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063457

August 18, 2006

Mr. George Gekakis  
McKnight Street Investments II, LLC  
2655 South Rainbow Boulevard Suite #401  
Las Vegas, Nevada 89146

RE: VAR-13430- VARIANCE  
CITY COUNCIL MEETING OF AUGUST 16, 2006  
RELATED TO WVR-13432, VAR-13429, SUP-13431, VAC-13433 AND  
SDR-13428

Dear Applicant:

The City Council at a regular meeting held August 16, 2006 APPROVED the request for a variance TO ALLOW TEN-FOOT PERIMETER WALLS WHERE EIGHT FEET IS THE MAXIMUM HEIGHT ALLOWED FOR A SENIOR CITIZEN APARTMENT DEVELOPMENT on 8.98 acres adjacent to the west side of Effinger Lane, approximately 300 feet south of Harris Avenue (APNs 139-25-407-005, 007, 027, 037, 042 and 043), R-E (Residence Estates) Zone under Resolution of Intent to R-3 (Medium Density Residential) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on August 17, 2006. This approval is subject to:

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Site Development Plan Review (SDR-13428), Special Use Permit (SUP-13431), Variance (VAR-13429), Waiver (WVR-13432), and Vacation (VAC-13433) shall be required.
2. This approval shall be void two years from the date of final approval, unless a certificate of occupancy has been issued or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.

CITY OF LAS VEGAS  
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18112-001-06-05  
CLV 7009



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3. Newly constructed walls should match the existing walls on the overall site in color and materials.

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

Mr. Jeff Moore  
1903 South Jones Boulevard, Suite 100  
Las Vegas, Nevada 89146

Mr. Raymond Lisignoli  
4641 Royal Ridge Boulevard, Suite #140  
Las Vegas, Nevada 89103

Ms. Antonette Crawford  
700 Effinger Street  
Las Vegas, Nevada 89101