

Justification Letter
House of Vino

The House of Vino will be a convenience store with a liquor dept, consisting of 48 sq ft Beer & Wine display and 125 sf ft of selected liquors, these liquors that can not be found in the standard local convenience stores.

The total square footage dedicated to the dept will be 173 sq ft. less than 10% of the total square footage of the convenience store. The liquor will be located behind the cashiers where the liquor can be properly supervised.

The area around the House of Vino is experiencing rapid growth and it is apparent that this type of retail business can take care of the needs of many people in the area. There are no other stores in the area that will be able to offer the same services.

The House of Vino will be a upscale store located in the strip center at 7181 N. Hualapai, and will be operated by experienced and successful management, insuring a harmonies existence with its neighbors.

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3455 Cliff Shadows Parkway, Suite 220
Las Vegas, Nevada 89129
(702) 242-4949 ~ FAX: 242-0414

6/4/2009

Dave Eder
Nevada Gaming Consultants

Via: E-mail (peggyndave@gmail.com)

RE: Special Use Permit application for House of Vino

Dear Mr. Eder:

I am in receipt of you email dated June 2, 2009 requesting acknowledgment of you application for special use permits for the House of Vino proposed at 7181 N. Hualapai, Suite 100.

This letter will serve as the Providence Design review Committee's acknowledgement that you have applied for, and initiated the review and approvals process of, special use permits for liquor sales and restricted gaming with the City of Las Vegas.

While these uses are permissible in the Village Commercial land use category of the Providence Master Plan, they require approval of special use permits by the City of Las Vegas City Council. The decision to approve said uses permits is ultimately at the sole discretion of the City of Las Vegas City Council.

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

Sincerely,
Providence Design Review Committee

Calvin Champlin
Senior Vice President of Entitlements

cc via email: Chris Dingell – Focus

Enclosures: (none)

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