

Baughman & Turner, Inc.

Consulting Engineers & Land Surveyors

1210 HINSON ST.
LAS VEGAS, NEVADA 89102-1604

PHONE (702) 870-8771
FAX (702) 878-2695

March 14, 2010

City of Las Vegas
Planning & Development Department
731 S. Fourth Street
Las Vegas, Nevada 89101

Re: APN 138-12-202-002; SDR 10748
Cypress Springs Condominiums

To Whom It May Concern,

Please let this letter serve as justification for an extension of time on the above-referenced application. The original application was for a site development plan review for a condominium conversion. The project called "Cypress Springs Condominiums" consists of 14 apartment buildings (144 units) along with several incidental buildings (office/leasing, recreation, etc.) on 6.71 acres located at 3651 North Rancho Drive. The apartments will be converted to condominiums through the subdivision process. The owners put the project on hold due to the economic downturn, but have decided to complete the process now.

The project was very near completion when it was put on hold. The tentative map and drainage study were approved, and the final map had been submitted with comments being finalized. The owners realize that they will have to start the mapping process over.

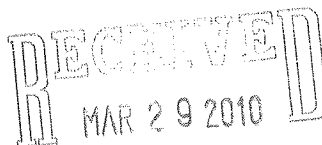
There have been no new circumstances since the original approval that would affect the approval of this extension.

I hope this letter clarifies the intent of this request. Should you have any questions, please feel free to contact me at this office.

Sincerely,
Baughman & Turner, Inc.



David S. Turner
President



DST/aw

EOT-37797