



**LAS VEGAS
CITY COUNCIL**

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March 15, 2023

Mike Chernine
Kyle Canyon Next and Last Frontier LLC
1997 Cherry Creek Circle
Las Vegas, Nevada 89135

**RE: 23-0023 [EOT1 AND EOT2]
PLANNING COMMISSION MEETING OF MARCH 14, 2023**

Dear Applicant:

The Planning Commission at a regular meeting held on *March 14, 2023* voted to **APPROVE** the following Land Use Entitlement project requests on 2.61 acres at southwest corner of Oso Blanca Road and Kyle Canyon Road (APN 126-01-702-007), C-1 (Limited Commercial) Zone, Ward 6 (Brune)

23-0023-EOT1 - EXTENSION OF TIME - VARIANCE - FIRST EXTENSION OF TIME FOR AN APPROVED VARIANCE (20-0281-VAR1) TO ALLOW 109 PARKING SPACES WHERE 121 ARE REQUIRED

23-0023-EOT2 - EXTENSION OF TIME - SPECIAL USE PERMIT - FIRST EXTENSION OF TIME FOR AN APPROVED SPECIAL USE PERMIT (20-0281-SUP1) FOR A PROPOSED 1,000 SQUARE-FOOT ADDITION TO AN APPROVED 3,000 SQUARE-FOOT BEER/WINE/COOLER OFF-SALE ESTABLISHMENT

This approval is subject to the following conditions:

23-0023-EOT1 Conditions:

Planning

1. This approval shall expire on January 12th, 2025 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for 20-0281-VAR1 and all other related actions as required by the Department of Community Development 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.


23-0023-EOT2 Conditions:

Planning

1. This approval shall expire on January 12th, 2025 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for 20-0281-SUP1 and all other related actions as required by the Department of Community Development 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.

This action by the Planning Commission on March 14, 2023 is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests submitted please access <https://www.lasvegasnevada.gov/Business/Permits-Licenses/Building-Permits/Permit-Application-Status>, or contact the Department of Community Development at 702.229.6301 after March 27, 2023. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,



Nicole Eddowes
Community Development Coordinator
Case Planning Division

NE:ew

cc:

Michael Swecker
Kyle Canyon Next and Last Frontier LLC
873 Sumner Ranch Road
Henderson, Nevada 89012

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