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DEPARTMENT OF
COMMUNITY DEVELOPMENT

SETH T. FLOYD
DIRECTOR

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

February 6, 2023

Kevin M Plencner
Oakbrook Realty & Investments II LLC
1800 Royce Boulevard
Oakbrook Terrace, Illinois 60181

**RE: 22-0726-SDR1 - ADMINISTRATIVE SITE DEVELOPMENT PLAN
REVIEW
ADMINISTRATIVE CYCLE - FEBRUARY 2023**

Dear Applicant:

Your Land Use Entitlement project request for a Minor Amendment to a previously approved Special Use Permit (SUP-57034) FOR A PROPOSED 3,186 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL [TAVERN LIMITED] USE at 321 Casino Center Boulevard (APN 139-34-201-020), C-2 (General Commercial) Zone, Ward 3 (Diaz was considered administratively by the Department of Community Development staff.

The Department of Community Development has administratively **APPROVED** your request subject to the following:

Planning

1. Conformance to the Conditions of Approval for Special Use Permit (21-0217-SUP1) shall be required, except as amended herein.
2. The Tavern Limited use shall be limited to areas one through four as identified on the site plan and floor plan, date stamped 01/12/23.
3. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.
4. All necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Building and Safety Division.
5. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.

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

This action by the Department of Community Development staff on February 6, 2023 is final unless a written appeal is filed with the Director of the Department of Community Development within ten days of the date of this letter.

Sincerely,



Nicole Eddowes
Community Development Coordinator
Case Planning Division

NE:ew

c.c.:

Kevin M Plencner
Jury Room Bar LLC
321 South Casino Center Boulevard Suite 100
Las Vegas, Nevada 89101