



**LAS VEGAS
CITY COUNCIL**

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DEPARTMENT OF
COMMUNITY DEVELOPMENT

SETH T. FLOYD
DIRECTOR

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August 22, 2024

Preet Singh
S&S Fuels, LLC
7671 Shaffer Parkway
Littleton, Colorado 80127

RE: 24-0333 [EOT1, EOT2, AND EOT3]
CITY COUNCIL MEETING OF AUGUST 21, 2024

Dear Applicant:

The City Council at a regular meeting held on *August 21, 2024* voted to **APPROVE** the following Land Use Entitlement project requests on 0.51 acres at the northeast corner of Charleston Boulevard and Antelope Way (APNs 138-34-802-005 and 006), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen).

24-0333-EOT1 - FIRST EXTENSION OF TIME OF AN APPROVED VARIANCE (22-0240-VAR1) TO ALLOW 15 PARKING SPACES WHERE 20 ARE REQUIRED AND TO ALLOW NO LOADING ZONE WHERE ONE IS REQUIRED

24-0333-EOT2 - FIRST EXTENSION OF TIME OF AN APPROVED VARIANCE (22-0240-VAR2) TO ALLOW A 10-FOOT REAR YARD SETBACK WHERE 20 FEET IS REQUIRED

24-0333-EOT3 - FIRST EXTENSION OF TIME OF AN APPROVED SITE DEVELOPMENT PLAN REVIEW (22-0240-SDR1) FOR A PROPOSED 3,436 SQUARE-FOOT CONVENIENCE STORE WITH FUEL PUMPS AND CANOPY WITH WAIVERS OF TITLE 19 LANDSCAPE BUFFER REQUIREMENTS AND A WAIVER TO NOT ORIENT THE BUILDING TO THE CORNER WHERE SUCH IS REQUIRED

This approval is subject to the following conditions:

24-0333-EOT1 CONDITIONS:

Planning

1. This approval shall expire on July 20, 2026 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for Variance (22-0240-VAR1) 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.

24-0333-EOT2 CONDITIONS:

Planning

1. This approval shall expire on July 20, 2026 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for Variance (22-0240-VAR2) 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.

24-0333-EOT3 CONDITIONS:

Planning

1. This approval shall expire on July 20, 2026 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 (22-0240-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 August 22, 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:bp

cc:

Jesse Patchett
Wood Rodgers Inc.
8345 West Sunset Road #150
Las Vegas, Nevada 89113