for the Receiver and Receiver's counsel, if any, on the first day of each calendar
9 month for the duration of the Receivership. The application shall contain a request for payment, a
10 summary of the request, and a prayer for relief, with invoices attached to the application. Should
11 no party to this receivership action object to the application, and set a hearing on such objection
12 within ten (10) calendar days of the date of service of the application, the Receiver shall submit an
13 order to the Court approving the application. No order shall be required for the payment of the
14 Flat Fee. If there are not sufficient funds to pay the Flat Fee from the rental income collected from
15 the Receivership Property, Plaintiff will pay the Flat Fee to the Receiver within a reasonable time
16 of the Receiver filing the application described in this paragraph.

17 IT IS FURTHER ORDERED that with respect to all expenses related to the Receivership
18 Property, the Receiver shall, on the fifteenth (15th) day of each calendar month following the filing
19 of this Order, submit to Plaintiff a requisition statement (a "Requisition Statement") which shall
20 include:

21 (a) A leasing report accounting for all ongoing leasehold interests in the Receivership
22 Property;

23 (b) A statement of all Project Expenses (as herein defined); and

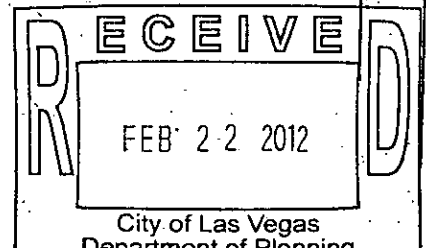
24 (c) A statement reconciling expenses incurred and paid by the Receiver in the prior
25 Requisition Statement for the thirty (30) day period prior to the subject Requisition Statement (any
26 such period, a "Prior Requisition Period") against the Project Expenses projected in the
27 Requisition Statement for the period subsequent to such Prior Requisition Period. In the event that
28 the expenses incurred and paid by the Receiver in a Prior Requisition Period are less than the



1 Project Expenses projected in the Requisition Statement for such Prior Requisition Period, such
2 excess funds ("Surplus Funds") shall be shown as a credit on the Requisition Statement for the
3 period subsequent to such Prior Requisition Period. "Project Expenses" shall mean the following
4 expenses projected to be incurred by the Receiver, or in the case of Receiver Fees, actually
5 incurred by the Receiver, in connection with managing the Receivership Property in accordance
6 with this Order and which are to be paid by the Receiver during the thirty (30) day period
7 following delivery of the subject Requisition Statement:

- 8 (1) All property expenses, which shall include all costs and expenses to be incurred by
9 or on behalf of the Receivership Property in connection with the management,
10 operation, maintenance or repair of the Receivership Property, including without
11 limitation, all sums payable under building services contracts, including without
12 limitation, agreements relating to air conditioning and heating, general cleaning,
13 utilities, refuse removal, grounds and landscape maintenance, parking area
14 maintenance, pest control, security, telephone, and all other charges, costs and
15 expenses of a regular nature of services and supplies provided to, or for the benefit
16 of, the Receivership Property and in the normal operation thereof;
- 17 (2) Payments required for real estate taxes and assessments levied against the
18 Receivership Property;
- 19 (3) Wages of all contractors, agents and service providers hired in connection to the
20 maintenance, operation and management of the Receivership Property;
- 21 (4) Premiums for any insurance provided in accordance with the provisions of this
22 Order; and
- 23 (5) Any Receiver Fees incurred for the thirty (30) day period occurring immediately
24 prior to delivery of the subject Requisition Statement so long as reasonably detailed
25 invoices are included with such request for Receiver Fees, documenting the time
26 expended and work completed in connection with the incurrence of such Receiver
27 Fees;

28 IT IS FURTHER ORDERED that each Requisition Statement shall be subject to Plaintiff's

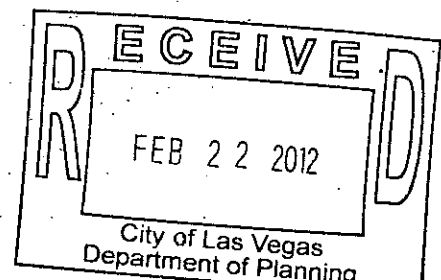


1 approval in its sole and absolute discretion. Should Plaintiff approve the Requisition Statement, it
2 shall wire, or cause to be wired, funds sufficient to pay the Project Expenses referenced in such
3 Requisition Statement (subject to any credits set forth in such Requisition Statement for Surplus
4 Funds) to an account set forth by the Receiver and in accordance with wire instructions agreed
5 upon by Plaintiff and the Receiver. All funds advanced by Plaintiff in connection with a
6 Requisition Statement shall constitute further "Indebtedness" of the Borrower to Plaintiff as
7 defined in the Deed of Trust, Promissory Note and other loan documents and shall be secured by
8 the Deed of Trust.

9 IT IS FURTHER ORDERED that if the owner of the Receivership Property files
10 bankruptcy during the receivership, the Receiver, upon being informed of such filing, shall discuss
11 with Plaintiff whether it intends to seek relief from the automatic stay or from the Receiver's
12 obligation to turn over the Receivership Property pursuant to 11 U.S.C. Section 543. If Plaintiff
13 does not intend to so move, or fails to do so within ten business days of discussing the issue with
14 the Receiver, then the Receiver shall turn over the Receivership Property to the appropriate entity
15 (the trustee in bankruptcy, if appointed, or the debtor in possession) and otherwise comply with 11
16 U.S.C. Section 543. If Plaintiff intends to so move, and so long as Plaintiff does so within ten
17 business days after discussing the issue with the Receiver, the Receiver shall remain in possession
18 and preserve the Receivership Property pending ruling on those motions pursuant to 11 U.S.C.
19 Section 543(a). The Receiver's authority shall then be limited to collecting rents and income and
20 making disbursements necessary to preserve and protect the Receivership Property, but the
21 Receiver shall not be permitted materially to change the circumstances of the Receivership
22 Property.

23 IT IS FURTHER ORDERED that Michael L. Forche is acting solely in his capacity as
24 Receiver and the debts of the Receiver are solely the debts of the Receivership Property, for which
25 Mr. Forche is not personally liable.

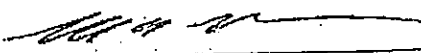
26 IT IS FURTHER ORDERED that the Receiver or Plaintiff may at any time apply to this
27 Court for further or other instructions or guidance and powers necessary to enable the Receiver
28 properly to perform his duties.



1
2 IT IS FURTHER ORDERED that upon the sale or other disposition of the Receivership
3 Property, the Receiver shall render a Final Account and Report which shall be filed with the Court,
4 with copies thereof delivered to the parties' attorneys of record; and that after the Receiver files the
5 Final Account and Report, he shall be discharged from his powers and duties as Receiver herein.

6 IT IS FURTHER ORDERED that the Receiver may serve without posting or filing any
7 bond.

8 Dated this 30 day of January, 2012.

9
10 
11 DISTRICT COURT JUDGE
12 ROB BARE
13 JUDGE, DISTRICT COURT, DEPARTMENT 32
14
15
16
17
18

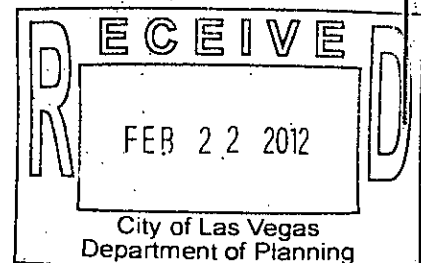
19 Respectfully submitted by:

20 LIONEL SAWYER & COLLINS

21 By 
22 Rodney M. Jean, Nevada Bar No. 1395
23 Robert Hernquist, Nevada Bar No. 10616

24 Attorneys for Plaintiff CML-NV Springs, LLC
25
26
27
28

LIONEL SAWYER
& COLLINS
ATTORNEYS AT LAW
1700 BANK OF AMERICA PLAZA
300 SOUTH FOURTH ST.
LAS VEGAS,
NEVADA 89101
(702) 387-8888



Allen D. Quinn

CLERK OF THE COURT

1 NOEJ
2 Rodney M. Jean, Nevada Bar No. 1395
3 *rjean@lionelsawyer.com*
4 Robert Hernquist, Nevada Bar No. 10616
5 *rhernquist@lionelsawyer.com*
6 LIONEL SAWYER & COLLINS
7 1700 Bank of America Plaza
8 300 South Fourth Street
9 Las Vegas, Nevada 89101
10 Telephone: (702) 383-8888
11 Facsimile: (702) 383-8845

12 *Attorneys for Plaintiff CML-NV Springs, LLC*

13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
DISTRICT COURT
CLARK COUNTY, NEVADA

CML-NV SPRINGS, LLC, a Nevada limited
liability company,

Plaintiff,

vs.

VCSP, LLC, a Nevada limited liability
company f/k/a Village of Centennial Springs
Partners, LLC,

Defendants.

Case No. A 6 5 4 3 4 7

Dept. No. XXX I I

NOTICE OF ENTRY OF ORDER

NOTICE IS HEREBY GIVEN that on January 31, 2012, the Court entered an Order. A
true and correct copy of said Order is attached.

DATED this 31st day of January, 2012.

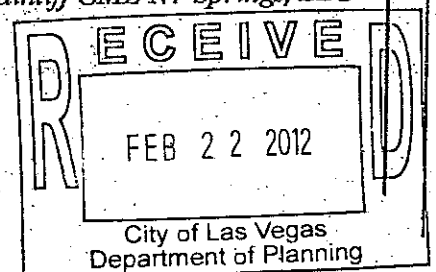
LIONEL SAWYER & COLLINS

By: /s/ Robert Hernquist

Rodney M. Jean, Nevada Bar No. 1395
Robert Hernquist, Nevada Bar No. 10616
LIONEL SAWYER & COLLINS
1700 Bank of America Plaza
300 South Fourth Street
Las Vegas, Nevada 89101

Attorneys for Plaintiff CML-NV Springs, LLC

LIONEL SAWYER
& COLLINS
ATTORNEYS AT LAW
1700 BANK OF AMERICA PLAZA
300 SOUTH FOURTH ST.
LAS VEGAS,
NEVADA 89101
(702) 383-8888

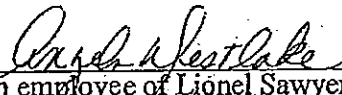


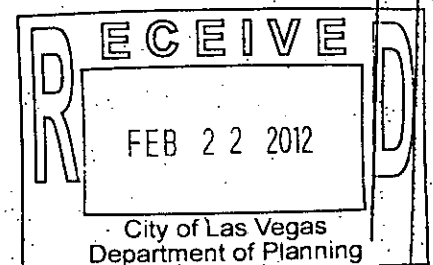
1 CERTIFICATE OF SERVICE

2 Pursuant to NRCP 5(B), the undersigned hereby certifies that a true and correct copy of the
3 foregoing *Notice of Entry of Order* was placed in a sealed envelope on the 31st day of January,
4 2012, postage prepaid thereon, in the United States Mail, and sent to:
5

6 VCSP, LLC
7 c/o Northwest Registered Agent, LLC
8 442 Court Street
9 Elko, NV 89801

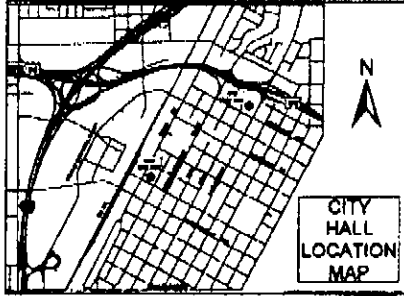
10 Anthony A. Zmaila, Esq.
11 ANTHONY A. ZMAILA LIMITED PLLC
12 265 E. Warm Springs, Suite 100
13 Las Vegas, NV 89119

14 
15 An employee of Lionel Sawyer & Collins
16
17
18
19
20
21
22
23
24
25
26
27



City of Las Vegas
 Department of Planning
 Development Services Center
 333 North Rancho Drive, 3rd Floor
 Las Vegas, Nevada 89106

Return Service Requested
Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Department of Planning, Case Planning Division at the address listed above or fax this side of this card to (702) 385-7268. If you would like to contact your Council Representative, please call (702) 229-6405.

☐

I SUPPORT
this Request

☒

I OPPOSE
this Request

Please use available blank space on card for your comments.

SUP-44679

Planning Commission Meeting of 4/10/2012

PRESORTED
FIRST CLASS



UNITED STATES POSTAGE
 02 1M
 0004279218 MAR 29 2012
 \$ 00.42⁴
 MAILED FROM ZIP CODE 89101

12516319017 Case: SUP-44679
 KAWAGUCHI KENNETH R
 7523 LITTLE LARAMIE ST
 LAS VEGAS NV 89131-8196 89131-8196

55 BRDFN11 89131



RECEIVED

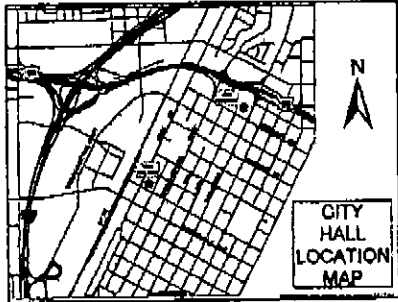
APR - 2 2012

9P

APR. 3. 2012 11:50AM

City of Las Vegas
Department of Planning
Development Services Center
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106

Return Service Requested
Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Department of Planning, Case Planning Division at the address listed above or fax this side of this card to (702) 385-7268. If you would like to contact your Council Representative, please call (702) 229-6405.



I SUPPORT
this Request



I OPPOSE
this Request

Please use available blank space on card for your comments.

SUP-44679

Planning Commission Meeting of 4/10/2012

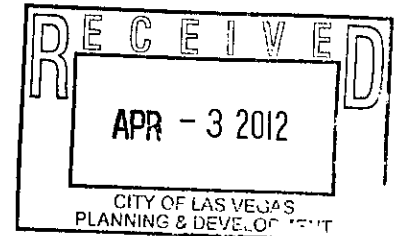
18 2296405 89117

NO. 1907 P. 1

PRESORTED
FIRST CLASS



UNITED STATES POSTAGE
02 1M
0004279218
MAILED FROM ZIP CODE 89101
\$ 00.42⁴
MAR 29 2012
PITNEY BOWES



Case: SUP-44679
12517610016
FARM MINI STORAGE PARTNERS LLC
%J MESERVEY
2990 S DURANGO DR
LAS VEGAS NV 89117-4412 89117-4412

9A

Pre-Application Conference		City Of Las Vegas Department Of Planning Submittal Checklist (Cont.)						
Item Required								
YES	NO	APPLICATION PACKET (ALL ITEMS IN THIS SECTION ARE REQUIRED FOR EACH APPLICATION TYPE, unless indicated otherwise)		Fees				
☒	☐	Application(s) signed and notarized by property owner(s) or authorized agent(s) for all subject lots	Visit the CLV website For blank application, SOFI & DINA/PRS forms, and justification letter info @ http://www.lasvegasnevada.gov/ (Follow - "I Want To..." -> "Apply for -> Planning Applications")	Appl. Type	Application	Notification	Recordation	Sub-Total
☒	☐	Statement(s) of Financial Interest (SOFI) signed and notarized by property owner(s) or authorized agent(s) for all subject lots						
☒	☐	Detailed justification letter (the same letter addressing all applications, included with each application)						
☐	☒	Development Impact Notice and Assessment (DINA) / Project of Regional Significance (PRS)						
☒	☐	Grant deed and legal description (from County Assessor; may be available online at: http://www.accessclarkcounty.com/depts/Assessor/Pages/assessor.aspx)						
☒	☐	Meeting notes and checklist signed by city planner (Originals, plus 1 copy for each additional application)			\$ 500.00	\$ 500.00	\$ 30.00	\$ 1030.00
☐	☒	Copy of Business License(s) – requested, but submittals will be accepted without			\$	\$	\$	\$
☐	☒	Cop(ies) of approval letter(s) for			\$	\$	\$	\$
☒	☒	Neighborhood Meeting (see General Plan submittal req's for details) – Add neighborhood meeting fee: Applicant only to notify, add \$0; Mailing labels only, add: \$50; Full notification, add: \$500			\$	—	\$	
☐	☒	Photo Reproduction of the Color & Materials Board (SDR applications only)			Grand Total All Fees:			\$
REQUIRED DRAWINGS (INCLUDES TOTAL NUMBER REQUIRED FOR ALL APPLICATION TYPES): MUST BE 11" X 17" MINIMUM TO 24" X 36" MAXIMUM PAGE SIZE ALL SUBMITTED PLANS AND ELEVATIONS MUST BE LEGIBLE AND DRAWN TO SCALE (UNLESS OTHERWISE INDICATED)								
☒	☐	SITE PLAN	TOTAL REQUIRED FOR ALL APPLICATIONS					
North arrow, scale, and vicinity map			Folded Plans (5, plus 1 per application):		6			
All property lines and present dimensions labeled			Colored, Rolled Plans:		1			
All building setbacks labeled			Reduced Copy (8-1/2"x11" B/W; 1 per application):		1			
All adjacent existing land uses and street names labeled			NOTES: Aerial can sub for a site plan.					
All points of ingress and egress shown								
ADA accessibility requirements shown/labeled								
Parking standard(s) utilized:								
Parking space count and typical dimensions labeled								
# regular + [30% or less of total] # compact + # handicap = Total								
For residential subdivisions, provide a connectivity calculation								
All free-standing sign locations shown and heights and sizes noted								
☐	☒	LANDSCAPE PLAN	TOTAL REQUIRED FOR ALL APPLICATIONS					
North arrow, scale, and vicinity map			Folded Plans (1 per application):		0			
All property lines and present dimensions labeled			Colored, Rolled Plans:		0			
All required perimeter landscape planters shown			Reduced Copy (8-1/2"x11" B/W; 1 per application):		0			
All required parking lot fingers/islands shown			NOTES:					
Quantity, size, species/variety of all trees, shrubs, and ground cover								
☐	☒	BUILDING ELEVATIONS	TOTAL REQUIRED FOR ALL APPLICATIONS					
Scale and building dimensions labeled			Folded Plans (1 per application):		0			
North, south, east, and west elevations of all buildings			Colored, Rolled Plans:		0			
All building materials and colors noted			Reduced Copy (8-1/2"x11" B/W; 1 per application):		0			
All wall sign locations shown and sizes noted			NOTES:					
☒	☐	FLOOR PLANS	TOTAL REQUIRED FOR ALL APPLICATIONS					
Scale and building dimensions labeled			Folded Plans (1 per application):		1			
North arrow and scale			Rolled Plans:		1			
All building entrances/exits shown			Reduced Copy (8-1/2"x11" B/W; 1 per application):		1			
Use of all rooms noted/labeled			NOTES:					
Maximum Occupancy (per I.B.C.)								
Seating Capacity (where applicable)								

CONTINUED NEXT PAGE

Pre-Application Conference		City Of Las Vegas Department Of Planning Submittal Checklist (Cont.)			
Item Required					
☐	☒	STREET SECTIONS (FOR NEW STREETS ONLY)		TOTAL REQUIRED FOR ALL APPLICATIONS	
		Depict section from ROW line to ROW line		Folded Plans (1 per application):	1
		All dimensions listed		Rolled Plans:	1
		Indicate whether full or half-street improvements will be completed		Reduced Copy (8-1/2"x11" B/W; 1 per application):	1
		Indicate areas of landscaping and any perimeter walls		NOTES:	
YES	NO	GENERAL PLAN AMENDMENT, MODIFICATIONS AND REZONING		TOTAL REQUIRED FOR ALL APPLICATIONS	GPA/MOD ZON
☐	☒	Location Map		Folded Location Map:	0 0
		North arrow, scale, and vicinity map		Rolled Location Map:	0 0
		Label <u>existing general plan designations or zoning districts, whichever is applicable</u> , for the subject site and all surrounding areas within 1,000 feet		Reduced Copy (8-1/2"x11"):	0 0
		Provide a legend of land use designations or zoning districts, whichever is applicable; indicate what changes are proposed for the subject site		NOTES: ***NOT A SITE PLAN***	
		Show <u>all</u> surrounding sites within a 1,000-foot radius of subject site			
		TENTATIVE MAP (TMP)		TOTAL REQUIRED FOR ALL APPLICATIONS	
☐	☒	Tentative Map		Folded Tentative Maps:	2 1
☐	☒	Tentative Map checklist signed by CLV Public Works		Rolled Tentative Map:	1
☐	☒	Perimeter Wall Details and Elevations for <u>existing and proposed</u> perimeter walls, including the height of retaining and screen walls and step-backs. Provide elevations that indicate overall height, color, material, and texture of the walls		Perimeter Wall Details and Elevations:	1
☐	☒			Cross Section Drawings:	7
☐	☒	Cross Section Drawings		Reduced Copy (8-1/2"x11" B/W; all required plans):	1
				NOTES:	
		VACATION (VAC)		TOTAL REQUIRED FOR ALL APPLICATIONS	
☐	☒	Patent Reservation Document (For Patent Reservation Vacations Only)		Patent Reservation Document:	1
☐	☒	Vacation Exhibit - Draw to scale and make legible: the entire subject parcel(s), indicating the location of the proposed vacation.		Folded Vacation Exhibit:	3
				Rolled Vacation Exhibit:	1
				Reduced Copy (8-1/2"x11" B/W; all required plans):	1
		MASTER SIGN PLAN (MSP)		TOTAL REQUIRED FOR ALL APPLICATIONS	
☐	☒	Site Plan, with Sign Analysis Table, if possible		Folded Site Plans:	6
		Type of sign		Colored, Rolled Site Plans:	1
		Location of sign		Folded Building Elevations:	1
		Height, width, area		Colored, Rolled Building Elevations:	1
		Type of illumination		Folded Sign Elevations:	1
		Whether sign is animated or not		Colored, Rolled Sign Elevations:	1
☐	☒	Building Elevations		Reduced Copy (8-1/2"x11" B/W; all drawings):	1
☐	☒	Sign Elevations		NOTES:	
☐	☒	Private restrictions and/or sign criteria (as applicable) - may be a separate document from the Sign Analysis Table		The Sign Analysis Table may be a separate document, if it is not possible to include it on the Site Plan.	

THIS FORM MUST ACCOMPANY THE APPLICATION SUBMITTAL and is valid for no more than 60 days after the Pre-App date.

APN(s):		Application Type:	Special Use Permit
Location:		Application Purpose:	Restricted Gaming in Town Center w/ waiver of distance separation from SF homes
Ward:	6 - Ross	Pre-App. Meeting Date:	02-14-12
Planner's Signature:		Submittal Deadline:	02/23/12 - no later than 2:00 pm
Planner:	- 229-5408 - 229-	Earliest PC / CC Meeting Dates:	04/10/12 PC - 05/16/12 CC (Cycle 4)