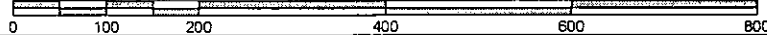


This map is for assessment use only and does NOT represent a survey.

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, and only contains the information required for assessment. See the record documents for more detailed legal information.

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



ASSESSOR'S PARCELS - CLARK CO., NV. Michele W. Shafe - Assessor

BOOK T21S R60E

SEC. 2

MAP N 2 NW 4

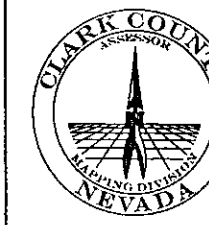
163-02-1

- MAP LEGEND**
- PARCEL BOUNDARY
 - - - SUB BOUNDARY
 - - - PM/LD BOUNDARY
 - - - ROAD EASEMENT
 - - - MATCH / LEADER LINE
 - - - HISTORIC LDT 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
D01 PARCEL NUMBER
1.00 ACREAGE
202 PARCEL SUB/SEQ NUMBER
PB 24-45 PLAT RECORDING NUMBER
5 BLOCK NUMBER
5 LOT NUMBER
GL5 GOV. LOT NUMBER

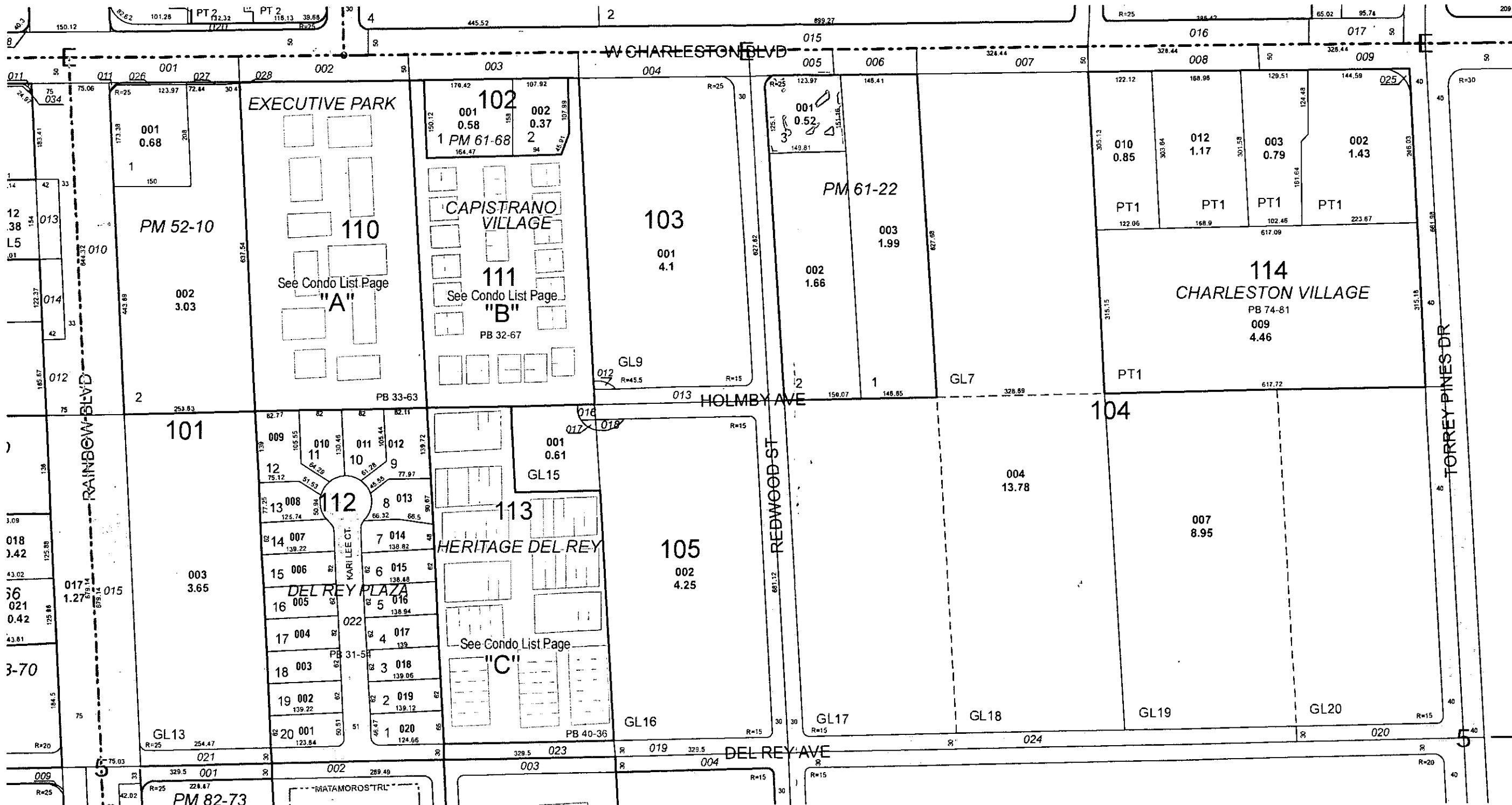
126	125	124	123
137	138	139	149
164	163	162	161
175	176	177	178

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

8	4	8	4
5	1	5	1
6	2	6	2
7	3	7	3
8	4	8	4
5	1	5	1



Scale: 1" = 200' Rev: 02/09/2011



TAX DIST 200



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: TCP
 Project Address (Location) 16651 W. CHARLESTON LV. NV 89146
 Project Name DEERBROOKE FARM Proposed Use CHRISTMASTREES
 Assessor's Parcel #(s) 163-02-104-001 Ward # 1
 General Plan: existing proposed _____ Zoning: existing proposed _____
 Commercial Square Footage 40,000+ Floor Area Ratio _____
 Gross Acres .52 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER STEVE PHILLIPS Contact _____
 Address 4890 VON LEIDNER ST. Phone: 702 496 5394 Fax: 702 396 4754
 City LAS VEGAS State NV Zip 89149
 E-mail Address SPhill6716@AOL.COM

APPLICANT STEVE PHILLIPS Contact _____
 Address 4890 VON LEIDNER ST. Phone: 496 5394 Fax: 396 4754
 City LAS VEGAS State NV Zip 89149
 E-mail Address SPhill6716@AOL.COM

REPRESENTATIVE SAME AS ABOVE Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

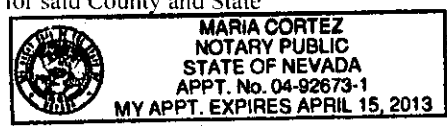
I certify that I am the applicant and that the information submitted with this application is true and accurate to the best of my knowledge and belief. I understand that the City is not responsible for inaccuracies in information presented, and that inaccuracies, false information or incomplete application may cause the application to be rejected. I further certify that I am the owner or purchaser (or option holder) of the property involved in this application, or the lessee or agent fully authorized by the owner to make this submission, as indicated by the owner's signature below.

Property Owner Signature* Steve Phillips

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

Subscribed and sworn before me
 This 19 day of November, 20 12
[Signature]

Notary Public in and for said County and State



Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case # TCP-47519
 Meeting Date: N/A
 Total Fee: 100%
 Date Received:* 11/17/12
 Received By: M Rex

*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.

Deerbrooke Farm
Steve A. Phillips

4890 Von Leidner Street
Las Vegas, Nevada 89149

Fax 396 - 4754
Home Phone 658 - 6187
Cell 496 - 5394

November 19, 2012

City of Las Vegas
Planning & Development
731 South Fourth Street
Las Vegas, Nevada 89101

Re: Justification Letter - 6651 W. Charleston

To whom it may concern:

Deerbrooke Farm has been selling Christmas trees since 1990. Since March 20, 2002, we have owned the property located at 6651 W. Charleston. We will use this property to sell Christmas trees and related products for the Christmas season. Our operating hours will be from Dec. 1st, through Dec. 20th, from 9 a.m. to 9p.m. During the time we are not conducting business, the property will remain vacant, well kept, and secured by a fence.

If you have any questions, please feel free to give us a call.

Sincerely,

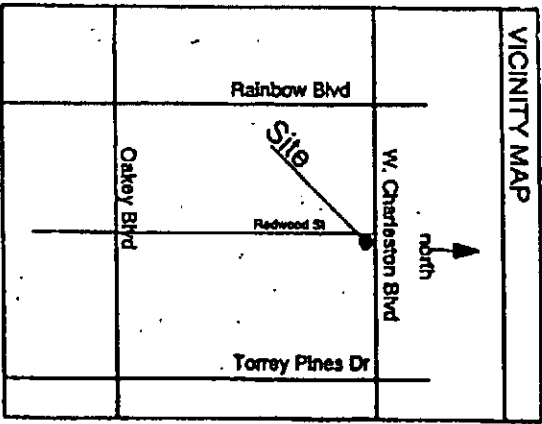


Steve A. Phillips

RECEIVED

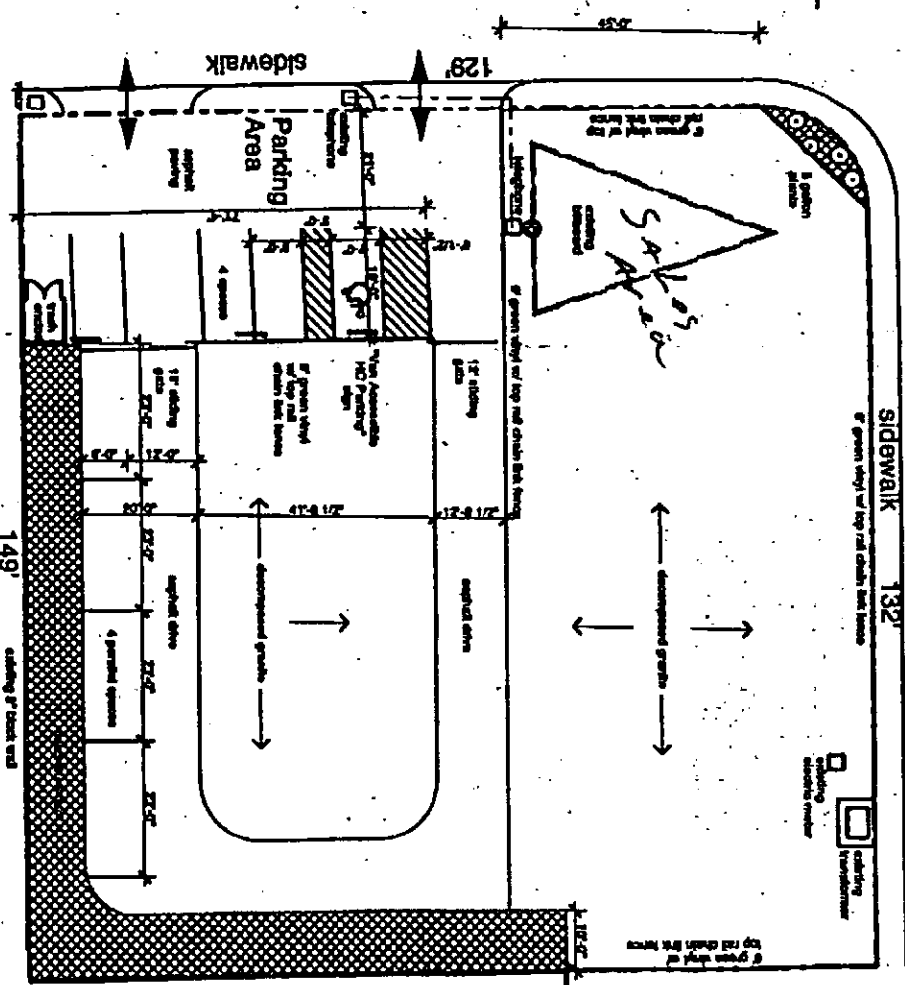
PROJECT DATA

Project address:	8651 W. Charleston Blvd Las Vegas, NV, 89148 Parcel # 163-02-104-001
Owner:	Svenne Phillips 4890 Von Leitner St. Las Vegas, NV 89149 488-5394
acresage	0.52 acres
bdlg sq ft	none
Floor Area Ratio	n/a
Density	n/a
Total parking provided	8
H.C. spaces	1



W. Charleston Boulevard

Redwood Street



**Crossroads
Apartments**

Site Plan

APPROVED
BY *CHRISTOPHER FOX*
CURRENT PLANNING DIVISION
CITY OF LAS VEGAS

11-19-12

REV.NO	DESCRIPTION	DATE	BY

DATE:
May 15, 2002

Deerbrooke Farm
Christmas Trees, Flowers, Pumpkins, &
Fireworks Sales Lot
NOV 19 2012



TEMPORARY COMMERCIAL PERMIT

CHRISTMAS TREE LOT

TCP-47519

Valid December 01, 2012 To December 20, 2012

Description of Event: TCP-47519 - Temporary Commercial Permit for SEASONAL OUTDOOR SALE: "Christmas Tree Lot" at 6651 West Charleston from December 1st, 2012 through December 20th, 2012 from 9:00 AM to 9 PM. Setup for the site will begin on November 19, 2012

Applicant: Phillips Steven A & Raynell
steve phillips - 877-6651
6651 W Charleston Blvd
Las Vegas, NV 89146-9043
(702)877-6651 x

Parcel(s): 163-02-104-001
Ward(s): WARD 1 (LOIS TARKANIAN)

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

See page 2 for conditions

THIS TEMPORARY COMMERCIAL PERMIT IS NOT VALID UNTIL THE FOLLOWING DEPARTMENT APPROVALS / PERMITS / LICENSES HAVE BEEN OBTAINED:

FIRE _____ (Initials)

BUSINESS SERVICES _____ (Initials)

SEWER _____ (Initials)

TRAFFIC _____ (Initials)

THIS PERMIT SHALL BE POSTED IN A CONSPICUOUS PLACE



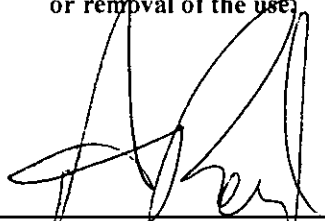
TEMPORARY COMMERCIAL PERMIT

CHRISTMAS TREE LOT


TCP-47519

Valid December 01, 2012 To December 20, 2012

1. BUSINESS HOURS SHALL BE FROM 9am TO 9pm.
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 date stamped 11-19-12.
6. No combustibile 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 occupany upon completion or removal of the use.



 PLANNING SUPERVISOR SIGNATURE

11-19-12


 DATE

_____ PLANNING MANAGER SIGNATURE _____ DATE

THIS PERMIT SHALL BE POSTED IN A CONSPICUOUS PLACE