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July 26, 2007

CITY OF LAS VEGAS
PLANNING DEPARTMENT
731 S. Fourth Street
Las Vegas, NV 89101

**Re: Justification Letter – APN 125-176-01-011
Special Use Permit & Waiver of Development Standards
7-Eleven Inc.**

To Whom it May Concern:

Please be advised this office represents the applicant in the above referenced matter. This is a request for a special use permit for restricted gaming in conjunction with a retail establishment. In addition, this application is a request to waive the Town Center Development standards requiring a 330 foot separation between restricted gaming establishments and any single-family detached dwelling. The applicant is proposing seven slot machines within 7-Eleven convenience market.

The proposed establishment is located within an existing commercial center and faces Durango Drive a 120 foot right-of-way. Further, the Albertsons shopping center located just across Durango Drive has been approved for restricted gaming within 330 feet of single-family detached dwellings. Consequently, the proposed waiver of development standards will not have an adverse impact on nearby residential.

We appreciate your kind consideration of our request. Should you have any questions, please call me. Thank you very much.

Sincerely,

KUMMER KAEMPFER BONNER RENSCHAW & FERRARIO

Tabitha F. Keetch

TFK/ljs



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10/11/07 PC**

**RECEIVED
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