



TOWER
Realty & Development, LLC.

JUSTIFICATION LETTER

July 17, 2008

CITY OF LAS VEGAS PLANNING EXAMINER
STAFF Division
400 Stewart Avenue
Las Vegas, NV 89101

Re: 7th Place Office Building


To Whom It May Concern:

Please accept this letter as justification for the above referenced property.

We are pleased to submit a request for a new five story multiuse building called 7th Place Office Building. This building will add additional support for the living working people in this area and enhance the beauty of the downtown area.

We respectfully request approval of this project and are excited about the contribution this building will give to the community.

Sincerely,
TOWER REALTY & DEVELOPMENT LLC


John Carnesale
CEO

3942 Octagon Road
N. Las Vegas, NV 89030
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John@tower-realty.com

SDR-29051
09/25/08 PC

September 04, 2008

To: City of Las Vegas
Public Works/Traffic Engineer
400 Stewart Avenue, Las Vegas Nevada 89101
Attention: Jonathan Groppenbacher, Engineer Assoc. 1
From: Kelvin Haywood, Assoc. AIA
Project Name: 7th Place Office Building
CLV Project #:

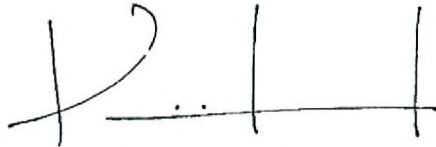
CLARIFICATION LETTER

Dear Jonathan,

Thank you for your review of the 7th Place Office Building project located on the Southwest corner of 7th and Chef Andre Rochat. While we vaguely display the owners intent on the submitted plan, there will be a gated access entry to the upper floors at the NW corner of the building leading from Chef Andre Rochat Street. The exit to the immediate west is a bi-pass exit that leads directly to the alleyway.

We respectfully ask that you accept this letter as clarification of the N.W. driveway function.

Thanks so much,



Kelvin D. Haywood, NCARB, Assoc. AIA
President

RECEIVED
SEP 05 2008

VAR-29730 SUP-29306,
SDR-29051 09/25/08 PC

Architecture Design Construction Management