



**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

MIKE JANSSEN
City Manager

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

September 6, 2023

Bryan Fike
Cheyenne Pines LLC
6975 Agilysys Way, Ste. 210
Las Vegas, Nevada 89113

**RE: 23-0359 [EOT1 AND EOT2]
CITY COUNCIL MEETING OF SEPTEMBER 6, 2023**

Dear Applicant:

The City Council at a regular meeting held on **September 6, 2023** voted to **APPROVE** the following Land Use Entitlement project requests on 0.88 acres at the northwest corner of Cheyenne Avenue and Torrey Pines Drive (APN 138-11-408-013), C-1 (Limited Commercial) Zone, Ward 5 (Crear).

23-0359-EOT1 - EXTENSION OF TIME - SPECIAL USE PERMIT - FOR A FIRST EXTENSION OF TIME OF A PREVIOUSLY APPROVED SPECIAL USE PERMIT (20-0300-SUP1) FOR AN ALTERNATIVE PARKING STANDARD TO ALLOW 22 PARKING SPACES WHERE 24 ARE REQUIRED

23-0359-EOT2 - EXTENSION OF TIME - SITE DEVELOPMENT PLAN REVIEW - FOR A FIRST EXTENSION OF TIME OF A PREVIOUSLY APPROVED SITE DEVELOPMENT PLAN REVIEW (20-0300-SDR1) FOR A PROPOSED COMMERCIAL DEVELOPMENT CONSISTING OF TWO DRIVE-THROUGH RESTAURANTS WITH OUTDOOR SEATING

This approval is subject to the following conditions:

23-0359-EOT1 CONDITIONS

Planning

1. This approval shall expire on 06/16/25 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for Special Use Permit (20-0300-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.

23-0359-EOT2 CONDITIONS

Planning

1. This approval shall expire on 06/16/25 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for Site Development Plan Review (20-0300-SDR1) 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.

The Notice of Final Action was filed with the Las Vegas City Clerk on September 7, 2023.

Sincerely,



Seth T. Floyd
Director of Community Development
Department of Planning

STF:PL:nl

cc:

Lora Dreja
Brown, Brown and Premsrirut
520 South Fourth Street
Las Vegas, Nevada 89101