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DOUGLAS A. SELBY



041623

February 3, 2004

Mr. Douglas Kays
1717 South Decatur Boulevard
Las Vegas, Nevada 89102

RE: SUP-2859 - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF DECEMBER 17, 2003

Dear Mr. Parks:

The City Council at a regular meeting held December 17, 2003 APPROVED the request for a Special Use Permit FOR A PROPOSED AUTO DEALER INVENTORY STORAGE at 1717 South Decatur Boulevard (APN:162-06-301-002), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on December 18, 2003. This approval is subject to:

Planning and Development

1. No sales shall take place on this property.
2. This use shall be subject to a one year review in a public hearing by the Planning Commission and City Council.
3. The applicant shall submit a plan to provide adequate screening of the vehicles. This plan shall be completed a minimum of 90 days from the final approval of this request or the vehicles shall be removed.
4. The applicant shall provide a detailed parking analysis, based on current Code requirements, indicating the vehicle storage does not interfere with required parking for the existing development a minimum of 90 days from the final approval of this request or the vehicles shall be removed.
5. Conformance to all Minimum Requirements under Title 19.04.050 for an Auto Dealer Inventory Storage use.
6. This Special Use Permit shall expire three years from the date of final approval.
7. All City Code requirements and design standards of all City departments must be satisfied.

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

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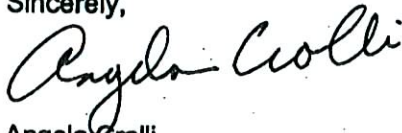
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8. The applicant shall be responsible for the landscaping from the east property line to the first parking lot entry west on Oakey Boulevard.

Sincerely,



Angela Crolli
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk



M. Margo Wheeler, AICP
Deputy Director
Planning and Development Department

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. Of Fire Services

Mr. Dave Wick
Desert Dodge
4701 West Sahara Avenue
Las Vegas, Nevada 89102

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