



**LAS VEGAS
CITY COUNCIL**

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COMMUNITY DEVELOPMENT

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EXECUTIVE DIRECTOR

CITY HALL

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cityoflasvegas
lasvegasnevada.gov

April 15, 2026

Nora Armenian
7th Street Properties, LLC
1013 Whitney Ranch Drive, Suite 110
Henderson, Nevada 89014

**RE: 26-0080-RQR1
CITY COUNCIL MEETING OF APRIL 15, 2026**

Dear Applicant:

The City Council at a regular meeting held on **April 15, 2026** voted to **APPROVE** the following Land Use Entitlement project For possible action on a six month Required Review FOR A PROPOSED 12,700 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE WITH A 7,650 SQUARE-FOOT OUTDOOR PATIO at 115 North 7th Street (APN 139-34-601-005) T5-MS (T5 Main Street) Zone, Ward 3 (Diaz). Staff recommends APPROVAL.

This approval is subject to the following conditions:

Planning

1. Conformance to the Conditions of Approval for Special Use Permit (24-0672-SUP1) shall be required.
2. 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.
3. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
4. 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 April 16, 2026.

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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:jr

cc:

Rafiq Merchant
Sidrazz Investments LLC
115 N 7th Street
Las Vegas, Nevada 89101