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064088

September 21, 2006

Ms. Carmen Tricolo
5341 American Ranch Court
Las Vegas, Nevada 89131

RE: SUP-15016 – SPECIAL USE PERMIT
CITY COUNCIL MEETING OF SEPTEMBER 20, 2006

Dear Applicant:

The City Council at a regular meeting held September 20, 2006 APPROVED the request for a Special Use Permit FOR A PROPOSED HABITABLE ACCESSORY STRUCTURE at 5341 American Ranch Court (APN 125-12-714-012), R-E (Residence Estates) Zone under Resolution of Intent to R-PD2 (Residential Planned Development - 2 Units Per Acre) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on September 21, 2006. This approval is subject to:

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Rezoning Z-0016-98) and Site Development Plan Review SDR-4075 shall be required.
2. This approval shall be void two years from the date of final approval, unless a building permit has been issued for the principal building on the site. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.
4. This unit is not rentable and this covenant shall be on file with Clark County.

CITY OF LAS VEGAS
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LAS VEGAS, NEVADA 89101

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18112-001-06-05
CLV 7009

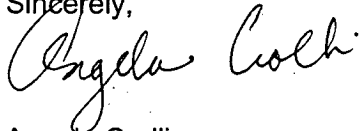


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Public Works

5. Meet with the Flood Control Section of the Department of Public Works for assistance with establishing finished floor elevations and drainage paths for this site prior to submittal of construction plans or the issuance of any building or grading permits, whichever may occur first. Provide and improve all drainage ways as recommended.

Sincerely,



Angela Crolli
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services