

BRESLIN BUILDERS

DESIGN/BUILD GENERAL CONTRACTOR

RECEIVED
CITY CLERK

2010 AUG -4 A 11:18

July 30, 2010

City of Las Vegas
Planning & Development
731 South Fourth Street
Las Vegas, Nevada 89101

Re: Lady Luck – Revised Land-use Package Submittals

To Whom It May Concern:

As major projects progress and develop like the Lady Luck Casino and Hotel project, there are times when changes are required. As this project has progressed through additional planning and development stages, ownership has made the decision to make a change to the exterior casino elevations. This will allow for a better fit with the previously developed look and feel of 3rd Street venues including Hogs and Heifers, Triple George Grill, Sidebar, and Celebrity.

The enclosed changes reflect this progression on the east side of 3rd Street and the casino elevations have been updated to blend better with their neighbors. The update changes the materials being used on the casino area of the project, including less EIFS and stucco and more brick veneering. The overall feel of the project invokes the idea of a conversion of an old downtown warehouse type building into a casino use with required changes to what would have been an existing building to make a new casino work. These changes will allow this to be a great addition to the existing 3rd Street development that Resort Gaming Group has been developing for the past five or six years.

No additional square footage has been added to the project, nor have any of the proposed uses changed from the previous submittal. In addition to the exterior casino area elevation changes, we have revised the porte cochere on the east side of the casino to a longer more function use and have reduced the lease space venues on the 3rd Street side of the casino by one allowing for more casino area within the existing square footage. The west tower area (west side of 3rd Street) remains the same as previously submitted. The tower finishes remain as previously documented. The site/landscape plans have not been modified either. We continue to agree with the Conditions of Approval agreed to with Staff and the Planning Commission.

We are excited for this project to be approved and start construction and provide a great experience for those that visit the property and downtown Las Vegas.

Respectfully,

BRESLIN-BUILDERS



Todd McBrayer, LEED AP
Director of Design

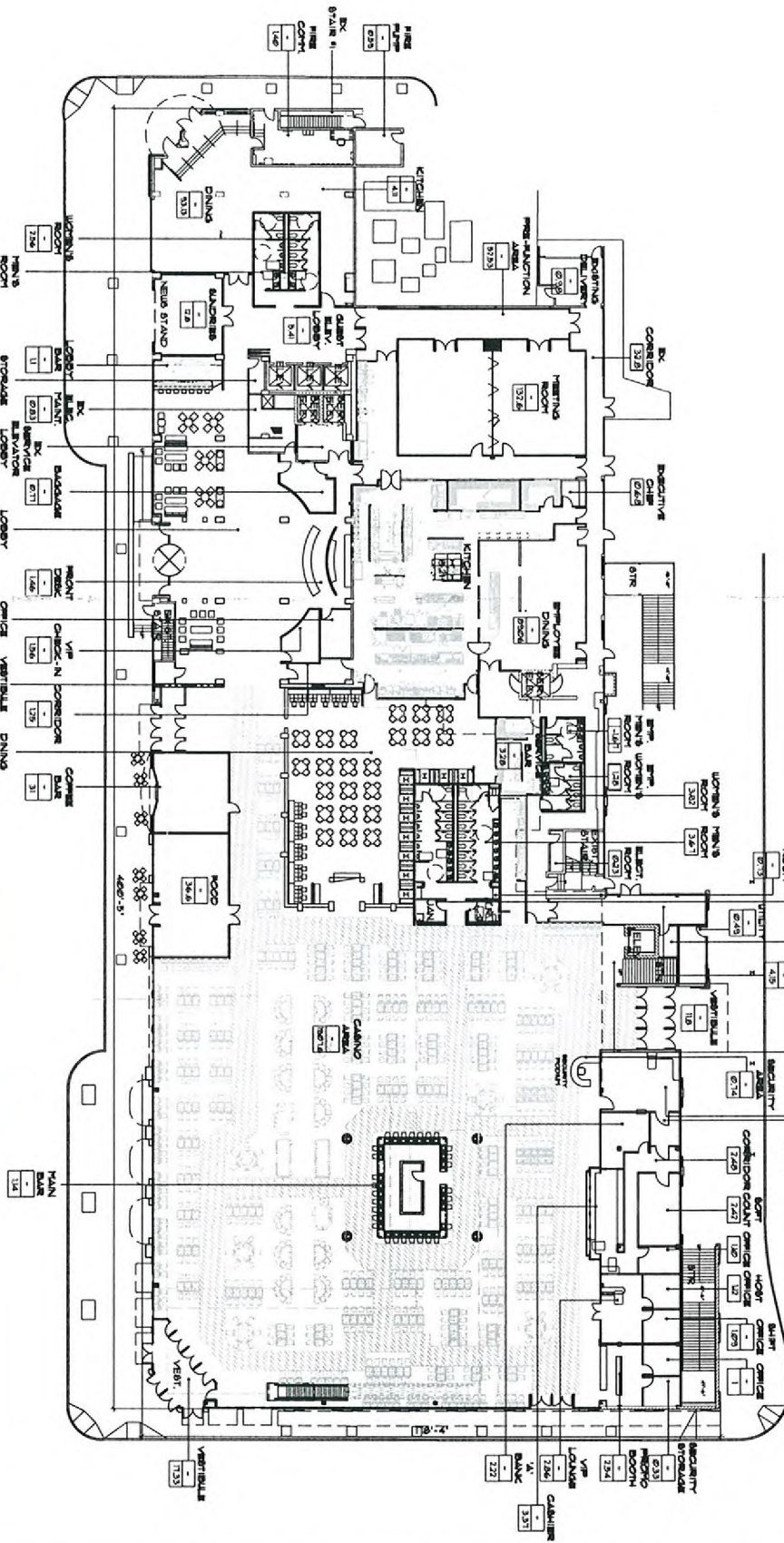
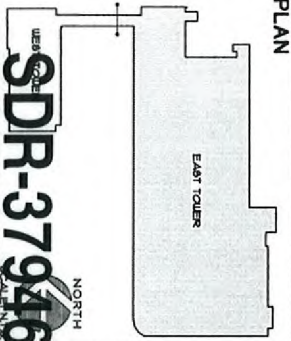
**SDR-37946
REVISED**

4 EAST TOWER OVERALL 1ST FLOOR PLAN
SCALE: 1/8" = 1'-0"



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JUL 30 2010

KEY PLAN



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PROJECT TITLE
EAST TOWER
OVERALL 1ST FLOOR PLAN
LAND USE SUBMITTAL

PRELIMINARY
NOT FOR
CONSTRUCTION
5-11-2010

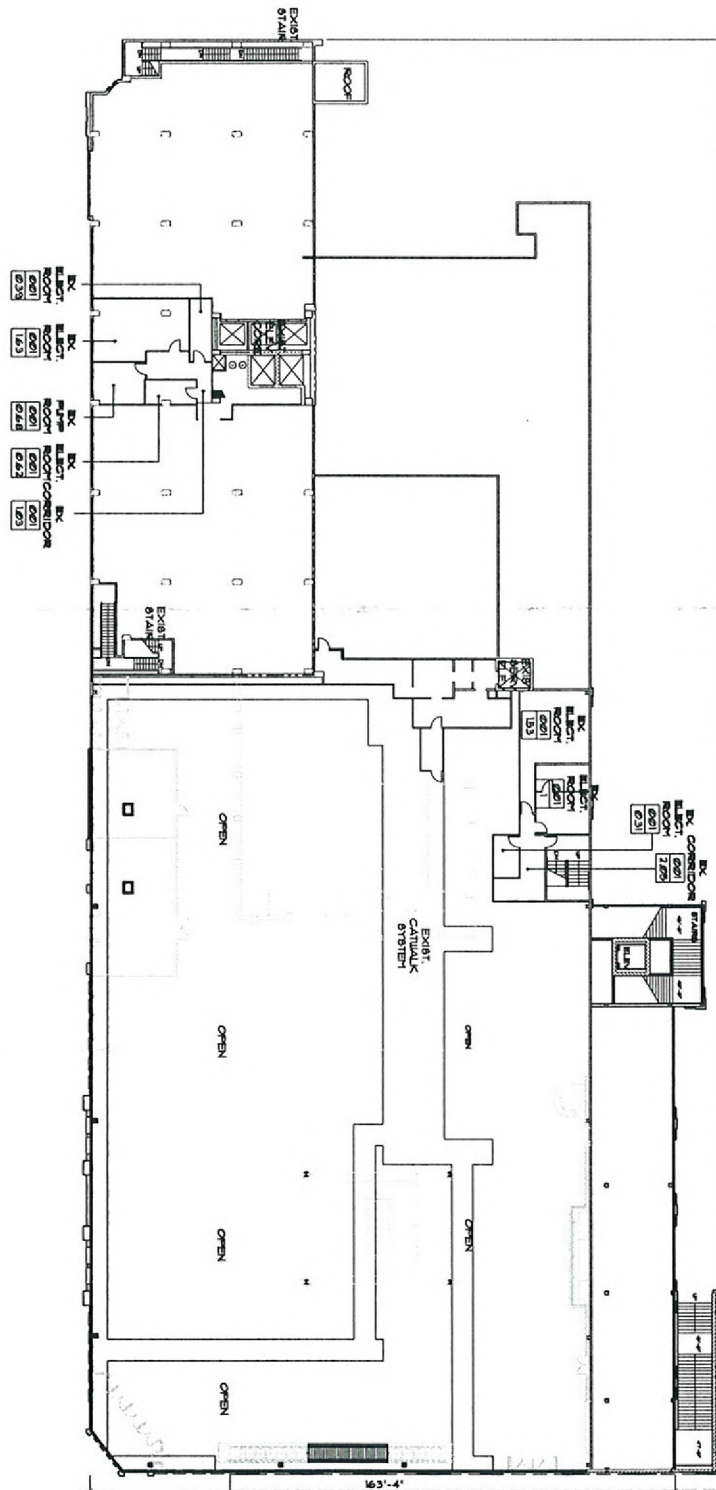
PROJECT TITLE
Lady Luck
RENOVATION / EXPANSION
206 N. 3RD ST. LAS VEGAS, NEVADA 89101

pacific design concepts, llc
3005 W. HORIZON RIDGE PARKWAY, SUITE 200
HENDERSON, NEVADA 89052
(702) 454-5842 Fax (702) 454-7842

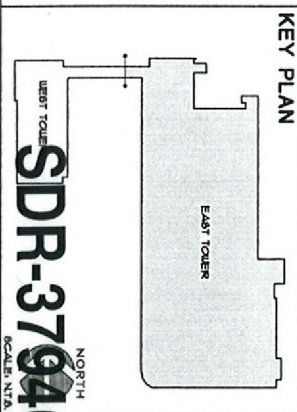
HFAI
7415.331.5233
7415.991.5234
4000 Bridgeway Avenue
San Francisco, California 94130
www.hfaionline.com

EAST TOWN

SCALE: 1"=1'-0"

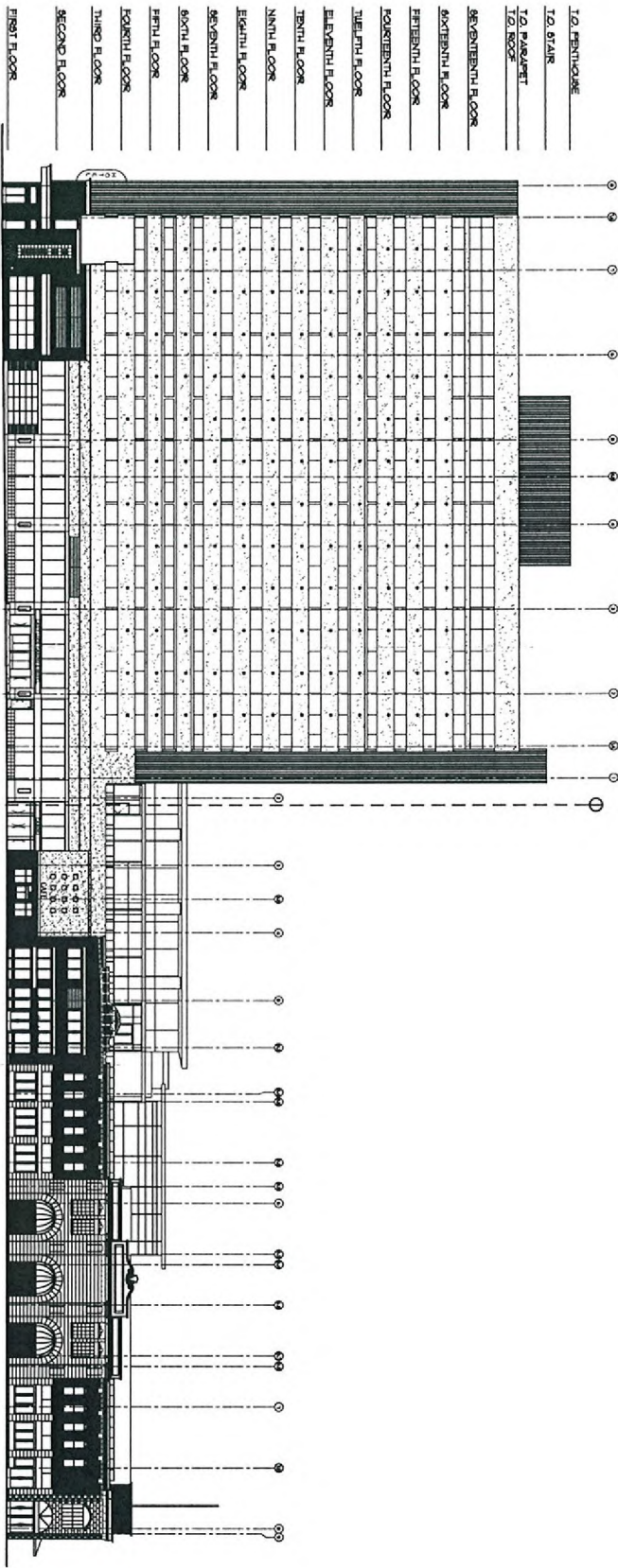


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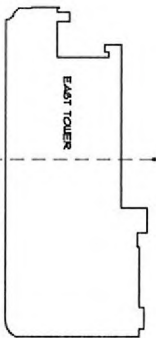


A EAST TOWER OVERALL WEST ELEVATION

⊖ MATCH LINE

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sheet title •
**EAST TOWER - WEST
EXTERIOR ELEVATION
LAND USE SUBMITTAL**

PRELIMINARY
NOT FOR
CONSTRUCTION
8-11-2010

project title •

Lady Luck

RENOVATION / EXPANSION

206 N. 3RD ST., LAS VEGAS, NEVADA 89101

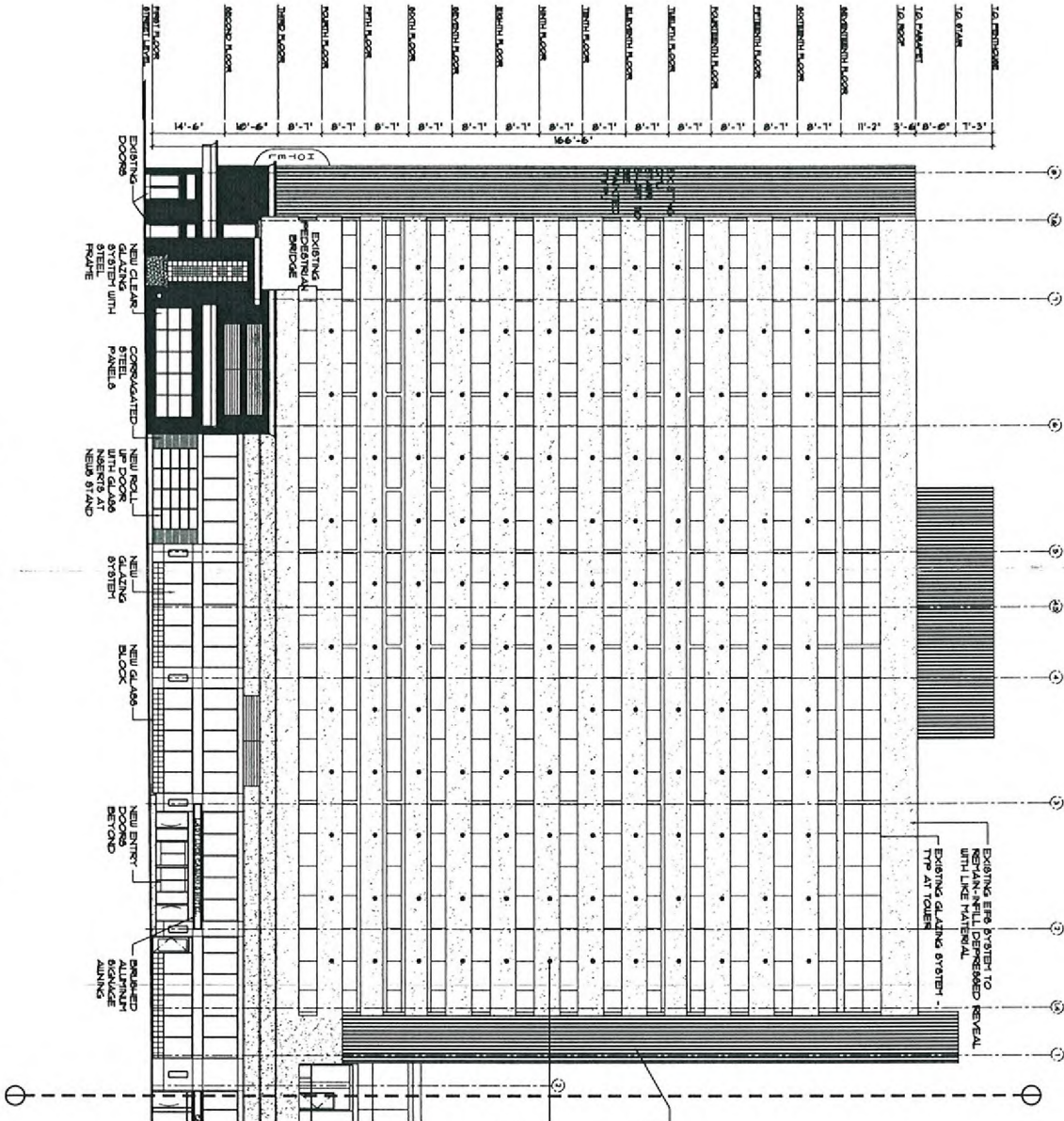
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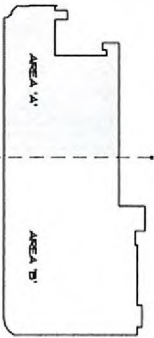
A8.11

1 EAST TOWER WEST ELEVATION - AREA 'A'

SCALE: 3/32"=1'-0"



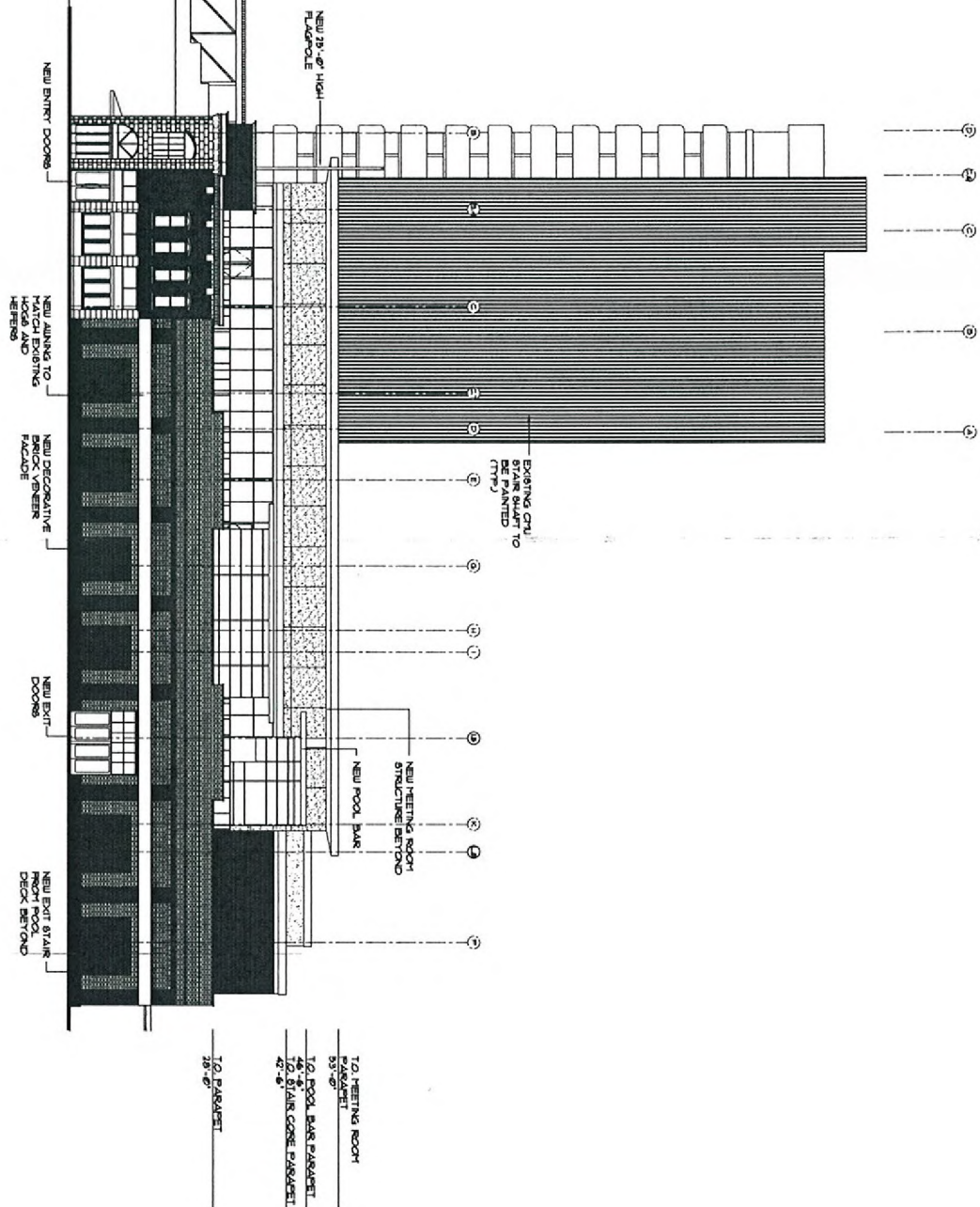
KEY PLAN



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JUL 30 2010

SDR-37946
REVISED

Project Title - EAST TOWER - WEST EXTERIOR ELEVATION - AREA 'A' (LUS) NOT FOR CONSTRUCTION 6-11-2010	Project Title - Lady Luck RENOVATION / EXPANSION 206 N. 3RD ST. LAS VEGAS, NEVADA 89101	Project Title - pacific design concepts, llc 3005 W. HORIZON RIDGE PARKWAY, SUITE 200 HERNDON, VIRGINIA 20152 (702) 454-5842 Fax (702) 454-7842	HFAI 1 415.351.5233 F 415.991.5234 4000 Bridgeway Avenue San Rafael, California 94905 www.hfaia.com
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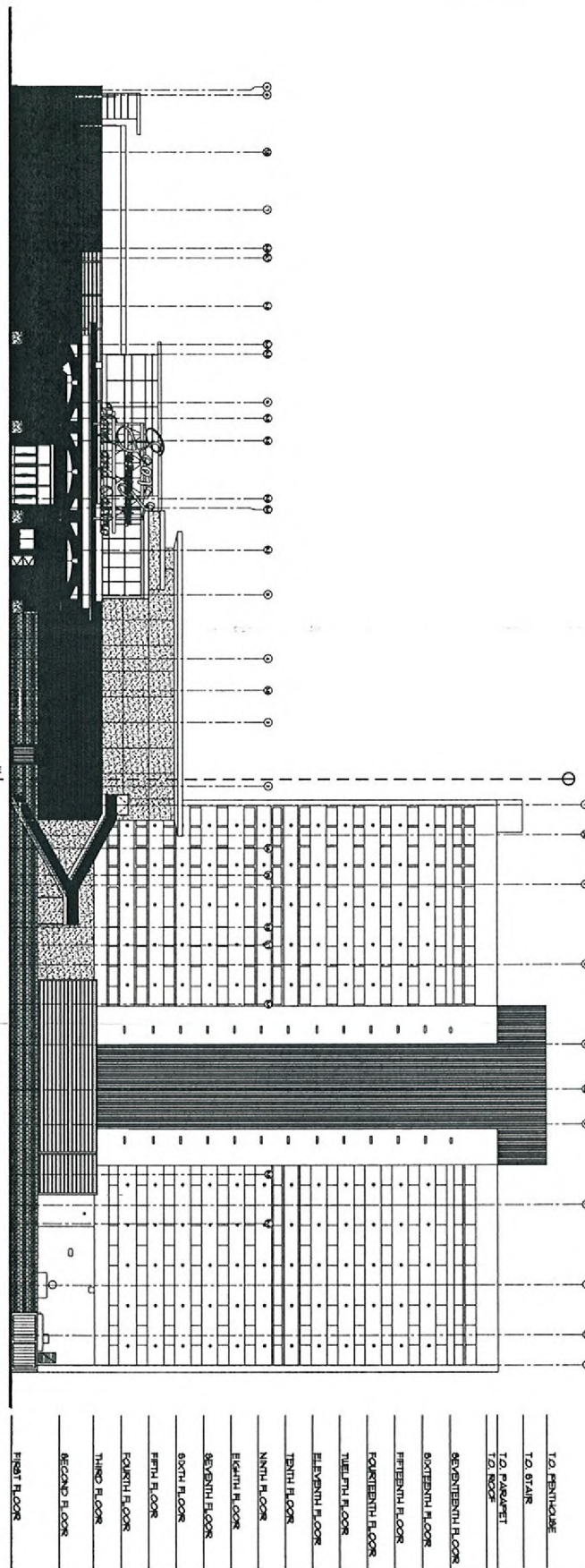
1 EAST TOWER SOUTH ELEVATION
SCALE: 3/32"=1'-0"

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sheet title - EAST TOWER - SOUTH EXTERIOR ELEVATION LAND USE SUBMITTAL	PRELIMINARY NOT FOR CONSTRUCTION 6-11-2010
project title - Lady Luck RENOVATION / EXPANSION 200 N. 3RD ST. LAS VEGAS, NEVADA 89101	pacific design concepts, llc 3005 W. HORTON RIDGE PARKWAY, SUITE 200 HENDERSON, NEVADA 89052 (702) 454-5842 Fax (702) 454-7842 www.pacificdesignconcepts.com
HFAI 7415.331.5213 F415.991.5214 4000 Bridgeway Avenue San Francisco, California 94155 www.hfaiconsulting.com	DATE: 6/12 DRAWN BY: [Signature] CHECKED BY: [Signature] DESIGNED BY: [Signature] PROJECT NO.: [Signature] SHEET NO.: [Signature]

A EAST TOWER OVERALL EAST ELEVATION
SCALE: 1/8"=1'-0"

MATCH LINE



- TO PERIMETER
- TO STAIR
- TO PARAPET
- TO ROOF
- SEVENTEENTH FLOOR
- SIXTEENTH FLOOR
- FIFTEENTH FLOOR
- FOURTEENTH FLOOR
- THIRTEENTH FLOOR
- TWELFTH FLOOR
- ELEVENTH FLOOR
- TENTH FLOOR
- NINTH FLOOR
- EIGHTH FLOOR
- SEVENTH FLOOR
- SIXTH FLOOR
- FIFTH FLOOR
- FOURTH FLOOR
- THIRD FLOOR
- SECOND FLOOR
- FIRST FLOOR

KEY PLAN



RECEIVED
JUL 30 2010

SDR-37946
NORTH
SCALE: N.T.S.

REVISED

sheet title -
**EAST TOWER - OVERALL
EAST EXT. ELEVATIONS
LAND USE SUBMITTAL**

PRELIMINARY
NOT FOR
CONSTRUCTION
6-11-2010

project title -
Lady Luck
RENOVATION / EXPANSION
206 N. 3RD ST. LAS VEGAS, NEVADA 89101

pacific design concepts, llc
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DATE: 6.13.10
DRAWN: [Signature]
CHECKED: [Signature]
DESIGNED BY: [Signature]
PROJECT NO.: [Signature]
INVOICE: [Signature]
DATE: [Signature]
SCALE: N.T.S.

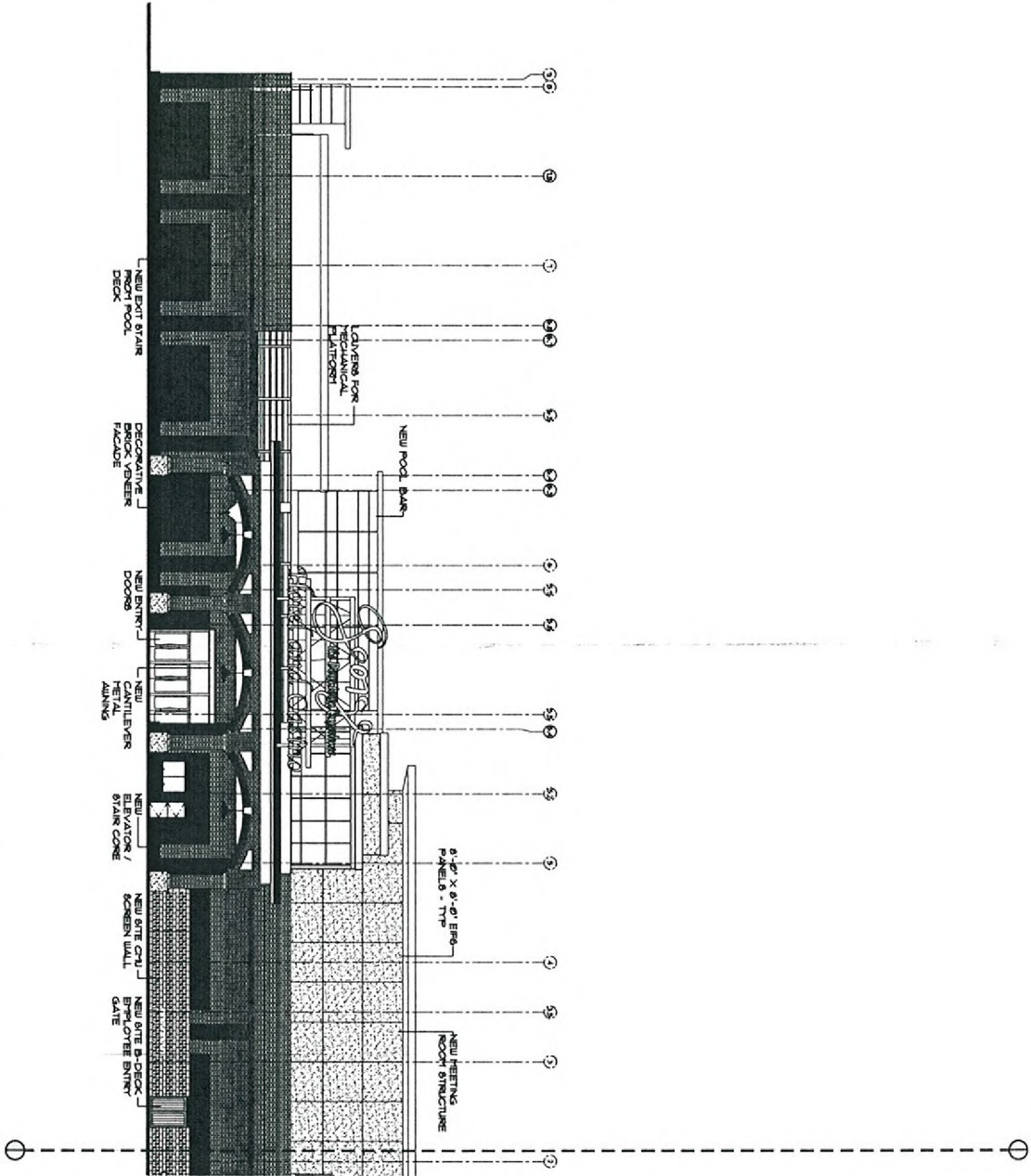
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PROJECT NO.: [Signature]
INVOICE: [Signature]
DATE: [Signature]
SCALE: N.T.S.

DATE: 6.13.10
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DESIGNED BY: [Signature]
PROJECT NO.: [Signature]
INVOICE: [Signature]
DATE: [Signature]
SCALE: N.T.S.

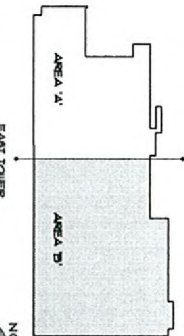
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DESIGNED BY: [Signature]
PROJECT NO.: [Signature]
INVOICE: [Signature]
DATE: [Signature]
SCALE: N.T.S.

1 EAST TOWER EAST ELEVATION - AREA 'B'

SCALE: 3/32" = 1'-0"



KEY PLAN



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JUL 30 2010

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SDR-37946



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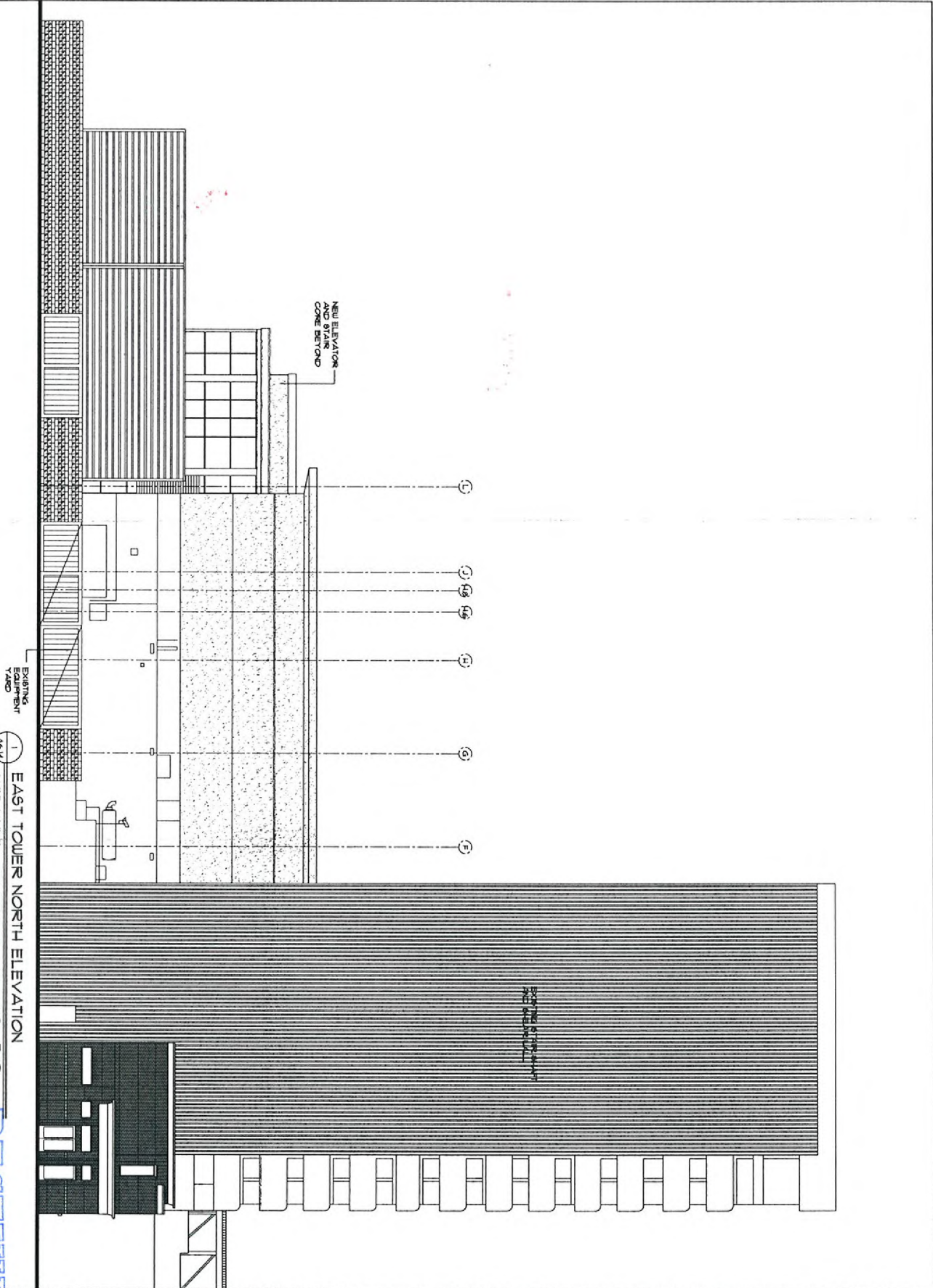
Sheet Title:
EAST TOWER - EAST
EXTERIOR ELEVATION -
AREA 'B' (LUS)

PRELIMINARY
NOT FOR
CONSTRUCTION
6-11-2010

Project Title:
Lady Luck
RENOVATION / EXPANSION
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1 EAST TOWER NORTH ELEVATION

SCALE: 1/8"=1'-0"

1/8"=1'-0"

SDR-37946

REVISED

DECEMBER 30 2010

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sheet title -
EAST TOWER - NORTH
EXTERIOR ELEVATION
LAND USE SUBMITTAL

PRELIMINARY
NOT FOR
CONSTRUCTION
6-11-2010

project title -
Lady Luck
RENOVATION / EXPANSION
200 N. 3RD ST. LAS VEGAS, NEVADA 89101

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A614