



**LAS VEGAS
CITY COUNCIL**

CAROLYN G. GOODMAN
Mayor

STAVROS S. ANTHONY
Mayor Pro Tem

MICHELE FIORE
CEDRIC CREAR
BRIAN KNUDSEN
VICTORIA SEAMAN
OLIVIA DIAZ

JORGE CERVANTES
City Manager

DEPARTMENT OF PLANNING

SETH T. FLOYD

DIRECTOR OF
COMMUNITY DEVELOPMENT

CITY HALL

495 S. MAIN ST.
3RD FLOOR
LAS VEGAS, NV 89101
702.229.6301 | VOICE
702.464.2545 | FAX
711 | TTY



cityoflasvegas
lasvegasnevada.gov

October 19, 2022

Brent Bell
Bell Real Estate LLC
1900 Industrial Road
Las Vegas, Nevada 89102

**RE: 22-0430 [EOT1, EOT2 AND EOT3]
CITY COUNCIL MEETING OF OCTOBER 19, 2022**

Dear Applicant:

The City Council at a regular meeting held on *October 19, 2022* voted to **APPROVE** the following Land Use Entitlement project requests on 0.81 acres at the southeast corner of Wyoming Avenue and Industrial Road (APN 162-04-609-002), M (Industrial) Zone, Ward 3 (Diaz)

22-0430-EOT1 - EXTENSION OF TIME - FIRST EXTENSION OF TIME FOR A PREVIOUSLY APPROVED SPECIAL USE PERMIT (20-0036-SUP1) FOR A PROPOSED CAR WASH, FULL SERVICE OR AUTO DETAILING USE

22-0430-EOT2 - EXTENSION OF TIME - FIRST EXTENSION OF TIME FOR A PREVIOUSLY APPROVED SPECIAL USE PERMIT (20-0036-SUP2) FOR A PROPOSED 4,022 SQUARE-FOOT BEER/WINE/COOLER OFF-SALE ESTABLISHMENT USE

22-0430-EOT3 - EXTENSION OF TIME - FIRST EXTENSION OF TIME FOR A PREVIOUSLY APPROVED SITE DEVELOPMENT PLAN REVIEW (20-0036-SDR1) FOR A PROPOSED FOR A PROPOSED 4,022 SQUARE-FOOT CONVENIENCE STORE AND 1,591 SQUARE-FOOT CAR WASH WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS

This approval is subject to the following conditions:

22-0430-EOT1 Conditions:

Planning

1. This approval shall expire on 10/21/2024 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for Special Use Permit (20-0036-SUP1) and all other related actions as required by the Department of Planning and the Department of Public Works.

3. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

22-0430-EOT2 Conditions:

Planning

1. This approval shall expire on 10/21/2024 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for Special Use Permit (20-0036-SUP2) and all other related actions as required by the Department of Planning and the Department of Public Works.
3. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

22-0430-EOT3 Conditions:

Planning

1. This approval shall expire on 10/21/2024 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for Special Use Permit (20-0036-SDR1) and all other related actions as required by the Department of Planning and the Department of Public Works.
3. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

The Notice of Final Action was filed with the Las Vegas City Clerk on October 19, 2022.

Sincerely,



Seth T. Floyd
Director of Community Development
Department of Planning

STF:PL:ew

cc:

Bob Laszcik
Terrible Herbst
5195 South Las Vegas Boulevard
Las Vegas, Nevada 89102

Gemie Knisely
GK3 Architecture
2111 Edgewood Avenue
Las Vegas, Nevada 89102