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July 22, 2024

DBJM Red Rock 7.76, LLC  
223 Hull Lane  
Sugarland, Texas, 77498

**RE: 24-0283-SDR1 – ADMINISTRATIVE SITE DEVELOPMENT PLAN  
REVIEW  
ADMINISTRATIVE CYCLE – JUNE 2024**

Dear Applicant:

Your request for a Site Development Plan Review FOR A PROPOSED MINOR AMENDMENT TO A PREVIOUSLY APPROVED SITE DEVELOPMENT PLAN REVIEW (SDR-20196) FOR A PROPOSED PARKING LOT RECONFIGURATION FOR A MOTORCYCLE TRAINING COURSE on 7.73 acres at 2260 South Rainbow Boulevard (APN 163-02-415-002), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen), has been 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 Site Development Plan Review (SDR-20196) shall be required, except where amended herein.
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 development shall be in conformance with the site plan date stamped 07/10/24, except as amended by conditions herein.
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.

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 **July 22, 2024** is final unless a written appeal is filed with the Director of the Department of Planning within ten days of the date of this letter.

Sincerely,



Nicole Eddowes  
Community Development Coordinator  
Case Planning Division

NE:bp

cc:

Red Rock Harley Davidson  
2260 South Rainbow Boulevard  
Las Vegas, Nevada, 89146

Jennifer Lazovich  
Kaempfer Crowell  
1980 Festival Plaza Drive, #650  
Las Vegas, Nevada, 89135