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July 9, 2026

Philip D. Wakefield, P.E.
Blue Diamond Civil Engineering
9816 Gillespie Street, Suite 120
Las Vegas, Nevada 89183

**RE: Pedestrian Circulation Plan for 314 N 9th Street, 22-0718-SDR1,
TIA76299**

Dear Mr. Wakefield:

The 314 N 9th Street development is located on the east side of 9th Street north of Stewart Avenue and consists of 20 multi-family dwelling units. Condition #23 of 22-0718-SDR1 requires the submittal of a pedestrian circulation plan to the Transportation Engineering Division. The City has installed a marked crosswalk on the west leg of the Stewart Avenue and 10th Street intersection, together with advance yield lines and appropriate signage, completed in 2025. This crosswalk improvement provides sufficient pedestrian connection from the subject development to the RTC bus stop on the south side of Stewart Avenue at 10th Street. Therefore, Condition #23 of 22-0718-SDR1 is satisfied and no further analysis is necessary.

This letter does not supersede or eliminate conditions of approval imposed by the Planning Commission and/or the City Council. Please contact me at kletus@LasVegasNevada.gov if you have any questions.

Sincerely,

Keith Letus, P.E.
Engineering Project Manager
Transportation Engineering Division

cc: Ravi Seera, P.E., PTOE
Lucien Paet, P.E.
Omar Quassani
file