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February 11, 2026

Mike Janssen
City of Las Vegas
495 South Main Street, 7th Floor
Las Vegas, Nevada 89101

**RE: 25-0530-SDR1
PLANNING COMMISSION MEETING OF FEBRUARY 10, 2026**

Dear Applicant:

The Planning Commission at a regular meeting held on *February 10, 2026* voted to **HOLD IN ABEYANCE** the following Land Use Entitlement project request FOR A PROPOSED SEVEN-STORY, 152-UNIT MIXED-USE DEVELOPMENT WITH 5,000 SQUARE FEET OF COMMERCIAL SPACE WITH WAIVERS OF TITLE 19.09 FORM-BASED CODE DEVELOPMENT STANDARDS on 0.70 acres on the southwest corner of Alta Drive and Tonopah Drive (APNs 139-32-704-002 through 004), T5-N (T5 Neighborhood) Zone, Ward 1 (Knudsen).

This item is scheduled to be heard again at the **March 10, 2026** Planning Commission meeting which will be held at 6:00 PM in the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada. The Planning Commission requires that you or your representative be present at this meeting. If you or your representative chooses not to attend, the Planning Commission may act in your absence without your input.

Sincerely,

Nicole Eddowes
Community Development Coordinator
Case Planning Division

NE:bp

cc:

Greg Palivos
Livco
1313 North Ritchie Court #1505
Chicago, Illinois 60610

Kevin Neal
Neal Development
317 Grove Way
Del Ray Beach, Florida