



4 April 2008

City of Las Vegas
Planning & Development Department
Current Planning
731 S. Fourth St
Las Vegas, NV 89101-6918

Reference: Angel Park 1st Tee Multi Use Building
Architect's Project No. N/A
Site Development Review
Justification Letter

The City of Las Vegas has determined a new accessory maintenance structure is necessary for the efficient operations of the City owned golf course at Angel Park. The proposed structure consists of 353 sq ft of storage area for maintenance equipment, 192 sq ft office area for maintenance records and a 119 sq ft of covered vending machine area accessible to the public.

In an effort to enhance the community and promote recreation and leisure activities, Marnell Architecture has donated the recourses and expertise required to develop the construction documents for this essential element of the Angel Park infrastructure. In this spirit of community cooperation special considerations are requested to expedite the project.

- The proposed structure is located on an existing City golf course therefore a waiver of the requirement for landscape plans is requested.
- An exemption of fees associated with the processing and permitting of this City project.
- In an effort to advance the project in a timely manner an appeal is made to administratively approve the design review or permit construction to commence with an 'at risk' agreement.

If you have any questions or comments, please do not hesitate to contact our office.

Very truly yours,

MARNELL ARCHITECTURE

Paul Donohue
Quality Control

PD/ng

cc: Brett K. Ewing, AIA

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06/12/08 PC



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MARNELL PROPERTIES