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495 S. MAIN ST., 3RD FLOOR  
LAS VEGAS, NV 89101  
702.229.6011 | VOICE  
711 | TTY



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July 11, 2024

Theresa Abuan  
Alpine Building LLC  
1000 North Green Valley Parkway,  
Suite 440-350  
Henderson, Nevada 89074

**RE: 24-0289-SUP1 – ADMINISTRATIVE SITE DEVELOPMENT PLAN  
REVIEW  
ADMINISTRATIVE CYCLE – JULY 2024**

Dear Mr. Britten

The Department of Community Development – Planning Division has administratively **APPROVED** a Land Use Entitlement project request FOR A MINOR AMENDMENT TO AN APPROVED SPECIAL USE PERMIT (SUP-76230) FOR THE PROPOSED 246 SQUARE-FOOT INCREASE OF AN EXISTING 3,720 SQUARE-FOOT CANNABIS DISPENSARY USE at 1319 South Main Street (APN 162-03-110-131), C-M (Commercial/Industrial) Zone, Ward 3 (Diaz).

This approval is subject to the following conditions:

**Planning**

1. Special Use Permit (21-0236-SUP1) shall be expunged.
2. Conformance to the Conditions of Approval for Special Use Permit (SUP-76230) shall be required, except as amended herein.
3. This approval is a minor amendment to, and shall run concurrently with, the approval for Special Use Permit (SUP-76230). No further action is needed, as this approval is extended, exercised or expired with Special Use Permit (SUP-76230).
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.
5. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

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This action by the Department of Planning staff on **July 11, 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:

Mitchell D. Britten  
Main Street Tenant LLC  
1311 South Main Street  
Las Vegas, Nevada 89104

Amanda N. Connor, Esq  
Connor & Connor PLLC  
2580 Anthem Village Drive  
Henderson, Nevada