



**LAS VEGAS  
CITY COUNCIL**

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COMMUNITY DEVELOPMENT

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cityoflasvegas  
lasvegasnevada.gov

February 15, 2023

David Shirit  
Serene Properties LLC  
3518 Leor Court  
Las Vegas, Nevada 89121

**RE: 22-0650 [SUP1, SUP2 AND SDR1]  
PLANNING COMMISSION MEETING OF FEBRUARY 14, 2023**

Dear Applicant:

The Planning Commission at a regular meeting held on *February 14, 2023* voted to accept the applicant's request to **WITHDRAW WITHOUT PREJUDICE** of the following Land Use Entitlement project requests on 1.16 acres located on the northeast corner of West Lone Mountain Road and Serene Drive (APNs 125-35-401-011 and 125-35-401-012), C-2 (General Commercial) Zone, Ward 6 (Brune)

**22-0650-SUP1** - SPECIAL USE PERMIT - FOR A PROPOSED 4,200 SQUARE-FOOT GAMING ESTABLISHMENT, RESTRICTED USE (6-15 MACHINES) WITH A WAIVER TO ALLOW A 1,250-FOOT DISTANCE SEPARATION FROM A CHURCH/HOUSE OF WORSHIP, A 1,150-FOOT DISTANCE SEPARATION FROM A SCHOOL, AND A 1,400-FOOT DISTANCE SEPARATION FROM A GAMING ESTABLISHMENT, NON-RESTRICTED USE WHERE 1,500 FEET IS REQUIRED

**22-0650-SUP2** - SPECIAL USE PERMIT - FOR A PROPOSED 4,200 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE

**22-0650-SDR1** - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED 4,200 SQUARE-FOOT ONE-STORY COMMERCIAL DEVELOPMENT WITH WAIVERS OF TITLE 19 BUILDING ORIENTATION AND LANDSCAPE BUFFER REQUIREMENTS

The Notice of Final Action was filed with the Las Vegas City Clerk on February 15, 2023.

Sincerely,

Nicole Eddowes  
Community Development Coordinator  
Case Planning Division

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cc:

Ryan Hogge  
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