



**LAS VEGAS
CITY COUNCIL**

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DEPARTMENT OF
COMMUNITY DEVELOPMENT

SETH T. FLOYD
DIRECTOR

CITY HALL
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LAS VEGAS, NV 89101
702.229.6011 | VOICE
711 | TTY



August 14, 2024

Corporate Trust and Academimca NV
Zions 1st National Bank/ Somerset Academy of LV
800 West Main Street #700
Boise, ID 83702

RE: 24-0323-SDR1
PLANNING COMMISSION MEETING OF AUGUST 13, 2024

Dear Applicant:

The Planning Commission at a regular meeting held on *August 13, 2024* voted to **APPROVE** the following Land Use Entitlement project request for a Major Amendment of an approved Site Development Plan Review (SDR-45943) FOR THE PROPOSED ADDITION OF FOUR 60-FOOT TALL FIELD LIGHTS FOR A PUBLIC CHARTER SCHOOL on 12.14 acres at 7038, 7058 and 7078 Sky Pointe Drive (APN 125-21-102-009), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Brune).

This approval is subject to the following Amended conditions:

Planning

1. The field lights shall be turned off nightly by 9:30 pm.
2. An administrative review shall be performed one year from date of issuance of a building permit.
3. Conformance to the Conditions of Approval for Site Development Plan Review (SDR-45943) and all subsequent amendments, except where amended herein.
4. 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.
5. All development shall be in conformance with the site plan and light pole elevations, date stamped 06/18/24, except as amended by conditions herein.
6. 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.

7. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
8. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

This action by the Planning Commission on August 13, 2024 is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests submitted please access <https://www.lasvegasnevada.gov/Business/Permits-Licenses/Building-Permits/Permit-Application-Status>, or contact the Department of Community Development at 702.229.6301 after August 26, 2024. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,



Nicole Eddowes
Community Development Coordinator
Case Planning Division

NE:jr

cc:

Gary McClain
Somerset Academy of Las Vegas (Lessee)
6630 Surrey Street
Las Vegas, NV 89119

John Lopeman
Ethos / Three Architecture
8985 South Eastern Avenue, Suite 220
Las Vegas, NV 89123