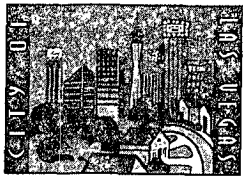


PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

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March 26, 2008

CORRECTED LETTER

Mr. Gerry Gurgan
Land Capital Capital Partners, LLC
PO Box 12066
La Crescenta, California 91214

RE: ABEYANCE - SDR-25968 - SITE DEVELOPMENT PLAN REVIEW

Dear Mr. Gurgan:

Your request for a Site Development Plan Review FOR A 276 SQUARE FOOT ADDITION TO AN EXISTING OFFICE BUILDING AND WAIVERS OF PERIMETER LANDSCAPE BUFFERS TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ALONG THE SOUTH PROPERTY LINE WHERE 15 FEET IS REQUIRED, TO ALLOW A ZERO FOOT LANDSCAPE BUFFER ALONG THE NORTH AND WEST PROPERTY LINES WHERE EIGHT FEET IS REQUIRED, AND TO ALLOW A ZERO FOOT LANDSCAPE BUFFER ALONG THE EAST PROPERTY LINE WHERE SIX FEET FIVE INCHES IS REQUIRED on 0.15 acres at 4704 West Charleston (APN 139-31-410-127), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian), was considered by the Planning Commission on February 28, 2008.

The Planning Commission voted to **DENY** your request because the proposed development would not be appropriate for the subject site.

This action by the Planning Commission on **February 28, 2008** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision or there is a review action filed by the City Council within the same time period. The Notice of Final Action was filed with the Las Vegas City Clerk on **February 29, 2008**.

Sincerely,

Andrew P. Reed, AICP
Planning Supervisor
Current Planning Division

AR:clb

cc: Mr. Allen Hughes Jr.
ANT Enterprise, Inc.
4045 South Buffalo Drive, Suite A-101
Las Vegas, Nevada 89147

Mayor
Oscar B Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
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Lois Tarkanian
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City Manager
Douglas A Selby

