



**LAS VEGAS
CITY COUNCIL**

CAROLYN G. GOODMAN
Mayor

BRIAN KNUDSEN
Mayor Pro Tem

CEDRIC CREAR
VICTORIA SEAMAN
OLIVIA DIAZ

FRANCIS ALLEN-PALENSKE
NANCY E. BRUNE

JORGE CERVANTES
City Manager

DEPARTMENT OF
COMMUNITY DEVELOPMENT

SETH T. FLOYD
DIRECTOR

CITY HALL
495 S. MAIN ST.
1ST FLOOR
LAS VEGAS, NV 89101
702.229.6301 | VOICE
702.464.2545 | FAX
711 | TTY

January 4, 2023

Mr. Marlon Johnson
4780 W. Ann Road, Ste. 5-432
N. Las Vegas, Nevada 89031

**RE: 22-0648-EOT1 AND 22-0648-EOT2
CITY COUNCIL MEETING OF JANUARY 4, 2023**

Dear Applicant:

The City Council at a regular meeting held on *January 4, 2023* voted to **APPROVE** the following Land Use Entitlement project requests on 0.92 acres at southwest corner of Mountain Trail and Sunset Drive (APNs 139-19-812-038 and 039), Ward 5 (Crear).

22-0648-EOT1 - EXTENSION OF TIME - VARIANCE - FOR AN APPROVED VARIANCE (20-0142-VAR1) TO ALLOW AN EIGHT-FOOT FRONT YARD WALL WHERE FIVE FEET IS THE MAXIMUM ALLOWED

22-0648-EOT2 - EXTENSION OF TIME - SITE DEVELOPMENT PLAN REVIEW - FOR AN APPROVED SITE DEVELOPMENT PLAN REVIEW (20-0142-SDR1) FOR A PROPOSED HEAVY MACHINERY AND EQUIPMENT STORAGE DEVELOPMENT WITH WAIVERS OF PERIMETER LANDSCAPING DEVELOPMENT STANDARDS

This approval is subject to the following conditions:

22-0648-EOT1 CONDITIONS

Planning

1. This approval shall expire on January 20th, 2025 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for the Variance (20-0142-VAR1) 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.



cityoflasvegas | lasvegasnevada.gov

22-0648-EOT2 CONDITIONS

Planning

1. This approval shall expire on January 20th, 2025 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for the Site Plan Development Review (20-0142-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 January 5, 2023.

Sincerely,



Seth T. Floyd
Director of Community Development
Department of Planning

STF:PL:nl

cc:

Mr. Nathaniel Taylor
Taylor Consulting Group, Inc.
84141 W. Farm Road, Ste. 180-211
Las Vegas, Nevada 89131