

**LVRC RESIDENTIAL, LLC
3371 N. BUFFALO DRIVE
LAS VEGAS, NV 89129**

November 26, 2008

City of Las Vegas
Planning & Development Department
731 S. 4th Street
Las Vegas, NV 89101

Re: LVRC Residential, LLC
3371 N. Buffalo Drive
Las Vegas, NV 89129
APN: 138-09-801-021

Justification Letter

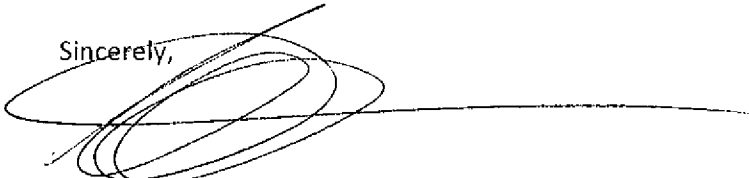
To Whom It May Concern:

Please allow this to serve as an official Justification Letter for the attached Application for Rezoning of the above referenced property.

It is the desire of LVRC Residential, LLC to rezone the above property from the current Undeveloped (Service Commercial) to C-1. It is our understanding that this change would not require a General Plan Amendment and our current parcel was planned for eventual C-1 zoning. In addition, you will also note that the parcels surrounding us are primarily C-1 and consistent with our request.

If you have any questions, please feel free to call me at (702) 289-0338.

Sincerely,

A handwritten signature in black ink, appearing to be "Brad Greenstein", written over a horizontal line. The signature is stylized with loops and a long horizontal stroke extending to the right.

Brad Greenstein
LVRC Residential, LLC

**ZON-32758
02/12/09 PC**