



**LAS VEGAS  
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COMMUNITY DEVELOPMENT

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February 22, 2024

Shari Afshari  
4631 W S M LLC  
16461 Sherman Way #140  
Van Nuys, California 91406

**RE: 23-0552-SUP1  
CITY COUNCIL MEETING OF FEBRUARY 21, 2024**

Dear Applicant:

The City Council at a regular meeting held on **February 21, 2024** voted to **APPROVE** the following Land Use Entitlement project request FOR A PROPOSED 1,500 SQUARE-FOOT ALCOHOL, OFF-PREMISE FULL USE at 3900 North Rancho Drive, Suite #104 (APN 138-12-110-012), C-2 (General Commercial) Zone, Ward 5 (Crear).

This approval is subject to the following conditions:

**23-0552-SUP1 Conditions:**

**Planning**

1. Conformance to all Minimum Requirements under LVMC Title 19.12 for an Alcohol, Off-Premise Full use.
2. 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.
3. 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.
4. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit, as well as submitted as part of any business license application.
5. Approval of this Special Use Permit does not constitute approval of a liquor license.
6. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.

7. 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 February 21, 2024.

Sincerely,

A handwritten signature in black ink, appearing to read 'Seth T. Floyd', with a stylized flourish at the end.

Seth T. Floyd  
Director of Community Development  
Department of Planning

STF:PL:jr

cc:

Saifaldin S Baji  
2187 North Decatur Boulevard Unit 130  
Las Vegas, Nevada 89108